



KleanTu® LLC
John R. Smith
P.O. Box 1154
Edgartown, MA 02539
412-719-5976 - Mobile
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CONTRACT No. 80013-040-21 for 575 Edgartown-Vineyard Haven Road, pg. 1/5

To: Joe Badot (Owner's Rep)
475 Edgartown-Vineyard Haven Road
Tisbury, MA 02568

April 27, 2021

RE: NitROE® 2KM WWTS Start-Up and Operation & Maintenance (O&M) for 475 Edgartown-Vineyard Haven Road, Tisbury, MA; KleanTu Job No.: 80013-040

Dear Joe:

KleanTu® LLC is pleased to submit this "Contract" to provide Start-Up and Operation & Maintenance (O&M) services for the first year of your newly installed NitROE® 2KM Waste-Water Treatment System (WWTS) at 475 Edgartown-Vineyard Haven Road, located in the Town of Tisbury, MA.

The main purpose of the NitROE® 2KM WWTS is to enhance your Title 5 Septic System for the purpose of significantly reducing total nitrogen (TN) from the sanitary wastewater flow. In addition to significant TN reduction, the NitROE® enhanced Title 5 septic system will also produce a highly treated effluent low in organic carbon constituents (measured as BOD₅) and low in total suspended solids (TSS) levels.

Please note that entering into a yearly O&M contract is a requirement of the Mass DEP Provisional Permit (DEP Transmittal No.: X285590; issued May 12, 2020). As this is the first year of operation, start-up services are also provided. As cited in Section IV-4 of the Provisional Permit, yearly O&M contracts must be in place to ensure proper operation and consistent treatment performance. In this regard, this contract also provides budgetary price estimates for subsequent years of O&M,

CONTRACT DETAILS AND PRICE PROJECTIONS

Regarding start-up and O&M services, Table 1 provides a yearly breakdown of scheduled deliverables and associated prices. The contract price for 12 months in the 2021/2022-time frame is fixed and reflects requirements cited in the Mass DEP Provisional Permit.

All O&M activities, including monitoring and sample collection, will be performed, or directly supervised by a System Operator that has been certified at a minimum Grade Level IV by the Board of Operators of Wastewater Treatment Facilities, in accordance with Massachusetts regulations 257 CMR 2.00.

Specific to this Contract, the System Operator will be John R. Smith, Certificate No.: 1914.

Electronic copies of the Provisional Permit and the NitROE® 2K WWTS O&M Manual are provided along with this contract.



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The contract prices for subsequent years 2022 and beyond are estimates at present, with the higher amounts reflecting continuation of quarterly inspections and sampling, or being allowed to do less frequent inspections and sampling by the Mass DEP and the Tisbury Board of Health (BoH) as they deem appropriate.

Table 1. Scheduled (Routine) Yearly O&M Deliverables and Pricing for New NitROE® 2KM WWTS for 475 Edgartown-Vineyard Haven Road

| Time Period | Deliverables | Price per Period (\$) |
|---|--|---|
| July 2021 thru June 2022 (12 months) | <ul style="list-style-type: none"> Start-Up including bacterial seeding and monitoring at least once every 2 weeks during the 1st 8-weeks of operation to ensure that NitROE® 2KM WWTS is functioning properly. Provide and Review an O&M Manual with site owner and address any and all related questions. Quarterly Sample Collection and Analyses per Mass DEP Provisional Permit and Updating Barnstable County Database. Respond to site owner issues, concerns and questions. Quarterly Inspection and Monitoring Updates to site owner. <p>(NOTE: All NitROE® WWTS Components Covered Under Warranty)</p> | \$1,200 |
| July 2022 thru June 2023 (12 months) | <ul style="list-style-type: none"> Quarterly Inspection and Sample Collection per Mass DEP Provisional Permit Issued or Yearly Inspection per General Permit, once issued. Covers Maximum of 4 site calls per year and Remote Sensing Monitoring. Yearly Update to site owner and Updating Barnstable County Database. <p>(NOTE: O&M Calls (>4) and Issues Addressed per Table 2 Items)</p> | \$600 - \$1,000 (Projected Range with New Contract to be Executed) |
| January 2023 thru December 2023 | <ul style="list-style-type: none"> Quarterly Inspection and Sample Collection per Mass DEP Provisional Permit Issued or Yearly Inspection per General Permit to be issued. Covers Maximum of 4 site calls per year and Remote Sensing Monitoring. Yearly Update to site owner and Updating Barnstable County Database. <p>(NOTE: O&M Calls (>4) and Issues Addressed per Table 2 Items)</p> | \$600 - \$1,000 (Projected Range with New Contract to be Executed) |
| January 2024 On | <ul style="list-style-type: none"> Yearly Inspection and Sample Collection per Mass DEP General Permit. Covers Maximum of 2 site calls per year and Remote Sensing Monitoring. Yearly Update to site owner and Updating Barnstable County Database. <p>(NOTE: O&M Calls (>4) and Issues Addressed per Table 2 Items)</p> | \$400 - \$600 (Projected Range with New Contract to be Executed) |



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As the NitROE® 2K WWTS moves through the Mass DEP permitting process from Provisional Permit Use to General Permit Use, Table 1 reflects that the associated price for yearly O&M significantly decreases. This O&M price reduction is primarily due to the fact that the Mass DEP requirements for inspections and sampling and analyses move from quarterly (under the Provisional Permit) to yearly under a General Use Permit. At this time, it is not known if a General Use Permit will be issued in year 2022 or 2023 as that decision rests with the Mass DEP.

It is also cited in Table 1 that this 1st year contract, once executed, runs through June of 2022 during the Provisional Permit phase. As the NitROE® 2KM WWTS operation then moves into 2022, a new contract will need to be executed with each yearly renewal for a minimum 1-year period.

In addition to the pricing of scheduled O&M activities cited in Table 1, Table 2 provides non-scheduled and non-routine O&M activities and associated price estimates, with anticipated timeframes as to when such O&M activity may be needed and thus the cost incurred. While KleanTu® has designed and utilized equipment to provide low maintenance operation and treatment, Table 2 is provided so the system owner has some sort of idea what costs may be incurred in future years associated with non-routine O&M activities.

The only cost estimate in Table 2 that will be incurred each year is the electrical cost associated with the continuous operation of one (2) 120-watt air pumps required to enhance and maintain the appropriate level of aerobic biological treatment required.



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Table 2. Non-Routine O&M Items and Price Estimates for New NitROE® 2KM WWTS for 475 Edgartown-Vineyard Haven Road

| Item | Description | Price Estimate |
|--|---|--|
| Air Pump Electrical Usage | <ul style="list-style-type: none"> Two (2) 120 W air pump. Total daily electrical usage measured at ~2.9 kWhr/day/pump. Cost/day at \$0.20/kWhr x 2.9 kWhr/day = \$0.58/day per pump. | \$420 per Year |
| Non-routine Troubleshooting Visits | <ul style="list-style-type: none"> After 12-month warranty period, troubleshooting site calls (more than 4/year) will be charged at \$120/hr with 1 hour minimum. | \$120 per Hour |
| Septic Tank (EST) Pump Out | <ul style="list-style-type: none"> KleanTu will determine when this is needed based on scheduled site visits. Pump out to be done by non-KleanTu contractor with estimated price = \$600/EST tank. Exact time period is site-specific with estimate of every 3-8 years. (NOTE: This pump out cost would need to be done even if this was a conventional Title 5 septic system) | \$600 (for EST Septic Tank Pumped Out Every 3-5 Years) |
| Replace Remote Sensing Probes and Unit | <ul style="list-style-type: none"> Replacing remote sensing unit and probes = \$360. Exact time period is variable with estimate of every 5-10 years. (NOTE: For remote sensing operation, Wi-Fi connection from site owner is needed) | \$360 (Every 5-10 Years) |
| Replace Air Pump | <ul style="list-style-type: none"> Air pump repair and/or replacement. Exact time period range is variable with estimate of every 5-8 years. | \$600 (Every 5-8 Years) |
| Replace Aeration Tubing | <ul style="list-style-type: none"> Replace all air tubing = \$800. Exact time period is variable with estimate of every 10-20 years. | \$800 (Every 10-20 Years) |
| Replace Wood Chips | <ul style="list-style-type: none"> Replace all wood chips = \$1,000. Exact time period is variable with estimate of every 20-30 years. | \$1,000 (Every 20-30 Years) |
| Replace Limestone | <ul style="list-style-type: none"> Limestone Addition = \$1,600. Exact time period is variable with estimate of every 20-30 years. | \$1,600 (Every 20-30 Years) |



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PAYMENT TERMS

For the 2021-2022 period price of \$1,200, this amount needs to be paid upon signature execution of this contract as cited below:

1. 1st payment upon contract signature and execution= \$700.
2. 2nd final payment to be invoiced in January 2022 = \$500.

Contracts executed for subsequent yearly time periods will need to be signed by June 30 of the respective contract time period will have similar payment terms as cited above.

CONTRACT ACCEPTANCE

To execute this contract, and comply with Mass DEP Provisional Permit Requirements , please sign below to acknowledge acceptance of this proposal and mail original with your signature, or e-mail pdf copy of this page with your signature, back to me.

Please contact me with any questions or comments. My cell# is 412-719-5976.

Thank you,

A handwritten signature in black ink that reads "John R. Smith".

John R. Smith
President

SITE OWNER SIGNATURE

Name: JOSEPH BADOI

Signature:

Date: 4/22/21