

dormakaba USA Inc.

407 - 409 27th Street
Dunbar, WV 25064
Phone: 800.266-2474

TO: CMI MANAGEMENT
5285 SHAWNEE ROAD
ALEXANDRIA, VA 22312
Customer Acct # 54725

WORK ORDER

SVO# 14300896259

Job Phone: 703-738-5307	Date: 07/10/25
Work Ordered by:	REGINALD COOK
Job Name:	CHARLESTON AFRC/AMS
Job Location:	101 LAKEVIEW DR. CROSS LANES WV 25313
Technician: Ben Self	PO#: WV006-3190186

DESCRIPTION OF WORK

Facility staff are currently parking a fork lift in front of the door in order to secure the site so this is an emergency repair need.
Reginald.Cook@cmimgmt.com

We recommend that the following work be performed to ensure satisfactory operation of your automatic doors. The manufacturer and the dealer will not be responsible for any malfunction or liability arising from failure to have this work performed. See checklist and terms and conditions information:

- Equipment does not meet American National Standard for power assist & low energy power operated doors ANSI/BHMA A156.19-2007
- Equipment does not meet American National Standard for power operated pedestrian doors ANSI/BHMA A156.10-2011
- Disclaimer Statement: Full ANSI inspection not performed at this time.
- Management did not consent to additional repairs.

WORK PERFORMED

7-10-25. 10:30am - 1:00pm. Shop entrance. Manual swing. Door ID: D0072028. Door not locking upon arrival. Tech inspected door and found exterior trim is defective. Tech replaced exterior trim. Door locks properly at this time.

QTY	MATERIALS	PRICE	AMOUNT	LABOR/MISC	TIME	TOTAL
1.00	HANDLE	\$ 166.91	\$ 166.91	143T	1.000	\$ 148.00
				143L	2.000	\$ 296.00
				143FS	1.000	\$ 59.90
				143SS	1.000	\$ 29.65
DATE COMPLETED: 07/10/25		BY: Ben Self	TOTAL MATERIALS	\$166.91	TOTAL LABOR/MISC	\$533.55
					TOTAL MATERIALS	\$166.91

I acknowledge that the work described in the report has been completed as specified, the service recommendations have been noted and I have been given a daily safety checklist. At the time the mechanic departed, the doors were working satisfactorily, except as noted on this report. The customer's failure to provide a signature does not revoke acceptance of the work. The work performed as provided above is considered complete and satisfactory by the customer unless dormakaba is notified in writing within 24 hours of the date of completion on the work order.

Signed By: REGINALD COOK

Freight	\$15.02
EnergySur	\$0.00
Subtotal	\$715.48
Tax	\$0.00
Total	\$715.48

/

Daily Safety Check
For Your Customer's Safety and Your Own protection
Perform This Safety Check Daily on each Automatic Door

Activation and Safety

1. Sensors

Walk to the door at a normal to moderate pace. The door should start opening when you are about four feet from the door. The door should open smoothly and stop without impact. Swing doors should take at least 1.5 seconds to open 80 degrees. The sensor should be able to detect objects 28" tall and be as wide as the door opening at 30" from the door. Upon stepping out of the sensor pattern the door should not start to close in less than 1.5 seconds. If a swing door is approached from the swing side activation should occur 55" beyond the safety sensor pattern. Sliding doors should have activation sensors on both sides of the door.

Mats

Step on the opening mat. The door should open smoothly and stop without impact. Swing doors should take at least 1.5 seconds to open 80 degrees. On swing doors for 2-way traffic (IN and OUT), the mat activation from swing side should occur at least 55" from the end of the safety mat, and 43" from the door on the approach side. There should be no more than 6" of inactive area at the threshold. Walk test all mats by standing for 4 seconds at several locations to be sure there are no inappropriate dead spots.

2. Stand motionless in or on the threshold area for 10 seconds for sliding doors, and 4 seconds for swinging doors; the door should not close. On swing doors step through the door onto the "safety" mat or into safety area and stop for 10 seconds; the door should not contact you.
3. Step out of safety area. The door should remain open for at least 1.5 seconds. Swing doors should close slowly to 10 degrees from fully open, then noticeably slow down and take at least 1.5 seconds for the final 10 degrees. Sliding doors should close at a slow, smooth pace (4 or more seconds) and stop without impact.

Low Energy Doors

Door shall be activated by a knowing act device (Push Plate). The door should open at a smooth pace (4 or more seconds) and stop without impact. Doors must remain full open for 5 seconds or longer and doors should close at a smooth pace (4 or more seconds) and stop without impact.

Door Hardware

1. With door open, grasp lock stile of door and attempt to move vertically and horizontally. There should be no looseness in the door pivots or in the connections between door and operator.
2. Check the mat holding and threshold. It should be complete and secured with all screws tightened.
3. Check that guide rails or other barriers or separators are present (two per swing door side) and firmly anchored. (Not required on Low Energy Doors.)
4. Check all door panels for broken or cracked glass.
5. Check that the finger guard, if there is one, is secure and in good repair. (Not required on Low Energy Doors.)
6. If the door is one-way, there should be an Arrow sign on the approach side and a Do Not Enter sign on the other side, both sides will have a *Caution Automatic Door* sign. If the door is two-way it should have a *Caution Automatic Door* sign on each side. Each of these signs should be 58" plus or minus 5" from the floor. Knowing act doors and Low Energy doors should have *Push to Activate* sign.

General Area

1. There should be no bulletin boards, literature racks, merchandise displays, or other attractions in the door area where people could be hit by the door.
2. Check the door area for tripping or slipping hazards.

-TERMS AND CONDITIONS-

This service ticket is subject to the terms and conditions (the "Terms") set forth on **dormakaba, USA Inc's** website (www.dormakaba.com). The Terms are hereby incorporated in and made a part of this service ticket by reference. Not modification, addition to or waiver of the Terms shall be effected by the acknowledgement or acceptance of purchase orders, shipping instruction forms, bills of lading, or any other document containing terms which vary from or are in addition to the Terms, such varying or additional terms being objected to and rejected by **dormakaba USA Inc** and deemed to be waived by Buyer. By accepting this service ticket and purchasing services, goods or materials from **dormakaba USA Inc.**, Buyer agrees to all the Terms. Buyer specifically acknowledges and agrees that he, she or it (i) has read and understands the Terms, (ii) accepts the Terms fully without reservations, addition or modification, and (iii) agrees to be bound by the Terms. Neither this service ticket nor the Terms may be modified, added to or waived in any way without express written consent of **dormakaba USA Inc.**

If you have any questions about any of the above items, please ask our service representative.
Safety devices for all doors should be checked by an AAADM certified inspector at least annually.

If you have any problems you cannot correct, turn off the door
operating equipment and call
dormakaba.com
www.dormakaba.com