

ALPHA

Since 1989

SERVICE AGREEMENT

Alpha ref: **AFS/AGMT- 363/05-2025/N104**

Date: **27TH MAY 2025**

First Party (Referred as "Client")	Second Party (Referred as "Alpha")
Company Name: KNOWLEDGE MANAGEMENT GROUP W.L.L	Company Name: ALPHA FIRE SERVICES CO.
CR No:	CR No: 27168-1
Authorized contact: MR. MOHAMED BARI	Authorized contact: DILAN GUNATHILAKA
Designation:	Designation: CONTRACT ADMINISTRATOR
Mobile: 33293163	Mobile: 32384041
Landline: 17272700	Landline: 17738100
Fax:	Fax: 17736161
Email: maintdpt@nms.edu.bh	Email: admin@alpha.bh / dylan@alpha.bh

Whereas the CLIENT has decided to engage ALPHA to inspect & service the fire safety equipment & systems, installed at its premises, as detailed below.

ALPHA has agreed to provide the necessary services for inspection & service of the equipment & systems installed at its premises as detailed below.

Now therefore this agreement witnesses that in consideration of the mutual promises & covenants herein contained the parties hereby agrees as follows:

1. DUTIES OF ALPHA:

ALPHA shall be obliged to carry out inspection of the equipment/systems mentioned below & service them at the location given therein. An official Service Report shall be provided highlighting the working conditions of the system covered under the Contract along with any recommendations for the Replacements or additions of equipment's.

- Service/Maintenance - **Quarterly basis** (4 times a year - once every three months).

#	System	Location / address
✓	1. Fire Alarm System	NEW MILLENNIUM SCHOOL
✓	2. Fire Hose Reel System	Bldg. #399 Road #3009
✓	3. Fire Pump Set	Block #330 Area -- SALMANIYA

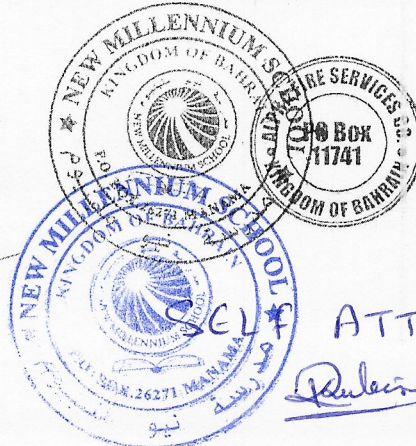
2. PERIOD OF AGREEMENT:

This agreement is for a term of **two years** beginning on **01ST July 2025** and expiring on **30th June 2027**.

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Alpha Fire Services Co.

TRN: 200010341200002
CR. 27168-1, P O Box 11741, Manama
Building 4052, Road/Street 469, Town, Al Qarya, Block 604, Bahrain
Tel: (+973) 17738100 Fax: (+973) 17736161, Email: admin@alpha.bh



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3. CONTRACT SUM:

In consideration of the due execution of the above work in accordance with the terms and conditions of this agreement, the CLIENT will pay ALPHA as follows:

	Amount in BD (per Year)	Amount in BD (per Quarter)
Contract Amount	480.000	120.000
10% VAT Amount	48.000	12.000
Total Amount	528.000	132.000

4. PAYMENT TERMS:

- The CLIENT hereby undertakes to pay ALPHA the sum agreed in (3) above **after each quarterly service** within 30 days of invoicing by cheque. Cheques should be issued in favor of ALPHA FIRE SERVICES CO.
- ALPHA reserves the right to discontinue the services if two quarterly payments are not paid. During this period of discontinuance of maintenance, ALPHA shall **NOT** be liable for any damage or loss to the client in the event of failure of the systems or equipment covered under this contract, in case of fire or related emergencies.

5. VAT:

- VAT at the prevailing rate shall be levied on all invoices as per National Bureau for Revenue. Our VAT registration no is **200010341200002**. We request you to update our VAT number in your database.
- VAT is charged as current prevailing rate 10% by the NBR. If any changes are made by NBR, the same will be applied on the Tax Invoices.

6. REPAIRS & SPARES:

ALPHA undertakes to have in stock the regular moving spares & procure other necessary spares and tools that are required to repair the above system in the event of a breakdown or usage of equipment. ALPHA is not liable to have the required software & access codes, etc. which may be needed to Re-program the panel.

ALPHA shall submit separate ad-hoc quotations for the CLIENTS approval prior to executing any repair /re-programming/re-commissioning/ restoration work and the CLIENT hereby undertakes to pay ALPHA for such work as quote approved and invoiced.

Incase if the spares are bought by the Client from the market, a separate quote will be sent by Alpha for labour charges to install / connect them.

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7. DISCLAIMER ON RESPONSIBILITY:

- i) ALPHA shall maintain the system and issue the periodic "Service Report" which will highlight the items to be replaced, which are out of warranty for which the separate Quotations shall be put forward for the Client's approval. In case of NON-Approval, ALPHA shall NOT be responsible for any system failure / malfunction (loss of any amount).
- ii) ALPHA is a "Maintenance Contractor" who is responsible for periodic servicing, ALPHA shall NOT provide the Absolute Guarantee of any malfunction of any component under Contract if it (falls out of warranty). If the items are under Warranty, ALPHA liability is limited to replace items on FOC basis only.

8. EMERGENCY CALL OUTS:

ALPHA shall provide **24 hours Free Call out Services** as per the following numbers.

During normal working hours

Outside working hours and on holidays

} **FREE**

EMERGENCY: 39406031

HOTLINE: 32110106 / 39974398

ALPHA agrees to notify the CLIENT of the nature or cause of the fault and remedial action will only be taken in such cases where no additional costs (other than the above call out charges) shall be incurred in rectifying such faults. In all other cases, ALPHA shall seek the prior consent of the CLIENT before rectifying faults/repairing the system.

The attendance time for Call out is approximately 2 (two) hours.

If our assistance is required for any other purpose other than technical failure, (eg. to put the system 'OFF'/'ON' during parties, pest control etc.), CLIENT will pay ALPHA a call out charge of BD 10/- for each visit.

9. ACCESS TO CLIENT'S PREMISES:

The CLIENT will allow ALPHA twenty-four (24) hours access to the Works in order to perform emergency call out visits.

It will be the responsibility of the client to provide all necessary Gate passes and Maintenance dates confirmation at least 2 days in advance from the date, the service is due in its Premises for the Second Party to carry out the maintenance Services as per the Contract.

10. TERMINATION:

Either party shall have the right to terminate the agreement at any time in the event one party is in default of its obligations under the agreement in which case the party offended shall give the other party thirty (30) days' notice in writing specifying the reason or fault and provided that such fault is remedied within this period there will be no termination, whereas if the fault continues the agreement will be terminated and the parties recompensed for the work carried out or defaulted, as the case may be.

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11. **DISPUTES:**

In case of any dispute, both parties can try to solve it amicably within 15 working days after which the matter may be referred to courts of law in Kingdom of Bahrain.

12. **PRIOR CONTRACTS:**

This Contract supersedes all Prior Contracts between two parties for Fire maintenance for the location mentioned in Clause 1.

IN WITNESS WHEREOF, the duly authorized representatives of both parties hereto have signed & sealed this document on the date and year first written above, and reserves the right not to disclose this agreement to any third party.

CLIENT

**KNOWLEDGE MANAGEMENT
GROUP W.L.L**

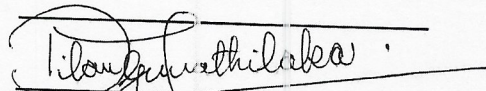
ALPHA

ALPHA FIRE SERVICES CO.

Signature



Signature



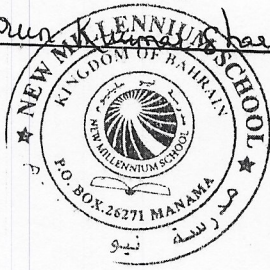
NAME

Arun Kishore Sharma

NAME

DILAN GUNATHILAKA

Company
Seal



Company
Seal



Alpha Fire Services Co.

TRN: 200010341200002

CR. 27168-1, P O Box 11741, Manama

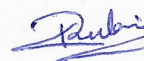
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KINGDOM OF BAHRAIN
Ministry of Education



مملكة البحرين
وزارة التربية والتعليم

رقم الاستمارة:

استمارة فحص مبنى

التاريخ	4/12/2024	النشاط	روضة	مدرسة	معهد تعليمي
اسم صاحب الطلب	المدرسة الخاصة ج.د.ه				
عنوان المبنى المقترح	رقم	399	طريق	3009	مجمع
	المنطقة	330	بوغزان		

نتائج الفحوصات Tests Results						
تقييم الفحص Test Evaluation					نوع التحليل/الفحص المطلوب Required Inspection/Test	عمر المبنى Age of the Building
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Visual Inspection	أقل من 15 سنة Less than 15 years
Excellent	Good	Fair	Poor	Bad		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Schmidt Rebound Hammer Test	من 15 - 30 سنة 15 - 30 years
Excellent	Good	Fair	Poor	Bad		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Compressive Strength of Concrete	أكثر من 30 سنة More than 30 years
Excellent	Good	Fair	Poor	Bad		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Depth of Carbonation of Concrete	
Excellent	Good	Fair	Poor	Bad		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Chemical Analysis- Chloride & Sulphates B.S 1881	
Excellent	Good	Fair	Poor	Bad		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Half Cell - Electro Potential Test	
Excellent	Good	Fair	Poor	Bad		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Cover Meter Survey	
Excellent	Good	Fair	Poor	Bad		

رأي الشركة الاستشارية	<input checked="" type="checkbox"/>	صالح للاستخدام لمدة لا تقل عن (3) سنوات	<input type="checkbox"/>	صالح للاستخدام لمدة لا تقل عن (3) سنوات بعد عمل صيانة	<input type="checkbox"/>	غير صالح للاستخدام	<input type="checkbox"/>
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ملاحظة: رفاق المستندات الداعمة لعمر المبنى والفحوصات والصور مع توضيح تفصيلي لنطاق عمل الصيانة المطلوبة (إن وجدت)

	اسم الشركة الاستشارية Consultant Name	Salah Alkeheji Consulting Architects WLL
	التاريخ Date	4/12/2024
	التوقيع Signature	

(يتحمل المكتب الهندسي صحة البيانات الواردة في الاستمارة، ويتحمل المسؤولية القانونية على ما يترتب عليها من آثار)



SALAH ALKOOHEJI
CONSULTING ARCHITECTS

P.O.Box : 32553, Bahrain
TEL: 17270072
www.salahalkooheji.com
email: info@salahalkooheji.com
LIC.NO.EPP/BN/90

2024/12/24

المحترم

السيد الفاضل / مدير إدارة التعليم الخاص

تحية طيبة وبعد

الموضوع : شهادة سلامة انشائية

بالإشارة إلى الموضوع نشهد نحن مكتب صلاح الكوهجي للاستشارات الهندسية بأن
مباني مدرسة الألفية الجديدة New Millennium School تتوفر فيها شروط الأمن
والسلامة كما أن جميع مبانيها صالحة للاستخدام
كما نود الافادة بأن هذه الشهادة سارية المفعول لمدة 5 سنوات

وتفضلوا بقبول فائق الاحترام.


مقدم الطلب
محمد صلاح الكوهجي

