

Landucci

58 Winsted Rd., Torrington, CT 06790 860-496-0114
Connecticut Lic. #303415

Proposal and Agreement

Customer Name James Nardelli Phone 860-201-4988 Date 10/17/2019
Address 244 Spring Street Job Address _____
City, State, Zip Torrington, CT 06790 Work Phone(s) _____

We will furnish, install and service the equipment listed below at the price, terms and conditions outlined on both sides of this proposal.

Equipment Specifications

Make Utica Model Number (s) MAHF-125
SEER _____ EER _____ AFUE 95% Btuh Cooling _____ Btuh Heating 125,000 In CFM _____
98,000 Net

Installation shall include:

Above specified high efficiency (Energy Star) heating boiler, Taco variable speed circulator, low water safety device, automatic water feed and back flow preventer, ball type service valves, heat and water piping, sealed sealed sidewall combustion venting, acid neutralizer, operating controls, electrical wiring, gas piping, all necessary system start up and testing to complete a two (2) zone heating system.

Note: New boiler and existing water heater shall be installed in finished area of basement. Includes chimney liner for existing water heater. Note: Qualifies for \$750.00 CT Energize Rebate.

Price includes sales tax and permit.

☒ in box = yes

☐ New _____ Amp. Disconnect
☐ New _____ Amp. Electric service
☐ New low voltage wiring
☐ New weather resistant equip. stand
☐ New reinforced equipment pad
☐ New vibration isolation pads
☐ New properly sized refrigerant lines
☐ New, clean, dry ACR copper tubing
☐ Insulate refrigerant suction line (s)
☐ Install refrigerant drier (s)
☐ Evacuate refrigerant system
☐ Charge to manufacturer's Specs
☒ Meet all Federal, State & Local laws

☒ Remove existing equip. from premises
☒ Install energy saving setback thermostat
☐ New copper wire from _____ to _____
☐ Make airtight plenum transition
☐ _____ new supply diffuser (s)
☐ New duct run from _____ to _____
☐ Noise reducing flexible duct connector
☐ Balance for uniform supply air distribution
☒ Provide for external combustion air
☒ New gas piping from _____ main to _____ boiler
☐ New vent pipe and cap
☒ Clean work area to customer's satisfaction

☐ New condensate drain system
☒ New condensate pump
☐ Install aux. condensate drain pan
☐ New high efficiency air filter
☐ New humidification system
☐ New return air filter grill
☒ Meet all code requirements
☒ Complete system start-up
☒ _____ 2 year parts warranty
☒ _____ 1 year labor warranty
☐ _____ year compressor warranty
☐ _____ year service agreement
☒ _____ 12 year heat exchanger

☒ Options below

Total price for above system.

\$ 10,375.00.

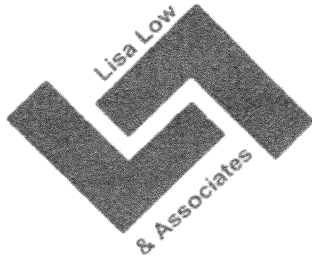
\$ _____
\$ _____
\$ _____
\$ _____
\$ _____

Terms: Payable upon completion of work contracted for.

Acceptance (Customer)

Approval (Company)

By: _____ Date: _____ By: _____ Date: _____



Lisa Low, Ph.D.

Lisa Low & Associates

Project # TO18-025-Heat
Homeowners James V. & Deborah L. NARDELLI
244 Spring Street
Torrington, CT 06790

HOUSING REHABILITATION PROGRAM MODIFICATION AGREEMENT SUMMARY
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BASIC CONTRACT AMOUNT	10,375.00
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Alternate #1
Alternate #2

TOTAL CONTRACT AMOUNT	10,375.00
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Limited Title Search	70.00
Lead Based Paint Inspection	475.00
Risk Assessment	
Wipes	

TOTAL MORTGAGE AMOUNT	10,920.00
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Post-Lead Hazard Assessment	
Change Order #001	-750.00
Change Order #002	
Change Order #003	

MODIFICATION AGREEMENT	10,170.00
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Vol. Pg.

CHANGE ORDER FORM

Contractor: Landucci Heating & Cooling

Contractor Address: 58 Winsted Road, Torrington, CT 06790

Project #: T018-025-H

Contract Date: October 18, 2019

Homeowner: Nardelli

Homeowner Address: 244 Spring Street, Torrington, CT 06790

Change Order #: 001

Effective Date: 11/19/2019

Contract for: Housing Rehab

Please make the following changes in this contract: (mark add/delete w/+ or - sign)

1. Deduct (\$750.00) CT Rebate Energize

Total deducted cost: \$750.00

Reason for change:

- 1. Vendor was remitted \$750.00 via an Energy Rebate from Energize CT for Energy Star Natural Equipment and credited the invoice for James Nardelli.***

This form is not valid until signed by both the owner and the contractor and approved by the program. Signature indicates agreement of all parties hereto, including any adjustment in the contract price

By execution of this change order the owner agrees to sign a Modification Agreement after the conclusion of the project. Failure by the owner to sign a Modification Agreement, the owner will be personally liable for all associated costs in this change order.

The Original Contract Price was: \$10,375.00
Net Change w/Prior Change Orders: \$0
The Contract Cost prior to this Change Order was \$10,375.00
The Contract Cost will decrease by this Change Order \$750.00
The Contract including this Change Order will be \$9,625.00
The Contract Time will increase by 0_____ day(s)

Program Review:



Lisa Low, **Lisa Low & Associates** (signature) (date)

Owner Name & Address (please print)

Owner (signature) (date)

Contractor Name & Address (please print)

Contractor (signature) (date)



Lisa Low, Ph.D.

Grant Writing • Grant Administration • Project Management

293 Riggs Street, Oxford, CT 06478

Payment Requisition Form

Municipality: City of Torrington

Date: November 19, 2019

Pay from Account – Program Income

Grant Number: HRRL

Requisition Number: TO-HRRL-140

Charge to Line Item: HR Cost

1. Make Check Payable To:

Landucci Heating & Cooling
58 Winsted Road
Torrington, CT 06790

2. Description of Services:

Final Payment for Housing Rehabilitation Services for Project #TO18-025-H
(Nardelli, 244 Spring Street, Torrington, CT 06790). See invoice attached for detail.

3. Amount:

\$9,625.00

0250... 5910...

4. Grant Administrator Approval

Lisa Low, Ph.D., Lisa Low & Associates

11/19/19

Date

5. Municipality Approval

Elinor Carbone, Mayor

11.25.19

Date

Check #: _____



CT Lic# SM1-1886
58 WINSTED ROAD
TORRINGTON, CT 06790

Invoice

Date Invoice #
11/5/2019 DL1105196

Bill To
James Nardelli
244 Spring Street
Torrington, CT 06790

Phone #
860-496-0114

P.O. No. Terms Rep
Due upon receipt ML

ITEM CODE	QUANTITY	DESCRIPTION	RATE	AMOUNT
		Installation of a Utica #MAHF-125 high efficiency gas boiler per contract dated 10-17-19. Relocated existing water heater.		
3.CONTRACT...	1	HVAC Contract	10,375.00	10,375.00
3.CONTRACT...	1	HVAC Contract Rebate	-750.00	-750.00
			6.35%	0.00

...For all your heating and air conditioning needs... Total \$9,625.00



Lisa Low, Ph.D.

Grant Writing • Grant Administration • Project Management

293 Riggs Street, Oxford, CT 06478

Payment Requisition Form

Municipality: City of Torrington

Date: June 18, 2019

Pay from Account – Program Income

Grant Number: HRRL

Requisition Number: TO-HRRL-131

Charge to Line Item: HR Cost

1. Make Check Payable To:

Gilbertco Lead Inspections LLC
287 Main Street
Ansonia, CT 06401

2. Description of Services:

Lead Inspection Payment for Housing Rehabilitation Services for Project #TO18-025 (Nardelli, 244 Spring Street, Torrington, CT 06790). See invoice attached for detail.

3. Amount:

\$475.00

0250... 5910... ^{AP}

4. Grant Administrator Approval

Lisa Low, Ph.D., Lisa Low & Associates

Date

6/18/19

5. Municipality Approval

Elinor Carbone, Mayor

Date

6/24/2019

Check #: _____

Gilbertco Lead Inspections LLC

287 Main Street
Ansonia, CT 06401

Invoice

Date	Invoice #
6/17/2019	1487

Bill To
Lisa Low and Associates 293 Riggs Street Oxford, CT 06478

P.O. No.	Terms	Project
TO-18-025		

Quantity	Description	Rate	Amount
	Lead Based Paint Inspection 244 Spring Street, Torrington, Ct homeowner- James and Deborah Nardelli single family home	475.00	475.00
It's been a pleasure working with you!		Total	\$475.00



Lisa Low, Ph.D.

Grant Writing • Grant Administration • Project Management

393 Ridge Street, Oxford, CT 06478

Payment Requisition Form

Municipality: City of Torrington

Date: June 18, 2019

Pay from Account – Program Income

Grant Number: HRRL

Requisition Number: TO-HRRL-129

Charge to Line Item: HR Cost

1. Make Check Payable To:

Robert Green Associates LLC
6 Old Waterbury Road
Terryville CT 06786

2. Description of Services:

Title Search Payment for Housing Rehabilitation Services for Project #TO18-025
(Nardelli, 244 Spring Street, Torrington, CT 06790). See invoice attached for detail.

3. Amount:

\$70.00

0250...5910 ...

4. Grant Administrator Approval

Lisa Low, Ph.D., Lisa Low & Associates

Date

6/18/19

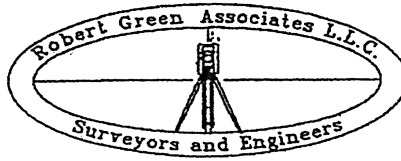
5. Municipality Approval

Elinor Carbone, Mayor

Date

6/24/2019

Check #: _____



6 Old Waterbury Rd. • Terryville, CT 06786
Telephone: (860) 589-0135 • Fax: (860) 589-1342
e-mail: green@rga-ct.com

INVOICE

To: City of Torrington
140 Main Street
Torrington, CT 06790

Re: 244 Spring Street – Torrington

Nardelli
#TG18-025

Invoice Number – 17

Invoice Date – 5/16/2019

Services Rendered:

1. Provided title search (limited title search) services for housing rehabilitation program.

TOTAL AMOUNT DUE THIS INVOICE – \$70.00