



Convenience Stores and other Retail Applications go **GREEN** and Save Money Also

Going "GREEN" does not have to be an expensive proposition. In fact, with the TMS Building Automation and Temperature Control System you can save money and reduce costs whether 1 or 100 facilities are involved

In Other Words "ADD to the Bottom Line"

TMS has building automation equipment installed in hundreds of convenience stores and retail locations with savings ranging from 10 to 15% on a monthly basis. Whether you are contemplating a lighting only or a complete building control system, the complete package from TMS allows your electrician to perform the installation with no prior control experience. The TMS installation package includes all you need for a complete installation - Installation drawings, programming, panel assembly, cables and ALL necessary field devices.

NEW Lease to Own Program!

No matter what the size of the convenience store or retail operation, the **up front costs (capitalization) are a concern**. Now by partnering with Principal Capital, we have a **lease to own** program than can actually cost the owner ZERO dollars per month, depending on the amount of monthly savings and the selected leasing plan. With the fast payback and the low monthly cost, combined with the long product warranty, monthly utility savings can start on day one.

The Installation Labor can be rolled into the equipment lease!

Example System Installation:

- Control and monitoring of two (2) HVAC units
- Five (5) Lighting zones controlled by outdoor light level sensor
 - Outer canopy lights
 - Inner canopy lights
 - Soffit and building lights
 - Signage lights
 - Parking lot lights
- Reach-In drink cooler control and monitoring
- Reach-In beer cooler control and monitoring
- Factory assembled, tested and programmed control panel
- Required sensors, relays, contactors and low voltage cable
- Required interface software
- Required internet and modem equipment
- Full warranty on all equipment and materials for the life of the lease
- Monthly monitoring and support for the life of the lease
- TMS Startup assistance with electrical contractor of choice

Example Installation Costs:

TMS Control Package as above:	\$ 3,500.00
Installation Labor (5 man days @ \$ 75.00 per hour):	\$ 3,000.00
Total Installed Cost:	\$ 6,500.00

Example Lease Costs and Cash Flow Projections:

For this example, we estimate a monthly electric bill of 2,500.00 and a savings of 12%

Lease Term	Monthly Lease Payment	Monthly Utility Savings	Monthly Cash Flow
24 Months	\$ 339.00	\$ 300.00	(\$39.00)
36 Months	\$ 245.00	\$ 300.00	\$ 55.00
48 Months	\$ 196.00	\$ 300.00	\$ 104.00
60 Months	\$ 167.00	\$ 300.00	\$ 133.00

All leases are a lease to own with a \$ 1.00 buyout at the end of the lease term ...

The above analysis does not include potential tax savings, energy credit rebates or other incentives from State or Federal programs.

You can see that a positive cash flow is easily obtained allowing the system to pay for itself over the life of the lease. In addition to the utility savings, service and diagnosis of system equipment problems save manpower and useless trips to the site. Removing the human element from the control of daily functions increases efficiency.

Contact an Authorized TMS Dealer today to see how the TMS Control System and our leasing program will help you obtain your energy and operational cost savings goals!