

STATE OF TEXAS                   §  
  §  
COUNTY OF FORT BEND       §

**ADDENDUM TO CAPSULETEK, LLC'S AGREEMENT  
Pursuant to Choice Partners Contract No. 25/018MF-10**

THIS ADDENDUM ("Addendum") is entered into by and between Fort Bend County, ("County"), a body corporate and politic under the laws of the State of Texas, and CapsuleTek, LLC, ("CapsuleTek"), a company authorized to conduct business in the State of Texas (hereinafter each referred to as a "party" or collectively as the "parties").

WHEREAS, subject to the changes herein, the parties have executed and accepted CapsuleTek's Quote#: 2026-1003R and Quote#: 2026-1004R (collectively the "Agreement"), collectively attached hereto as Exhibit "A" and incorporated fully by reference, for the purchase of specified Verkada Camera Installation at George Memorial and Administration Building services (the "Services"); and

WHEREAS, County desires that CapsuleTek provide Services as will be more specifically described in this Agreement; and

WHEREAS, CapsuleTek represents that it is qualified and desires to perform such Services; and

WHEREAS, the parties wish to utilize Choice Partners Contract No. 25/018MF-10, which is incorporated fully by reference for the purchase of the Services; and

WHEREAS, the following changes are incorporated as if a part of the Agreement; and

NOW, THEREFORE, in consideration of the mutual covenants and conditions set forth below, the parties agree as follows:

**AGREEMENT**

1. **Recitals.** The recitals set forth above are incorporated herein by reference and made a part of this Agreement.
2. **Term.** The term of the Agreement is effective upon execution by both parties, and shall expire upon completion of the Services, unless terminated sooner pursuant to the Agreement. This Agreement shall not automatically renew, but may be subsequently renewed in writing upon agreement of the parties
3. **Scope of Services.** Subject to this Addendum, CapsuleTek will render Services to County as described in Exhibit A; and in accordance with the requirements and specifications of Choice Partners Contract No. 25/018MF-10. All performance of the Scope of Services by CapsuleTek including any changes in the Scope of Services and revision of work satisfactorily performed will be performed only when approved in advance and authorized by County.

4. **Payment; Non-appropriation; Taxes.** Payment shall be made by County within thirty (30) days of receipt of invoice. CapsuleTek may submit invoice(s) electronically in a form acceptable to County via: [apauditor@fortbendcountytexas.gov](mailto:apauditor@fortbendcountytexas.gov). If County disputes charges related to the invoice submitted by CapsuleTek, County shall notify CapsuleTek no later than twenty-one (21) days after the date County receives the invoice. If County does not dispute the invoice, then County shall pay each such approved invoice within thirty (30) calendar days. It is specifically understood and agreed that in the event no funds or insufficient funds are appropriated by Fort Bend County under this Agreement, Fort Bend County shall notify all necessary parties that this Agreement shall thereafter terminate and be null and void on the last day of the fiscal period for which appropriations were made without penalty, liability or expense to Fort Bend County. County is a body corporate and politic under the laws of the State of Texas and claims exemption from sales and use taxes. A copy of a tax-exempt certificate will be furnished upon request. Interest resulting from late payments by County shall be governed by Chapter 2251, TEXAS GOVERNMENT CODE. County reserves the right to withhold payment pending verification of satisfactory work performed.
5. **Limit of Appropriation.** CapsuleTek clearly understands and agrees, such understanding and agreement being of the absolute essence of this Agreement, that County shall have available the total maximum sum of One Hundred Fifty-Three Thousand One Hundred Eleven and 04/100 dollars (\$153,111.04), specifically allocated to fully discharge any and all liabilities County may incur. CapsuleTek does further understand and agree, said understanding and agreement also being of the absolute essence of this Agreement, that the total maximum compensation that CapsuleTek may become entitled to and the total maximum sum that County may become liable to pay to CapsuleTek shall not under any conditions, circumstances, or interpretations thereof exceed One Hundred Fifty-Three Thousand One Hundred Eleven and 04/100 dollars (\$153,111.04). In no event will the amount paid by the County for all Services under this Agreement exceed this Limit of Appropriation without an amendment executed by the parties.
6. **Public Information Act.** CapsuleTek expressly acknowledges that County is subject to the Texas Public Information Act, TEX. GOV'T CODE ANN. §§ 552.001 *et seq.*, as amended, and notwithstanding any provision in the Agreement to the contrary, County will make any information related to the Agreement, or otherwise, available to third parties in accordance with the Texas Public Information Act. Any proprietary or confidential information marked as such provided to County by CapsuleTek shall not be disclosed to any third party, except as directed by the Texas Attorney General in response to a request for such under the Texas Public Information Act, which provides for notice to the owner of such marked information and the opportunity for the owner of such information to notify the Attorney General of the reasons why such information should not be disclosed. The terms and conditions of the Agreement and this Addendum are not proprietary or confidential information.
7. **Indemnity.** The parties agree that under the Constitution and laws of the State of Texas, County cannot enter into an agreement whereby County agrees to indemnify or hold harmless another party; therefore, all references of any kind to County defending, indemnifying, holding or saving harmless CapsuleTek for any reason are hereby deleted.

8. **Applicable Law; Arbitration; Attorney Fees.** The laws of the State of Texas govern all disputes arising out of or relating to this Agreement. The parties hereto acknowledge that venue is proper in Fort Bend County, Texas, for all legal actions or proceedings arising out of or relating to this Agreement and waive the right to sue or be sued elsewhere. Nothing in the Agreement shall be construed to waive the County's sovereign immunity. County does not agree to submit disputes arising out of the Agreement to binding arbitration. Therefore, any references to binding arbitration or the waiver of a right to litigate a dispute are hereby deleted. County does not agree to pay any and/or all attorney fees incurred by CapsuleTek in any way associated with the Agreement.
9. **Certain State Law Requirements for Contracts.** The contents of this Section are required by Texas Law and are included by County regardless of content. For purposes of Sections 2252.152, 2271.002, and 2274.002, Texas Government Code, as amended, CapsuleTek hereby verifies that CapsuleTek and any parent company, wholly owned subsidiary, majority-owned subsidiary, and affiliate:
- a. Unless affirmatively declared by the United States government to be excluded from its federal sanctions regime relating to Sudan or Iran or any federal sanctions regime relating to a foreign terrorist organization, is not identified on a list prepared and maintained by the Texas Comptroller of Public Accounts under Section 806.051, 807.051, or 2252.153 of the Texas Government Code.
  - b. If employing ten (10) or more full-time employees and this Agreement has a value of \$100,000.00 or more, CapsuleTek does not boycott Israel and is authorized to agree in such contracts not to boycott Israel during the term of such contracts. "Boycott Israel" has the meaning provided in § 808.001 of the Texas Government Code.
  - c. If employing ten (10) or more full-time employees and this Agreement has a value of \$100,000.00 or more, CapsuleTek does not boycott energy companies and is authorized to agree in such contracts not to boycott energy companies during the term of such contracts. "Boycott energy company" has the meaning provided in § 809.001 of the Texas Government Code.
  - d. If employing ten (10) or more full-time employees and this Agreement has a value of \$100,000.00 or more, CapsuleTek does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association and is authorized to agree in such contracts not to discriminate against a firearm entity or firearm trade association during the term of such contracts. "Discriminate against a firearm entity or firearm trade association" has the meaning provided in § 2274.001(3) of the Texas Government Code. "Firearm entity" and "firearm trade association" have the meanings provided in § 2274.001(6) and (7) of the Texas Government Code.
10. **Modifications and Waivers.** The parties may not amend or waive this Agreement, except by a written agreement executed by both parties. No failure or delay in exercising any right or remedy or requiring the satisfaction of any condition under this Agreement, and no course of dealing between the parties, operates as a waiver or estoppel of any right, remedy, or condition. The rights and remedies of the parties set forth in this Agreement are not exclusive

of, but are cumulative to, any rights or remedies now or subsequently existing at law, in equity, or by statute.

11. **Human Trafficking.** BY ACCEPTANCE OF CONTRACT, CAPSULETEK ACKNOWLEDGES THAT FORT BEND COUNTY IS OPPOSED TO HUMAN TRAFFICKING AND THAT NO COUNTY FUNDS WILL BE USED IN SUPPORT OF SERVICES OR ACTIVITIES THAT VIOLATE HUMAN TRAFFICKING LAWS.
12. **Product Assurance.** CapsuleTek represents and warrants that its hardware, software and any related systems and/or services related to its software and/or hardware (collectively, the "Product") furnished by CapsuleTek to County will not infringe upon or violate any patent, copyright, trademark, trade secret, or any other proprietary right of any third party. CapsuleTek will, at its expense, defend any suit brought against County and will indemnify County against an award of damages and costs (including reasonable attorney fees, court costs and appeals), made against County by settlement or final judgment of a court that is based on a claim that the use of CapsuleTek's Product infringes an intellectual property right of a third party. Such defense and indemnity shall survive termination or expiration of the Agreement and CapsuleTek's liability for the above is not limited by any limitation of liability clauses that may appear in any document executed by the parties.
13. **Performance Warranty.** CapsuleTek warrants to County that CapsuleTek has the skill and knowledge ordinarily possessed by well-informed members of its trade or profession practicing in the greater Houston metropolitan area and CapsuleTek will apply that skill and knowledge with care and diligence to ensure that the Services provided hereunder will be performed and delivered in accordance with the highest professional standards.  
  
CapsuleTek warrants to County that the Services will be free from material errors and will materially conform to all requirements and specifications contained in the attached Exhibit A, and Choice Partners Contract No. 25/018MF-10.
14. **Conflict.** In the event there is a conflict between this Addendum and Exhibit A, this Addendum controls. In the event there is a conflict between this Addendum and the terms and conditions of Choice Partners Contract No. 25/018MF-10, then the terms and conditions of Choice Partners Contract No. 25/018MF-10 controls to the extent of the conflict.
15. **Understanding, Fair Construction.** By execution of this Addendum, the parties acknowledge that they have read and understood each provision, term and obligation contained in this Addendum. This Addendum, although drawn by one party, shall be construed fairly and reasonably and not more strictly against the drafting party than the nondrafting party.
16. **Captions.** The section captions used in this Agreement are for convenience of reference only and do not affect the interpretation or construction of this Agreement.

17. **Electronic and Digital Signatures.** The parties to this Agreement agree that any electronic and/or digital signatures of the parties included in this Agreement are intended to authenticate this writing and to have the same force and effect as the use of manual signatures.
18. **County Data.** Nothing in this Agreement will be construed to waive the requirements of § 205.009 of the Texas Local Government Code. Nothing in this Agreement will be construed to waive the requirements of any record retention laws applicable to County.
19. **Personnel.** CapsuleTek represents that it presently has, or is able to obtain, adequate qualified personnel in its employment for the timely performance of the Services required under this Agreement and that CapsuleTek shall furnish and maintain, at its own expense, adequate and sufficient personnel, in the opinion of County, to perform the Services when and as required and without delays.

All employees of CapsuleTek shall have such knowledge and experience as will enable them to perform the duties assigned to them. Any employee of CapsuleTek or agent of CapsuleTek who, in the opinion of County, is incompetent or by his conduct becomes detrimental to providing Services pursuant to this Agreement shall, upon request of County, immediately be removed from association with the Services required under this Agreement.

When performing Services on-site at the County, CapsuleTek shall comply with, and ensure that all CapsuleTek Personnel comply with, all rules, regulations and policies of County that are communicated to CapsuleTek in writing, including security procedures concerning systems and data and remote access thereto, building security procedures, including the restriction of access by County to certain areas of its premises or systems for security reasons, and general health and safety practices and procedures.

20. **Compliance with Laws.** CapsuleTek shall comply with all federal, state, and local laws, statutes, ordinances, rules and regulations, and the orders and decrees of any courts or administrative bodies or tribunals in any matter affecting the performance of this Agreement, including, without limitation, Worker's Compensation laws, minimum and maximum salary and wage statutes and regulations, licensing laws and regulations. When required by County, CapsuleTek shall furnish County with certification of compliance with said laws, statutes, ordinances, rules, regulations, orders, and decrees above specified.
21. **Confidential Information.** CapsuleTek acknowledges that it and its employees or agents may, in the course of performing their responsibilities under this Agreement, be exposed to or acquire information that is confidential to County. Any and all information of any form obtained by CapsuleTek or its employees or agents from County in the performance of this Agreement shall be deemed to be confidential information of County ("Confidential Information"). Any reports or other documents or items (including software) that result from the use of the Confidential Information by CapsuleTek shall be treated with respect to confidentiality in the same manner as the Confidential Information. Confidential Information shall be deemed not to include information that (a) is or becomes (other than by disclosure by CapsuleTek) publicly known or is contained in a publicly available

document; (b) is rightfully in CapsuleTek's possession without the obligation of nondisclosure prior to the time of its disclosure under this Agreement; or (c) is independently developed by employees or agents of CapsuleTek who can be shown to have had no access to the Confidential Information.

CapsuleTek agrees to hold Confidential Information in strict confidence, using at least the same degree of care that CapsuleTek uses in maintaining the confidentiality of its own confidential information, and not to copy, reproduce, sell, assign, license, market, transfer or otherwise dispose of, give, or disclose Confidential Information to third parties or use Confidential Information for any purposes whatsoever other than the provision of Services to County hereunder, and to advise each of its employees and agents of their obligations to keep Confidential Information confidential. CapsuleTek shall use its best efforts to assist County in identifying and preventing any unauthorized use or disclosure of any Confidential Information. Without limitation of the foregoing, CapsuleTek shall advise County immediately in the event CapsuleTek learns or has reason to believe that any person who has had access to Confidential Information has violated or intends to violate the terms of this Agreement and CapsuleTek will at its expense cooperate with County in seeking injunctive or other equitable relief in the name of County or CapsuleTek against any such person. CapsuleTek agrees that, except as directed by County, CapsuleTek will not at any time during or after the term of this Agreement disclose, directly or indirectly, any Confidential Information to any person, and that upon termination of this Agreement or at County's request, CapsuleTek will promptly turn over to County all documents, papers, and other matter in CapsuleTek's possession which embody Confidential Information.

CapsuleTek acknowledges that a breach of this Section, including disclosure of any Confidential Information, or disclosure of other information that, at law or in equity, ought to remain confidential, will give rise to irreparable injury to County that is inadequately compensable in damages. Accordingly, County may seek and obtain injunctive relief against the breach or threatened breach of the foregoing undertakings, in addition to any other legal remedies that may be available. CapsuleTek acknowledges and agrees that the covenants contained herein are necessary for the protection of the legitimate business interest of County and are reasonable in scope and content.

CapsuleTek in providing all Services hereunder agrees to abide by the provisions of any applicable Federal or State Data Privacy Act.

22. **Independent Contractor.** In the performance of work or services hereunder, CapsuleTek shall be deemed an independent contractor, and any of its agents, employees, officers, or volunteers performing work required hereunder shall be deemed solely as employees of CapsuleTek or, where permitted, of its subcontractors. CapsuleTek and its agents, employees, officers, or volunteers shall not, by performing work pursuant to this Agreement, be deemed to be employees, agents, or servants of County and shall not be entitled to any of the privileges or benefits of County employment.

23. **Severability.** If any provision of this Agreement is determined to be invalid, illegal, or unenforceable, the remaining provisions remain in full force, if the essential terms and conditions of this Agreement for each party remain valid, binding, and enforceable.

24. **Non-solicitation.** No provision in the Agreement will prevent the County from submitting a general solicitation to the public for employment.

25. **Insurance.**

A. Prior to commencement of the Services, CapsuleTek shall furnish County with properly executed certificates of insurance which shall evidence all insurance required and provide that such insurance shall not be canceled, except on 30 days' prior written notice to County. CapsuleTek shall provide certified copies of insurance endorsements and/or policies if requested by County. CapsuleTek shall maintain such insurance coverage from the time Services commence until Services are completed and provide replacement certificates, policies and/or endorsements for any such insurance expiring prior to completion of Services. CapsuleTek shall obtain such insurance written on an Occurrence form from such companies having Bests rating of A/VII or better, licensed or approved to transact business in the State of Texas, and shall obtain such insurance of the following types and minimum limits:

1. Workers Compensation in accordance with the laws of the State of Texas. Substitutes to genuine Workers' Compensation Insurance will not be allowed.
2. Employers' Liability insurance with limits of not less than \$1,000,000 per injury by accident, \$1,000,000 per injury by disease, and \$1,000,000 per bodily injury by disease.
3. Commercial general liability insurance with a limit of not less than \$1,000,000 each occurrence and \$2,000,000 in the annual aggregate. Policy shall cover liability for bodily injury, personal injury, and property damage and products/completed operations arising out of the business operations of the policyholder.
4. Business Automobile Liability coverage applying to owned, non-owned and hired automobiles with limits not less than \$1,000,000 each occurrence combined single limit for Bodily Injury and Property Damage combined.

B. County and the members of Commissioners Court shall be named as additional insured to all required coverage except for Workers' Compensation and Professional Liability (if required). All Liability policies written on behalf of CapsuleTek shall contain a waiver of subrogation in favor of County and members of Commissioners Court. For Commercial General Liability, the County shall be named as an Additional Insured on a Primary & Non-Contributory basis.

- C. If required coverage is written on a claims-made basis, CapsuleTek warrants that any retroactive date applicable to coverage under the policy precedes the effective date of the Contract and that continuous coverage will be maintained or an extended discovery period will be exercised for a period of 2 years beginning from the time the work under this Contract is completed.
  - D. CapsuleTek shall not commence any portion of the work under this Contract until it has obtained the insurance required herein and certificates of such insurance have been filed with and approved by Fort Bend County.
  - E. No cancellation of or changes to the certificates, or the policies, may be made without thirty (30) days prior, written notification to Fort Bend County.
  - F. Approval of the insurance by Fort Bend County shall not relieve or decrease the liability of CapsuleTek.
26. **Remote Access.** As applicable, if CapsuleTek requires remote access to County Systems for support, installation, integrations, configurations, and/or maintenance of CapsuleTek's Services, except as otherwise agreed by the parties and approved by the County's Director of Information Technology and Chief Information Officer in writing, the below requirements must be met before CapsuleTek is granted remote access to County Systems:
- (A). CapsuleTek will adhere to the restricted and monitored channels that are provided by the County, or other technologies approved in advance in writing by the County's Director of Information Technology and Chief Information Officer.
  - (B). CapsuleTek will neither implement nor deploy a remote access solution which bypasses and/or is designed to bypass County provided or approved controls. CapsuleTek will not access County Systems via unauthorized methods.
  - (C). CapsuleTek's remote access to County Systems will only be requested and activated on as-needed basis and disabled when not in use.
  - (D). Remote access is restricted only to County Systems necessary for CapsuleTek to provide Services to County pursuant to this Agreement.
  - (E). CapsuleTek will allow only its Workforce approved in advance by County to access County Systems. CapsuleTek will promptly notify County whenever an individual member of CapsuleTek's Workforce who has access to County Systems leaves its employ or no longer requires access to County Systems. CapsuleTek will keep a log of access when its Workforce remotely accesses County Systems. CapsuleTek will supply County with evidence of access logs concerning remote access to County Systems upon written request from County. Such access logs will be provided to County, within three business days from the date of County's request. These requests may be used to confirm compliance with these terms and/or to investigate a security incident.
  - (F). If any member(s) of CapsuleTek's Workforce is provided with remote access to County Systems, then CapsuleTek's Workforce will not remotely log-in to County Systems from a public internet access device (e.g., airport computer terminal, or

Internet café). This is due to the possibility of sensitive information being monitored by video or computer surveillance in public areas.

- (G). Failure of CapsuleTek to comply with this Section may result in CapsuleTek and/or CapsuleTek's Workforce losing remote access to County Systems. County reserves the right at any time to disable remote access to protect County Systems.
- (H). For purposes of this Section, "Workforce" means employees, agents, subcontractors (where permitted), and/or other persons whose conduct, in the performance of work for CapsuleTek, is under the direct control of CapsuleTek, whether or not they are paid by CapsuleTek and who have direct or incidental access to County Systems.
- (I). For purposes of this Section, "Systems" means any: (i.) computer programs, including, but not limited to, software, firmware, application programs, operating systems, files and utilities; (ii.) supporting documentation for such computer programs, including, without limitation, input and output formats, program listings, narrative descriptions and operating instructions; (iii.) data and/or media; (iv.) equipment, hardware, servers, and/or devices; and/or (v.) network(s).

**(Execution Page Follows)**

**(Remainder of Page Intentionally Left Blank)**

IN WITNESS WHEREOF, this Addendum is signed, accepted, and agreed to by all parties by and through the parties or their agents or authorized representatives. All parties hereby acknowledge that they have read and understood this Addendum and the attachments and exhibits hereto. All parties further acknowledge that they have executed this legal document voluntarily and of their own free will. This Addendum is effective upon execution by both parties.

FORT BEND COUNTY

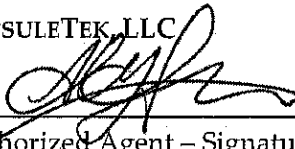
\_\_\_\_\_  
Daniel Wong,  
County Judge

\_\_\_\_\_  
Date

ATTEST:

\_\_\_\_\_  
Laura Richard, County Clerk

CAPSULETEK, LLC

  
\_\_\_\_\_  
Authorized Agent - Signature

Alice Huang  
\_\_\_\_\_  
Authorized Agent- Printed Name

V.P.

\_\_\_\_\_  
Title

4/29/26  
\_\_\_\_\_  
Date

**AUDITOR'S CERTIFICATE**

I hereby certify that funds in the amount of \$ 153,111.04 are available to pay the obligation of Fort Bend County within the foregoing Agreement.

\_\_\_\_\_  
Robert Ed Sturdivant, County Auditor

Exhibit A: CapsuleTek's Quote#: 2026-1003R and Quote#: 2026-1004R

F:\AGREEMENTS\2026 Agreements\IT\Capsule Tek Llc (26-IT-100902)\Addendum to CapsuleTek, LLC's Agreement.docx [MN 04.29.2026]

# EXHIBIT A



505 Julie Rivers Dr., #170  
 Sugar Land TX, 77478  
 713.489.8887  
 TX LIC: B28495501

Choice Partner Contract #25/018MF-10

To: Fort Bend Libraries George Memorial

Attn: Sara Wheeler, Joy Glenn, Jaine Garza, Kenneth Lovelady

Email: [sara.wheller2@fortbendcountytexas.gov](mailto:sara.wheller2@fortbendcountytexas.gov),

[joy.glenn@fortbendcountytexas.gov](mailto:joy.glenn@fortbendcountytexas.gov),

[jaine.garza@fortbendcountytexas.gov](mailto:jaine.garza@fortbendcountytexas.gov),

[kenneth.lovelady@fortbendcountytexas.gov](mailto:kenneth.lovelady@fortbendcountytexas.gov)

Project Site: 1001 Golfview Dr, Richmond, TX 77469

**Executive Summary:**

This project entails the comprehensive installation and setup of security systems and related infrastructure. The work includes the installation of 28 interior cameras and 13 exterior cameras to enhance surveillance capabilities. Additionally, two Point to Point devices will be installed to enable secure wireless communication between designated locations.

Lastly, one double door will be electrified with a mortise lock and associated hardware to facilitate secure access control. The overall goal of this project is to significantly upgrade the security and operational efficiency of the designated premises through the installation of advanced surveillance and access control systems.

This quote is effective for 30 days from the published date listed below.

Quote#: 2026-1003R

Product	Description	Unit Price	Quantity	Extended Total
CH53-1TBE-HW	Multi- Sensor Lens	\$2,670.64	5	\$13,353.20
CB62-512E-HW	Outdoor Bullet	\$1,570.64	1	\$1,570.64
CD43-256-HW	Indoor Dome Fixed	\$784.93	15	\$11,773.95
CD43-256E-HW	Outdoor Dome Fixed	\$942.07	2	\$1,884.14
CD53-256-HW	Indoor Dome Zoom	\$1,020.64	6	\$6,123.84
CD63-512-HW	Indoor Dome 4K	\$1,334.93	4	\$5,339.72
CD63-512E-HW	Outdoor Dome 4K	\$1,492.07	1	\$1,492.07
CF83-512E-HW	Indoor/Outdoor Fisheye	\$1,413.50	2	\$2,827.00
CY53-512E-HW	Dual-Sensor Lens	\$1,727.79	4	\$6,911.16
TD53-HW	Video Intercom	\$1,593.40	1	\$1,593.40
CM41-30E-HW	Outdoor Mini Dome	\$784.93	1	\$784.93
LIC-CAM-MLT4-5Y-CAP	5-Year CH53 License	\$2,356.36	5	\$11,781.80
LIC-CAM-5Y-CAP	5-Year Camera License	\$784.93	32	\$25,117.76
LIC-CAM-MLT2-5Y-CAP	5-Year CY53 License	\$1,413.50	4	\$5,654.00
LIC-TD-5Y-CAP	5-Year Intercom License	\$1,549.11	1	\$1,549.11
ACC-MNT-ARM-1	Arm Mount	\$77.79	6	\$466.74
ACC-MNT-CORNER	Corner Mount	\$156.36	5	\$781.80

ACC-MNT-HPEND-1	Multi-Sensor Pendant Cap Mount	\$109.71	5	\$548.55
ACC-POE-60WHS-NA	PoE++ (802.3bt-2018) Injector	\$158.54	5	\$792.70
ACC-MNT-SJBOX-1	Square Junction Box Mount	\$69.93	1	\$69.93
ACC-MNT-YJBOX-1	Dual-Sensor Junction Box Mount	\$117.07	1	\$117.07
ACC-MNT-POLE-1	Pole Mount	\$164.21	1	\$164.21
ACC-MNT-YPEND-1	Dual-Sensor Pendant Cap Mount	\$85.64	1	\$85.64
ACC-MNT-ANGLE-1	Angle Mount	\$117.07	1	\$117.07
ACC-INT-COND-2	Intercom Conduit Surface Mount	\$353.40	1	\$353.40
<b>Subtotal</b>				<b>\$101,253.83</b>

Installation	Description	Unit Price	Quantity	Extended Total
IPIND	Interior Dome Install	\$300.00	25	\$7,500.00
IPINF	Interior Fisheye Install	\$300.00	1	\$300.00
IPINDS	Interior Dual Sensor Install	\$350.00	2	\$700.00
IPEXP	Exterior Point to Point Install	\$250.00	2	\$500.00
IPEXD	Exterior Dome Install	\$400.00	4	\$1,600.00
IPEXF	Exterior Fisheye Install	\$400.00	1	\$400.00
IPEXB	Exterior Bullet Install	\$400.00	1	\$400.00
IPEXDS	Exterior Dual Sensor Install	\$425.00	2	\$850.00
IPEXMS	Exterior Multi-sensor Install	\$475.00	5	\$2,375.00
IIN	Intercom Install	\$500.00	1	\$500.00
NDEM	New Door Electric Mortise	\$3,000.00	1	\$3,000.00
CAT6	CAT6 Runs	\$11,000.00	1	\$11,000.00
PS	Power Supply	\$150.00	1	\$150.00
LOCOM5	Ubiquiti NanoStation Point to Point System	\$324.14	1	\$324.14
MISC	Miscellaneous & Consumables	\$4,143.88	1	\$4,143.88
<b>Subtotal</b>				<b>\$33,743.02</b>

<b>Subtotal</b>	<b>\$134,996.85</b>
<b>Shipping</b>	<b>\$884.80</b>
<b>Tax</b>	<b>\$0.00</b>
<b>Grand Total</b>	<b>\$135,881.65</b>

**Optional:**

Installation	Description	Unit Price	Quantity	Extended Total
CL	Conduit, Labor, Trenching	\$7,500.00	1	\$7,500.00

## Scope of Work

- Installation of 28 interior cameras
- Installation of 13 exterior cameras
- Installation of 2 Point to Point devices
- Installation of 1 intercom
- Electrify one double door with a mortise lock and associated hardware
- **Optional:** If the optional conduit, labor, trenching is chosen then CapsuleTek will be responsible for the installation of all the conduit and the trenching wherever is needed. CapsuleTek will also be responsible for the purchase of the material needed for the project

## Assumptions

- The maintenance team will provide power to where it would be necessary for the installation to be completed
- The maintenance team will be responsible for the penetration of the building as well as predrilling any holes necessary for the installation of devices
- **If the Optional choice is not chosen then the maintenance team would be responsible for the conduit, labor for the installation, trenching. CapsuleTek will be working hand and hand with the team to install any device that would require the conduit work.**

## Customer Acceptance

This is a good faith estimate from CapsuleTek. Material pricing is subject to change based on market conditions without notice. By signing this agreement, Client agrees to the Scope of Work, Payment Terms, and Terms and Conditions outlined herein.

## Terms and Conditions:

This quote is valid for 30 days from the date issued and is subject to change based on material costs, site conditions, or scope adjustments.

Payment terms are as follows: 50% due upon approval for procurement of materials and scheduling, and 50% due upon completion of installation, unless otherwise agreed in writing.

Any work outside the defined scope of this quote may require a written change order and may result in additional charges.

Client agrees to provide reasonable access to facilities, equipment, and coordination with third parties required to complete the work. Delays caused by lack of access or third-party dependencies may impact project timelines.

Title to equipment remains with CapsuleTek until paid in full. Risk of loss transfers to Client upon delivery or installation. All third-party equipment is subject to manufacturer warranties only.

CapsuleTek's total liability shall not exceed the total fees paid for the services provided under this quote. CapsuleTek shall not be liable for loss of data, loss of revenue, business interruption, or consequential damages. CapsuleTek is not responsible for delays caused by third-party vendors, site conditions, or circumstances outside of its control.

Client acknowledges that physical security systems are deterrent tools only. CapsuleTek does not guarantee prevention of theft, intrusion, or criminal activity.

Acceptance of this quote constitutes agreement to these Terms and Conditions.

**Payment Terms:**

50% due upon approval. Remaining balance due upon completion. See Terms and Conditions for full details.

<b>Samuel Cheung</b> Print Name	Print Name
<i>Samuel Cheung</i> Signature	Signature
<b>CapsuleTek Rep</b>	<b>Customer Rep</b>
Date: 04/15/2026	Date:

Choice Partner Contract #25/018M-10



505 Julie Rivers Dr., #170  
 Sugar Land TX, 77478  
 713.489.8887  
 TX LIC: B28495501

Choice Partner Contract #25/018M-10

To: Fort Bend Libraries George Memorial Elevators

Attn: Sara Wheeler, Joy Glenn, Jaine Garza,

Kenneth Lovelady

Email: [sara.wheller2@fortbendcountytexas.gov](mailto:sara.wheller2@fortbendcountytexas.gov),

[joy.glenn@fortbendcountytexas.gov](mailto:joy.glenn@fortbendcountytexas.gov),

[jaine.garza@fortbendcountytexas.gov](mailto:jaine.garza@fortbendcountytexas.gov),

[kenneth.lovelady@fortbendcountytexas.gov](mailto:kenneth.lovelady@fortbendcountytexas.gov)

Project Site: 1001 Golfview Dr, Richmond, TX 77469

**Executive Summary:**

This scope of work includes the installation of four (4) interior surveillance cameras within elevator cabs, coordinated alongside Kone to ensure proper integration and compliance with elevator system requirements. Three (3) cameras will be installed in the main building elevators, with one (1) additional camera installed in the administrative building elevator. The project also includes the installation of brand new CAT6 network cable runs to each device, providing reliable, high-performance connectivity. All work will be performed in accordance with industry best practices and site standards to ensure secure installation, system reliability, and long-term operational effectiveness.

This quote is effective for 30 days from the published date listed below.

Quote#: 2026-1004R

Product	Description	Unit Price	Quantity	Extended Total
CD43-256-HW	Indoor Dome	\$784.93	4	\$3,139.72
LIC-CAM-5Y	5-Year Camera License	\$784.93	4	\$3,139.72
<b>Subtotal</b>				<b>\$6,279.44</b>

Installation	Description	Unit Price	Quantity	Extended Total
IPIND	Interior Dome Install	\$300.00	4	\$1,200.00
CAT6	CAT6 Runs	\$1,000.00	1	\$1,000.00
HT	Hitron Coax Adapter	\$199.99	4	\$799.96
MISC	Miscellaneous & Consumables	\$449.99	1	\$449.99
<b>Subtotal</b>				<b>\$3,449.95</b>

<b>Subtotal</b>	<b>\$9,729.39</b>
<b>Shipping</b>	<b>\$0.00</b>
<b>Tax</b>	<b>\$0.00</b>
<b>Grand Total</b>	<b>\$9,729.39</b>

## Scope of Work

- Installation of 4 interior cameras alongside Kone within the elevators (3 in main building, 1 in administrative building)
- Brand new CAT6 runs to all devices

## Assumptions

- CapsuleTek will only work on these devices if Kone is present during the installation

### Customer Acceptance:

This is a good faith estimate from CapsuleTek. Material pricing is subject to change based on market conditions without notice. By signing this agreement, Client agrees to the Scope of Work, Payment Terms, and Terms and Conditions outlined herein.

### Terms and Conditions:

This quote is valid for 30 days from the date issued and is subject to change based on material costs, site conditions, or scope adjustments.

Payment terms are as follows: 50% due upon approval for procurement of materials and scheduling, and 50% due upon completion of installation, unless otherwise agreed in writing.

Any work outside the defined scope of this quote may require a written change order and may result in additional charges.

Client agrees to provide reasonable access to facilities, equipment, and coordination with third parties required to complete the work. Delays caused by lack of access or third-party dependencies may impact project timelines.

Title to equipment remains with CapsuleTek until paid in full. Risk of loss transfers to Client upon delivery or installation. All third-party equipment is subject to manufacturer warranties only.

CapsuleTek's total liability shall not exceed the total fees paid for the services provided under this quote. CapsuleTek shall not be liable for loss of data, loss of revenue, business interruption, or consequential damages. CapsuleTek is not responsible for delays caused by third-party vendors, site conditions, or circumstances outside of its control.

Client acknowledges that physical security systems are deterrent tools only. CapsuleTek does not guarantee prevention of theft, intrusion, or criminal activity.

Acceptance of this quote constitutes agreement to these Terms and Conditions.

### Payment Terms:

50% due upon approval. Remaining balance due upon completion. See Terms and Conditions for full details.

<b>Samuel Cheung</b>	
Print Name	Print Name
<i>Samuel Cheung</i>	
Signature	Signature
<b>CapsuleTek Rep</b>	<b>Customer Rep</b>
Date: 04/15/2026	Date:

Choice Partner Contract #25/018M-10