



TRI PHX LLC *dba Obstacle Builders*
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Getting Started With Obstacle Builders

Overview:

Thank you for selecting Obstacle Builders! Our military-spec challenge course experts will be arriving soon, bringing all their knowledge, expertise, and passion for building your perfect o-course. Please carefully read through the following to ensure the safety of our builders as well as providing you the best possible finished product. *Keep in mind that there are dozens of factors that go into successful construction and a client's knowledge, support, and communication is imperative to the process.* Our crews are like family to us, so please also understand that while they are the best in the business they are humans too. *If you have any questions whatsoever please do not hesitate to contact us:*

Operations: Brett Stewart (860) 378-4556, brett@obstaclebuilders.com

Accounts: Kristen Stewart (203) 470-0602, kristen@obstaclebuilders.com

Step-By-Step Preparation Checklist:

Step 1 - Contract: Please review carefully and then initial, sign, and return your contract to brett@obstaclebuilders.com. *Remember to keep the contract handy before, during, and after the project as it contains important information about your course including materials, maintenance, warranty, safety disclaimers, and much more. Both your signed contract and this document contain a Disclaimer and Terms of Use that you are required to abide by.*

Step 2 - Mobilization Deposit: A 50% deposit for materials and mobilization is required to get your project on our calendar. *Because we are a Sole Source Provider for JROTC and the US Military we often have extremely busy periods throughout the year and a 30-90 lead time may be necessary. Dates cannot be locked into our calendar without a deposit except for extenuating circumstances already approved by TRI PHX.* Payment via ACH or checks made out to TRI PHX LLC are acceptable.

Step 3 - SafeDig/811: At least one week prior to arrival, you are required to have a SafeDig/811 grounds survey completed to locate and mark all underground services including, but not limited to: electrical, gas, water, fiber, irrigation, telephone/data, storage tanks or similar. Provide a full record of the findings to brett@obstaclebuilders.com prior to project commencement, and highlight ALL of the marked areas during the walk-through with our crew (Step 6). All underground services will be clearly marked with flags and spray-painted ground markings, these will be maintained until our crew arrives. *Any damage whatsoever to the grounds, services, equipment, or injuries to crew members as a result of contact with any unmarked underground elements is the sole responsibility of the client, as are ANY additional charges related to damages, injuries, or project delays.*

Step 4 - Irrigation & Groundskeeper Contact: Your groundskeeper/maintenance department must mark any ancillary services (water, power, gas, or electrical) that may have been installed and not covered by the city/town records (and therefore not available during the SafeDig/811. Most common damage occurs to irrigation lines or underground power run to a sports scoreboard or lights. TRI PHX LLC and our crews are not responsible for any damage to subsurface elements that are not clearly marked. *Any damage whatsoever to the grounds, services, equipment, or injuries to crew members as a result of contact with any unmarked underground elements is the sole responsibility of the client, as are ANY additional charges related to damages, injuries, or project delays. **In the event of any damage to any unmarked underground wires or irrigation lines our crew needs to be able to get***

in contact with your maintenance / groundskeeper immediately to shut off water or power.

NOTE: Projects run a lot smoother when our crew connects directly with your maintenance staff on day 1; we also encourage them to observe and ask questions of our crew in terms of their required upkeep of the obstacles.

Step 5 - Materials and Equipment: Materials are shipped to site 1-3 days before our crew arrival and equipment is usually delivered 1 day before. Please designate a location where lumber and equipment can be stored safely and securely until the crew arrives.

Please Note: Lumber and equipment will arrive by a large flatbed truck and offloaded to the area you designate. Hardware (screws, bolts, etc.) will usually be delivered by Lowe's, FedEx, DHL, UPS, or courier service - our distributors use different services nationwide and we often do not have advance notice. Please accept the hardware delivery at your office and store inside, our crews will retrieve it when they arrive, and thank you for your help.

Step 6 - Day of Arrival: Our obstacle experts will walk the grounds with your representatives and mark the location and orientation of each obstacle based on the existing terrain as well as the desired layout of the elements - *Please ask any and all questions you might have; we are the best in the world at this specific skill and never hesitate to help inform our clients how and why we do what we do.* Once marked, they will begin moving the lumber to the appropriate locations, framing and digging the footers. *The area must be completely clear of any pedestrian or vehicle traffic for the remainder of the build - generally 7-10 days for most average-sized projects.*

Crew Needs & Access

Our crew must be allowed access to the work site 7 days a week between the hours of 8 am and 8 pm; we can provide a combination lock on the main access gate and/or coordinate with you to provide ingress and egress during our working hours as listed above and securing the job site after our working hours. Upon

arrival, please provide our crew with the cell phone contact for your facility's groundskeeper/maintenance person, security, foreman, and any other individual(s) who are responsible for controlling access to the worksite.

Our crews require at least 20' wide truck access to the area for materials and equipment, including a concrete truck or pump. All elements to be built require access for a Bobcat; elements over 12' high will require access for an off-road forklift. We require access to water within 300' of the build site for concrete wash-off and crew safety.

During: Our crews travel the country and like to work long hours so they can return home. Access to the site 7 am - 9 pm is a must - they are responsible and will lock up after they are done for the day. Access to power, restroom, dumpster, and water is required, we will have hoses to wash down equipment in an appropriate area.

Step 7 - Completion: Once completed the crew will perform the walk-through and approval process with you and all the stakeholders to demonstrate how to properly complete every obstacle. We encourage any cadets that are available to come out and get some hands-on testing with your direction as well.

Your project should take about 6-10 days in total, weather permitting, this is a rough timeline for most JROTC-sized projects:

Rough Timeline:

Day 1: Walk-through, Element layout, marking, and framing.

Day 2-3: Holes, lots and lots of holes.

Day 4: All posts are set in the holes plum, level, and true and concrete is poured

Day 5 - 8: Obstacle fabrication

Day 9 - 10: Final testing, inspection, & sign-off

Step 8 - Maintenance: *(Also contained in your signed contract)*

All Courses will require constant inspection and maintenance. Failure to do so negates any verbal or written warranty on the material's lifespan.

All wood obstacles will require daily checks for wear and tear, roughness, splinters, and any potentially loose screws/fasteners. Tightening all screws, ropes, and any fasteners as well as sanding, re-painting, or coating wood will be required during normal use with a frequency dictated by the amount of use and weather conditions.

All wood obstacles **must be painted or resealed 90-120 days after installation when pressure-treated chemicals in wood have dried.** We recommend Thompson's Water Seal (or similar) on every wood surface with a DeckOver (or similar) coating on very high-traffic areas.

All screws and hardware must be checked and re-tightened 30-60 days after the installation as pressure-treated wood contracts during the drying process and re-tightening of all hardware is necessary to retain structure rigidity and strength.

Important Reminders - Grounds: *(Also contained in your signed contract)*

It is the CLIENT's responsibility to have their grounds accessible, marked for any underground utilities, and be free and clear of all obstructions and ready for element installation when our crews arrive. Our experts will place elements based on your existing terrain, which normally requires us to do very minimal or no spot-leveling, which is included. Brush clearing or earthmoving, leveling, removing large rocks, trees, roots, or impediments, and grass replacement or repair is not included unless specified in this contract.

Excessive stone or hard grounds may require additional labor, materials, and/or equipment. If these conditions are present, our staff will communicate any extra charges and provide a change order for that amount payable with the final invoice. Slippery or wet surfaces may require ground protection pads for traction, see below.

Heavy equipment used during construction will cause surface damage. Our crew will minimize tracks or ruts as much as possible, but we are not responsible for surface damage during the course of normal construction. Ground protection

pads are available from Sunbelt Rentals in most areas for an additional charge with a minimum of 7 days advance notice. *Please contact us for more details*

Important Reminders - Warranty Information: *(Also contained in your signed contract)*

Obstacle Builders provides a one-year warranty against defects in construction and materials starting from the date of installation. Please be aware that natural components such as wood and rope will weather rapidly when outdoors; consequently, aged wood, splits, and splinters are considered normal wear and tear. It is mandatory to inspect the COURSE for damage or wear prior to every use.

Note: Adherence to the Element Maintenance guidelines contained in your signed contract is required to maintain warranty validity. We strongly advise enrolling in our optional Expert Maintenance Program outlined in your contract; please contact brett@obstaclebuilders.com for program enrollment details.

Important Reminders - Preparation:

1. *All permits, approvals, or land variances for usage related to an installed permanent or temporary obstacle course is the sole responsibility of the client. Ground-based obstacle courses are normally exempt from regulatory enforcement, however, any and all requirements for permits or inspection by any regulatory authority is the sole responsibility of the client.*
 - a. Please provide any information on the ground conditions - rocky, clay, sand, etc. so our crew can prepare with the proper equipment.
 - b. Are there any gates or fences? If so, please provide the size of gates.
 - c. Is the area secure (fencing, security, cameras, etc.) for equipment to be safely left overnight?
 - d. How far is the nearest water spigot and electrical connection from the obstacles? We will need access to water for mixing concrete.

- e. Please indicate an area where building materials and equipment can be dropped off ahead of time that is safe and secure along with an appropriate contact person.
- f. What are the times that our crews are able to start in the morning and end at night? Are there any restrictions based on time, access or noise?
- g. Is there any on-site lighting to illuminate the areas where our crews will be working?
- h. How far is the nearest lumber/hardware store like Lowes or Home Depot?
- i. Are restrooms available and open for our crews to use during the build?
- j. Is there a dumpster on-site for our crews to use for trash & cleanup?

Important Reminders - Crew's Nationwide Travel:

Our crews will arrive in a timely fashion, as we do travel all over the country there can occasionally be some rescheduling needed and you will be aware if there are any changes needed. Weather always plays a factor in our builds, so if you haven't seen rain or snow in a while, rest assured there will be some nasty weather as soon as we show up. Please feel free to communicate directly with the team while on-site, they are the best in the business at creative solutions and understand that *EVERY build requires some level of change or adjustments that must be made on the fly.*

If any problems arise please feel to contact us at our home office in Phoenix, AZ.

Sincerely,
Kristen & Brett Stewart

Kristen & Stewart




TRI PHX LLC dba Obstacle Builders is proudly a United States
Small Business Administration Economically Disadvantaged
Woman Owned Small Business

Disclaimer and Terms of Use

Due to the inherently dangerous nature of obstacle courses, you and your staff must agree to regulate access and limit usage strictly to authorized persons under proper supervision.

It is the responsibility of you, our client, to educate your staff and all users regarding the risks involved with every aspect of the O-Course, including the grounds, individual elements, and necessary maintenance and inspections prior to use.

You hereby acknowledge the risks associated with the operation and upkeep of an obstacle course and agree to indemnify and hold harmless TRI PHX LLC dba Obstacle Builders, along with its officers, staff, build crews, and volunteers, from any liability regarding injury, impairment, or death arising from the use or maintenance of the course.