



Johnson Controls, Inc.
Controls Group
1801 67th Avenue North
Minneapolis, MN 55430
Tel. 763/566 7650
FAX: 763/566 2208

Barb Garcia
Milo Barber Transportation Center
300 6th St
Rapid City SD 57701

August 30, 2004

LF091504-09

SUBJECT: Maintenance Agreement Renewal
Contract #45155-7076

Dear Ms. Hughes:

Your current Johnson Controls Planned Service Agreement has an anniversary date of September 1st, 2004. To facilitate continuity of these essential services without interruption, we are pleased to extend your existing agreement for the period of September 1st, 2004 through August 31st, 2004 for the annual sum of FOUR THOUSAND SIX HUNDRED FIFTY FIVE AND NO/100 (\$4,655 DOLLARS).

To summarize, your maintenance agreement offers the following coverage:

- Premium Coverage (SSV Labor & Material/Repair Material & Labor)
Air Conditioning
- Premium Coverage (SSV Labor & Material/Repair Material & Labor)
Pneumatic ATC
- Premium Coverage (SSV Labor & Material/Repair Material & Labor)
Heating Systems
- Premium Coverage (SSV Labor & Material/Repair Material & Labor)
Filters

Please accept the continuation of these essential services by signing in the appropriate place and returning a copy of this letter to us prior to your anniversary date. If possible please fax a copy of the signed letter to 1-800-575-5775.

Thank you for the confidence you have placed in Johnson Controls. If we can be of additional service, or should you have any questions, please contact me at 800-677-7650 Ext 5123.

Sincerely yours,

ACCEPTED BY:

JOHNSON CONTROLS, INC.

NAME: _____

A handwritten signature in dark ink, appearing to read "Heidi L. Almendarez", written over a horizontal line.

TITLE: _____

Heidi L. Almendarez
Service Admin Specialist

DATE: _____

PO#(If necessary) _____

Johnson Controls, Inc.
Controls Group
3413 Gateway Boulevard
Sioux Falls, SD 57106-1588
Tel. 605/361 0680
FAX 605/361 6773



Mr. Gunar Dzintars
Common Energy Plant
434 Mt. Rushmore Road North
Rapid City, SD 57701

August 26, 2003

SUBJECT: Maintenance Agreement Renewal

Dear Gunar:

As you realize, your current Johnson Controls Planned Service Agreement has an anniversary date of August 31, 2004.

Over this past year, Johnson Controls has worked to achieve better communications with all of the City facilities, including the Energy Plant. We have worked to stay focused on the list of items that you have made, and have completed many of the items. By working from the list that has been developed, many improvements have been made this past year in the programming and documentation. We also had Jim Haag work with Mark Sherrodd during the year, which provided the high-level technical skills necessary to help solve database problems and inject a different view of the system. We do appreciate the opportunity to service your system and help in providing solutions to problems, and we will continue to use the resources required to ensure the integrity of your Metasys system.

To keep your system up-to-date, you approved the replacement of some of the older controllers in the Energy Plant for the boilers and other related heating equipment. These upgrades provide a smoother communication path to the operator workstation, coupled with improvements in the ability to make programming changes. We will plan to upgrade the rest of the controls in November, as you have requested.

This contract will include the database management of on-going changes to the control strategies, the training of the operators while we are on site, and scheduled Metasys systems services, including the operator workstation and the NCMs. The upgrade to the controls in the Energy Plant will help in the overall operations and programming of the database. There have been several new sites added to the system, which include: Valley Elementary, Horace Mann Elementary, South Park Elementary, Roosevelt Pool and the Ice Rink; these systems are all included in the Metasys System we will be maintaining. The pneumatics will also be checked out twice a year. Repair time will be included in the contract, and repair parts will be billed outside of the contract.

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This will be a 12-month contract with a start date of September 1, 2004 ending on August 31, 2005. There is a 3% increase to the contract, due to our increased operating costs to maintain your growing Metasys System.

The total annual price is THIRTEEN THOUSAND NINE HUNDRED FIVE AND NO/100 DOLLARS (\$13,905.00).

As one of our valued customers, we thank you for your continued confidence in Johnson Controls. To ensure that your maintenance continues uninterrupted, please sign a copy of this letter and return it to us prior to your anniversary date.

Should you have any questions, or if we may be of further service, please call 1-800-365-3777 ext.5305.

Sincerely yours,
JOHNSON CONTROLS, INC.



Bob Devine
Service Branch Manager

RMD/mak

ACCEPTED BY:

NAME: _____

TITLE: _____

DATE: _____