

# Mule Mountain Pest Control

## GENERAL PEST CONTROL INSPECTION REPORT GPCI

2142 E. Cocopa Place. Sierra Vista, AZ 85650  
520-234-3435 www.mmpc-az.com

|                    |                       |                      |   |  |
|--------------------|-----------------------|----------------------|---|--|
| DATE OF INSPECTION | 1A. FI #              | 1B. APPLICATOR LIC # | 1C. <input checked="" type="checkbox"/> ORIGINAL REPORT<br><input type="checkbox"/> SUPPLEMENTAL REPORT | 1D. <input checked="" type="checkbox"/> AGENCY REQUEST<br><input type="checkbox"/> LANDLORD REQ.<br><input type="checkbox"/> OWNER REQUESTED |
| 20 March 2019      | EG_5279_200319_II-002 | 30785                |   |  |

NOTE: This form must be completed only by a Certified Applicator.

|   |   |
|---|---|
| 2A. NAME OF INSPECTION COMPANY<br><b>MULE MOUNTAIN PEST CONTROL</b>   | 4A. NAME OF PROPERTY OWNER/AGENCY/LANDLORD<br>Bisbee Public Works, Saira Alvarez        |
| 2B. ADDRESS OF INSPECTION COMPANY (Street, City, ZIP)<br><b>2142 E. Cocopa Place<br/>SIERRA VISTA, AZ 85650</b> | 4B. PROPERTY ADDRESS (Street, City, ZIP)<br>915 S. Tovreaville Road<br>Bisbee, AZ 85603 |
| 2C. TELEPHONE NUMBER (Include Area Code)<br><b>520-234-3435</b>   | 3. BUSINESS LICENSE #<br><b>9235</b>  |
| 5A. INSPECTED STRUCTURES<br>2 Site Built Structures and 2 Manufactured Structures                               |   |
| 5B. LIST ALL UN-INSPECTED AREA/STRUCTURES   |   |

6. THIS INSPECTION DOES NOT INCLUDE THE FOLLOWING LISTED AREAS WHICH ARE OBSTRUCTED OR INACCESSIBLE, (See also item 18, page 2.)

**BEHIND APPLIANCES**

7. BASED ON THE INSPECTOR'S VISUAL INSPECTION OF THE READILY ACCESSIBLE AREAS OF THE PROPERTY (See Section (10) before completing):

A. Visible evidence of insects observed.

Describe Evidence Observed: Wasp's & Wasp nests, and stink bugs

Location(s) found: Around all structures

B. Additional insects/ pests identified: \_\_\_\_\_

C. No visible evidence of infestation from bed bug insects was observed.

D. Visible evidence of infestation as noted in "A". Proper control measures were performed on (date): 20 March 2019

8. **DAMAGE OBSERVED. IF ANY**

A. Previous Treatment \_\_\_\_\_

B. Name of Company \_\_\_\_\_

C. Previous quote given. Amount \_\_\_\_\_

D. Heard about MMPC Used us before

9. **ADDITIONAL COMMENTS (ALSO SEE PAGE 2.)**

**THIS IS NOT A GUARANTEE**

(Number of additional attachments to this report 11 Page(s))

10. **STATEMENT OF INSPECTOR**

A. The inspection covered the readily accessible areas of the above listed structures, including attics and crawl spaces which permitted entry.

B. Special attention was given to those areas which experience has shown to be particularly susceptible to attack by bed bug insects.

C. Non-destructive probing and searching of those areas and other visible accessible areas showing evidence of infestation was performed.

D. The inspection did not include areas which were obstructed or inaccessible at the time of inspection.

E. Neither I, nor the company for which I am acting, have had, presently have, or contemplate having any interest in this property.

F. I do further state that neither I, nor the company for which I am acting, is associated in any way with any party to this transaction.

|  |  |                             |
|--|--|-----------------------------|
| 11A. SIGNATURE OF INSPECTOR<br> Ernie Garcia<br><small>Digitally signed by Ernie Garcia<br/>Date: 2019.03.21 09:27:15 -07'00'</small> | 11B. INSPECTOR'S LICENSE NUMBER<br>30785 | 11C. DATE.<br>21 March 2019 |
| 12. SIGNATURE OF OWNER/AGENT/LANDLORD<br>   | 13. DATE<br><u>4/3/19</u>                |                             |

PROPERTY NAME/ADDRESS: Bisbee Public Works, Saira Alvarez, 915 S. Toreaville Rd. Bisbee, AZ 85603  
DATE OF INSPECTION: 20 March 2019

AT THE TIME OF THE INSPECTION THE PROPERTY WAS:  VACANT  OCCUPIED  UNFURNISHED  FURNISHED

**CONDITIONS CONDUCIVE TO INFESTATION**

**14. OUTSIDE STRUCTURES(S) (OS)**

- Siders/Spider Webs
- Earth To Wood Contact (EC)
- Door Gaps
- General Insects
- Excessive Moisture (EM)
- Window Gaps
- Plants Abutting The Structure (PA)
- Cellulose Debris (CD)
- Water/Gas/Electrical Inlets
- Other \_\_\_\_\_

Comments:

See graph. Many conducive condition exist around all structures that are not pictured.

**15. PROPERTY CONDITION CONDUCIVE INSIDE/OUTSIDE (CC)**

- Outside Excessive Overgrowth
- Inside Feculant
- Inside Cluttered
- Inside Accumulation

Comments: See graph. Not pictured is the file room. This room has a large accumulation of file inside boxes.

**16. INSIDE STRUCTURE (IS)**

- Siders/Spider Webs
- Types of Domestic Animals \_\_\_\_\_
- General Insects
- Rooms  #1  #2  #3  #4  #5
- Kitchen Condition Conducive
- Other \_\_\_\_\_

Comments:

See graph. Did not see any live insects inside any of the structures.

**17. INSECTS OBSERVED AND/OR REPORTED (IOR)**

- Scorpions
- Earwigs
- Spiders
- Beetles
- Roaches
- Ants
- Flying Insects
- Other Paper Wasp

Comments: See graph. An unusual occurrence of Brown Marmorated Stink Bugs was located on the east side of the main structure. The have a large population of Paper Wasp and Black Widow Spiders.

**18. INACCESSIBLE AREAS (IA)**

- Attic - All
- Bed room #1
- Kitchen
- Living room
- Bed room #2
- Office
- Family room
- Bed room #3
- Garage
- Bath rooms
- Bed room #4
- Other East Side mobile structure

Comments:

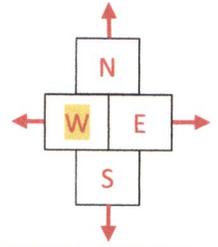
See graph. East side mobile structure was inaccessible inside.

**Pest Control Inspector's Additional Comments:**

Along with heavy insect activity is the rodent, wasp, and black widow population. For rodents we highly recommend an active baiting program to reduce the population. We recommend 8 rodent bait boxes for the next 6 months.

PROPERTY NAME/ADDRESS/GPCI #EG\_5279\_200319\_II-002  
 Bisbee Public Works, Saira Alvarez, 915 S. Tovreaville Rd.  
 Bisbee, AZ 85603

DATE OF INSPECTION  
 20 March 2019



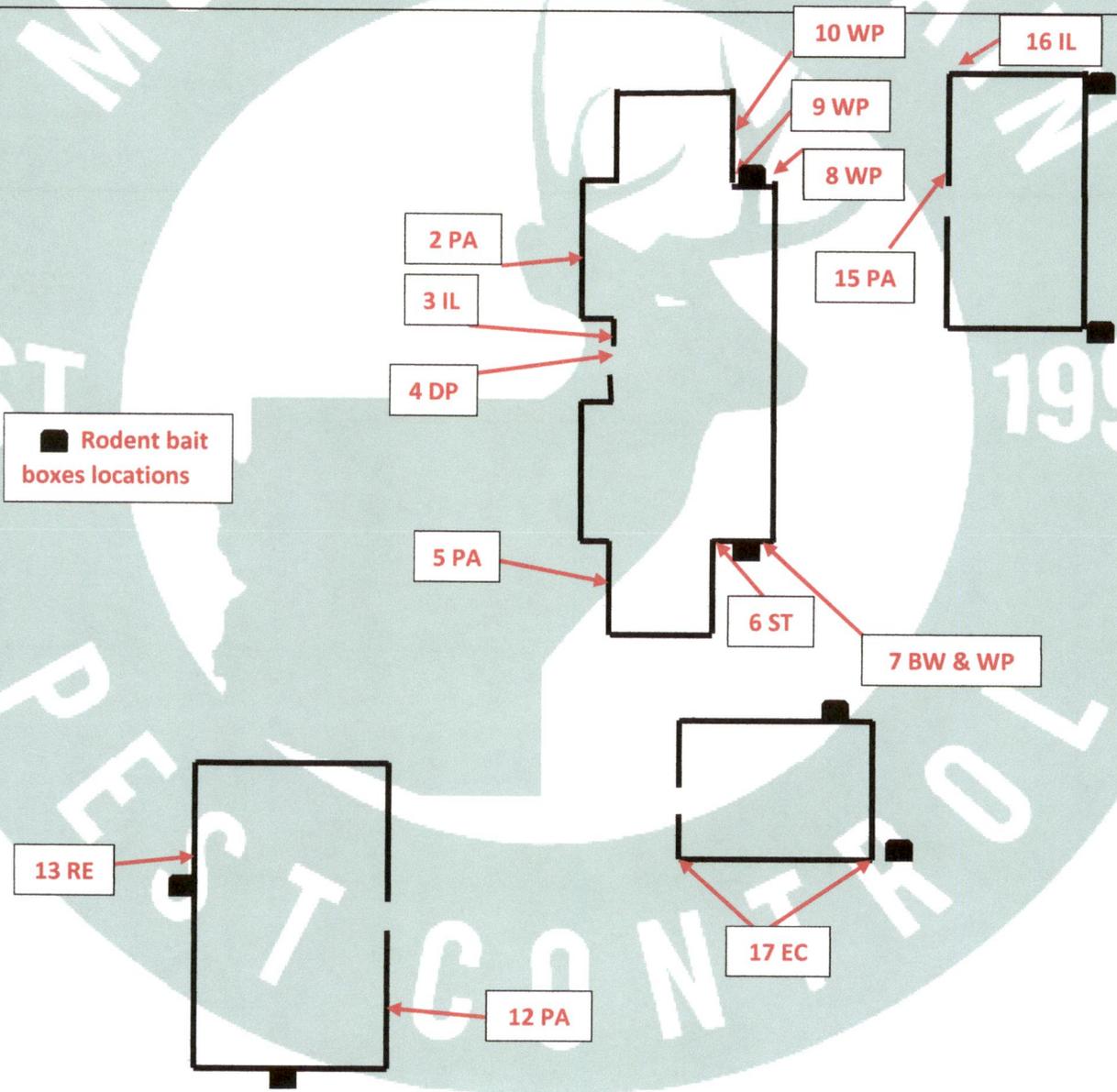
**GRAPH OF STRUCTURE(S)**

(Note: Graph Not To Scale)

**FLEA INSECT INSPECTION GRAPH**  
 THE INSPECTOR MUST COMPLETE THE GRAPH AND CHECK (✓) MARK BELOW FOR ANY ITEMS  
 WHICH ARE NOTED ON PAGES IN (1) AND (2)

| ✓ | CODE          | SEE GRAPH PAGE (3) | ✓ | CODE                             | SEE GRAPH PAGE (3) | ✓ | CODE                           | SEE GRAPH PAGE (3) | ✓ | CODE                          | SEE GRAPH PAGE (3) |
|---|---------------|--------------------|---|----------------------------------|--------------------|---|--------------------------------|--------------------|---|-------------------------------|--------------------|
|   | AN Ants       |                    | ✓ | SP Scorpions/Spiders             |                    | ✓ | CD Cellulose Debris            |                    | ✓ | ISC Inside Condition Dirty... |                    |
|   | BT Beetles    |                    | ✓ | CT Crickets                      |                    | ✓ | DP Door Gaps                   |                    | ✓ | IA Inaccessible Areas         |                    |
|   | EW Earwigs    |                    | ✓ | PA Plants Abutting The Structure |                    |   | WG Window Gaps                 |                    | ✓ | WP Wasps                      |                    |
| ✓ | ST Stink Bugs |                    | ✓ | EC Earth to Wood Contact         |                    | ✓ | IL Water/Gas/Electrical Inlets |                    | ✓ | BW Black Widow                |                    |
|   | CP Centipedes |                    |   | EM Excessive Moisture            |                    |   | OSC Outside Condition Dirty... |                    | ✓ | RE Rodent Evidence            |                    |

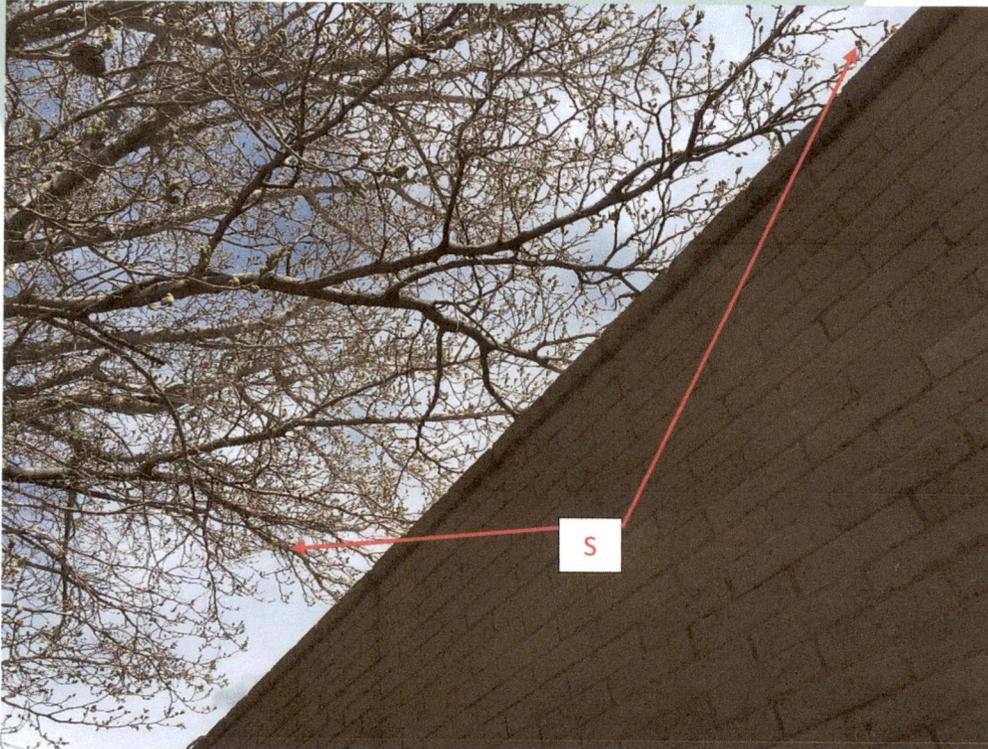
(\*) OGI Other General Pest Insects



1. Main Structure faces west.



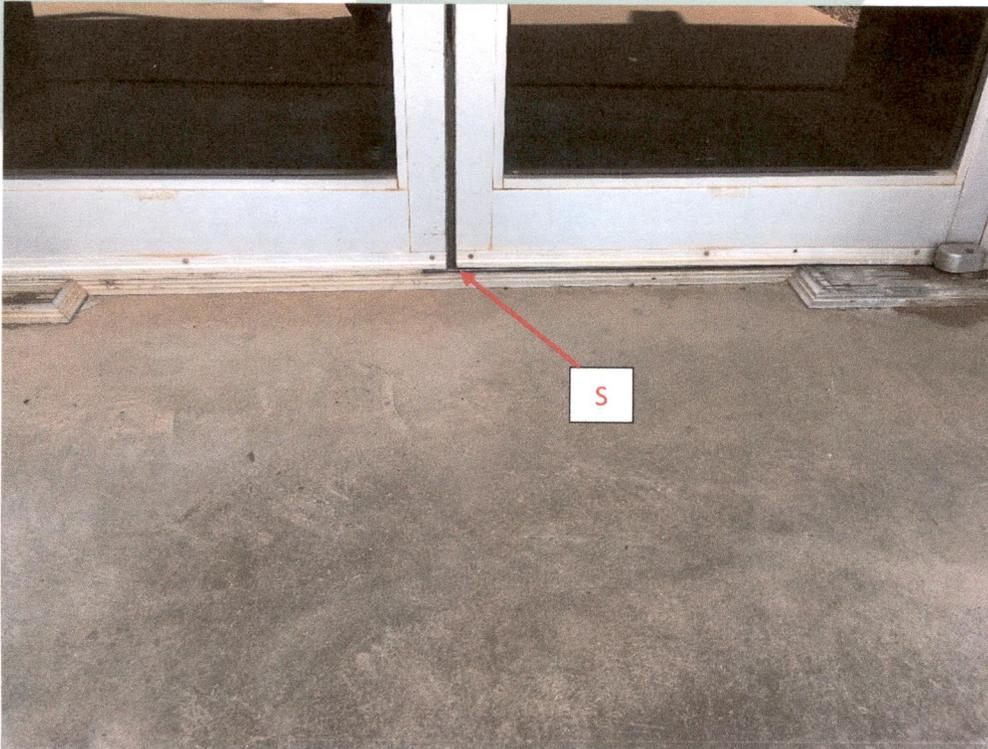
2. West side, tree branches overhanging above structure. Trim tree.



3. Electrical inlets, west side. Caulk gaps.



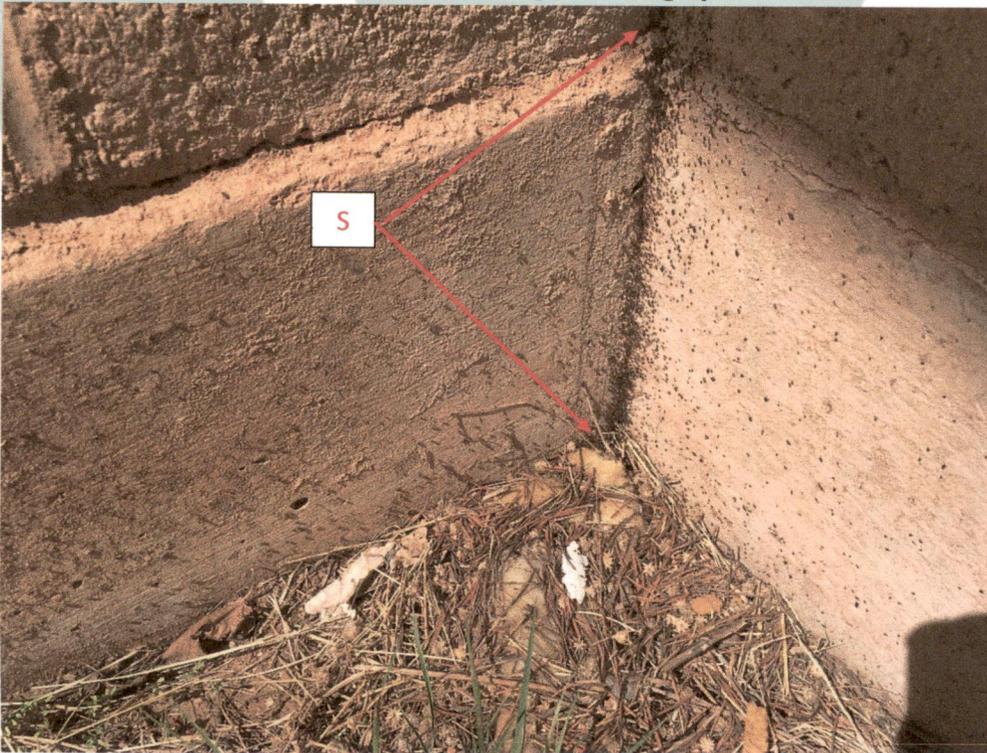
4. Door gaps, west side. Repair.



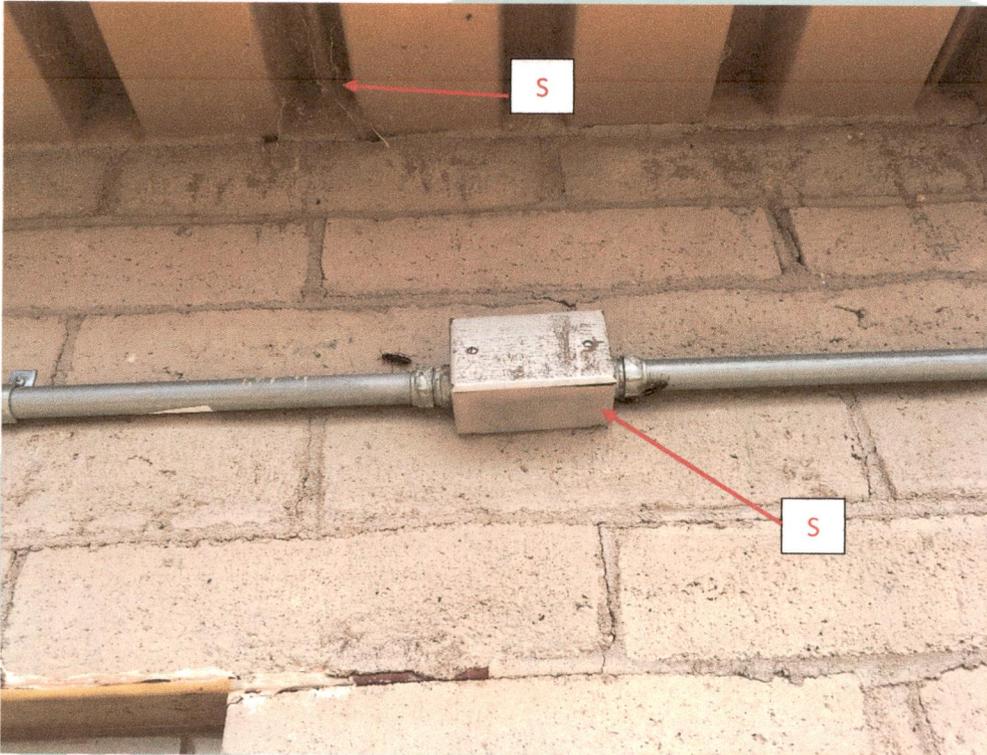
5. West side, tree branches overhanging structure. Trim tree.



6. East side, large infestation of Sink Bugs crawling up to the roof. Eradicated on the same day.



7. Paper wasp coming out from overwinter hiding place. Black widow web. South side.



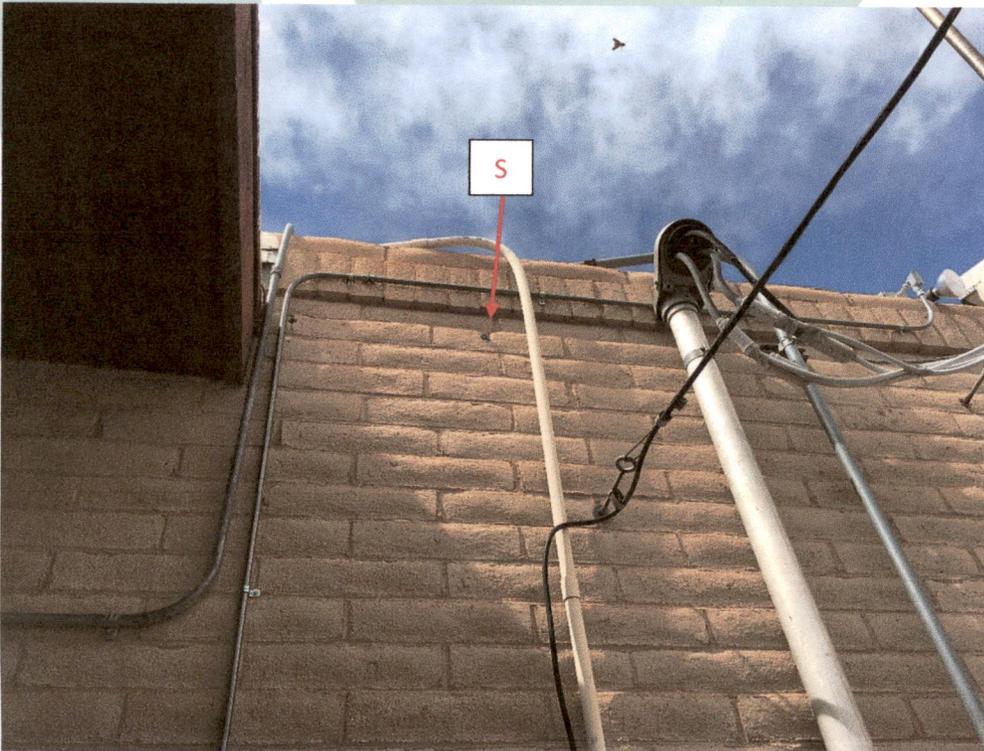
8. South east corner. Paper wasp nest. Eradicate and remove.



9. Along east eave are paper wasp nest, two shown in picture. Remove.



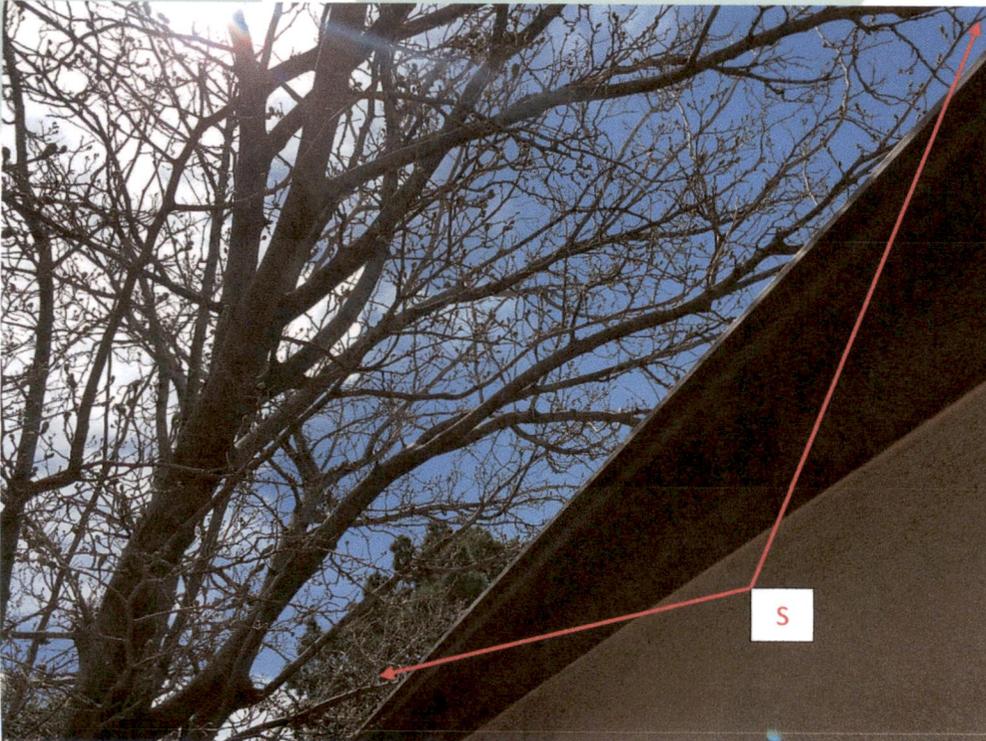
10. North side. Possible wasp nest inside hole.



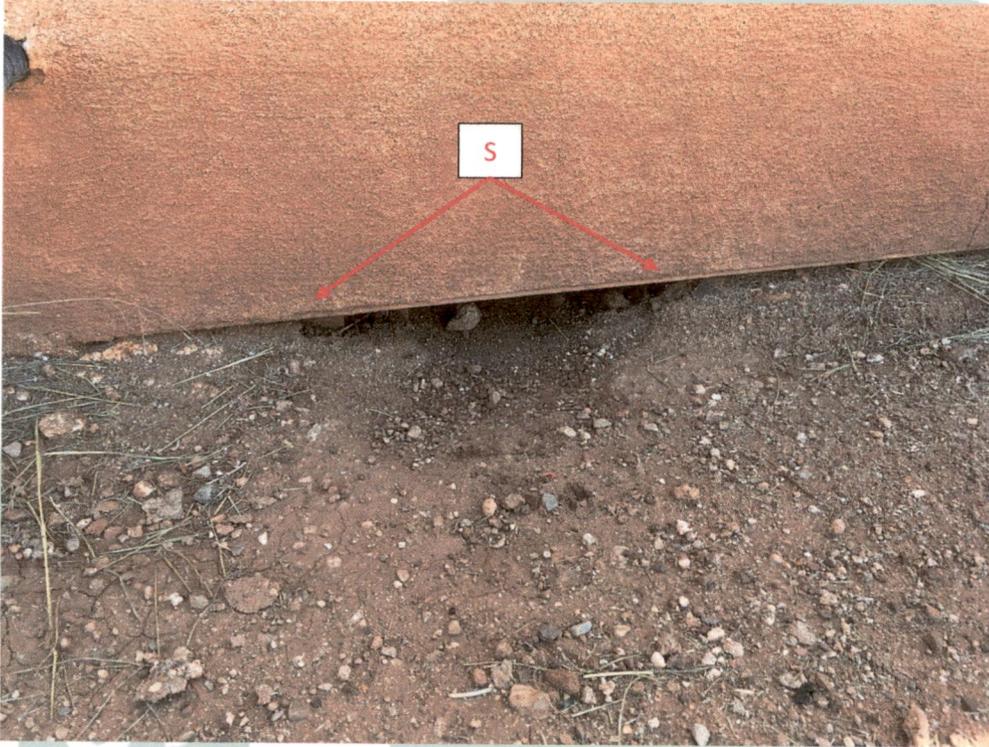
11. Structure #2 faces east.



12. East side, tree branches overhanging. Trim tree.



13. West side, rodent entry to crawl space. Repair.



14. Structure #3 faces west.



15. West side, tree overhanging. Trim tree.



16. On the NE corner, hole. Repair.



17. Structure #4 faces west. This structure has earth to wood contact on all sides.



EST CONTROL

**MULE MOUNTAIN PEST CONTROL**  
2142 E Cocopa, Sierra Vista AZ 85650

Managing Arizona's Pest Problems Since 1993  
(520) 234-3435

**THIS AGREEMENT AUTHORIZES MULE MOUNTAIN PEST CONTROL TO PROVIDE PEST MANAGEMENT SERVICE FOR:**

**CLIENT NAME:** Bisbee Public Works, Saira Alvarez, 915 S. Tovreaville Rd. Bisbee, AZ 85603 **ACCOUNT#:** EG\_5279\_200319\_II-002

Mule Mountain Pest Control will provide Mice/ Rats service. This will include the minimum services stated. The client agrees to make the premises available for service and accept such service as indicated. Prior to each service notice will be given with a time frame of service to be conducted. This proposal includes all labor and materials to trap Mice/Rats in the following specific areas

**A. Treatment:**

- a. During the first week live traps will not be set so mice/rats can feel safe entering and exiting traps. Food will be placed inside each trap to bait them in. The following week all traps will be set with bait. Each trap will need to be monitored a maximum of every three (3) days. All mice/rats caught will be relocated or dispatched in a non-housing location.

- Live traps # \_\_\_\_\_
- Snap traps # \_\_\_\_\_
- Bait Stations # 8
- Pro-pell liquid spray treatment
- Monitor of traps minimum of 42 days

**B. Follow up:**

- a. \$15 per visit every three days (14 x \$15 = \$210)
  - i. Total may increase if customer requests additional monitor beyond 42 days.
  - ii. Monthly maintenance thereafter at \$40 per month

**WITH SET UP THERE IS NO GUARANTEE MICE/ RATS WILL BE CAPTURED IN SET TIME FRAME. THIS SERVICE DOES NOT INCLUDE A WARRANTY. REGULAR MONITORING SHALL BE CONDUCTED ON A REGULAR SCHEDULE WHICH WILL BE GIVEN TO CUSTOMER UPON AGREEMENT OF SERVICE. THIS SERVICE WILL REQUIRE FEE FOR TRAPS UP FRONT. AT COMPLETION OF SERVICE ALL TRAPS AND BAIT STATIONS WILL BE REMOVED. UPON COMPLETION OF SERVICE THE CUSTOMER WILL RECEIVE AN INVOICE THAT MUST BE PAID UPON COMPLETION. **EXCLUSION PROGRAM IS HIGHLY RECOMMENDED.****

**TOTAL COST \$** 40.00

Prepared By Ernie Garcia Lic. # 30785 Date 20 March 2019

Client Signature  Date 4-3-19

**Acknowledgement:** By signing this agreement, the client acknowledges that the client has read, understands, and agrees to abide by this agreement and any and all attached checklists, graphs, specifications, or other documents. By signing or initialing this document, I acknowledge that I fully understand the extent of the agreement, that I had an adequate opportunity to ask questions about the extent of the treatment method, that my questions have been answered to my satisfaction, and that I have received a copy of the service agreement containing this information.

**Settlement of disputes:** It is mutually agreed between the Client and the Company that any dispute or controversy arising between the parties will be resolved by arbitration. It is agreed that prior to arbitration the parties may engage in non-binding mediation. Each party shall bear their own costs. It is further agreed that there shall be a single neutral arbitrator, and that arbitration will be governed by the rules of the Arizona Arbitration Association. The arbitrator must allow all legal and equitable defenses.

**Limitation of Liability:** The liability of the Company for treatment, inspection, or claims arising out of or relating to the interpretation, performance or breach of any provision of this agreement, or any claims for damages from performance or negligence in performance of the agreed work shall not exceed the cumulative aggregate sum of \$1,000.00 for the entire period of this agreement and this agreement only. All other services under Article E. are subject to alternate agreements which may place all liability on contracting party, thereby eliminating any responsibility or liability on the servicing company- Mule Mountain Pest Control.

**WARNING – PESTICIDES CAN BE HARMFUL! KEEP CHILDREN AND PETS AWAY FROM PESTICIDE APPLICATIONS UNTIL DRY, DISSIPATED OR AERATED. FOR MORE INFORMATION CONTACT MULE MOUNTAIN PEST CONTROL, AT 480-415-7387 OR 520-234-3435**

**MULE MOUNTAIN PEST CONTROL (MMPC)**

2142 E Cocopa, Sierra Vista AZ 85650

Managing Arizona's Pest Problems Since 1993

(520) 234-3435 or (480) 415-7387

**THIS AGREEMENT AUTHORIZES MMPC TO PROVIDE PEST MANAGEMENT SERVICE FOR CLIENT NAME/ADDRESS:**

Bisbee Public Works, Saira Alvarez, 915 S. Tovreaville Rd. Bisbee, AZ 85603 ACCT. #EG 5279 200319 II-002

Mule Mountain Pest Control will provide **General Pest Control** service. This will include the minimum services stated. The client agrees to make the premises available for service and accept such service as indicated. Prior to each service notice will be given with a time frame of service to be conducted. This proposal includes all labor and materials to service **General pest** in the following specific areas

- A. Provide labor and materials to treat General Pest in the following specific areas:
  - a. Exterior crack & crevice, foundation, eaves, around pools, patios, and porches. Out buildings, per the clients request.
  - b. Interior crack & crevice, baseboards, rooms, and hallway areas are to be treated. This service is given twice a year for the monthly and seasonal accounts and once a year for bi-monthly and quarterly accounts at no extra cost.
  - c. The maintenance service provided is:
    - i. Monthly
    - ii. Bi-monthly
    - iii. Seasonal
    - iv. Quarterly
  - d. Chemicals to be used have no limit on the quantity to ensure service provided is effective. The following are the chemicals to be used.
    - i. 565 XLO plus aerosol
    - ii. TelStar
    - iii. Cyper TC
    - iv. Onslaught Fast Cap
    - v. Suspend Poly Zone
    - vi. Delta or D-Fense Dust
    - vii. Monitoring devices
- B. This is a proposal for General pest control service which will require one technician to complete.
  - a. Treatment will take approximately ½ hour to complete.
  - b. All pets must be kept inside during outside treatment and remain inside for a minimum of 15 to 20 minutes after the technician has complete his service. If the technician is treating inside the pets must remain outside for a minimum of 30 minutes.
  - c. Infants and toddlers must be kept off the floor during and 30 minutes after the technician has completed the inside service.
- C. **The following insects are not general pest and will be charged separately as needed. These services are available upon request.**
  - a. Bees, bed bugs, German cockroaches, ticks, fleas, Ants, Rodents, Large wild animals, Termites, Pigeons, Bats, and Mosquitos.

**THIS SERVICE DOES NOT INCLUDE A WARRANTY. UPON COMPLETION OF SERVICE THE CUSTOMER WILL RECEIVE AN INVOICE WITH THE BALANCE THAT MUST BE PAID AT THAT TIME OF SERVICE.**

**TOTAL COST FOR SERVICE \$70.00**

Prepared By Ernie Garcia Lic. # 30785 Date 21 March 2019

Client Signature  Date 4/3/19

**Acknowledgement:** By signing this agreement, the client acknowledges that the client has read, understands, and agrees to abide by this agreement and any and all attached checklists, graphs, specifications, or other documents. By signing or initialing this document, I acknowledge that I fully understand the extent of the agreement, that I had an adequate opportunity to ask questions about the extent of the treatment method, that my questions have been answered to my satisfaction, and that I have received a copy of the service agreement containing this information.

**Settlement of disputes:** It is mutually agreed between the **Client** and the **Company** that any dispute or controversy arising between the parties will be resolved by arbitration. It is agreed that prior to arbitration the parties may engage in non-binding mediation. Each party shall bear their own costs. It is further agreed that there shall be a single neutral arbitrator, and that arbitration will be governed by the rules of the Arizona Arbitration Association. The arbitrator must allow all legal and equitable defenses.

**Limitation of Liability:** The liability of the **Company** for treatment, inspection, or claims arising out of or relating to the interpretation, performance or breach of any provision of this agreement, or any claims for damages from performance or negligence in performance of the agreed work shall not exceed the cumulative aggregate sum of \$1,000.00 for the entire period of this agreement and this agreement only. All other services under Article E. are subject to alternate agreements which may place all liability on contracting party, thereby eliminating any responsibility or liability on the servicing company- Mule Mountain Pest Control.

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