

تيم فليم لمكافحة الحريق ش.ذ.م.م  
TAME FLAME FIRE FIGHTING L.L.C



Contract NO : JOB/AMC/2017/098-26

Prepared Date : 23/12/2025

**CONTRACT**  
**(Fire Alarm & Fire Fighting System Maintenance)**  
**( Non Comprehensive )**

**CONTRACTOR**  
**(FIRST PARTY)**

**M/s TAME FLAME FIRE FIGHTING LLC**  
**P.O Box: 237958, Al Qusais Ind 3., Dubai,**  
**United Arab Emirates**  
**Tel : +971 4 297 4466 Fax : +971 4 297 4469**

**CLIENT**  
**(SECOND PARTY)**

**M/s SABARI INDIAN SCHOOL LLC**  
**Dubai, United Arab Emirates**

**DATE OF AGREEMENT**

**01/01/2026 - 31/12/2026**


**PROJECT**

**Sabari Indian School,**  
**Dubai, UAE**

This Agreement is made between **M/s TAME FLAME FIRE FIGHTING LLC**, the Contractor and **M/s SABARI INDIAN SCHOOL LLC** Dubai United Arab Emirates Client.

Whereas the **FIRST PARTY** is licensed by the appropriate authorities in UAE to carry out contracts in the installation, servicing and maintenance of fire protection and related systems and further, the **FIRST PARTY** accepts the responsibility to carry out the service contract for the Fire Alarm System , Emergency Lights & Exit Signs , Fire Pump & Control Panel , Hose Reel System , Portable Fire Extinguisher at **Sabari Indian School, , Dubai, UAE** for **TAME FLAME FIRE FIGHTING LLC**, the following terms & conditions mentioned herewith:

  
Clara Martin  
Principal

  
Shahulhamid Abubacker  
Administration Manager  
Sabari Indian School, Dubai

**HEAD OFFICE**

**TAME FLAME FIRE FIGHTING LLC**  
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## THE CONTRACTOR AGREES AS FOLLOWS

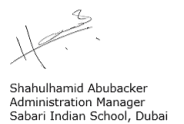
- ❖ To carry out the work, detailed in the terms specified in the quotation provided
- ❖ Should it be found necessary to replace any parts, such parts will form the subject of an additional charge and will be invoiced at price current at the time of fittings such repair work carried out with your approval against quotation.
- ❖ Whenever there shall occur a failure, breakdown or other malfunction of all or part of the equipment caused, the contractor will respond in maximum 4 hrs and take all such steps as are necessary so to remedy the defect and restore the equipment to good working order.
- ❖ To ensure all the times that only, quality materials are used and manufacture original replacement parts when applicable.
- ❖ To ensure that staff is trained to carry out the work at Site.
- ❖ To ensure employees are aware of the safety regulation of potential Danger at site
- ❖ This Agreement shall be governed by and construed in accordance with the laws of Dubai, UAE and the disputes if any related to the Agreement shall be subject to the exclusive jurisdiction of the courts in Dubai, UAE.

## THE CLIENT AGREES AS FOLLOWS

- ❖ To give the contractor access to the building to enable the Contractor to carry out his obligation listed here in and shall give the contractor such assistance and information may be reasonable for the said purpose.
- ❖ Any late payment will lead to the suspension of services, until the outstanding balance is cleared.
- ❖ Be terminated without prejudice to either parties other rights or remedies at any time by giving to the other party not less than thirty days written notice to the effect in any of the following events:
  1. If either party or any member, partner or principal thereof becomes insolvent or bankrupt or being corporation goes into liquidation.



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Principal



Shahulhamid Abubacker  
Administration Manager  
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**VALUE OF CONTRACT**

Contract Value For One Year	AED 5,500.00
Vat (5%)	AED 275.00
Total Value For One Year ( Five Thousand, Seven Hundred And Seventy-Five Dirham )	AED 5,775.00

**PAYMENT TERMS**

50% advance and 50 % after 6 months

**NOTE: As per UAE GOV, VAT 5% is applicable in all the invoices from 1 st Jan 2018.**

**PPM SCHEDULE**

1 - Service	2 - Service	3 - Service	4 - Service
January-2026	April-2026	July-2026	October-2026

**TYPE OF SERVICES**

Fire Alarm System , Emergency Lights & Exit Signs , Fire Pump & Control Panel , Hose Reel System , Portable Fire Extinguisher .

**TECHNICAL NOTES**

- ❖ Emergency call will be attended within 2-4 Hours.
- ❖ Job shall comply UAE Codes and standards.
- ❖ Refilling of fire extinguisher will be charged additionally
- ❖ The initial programming of the Fire Alarm Control Panel (FACP) will be chargeable until the entire



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## TAME FLAME FIRE FIGHTING L.L.C



system is fully healthy and operational state.

- ❖ DCD Contract will be issued once the entire system will be healthy
- ❖ Termination notice period shall be 30days for both the parties.
- ❖ Any repairs and replacement of spare parts will be charged extra.
- ❖ Civil Defense Contract charges excluded.
- ❖ Providing Password for the Panels (for the testing and Commissioning)
- ❖ All the necessary gate pass (technician/machines /tools/materials) should be arranged from client end (If required).
- ❖ Work permit and Access to be provided.
- ❖ High level access {boom lift, ladder (larger than 9 step), scaffolding} should be arranged from client end (If required).
- ❖ For preparing Cheque, please issue cheque in the name of TAME FLAME FIRE FIGHTING LLC.

### GENERAL NOTES

1. DCD AMC contract charges will be charged extra for each building. The charges for the same has to be borne by the client. OR

1. Any type of government fees/Online contract charges to be paid by the client end.
2. The clients obligations under this clause shall survive the termination of this Agreement.
3. Any kind of programming requirement observed during the initial ppm or initial snagging will be charged until the system to be healthy.
4. Any extension, upgradation, and modification to the existing system are excluded from the contract and any such requirement shall be dealt with chargeable basis.

5. Documents to be provided by client, that are required for DCD AMC contract preparation:

1. Copy of affection plan (Land-plot drawing)
2. Copy of lease agreement/tenancy contract/Ejari.
3. Copy of ownership/passport/Emirates ID.
4. Hassantuk payment receipt
5. Makani Number

### FORCE MAJEURE

1.1. Each Party is excused from performing its obligations under this Agreement to the extent that such performance is prevented an Event of Force Majeure. As used herein, the term "Event of Force Majeure" shall mean any event or circumstance (or combination of events or circumstances), that (i) could not have been reasonably foreseen, (ii) arises after the date hereof (iii) is beyond the reasonable control of the Party claiming the Event of Force Majeure (iv) is unavoidable or could not be prevented or overcome by

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Principal

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Shahulhamid Abubacker  
Administration Manager  
Sabari Indian School, Dubai

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the reasonable efforts and due diligence of the Party claiming the Event of Force Majeure and (v) has an impact which will actually and demonstrably affect such Party's ability to perform its obligations in accordance with the terms of this Agreement; provided that an Event of Force Majeure will not include economic hardship, changes in market conditions, or insufficiency of funds.

1.2. If, as a result of an Event of Force Majeure, a Party becomes unable, wholly or in part, to perform any of its obligations under this Agreement or is delayed in performing those obligations:

a) the affected Party must immediately give notice to the other Party setting out full details of the Event of Force Majeure and the reasons for the Event of Force Majeure preventing that Party from or delaying that Party from performing the affected obligations under this Contract.

b) the affected Party must use its best endeavours to overcome or remove the effects of the Event of Force Majeure as quickly as possible.

1.3. During an event of Force Majeure, the payment of such part of the Fee for suspended portion shall remain suspended.

1.4. An Event of Force Majeure does not relieve a Party from liability for an obligation which arose before the occurrence of that event, in which case Article 287 of the Civil Code of UAE does not apply.

## FAULT REPORT

❖ If any fault occurs, then the contractor would inform to customer as to nature of the fault and upon customers authorization, then proceed to repair said fault. All additional work approved by the customer prior to the Work.

❖ Contractor must invoice separately on time on material basis. Any replacement parts will be charged at cost price for fitting after consultation with the customer.

## EXCLUSION


❖ Electric works & civil works does not fall in our scope of work.

❖ Removal & replacement of false ceiling tiles/racks and any other asset.

❖ Third Party & Consultant charges are excluded from our scope.



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For: Contractor

For: Client

TAME FLAME FIRE FIGHTING LLC

Name : Mr. Sabu Sahadevan

Title : Managing Director

M/s SABARI INDIAN SCHOOL LLC

Name :

Title :

Signature & Stamp

Date : 23/12/2025



Signature & Stamp

Date :



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