

Conditional Use Application Revisions

1. The parking area that is currently gravel on the east side of the driveway will need to be paved or blocked from vehicles via fencing, landscaping, or curbing



d. Please clarify if care givers will be living at the assisted living facility or in other structures on the site (note: this information is needed for group living density calculations).

Answer: Caregivers will not be living on the property, either in the assisted living home or in the smaller house. Staff will arrive for their scheduled shifts and leave at the end of their shifts.

e. Please confirm that stays are at least 30 days/month-to-month. If stays are arranged for timeframes that are less than month-to-month, please advise.

Answer: The smaller house will be used as a private residence for our family. The Assisted Living Facility is intended to serve residents on a long term basis and is not intended for short-term. Hence, stays are at least 30 days/Month.

4. In compliance with Section 17G.061.110 Please update the site plan details to include:

f. Correct property dimensions (update parcel depth for primary parcel to 225’).

Answer: Parcel depth for primary parcel is 225’

g. Add additional small parcel with property dimensions (50’ wide by 44.5 deep per legal description).

Answer: Additional small parcel property dimensions (50’ wide by 44.5 deep per legal description

h. Update the label for the small home current identified as “structure” to “private home with ADU” or other appropriate label if the home with new proposed ADU not intended for group living use behind the care center.

Answer: Private home with ADU

i. Please identify the location of the refuse collection.

Answer: The refuse collection will happen by the roadside similar to all the other residential homes in the neighborhood. And there is also an area for larger refuse collection if needed as identified in the images below.



Roadside Refuse Collection Area



Second Large Refuse Collection Area

j. Please dimension the outdoor spaces to be used to meet outdoor are requirements under 17C.330.120(C).

Answer: Dimensions for the front loan area that we will be using for outdoor space is 44ft x 30ft x 46ft x 30ft.



i. Include dimensions for the second deck areas and patio if they are intended to be used as outdoor space for the assisted living facility.

Answer: Dimensions for the second deck area and patio is 13ft x 13ft x 16ft x13ft



k. Please clarify if the existing playground is associated with the private home or the assisted living facility:

Answer: The playground is associated with the private home

i. Provide dimensions if this is intended to be used to address outdoor space requirements for the assisted living facility.

Answer: N/A- Playground is part of the private residence

From: [Agape Care](#)
To: [Owen, Melissa](#); hoodkeisha@gmail.com
Subject: Re: Agape Assisted Living Facility/Enhanced Services Facility - Type III CUP Application (Z26-102CUP3) - Comment Letter, Revisions Required.
Date: Friday, April 3, 2026 5:44:16 PM
Attachments: [image003.png](#)
[image002.png](#)
[image004.png](#)

[CAUTION - EXTERNAL EMAIL - Verify Sender]

Thank you so much Mellisa,

I have also attached better pictures for the fence. Realized that the ones I sent earlier in the document was missing 1 panel. Just wanted to make sure.

I also added an outdoor area that I might have originally missed

 [IMG_0322.jpeg](#)

 [IMG_0321.jpeg](#)

 [IMG_0323.jpeg](#)

The dimensions for that outdoor area is 18ft x 35ft x 19ft x 35ft. I have attached the outdoor area pictures below as well.

Thank you so much for everything.

Agape Care Owner/Manager
www.agapecarespokane.com
+1 (509) 944 1525 | (509) 808 2466

On Fri, Apr 3, 2026 at 4:24 PM Owen, Melissa <mowen@spokanecity.org> wrote:

Keisha and Ronzai,

I have routed the revised material to engineering for review. I have requested comments back to me no later than the end of the day on Friday, April 17th. Please also note that included fire in my correspondence in the case they had any additional comments for future separate permitting of the assisted living facility after the Conditional Use Process is completed.

Thank you.

Development Services Center is open Monday, Tuesday, Thursday, and Friday 8 am – 5 pm in person (11 am – 5 pm each Wednesday), [online](#) or over the phone at 509.625.6300!



Melissa Owen | City of Spokane | Planning & Development Services

509.625.6063 | mowen@spokanecity.org



From: Agape Care <agapecarevalley@gmail.com>

Sent: Tuesday, March 31, 2026 1:37 PM

To: Owen, Melissa <mowen@spokanecity.org>

Subject: Re: Agape Assisted Living Facility/Enhanced Services Facility - Type III CUP Application (Z26-102CUP3) - Comment Letter, Revisions Required.

[CAUTION - EXTERNAL EMAIL - Verify Sender]

Hello Melissa,

We have gathered all the necessary information as requested and provided feedback and clarification in the word document attached to this email.

We have also obtained quotes for the fire alarm and sprinkler systems for when we are ready for installation; those quotes are attached as well.

We believe we addressed all the questions and if we missed anything, please let us know.

Thank you again for your continued support and assistance.

Thanks

On Mon, Mar 23, 2026 at 2:32 PM Agape Care <agapecarevalley@gmail.com> wrote:

Thank you for the information, Melissa. Appreciate it!

On Fri, Mar 20, 2026 at 2:36 PM Owen, Melissa <mowen@spokanecity.org> wrote:

Keisha,

The permit for the small home was updated to be an alteration to an ADU under permit B2603244BLDR. Comments from staff are due on that permit are due on April 3rd. I'm not seeing any other permits in the system under the 3224 address or the parcel number for trade work, but typically trade work for something like an ADU would only be issued once the ADU is approved. I suggest you reach out to the permit team at 509-625-6999 or at permitteam@spokanecity.org regarding any questions you have related to trade permits. If you have record/permit numbers that would be helpful to the team. Thank you.

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Melissa Owen | City of Spokane | Planning & Development Services

509.625.6063 | mowen@spokanecity.org



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From: Agape Care <agapecarevalley@gmail.com>

Sent: Thursday, March 19, 2026 2:33 PM

To: Owen, Melissa <mowen@spokanecity.org>

Subject: Re: Agape Assisted Living Facility/Enhanced Services Facility - Type III CUP Application (Z26-102CUP3) - Comment Letter, Revisions Required.

[CAUTION - EXTERNAL EMAIL - Verify Sender]

Hi Melissa,

Thanks for getting back to me on the fencing. Look forward to brainstorming ideas with Jolie. I also left you a voicemail following up on permits we pulled for the small house. We are going the ADU route but we have not yet heard back from the permitting department regarding to several permits we pulled. Any idea on the reasons for the delay?

Thanks,

On Thu, Mar 19, 2026 at 2:25 PM Owen, Melissa <mowen@spokanecity.org> wrote:

Keisha,

I'm headed into a predevelopment meeting, but the movable fencing would not work. Another option may be to restore the gravel area to other landscaping. I have included the engineering team member who provided the engineering comments so that we can explore options to prevent parking in the unpaved area.

Thank you.

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Melissa Owen | City of Spokane | Planning & Development Services

509.625.6063 | mowen@spokanecity.org



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From: Agape Care <agapecarevalley@gmail.com>

Sent: Thursday, March 19, 2026 2:19 PM

To: Owen, Melissa <mowen@spokanecity.org>

Subject: Re: Agape Assisted Living Facility/Enhanced Services Facility - Type III CUP Application (Z26-102CUP3) - Comment Letter, Revisions Required.

[CAUTION - EXTERNAL EMAIL - Verify Sender]

Hi Melissa,

Would this be an appropriate fencing solution for the gravel area in the parking space?



www.homedepot.com



#1 Home Improvement Retailer



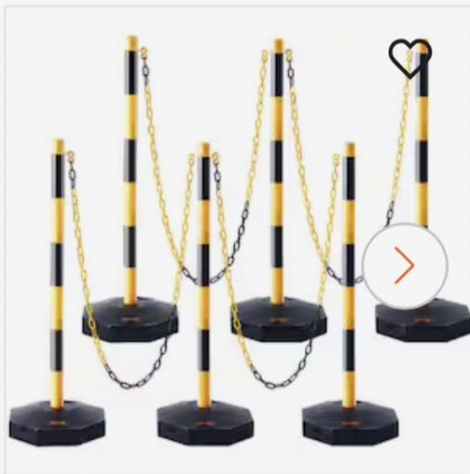
Search



Spokane South **10PM**

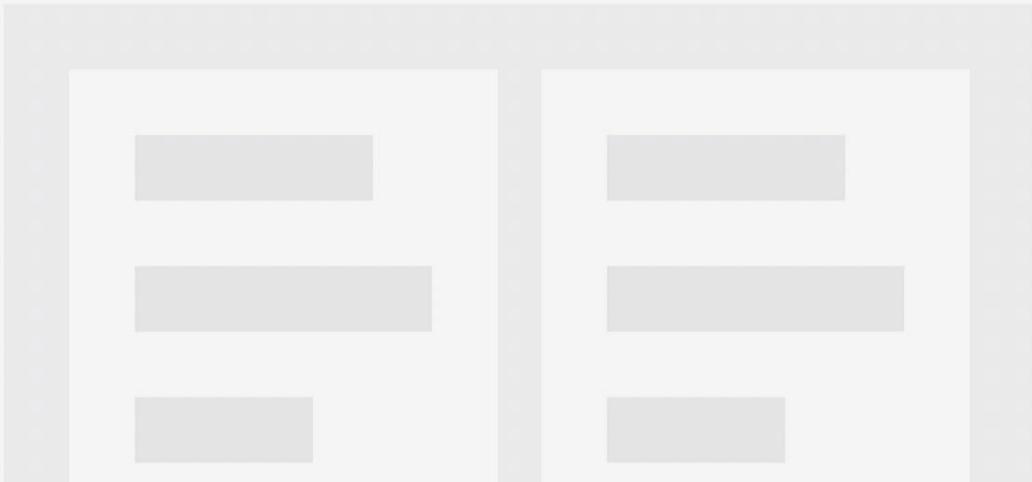
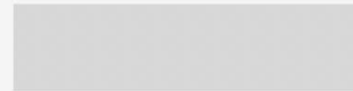


99223



Traffic Delineator Post Cones 30 in. Safety Delineator Barrier w/Fillable Base 8 ft. Chain, Yellow and Black (6-Pieces)

by **VEVOR** >



Thanks,

Keisha “Hiwi”

Agape Care Owner/Manager

www.agapecarespokane.com

+1 (509) 944 1525 | (509) 808 2466

On Tue, Mar 17, 2026 at 5:24 PM Owen, Melissa <mowen@spokanecity.org> wrote:

Keisha and Ronzai,

Attached is your comment letter for the initial review of the Agape Care Assisted Living Facility CUP Application. There are some revisions or clarification required in order to deem the application technically complete and move the application onto the next phase of the process (notice of application and hearing). Please see attached comment letter. You only need to respond to the items that are listed as revisions/clarifications (see engineering and planning comments at the beginning of the letter). Please note that I did find some historic permit site plans associated with the address 3222 E 28th that includes more details that may help you address some of the planning and engineering comments related to the site plan. Please see second attachment.

Please send your revisions directly to me for distribution to engineering and planning for a second review.

Should you have questions, please let me know. Thank you.

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Melissa Owen | City of Spokane | Planning & Development Services

509.625.6063 | mowen@spokanecity.org

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Thanks,

Agape Care Owner/Manager

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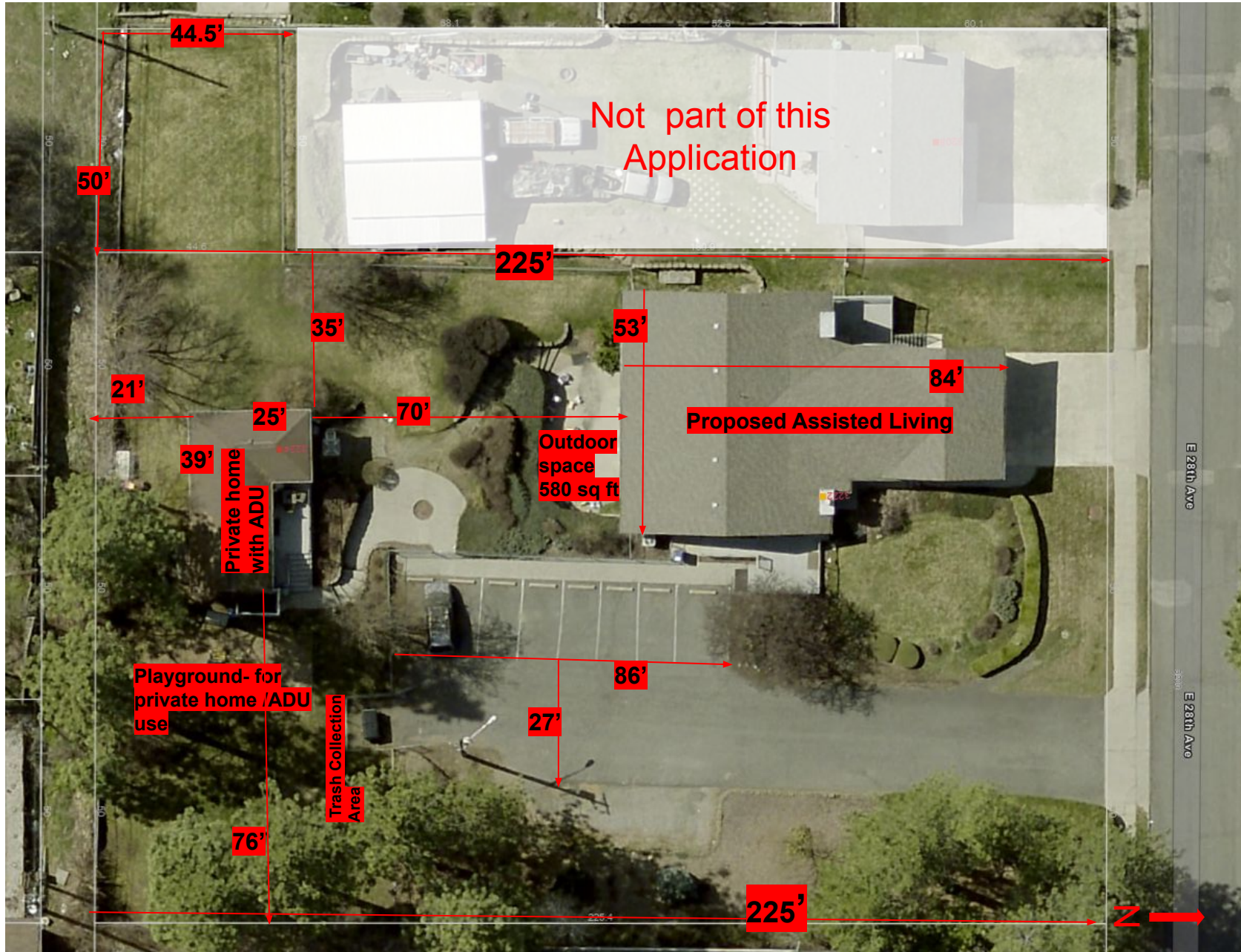
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Thanks,

Agape Care Owner/Manager

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- 1) **Parking:**
 - a) There are eight existing parking stalls approximately 9' wide x 17' deep.



Proposal for Fire Alarm System

To: Ronzai Saurombe
Company:
Phone: 620-391-5455
Email: ronzaisarombe@gmail.com
Project: 3224 E 28th Ave

From: Thomas Muraoka
Company: Advanced Fire Systems, Inc.
Phone: 509-499-2739
Email: alarms@advfiresystems.net
Proposal #: AL 26-41

Scope: Advanced Fire Systems proposes to provide a turnkey fire alarm system including material, install devices, cable/cable installation and program a new fire alarm system for the 3224 E 28th Ave project located in Spokane, WA. The system will consist of a fire alarm panel located in basement mech room. Cell Communicator for monitoring, smoke detector above the fire alarm panel, pull station next to panel and each exit, fire sprinkler monitoring and weatherproof horn strobe outside riser room. Notification and detection will be installed throughout common areas. Each bedroom will have low frequency sounder base with smoke detector. Outside each bedroom will have low frequency sounder base with smoke/co detector. Bedrooms will be prewired with boxes in place for future use as required by 2021 IFC.

Fire Alarm Bid: 29,349.00

Clarifications: (the following clarifications and exclusions apply specifically to this project):

- All Material FOB Advanced Fire Systems Spokane Warehouse.
- Advanced Fire Systems provides equipment, labor to trim devices, cable, cable installation, programming, testing and AHJ acceptance.
- Permits and plan review fees are included.
- Proposal designed with 2021 IFC
- **Monitoring of system is required.** Advanced Fire can provide this service.
- Any additions required by the Authority Having Jurisdiction will only be undertaken following a properly authorized change order.

Exclusions:

- Bonds, taxes, fire watches, demolition, asbestos abatement, providing high lift devices, cutting/patching/painting, phone line for dialer, development of auto-cad floor plans.
- 120VAC to panel and any booster power supplies.
- Fire Caulking
- Fire/smoke dampers, duct smoke or exhaust vents.
- Backflow in vault and PIV
- Additional devices beyond quantities supplied.

General Terms & Conditions:

- Price valid for 30 days from date of quote.
- Standard warranty 1year parts and labor or as required in specifications. Warranty takes effect upon substantial completion defined as beneficial use of the system. Excludes acts of God or damage caused by others, etc.
- Payment Terms, Net 30.

*If a contract or purchase order will be issued for this scope of work, please reference this proposal in the contract documents OR sign the proposal below authorizing us to proceed. For us to proceed we will also need a full set of **conformed plans & specs, a project schedule, and an electronic copy of auto-cad floor plans.** Thank you for your consideration.*

Proposal
Submitted by:

Proposal accepted
by (signature):

Name: Thomas Muraoka

Name (print):

Title: PM- Fire Alarm Division

Title:

Date: 03/11/2026

Date:

Advanced Fire Systems Project Terms and Conditions

The following Terms and Conditions are attached to and form an integral part of the Project Proposal for Advanced Fire Systems. The Project Proposal together with these Terms and Conditions are collectively referred to as the "Advanced Fire Systems Project."

1. The Work

This Advanced Fire Systems Project, when accepted in writing by the Customer and approved by an authorized representative of Advanced Fire Systems, shall constitute the entire agreement between the parties. It may only be amended by a written document signed by both Advanced Fire Systems and Customer. If any provision of this agreement is held to be invalid or unenforceable, the remaining provisions of this agreement shall remain in full force.

Advanced Fire Systems, based on a mutually agreeable project schedule, will:

- A. submit shop drawings, product data, and other submittals, if required in performing the Work.
- B. pay for all labor, materials, equipment, tools, supervision, programming, testing, start-up and documentation required to perform the Work.
- C. secure and pay for permits, licenses and inspections necessary for the proper completion of the Work, unless otherwise noted in the proposal.
- D. hire subcontractors to perform part of the Work, if necessary, while remaining responsible for the completion of the Work.

Customer, based on mutually agreeable project schedule, and at no cost to Advanced Fire Systems, agrees to:

- A. promptly approve submittals provided by Advanced Fire Systems.
- B. provide access to all areas of the facility as necessary to complete the Work.
- C. provide suitable electrical service as required by Advanced Fire Systems.
- D. take immediate action in the event of a system failure to reasonably and safely protect life and property and until such time that Advanced Fire Systems has remedied the situation and notifies the customer that the systems are operational.

2. Pricing, Invoices and Payments.

- Pricing is good for 30 days unless otherwise stipulated.
- Customer agrees to pay Advanced Fire Systems 25% of the total price for mobilization and/or engineering.
- Payments are due within 30 days of invoice.
- If the Project lasts longer than 30 days, invoices will be generated and submitted to the Customer monthly for work done during that month.
- Invoices shall not be subject to a project retainage percentage.
- Sales tax is not included in the price and will be added to the price on the invoice.
- If payment is not received when due, then Advanced Fire Systems may suspend any further work until payment is made.
- For balances past due date, Advanced Fire Systems may charge 1.5% interest per month (or the maximum allowed by law) plus any related costs such as any collection and reasonable attorney fees and may pursue any legal remedies to collect what is owed.

3. Warranty

Advanced Fire Systems, for a period of one year from substantial completion or beneficial use (whichever is first), guarantees that all work performed by Advanced Fire Systems will be free from defects in material or workmanship arising from normal use and service. Advanced Fire Systems will repair and/or replace, at its own expense, any defective or improper Work, provided Advanced Fire Systems is notified in writing during the warranty period.

The warranty will be void if the work or related equipment is:

- a. repaired or altered by any person other than an Advanced Fire Systems employee or its authorized representative.
- b. subjected to unreasonable or improper use or storage, used beyond rated conditions, operated other than per Advanced Fire Systems or the manufacturer's instructions or otherwise subjected to improper maintenance, negligence or accident.
- c. damaged because of any use of the equipment after customer has, or should have had, knowledge of any defect in the equipment.

4. Changes to The Advanced Fire Systems Project

Without invalidating this agreement, Customer or Advanced Fire Systems may request changes in the Work. Any adjustments in price or schedule in the Work must be agreed to in writing and signed by both the Customer and Advanced Fire Systems. If Customer orders Advanced Fire Systems to perform work, Advanced Fire Systems shall be entitled to an equitable adjustment in the schedule for performance and in the price, including overhead and profit.

Neither party may assign this Agreement without the prior written consent of the other party however this Advanced Fire Systems company may assign this agreement to any of its affiliated Advanced Fire Systems companies.

Notices shall be in writing and addressed to the other party in accordance with the names and addresses of the parties of this agreement and will be effective when the notified party receives the notice.

5. Insurance

Advanced Fire Systems shall provide the following insurance coverages during the term of this agreement:

Commercial General Liability	\$1M/occurrence & \$2M aggregate
Automobile Liability	\$1M combined single limit
Worker's Comp & Employer's Liability	Statutory Limits
Excess Liability	\$2M/occurrence & \$2M aggregate

6. Limitation of Liability

It is understood and agreed to by the parties hereto that Advanced Fire Systems is or may be providing monitoring and detection products or monitoring services which are designed to provide notification of certain events. However, that monitoring is not intended to be a guarantee or insurer against any acts for which they are supposed to monitor or inform. Advanced Fire Systems shall have no liability to the customer for any losses to the extent that such losses are caused by the failure of the detection product or monitoring service. In the event Advanced Fire Systems is found to be liable for any damages, the remedy is solely limited to one month's monitoring service fee.

Advanced Fire Systems shall not be responsible for:

- A. loss, delay, injury or damages that may be caused by, but not limited to: acts or omissions by Customer or its employees or agents, Acts of God, war, civil commotion/ riots, fire, explosions, theft, flood, water damage, lightning, freeze-ups, strikes, lockouts, differences with workers, installation of incompatible equipment, improper operations procedures, power current fluctuation or shortages of fuel, labor or materials.
- B. repairs, replacements or services to equipment due to corrosion, improper or inadequate water treatment, electrolytic action, chemical action or similar issues beyond its control.
- C. removal or reinstallation of replacement valves, dampers, waterflow and tamper switches from pipes or ductwork including any venting or draining systems.
- D. hazardous materials abatement or resolving/remediating other unsafe work conditions.

7. Disputes

This agreement shall be governed by the laws of the state in which the work is being performed. In the event of any dispute between Advanced Fire Systems and Customer, the parties shall first attempt to resolve the dispute in the field. If that is not successful, then a meeting shall take place between authorized officers of each company to settle the dispute. If that is not successful, then the dispute shall be sent to an up to one day mediation, paid for ½ by each party in the county where the work was performed, or in Spokane County, Washington, where Advanced Fire Systems is domiciled. The mediator shall be selected by Advanced Fire Systems and shall be a licensed attorney. In the event mediation is not successful, venue and jurisdiction for any action is in Spokane, Washington, or where the work was performed, at the choice of the Plaintiff. Reasonable attorney's fees and costs shall be awarded to the prevailing party in any dispute.

These terms and conditions in conjunction with the signed and accepted Project Proposal constitute a binding contract.



From | **Advanced Fire Systems Inc.**
4614 North Freya Street
Spokane WA 99217
(509) 489-5040
www.advfiresystems.net

Quote No. | **0001750**
Type | Repair
Prepared By | Dan Flock
Created On | 03/17/2026
Valid Until | 05/31/2026

Quote For | **Ronzai Saurombe**
3224 E 28th Ave
3224 East 28th Avenue
Spokane WA 99223
6203915455

Services to be completed

[Wet Sprinkler] Location - Building

Service Description – NFPA 13D Residential Fire Sprinkler System Installation

Project Location: 3224 E 28th Ave

Project Type: Adult Family Home Conversion

This project includes the design, permitting, installation, and testing of a residential fire sprinkler system in accordance with NFPA 13D for the conversion of an existing residence into a licensed adult family home.

Scope of Work

1. System Design & Engineering

Provide full system design, including hydraulic calculations and sprinkler layout per NFPA 13D requirements.

System will be designed to meet life safety objectives, focusing on occupant survivability and tenable escape conditions.

Water supply evaluation will be conducted to determine available pressure and flow.

2. Water Supply Determination (Tank & Pump Contingency)

Based on hydraulic calculations and available water supply, a dedicated water storage tank and fire pump may be required to meet NFPA 13D demand.

If required, a temporary or permanent tank and pump system will be included in the installation.

If testing confirms that the existing municipal water supply is sufficient to meet system demand, any previously included tank and pump equipment will be removed from the final installation and cost adjusted accordingly.

3. Permitting & Code Compliance

Submit plans, calculations, and supporting documentation to the Authority Having Jurisdiction (AHJ) for review and approval.

Coordinate inspections and ensure compliance with all applicable local, state, and life safety requirements for adult family homes.

4. Installation

Furnish and install all piping, fittings, valves, hangers, and residential sprinkler heads per approved plans.

Install system components in accordance with NFPA 13D standards and manufacturer specifications.

Ensure system integration with domestic water supply or dedicated fire protection supply as required.

5. Testing & Final Acceptance

Perform hydrostatic testing and final system inspection.

Conduct functional testing to verify system performance.

Coordinate final inspection and approval with AHJ.

Exclusions & Clarifications

Attic spaces are excluded from this scope of work. No piping, sprinklers, or related work is included within attic areas.

If attic protection or routing through attic spaces is required by the AHJ, existing conditions, or design constraints, such work will be treated as a change in scope and may result in additional cost.

Drywall, patching, painting, and finish work are excluded unless otherwise noted.

Electrical work for fire pump (if required) is excluded unless specifically included.

Backflow prevention device installation or upgrades are excluded unless noted.

Sales Tax

Applicable sales tax will be applied to this project unless a valid reseller permit is provided prior to project commencement.

Notes

Final system configuration and pricing are contingent upon completed hydraulic calculations and water supply verification.

Any changes required by the AHJ, concealed conditions, or field conditions may result in scope and cost adjustments.

Code	Parts, Labor, and Items	Quantity	Unit Price	Tax	Total
S_JMan Day Labor WA	Journeyman Day Work Labor WA	80	\$150.00	\$1,092.00	\$13,092.00
S_Appt Day Labor WA	Apprentice Day Work Labor WA	80	\$90.00	\$655.20	\$7,855.20
	Sprinkler Material	1	\$6,500.00	\$591.50	\$7,091.50
	backflow device (if tank and pump are necessary backflow may be able to be deleted depending on design)	1	\$2,735.00	\$248.89	\$2,983.89
	Tank and pump	1	\$6,200.00	\$564.20	\$6,764.20
S_Design Labor	Design Labor	60	\$85.00	\$464.10	\$5,564.10
Permit Fee	Permit Fee	1	\$3,750.00	\$341.25	\$4,091.25

Code	Parts, Labor, and Items	Quantity	Unit Price	Tax	Total
				SUBTOTAL	\$43,485.00
				TAX @ 9.1%	\$3,957.14
				GRAND TOTAL	\$47,442.14

Additional Customer Information

Payments #

QB #

Terms and Conditions

General Terms and Conditions

By accepting this Proposal/Work Order, the undersigned ("Customer") hereby agrees to the following Terms and Conditions:

1. Scope of Work

AFS will furnish labor and material only for the items specifically listed in the attached proposal/work order. All work will comply with NFPA standards and AHJ requirements. Any work not expressly listed requires prior written authorization and may result in additional charges.

2. Exclusions

Unless specifically included in writing, this Agreement does not cover: permits, plans, engineering, bonds, additional insurance, OCIPs, freight, shipping, sales tax, fire watch, panel programming, acceptance testing, patching, painting, fire stopping, structural repairs, lifts/scaffolding, special reporting, or any work outside the stated scope. Pricing is based on standard business hours; overtime and after-hours work will be billed separately.

3. Pre-Existing Conditions

AFS does not assume responsibility for the performance, reliability, or condition of any pre-existing fire protection systems or equipment. Customer accepts full responsibility for all such conditions and for any damage (including water or property damage) resulting from existing defects, hidden conditions, or system failures that may occur during or after service. Testing, draining, flushing, or pressurization of existing systems is performed at Customer's sole risk.

4. Customer Responsibilities

Customer shall:

- Provide safe, unobstructed access to all work areas.
- Disclose any known hazards or system issues.
- Ensure that isolation valves and drains are operational.
- Provide any required temporary fire protection during system shutdowns.

Delays, hazards, or inaccessible conditions beyond AFS's control may result in additional charges.

5. Reporting

AFS will provide standard service/inspection reports. Any special formatting, electronic filing, or customized reporting required by AHJs, owners, or third parties will be billed separately unless agreed in writing in advance.

6. Pricing & Supply Chain

Quoted prices are valid for 14 days. Material and equipment availability is subject to supplier and market conditions. Pricing may be adjusted due to shortages, surcharges, or tariffs, with notice provided before invoicing.

7. Limited Warranty

AFS warrants that materials and workmanship provided under this Agreement will be free from defects for ninety (90) days from completion.

This Limited Warranty is exclusive and in lieu of all other warranties, express or implied, including warranties of merchantability or fitness for a particular purpose.

No oral or written statements shall create additional warranties beyond those stated herein.

8. Limitation of Liability

Customer understands and agrees:

- AFS is not an insurer, and fees charged are based solely on the value of services and materials provided.
- Customer assumes all risk of loss or damage to property, contents, and business operations.
- To the fullest extent permitted by law, the aggregate liability of AFS, its employees, agents, consultants, subcontractors, and suppliers for any claim, whether in contract, tort, strict liability, or otherwise, shall not exceed the lesser of (a) \$10,000.00 or (b) the total contract price.

This limitation applies regardless of cause, including negligence (whether sole, concurrent, or gross), product failure, breach of warranty, or any other theory of liability. Broader coverage may be available at additional cost if requested in writing prior to commencement of work.

9. Cancellation

Orders canceled after acceptance may result in charges for materials ordered, restocking, mobilization, or labor incurred. Special-order materials are non-refundable once ordered.

10. Payment & Collection

Payment is due per the terms of the proposal or invoice. Late payments are subject to interest at the maximum legal rate plus all costs of collection, including

attorney fees and litigation expenses.

11. General Conditions

- AFS will maintain work areas in a reasonably clean condition and dispose of debris at a location designated by the Customer.
- This Agreement is personal to the parties and may not be assigned without written consent.
- This Agreement shall be governed by the laws of the state where work is performed. Any dispute shall be resolved exclusively in state or federal courts of that jurisdiction.
- If any provision is deemed unenforceable, the remaining provisions shall remain in full force.
- This document constitutes the full and final Agreement between the parties, superseding all prior understandings. Amendments must be in writing and signed by both parties.

12. Acceptance

Acceptance of this Proposal/Work Order (signature, purchase order, or written authorization) constitutes agreement to these Terms and Conditions. No work will begin without written authorization.

By my signature below, I authorize work to begin and agree to pay the Grand Total according to the terms and conditions of this agreement.

Name: _____ Date: _____

Signature: _____