

Article I. Property to be Secured

The security services to be provided under the terms of this Agreement shall be for the grounds and structures thereon **Home Address** herein called the ("**Property**") as which are specifically listed on Schedule A hereto.

Property to be secured by the Agency shall be added or deleted by execution of a new Schedule A from time to time by the parties hereto, with a copy sent to the **Meadows Neighborhood Association when changed, herein called (TMNA) location to be determined from time to time.**

Article II. Security Services Provided by the Agency

The coverage period and the general nature of the security services which Client has selected and which the Agency shall provide under this Agreement are set forth on Schedule A hereto. The general description of the security services to be provided is further expanded by these specific provisions:

- a. All alarm responses performed by the Agency shall include a visual inspection of the exterior of the Property including the Property perimeters and all other exterior areas of the Property that are accessible by automobile, or by foot.
- b. The alarm responses performed by the Agency shall include an out-of-vehicle inspection of any exterior areas of the Property that are not accessible by automobile. The Agency shall inspect doors, windows and other areas of possible entrance and exit from the Property.
- c. The interior structure spaces which constitute a portion of the Property will be visually and physically inspected by the Agency by patrolling the areas which are indicated on the exhibits to Schedule A, and if available with the Client present or, if entry unsecured by two officers, a walkthrough of the interior of the home. The Agency shall complete said inspection during each alarm activation, during the coverage period.
- d. The Agency shall provide a manned twenty-four hour emergency phone line for the use of Client, Client employees and alarm companies responsible for the Property.
- e. The Agency shall maintain a complete file of emergency information pertinent to each Property.
- f. The Agency shall maintain a complete radio log of situations and unusual circumstance noted at each Property, and send a copy to the TMNA when requested but at least Annually.
- g. The Agency shall assure that all officers assigned to protection of the Property shall be equipped with firearms.

Article III. Optional Security Services from the Agency

In addition to the above:

- a. Client may request transcripts of events logged by the Agency regarding Client's Property for the following fees: (Client receives the original report at no cost, fees below are associated with requests that are made after the original first report has been sent.)
- b. Client may purchase the log transcript of any event of date, and shall be charged fifteen (\$15.00) per hour for processing time, [Minimum charge \$10.00]
- c. Client may subscribe to a complete transcript of all logged events at each Property, to be received by the tenth day of each month, and covering the previous month. Client will be charged one hundred dollars (\$100.00) per month for this service.
- d. Client may request traffic control, or additional traffic control, for the Property on a permanent basis, or for a particular or special event. Fees shall be determined.

e. Client may request special on-site surveillance security protection, whereby an officer is assigned specifically to the Property, and provides surveillance security only for the Property during a specified time period. Fees shall be determined at the time.

f. Client may request escort protection services from the Agency.

g. Client may request to have mail, packages, and newspapers picked up by the Agency while Client is on vacation ("vacation service"). The Agency will hold mail and packages for the period of time as determined by agreement with the Client. The disposition of newspapers shall be agreed upon between the Client and the Agency.

Article IV. Agency Response to Security Calls

In the event there is an intruder alarm or fire alarm reported at the Property during the coverage period, the Agency shall respond immediately to that area of the Property which was the source of the alarm and shall perform such functions as may be necessary to re-secure the Property.

In the event Client request assistance from the Agency during the coverage period, the Agency shall respond to such request for assistance to the extent such request is reasonable and in the scope of the services to be performed under the Agreement.

In the event there is a request for assistance or an unusual circumstance noted by any police or fire department which has jurisdiction over the Property area, the Agency shall provide such response or assistance to that police or fire department as may be necessary.

Agency shall make every reasonable effort to respond to calls for assistance. Agency cannot be held liable for an inability to respond or to strictly adhere to the other terms and conditions set forth herein due to inclement weather, traffic crashes, other "acts of nature," or other matters outside of the control of Agency. Further, Agency will prioritize all responses to all calls for assistance in the order of most life or property threatening to least life or property threatening (life first, property second, etc.), at the sole discretion of Agency.

Any response by Agency pursuant to this Section shall be free of any additional charge to Client that is enrolled in a patrol service agreement, including any response to false alarms.

Article V. Representations of the Agency

- 1) The Agency represents and warrants that:
 - a. All security officers will be trained in first-aid.
 - b. All security officers are registered and licensed as required with the State of Texas.
 - c. All armed security officers are trained in the use of firearms and carry valid TX DPS License.
- 2) The Agency is capable to operate, enter into this Agreement, and perform the services contemplated by this Agreement.
- 3) The Agency is bonded and insured at not less than an aggregate limit of \$2,000,000.00, a copy of the policy shall be sent to the (TMNA) when renewed and/or requested.
- 4) The Agency covenants that in performance of the services under this Agreement, it shall comply with all federal, state and local laws, constitutions and/ or regulations.

Article VI. Representations of Client

Client represents and warrants that when and if requested by Agency:

**SCHEDULE A
TO
SECURITY SERVICE AGREEMENT**

_____, 2020

Between Client ("Client") _____

And Special Response Group ("Agency")

General Description of Security Services to be Performed:

Agency officers will be on property at Variable times of each day as determined with cooperation of TMNA but no less than eight (8) hours a day of the client's property checking key areas of interest as defined by the client. The officers will investigate and report all suspicious persons, vehicles, activity and property rule violations observed during the random patrols. Client will have access to call response during service hours.

Coverage Period of Security Service: Seven (7) days per week.

Fees: \$ 50.00/ per house per month plus tax.

Billing options:

- Monthly- \$50.00 _____
- Quarterly- \$150.00 _____
- Biannually - \$300.00 _____
- Yearly- \$600.00 _____

All fees will be billed as selected above due upon receipt of invoice.

Article IX.

Property to be Secured and Patrolled by Agency:

Client Address: _____ Client's Email _____

PATROLLED AREA:

The Meadows Approximately bordered by:

Meadow Road on the North,

Walnut Hill Lane on the South,

Airline Road on the West and

the multi-use commercial area on the East

PATROL HOURS:

Agency will patrol for 8 hours, 7 days a week with 50 Clients and 12 hours, 7 days a week for 100 clients.

Agency will increase their patrol hours by 4 hours per day for each additional 100 clients.

In the event there are less than 50 clients after the first 6 months, Agency may cancel this contract. Any prepaid fees by Clients will be returned to Clients within 60 days after cancellation of this contract.

_____/ _____ Initial