Riverbend West FERTILIZER BREAKDOWN September 2022

		Fertilization - Pt 2							
	Total \$	St. Augustine	Bahia	Ornamentals	Palms	Specialty Plants			
BrightView	\$7,431.00	Feb 200# 24-0-11 + PreM	Feb 800# 25-0-12 100% Poly Coat	Mar 340# 25-0-12 100% Poly Coat	Mar 140# 8-0-12+4Mg				
Ist Annual Renewal		Mar 75 oz# PreEmergent	April 650 oz# Ferrous Sulfate	May 340# 25-0-12 100% Poly Coat	May 140# 8-0-12+4Mg	I asked all vendors to			
2nd Annual Renewal		April 200# 25-0-12 100% Poly Coat	May 800# 25-0-12 100% Poly Coat	Oct 340# 25-0-12 100% Poly Coat	Oct 140# 8-0-12+4Mg	identify those plants that			
Three Year Average		May 75 oz# Ferrous Sulfate	Oct 800# 25-0-12 100% Poly Coat		Nov 140# 8-0-12+4Mg	require additional treatment			
ee real /weiage		Oct 200# 25-0-12 100% Poly Coat	20 0 12 100 N 1 6 N 200 1			(i.e., Crapes, Dwarf Asian			
		Nov 200# 24-0-11 + PreM				Jasmine, Roses, etc.)			
		NOV 200# 24*0*11 + FIGIVI				and list those here.			
Duncal	¢E 022 0E	Fab 0# 10 0 4 with wood control	Feb 1130# 10.0.0.10.0 A migra min bland with wood control	Mar 70# 7.0.0 and 7.0.7 bland with insect and disease control	Mar 07 F# 0 0 12 / M/a				
Duval	\$5,823.05	Feb 8# 18-0-4 with weed control	Feb 1120# 18-0-8, 18-0-4 micro mix blend with weed control	Mar 70# 7-0-8 and 7-0-7 blend with insect and disease control	Mar 97.5# 8-0-12+4Mg				
1st Annual Renewal	\$5,881.28	Mar 4# 16-4-8 20%PolyPlus OPTI45 3%Fe .2%Mn	Apr 560# 16-0-8+1Mg with weed control as needed	May 70# 7-0-8 and 7-0-7 blend with insect and disease control	May 97.5# 8-0-12+4Mg	I asked all vendors to			
2nd Annual Renewal	\$5,939.51	Apr 8# 16-4-8 20%PolyPlus OPTI45 3%Fe .2%Mn	May 560# 16-0-8+1Mg with weed control as needed	Oct 70# 7-0-8 and 7-0-7 blend with insect and disease control	Oct 97.5# 8-0-12+4Mg	identify those plants that			
Three Year Average		May 8# 16-0-8+1Mg with weed control	Oct 1120# 18-0-8, 18-0-4 micro mix blend with weed control		Nov 97.5# 8-0-12+4Mg	require additional treatment			
		Oct 8# 16-4-8 with weed control				(i.e., Crapes, Dwarf Asian			
		Nov 4# 16-4-8 with weed control				Jasmine, Roses, etc.)			
						and list those here.			
Juniper	\$8,245.00	Feb 50# 24-0-11 100%SRN Pre M	Feb 250# 24-0-11 100%SRN Pre M	Mar 200# 8-0-12 100%SRN all Micros	Mar 200# 8-0-12 100%SRN all Micros				
1st Annual Renewal		Mar 50# 24-0-11 100%SRN	Apr 250# 24-0-11 100%SRN	May 200# 8-0-12 100%SRN all Micros	May 200# 8-0-12 100%SRN all Micros	I asked all vendors to			
2nd Annual Renewal		Apr 100# 24-0-11 100%SRN	May 500# 24-0-11 100%SRN	Oct 200# 8-0-12 100%SRN all Micros	Oct 200# 8-0-12 100%SRN all Micros	identify those plants that			
Average		May 100# 24-0-11 100%SRN	Oct 250# 24-0-11 100%SRN Pre M		Nov 200# 8-0-12 100%SRN all Micros	require additional treatment			
		Oct 100# 24-0-11 100%SRN				(i.e., Crapes, Dwarf Asian			
		Nov 50# 24-0-11 100%SRN Pre M				Jasmine, Roses, etc.)			
						and list those here.			
Pine Tree Services	\$10,068.00	Feb 34# 20-0-10 with PreM	Feb 262# 20-0-10 with PreM	Mar 1100# 8-10-10 50%SRN	Mar 220# 8-2-12+4%Mg				
1st Annual Renewal	, , , , , , , , ,	Mar 17# 40-0-0 Soluble N	Apr 131# 40-0-0 Soluble N	May 1100# 8-10-10 50%SRN	May 220# 8-2-12+4%Mg	I asked all vendors to			
2nd Annual Renewal		Apr 32# 43-0-0 100% Poly Coated	May 245# 43-0-0 100% Poly Coated	Oct 1100# 8-10-10 50%SRN	Oct 220# 8-2-12+4%Mg	identify those plants that			
Average		May 32# 43-0-0 100% Poly Coated	Oct 525# 20-0-10 with PreM		Nov 220# 8-2-12+4%Mg	require additional treatments			
-		Oct 32# 43-0-0 100% Poly Coated				(i.e., Crapes, Dwarf Asian			
		Nov 34# 20-0-10 with PreM				Jasmine, Roses, etc.)			
						and list those here.			
Redtree	\$8,538.00	Feb 500# complete fertilizer with PreM	Feb 400# complete fertilizer with PreM	Mar 400# complete fertilizer	Mar 220# 8-0-12+4Mg				
1st Annual Renewal		Mar 250# soluble Nitrogen	Apr 200# soluble Nitrogen	May 400# complete fertilizer	May 220# 8-0-12+4Mg	I asked all vendors to			
2nd Annual Renewal		Apr 500# Slow Release Nitrogen	May 400# Slow Release Nitrogen	Oct 400# complete fertilizer	Oct 220# 8-0-12+4Mg	identify those plants that			
Average		May 500# Slow Release Nitrogen	Oct 400# complete fertilizer with PreM		Dec 220# 8-0-12+4Mg	require additional treatments			
		Oct 500# Slow Release Nitrogen				(i.e., Crapes, Dwarf Asian			
		Nov 500# complete fertilizer with PreM				Jasmine, Roses, etc.) and list those here.			
MISS	¢24.0/1.01	Ech 1000# 15 2 15 IDD have "		Jan 1050# 9-2-12	Ion 250# 0.1.12				
SSLM 1st Annual Renewal	\$24,861.84	Feb 1000# 15-2-15 TBD by soil sample May 1000# 15-2-15 TBD by soil sample		Jan 1050# 9-2-12 Apr 1050# 9-2-12	Jan 250# 8-1-12 Apr 250# 8-1-12	I asked all vendors to			
2nd Annual Renewal	+	Oct 1000# 15-2-15 TBD by soil sample		Apr 1050# 9-2-12 Sept 1050# 9-2-12	Apr 250# 8-1-12 Sept 250# 8-1-12	identify those plants that			
Average						require additional treatment			
-						(i.e., Crapes, Dwarf Asian			
						Jasmine, Roses, etc.)			
						and list those here.			
United	\$10,633.00	Feb 3.5# 20-0-11 PreM	Feb 448# 20-0-11 PreM	Mar 15.2# 10-0-10	Mar 31# 8-2-12	Mar 10-0-10 for Crepes			
1st Annual Renewal	\$10,963.00	Mar 25-0-12 Liquid App	Apr Liquid App	May 15.2# 10-0-10	May 31# 8-2-12	May 10-0-10 for Crepes			
2nd Annual Renewal	\$11,303.00	Apr 15-0-15 Liquid App	May Liquid App	Oct 15.2# 10-0-10	Oct 31# 8-2-12	Oct 10-0-10 for Crepes			
Average		May 15-0-15 Liquid App	Oct 448# 20-0-11 PreM		Dec 31# 8-2-12				
		Oct 6-0-0 Iron and Micro							
		Nov 3.5# 20-0-11 PreM							

Riverbend West CDD Landscape Maintenance Services Bid Opening Summary September 2022

				Pine Lake
	Brightview	Duval	Juniper	Services
	6	1	7	4
(Part 1) General Landscape Maintenance	\$112,800.00	\$58,765.00	\$195,600.00	\$68,188.72
(Part 2) Fertilization	\$7,431.00	\$5,823.05	\$8,245.00	\$10,068.00
(Part 3) Pest Control	\$1,100.00	\$1,600.00	\$3,060.00	\$3,000.00
(Part 4) Irrigation	\$3,300.00	\$2,160.00	\$8,000.00	\$3,678.00
Total (\$/year) (Contract Amount)	\$124,631.00	\$68,348.05	\$214,905.00	\$84,934.72
First Annual Renewal	\$130,862.50	\$69,031.53	\$214,905.00	\$84,934.72
Second Annual Renewal	\$137,405.75	\$69,721.85	\$214,905.00	\$84,934.72
Three-Year Average	\$130,966.42	\$69,033.81	\$214,905.00	\$84,934.72
(Part 5) Installation of Medium Pine Bark Mulch				
Cubic Yards/Installation (October)	79	230	215	150
Price per Cubic Yard (Installed)	\$55.00	\$55.00	\$52.00	\$53.75
Cubic Yards/Installation (April)	157	230	215	125
Price per Cubic Yard (Installed)	\$55.00	\$55.00	\$52.00	\$53.75
Price per Cubic Yard (Installed) if District chooses to change to Cypress	\$55.00	\$55.00	\$52.00	\$55.00
Total -Medium Pine Bark Mulch	\$12,980.00	\$25,300.00	\$22,360.00	\$14,781.25
Annual Total including Mulch (Pts. 1-5) Yr. 1	\$137,611.00	\$93,648.05	\$237,265.00	\$99,715.97
Additional Costs CDD May incur at its discretion	N1/A	¢/00.00	Φ/Γ t	NI/A
OTC Injections (To Treat Lethal Bronzing in Palms)	N/A	\$600.00	· ·	N/A
TopChoice Application For Fire Ants	\$550.00	\$3,600.00		\$4,500.00
Total Additional Costs CDD May incur at its discretion	\$550.00	\$4,200.00	\$2,750.00	\$4,500.00
Additional Charges				
Storm Cleanup (\$/hour)	\$75.00	\$40.00	\$55.00	\$85.00
Freeze Protection Landscape \$/application	\$75.00/Hr	\$50.00	\$3,000.00	\$350.00
Hand Watering Employee (\$/hour)	\$55.00	\$35.00	\$55.00	\$45.00
Hand Watering Water Truck (\$/hour)	\$230.00	\$150.00	\$750.00	\$250.00
Freeze Protection Irrigation \$/application	\$75.00/Hr	\$50.00	\$500.00	did not price
After Hours Emergency Rate (\$/hour)	\$75.00	\$300.00	\$90.00	\$85.00

PROJECT MANUAL

FOR

LANDSCAPE & IRRIGATION MAINTENANCE SERVICES

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

July 2022

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE FOR

LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

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RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

EVALUATION CRITERIA

1. Personnel

(E.g., skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels, etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc. with bid.)

Years Exp.	Position/Certifications	Duties and Responsibilities
32	Senior Branch Manager	Manages All Clients & Crews
	Account Manager	Managed Specific Clients/Crews
14	Production Manager	Manages Crews & Ops On Site
3	VP, General Manager	Manages West Florida Ops
31	VP Sales	Manages Central Florida Sales
addition, list any p	ersonnel with technical expe	1 supervisors, and 1 ertise that will be utilized on this
addition, list any p	laborers, ersonnel with technical expe ication, arborists, or horticul	ertise that will be utilized on this
addition, list any p ide, herbicide appli Years Exp.	ersonnel with technical experience or horticul Position/Certifications	ertise that will be utilized on this turist, etc.) Duties and Responsibilities
addition, list any p ide, herbicide appli	ersonnel with technical expe ication, arborists, or horticul	ertise that will be utilized on this turist, etc.)
addition, list any p ide, herbicide appli Years Exp.	ersonnel with technical experience or horticul Position/Certifications	ertise that will be utilized on this turist, etc.) Duties and Responsibilities
addition, list any pide, herbicide appli Years Exp.	ersonnel with technical experication, arborists, or horticul Position/Certifications Account Manager	Pertise that will be utilized on this turist, etc.) Duties and Responsibilities Manages All Client Interactions
addition, list any pide, herbicide appli Years Exp. 1 14	ersonnel with technical experication, arborists, or horticul Position/Certifications Account Manager Production Manager	Duties and Responsibilities Manages All Client Interactions Manages Client & Crews on Site
	32 1 14 3	Senior Branch Manager Account Manager Production Manager VP, General Manager VP Sales

Personnel continued.

Locale of Vendor Shop Servicing Project

	ss of Vendor shop providing services to Riverbend West CDD:
Driv	g miles between Vendor shop & Riverbend West CDD4 miles
"Wii hour	shield Time" on an average business day between Vendor shop & Riverbend West CDD _8 minutes
	2. Experience
previ	(E.g., past & current record and experience of the respondent in similar projects, volume of wously awarded to the firm; past performance in any other contracts; subcontractor listing, invento quipment, etc.)
1.	Project Name/Location: Kings Point Master - Section 3 / Sun City, FL
	Contact:Jack Davidson Contact Phone:256 341-8613
	Project Type/Description:Complete Landscape Maintenance of Master Association Grounds
	Dollar Amount of Contract: \$2,830,558.00
	Your Company's Detailed Scope of Services for Project: Complete landscape Maintenance Service including
	mowing, trimming, edging and Debris Blowing. Shrub Pruning and Detail. Turf, Shrub, Tree & Palm Fertilization. Weed and Pest
	Control. Irrigation Inspections and Repairs. Mulch Applications. Annuals Installation and Dead-Heading. Tree & Palm care and
	Pruning and Palm Inoculations. Enhancement Proposals and Installation. Site Renovations.
	Duration of Contract: START DATE:END DATETo Current
2.	Project Name/Location:Southshore Bay - Hidden Creek CDD / Riverview, FL
	Contact: Sleven Stafford Contact Phone: 813 564-6103
	Project Type/Description: Complete Landscape Maintenance of CDD Community
	Dollar Amount of Contract: \$151,970.00

Your Company's Detailed Scope of Services for Project: Complete landscape Maintenance Service Including

mowing, trimming, edging and Debris Blowing. Shrub Pruning and Detail. Turf, Shrub, Tree & Palm Fertilization. Weed and Pest Control. Irrigation Inspections and Repairs. Mulch Applications. Annuals Installation and Dead-Heading. Tree & Palm care and

Duration of Contract: START DATE: 2022	END DATE To Current
Project Name/Location: Sixteen (16) HOA/POA Ruskin Communities	Ruskin, FL
Contact: Kalhy Trimmer Contact Phone: 81	3 333-1047
Project Type/Description: _ Complete Landscape Maintenance of HC	A/POA Communities
Dollar Amount of Contract: \$285,000.00 Plus	
On COUNTRY INTO DECRETAGE OF THE PROPERTY OF	44 % (507) = w
Pruning and Palm Inoculations. Enhancement Proposals and Installation. Site Renovations.	44 % (507) = w
Duration of Contract: START DATE: 2005	END DATETo Current
Project Name/Location:Tampa Bay Golf & Country Club Master Asso	ociation
Contact: Seth Van Hall Contact Phone: 434	987-2011
Project Type/Description:Complete Landscape Maintenance of HO.	A & Townhome Community
Dollar Amount of Contract:	
Your Company's Detailed Scope of Services for Pr	oject: Complete landscape Maintenance Service including
	Palm Fertilization, Weed and Pest
mowing, trimming, edging and Debris Blowing. Shrub Pruning and Detail. Turf, Shrub, Tree &	ATT ADDRESS MEDIC A MARKUTO UNIT VICTOR
mowing, trimming, edging and Debris Blowing. Shrub Pruning and Detail. Turf, Shrub, Tree & Control. Irrigation Inspections and Repairs, Mulch Applications. Annuals Installation and Deac	1-Heading. Tree & Palm care and
	r-Heading, Tree & Palm care and

ollar Amount of Contract: _s	275,000.00 Plus	
our Company's Detailed Soo	ne of Services fo	or Project: Complete landscape Maintenance Service including
our Company's Detailed Sco	pe of services to	1. Project. Complete landscape Maintenance Service including
owing, trimming, edging and Debris Blo	wing, Shrub Pruning ar	nd Detail. Turf, Shrub, Tree & Palm Fertilization. Weed and Pest
ontrol. Irrigation Inspections and Repair	s. Mulch Applications.	Annuals Installation and Dead-Heading. Tree & Palm care and

Duration of Contract: START DATE: 2028	END DATE To Current
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PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the initial one-year term of the contract. It is assumed that prices will remain the same through each of the two potential annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the initial one-year term, and any annual renewal terms.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

\$ 112,800.00 /Year

Storm Cleanup \$_75.00 /hr.

Freeze Protection (description of ability) <u>Irrigation and Maintenance Personnel will shut down</u> Irrigation and use Frost Blankets to Cover Annuals Plantings, if the Board Provides the Freeze Blankets.

\$_75/Hr_/application (Contractor to identify those plants susceptible to freeze and estimate cost to cover per application)

Hand Watering

\$_55.00 /hr. for employee with hand-held hose

\$_230.00 /hr. for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials)

\$7,431.00/Year (Include any

and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

C-market	ST. AU	GUSTINE (per specification	ns in Part 2)	5 Sec. 18 14
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Feb	24-0-11 w/ Pre M	1 LB N per 1,000 sq ft	200 LBS	\$250.00
Mar	Pre Emergent		75 OZ	\$113.00
April	25-0-12 100% Poly Coat	1 LB N per 1,000 sq ft	200 LBS	\$285.00

	ST. AUGU	STINE (per specifications in I	Part 2) cont.	7
May	Fe - Ferrous Sulfate	2 OZ Fe per 1,000 sq ft	75 OZ	\$113.00
Oct	25-0-12 100% Poly Coat	1 LB N per 1,000 sq ft	200 LBS	\$285.00
Nov	24-0-11 w/ Pre M	1 LB N per 1,000 sq ft	200 LBS	\$250.00

	BA	AHIA (per specifications in l	Part 2)	and report doctrine
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Feb	25-0-12 100& Poly Coat	1 LB N per 1,000 sq ft	800 LBS	\$1,000.00
April	Fe - Ferrous Sulfate	2 OZ Fe per 1,000 sq ft	650 OZ	\$725.00
May	25-0-12 100& Poly Coat	1 LB N per 1,000 sq ft	800 LBS	\$1,000.00
Oct	25-0-12 100& Poly Coat	1 LB N per 1,000 sq ft	800 LBS	\$1,000.00

	ORNAN	MENTALS (per specification	ns in Part 2)	v— sa yarımıla
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Mar	25-0-12 100 % Poly Coat	5 LB per 1,000 sq ft	340 LBS	\$630.00
May	25-0-12 100 % Poly Coat	5 LB per 1,000 sq ft	340 LBS	\$630.00
Oct	25-0-12 100 % Poly Coat	5 LB per 1,000 sq ft	340 LBS	\$630.00

	PA	LMS (per specifications in	Part 2)	
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Mar	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00
May	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00
Oct	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00
Nov	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00

Please list any additional fertilization for those plant materials requiring specialized applications.

MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, Knockout Roses, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	N/A			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

<u>\$ 1,100.00 /Yr.</u> (If entire pesticide allowance is required)

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials) (based on your recorded quantities below)

\$ N/A /Yr.

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
Sabals	N/A	N/A	N/A	N/A

The District reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ 550.00 / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)	\$_	3,300.00	/Yr.
Freeze Protection (description of ability) Irrigation And Backflow Preventers will be wrapped with Freeze Clo	System will be Drai	ined. All Manifolds, Pi Personnel, provided	pes_
The Board supplies the Freeze Cloth.			
\$_75/Hr/application (do not include in Irrigat	ion Total or G	rand Total)	
After hours emergency service hourly rate \$ _75. pump & wells, etc.)	.00/HR. (i.	e., broken mainl	lines,
Contractor shall provide a list of additional charges than routine maintenance as a separate price from t		r such items otl	<u>her</u>
PART 5			
Based on quantities determined by Contractor's field Contractor shall install:	d measuremen	ts at time of bio	lding,
157 CY Medium Pine Bark Mulch per specs for \$_55.00 /CY (April Application)	or a fall top-dre	ssing at	
And			
Ty CY Medium Pine Bark Mulch per specs for 55.00 /CY (October Application)	or a fall top-dre	ssing at	
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - do no	\$_ ot include in C		r.
Should the District choose to switch to Shredded Cypyard price.	oress Mulch, p	lease provide a	per cubic
\$55.00 / CY Shredded Cypress Mulch			
Each top-dressing shall leave all beds with a	a depth of 3" a	fter compaction	n.
The District reserves the right to subcontract any	mulching ever	nt to an outside	vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$___124,631.00 /Yr.

FIRST ANNUAL RENEWAL \$ 130,862.50 SECOND ANNUAL RENEWAL \$ 137,405.75

/Yr.*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

LANDSCAPE AND IRRIGATION MAINTENANCE RATES FOR ADDITIONAL SERVICES

Please provide rates for the following items (including overhead and profit) which will be used for any additional work and/or services:

A.	Mowers w/operator	\$_35.00	_ Hour
В.	Bush-Hog w/operator	\$ 75.00	Hour
C.	Tractor w/operator	\$ 75.00	Hour
D.	Supervisor with Transportation	\$ 50.00	Hour
E.	Laborer with hand equipment	\$_ 35.00	Hour
F.	Truck w/driver	\$_50.00	_ Hour
G.	Irrigation Tech	\$ 55.00	Hour
H.	Granular Pesticide Applicator		
	Person with Drop Spreader	\$ 65.00	Hour
I.	Liquid Pesticide Applicator		
	Person with Spray Truck	\$ 65.00	Hour
J.	Granular Fertilizer Applicator		
	Person with Drop Applicator	\$_65.00	Hour
K.	Liquid Fertilizer Applicator		
	Person with Spray Truck	\$ 65.00	Hour
L.	Granular Weed Control Applicator		
	Person with Drop Applicator	\$ 65.00	Hour
M.	Liquid Weed Control Applicator		
	Person with Spray Truck	\$ 65.00	Hour
N.	Laborer for Additional Trash Pick-Up	\$ 50.00	Hour
O.	Lump Sum Mowing (1), entire community	\$_2,240.00	Per Mow

¹ Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns, and blowing and/or vacuuming.

PROPOSAL FORM PART IV PRICING

NOTE: NOTE: This pricing form is intended to cover pricing for the first annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

\$___119,031.50 /Yr.

Storm Cleanup \$ 75.00 /hr.

Freeze Protection (description of ability) Irrigation and Maintenance Personnel will shut down Irrigation and use Frost Blankets to Cover Annuals Plantings, if the Board Provides the Freeze Blankets.

\$_75/Hr_/application (Contractor to identify those plants susceptible to freeze and estimate cost to cover per application)

Hand Watering

\$ 55.00 /hr. for employee with hand-held hose

\$ 230.00 /hr. for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials)

\$___7,431.00 /Yr

(Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

	ST. AU	GUSTINE (per specification	s in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Feb	24-0-11 w/ Pre M	1 LB N per 1,000 sq ft	200 Lbs	\$250.00
Mar	Pre Emergent		75 Oz.	\$113.00
Apr	25-0-12 100& Poly Coat, Slow Release	1 LB N per 1,000 sq ft	200 lbs.	\$285.00

ST. AUGUSTINE (per specifications in Part 2) cont.				
May	Fe - Ferrous Sulfate	2 OZ Fe per 1,000 sq ft	75 OZ	\$113.00
Oct	25-0-12 100% Poly Coat	1 LB N per 1,000 sq ft	200 LBS	\$285.00
Nov	24-0-11 w/ Pre M	1 LB N per 1,000 sq ft	200 LBS	\$250.00

	BA	AHIA (per specifications in I	Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Feb	25-0-12 100& Poly Coat	1 LB N per 1,000 sq ft	800 LBS	\$1,000.00
April	Fe - Ferrous Sulfate	2 OZ Fe per 1,000 sq ft	650 OZ	\$725.00
May	25-0-12 100& Poly Coat	1 LB N per 1,000 sq ft	800 LBS	\$1,000.00
Oct	25-0-12 100& Poly Coat	1 LB N per 1,000 sq ft	800 LBS	\$1,000.00

	ORNAN	MENTALS (per specification	ns in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Mar	25-0-12 100 % Poly Coat	5 LB per 1,000 sq ft	340 LBS	\$630.00
May	25-0-12 100 % Poly Coat	5 LB per 1,000 sq ft	340 LBS	\$630.00
Oct	25-0-12 100 % Poly Coat	5 LB per 1,000 sq ft	340 LBS	\$630.00

	PA	LMS (per specifications in	Part 2)	
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Mar	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00
May	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00
Oct	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00
Nov	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00

Please list any additional fertilization for those plant materials requiring specialized applications.

MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, Knockout Roses, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	N/A			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

<u>\$ 1,100.00 /Yr.</u> (If entire pesticide allowance is required)

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials) (based on your recorded quantities below)

\$ <u>N/A</u>/Yr.

(OTC injections per specs - do not include in Grand Total)

	palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Inoculation (One Cartridge)	(4x per year)
N/A	N/A	N/A	N/A
	N/A	(i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	(i.e. (2) inoculations Cartridge) per large Canary Palm per 1/4, etc.)

The District reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ 550.00 / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)	\$_	3,300.00	/Yr.
Freeze Protection (description of ability) Irrigation And Backflow Preventers will be wrapped with Freeze	tion System will be Dra Cloth by BrightView	ained. All Manifol Personnel, pro	ds, Pipes ovided
The Board supplies the Freeze Cloth.			
\$_75/Hr/application (do not include in Irrig	ation Total or C	Grand Total	<u> </u>
After hours emergency service hourly rate \$ _ pump & wells, etc.)	entry and artists		
Contractor shall provide a list of additional charge than routine maintenance as a separate price from		or such item	s other
PART 5			
Based on quantities determined by Contractor's fic Contractor shall install:	eld measuremer	its at time o	f bidding,
157 CY Medium Pine Bark Mulch per specs \$_55.00 /CY (April Application)	for a fall top-dre	essing at	
And			
79 CY Medium Pine Bark Mulch per specs \$_55.00 /CY (October Application)	for a fall top-dre	essing at	
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - <u>do</u>	S_ not include in (8,635.00 Grand Total	/Yr. D
Should the District choose to switch to Shredded Cyard price.	ypress Mulch, p	lease provid	le a per cubic
\$55.00 / CY Shredded Cypress Mulch			
Each top-dressing shall leave all beds with	a depth of 3" a	ifter compa	ction.
The District reserves the right to subcontract an	y mulching ever	nt to an outs	side vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$___124,631.00 /Yr.

 FIRST ANNUAL RENEWAL
 \$ 130.862.50
 /Yr.*

 SECOND ANNUAL RENEWAL
 \$ 137,405.75
 /Yr.*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

LANDSCAPE AND IRRIGATION MAINTENANCE RATES FOR ADDITIONAL SERVICES

Please provide rates for the following items (including overhead and profit) which will be used for any additional work and/or services:

A.	Mowers w/operator	\$. 35.00	Hour
В.	Bush-Hog w/operator	S_ 75.00	Hour
C.	Tractor w/operator	\$ 75.00	Hour
D.	Supervisor with Transportation	\$ 50.00	Hour
E.	Laborer with hand equipment	\$ 35.00	Hour
F.	Truck w/driver	\$_50.00	_ Hour
G.	Irrigation Tech	S 55.00	Hour
H.	Granular Pesticide Applicator		
	Person with Drop Spreader	S 65.00	Hour
L	Liquid Pesticide Applicator		
	Person with Spray Truck	\$ 65.00	Hour
J.	Granular Fertilizer Applicator		
	Person with Drop Applicator	\$ 65.00	Hour
K.	Liquid Fertilizer Applicator		
	Person with Spray Truck	\$ 65.00	Hour
L.	Granular Weed Control Applicator		
	Person with Drop Applicator	\$ 65.00	Hour
M.	Liquid Weed Control Applicator		
	Person with Spray Truck	\$ 65.00	Hour
N.	Laborer for Additional Trash Pick-Up	\$ 50.00	Hour
O.	Lump Sum Mowing (1), entire community	\$ 2,240.00	Per Mow

¹ Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns, and blowing and/or vacuuming.

PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the second annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

(D)	105 574 75	18.7.
\$	125,574.75	/Yr

Storm Cleanup \$ 75.00 /hr.

Freeze Protection (description of ability) <u>Irrigation and Maintenance Personnel will shut down</u> Irrigation and use Frost Blankets to Cover Annuals Plantings, if the Board Provides the Freeze Blankets.

\$_75/Hr_/application (Contractor to identify those plants susceptible to freeze and estimate cost to cover per application)

Hand Watering

\$55.00 /hr. for employee with hand-held hose

\$ 230.00 /hr. for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials)

\$ 7,431.00 /Yr

(Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

	ST. AU	GUSTINE (per specification	s in Part 2)	T	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION	
Feb	24-0-11 w/ Pre M	1 LB N per 1,000 sq ft	200 Lbs	\$250.00	
Mar	Pre Emergent		75 Oz.	\$113.00	
April	25-0-12 100& Poly Coat, Slow Release	1 LB N per 1,000 sq ft	200 Lbs	\$285.00	

Total L	ST. AUGU	STINE (per specifications in I	Part 2) cont.	
May	Fe - Ferrous Sulfate	2 OZ Fe per 1,000 sq ft	75 OZ	\$113.00
Oct	25-0-12 100% Poly Coat	1 LB N per 1,000 sq ft	200 LBS	\$285.00
Nov	24-0-11 w/ Pre M	1 LB N per 1,000 sq ft	200 LBS	\$250.00

0 4 5 W. W	BA	AHIA (per specifications in I	Part 2)	W. J. Santa	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION	
Feb	25-0-12 100& Poly Coat	1 LB N per 1,000 sq ft	800 LBS	\$1,000.00	
April	Fe - Ferrous Sulfate	2 OZ Fe per 1,000 sq ft	650 OZ	\$725.00	
May	25-0-12 100& Poly Coat	1 LB N per 1,000 sq ft	800 LBS	\$1,000.00	
Oct	25-0-12 100& Poly Coat	1 LB N per 1,000 sq ft	800 LBS	\$1,000.00	

or market	ORNAN	MENTALS (per specificatio	ns in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Mar	25-0-12 100 % Poly Coat	5 LB per 1,000 sq ft	340 LBS	\$630.00
May	25-0-12 100 % Poly Coat	5 LB per 1,000 sq ft	340 LBS	\$630.00
Oct	25-0-12 100 % Poly Coat	5 LB per 1,000 sq ft	340 LBS	\$630.00

	PA	LMS (per specifications in	Part 2)		
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION	
Mar	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00	
May	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00	
Oct	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00	
Nov	8n-OP205-12K20+4 Mg	2 LB per Palm	140 LBS	\$130.00	

Please list any additional fertilization for those plant materials requiring specialized applications.

MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, Knockout Roses, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	N/A			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

<u>\$ 1,100.00 /Yr.</u> (If entire pesticide allowance is required)

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials) (based on your recorded quantities below)

\$ N/A /Yr.

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
Sabals	N/A	N/A	N/A	N/A

The District reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ 550.00 / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)	\$ 3,300.00	Yr.
Freeze Protection (description of ability) Irrigation System And Backflow Preventers will be wrapped with Feeeze Cloth by	m will be Drained. All Manifolds, Pipes BrightView Personnel, provided	
The Board suoolies the Freeze Cloth.		
\$ 75/Hr /application (do not include in Irrigation T		
pump & wells, etc.) Contractor shall provide a list of additional charges and pump than routine maintenance as a separate price from this b	oricing for such items other	
man routine mannenance as a separate price from this o		
PART 5		
Based on quantities determined by Contractor's field mea Contractor shall install:	asurements at time of biddin	g,
157 CY Medium Pine Bark Mulch per specs for a fa \$_55.00 /CY (April Application)	ll top-dressing at	
And		
The second secon	Il top-dressing at	
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - <u>do not inc</u>	\$ <u>8,635.00</u> /Yr.	
Should the District choose to switch to Shredded Cypress yard price.	Mulch, please provide a per	cubic
\$55.00 / CY Shredded Cypress Mulch		
Each top-dressing shall leave all beds with a dep	th of 3" after compaction.	
The District reserves the right to subcontract any mulc	hing event to an outside ven	dor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$	124,631.00	/Yr.		
FIRS	T ANNUAL RENE	WAL	\$ 130,862.50	/Yr.
SEC	OND ANNUAL RE	NEWAL	\$ 137,405.75	/Yr.*

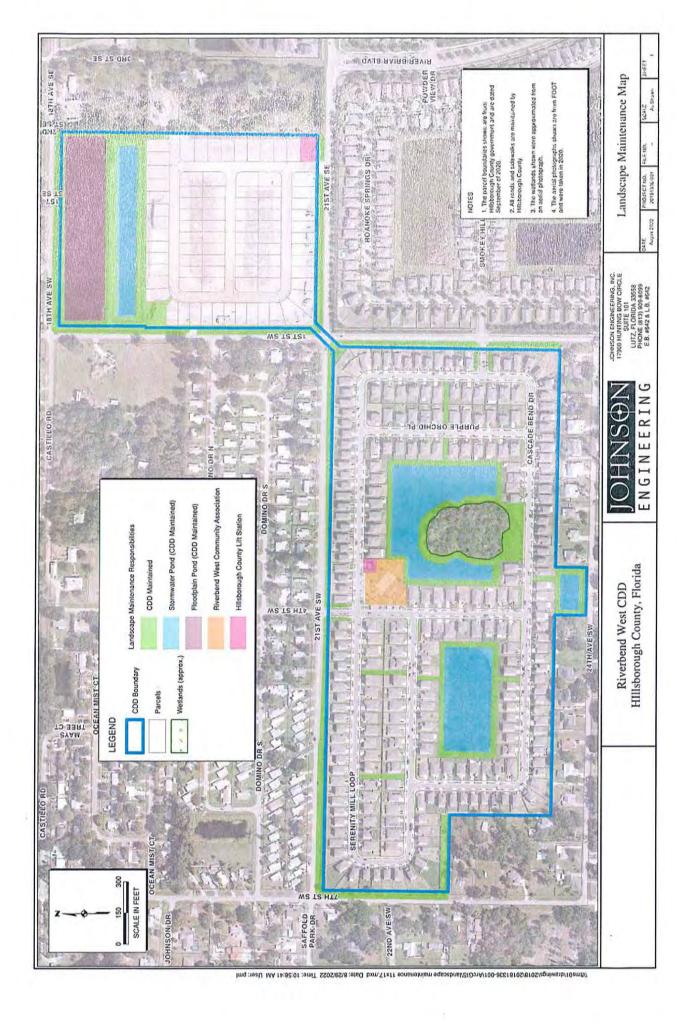
^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

LANDSCAPE AND IRRIGATION MAINTENANCE RATES FOR ADDITIONAL SERVICES

Please provide rates for the following items (including overhead and profit) which will be used for any additional work and/or services:

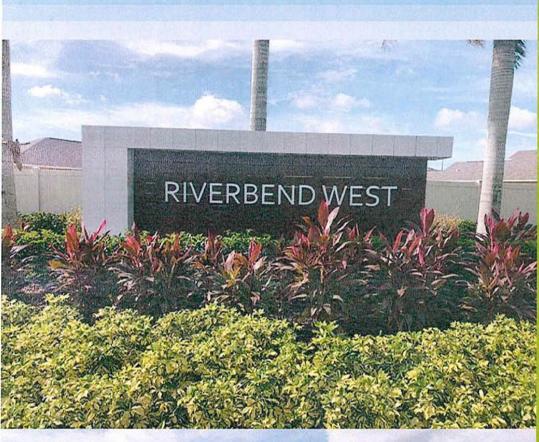
A.	Mowers w/operator	\$_35.00	_ Hour
B.	Bush-Hog w/operator	\$_75.00	Hour
C,	Tractor w/operator	\$ 75.00	Hour
D.	Supervisor with Transportation	\$ 50.00	Hour
E.	Laborer with hand equipment	\$_35.00	Hour
F.	Truck w/driver	\$_50.00	_ Hour
G.	Irrigation Tech	\$_55.00	Hour
H.	Granular Pesticide Applicator		
	Person with Drop Spreader	\$ 65.00	Hour
L	Liquid Pesticide Applicator		
	Person with Spray Truck	\$ 65.00	Hour
J.	Granular Fertilizer Applicator		
	Person with Drop Applicator	\$ 65.00	Hour
K.	Liquid Fertilizer Applicator		
	Person with Spray Truck	\$ 65.00	Hour
L.	Granular Weed Control Applicator		
	Person with Drop Applicator	\$_65.00	Hour
M.	Liquid Weed Control Applicator		
	Person with Spray Truck	\$ 65.00	Hour
N.	Laborer for Additional Trash Pick-Up	\$_50.00	Hour
O.	Lump Sum Mowing (1), entire community	\$_2,240.00	Per Mow

¹ Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns, and blowing and/or vacuuming.



Riverbend West CDD Landscape RFP







Landscape and Irrigation Maintenance Services

August 2022

August 2022

Bryan Schaub | District Manager Rizzetta Property Management Riverbend West CDD 233 Cascade Bend Drive Riverview, FL 33570



Ms. Schaub.

BrightView is pleased to submit a professional landscape proposal for The Riverbend West CDD in Riverview. BrightView proudly shares our 83 years of experience, 34 years of tenure in South County, and extensive experience with Large Homeowner Communities, such as the Riverbend Community. Our Landscape, Irrigation and Agronomic expertise, in harmony with our company's stability, makes us the optimal choice as your landscape maintenance provider. We fully intend to act as a partner to the community by ensuring that the landscaped grounds completely reflect the expectations of your residents and visitors.

Our Sun City Branch has been servicing the Riverview area since 1989 with similar Communities. Our branch is located at 415 27th St. SE. Ruskin, FL. 33570. It's Located less than 10 minutes away from your community.

BrightView Management on Property: Our plan includes John Cornelius, our Branch Manager, to lead our gardener staff for the Community, overseeing our BrightView Teams on property. John is a degreed, 33 year experienced landscape veteran, having serviced multiple Communities with their unique landscape requirements. John will lead a dedicated Account Manager and Production Managers on site to perform all the landscape services. Our Account Manager will attend, with his management team, monthly board meetings. Our goal is to deliver services to the expectations of the Community. John is committed to the board on the day-to-day management of the on-site team gardeners, and will remain in a supervisory and managerial role throughout the contract term. Our Account Manager will be the SINGLE-POINT-OF-CONTACT for the Board for all services performed for the Riverbend Community. John's resume, along with the other staff gardeners are attached in this proposal. Our Delivery Plan is to map the Community with a dedicated Teams, performing all Mowing, Detail, Irrigation and routine agronomic needs, bed weed control, spot spraying insects, etc. Within this Proposal we have a map and Team chart outlining the service areas. The managers supervise the dedicated crews and to deliver the desired expectations for the community landscape. We dedicate teams by area, and by function: Mow Crews only mow. Detail Crews only prune trees and shrubs. Irrigation Techs only handle irrigation needs. Spray Technicians only handle spray duties, and specialty teams such Arbor Care and Enhancements, only perform those services. Our clients find this to be of value as no services get ignored or cut short to complete other services. Our supplemental teams will be supporting the on-site crew with Agronomy, Arbor Care and Enhancements.

All services are in-house, with no Subcontracting. BrightView is a full-service landscape company that can service all your landscape and irrigation needs in-house. Our proposal will elaborate on our Personnel and their qualifications, our Experience and References in the area, and demonstrate our understanding of the Community's needs.

Handling the RFP Response,

Lloyd Radder Senior Business Developer

Cell: 813 363-3400

Email: lloyd.radder@brightview.com

John Cornelius Senior Branch Manager

Cell: 813 363-5854

Email: john.cornelius@brightview.com

Executive Overview



Your landscape is a strategic asset with the power and the ability to positively impact your property values. When effectively and efficiently leveraged, landscapes can serve as a strategic asset with remarkable returns—decreasing risk and increasing appearance and safety.

Your Challenges, Our Solutions

BrightView is uniquely positioned to offer a holistic, strategic, and results-focused approach to help you achieve your goal of pro-active communication, increased property value, and an enhanced maintenance free lifestyle experience.

As your trusted advisor, we will accomplish this through:

Steady Client Focus

Create and maintain an exterior "learning environment" and manicured grounds throughout the community to encourage the pursuit of worry-free community life experiences, creating new friends and participate in excellence throughout the community amenities and activities.

Increase consistencies and quality of your landscape while making improvements that enhance the Riverbend landscape and help drive continued interest and desires to live in the community. We become a "Partner" to the Community.

Consistent Excellence

Increased productivity using our proprietary Production System Software to develop detailed service plans, including labor and equipment allocations as needed within the community.

Proactive communication in the form of Quality Site Assessments and Quarterly Site Reviews. This type of scheduled communication allows BrightView to remain ahead of any potential service issues.

Create consistency across all neighborhoods. BrightView serves as a strategic partner to manage all of your grounds maintenance, landscape design and grounds enhancement work. From irrigation to designing and maintaining great community gathering places, BrightView will service your Community from beginning to end, under one contract, with a single person contact, providing seamless results.

Our solutions are designed to ensure the best possible outcomes for Riverbend. As your partner, your success is our success. Your business partner must share your values, embrace performance and financial accountability, and have the passion and commitment to achieve your desired results.

Experience and References

Brief History: Established in 1939, 1949 and 2015...see below for explanation;

BrightView is the result of the longest tenured landscape companies in the US; ValleyCrest Landscape Companies, the largest Landscape provider in the Southern US merging with the largest landscape company in northern US, Brickman Group.

ValleyCrest Landscape Maintenance was formed in 1949 by owner Burton Sperber.

The Brickman Group Ltd., was formed in 1939 by owner Theodore W. Brickman Sr.

Currently we have 22,000 Employees in 42 States and 350 Branches.

In 2015, The Brickman Group and ValleyCrest Landscape Companies brought together 140 years of experience and talent to form BrightView. B- for Brickman and V- for ValleyCrest, established in 1949. We united under a shared belief that taking care of our clients and our teams should always be at the heart of what we do. True to our name, we are re-inventing and innovating the industry — giving our clients a new and refreshing model for landscape service delivery and our team members a bright outlook for the future.

Current Contracts and Market Share.

BrightView currently services over 3,500 contracts in Florida.

73% are HOA/POA/CDD Residential

16% are Commercial/Industrial

6% are Institutional (Schools, Churches, etc.)

3% are Medical (Hospital, Assisted Living Facility, etc.)

2% Miscellaneous

The Perception... "Our community will be just a number and will not receive the attention a local, smaller land-scape provider will provide." "I have to call a 1-800 number to find someone to talk to."

The Reality... BrightView might be the largest landscape company in the Nation, but the reality is we employ all local team members who live in this community, shop in this community and worship in this community. Their kids go to school with your kids and we celebrate success locally.

Branch Structure. 6 Local Branches in the Tampa Market

Lutz, Brandon, Sun City, Tampa, Lakeland and St Petersburg. Each Branch is set-up to run independent of each other, each branch employees a Branch Manager who has been empowered to conduct business based on what the local market requires and provide great customer service to all the Branch's Clients. We create each Branch to be self-supportive, but has the ability to call on the other Branches for assistance when something unforeseen happens. This gives our Tampa Bay Clients great solace to know the Branch Team that regularly services their Community has the ability to call on Team Members to be sure their expectations are met every week.

Experience in

Central FL.

Communities Serviced

- Hidden Creek CDD (Lagoon)
- Waterleaf CDD
- Spring Lake CDD/ Lucaya Lake
- Shell Point CDD
- Sereno CDD
- Waterchase CDD
- Oakstead CDD
- Grand Hampton CDD
- Summerwoods CDD
- Fish Hawk IV CDD
- Connerton CDD
- Baldwin Park CDD





Other Large Central Florida Clients under Bright View's Care:

- · Kings Point- Sun City
- Disney Orlando
- The Villages Orlando
- USF Campus Tampa
- Saddlebrook Resort—Wesley Chapel
- Orange Lake Resort

 Orlando
- Providence Lakes HOA Riverview
- Winthrop Village HOA Riverview
- Lansbrook Master Association Palm Harbor
- Countrywood HOA Plant City
- Baldwin Park CDD Orlando
- HCA Hospitals (7 locations)
- Advent Healthcare locations
- Amazon locations
- Coca Cola locations
- Tampa Bay Rays Tropicana Field
- Four Seasons locations
- Hammocks at River Wilderness— Palmetto









Experience and References 25 Points

References in Area

Southshore Bay - (Hidden Creek CDD)

Metro Lagoon Community

Property Address: Riverview, FL.

Customer Since: 2017

Contact Information: Michael Sakellarides | Breeze | 813-564-6422 |

Michael@breezehome.com



Kings Point Master/Section 3

Property Address: Sun City, FL.

Customer Since: 1990

Contact Information: Jack Davidson | Federation President |

256-341-8613



Communities First Association 16 POA/HOAs in Sun City, Wimauma

Property Address: Sun City, FL.

Customer Since: 2004

Contact Information: Kathy Trimmer | Communities First Associ-

ation | Kathy@cfirstam.com | 813-333-

1047



Tampa Bay Golf & Country Club Master Association

Property Address: San Antonio, FL.

Customer Since: 2005

Contact Information: Seth Van Hall | General Manager |

434-987-2011



Personnel

Weekly Service Plan and Staffing

Riverbend Landscape Manager - Vincent Tort

Owner of relationship. He is your single point of contact for the management team for all services. He will be responsible for scheduling and managing all operational activities, providing reports to you, communication with leadership. Vincent creates the company mandated Quality Site Assessments or QSA's, for your site on a monthly basis. This will serve as a snapshot of the conditions on site and a management tool that helps both parties visually understand areas of concern or needs that can be tailored to be area specific.

Section Manager- Jesus Longoria

The Section Manager will be on site with crews and work directly under Vincent. The manager will provide leadership and supervision to the field crews, along with directing daily operational movement to cover specific work orders communicated to us.

Vincent will supervise and communicate with Section Management. Your Production Manager will manage the service crews teams consisting of: SAMPLE MAP

- · Mow Crew Leader
- Detail Crew Leader
- Mow Crew
- Detail Crew
- Irrigation Technician
- Spray Technician



Personnel

The Teams in each Area reporting to the Section Managers. The Community will have:

Mow Crew

I Maw Crew Lender | 8 Crew Members

This crew will move through their section to complete all mowing, edging and string trimming operations each week. a Path of Motion map will be created outlining the days each crew is in the area, morning and afternoon. This will be give to your Community Manager to Pro-Actively have the answers to 'where is the mowers in my neighborhood?'

Detail & Pruning Crews

I Detail Crew Leader | 4 Crew Members

This crew is completely separate from your Mow Crew. They specialize in pruning and detail services. This crew's duties will include ornamental, shrub and tree care along with site policing and weed removal. Crew members will progress through the entire section each month. This Team will also be mapped out and the maps provided to the Community Manager

Irrigation Technician

Each Area will have their own dedicated Irrigation Technician. The Irrigation Team will work with the new Irrigation Pump System Company to control and measure the source of irrigation.

Each Section's Irrigation Technician will provide either a monthly wetcheck. The monthly irrigation check will assure us that every zone is fully operational, and that the coverage is adequate to keep a healthy and lush landscape.

Your Account Manager will send management the monthly reports from each section.

Ancillary Services:

There are several teams external to the Riverbend on-site team that will handle a portion of the work load specific to their expertise.

- Tree Care outside of ground clearance, palm pruning will be handled by Tree Care Crews as scheduled.
- Seasonal color bed and mulch installations will be handled by our Enhancement Department.
 Improvements to the landscape that involve light construction will be performed by Enhancement Department as well.
- Chemical applications for fertilization, insects, and specific weed control products will be handled by Spray Technician who use specialized equipment to move through the site in a more efficient manner.



E-Verified Employees

BrightView is enrolled in E-Verify in all states in which we operate to ensure 100% compliance with all US Labor and Immigration laws.

Our participation in this web-based process, currently the best means available to electronically confirm employment eligibility, makes certain that individuals we hire and are working on our client's sites are authorized to work in the United States.

E-Verify is only part of BrightView's robust employment verification program. Our enterprise-wide practice also covers regular training of our staff and semi-annual auditing to maintain compliance with all US Labor and Immigration laws.



Understanding the Scope

Seamless Transition

Success depends on a seamless transition especially with a community like Riverbend. This transition sets the tone for the entire relationship and acts as a foundation for successful partnership. An ideal transition is smooth, cost effective and transparent.

At our initial kick-off meeting, we will confirm communication protocols, review the contract and scope of work along with a timeline on completion of key site initiatives, & review our safety protocols.

4 WEEKS BEFORE SERVICE START



1 WEEK BEFORE SERVICE START



- Tour entire site with BV Team that will be involved in project
- · Assemble and prepare all required equipment
- Final update to Community Representative
- Start Irrigation Audit of entire property.
- Implementation of complete Irrigation Inspection Program
- · Monthly Rotational Maintenance Plan
- Schedule and implementation of comprehensive Fertilization Program
- Complete Horticulture Site Inspection
- Complete Arbor Inspection
- Any additional findings or requests from the site
- Review progress on complete Irrigation system and components
- Review progress on Horticulture Report
- Review progress on site Safety Inspection Report
- Review with the Landscape Committee our designated areas of supervision and service, Communication with the Community using the BrightView Connect Portal
- Review progress on complete Arbor report

Understanding the Scope

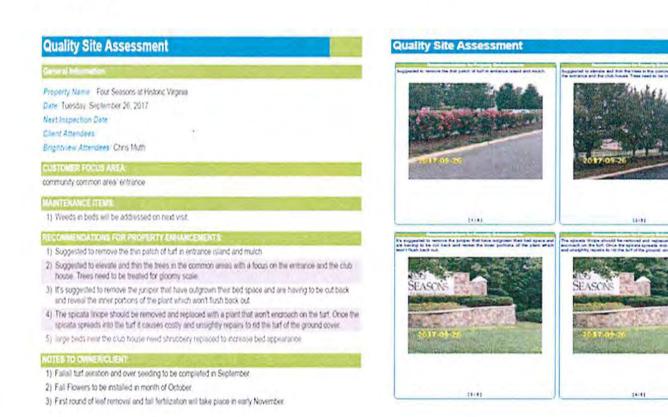
Pro-Active Communication From Your BrightView Manager

Your contact and your BrightView Manager will be one phone call, text, email away from each other at all times. All managers are provided with a company iPhone complete with their company email. You will have your manager's cell phone and will able to be in contact with him or her at any time. Your Account Manager will be your SINGLE POINT OF CONTACT for all your needs. On top of this easy access, our Account Manager will also provide you with pro-active communication reports on a weekly basis including...

Monthly Quality Site Assessment (QSA) Report

As part of our reporting plan you will receive Quality Site Assessments (QSA's) on a routine basis. These inspections are made by your Account Manager—he/she will walk the entirety of the community and provide pictures representation for reviews on turf quality, seasonal flowers, tree & shrub care, site quality and irrigation management.

The assessments provide recommendations for property enhancements, note any maintenance items that need addressed and allow for additional reporting on property areas that may be outside of our scope work.



Meet Your BrightView Account Manager and CST Leader



Vincent Tort currently supervises landscape maintenance activities throughout South County. He has been in the landscape industry for 22 years, 5 Years with BrightView and is well versed in managing crews and Production

My focus is to work on site . I will schedules regular site walks with you as needed to review what is happening in your landscape. My role included scheduling, hands-on training in the field and focuses on safety throughout the teams I manages

I am your Team Leader in the CST and will be your point of contact..

Here are BrightView, we offer more than just mowing:

- Landscape Design and Maintenance
- Hardscapes
- Tree Care Services
- Irrigation
- ... And Much More



Vincent Tort

Account Manager

Experience

- 22 years' experience in the green industry
- 5 year's employed with Brightview

Certifications

 State of Florida Green Industries Best Management Practice



Personnel 20 Points

Sun City Center Senior Branch Manager– John Cornelius

Tasks Associated

- Currently manages landscape maintenance business throughout the Sun City and Ruskin area.
- Served as Crew Supervisor, Operations Manager, Account Manager and Tree Care Manager. Senior Branch Manager.
- His focus is to work with your Account Manager to see that all your goals are met in maintaining your property.

Experience

- Has been with BrightView for 33 years.
- 33 Years Managing in Ruskin/Sun City/Wimauma/ Palmetto Market.

Certifications

- Completed every BrightView University Course
- State of Florida Best Management Practices.
- State of Florida Licensed Agricultural Dealer.
- Licensed Fertilizer Applicator.





Meet Your BrightView Production Manager and CST Member



Jesus Longoria has been working in the landscape industry for over 15 years. Jesus currently supervises landscape maintenance Teams throughout Southern Hillsborough County and has been a key member of the BrightView Team for 10 years.

My focus is to work on site regularly, with the main responsibility of working hand in hand with the Crews and Crew Leaders on quality control as well as assisting in scheduling maintenance tasks week in and week out.

I am your Team Member in the CST and will be your supervisor developing schedules and service days.

Here are BrightView, we offer more than just mowing:

- Landscape Design and Maintenance
- Hardscapes
- Tree Care Services
- Irrigation
- ... And Much More



Jesus Longoria
Production Manager
BrightView Landscapes

Experience

- 15 years' experience in the green industry
- 10 year's employed with Brightview

Certifications

 Certified State of Florida Green Industries Best Management Practice

Meet Your BrightView Irrigation Manager and CST Team Member



Jose Garcia has overseen all irrigation contractual responsibilities in the Hillsborough area since 2015 and has been in the industry for 22 years. He manages scheduling and provides hands-on irrigation training in the field. As a Branch Leader, Jose focuses on driving the value of the irrigation system throughout the branch and his teams



Jose Garcia Irrigation Manager

Here are BrightView, we offer more than just mowing:

- · Landscape Design and Maintenance
- Hardscapes
- Tree Care Services
- Irrigation
- ... And Much More

Experience

- 22 years in the Florida Green Industry
- 22 Years Experience with BrightView

Certifications

- State of Florida Certified Best Management Practices Certificate
- 2-Wire System Certified



BrightView Design Capabilities

Enhancement Manager- Jeff Blackburn

Associated Tasks

- Currently supervises landscape maintenance business throughout Sun City, Parrish & Palmetto Areas.
- Involved with maintenance, renovation, design, installation, irrigation management, and tree care on all of his properties
- Spend time with Clients, walking properties and listening to their input on the landscape goals.
- Teach proper horticulture practices to teams while conveying to them what clients are looking for.



• With BrightView for 29 years. Green Industry for 35 years.

Education

· University of South Florida, Commercial Art











Personnel

Tree Care Manager, Arborist-Justin Romero

Justin G Romero represents the BrightView tree care team as our staff ISA Certified arborist. He has been in the Arboriculture industry for over 25 years. Justin has performed in all spectrums of Arboriculture across the country as well as overseas in the British Virgin Islands and the West Indies. Justin has worked on and assisted with large scale consulting projects. He works with clients on tree care pruning and removal plans (3 and 5 year plans), tree care inventory and management plans, tree and plant health care diagnosis and treatment, Arborist reports and urban canopy management plans.

My goal is to provide clients with information and answers to all arbor care needs. I have overseen tree care management and development plans of over 12,000 trees for active community and homeowner associations. I have worked with many large commercial firms helping to develop tree preservation protocols while also helping to reduce tree mitigation costs. I am extremely passionate about this industry and approach each and every project with fervor.





ΓM



Experience

- Paul Smith's—Forest Management / Forest Resources Management
- Over 25 years working within the Arboriculture industry

Certifications

- Tree Risk Assessment Qualified (TRAQ)
- ISA Certified Arborist FL-9753A
- Palm Management Certified
- Best Management Certified
- TCIA -Tree Care Industries of America CTSP - Certified Tree Care Safety Professional



(Rev. December 2014) Department of the Treasury

Request for Taxpayer Identification Number and Certification

Give Form to the requester. Do not send to the IRS.

nieral Po	varius Servica										
1	Name (as shown on your income tax return). Name is required on this line:	do not leave this line blank.									
B	rightView Landscape Services, Inc.										
E.4	Business name/disregarded entity name, if different from above										
Specific Instructions on page	Check appropriate box for federal tax classification; check only one of the Individual/sole proprietor or Z C Corporation S Corpora- single-member LLC Umited liability company, Enter the tax classification (C+C corporation, 5	ation Partnership] Trust/d	estato	inst	ain ruct	nptions entition ilons or payon	not pag	indiv o 3/c	idúa	only to ls; soa
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which may be your sectal security number (Sark), included trappyor hadmiciation number (TIN), adoption taxpayer identification number (LTIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following:

- . Form 1099-INT (interest carned or paid)
- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- . Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- . Form 1099-B (stock or mutual fund sales and certain other transactions by
- . Form 1099-S (proceeds from real estate transactions)
- . Form 1099-K (merchant card and third party network transactions)

- 1. Contify that the TIN you are giving is correct (or you are waiting for a number to be issued).
- 2. Certify that you are not subject to backup withholding, or
- 2. Germy mai you are not subject to backup withholding if you are a U.S. exempt payee. If applicable, you are also certifying that as a U.S. person, your allocable share of any partnership income from a U.S. trade or business is not subject to the withholding tax on foreign partners' share of effectively connected income, and 4. Certify that FATCA code(s) entered on this form (if any) indicating that you are exempt from the FATCA reporting, is correct. See What is FATCA reporting? on page 2 for further information.

Form W-9 (Flov. 12-2014)

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CERTIFICATE OF LIABILITY INSURANCE

Aon Rich Services Northwest, Inc.



COMPETITIVE PRICING

THAT FITS YOUR BUDGET

We are committed to fulfilling the specific landscape needs of the Riverbend CDD Community while providing the service you expect at a price point that fits your budget. BrightView Landscape Services will provide the following competitive pricing per specifications as noted in the specifications as provided.

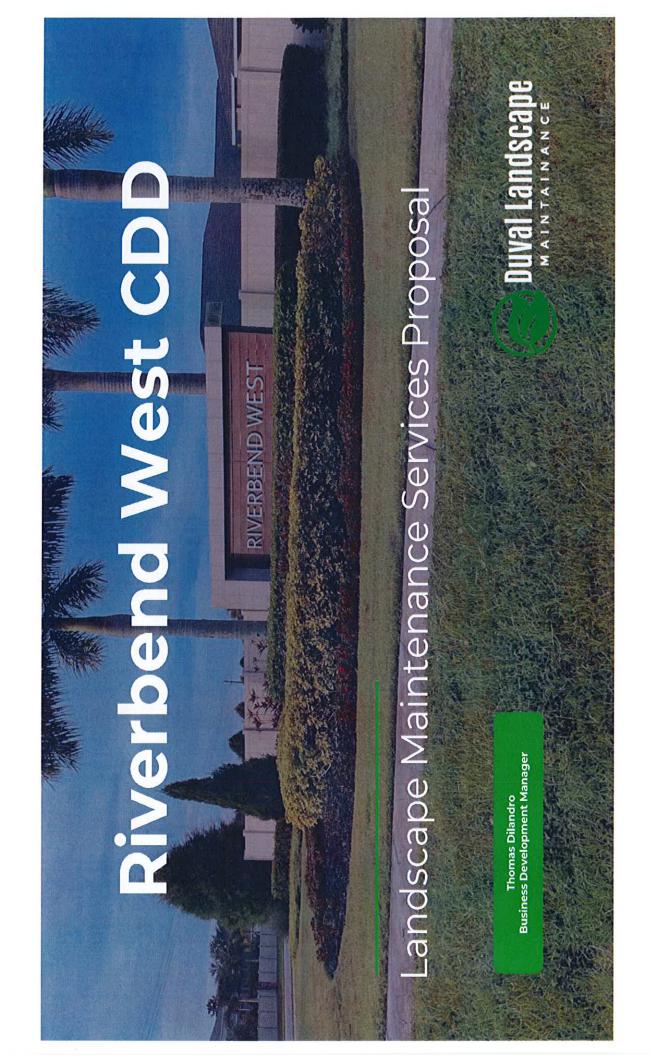
Rizzetta Provides Separate Pricing Pages which are Attached in The "Pricing Section" of our Proposal.



Submitted by:

Lloyd Radder 813 363-3400 Lloyd.radder@brightview.com





First and Foremost,

On behalf of everyone at Duval Landscape Maintenance I want to thank you for the opportunity to be considered a partner and your landscape maintenance provider for Riverbend West. You have given us an opportunity and for that I am grateful and want to express my thanks. We know this is a weighty decision and as such we want to make sure you have all the answers you need to make an educated selection.

The following is an explanation of how we plan to not just maintain the grounds but over time work to enhance the community. Please review how we operate internally as an organization, what is involved with our operations, and how we plan to implement both seamlessly into your community. Together with your management company, we will collaborate to give you the customer service you desire and the maintenance the property deserves Again, I want to reiterate my thanks to you for the opportunity extended and consideration. We value your time and hope this presentation is a small glimpse at how we at Duval Landscape Maintenance differentiate ourselves. We want to be more than your landscaper and if given the chance will work everyday to show you that you made the right choice by selecting our team.

Sincerely,

Rob Bullock

President and Owner



Company Overview **Duval Landscape** Maintenance

Duval Landscape started in 2009 with one man and one landscaping job. Since 27 0877531) has since grown into one of the premier landscaping companies in Florida. then, the company has rapidly grown to include over 340 full-time employees serving August 12th, 2009, Duval Landscape Maintenance (Charter No. L 09000077374 / FEIN over 100 commercial customers throughout the state of Florida. Incorporated since Jacksonville FL 32256 however we also have branches at the following locations: Our corporate headquarters are in Jacksonville at 7011 Business Park Blvd N,

approximately 10 minutes from launches from each morning. Our Ruskin office is located

Riverbend West. This office will be where our team of professionals

West Palm Beach: 1655 Donna Road, Suite 5 | West Palm Beach FL 3340

Sarasota: 2123 University Parkway, Suite 104 | Sarasota FL 34243

Orlando: 2423 S. Orange Ave Ste 117 | Orlando FL 32806

Tampa: 4501 Ulmerton Road, Suite 7 | Clearwater FL 33762

Naples: 1961 Rock Road | Naples FL 34120

Jacksonville: 7011 Business Park Blvd N | Jacksonville FL 32256

Ruskin: 1544 27¹¹ Street Southeast | Ruskin, Fl 33570 (Riverbend West)

QUESTIONS AND ANSWERS

Question	Answer
Is the Proposer incorporated in the State of Florida?	Yes
Is the Company in good standing with the Florida Department of State,Division of Corporations?	Yes
List the Proposer's total annual dollar value of comparable contracts for each of the last three (3) years starting with the latest year and ending with the most current year.	(19) \$5,700,000.00 (20) \$5,900,000.00 (21) \$6,500,000.00
What are the Proposer's current insurance limits?	General Liability \$1,000,000.00 Automobile Liability \$2,000,000.00 Umbrella Coverage \$5,000,000.00 Workers Compensation \$1,000,000.00 Expiration Date 09/01/2023
Please state whether or not the Proposer or any of its affiliates are presently barred or suspended from bidding or contracting on any state, local, or federal contracts in any state(s)?	ON
Has the Proposer ever failed to fulfill its obligations under any contract awarded to it?	ON.
Has any officer or partner of the proposed ever been an officer, partner, or owner of some other organization that has failed to fulfill job duties or otherwise complete a contract?	ON
List any and all litigation to which the Proposer, any personnel to work at Riverbend West, any officer and/or employee of the Proposer has been a party in the last five (5) years.	N/A

Duval Landscape Maintenance Principal Officers



Rob Bullock

In 2012, 2013, and again in 2017 Duval was the recipient of the National Grand Award for Landscape Maintenance excellence. This award is bestowed upon a single contractor for providing superior services. With extensive judging criteria, this award truly sets his firm apart. With over seventeen years of landscape acumen, Rob leads his team through direct involvement and a passion for client relations. Degree Lake City Community College—Landscape Management.



Edwin Cintron Chief Financial Officer

Edwin has direct responsibility for managing our billing, receivables, payables, customer contracts, vendor agreements, and many more administrative management operations covering personnel, information technology, legal, and facility management. Edwin has over 15 years of business and financial management experience. He attended the University of South Florida in Tampa, FL for his undergraduate degree in Accounting and the Air Force Institute of Technology in Dayton, Ohio for

his graduate degree in management.



Charles McManaway

Charles high level of skill, knowledge, and CDD/HOA experience makes him the "best" selection for leading and managing daily operations. Charles has 25 years of award-winning landscape industry experience. His customers rely on his attention to detail, while meeting & exceeding high-end specification-based contracts and for his expertise in lawn and ornamental care management.

Duval Landscape Maintenance Operations Team

Lead Spray Tech Dunham Torre Design Specialist Mohana Micah Branch Manager McManaway Charles Business Dev. Manager Dilandro Thomas Owner/President Rob Bullock Customer Service Specialist Member Team CFO Cintron Edwin Account Manager Pennington Matt Crew Supervisor Member Team Irrigation Manager Lead Irrigation Tech McManus Richard Boucher Joshua

Meet our team! The following hierarchy of personnel will all be assigned to Riverbend West. Throughout the year it should be expected that members of the crew may change but as a whole, this team will be dedicated to the Riverbend West Community.

5 Members

Crew



Duval Landscape Maintenance Personnel

-9 FOR DUVAL MAINTENANCE

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A Landscape

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DUVAL LANDSCAPE MAINTENANCE FINANCIAL STATEMENT WITHIN THE LAST 180 DAYS

DUVAL LANDSCAPE MAINTENANCE LLC

Balance Sheet

As of Mar 31, 2022

Accrual Basis

31-Mar-22		2,427,896.28	1,689,324.17	687,701.27	4,804,921.72			1,303,580.98	2,171,487.99	3,475,068.97		1,057,845.46	272,007.29	1,329,852.75	4.804.921.72
	ASSETS	Current Assets	Fixed Assets	Other Assets	TOTAL ASSETS	LIABILITIES & EQUITY	Liabilities	Current Liabilities	Long Term Liabilities	Total Liabilities	Equity	Net Retained Farnings / Distributions	Net Income	Total Equity	TOTAL LIABILITIES & EQUITY

TERMINATED IN THE LAST 12 THREE CONTRACTS WHICH MONTHS

C. IENT	TOVENOS	X 1000 LG
		KEASON WHY
HAMPTON LAKES Orlando, Fl	MARY SCHNUERER (HEAD OF LANDSCAPE COMMITTEE) (407) – 403 - 8764	MANAGEMENT COMPANY CHANGE OVER CAUSED TENSION AND A DIFFERENCE OF OPINIONS
DUVAL FORD Jacksonville, FI	TODD FERRELL (LANDSCAPE ENGINEER) (904) – 655 - 5544	CUSTOMER ACCEPTED LOWER BID
CENTURY DEERWOOD PARK Jacksonville, Fl	MOHINI COONER (LCAM) (904) – 447 - 5901	CUSTOMER ACCEPTED LOWER BID

Maintenance References **Duval Landscape**

Hampton Lakes 500K Contract

Davenport, FL 33897

Mary - 407-403-8764

Full landscape service contract - mowing, fertilization, pest control,

trimming, mulch, palm trimming, irrigation, and enhancement services

Mary Schnuerer

Whatever form was taken, he was always professional, clear, precise, and accurate. He While serving on the Board at Hampton Lakes part of my responsibility was to manage He would also respond to the upkeep system queries that required Him to contact the the Landscaping contract as Head of Landscaping. I worked with Duval, and directly nomeowner, and arrange to meet them to help resolve any issues, in doing this He with Josh Feagin. I had daily and weekly contact with Mr. Feagin, by call, text, in developed good relations with the homeowners, while improving the community. always delivered in a timely manner and as such, required no follow up by me. person and by Webex meetings. His communications skills were excellent,

Josh demonstrated a detailed understanding of all aspects of Landscaping. He would, often, go the extra mile to get the job done and complete the task

He also demonstrated other skills as he did the daily routines:

- Communication skills at ALL levels.
 - Organizational skills.
- Strong attention to detail

He has made a positive change to Hampton Lakes, a particularly challenging community, I will miss the daily contact with Him.



FIVE CURRENT CLIENTS WITH DUVAL LANDSCAPE MAINTENANCE

Our experience with working in CDD/HOA communities such as Lucaya Lakes has helped prepare our organization and team for any challenges that come with maintaining your beautiful

community.

Maintenance Operations

- Communicating with our clients has been a way that our company has been able to separate itself from others. Our ability to be available to your community is crucial to our success at Lukaya Lake
- Not only listening to your requests but executing the work requested and following up afterward to ensure customer satisfaction is one key to our success
- We take pride in our ability to listen, identifying the concern a resident has, and proposing a solution is exactly what our management team is trained to do.
- Details play a large part in our profession and Duval Landscape wants to be available to tackle all community such as Lukaya Lake Club.

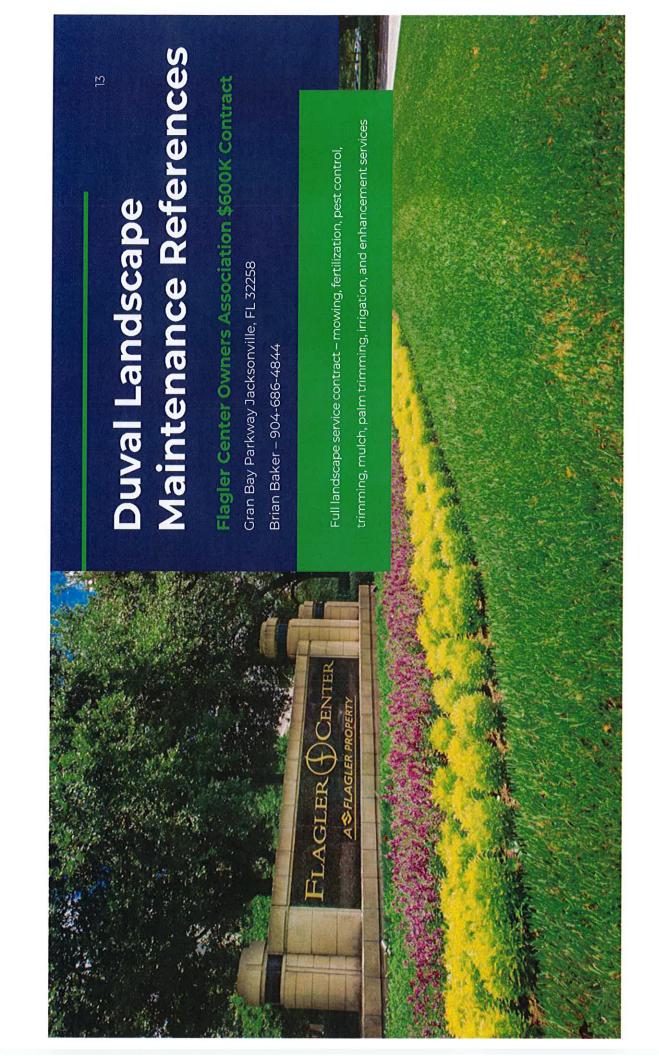
Same day responses and immediate action is something required when maintaining a large

Our team of trained professionals are excited at the opportunity to put our plan into place to show and earn your communities trust as your new landscape service provider.

Duval Core Values

- Communication
- Quality Safety
- Production





Duval Landscape

Cascades 650K Contract

400 North Legacy Trail

St. Augustine, FL 32092

trimming, mulch, palm trimming, irrigation, and enhancement services Full landscape service contract – mowing, fertilization, pest control, CASCADES Maintenance References Mary Marchiano, LCAM– 631-766-6837



dscape M Star Cour

#. FL 3277

RE: Letter of R

whom it may concern

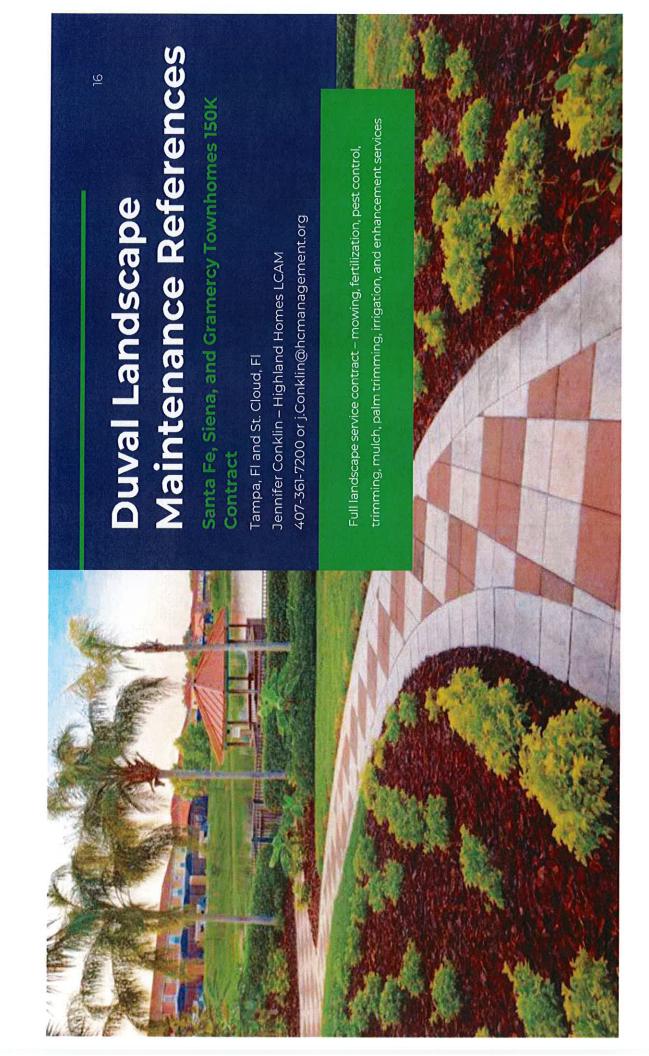
garding the expendence ter of re OA) with This letter World Golf

Landscap Cascades ciation with Landscape ionship luding the unity Assed our read our rea nas cor Cascad Several Gate He for ever severa

d all chemics of the various introl, and trim sional lands tion to help ensi ovide mowing in of 3 pumps If our HOA is the partnership our control into has with puve mitted to the success of our commenty by servicing the need swithing with me, Board of Directors, Committees communication skills with us are beyond beneficial to regement, lead by Josh Feagin, provided us with weekly along with weekly drives of the community to ensure all of

aould you wish asure to

Mary Marchiano



Duvall Landscape- Recommendation External Intox x

Jul 19, 2022, 3.04 PM (2 days ago)

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Jennifer Conklin <u>na</u> apprive:3651009757 onmisrosoft com to me + This letter is being sent as my recommendation for Duval Landscape for any landscaping needs. Highland Community Management has just recently began working with Duval Landscape in April 2022 due to prior vendor relations with Tommy Dillandra. Tommy was always my go-to guy for any landscaping needs for any of my communities in which I personally manage 30 currently. Tommy has always been very communitive, hard-working and always made sure any requests were done in a very timely manner!

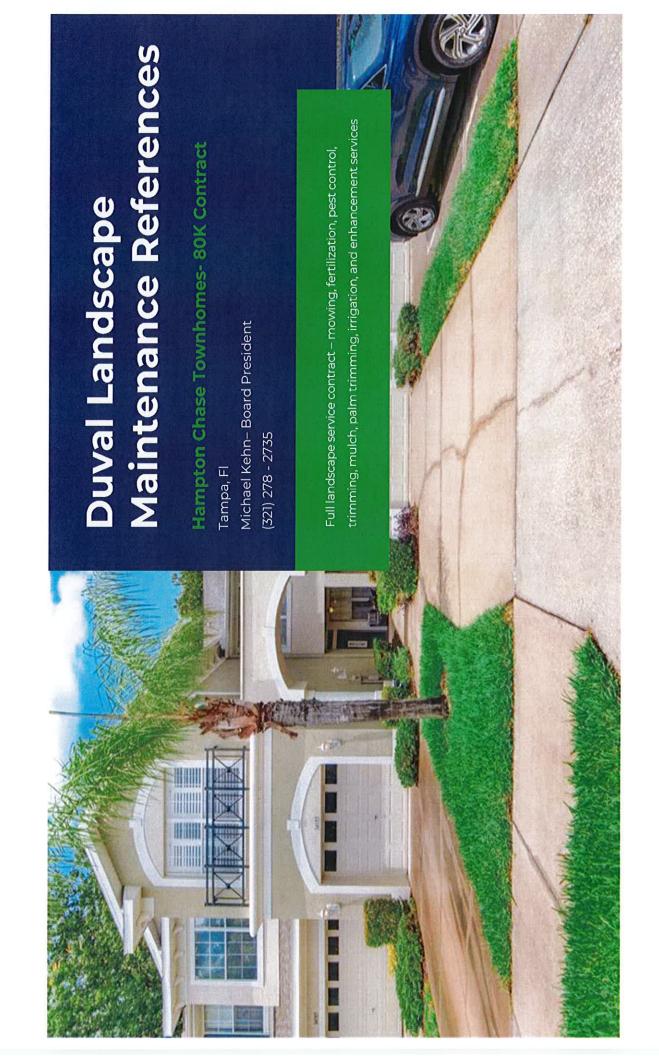
After my brief time working with Tommy at Duval Landscape. I can tell he has installed this in his team and I have been getting the same successful work in the communities Duvall currently oversees! Duval also has a couple of other contracts with some of my other communities in which I am simply awaiting their approval!

I will highly recommend Duval Landscape under the supervision of Tommy DiLandro for any of your landscaping needs!

Kind Regards

Jennifer Corklin, LCAM Highland Community Management 863-940-2863 i.corklin@homanagement.org www.homanagement.org 4110 S. Florida Ave Suite 230 Lakeland, FL 33813





To: Lucaya Lake Club 11305 Lake Lucaya Drive Riverview, H. 33579 Subject: Letter of Recommendation

To Misty Gordon and HOA Board.

I am extremely delighted to recommend to you the exemplary quality services of Duval Landscape Maintenance. They provide our community consistent and efficient full-service applications including Landscape Maintenance, Lawn Fertilization, Enhancements, Water Management and Tree Care. With expertise in virtually every area of landscaping, you will find that compared to other providers in the market, the quality of services and pricing we have found to be the best in the region.

Community. It's refreshing to know we've finally found a landscape company that actually cares of the quality of work they put out and how they go above and beyond to keep it that way. This mindset begins with the management team of Branch Manager Charles McManaway, Account Manager Matt Pennington and Irrigation Manager Richard McManus, simply because they are hands-on and lead by example. L'believe Duval Landscape Maintenance has developed an outstanding reputation in the have never experienced anything less than excellence in the last three years that we've used their services. I also note that with my experience of being a board member for a total of 5 years and an active owner for 13 years, it's comforting to know that the average 1-2-year revolving door with landscape companies is over. This is mainly due industry because of their work ethics and business etiquette they've proven to us. to a sterling reputation Duval has exemplified here at Hampton Chase Townhome

I strongly recommend Duval Landscape Maintenance for all your landscape needs and know that you and your community will not be disappointed.

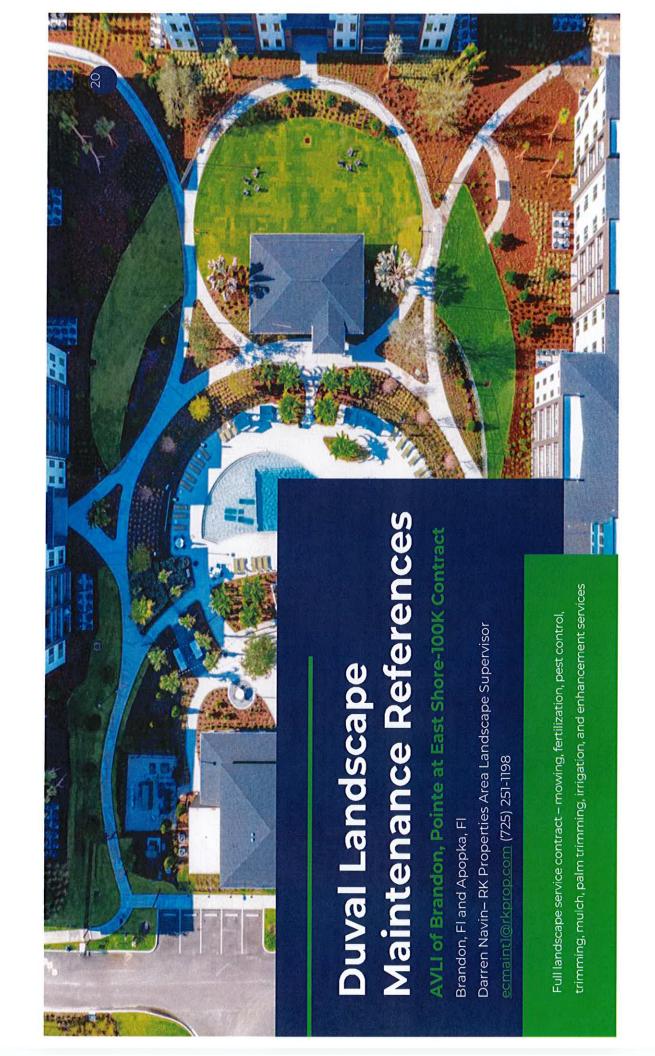
Feel free to contact me for more information.

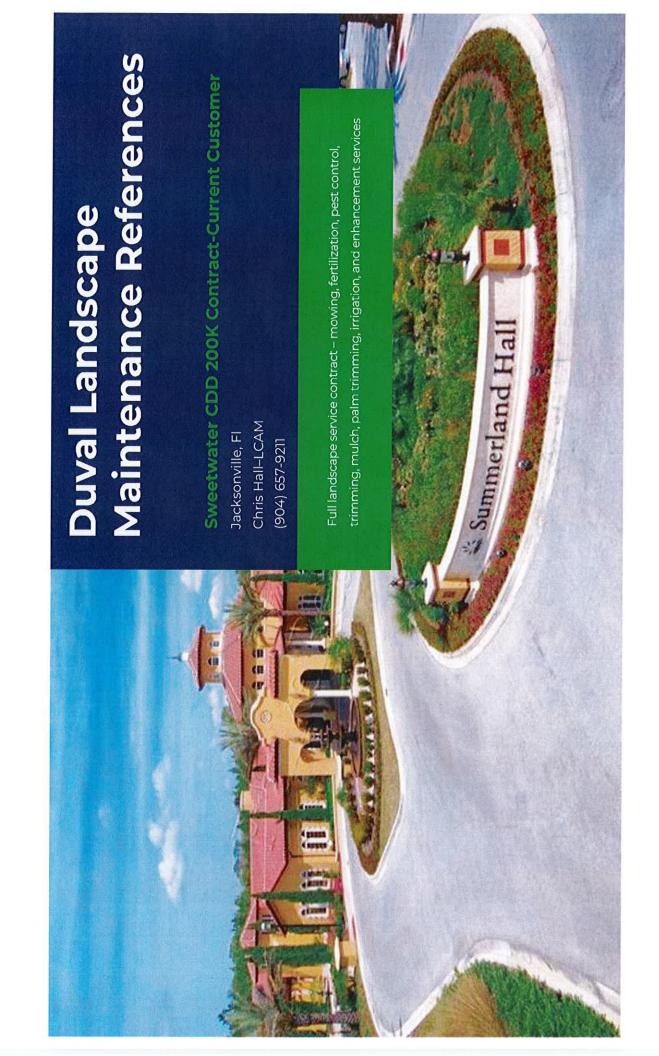
Respectfully,

Utickael A. Kehn President. Hampton Chase HOA

hamptonchasemike@gmail.com

(321) 278-2735





Staffing and Resource Plan for **Riverbend West**

Maintenance and Management Team Riverbend West

- Irrigation Manager
- · full-time irrigation technicians
- · 5-man maintenance team
- Two full-time agronomy technicians

 - Designated Branch Manager
 - Account manager
- Enhancement manager
- Landscape design specialist











Equipment and Resources

- Golf Carts
- 3 F-150 trucks
- 3 F-450 trucks
- 2 F-250 trucks
- 2 Irrigation vans
- 8 Mowers with mulch decks
- 10 Line Trimmers
- 10 Edgers
- · 10 Hedge Trimmers
- · 1 Fertilization machine (Z-spray)
- 10 Blowers
- 8 Backback Sprayers
 - 1 Truck lift (trees)



Duval Landscape





Duval Landscape Maintenance Safety Plan

compromising safety for production. Safety is a part of our culture and everyone on our team takes Duval Landscape Maintenance takes the safety of our employees very seriously, never a role in it.

Senior Managers / Managers

- Ensure that safety is adequately budgeted for the department, job, etc.
- Communicate safe work practices regularly within the department.
- Attend departmental and company-wide safety
- Formally recognize outstanding safety performance by any/all personnel.
- Assist the Supervisor/Superintendent or any other personnel with the safety process and/or as requested. This can include formal worksite periodic inspections.
- Uphold and enforce all known safe work practices.

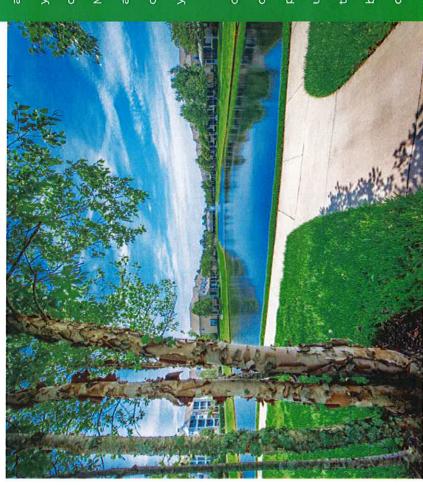
Supervisors / Superintendents

- Ensure new-hire orientation is given to new employees, or is followed up at the work level
- Ensure employees are given training that includes safe work practices on equipment, tools, machines, processes, etc.
- Personally conduct--or designate a qualified personnel to conduct-- regular inspections of the workplace
- Conduct frequent (daily) work discussions prior to the start of work that include safe work practices
- Uphold and enforce safe work practices. This includes influencing safe behavior by positive
 reinforcement such as recognition of worker's safe work performance, and/or monetary or gift
 awards for safe behavior. Enforcement action can also influence safe behavior when applied
 towards workers who blatantly perform unsafe acts, or who continually perform in an unsafe
 manner
- Investigate all incidents and take immediate corrective action to prevent re-occurrence
- Provide safety meetings on a regular basis and require attendance of all workers





Narrative to Provide Services as Specified



your amazing community. Our goals are straight forward: Restore this property to the level of are already being discussed as our team is confident in our abilities to achieve success within control, pruning, fertilization and others, that we will address. New programs and techniques company, enjoy this process and look forward to the opportunity to build a relationship with During our preliminary assessment and inspection of the current property condition, communication, there are many issues such as maintenance, pest control, irrigation, weed quality and communication expected by Riverbend West residents and Duval Landscape we identified areas that require attention. While some may be related to work quality or Maintenance. How will this be achieved? With proper planning, strategies, operations, accountability, management, horticultural knowledge and communication. We as a your community.

As we began this proposal process, we examined the current site conditions. Existing challenges such as drainage, turf care, shrub and tree health, maintenance access, mowing benefit the community. Duval Landscape maintenance is confident in our ability to provide understand this. Throughout this proposal we will outline our anticipated plan to improve challenges and obstacles were taken into consideration while calculating man hours. Our the overall site conditions and the systematic approach to providing the services that will plan to address week points within your community start with communication and we comprehensive, all-inclusive services based on the information within.

Critical Areas to Success

Agronomics Program

Weeds, insects and unhealthy plant or tree material are unsightly. Duval Landscape Maintenance professionals have the knowledge and experience to create a unique fertilization and pest control program for your community based on the current condition. Our tailored program has six (6/4/4) fertilization/pesticide applications for your turf and three (3) applications for shrubs/trees. Our program includes monthly (12) property checks to monitor the condition of all turf and tree material on-site with reporting submitted for each inspection.

Irrigation Efficiency

The community has unique drainage challenges resulting in oversaturation. Understanding the geographical setting of your community is essential to properly irrigating your community. Installing and repairing irrigation in a timely manner, setting proper run times, thorough monthly irrigation system checks, and suggested improvements will ensure to help your communities landscape flourish.

Communication

Continuous dialogue, professional recommendations, weekly updates and excellent customer service are just some of the services Duval Landscape Maintenance is committed to providing Riverbend West. Our incredible management team will continuously be on-site. It is important to us that your community can be heard and any adjustments to our service can be modified to better suit your community.

Maintenance

Proper techniques, good people, and management are essential to any great maintenance company. Duval Landscape has invested in our team so that you may invest in them. We take pride in our ability to provide excellent service and look forward to the opportunity to do so within your community.

Weed Control

Weeds and insects are unsightly, detrimental to plant health or turf, and can be very costly. We at Duval Landscape Maintenance take this seriously. Our fertilization and pest control program include monthly property checks in regard to weeds. Our crews will chemically treat, or hand pull weeds when necessary. Detailing your community is a weekly task and weed control will be strictly enforced amongst our teams and supervisors to help provide you with a community not overtaken by weeds.

Identified Areas for Improvement





that way for the duration of our time servicing

community.

weeds removed and maintained

landscape beds edges will be

reestablished, will have all

being successful. Bed

is essential to

Detailing all





maximum for your

community. Onsite operations managers and weekly reports

curb appeal at a

plant material will proposal for new

follow to keep

Struggling plants will be identified

and removed. A







Increase Curb Appeal with Duval Landscape Services

bring designs to life with our design team and software, so your community will be able to see all enhancements before they ever get installed. Our design team can work with you to make any enhancement that you would like or be there to provide Our design team is looking forward to bringing you beautiful renderings of potential enhancement opportunities. Duval will suggestions and provide a professional opinion.

Free Renderings from our Design Team

- Design specialist at your request
- All renderings for Riverbend West are included in your service agreement
- Make adjustments enhancement prior to any



beautiful community. your community. We ook forward to the entrance sign near provide in-depth designs for your opportunity to Example of an



Duval Landscape

Duval Landscape Maintenance Layers of Accountability



24 Hour Phone

Contact us within your community clubhouse. You may also call our office anytime at 904-900-1127. Our team is on-site, ready to assist and accommodate. All of our managers and supervisors have company phones as well and can be reached to service any request.



Customer Service Specialist

We are in the business of creating and developing lasting relationships. Any one of our team members are ready to provide you with professional service. We take pride in listening to our communities and following through with all of there requests.



Management Staff

Managers are constantly on-site to ensure our operations teams are working efficiently and practicing proper techniques within your community. Our management team are constantly training to ensure our team is equipped with the knowledge to do their job safely and efficiently..



Weekly and Monthly reports will be generated to track and complete progress. Weekly property walks are encouraged to keep the Lucaya Lakes management team in tune to all updates within your community.

PROPERTY SERVICE AREA MAPS







PRICING FOR RIVERBEND WEST CDD PART 1

\$58,765.00 PER YEAR	1. \$45.00/HR/EMPLOYEE 2. \$200.00 PER DUMP LOAD OF DEBRIS REMOVED	COVERING RECOMMENDED PLANT MATERIAL(HOA MUST PROVIDE FUNDS TO PURCHASE CLOTHES OR BLANKETS), CHEMICAL APPLICATION TO HELP PROTECT PLANTS	\$35/HR PER EMPLOYEE TO COVER MATERIAL, CHEMICAL APPLICATION IS \$50/1000 SQ. FEET OF BED SPACE	\$35.00/HR
GENERAL LANDSCAPE MAINTENANCE PRICE	STORM CLEAN UP 1. HOURLY RATE 2. PER DUMP LOAD (10-12 CY)	FREEZE PROTECTION (DESCRIPTION OF ABILITY)	COST PER APPLICATION TO COVER IDENTIFIED PLANT MATERIAL	EMPLOYEE WITH HAND-HELD HOSE

\$150.00/HR

WATERING TRUCK PRICE PER HOUR

FERTILIZATION PRICING (PART 2)

St. Augustine Turf (formulations may change after soil sample results are received)

MONTH	FORMULA	APPLICATION (LBS. N/1000SF)	TOTAL POUNDS OF PRODUCT TO BE APPLIED	COST PER APPLICATION
FEBUARY	18-0-4 with weed control	1.0 lb/1000 sq. feet	8 LBS.	\$11.54
MARCH	16 4 8 20% PolyPlus OPT145 AS 3%Fe 0.2%Mn	0.5 lb/1000 sq. feet	4 LBS.	\$5.77
APRIL	16 4 8 20% PolyPlus OPT145 AS 3%Fe 0.2%Mn	soluble N applied at 1.0 Lbs/1000SF	8 LBS.	\$11.54
MAY	16 0 8 +1 Mg with weed control	soluble N applied at 1.0 Lbs/1000SF	8 LBS.	\$11.54
OCTOBER	16-4-8 with weed control	1.0 lb/1000 sq. feet	8 LBS.	\$11.54
NOVEMBER	16-4-8 with weed control	0.5 lb/1000 sq. feet	4 LBS.	\$5.77

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TOTAL

\$57.70

	ICATION	8		10	м	58
	COST PER APPLICATION	\$1,587.53	\$793.76	\$793.76	\$1,587.53	\$4,762.58
s are received)	TOTAL POUNDS OF PRODUCT TO BE APPLIED	1120 LBS.	560 LBS.	560 LBS.	1120 LBS.	
aitei soli sallible lesalit	APPLICATION (LBS. N/1000SF)	1.0 lbs. N/1000 SF	0.5 lbs. N/1000 SF	0.5 lbs. N/1000 SF (slow release)	1.0 lbs. N/1000 SF	
Dania i di (i di i i da	FORMULA	18-0-8,18-0-4 and micro mix blend with weed control	16-0-8 +1 Mg and weed control as needed	16-0-8 +1 Mg and weed control as needed	18-0-8,18-0-4 and micro mix blend with weed control	
	MONTH	FEBUARY	APRIL	MAY	остовея	TOTAL

FERTILIZATION PRICING CONTINUED (PART 2)

ZOYSIA TURF (formulations may change after soil sample results are received)

FEBUARY Complete fe soil samples II until we soil samples Soil samples in until we se soil samples soil samples)		The second secon	TO BE APPLIED	
1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Complete fertilizer based on soil samples and Pre-M (24-2-11 until we see results from soil samples)	1 lb/1000 sq. feet (total SF 2,225)	10 lbs.	\$12.39
	Complete fertilizer based on soil samples and Pre-M (24-2-11 until we see results from soil samples)	11b/1000 sq. feet (total SF 2,225)	10 lbs.	\$12.39
APRIL	Nitrogen	soluble N applied at 0.7 Lbs/1000SF	7 lbs.	\$12.39
МАУ	Slow-release N	soluble N applied at 2.0 Lbs/1000SF	20 lbs.	\$12.39
OCTOBER	Slow-release N	1 lb/1000 sq. feet (total SF 100,000)	10 lbs.	\$12.39
DECEMBE Comp R soil	Complete fertilizer based on soil samples and Pre-M	1 lb/1000 sq. feet (total SF 100,000)	10 lbs.	\$12.39
TOTAL				\$74.34

34

FERTILIZER PRICING CONTINUED (PART 2)

ORNAMENTALS (formulations may change after soil sample results are received)

MONTH	FORMULA	APPLICATION (LBS. N/1000SF)	TOTAL POUNDS OF PRODUCT TO BE APPLIED	COST PER APPLICATION
МАВСН	Insect/disease control/fertilization (7-0-8 and 7-0-7 Blend)	2.0 lbs N/1000 SF (Total SF 35,000)	60 LBS.	\$200.87
МАУ	Insect/ disease control/fertilization (7-0-8 and 7-0-7 Blend)	2.0 lbs N/1000 SF (Total SF 35,000)	60 LBS.	\$200.87
OCTOBER	Insect/ disease control/ fertilization (7-0-8 and 7-0-7 Blend)	2.0 lbs N/1000 SF (Total SF 35,000)	60 LBS.	\$200.87
TOTAL				\$533.43

PALMS (65)

NOIL					
COST PER APPLICATION	\$98.75	\$98.75	\$98.75	\$98.75	\$395.00
TOTAL POUNDS OF PRODUCT TO BE APPLIED	87 LBS.	87 LBS.	87 LBS.	87 LBS.	
APPLICATION (1.5 LBS. N/1000SF)	1.5 lbs of fert./ palm tree	1.5 lbs of fert/palm tree	1.5 lbs of fert./ palm tree	1.5 lbs of fert./ palm tree	
FORMULA	8N-OP2O5-12K2O+4Mg	8N-OP2O5-12K2O+4Mg	8N-OP2O5-12K2O+4Mg	8N-OP2O5-12K2O+4Mg	
MONTH	МАВСН	МАУ	остовек	DECEMBER	TOTAL

INJECTIONS AND PESTICIDES PRICING (PART 3)

PEST CONTROL

\$1,600.00 PER YEAR ALLOWANCE PEST CONTROL

OTC INJECTIONS (NOT INCLUDED IN CONTRACT TOTAL)

PALM TYPE	РАЦМ ОТУ	# OF INOCULATIONS PER COST PER INDIVIDU/ QUARTER/PER PALM (BASED INOCULATION (ONE ON SIZE)	COST PER INDIVIDUAL INOCULATION (ONE CATRIDGE)	TOTAL COST PER YEAR (4X PER YEAR)
Royal Palm	3	3	\$50-\$60	\$600.00
OTC INJECTION TOTAL YEARLY PRICE				\$600.00

FIRE ANT TREATMENT (NOT INCLUDED IN CONTRACT TOTAL)

APPLICATION OF TOP CHOICE FOR ANNUAL FIRE ANT TREATMENT

COST OF APPLICATION

\$3,600.00

36

IRRIGATION AND MULCH PRICING PART 4 AND 5

IRRIGATION

IRRIGATION (ALL LABOR AND MATERIALS)	\$2,160.00
FREEZE PROTECTION (DESCRIPTION OF ABILITY)	Run system, freeze plants to protect, cover areas where recommended
COST PER APPLICATION OF FREEZE PROTECTION	Cost of covers will need to be covered by CDD, labor is \$50/hr
AFTER HOURS EMERGENCY SERVICE HOURLY RATE	\$300.00/hour
PRICE PER ZONE SHOULD ACTUAL FIELD QUANTITY DIFFER FROM ZONES IN MANUAL	Price is worked to cover cost only. Approx. \$40 per zone, per year

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MOLCH	
MULCH-PINE BARK (IF BOTH TOP DRESSINGS ARE PERFORMED)	\$25,300.00
OCTOBER APPLICATION, 230 YARDS AT \$55.00/CY (TOP DRESSING IS LEFT \$12,650.00 AT 3")	\$12,650.00
APRIL APPLICATION, 230 YARDS AT \$55.00/CY (TOP DRESSING IS LEFT AT \$12,650.00 3")	\$12,650.00

GRAND TOTALS FOR TOWNHOMES FROM PARTS 1,2,3 & 4

TOTAL AMOUNTS	\$58,765.00	\$5,823.05	\$1,600.00	\$2,160.00	\$68,348.05	\$69,031.53	\$69,721.85
GRAND TOTALS FROM EACH SECTION 1-4	PART 1 TOTAL	PART 2 TOTAL	PART 3 TOTAL	PART 4 TOTAL	GRAND TOTAL FOR YEARLY MAINTENANCE CONTRACT	FIRST ANNUAL RENEWAL	SEECOND ANNUAL RENEWAL





Duval Operations Standard for Turf Irrigation

Irrigated turf areas are free from dry, muddy or over-irrigated areas and water coverage is uniform. Irrigated turf areas are uniformly watered providing a turf appearance that is consistent throughout

- o Monthly / Weekly System Inspection
- Regular zone inspections for proper coverage
- Clean and adjust heads/emitters
- Weekly pump station inspections
- Quarterly diving for filter inspection & cleaning
- Seasonal adjustment for water needs
- Emergency after hours call service

Water Truck when required

Reporting

Monthly Irrigation Inspections

Duval Landscape Irrigation Technical Inspection Report

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LANDSCAPE QUALITY AUDIT

Property Name	1			99		CATEGORY RATING CRITERIA
Street Address				2	Exceptional	lenel
City, State		k		4		Exceeds Requirements
				3		Meets Requirements
Job #				2		Needs Improvement
Customer #				"		Does Not Meet Requirements
Date of Report				Note	ndards the	Note: The Landscape Quality Audit is based on a set of written standards that are to be used to determine the score for each entertainment on the independent in the independent.
			-	i=	Subruít	
10 101000	2	2	4	Z	Proposal	Comments
1.1 Movera Lines /Tuff Cut	1				L	
E				In		
3						
47	Control of the last					
1 5 insect and Disease						
LAWN TOTAL	100	10	10000			
2.0 SHRUB BEDS						
	Thursday Constitution	4			L	
	SA STATE AND ADDRESS OF	To the last	1	la la		
2.3 Weed Control						
2.4 Mulch	Series and a	0	Section - Section	2		
			100	n		
26 Impation				1	-	
SHRUB BED IGIAL		101 - 101				
3.0 SEASONAL COLOR						
3.1 Overall Appearance						
	STATE SALES		B 100	91		
34 Weed Control			-			
25 (mostlon						
	氏を持ち	16				
4.0 GENERAL SERVICE						
4.1 Parking Lots/Sidewalks			Section 400			
CI			1	20		
4.3 Proactive Suggestions		Ì	į.			
4 4 Response lime				81		
4 S. Communication of Tendeson						
	The same of the sa	8				
REPORT SUMMARY	Category	23	Humber of Categories	es Quality	4	Check Appropriate LOA Rating
A Charles		-	Andles		_	Control Comment of the Control of th
TO CANAL			0 0	********	_	Exceptional (3.0)
1			9 0			CACeeds requirements (4.0-4.3)
O SEASONA				Parage .		DIV/di Meets Requirements (3.0-3.9)
A U GENERAL SERVICE			9	10/10/10/10	# #DW/G:	. Reeds Improvement (2.0.2.3)
TOTAL SCORE				HHHH	#DIA/0	##### #DIV/01 Does Not Meet Requirements (1.0-1.9)
		=	ASPECT	ION AP	INSPECTION APPROVAL	
Change Sometimes		- 61	Dates Plann			i
Client Signature		F	FIRE NAME	00		Oate

Landscape Reviews and Managing Quality

The Landscape Quality Audit is weekly/monthly a set of written standards that are to be used to determine the score for each subcategory in the landscape that is being rated.

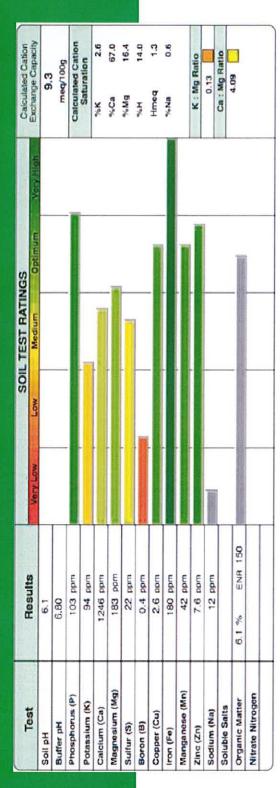
- Weekly Site Inspections with association representative or designate.
- Monthly Quality Site Review conducted by Duval Management and Duval site management. The review specifically evaluates attributes of the of the landscape services provided such as turf condition, ornamental bed maintenance, flower program,

irrigation system, and general site conditions. The goal is to meet and exceed current specification, improve lower scored areas quickly, utilize to analyze property trends from month-to-month and by the quarter. It's also used for field crew training and reward & recognize for the Duval site team when performance improves and maintained.

39

Soil Testing and Analysis

determine the current soil conditions, available nutrient and PH levels. This information will be used Upon contract signing we will take multiple soil samples from turf, shrub beds and tree areas to



SOIL FERTILITY GUIDELINES

Crop : Lawn							Rec Units:	nits:	eg .	B/1000 SF
(tbs) LIME (tons)	2	P ₂ O _S	K 20	Mg	S	8	Cu	Mn	Zu	Fe
50	4.0	0	2.0	0	0.28	0.02	0	0.10	0	0
Crop :							Rec Units:	nits:		

Duval Landscape Maintenance Awards

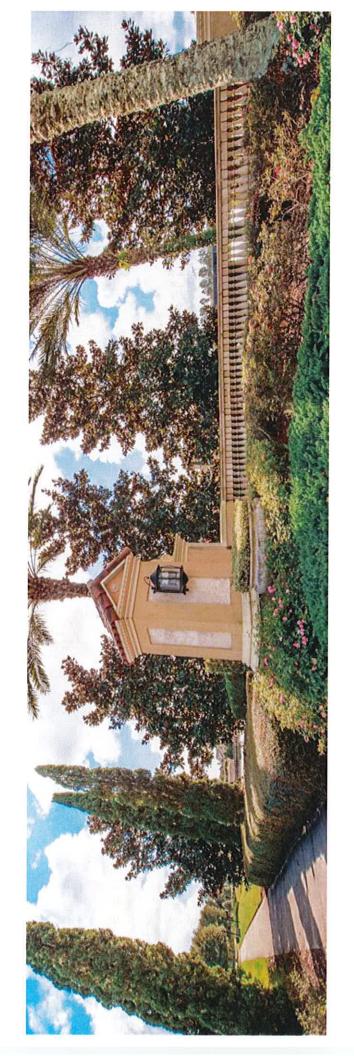
National Landscape Awards of Excellence

- Grand Award-Flagler Center
- Grand Award-Flagler Center
- Merit Award-Campfield Condominium Association
- Merit Award-Campfield Condominium Assoiciation
- Merit Award-Summer House in Old Ponte Vedra
- Merit Awards-Deerwood Park South











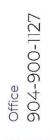
Thank youWe care about your landscape, your priorities,

and your satisfaction.

Tommy Dilandro Business development manager









Tommy@Duvallandscape.com



www.duvallandscape.com

PROJECT MANUAL

FOR

LANDSCAPE & IRRIGATION MAINTENANCE SERVICES

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

July 2022

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE FOR

LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

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RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

EVALUATION CRITERIA

1. Personnel

Management and Supervisory Personnel

(E.g., skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels, etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc. with bid.)

Name	Years Exp.	Position/Certifications	Duties and Responsibilities
1. Charles McManaway	25	Branch Manager	Head of all operations
2. Joshua Boucher	20	Irrigation Manager	Irrigation and Fertilization Manager
3. Matt Pennington	15	Account Manager	On-site manager and supervision of crew
4. Thomas Dilandro	20	Business Development Manager	Customer Relations, agronomy and branch suppo
5			
technical personnel. In a	addition, list any p	bersonnel with technical expertisication, arborists, or horticultur Position/Certifications	se that will be utilized on this
1. Richard McManus			Duties and Responsibilities
	25	Irrigation Manager	In charge of repairs and inspections
2. Torre Dunham		Irrigation Manager Lead fertilization spray technician	
	15	Lead fertilization spray technician	In charge of repairs and inspections
Torre Dunham 4	15	Lead fertilization spray technician	In charge of repairs and inspections

Personnel continued.

Locale of Vendor Shop Servicing Project

	ress of Vendor shop providing services to Riverbend West CDD:
_	in, FI 33570
Driv	ing miles between Vendor shop & Riverbend West CDD 3.6 miles
"Wii hour	ndshield Time" on an average business day between Vendor shop & Riverbend West CDD 15 minutes
	2. Experience
	(E.g., past & current record and experience of the respondent in similar projects, volume of work iously awarded to the firm; past performance in any other contracts; subcontractor listing, inventory I equipment, etc.)
1.	Project Name/Location: Santa Fe Townhomes, Gramercy Townhomes, and Siena Reserve (Tampa, FI)
	Contact: Jennifer Conklin Contact Phone: (407) 361-7200 Highland Community Management
	Project Type/Description: Townhome communities with full service landscape maintenance contracts
	Dollar Amount of Contract: 150K
	Your Company's Detailed Scope of Services for Project: We have created unique agronomy programs for each property.
	created section maps for all service team schedules (trimming, irrigation, mowing), and have designed and installed enhancement projects in all
	community's.
	Duration of Contract: START DATE: April 1st 2022 END DATE Current
2.	Project Name/Location: Flagler Center Owners Association (Jacksonville, FI)
	Contact: Brian Baker Contact Phone: (904)-686-4844
	Project Type/Description: Business Park complex with a full service landscape contract
	Dollar Amount of Contract: 600K
	Your Company's Detailed Scope of Services for Project: We have created a unique agronomy program for this property, section maps for our teams, and multiple enhancement projects for this customer.

Duration of Contract: S	TART DATE: January 1st, 2015END DATE _Current
Project Name/Location:	Cascades (Jacksonville,FI)
Contact: Mary Marchiano	Contact Phone: (631)-766-6837 May Management Services
Project Type/Description	n: Full service landscape maintenance contract for CDD community
Dollar Amount of Contr	ract: 650K
community, section maps for all oper	rations teams, and designed and installed multiple enhancement projects.
Duration of Contract: S'	TART DATE: January 1, 2021 END DATE current
Project Name/Location:	Hampton Chase Townhomes (Tampa, FI)
Contact: Michael kehn	Contact Phone: (321)-278-2735
Project Type/Descriptio	n: Full service landscape maintenance contract for townhome community
Dallan Amount of Contr	ract: 80K
Donar Amount of Conti	
	led Scope of Services for Project: We have created a unique agronomy program for the
	led Scope of Services for Project: We have created a unique agronomy program for the steams, and designed and installed multiple enhancement projects.
Your Company's Detail	
Your Company's Detail community, section maps for all operations	
Your Company's Detail community, section maps for all operations Duration of Contract: S'	TART DATE: January 1, 2022 END DATE Current
Your Company's Detail community, section maps for all operations	TART DATE: January 1, 2022 END DATE Current
Your Company's Detail community, section maps for all operations Duration of Contract: S' Project Name/Location: Contact: Chris Hall	TART DATE: January 1, 2022 END DATE Current Sweetwater CDD (Jacksonville, FI)

Duration of Contract: START DATE: October 1, 2021	END DATE Current	

PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the initial one-year term of the contract. It is assumed that prices will remain the same through each of the two potential annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the initial one-year term, and any annual renewal terms.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

~			
General	andeca	ne Mair	itenance
Ocherai	Lanusta	DC TATERIA	itemanice

Storm Cloonun \$ 40.00

0	58,765.00	/Voor
0	30,703.00	/Year

Storm Cleanup #
Freeze Protection (description of ability)

COVERING RECOMMENDED PLANT MATERIAL (CDD MUST PROVIDE FUNDS TO PURCHASE CLOTHES OR BLANKETS), CHEMICAL APPLICATION TO HELP PROTECT PLANTS

\$_50.00 __/application (Contractor to identify those plants susceptible to freeze and estimate cost to cover per application)

Hand Watering

\$ 35.00 /hr. for employee with hand-held hose

\$_150.00 /hr. for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials)

0	5,823.05	/Yea
•	0,020.00	/ Yea

(Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

	ST. AUC	GUSTINE (per specification	ns in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
February	18-0-4 with weed control	1.0 lbs. N/1000 SF	8 lbs.	\$11.54
March	16 4 8 20% PolyPlus OPTI45 AS 3%Fe 0.2%Mn	0.5 lbs. N/1000 SF	4 lbs.	\$5.77
April	16 4 8 20% PolyPlus OPTI45 AS 3%Fe 0.2%Mn	1.0 lbs. N/1000 SF	8 lbs.	\$11.54

	ST. AUGUS	ΓΙΝΕ (per specifications in	Part 2) cont.	
May	16 0 8 +1 Mg with weed control	1.0 lbs. N/1000 SF	8 lbs.	\$11.54
October	16-4-8 with weed control	1.0 lbs. N/1000 SF	8 lbs.	\$11.54
November	16-4-8 with weed control	0.5 lbs. N/1000 SF	4 lbs.	\$5.77

	BA	HIA (per specifications in P	Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Febuary	18-0-8,18-0-4 and micro mix blend with weed control	1.0 lbs. N/1000 SF	1120 lbs.	\$1,587.53
April	16-0-8 +1 Mg and weed control as needed	0.5 lbs. N/1000 SF	560 lbs.	\$793.76
May	16-0-8 +1 Mg and weed control as needed	0.5 lbs. N/1000 SF (slow release)	560 lbs.	\$793.76
October	18-0-8,18-0-4 and micro mix blend with weed control	1.0 lbs. N/1000 SF	1120 lbs.	\$1,587.53

	ORNAM	ENTALS (per specification	ns in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
March	Insect disease control fertilization (7-0-8 and 7-0-7 Blend)	2 lbs. N / 1000 sq. feet	70 lbs.	\$200.87
May	Insect/ disease control/ fertilization (7-0-8 and 7-0-7 Blend)	2 lbs. N / 1000 sq. feet	70 lbs.	\$200.87
October	Insect/ disease control/ fertilization (7-0-8 and 7-0-7 Blend)	2 lbs. N / 1000 sq. feet	70 lbs.	\$200.87

	P.	ALMS (per specifications in	Part 2)	
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
March	8N-OP2O5-12K2O+4Mg	1.5 lbs of fert./ palm tree	97.5 lbs.	\$98.75
May	8N-OP2O5-12K2O+4Mg	1.5 lbs of fert./ palm tree	97.5 lbs.	\$98.75
October	8N-OP2O5-12K2O+4Mg	1.5 lbs of fert./ palm tree	97.5 lbs.	\$98.75
November	8N-OP2O5-12K2O+4Mg	1.5 lbs of fert./ palm tree	97.5 lbs.	\$98.75

Please list any additional fertilization for those plant materials requiring specialized applications.

MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, Knockout Roses, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	Soil samples will dictate if specialty			
	applications are needed.			
	(None recommended at this time)			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$ 1,600.00 /Yr. (If entire pesticide allowance is required) *

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials) (based on your recorded quantities below)

\$ 600.00 /Yr.

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
ROYAL	3	1 PER 1/4 PER PALM	\$50-\$60	\$600.00

The District reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants
For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$\frac{\$3,600.00}{\text{Yr.}}
Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigatio	on (All labor and materials)	\$ 2,160.00	/Yr.
F	reeze Protection (description of ability)		
<u>-</u> F	Run system, freeze plants to protect, cover areas where recommen	ded. Chemical application available a	s well.
_			
	Application is \$50.00 per crew member per hour. Chemical application is \$50.00 per crew member per hour.	tion will cost \$150.00 per 10K sq. fee	et of
	50.00 /application (do not include in Irrigation	n Total or Grand Total)	
	after hours emergency service hourly rate \$ 300.00 ump & wells, etc.)	HR. (i.e., broken main	nlines,
	tor shall provide a list of additional charges and time maintenance as a separate price from this		ther
PART 5			
Contract 230	quantities determined by Contractor's field it tor shall install: CY Medium Pine Bark Mulch per specs for a		idding,
\$ <u>55.00</u> And	/CY (April Application)		
230 \$ 55.00	CY Medium Pine Bark Mulch per specs for a/CY (October Application)	a fall top-dressing at	
	ion of Medium Pine Bark Mulch the total cost of mulching for the year - <u>do not</u>	\$ 25,300.00 include in Grand Total)	/Yr.
	he District choose to switch to Shredded Cypro		a per cub
\$ 55.00	/ CY Shredded Cypress Mulch		
	Each top-dressing shall leave all beds with a d	lepth of 3" after compaction	on.
The D	istrict reserves the right to subcontract any m	ulching event to an outsid	e vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ 68,348.05	/Yr.		
FIRST ANNUAL REI	NEWAL	\$ 69,031.53	/Yr,*
SECOND ANNUAL I	RENEWAL.	\$ 69,721.85	/Yr.*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

PROPOSAL FORM PART IV PRICING

NOTE: NOTE: This pricing form is intended to cover pricing for the first annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

\$ 59,352.65	/Yr.
	\$ 59,352.65

	Storm Cleanup \$_45.00 _/hr.
	Freeze Protection (description of ability)
\$ 50.00 cover p	_/application (Contractor to identify those plants susceptible to freeze and estimate cost to er application)
	Hand Watering
\$ 35.00	_/hr. for employee with hand-held hose
\$ 150.00	_/hr. for water truck/tanker
These	prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials) \$ $\frac{5,881.28}{}$ /Yr. (Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

ST. AUGUSTINE (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION	
	please see previous chart				

	er specifications in Part 2	
please see previous chart		

	B	AHIA (per specifications in l	Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	please see previous chart			

	UKNA	MENTALS (per specification		
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	please see previous chart			

		(1.5 LBS. /100 SF PALM CANOPY)	PRODUCT TO BE APPLIED	COST PER APPLICATION
р	lease see previous chart			

Please list any additional fertilization for those plant materials requiring specialized applications.

MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, Knockout Roses, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	please see previous chart			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

§ 1.616.00 /Yr. (If entire pesticide allowance is required) *

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials) (based on your recorded quantities below)

606.00 /Yr.

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
please see previous chart				

The District reserves the right to subcontract out any and all OTC Injection events.

Application of Top C	hoice for annual treatment of Fire Ants
control of fire ants in a	poses only, please provide a cost to apply Top Choice for the annual all Finished Landscaped Areas as described in Scope of Services. / Yr.
(This shall not be	cation will be performed at the sole discretion of the District's BOS. e included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigatio	n (All labor and materials)	\$ 2,181.60	
	reeze Protection (description of ability)		
<u>-</u> \$.	50.00 /application (do not include in Irrigati	on Total or Grand Total)	
	fter hours emergency service hourly rate \$ 300 ump & wells, etc.)	.00 /HR. (i.e., broken ma	inlines,
	tor shall provide a list of additional charges a tine maintenance as a separate price from t		<u>other</u>
PART 5			
	quantities determined by Contractor's field for shall install:	I measurements at time of	bidding,
230 \$ 55.00	CY Medium Pine Bark Mulch per specs fo /CY (October Application)	r a fall top-dressing at	
And			
230 \$ 55.00	CY Medium Pine Bark Mulch per specs fo /CY (October Application)	r a fall top-dressing at	
	ion of Medium Pine Bark Mulch	\$ 25,300.00	/Yr.
	he total cost of mulching for the year - do no		
Should to yard price	he District choose to switch to Shredded Cypee.	oress Mulch, please provide	e a per cub
\$ 55.00	/ CY Shredded Cypress Mulch		
	Each top-dressing shall leave all beds with a	depth of 3" after compact	ion.
The Dist	rict reserves the right to subcontract any mu	ılching event to an outside	vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ 68,348.05	/Yr.		
FIRST ANNUAL RE	NEWAL	\$ 69,031.53	/Yr.*
SECOND ANNUAL	RENEWAL	\$ 69,721.85	/Yr.*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the second annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

£ 50 040 02

PART 1

	General Landscape Maintenance	3 00,040.00	<u></u>
	Storm Cleanup \$_45.00 _/hr.		
COVER	Freeze Protection (description of ability)	CLOTHES OR BLANKETS), CHEMICAL APPLICATION TO H	HELP PROTECT PLANTS
\$cover	/application (Contractor to identify those plan r per application)	its susceptible to freeze and esti	mate cost to
	Hand Watering		
\$ 35.00	hr. for employee with hand-held hose		
\$ 150.0	00_/hr. for water truck/tanker		
The	ese prices are informational only and NOT to be in	ncluded in General Landscape M	laintenance Cost

PART 2

Fertilization (All labor and materials) \$ 5,939.51 /Yr. (Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	please see previous chart			

ST. AUGUSTINE (per	specifications in Part 2) cont.	
please see previous chart		

	В	AHIA (per specifications in l	Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
Febuary	please see previous chart			
April				
May				
October				

MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	please see previous chart			

MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	please see previous chart			

Please list any additional fertilization for those plant materials requiring specialized applications.

MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, Knockout Roses, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
	please see previous chart			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$\frac{1,632.00}{\text{(If entire pesticide allowance is required)}}^*

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials) (based on your recorded quantities below)

\$ 612.00 /Yr.

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
please see previous chart				

The District reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants	
For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. § 3,672.00 / Yr.	
Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)	

PART 4

Irrigation (All labor and materials)	\$ 2,203.20	/Yr.
Freeze Protection (description of ability)	nended	
\$_50.00 /application (do not include in Irrigation)		
After hours emergency service hourly rate \$\frac{300}{200}\$ pump & wells, etc.) Contractor shall provide a list of additional charges than routine maintenance as a separate price from to	and pricing for such items	
PART 5		
Based on quantities determined by Contractor's field Contractor shall install: 230 CY Medium Pine Bark Mulch per specs for		bidding,
\$ 55.00 /CY (October Application)		
And		
CY Medium Pine Bark Mulch per specs for \$\frac{55.00}{} /CY (October Application)	or a fall top-dressing at	
Installation of Medium Pine Bark Mulch	\$ 25,300.00	/Yr.
(This is the total cost of mulching for the year - do no	ot include in Grand Total)	
Should the District choose to switch to Shredded Cypyard price.	oress Mulch, please provid	e a per cub
\$ 55.00 / CY Shredded Cypress Mulch		
Each top-dressing shall leave all beds with a	a depth of 3" after compac	tion.
The District reserves the right to subcontract any	mulching event to an outs	ide vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ 69,031.53 /Yr.		
SECOND ANNUAL RENEWAL	\$ 69,721.85	/Vr *

*Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

LANDSCAPE AND IRRIGATION MAINTENANCE RATES FOR ADDITIONAL SERVICES

Please provide rates for the following items (including overhead and profit) which will be used for any additional work and/or services:

A.	Mowers w/operator	\$ 50.00	Hour
B.	Bush-Hog w/operator	<u>\$</u> 100.00	Hour
C.	Tractor w/operator	\$_100.00	Hour
D.	Supervisor with Transportation	\$ 65.00	Hour
E.	Laborer with hand equipment	\$ 50.00	Hour
F.	Truck w/driver	\$ 50.00	Hour
G.	Irrigation Tech	\$_65.00	Hour
H.	Granular Pesticide Applicator		
	Person with Drop Spreader	\$_65.00	Hour
î.	Liquid Pesticide Applicator		
	Person with Spray Truck	\$ 65.00	Hour
J.	Granular Fertilizer Applicator		
	Person with Drop Applicator	\$ 65.00	Hour
K.	Liquid Fertilizer Applicator		
	Person with Spray Truck	\$_65.00	Hour
L.	Granular Weed Control Applicator		
	Person with Drop Applicator	<u>\$</u> 65.00	Hour
M.	Liquid Weed Control Applicator		
	Person with Spray Truck	\$ 65.00	Hour
N.	Laborer for Additional Trash Pick-Up	\$ 50.00	Hour
O.	Lump Sum Mowing (1), entire community	\$_1,003.00	Per Mow

¹ Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns, and blowing and/or vacuuming.

AGREEMENT FOR LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES BETWEEN RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT AND Duval Landscape Maintenance LLC

THIS AGREEMENT (the "Agreement") August , 2022, by and between:	is made	and entered	l into this	31 day of
Riverbend West Community Develop purpose government established pursuant in Hillsborough County, Florida, whose Parkway, Riverview, Florida 33578 (the	to Chapte mailing a	er 190, <i>Florida</i> address is 942	Statutes, lo	ocated

RECITALS

WHEREAS, the District was established pursuant to Chapter 190, *Florida Statutes*, for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure improvements, including but not limited to, landscaping and irrigation improvements; and

WHEREAS, the District desires to retain an independent contractor to provide landscape and irrigation maintenance services within the District; and

WHEREAS, Contractor represents that it is qualified to serve as a landscape and irrigation maintenance contractor and provide such services to the District.

WHEREAS, the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

NOW, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

SECTION 1. RECITALS. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.

SECTION 2. DESCRIPTION OF WORK AND SERVICES.

A. The duties, obligations, and responsibilities of the Contractor are to provide the services, labor, and materials necessary for the provision of landscape and irrigation maintenance services as described herein and in Exhibit A (the "Services"), attached hereto and incorporated by reference herein, within the District. Such lands on which

- Services shall be provided are as more particularly described and shown on **Exhibit B**, attached hereto and incorporated herein by reference.
- B. Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations and responsibilities are met to the satisfaction of the District and in accordance with this Agreement. Contractor shall use industry best practices and procedures when carrying out the Services. Any additional compensation for additional services shall be paid only as negotiated between the parties and upon the written authorization of the District.
- C. This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement, for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, ordinances, and regulations affecting the provision of the Services.
- D. In the event that time is lost due to heavy rains ("Rain Days"), the Contractor agrees to reschedule its employees and divide their time accordingly to complete all scheduled services during the time during the same week as any Rain Days. The Contractor shall provide services on Saturdays if needed to make up Rain Days but shall not provide services on Sundays.
- E. The Contractor shall report directly to the District's Designee who shall be Jennifer Goldyn, District Manager, or the District's Field Services Manager. Contractor shall use all due care to protect the property of the District, its residents and landowners from damage and shall follow and be responsible for the Services set forth in Exhibit A on the property as provided in Exhibit B. Contractor agrees to repair any damage resulting from Contractor's activities and work within twenty-four (24) hours. This includes, but is not limited to, damage caused by Contractor to irrigation heads and lines, landscape, grasses or any other District or landowner properties or improvements.
- F. The Contractor agrees to meet with a District representative, when requested, to walk the property to discuss conditions, schedules, and items of concern regarding this Contract. At that time, the District will compile a list of landscape related items (Field Inspection Report) that should be performed before the next walk through or other designated time. The Contractor shall be required to explain, in writing, what actions shall be taken to remedy those findings within the specified amount of time as requested by the District (typically seven (7) calendar days). If the Contractor does not respond within the specified time, the first offense will result in a written warning; the second offense will result in a second written warning and the Board of Supervisors for the District will be notified; the third offense may terminate this contract for cause at the District's discretion. If the deficient items have not been rectified to the District's satisfaction within the stated time provided in the response to the Field Inspection Report, (but in no circumstance no longer than a 1-month period), the District reserves the right to subcontract out such work and withhold the cost of such work from the Contractor's next monthly invoice. The District will be responsible for scheduling the inspections. The District must have no less than ten (10) days' notice if there is a need

to reschedule. Inspections will proceed with or without the attendance of the Contractor. Notwithstanding, Contractor is responsible for a weekly inspection of the entire property subject to the Contract Work. Contractor shall provide to management a written summary of work performed for each week with notification of any problem areas.

SECTION 3. COMPENSATION; TERM.

The District agrees to pay Contractor for the Contract Work, a not to exceed sum of
\$68,349.00

Dollars and no/100 (\$XXX,XXX.XX) during the initial term as well as the first and second annual renewals of the contract as detailed in Exhibit "B", payable in monthly installments as detailed below, for a term of one (1) year with the option to renew for two (2) additional one (1) year periods unless terminated earlier as provided in this Contract.

- A. If the District should desire additional work or services, or to add additional lands to be maintained, the Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the parties shall agree in writing to an addendum, addenda, or change order to this Contract. The Contractor shall be compensated for such agreed additional work or services based upon a payment amount acceptable to the parties and agreed to in writing.
- B. The District may require, as a condition precedent to making any payment to the Contractor that all subcontractors, material men, suppliers or laborers be paid and require evidence, in the form of lien releases or partial waivers of lien, to be submitted to the District by those subcontractors, material men, suppliers, or laborers, and further require that the Contractor provide an Affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from the Contractor, in a form satisfactory to the District, that any indebtedness of the Contractor, as to services to the District, has been paid and that the Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workmen's Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.

of this Agreement or renewed for optional one-year renewals at the option of the parties hereto at the price and terms as provided for herein.

D. Contractor shall bill the District for Services based on invoice with appropriate support documentation for the fee and reimbursements. Provided Contractor has submitted invoices for the fees and reimbursements with the appropriate support documentation by the fifteenth (15th) of the month, Contractor shall be paid by the thirtieth (30th) of the following month unless such invoice is disputed as described below. The format of the invoice and backup documentation shall strictly adhere to the requirements established by District. If the District disputes or questions any part or all of an invoice, the District shall advise Contractor in writing of such questions or disputes within thirty (30) days of the District's receipt of such invoice. In the event of any dispute regarding the Services performed to date, Contractor, including any of Contractor's subcontractor(s) or agent(s) responsible for the Services, in District's sole and absolute discretion, shall, so long as District is pursuing resolution of such dispute in an expeditious manner, continue to carry on performance of the Services and maintain their progress during any such dispute, lawsuit or other proceeding to resolve the dispute, and District shall continue to make payments of undisputed amounts to Contractor in accordance with this Agreement. As compensation for the Work, the District agrees to pay Contractor \$68,349.00 Dollars and no/100 (\$XXX,XXX.XX) during the initial term of the contract, in standard monthly amounts of \$5,696.00 XX/100 (\$XX,XXX.XX). Such compensation covers only the items specified in Parts

Dollars and no/100 (\$XXX,XXX.XX) during the initial term of the contract, in standard monthly amounts of \$5,696.00 Dollars and XX/100 (\$XX,XXX.XX). Such compensation covers only the items specified in Parts 1 and 4 of the Proposal. Additionally, for the services specified in Parts 2, 3 & 5 of the Proposal, the District agrees to pay Contractor for such actual services rendered using the pricing specified in the Proposal the month following services being performed and after required documentations (if any) have been provided. Contractor shall not perform mulching or annual installation services listed in Exhibit "A" without the prior written approval of the District.

SECTION 4. CHANGE ORDERS. Contractor understands that the Services may be reduced, expanded, or otherwise modified in scope. If any additional Services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving a written change order from the District. Contractor shall cooperate with and assist the District in preparing and determining the scope of any change order. In the event the service represents a unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order in accordance with the unit prices established in the Agreement. In the event the service is not represented by a lump sum or unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order as reasonably determined by the District in conference with the Contractor.

SECTION 5. WARRANTY AND COVENANT. The Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, free from faults and defects. The Contractor hereby warrants any materials and Services for a period of one year after acceptance by the District or longer as required under Florida

law. With respect to any and all plant material provided pursuant to Section 2, all plant material shall be guaranteed to be in a satisfactory growing condition and to live for a period of one year from planting except for annuals, which will be replaced seasonally. All plants that fail to survive under the guarantee shall be replaced as they fail with the same type and size as originally specified. Contractor further warrants to the District those warranties which Contractor otherwise warrants to others and the duration of such warranties is as provided by Florida law unless longer guarantees or warranties are provided for elsewhere in the Agreement (in which case the longer periods of time shall prevail). Contractor shall replace or repair warranted items to the District's satisfaction and in the District's discretion. Neither final acceptance of the Services, nor monthly or final payment therefore, nor any provision of the Agreement shall relieve Contractor of responsibility for defective or deficient materials or Services. If any of the Services or materials are found to be defective, deficient, or not in accordance with the Agreement, Contractor shall correct remove and replace it promptly after receipt of a written notice from the District and correct and pay for any other damage resulting there from to District property or the property of landowners within the District. Contractor hereby certifies it is receiving the property in its as is condition and has thoroughly inspected the property and addressed any present deficiencies, if any, with the District. Contractor shall be responsible for maintaining and warranting all plant material maintained by Contractor as of the first date of Services.

Contractor hereby covenants to the District that it shall perform the Services: (i) using its best skill and judgment and in accordance with generally accepted professional standards and (ii) in compliance with all applicable federal, state, county municipal, building and zoning, land use, environmental, public safety, non-discrimination and disability accessibility laws, codes, ordinances, rules and regulations, including, without limitation, all professional registration (both corporate and individual) for all required basic disciplines that it shall perform. Contractor hereby covenants to the District that any work product of the Contractor shall not call for the use nor infringe any patent, trademark, services mark, copyright, or other proprietary interest claimed or held by any person or business entity absent prior written consent from the District.

SECTION 6 INSURANCE. Contractor shall, at its own expense, maintain insurance during the performance of its Services under this Agreement, with limits of liability not less than the following:

Workers Compensation	statutory
General Liability	
Bodily Injury (including contractual)	\$1,000,000/\$2,000,000
Property Damage (including contractual)	\$1,000,000/\$2,000,000
Automobile Liability (if applicable)	
Bodily Injury and Property Damage	\$1,000,000

Contractor shall provide the District with a certificate naming the District, its officers, agents, and employees as an additional insured (for all coverages except workers' compensation coverage). At no time shall Contractor be without insurance in the above amounts. No policy may be canceled during the term of this Agreement without at least thirty (30) days written notice to

the District. An insurance certificate evidencing compliance with this section shall be sent to the District prior to the commencement of any performance under this Agreement.

SECTION 7. INDEPENDENT CONTRACTOR. It is understood and agreed that at all times the relationship of Contractor and its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of District and at all times entirely under Contractor's supervision, direction, and control.

In particular, District will not: i) Withhold FICA (Social Security) from Contractor's payments; ii) Make state or federal unemployment insurance contributions on Contractor's behalf. iii) Withhold state or federal income tax from payment to Contractor; iv) Make disability insurance contributions on behalf of Contractor; or v) Obtain workers' compensation insurance on behalf of Contractor.

SECTION 8. COMPLIANCE WITH LAWS, ORDINANCES AND REGULATIONS. In performing its obligations under this Agreement, Contractor and each of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public or governmental authority having appropriate jurisdiction, including all laws, regulations and rules relating to immigration and/or the status of foreign workers. Contractor shall initiate, maintain, and supervise all safety precautions and programs in connection with its obligations herein. Contractor shall ensure that all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor observe Contractor's rules and regulations of safety and conduct. Contractor shall take all reasonable precautions for the safety of and shall provide all reasonable protection to prevent damage, injury, or loss to all of its employees, agents and subcontractors performing its obligations herein and other persons who may be affected, and any material, equipment and other property. Contractor shall remedy all damage or loss to any property caused in whole or in part by Contractor, its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, or by anyone for whose acts Contractor may be liable. Contractor shall indemnify District for all damage or losses it may incur or be exposed to because of Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor's failure to comply with the provisions contained herein.

SECTION 9. DEFAULT AND PROTECTION AGAINST THIRD PARTY INTERFERENCE. A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

SECTION 10. ENFORCEMENT OF AGREEMENT. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the substantially prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorney's fees and costs for trial, alternative dispute resolution, or appellate proceedings.

SECTION 11. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and the Contractor.

SECTION 12. AUTHORIZATION. The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this instrument.

SECTION 13. NOTICES. All notices, requests, consents, and other communications under this Agreement ("Notices") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

A. If to Contractor: Duval Landscape Maintenance LLC

7011 Business Park Blvd. North

Jacksonville, FI 32256

Attn: Rob Bullock

B. If to District: Riverbend West Community Development District

9428 Camden Field Parkway Riverview, Florida 33578 Attn: District Manager

With a copy to: Straley, Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606 Attn: John Vericker

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notice on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the parties and addressees set forth herein.

SECTION 14. ARM'S LENGTH TRANSACTION. This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. Both parties participated fully in the preparation of this Agreement and received the advice of counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, both parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either the District or the Contractor.

SECTION 15. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the District and the Contractor, and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.

SECTION 16. ASSIGNMENT. Neither the District nor the Contractor may assign this Agreement or any monies to become due hereunder without the prior written approval of the other.

SECTION 17. APPLICABLE LAW AND VENUE. This Agreement and the provisions contained herein shall be construed, interpreted, and controlled according to the laws of the State of Florida. Each party consents that the venue for any litigation arising out of or related to this Agreement shall be in Hillsborough County, Florida.

SECTION 18. INDEMNIFICATION.

- A. Contractor, its employees, agents and subcontractors shall defend, hold harmless and indemnify the District and its supervisors, officers, staff, employees, representatives and agents against any claims, damages, liabilities, losses and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the acts or omissions of Contractor, and other persons employed or utilized by Contractor in the performance of this Agreement or the Services performed hereunder up to the amount of One Million Dollars (\$1,000,000.00). By executing this Agreement, Contractor agrees such indemnification amount bears a reasonable commercial relationship to the Agreement.
- **B.** Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.

SECTION 19. LIMITATIONS ON GOVERNMENTAL LIABILITY. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida

Legislature in Section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

Section 20. Termination. The District agrees that the Contractor may terminate this Agreement for cause by providing sixty (60) days written notice of termination to the District; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. The Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to the Contractor. The District shall provide thirty (30) days written notice of termination without cause. Upon any termination of this Agreement, the Contractor shall be entitled to payment for all Services rendered up until the effective termination of this Agreement, subject to whatever claims or off sets the District may have against the Contractor as the sole means of recovery for termination.

SECTION 21. OWNERSHIP OF DOCUMENTS. All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Contractor pursuant to this Agreement shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.

SECTION 22. PUBLIC RECORDS. Contractor understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, Florida Statutes. Contractor acknowledges that the designated public records custodian for the District is Jennifer Goldyn ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Contractor shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if the Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Contractor, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC

RECORDS, JENNIFER GOLDYN, RIZZETTA & COMPANY, INC., 2700 S Falkenburg Rd Suite 2745, Riverview, FL 33578, (813) 533-2950, JGOLDYN@RIZZETTA.COM

SECTION 23. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

SECTION 24. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.

SECTION 25. ENTIRE AGREEMENT. This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Agreement.

[SIGNATURES ON NEXT PAGE]

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first written above.

Attest:	RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT
Signature of Secretary	Signature of Chairman, Board of Supervisors
Witness:	Thomas 72
Signature of Witness	By: Duval Landscape Maintenance LLC
	Print Name: Thomas Dilandro
	Title: Business Development Manager

Exhibit A: Scope of Services

Exhibit B: Landscape Maintenance Map

SCOPE OF SERVICES

PART 1

GENERAL LANDSCAPE MAINTENANCE

1) MOWING – All grass areas will be moved on the following schedule:

MARCH 1 – NOVEMBER 1 – Once a week NOVEMBER 1 – MARCH 1 – Once every two weeks

This schedule estimates that there will be between 41 – 45 cuts annually based on standard growing periods in Florida, however, requires a minimum of 52 visits (weekly) to perform those duties, other than mowing, that cannot remain unattended for two weeks. (i.e., weed control, selective mowing, debris clearing, and general detailing of property, etc.) Notwithstanding the above, at no time will the grass (or weeds within turf) be allowed to grow beyond a maximum height of five (5) inches. Each mowing should leave the St. Augustine & Bahia grass at a height of three and one half (3 1/2) to four (4) inches. Rotary Mowers are preferred for heights above one (1) inch. Do not remove more than 1/3 of the height of the leaf blade at anyone mowing. All blades shall be kept sharp at all times to provide a high-quality cut and to minimize disease. The DISTRICT requires mowers to be equipped with a mulching type of deck. Clippings may be left on the lawn if no readily visible clumps remain on the grass after mowing. Otherwise, large clumps of clippings MUST either be collected and removed by the CONTRACTOR OR be left to dry out on the lawn for no more than one day and then re-distributed across the lawn. This is to re-introduce nutrients in the clippings back into the soil system. The mulching kit must be left in the "closed" position at all times, specifically when mowing pond banks and all parks. Additionally, when mowing pond banks, mowers must be used in a counter clock direction. In case of fungal disease outbreaks, the clippings will be collected until the disease is under control. If low-lying areas become too wet to mow, Contractor will be responsible for line-trimming these areas during each and every mow event. Contractor is to include in his proposal, any and all necessary equipment, protective clothing, or any other gear necessary for crews to perform this work. No "extras" will be billed to the District. The CONTRACTOR shall restore any noticeable damage caused by the CONTRACTOR'S mowing equipment within twenty-four hours from the time the damage is caused at his sole cost and expense. Contractor shall be responsible for training all its personnel in the technical aspects of the District's Landscape Maintenance Program and general horticultural practices. This training will also include wetland species identification as it relates to lake banks & wetland areas. The Contractor shall be held responsible for all damage to wetlands, littoral shelves, mitigation areas and uplands due to mowing/fertilizing, etc. Weekend work is permitted, when necessary, upon prior approval.

1A) POND MOWING - All ponds identified as such on the overall Riverbend West Maintenance Exhibit shall be mowed incorporating the same mowing schedule as the common areas stated above. Line trimming at water's edge, control structures, mitered end sections and any other storm water structures shall occur each and every time the pond is mowed. Each mowing shall leave the grass at a height of four (4) to four and one half (4½) inches. This is slightly higher than the mow height in common area Bahia plantings in

flatter areas to minimize pond bank erosion. Pond banks will be mowed and trimmed to water's edge. Careful attention must be paid to mower height on pond banks so as not to scalp at the crest of the lake bank and increase the chances for pond bank erosion. Also, when line trimming to water's edge, Contractor shall be extremely careful not to scalp at the water's edge also increasing chances of pond bank erosion. Line trimming height shall be the same as mowing height (if not slightly higher). Contractor shall be careful to keep trimmings from entering water. Excessive clippings shall be hand removed. Mowers must blow all clippings away from pond banks. It is understood that trash debris of any kind and other debris within arm's reach of water's edge shall be removed & disposed of by Contractor during every normal service event.

2) EDGING AND TRIMMING – All hard-edged areas (curbs, sidewalks, bike paths, trails, etc.) shall be vertically edged at each and every mowing event and soft-edged areas (tree rings, shrub and groundcover bed lines) shall be edged a minimum of every other week. All edging shall be performed to the sole satisfaction of the DISTRICT. Chemical edging shall not be permitted anywhere on property.

AT NO TIME SHALL LAWN BE ALLOWED TO GROW IN AN UNSIGHTLY MANNER. SHOULD THIS OCCUR, CONTRACTOR AGREES TO CORRECT WITHIN TWENTY-FOUR HOURS OF NOTICE BY DISTRICT. CONTRACTOR SHALL COMPLETE ALL LAWN MAINTENANCE ACTIVITIES (MOWING, EDGING, LINE TRIMMING, BLOWING OFF SIDEWALKS, DRIVEWAYS, CURB & GUTTERS, ETC.) IN RELATIVELY SMALL, MANAGEABLE SECTIONS. CONTRACTOR IS NOT TO LEAVE GRASS CLIPPINGS, TRIMMED WEEDS, TURF, DIRT OR DEBRIS ON ANY SURFACES FOR MORE THAN TWO HOURS. PARK SITES, CLUBHOUSES, PARKING LOTS AND ALL OTHER HIGH TRAFFIC AMENITIES ON THE PROPERTY SHALL BE CLEANED UP IMMEDIATELY AFTER MOWING AND EDGING TAKES PLACE. IF A MOWING EVENT IS MISSED, EVERY EFFORT SHALL BE MADE TO PERFORM THE MOWING SERVICE THE SAME WEEK (INCLUDING SATURDAYS WITH PRIOR APPROVAL). IF THIS IS NOT POSSIBLE, THE CONTRACTOR SHALL PROVIDE THE DISTRICT A CREDIT FOR FUTURE SERVICES OR ADD A MOWING EVENT TO BE PROVIDED AT A LATER DATE. THE DISTRICT SHALL DETERMINE WHETHER THE CREDIT OR EXTRA MOWING SHALL BE USED.

3) TREE AND SHRUB CARE – All deciduous trees shall be pruned when dormant to ensure proper uniform growth. All evergreen trees shall be pruned in the early summer and fall to ensure proper growth and proper head shape. Sucker growth at the base of the trees shall be removed by hand continuously throughout the year. Aesthetic pruning shall consist of the removal of dead and/or broken branches as often as necessary to have trees appear neat at all times. Branches will be pruned just outside the branch collar. Contractor is responsible for the removal of all branches and limbs up to a 4" diameter and up to a 15' height to keep them from encroaching onto buildings (including roofs), signage structures, play structures, fences & walls, as well as pruned to prevent streetlights and traffic signage from being blocked. Additionally, trees shall be pruned over sidewalks, nature trails, parking lots and roadways so as not to interfere with pedestrians or cars. (This is to include

maintaining at all times a minimum of ten to fifteen (10-15) feet of clearance under all limbs depending on location and species of tree but shall vary according to DOT specs.) All moss hanging from trees (as well as all ball moss) shall be removed up to a height of 15' from all trees on an as-needed basis. However, during the dormant season, ALL Crape Myrtles shall have ALL mosses removed from the entire tree regardless of height. Crape Myrtles are not to be "hat racked" at any time. Pencil pruning is the preferred method of Crape Myrtle pruning and should be performed after threat of frost has passed. The initial removal of all Spanish and Ball Mosses shall be completed within ninety (90) days of contract commencement.

All shrubs will be pruned as necessary to retain an attractive shape and fullness, removing broken or dead limbs as necessary to provide a neat and clean appearance. Shrubs shall not be clipped into balled or boxed forms unless such forms are required by design. Shrubs shall be pruned in accordance with the intended function of the plant in its present location. Flowering shrubs shall be pruned immediately after the blossoms have cured with top pruning restricted to shaping the terminal growth. All pruning shall be done with horticultural skill and knowledge to maintain an overall acceptable appearance consistent with the current aesthetics of Riverbend West. The Contractor agrees that pruning is an art that must be done under the supervision of a highly trained foreman and shall make provisions for such supervision. Individual plants pruned into rounded balls or unnatural shapes will not be allowed. Contractor shall sterilize all pruning equipment prior to pruning the next shrub grouping; particularly when fungal diseases are known to be present. All clippings and debris from pruning will be carted away at the time pruning takes place. It is of utmost importance that all plant material within clear site lines and visibility triangles at roadway intersections and medians is maintained at or below the required heights. It is the Contractor's responsibility to bring to the attention of the District all areas that are not in compliance. If pruning will bring the area into compliance, then the Contractor, after conferring with District's representative, will proceed with the pruning activity. However, if pruning will NOT bring the area into compliance, perhaps due to permanent existing grades, then another solution will need to be proposed and executed. Contractor will also be responsible to keep mulch pulled away from the base of ALL landscape lights at ALL times, not just after a mulching event. This is specific to LED with circuit boards in base.

AREAS WHERE WETLANDS ARE ADJACENT TO TURF AREAS (WHETHER ALONG ROADWAYS OR LAKE BANKS) CONTRACTOR IS RESPONSIBLE TO KEEP ALL WETLAND MATERIAL CUT BACK AT ALL TIMES AND NOT LET THIS MATERIAL REDUCE THE SIZE OF THE TURF AREA.

Palms: All palms (regardless of height) shall receive pruning as often as necessary to appear neat and clean at all times. This includes the removal of brown and/or broken fronds and inflorescence. Removal of green or even yellowing fronds is unnecessary and pruning palms above the nine o'clock – three o'clock line is prohibited. Fronds should be removed only once they turn brown or become broken or are disrupting flow of pedestrian/vehicular traffic or are hanging on architectural structures. Fruit pods shall be removed prior to development. Tarpaulins shall be used in areas where date palms and other palm fruits may stain sidewalks & pavement including, but not limited to, pool decks. Contractor shall be responsible for the removal of all palm fruit stains. Contractor

shall sterilize all pruning equipment prior to pruning the next palm, paying careful attention when pruning Medjool, Sylvester, Reclinata and Canary Palms.

4) WEEDS AND GRASSES – All groundcover, turf areas, shrub beds & tree rings shall be kept reasonably free of weeds and grasses and be neatly cultivated and maintained in an orderly fashion at all times. This may be accomplished by carefully applied applications of pre-& post emergent herbicides as part of fertilizer mixtures and postemergent herbicide spot treatments on an as-needed basis. Condition of turf is to be determined by the DISTRICT at its sole discretion. All shrub and bed areas shall be maintained each mowing service by removing all weeds, trash and other undesirable material and debris (leaf and other) to keep the area neat and tidy. This is to be accomplished through hand pulling or the careful application of a post-emergent herbicide. AT NO TIME SHALL POST-EMERGENT HERBICIDES BE PERMITTED WHEN WEEDS HAVE ESTABLISHED THEMSELVES AS TO DOMINATE PLANTING BEDS. HAND PULLING MUST BE PERFORMED. NON-SELECTIVE, POST-EMERGENT HERBICIDES SHALL NEVER BE USED TO CONTROL WEED/SOD GROWTH AROUND STRUCTURES OF ANY TYPE (I.E. STREET SIGNS, UTILITY BOXES, STREET LIGHTS, PAVEMENT, TREE RINGS, ETC.) THE FIRST OFFENSE WILL RESULT IN A VERBAL WARNING; THE SECOND OFFENSE WILL RESULT IN A SECOND VERBAL WARNING AND THE BOARD OF SUPERVISORS FOR THE DISTRICT WILL BE NOTIFIED; THE THIRD OFFENSE MAY TERMINATE THIS CONTRACT FOR CAUSE AT THE DISTRICT'S DISCRETION. CONTRACTOR WILL BE HELD RESPONSIBLE FOR THE REPLACEMENT OF ALL TURF DAMAGED BY THE APPLICATION OR OVERSPRAY OF HERBICIDES (SELECTIVE OR NON-SELECTIVE).

The CONTRACTOR shall be responsible for the replacement of ornamental plants killed or damaged by herbicide application. All fence lines shall be kept clear of landscape shrubs growing through, weeds, undesirable vines, and overhanging limbs.

- 5) MAINTENANCE OF PAVED AREAS All paved areas (including, but not limited to, pool deck pavers, other paver surfaces, sidewalk expansion joints, curb and gutters, curb and gutter expansion joints, bike lane edges along roadways) shall be kept weed & debris free. This may be accomplished by mechanical means (line trimmer) or by applications of post/pre-emergent herbicides. Weeds greater than two (2) inches in height or width shall be pulled from paved areas, not sprayed. No sprays with dyes may be used on any paved areas. Contractor is not to use non-selective herbicides to eradicate weeds in curb line expansion joints where the chemical can travel back into the turf causing regularly spaced dead patches behind the curbs and sidewalks.
- 6) CLEAN UP At no time will CONTRACTOR leave the premises after completion of any work in any type of disarray. All clippings, trimmings, debris, dirt or any other unsightly material shall be removed promptly upon completion of work. CONTRACTOR shall use his own waste disposal methods, never the property dumpsters. Grass clippings shall be blown off sidewalks, streets and curbs within a relatively short time frame and are

not to be left for more than two hours, unless otherwise noted above. Also grass clippings shall be blown into turf areas, never into mulched bed areas or tree rings as these are to be maintained free of grass clippings. Grass clippings at highly trafficked areas (i.e., tennis courts, clubhouse sidewalks, pool areas, walking trails, etc.) shall be blown off immediately after mowing and edging have taken place. NO CLIPPINGS SHALL BE BLOWN DOWN CURB INLETS.

7) REPLACEMENT OF PLANT MATERIAL – Trees and shrubs in a state of decline should immediately be brought to the attention of the DISTRICT. Dead or unsightly plant material shall be removed upon notification of the DISTRICT. CONTRACTOR shall be responsible for replacement if due to his negligence. New plant material shall be guaranteed for a period of one (1) year for trees and ninety (90) days for shrubs, ground cover and lawn after final acceptance.

PART 2

FERTILIZATION

Any fertilizer ordinance in place for Hillsborough County specifically banning fertilizers during a specific season(s), will be followed. It is required that those practices outlined in the GIBMP guidelines be followed. Highlights are listed below.

NO PERSON SHALL APPLY FERTILIZERS CONTAINING NITROGEN AND/OR PHOSPHORUS TO TURF AND/OR LANDSCAPE PLANTS DURING ONE OR MORE OF THE FOLLOWING EVENTS: i) IF IT IS RAINING AT THE APPLICATION SITE, OR ii) WITHIN THE TIME PERIOD DURING WHICH A FLOOD WATCH OR WARNING, OR A TROPICAL STORM WATCH OR WARNING, OR A HURRICANE WATCH OR WARNING IS IN EFFECT FOR ANY PORTION OF HILLSBOROUGH COUNTY, ISSUED BY THE NATIONAL WEATHER SERVICE, OR iii) WITHIN 36 HOURS PRIOR TO A RAIN EVENT GREATER THAN OR EQUAL TO 2 INCHES IN A 24 HOUR PERIOD IS LIKELY.

For purposes of bidding and until a soil test is provided to indicate otherwise, all turf shall be fertilized according to the following IFAS Guidelines for a high maintenance level for south Florida turf: (per GIBMP guidelines and University of Florida IFAS Extension, south Florida is determined by anything south of a line running east-west from coast to coast through between Tampa & Vero Beach.) Only use turf types present on maintenance map.

All Bahia Areas:

February A complete fertilizer based on soil tests + Pre-M

April Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF)

May SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)

October A complete fertilizer based on soil tests + Pre-M

All St. Augustine Sod:

February A complete fertilizer based on soil tests + Pre-M

March
April
Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF
SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF
May
SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF
October
SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF

November A complete fertilizer based on soil tests + Pre-M

Prior to final fertilization selection, a complete soil test should be performed to test for soil pH as well as N, P & K levels. Should change be of merit, the Contractor shall notify the District in writing prior to the implementation of such change at times environmental conditions may require additional applications of nutrients, augmenting the above fertilization programs to ensure that turf areas are kept uniformly GREEN, healthy and in top condition. It shall be the responsibility of the contractor to determine specific needs and requirements and notify the resident project representative when these additional applications are needed.

Fertilizers containing iron shall be immediately removed from all hard surfaces to avoid staining before the sprinklers are activated after application of the fertilizer. Any stains caused by a failure to do so will be the responsibility of the contractor to remove.

Fertilizer shall be applied in a uniform manner. If streaking of the turf occurs, correction will be required immediately at no additional cost to owner. Fertilizer shall be swept/blown off of all hard surfaces onto lawns or beds in order to avoid staining. IT SHALL BE THE CONTRACTOR'S REPONSIBILITY TO REMOVE ANY STAINS FROM ANY HARD SURFACES ON THE PROPERTY CAUSED BY THEIR MISHANDLING OF FERTILIZER. Fertilizer shall not be applied within ten (10) feet of the landward extent of any surface water. Spreader deflector shields are required when applying fertilizer by use of any broadcast or rotary spreader. Deflector shields must be positioned such that fertilizer granules are deflected away from all impervious surfaces and surface waters.

SHRUB, TREE & GROUNDCOVER FERTILIZATION:

For purposes of bidding, All SHRUBS, GROUNDCOVERS and TREES shall be fertilized according to the following specifications:

3 Times a year – (March, May, October) A complete fertilizer (formula will vary according to soil test results) at a rate of 4-6 lbs. N/1000 sq. ft. /year. (A minimum 50% Nitrogen shall be in a slow-release form)

Fertilizer shall be applied by hand in a uniform manner, broadcast around the plants, but never in direct contact with stems or trunks. Fertilizer shall never be piled around plants. All fertilizer remaining on the leaves of the plants is to be brushed or blown off. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REPLACE ANY PLANT MATERIAL DAMAGED BY FERTILIZATION BURN DUE TO HIS MISHANDLING OF PRODUCT.

PALM FERTILIZATION:

All Palms shall receive 1 ½ pounds of 8N-0P2O5-12K2O+4Mg with micronutrients per 100 SF of palm canopy four times per year (March, May, October & November). 100% of the N, K & Mg MUST be in slow-release form. All micronutrients must be in water soluble form. Fertilizer shall be broadcast evenly under the dripline of the canopy but must be kept at least 6" from the palm trunk.

Fertilizer shall not be billed equally on a monthly basis but invoiced the month after application.

CONTRACTOR shall provide the DISTRICT with all fertilizer analysis tags from the fertilizer in order to verify correct formulation and quantity. Payment will not be made until correct quantity and formulation has been verified and applied. CONTRACTOR must notify the DISTRICT five (5) working days in advance of the day the property is scheduled to be fertilized. Failure on the part of the CONTRACTOR to so notify the DISTRICT may

result in the CONTRACTOR forfeiting any and all rights to payment for the applications made without notification.

PART 3

PEST CONTROL

Insects and Disease in Turf: Insect and disease control spraying in turf shall be provided by the Contractor every month with additional spot treatment as needed. During the weekly inspections, the Contractor is responsible for the identification and eradication/control of disease and insect damage including but not limited to scale, mites, fungus, chinch bugs, grubs, nematodes, fire ants, mole crickets, etc. Contractor shall pay for chemicals. Please list all chemicals that you will include in your fertilizer applications in the space allocated for "formula" under the fertilization section in the bid form. Also include the cost of these chemicals as part of the fertilizer application. Any anticipated additional treatments shall be included in the Pest Control portion of the bid form.

Insects and Disease Control for Trees, Palms and Plants: The Contractor is responsible for treatment of insects and diseases for all plants. The appropriate insecticide or fungicide will be applied in accordance with state and local regulations, and as weather and environmental conditions permit. Contractor shall pay for chemicals. There are several afflictions that may be detrimental to the health of many trees and palms. Contractor will be fully responsible in the treatment of such afflictions. At the District's discretion, this may include the quarterly inoculation of all palms susceptible to Lethal Yellowing and/or Lethal Bronzing aka Texas Phoenix Palm Decline. The cost of these inoculations should be included as a separate line item in your Pest Control price. Contractor is to identify those species of palms susceptible and supply a list of species and quantities with proposal. Each susceptible palm shall receive quarterly injections. Each injection site/valve can be used only twice. The third quarterly injection requires a new valve and injection site. Contractor is asked to provide cost per injection (material & labor) multiplied by quantity of susceptible palms multiplied by four inoculations per year in bid form. The District reserves the right to subcontract out any and all OTC Injection events. This will not be included in the Contract Amount.

The Contractor is required to inspect all landscaped areas during each visit for indication of pest problems. When control is necessary, it is the responsibility of the Contractor to properly apply low toxicity and target-specific pesticide. If pesticides are necessary, they will be applied on a spot treatment basis when wind drift is a threat.

Careful inspection of the property on each visit is crucial to maintaining a successful program. It is the Contractor's full responsibility to ensure that the person inspecting the property is properly trained in recognizing the symptoms of both insect infestations and plant pathogen damage (funguses, bacteria, etc.). It is also the Contractor's responsibility to treat these conditions in an expedient manner.

It shall also be the Contractor's responsibility to furnish the resident project representative with a copy of the Pest Management Report (a copy of which is included), which he is to complete at every service as well as all certifications (including BMP Certifications) of all pesticide applicators. Contractor shall familiarize himself with all current regulations regarding the applications of pesticides and fertilizers.

If at any time the District should become aware of any pest problems, it will be the Contractor's responsibility to treat pest within five (5) working days of the date of notification.

Fire Ant Control: Contractor is required to inspect property each visit for evidence of fire ant mounds and immediately treat upon evidence of active mounds. In small areas control can be achieved by individual mound treatment. Active mounds in larger turf areas will require broadcast application of bait. Contractor shall be responsible to knock down and spread-out soil once mounds are dead.

For informational purposes only, Contractor is asked to provide the cost for the annual application of Top Choice in all finished landscape areas at the Community Center grounds. UNLESS OTHERWISE DIRECTED, ONLY THOSE AREAS COVERED BY AUTOMATIC

IRRIGATION ARE TO BE INCLUDED IN THIS NUMBER. This is not to include lake banks behind the residential properties or between ponds and conservation areas.

Pest Control will not be included as a standard line item in each monthly billing but shall be invoiced as a separate line item the month after service is rendered.

Pest Control shall be included in the Contract Amount.

PART 4

IRRIGATION SYSTEM MONITORING AND MAINTENANCE

Irrigation System.	Contractor shall inspect and test the irrigation system components within
the limits of the Dist	rict a minimum of one (1) time per month. Areas shall include all existing
irrigation systems to	date: approximately () Controllers, () pump & wells & () zones.

These inspections shall include:

A. Irrigation Controllers

- 1. Semi-automatic start of the automatic irrigation controller
- 2. Check for proper operation.
- 3. Program necessary timing changes based on site conditions & time DST.
- 4. Lubricate and adjust mechanical components.
- 5. Test back up programming support devices.
- 6. Ensure the proper operation of each automatic rain shutoff device. If none, provide proposal for the installation to be included in the 30-day irrigation audit.

B. Water Sources

- 1. Visual inspection of water source.
- 2. Clean all ground strainers and filters.
- Test each pump at design capacities <u>weekly</u>; inform District Manager of any
 problems immediately. This is to minimize the time a water source is down.
 Contractor shall also confirm weekly that all backflow preventers are on and
 operating properly, if applicable.
- 4. Test automatic protection devices.

C. Irrigation Systems

- 1. Manual test and inspection of each irrigation zone in its entirety.
- Clean and raise heads, as necessary.
- 3. Adjust arc pattern and distance for required coverage areas.
- 4. Clean out irrigation valve boxes.

D. Report

- 1. Irrigation operation time.
- 2. Irrigation start time.
- 3. Maintenance items performed.
- 4. General comment and recommendations.

The above list is for routine maintenance and adjustment of the existing irrigation system components. Locating and repairing or replacing automatic valves or control wires and irrigation controller or pump repairs as well as other larger scale repairs are to be considered additional items. Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid.

Routine irrigation maintenance is to be completed monthly. Each zone is to be turned on and operated for as long as necessary to verify proper operation. Each head, seal, nozzle, and strainer are to be inspected for adjustment and shall be aligned, packed, cleaned, and repaired, as necessary. Shrubs, groundcovers, and turf around sprinkler heads shall be trimmed to maintain maximum clearance at all times for the greatest coverage. It shall be the Contractor's responsibility to ensure all drip tubing is covered with mulch prior to Contractor leaving the property. All below ground repairs including valves, pumps and wiring require an estimate for all such repairs. Upon written approval from Management, Contractor shall proceed. In the event of an emergency, Contractor shall make a diligent effort to contact, with the approximate price or estimate of repairs, Management, or their assign prior to making such repair.

Upon being awarded contract, Contractor shall have a period of thirty (30) days from date of commencement to perform a thorough audit of the entire irrigation system listing items that need repair/replacement in order for the system to operate properly. A separate audit may be provided by the Contractor listing those items that would improve the irrigation system. Any action taken regarding the Irrigation Audit will be at the Board of Supervisors' discretion.

Assuming the Board of Supervisors approves the repairs listed in the 30-day audit and after such repairs have been made, after the thirty (30) day period has expired and for the duration of the contract, Contractor shall assume responsibility for any and all unreported maintenance deficiencies, including parts and labor, associated with the irrigation system of 2 inches or less, to include sprinkler heads, nozzles, drip, main and delivery lines and any associated fittings. Said repairs shall be performed immediately. The District Manager shall be notified what day and time of the week the irrigation tech will be available servicing the community. The Contractor will keep detailed irrigation reports consisting of run times and correct operation of system. A copy of this report will be maintained by the Contractor and a copy delivered to the District Manager or his designee, along with the weekly report. At no time shall the Contractor leave the property knowing of the need for a repair and not reporting it.

Watering schedules shall meet all government regulations, and zone times will be adjusted depending on job conditions, climactic conditions and all watering restrictions of Hillsborough County or any other governmental agencies. It is the responsibility of the Contractor to ensure the turf and plant material remains healthy. If the Contractor finds that the irrigation system cannot adequately cover the District in the allotted time, it will be the Contractor's responsibility to bring this to the attention of the District representative and apply for a variance. Violations and/or fines imposed by any local or state agency will be deducted from the Contractor's monthly payment.

Emergency service shall be available after normal working hours and an emergency telephone number will be provided to Management or their assign. Broken mainlines and irrigation valves stuck in the "open" position are to be considered emergencies.

Freeze Protection. The Contractor shall describe ability and cost per application to provide freeze protection for pumps/wells.

PART 5

INSTALLATION OF MULCH

After prior approval by the Board of Supervisors, Contractor shall top dress all currently landscaped areas as shown on the maintenance map (landscaped beds, tree rings) with Medium Pine Bark Mulch twice per year during the months of April and October. In doing so, Contractor shall ensure that all mulched areas are brought to a minimum depth of three (3) inches after compaction. There will also be an area in the Bid Form where Contractor shall supply a price for Shredded Cypress mulch should the CDD decide to change.

Contractor is responsible for all necessary clean up related to this procedure.

Contractor agrees to provide reasonably neat and defined lines along edges of all mulched areas. In addition to the aesthetics of this, it is also done to facilitate mechanical edging of these areas. Additionally, Contractor shall properly trench all bed lines adjacent to concrete surfaces. Trenches shall be 3" deep and beveled. Mulched beds on slopes adjacent to turf shall also be trenched to a depth of 3" & beveled to reduce mulch washout. This procedure has not been practiced in the past and Contractor is to include any additional labor in the cost of the mulch for all trenching. Mulch shall not be piled around tree trunks or bases of plants. Any mulch "volcanoes" around tree trunks shall be corrected immediately at no additional cost to Owner.

Contractor agrees to ensure that mulch caught in plant material will be shaken or blown from plants, so that upon completion there is no plant material left covered with mulch.

If, after installation is complete and it is determined that additional mulch is required to attain the required total depth of 3", sufficient mulch shall be supplied by Contractor at no additional cost to District.

This item will not be included in the contract amount and shall be invoiced separately the month after service is rendered. Contractor shall provide a price per cubic yard and estimated quantities to be installed per top dressing (based on his own field measurements) and shall submit with bid.

The District reserves the right to subcontract out any and all mulching events.

[END OF SECTION]

RIVERBEND WEST CDD

IRRIGATION REPAIR REQUEST FORM

DATE:
DAMAGE:
LOCATION:
1 44 Y 46 Y 11 174
PROBABLE CAUSE OF DAMAGE:
ESTIMATED COST OF MATERIALS & LABOR REQUIRED FOR REPAIR:
IRRIGATION TECHNICIAN'S NAME:
RIVERBEND WEST REPRESENTATIVE NAME:

(THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVIC REQUEST)

END

RIVERBEND WEST CDD

PEST MANAGEMENT REPORT

DATE:
SYMPTOMS:
LOCATION:
PROBABLE CAUSE OF DAMAGE:
ESTIMATED MATERIALS REQUIRED FOR TREATMENT:
CERTIFIED PESTICIDE APPLICATOR'S NAME:
RIVERBEND WEST REPRESENTATIVE NAME:
THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVICE REQUESTED

EXHIBIT B MAINTENANCE MAP



RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT FENCING MAINTENANCE MAP (PHASES 1 AND 2)





Itom /D Lui	
Item/Description	Prices
Sand III and a	
<u>Sprinkler</u> Heads	
Rotors	
4" rotor pop ups	\$ 30
6" rotor pop ups	\$ 40
12" rotor pop ups	\$ 70
140 rotor pop up	\$ 140
Falcons RB	\$ 100
Sprays	Prices
4" spray nsi	\$ 20
6" spray nsi	\$ 25
12" sprays	\$ 35
Spray heads w/ sam	Add an additional \$ 20
Spray heads pressure reducer valves	Add an additional \$ 20
Nozzles	Prices
Spray nozzles	\$5
Mpr rotary nozzles	\$ 12.50
6" shrub extensions	\$ 10
Electrical valves	Prices
1" valve	\$ 75.00
1 ½" valve	\$ 150.00
2" valve	\$ 225.00
2" Scrubber Valve	\$340.00
DBY wire splice kits	\$ 12

Items/description

Slip fixes	Prices	Our Cost
1" slip fix	\$ 40	
1 ¼" slip fix	\$ 50	
1 ½" slip fix	\$ 55	
2" slip fix	\$ 70	
2 ½" slip fix	\$ 75	
3" slip fix	\$ 120	
4" slip fix	\$ 150	
Electrical components	Prices	
a/c solenoid	\$ 85	
d/c solenoid	\$ 60	
Doubler	\$ 250	
Valve locating		
	2 hr labor \$150	

Item/description

Pipe	Prices		
1/2"	.90 In ft		
3/4"	1.10 ln ft		
1"	1.25 ln ft		
1 ¼"	1.50 ln ft		
1 %"	2 In ft		
2"	2.50 ln ft		
3"	5.20 ln ft		
4"	10 ln ft		
6"	25 ln ft		
Funny Pipe	2.50 In ft		
Flex hosing	2.50 ln ft		
Laterial line repair	\$ 30		
Drip line repair	\$ 5		
Drip line	1.95 ln ft		
Stand pipe	\$ 15		
STAPLES		156.91	\$1000 person
Misc Parts	\$ 50	0.16	STAPES
Labor	\$100		
Labor with help	\$150		

4 station

Items/ description	Prices
Hunter controllers	
Hunter pro c	\$ 220
Hunter I core	\$ 800
Hunter icc 2	Plastic \$ 420
Hunter acc 2	\$ 2400
Hunter ADM 99 module for 2 wire	\$ 1500
Hunter pro c 3 station module	\$ 75
Hunter I core 6 station module	\$ 220
Hunter icc 2 module 8 station	\$ 220
Rainbird controllers	Prices
Esp base 4me station controller	\$ 240
Esp 6 station module	\$ 150
Esp base 8lx me station controller	\$ 840
Esp 8 station module	\$ 250
Wifi module	\$ 200
Battery operated valves	Prices
100 node	\$ 200
200 node	\$ 300
400 node	\$ 400
9v battery	\$ 10
Decoders	Prices
1 station	\$ 260
2 station	\$ 520

3 Station \$ 720

Item/ description

Rain sensors Prices

RB wireless rain sensor plus freeze \$ 160

RB mini click \$80

<u>Backflow</u> Prices

1" double check \$ 400

1 ½" double check \$ 900

2" double check \$ 1000

Backflow wrap \$ 20

Gate valves Prices

1" gate \$ 120

1 ½" gate \$ 160

2" gate \$ 200

3" gate \$ 250

4" gate \$ 400

Valve boxes Prices

12" deep square \$ 75

10" round \$ 60

UTIONAL TAX COLLECTOR 1g Palm Beach County

E M. GANNON P.O. Box 3353, West Palm Beach, FL 33402-3353 www.pbctax.com Tel: (561) 355-2264

Serving you.

1655 DONNA RD Unit 5 WEST PALM BEACH, FL 33409

LOCATED AT

NESS	OWNER	CERTIFICATION#	RECEIPT #/DATE PAID	AMT PAID	BILL#
PE MAINTENANCE	DUVAL LANDSCAPE MAINTENANCE LLC		B21.628224 - 09/21/21	\$33.00	B40162135

nly when receipted by the Tax Collector's Office.

STATE OF FLORIDA PALM BEACH COUNTY 2021/2022 LOCAL BUSINESS TAX RECEIPT

LBTR Number: 2017101102 **EXPIRES: SEPTEMBER 30, 2022**

This receipt grants the privilege of engaging in or managing any business profession or occupation within its jurisdiction and MUST be conspicuously displayed at the place of business and in such a manner as to be open to the view of the public.

JVAL LANDSCAPE MAINTENANCE LLC JVAL LANDSCAPE MAINTENANCE LLC 11 BUSINESS PARK BLVD N CKSONVILLE FL 32256-2750 ալլենյյլյունաինիկիկիկիկիրոգել||Սեռելիդի

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STATE OF FLORIDA it of Agriculture and Consumer Services JU OF LICENSING AND ENFORCEMENT

> File No. JF293326

Expires June 1, 2022

ST CONTROL OPERATOR NAMED BELOW HAS R THE PROVISIONS OF CHAPTER 482 FOR THE June 1, 2022

HER

Lawn and Ornamental

2233

OMMISSIONER

STATE OF FLORIDA Bepartment of Agriculture and Consumer Sertices BUREAU OF LICENSING AND ENFORCEMENT

JOSHUA JAMES BOUCHER CERTIFIED PEST CONTROL OPERATOR

JF293326

WILLOUNDS A WILLOWS A SAMMOUNDS A SAMMOUNDS

HAS PAID THE FEE REQUIRED BY CHAPTER 482 FOR THE PERIOD **EXPIRING June 1, 2022**

nicole guel COMMISSIONER

> Wallet Card Wallet Card - Fold Here

BUREAU OF LICENSING & ENFORCEMENT 3125 CONNER BLVD, BLDG 8 TALLAHASSEE, FLORIDA 32399-1650

State of Florida DEPARTMENT OF **ENVIRONMENTAL PROTECTION**

CHING A SMICONING A SMICH CHING A SMICH CHINGS A

Robert E. Boucher

GV907202-1

Perminent #

GV907202

Trance ID#

GREEN INDUSTRIES BEST MANAGEMENT PRACTICES TRAINING PROGRAM

Collier County * City of Marco * City of Naples * City of Everglades * Contractor Licensing

LANDSCAPING RESTRICTED CONTR.

Cert Nbr: LCC20180000399

Exp: 09/30/2022

Issuance Nbr: 201800001357

State Nbr:

State Exp:

DUVAL LANDSCAPE MAINTENANCE, ILC CAIN, TAYLOR LEE 7011 Business Park Blvd N DACKSONVILLE, FL 32256

Signed:



2021 - 2022 LEE COUNTY LOCAL BUSINESS TAX RECEIPT

Account Number: 1800514

Location: 7011 BUSINESS PARK BLVD N JACKSONVILLE FL 32256 DUVAL LANDSCAPE MAINTENANCE LLC BODKIN MARK A 7011 BUSINESS PARK BLVD N JACKSONVILLE FL 32256

Account Expires: September 30, 2022

May engage in the business of:

PROFESSIONAL LANDSCAPING COMPANY

The business and qualifier on this Business Tax Receipt is "REGISTERED" in compliance with ordinance 08-08.

THIS LOCAL BUSINESS TAX RECEIPT IS NON REGULATORY

Payment Information:

PAID 600274-177-1

09/20/2021 03:33 PM

\$50.00

STATE OF FLORIDA Department of Agriculture and Consumer Services BUREAU OF LICENSING AND ENFORCEMENT

COMMANDE VOIMANDE VOIMANDE VOIMANDE VOIMANDE VOIMANDE V

Date July 31, 2019

File No

July 30, 2023

THE LTD COMMERCIAL FERTILIZER APPLICATOR HOLDER NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 482 FOR THE PERIOD EXPIRING: July 30, 2023

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JEFFREY ALLEN ASHCRAFT DEVAL LANDSCAPE MAINTENANG TOTT BUSINESS PARK BLVD N JACKSONVILLE, FL 32256

NICOLE Brief, COMMISSIONER

STATE OF ELORIDA Department of Agenulture and Consumer Bermers BUREAU OF LICENSING AND ENFORCEMENT

JEFFREY ALLEN ASHCRAFT LTD COMMERCIAL FERTILIZER APPLICATOR HOLDER

HAS PAID THE FEE REQUIRED BY CHAPTER 482 FOR THE PERIOD EXP/RING July 30, 2023

nicole fred Signature

Wallet Card - Fold Here

BUREAU OF LICENSING & ENFORCEMENT 4195 UDNINER BLIVD BEDG 8 TALLAHASSET FLORIDA 32399-1650

C-11528

Boucher, Joshua J 7011 Business Park Blvd North Jacksonville, FL 32256



HAS MET ALL THE REQUIREMENTS FOR HOLDING A COUNTYWIDE CERTIFICATE OF COMPETENCY NO. C-11528

AND IS DULY CERTIFIED AS A(N) Irrigation Syst Spec Contr IN GOOD STANDING UNTIL September September 30, 2022 08/30/2021 DATE OF ISSUANCE

* Please cut out license along lines

Department of Agriculture and Consumer Services

BUREAU OF LICENSING AND ENFORCEMENT

Date File No Expres
July 31, 2019 LF288339 July 30, 2023

THE LTD COMMERCIAL FERTILIZER APPLICATOR HOLDER
NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF
CHAPTER 482 FOR THE PERIOD EXPIRING: July 30, 2023

ROBERT EDWARD BOUCHER

10 A COSOL BY ST
JACKSONVILLE, FL 32205

DICOLE SKETTERED CONNESSIONER

TATE OF FLORIDA Bepartment of Agereulture and Consumer Gerbices BUREAUTH LICENSING AND ENTOPICEMEN

ROBERT EDWARD BOUCHER LTD COMMERCIAL FERTILIZER APPLICATOR HOLDER

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HAS PAID THE STEREQUIRED BY CHAPTER 482 FOR THE POLOCID EXPERISH July 30, 2023

nicore Greel Signature

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MUSE M. OT LICENSING & ENGORGENIENT JULY CONNER BUND BUILD Y TAILAHASSEE ELORIDA (2004)650



BUSINESS TAX RECEIPT Town of Loxahatchee Groves

153 F Road - Louinarcher Groves, Flonda 3347(1 * (561) 793-2418 Phone * (561) 793-2420 Fax * loxaharcheegrovesfi gov

LOCATED AT

12875 Bryan Road

LOXAHATCHEE GROVES, FL 33470

7/14/2021 DATE PAID RECEIPT# 41609 CERTIFICATION# Duval Landscape Maintenance, LLC TYPE OF BUSINESS Landscaping

his document is valid only when receipted by the Town of Loxaharchee Groves.

Duval Landscape Maintenance, LLC

7011 Business Park Blvd. N Jacksonville, FL 32256

Rob Bullock

2021/2022 BUSINESS TAX RECEIPT TOWN OF LOXAHATCHEE GROVES PALM BEACH COUNTY STATE OF FLORIDA

2022-0150 EXPIRES: SEPTEMBER 30, 2022 BTR Number:

permission of authority to perform the services or operal Town Council, state or federal permission of authority is This receipt does not constitute a franchise agreement, described herein when a franchise, agreement or other required by town, state or federal law.

CONTRACTOR REGISTRATION CARD OTHER SAME THE INSPECTOR PRESENT

Bepartment of Agriculture and Consumer Perusing

Bepartment of Agriculture and Consumer Services

Bepartment of Agriculture and Consumer Services

Bepartment of Agriculture and Consumer Services

Betweetic 2019

Bed No.

DUVAL LANDSCAPE MAINTENANCE LLC

IRRIGATION

Licensed as:

BOUCHER, JOSHUA

Issued to:

DBA:

Expiration Date: 09 / 30 / 2023

Contractor Signature

23-14298

Card No.:

License No.: 1-314

Bal Dike

Seminole County Building Official

SEPTEMBER 30, 2023 EXPIRATION

OSCEOLA COUNTY, STATE OF FLORIDA LOCAL BUSINESS TAX RECEIPT

ACCOUNT NO.

158615

2023

BUSINESS TYPE: 4260 PEST CONTROL (DEPT OF AG)

Paid Rcpt.	TIII	Oper	07/06
Paid 30.00 Rcpt.#014013	Internet	N/A	/2022

A 454 A 707 A	AMOUNT	ORIGINAL TAX	TRANSFER	168395

30.00

0.00

0.00

TOTAL COLLECTION COST PENALTY

30,00

0.00 0.00

Location:

Duval Landscape Maintenance, LLC

7011 Business Park Blvd. N. Jacksonville, FL 32256

BUSINESS

OUT OF COUNTY

CM24301 - LF112996 - Gregory Boucher Qualifier

P.O. BOX 422105, KISSIMMEE FL 34742-2105 407-742-4000

THIS RECEIPT IS IN ADDITION AND HIGH IN LIEU OF ANY OTHER LICENSE REQUIRED BY LAW OR MUNICIPAL ORDINANCE AND IS SUBJECT TO REGULATIONS OF ZONING, HEALTH, AND ANY OTHER LAWFUL AUTHORITY

THIS LOCAL BUSINESS TAX RECEIPT IS FURNISHED PURSUANT TO CHAPTER 205 LAWS OF FLORIDA AND OSCEOLA COUNTY ORDINANCE 95-10, AS AMENDED

of the public and subject to inspection by all duly authorized officers of the County. The law requires this Local Business Tax Receipt to be displayed conspicuously at the place of business in such manner that it can be open to the view

of the Local Business Tax Receipt for the delinquent establishment. A 25% penalty shall be imposed on any person engaged in any new days, subject to civil actions and penalties, and a penalty of up to \$250. business, occupation or profession without first obtaining an Osceola County Local Business Tax Receipt. PLUS: if delinquent more than 150 additional 5% penalty for each month of delinquency thereafter until paid; provided that the total delinquency penalty shall not exceed 25% Receipts renewed beginning October 1st shall be delinquent and subject to a delinquency penalty of 10% for the month of October, plus an Pursuant to State Law, all Local Business Tax Receipts shall expire on September 30th of the succeeding year. Those Local Business Tax

the state, county, or cities, nor does it exempt the licensee from any other license or permits that may be required by law This receipt is a Local Business Tax only. It does not permit the Local Business Taxpayer to violate any existing regulatory or zoning laws of

SEPTEMBER 30, 2023 EXPIRATION OSCEOLA COUNTY, STATE OF FLORIDA LOCAL BUSINESS TAX RECEIPT

ACCOUNT NO.

158615

2023

6340 IRRIGATION CONTR (BLDG DEPT) BUSINESS TYPE:

Oper N/A 07/06/2022 Paid 0.00 Rcpt.#014013 Internet

> AMOUNT ORIGINAL TAX TRANSFER 168397

0.00 0.00 0.00

TOTAL COLLECTION COST PENALTY 0.00 0.00 0.00

Location: OUT OF COUNTY

Duval Landscape Maintenance, LLC

Jacksonville, FL 32256 7011 Business Park Blvd. N. BUSINESS:

IRR-183 (Gregory Boucher)

THIS SECRIPT IS IN ADDITION AND NOT IN LIEU OF ANY OTHER LICENSE REQUIRED BY LAW OR MUNICIPAL ORDINANCE AND IS SUBJECT TO REGULATIONS OF ZONING, HEALTH, AND ANY OTHER LAWFUL AUTHORITY

P.O. BOX 422105, KISSIMMEE FL 34742-2105

407-742-4000

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OSCEOLA COUNTY, STATE OF FLORIDA LOCAL BUSINESS TAX RECEIPT

ACCOUNT NO. 158615

2023

SEPTEMBER 30, 2023

EXPIRATION

BUSINESS TYPE: 4190 LAWN CARE/LANDSCAPE

Oper N/A Paid 0.00 Rcpt.#014013 Internet

07/06/2022

AMOUNT ORIGINAL TAX TRANSFER 168396

0.00

0.00 0.00

COLLECTION COST PENALTY 0.00 0.00 0.00

TOTAL

Location: OUT OF COUNTY

Duval Landscape Maintenance, LLC

BUSINESS:

7011 Business Park Blvd. N.

Jacksonville, FL 32256

P.O. BOX 422105, KISSIMMEE FL 34742-2105 407-742-4000

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SEPTEMBER 30, 2022 EXPIRATION OSCEOLA COUNTY, STATE OF FLORIDA LOCAL BUSINESS TAX RECEIPT

ACCOUNT NO.

158615

30.00

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7011 Business Park Blvd. N. Jacksonville, FL 32256	Duval Landscape Maintenance, LLC	BUSINESS: OSCEOL	4260 PEST CONTROL (DEPT OF AG)	2022 A COUNT
Location: OUT OF COUNTY		Rcpt.#044225	Oper N/A	09/21/2021
SCEO!	COLLECTION CO	PENALTY	ORIGINAL TAX	168395

TSC

30,00

0.00

Buch & Victoria

CM24301 - LF112996 - Gregory Boucher Qualifier

P.O. BOX 422105, KISSIMMEE FL 34742-1105

THIS RECEIPT IS IN ADDITION AND NOT IN LIEU OF ANY OTHER LICENSE REQUIRED BY LAW OR MUNICIPAL ORDINANCE AND IS SUBJECT TO REGULATIONS OF ZONING, HEALTH, AND ANY OTHER LAWFUL AUTHORITY

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OSCEOLA COUNTY, STATE OF FLORIDA LOCAL BUSINESS TAX RECEIPT

SEPTEMBER 30, 2022

EXPIRATION

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PE:

Oper N/A Rcpt.#044225 Paid 0.00 Internet

09/21/2021

ORIGINAL TAX AMOUNT TRANSFER

0.00 0.00

COLLECTION COST PENALTY 0.00

TOTAL

7011 Business Park Blvd. N.

Jacksonville, FL 32256

Duyal Landscape Maintenance, LLC

BUSINESS:

Location: OUT OF COUNTY

IRR-183 (Gregory Boucher)

P.O. BOX 422105) KISSIMMEE FL 34742-2105

407-742-4000

THIS RECEIPT IS IN ADDITION AND NOT IN LIEU OF AITY OTHER LICENSE REQUIRED BY LAW OR MUNICIPAL DEDINANCE AND IS SUBJECT TO REGULATIONS OF ZONING, HEALTH, AND ANY OTHER LAWFUL AUTHORITY

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EXPIRATION BRUCE VICKERS, TAX COLLECTOR OSCEOLA COUNTY, STATE OF FLORIDA

SEPTEMBER-30, 2022

LOCAL BUSINESS TAX RECEIPT

ACCOUNT NO.

158615

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ARE/LANDSCAPE

Rcpt.#044225 09/21/2021 Internet 0.00

AMOUNT ORIGINAL TAX TRANSFER

0.00

PENALTY

0.00

TOTAL COLLECTION COST

Location:

Duval Landscape Maintenance, LLC

BUSINESS

1 T

7011 Business Park Blvd. N.

Jacksonville, FL 32256

P.O. BOX 422105, KISSIMMER FL 34742-2105 407-742-4000

THIS RECEIPT IS IN ADDITION AND NOT IN LIEU OF ANY OTHER LICENSE REQUIRED BY LAW OR MUNICIPAL ORDINANCE AND IS SUBJECT TO REGULATIONS OF ZONING, HEALTH, AND ANY OTHER LAWFUL AUTHORITY

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CITY OF SANFORD

Building Division PO Box 1788, Sanford, FL 32772-1788

2022

LOCAL BUSINESS TAX RECEIPT

VALID THROUGH SEPTEMBER 30, 2022

Duval Landscape Maintenance LLC 306 Northstar Court Sanford FL 32771

This receipt is a local business tax only. It does not permit the local business taxpayer to violate any existing zoning or regulatory laws of the state or county, nor does it exempt the business taxpayer from any other license or permits required by law.

Issue Date:

10/01/2021

Control Number:

BTR18-031299

Business Location:

306 NORTHSTAR Court

Classification	Amount
Fire Inspection Fee	75.00
Professional	200.00
Tree Trimming, Lawn Maintenance	820.00
TOTAL:	1,095.00

Comments: Restrictions:

SEMINOLE COUNTY TAX RECEIPT REQUIRED ORIGINAL TAX RECEIPT MUST BE DISPLAYED ON PREMISES



CITY OF SANFORD

Building Division PO Box 1788, Sanford, FL 32772-1788

2021

LOCAL BUSINESS TAX RECEIPT

VALID THROUGH SEPTEMBER 30, 2021

Duval Landscape Maintenance LLC 306 Northstar Court Sanford FL 32771

This receipt is a local business tax only. It does not permit the local business taxpayer to violate any existing zoning or regulatory laws of the state or county, nor does it exempt the business taxpayer from any other license or permits required by law.

Issue Date:

07/07/2020

BTR #: BTR18-031299

Business Location:

306 NORTHSTAR Court

Classification	Amount
Fire Inspection Fee	75.00
Professional	100.00
Tree Trimming, Lawn Maintenance	470.00
TOTAL:	645.00

Comments:

Restrictions:

SEMINOLE COUNTY TAX RECEIPT REQUIRED ORIGINAL TAX RECEIPT MUST BE DISPLAYED ON PREMISES



2021 - 2022 LOCAL BUSINESS TAX RECEIPT JIM OVERTON, DUVAL COUNTY TAX COLLECTOR

231 E. Forsyth Street, Suite 130, Jacksonville, FL 32202-3370 Phone: (904) 255-5700, option 3 Fax: (904) 255-8403 https://taxcollector.coj.net/

Note A penalty is imposed for failure to keep this receipt exhibited conspicuously at your place of business. This business tax receipt is furnished pursuant to Municipal Ordinance Code, Chapters 770-772, for the period October 01, 2021 through September 30, 2022

DUVAL LANDSCAPE MAINTENANCE LLC 7011 N BUSINESS PARK BLVD SUITE 103 JACKSONVILLE, FL 32256

ACCOUNT NUMBER:

181889

BUSINESS NAME:

DUVAL LANDSCAPE MAINTENANCE LLC

PHYSICAL ADDRESS:

7011 N BUSINESS PARK BLVD

SUITE 103

JACKSONVILLE FL 32256

CLASSIFICATION CODE: 326008 PUBLIC SERVICE OR REPAIR, NOT SPECIFIED

STATE LICENSE NO:

COUNTY TAX:

93.75

MUNICIPAL TAX:

326.25

COUNTY LATE PENALTY: MUNICIPAL LATE PENALTY: 0.00

TOTAL TAX:

0.00 420.00

RENEWAL

VALID UNTIL September 30, 2022

ATTENTION

THIS RECEIPT IS FOR BUSINESS TAX RECEIPT ONLY. CERTAIN BUSINESSES MAY REQUIRE ADDITIONAL STATE LICENSING.

This is a business tax receipt only. It does not permit the receipt holder to violate any existing regulatory or zoning laws of the County or City. It does not exempt the receipt holder from any other license or permit required by law. This is not a certification of the receipt holder's qualifications.

JIM OVERTON, TAX COLLECTOR

THIS BECOMES A RECEIPT AFTER VALIDATION.

Paid INT-22-00089185

00.054 \$ 1505/05/60

State of



Florida

Department of Agriculture and Consumer Services Bureau of Licensing and Enforcement

PEST CONTROL LICENSE

Number: JB280754

DUVAL LANDSCAPE MAINTENANCE LLC 1921 ROCK ROAD, NAPLES, FL 34120

This is to Certify that the Pest Control Firm named above is licensed by the State of Florida, Department of Agriculture and Consumer Services for the Year Ending February 28, 2022 as prescribed by Law.

nicore fried

NICOLE "NIKKI" FRIED Commissioner of Agriculture

Issue Date: February 18, 2021

FDACS 13618, 06/0

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PINELLAS COUNTY CONSTRUCTION LICENSING BOARD

CERTIFICATE OF COMPETENCY



Nº C 11528

CONTRACTOR.	IRRIGATION SYSTEM SPECIALTY
vs, and is hereby qualified as a	established Competency and Qualifies under applicable Laws, and is hereby qualified as a

This Certificate may be Suspended or Revoked for Cause.

at Pinellas County, Florida.

municipalities in Pinellas County, Florida. This 28THday of

This Certificate of Competency is issued for, and shall be valid in the unincorporated areas of, and all

OCTOBER

Qualified by RECIPROCITY

XXXXXXXXXXXXX

This is not an Occupational License -

PAMELA JE

SENTOR OFFICE SURCIALIST



License Certificate BOUCHER JOSHUA J

This is to certify that

is the qualifying agent for

DUVAL LANDSCAPE MAINTENANCE LLC

and has met all the requirements of law and this Board and is certified as a IRRIGATION CONTRACTOR contractor expires SEPTEMBER 30, 2023

- 314

Ronald Andrews

Date Issued : 10/5/2021

CHAIRMAN

This certificate must be renewed by SEPTEMBER 30, 2023 to remain valid. An application for renewal must be filed with the Board by September 30th to obtain a new card. This certificate is void unless signed and requested information is supplied on reverse side. This certificate must be carried on person at all times while working

LICENSE CERTIFICATE

This is to certify that the following licensee has met all the requirements of law and this Board and therefore this License certificate is renewed as follows:

Q/A:

BOUCHER JOSHUA J

Name:

DUVAL LANDSCAPE MAINTENANCE LLC

Address: 7011 BUSINESS PARK BLVD NORTH

JACKSONVILLE

FL

32256

CITY OF JACKSONVILLE, FLORIDA **CONSTRUCTION TRADES QUALIFYING BOARD**

Where Florida Begins

Type: I

No:

- 314

Date issued:

10/5/2021

License Year:

2021 / 2023

Expiration Date SEPTEMBER 30, 2023

Collier County Board of County Commissioners Certificate of Competency

Collier County * City of Marco * City of Naples * City of Everglades

Issued Date: 09/21/2021

Company: DUVAL LANDSCAPE MAINTENANCE, LLC

7011 Business Park Blvd N

Address:

JACKSONVILLE, FL 32256

(904) 900-1127

Telephone:

CAIN, TAYLOR LEE

LCC20180000399

201800001357

Qualifier: License #: Issuance #:

Classification: LANDSCAPING RESTRICTED CONTR.

09/30/2022

State License #:

Valid Thru:

State Valid Thru:

It is the Qualifier's responsibility to keep current all records with Collier County.

This shall include insurance certificates and/or contact information.

Always verify licenses online at www.CVPortal.CollierGov.Net

Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.

STATE OF FLORIDA Department of Agriculture and Consumer Services BUREAU OF LICENSING AND ENFORCEMENT

Station A source A source Manager A source A sou

Date June 30, 2022 File No. JF238828 Expires June 1, 2023

THE CERTIFIED PEST CONTROL OPERATOR NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 482 FOR THE PERIOD EXPIRING: June 1, 2023

and the state of t

THOMAS PATRICK RETT 1316 MOINSAIL RD #1013 NAPLES, PL 34114

NICOLE "NIKKI" FRIED, COMMISSIONER

Lawn and Ornamental

STATE OF FLORIDA Bepartment of Agriculture and Consumer Berbices BUREAU OF LICENSING AND ENFORCEMENT

THOMAS PATRICK RETT CERTIFIED PEST CONTROL OPERATOR

HAS PAID THE FEE REQUIRED BY CHAPTER 482 FOR THE PERIOD EXPIRING June 1, 2023

nicole friel Signature

Walkt Card Wallet Card - Fold Here

BUREAU OF LICENSING & ENFORCEMENT 3125 CONNER BLVD, BLDG, 8 TALLAHASSEE, FLORIDA 32399-1650

		2021	EXPIRES	9/30/2022	3125-1171188
3125 3106 1812	SVC-LAWNCARE LANDSCAPE IRRIGATION	\$30.00 \$30.00 \$30.00	1 EMPLOYEE 10 EMPLOYEES 1 EMPLOY€E	3501 PLANTS 3117 PEST CONTROL	1 EMPLOYEE 4 EMPLOYEES

TOTAL TAX \$150.00
REGULATED WASTE \$50.00
PREVIOUSLY PAID \$200.00
TOTAL DUE \$0.00

BULLOCK ROBIN S-OWNER BOUCHER GREGORY

DUVAL LANDSCAPE MAINTENANCE LLC 7011 N BUSINESS PARK BLVD #103 JACKSONVILLE FL 32256

MOBILE FROM DUVAL COUNTY X - OUT OF COUNTY, 00000

PAID: \$200.00 0098-01028352 9/21/2021

Tax Collector Scott Randolph Local Business Tax Receipt

Orange County, Florid

This local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and off lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. Delinquent penalty is added October 1.

3125 3106 1812	SVC-LAWNCARE LANDSCAPE IRRIGATION	\$30.00 \$30.00 \$30.00	EXPIRES 9/30/2022 1 EMPLOYEES 3501 PLANTS 10 EMPLOYEES 3117 PEST CONTROL 1 EMPLOYEES TAPEOUR PROPERTY OF THE	\$30.00 \$30.00	3125-1171188 1 EMPLOYEE 4 EMPLOYEES
PREVIO	ATED WASTE DUSLY PAID	\$150.00 \$50.00 \$200.00	S BULLOCK ROBI	Company of the Compan	
MOBILE FROM DUVAL COUNTY X - OUT OF COUNTY, 00000			BOUCHER GRE DUVAL LANDSCA 7011 N BUSINES JACKSONVILLE	LLC	

PAID: \$200.00 0098-01028352 9/21/2021

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.

STATE OF FLORIDA Department of Agriculture and Consumer Berbices

BUREAU OF LICENSING AND ENFORCEMENT

Date

File No.

Expires

November 18, 2021

LF263836

September 6, 2025

THE LTD COMMERCIAL FERTILIZER APPLICATOR HOLDER NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 482 FOR THE PERIOD EXPIRING: September 6, 2025

A south of the state of the sta

SCOTT ALLAN RICHARDSON 1465 NORTHGATE BLVD SARASOTA, FL 34234

NICOLE "NIKKI" FRIED, COMMISSIONER

STATE OF FLORIDA Department of Agriculture and Consumer Serbices BUREAU OF LICENSING AND ENFORCEMENT

SCOTT ALLAN RICHARDSON LTD COMMERCIAL FERTILIZER APPLICATOR HOLDER

WHICHTON AND COMPANY CONTROLLERS A STREET OF THE PROPERTY OF

HAS PAID THE FEE REQUIRED BY CHAPTER 482 FOR THE PERIOD EXPIRING September 6, 2025

nicole free Signature COMMISSIONER

Wallet Circl Wallet Card - Fold Here

BUREAU OF LICENSING & ENFORCEMENT 3125 CONNER BLVD. BLDG 8 TALLAHASSEE, FLORIDA 32399-1650

Stammynning to minynning to Min

STATE OF FLORIDA Department of Agriculture and Consumer Services BUREAU OF LICENSING AND ENFORCEMENT

Date June 5, 2022 File No. JF293326 Expires

Date
June 5, 2022

JF293326

June 1, 2023

THE CERTIFIED PEST CONTROL OPERATOR NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 482 FOR THE PERIOD EXPIRING: June 1, 2023

JOSHUA JAMES BOUCHER
1289 NANTUCKET AVENUE
JACKSONVILLE, FL 32233

OICHU GOLE "NIKKI" FRIED. COMMISSIONER

STATE OF FLORIDA Department of Agentulture and Consumer Berbices BUREAU OF LICENSING AND ENFORCEMENT

JOSHUA JAMES BOUCHER CERTIFIED PEST CONTROL OPERATOR

WILLIAM TO THE PARTY OF THE PAR

HAS PAID THE FEE REQUIRED BY CHAPTER 48? FOR THE PERIOD

nicole fried Signature

Walks Card Wallet Card . Fold Here:

BUREAU OF LICENSING & ENFORCEMENT 3125 CONNER BLVD. BLDG - 8 TALLAHASSEE FLORIDA - 32399-1650







Certificate of Training

is provided to

Joshua Boucher

for the successful completion of

Hazardous Materials Operations/OSHA Level II

In accordance with training standards established by the U.S. Occupational Safety and Health Administration (OSHA) 29 CFR 1910.120(q)

November 19, 2019

Chris Pappas, Instructor



2021 - 2022 LOCAL BUSINESS TAX RECEIPT JIM OVERTON, DUVAL COUNTY TAX COLLECTOR

231 E. Forsyth Street, Suite 130, Jacksonville, FL 32202-3370 Phone: (904) 255-5700, option 3 Fax: (904) 255-8403 https://taxcollector.coj.net/

Note - A penalty is imposed for failure to keep this receipt exhibited conspicuously at your place of business. This business tax receipt is furnished pursuant to Municipal Ordinance Code, Chapters 770-772, for the period October 01, 2021 through September 30, 2022.

BOUCHER JOSHUA J 7011 N BUSINESS PARK BLVD SUITE 103 JACKSONVILLE, FL 32256

ACCOUNT NUMBER:

238649

BUSINESS NAME:

BOUCHER JOSHUA J

PHYSICAL ADDRESS:

STATE LICENSE NO:

7011 N BUSINESS PARK BLVD

SUITE 103

1-314

JACKSONVILLE, FL 32256

CLASSIFICATION CODE: 325014 QUALIFYING AGENT - CONTRACTORS

COUNTY TAX:

0.00

MUNICIPAL TAX:

100.00

COUNTY LATE PENALTY: MUNICIPAL LATE PENALTY: 0.00

0.00 100.00

TOTAL TAX:

RENEWAL

VALID UNTIL September 30, 2022

ATTENTION

THIS RECEIPT IS FOR BUSINESS TAX RECEIPT ONLY. CERTAIN BUSINESSES MAY REQUIRE ADDITIONAL STATE LICENSING.

This is a business tax receipt only. It does not permit the receipt holder to violate any existing regulatory or zoning laws of the County or City. It does not exempt the receipt holder from any other license or permit required by law. This is not a certification of the receipt holder's qualifications.

JIM OVERTON, TAX COLLECTOR

THIS BECOMES A RECEIPT AFTER VALIDATION.

Paid INT-22-00089204

09/20/2021 \$ 100.00







• More Than Just Maintenance

QAULIFICATIONS

Certifications & Licenses

PORTFOLIO

Juniper Communities

Submitted by:

Bonnie C. Marshall Client Relations Manager

Phone: 352-316-0264



August 30, 2022

Dear Bryan Schaub:

Thank you for the opportunity to be a part of your landscape maintenance contract bidding process for Riverbend West CDD. At Juniper, we understand that each project is unique because no two clients are the same. We bring a straightforward, focused analysis to each property's individual needs. Our commitment to quality, dependability, and industry best practices drives us forward. This commitment empowers us to meet our clients' requirements and to serve their expanding needs as our relationship continues to grow.

Juniper has been servicing communities throughout Florida for over 20 years and our skilled teams are dedicated to your landscape initiatives.

We look forward to having the opportunity to work with you and to discuss the enclosed information. If you have any questions, please contact me at 352-316-0264.

Thank you,

Bonnie Marshall

Bonnie C. Marshall Client Relations Manager 352-316-0264 Bonnie.Marshall@JuniperLandscaping.com Junipercares.com

ROOTED IN FLORIDA HOW IT ALL STARTED



Juniper was founded in 2001 on a small farmhouse in Fort Myers, Florida. This location now serves as our corporate headquarters, though we have had to add a few more buildings. Over 20 years ago we started with the commitment to provide the best value and an on-time project. This commitment has helped Juniper grow from a small custom landscape operation with just a few employees to multiple locations throughout Florida. A lot has changed over the last 20 years, and we pride ourselves on the technology, service, and quality we continue to provide.

Juniper was founded in Florida and all our leadership team lives in-state.



CENTRAL WEST COAST

ORLANDO OCALA BELLEVIEW WESLEY CHAPEL LAKELAND LITHIA

NAPLES BONITA SPRINGS **FORT MYERS VENICE SARASOTA BRADENTON TAMPA**

EAST COAST

FORT LAUDERDALE **WEST PALM** VFRO BFACH PORT ST LUCIE **MELBORNE VIERA**

COMPANY OVERVIEW SERVICES & QUALIFICATIONS



DESIGN



BUILD



MAINTAIN



Resources & Qualifications

- 1,800+ Team Members
- Licensed Landscape Architects
- Certified Landscape Designers
- Certified Irrigation Designers
- Certified Pest Control Operators
- FNGLA Certified Horticultural
 Professionals
- FNGLA Certified Landscape
 Contractors
- ISA Certified Arborists
- In-house Agronomist
- State of Florida Irrigation License
- Certified Hunter IMMS Installer
- Certified Rain Bird IQ Installer



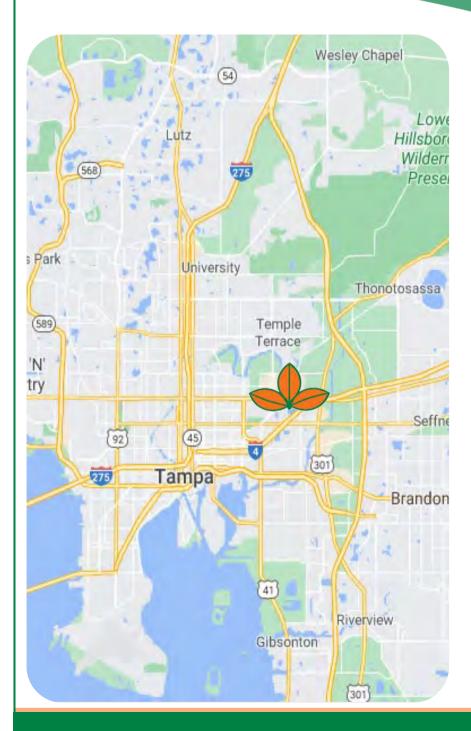
LOCAL BRANCHES

YOUR LOCAL LANDSCAPE EXPERTS



TAMPA

7104 E 9th Ave Tampa, FL 33619 Our Juniper team members live in your area and are familiar with the local landscape palette.



We provide you with complete landscape services:

- Maintenance
- Irrigation
- Fertilization
- Pest Control
- Arbor Care
- Seasonal Color
- Storm Prep/Recovery
- Landscape Design
- Installation



LOCAL BRANCHES

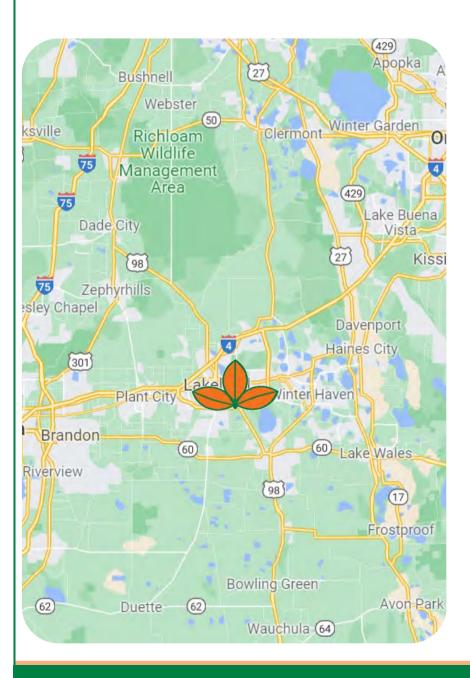
YOUR LOCAL LANDSCAPE EXPERTS



LAKELAND

3545 Waterfield Rd. Lakeland, FL 33803

Our Juniper team members live in your area and are familiar with the local landscape palette.



We provide you with complete landscape services:

- Maintenance
- Irrigation
- Fertilization
- Pest Control
- Arbor Care
- Seasonal Color
- Storm Prep/Recovery
- Landscape Design
- Installation



CLIENT TEAM

RESOURCES



DESIGN - SUPPORT TEAM

- IA Certified Irrigation Designers
- Landscape Designers
- Landscape Architects

BUILD - SUPPORT TEAM

- State Licensed Irrigation Designers
- Licensed Hunter & Rain Bird Installer
- Certified Landscape Contractors

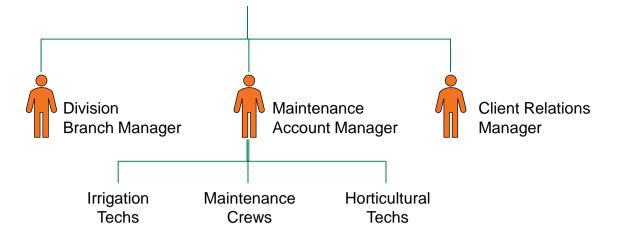
MAINTAIN - SUPPORT TEAM

- Certified Horticultural Professional
- State Licensed Certified Pest Control Operator
- State Licensed Irrigation Contractor
- ISA Certified Arborists
- In-House Agronomist

- A Sense of Urgency
- A Constant Communicator
- Mission Over Ego
- We Do What We Say
- Relentless
- Grow and Adapt



JUNIPER CLIENT TEAM



BRANCH MANAGER

Oversees the overall quality of the project, ensures contract items are completed timely and communication reports are being completed. Works with account manager on managing all tree pruning and enhancements.

ACCOUNT MANAGER

Works with association manager on updating of schedules and the quality control and verification of completion of work orders. Manages all service requests related to maintenance services and manages crews to meet scheduled services.

IRRIGATION TECHNICIAN

Performs inspections of irrigation systems to ensure optimum operation and coverage for plant material and turf areas. Concerns are promptly documented on a service form and turned into the property manager for authorization.

FERTILIZATION & PEST CONTROL TECHNICIAN

Performs regular inspections for shrub and lawn damaging insects such as mealybugs, aphids, spider mites, chinch bugs, sod webworms, and grubs.

TURF MANAGEMENT

Our account managers perform regular inspections for lawn damaging insects such as chinch bugs, sod webworms, and grubs. This, combined with our comprehensive irrigation and fertilization program, will keep turf areas thick and healthy.

SHRUB MANAGEMENT

Detailing includes trimming and pruning of all shrubbery, ornamental trees, and groundcover, removal of tree suckers, as well as the defining of bed lines and tree saucers. Our "weed first" approach ensures the spraying of pre and post emergent herbicides and pulling existing weeds is the project foreman's priority.

FERTILIZATION & PEST CONTROL

Our training program equips technicians and foreman to apply fertilizer as well as identify and correct plant material problems. Our management team and technicians have specialized training and GI-BMP Certifications from the University of Florida Extension Office, enabling us to be more proactive.

WATER MANAGEMENT

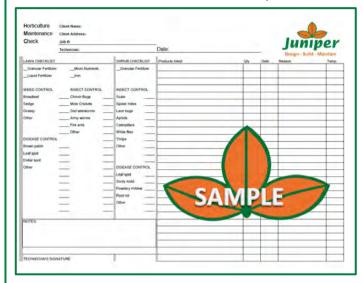
Juniper's certified technicians perform monthly inspections of irrigation systems to ensure optimum operation and coverage for plant material and turf areas. Concerns are promptly documented on a service form and turned into the property manager for authorization.

SERVICE REPORTS & MAPS

SAMPLES



Fertilization & Pest Reports

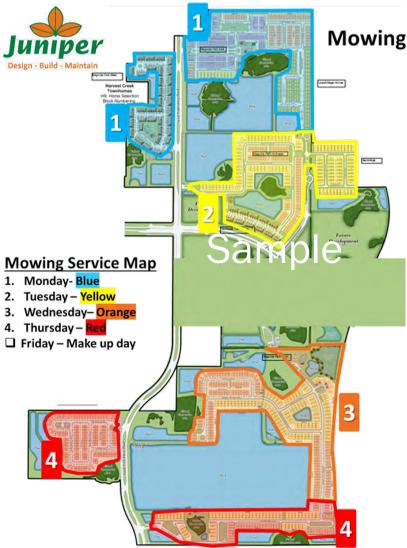


Regular service schedule maps are created for each community.

Service Rotation Map

Irrigation Reports









At Juniper, we understand that each project is unique because no two clients are the same. We bring a straightforward, focused analysis to each property's individual needs.

Our commitment to quality, dependability, and industry-best practices drives us forward. This commitment empowers us to meet our clients' requirements and to serve their expanding needs as our relationship continues to grow.

RIVERBEND WEST CDD



Juniper is pleased to offer our landscape expertise to Riverbend West CDD. You will experience peace of mind due to our history of working with a wide variety of properties, each with their own unique needs.

Our goal is to provide dependable high-quality service, healthy plant material, competitive pricing, and constant communication.

The following action plan shows how Juniper will help you achieve your landscape goals with our team of experienced professionals.

Our top priorities for your community are as follows:

Priority Item #1 Assess Irrigation System and confirm it is functioning properly

Priority Item #2 Address bed weeds

Priority Item #3 Fertilization and Pest Control

START UP: FIRST 60 DAYS



LANDSCAPE MAINTENANCE

SERVICE REQUEST MEETING

Meet with association management to review and prioritize all open service requests and any outstanding work orders.

DETAILED PROPERTY REPORT

A detailed report with photos will be submitted to the BOD/Manager to provide insight into the areas that can be improved quickly, as well as those that may take additional work. This thorough report will give a point of reference of where the property was at take over and act as a benchmark for future performance.

■ SCHEDULE OF SERVICES MAP

Production team is working on the schedules that will be provided to the HOA.

- ☐ Irrigation Wet Check Schedule
- Mowing Schedule
- ☐ Shrub Pruning Schedule

PROPERTY MOWING TECHNIQUES

Uniformed crews begin proper and corrective mowing techniques using daily sharpened and clean blades, mowing at a proper height for the St. Augustine turf areas.

PROPER PRUNING TECHNIQUES

Uniformed crews begin proper and corrective pruning techniques, using clean, sharp shears and loppers.

■ WEED CONTROL

Uniformed crews begin weeding and cleaning of beds, applying herbicides, and correcting bed lines.

IRRIGATION

Set meeting with management and landscape/irrigation committee to discuss open items along with any concerns, and to set the starting point for the irrigation maintenance check.

START UP: FIRST 60 DAYS



FERTILIZATION AND PEST CONTROL

ADDRESS IMMEDIATE ISSUES

Areas with active pest issues will be addressed immediately.

L&O EVALUATION REPORT

A detailed report which evaluates the property based on the health and vigor of the lawn and landscape will be submitted to the BOD/Manager.

SOIL TESTING

Collect soil samples from various locations of the property to send to A&L Labs or to the University of Florida for analysis. This data is the basis of how we will tailor the fertilization program going forward.

CORRECTIVE PLAN

Areas with pest, fungus, or weeds will be documented with pictures and a corrective plan will be put in place. Weed varieties or pest issues that cannot be eliminated due to environmental conditions and/or restrictions will also be documented and brought to the BOD/Property Manager's attention.

Begin treatment of turf/shrub damaging insects
Begin treatment of turf/shrub disease
Begin fertilization of turf areas.
Begin fertilization of shrub bed areas, trees and palms

ANNUAL FLOWER DISPLAY

ΡΙ ΔΝ	TO IMPR	OVE AND	JIIAI FI	OWER	DISPL A	NS
FLAIN	I O IIVIF N	OVEAIN	NUAL FL	CVVER	DISF LF	1 I O

Review soil conditions (soil amendments may be needed).
Provide options based on season.

Work with landscape committee to develop plan for the entire year so we can look at contract
growing flowers.

START UP: FIRST 60 DAYS



INITIAL IRRIGATION INSPECTION

Evaluation of all key elements of the irrigation system with an Initial Irrigation Evaluation Report to be submitted to the BOD/Manager.

Our irrigation team along will inspect all irrigation controllers & review functionality. We will be looking for faulted communication errors & abnormal milliamp usage which could also cause intermittent communication issues between controllers & valves. Controllers will also be inspected for proper grounding & grounding rods.

IFI	INS	DE	TI		NIC
			5	W	-

Optimize program run times.

Begin to identify/label the irrigation zones.

	Inspect for faulty zones.
	Inspect all wire connections.
	Once functioning, inspect zone for functionality & coverage.
	Check if components are still under manufacture warranty.
	All sprinkler heads will have been cleaned or nozzles replaced and adjusted per contract.
	Any immediate changes made during the evaluation per our contract will be noted and reported.
	Increase runtimes for zones that have been showing signs of drought stress.
	Any major repairs that may be needed will be submitted in the form of a proposal.
PF	ROGRAMMING & OPTIMIZATION
	Review all run time programming.
	Review system pressure and typical zone GPM.

Make suggestions for optimization to improve communication & efficiencies.

TURF MANAGEMENT



AREAS FOR IMPROVEMENT

Our account managers perform regular inspections for lawn damaging insects such as chinch bugs, sod webworms, and grubs. This, combined with our comprehensive irrigation and fertilization program, will keep turf areas thick and healthy.



Example of turf decline on both sides of the sidewalk.



This portion of the dog park has not been mowed in sometime.

SHRUB MANAGEMENT



AREAS FOR IMPROVEMENT

Detailing includes trimming, pruning of all shrubbery, ornamental trees, and groundcover, removal of tree suckers, as well as the defining of bed lines and tree saucers. Our "weed first" approach ensures the spraying of pre and post emergent herbicides and pulling existing weeds is the project foreman's first priority.





Examples of bed weeds.

HORTICULTURE MANAGEMENT

AREAS FOR IMPROVEMENT

Our training program equips technicians and foreman to apply fertilizer as well as identify and correct plant material problems. Our management team and technicians have specialized training and GI-BMP Certifications from the University of Florida Extension Office, enabling us to be more proactive.



Plant material experiencing die back.



Example of turf issues, bed weeds, and palm fronds that have not been removed from beds and signage.

PROJECT MANUAL

FOR

LANDSCAPE & IRRIGATION MAINTENANCE SERVICES

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

July 2022

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE

FOR

LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

TABLE OF CONTENTS

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RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

EVALUATION CRITERIA

1. Personnel

Management and Supervisory Personnel

(E.g., skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels, etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc. with bid.)

Name	Years Exp.	Position/Certifications	Duties and Responsibilities
1			
Proposed Staffing			
technical personne	el. In addition, list any p		supervisors, and ertise that will be utilized on this alturist, etc.)
Name	Years Exp.	Position/Certifications	Duties and Responsibilities
1			
2			
4			
5			

Personnel continued.

Local	e of vendor Snop Servicing Project				
Addre	ess of Vendor shop providing services to Riverbend West CDD:				
Drivi	ng miles between Vendor shop & Riverbend West CDD				
"Win	dshield Time" on an average business day between Vendor shop & Riverbend West CDD				
	2. Experience				
-	(E.g., past & current record and experience of the respondent in similar projects, volume of work ously awarded to the firm; past performance in any other contracts; subcontractor listing, inventory equipment, etc.)				
1.	Project Name/Location:				
	Contact: Contact Phone:				
	Project Type/Description:				
	Dollar Amount of Contract:				
	Your Company's Detailed Scope of Services for Project:				
	Duration of Contract: START DATE:END DATE				
2.	Project Name/Location:				
	Contact: Contact Phone:				
	Project Type/Description:				
	Dollar Amount of Contract:				
	Your Company's Detailed Scope of Services for Project:				
	· · · · · · · · · · · · · · · · · · ·				

Duration of Contract	:: START DATE:	END DATE
Project Name/Locati	on:	
Contact:	Contact Phone:	
Project Type/Descrip	otion:	
Dollar Amount of Co	ontract:	
Your Company's De	etailed Scope of Services for	Project:
Duration of Contract	:: START DATE:	END DATE
Project Name/Locati	on:	
Contact:	Contact Phone:	
Project Type/Descrip	otion:	
Dollar Amount of Co	ontract:	
		Project:
Duration of Contract	: START DATE:	END DATE
Project Name/Locati	on:	
Contact:	Contact Phone:	
Project Type/Descrip	otion:	

Duration of Contract: START DATE:	END DATE	

PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the initial one-year term of the contract. It is assumed that prices will remain the same through each of the two potential annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the initial one-year term, and any annual renewal terms.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

General Landscape Maintenance	\$	/Year
Storm Cleanup \$/hr.		
Freeze Protection (description of ability)		
\$/application (Contractor to identify those plants cover per application)	susceptible to freeze and	estimate cost to
Hand Watering		
\$/hr. for employee with hand-held hose		
\$/hr. for water truck/tanker		
These prices are informational only and NOT to be inc	luded in General Landsca	pe Maintenance Cost
PART 2		
Fertilization (All labor and materials) (Include any and all turf pesticide/herbicide/fungicide year)	\$e mixtures you intend to use	

ST. AUGUSTINE (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		

ST. AUGUSTINE (per specifications in Part 2) cont.				

BAHIA (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		

	ORNAMENTALS (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER		
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION		
			APPLIED			

PALMS (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(1.5 LBS. /100 SF	PRODUCT TO BE	APPLICATION	
		PALM CANOPY)	APPLIED		

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS					
MONTH	FORMULA	PLANTS TO BE	TOTAL POUNDS	COST PER	
		FERTILIZED	PRODUCT TO BE	APPLICATION	
		(i.e., Crapes, Loropetalum,	APPLIED		
		Knockout Roses, etc.)			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

Pest Control (All labor and materials)			\$(If entire pesticid required) *	/ Yr. e allowance is
* This is an allowance only those pesticides/amount will not be equived on any particular continue to be responsallowance listed above	Therbicides not ually divided a event shall be sible for the en	already included in to amongst the monthly in billed the month after standication/control of a	the turf fertilizer nvoices. The porti services are rende	section. This dollar ion of the allowance red. Contractor shall
OTC Injections will lincluded in either the or Contract Amount.)	Pest Control c			
OTC Injections (All I (based on your records)		*	\$ _	/Yr.
(OTC injections per s	specs - <u>do not</u>	include in Grand Tot	<u>al)</u>	
Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
The District reserves	the right to su	bcontract out any an	d all OTC Inject	ion events.
Application of Top C	hoice for annu	ial treatment of Fire	Ants	
For informational purpontrol of fire ants in a	• •	-		
	e included in e	performed at the sole ither the Pest Control e Grand Total or Con	cost listed above,	

Irrigation (All labor and materials)	\$	/Yr.
Freeze Protection (description of ability)		
\$/application (do not include in Irrigat	ion Total or Grand Total)	
After hours emergency service hourly rate \$ pump & wells, etc.)	/HR. (i.e., broken m	ainlines,
Contractor shall provide a list of additional charges than routine maintenance as a separate price from t		s other
PART 5		
Based on quantities determined by Contractor's field Contractor shall install:	d measurements at time of	f bidding,
CY Medium Pine Bark Mulch per specs for //CY (April Application)	or a fall top-dressing at	
And		
CY Medium Pine Bark Mulch per specs for /CY (October Application)	or a fall top-dressing at	
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - <u>do n</u>	\$ oot include in Grand Total	/Yr.
Should the District choose to switch to Shredded Cylyard price.	press Mulch, please provid	de a per cubio
\$/ CY Shredded Cypress Mulch		
Each top-dressing shall leave all beds with a	a depth of 3" after compa	ction.
The District reserves the right to subcontract any	mulching event to an outs	side vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)					
\$/Yr.					
FIRST ANNUAL RENEWAL	\$	/Yr.*			
SECOND ANNUAL RENEWAL	\$	/Yr.*			

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

PROPOSAL FORM PART IV PRICING

NOTE: NOTE: This pricing form is intended to cover pricing for the first annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

General Landscape Maintenance	\$	<u>/</u> Yr.
Storm Cleanup \$/hr.		
Freeze Protection (description of ability)		
\$/application (Contractor to identify those plants cover per application)	s susceptible to freeze an	d estimate cost to
Hand Watering		
\$/hr. for employee with hand-held hose		
\$/hr. for water truck/tanker		
These prices are informational only and NOT to be inc	luded in General Landsc	ape Maintenance Cost
PART 2		
Fertilization (All labor and materials) (Include any and all turf pesticide/herbicide/fungicide/year)		<u>/</u> Yr. se throughout the

ST. AUGUSTINE (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		

ST. AUGUSTINE (per specifications in Part 2) cont.				

BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION
			APPLIED	

	ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		

	PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(1.5 LBS. /100 SF	PRODUCT TO BE	APPLICATION	
		PALM CANOPY)	APPLIED		

Please list any additional fertilization for those plant materials requiring specialized applications.

	SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE	TOTAL POUNDS	COST PER	
		FERTILIZED	PRODUCT TO BE	APPLICATION	
		(i.e., Crapes, Loropetalum,	APPLIED		
		Knockout Roses, etc.)			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

Pest Control (All labor and materials)			\$(If entire pesticid required) *	/ Yr. e allowance is	
* This is an allowance only those pesticides/lamount will not be equived on any particular continue to be responsible allowance listed above	herbicides not ually divided a event shall be sible for the er	already included in a mongst the monthly is billed the month after radication/control of a	the turf fertilizer nvoices. The porti services are render	section. This dollar ion of the allowance red. Contractor shall	
OTC Injections will be included in either the or Contract Amount.)	_				
OTC Injections (All labor and materials) \$/Yr. (based on your recorded quantities below)					
(OTC injections per s	(OTC injections per specs - <u>do not include in Grand Total)</u>				
Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)	
The District reserves the right to subcontract out any and all OTC Injection events.					
Application of Top C	hoice for annu	al treatment of Fire	Ants		
For informational purp control of fire ants in a \$	• •	-			
(This shall not be	e included in e	performed at the sole ither the Pest Control e Grand Total or Con	cost listed above,		

Irrigation (All labor and materials)	\$	/Yr.
Freeze Protection (description of ability)		
\$/application (do not include in Irriga	tion Total or Grand Total)	<u> </u>
After hours emergency service hourly rate \$ pump & wells, etc.)	/HR. (i.e., broken m	ainlines,
Contractor shall provide a list of additional charges than routine maintenance as a separate price from		s other
<u>PART 5</u>		
Based on quantities determined by Contractor's fie Contractor shall install:	ld measurements at time of	f bidding,
CY Medium Pine Bark Mulch per specs f (CY (October Application)	for a fall top-dressing at	
And		
CY Medium Pine Bark Mulch per specs f (CY (October Application)	for a fall top-dressing at	
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - do i	\$_ not include in Grand Total	/Yr.
Should the District choose to switch to Shredded Cy yard price.	ypress Mulch, please provi	de a per cubic
\$ / CY Shredded Cypress Mulch		
Each top-dressing shall leave all beds with	a depth of 3" after compa	ction.
The District reserves the right to subcontract any n	nulching event to an outsid	e vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)				
\$/Yr.				
FIRST ANNUAL RENEWAL	\$	/Yr.*		
SECOND ANNUAL RENEWAL	\$	/Yr.*		

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

PROPOSAL FORM **PART IV PRICING**

NOTE: This pricing form is intended to cover pricing for the second annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General La	andscape Maintenance		\$	<u>/</u> Yr.
Storm C	leanup \$/hr.			
Freeze P	Protection (description of	ability)		
\$/applica cover per applic	•	tify those plants susceptibl	e to freeze and estimate	e cost to
Hand W	atering			
\$/hr. for	employee with hand-held	hose		
\$/hr. for	water truck/tanker			
These prices a	re informational only an	d NOT to be included in Ge	eneral Landscape Maint	enance Cost
PART 2				
	on (All labor and materi y and all turf pesticide/her	als) bicide/fungicide mixtures yo	\$ou intend to use through	/Yr. out the
	ST. AU	GUSTINE (per specification	ns in Part 2)	
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER

(LBS. N/1000 SF)

PRODUCT TO BE

APPLIED

APPLICATION

ST. AUGUSTINE (per specifications in Part 2) cont.				

	BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		

	ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		

	PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(1.5 LBS. /100 SF	PRODUCT TO BE	APPLICATION	
		PALM CANOPY)	APPLIED		

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE	TOTAL POUNDS	COST PER
		FERTILIZED	PRODUCT TO BE	APPLICATION
		(i.e., Crapes, Loropetalum,	APPLIED	
		Knockout Roses, etc.)		

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

Pest Control (All labor and materials)			\$(If entire pesticid required) *	/ Yr. e allowance is
* This is an allowance only those pesticides/amount will not be equived on any particular continue to be responsallowance listed above	Therbicides not ually divided a event shall be sible for the en	already included in to amongst the monthly in billed the month after st radication/control of a	the turf fertilizer nvoices. The porti services are rende	section. This dollar ion of the allowance red. Contractor shall
OTC Injections will lincluded in either the or Contract Amount.)	Pest Control c			
OTC Injections (All I (based on your records)		*	\$ _	/Yr.
(OTC injections per specs - <u>do not include in Grand Total)</u>				
Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
The District reserves the right to subcontract out any and all OTC Injection events.				
Application of Top C	hoice for annu	ual treatment of Fire	Ants	
For informational purpontrol of fire ants in a	• •	-		
Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)				

Irrigation (All labor and materials)	\$/Yr.
Freeze Protection (description of ability)	
\$/application (do not include in Irrigat	ion Total or Grand Total)
After hours emergency service hourly rate \$ pump & wells, etc.)	/HR. (i.e., broken mainlines,
Contractor shall provide a list of additional charges than routine maintenance as a separate price from t	
PART 5	
Based on quantities determined by Contractor's field Contractor shall install:	d measurements at time of bidding,
CY Medium Pine Bark Mulch per specs for/CY (October Application)	or a fall top-dressing at
And	
CY Medium Pine Bark Mulch per specs for /CY (October Application)	or a fall top-dressing at
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - <u>do n</u>	\$/Yr. ot include in Grand Total)
Should the District choose to switch to Shredded Cyjyard price.	press Mulch, please provide a per cubic
\$/ CY Shredded Cypress Mulch	
Each top-dressing shall leave all beds with	a depth of 3" after compaction.
The District reserves the right to subcontract any	mulching event to an outside vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)			
\$	_/Yr.		
SECOND ANNUAL RENEW	/AL	\$	_/Yr.*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

LANDSCAPE AND IRRIGATION MAINTENANCE RATES FOR ADDITIONAL SERVICES

Please provide rates for the following items (including overhead and profit) which will be used for any additional work and/or services:

A.	Mowers w/operator	\$ Hour
B.	Bush-Hog w/operator	\$ Hour
C.	Tractor w/operator	\$ Hour
D.	Supervisor with Transportation	\$ Hour
E.	Laborer with hand equipment	\$ Hour
F.	Truck w/driver	\$ Hour
G.	Irrigation Tech	\$ Hour
H.	Granular Pesticide Applicator	
	Person with Drop Spreader	\$ Hour
I.	Liquid Pesticide Applicator	
	Person with Spray Truck	\$ Hour
J.	Granular Fertilizer Applicator	
	Person with Drop Applicator	\$ Hour
K.	Liquid Fertilizer Applicator	
	Person with Spray Truck	\$ Hour
L.	Granular Weed Control Applicator	
	Person with Drop Applicator	\$ Hour
M.	Liquid Weed Control Applicator	
	Person with Spray Truck	\$ Hour
N.	Laborer for Additional Trash Pick-Up	\$ Hour
O.	Lump Sum Mowing (1), entire community	\$ Per Mow

¹ Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns, and blowing and/or vacuuming.

RECITALS

WHEREAS, the District was established pursuant to Chapter 190, *Florida Statutes*, for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure improvements, including but not limited to, landscaping and irrigation improvements; and

WHEREAS, the District desires to retain an independent contractor to provide landscape and irrigation maintenance services within the District; and

WHEREAS, Contractor represents that it is qualified to serve as a landscape and irrigation maintenance contractor and provide such services to the District.

WHEREAS, the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

Now, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

SECTION 1. RECITALS. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.

SECTION 2. DESCRIPTION OF WORK AND SERVICES.

A. The duties, obligations, and responsibilities of the Contractor are to provide the services, labor, and materials necessary for the provision of landscape and irrigation maintenance services as described herein and in **Exhibit A** (the "Services"), attached hereto and incorporated by reference herein, within the District. Such lands on which

- Services shall be provided are as more particularly described and shown on **Exhibit B**, attached hereto and incorporated herein by reference.
- **B.** Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations and responsibilities are met to the satisfaction of the District and in accordance with this Agreement. Contractor shall use industry best practices and procedures when carrying out the Services. Any additional compensation for additional services shall be paid only as negotiated between the parties and upon the written authorization of the District.
- **C.** This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement, for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, ordinances, and regulations affecting the provision of the Services.
- **D.** In the event that time is lost due to heavy rains ("Rain Days"), the Contractor agrees to reschedule its employees and divide their time accordingly to complete all scheduled services during the time during the same week as any Rain Days. The Contractor shall provide services on Saturdays if needed to make up Rain Days but shall not provide services on Sundays.
- **E.** The Contractor shall report directly to the District's Designee who shall be Jennifer Goldyn, District Manager, or the District's Field Services Manager. Contractor shall use all due care to protect the property of the District, its residents and landowners from damage and shall follow and be responsible for the Services set forth in **Exhibit A** on the property as provided in **Exhibit B**. Contractor agrees to repair any damage resulting from Contractor's activities and work within twenty-four (24) hours. This includes, but is not limited to, damage caused by Contractor to irrigation heads and lines, landscape, grasses or any other District or landowner properties or improvements.
- **F.** The Contractor agrees to meet with a District representative, when requested, to walk the property to discuss conditions, schedules, and items of concern regarding this Contract. At that time, the District will compile a list of landscape related items (Field Inspection Report) that should be performed before the next walk through or other designated time. The Contractor shall be required to explain, in writing, what actions shall be taken to remedy those findings within the specified amount of time as requested by the District (typically seven (7) calendar days). If the Contractor does not respond within the specified time, the first offense will result in a written warning; the second offense will result in a second written warning and the Board of Supervisors for the District will be notified; the third offense may terminate this contract for cause at the District's discretion. If the deficient items have not been rectified to the District's satisfaction within the stated time provided in the response to the Field Inspection Report, (but in no circumstance no longer than a 1-month period), the District reserves the right to subcontract out such work and withhold the cost of such work from the Contractor's next monthly invoice. The District will be responsible for scheduling the inspections. The District must have no less than ten (10) days' notice if there is a need

to reschedule. Inspections will proceed with or without the attendance of the Contractor. Notwithstanding, Contractor is responsible for a weekly inspection of the entire property subject to the Contract Work. Contractor shall provide to management a written summary of work performed for each week with notification of any problem areas.

SECTION 3. COMPENSATION; TERM.

The District agrees to pay Contractor for the Contract Work, a not to exceed sum of **Dollars and no/100** (\$XXX,XXX.XX) during the initial term as well as the first and second annual renewals of the contract as detailed in **Exhibit "B"**, payable in monthly installments as detailed below, for a term of one (1) year with the option to renew for two (2) additional one (1) year periods unless terminated earlier as provided in this Contract.

- **A.** If the District should desire additional work or services, or to add additional lands to be maintained, the Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the parties shall agree in writing to an addendum, addenda, or change order to this Contract. The Contractor shall be compensated for such agreed additional work or services based upon a payment amount acceptable to the parties and agreed to in writing.
- **B.** The District may require, as a condition precedent to making any payment to the Contractor that all subcontractors, material men, suppliers or laborers be paid and require evidence, in the form of lien releases or partial waivers of lien, to be submitted to the District by those subcontractors, material men, suppliers, or laborers, and further require that the Contractor provide an Affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from the Contractor, in a form satisfactory to the District, that any indebtedness of the Contractor, as to services to the District, has been paid and that the Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workmen's Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.

C.	The Contractor will provide landscape & irrigation maintenance services for certain
	lands within and around the District. Specifically, Contractor shall provide the services
	identified in the Exhibit "A" and Exhibit "B". Contractor shall perform such work for
	a not to exceed sum of Dollars and
	no/100 (\$XXX,XXX.XX) to include Parts 1-4 of the Scope of Services and up to a
	maximum of Dollars and no/100
	(\$XXX,XXX.XX) if all mulch top-dressings (Part 5) are performed and awarded to
	Contractor. Contractor shall provide all labor and equipment necessary for such
	services. These monthly amounts include all tools, labor, and materials necessary to
	complete the Services. The term of this Agreement shall be from
	through, 2022 unless terminated earlier in accordance with the terms

of this Agreement or renewed for optional one-year renewals at the option of the parties hereto at the price and terms as provided for herein.

D. Contractor shall bill the District for Services based on invoice with appropriate support documentation for the fee and reimbursements. Provided Contractor has submitted invoices for the fees and reimbursements with the appropriate support documentation by the fifteenth (15th) of the month, Contractor shall be paid by the thirtieth (30th) of the following month unless such invoice is disputed as described below. The format of the invoice and backup documentation shall strictly adhere to the requirements established by District. If the District disputes or questions any part or all of an invoice, the District shall advise Contractor in writing of such questions or disputes within thirty (30) days of the District's receipt of such invoice. In the event of any dispute regarding the Services performed to date, Contractor, including any of Contractor's subcontractor(s) or agent(s) responsible for the Services, in District's sole and absolute discretion, shall, so long as District is pursuing resolution of such dispute in an expeditious manner, continue to carry on performance of the Services and maintain their progress during any such dispute, lawsuit or other proceeding to resolve the dispute, and District shall continue to make payments of undisputed amounts to Contractor in accordance with this Agreement. As compensation for the Work, the District agrees to pay Contractor Dollars and no/100 (\$XXX,XXX.XX) during the initial term of the contract, in standard monthly amounts of Dollars and XX/100 (\$XX,XXX.XX). Such compensation covers only the items specified in Parts 1 and 4 of the Proposal. Additionally, for the services specified in Parts 2, 3 & 5 of the Proposal, the District agrees to pay Contractor for such actual services rendered using the pricing specified in the Proposal the month following services being performed and after required documentations (if any) have been provided. Contractor shall not perform mulching or annual installation services listed in Exhibit "A" without the prior written approval of the District.

SECTION 4. CHANGE ORDERS. Contractor understands that the Services may be reduced, expanded, or otherwise modified in scope. If any additional Services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving a written change order from the District. Contractor shall cooperate with and assist the District in preparing and determining the scope of any change order. In the event the service represents a unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order in accordance with the unit price set forth in this Agreement. In the event the service is not represented by a lump sum or unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order as reasonably determined by the District in conference with the Contractor.

SECTION 5. WARRANTY AND COVENANT. The Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, free from faults and defects. The Contractor hereby warrants any materials and Services for a period of one year after acceptance by the District or longer as required under Florida

law. With respect to any and all plant material provided pursuant to Section 2, all plant material shall be guaranteed to be in a satisfactory growing condition and to live for a period of one year from planting except for annuals, which will be replaced seasonally. All plants that fail to survive under the guarantee shall be replaced as they fail with the same type and size as originally specified. Contractor further warrants to the District those warranties which Contractor otherwise warrants to others and the duration of such warranties is as provided by Florida law unless longer guarantees or warranties are provided for elsewhere in the Agreement (in which case the longer periods of time shall prevail). Contractor shall replace or repair warranted items to the District's satisfaction and in the District's discretion. Neither final acceptance of the Services, nor monthly or final payment therefore, nor any provision of the Agreement shall relieve Contractor of responsibility for defective or deficient materials or Services. If any of the Services or materials are found to be defective, deficient, or not in accordance with the Agreement, Contractor shall correct remove and replace it promptly after receipt of a written notice from the District and correct and pay for any other damage resulting there from to District property or the property of landowners within the District. Contractor hereby certifies it is receiving the property in its as is condition and has thoroughly inspected the property and addressed any present deficiencies, if any, with the District. Contractor shall be responsible for maintaining and warranting all plant material maintained by Contractor as of the first date of Services.

Contractor hereby covenants to the District that it shall perform the Services: (i) using its best skill and judgment and in accordance with generally accepted professional standards and (ii) in compliance with all applicable federal, state, county municipal, building and zoning, land use, environmental, public safety, non-discrimination and disability accessibility laws, codes, ordinances, rules and regulations, including, without limitation, all professional registration (both corporate and individual) for all required basic disciplines that it shall perform. Contractor hereby covenants to the District that any work product of the Contractor shall not call for the use nor infringe any patent, trademark, services mark, copyright, or other proprietary interest claimed or held by any person or business entity absent prior written consent from the District.

SECTION 6 INSURANCE. Contractor shall, at its own expense, maintain insurance during the performance of its Services under this Agreement, with limits of liability not less than the following:

Workers Compensation	statutory
General Liability	
Bodily Injury (including contractual)	\$1,000,000/\$2,000,000
Property Damage (including contractual)	\$1,000,000/\$2,000,000
Automobile Liebility (if appliesble)	
Automobile Liability (if applicable)	
Bodily Injury and Property Damage	\$1,000,000

Contractor shall provide the District with a certificate naming the District, its officers, agents, and employees as an additional insured (for all coverages except workers' compensation coverage). At no time shall Contractor be without insurance in the above amounts. No policy may be canceled during the term of this Agreement without at least thirty (30) days written notice to

the District. An insurance certificate evidencing compliance with this section shall be sent to the District prior to the commencement of any performance under this Agreement.

SECTION 7. INDEPENDENT CONTRACTOR. It is understood and agreed that at all times the relationship of Contractor and its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of District and at all times entirely under Contractor's supervision, direction, and control.

In particular, District will not: i) Withhold FICA (Social Security) from Contractor's payments; ii) Make state or federal unemployment insurance contributions on Contractor's behalf. iii) Withhold state or federal income tax from payment to Contractor; iv) Make disability insurance contributions on behalf of Contractor; or v) Obtain workers' compensation insurance on behalf of Contractor.

SECTION 8. COMPLIANCE WITH LAWS, ORDINANCES AND REGULATIONS. In performing its obligations under this Agreement, Contractor and each of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public or governmental authority having appropriate jurisdiction, including all laws, regulations and rules relating to immigration and/or the status of foreign workers. Contractor shall initiate, maintain, and supervise all safety precautions and programs in connection with its obligations herein. Contractor shall ensure that all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor observe Contractor's rules and regulations of safety and conduct. Contractor shall take all reasonable precautions for the safety of and shall provide all reasonable protection to prevent damage, injury, or loss to all of its employees, agents and subcontractors performing its obligations herein and other persons who may be affected, and any material, equipment and other property. Contractor shall remedy all damage or loss to any property caused in whole or in part by Contractor, its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, or by anyone for whose acts Contractor may be liable. Contractor shall indemnify District for all damage or losses it may incur or be exposed to because of Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor's failure to comply with the provisions contained herein.

SECTION 9. DEFAULT AND PROTECTION AGAINST THIRD PARTY INTERFERENCE. A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

SECTION 10. ENFORCEMENT OF AGREEMENT. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the substantially prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorney's fees and costs for trial, alternative dispute resolution, or appellate proceedings.

SECTION 11. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and the Contractor.

SECTION 12. AUTHORIZATION. The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this instrument.

SECTION 13. NOTICES. All notices, requests, consents, and other communications under this Agreement ("Notices") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

A.	If to Contractor:	
		Attn:
В.	If to District:	Riverbend West Community Development District 9428 Camden Field Parkway Riverview, Florida 33578 Attn: District Manager
	With a copy to:	Straley, Robin Vericker 1510 W. Cleveland Street Tampa, FL 33606
		Attn: John Vericker

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notice on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the parties and addressees set forth herein.

SECTION 14. ARM'S LENGTH TRANSACTION. This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. Both parties participated fully in the preparation of this Agreement and received the advice of counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, both parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either the District or the Contractor.

SECTION 15. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the District and the Contractor, and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.

SECTION 16. ASSIGNMENT. Neither the District nor the Contractor may assign this Agreement or any monies to become due hereunder without the prior written approval of the other.

SECTION 17. APPLICABLE LAW AND VENUE. This Agreement and the provisions contained herein shall be construed, interpreted, and controlled according to the laws of the State of Florida. Each party consents that the venue for any litigation arising out of or related to this Agreement shall be in Hillsborough County, Florida.

SECTION 18. INDEMNIFICATION.

- **A.** Contractor, its employees, agents and subcontractors shall defend, hold harmless and indemnify the District and its supervisors, officers, staff, employees, representatives and agents against any claims, damages, liabilities, losses and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the acts or omissions of Contractor, and other persons employed or utilized by Contractor in the performance of this Agreement or the Services performed hereunder up to the amount of One Million Dollars (\$1,000,000.00). By executing this Agreement, Contractor agrees such indemnification amount bears a reasonable commercial relationship to the Agreement.
- **B.** Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.

SECTION 19. LIMITATIONS ON GOVERNMENTAL LIABILITY. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida

Legislature in Section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

SECTION 20. TERMINATION. The District agrees that the Contractor may terminate this Agreement for cause by providing sixty (60) days written notice of termination to the District; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. The Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to the Contractor. The District shall provide thirty (30) days written notice of termination without cause. Upon any termination of this Agreement, the Contractor shall be entitled to payment for all Services rendered up until the effective termination of this Agreement, subject to whatever claims or off sets the District may have against the Contractor as the sole means of recovery for termination.

SECTION 21. OWNERSHIP OF DOCUMENTS. All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Contractor pursuant to this Agreement shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.

SECTION 22. PUBLIC RECORDS. Contractor understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, Florida Statutes. Contractor acknowledges that the designated public records custodian for the District is Jennifer Goldyn ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Contractor shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if the Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Contractor, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, *FLORIDA STATUTES*, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC

RECORDS, JENNIFER GOLDYN, RIZZETTA & COMPANY, INC., 2700 S Falkenburg Rd Suite 2745, Riverview, FL 33578, (813) 533-2950, JGOLDYN@RIZZETTA.COM

SECTION 23. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

SECTION 24. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.

SECTION 25. ENTIRE AGREEMENT. This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Agreement.

[SIGNATURES ON NEXT PAGE]

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first written above.

Attest:	RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT
Signature of Secretary	Signature of Chairman, Board of Supervisors
Witness:	
Signature of Witness	By:
	Print Name:
	Title:

Exhibit A:

Scope of Services Landscape Maintenance Map Exhibit B:

SCOPE OF SERVICES

PART 1

GENERAL LANDSCAPE MAINTENANCE

1) MOWING – All grass areas will be moved on the following schedule:

MARCH 1 – NOVEMBER 1 – Once a week NOVEMBER 1 – MARCH 1 – Once every two weeks

This schedule estimates that there will be between 41 - 45 cuts annually based on standard growing periods in Florida, however, requires a minimum of 52 visits (weekly) to perform those duties, other than mowing, that cannot remain unattended for two weeks. (i.e., weed control, selective mowing, debris clearing, and general detailing of property, etc.) Notwithstanding the above, at no time will the grass (or weeds within turf) be allowed to grow beyond a maximum height of five (5) inches. Each moving should leave the St. Augustine & Bahia grass at a height of three and one half (3 1/2) to four (4) inches. Rotary Mowers are preferred for heights above one (1) inch. Do not remove more than 1/3 of the height of the leaf blade at anyone mowing. All blades shall be kept sharp at all times to provide a high-quality cut and to minimize disease. The DISTRICT requires mowers to be equipped with a mulching type of deck. Clippings may be left on the lawn if no readily visible clumps remain on the grass after mowing. Otherwise, large clumps of clippings MUST either be collected and removed by the CONTRACTOR **OR** be left to dry out on the lawn for no more than one day and then re-distributed across the lawn. This is to re-introduce nutrients in the clippings back into the soil system. The mulching kit must be left in the "closed" position at all times, specifically when mowing pond banks and all parks. Additionally, when mowing pond banks, mowers must be used in a counter clock direction. In case of fungal disease outbreaks, the clippings will be collected until the disease is under control. If low-lying areas become too wet to mow, Contractor will be responsible for line-trimming these areas during each and every mow event. Contractor is to include in his proposal, any and all necessary equipment, protective clothing, or any other gear necessary for crews to perform this work. No "extras" will be billed to the District. The CONTRACTOR shall restore any noticeable damage caused by the CONTRACTOR'S mowing equipment within twenty-four hours from the time the damage is caused at his sole cost and expense. Contractor shall be responsible for training all its personnel in the technical aspects of the District's Landscape Maintenance Program and general horticultural practices. This training will also include wetland species identification as it relates to lake banks & wetland areas. The Contractor shall be held responsible for all damage to wetlands, littoral shelves, mitigation areas and uplands due to mowing/fertilizing, etc. Weekend work is permitted, when necessary, upon prior approval.

1A) POND MOWING - All ponds identified as such on the overall Riverbend West Maintenance Exhibit shall be mowed incorporating the same mowing schedule as the common areas stated above. Line trimming at water's edge, control structures, mitered end sections and any other storm water structures shall occur each and every time the pond is mowed. Each mowing shall leave the grass at a height of four (4) to four and one half (4½) inches. This is slightly higher than the mow height in common area Bahia plantings in

flatter areas to minimize pond bank erosion. Pond banks will be mowed and trimmed to water's edge. Careful attention must be paid to mower height on pond banks so as not to scalp at the crest of the lake bank and increase the chances for pond bank erosion. Also, when line trimming to water's edge, Contractor shall be extremely careful not to scalp at the water's edge also increasing chances of pond bank erosion. Line trimming height shall be the same as mowing height (if not slightly higher). Contractor shall be careful to keep trimmings from entering water. Excessive clippings shall be hand removed. Mowers must blow all clippings away from pond banks. It is understood that trash debris of any kind and other debris within arm's reach of water's edge shall be removed & disposed of by Contractor during every normal service event.

2) EDGING AND TRIMMING – All hard-edged areas (curbs, sidewalks, bike paths, trails, etc.) shall be vertically edged at each and every mowing event and soft-edged areas (tree rings, shrub and groundcover bed lines) shall be edged a minimum of every other week. All edging shall be performed to the sole satisfaction of the DISTRICT. Chemical edging shall not be permitted anywhere on property.

AT NO TIME SHALL LAWN BE ALLOWED TO GROW IN AN UNSIGHTLY MANNER. SHOULD THIS OCCUR, CONTRACTOR AGREES TO CORRECT WITHIN TWENTY-FOUR HOURS OF NOTICE BY DISTRICT. CONTRACTOR SHALL COMPLETE ALL LAWN MAINTENANCE ACTIVITIES (MOWING, EDGING, LINE TRIMMING, BLOWING OFF SIDEWALKS, DRIVEWAYS, CURB & GUTTERS, ETC.) IN RELATIVELY SMALL, MANAGEABLE SECTIONS. CONTRACTOR IS NOT TO LEAVE GRASS CLIPPINGS, TRIMMED WEEDS, TURF, DIRT OR DEBRIS ON ANY SURFACES FOR MORE THAN TWO HOURS. PARK SITES, CLUBHOUSES, PARKING LOTS AND ALL OTHER HIGH TRAFFIC AMENITIES ON THE PROPERTY SHALL BE CLEANED UP IMMEDIATELY AFTER MOWING AND EDGING TAKES PLACE. IF A MOWING EVENT IS MISSED, EVERY EFFORT SHALL BE MADE TO PERFORM THE MOWING SERVICE THE SAME WEEK (INCLUDING SATURDAYS WITH PRIOR APPROVAL). IF THIS IS NOT POSSIBLE, THE CONTRACTOR SHALL PROVIDE THE DISTRICT A CREDIT FOR FUTURE SERVICES OR ADD A MOWING EVENT TO BE PROVIDED AT A LATER DATE. THE DISTRICT SHALL DETERMINE WHETHER THE CREDIT OR EXTRA MOWING SHALL BE USED.

TREE AND SHRUB CARE – All deciduous trees shall be pruned when dormant to ensure proper uniform growth. All evergreen trees shall be pruned in the early summer and fall to ensure proper growth and proper head shape. Sucker growth at the base of the trees shall be removed by hand continuously throughout the year. Aesthetic pruning shall consist of the removal of dead and/or broken branches as often as necessary to have trees appear neat at all times. Branches will be pruned just outside the branch collar. Contractor is responsible for the removal of all branches and limbs up to a 4" diameter and up to a 15' height to keep them from encroaching onto buildings (including roofs), signage structures, play structures, fences & walls, as well as pruned to prevent streetlights and traffic signage from being blocked. Additionally, trees shall be pruned over sidewalks, nature trails, parking lots and roadways so as not to interfere with pedestrians or cars. (This is to include

maintaining at all times a minimum of ten to fifteen (10-15) feet of clearance under all limbs depending on location and species of tree but shall vary according to DOT specs.) All moss hanging from trees (as well as all ball moss) shall be removed up to a height of 15' from <u>all trees</u> on an as-needed basis. However, during the dormant season, ALL Crape Myrtles shall have ALL mosses removed from the entire tree regardless of height. Crape Myrtles are not to be "hat racked" at any time. Pencil pruning is the preferred method of Crape Myrtle pruning and should be performed after threat of frost has passed. <u>The initial removal of all Spanish and Ball Mosses shall be completed within ninety (90) days of contract commencement</u>.

All shrubs will be pruned as necessary to retain an attractive shape and fullness, removing broken or dead limbs as necessary to provide a neat and clean appearance. Shrubs shall not be clipped into balled or boxed forms unless such forms are required by design. Shrubs shall be pruned in accordance with the intended function of the plant in its present location. Flowering shrubs shall be pruned immediately after the blossoms have cured with top pruning restricted to shaping the terminal growth. All pruning shall be done with horticultural skill and knowledge to maintain an overall acceptable appearance consistent with the current aesthetics of Riverbend West. The Contractor agrees that pruning is an art that must be done under the supervision of a highly trained foreman and shall make provisions for such supervision. Individual plants pruned into rounded balls or unnatural shapes will not be allowed. Contractor shall sterilize all pruning equipment prior to pruning the next shrub grouping; particularly when fungal diseases are known to be present. All clippings and debris from pruning will be carted away at the time pruning takes place. It is of utmost importance that all plant material within clear site lines and visibility triangles at roadway intersections and medians is maintained at or below the required heights. It is the Contractor's responsibility to bring to the attention of the District all areas that are not in compliance. If pruning will bring the area into compliance, then the Contractor, after conferring with District's representative, will proceed with the pruning activity. However, if pruning will NOT bring the area into compliance, perhaps due to permanent existing grades, then another solution will need to be proposed and executed. Contractor will also be responsible to keep mulch pulled away from the base of ALL landscape lights at ALL times, not just after a mulching event. This is specific to LED with circuit boards in base.

AREAS WHERE WETLANDS ARE ADJACENT TO TURF AREAS (WHETHER ALONG ROADWAYS OR LAKE BANKS) CONTRACTOR IS RESPONSIBLE TO KEEP ALL WETLAND MATERIAL CUT BACK AT ALL TIMES AND NOT LET THIS MATERIAL REDUCE THE SIZE OF THE TURF AREA.

Palms: All palms (regardless of height) shall receive pruning as often as necessary to appear neat and clean at all times. This includes the removal of brown and/or broken fronds and inflorescence. Removal of green or even yellowing fronds is unnecessary and pruning palms above the nine o'clock – three o'clock line is prohibited. Fronds should be removed only once they turn brown or become broken or are disrupting flow of pedestrian/vehicular traffic or are hanging on architectural structures. Fruit pods shall be removed prior to development. Tarpaulins shall be used in areas where date palms and other palm fruits may stain sidewalks & pavement including, but not limited to, pool decks. Contractor shall be responsible for the removal of all palm fruit stains. Contractor

shall sterilize all pruning equipment prior to pruning the next palm, paying careful attention when pruning Medjool, Sylvester, Reclinata and Canary Palms.

WEEDS AND GRASSES – All groundcover, turf areas, shrub beds & tree rings shall be kept reasonably free of weeds and grasses and be neatly cultivated and maintained in an orderly fashion at all times. This may be accomplished by carefully applied applications of pre-& post emergent herbicides as part of fertilizer mixtures and postemergent herbicide spot treatments on an as-needed basis. Condition of turf is to be determined by the DISTRICT at its sole discretion. All shrub and bed areas shall be maintained each mowing service by removing all weeds, trash and other undesirable material and debris (leaf and other) to keep the area neat and tidy. This is to be accomplished through hand pulling or the careful application of a post-emergent herbicide. AT NO TIME SHALL POST-EMERGENT HERBICIDES BE PERMITTED WHEN WEEDS HAVE ESTABLISHED THEMSELVES AS TO DOMINATE PLANTING BEDS. HAND PULLING MUST BE PERFORMED. NON-SELECTIVE, POST-EMERGENT HERBICIDES SHALL NEVER BE USED TO CONTROL WEED/SOD GROWTH AROUND STRUCTURES OF ANY TYPE (I.E. STREET SIGNS, UTILITY BOXES, STREET LIGHTS, PAVEMENT, TREE RINGS, ETC.) THE FIRST OFFENSE WILL RESULT IN A VERBAL WARNING; THE SECOND OFFENSE WILL RESULT IN A SECOND VERBAL WARNING AND THE BOARD OF SUPERVISORS FOR THE DISTRICT WILL BE NOTIFIED; THE THIRD OFFENSE MAY TERMINATE THIS CONTRACT FOR CAUSE AT THE DISTRICT'S DISCRETION. CONTRACTOR WILL BE HELD RESPONSIBLE FOR THE REPLACEMENT OF ALL TURF DAMAGED BY THE APPLICATION OR OVERSPRAY OF HERBICIDES (SELECTIVE OR NON-SELECTIVE).

The CONTRACTOR shall be responsible for the replacement of ornamental plants killed or damaged by herbicide application. All fence lines shall be kept clear of landscape shrubs growing through, weeds, undesirable vines, and overhanging limbs.

- 5) MAINTENANCE OF PAVED AREAS All paved areas (including, but not limited to, pool deck pavers, other paver surfaces, sidewalk expansion joints, curb and gutters, curb and gutter expansion joints, bike lane edges along roadways) shall be kept weed & debris free. This may be accomplished by mechanical means (line trimmer) or by applications of post/pre-emergent herbicides. Weeds greater than two (2) inches in height or width shall be pulled from paved areas, not sprayed. No sprays with dyes may be used on any paved areas. Contractor is not to use non-selective herbicides to eradicate weeds in curb line expansion joints where the chemical can travel back into the turf causing regularly spaced dead patches behind the curbs and sidewalks.
- 6) **CLEAN UP** At no time will CONTRACTOR leave the premises after completion of any work in any type of disarray. All clippings, trimmings, debris, dirt or any other unsightly material shall be removed promptly upon completion of work. CONTRACTOR shall use his own waste disposal methods, never the property dumpsters. Grass clippings shall be blown off sidewalks, streets and curbs within a relatively short time frame and are

not to be left for more than two hours, unless otherwise noted above. Also grass clippings shall be blown into turf areas, never into mulched bed areas or tree rings as these are to be maintained free of grass clippings. Grass clippings at highly trafficked areas (i.e., tennis courts, clubhouse sidewalks, pool areas, walking trails, etc.) shall be blown off immediately after mowing and edging have taken place. NO CLIPPINGS SHALL BE BLOWN DOWN CURB INLETS.

7) **REPLACEMENT OF PLANT MATERIAL** – Trees and shrubs in a state of decline should immediately be brought to the attention of the DISTRICT. Dead or unsightly plant material shall be removed upon notification of the DISTRICT. CONTRACTOR shall be responsible for replacement if due to his negligence. New plant material shall be guaranteed for a period of one (1) year for trees and ninety (90) days for shrubs, ground cover and lawn after final acceptance.

PART 2

FERTILIZATION

Any fertilizer ordinance in place for Hillsborough County specifically banning fertilizers during a specific season(s), will be followed. It is required that those practices outlined in the GIBMP guidelines be followed. Highlights are listed below.

NO PERSON SHALL APPLY FERTILIZERS CONTAINING NITROGEN AND/OR PHOSPHORUS TO TURF AND/OR LANDSCAPE PLANTS DURING ONE OR MORE OF THE FOLLOWING EVENTS: i) IF IT IS RAINING AT THE APPLICATION SITE, OR ii) WITHIN THE TIME PERIOD DURING WHICH A FLOOD WATCH OR WARNING, OR A TROPICAL STORM WATCH OR WARNING, OR A HURRICANE WATCH OR WARNING IS IN EFFECT FOR ANY PORTION OF HILLSBOROUGH COUNTY, ISSUED BY THE NATIONAL WEATHER SERVICE, OR iii) WITHIN 36 HOURS PRIOR TO A RAIN EVENT GREATER THAN OR EQUAL TO 2 INCHES IN A 24 HOUR PERIOD IS LIKELY.

For purposes of bidding and until a soil test is provided to indicate otherwise, all turf shall be fertilized according to the following IFAS Guidelines for a high maintenance level for south Florida turf: (per GIBMP guidelines and University of Florida IFAS Extension, south Florida is determined by anything south of a line running east-west from coast to coast through between Tampa & Vero Beach.) Only use turf types present on maintenance map.

All Bahia Areas:

February A complete fertilizer based on soil tests + Pre-M

April Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF)

May SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)

October A complete fertilizer based on soil tests + Pre-M

All St. Augustine Sod:

February A complete fertilizer based on soil tests + Pre-M

March Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF April SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF May SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF October SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF

November A complete fertilizer based on soil tests + Pre-M

Prior to final fertilization selection, a complete soil test should be performed to test for soil pH as well as N, P & K levels. Should change be of merit, the Contractor shall notify the District in writing prior to the implementation of such change at times environmental conditions may require additional applications of nutrients, augmenting the above fertilization programs to ensure that turf areas are kept uniformly GREEN, healthy and in top condition. It shall be the responsibility of the contractor to determine specific needs and requirements and notify the resident project representative when these additional applications are needed.

Fertilizers containing iron shall be immediately removed from all hard surfaces to avoid staining before the sprinklers are activated after application of the fertilizer. Any stains caused by a failure to do so will be the responsibility of the contractor to remove.

Fertilizer shall be applied in a uniform manner. If streaking of the turf occurs, correction will be required immediately at no additional cost to owner. Fertilizer shall be swept/blown off of all hard surfaces onto lawns or beds in order to avoid staining. IT SHALL BE THE CONTRACTOR'S REPONSIBILITY TO REMOVE ANY STAINS FROM ANY HARD SURFACES ON THE PROPERTY CAUSED BY THEIR MISHANDLING OF FERTILIZER. Fertilizer shall not be applied within ten (10) feet of the landward extent of any surface water. Spreader deflector shields are required when applying fertilizer by use of any broadcast or rotary spreader. Deflector shields must be positioned such that fertilizer granules are deflected away from all impervious surfaces and surface waters.

SHRUB, TREE & GROUNDCOVER FERTILIZATION:

For purposes of bidding, All SHRUBS, GROUNDCOVERS and TREES shall be fertilized according to the following specifications:

3 Times a year – (March, May, October)

A complete fertilizer (formula will vary according to soil test results) at a rate of 4-6 lbs. N/1000 sq. ft. /year. (A minimum 50% Nitrogen shall be in a slow-release form)

Fertilizer shall be applied by hand in a uniform manner, broadcast around the plants, but never in direct contact with stems or trunks. Fertilizer shall never be piled around plants. All fertilizer remaining on the leaves of the plants is to be brushed or blown off. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REPLACE ANY PLANT MATERIAL DAMAGED BY FERTILIZATION BURN DUE TO HIS MISHANDLING OF PRODUCT.

PALM FERTILIZATION:

All Palms shall receive 1 ½ pounds of 8N-0P2O5-12K2O+4Mg with micronutrients per 100 SF of palm canopy four times per year (March, May, October & November). 100% of the N, K & Mg MUST be in slow-release form. All micronutrients must be in water soluble form. Fertilizer shall be broadcast evenly under the dripline of the canopy but must be kept at least 6" from the palm trunk.

<u>Fertilizer shall not be billed equally on a monthly basis but invoiced the month after application.</u>

CONTRACTOR shall provide the DISTRICT with all fertilizer analysis tags from the fertilizer in order to verify correct formulation and quantity. Payment will not be made until correct quantity and formulation has been verified and applied. CONTRACTOR must notify the DISTRICT five (5) working days in advance of the day the property is scheduled to be fertilized. Failure on the part of the CONTRACTOR to so notify the DISTRICT may

$\label{eq:contractor} \textbf{result in the CONTRACTOR for feiting any and all rights to payment for the applications \\ \textbf{made without notification.}$		

PART 3

PEST CONTROL

Insects and Disease in Turf: Insect and disease control spraying in turf shall be provided by the Contractor every month with additional spot treatment as needed. During the weekly inspections, the Contractor is responsible for the identification and eradication/control of disease and insect damage including but not limited to scale, mites, fungus, chinch bugs, grubs, nematodes, fire ants, mole crickets, etc. Contractor shall pay for chemicals. Please list all chemicals that you will include in your fertilizer applications in the space allocated for "formula" under the fertilization section in the bid form. Also include the cost of these chemicals as part of the fertilizer application. Any anticipated additional treatments shall be included in the Pest Control portion of the bid form.

Insects and Disease Control for Trees, Palms and Plants: The Contractor is responsible for treatment of insects and diseases for all plants. The appropriate insecticide or fungicide will be applied in accordance with state and local regulations, and as weather and environmental conditions permit. Contractor shall pay for chemicals. There are several afflictions that may be detrimental to the health of many trees and palms. Contractor will be fully responsible in the treatment of such afflictions. At the District's discretion, this may include the quarterly inoculation of all palms susceptible to Lethal Yellowing and/or Lethal Bronzing aka Texas Phoenix Palm Decline. The cost of these inoculations should be included as a separate line item in your Pest Control price. Contractor is to identify those species of palms susceptible and supply a list of species and quantities with proposal. Each susceptible palm shall receive quarterly injections. Each injection site/valve can be used only twice. The third quarterly injection requires a new valve and injection site. Contractor is asked to provide cost per injection (material & labor) multiplied by quantity of susceptible palms multiplied by four inoculations per year in bid form. The District reserves the right to subcontract out any and all OTC Injection events. This will not be included in the Contract Amount.

The Contractor is required to inspect all landscaped areas during each visit for indication of pest problems. When control is necessary, it is the responsibility of the Contractor to properly apply low toxicity and target-specific pesticide. If pesticides are necessary, they will be applied on a spot treatment basis when wind drift is a threat.

Careful inspection of the property on each visit is crucial to maintaining a successful program. It is the Contractor's full responsibility to ensure that the person inspecting the property is properly trained in recognizing the symptoms of both insect infestations and plant pathogen damage (funguses, bacteria, etc.). It is also the Contractor's responsibility to treat these conditions in an expedient manner.

It shall also be the Contractor's responsibility to furnish the resident project representative with a copy of the Pest Management Report (a copy of which is included), which he is to complete at every service as well as all certifications (including BMP Certifications) of all pesticide applicators. Contractor shall familiarize himself with all current regulations regarding the applications of pesticides and fertilizers.

If at any time the District should become aware of any pest problems, it will be the Contractor's responsibility to treat pest within five (5) working days of the date of notification.

Fire Ant Control: Contractor is required to inspect property each visit for evidence of fire ant mounds and immediately treat upon evidence of active mounds. In small areas control can be achieved by individual mound treatment. Active mounds in larger turf areas will require broadcast application of bait. Contractor shall be responsible to knock down and spread-out soil once mounds are dead.

For informational purposes only, Contractor is asked to provide the cost for the annual application of Top Choice in all finished landscape areas at the Community Center grounds. UNLESS OTHERWISE DIRECTED, ONLY THOSE AREAS COVERED BY AUTOMATIC

IRRIGATION ARE TO BE INCLUDED IN THIS NUMBER. This is not to include lake banks behind the residential properties or between ponds and conservation areas.

<u>Pest Control will not be included as a standard line item in each monthly billing but shall</u> be invoiced as a separate line item the month after service is rendered.

Pest Control shall be included in the Contract Amount.

PART 4

IRRIGATION SYSTEM MONITORING AND MAINTENANCE

Irrigation System.	Contractor shall inspect and test the irrigation system components with	thin
the limits of the Dis	trict a minimum of one (1) time per month. Areas shall include all exis	sting
irrigation systems to	o date: approximately () Controllers, () pump & wells & () a	zones.

These inspections shall include:

A. Irrigation Controllers

- 1. Semi-automatic start of the automatic irrigation controller
- 2. Check for proper operation.
- 3. Program necessary timing changes based on site conditions & time DST.
- 4. Lubricate and adjust mechanical components.
- 5. Test back up programming support devices.
- 6. Ensure the proper operation of each automatic rain shutoff device. If none, provide proposal for the installation to be included in the 30-day irrigation audit.

B. Water Sources

- 1. Visual inspection of water source.
- 2. Clean all ground strainers and filters.
- 3. Test each pump at design capacities <u>weekly</u>; inform District Manager of any problems immediately. This is to minimize the time a water source is down. Contractor shall also confirm weekly that all backflow preventers are on and operating properly, if applicable.
- 4. Test automatic protection devices.

C. Irrigation Systems

- 1. Manual test and inspection of each irrigation zone in its entirety.
- 2. Clean and raise heads, as necessary.
- 3. Adjust arc pattern and distance for required coverage areas.
- 4. Clean out irrigation valve boxes.

D. Report

- 1. Irrigation operation time.
- 2. Irrigation start time.
- 3. Maintenance items performed.
- 4. General comment and recommendations.

The above list is for routine maintenance and adjustment of the existing irrigation system components. Locating and repairing or replacing automatic valves or control wires and irrigation controller or pump repairs as well as other larger scale repairs are to be considered additional items. Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid.

Routine irrigation maintenance is to be completed monthly. Each zone is to be turned on and operated for as long as necessary to verify proper operation. Each head, seal, nozzle, and strainer are to be inspected for adjustment and shall be aligned, packed, cleaned, and repaired, as necessary. Shrubs, groundcovers, and turf around sprinkler heads shall be trimmed to maintain maximum clearance at all times for the greatest coverage. It shall be the Contractor's responsibility to ensure all drip tubing is covered with mulch prior to Contractor leaving the property. All below ground repairs including valves, pumps and wiring require an estimate for all such repairs. Upon written approval from Management, Contractor shall proceed. In the event of an emergency, Contractor shall make a diligent effort to contact, with the approximate price or estimate of repairs, Management, or their assign prior to making such repair.

Upon being awarded contract, Contractor shall have a period of thirty (30) days from date of commencement to perform a thorough audit of the entire irrigation system listing items that need repair/replacement in order for the system to operate properly. A separate audit may be provided by the Contractor listing those items that would improve the irrigation system. Any action taken regarding the Irrigation Audit will be at the Board of Supervisors' discretion.

Assuming the Board of Supervisors approves the repairs listed in the 30-day audit and after such repairs have been made, after the thirty (30) day period has expired and for the duration of the contract, Contractor shall assume responsibility for any and all unreported maintenance deficiencies, including parts and labor, associated with the irrigation system of 2 inches or less, to include sprinkler heads, nozzles, drip, main and delivery lines and any associated fittings. Said repairs shall be performed immediately. The District Manager shall be notified what day and time of the week the irrigation tech will be available servicing the community. The Contractor will keep detailed irrigation reports consisting of run times and correct operation of system. A copy of this report will be maintained by the Contractor and a copy delivered to the District Manager or his designee, along with the weekly report. At no time shall the Contractor leave the property knowing of the need for a repair and not reporting it.

Watering schedules shall meet all government regulations, and zone times will be adjusted depending on job conditions, climactic conditions and all watering restrictions of Hillsborough County or any other governmental agencies. It is the responsibility of the Contractor to ensure the turf and plant material remains healthy. If the Contractor finds that the irrigation system cannot adequately cover the District in the allotted time, it will be the Contractor's responsibility to bring this to the attention of the District representative and apply for a variance. Violations and/or fines imposed by any local or state agency will be deducted from the Contractor's monthly payment.

Emergency service shall be available after normal working hours and an emergency telephone number will be provided to Management or their assign. Broken mainlines and irrigation valves stuck in the "open" position are to be considered emergencies.

Freeze Protection. The Contractor shall describe ability and cost per application to provide freeze protection for pumps/wells.

PART 5

INSTALLATION OF MULCH

After prior approval by the Board of Supervisors, Contractor shall top dress all currently landscaped areas as shown on the maintenance map (landscaped beds, tree rings) with Medium Pine Bark Mulch twice per year during the months of April and October. In doing so, Contractor shall ensure that all mulched areas are brought to a minimum depth of three (3) inches after compaction. There will also be an area in the Bid Form where Contractor shall supply a price for Shredded Cypress mulch should the CDD decide to change.

Contractor is responsible for all necessary clean up related to this procedure.

Contractor agrees to provide reasonably neat and defined lines along edges of all mulched areas. In addition to the aesthetics of this, it is also done to facilitate mechanical edging of these areas. Additionally, Contractor shall properly trench all bed lines adjacent to concrete surfaces. Trenches shall be 3" deep and beveled. Mulched beds on slopes adjacent to turf shall also be trenched to a depth of 3" & beveled to reduce mulch washout. This procedure has not been practiced in the past and Contractor is to include any additional labor in the cost of the mulch for all trenching. Mulch shall not be piled around tree trunks or bases of plants. Any mulch "volcanoes" around tree trunks shall be corrected immediately at no additional cost to Owner.

Contractor agrees to ensure that mulch caught in plant material will be shaken or blown from plants, so that upon completion there is no plant material left covered with mulch.

If, after installation is complete and it is determined that additional mulch is required to attain the required total depth of 3", sufficient mulch shall be supplied by Contractor at no additional cost to District.

This item will not be included in the contract amount and shall be invoiced separately the month after service is rendered. Contractor shall provide a price per cubic yard and estimated quantities to be installed per top dressing (based on his own field measurements) and shall submit with bid.

The District reserves the right to subcontract out any and all mulching events.

[END OF SECTION]

RIVERBEND WEST CDD

IRRIGATION REPAIR REQUEST FORM

DATE:
DAMAGE:
LOCATION:
PROBABLE CAUSE OF DAMAGE:
ESTIMATED COST OF MATERIALS & LABOR REQUIRED FOR REPAIR:
IRRIGATION TECHNICIAN'S NAME:
RIVERBEND WEST REPRESENTATIVE NAME:

(THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVIC REQUEST)

END

RIVERBEND WEST CDD

PEST MANAGEMENT REPORT

DATE:
SYMPTOMS:
LOCATION:
PROBABLE CAUSE OF DAMAGE:
ESTIMATED MATERIALS REQUIRED FOR TREATMENT:
CERTIFIED PESTICIDE APPLICATOR'S NAME:
RIVERBEND WEST REPRESENTATIVE NAME:
THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVICE REQUEST

END

EXHIBIT B MAINTENANCE MAP



RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

FENCING MAINTENANCE MAP (PHASES 1 AND 2)



LANDSCAPE MAINTENANCE

JUNIPER HAS BEEN EXCEEDING INDUSTRY STANDARDS IN THE AREA OF QUALITY AND DEPENDABILITY IN FLORIDA SINCE 2001

Our landscape maintenance teams work closely with the irrigation and horticultural teams. This, combined with regular inspections from our dedicated account managers, helps ensure the job quality our clients have come to expect.





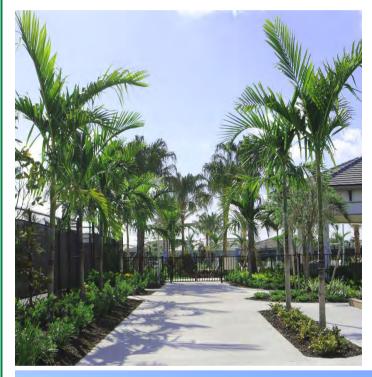


LANDSCAPE INSTALLATION

OUR DESIGN & INSTALLATION TEAMS MAKE AN AWARD-WINNING COMBINATION!

Our teams work hard to deliver a quality project on time and on budget.

- Landscape Design Firm of the Year
- Best Landscape Design Custom Home
- Merit Award Design Residential
- Award Best Landscape Design









LANDSCAPE IRRIGATION





STATE LICENSED IRRIGATION CONTRACTOR

What is a certified irrigation specialty contractor's license?

An irrigation specialty contractor's license is a certified (state-wide) specialty license developed by the Construction Industry Licensing Board to permit contractors to install, maintain, repair, alter, extend, manage, monitor, audit, or, if not prohibited by law, design irrigation systems.

WATER MANAGEMENT

Our industry experts can help guide you on the most effective way to use your water resources.

- Central control management
- Converting beds to drip irrigation
- E/T weather-based controllers
- Soil moisture sensors
- Pressure regulated components
- High efficiency sprinklers



LANDSCAPE IRRIGATION



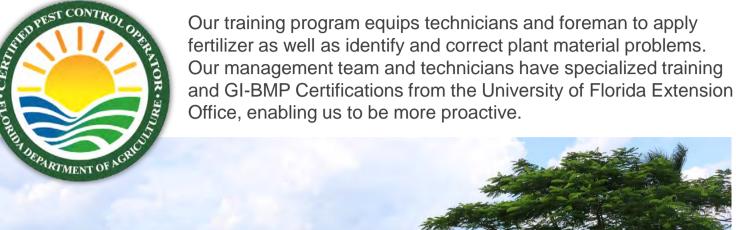
Juniper's certified technicians perform monthly inspections of irrigation systems to ensure optimum operation and coverage for plant material and turf areas. Concerns are promptly documented on a service form and turned in to the property manager for authorization.



- Water Management
- Repairs
- Water Monitoring
- Reporting
- Wet Checks

- Infrastructure
- Pump Stations
- Central Control
- Residential
- Commercial

LANDSCAPE HORTICULTURE









LANDSCAPE ARCHITECTURE

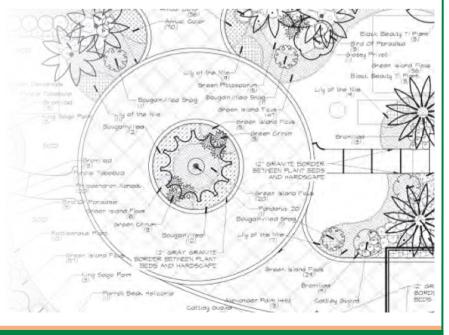
COMPLETE LANDSCAPE ARCHITECTURE & DESIGN SERVICES

Our design team can help boards with master plans for communities. Providing design hardscape features, 3D renderings of landscape plans, and complete landscape plans.



JUNIPER DESIGN TEAM

- Licensed Landscape Architects
- Certified Landscape Designers
- Certified Irrigation Designers
- ISA Certified Arborists
- In-house Agronomist
- State of Florida Irrigation License
- Certified Hunter IMMS Installer
- Certified Rain Bird IQ Installer



NURSERY & TREE FARM



We know it because we grow it!





With our over 200 acres of nursery & tree farms we can deliver custom, quality plant material to fit the individual needs of our clients. Additionally, our dedicated plant buyer travels throughout the state in search of the best plant material.

By keeping our finger on the pulse of the plant market, we can maximize value for each client.





SEASONAL COLOR

We create custom schedules for our communities on the annual color program. Our annual flower beds are designed and installed to emphasize color, profusion, and display in high profile areas.

SEASONAL FLOWER PROGRAM

- Contract grown flowers
- Custom designed displays
- Scheduled installation
- Fresh look all year
- Best in quality annuals
- Enhanced landscape areas
- Additional fertilization keeps flowers looking great





ARBORICULTURE



JUNIPER has multiple ISA certified Arborists that are available for everything you may need for your tree health care. Preventive maintenance helps keep trees in good health while reducing any insect, disease, or site problems.

WHY HIRE AN ARBORIST?

Arborists specialize in the care of individual trees. They are knowledgeable about the needs of trees and are trained and equipped to provide proper care. Hiring an arborist is a decision that should not be taken lightly. Proper tree care is an investment that can lead to substantial returns. Well caredfor trees are attractive and can add considerable value to your property.



STORM RESPONSE



RESOURCES WHEN YOU NEED THEM MOST!

In preparation for and after a storm, Juniper has additional team members that are critical resources during storm events. They provide not only added manpower but bring with them the trucks and heavy equipment needed to handle storm clean up.



COMPANY RESOURCES

- 1,800+ team members statewide
- 17 locations throughout Florida
- 10,000+ gallons of onsite fuel
- 300+ trucks in our fleet
- ISA Certified Arborists
- Landscape Designers & Architects
- Teams throughout Florida
- Extensive supply of heavy equipment



SPORTS TURF



COMPLETE SPORTS TURF MAINTENANCE

Gone are the days of playing ball in a dirt lot. Today, residents in communities expect playing fields and parks to be safe for their families. You want to work with a company who has industry experience & advanced knowledge in sports turf.

SERVICES

- Agronomic Services
- Agronomic Consulting
- Topdressing
- Fertilization Programs
- Pest & Disease Management
- Weed Management
- Cultivation Services
- Aerification
- Slicing
- Fraze Mowing
- Deep-Tine Soil Reliever
- Verticutting & Vacuum





EDUCATIONAL CLASSES



At Juniper Landscaping we offer CEU courses that cover a variety of subjects that include irrigation, palm tree care, turf care, and tree selection.

CURRENT COURSES

- IRRIGATION 101
- HORTICULTURE 101
- TREE SELECTION
- PEST ID LAWN & ORNAMENTAL
- PLANTING PRINCIPLES & PLANT ID
- DIAGNOSING LANDSCAPE ISSUES

Our Green Industry experts' courses are designed to assist managers to make the best decisions to maximize their property's beauty and ease of maintenance.







AWARD WINNING LANDSCAPES

EXCEEDING INDUSTRY STANDARDS!



PINNACLE AWARDS

- Best Landscape Design Custom Home
- Award Best Landscape Design
- Merit Award Design Residential
- Landscape Design Firm of the Year

AURORA AWARDS

- Landscape Design/Pool Design
- Best Custom home for "La Castille"

SAND DOLLAR AWARDS

- Best Community Feature of the Year
- Best Landscape Design 30-50k
- Best Landscape Design under 30k
- Best Landscape Design over 50k

SUMMIT AWARDS

- Best Contracting Landscape 5-8 million+
- Merit Award for Infrastructure & Landscape

SAFETY & TRAINING



We hold the safety of our clients & our team members in the highest regard. We have implemented a company wide safety program that is administered through our safety coordinator & local branch managers.

Initial Hire Program

- Safety rules
- New hire safety orientation
- Required & use of PPE

Safety Training Program

- Equipment certifications
- Weekly safety meetings
- Daily jobsite reviews
- Traffic control systems
- Best practices training
- Safety rewards/swag based on safety performance
- Online training tools

SCAN QR CODE TO WATCH VIDEO HIGHLIGHTS OF OUR IN-HOUSE TRAINING PROGRAM









CERTIFICATIONS & LICENSES

OUR QUALIFIED TEAM

At Juniper, many of our team members hold valuable certifications and licenses.

Their years of experience, along with additional training, enables them to provide our customers with answers they can trust.

CERTIFICATIONS & LICENSES

- Licensed Landscape Architects
- Certified Landscape Designers
- Certified Irrigation Designers
- Certified Pest Control Operators
- FNGLA Certified Horticultural
 Professional

- FNGLA Certified Landscape Contractor
- ISA Certified Arborist
- State of Florida Irrigation License
- Certified Hunter IMMS Installer
- Certified Rain Bird IQ Installer
- Best Management Practices (BMPs)



CERTIFICATIONS & LICENSES







Department of Agriculture and Consumer Services Bureau of Licensing and Enforcement

CERTIFIED PEST CONTROL OPERATOR

Number: JF319574

CHRISTOPHER CARL RICHARDS

This is to Cartify that the indicidual award abure is a Critified Past Control Operator and is privileged to practice



in conformity with an Act of the Legislature of the State of Theodor regulating the practice of Past Control and corporing grandles for evolutions.

nicole Stiel

3. Indianay Whavof, When this signature Tullchauser, Tyruta or December 15, 2021 Third Europe of Theorems and Comformation

mass (Sett 064)

North Carolina State University Agricultural Institute

On the recommendation of the Faculty and by virtue of the authority vested in them, the Trustees of the University have conferred upon

Kule James Leverette

the degree of

Associate of Applied Science in Turfgrass Management

In testimony whereof, the seal of the University and the signatures of its afficers are hereunto affixed this the fifteenth day of May, two thousand four.



Mary arme 707

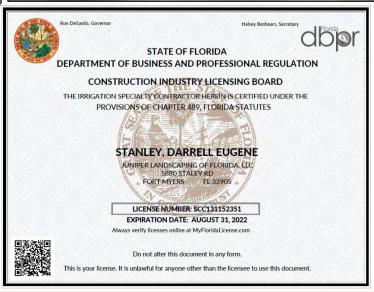
Johnney C. Wynne.

Kennth L Eslachede Assorbit Brownia Biterior of Academic Programs

John C Could







MEET THE TEAM KRISTEEN DOBSON





AGRONOMY MANAGER

Kristeen Dobson has over 7 years' experience in the green industry and got her start managing a small nursery. There she started as a Pest Control Technician and worked her way up to Agronomy Manager.

By conducting her own studies and research at the nursery, Kristeen gained a wealth of knowledge about plant materials and the issues they contract. She provides clients with customized plans on how to treat lawns and ornamentals correctly. Her goal is to never stop leaning so she can continue to look after turf and plants the best way possible.

Kristeen currently manages a team of over 10 dedicated Pest Control Technicians at Juniper and is passionate about passing on her knowledge to them. She strives to treat her team well, so they work hard, love their jobs, and achieve their best potential.

HIGHLIGHTS

- FNGLA Certified Horticultural Professional
- Best Management Practices Certified
- LTD Commercial Fertilizer Applicator

LAKELAND

3545 Waterfield Rd Lakeland, FL 33803

MEET THE TEAM JOSH BURTON





BRANCH MANAGER

Josh Burton is a Lakeland native whose green industry experience started at a very young age. He studied Horticultural Science and Business Administration at Florida Southern College where he obtained a Bachelor of Science degree. The green industry is Josh's passion and led him to run his own landscape firm for 23 years.

Josh is a State Certified Irrigation Contractor, Certified Pest Control Operator and holds a license with the Department of Business and Professional Regulation. His strategy is to develop a plan, set goals, and hold accountability. Dissecting contracts and breaking down a property into segments allows for a calculated approach which will ultimately provide the high customer satisfaction that is expected.

Josh believes putting people in the right place and building great teams is the key to success and he focuses on the development of the people around him.

HIGHLIGHTS

- Florida Southern College
 - Bachelor of Science Degree in Horticulture
- State of Florida Certified Irrigation Contractor
- Certified Pest Control Operator
 - Over 20 Years Green Industry Experience

LAKELAND

3545 Waterfield Rd Lakeland, FL 33803

MEET THE TEAM BONNIE MARSHALL



CLIENT RELATIONS MANAGER

Bonnie Marshall has been involved in many aspects of the green industry over the past 15 years, including operations, sales, finance, HR, insurance, and more. As a St Petersburg, native, she has spent her entire life living in Florida and feels a strong connection to the area.

Bonnie graduated with honors from the University of South Florida and had the privilege of being part of Wedgworth, an agricultural leadership program. This 2-year program starts out locally, then expands to national & international locations, during which Bonnie traveled to Hong Kong, Vietnam, and China.

Bonnie is skilled at managing relationships and offering insights and advice to ensure success at every company she has worked with. During her time with a national tree company, she negotiated the largest commercial landscape sale in company history.

Bonnie is involved with many organizations and has served on their various boards and committees throughout her career. These include, but are not limited to, International Society of Arboriculture (ISA), Florida Nursery, Growers and Landscape Association (FNGLA), Central Florida Hotel and Lodging Association (CFHLA), Community Associations Institute (CAI), Building Owners and Managers Association (BOMA), and Roots Plus Growers Association (RPG).

HIGHLIGHTS

- University of South Florida
 - Bachelor of Science in Finance, Cum Laude
- University of Florida
 - Leadership Program Graduate
- The George Washington University
 - Master's Certificate in Project Management

TAMPA

7104 E 9th Ave Tampa, FL 33619

MEET THE TEAM JARRETT MYERS





REGIONAL MANAGER

Jarrett Myers has been in the green industry for 25 years. For 14 years he owned his own full-service landscaping company where he gained valuable insights on problem solving in difficult situations. He has a degree in Computer Aided Drafting and is a Certified Pest Control Operator in the state of Florida.

Managing large-scale communities, such as Fish Hawk Ranch and Celebration, is what Jarrett loves to do. He coordinates a plan for each client to ensure they have what they need for a successful transition and maintenance solution. He takes pride in challenging his team to always look for ways to improve and preparing them for a wonderful career in the landscape industry. Jarrett finds great satisfaction in helping team members to become leaders themselves.

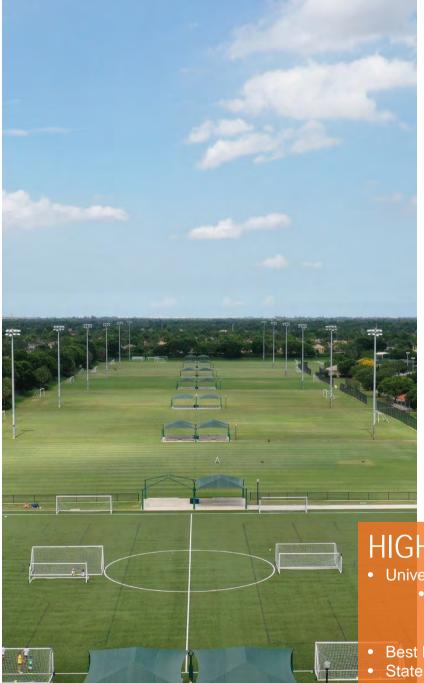
HIGHLIGHTS

- Associates Degree in Computer Aided Drafting
- **Certified Pest Control Operator**
 - **Best Management Practices Certified**
 - 25 Years Green Industry Experience

LAKELAND

3545 Waterfield Rd Lakeland, FL 33803

MEET THE TEAM RICARDO PERAZA



DIRECTOR OF SPORTS TURF

Ricardo Peraza has been in the green industry since 2008, starting in landscape & ornamental pest control. Throughout his career, both while owning a real estate company and in the green industry, Ricardo's primary focus has been building strong, unique relationships with customers and employees. His responsibilities at Juniper include all aspects of the sports turf department, from building a top-notch team, to creating agronomic plans to fit any array of customer needs and budgets.

Ricardo has had the privilege of working on The Ballpark of the Palm Beaches, spring training ground for the Houston Astros and Washington Nationals. He was also trusted with helping Barry University's multi-million dollar renovating and readying of soccer fields to host the Paris Saint-Germain and Barcelona exhibition games.

Ricardo enjoys spending time with his two young children, his dog, and his wife. In his free time, you will find him off-road biking, camping, and playing games with his kids.

HIGHLIGHTS

- University of Florida
 - Bachelor of Science in Business
 Administration (Management Major and Marketing Minor)
- Best Management Practices Certified
- State of Florida Department of Entomology & Pest Control Certified ID
- Director of South Florida Sports Turf Managers Association

FORT LAUDERDALE

3300 SW 46th Avenue Davie, FL 33314

MEET THE TEAM MARK MICHALEK





DIRECTOR OF MAINTENANCE ESTIMATING

Mark Michalek moved to Florida with his family at a young age from Pittsburg, PA and has never looked back. He attended the University of Central Florida on an academic scholarship and obtained a Bachelor of Business Administration degree. He had nearly 10 years of experience in community association management, before transitioning to the green industry, and is a licensed CAM. Additionally, he sat on the Trade Show Committee for the Community Associations Institute of Central Florida for 7 years.

In his capacity as a CAM, Mark worked closely with many HOA boards. He specifically provided his expertise on their landscape maintenance contracts and negotiations. This background gave Mark an extensive knowledge of a community's needs and he utilizes this information to give invaluable insight to the sales and maintenance teams at Juniper.

Mark spends his free time in sports related activities such as bowling, football and racing.

HIGHLIGHTS

- University of Central Florida
 - Bachelor of Business Administration
- Licensed Community Association Manager
- Community Associations Institute of Central Florida
 (CAICF) Chair for 7 Years

WEST ORLANDO

4000 Avalon Rd Winter Garden, FL 34787

INSURANCE





CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT Lorie Frost				
Brown & Brown of FL, Inc Fort Myers 6611 Orion Drive #201	PHONE (A/C, No, Ext): 239-278-0278 FAX (A/C, No): 2	239-278-5306			
Fort Myers FL 33912	E-MAIL ADDRESS: Ifrost@bbftmyers.com				
	INSURER(S) AFFORDING COVERAGE	NAIC #			
	INSURER A: Hamilton Specialty Ins Co*	29424			
INSURED JUNIP-1	INSURER B : FCCI Insurance Company*	10178			
Juniper Landscaping of Florida, LLC	INSURER C: FCCI Commercial Insurance Co*	33472			
and each of its subsidiaries 5880 Staley Road	INSURER D: FCCI Commercial Ins Co	33472			
Ft. Myers FL 33905	INSURER E: AGCS Marine Ins Company				
	INSURER F:				

COVERAGES

CERTIFICATE NUMBER: 576705792

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

=	EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.							
INSR LTR		ADDL SU		POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS		
D	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR		GL0019848	7/11/2017	7/11/2018	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence)	\$1,000,000 \$100,000	
l						MED EXP (Any one person)	\$5,000	
l						PERSONAL & ADV INJURY	\$1,000,000	
l	GEN'L AGGREGATE LIMIT APPLIES PER:					GENERAL AGGREGATE	\$2,000,000	
	POLICY X PRO-					PRODUCTS - COMP/OP AGG	\$2,000,000	
ı	OTHER:						\$	
С	AUTOMOBILE LIABILITY		CA100015500	7/11/2017	7/11/2018	COMBINED SINGLE LIMIT (Ea accident)	\$1,000,000	
l	X ANY AUTO					BODILY INJURY (Per person)	\$	
l	OWNED SCHEDULED AUTOS ONLY					BODILY INJURY (Per accident)	s	
	X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY					PROPERTY DAMAGE (Per accident)	\$1,000,000	
							S	
С	X UMBRELLA LIAB X OCCUR		UMB100015501	7/11/2017	7/11/2018	EACH OCCURRENCE	s10,000,000	
l	EXCESS LIAB CLAIMS-MADE					AGGREGATE	\$10,000,000	
ı	DED X RETENTION \$ NIL						S	
В	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY		76333	7/1/2017	7/1/2018	X PER OTH-		
l	ANY PROPRIETOR/PARTNER/EXECUTIVE	N/A				E.L. EACH ACCIDENT	\$1,000,000	
1	(Mandatory in NH)	7				E.L. DISEASE - EA EMPLOYEE	\$1,000,000	
	If yes, describe under DESCRIPTION OF OPERATIONS below					E.L. DISEASE - POLICY LIMIT	\$1,000,000	
E A	Leased & Rented Equipment Pollution Liability		MZ193077814 AHSECC1129000	7/11/2017 12/21/2016	7/11/2018 12/21/2017	Lease/ Rented Pollution Liability Aggregate	200,000 1,000,000 2,000,000	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

It is agreed that the certificate holder, the contractor and the owner is included as additional insured as respects to general liability and auto liability. It is further agreed that such insurance as is afforded shall be primary and non-contributory with any other insurance in force for or which may be purchased by additional insured. Waiver of subrogation applies on the general liability, auto liability and workers compensation policies.

CERTIFICATE HOLDER



SAMPLE

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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ACORD 25 (2016/03)

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LEADERSHIP TEAM





Brandon Duke
Chief Operating Officer

Brandon grew up in the landscape industry and joined Juniper in 2008 after graduating with a Bachelor's of Business Management from Liberty University.

Creating an innovative environment has always been his passion and his creative nature has transformed the way Juniper does business. Brandon added design services to the Juniper repertoire because of his drive to provide Juniper clients the most diverse product offering. He oversees day-to-day operations and is heavily involved in sales and under his leadership, Juniper has experienced year-over-year growth. He has ushered in a new generation of Juniper talent and changed the way we do business today.

Brandon's designs have been recognized by nationwide landscape magazines and he has received numerous awards in the construction industry.



Dan deMont
Chief Revenue Officer

Dan joined the Juniper team in 2011 after a five-year relationship with Juniper as one of their primary vendors. As a Regional Sales Manager for one of the biggest landscape industry suppliers in the United States, Dan managed 14 branches, sold over \$20 million a year, and learned the business from a different perspective.

Dan introduced the idea that Juniper could grow their business with team structure, team goals, and the "one stop shop" mentality while maintaining the small family business feel it was built on. Dan is an experienced landscape and irrigation professional with numerous certifications and has earned multiple awards for landscape design and construction.

He attended both Edison College and UMass Boston and has a degree in business management. Dan is a past vice president of the Florida Irrigation Society SW FL Chapter and is very active in the community, participating in various charities.



Robert Oulahan
Chief Financial Officer

Robert spent the majority of his over 25-year career serving middle market companies in financial leadership positions. His experience includes time with "Big 4" accounting firms, Nasdaq listed companies and strong growth focused entities. He has helped guide these businesses by implementing various financial and tax solutions that were in line with the company's strategies and core values. He has specialized in service industry and construction companies during his career in the public and private sector.

Robert graduated Rutgers University as a Magna Cum Laude. After college he successfully obtained his CPA certification.

CLIENT REFERENCES



Jonathan Pentecost

Division President SW FL "Since 2005, Juniper Landscaping has provided quality material and workmanship for thousands of homes built for DR Horton and our brands in Southwest Florida. I have found not only their prices to be competitive, but they are highly skilled operators with excellent execution in their business from first negotiation to last install and warranty."

Rhonda Brewer

V.P. Community Development "Juniper is a full service landscape, irrigation, and maintenance company with exceptional customer service and quality. They have the expertise and attention to detail which make working with them a pleasure and our projects a success. I would highly recommend Juniper for any landscape or irrigation project."

Mike Lewis

V.P. Purchasing, Design & Architecture "Juniper Landscaping is truly a full service operation. From incredible landscape designs by the team at Botanics Design Group to top quality material and installation services to best in class maintenance operations keeping the landscaping looking beautiful long after the initial install, Juniper does it all with some of the best people in the business."

John R. Peshkin Managing Principle

"Juniper is a first-class organization focused on customer satisfaction. The turn-key services they provide us from preliminary design and budgeting to construction and long-term maintenance have helped streamline our land development efforts. Juniper provides excellent quality work and is a trusted and valued trade partner."

Bob Koenig Vice President

"Juniper has successfully completed a diverse range of projects for our company such as an addition to a high end resort hotel, a custom home whose owners wanted their landscaping to make a statement, institutional work, a streetscape project on 47th Terrace in Cape Coral and code minimum projects for warehouses and manufacturing. Throughout each of these projects Juniper Landscaping has been able work effectively with our team on site to meet the demands of the budget and the schedule required for each project while providing a quality project. I highly recommend Juniper."

JUNIPER CARES

Making our communities better places to live and work is important, not only for our clients and employees, but for all our neighbors in the area. With that in mind, we support many local charitable organizations across the state and use environmentally sound practices.









JUNIPER CARES







The Industry COLLECTIVE is a movement of landscapers, lawn care companies, and suppliers who are unified in their efforts to impact their local communities.



Imagine an entire industry coming together, to serve and to give, for the sole purpose of creating a positive impact locally and around the world. This is Industry Collective.

Industry Collective has designed practical, on-site community service events to minimize headache and maximize IMPACT. This makes it easier than ever to build team morale while serving the needs of communities everywhere.



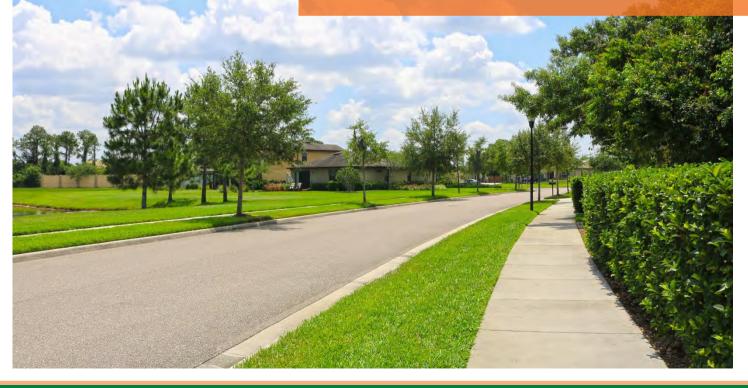


PORTFOLIO: TAMPA

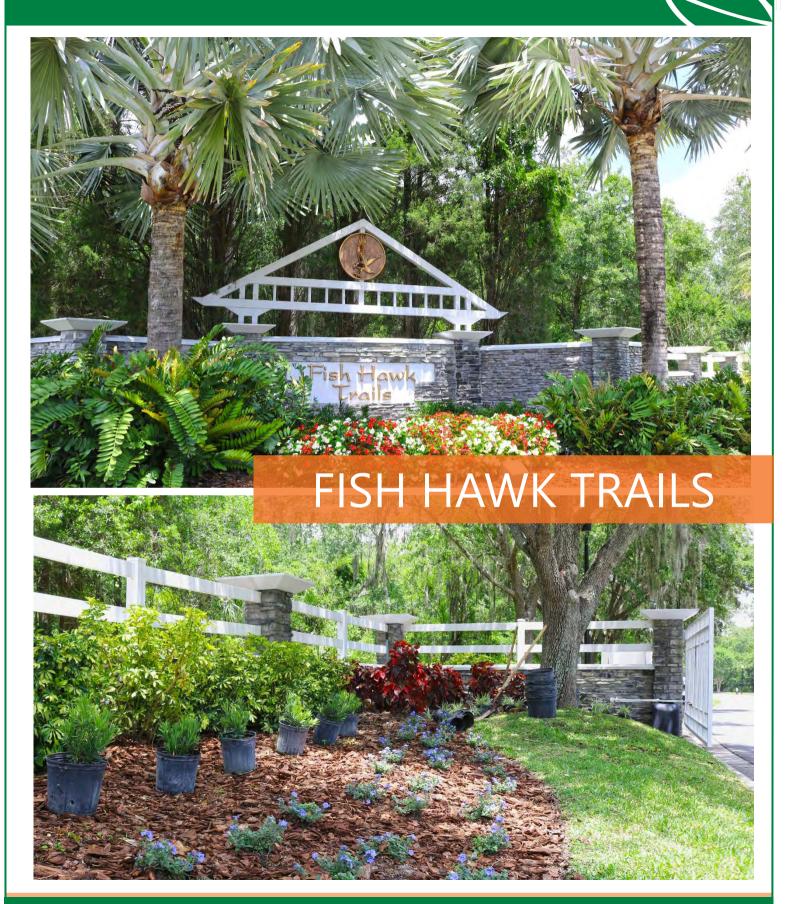




MAGNOLIA PARK



PORTFOLIO: TAMPA



PORTFOLIO: LAKELAND











PORTFOLIO: LAKELAND







PORTFOLIO: ST. CLOUD

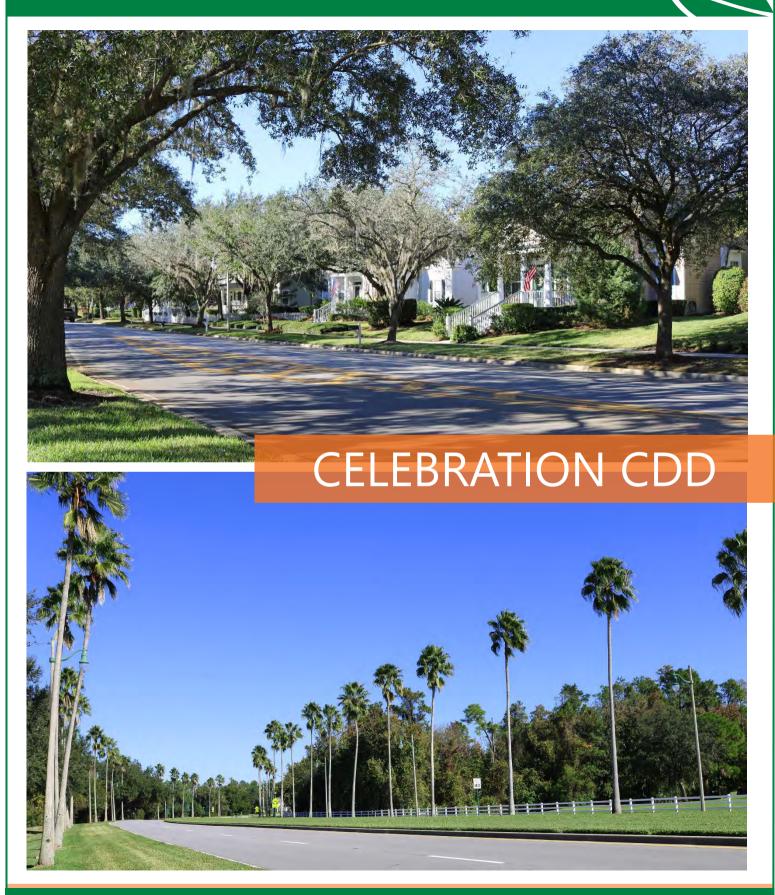








PORTFOLIO: CELEBRATION



PORTFOLIO: WINTER GARDEN





PORTFOLIO: OCALA





WORLD EQUESTRIAN CENTER





PORTFOLIO: CUSTOM DESIGN



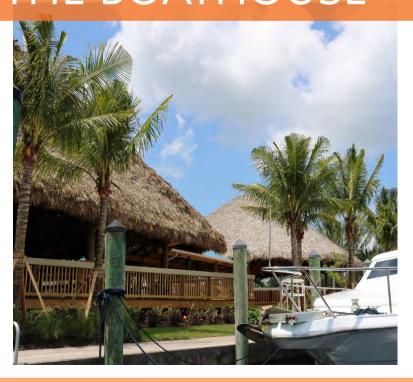




PORTFOLIO: CUSTOM DESIGN



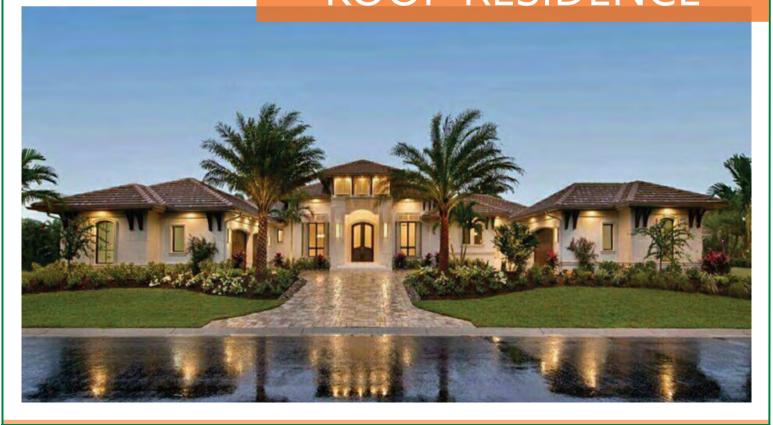




PORTFOLIO: CUSTOM DESIGN



KOOP RESIDENCE



DESIGN SAMPLES









August 31st, 2022

Dear Riverbend West CDD Board of Directors,

Pine Lake Services appreciates the opportunity to submit our qualifications for the Landscape Maintenance Services at Riverbend West CDD. Pine Lake is a certified minority business since 1998, providing professional experience in growing, installation, irrigation and maintenance services.

Pine Lake Services will provide Riverbend West CDD with a fully-staffed crew each week, along with separate pest control technicians and separate ancillary crews as needed. Once awarded we will provide you a single point of contact to guarantee ease of communication between the Riverbend West CDD and PLS. When reviewing our qualifications, please take into consideration the following items:

We Care About the Details

Our mission is to focus on developing outstanding relationships and providing quality goods and services. We pride ourselves for being on time, safe, and within budget! As our company grows, we never want you to forget that our key management and owners are only a phone call away.

Customer Satisfaction Guaranteed

Your satisfaction is our priority, and we strive to provide a service we are proud of. We start every project by providing a thorough consultation to understand your goals and the needs of the project. We do this to guarantee that the project is completed according to your preferences.

Management Team with 150 Years Combined Experience

Riverbend West CDD will be fully staffed with experienced personnel. Our management team has a combined 150 years of experience in landscape installation and maintenance, meaning we can tackle any issues that may arise over the course of the Landscape Maintenance Service contract.

Thank you for taking the time to review our qualifications and considering Pine Lake Services to maintain the landscape for Riverbend West CDD. Please contact John Amarosa at 727.243.2852 or John@PineLakeNuseryInc.com with any questions you may have.

We look forward to exceeding your expectations. Come Discover the Difference with Pine Lake!

Warm Regards,

John Amarosa COO



Table of Contents

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Tab 2: Ability and Adequacy of Personnel and Proposed Staffing Staffing Approach
Tab 3: Equipment & Scope of Work
Tab 4: References & Experience
Tab 5: Price & Contract Documents
Tab 6: Addendums



About Us

About Us: https://vimeo.com/307360401

EXPERIENCED AND CREATIVE GREEN INDUSTRY PROFESSIONALS.

We at Pine Lake Services take pride in any landscape project. We recognize that you have many goods and service providers from which to choose. Pine Lake Nursery & Pine Lake Services specializes in Landscape Installation, Maintenance, and Irrigation.

More than twenty years ago, our company was founded on the simple principle to be the Green Industry Leader in the state of Florida by providing excellent customer service and top-quality material for each of our client projects. We focus on developing outstanding relationships and providing outstanding quality goods and services. We know these projects can be unwieldy, and we strive to make your job as easy as possible.

We can provide you:

- Over 150 years of combined professional experience in growing, installation, irrigation, and maintenance services.
- Experience with projects of varying scope and scale; some in excess of \$3M.
- We are fully bonded, insured, and can support your major project requirements.
- Two locations and over 75 acres of green goods in production; ensuring product quality, consistency and potential
 cost savings.
- A local, reputable, unblemished certified minority business since 1998.
- Exemplary OSHA and Risk Management statistics, including referrals from many city, county, DOT, HOA, and commercial clients.
- Consistent Florida Grade 1 products; as members in good standing with FNGLA and Tampa Bay Wholesale Growers
 Association



Overview

Pine Lake Services (PLS) is a company that has been trained in use of Green Industries Best Management Practices to produce a visually pleasing and environmentally safe community.

Our employees have earned a certificate for completion of training in "Florida Green Industries Best Management Practices for Protection of Water Resources in Florida" from UF/IFAS Extension and are familiar with Florida Friendly maintenance practices.

Operational Philosophy & Approach

Our integrated approach to landscaping emphasizes nine interrelated principles:

- Right Plant, Right Place
- Water Efficiently
- Fertilize Appropriately
- Mulch
- · Attract Desirable Wildlife
- Manage Yard Pests Responsibly
- Recycle Yard Waste
- · Reduce Stormwater Runoff
- · Protect the Waterfront

PLS will staff the property with a consistent, well-trained crew for the maintenance and detail services, including bed weed control. The team will work from a highly organized operational plan which includes an annual calendar, weekly Gantt charts, plus path of motion and detail sectional maps. These maps will include the plans for maintenance of the high-profile neighborhood entry medians.

There will be a highly trained and organized team leader/supervisor to oversee the day-to-day operations and be the primary point of contact with the Riverbend West CDD staff. The PLS Team will also be backed by our entire organization of experienced landscape professionals located throughout the Tampa Bay area.

The Riverbend West CDD team will be fully furnished with all the equipment needed to get the job done safely and efficiently. The ancillary services including irrigation inspections, turf and ornamental horticulture, palm pruning, and mulching can also be supplemented by additional crews and technicians, if needed.

Geographic Location

Pine Lake Services is located 39 miles from Riverbend West CDD. We are currently budgeting to open a secondary location in the Brandon/Riverview area, putting our crews and equipment in a closer proximity to Riverbend West CDD.

In addition, our COO John Amarosa is a resident of Riverview and lives within 15 minutes of Riverbend West CDD. This allows for easy access of PLS management and a quick response time for any issues that may arise.

Ability to Manage the Project

Pine Lake Services demonstrates the ability to manage this project with the following actions:

On-Going Field Training: PLS understands the importance of continuing education and training amongst our crew members. We encourage our employees to become better at their jobs to ensure we have less call backs and eliminate waste time. A copy of the PLS training plan can be provided upon request.

Job Site Visit Excellence: Site inspections are an excellent way for Riverbend West CDD and PLS to maintain communication. This will ensure the PLS crew understands your expectations and continuously improve on the job. Our Best Practices include the following steps: Crew Check-In, Property Assessment, Client Communication and Job Improvement.

Organized Approach: PLS will create an organized approach to the Riverbend West CDD maintenance to include documented production maps, Gantt Charts and project schedules. The purpose of this is to guarantee that the Foreman is not the only person understanding the property scope and boundaries. The entire team will be informed at all times.

Evaluation of Existing Workload

Pine Lake Services current workload will not inhibit our ability to work at Riverbend West CDD. We have the ability to meet and exceed your expectations.

Our Team, is currently managing 60 properties within the Tampa Bay area. and is available for the Riverbend West CDD Landscape Maintenance and Irrigation Management contract. Please take into consideration that John resides within minutes of Riverbend West CDD and is available for needed communication and any emergencies that may arise.



Legal Name: Pine Lake Services

Address:

2122 Henley Road

Lutz, FL 33558

Phone:

813.948.4736

Fax: 813.948.4914

Incorporated: July 9, 1998

Federal Tax ID: 27-3360158

Principals:

President

Janet Trapuzzano

Janet@pinelakenurservinc.com

412.439.8414

Vice-President

Michael Trapuzzano

Michael@pinelakenurseryinc.com

813.416.0969

Management: COO

John Amarosa

John@pinelakenurservinc.com

727-243-2852

General Manager Terry McLane

Terry@pinelakenurseryinc.com

727-423-7664

Bank Information:

Bank OZK

14799 N Dale Mabry Hwy

Tampa, FL 33618

Lisa Montero VP/Business Development Officer

Mobile: 813-460-5017 lisa.montero@ozk.com

Dun & Bradstreet No: 04-565-3883

Certifications: City of Tampa- MBE, Minority Business Enterprise and SLBE, Small Local Business Enterprise and Port Tampa Bay - SBE, Small Business Enterprise Certification

Company Summary: Pine Lake Nursery is composed of almost 100 acres of plants and trees with a staff offering over 100 years of experience serving the green industry in the nursery, landscape, install maintenance and irrigation business.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 7/12/2022

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

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DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required) Certificate Holder is included as Additional Insured/Vendor under the General Liability, Auto Liability and Umbrella Liability policies, when required by written contract, agreement or permit and subject to the provisions and limitations of the policy. Waiver of subrogation applies to General Liability, Auto Liability, and Workers Compensation when required by written contract, agreement or permit and subject to the provisions and limitations of the policy.													
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	For Information Only				SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.								
	For Information Only				AUTHORIZED REPRESENTATIVE								



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Minority and Small Business Development

Certification Program
This is to certify that in accordance with City of Tampa Ordinance 2008-89
Pine Lake Services, Inc.

is hereby certified as a

Minority Business Enterprise (MBE)

In the following specialty(ies)

Lawn Care

The certification is valid from April 16, 2021 to April 16, 2023

eligibility requirements, you agree to report those changes to us for evaluation. The City of Tampa reserves the right to terminate this certification at anytime Updates for recertification are required prior to the expiration date listed above. If at any time changes are made in the firm that are not in concert with our it determines eligibility requirements are not being met.

Gregory K. Hart, Manager Minority and Small Business Manager



PORT TAMPA BAY

Small Business Enterprise Certification

Pine Lake Services, Inc. Federal ID #:27-3360158

Services Provided: Landscaping & Lawn Maintenance

Valid from 11/01/2021 to 10/31/2022

Danna L. Casey

SBE & Contracts Manager

Please note this certificate is valid only with Port Tampa Bay. It is not reciprocal with the City of Tampa or Hillsborough County and may not be reciprocal with any other local governmental agency.



Minority and Small Business Development

Certification Program This is to certify that in accordance with City of Tampa Ordinance 2008-89

Pine Lake Services, Inc.

is hereby certified as a

Small Local Business Enterprise (SLBE)

In the following specialty(ies)

Lawn Care

The certification is valid from April 16, 2021 to April 16, 2023

eligibility requirements, you agree to report those changes to us for evaluation. The City of Tampa reserves the right to terminate this certification at anytime Updates for recertification are required prior to the expiration date listed above. If at any time changes are made in the firm that are not in concert with our it determines eligibility requirements are not being met.

Gregory K. Hart, Manager Minority and Small Business Manager

Form (Rev. October 2018) Department of the Treasury Internal Revenue Service

Request for Taxpayer Identification Number and Certification

► Go to www.irs.gov/FormW9 for instructions and the latest information.

Give Form to the requester. Do not send to the IRS.

	1 Name (as shown on your income tax return). Name is required on this line; of	to not leave this line blank.													
	Pine Lake Services Inc														
	2 Business name/disregarded entity name if different from above														
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PASCO COUNTY BUSINESS TAX RECEIPT

2022

Expires September 30th

Issued pursuant and subject to Florida Statutes and Pasco County Ordinances. Issuance does not certify compliance with zoning or other laws. This receipt must be posted conspicuously in place of business.

ACCOUNT #::

SIC CODE:

92921

7349.01

PINE LAKE SERVICES INC

2122 HENLEY ROAD LUTZ, FL 33558-8330 MIKE FASANO

TAX COLLECTOR PASCO COUNTY FLORIDA

TYPE OF BUSINESS PROPERTY MAINTENANCE (OUTDOOR)

STATE LICENSE #

OWNER/QUALIFYING AGENT TRAPUZZANO JANET C PRES

LOCATION ADDRESS: 2122 HENLEY ROAD LUTZ, FL 33558-8330

DATE

RECEIPT

AMOUNT

08/13/2021

21-1-126409

33.75



Ability and Adequacy of Personnel and Proposed Staffing

Staffing Approach - Key Personnel & Staffing Levels

PLS will ensure the Riverbend West CDD team is fully staffed at all times. Our management team has a combined 150 years of landscape and irrigation maintenance experience, giving us the capability to handle unique situations that may arise.

The following pages include the PLS organizational chart and resumes for the supervisory PLS staff, including Zach Gilbert, the proposed Production Manager. The resumes highlight relevant and similar CDD experience.

Proposed Staffing Levels (including various seasons)

Summer and Winter Maintenance Crew of 4

Pine Lake Services will staff Riverbend West CDD with the following:

Dedicated Production Manager, Zach Gilbert, who will be your single point of contact for all of your needs and concerns

A 4 person crew each week that will include a Foreman, Leadman, and crew members to do both general maintenance services, including mowing, and detail services such as shrub pruning

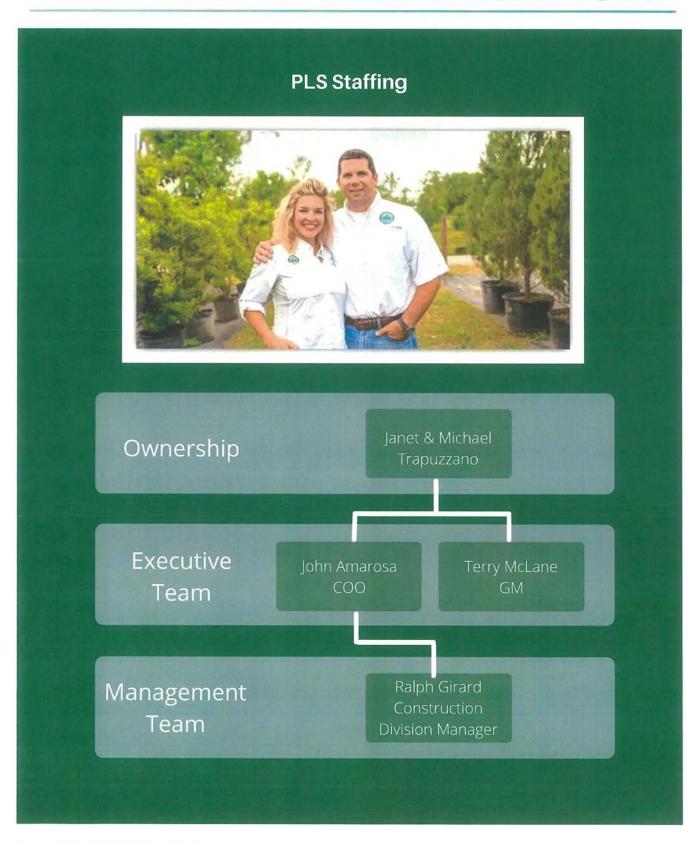
- 1 Irrigation Technician who will complete a monthly irrigation inspection
- 1 Horticulture Team to perform monthly fertilizer and pest control services

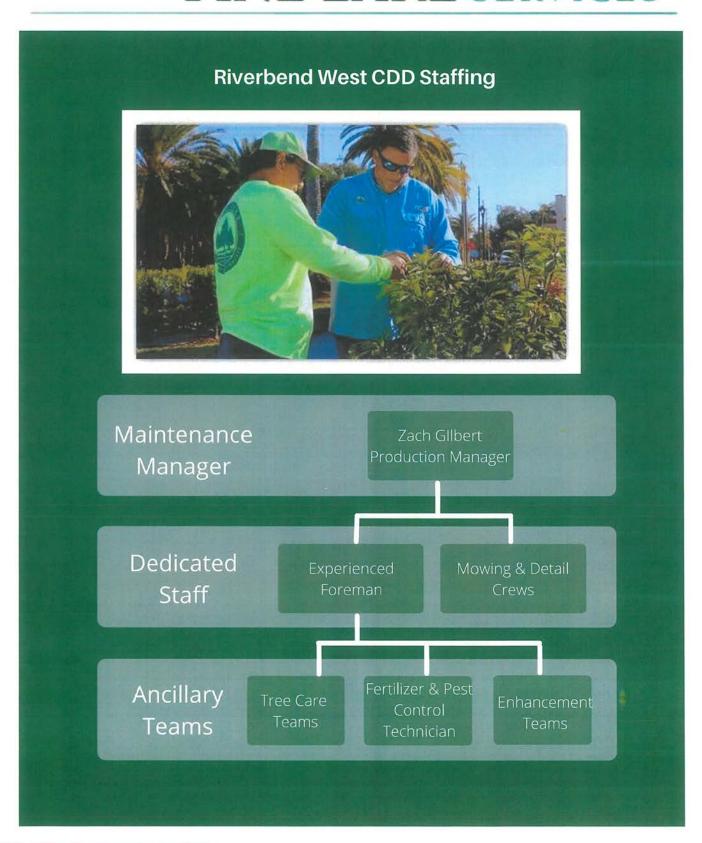
Enhancement Teams can be dispatched as required for ancillary services

Emergency Numbers

Should an emergency arise during Pine Lake's time contracted with Riverbend West CDD, the management team is always available.

John Amarosa, COO (727) 243-2852 Terry Mclane, General Manager (727) 423-7664 Zach Gilbert, Production Manager (813) 753-4003







JANET CLAIRE TRAPUZZANO

President

EDUCATION

Florida State University

B.A. International Relations



MICHAEL TRAPUZZANO Vice President

EDUCATION

University of Pittsburgh B.S. Emergency Medicine

Riverbend West CDD

DUTIES & RESPONSIBILITIES

Janet works on development and growth of the company with banking, finance, culture and employee development. She is Instrumental in setting our company goals and initiatives to better serve our customers and employees alike.

PROJECT EXPERIENCE

- · Moffitt Cancer Center Campuses
- · City of Tampa Parks and Recreation Sites
- BayCare Facilities throughout Tampa Bay
- Tampa Treemendous Program
- · Perry Harvey Park

DUTIES & RESPONSIBILITIES

Michael serves as the lead member of the Pine Lake Companies executive team. Michaels's day to day is heavily based around the financial management of the company and its interests and assets. Mike also works with the sales team in developing new relationships and driving the company brand.

PROJECT EXPERIENCE

- · Moffitt Cancer Center Campuses
- · City of Tampa Parks and Recreation Sites
- · BayCare Facilities throughout Tampa Bay
- · Tampa Treemendous Program
- · Perry Harvey Park
- · Curtis Hixon Park
- · Carlton Lakes CDD
- Waterleaf CDD
- · Cypress Creek CDD
- · Triple Creek CDD
- Cornergate CDD



ZACH GILBERT

Production Manager

10 YEARS EXPERIENCE

EDUCATION
Tampa Bay Area Graduate

CERTIFICATIONS

GI- BMP Certified OSHA 10 Certified



MARC VASHER

20 YEARS EXPERIENCE

EDUCATION University of Miami

CERTIFICATIONS

Certified Pest Control Operator General Household Pest - Termite GI-BMP Certified

Riverbend West CDD

DUTIES & RESPONSIBILITIES

Zach will be the Production Manager for Riverbend West CDD. He will prepare the work week for the crews and oversee that all performances that are completed for the property. Zach will also maintain a safe work environment for the crews and ensure the quality of the work.

PROJECT EXPERIENCE

Carlton Lake CDD
Belleview HOA/POA
Franklin Street Managment Portfolio
The Eagles Golf and Country Club
Westchase CDD

DUTIES & RESPONSIBILITIES

Marc is a State of Florida Certified Pest Control Operator and serves as the authority for Pine Lake in all things horticulture. His skills are not limited to the following but a few highlights included:

- · warm-season turf grass nutritional requirements
- turf grass disease identification including curative and preventative cultural/chemical treatments
- turf grass insect identification including curative and preventative cultural/chemical treatments
- turf grass weed identification including curative and preventative cultural/chemical treatments
- palm tree nutritional requirements as well as insect and disease issues within the State
- hard wood tree nutritional requirements as well as insect and disease issues within the State
- ornamental shrub and groundcover nutritional requirements
- ornamental shrub and groundcover insect and disease curative and preventative cultural/chemical treatments

PROJECT EXPERIENCE

- Moffitt Cancer Center Campuses
- · City of Tampa Parks and Recreation Sites
- BayCare Facilities throughout Tampa Bay
- Perry Harvey Park
- Carlton Lakes CDD



JOHN AMAROSA

COO

25
YEARS EXPERIENCE

EDUCATION

University of South Florida B.A. Criminology

Associations

Vice President of FNGLA BOMA BMI CAI

CERTIFICATIONS

State of Florida CPCO
GI-BMP Certified in Florida
BMP Certified in Pinellas & Manatee
OSHA 10
UF Palm School Graduate
State of Florida Aquatics Management

DUTIES & RESPONSIBILITIES

Mr. Amarosa organizes and implements company objectives on a day to day basis. He ensures quality, production and safety for the organization. John will ensure cirent satisfaction while working with the executive leadership team.

PROJECT EXPERIENCE

Oversaw landscape operations on the following properties;

Long Leaf CDD
Concord Station CDD
Oakstead CDD
Highlands CDD
Highland Park CDD
Sterling Hill CDD
Forest Brooke CDD
Waterchase CDD
Lakewood Ranch CDD 1, 2, 3, 5 and 6
South Fork 3 CDD
Carlton Lakes CDD
The Groves CDD
Harrison Ranch CDD

Plus a multitude of extremely large HOA's and High Profile Sites including:

Innisbrook Resort Several Esplanade properties with Taylor Morrison Several Del Web by Pulte Properties All BayCare Hospital Facilities All Moffitt Cancer Center Campuses Several HCA Hospitals Encore at Fishhawk Kings Point HOA Trinity HOA Champions Club HOA Cobb's Landing HOA East Lake Woodlands HOA Villa Rosa HOA Connerton HOA Wellington HOA Saddlebrook HOA



TERRY MCLANE

General Manager

30
YEARS EXPERIENCE

EDUCATION

Tampa Bay Area Graduate

CERTIFICATIONS
State Of Florida Pest Control
GI-BMP Certified in Florida

DUTIES & RESPONSIBILITIES

Mr. McLane organizes and implements company objectives on a day to day basis. He ensures quality, production and safety for the organization. Terry will ensure client satisfaction while working with the Operational Leadership team.

PROJECT EXPERIENCE

Oversaw landscape operations on the following properties:

Concord Station CDD
Oakstead CDD
Highlands CDD
Highland Park CDD
Sterling Hill CDD
Waterchase CDD
Carlton Lakes CDD
The Groves CDD
Asturia CDD
Bexley Ranch CDD
Connerton West CDD

Plus a multitude of extremely large HOA's and High Profile Sites including:

Innisbrook Resort
Several Esplanade properties with Taylor Morrison
Several Del Web by Pulte Properties
Several BayCare Hospital Facilities
All Moffitt Cancer Center Campuses
Saddlebrook HOA
Trinity HOA
Champions Club HOA
Tampa Bay Golf and Country Club
Villa Rosa HOA
Wellington HOA
Cheval HOA
Epperson Ranch HOA and Lagoon
Estancia HOA
East Lake Woodlands HOA



RALPH GIRARD

SR. PROJECT MANAGER

37
YEARS EXPERIENCE

EDUCATION

University of Florida

CERTIFICATIONS

FNGLA
OSHA 30 Hours
BMP Certified in Pinellas & Manatee

DUTIES & RESPONSIBILITIES

Ralph utilizes his knowledge to provide excellent customer service, while maintaining a line of communication between the customer and the Pine Lake team to ensure reliability in completing projects in a timely manner. Ralph provides a valuable set of eyes that easily identify issues or concerns, and has the ability to recommend solutions to team leaders and the client.

Ralph will oversee both administrative tasks behind the scenes of your project as well as oversee the field crew for the duration of the project.

PROJECT EXPERIENCE

Greater Tampa Bay & Central Florida

Curtis Hixon Park- Tampa, FL
Thundercloud Gun Ranch- Palmetto, FL
Naples Botanical Gardens- Naples, FL
The Dali Museum- St. Petersburg, FL
Bayshore Boulevard- Tampa, FL
Poly Tech University- Lakeland, FL
Bass Pro Shop- Tampa, FL & Fort Myers, FL
Collins Blvd, University of South Florida- Tampa, FL
Tampa Bay Buccaneers Training Facility-Tampa, FL
Black Diamond Ranch & Golf Course- Lecanto, FL

Miami

Collins Park- Miami, FL Soundscape Park- Miami, FL

Disney & Entertainment

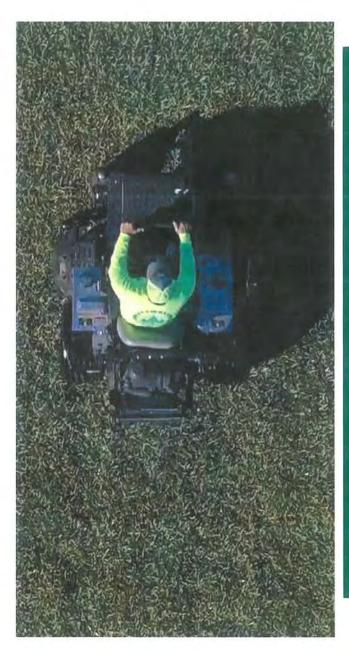
Downtown Disney- Orlando, FL
Dolphin & Swan Disney- Orlando, FL
Sports Complex, Disney- Orlando, FL
Walt Disney Wedding Pavillion- Orlando, FL
Mantis Roller Coaster, Sea World- Orlando, FL

Healthcare

St Joseph's Hospital- Lutz, FL St Joseph's Hospital- Riverview, FL Shands Hospital- Gainesville, FL



Equipment & Scope of Work



Our Maintenance Services

Pine Lake Services is partnered with Everglades Farm Equipment and John Deere to supply new and current equipment. In addition, we employ a robust service and preventative maintenance program.

Equipment

Pine Lake will staff our Riverbend West CDD staff with the following equipment:

- o (2) 60" Zero Turn Mower
- o (1) 48" Stand On Mower
- Rider On Blower array of 2-cycle equipment
- Single Wide Area Mower
- Line Trimmers
- Truck and Dump Trailer array of 2-cycle trimmers and pruners
- Gator and Tank Sprayers
- Truck and Hand Tools

Pine Lake also has full access to various pieces of machinery and equipment we have deployed throughout the Tampa Bay area. We have the resources and staff to obtain anything we need to get the job done and not miss our service schedule. A full list of assets is provided on the following page.

Additional equipment maintained in our fleet:

- o (40) Trucks (From semi-truck to pick up)
- o (25) Various Trailers (Flat beds, dumps and haulers)
- o (30) Commercial Mowers
- (80) Pieces of 2 Cycle
- o (5) Heavy Duty Loaders with attachments
- o (2) Mini Skid with attachments
- o (1) Excavator

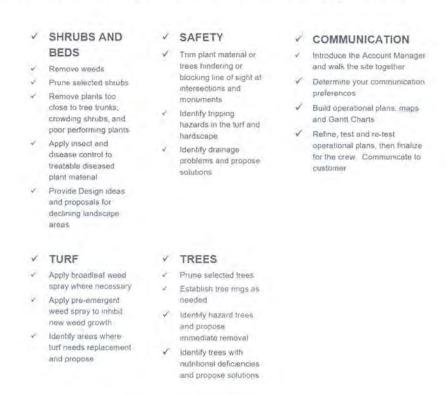
Annual Materials

All materials to service the scope of work are included

- Glyphosate Concentrate
- Fertilizers (granular and/or liquids)
- Various Pest Control Products (all SDS will be provided)
- Potting Soil
- Bloom Booster annual specific fertilizer
- Annual Flowers (if approved)
- Mulch (if approved)

RESULTS in the FIRST 90 DAYS!

Our Goal is to show a noticeable difference within the first 90 days on the job. Through our onsite inspections, property reviews and conversations with you and your team, together we will construct service, communication and action plans best suited for Riverbend West CDD. Listed here are tasks we will fulfill in the first 90 days based on priorities you have already identified.



Quality Inspections & Reports

At PLS we believe in inspecting what we expect!

Each month our management team will walk the property and inspect all aspects of your landscape. We will document our findings on a report similar to this one. Items on the report can range from an irrigation issue, to a pest control issue to an observed opportunity for an improvement. This will also add value to your team as we will constantly look for and report any safety hazard, we come across whether landscaping related or other.

Understanding the Scope & Highlights

Turf Maintenance

- Mowing
- Edging
- Fertilization
- Insect & Disease Control
- Water Management
- Turf Weed Control
- Monofilament Trim

Shrub & Ground Cover Maintenance

- Pruning
- Fertilization
- . Insect & Disease Control
- Water Management
- Bed Weed Control

Tree Maintenance

- Pruning
- Fertilization
- Insect & Disease Control
- Water Management
- Staking

Seasonal Color/Perennial Maintenance/Installation

- Bed Preparation
- · Seasonal Color Plant Replacement
- Mulching
- Deadheading & Pruning
- Fertilization
- Insect & Disease Control
- Watering
- Bed Weed Control
- · Perennial Maintenance

General Site Maintenance

- Cleanup Procedures
- Weed Control
- Disposal of Debris
- Severe Weather Cleanup
- Typical Weather Cleanup; Frost

Leaf Removal

- · Leaf Collection in high profile areas
- · Disposal of Debris

Mulching for Tree & Shrub Bed Areas

- Pine Bark Mulch
- · Trenching

Plant Material Disposal

- Removal
- Recommendations for Replacement

Irrigation System Management

- Weekly visual inspections of overall system and pump/backflow inspections
- Monthly manual zone inspections and reports
- Monthly cleaning, adjusting and programming, and plumbing repairs
- · Monthly cleaning of all water source filters
- · Distribution system repairs 2" and below

Details that Matter to Riverbend West CDD



Entry Curb Appeal

- Pruning
- Annual Flower Maintenance
- Palm Trimming and Clean up

Entry Curb Appeal

- · Detailing of accent plants
- · Weeding of Juniper
- · Enhancement ideas



Frontage Curb Appeal

- · Consistent, Level Trimming of Hedges
- · Consistent, Even Trimming of Trees

Details that Matter to Riverbend West CDD



Dog Park

- Weed Control
- Mowing
- Flea Control
- Elevate Trees along sidewalk

Behind Dog Park

- · Consistently Maintain Natural Buffer
- · Line Trim Wet areas each visit
- Weed Control



Lake/Pond Banks

- Maintain 18x24" Maintenance Buffer Zone
- Keep fertilizer and pest control products out of the water
- · Keep grass clippings out of the water

Riverbend West CDD Property Map Technical Approach

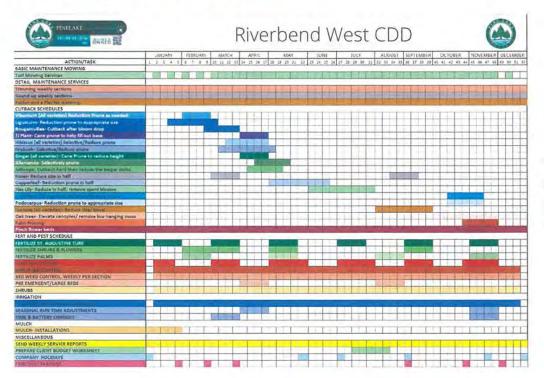
By breaking the property down into sections, we can ensure an even workload for our teams while maintaining the levels of service the community desires. This guarantees all areas of the neighborhood look their best each month.

Riverbend West CDD Irrigation Management Technical Approach

Riverbend West CDD has a well-established Irrigation System. We will develop a systematic routine to ensure inspection and repairs of all zones. This will include a detailed monthly report, cleaning of filters, and all repairs discovered in the distribution portion of the system. We have included a sample copy of our irrigation report, which is provided monthly.

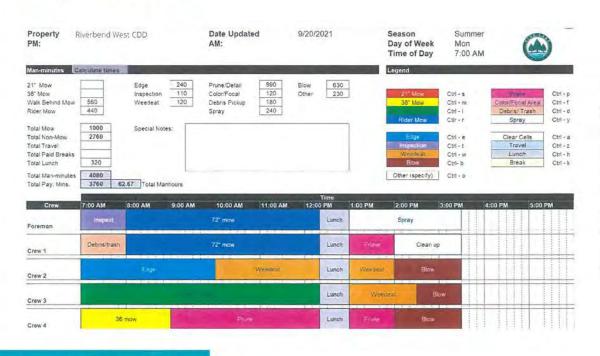
Á					ervices		Job Nur	nher		977	Description: General Lazar	555 00 per ter	Total:
7	A . W	M onthly Irrigation Report JOB NAME Technician			EST#.				Technolis Librar marring electrical				
									Emergency, Mas hours, Oversing	\$75.00 per H			
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-	200	Date.	-			-	Unebi H	ain Pensor	TESHO	-	6" pro-us suray (hartafed)	1	
_	Saray Roser			Faciane	Ristage	Ibas-	Turvenet.		1		12" pap up sprau fressled:	\$45.00	-
316	Dep	Runtere	žeagars.	Shizate	(brad)	Pipe	and the	Dener :	Commercs		(Freeze head (freezebed)	545.00	
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2											Stagner Lyun o Raw had	\$7.00	
3											Oro inchess	57.00	
1				1							Replace classed maple	\$7.00	
3											Replace MF Rossor Nozale	\$16.60	
6.											Add 6" non up w'o pe wires 10"	555.00	
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5											Add public within 10	580.00	
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33											WSC	9	
23											WISC	5	
3					1								
	Spir Times			Fun Days				-	-				
		A			WRFSS					Total S			
		B: M T M T				W R F S S W R F S S							
										Customer App	roval:	Date:	

Annual Operations Calendar



*Sample to be reviewed and agreed upon at contract start

Daily Gantt Chart



*We will coordinate with the Property Manager to develop all daily/weekly Gantt charts once the job is awarded.



References & Experience

References

Carlton Lakes Community Development District

Dollar Amount: 3 years at \$194,665.00 per year

Point of Contact: Rick Reidt Phone Number: 813.873.7300

Address: 2005 Pan Am Cir Ste 300, Tampa, FL 33607

Scope of Work: PLS is responsible for the Landscape Maintenance and Irrigation System Management at Carlton Lakes CDD. The scope is similar to South Fork III CDD including Turf Maintenance, Shrub and Ground Maintenance, Tree Maintenance, Seasonal Color/Perennial Maintenance and Installation, Mulching for Tree and Shrub Bed Areas, General Site Maintenance (Trash, Weed Control and Debris Disposal), Leaf Removal, Natural Area Maintenance, Plant Material Disposal and Irrigation Management.

Belleview POA - Resource Property Management

Dollar Amount: \$253,343.00 **Point of Contact:** Kelly Moran

Phone Number: 727.796.5900 Ext. 2110

Address: 275 Belleview Blvd., Belleair, FL 33756

Scope of Work: PLS is responsible for the Landscape Maintenance and Irrigation System Management for the Belleview HOA and Condos in Belleair, FL. In addition to the landscape maintenance and irrigation management, annual mulch installations are provided as well as palm and hardwood tree pruning. Various annual enhancement projects occur throughout the contract.

Franklin Street Management - Various Projects

Point of Contact: \$201,366.00 **Point of Contact:** Clint Miller **Phone Number:** 813.839.7300

Address: 936 S Howard Ave, Tampa, FL 33606

Scope of Work: PLS is responsible for the Landscape Maintenance and Irrigation System Management of a Residential and Commercial portfolio package. In addition to the Landscape Maintenance and Irrigation System Management, the scope of work includes regular fertilizer and pest control maintenance, as well as annual flower and mulch installations.

^{*}Please see the following pages for additional reference letters from current clients.



To Whom It May Concern,

I am writing to recommend Pine Lake Services for professional Landscape Maintenance Services with future prospective clients. I have had the pleasure of working directly with Pine Lake on a number of projects in the past and most recently at Temple Terrace Plaza located in Tampa, Florida. The scope of work for this project includes monthly maintenance, irrigation work, enhancements, and product installs.

Pine Lake Services has demonstrated their attention to detail, quality, and safety on several occasions. It is the policy of this company to strive for the best quality of work possible and in a timely manner. The Pine Lake team is dedicated, professional and fulfilled their contractual obligations on all occasions.

Please consider Pine Lake Services for you landscape grounds maintenance needs. I recommend them and look forward to working with them again.

Sincerely,

Westcott Toole

Senior Regional Director

With ZX

Westcott.Toole@FranklinSt.com

D: 813.397.1332 | O: 813.839.7300 x 0389 | C: 813.334.5215 | F: 813.839.7330

1311 North Westshore Boulevard, Suite 200 | Tampa, FL 33607

FranklinStreet

FranklinSt.com

To Whom It May Concern,

I am writing to recommend Pine Lake Services for professional Landscape Maintenance Services with future prospective clients. I have had the pleasure of working directly with Mike Arneson and Joey Muniz with Pine Lake.

Pine Lake Services has demonstrated their attention to detail, quality, and safety on several occasions. It is the policy of this company to strive for the best quality of work possible and in a timely manner. The Pine Lake team is dedicated, professional and fulfilled their contractual obligations on all occasions.

Please consider Pine Lake Services for you landscape grounds maintenance needs. I recommend them and look forward to working with them again.



Alyssa Hansen

Community Manager Novus Westshore 4310 W. Spruce St. Tampa, FL 33607 O | (813) 442-5652 F | (813) 442-7125 Www.NovusWestshore.Com



Achieve Ambitismo

To Whom It May Concern,

I am writing to recommend Pine Lake Services for professional Landscape Maintenance Services with future prospective clients. I have had the pleasure of working directly with Pine Lake on several Valley National Bank projects located in Tampa, Florida area. The scope of work for this project includes landscaping repair and maintenance.

Pine Lake Services has demonstrated their attention to detail, quality, and safety on several occasions. It is the policy of this company to strive for the best quality of work possible and in a timely manner. The Pine Lake team is dedicated, professional and fulfilled their contractual obligations on all occasions.

Please consider Pine Lake Services for you landscape grounds maintenance needs. I recommend them and look forward to working with them again.

Sincerely,

Erika Harrison

Assistant Facility Manager JLL | Valley Bank 2028 E 7th Ave Tampa, FL 33605 Cell: (813) 618-1459

Experience

Pine Lake Services maintains constant communication with Board Supervisors and Property Managers of all properties maintained and inspected by PLS.

The references and letters of references demonstrate the positive and longstanding relationships PLS has with other property management firms. We take pride in building long-term relationships while providing regular inspections of each community to meet the needs of the client.

Also included are images of current properties that PLS maintains. Not only is PLS focused on the maintenance of the landscape but is always communicating new ideas to enhance the overall appearance and quality of the property. With approval from Riverbend West CDD management, PLS has the ability to update and enhance the CDD.

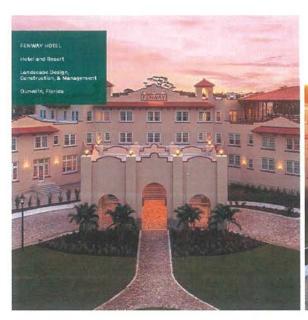
CDD Experience

PLS has experience with Landscape Installation & Maintenance at Carlton Lakes CDD, Waterleaf CDD, Cypress Creek CDD, Triple Creek CDD, Cornergate CDD and Southshore Bay CDD.

Belleair Country Club - Landscape Maintenance



Fenway Hotel - Landscape Construction & Maintenance





ASCEND Waterleigh - Landscape Construction & Maintenance





Valley Bank - Landscape Maintenance



Belleview Inn - Landscape Maintenance





Price & Contract Documents

PROJECT MANUAL

FOR

LANDSCAPE & IRRIGATION MAINTENANCE SERVICES

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

July 2022

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE FOR

LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

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RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

EVALUATION CRITERIA

1. Personnel

(E.g., skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels, etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc. with bid.)

Management and Supervisory Personnel Position/Certifications **Duties and Responsibilities** Name Years Exp. 1. Zach Gilbert 10 Production Manager/GI-BMP, OSHA 10 Over see crews day to day 30 2. Terry McLane GM/GI-BMP Oversee Company Operations & Client Needs 25 John Amarosa COO/FL-CPO Assist in Managment of property & company Pest Control/FL-CPO 26 Oversee all fertilizer and PC Program Marc Vasher 5 Javier Linares Foreman/ GI-BMP 20 Oversee Crew Proposed Staffing Levels laborers, 1 supervisors, and 1 Landscape Maintenance staff will include 3 technical personnel. In addition, list any personnel with technical expertise that will be utilized on this project. (Such as pesticide, herbicide application, arborists, or horticulturist, etc.) Position/Certifications Name Years Exp. **Duties and Responsibilities** 1. Bill Jeffrey 20 Irrigation Tech/GI-BMP Inspect and assist in water management 37 Sr. Project Manager/ GI-BMP, Osha 30 Ralph Girard Oversee projects and enhancments 16 3 Sir Lewis Bailey Foreman/GI-BMP, FNGLA Tech Oversee installation crews 10 Assist in Irrigation Managment 4. Juan Reyes PM Irrigation

Arborist

Oversee Trees & Management

25

5. Rob Zambito

Personnel continued.

Locale of Vendor Shop Servicing Project

	ss of Vendor shop providing services to Riverbend West CDD:enley Rd. Lutz, however, we are also actively looking for another location in the Riverview/Ruskin/Wimauma area.				
——— Drivii	ng miles between Vendor shop & Riverbend West CDD 39				
"Wind	Ishield Time" on an average business day between Vendor shop & Riverbend West CDD .75				
	2. Experience				
-	(E.g., past & current record and experience of the respondent in similar projects, volume of work busly awarded to the firm; past performance in any other contracts; subcontractor listing, inventory equipment, etc.)				
1.	Project Name/Location: Waterleigh/DHI Communities- Winter Garden				
	Contact: Shawn Andrews Contact Phone: 407-850-3036				
	Project Type/Description: Residential- installation and maintenance				
	Dollar Amount of Contract: \$854,877.00				
	Your Company's Detailed Scope of Services for Project:				
	Installation of landscape and irrigation systems per design plans. Includes landscape and irrigation maintenance plus adminstration and				
	application of the fertilizer and pest control programs . Also we insstalled mulch and annual flowers.				
	Duration of Contract: START DATE: 10/2019 END DATE sold in q4 2021				
2.	Project Name/Location: Franklin Street Portfolio/ Tampa				
	Contact: Clint Miller Contact Phone: 813-839-7301				
	Project Type/Description: Residential and Commercial Portfolio				
	Dollar Amount of Contract: \$201,336.00				
	Your Company's Detailed Scope of Services for Project:				
	Landscape and Irrigation maintenance of protfolio package including fertilzer and pest control programs, mulch and flowers.				
	Arborist services as well.				

Duration of Contract:	START DATE: 1/2014	END DATE on-going
TD 1 131 /T		
Project Name/Locatio		
	Contact Phone: 727-7	
	ion: HOA Landscape and Irrigation Maintenance	
Dollar Amount of Cor	ntract: \$245,343.00	
Your Company's Deta	ailed Scope of Services for Pr	oject:
Landscape and Irrigation main	ntenance of protfolio package including	fertilzer and pest control programs, mulch and flowers
Duration of Contract:	START DATE: 9/2018	END DATE on-going
	-	
Project Name/Locatio	n: Villages at Glenn Creek CDD/ Bradenton	
Contact: Ted Sanders	Contact Phone: 813-288	8-8078
Project Type/Descript	ion: CDD /Landscape and Irrgation Installation, I	nterim Landscape Maintenance
Dollar Amount of Cor	ntract:	
Your Company's Deta	ailed Scope of Services for Pr	oject:
Installed landscape and irrigaion per de	sign to community. Interim maintenace of turf, trees a	and ornamanetals. Included full fertilizer and pest contorl program
Duration of Contract:	START DATE: 1/2018	END DATE Board Turnover 1/2019
	n: Carlton Lakes CDD	
Project Name/Locatio		3-7300
Project Name/Locatio Contact: Rick Reidt	Contact Phone: 813-873	
Contact: Rick Reidt	ion: CDD/ Landscape/Irrigation/Horticulture/Arbo	

Duration of Contract: START DATE:7/2021	END DATE on-going	

PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the initial one-year term of the contract. It is assumed that prices will remain the same through each of the two potential annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the initial one-year term, and any annual renewal terms.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

\$ 68,188.72

/Year

PART 1

General Landscape Maintenance

Storm Cleanup \$85/hr.
Freeze Protection (description of ability)
Cover all annual beds with freeze cloth.
\$\frac{350.00}{\text{application}}\$ / application (Contractor to identify those plants susceptible to freeze and estimate cost to cover per application) Hand Watering
mand watering
\$45.00_/hr. for employee with hand-held hose
\$250.00 /hr. for water truck/tanker
These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials) \$\frac{10,068.00}{\text{Year}}\$ (Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

	ST. AUGUSTINE (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		
Feb	20-0-10 W/ Pre-M	.5 Lb N/1000 SF	34 lbs	\$83.00	
Mar	40-0-0 Soluble N	.5 Lb N/1000 SF	17 lbs	\$83.00	
Apr	43-0-0 100% Poly Coated	1 Lb N/1000 SF	32 lbs	\$93.00	

	ST. AUGUSTINE (per specifications in Part 2) cont.				
May	43-0-0 100% Ply Coated	1 Lb N/1000 SF	32 lbs	\$93.00	
Oct	43-0-0 100% Ply Coated	1 Lb N/1000 SF	32 lbs	\$93.00	
Nov	Nov 20-0-10 W / Pre-M .5 Lb N/1000 SF 34lbs \$83.00				

	BAHIA (per specifications in Part 2)			
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION
			APPLIED	
Feb	20-0-10 W / Pre-M	.5 Lb N/1000 SF	262 lbs	\$495.00
Apr	40-0-0 Soluble N	.5 Lb N/1000 SF	131 lbs	\$248.00
May	43-0-0 100% Ply Coated	1 Lb N/1000 SF	245 lbs	\$463.00
Oct	20-0-10 W / Pre-M	1 Lb N/1000 SF	525 lbs	\$908.00

	ORNAMENTALS (per specifications in Part 2)			
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION
			APPLIED	
Mar	8-10-10 50% SRN	1.5 Lb N/1000 SF	1100 lbs	\$1650.00
May	8-10-10 50% SRN	1.5 Lb N/1000 SF	1100 lbs	\$1650.00
Oct	8-10-10 50% SRN	1.5 Lb N/1000 SF	1100 lbs	\$1650.00

		PALMS (per specifications in	Part 2)	
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(1.5 LBS. /100 SF	PRODUCT TO BE	APPLICATION
		PALM CANOPY)	APPLIED	
Mar	8-2-12 + 4%Mg	1.5 Lb N/100 SF	220 lbs	\$619.00
May	8-2-12 + 4%Mg	1.5 Lb N/100 SF	220 lbs	\$619.00
Oct	8-2-12 + 4%Mg	1.5 Lb N/100 SF	220 lbs	\$619.00
Nov	8-2-12 + 4%Mg	1.5 Lb N/100 SF	220 lbs	\$619.00

Please list any additional fertilization for those plant materials requiring specialized applications.

	SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, Knockout Roses, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION	
N/A	N/A	N/A	N/A	N/A	

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$\frac{3,000.00}{\text{(If entire pesticide allowance is required)}}*

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials) (based on your recorded quantities below)

\$ 0.00 /Yr.

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
N/A	N/A	N/A	N/A	N/A

The District reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice for annual treatment of Fire Ants
For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$ 4,500.00 / Yr.
Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)	\$ 3,678.00	/Yr.
Freeze Protection (description of ability)	ponents with freeze cloth.	
\$/application (do not include in Irrigatio	n Total or Grand Total)	
After hours emergency service hourly rate \$ 85.00 pump & wells, etc.)	HR. (i.e., broken mai	nlines,
Contractor shall provide a list of additional charges at than routine maintenance as a separate price from this		other
<u>PART 5</u>		
Based on quantities determined by Contractor's field Contractor shall install:	measurements at time of b	oidding,
150 CY Medium Pine Bark Mulch per specs for \$ 53.75 /CY (April Application)	a fall top-dressing at	
And		
125 CY Medium Pine Bark Mulch per specs for \$ 53.75 /CY (October Application)	a fall top-dressing at	
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - do not	\$14,781.25 t include in Grand Total)	/Yr.
Should the District choose to switch to Shredded Cypr yard price.	ess Mulch, please provide	a per cubio
\$ 55.00 / CY Shredded Cypress Mulch		
Each top-dressing shall leave all beds with a	depth of 3" after compact	ion.
The District reserves the right to subcontract any n	nulching event to an outsid	le vendor

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ 84,934.72 /Yr.		
FIRST ANNUAL RENEWAL	\$ 84,934.72	/Yr.*
SECOND ANNUAL RENEWAL	\$ 84,934.72	/Yr.*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

PROPOSAL FORM PART IV PRICING

NOTE: NOTE: This pricing form is intended to cover pricing for the first annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance	\$	/Yr.
Storm Cleanup \$/hr.	Excellent and the second and the sec	
Freeze Protection (description of ability)		!
\$/application (Contractor to identify those plant cover per application)	ts susceptible to freeze and	l estimate cost to
Hand Watering		
\$/hr. for employee with hand-held hose		
\$/hr. for water truck/tanker		
These prices are informational only and NOT to be in-	cluded in General Landsca	pe Maintenance Cost
PART 2		
Fertilization (All labor and materials) (Include any and all turf pesticide/herbicide/fungicid year)		/Yr. e throughout the

	ST. AUC	GUSTINE (per specification	ns in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ST. AUGUSTINE (per specifications in Part 2) cont.			

	BAHIA (per specifications in Part 2)			
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS PRODUCT TO BE	COST PER APPLICATION
		(LBS. N/1000 SF)		APPLICATION
			APPLIED	

	ORNAMENTALS (per specifications in Part 2)			
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION
			APPLIED	

	PA	LMS (per specifications in	Part 2)	
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(1.5 LBS. /100 SF	PRODUCT TO BE	APPLICATION
		PALM CANOPY)	APPLIED	

Please list any additional fertilization for those plant materials requiring specialized applications.

	SPECIALTY PLANT MATERIALS			
MONTH	FORMULA	PLANTS TO BE	TOTAL POUNDS	COST PER
		FERTILIZED	PRODUCT TO BE	APPLICATION
		(i.e., Crapes, Loropetalum,	APPLIED	
		Knockout Roses, etc.)		

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

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Pest Control (All labor and materials)		\$/Yr. (If entire pesticide allowance is required) *		
* This is an allowance only those pesticides/h amount will not be equ used on any particular e continue to be respons allowance listed above	erbicides not ally divided an event shall be bible for the era	already included in t mongst the monthly in pilled the month after s adication/control of a	the turf fertilizer invoices. The portion of the portion of the portion of the turn of turn of the turn of tur	section. This dollar on of the allowance red. Contractor shall
OTC Injections will be included in either the I or Contract Amount.)	•			
OTC Injections (All la (based on your recorded		•	\$_	/Yr.
(OTC injections per s	-	,	<u>al)</u>	
Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)

The District reserves t	the right to su	bcontract out any an	d all OTC Inject	ion events.
Application of Top Cl	noice for annu	al treatment of Fire	Ants	
For informational purpo control of fire ants in al	• • •	-		
Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)				

PART 4

Irrigation (All labor and materials) \$/Yr.
Freeze Protection (description of ability)
\$/application (do not include in Irrigation Total or Grand Total)
After hours emergency service hourly rate \$/HR. (i.e., broken mainlines, pump & wells, etc.)
Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid.
PART 5
Based on quantities determined by Contractor's field measurements at time of bidding, Contractor shall install:
CY Medium Pine Bark Mulch per specs for a fall top-dressing at /CY (October Application)
And
CY Medium Pine Bark Mulch per specs for a fall top-dressing at /CY (October Application)
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - do not include in Grand Total)
Should the District choose to switch to Shredded Cypress Mulch, please provide a per cubic yard price.
\$ / CY Shredded Cypress Mulch
Each top-dressing shall leave all beds with a depth of 3" after compaction.
The District reserves the right to subcontract any mulching event to an outside vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - T	his is what contract will be wri	tten for)
\$/Yr.		
FIRST ANNUAL RENEWAL	\$	/Yr.
SECOND ANNUAL RENEWAL	\$	/Yr.

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the second annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance	\$	/Yr.
Storm Cleanup \$/hr.		
Freeze Protection (description of ability)		
\$/application (Contractor to identify those plan cover per application)	ts susceptible to freeze an	d estimate cost to
Hand Watering		
\$/hr. for employee with hand-held hose		
\$/hr. for water truck/tanker		
These prices are informational only and NOT to be in	cluded in General Landsc	ape Maintenance Cost
PART 2		
Fertilization (All labor and materials) (Include any and all turf pesticide/herbicide/fungicidyear)	\$le mixtures you intend to us	

	ST. AUC	GUSTINE (per specification	ns in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ST. AUGUSTINE (per specifications in Part 2) cont.				

BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

	ORNAM	IENTALS (per specification	ns in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

	PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(1.5 LBS. /100 SF	PRODUCT TO BE	APPLICATION	
		PALM CANOPY)	APPLIED		

Please list any additional fertilization for those plant materials requiring specialized applications.

	SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE	TOTAL POUNDS	COST PER	
		FERTILIZED	PRODUCT TO BE	APPLICATION	
		(i.e., Crapes, Loropetalum,	APPLIED		
		Knockout Roses, etc.)			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

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Pest Control (All labor and materials)

			required) *	c anowance is
* This is an allowance only those pesticides/hamount will not be equused on any particular continue to be responsallowance listed above OTC Injections will be included in either the for Contract Amount.)	nerbicides not nally divided as event shall be be to the er has been exhause performed a	already included in the mongst the monthly in billed the month after stadication/control of all usted.	he turf fertilizer a voices. The porti- ervices are render 1 weeds, pests an e District's BOS	section. This dollar on of the allowance red. Contractor shall d diseases after the (This shall not be
OTC Injections (All labor and materials) (based on your recorded quantities below) \$/Yr.				
(OTC injections per s	pecs - <u>do not i</u>	nclude in Grand Tota	<u>al)</u>	
Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
The District reserves	the right to su	bcontract out any an	d all OTC Inject	ion events.
Application of Top Choice for annual treatment of Fire Ants For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services. \$/ Yr. Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be				
	included in th	e Grand Total or Con	tract Amount.)	

PART 4

Irrigation (All labor and materials) \$/Yr.
Freeze Protection (description of ability)
\$/application (do not include in Irrigation Total or Grand Total)
After hours emergency service hourly rate \$/HR. (i.e., broken mainlines, pump & wells, etc.)
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Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - do not include in Grand Total)
Should the District choose to switch to Shredded Cypress Mulch, please provide a per cubic yard price.
\$/ CY Shredded Cypress Mulch
Each top-dressing shall leave all beds with a depth of 3" after compaction.
The District reserves the right to subcontract any mulching event to an outside vendor.

GRAND TOTAL (PARTS 1	1, 2, 3 & 4 - This is what con	tract will be written for)	
\$	_/Yr.		
SECOND ANNUAL RENEV	VAL	\$	_/Yr.

*Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

LANDSCAPE AND IRRIGATION MAINTENANCE RATES FOR ADDITIONAL SERVICES

Please provide rates for the following items (including overhead and profit) which will be used for any additional work and/or services:

A.	Mowers w/operator	<u>\$40.00</u> Hour	
B.	Bush-Hog w/operator	<u>\$ 125.00</u>	Hour
C.	Tractor w/operator	<u>\$125.00</u>	Hour
D.	Supervisor with Transportation	<u>\$</u> 70.00	Hour
E.	Laborer with hand equipment	<u>\$</u> 40.00	Hour
F.	Truck w/driver	\$_40.00	Hour
G.	Irrigation Tech	<u>\$</u> 70.00	Hour
H.	Granular Pesticide Applicator		
	Person with Drop Spreader	<u>\$</u> 70.00	Hour
I.	Liquid Pesticide Applicator		
	Person with Spray Truck	<u>\$</u> 70.00	Hour
J.	Granular Fertilizer Applicator		
	Person with Drop Applicator	\$ _{70.00}	Hour
K.	Liquid Fertilizer Applicator		
	Person with Spray Truck	<u>\$</u> 70.00	Hour
L.	Granular Weed Control Applicator		
	Person with Drop Applicator	\$ _{70.00}	Hour
M.	Liquid Weed Control Applicator		
	Person with Spray Truck	\$70.00	Hour
N.	Laborer for Additional Trash Pick-Up	<u>\$40.00</u>	Hour
O.	Lump Sum Mowing (1), entire community	<u>\$1,100.00</u>	Per Mow

¹ Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns, and blowing and/or vacuuming.

AGREEMENT FOR LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES BETWEEN RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT AND Pine Lake Nursery & Landscape

THIS AGREEMENT (the "Agreement"), 2022, by and between:	is made and entered into this day of
Riverbend West Community Developing purpose government established pursuant in Hillsborough County, Florida, whose Parkway, Riverview, Florida 33578 (the "San Parkway")	to Chapter 190, <i>Florida Statutes</i> , located mailing address is 9428 Camden Field
, a	, whose address is:
(the "Contractor").	

RECITALS

WHEREAS, the District was established pursuant to Chapter 190, *Florida Statutes*, for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure improvements, including but not limited to, landscaping and irrigation improvements; and

WHEREAS, the District desires to retain an independent contractor to provide landscape and irrigation maintenance services within the District; and

WHEREAS, Contractor represents that it is qualified to serve as a landscape and irrigation maintenance contractor and provide such services to the District.

WHEREAS, the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

Now, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

SECTION 1. RECITALS. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.

SECTION 2. DESCRIPTION OF WORK AND SERVICES.

A. The duties, obligations, and responsibilities of the Contractor are to provide the services, labor, and materials necessary for the provision of landscape and irrigation maintenance services as described herein and in **Exhibit A** (the "Services"), attached hereto and incorporated by reference herein, within the District. Such lands on which

- Services shall be provided are as more particularly described and shown on **Exhibit B**, attached hereto and incorporated herein by reference.
- **B.** Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations and responsibilities are met to the satisfaction of the District and in accordance with this Agreement. Contractor shall use industry best practices and procedures when carrying out the Services. Any additional compensation for additional services shall be paid only as negotiated between the parties and upon the written authorization of the District.
- C. This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement, for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, ordinances, and regulations affecting the provision of the Services.
- **D.** In the event that time is lost due to heavy rains ("Rain Days"), the Contractor agrees to reschedule its employees and divide their time accordingly to complete all scheduled services during the time during the same week as any Rain Days. The Contractor shall provide services on Saturdays if needed to make up Rain Days but shall not provide services on Sundays.
- E. The Contractor shall report directly to the District's Designee who shall be Jennifer Goldyn, District Manager, or the District's Field Services Manager. Contractor shall use all due care to protect the property of the District, its residents and landowners from damage and shall follow and be responsible for the Services set forth in Exhibit A on the property as provided in Exhibit B. Contractor agrees to repair any damage resulting from Contractor's activities and work within twenty-four (24) hours. This includes, but is not limited to, damage caused by Contractor to irrigation heads and lines, landscape, grasses or any other District or landowner properties or improvements.
- **F.** The Contractor agrees to meet with a District representative, when requested, to walk the property to discuss conditions, schedules, and items of concern regarding this Contract. At that time, the District will compile a list of landscape related items (Field Inspection Report) that should be performed before the next walk through or other designated time. The Contractor shall be required to explain, in writing, what actions shall be taken to remedy those findings within the specified amount of time as requested by the District (typically seven (7) calendar days). If the Contractor does not respond within the specified time, the first offense will result in a written warning; the second offense will result in a second written warning and the Board of Supervisors for the District will be notified; the third offense may terminate this contract for cause at the District's discretion. If the deficient items have not been rectified to the District's satisfaction within the stated time provided in the response to the Field Inspection Report, (but in no circumstance no longer than a 1-month period), the District reserves the right to subcontract out such work and withhold the cost of such work from the Contractor's next monthly invoice. The District will be responsible for scheduling the inspections. The District must have no less than ten (10) days' notice if there is a need

to reschedule. Inspections will proceed with or without the attendance of the Contractor. Notwithstanding, Contractor is responsible for a weekly inspection of the entire property subject to the Contract Work. Contractor shall provide to management a written summary of work performed for each week with notification of any problem areas.

SECTION 3. COMPENSATION; TERM.

The District agrees to pay Contractor for the Contract Work, a not to exceed sum of

Dollars and no/100 (\$XXX,XXX.XX) during the initial term as well as the first and second annual renewals of the contract as detailed in Exhibit "B", payable in monthly installments as detailed below, for a term of one (1) year with the option to renew for two (2) additional one (1) year periods unless terminated earlier as provided in this Contract.

- A. If the District should desire additional work or services, or to add additional lands to be maintained, the Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the parties shall agree in writing to an addendum, addenda, or change order to this Contract. The Contractor shall be compensated for such agreed additional work or services based upon a payment amount acceptable to the parties and agreed to in writing.
- **B.** The District may require, as a condition precedent to making any payment to the Contractor that all subcontractors, material men, suppliers or laborers be paid and require evidence, in the form of lien releases or partial waivers of lien, to be submitted to the District by those subcontractors, material men, suppliers, or laborers, and further require that the Contractor provide an Affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from the Contractor, in a form satisfactory to the District, that any indebtedness of the Contractor, as to services to the District, has been paid and that the Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workmen's Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.

of this Agreement or renewed for optional one-year renewals at the option of the parties hereto at the price and terms as provided for herein.

D. Contractor shall bill the District for Services based on invoice with appropriate support documentation for the fee and reimbursements. Provided Contractor has submitted invoices for the fees and reimbursements with the appropriate support documentation by the fifteenth (15th) of the month, Contractor shall be paid by the thirtieth (30th) of the following month unless such invoice is disputed as described below. The format of the invoice and backup documentation shall strictly adhere to the requirements established by District. If the District disputes or questions any part or all of an invoice, the District shall advise Contractor in writing of such questions or disputes within thirty (30) days of the District's receipt of such invoice. In the event of any dispute regarding the Services performed to date, Contractor, including any of Contractor's subcontractor(s) or agent(s) responsible for the Services, in District's sole and absolute discretion, shall, so long as District is pursuing resolution of such dispute in an expeditious manner, continue to carry on performance of the Services and maintain their progress during any such dispute, lawsuit or other proceeding to resolve the dispute, and District shall continue to make payments of undisputed amounts to Contractor in accordance with this Agreement. As compensation for the Work, the District agrees to pay Contractor Dollars and no/100 (\$XXX,XXX.XX) during the initial term of the contract, in standard monthly amounts of Dollars and XX/100 (\$XX,XXX.XX). Such compensation covers only the items specified in Parts 1 and 4 of the Proposal. Additionally, for the services specified in Parts 2, 3 & 5 of the Proposal, the District agrees to pay Contractor for such actual services rendered using the pricing specified in the Proposal the month following services being performed and after required documentations (if any) have been provided. Contractor shall not perform mulching or annual installation services listed in Exhibit "A" without the prior written approval of the District.

SECTION 4. CHANGE ORDERS. Contractor understands that the Services may be reduced, expanded, or otherwise modified in scope. If any additional Services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving a written change order from the District. Contractor shall cooperate with and assist the District in preparing and determining the scope of any change order. In the event the service represents a unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order in accordance with the unit prices established in the Agreement. In the event the service is not represented by a lump sum or unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order as reasonably determined by the District in conference with the Contractor.

SECTION 5. WARRANTY AND COVENANT. The Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, free from faults and defects. The Contractor hereby warrants any materials and Services for a period of one year after acceptance by the District or longer as required under Florida

law. With respect to any and all plant material provided pursuant to Section 2, all plant material shall be guaranteed to be in a satisfactory growing condition and to live for a period of one year from planting except for annuals, which will be replaced seasonally. All plants that fail to survive under the guarantee shall be replaced as they fail with the same type and size as originally specified. Contractor further warrants to the District those warranties which Contractor otherwise warrants to others and the duration of such warranties is as provided by Florida law unless longer guarantees or warranties are provided for elsewhere in the Agreement (in which case the longer periods of time shall prevail). Contractor shall replace or repair warranted items to the District's satisfaction and in the District's discretion. Neither final acceptance of the Services, nor monthly or final payment therefore, nor any provision of the Agreement shall relieve Contractor of responsibility for defective or deficient materials or Services. If any of the Services or materials are found to be defective, deficient, or not in accordance with the Agreement, Contractor shall correct remove and replace it promptly after receipt of a written notice from the District and correct and pay for any other damage resulting there from to District property or the property of landowners within the District. Contractor hereby certifies it is receiving the property in its as is condition and has thoroughly inspected the property and addressed any present deficiencies, if any, with the District. Contractor shall be responsible for maintaining and warranting all plant material maintained by Contractor as of the first date of Services.

Contractor hereby covenants to the District that it shall perform the Services: (i) using its best skill and judgment and in accordance with generally accepted professional standards and (ii) in compliance with all applicable federal, state, county municipal, building and zoning, land use, environmental, public safety, non-discrimination and disability accessibility laws, codes, ordinances, rules and regulations, including, without limitation, all professional registration (both corporate and individual) for all required basic disciplines that it shall perform. Contractor hereby covenants to the District that any work product of the Contractor shall not call for the use nor infringe any patent, trademark, services mark, copyright, or other proprietary interest claimed or held by any person or business entity absent prior written consent from the District.

SECTION 6 INSURANCE. Contractor shall, at its own expense, maintain insurance during the performance of its Services under this Agreement, with limits of liability not less than the following:

Workers Compensation	statutory
General Liability	
Bodily Injury (including contractual)	\$1,000,000/\$2,000,000
Property Damage (including contractual)	\$1,000,000/\$2,000,000
Automobile Liability (if applicable)	
Bodily Injury and Property Damage	\$1,000,000

Contractor shall provide the District with a certificate naming the District, its officers, agents, and employees as an additional insured (for all coverages except workers' compensation coverage). At no time shall Contractor be without insurance in the above amounts. No policy may be canceled during the term of this Agreement without at least thirty (30) days written notice to

the District. An insurance certificate evidencing compliance with this section shall be sent to the District prior to the commencement of any performance under this Agreement.

SECTION 7. INDEPENDENT CONTRACTOR. It is understood and agreed that at all times the relationship of Contractor and its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of District and at all times entirely under Contractor's supervision, direction, and control.

In particular, District will not: i) Withhold FICA (Social Security) from Contractor's payments; ii) Make state or federal unemployment insurance contributions on Contractor's behalf. iii) Withhold state or federal income tax from payment to Contractor; iv) Make disability insurance contributions on behalf of Contractor; or v) Obtain workers' compensation insurance on behalf of Contractor.

SECTION 8. COMPLIANCE WITH LAWS, ORDINANCES AND REGULATIONS. In performing its obligations under this Agreement, Contractor and each of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public or governmental authority having appropriate jurisdiction, including all laws, regulations and rules relating to immigration and/or the status of foreign workers. Contractor shall initiate, maintain, and supervise all safety precautions and programs in connection with its obligations herein. Contractor shall ensure that all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor observe Contractor's rules and regulations of safety and conduct. Contractor shall take all reasonable precautions for the safety of and shall provide all reasonable protection to prevent damage, injury, or loss to all of its employees, agents and subcontractors performing its obligations herein and other persons who may be affected, and any material, equipment and other property. Contractor shall remedy all damage or loss to any property caused in whole or in part by Contractor, its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, or by anyone for whose acts Contractor may be liable. Contractor shall indemnify District for all damage or losses it may incur or be exposed to because of Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor's failure to comply with the provisions contained herein.

SECTION 9. DEFAULT AND PROTECTION AGAINST THIRD PARTY INTERFERENCE. A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

SECTION 10. ENFORCEMENT OF AGREEMENT. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the substantially prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorney's fees and costs for trial, alternative dispute resolution, or appellate proceedings.

SECTION 11. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and the Contractor.

SECTION 12. AUTHORIZATION. The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this instrument.

SECTION 13. NOTICES. All notices, requests, consents, and other communications under this Agreement ("Notices") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

A.	If to Contractor:	
		Attn:
В.	If to District:	Riverbend West Community Development District 9428 Camden Field Parkway Riverview, Florida 33578 Attn: District Manager
	With a copy to:	Straley, Robin Vericker 1510 W. Cleveland Street Tampa, FL 33606 Attn: John Vericker

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notice on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the parties and addressees set forth herein.

SECTION 14. ARM'S LENGTH TRANSACTION. This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. Both parties participated fully in the preparation of this Agreement and received the advice of counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, both parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either the District or the Contractor.

SECTION 15. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the District and the Contractor, and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.

SECTION 16. ASSIGNMENT. Neither the District nor the Contractor may assign this Agreement or any monies to become due hereunder without the prior written approval of the other.

SECTION 17. APPLICABLE LAW AND VENUE. This Agreement and the provisions contained herein shall be construed, interpreted, and controlled according to the laws of the State of Florida. Each party consents that the venue for any litigation arising out of or related to this Agreement shall be in Hillsborough County, Florida.

SECTION 18. INDEMNIFICATION.

- A. Contractor, its employees, agents and subcontractors shall defend, hold harmless and indemnify the District and its supervisors, officers, staff, employees, representatives and agents against any claims, damages, liabilities, losses and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the acts or omissions of Contractor, and other persons employed or utilized by Contractor in the performance of this Agreement or the Services performed hereunder up to the amount of One Million Dollars (\$1,000,000.00). By executing this Agreement, Contractor agrees such indemnification amount bears a reasonable commercial relationship to the Agreement.
- **B.** Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.

SECTION 19. LIMITATIONS ON GOVERNMENTAL LIABILITY. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida

Legislature in Section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

SECTION 20. TERMINATION. The District agrees that the Contractor may terminate this Agreement for cause by providing sixty (60) days written notice of termination to the District; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. The Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to the Contractor. The District shall provide thirty (30) days written notice of termination without cause. Upon any termination of this Agreement, the Contractor shall be entitled to payment for all Services rendered up until the effective termination of this Agreement, subject to whatever claims or off sets the District may have against the Contractor as the sole means of recovery for termination.

SECTION 21. OWNERSHIP OF DOCUMENTS. All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Contractor pursuant to this Agreement shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.

SECTION 22. PUBLIC RECORDS. Contractor understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, Florida Statutes. Contractor acknowledges that the designated public records custodian for the District is Jennifer Goldyn ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Contractor shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if the Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Contractor, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC

RECORDS, JENNIFER GOLDYN, RIZZETTA & COMPANY, INC., 2700 S Falkenburg Rd Suite 2745, Riverview, FL 33578, (813) 533-2950, JGOLDYN@RIZZETTA.COM

SECTION 23. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

SECTION 24. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.

SECTION 25. ENTIRE AGREEMENT. This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Agreement.

[SIGNATURES ON NEXT PAGE]

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first written above.

EST DEVELOPMENT DISTRICT
rman, Board of Supervisors

Exhibit A:

Scope of Services Landscape Maintenance Map Exhibit B:

SCOPE OF SERVICES

PART 1

GENERAL LANDSCAPE MAINTENANCE

1) MOWING – All grass areas will be moved on the following schedule:

MARCH 1 – NOVEMBER 1 – Once a week NOVEMBER 1 – MARCH 1 – Once every two weeks

This schedule estimates that there will be between 41-45 cuts annually based on standard growing periods in Florida, however, requires a minimum of 52 visits (weekly) to perform those duties, other than mowing, that cannot remain unattended for two weeks. (i.e., weed control, selective mowing, debris clearing, and general detailing of property, etc.) Notwithstanding the above, at no time will the grass (or weeds within turf) be allowed to grow beyond a maximum height of five (5) inches. Each mowing should leave the St. Augustine & Bahia grass at a height of three and one half (3 1/2) to four (4) inches. Rotary Mowers are preferred for heights above one (1) inch. Do not remove more than 1/3 of the height of the leaf blade at anyone mowing. All blades shall be kept sharp at all times to provide a high-quality cut and to minimize disease. The DISTRICT requires mowers to be equipped with a mulching type of deck. Clippings may be left on the lawn if no readily visible clumps remain on the grass after mowing. Otherwise, large clumps of clippings MUST either be collected and removed by the CONTRACTOR **OR** be left to dry out on the lawn for no more than one day and then re-distributed across the lawn. This is to re-introduce nutrients in the clippings back into the soil system. The mulching kit must be left in the "closed" position at all times, specifically when moving pond banks and all parks. Additionally, when mowing pond banks, mowers must be used in a counter clock direction. In case of fungal disease outbreaks, the clippings will be collected until the disease is under control. If low-lying areas become too wet to mow, Contractor will be responsible for line-trimming these areas during each and every mow event. Contractor is to include in his proposal, any and all necessary equipment, protective clothing, or any other gear necessary for crews to perform this work. No "extras" will be billed to the District. The CONTRACTOR shall restore any noticeable damage caused by the CONTRACTOR'S mowing equipment within twenty-four hours from the time the damage is caused at his sole cost and expense. Contractor shall be responsible for training all its personnel in the technical aspects of the District's Landscape Maintenance Program and general horticultural practices. This training will also include wetland species identification as it relates to lake banks & wetland areas. The Contractor shall be held responsible for all damage to wetlands, littoral shelves, mitigation areas and uplands due to mowing/fertilizing, etc. Weekend work is permitted, when necessary, upon prior approval.

1A) POND MOWING - All ponds identified as such on the overall Riverbend West Maintenance Exhibit shall be mowed incorporating the same mowing schedule as the common areas stated above. Line trimming at water's edge, control structures, mitered end sections and any other storm water structures shall occur each and every time the pond is mowed. Each mowing shall leave the grass at a height of four (4) to four and one half (4½) inches. This is slightly higher than the mow height in common area Bahia plantings in

flatter areas to minimize pond bank erosion. Pond banks will be mowed and trimmed to water's edge. Careful attention must be paid to mower height on pond banks so as not to scalp at the crest of the lake bank and increase the chances for pond bank erosion. Also, when line trimming to water's edge, Contractor shall be extremely careful not to scalp at the water's edge also increasing chances of pond bank erosion. Line trimming height shall be the same as mowing height (if not slightly higher). Contractor shall be careful to keep trimmings from entering water. Excessive clippings shall be hand removed. Mowers must blow all clippings away from pond banks. It is understood that trash debris of any kind and other debris within arm's reach of water's edge shall be removed & disposed of by Contractor during every normal service event.

EDGING AND TRIMMING – All hard-edged areas (curbs, sidewalks, bike paths, trails, etc.) shall be vertically edged at each and every mowing event and soft-edged areas (tree rings, shrub and groundcover bed lines) shall be edged a minimum of every other week. All edging shall be performed to the sole satisfaction of the DISTRICT. **Chemical edging shall not be permitted anywhere on property**.

AT NO TIME SHALL LAWN BE ALLOWED TO GROW IN AN UNSIGHTLY MANNER. SHOULD THIS OCCUR, CONTRACTOR AGREES TO CORRECT WITHIN TWENTY-FOUR HOURS OF NOTICE BY DISTRICT. CONTRACTOR SHALL COMPLETE ALL LAWN MAINTENANCE ACTIVITIES (MOWING, EDGING, LINE TRIMMING, BLOWING OFF SIDEWALKS, DRIVEWAYS, CURB & GUTTERS, ETC.) IN RELATIVELY SMALL, MANAGEABLE SECTIONS. CONTRACTOR IS NOT TO LEAVE GRASS CLIPPINGS, TRIMMED WEEDS, TURF, DIRT OR DEBRIS ON ANY SURFACES FOR MORE THAN TWO HOURS. PARK SITES, CLUBHOUSES, PARKING LOTS AND ALL OTHER HIGH TRAFFIC AMENITIES ON THE PROPERTY SHALL BE CLEANED UP IMMEDIATELY AFTER MOWING AND EDGING TAKES PLACE. IF A MOWING EVENT IS MISSED, EVERY EFFORT SHALL BE MADE TO PERFORM THE MOWING SERVICE THE SAME WEEK (INCLUDING SATURDAYS WITH PRIOR APPROVAL). IF THIS IS NOT POSSIBLE, THE CONTRACTOR SHALL PROVIDE THE DISTRICT A CREDIT FOR FUTURE SERVICES OR ADD A MOWING EVENT TO BE PROVIDED AT A LATER DATE. THE DISTRICT SHALL DETERMINE WHETHER THE CREDIT OR EXTRA MOWING SHALL BE USED.

3) TREE AND SHRUB CARE – All deciduous trees shall be pruned when dormant to ensure proper uniform growth. All evergreen trees shall be pruned in the early summer and fall to ensure proper growth and proper head shape. Sucker growth at the base of the trees shall be removed by hand continuously throughout the year. Aesthetic pruning shall consist of the removal of dead and/or broken branches as often as necessary to have trees appear neat at all times. Branches will be pruned just outside the branch collar. Contractor is responsible for the removal of all branches and limbs up to a 4" diameter and up to a 15' height to keep them from encroaching onto buildings (including roofs), signage structures, play structures, fences & walls, as well as pruned to prevent streetlights and traffic signage from being blocked. Additionally, trees shall be pruned over sidewalks, nature trails, parking lots and roadways so as not to interfere with pedestrians or cars. (This is to include

maintaining at all times a minimum of ten to fifteen (10-15) feet of clearance under all limbs depending on location and species of tree but shall vary according to DOT specs.) All moss hanging from trees (as well as all ball moss) shall be removed up to a height of 15' from all trees on an as-needed basis. However, during the dormant season, ALL Crape Myrtles shall have ALL mosses removed from the entire tree regardless of height. Crape Myrtles are not to be "hat racked" at any time. Pencil pruning is the preferred method of Crape Myrtle pruning and should be performed after threat of frost has passed. The initial removal of all Spanish and Ball Mosses shall be completed within ninety (90) days of contract commencement.

All shrubs will be pruned as necessary to retain an attractive shape and fullness, removing broken or dead limbs as necessary to provide a neat and clean appearance. Shrubs shall not be clipped into balled or boxed forms unless such forms are required by design. Shrubs shall be pruned in accordance with the intended function of the plant in its present location. Flowering shrubs shall be pruned immediately after the blossoms have cured with top pruning restricted to shaping the terminal growth. All pruning shall be done with horticultural skill and knowledge to maintain an overall acceptable appearance consistent with the current aesthetics of Riverbend West. The Contractor agrees that pruning is an art that must be done under the supervision of a highly trained foreman and shall make provisions for such supervision. Individual plants pruned into rounded balls or unnatural shapes will not be allowed. Contractor shall sterilize all pruning equipment prior to pruning the next shrub grouping; particularly when fungal diseases are known to be present. All clippings and debris from pruning will be carted away at the time pruning takes place. It is of utmost importance that all plant material within clear site lines and visibility triangles at roadway intersections and medians is maintained at or below the required heights. It is the Contractor's responsibility to bring to the attention of the District all areas that are not in compliance. If pruning will bring the area into compliance, then the Contractor, after conferring with District's representative, will proceed with the pruning activity. However, if pruning will NOT bring the area into compliance, perhaps due to permanent existing grades, then another solution will need to be proposed and executed. Contractor will also be responsible to keep mulch pulled away from the base of ALL landscape lights at ALL times, not just after a mulching event. This is specific to LED with circuit boards in base.

AREAS WHERE WETLANDS ARE ADJACENT TO TURF AREAS (WHETHER ALONG ROADWAYS OR LAKE BANKS) CONTRACTOR IS RESPONSIBLE TO KEEP ALL WETLAND MATERIAL CUT BACK AT ALL TIMES AND NOT LET THIS MATERIAL REDUCE THE SIZE OF THE TURF AREA.

Palms: All palms (regardless of height) shall receive pruning as often as necessary to appear neat and clean at all times. This includes the removal of brown and/or broken fronds and inflorescence. Removal of green or even yellowing fronds is unnecessary and pruning palms above the nine o'clock – three o'clock line is prohibited. Fronds should be removed only once they turn brown or become broken or are disrupting flow of pedestrian/vehicular traffic or are hanging on architectural structures. Fruit pods shall be removed prior to development. Tarpaulins shall be used in areas where date palms and other palm fruits may stain sidewalks & pavement including, but not limited to, pool decks. Contractor shall be responsible for the removal of all palm fruit stains. Contractor

shall sterilize all pruning equipment prior to pruning the next palm, paying careful attention when pruning Medjool, Sylvester, Reclinata and Canary Palms.

WEEDS AND GRASSES – All groundcover, turf areas, shrub beds & tree rings shall be kept reasonably free of weeds and grasses and be neatly cultivated and maintained in an orderly fashion at all times. This may be accomplished by carefully applied applications of pre-& post emergent herbicides as part of fertilizer mixtures and postemergent herbicide spot treatments on an as-needed basis. Condition of turf is to be determined by the DISTRICT at its sole discretion. All shrub and bed areas shall be maintained each mowing service by removing all weeds, trash and other undesirable material and debris (leaf and other) to keep the area neat and tidy. This is to be accomplished through hand pulling or the careful application of a post-emergent herbicide. AT NO TIME SHALL POST-EMERGENT HERBICIDES BE PERMITTED WHEN WEEDS HAVE ESTABLISHED THEMSELVES AS TO DOMINATE PLANTING BEDS. HAND PULLING MUST BE PERFORMED. NON-SELECTIVE, POST-EMERGENT HERBICIDES SHALL NEVER BE USED TO CONTROL WEED/SOD GROWTH AROUND STRUCTURES OF ANY TYPE (I.E. STREET SIGNS, UTILITY BOXES, STREET LIGHTS, PAVEMENT, TREE RINGS, ETC.) THE FIRST OFFENSE WILL RESULT IN A VERBAL WARNING; THE SECOND OFFENSE WILL RESULT IN A SECOND VERBAL WARNING AND THE BOARD OF SUPERVISORS FOR THE DISTRICT WILL BE NOTIFIED; THE THIRD OFFENSE MAY TERMINATE THIS CONTRACT FOR CAUSE AT THE DISTRICT'S DISCRETION. CONTRACTOR WILL BE HELD RESPONSIBLE FOR THE REPLACEMENT OF ALL TURF DAMAGED BY THE APPLICATION OR OVERSPRAY OF HERBICIDES (SELECTIVE OR NON-SELECTIVE).

The CONTRACTOR shall be responsible for the replacement of ornamental plants killed or damaged by herbicide application. All fence lines shall be kept clear of landscape shrubs growing through, weeds, undesirable vines, and overhanging limbs.

- 5) MAINTENANCE OF PAVED AREAS All paved areas (including, but not limited to, pool deck pavers, other paver surfaces, sidewalk expansion joints, curb and gutters, curb and gutter expansion joints, bike lane edges along roadways) shall be kept weed & debris free. This may be accomplished by mechanical means (line trimmer) or by applications of post/pre-emergent herbicides. Weeds greater than two (2) inches in height or width shall be pulled from paved areas, not sprayed. No sprays with dyes may be used on any paved areas. Contractor is not to use non-selective herbicides to eradicate weeds in curb line expansion joints where the chemical can travel back into the turf causing regularly spaced dead patches behind the curbs and sidewalks.
- 6) CLEAN UP At no time will CONTRACTOR leave the premises after completion of any work in any type of disarray. All clippings, trimmings, debris, dirt or any other unsightly material shall be removed promptly upon completion of work. CONTRACTOR shall use his own waste disposal methods, never the property dumpsters. Grass clippings shall be blown off sidewalks, streets and curbs within a relatively short time frame and are

not to be left for more than two hours, unless otherwise noted above. Also grass clippings shall be blown into turf areas, never into mulched bed areas or tree rings as these are to be maintained free of grass clippings. Grass clippings at highly trafficked areas (i.e., tennis courts, clubhouse sidewalks, pool areas, walking trails, etc.) shall be blown off immediately after mowing and edging have taken place. NO CLIPPINGS SHALL BE BLOWN DOWN CURB INLETS.

7) REPLACEMENT OF PLANT MATERIAL – Trees and shrubs in a state of decline should immediately be brought to the attention of the DISTRICT. Dead or unsightly plant material shall be removed upon notification of the DISTRICT. CONTRACTOR shall be responsible for replacement if due to his negligence. New plant material shall be guaranteed for a period of one (1) year for trees and ninety (90) days for shrubs, ground cover and lawn after final acceptance.

PART 2

FERTILIZATION

Any fertilizer ordinance in place for Hillsborough County specifically banning fertilizers during a specific season(s), will be followed. It is required that those practices outlined in the GIBMP guidelines be followed. Highlights are listed below.

NO PERSON SHALL APPLY FERTILIZERS CONTAINING NITROGEN AND/OR PHOSPHORUS TO TURF AND/OR LANDSCAPE PLANTS DURING ONE OR MORE OF THE FOLLOWING EVENTS: i) IF IT IS RAINING AT THE APPLICATION SITE, OR ii) WITHIN THE TIME PERIOD DURING WHICH A FLOOD WATCH OR WARNING, OR A TROPICAL STORM WATCH OR WARNING, OR A HURRICANE WATCH OR WARNING IS IN EFFECT FOR ANY PORTION OF HILLSBOROUGH COUNTY, ISSUED BY THE NATIONAL WEATHER SERVICE, OR iii) WITHIN 36 HOURS PRIOR TO A RAIN EVENT GREATER THAN OR EQUAL TO 2 INCHES IN A 24 HOUR PERIOD IS LIKELY.

For purposes of bidding and until a soil test is provided to indicate otherwise, all turf shall be fertilized according to the following IFAS Guidelines for a high maintenance level for south Florida turf: (per GIBMP guidelines and University of Florida IFAS Extension, south Florida is determined by anything south of a line running east-west from coast to coast through between Tampa & Vero Beach.) Only use turf types present on maintenance map.

All Bahia Areas:

February A complete fertilizer based on soil tests + Pre-M

April Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF)

May SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)

October A complete fertilizer based on soil tests + Pre-M

All St. Augustine Sod:

February A complete fertilizer based on soil tests + Pre-M

March Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF April SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF May SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF October SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF

November A complete fertilizer based on soil tests + Pre-M

Prior to final fertilization selection, a complete soil test should be performed to test for soil pH as well as N, P & K levels. Should change be of merit, the Contractor shall notify the District in writing prior to the implementation of such change at times environmental conditions may require additional applications of nutrients, augmenting the above fertilization programs to ensure that turf areas are kept uniformly GREEN, healthy and in top condition. It shall be the responsibility of the contractor to determine specific needs and requirements and notify the resident project representative when these additional applications are needed.

Fertilizers containing iron shall be immediately removed from all hard surfaces to avoid staining before the sprinklers are activated after application of the fertilizer. Any stains caused by a failure to do so will be the responsibility of the contractor to remove.

Fertilizer shall be applied in a uniform manner. If streaking of the turf occurs, correction will be required immediately at no additional cost to owner. Fertilizer shall be swept/blown off of all hard surfaces onto lawns or beds in order to avoid staining. IT SHALL BE THE CONTRACTOR'S REPONSIBILITY TO REMOVE ANY STAINS FROM ANY HARD SURFACES ON THE PROPERTY CAUSED BY THEIR MISHANDLING OF FERTILIZER. Fertilizer shall not be applied within ten (10) feet of the landward extent of any surface water. Spreader deflector shields are required when applying fertilizer by use of any broadcast or rotary spreader. Deflector shields must be positioned such that fertilizer granules are deflected away from all impervious surfaces and surface waters.

SHRUB, TREE & GROUNDCOVER FERTILIZATION:

For purposes of bidding, All SHRUBS, GROUNDCOVERS and TREES shall be fertilized according to the following specifications:

3 Times a year – (March, May, October)

A complete fertilizer (formula will vary according to soil test results) at a rate of 4-6 lbs. N/1000 sq. ft. /year. (A minimum 50% Nitrogen shall be in a slow-release form)

Fertilizer shall be applied by hand in a uniform manner, broadcast around the plants, but never in direct contact with stems or trunks. Fertilizer shall never be piled around plants. All fertilizer remaining on the leaves of the plants is to be brushed or blown off. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REPLACE ANY PLANT MATERIAL DAMAGED BY FERTILIZATION BURN DUE TO HIS MISHANDLING OF PRODUCT.

PALM FERTILIZATION:

All Palms shall receive 1 ½ pounds of 8N-0P2O5-12K2O+4Mg with micronutrients per 100 SF of palm canopy four times per year (March, May, October & November). 100% of the N, K & Mg MUST be in slow-release form. All micronutrients must be in water soluble form. Fertilizer shall be broadcast evenly under the dripline of the canopy but must be kept at least 6" from the palm trunk.

Fertilizer shall not be billed equally on a monthly basis but invoiced the month after application.

CONTRACTOR shall provide the DISTRICT with all fertilizer analysis tags from the fertilizer in order to verify correct formulation and quantity. Payment will not be made until correct quantity and formulation has been verified and applied. CONTRACTOR must notify the DISTRICT five (5) working days in advance of the day the property is scheduled to be fertilized. Failure on the part of the CONTRACTOR to so notify the DISTRICT may

result in the CONTRACTOR forfeiting any and all rights to payment for the applications
made without notification.

PART 3

PEST CONTROL

Insects and Disease in Turf: Insect and disease control spraying in turf shall be provided by the Contractor every month with additional spot treatment as needed. During the weekly inspections, the Contractor is responsible for the identification and eradication/control of disease and insect damage including but not limited to scale, mites, fungus, chinch bugs, grubs, nematodes, fire ants, mole crickets, etc. Contractor shall pay for chemicals. Please list all chemicals that you will include in your fertilizer applications in the space allocated for "formula" under the fertilization section in the bid form. Also include the cost of these chemicals as part of the fertilizer application. Any anticipated additional treatments shall be included in the Pest Control portion of the bid form.

Insects and Disease Control for Trees, Palms and Plants: The Contractor is responsible for treatment of insects and diseases for all plants. The appropriate insecticide or fungicide will be applied in accordance with state and local regulations, and as weather and environmental conditions permit. Contractor shall pay for chemicals. There are several afflictions that may be detrimental to the health of many trees and palms. Contractor will be fully responsible in the treatment of such afflictions. At the District's discretion, this may include the quarterly inoculation of all palms susceptible to Lethal Yellowing and/or Lethal Bronzing aka Texas Phoenix Palm Decline. The cost of these inoculations should be included as a separate line item in your Pest Control price. Contractor is to identify those species of palms susceptible and supply a list of species and quantities with proposal. Each susceptible palm shall receive quarterly injections. Each injection site/valve can be used only twice. The third quarterly injection requires a new valve and injection site. Contractor is asked to provide cost per injection (material & labor) multiplied by quantity of susceptible palms multiplied by four inoculations per year in bid form. The District reserves the right to subcontract out any and all OTC Injection events. This will not be included in the Contract Amount.

The Contractor is required to inspect all landscaped areas during each visit for indication of pest problems. When control is necessary, it is the responsibility of the Contractor to properly apply low toxicity and target-specific pesticide. If pesticides are necessary, they will be applied on a spot treatment basis when wind drift is a threat.

Careful inspection of the property on each visit is crucial to maintaining a successful program. It is the Contractor's full responsibility to ensure that the person inspecting the property is properly trained in recognizing the symptoms of both insect infestations and plant pathogen damage (funguses, bacteria, etc.). It is also the Contractor's responsibility to treat these conditions in an expedient manner.

It shall also be the Contractor's responsibility to furnish the resident project representative with a copy of the Pest Management Report (a copy of which is included), which he is to complete at every service as well as all certifications (including BMP Certifications) of all pesticide applicators. Contractor shall familiarize himself with all current regulations regarding the applications of pesticides and fertilizers.

If at any time the District should become aware of any pest problems, it will be the Contractor's responsibility to treat pest within five (5) working days of the date of notification.

Fire Ant Control: Contractor is required to inspect property each visit for evidence of fire ant mounds and immediately treat upon evidence of active mounds. In small areas control can be achieved by individual mound treatment. Active mounds in larger turf areas will require broadcast application of bait. Contractor shall be responsible to knock down and spread-out soil once mounds are dead.

For informational purposes only, Contractor is asked to provide the cost for the annual application of Top Choice in all finished landscape areas at the Community Center grounds. UNLESS OTHERWISE DIRECTED, ONLY THOSE AREAS COVERED BY AUTOMATIC

IRRIGATION ARE TO BE INCLUDED IN THIS NUMBER. This is not to include lake banks behind the residential properties or between ponds and conservation areas.

Pest Control will not be included as a standard line item in each monthly billing but shall be invoiced as a separate line item the month after service is rendered.

Pest Control shall be included in the Contract Amount.

PART 4

IRRIGATION SYSTEM MONITORING AND MAINTENANCE

Irrigation System. Contractor shall inspect and test the irrigation system components within	
the limits of the District a minimum of one (1) time per month. Areas shall include all existing	
irrigation systems to date: approximately () Controllers, () pump & wells & () zone	S.

These inspections shall include:

A. Irrigation Controllers

- 1. Semi-automatic start of the automatic irrigation controller
- 2. Check for proper operation.
- 3. Program necessary timing changes based on site conditions & time DST.
- 4. Lubricate and adjust mechanical components.
- 5. Test back up programming support devices.
- 6. Ensure the proper operation of each automatic rain shutoff device. If none, provide proposal for the installation to be included in the 30-day irrigation audit.

B. Water Sources

- 1. Visual inspection of water source.
- 2. Clean all ground strainers and filters.
- 3. Test each pump at design capacities <u>weekly</u>; inform District Manager of any problems immediately. This is to minimize the time a water source is down. Contractor shall also confirm weekly that all backflow preventers are on and operating properly, if applicable.
- 4. Test automatic protection devices.

C. Irrigation Systems

- 1. Manual test and inspection of each irrigation zone in its entirety.
- 2. Clean and raise heads, as necessary.
- 3. Adjust arc pattern and distance for required coverage areas.
- 4. Clean out irrigation valve boxes.

D. Report

- 1. Irrigation operation time.
- 2. Irrigation start time.
- 3. Maintenance items performed.
- 4. General comment and recommendations.

The above list is for routine maintenance and adjustment of the existing irrigation system components. Locating and repairing or replacing automatic valves or control wires and irrigation controller or pump repairs as well as other larger scale repairs are to be considered additional items. Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid.

Routine irrigation maintenance is to be completed monthly. Each zone is to be turned on and operated for as long as necessary to verify proper operation. Each head, seal, nozzle, and strainer are to be inspected for adjustment and shall be aligned, packed, cleaned, and repaired, as necessary. Shrubs, groundcovers, and turf around sprinkler heads shall be trimmed to maintain maximum clearance at all times for the greatest coverage. It shall be the Contractor's responsibility to ensure all drip tubing is covered with mulch prior to Contractor leaving the property. All below ground repairs including valves, pumps and wiring require an estimate for all such repairs. Upon written approval from Management, Contractor shall proceed. In the event of an emergency, Contractor shall make a diligent effort to contact, with the approximate price or estimate of repairs, Management, or their assign prior to making such repair.

Upon being awarded contract, Contractor shall have a period of thirty (30) days from date of commencement to perform a thorough audit of the entire irrigation system listing items that need repair/replacement in order for the system to operate properly. A separate audit may be provided by the Contractor listing those items that would improve the irrigation system. Any action taken regarding the Irrigation Audit will be at the Board of Supervisors' discretion.

Assuming the Board of Supervisors approves the repairs listed in the 30-day audit and after such repairs have been made, after the thirty (30) day period has expired and for the duration of the contract, Contractor shall assume responsibility for any and all unreported maintenance deficiencies, including parts and labor, associated with the irrigation system of 2 inches or less, to include sprinkler heads, nozzles, drip, main and delivery lines and any associated fittings. Said repairs shall be performed immediately. The District Manager shall be notified what day and time of the week the irrigation tech will be available servicing the community. The Contractor will keep detailed irrigation reports consisting of run times and correct operation of system. A copy of this report will be maintained by the Contractor and a copy delivered to the District Manager or his designee, along with the weekly report. At no time shall the Contractor leave the property knowing of the need for a repair and not reporting it.

Watering schedules shall meet all government regulations, and zone times will be adjusted depending on job conditions, climactic conditions and all watering restrictions of Hillsborough County or any other governmental agencies. It is the responsibility of the Contractor to ensure the turf and plant material remains healthy. If the Contractor finds that the irrigation system cannot adequately cover the District in the allotted time, it will be the Contractor's responsibility to bring this to the attention of the District representative and apply for a variance. Violations and/or fines imposed by any local or state agency will be deducted from the Contractor's monthly payment.

Emergency service shall be available after normal working hours and an emergency telephone number will be provided to Management or their assign. Broken mainlines and irrigation valves stuck in the "open" position are to be considered emergencies.

Freeze Protection. The Contractor shall describe ability and cost per application to provide freeze protection for pumps/wells.

PART 5

INSTALLATION OF MULCH

After prior approval by the Board of Supervisors, Contractor shall top dress all currently landscaped areas as shown on the maintenance map (landscaped beds, tree rings) with Medium Pine Bark Mulch twice per year during the months of April and October. In doing so, Contractor shall ensure that all mulched areas are brought to a minimum depth of three (3) inches after compaction. There will also be an area in the Bid Form where Contractor shall supply a price for Shredded Cypress mulch should the CDD decide to change.

Contractor is responsible for all necessary clean up related to this procedure.

Contractor agrees to provide reasonably neat and defined lines along edges of all mulched areas. In addition to the aesthetics of this, it is also done to facilitate mechanical edging of these areas. Additionally, Contractor shall properly trench all bed lines adjacent to concrete surfaces. Trenches shall be 3" deep and beveled. Mulched beds on slopes adjacent to turf shall also be trenched to a depth of 3" & beveled to reduce mulch washout. This procedure has not been practiced in the past and Contractor is to include any additional labor in the cost of the mulch for all trenching. Mulch shall not be piled around tree trunks or bases of plants. Any mulch "volcanoes" around tree trunks shall be corrected immediately at no additional cost to Owner.

Contractor agrees to ensure that mulch caught in plant material will be shaken or blown from plants, so that upon completion there is no plant material left covered with mulch.

If, after installation is complete and it is determined that additional mulch is required to attain the required total depth of 3", sufficient mulch shall be supplied by Contractor at no additional cost to District.

This item will not be included in the contract amount and shall be invoiced separately the month after service is rendered. Contractor shall provide a price per cubic yard and estimated quantities to be installed per top dressing (based on his own field measurements) and shall submit with bid.

The District reserves the right to subcontract out any and all mulching events.

[END OF SECTION]

RIVERBEND WEST CDD

IRRIGATION REPAIR REQUEST FORM

DATE:
DAMAGE:
LOCATION:
PROBABLE CAUSE OF DAMAGE:
ESTIMATED COST OF MATERIALS & LABOR REQUIRED FOR REPAIR:
ESTIMATED COST OF MATERIALS & LABOR REQUIRED FOR REPAIR:
IRRIGATION TECHNICIAN'S NAME:
RIVERBEND WEST REPRESENTATIVE NAME:

(THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVIC REQUEST)

END

RIVERBEND WEST CDD

PEST MANAGEMENT REPORT

DATE:
SYMPTOMS:
LOCATION:
PROBABLE CAUSE OF DAMAGE:
ESTIMATED MATERIALS REQUIRED FOR TREATMENT:
CERTIFIED PESTICIDE APPLICATOR'S NAME:
RIVERBEND WEST REPRESENTATIVE NAME:
THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVICE REQUEST
THE HAND COLOR THE WORK MOST MATCH THE DESCRIPTION OF THIS SERVICE REQUEST

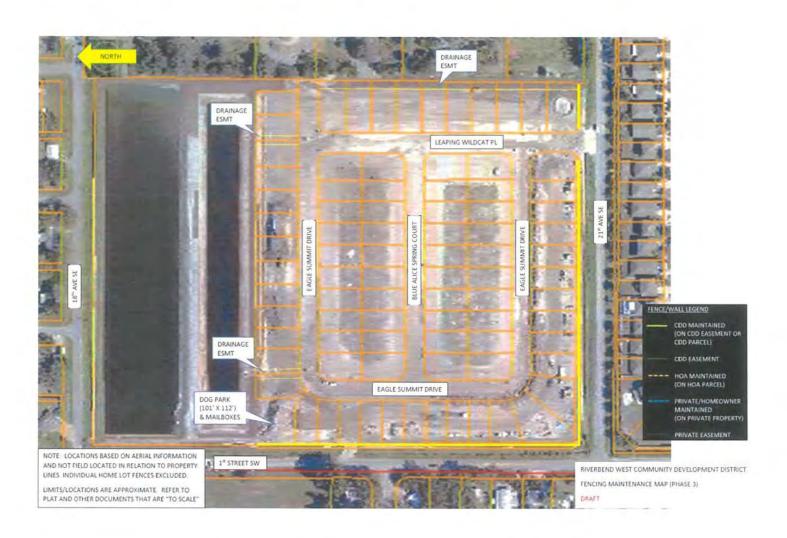
END

EXHIBIT B MAINTENANCE MAP



RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

FENCING MAINTENANCE MAP (PHASES 1 AND 2)





Addendum

John Amarosa

Subject:

RE: Riverbend West IFQ

From: Bryan Schaub < BSchaub@rizzetta.com > Sent: Monday, August 22, 2022 8:53 AM

To: Dominick Portoghese <dportoghese@asilandscapemgt.com>; Mark Ballenger <mark@ballengerirrigation.com>; BrightView <lloyd.radder@brightview.com>; Buccaneer Landscape Management <chris@buccaneerlandscape.com>; CEPRA Landscape <inorris@cepralandscape.com>; Down To Earth <nathan.peirce@down2earthinc.com>; Duval Landscape Maintenance <mark@duvallandscape.com>; Bobby Williamson <bwilliamson@fieldstonels.com>; Debs Rhum <debs@greenviewfl.com>; Brandon Whaley <bwhaley@mainscape.com>; Kirk Wagner projects@pinelakenurseryinc.com>; Redtree Landscape Systems <service@redtreelandscape.systems>; Russell Landscape Florida <titoc@russelllandscape.com>; Joe Cermak <inoremak@sunriselandscape.com>; Trimac Outdoor
brians@trimacoutdoor.com>; Souers, Jon <isouers@yellowstonelandscape.com>; Juan Castillo <icastillo@sslminc.com>; Roque@Landcare1.com; Jena Rodgers <inoremak@rodgers@unitedlandservices.com>; bob@bloomingslandscape.com; Michelle Cady <michellec@juniperlandscaping.com>

Cc: Jennifer Goldyn < <u>JGoldyn@rizzetta.com</u>>; Kristee Cole < <u>KCole@rizzetta.com</u>>; David Jackson < <u>djackson@flgovlaw.com</u>>

Subject: Riverbend West IFQ

Hello All,

For the Riverbend West IFQ:

All Maintenance areas are from road to fence along 1st, 21st, 24th, 7th & 18th.

There are 3 entrances: 4th street, Smokey Hill & Leaping Wildcat, included.

There are 2 dog parks: one on Eagle Summit and Cascade Bend, included.

All Ponds and Pond Banks are included.

Include unit pricing for Annual Flower units.

Regards,

Bryan Schaub Landscape Specialist

Siznetta & Catthian Listo a guro Fall entracas 2 141

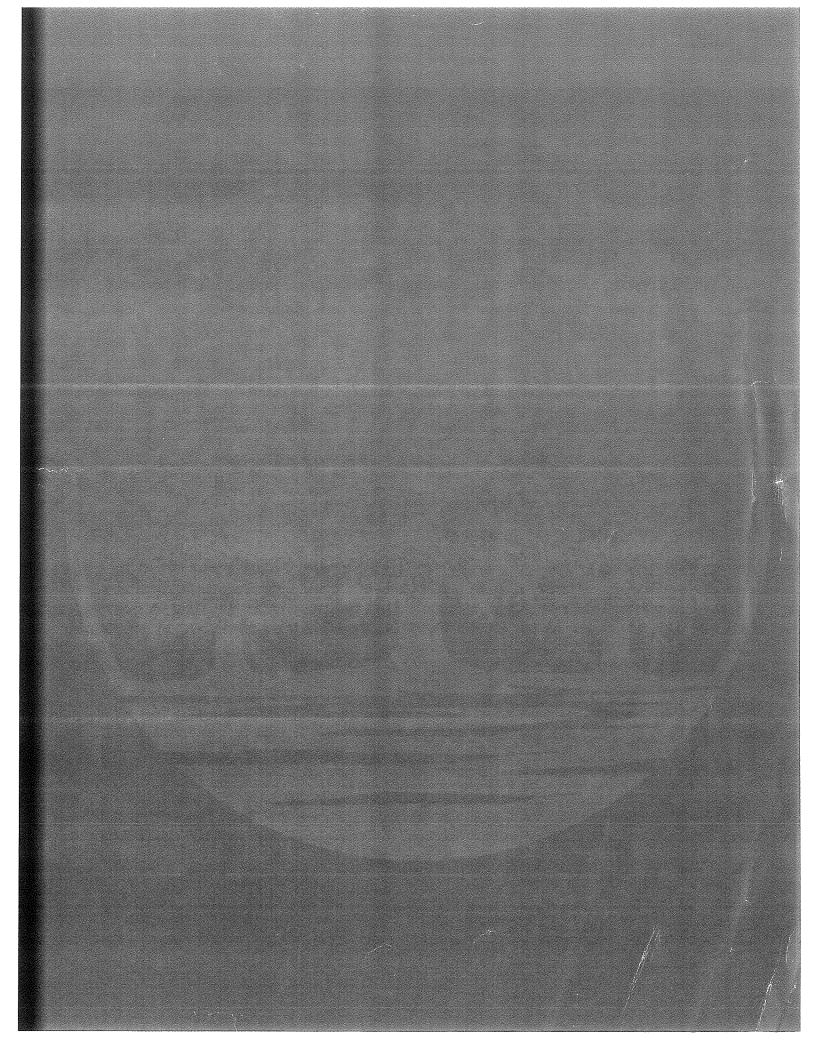
bschaub@rizzetta.com

rizzetta.com



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LANDSCAPE & IRRIGATION MAINTENANCE SERVICES

FOR

Riverbend West Community Development District

PREPARED BY:



5532 AULD LANE HOLIDAY, FL 34690 AUGUST 31, 2022

PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the initial one-year term of the contract. It is assumed that prices will remain the same through each of the two potential annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the initial one-year term, and any annual renewal terms.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

\$	66,736.32	/Year
.79	,	/ 1 621

Storm Cleanup \$ 375.00hr.

Freeze Protection (description of ability) the evening before a freeze, contractor will cover all seasonal color with burlap and remove the next morning.

\$_____/application (Contractor to identify those plants susceptible to freeze and estimate cost to cover per application)

Hand Watering

\$_30.00 /hr. for employee with hand-held hose

\$250.00/hr. for water truck/tanker

These prices are informational only and NOT to be included in General Landscape Maintenance Cost

PART 2

Fertilization (All labor and materials) \$_8,538.00_/Year (Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

	ST. AUGUSTINE (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		
February	Complete Fertilizer + PreM	1 lb N/ 1000 SF	500	\$825.50	
March	Soluble Nitrogen	0.5 lbs N / 1000 SF	250	\$575.50	
April	Slow-Release Nitrogen	1 lb N/ 1000 SF	500	\$825.50	

	ST. AUGUS	STINE (per specifications in	n Part 2) cont.	
May	Slow-Release Nitrogen	1 lb N/ 1000 SF	500	\$825.50
October	Slow-Release Nitrogen	1 lb N/ 1000 SF	500	\$825.50
November	Complete Fertilizer + PreM	1 lb N/ 1000 SF	500	\$825.50

	BA	HIA (per specifications in l	Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
February	Complete Fertilizer + PreM	1 lb N / 1000 SF	400	\$280.00
April	Soluble Nitrogen	0.5 lbs N/ 1000 SF	200	\$175.00
May	Slow-Release Nitrogen	1 lb N/1000 SF	400	\$280.00
October	Complete Fertilizer + PreM	1 lb N/ 1000 SF	400	\$280.00

	ORN	AMENTALS (per specification	ns in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
March	Complete Fertilizer	4-6 lbs N/ 1000 SF	400	\$440.00
May	Complete Fertilizer	4-6 lbs N/ 1000 SF	400	\$440.00
October	Complete Fertilizer	4-6 lbs N/ 1000 SF	400	\$440.00

	PA	LMS (per specifications in	Part 2)	
MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
March	8N-0P2O5-12K2O+4Mg		220	\$375.00
May	8N-0P2O5-12K2O+4Mg		220	\$375.00
October	8N-0P2O5-12K2O+4Mg		220	\$375.00
November	8N-0P2O5-12K2O+4Mg		220	\$375.00

Please list any additional fertilization for those plant materials requiring specialized applications.

MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, Knockout Roses, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

PART 3

Pest Control (All labor and materials)

\$ 3,336.82 /Yr. (If entire pesticide allowance is required) *

* This is an allowance for treatments of trees, ornamentals, groundcovers, etc. and should include only those pesticides/herbicides not already included in the turf fertilizer section. This dollar amount will not be equally divided amongst the monthly invoices. The portion of the allowance used on any particular event shall be billed the month after services are rendered. Contractor shall continue to be responsible for the eradication/control of all weeds, pests and diseases after the allowance listed above has been exhausted.

OTC Injections will be performed at the discretion of the District's BOS (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

OTC Injections (All labor and materials) (based on your recorded quantities below)

\$ 25 per palm /YI

(OTC injections per specs - do not include in Grand Total)

Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
	-			

The District reserves the right to subcontract out any and all OTC Injection events.

Application of Top Choice i	or annual treatmen	t of Fire Ants
-----------------------------	--------------------	----------------

For informational purposes only, please provide a cost to apply Top Choice for the annual control of fire ants in all Finished Landscaped Areas as described in Scope of Services.

18,500.00 / Yr.

Top Choice application will be performed at the sole discretion of the District's BOS. (This shall not be included in either the Pest Control cost listed above, nor shall it be included in the Grand Total or Contract Amount.)

PART 4

Irrigation (All labor and materials)	\$ 5,005.22 /Yr.	,
Freeze Protection (description of ability) drainage of system and proper insulation of overground	nd pump components	
\$/application (do not include in Irrigation To After hours emergency service hourly rate \$ 65.00	tal or Grand Total) /HR. (i.e., broken mainlines,	
pump & wells, etc.) Contractor shall provide a list of additional charges and puthan routine maintenance as a separate price from this bid	ricing for such items other	
PART 5		_
Based on quantities determined by Contractor's field meast Contractor shall install:	urements at time of bidding,	
500 CY Medium Pine Bark Mulch per specs for a fall \$_55.00 /CY (April Application)	top-dressing at	
And		
\$\frac{400}{\$\frac{55.00}{}} CY Medium Pine Bark Mulch per specs for a fall /CY (October Application)	top-dressing at	
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - do not include	\$49,500.00 /Yr. ide in Grand Total)	
Should the District choose to switch to Shredded Cypress N yard price.	fulch, please provide a per cub	ic
\$ 55.00 / CY Shredded Cypress Mulch		
Each top-dressing shall leave all beds with a depth	of 3" after compaction.	
The District reserves the right to subcontract any mulchi	ng event to an outside vendor.	

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$83,616.36 /Yr.		
FIRST ANNUAL RENEWAL	\$ 83,616.36	/Yr.*
SECOND ANNUAL RENEWAL	\$ 83,616.36	/Yr.*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

LANDSCAPE AND IRRIGATION MAINTENANCE RATES FOR ADDITIONAL SERVICES

Please provide rates for the following iteurs (including overhead and profit) which will be used for any additional work and/or services:

A.	Mowers w/operator	\$ 35.00	Hour
B.	Bush-Hog w/operator	\$ 75.00	Hour
C.	Tractor w/operator	\$ 75.00 _	Hour.
D.	Supervisor with Transportation	\$ 50.00	Hour
E.	Laborer with hand equipment	\$ 40.00	Hour
F.	Truck w/driver	\$ 60.00	Hour
G.	hrigation Tech	\$ 60.00	Hour
H.	Granular Pesticide Applicator		
	Person with Drop Spreader	\$ 60.00	Hour
F	Liquid Pesticide Applicator		
	Person with Spray Truck	\$ 75.00	Hour
I.	Granular Fertilizer Applicator		
	Person with Drop Applicator	\$ 60.00	Hour
J.	Liquid Fertilizer Applicator		
	Person with Spray Truck	\$ 75.00	Hour
K.	Granular Weed Control Applicator		
	Person with Drop Applicator	\$ 60.00	Hour
L.	Liquid Weed Control Applicator		
	Person with Spray Truck	\$ 75.00	Hour
M.	Laborer for Additional Trash Pick-Up	\$ 35.00	Hour

¹ Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns and blowing and/or vacuuming.

Client#: 2143013

569REDTRLAN

ACORD.

CERTIFICATE OF LIABILITY INSURANCE

03/31/2022

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(les) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION is WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate stopper any center any replace to the certificate holder in lieu of such endorsement(s).

PRODUCER	Denise Carpenter			
McGriff Insurance Services	PHONE (AC, No. Ext. 727-823-5551	FAX (A/C, No): 727-894-8339		
12485 28th Street N 3rd Floor	E-MAIL ADDRESS: Denise.Carpenter@mcgriff.com			
St Petersburg, FL 33716	IMBURER(S) AFFORDING COVERAGE	NAIC #		
727-823-5551	MSURER A: Greenwich Insurance Company	22322		
INGURED	MOURER B : RetailFirst Insurance Company	10700		
Redtree Landscape Systems, LLC	INSURER C: Auto Owners Insurance	18988		
5532 Auld Lane	INGURER D:			
Holiday, FL 34690	INSURER E:			
	MOURER F:	4		
COVERAGES CERTIFICATE NUMBER:	REVISION NUMBER:			

COVERAGES

CERTIFICATE NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

TYPE OF INBURANCE

AND LIBITS

NPC100378902

DAMAGE TO RENTED

A	X COMMERCIAL GENERAL LIABILITY		NPC100378902	04/01/2022	04/01/2023	EACH OCCUPPIENCE	s1,000, 000
	CLAMB-MADE X OCCUR					PAMAGE TO REVITED	s300,000
	X PD Ded:1,000					MED EXP (Any one perso	s5,000
						PERSONAL & ADV INJU	s1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:					GENERAL AGGREGATE	\$2,000,000
	POLICY PRO- LOC				Y 1	PRODUCTS - COMP/OP	AGG \$2,000,000
	OTHER:	- 10					\$
C	AUTOMOBILE LIABILITY		52265505	04/01/2022	04/01/2023	COMBINED SINGLE LIM (Ea accident)	1,000,000
	X ANY AUTO					BODILY INJURY (Per per	
	OWNED SCHEDULED AUTOR					BODELY MUURY (Per acc	ident) s
	OMNED AUTOS ONLY X AUTOS ONLY AUTOS ONLY					PROPERTY DAMAGE (Per accident)	
	UMBRELLA LIAB OCCUR					EACH OCCURRENCE	8
	EXCESS LIAB CLAIMS-MADE					AGGREGATE	\$
	DED RETENTION'S						8
В	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY		52056705	10/05/2021	10/05/2022	X PER STATUTE	OTH- ER
	ANY PROPRIETOR/PARTNER/EXECUTIVE TO	N/A			E.L. EACH A	E.L. EACH ACCIDENT	\$1,000,000
	(Mangatory in NH)	M/W		1 0		EL DIBEASE - EA EMPL	OYEE \$1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below					E.L. DISEASE - POLICY &	MIT \$1,000,000
A	Leased/Rented		NPC100378902	04/01/2022	04/01/2023		
	Equipment		NPC100378902	04/01/2022	04/01/2023	\$421,116 Limit	
						\$2,500 Deductib	le

CERTIFICATE HOLDER	CANCELLATION
*Information Purposes Only	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES SE CANCELLED BEFOR THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE

milme

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DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached it more space is required

(Rev. October 2018) Department of the Treasury

Request for Taxpayer Identification Number and Certification

Give Form to the requester. Do not send to the IRS.

interna	Revenue Service	Go to www.irs.gov/Formwa for instructions and the latest inform	auon.		- 1					
		on your income tax return). Name is required on this line; do not leave this line blank. sape Systems, LLC								
		sregarded entity name, if different from above								
on page 3.	Check appropriate following seven but Individual/sole	O O O O-		certa	emptic in entit uctions	ies, n	ot in	dividu		
pe.	single-membe	proprietor or real _		Exen	npt pay	ee co	de (if	any)_		
Print or type. Specific Instructions on page	Note: Check t LLC if the LLC another LLC ti	company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶ ne appropriate box in the line above for the tax classification of the single-member owner. Do not it is classified as a single-member LLC that is disregarded from the owner unless the owner of the at is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member from the owner should check the appropriate box for the tax classification of its owner.	e LLC is		nption (e (if any		FATC	A rep	orting)
<u>Ö</u> .	Other (see inst	ructions) ►		(Applie	s to accou	ınts me	intaine	i outsid	e the U	.S.J
Sp	5 Address (number	street, and apt. or suite no.) See instructions.	r's name a	nd ad	dress (optio	nal)			
See	5532 Auld Lane									
တ	6 City, state, and Z	ocode Code								
	Holiday, FL 3469									
										_
	7 List account numl	er(s) here (optional)								
_										_
Par	Taxpay	er Identification Number (TIN)								_
		opilizio boxi file fili profilada illastificatori dio filante gitori eli illi e i te areia	Social sec	urity	numbe	r				
		ndividuals, this is generally your social security number (SSN). However, for a								
		etor, or disregarded entity, see the instructions for Part I, later. For other er identification number (EIN). If you do not have a number, see <i>How to get a</i>		-			-	-		
TIN. la		OI	r	_		_				_
Note: If the account is in more than one name, see the instructions for line 1. Also see What Name and					fication	a nur	nber			
		vester for guidelines on whose number to enter.	ii i			T	T	T	$\overline{}$	ĺ
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Part										
Under	penalties of perjur	y, I certify that:								
2. I am Sen	n not subject to bac vice (IRS) that I am	this form is my correct taxpayer identification number (or I am waiting for a number kup withholding because: (a) I am exempt from backup withholding, or (b) I have no subject to backup withholding as a result of a failure to report all interest or dividenc ickup withholding; and	t been no	otified	by th	e Int	ernal	Reve me th	enue nat I	am
3 Lam	a U.S. citizen or o	ther U.S. person (defined below); and								
		ered on this form (if any) indicating that I am exempt from FATCA reporting is correc	ct							
					books	:	thh a l	dina	h	
you ha acquis	ve failed to report a ition or abandonme	You must cross out item 2 above if you have been notified by the IRS that you are curre interest and dividends on your tax return. For real estate transactions, item 2 does not a at of secured property, cancellation of debt, contributions to an individual retirement arra dends, you are not required to sign the certification, but you must provide your correct T	apply. Fo ingement	mort (IRA),	gage i and g	ntere ener	st pa ally, _l	aid, baym	ents	use
Sign Here	Signature of U.S. person ▶	Peter Lucadano Date ► Ap	pril 21, 2022	!						
Ger	neral Instru	e Form 1099-DIV (dividends, in funds)	ncluding	hose	from	stocl	ks or	muti	ual	- 7
Sectio noted.		the Internal Revenue Code unless otherwise • Form 1099-MISC (various typeroceeds)	pes of inc	ome	, prize:	s, av	ards	, or g	gross	3
related	to Form W-9 and	or the latest information about developments ts instructions, such as legislation enacted transactions by brokers)	al fund sa	ales a	nd ce	tain	othe	r		
aner tr	iey were published	go to www.irs.gov/FormW9. • Form 1099-S (proceeds from	real esta	ate tra	ansact	ions')			
Pure	ose of Forr							sactio	ons)	
An ind	ividual or entity (Fo	rm W-9 requester) who is required to file an e IRS must obtain your correct taxpayer • Form 1098 (home mortgage in 1098-T (tuition)			-				٠.	,
identifi	cation number (TIN) which may be your social security number identification number (ITIN), adoption	t)							
		nber (ATIN), or employer identification number • Form 1099-A (acquisition or a	abandonn	nent o	of secu	red r	prop	arty)		
(EIN), t amoun	o report on an info it reportable on an	mation return the amount paid to you, or other nformation return. Examples of information lies alien, to provide your correct 1	TIN.		•		-			
	s include, but are n n 1099-INT (interes	ot limited to, the following. If you do not return Form Westerned or paid) be subject to backup withholdi.								nt

later.

• Form 1099-INT (interest earned or paid)

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

EVALUATION CRITERIA

1. Personnel

(E.g., skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels, etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc. with bid.)

Management and Supervisory Personnel Position/Certifications **Duties and Responsibilities** Name Years Exp. 1. Peter Lucadano 40+ **CEO** Operations & Finance 2. David Lucadano Operations & Management President 40 +3. Ernie Lucadano Chairman Fleet Management 40+ Office Manager Admin. & Customer Service 10 Brian Christensen Theo Genduso 20 Human Resources & Safety HR Manager Proposed Staffing Levels Landscape Maintenance staff will include _____ supervisors, and laborers, technical personnel. In addition, list any personnel with technical expertise that will be utilized on this project. (Such as pesticide, herbicide application, arborists, or horticulturist, etc.) Position/Certifications **Duties and Responsibilities** Name Years Exp. 25 **Irrigation Operations** Senior Irrigation Manager 1 John Moylan Benjamin Garland 11 Client Care Specialist Horticulture Operations Landscape Manager Landscape Operations Juan Flores 20 Arborcare Manager **Arborcare Operations** 4. Martin Flores 21

Personnel continued.

pp providing services to Riverbend West CDD: Holiday FL 34690 Vendor shop & Riverbend West CDD 60 an average business day between Vendor shop & Riverbend West CDD 60 minutes ence urrent record and experience of the respondent in similar projects, volume of worl the firm; past performance in any other contracts; subcontractor listing, inventor cocation: The Preserve at Wilderness Lake fatt Huber Contact Phone: (813) 933-5571 x 2772 escription: Community Development District
an average business day between Vendor shop & Riverbend West CDD on minutes ence arrent record and experience of the respondent in similar projects, volume of world the firm; past performance in any other contracts; subcontractor listing, inventory cocation: The Preserve at Wilderness Lake fatt Huber Contact Phone: (813) 933-5571 x 2772
ence arrent record and experience of the respondent in similar projects, volume of work the firm; past performance in any other contracts; subcontractor listing, inventor accation: The Preserve at Wilderness Lake fatt Huber Contact Phone: (813) 933-5571 x 2772
the firm; past performance in any other contracts; subcontractor listing, inventor, ocation: The Preserve at Wilderness Lake [Action Huber Contact Phone: (813) 933-5571 x 2772]
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escription: Community Development District
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's Detailed Scope of Services for Project: Grounds Maintenance, Fertilization,
rrigation, Landscaping, Seasonal Color & Arborcare
tract: START DATE: 2017 END DATE
ocation: Long Lake Ranch CDD
ent Henman Contact Phone: (407) 683-0480
scription: Community Development District
of Contract:\$200K plus additional enhancements
S Detailed Scope of Services for Project: Grounds Maintenance, Fertilization, crigation, Landscaping, Seasonal Color & Arborcare
or e

Project Name/Location: Talavera CDD Contact: Mr. Lynn Hayes
Contact: Mr. Lynn Hayes Contact Phone: (813) 994-1001 x 8024 Project Type/Description: Community Development District Dollar Amount of Contract: \$200K plus additional enhancements Your Company's Detailed Scope of Services for Project: Grounds Maintenance, Fer Pest Control, Irrigation, Landscaping, Seasonal Color & Arborcare Duration of Contract: START DATE: 2021 END DATE Project Name/Location: Trinity Master Communities Contact: Mr. Andrew Schmidt Contact Phone: (727) 503-7311 Project Type/Description: Community Association Dollar Amount of Contract: \$200K plus additional enhancements Your Company's Detailed Scope of Services for Project: Grounds Maintenance, Fert Pest Control, Irrigation, Landscaping, Seasonal Color & Arborcare
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Pest Control, Irrigation, Landscaping, Seasonal Color & Arborcare Ouration of Contract: START DATE:END DATE
Project Name/Location: Bridgewater of Wesley Chapel CDD
Contact: Tish Dobson Contact Phone: (813) 258-4841
Project Type/Description: Community Development District
Pollar Amount of Contract: \$200K plus additional enhancements.

	404	
Duration of Contract: START DATE: 2021	END DATE	



THE NEW STANDARD IN LANDSCAPE MAINTENANCE redtreelandscapesystems.com

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

CONTRACTOR RESUME

About the Owners

David and Peter Lucadano have served Florida's Green Industry for the past forty years respectively. Formerly known as "The Luke Brothers," David and Peter built one of the largest landscape contracting firms in the United States (*Luke Brothers Landscape Services* was rated one of the America's Top 100 Largest Landscape Firms by *Lawn & Landscape Magazine*). After building their *Luke Brothers Landscape Services*, the brothers received a lucrative offer to sell their company to a national firm.

Due to their credentials and experience in the industry, David and Peter have operated as industry consultants for the past several years after selling their landscape company. However, their deep love of the Green Industry and their ability to lead led them to resume their partnership and create RedTree Landscape Systems. RedTree Landscape Systems continues the long legacy of serving the Tampa Bay Area Green Industry by providing the "best of the best" employees who worked for the brothers for many years. By implementing the systems that were proven to be successful and effective on large-scale community association properties, the RedTree Landscape Systems team has successfully built a strong list of clientele and a stellar local reputation for performance.

Management & Key Personnel

PETER LUCADANO (CEO)

- 40 Years of experience in the Green Industry
- Bachelor's Degree from Liberty University
- Master's Degree in Business Administration from the University of Phoenix
- International Certified Arborist
- Florida Certified Irrigation Contractor
- Florida Certified Pest Control Contractor (Lawn & Ornamental)
- Nationally Certified Landscape Manager (highest certification available in the Green Industry)
- Florida Certified Best Management Professional
- Florida Certified Horticulture Professional

DAVID J. LUCADANO (President)

- 40 Years of experience in the Green Industry.
- International Certified Arborist.
- Florida Certified Pest Control Contractor (Lawn & Ornamental)
- Florida Certified Landscape Contractor

Management & Key Personnel (Continued)

SIMON CORONA (Lead Grounds Maintenance Supervisor)

- 21 years of experience in the Green Industry
- · Has been employed by the owners for a combined 16 years
- Extensive landscape maintenance experience on large-scale properties

JUAN FLORES (Lead Technical Services Supervisor)

- 22 years of experience in the Green Industry
- Has been employed by the owners for a combined 19 years
- Landscape construction experience ranging throughout the southeast in hardscape and landscape installation

MARTIN FLORES (Lead Arbor Care Supervisor)

- 22 years of experience in the Green Industry
- Has been employed by the owners for a combined 19 years
- Extensive arbor care experience in all facets of work; worked through and after several major hurricanes on both coasts of Florida

JOHM MOYLAN (Irrigation Manager)

- 25 years of experience in the Green Industry
- Has been employed by the owners for a combined 18 years
- Extensive knowledge in 2-wires systems and various pumping systems

ANTONIA DE LA CRUZ (Lead Floral Technician)

- 8 years of experience in the Green Industry
- Has been employed by the owners for a combined 5 years
- Extensive knowledge in floral arrangements, seasonal varieties and floral care

Equipment

RedTree Landscape Systems maintains a fleet of state-of-the-art, late-model landscape maintenance equipment and trucking fleet. Through their many years of commercial landscape maintenance experience, the brothers have learned which equipment lines and applications would best accommodate the District. The RedTree fleet is well-maintained, polished and available for inspection at any time.

Financial Capabilities and Resources

RedTree Landscape Systems is well-capitalized by the ownership group and private investors who had had a business relationship with the owners for many years. A \$2MM credit line is available at all times for the capitalization and operation of the firm when and if necessary.

The company is currently on track to perform over \$12MM in annual revenues, with an anticipated EBITDA well over 20%. The company Debt to Equity stands at 0.74, while the Current Ratio stands at a solid 1.69.

Ability to Comply with Standard Terms & Conditions (including Statement of Work)

RedTree Landscape Systems specializes in the successful operation of commercial landscape maintenance programs on large-scale homeowners' association properties. The ownership of RedTree Landscape Systems will be directly involved in the day-to-day assurance that all maintenance operations are performed in a manner that is both within the guidelines of the provided RFP and within the expectations of the many valued residents of the District.



Professional Affiliations

- International Society of Arboriculture
- Florida Nursery, Growers and Landscape Association
- National Association for Landscape Professionals
- University of Florida Cooperative Extension
- Community Associations Institute
- Bay Area Apartment Association

Experience of company leadership includes:

PETER LUCADANO (CEO & Owner)

- 40 Years of experience in the Green Industry
- Bachelor's Degree from Liberty University
- Master's Degree in Business Administration from the University of Phoenix
- International Certified Arborist
- Florida Certified Irrigation Contractor (Irrigation License Holder)
- Florida Certified Pest Control Contractor (Lawn & Ornamental)
- Nationally Certified Landscape Manager (highest certification available in the Green Industry)
- Florida Certified Best Management Practices Professional
- Florida Certified Horticulture Professional

DAVID J. LUCADANO (President & Owner)

- 40 Years of experience in the Green Industry.
- International Certified Arborist
- Florida Certified Pest Control Contractor (Lawn & Ornamental)
- Florida Certified Landscape Contractor
- Florida Certified Best Management Practices Professional

SIMON CORONA (Lead Grounds Maintenance Manager)

- 26 years of experience in the Green Industry
- Has been employed by David & Peter Lucadano for a combined 23 years
- Extensive landscape maintenance experience on large-scale properties

JUAN FLORES (Landscape Installation Supervisor)

- 20 years of experience in the Green Industry
- Has been employed by David & Peter Lucadano for a combined 18 years
- Landscape construction experience ranging throughout the southeast in hardscape and landscape installation

MARTIN FLORES (Lead Arbor Care Supervisor)

- 21 years of experience in the Green Industry
- Has been employed by David & Peter Lucadano for a combined 19 years
- Extensive arbor care experience in all facets of work; worked through and after several major hurricanes on both coasts of Florida

JOHN MOYLAN (Lead Irrigation Technician)

- 25 years of experience in the Green Industry
- Has been employed by the David & Peter Lucadano for a combined 10 years
- Extensive knowledge in 2-wires systems and various pumping systems

PASCO COUNTY BUSINESS TAX RECEIPT Issued pursuant and subject to Florida Statutes and Pasco County Ordinances. Issuance does not certify

compliance with zoning or other laws. This receipt must be posted conspicuously in place of business.

2023

Expires September 30th



ACCOUNT #::

5532 AULD LANE

HOLIDAY, FL 34690

SIC CODE:

105879

0781.01

REDTREE LANDSCAPE SYSTEMS LLC

TAX COLLECTOR PASCO COUNTY FLORIDA

TYPE OF BUSINESS LANDSCAPING SERVICE STATE LICENSE #

OWNER/QUALIFYING AGENT LUCADANO PETER

LOCATION ADDRESS: 5532 AULD LANE HOLIDAY, FL 34690

DATE

RECEIPT

AMOUNT

07/25/2022

22-1-112129

70.00

Dear Business Owner:

Your 2023 Pasco County Business Tax Receipt is printed above. Please detach the receipt and display it in a place that is visible to the public and available for inspection.

The Pasco County Business Tax Receipt is in addition to any other license or certificate that may be required by law and does not signify compliance with zoning, health, or regulatory requirements. The Pasco County Business Tax Receipt is non-regulatory and is not meant to be a certification of the holder's ability to perform the service for which it is registered.

Business Tax Receipts expire September 30th. Annual renewals are mailed in June to the address of record at that time. Please contact our office if there are any changes to your business name, ownership, physical address, or closing of your business.

Thank you for allowing us to serve you!

MIKE FASANO
PASCO COUNTY TAX COLLECTOR

EAST PASCO GOVERNMENT CENTER DADE CITY

WEST PASCO GOVERNMENT CENTER NEW PORT RICHEY

TAX COLLECTOR BUILDING GULF HARBORS

CENTRAL PASCO GOVERNMENT CENTER LAND O'LAKES

COMPARK 75 BUSINESS PARK WESLEY CHAPEL

CALL CENTER: MONDAY - FRIDAY 8:30 AM - 5:00 PM (352) 521-4338 • (727) 847-8032 • (813) 235-6076

PASCO COUNTY BUILDING CONSTRUCTION SERVICES DEPT. CONTRACTOR LICENSING CERTIFICATE OF COMPETENCY CARD

C.C. # LSS-08912

Name: PETER LUCADANO Contractor Type: PC Irrigation

COUNTY FI

Business Name: REDTREE LANDSCAPE

SYSTEMS LLC

HAVING MET THE COMPETENCY REQUIREMENTS FOR THE

CICENSE TERM EXPIRING 09/30/2022

Signature

THIS SHOULD BE KEPT IN YOUR WALLET.

NOTE TO CONTRACTOR:

IT SHALL BE THE RESPONSIBILITY OF THE LICENSEE TO KEEP ALL INSURANCE, BONDS, ADDRESSES AND PHONE NUMBERS CURRENT.

PLEASE CONTACT **PASCO COUNTY LICENSING** TO UPDATE AT:

Contractorlicensing@pascocountyfl.net

727-847-8009

Compliance with Pasco County Code 18, Article 4, Section 18-69 for Vehicle Identification is required

THE PLACARD BELOW MUST BE DISPLAYED IN YOUR PLACE OF BUSINESS.

PLEASE CUT ON THE DOTTED LINE

PASCO COUNTY BUILDING CONSTRUCTION SERVICES DEPT. CONTRACTOR LICENSING



C.C. # LSS-08912

Name: PETER LUCADANO
Contractor Type: PC Irrigation

Business Name:

REDTREE LANDSCAPE SYSTEMS LLC

5532 AULD LANE, HOLIDAY, FL 34690

UNDER SECTION 18 PASCO COUNTY CODE CHAPTER 18, ARTICLE 4, HAS MET THE PROVISIONS FOR A CERTIFICATE OF COMPETENCY EXPIRING 09/30/2022

11/23/2020

DATE

The same the continue of the speciment o STATE OF FLORIDA Department of Agriculture and Consumer Services BUREAU OF LICENSING AND ENFORCEMENT

Date
April 20, 2022

THE PEST CONTROL COMPANY FIRM NAMED BELOW HAS REGISTERED UNDER HE PROVISIONS OF CHAPTER 482 FOR THE PERIOD EXPIRING: May 31, 2023

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5532 AULD LANE HOLIDAY, FL 34690

REDTREE LANDSCAPE SYSTEMS 5532 AULD LANE HOLIDAY, FL 34690

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NICOLE SILL NICOLE "NIKKI" FRIED, COMMISSIONER

STATE OF FLORIDA
Department of Agriculture and Consumer Services BUREAU OF LICENSING AND ENFORCEMENT

REDTREE LANDSCAPES YSTEMS 5532 AULD LANE
PEST CONTROL COMPANY FIRM

HAS PAID THE FEER PROPERTY OF THE PERIOD EXPIRING May 21, 20

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BUREAU OF LICENSING & ENFORCEMENT 3125 CONNER BLVD, BLDG. 8 TALLAHASSEE, FLORIDA 32399-1650

The same of the sa STATE OF FLORIDA Department of Agriculture and Consumer Services BUREAU OF LICENSING AND ENFORCEMENT

Date

File No.

Expires

April 23, 2022

JF132079

June 1, 2023

THE CERTIFIED PEST CONTROL OPERATOR NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 482 FOR THE PERIOD EXPIRING: June 1, 2023

PETER LUCADANO
5532 AULD LANE
HOLIDAY, FL 34690

NICOLE "NIKKI" FRIED, COMMISSIONER

STATE OF FLORIDA Department of Agriculture and Consumer Services BUREAU OF LICENSING AND ENFORCEMENT

PETER LUCADANO CERTIFIED PEST CONTROL OPERATOR

JF132079

MINISTER AUTHORITIES A STANDARD LESSTAND

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HAS PAID THE FEE REQUIRED BY CHAPTER 482 FOR THE PERIOD EXPIRING $\mathbf{June~1,2023}$

nicse friel Signature COMMISSIONER

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BUREAU OF LICENSING & ENFORCEMENT 3125 CONNER BLVD, BLDG. 8 TALLAHASSEE, FLORIDA 32399-1650

STATE OF FLORIDA
Department of Agriculture and Consumer Services
BUREAU OF LICENSING AND ENFORCEMENT

Date
File No.
Expires
April 20, 2021
LF203707
April 22, 2025

THE LTD COMMERCIAL FERTILIZER APPLICATOR HOLDER
NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF
CHAPTER 482 FOR THE PERIOD EXPIRING: April 22, 2025

PETER LUCADANO
SS32 AULD LANE
HOLIDAY, FL 34690

NICOLE "NIKKI" FRIED, COMMISSIONER

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STATE OF FLORIDA Department of Agriculture and Consumer Services BUREAU OF LICENSING AND ENFORCEMENT

PETER LUCADANO LTD COMMERCIAL FERTILIZER APPLICATOR HOLDER

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HAS PAID THE FEE REQUIRED BY CHAPTER 482 FOR THE PERIOD EXPIRING $\mbox{\bf April}$ 22, 2025

nicre friel Signature COMMISSIONER

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BUREAU OF LICENSING & ENFORCEMENT 3125 CONNER BLVD, BLDG. 8 TALLAHASSEE, FLORIDA 32399-1650

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Date May 6, 2022

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File No. JF118508 Expires

June 1, 2023

THE **CERTIFIED PEST CONTROL OPERATOR** NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 482 FOR THE PERIOD EXPIRING: June 1, 2023

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DAVID JOHN LUCADANO 5532 AULD LANE HOLIDAY, FL 34690

Lawn and Ornamental

NICOLE STIEL NICOLE "NIKKI" FRIED, COMMISSIONER

STATE OF FLORIDA

Department of Agriculture and Consumer Services BUREAU OF LICENSING AND ENFORCEMENT

DAVID JOHN LUCADANO CERTIFIED PEST CONTROL OPERATOR

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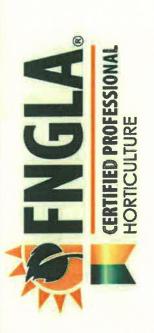
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HAS PAID THE FEE REQUIRED BY CHAPTER 482 FOR THE PERIOD EXPIRING June 1, 2023

nicre friel Signature

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BUREAU OF LICENSING & ENFORCEMENT 3125 CONNER BLVD, BLDG. 8 TALLAHASSEE, FLORIDA 32399-1650



The Florida Nursery, Growers & Landscape Association Confers on

Peter Lucadano H05549

The Title of

FNGLA Certified Horticulture Professional (FCHP)

Expiration Date: 12/31/2024 Certified Since: 12/10/2003

Martin Hackney, FNGLA President

Merry Mott, FNGLA Certification Director



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscapesystems.com

5532 Auld Lane, Holiday FL 34690



Peter Lucadano has completed all requirements for renewal of his Certified Arborist license. We are waiting on the renewal certificate to come from ISA.

On the following page is a print out from the ISA website that verifies his standing as a Certified Arborist



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscapesystems.com

5532 Auld Lane, Holiday FL 34690





Certificate of Training Best Management Practices

Florida Green Industries



has successfully met all requirements necessary to be fully trained through the Green Industries Best Management Practices Program developed by the Florida Department of Environmental Protection with the University of

Florida Institute of Food and Agricultural Sciences.

Issuer

D. Rainey

10/21/2008

Instructor

Date of Class

DEP Program Administrator

Not valid without seal

Congratulations on successfully completing the Florida Green Industries Best Management Practices Training Program. We greatly appreciate your participation in and successful completion of this course. We hope that it has helped you to better understand Florida's nonpoint source pollution problems and the importance of proper design, construction, irrigation, fertilization, pest control, and maintenance of lawns and landscapes, in order to assure minimal adverse environmental effects while achieving customer expectations.

Attached you will find your numbered certificate and wallet card. Please let me know if there are any errors in the certificate or card, or in the grading of your exam. If we can be of further assistance, please do not hesitate to contact Dr.

Trenholm at 352/392-1831x374 or via email: letr@ufi.edu.

State of Florida

David Lucadano 10020 Living Word Ct New Port Richey, FL 34654 State of Florida
DEPARTMENT OF
ENVIRONMENTAL PROTECTION

David Lucadano

GV4001-1

GV4001

Certificate

Fraince ID#

GREEN INDUSTRIES BEST MANAGEMENT PRACTICES
TRAINING PROGRAM





Riverbend West Community Development District OPERATIONS OVERVIEW

Company History

David and Peter Lucadano (owners of RedTree Landscape Systems) have served Florida's Green Industry for the past thirty-four years respectively. Formerly known as "The Luke Brothers," David and Peter built one of the largest landscape contracting firms in the United States (*Luke Brothers Landscape Services* was rated one of the America's Top 100 Largest Landscape Firms by *Lawn & Landscape Magazine*). After building their *Luke Brothers Landscape Services*, the brothers received a lucrative offer to sell their company to a national firm.

Due to their credentials and experience in the industry, David and Peter have operated as industry consultants for the past several years after selling their landscape company. However, their deep love of the Green Industry and their ability to lead led them to resume their partnership and create *RedTree Landscape Systems* several years ago. *RedTree Landscape Systems* continues the long legacy of serving the Tampa Bay Area Green Industry by providing the "best of the best" employees who worked for the brothers for many years. By implementing the systems that were proven to be successful and effective on large-scale community association properties, the *RedTree Landscape Systems* team has successfully built a strong clientele and a stellar local reputation for performance.

Personnel

RedTree Landscape Systems enjoys the benefit of being a well-respected employer for landscape technicians in the Tampa Bay Area for the past three decades. As a result of treating employees fairly, offering the best wages in the business, provide a career path for staff and implementing state-of-the-art training processes for team associates, RedTree Landscape Systems maintains employee relationships that last for 5, 10, 15 and 20 years with many key staff. Additionally, RedTree maintains a "farm system" training program (similar to the Major League Baseball model) that allows for a consistent pipeline of ready, willing and able potential staff to accommodate growth.

RedTree Landscape Systems performs extensive background checks, motor vehicle report history checks, employee identification (legal right to work in the United States) verification and full drug testing for each employee. RedTree Landscape Systems is proud to be a drug-free workplace.

RedTree Landscape Systems is proud to be an Equal Opportunity Employer. The RedTree Team is proud to be represented by many women and men representing many different races and origins.

Quality Assurance

WARRANTIES: RedTree Landscape Systems will warranty all plant material and sod installed by RedTree Landscape Systems for the lifetime of the existing and all subsequent landscape maintenance contracts that are negotiated with Riverbend West Community Development District. Exclusions to this warranty include acts of God, theft or vandalism.

WORKMANSHIP GUARANTEES: RedTree Landscape Systems provides full and complete workmanship guarantees for all provided work for this project. Exclusions to these guarantees include acts of God, theft or vandalism.

Additional Information

EQUIPMENT: RedTree Landscape Systems maintains a fleet of state-of-the-art, late-model landscape maintenance equipment and trucking fleet. Through their many years of commercial landscape maintenance experience, the brothers have learned which equipment lines and applications would best accommodate the residential landscape of The Federation property and respective associations. The RedTree fleet is well-maintained, polished and available for inspection at any time.

FINANCIAL CAPABILITIES & RESOURCES: RedTree Landscape Systems is well-capitalized by the ownership group and private investors who had had a business relationship with the owners for many years. A \$2MM credit line is available at all times for the capitalization and operation of the firm when and if necessary.

WHAT WE ARE NOT: We are not going to claim to be the largest landscape contractor in your bid pool. We will not claim to have an out-of-Florida headquarters, many layers of leadership and managers, and an out-of-touch ownership team.

WHAT WE ARE: We are local, family-owned landscape company that maintains the crisp professionalism and capabilities that can match any national landscape contracting firm. We are personal... We are accessible... We are easy to do business with... We keep our word.



THE NEW STANDARD IN LANDSCAPE MAINTENANCE redtreelandscapesystems.com

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

MANAGEMENT PHILOSOPHY & STYLE

Account Management

The owners of RedTree Landscape Systems believe in a different operational philosophy than most landscape contractors. While most landscape companies spend money on middle management positions, RedTree has found that eliminating middle management, offering direct oversight to our properties and spending "management" wages on the actual crew leadership that is on the property each day. In this fashion, the crew leaders take true ownership of their properties due to their lucrative income and path of career progress offered by RedTree. In doing so, our crew supervisors are recognized as being "the best of the best" in the industry.

Management Philosophy

Due to the fact that RIVERBEND WEST CDD is located minutes away from our main headquarters, the owners of RedTree will maintain a distinct presence on the property throughout the course of the month. Additionally, veteran, dedicated staff will be assigned to perform the day-to-day functions of grounds maintenance on your property. The following bullet points will outline the RedTree Landscape Systems philosophy toward delivering systematic, sustainable and consistent results to your community:

- A grounds maintenance crew of approximately six (6) people would be working on your property during select days of service.
- The assigned grounds maintenance crew would be entirely "cross-trained" in the performance of mowing and "detailing" (plant material trimming, weeding and herbicide application) operations.
- The crew would function on a multiple day rotation of mowing, trimming plant material and applying weed control products in planter beds and on pavement joints to accomplish the complete mowing and "detailing" of all areas mowed.
- The fifth day of the week would function as a make-up day for rained-out mowing operations during that week or additional detailing that is needed (i.e., larger ornamental trees, ornamental palm tree trimming, etc.).
- All areas serviced would be inspected weekly by ownership to assure that all green waste is removed, that grounds maintenance functions have been performed property and to inspect for any visible turf deficiencies.
- Weekly yard-by-yard inspections would be performed by a pest control technician on a mobile application unit that could apply "real time" treatment to visible turf concerns (Integrated Pest Management) in between scheduled full applications of fertilizers and pest control products.

Management Style

As has been aptly requested, management "style" is an essential component of both delivering superior service and separating one contractor from another. Below are several key aspects of the *RedTree Landscape Systems* management style that will be incorporated into the District landscape maintenance program:

- OWNERSHIP INVOLVMENT: Just as a top chef cannot expect consistent results if he is not in his kitchen, so the RedTree Landscape Systems ownership has identified the fact that ownership needs to be involved on a ground-level in a successful landscape maintenance program. You can expect to see an owner of RedTree Landscape Systems be on the property no less than weekly, as well as participating in the monthly landscape inspection tours of the program. The old adage: "You can't expect what you don't inspect" is a very essential part of the ownership philosophy and style at RedTree Landscape Systems.
- EMPOWER FIELD MANAGEMENT: It is important that our Grounds Maintenance Foreman is
 both empowered and supported in his daily oversight of the landscape program. Our Grounds
 Maintenance Foreman will have authorization to perform important financial transactions, such as
 offering credits, warranties, pay raises for staff and reduced pricing considerations. Our
 leadership must be a key contributor to the decision-making process; while also having the
 comfort level that ownership is an arm's length away to act as support or lend a helping hand
 when needed.
- TREAT OUR PEOPLE WELL: There is a reason that most of the employees on staff at RedTree Landscape Systems have worked for this ownership team for 15 to 20 years they are treated with value and respect. From paying top performers top level pay to offering strong benefits to providing Holiday bonuses, our people are the most powerful and valuable aspect of our company. After many years in the industry, the ownership knows that a landscape company is essentially only a garage full of equipment without the separating aspect of the great people that are operating them.
- CONCIERGE SERVICE: No one in this bidding process has more experience in providing concierge level landscape service to Tampa Bay homeowners than the RedTree Landscape Systems team. The objective of field management and supervision will be to accommodate resident concerns related to the landscape program prior to them having to hit the manager's desk. From doing a good job initially to cleaning up generated debris properly, many resident concerns can be alleviated by simply assuring a quality work product.
- TAKE CARE OF OUR EQUIPMENT: The presence of landscape contractors on property should enhance property values, not detract from them. When landscape contractors bring brokendown, dirty and failing trucks on a property, they give the industry a bad reputation as a whole. The RedTree Landscape Systems way is carefully designed to provide brand recognition through shiny red trucks, well-maintained equipment and clean maintenance routines. When the owners of RedTree Landscape Systems have seen other landscape contractors fail to properly maintain their own fleet throughout the years, it always was a true conclusion that those contractors would eventually fail to property maintain their client's landscapes.

We are confident that the application of the *RedTree Landscape Systems* approach will make a profound and positive impact on your landscape program for many years to come!

RedTree Landscape Systems Vechicle Inventory						
Crew	Make/Model	Year	VIN#	Tag#		
GM-6	Ford F350	1999	1FTSF31F6XEE88573	320-4YE		
Admin	Ford F250	2017	1FT7W2BT7HEE42210	GJB X28		
Admin	Ford F250	2018	1FT7W2BT5KEC74655	MKR U57		
GM-1	Ford F450	2017	1FD0W4GT5HEF21506	JBB Y30		
GM-2	Ford F450	2018	1FD0W4GTXJED98897	JQU S61		
GM-3	Ford F450	2006	1FDXW46P16EB43345	JUV H69		
Landscape	Ford F750	2019	1FDWW7DX7KDF00107	P35 28C		
GM-5	Ford F450	2004	1FDXW46P84ED99222	KTT T48		
Irrigation 3	Ford Van	2010	NMOLS7DN1AT017635	LKP 156		
Irrigation 2	Ford Van	2018	NMOLS7F0J1366795	KDQ N65		
GM-7	Ford F450	2005	1FDXW46P95EA24974	LGC M03		
Detail 1	GMC 1500	2015	1GTR1UEC3FZ165091	CNF E75		
Detail 2	Chevy Silverado	2008	1GCEC1908Z149374	LNC E02		
Wilderness	GMC 3500	2006	1GDJC34U86E244982	NTZ G68		
GM-4	Ford F450SD	2019	1FD0W4GT0KED99337	LSH A78		
PC/Fert	Isuzu	1996	JALC4B1K3T7004737	LXD B89		
Admin	Honda CRV	2010	5J6RE4H77AL019396	KQD R18		
GM-8	Ford F-450/SD	2020	1FD0W4GT2LEC54222	NTCG79		
Tree	Ford F550 Dump	2013	1FD0W5GT1DEB59691	PKV P53		
	Ford F550	2021	1FD0W5GT2LEE52515	QDWR50		
Irrigation-1	Chevy Van	2005	1GCFG15X051146191	PIX V47		



redtree Landscape Systems Equipment and Promotional Vehicles

Туре	Crew	Make/Model	Year
Chipper	Tree	Bandit	2020
Fire Truck	Promo	Mack	1986
Speader/.			
Sprayer		ZSpay	
Grinder	Tree	Briggs & Stratton	2020
Fire Truck	promo	Mack	1983
Bulldozer		Williams 3/20/202	20
Hearse	Promo	Cadillac	2002
Wheel Loader		John Deere	2018
Utility Tractor		John Deere	2019

RedTree Landscape Systems - Trailer Inventory

Axels	Make/Model	Year	VIN#	Tag #
2	Cove	2018	53FBE2423JF041836	JUG Y86
2	SUCO	2012	1S9002024C1303883	320 1YE
1	HMDE	2018	NOVIN0201208683	319 9YE
1	Trailer/TCTC	2019	1XNBU1219K1091556	LQI R95
2	Trailer	2015	53NBE162XF1033751	KTT U16
2	Trailer/HMDE	2009	NOVINO200800105	669 WIF
1	Trailer/GMC	2016	2GKALPEK8G6229322	GPY X58
2	SUCO	2019	53FBE202XKF046670	KMF C26
2	Trailer/ANDS	2005	4YNBN25275C035665	KLY N88
2	Trailer/COVE	2019	53FBE2023KF043524	LBK P58
	Trailer/FORD DUMP		1FDWW7DXD7KGF00107	P3528C
	Trailer/FVTN	2016	50XBE1218GA000468	LSS Q48
2	Trailer/BIGT	2015	16VDX1625F5083579	319 8YE
2	Trailer/EXPD	2007	4D6EB122117A023689	LZT T73
2	Anvil 7x16 (RJ)	2020	7FYBE162XLD014269	NST-V05
2	Anderson Flatbed	2019	4YNBN2223KC088332	NDL X29
	Lark Trailer	2020	5RTBE2024LD070992	
	ARISING Trailer	2020	5YCBE1426MH001782	PYQ Y22

RED	TREE MOV	VER INVENTOR	Y
Description	Manufacture	Model Number	Model Year
Riding Mower	Walker	MTSD	2000
Wallk Behind	John Deere	WHP48A	2015
Ztrack Mower	John Deere		2018
Walk Behind Mower	Exmark	TTX650EKC52400	2018
Walk Behind Mower	Exmark	TTX650EKC52400	2018
Riding Mower	Exmark	TTX650EKC604N0	2018
Riding Mower	Exmark	LZ250EKA604W0	2018
Walk Behind Mower	Exmark	TT650EKC604N0	2018
Riding Mower	John Deere	Z960M 6D	2018
Riding Mower	Exmark	IZ27K0604	2018
Walk Behind Mower	Exmark	TTX650EKC604N0	2018
Z960 Ztrak	John Deere	1TC960MCELT090176	2021
652R QUIKTRAK	John Deere	1TC652RKKLT080674	2021
Standing Mower	ExMark	VTS691KA524CA	2017
Standing Mower	Exmark	VTS691KA524CA	2017
Riding Mower	Exmark	LZ850EKA604W0	2019
Walk Behind Mower	Exmark	TTX650EKC604N0	2018
Riding Mower	Exmark	LHP5223KC	2015
Standing Mower	Scag	36"	
Riding Mower	Exmark	LHP5223KA	2015
Riding Mower	Exmark	LHP23KC523	2008
Walk Behind Mower	Exmark	TT3615KAC	2012
Standing Mower	Wright Stander	52"	2015
Walk Behind Mower	Exmark	TTX650EKC52400	2019
Riding Mower	Exmark	LZS801GKA604A1	2018
Mower 960M Ztrack	John Deere		2018
Mower 960M Ztrack	John Deere		



For a further look at some of work please check us out at:



http://www.facebook.com/redtreelandscapesystems



RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

Uniting partners through exceptional landscape services



Riverbend West Community Development District

Landscape Maintenance and Irrigation Proposal



August 30, 2022

Riverbend West Community Development District c/o Rizzetta & Company

RE: Landscape Maintenance & Irrigation Proposal

Dear Bryan Shaub,

Thank you for considering United Land Services as your landscape maintenance service provider. We sincerely appreciate every opportunity presented to build a lasting relationship with our clients. Our proposal has been uniquely crafted to address your community's specific needs and expectations. We call this your Community Road Map™ because it was designed to illustrate the steps to take your community from its current state to one your residents will be proud of for years to come.

Included in your Community Road Map™ you will find the following sections:

Company History: Information about our company's experience, capabilities and core values.

Development Strategy: Our transition plan includes the actions we will take in the first 30/60/90 days of service to improve both your specific areas of concern and items we have noted during our inspection that will provide an immediate impact to the appearance of the property.

Scope of Services Summary: This section outlines our scope of services, derived from industry established Best Management Practices and our years of experience in the field.

Agreement & Investment: Our service agreement and pricing for the services we'll provide to your property.

If you have any questions after reviewing our proposal, please do not hesitate to contact me at any time. I am always available to provide solutions and discuss any aspect of property's needs directly.

Sincerely,

Jena Rodgers Regional Sales Director United Land Services jrodgers@unitedlandservices.com



Table of Contents

- I. Company History, Experience and Services
- 2. Products and Services
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- 6. Your Investment
- 7. Scope of Services
- 8. Phase Development Strategy
- 9. Reporting
- 10. Contract
- 11. Mapping



Company History

Field Support Office

12428 San Jose Blvd Jacksonville, FL 32223 (904) 829-9255

ULS Buccaneer Brandon

4316 Hartford St. Tampa Fl 33619

Total Number of Employees

500+

Our History

How It All Started

The Company was founded by Bob Blandford in 2001 as United Landscapes, a name that has come to be synonymous with best-in-class landscape design, installation and maintenance services across the Jacksonville and St. Johns County area. Today, the Company has over 400 employees working daily with hundreds of commercial customers throughout Florida. Each location is capable of independently managing and enhancing a variety of complex landscape projects.

Services Offered & Approach

At United Land Services, we meet the highly specific needs of our clients by offering a comprehensive selection of services — from the design to the installation to the ongoing maintenance. Our landscape service divisions are equipped to handle a wide variety of properties, including masterplan communities, condominiums, golf clubs, office complexes, retail establishments and resorts. We perform these services with your distinct needs at the forefront of everything we do. We are local owners and operators committed to delivering excellent service at the highest levels of quality and craftsmanship.

United Land Services takes a proactive approach when it comes to the landscape. We become trusted partners for all your landscape needs while providing quality landscapes in line with University of Florida Best Management Practices.

Additional Areas Served

- Montgomery, Alabama
- Central Florida
- Port St. Lucie. Florida
- Fernandina Beach, Florida
- Tampa, Florida
- Metro Jacksonville











Products & Services

We Are Your All-Inclusive Service Provider



Landscape Maintenance

Our crews will arrive on schedule, work on your property conscientiously and respectfully, and always leave your landscape looking beautiful and tidy.



Outdoor Lighting

Landscape lighting can increase your property's safety, make it easier to navigate, and allow clients, residents, and guests to enjoy it late into the evening.



Commercial Installation

We provide large scale Commercial Landscape and Irrigation Installation at the highest level. From initial design through value engineering and buildout.



Sod Installation

United takes your lawns from withering to wonderful. We offer expert sod-laying and seeding services as well as over-seeding to thicken up your turf.



Landscape Design

The design and planning phase is critical to a successful project. Our design team offers complete landscape architecture services that ensure a seamless process and a beautiful final product.



Irrigation Systems

Enjoy lush lawns, healthy trees and gardens for the entire growing season, without having to lift a finger.



Hardscapes

Our crews will arrive on schedule, work on your property conscientiously and respectfully, and always leave your landscape looking beautiful and tidy.



Driveways & Entranceways

Welcome clients, customers, residents and guests to your property with a well-kept and attractive entrance.



Irrigation Experts

Your Team of Certified & Licensed Specialists





Installation, Maintenance & Repairs

 Installation - At United Land Services, our irrigation experts are certified and licensed to install the most sophisticated, water wise irrigation systems. Our team has had over 25 years of installing systems across the Southeast.



Maintenance - Monthly irrigation inspections and adjustments keep your system performing effectively and efficiently. United Land Services conducts routine wet checks with monthly reports to ensure proper coverage is being maintained to protect your investment.



 Improvements - Whether you have an old or new irrigation system, you can trust United Land Services to conduct a full audit and clearly communicate any deficiencies found to be repaired.
 Our team is ready to serve you.



Agronomics Program

Certified Pest Control Operators









Fertilization, Pest Control & Agronomy Management

- Fertilization We understand the importance of curb appeal. We also understand that investing in the correct agronomics plan is an investment in your community. United Land Services takes pride in operating the fertilization and pest control throughout the Southeast
- **Pest Control** United Land Services has developed a reputation for creating and maintaining thriving landscape environments for the Southeast's most demanding clients.
- Agronomy Management We have a catered approach to all of our property's because not one size fits all. Our certified pest control specialists will customize an integrated plan to keep your community flourishing.



Key Management & Personnel

Bob Blandford

Chief Executive Officer



Bob Blandford leads our team as an accomplished executive with more than 25 years of experience in the landscape industry. Bob believes in our mission, our people, and our products as well as providing the best possible customer service. He is driven to do whatever it takes to be the best partner with the best company culture in the business.

Experience

2019 - Present

United Land Services - Chief Executive Officer

- Oversee executive leadership, public relations of the company and all company-related training
- Effectively manage a team of more than 450 employees in 8 different locations throughout the Southeast
- Develop and accomplish short-term goals and long-term objectives that further the company's growth

1998 - 2019

<u>United Landscapes – Owner</u>

At the age of 16, Bob Blandford started working for a commercial lawn maintenance company servicing customer such as Barnett Bank, TPC Sawgrass, and Jacksonville Golf and Country Club. In 1998, he went into business for himself, performing all facets of commercial construction and maintenance. Over the years, Bob built a company that now employs over 400 employees. They service customers such as HOA, CDD, commercial developers, and ten different national home builders. Bob Blandford also holds a Commercial Building Contractor's License and a Florida Irrigation License.

Licenses & Skills

- Certified General Contractor
- Certified Pest Control Operator
- Certified Irrigation Contractor
- Certified Dealer In Agriculture
- Leadership & Growth Mindset
- Business Strategy & Planning

Contact

I 2276 San Jose Blvd. Ste, 747 Jacksonville, FL 32223 904-829-9255 bblandford@unitedlandservices.com

Ray Leach

President of Operations



Ray Leach is the driving force behind the day-to-day operations. At United Land Services his role includes law and finances, strategic planning, analytical thinking, business development and operations management. His extensive knowledge in the landscape industry has made Ray a successful, demonstrated leader over his 30-year industry tenure.

Experience

2021 - Present

United Land Services - President of Operations

- Formulate business strategy with others in the executive team
- Design policies that align with overall strategy
- Implement efficient processes and standards
- Coordinate labor operations and find ways to ensure customer retention
- Ensure compliance with local and state laws
- Evaluate risk and lead quality assurance efforts
- Oversee expenses and budgeting to help the organization optimize costs and benefits

1994 - 2021

Southern Scapes - President

- Directing and overseeing an organization's budgetary and financial activities
- Analyzing performance indicators, financial statements and sales reports
- Implement efficient processes and standards
- Coordinate labor operations and find ways to ensure customer retention
- Ensure compliance with local and state laws
- Evaluate risk and lead quality assurance efforts
- Identifying areas to cut costs while improving programs, performance and policies

Licenses & Skills

- Certified Irrigation Contractor
- Strategic Planning & Execution
- Personnel Development
- Acquisition Integrations

Contact

I 2276 San Jose Blvd. Ste, 747 Jacksonville, FL 32223 904-829-9255 rleach@unitedlandservices.com linkedin.com/in/ray-leach-8bb505174/

Donnie Cope

Vice President of Operations



Accomplished and goal-driven Vice President with more than 7 years' experience in strategic and tactical business leadership. Expertise includes managing business process change to achieve maximum results with effective planning, organization and communication skills as well as a solutions-oriented approach to problem-solving.

Experience

2015 - Current

United Land Services - VP of Operations

- Establishes, implements, and communicates the strategic direction of the organizations operations division.
- Collaborates with executive leadership to develop and meet company goals
 while supplying expertise and guidance on operations projects and systems.
- Collaborates with other divisions and departments to carry out the organization's goals and objectives.
- Identifies, recommends, and implements new processes, technologies, and systems to improve and streamline organizational processes and use of resources and materials.
- Designed and manages Northeast Florida operations with a diverse staff of qualified project managers

2016 - 2020

Florida Turf Grass - Owner

Sod sales, installation and grading services for Northeast Florida.

2014 - 2016

Outdoor Concepts - Owner

• Landscape design and construction services for Northeast Florida.

Education

2001 - 2003

A.A. Business Administration and Management

St. John's Community College

Licenses & Skills

- Creativity
- Leadership
- Organization
- Problem solving
- Teamwork

Contact

I 2276 San Jose Blvd. Ste, 747
Jacksonville, FL 32223
904-829-9255
dcope@unitedlandservices.com
linkedin.com/in/donnie-cope-69677b20/

Anthony Bretz

Director of Agronomy



Seasoned pest control operator with over 18 years of experience in the industry. Proven ability to identify and suppress or eliminate pests while providing excellent customer service. Passion for performing and supervising year-round maintenance field operations involving Florida turfgrass and ornamentals.

Experience

2019 - Present

United Land Services – Director of Agronomy

- Built out the United Land Services in house Agronomics Division
- Oversee and manage full time technicians that deliver best in class quality and results to commercial landscapes turf grasses and ornamentals

2007 - 1019

Alrik Lawn & Pest Control - Owner

- Oversaw company growth and retention
- Managed a 1MM book of business from all aspects

2004 - 2007

Palencia Golf - Crew Leader

 Lead daily operations with multiple duties and tasks while adhering to demanding deadlines.

Licenses & Skills

- Certified Pest Control Operator
- Lawn & Ornamental
- General Household Pest Control
- Safety
- Problem solving
- Teamwork

Contact

937 Bulkhead Road Green Cove Springs, FL 32043 904-829-9255 abretz@unitedlandservices.com linkedin.com/in/anthony-bretz-b00b7792/

Tom Enright

Director of Maintenance



Accomplished leader with 20 years of experience improving quality, cost, and results for commercial landscape companies. Tom oversees branch activities and engages in monthly team meetings throughout the Southeast to maintain quality, consistency and safety.

Experience

2020 - Present

United Land Services – Director of Maintenance

 Oversees multiple branches and key accounts to implement quality, consistency and safety.

2013 - 2020

Brightview – Branch Manager

- Inspect key client properties to monitor performance and overall job quality
- Ensure existing accounts are renewed each year
- Adhere to annual budgets
- Work with CFO to accurately track branch performance
- Ensure billing is completed in a timely and accurate manner
- Ensure all contracts are executed correctly
- Ensure proper use and care of all branch assets
- Identify staffing needs and work with recruiter to fill openings
- Monitor branch safety record and implement methods to improve safe workplace practices
- Monitor and guide management team as they train Crew Leaders and Crew Members
- Implement and enforce policies and procedures as issued by the company

2004 - 2013

Visionscapes - Vice President

 Oversaw construction and maintenance projects throughout the Southeast

Education

2000 - 2003

A.S. Architectural Design & Construction Management

Seminole State College of Florida

Licenses & Skills

- Financial Management
- Performance Tracking
- Business Strategy
- Supply Chain Management

Contact

937 Bulkhead Road
Green Cove Springs, FL 32043
904-829-9255
tenright@unitedlandservices.com
linkedin.com/in/tom-enright-93476346/

Chris Witherington

Branch Manager



Chris has been in the Green Industry for 15+ years. He has an extensive background and experience in landscape management. Chris takes pride in his attention to detail and customer service, a quality that he instills throughout his entire branch. He strives to meet and exceed the needs of every customer, no matter how big or small.

Experience

2022- Present United Land Services – Branch Manager

- Planning, scheduling, and implementation of all landscape and enhancement operations throughout the branch.
- Quality control, safety, and routine training.
- Client relations and service

2006-2022

Buccaneer Landscape - President

- Develops and maintains long-term relationships with customers oversee and coordinate all operations
- Leading, facilitating or assisting in the resolution of customer problems or concerns
- · Responsible for setting objectives, managing policies and revenue growth
- Implement efficient processes and standards
- Coordinate labor operations and find ways to ensure customer retention
- Ensure compliance with local and state laws
- Evaluate risk and lead quality assurance efforts

Certifications

- Advance Maintenance of Traffic Certification
- Florida Licensed Pest Control Operator Lawn & Ornamental
- Hunter 2 Wire System Certified
- OSHA 40 HAZWOPPER

Education

1994-1998
B.S. in Engineering
Minor in Marine Safety and
Environmental Protection.

Massachusetts Maritime Academy

Licenses & Skills

- Creativity
- Leadership
- Organization
- Teamwork
- Strategic Planning
- Client Resolution

Contact

813-361-1171 chris@buccaneerlandscape.com

Darryl Flint

Account Manager



Darryl serves as the primary contact for United Land Services clients. He builds and sustains long-term relationships, focusing on both client retention and ancillary sales, while providing oversight for field operations. Darrylsupervises the Production Manager, who directly manages all field operations and Associate Account Managers. As a unified group, they are responsible for coaching and developing team members.

Experience

2019 - Present

United Land Services (formerly Buccaneer Landscape) Account Manager

- Develops and maintains long-term relationships with customers
- Develops and maintains a schedule to perform "site walkthroughs" during formal meetings with customers to ensure quality and service expectations are met
- Leading, facilitating or assisting in the resolution of customer problems or concerns
- Proactively presenting site enhancement ideas to existing customers
- Participating in branch meetings and assist the Branch Manager or Assistant Branch Manager in overall leadership of branch

2016-2019

First Serivce Residential – Landscape Manager

- Hired, trained and developed maintenance crews to work efficiently and safely.
- Used the latest industry technology and applications to manage teams, schedule crews, calculate and track hours to keep budget.
- Served as the main point of contact for key clients. Met with them proactively
 and regularly while serving as a consultative subject matter expert.
- Used creativity to design and propose enhancements to existing landscapes.
- Coordinated with other departments including Irrigation, Agronomics, Safety and the Field Support Team to promote a seamless workflow.

2015-2016

Down to Earth - Account Manager

2015

Ameriscapes - Client Relations Manager

2012-2015

Landscape Maintenance Professional Inc. Account Manager / Landscape Designer

1997-2012

DCF Landscape Services Owners/ Operator

Licenses & Skills

- Communication
- Leadership
- Organization
- Problem solving
- Teamwork

Contact

813-310-5514 darryl@buccaneerlandscape.com







Request for Taxpayer Identification Number and Certification

▶ Go to www.irs.gov/FormW9 for instructions and the latest information.

Give Form to the requester. Do not send to the IRS.

	1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.													
	Florida ULS Operating, LLC													
2 Business name/disregarded entity name, if different from above														
	Buccaneer Landscape Management													
n page 3.							4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):							
. o	Individual/sole proprietor or C Corporation S Corporation Partnership Trust/estate single-member LLC						Exempt payee code (if any)							
Print or type. Specific Instructions on page	Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is							ting						
Pri ic n	another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-membis disregarded from the owner should check the appropriate box for the tax classification of its owner.	er LL	.C th	at cod	e (if a	ny)								
ecif	☐ Other (see instructions) ►			(Appli	es to a	coun	s maint	ained ou	rtside t	he U.S.,)			
Š	5 Address (number, street, and apt. or suite no.) See instructions. Request	er's	name	e and a	ddres	s (op	otiona	l)						
See	12276 San Jose Blvd. Suite 747													
6 City, state, and ZIP code														
	Jacksonville, FL 32223													
	7 List account number(s) here (optional)													
	T II ('C' 1' AL I (TIA))													
Par		800	ial a	ecurity	num	hor								
	your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid up withholding. For individuals, this is generally your social security number (SSN). However, for a	300	iai S	ecurity	Tulli	T	7	Т	Т					
resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other														
	es, it is your employer identification number (EIN). If you do not have a number, see <i>How to get a</i>													
,	TIN, later. Note: If the account is in more than one name, see the instructions for line 1. Also see What Name and Employer identification number													
Note: If the account is in more than one name, see the instructions for line 1. Also see what Name and Supplyer identification number to enter.								$\overline{\Box}$						
	, ,	8	5	- 2	4	9	7	9	2	5				
Par	t II Certification													
Unde	r penalties of perjury, I certify that:													
2. I ar Ser	e number shown on this form is my correct taxpayer identification number (or I am waiting for a numbe n not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have n vice (IRS) that I am subject to backup withholding as a result of a failure to report all interest or divider longer subject to backup withholding; and	ot b	een	notifie	d by	the	Inter				m			
3. I ar	n a U.S. citizen or other U.S. person (defined below); and													

- 4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Here U.S. person ►	Sign Here	Signature of U.S. person ►	358	
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General Instructions

Section references are to the Internal Revenue Code unless otherwise

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpaver identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

• Form 1099-INT (interest earned or paid)

- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)

Date ▶

- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.



Certification

Your Agronomics and Irrigation Specialists

State of



Florida

Department of Agriculture and Consumer Services
Bureau of Entomology and Pest Control

CERTIFIED PEST CONTROL OPERATOR

Number: JF143135

SCOTT PRITT

This is to Certify that the individual named above is a Certified Pest Control Operator and is privileged to practice

Lawn & Ornamental

in conformity with an Act of the Legislature of the State of Florida regulating the practice of Pest Control and imposing penalties for violations.

Charles H. Bronson

Charles H. Bronson Commissioner of Agriculture In Testimony Whereof, Witness this signature at Tallahassee, Florida on July 7, 2006

Chief Bureau of Entomology and Pest Control

DACS form 1780, Peb 99



Certification

Your Agronomics and Irrigation Specialists









STATE OF FLORIDA DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

CERTIFIED GENERAL CONTRACTOR

CGC151617

ISSUED: 02/09/04

BLANDFORD, ROBERT JOHN UNITED LAND SERVICES, LLC

IS CERTIFIED under the provisions of Ch. 489 F5.

System beautiful built

DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

CERTIFIED IRRIGATION CONTRACTOR

SCC131151493

BLANDFORD, ROBERT JOHN UNITED LAND SERVICES, LLC

IS CERTIFIED under the provisions of Ch. 428 FS

(market 1978, 200)

STATE OF FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES BUREAU OF LICENSING AND ENFORCEMENT

Date 10/22/2020 File No JE61627 Expires 09/30/2021

THE CERTIFIED REST CONTROL OPERATOR NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 452 FDR THE FERIOD EXPIRING: September 30, 2021

Lawn and Ornamental

BLANDFORD, ROBERT

STATE OF FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES BUREAU OF LICENSING AND ENFORCEMENT

Date June 3, 2020

File No LF298662 Expires June 3, 2024

THE LTD COMMERCIAL FERTILIZER APPLICATOR HOLDER MAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 482 FOR THE PERIOD EXPIRING: June 3, 2024

BRETZ, ANTHONY

STATE OF FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES BUREAU OF LICENSING AND ENFORCEMENT

Date 10/30/2020

File No.

Expires

10/30/2020 AD2464

10/21/2021

THE CERTIFIED DEALER IN AGRICULTURE NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 432 FOR THE PERIOD EXPIRING: October 21, 2021

BLANDFORD, ROBERT

STATE OF FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES COMMERCIAL APPLICATOR UCENSE

7/7/2021

File No. CM24579 Expires 12/31/2024

THE AQUATIC PEST CONTROL APPLICATOR HOLDER NAMED BELOW HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 482 FOR THE PERIOD EXPIRING. December 31, 2024

MILLER, JACOB



Ron DeSantis, Governor

Julie I. Brown, Secretary



STATE OF FLORIDA DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

CONSTRUCTION INDUSTRY LICENSING BOARD

THE BUILDING CONTRACTOR HEREIN IS CERTIFIED UNDER THE PROVISIONS OF CHAPTER 489, FLORIDA STATUTES

BLANDFORD, ROBERT JOHN

UNITED HOME BUILDERS OF JACKSONVILLE INC 6126 US 1 NORTH SAINT AUGUSTINE FL 32095

LICENSE NUMBER: CBC1251617

EXPIRATION DATE: AUGUST 31, 2022

Always verify licenses online at MyFloridaLicense.com



Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.

State of



#Iorida

Department of Agriculture and Consumer Services
Bureau of Licensing and Enforcement

PEST CONTROL LICENSE

Number: JB303070

UNITED LANDSCAPES 937 BULKHEAD RD BLDG 190, GREEN COVE SPRINGS, FL 32043

This is to Certify that the Pest Control Firm named above is licensed by the State of Florida, Department of Agriculture and Consumer Services for the Year Ending September 30, 2021 as prescribed by Law.

NICOLE "NIKKI" FRIED Commissioner of Agriculture

Issue Date: October 13, 2020

FDACS 13618, 06/01



This Receipt is issued pursuant to County ordinance 87-36

2021/2022 ST. JOHNS COUNTY LOCAL BUSINESS TAX RECEIPT

MUST BE DISPLAYED IN A CONSPICUOUS PLACE

ST. JOHNS COUNTY

TAX COLLECTOR

Account 1055281

EXPIRES

September 30, 2022

Business Type Location

Landscaping & Maint

12428 San Jose Blvd # 4 Jacksonville FL 32223

New Business

Transfer

Owner Name

Business Name United Landscapes

Florida Uls Operating LLC

Penalty Cost DENNIS W. HOLLINGSWORTH, CFC

22.00 0.00

Mailing

937 Bulkhead Road

Address

Green Cove Springs, FL 32043

Total

Tax

0.00 22.00

DENNIS W. HOLLINGSWORTH ST. JOHNS COUNTY TAX COLLECTOR

This receipt does not constitute a franchise, an agreement, permission or authority to perform the services or operate the business described herein when a franchise, an agreement, or other county commission, state or federal permission or authority is required by county, state or federal law.

This form becomes a receipt only when validated below

Paid by receipt(s) 2020-901378 on 08/16/21 for \$22.00



This Certifies that **CHRIS MARQUESS**

Has Completed a Florida Department of Transportation Approved Temporary Traffic Control (TTC) Intermediate Course.

Date Expires: 08/18/2025 Instructor: Jose Silva

Certificate # 76539 FDOT Provider # 15

Florida Safety Council Phone: 407-897-4443 1505 E. Colonial Drive Orlando, FL 32803 occsafety.com cfreeman@floridasafety.org





20-702030715

This eard admowledges that the recipient has successfully completed.

10-hour General Industry Safety and Health

This card issued to:

Matt Stinson

2/27/2020 Carol Norris Trainer Name Date Issued



Bid Forms & Your Investment

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

EVALUATION CRITERIA

1. Personnel

Management and Supervisory Personnel

(E.g., skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels, etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc. with bid.)

Name	Years Exp.	Position/Certifications	Duties and Responsibilities
1			
Proposed Staffing			
technical personne	el. In addition, list any p		supervisors, and ertise that will be utilized on this alturist, etc.)
Name	Years Exp.	Position/Certifications	Duties and Responsibilities
1			
2			
4			
5			

Personnel continued.

Local	e of vendor Snop Servicing Project
Addre	ess of Vendor shop providing services to Riverbend West CDD:
Drivi	ng miles between Vendor shop & Riverbend West CDD
"Win	dshield Time" on an average business day between Vendor shop & Riverbend West CDD
	2. Experience
-	(E.g., past & current record and experience of the respondent in similar projects, volume of work ously awarded to the firm; past performance in any other contracts; subcontractor listing, inventory equipment, etc.)
1.	Project Name/Location:
	Contact: Contact Phone:
	Project Type/Description:
	Dollar Amount of Contract:
	Your Company's Detailed Scope of Services for Project:
	Duration of Contract: START DATE:END DATE
2.	Project Name/Location:
	Contact: Contact Phone:
	Project Type/Description:
	Dollar Amount of Contract:
	Your Company's Detailed Scope of Services for Project:
	· · · · · · · · · · · · · · · · · · ·

Duration of Contract	:: START DATE:	END DATE
Project Name/Locati	on:	
Contact:	Contact Phone:	
Project Type/Descrip	otion:	
Dollar Amount of Co	ontract:	
Your Company's De	etailed Scope of Services for	Project:
Duration of Contract	:: START DATE:	END DATE
Project Name/Locati	on:	
Contact:	Contact Phone:	
Project Type/Descrip	otion:	
Dollar Amount of Co	ontract:	
		Project:
Duration of Contract	: START DATE:	END DATE
Project Name/Locati	on:	
Contact:	Contact Phone:	
Project Type/Descrip	otion:	

Duration of Contract: START DATE:	END DA	ATE



Your Investment

PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the initial one-year term of the contract. It is assumed that prices will remain the same through each of the two potential annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the initial one-year term, and any annual renewal terms.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

General Landscape Maintenance	\$	/Year
Storm Cleanup \$/hr.		
Freeze Protection (description of ability)		
\$/application (Contractor to identify those plants cover per application)	susceptible to freeze and	l estimate cost to
Hand Watering		
\$/hr. for employee with hand-held hose		
\$/hr. for water truck/tanker		
These prices are informational only and NOT to be incli	uded in General Landsca	upe Maintenance Cost
PART 2		
Fertilization (All labor and materials) (Include any and all turf pesticide/herbicide/fungicide year)	\$ mixtures you intend to us	

	ST. AUGUSTINE (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER		
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION		
			APPLIED			

ST. AUGUSTINE (per specifications in Part 2) cont.					

	BAHIA (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER		
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION		
			APPLIED			

	ORNAMENTALS (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION		

	PALMS (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER		
		(1.5 LBS. /100 SF	PRODUCT TO BE	APPLICATION		
		PALM CANOPY)	APPLIED			

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS					
MONTH	FORMULA	PLANTS TO BE	TOTAL POUNDS	COST PER	
		FERTILIZED	PRODUCT TO BE	APPLICATION	
		(i.e., Crapes, Loropetalum,	APPLIED		
		Knockout Roses, etc.)			

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

^{*} Agronomic program may need altered to meet local and state fertilization ordinances*

^{*} Agronomics program may be altered upon results of soil samples of the property*

Pest Control (All labor and materials)			\$(If entire pesticid required) *	/ Yr. e allowance is
* This is an allowance only those pesticides/amount will not be equived on any particular continue to be responsallowance listed above	Therbicides not ually divided a event shall be sible for the en	already included in to amongst the monthly in billed the month after standication/control of a	the turf fertilizer nvoices. The porti services are rende	section. This dollar ion of the allowance red. Contractor shall
OTC Injections will lincluded in either the or Contract Amount.)	Pest Control c			
OTC Injections (All I (based on your records)		*	\$ _	/Yr.
(OTC injections per s	specs - <u>do not</u>	include in Grand Tot	<u>al)</u>	
Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
The District reserves	the right to su	bcontract out any an	d all OTC Inject	ion events.
Application of Top C	hoice for annu	ial treatment of Fire	Ants	
For informational purpontrol of fire ants in a	• •	-		
	e included in e	performed at the sole ither the Pest Control e Grand Total or Con	cost listed above,	

Irrigation (All labor and materials)	\$	/Yr.
Freeze Protection (description of ability)		
\$/application (do not include in Irrigat	ion Total or Grand Total)	
After hours emergency service hourly rate \$ pump & wells, etc.)	/HR. (i.e., broken m	ainlines,
Contractor shall provide a list of additional charges than routine maintenance as a separate price from t		s other
PART 5		
Based on quantities determined by Contractor's field Contractor shall install:	d measurements at time of	f bidding,
CY Medium Pine Bark Mulch per specs for/CY (April Application)	or a fall top-dressing at	
And		
CY Medium Pine Bark Mulch per specs for /CY (October Application)	or a fall top-dressing at	
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - <u>do n</u>	\$ oot include in Grand Total	/Yr.
Should the District choose to switch to Shredded Cyyard price.	press Mulch, please provid	de a per cubio
\$/ CY Shredded Cypress Mulch		
Each top-dressing shall leave all beds with	a depth of 3" after compa	ction.
The District reserves the right to subcontract any	mulching event to an outs	side vendor.

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)				
\$/Yr.				
FIRST ANNUAL RENEWAL	\$	/Yr.*		
SECOND ANNUAL RENEWAL	\$	/Yr.*		

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

PROPOSAL FORM PART IV PRICING

NOTE: NOTE: This pricing form is intended to cover pricing for the first annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

General Landscape Maintenance	\$	<u>/</u> Yr.
Storm Cleanup \$/hr.		
Freeze Protection (description of ability)		
\$/application (Contractor to identify those plants cover per application)	s susceptible to freeze an	d estimate cost to
Hand Watering		
\$/hr. for employee with hand-held hose		
\$/hr. for water truck/tanker		
These prices are informational only and NOT to be inc	luded in General Landsc	ape Maintenance Cost
PART 2		
Fertilization (All labor and materials) (Include any and all turf pesticide/herbicide/fungicide/year)		<u>/</u> Yr. se throughout the

	ST. AUGUSTINE (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		

ST. AUGUSTINE (per specifications in Part 2) cont.				

	BAHIA (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER	
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		

ORNAMENTALS (per specifications in Part 2)					
MONTH FORMULA APPLICATION RATE TOTAL POUNDS COST					
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION	
			APPLIED		
	_				

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(1.5 LBS. /100 SF	PRODUCT TO BE	APPLICATION
		PALM CANOPY)	APPLIED	

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE	TOTAL POUNDS	COST PER
		FERTILIZED	PRODUCT TO BE	APPLICATION
		(i.e., Crapes, Loropetalum,	APPLIED	
		Knockout Roses, etc.)		

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

		\$(If entire pesticid required) *	/ Yr. e allowance is	
* This is an allowance only those pesticides/lamount will not be equived on any particular continue to be responsible allowance listed above	herbicides not ually divided a event shall be sible for the er	already included in a mongst the monthly is billed the month after radication/control of a	the turf fertilizer nvoices. The porti services are render	section. This dollar ion of the allowance red. Contractor shall
OTC Injections will be included in either the or Contract Amount.)	_			
OTC Injections (All 1 (based on your recorde		· ·	\$ _	/Yr.
(OTC injections per s	specs - <u>do not i</u>	nclude in Grand Tot	<u>al)</u>	
Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
The District reserves	the right to su	bcontract out any an	nd all OTC Inject	ion events.
Application of Top C	hoice for annu	al treatment of Fire	Ants	
For informational purp control of fire ants in a \$	• •	-		
(This shall not be	e included in e	performed at the sole ither the Pest Control e Grand Total or Con	cost listed above,	

Irrigation (All labor and materials)	\$	/Yr.
Freeze Protection (description of ability)		
\$/application (do not include in Irriga	tion Total or Grand Total)	<u> </u>
After hours emergency service hourly rate \$ pump & wells, etc.)	/HR. (i.e., broken m	ainlines,
Contractor shall provide a list of additional charges than routine maintenance as a separate price from		s other
<u>PART 5</u>		
Based on quantities determined by Contractor's fie Contractor shall install:	ld measurements at time of	f bidding,
CY Medium Pine Bark Mulch per specs f (CY (October Application)	for a fall top-dressing at	
And		
CY Medium Pine Bark Mulch per specs f (CY (October Application)	for a fall top-dressing at	
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - <u>do r</u>	\$_ not include in Grand Total	/Yr.
Should the District choose to switch to Shredded Cy yard price.	ypress Mulch, please provi	de a per cubic
\$/ CY Shredded Cypress Mulch		
Each top-dressing shall leave all beds with	a depth of 3" after compa	ction.
The District reserves the right to subcontract any n	nulching event to an outsid	e vendor.

GRAND TOTAL (PARTS 1, 2, 3	& 4 - This is what contract will be writte	en for)
\$/Yr.		
FIRST ANNUAL RENEWAL	\$	/Yr.*
SECOND ANNUAL RENEWAL	\$	/Yr.*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

PROPOSAL FORM **PART IV PRICING**

NOTE: This pricing form is intended to cover pricing for the second annual renewal if price changes.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General La	andscape Maintenance		\$	<u>/</u> Yr.
Storm C	leanup \$/hr.			
Freeze P	Protection (description of	ability)		
\$/applica cover per applic	•	tify those plants susceptibl	e to freeze and estimate	e cost to
Hand W	atering			
\$/hr. for	employee with hand-held	hose		
\$/hr. for	water truck/tanker			
These prices a	re informational only an	d NOT to be included in Ge	neral Landscape Maint	enance Cost
PART 2				
	on (All labor and materi y and all turf pesticide/her	als) bicide/fungicide mixtures yo	\$ou intend to use through	<u>/</u> Yr. out the
	ST. AU	GUSTINE (per specification	is in Part 2)	
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER

(LBS. N/1000 SF)

PRODUCT TO BE

APPLIED

APPLICATION

ST. AUGUSTINE (per specifications in Part 2) cont.			

	BAHIA (per specifications in Part 2)			
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION
			APPLIED	

ORNAMENTALS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(LBS. N/1000 SF)	PRODUCT TO BE	APPLICATION
			APPLIED	

PALMS (per specifications in Part 2)				
MONTH	FORMULA	APPLICATION RATE	TOTAL POUNDS	COST PER
		(1.5 LBS. /100 SF	PRODUCT TO BE	APPLICATION
		PALM CANOPY)	APPLIED	

Please list any additional fertilization for those plant materials requiring specialized applications.

SPECIALTY PLANT MATERIALS				
MONTH	FORMULA	PLANTS TO BE	TOTAL POUNDS	COST PER
		FERTILIZED	PRODUCT TO BE	APPLICATION
		(i.e., Crapes, Loropetalum,	APPLIED	
		Knockout Roses, etc.)		

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

Pest Control (All laboration	or and material	s)	\$(If entire pesticid required) *	/ Yr. e allowance is
* This is an allowance only those pesticides/amount will not be equived on any particular continue to be responsallowance listed above	Therbicides not ually divided a event shall be sible for the en	already included in to amongst the monthly in billed the month after standication/control of a	the turf fertilizer nvoices. The porti services are rende	section. This dollar ion of the allowance red. Contractor shall
OTC Injections will lincluded in either the or Contract Amount.)	Pest Control c			
OTC Injections (All I (based on your records)		*	\$ _	/Yr.
(OTC injections per s	specs - <u>do not</u>	include in Grand Tot	<u>al)</u>	
Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
The District reserves	the right to su	bcontract out any an	d all OTC Inject	ion events.
Application of Top C	hoice for annu	ual treatment of Fire	Ants	
For informational purpontrol of fire ants in a	• •	-		
	e included in e	performed at the sole ither the Pest Control e Grand Total or Con	cost listed above,	

Irrigation (All labor and materials)	\$/Yr.
Freeze Protection (description of ability)	
\$/application (do not include in Irrigat	ion Total or Grand Total)
After hours emergency service hourly rate \$ pump & wells, etc.)	/HR. (i.e., broken mainlines,
Contractor shall provide a list of additional charges than routine maintenance as a separate price from t	
PART 5	
Based on quantities determined by Contractor's field Contractor shall install:	d measurements at time of bidding,
CY Medium Pine Bark Mulch per specs for/CY (October Application)	or a fall top-dressing at
And	
CY Medium Pine Bark Mulch per specs for /CY (October Application)	or a fall top-dressing at
Installation of Medium Pine Bark Mulch (This is the total cost of mulching for the year - <u>do n</u>	\$/Yr. ot include in Grand Total)
Should the District choose to switch to Shredded Cyjyard price.	press Mulch, please provide a per cubic
\$/ CY Shredded Cypress Mulch	
Each top-dressing shall leave all beds with	a depth of 3" after compaction.
The District reserves the right to subcontract any	mulching event to an outside vendor.

GRAND TOTAL	(PARTS 1, 2, 3 & 4 - This i	s what contract will be written	for)
\$	/Yr.		
FIRST ANNUAL	RENEWAL		/Yr.*
SECOND ANNUA	L RENEWAL	\$ 83,381	/Yr*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

LANDSCAPE AND IRRIGATION MAINTENANCE RATES FOR ADDITIONAL SERVICES

Please provide rates for the following items (including overhead and profit) which will be used for any additional work and/or services:

A.	Mowers w/operator \$		Hour
B.	Bush-Hog w/operator	\$	Hour
C.	Tractor w/operator	\$	Hour
D.	Supervisor with Transportation	\$	Hour
E.	Laborer with hand equipment	\$	Hour
F.	Truck w/driver	\$	Hour
G.	Irrigation Tech	\$	Hour
H.	Granular Pesticide Applicator		
	Person with Drop Spreader	\$	Hour
I.	Liquid Pesticide Applicator		
	Person with Spray Truck	\$	Hour
J.	Granular Fertilizer Applicator		
	Person with Drop Applicator	\$	Hour
K.	Liquid Fertilizer Applicator		
	Person with Spray Truck	\$	Hour
L.	Granular Weed Control Applicator		
	Person with Drop Applicator	\$	Hour
M.	Liquid Weed Control Applicator		
	Person with Spray Truck	\$	Hour
N.	Laborer for Additional Trash Pick-Up	\$	Hour
O.	Lump Sum Mowing (1), entire community	\$	Per Mow

¹ Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns, and blowing and/or vacuuming.





SCOPE OF SERVICES

PART 1

GENERAL LANDSCAPE MAINTENANCE

1) MOWING – All grass areas will be moved on the following schedule:

MARCH 1 – NOVEMBER 1 – Once a week NOVEMBER 1 – MARCH 1 – Once every two weeks

This schedule estimates that there will be between 41 - 45 cuts annually based on standard growing periods in Florida, however, requires a minimum of 52 visits (weekly) to perform those duties, other than mowing, that cannot remain unattended for two weeks. (i.e., weed control, selective mowing, debris clearing, and general detailing of property, etc.) Notwithstanding the above, at no time will the grass (or weeds within turf) be allowed to grow beyond a maximum height of five (5) inches. Each moving should leave the St. Augustine & Bahia grass at a height of three and one half (3 1/2) to four (4) inches. Rotary Mowers are preferred for heights above one (1) inch. Do not remove more than 1/3 of the height of the leaf blade at anyone mowing. All blades shall be kept sharp at all times to provide a high-quality cut and to minimize disease. The DISTRICT requires mowers to be equipped with a mulching type of deck. Clippings may be left on the lawn if no readily visible clumps remain on the grass after mowing. Otherwise, large clumps of clippings MUST either be collected and removed by the CONTRACTOR **OR** be left to dry out on the lawn for no more than one day and then re-distributed across the lawn. This is to re-introduce nutrients in the clippings back into the soil system. The mulching kit must be left in the "closed" position at all times, specifically when mowing pond banks and all parks. Additionally, when mowing pond banks, mowers must be used in a counter clock direction. In case of fungal disease outbreaks, the clippings will be collected until the disease is under control. If low-lying areas become too wet to mow, Contractor will be responsible for line-trimming these areas during each and every mow event. Contractor is to include in his proposal, any and all necessary equipment, protective clothing, or any other gear necessary for crews to perform this work. No "extras" will be billed to the District. The CONTRACTOR shall restore any noticeable damage caused by the CONTRACTOR'S mowing equipment within twenty-four hours from the time the damage is caused at his sole cost and expense. Contractor shall be responsible for training all its personnel in the technical aspects of the District's Landscape Maintenance Program and general horticultural practices. This training will also include wetland species identification as it relates to lake banks & wetland areas. The Contractor shall be held responsible for all damage to wetlands, littoral shelves, mitigation areas and uplands due to mowing/fertilizing, etc. Weekend work is permitted, when necessary, upon prior approval.

1A) POND MOWING - All ponds identified as such on the overall Riverbend West Maintenance Exhibit shall be mowed incorporating the same mowing schedule as the common areas stated above. Line trimming at water's edge, control structures, mitered end sections and any other storm water structures shall occur each and every time the pond is mowed. Each mowing shall leave the grass at a height of four (4) to four and one half (4½) inches. This is slightly higher than the mow height in common area Bahia plantings in

flatter areas to minimize pond bank erosion. Pond banks will be mowed and trimmed to water's edge. Careful attention must be paid to mower height on pond banks so as not to scalp at the crest of the lake bank and increase the chances for pond bank erosion. Also, when line trimming to water's edge, Contractor shall be extremely careful not to scalp at the water's edge also increasing chances of pond bank erosion. Line trimming height shall be the same as mowing height (if not slightly higher). Contractor shall be careful to keep trimmings from entering water. Excessive clippings shall be hand removed. Mowers must blow all clippings away from pond banks. It is understood that trash debris of any kind and other debris within arm's reach of water's edge shall be removed & disposed of by Contractor during every normal service event.

2) EDGING AND TRIMMING – All hard-edged areas (curbs, sidewalks, bike paths, trails, etc.) shall be vertically edged at each and every mowing event and soft-edged areas (tree rings, shrub and groundcover bed lines) shall be edged a minimum of every other week. All edging shall be performed to the sole satisfaction of the DISTRICT. Chemical edging shall not be permitted anywhere on property.

AT NO TIME SHALL LAWN BE ALLOWED TO GROW IN AN UNSIGHTLY MANNER. SHOULD THIS OCCUR, CONTRACTOR AGREES TO CORRECT WITHIN TWENTY-FOUR HOURS OF NOTICE BY DISTRICT. CONTRACTOR SHALL COMPLETE ALL LAWN MAINTENANCE ACTIVITIES (MOWING, EDGING, LINE TRIMMING, BLOWING OFF SIDEWALKS, DRIVEWAYS, CURB & GUTTERS, ETC.) IN RELATIVELY SMALL, MANAGEABLE SECTIONS. CONTRACTOR IS NOT TO LEAVE GRASS CLIPPINGS, TRIMMED WEEDS, TURF, DIRT OR DEBRIS ON ANY SURFACES FOR MORE THAN TWO HOURS. PARK SITES, CLUBHOUSES, PARKING LOTS AND ALL OTHER HIGH TRAFFIC AMENITIES ON THE PROPERTY SHALL BE CLEANED UP IMMEDIATELY AFTER MOWING AND EDGING TAKES PLACE. IF A MOWING EVENT IS MISSED, EVERY EFFORT SHALL BE MADE TO PERFORM THE MOWING SERVICE THE SAME WEEK (INCLUDING SATURDAYS WITH PRIOR APPROVAL). IF THIS IS NOT POSSIBLE, THE CONTRACTOR SHALL PROVIDE THE DISTRICT A CREDIT FOR FUTURE SERVICES OR ADD A MOWING EVENT TO BE PROVIDED AT A LATER DATE. THE DISTRICT SHALL DETERMINE WHETHER THE CREDIT OR EXTRA MOWING SHALL BE USED.

TREE AND SHRUB CARE – All deciduous trees shall be pruned when dormant to ensure proper uniform growth. All evergreen trees shall be pruned in the early summer and fall to ensure proper growth and proper head shape. Sucker growth at the base of the trees shall be removed by hand continuously throughout the year. Aesthetic pruning shall consist of the removal of dead and/or broken branches as often as necessary to have trees appear neat at all times. Branches will be pruned just outside the branch collar. Contractor is responsible for the removal of all branches and limbs up to a 4" diameter and up to a 15' height to keep them from encroaching onto buildings (including roofs), signage structures, play structures, fences & walls, as well as pruned to prevent streetlights and traffic signage from being blocked. Additionally, trees shall be pruned over sidewalks, nature trails, parking lots and roadways so as not to interfere with pedestrians or cars. (This is to include

maintaining at all times a minimum of ten to fifteen (10-15) feet of clearance under all limbs depending on location and species of tree but shall vary according to DOT specs.) All moss hanging from trees (as well as all ball moss) shall be removed up to a height of 15' from <u>all trees</u> on an as-needed basis. However, during the dormant season, ALL Crape Myrtles shall have ALL mosses removed from the entire tree regardless of height. Crape Myrtles are not to be "hat racked" at any time. Pencil pruning is the preferred method of Crape Myrtle pruning and should be performed after threat of frost has passed. <u>The initial removal of all Spanish and Ball Mosses shall be completed within ninety (90) days of contract commencement</u>.

All shrubs will be pruned as necessary to retain an attractive shape and fullness, removing broken or dead limbs as necessary to provide a neat and clean appearance. Shrubs shall not be clipped into balled or boxed forms unless such forms are required by design. Shrubs shall be pruned in accordance with the intended function of the plant in its present location. Flowering shrubs shall be pruned immediately after the blossoms have cured with top pruning restricted to shaping the terminal growth. All pruning shall be done with horticultural skill and knowledge to maintain an overall acceptable appearance consistent with the current aesthetics of Riverbend West. The Contractor agrees that pruning is an art that must be done under the supervision of a highly trained foreman and shall make provisions for such supervision. Individual plants pruned into rounded balls or unnatural shapes will not be allowed. Contractor shall sterilize all pruning equipment prior to pruning the next shrub grouping; particularly when fungal diseases are known to be present. All clippings and debris from pruning will be carted away at the time pruning takes place. It is of utmost importance that all plant material within clear site lines and visibility triangles at roadway intersections and medians is maintained at or below the required heights. It is the Contractor's responsibility to bring to the attention of the District all areas that are not in compliance. If pruning will bring the area into compliance, then the Contractor, after conferring with District's representative, will proceed with the pruning activity. However, if pruning will NOT bring the area into compliance, perhaps due to permanent existing grades, then another solution will need to be proposed and executed. Contractor will also be responsible to keep mulch pulled away from the base of ALL landscape lights at ALL times, not just after a mulching event. This is specific to LED with circuit boards in base.

AREAS WHERE WETLANDS ARE ADJACENT TO TURF AREAS (WHETHER ALONG ROADWAYS OR LAKE BANKS) CONTRACTOR IS RESPONSIBLE TO KEEP ALL WETLAND MATERIAL CUT BACK AT ALL TIMES AND NOT LET THIS MATERIAL REDUCE THE SIZE OF THE TURF AREA.

Palms: All palms (regardless of height) shall receive pruning as often as necessary to appear neat and clean at all times. This includes the removal of brown and/or broken fronds and inflorescence. Removal of green or even yellowing fronds is unnecessary and pruning palms above the nine o'clock – three o'clock line is prohibited. Fronds should be removed only once they turn brown or become broken or are disrupting flow of pedestrian/vehicular traffic or are hanging on architectural structures. Fruit pods shall be removed prior to development. Tarpaulins shall be used in areas where date palms and other palm fruits may stain sidewalks & pavement including, but not limited to, pool decks. Contractor shall be responsible for the removal of all palm fruit stains. Contractor

shall sterilize all pruning equipment prior to pruning the next palm, paying careful attention when pruning Medjool, Sylvester, Reclinata and Canary Palms.

WEEDS AND GRASSES – All groundcover, turf areas, shrub beds & tree rings shall be kept reasonably free of weeds and grasses and be neatly cultivated and maintained in an orderly fashion at all times. This may be accomplished by carefully applied applications of pre-& post emergent herbicides as part of fertilizer mixtures and postemergent herbicide spot treatments on an as-needed basis. Condition of turf is to be determined by the DISTRICT at its sole discretion. All shrub and bed areas shall be maintained each mowing service by removing all weeds, trash and other undesirable material and debris (leaf and other) to keep the area neat and tidy. This is to be accomplished through hand pulling or the careful application of a post-emergent herbicide. AT NO TIME SHALL POST-EMERGENT HERBICIDES BE PERMITTED WHEN WEEDS HAVE ESTABLISHED THEMSELVES AS TO DOMINATE PLANTING BEDS. HAND PULLING MUST BE PERFORMED. NON-SELECTIVE, POST-EMERGENT HERBICIDES SHALL NEVER BE USED TO CONTROL WEED/SOD GROWTH AROUND STRUCTURES OF ANY TYPE (I.E. STREET SIGNS, UTILITY BOXES, STREET LIGHTS, PAVEMENT, TREE RINGS, ETC.) THE FIRST OFFENSE WILL RESULT IN A VERBAL WARNING; THE SECOND OFFENSE WILL RESULT IN A SECOND VERBAL WARNING AND THE BOARD OF SUPERVISORS FOR THE DISTRICT WILL BE NOTIFIED; THE THIRD OFFENSE MAY TERMINATE THIS CONTRACT FOR CAUSE AT THE DISTRICT'S DISCRETION. CONTRACTOR WILL BE HELD RESPONSIBLE FOR THE REPLACEMENT OF ALL TURF DAMAGED BY THE APPLICATION OR OVERSPRAY OF HERBICIDES (SELECTIVE OR NON-SELECTIVE).

The CONTRACTOR shall be responsible for the replacement of ornamental plants killed or damaged by herbicide application. All fence lines shall be kept clear of landscape shrubs growing through, weeds, undesirable vines, and overhanging limbs.

- 5) MAINTENANCE OF PAVED AREAS All paved areas (including, but not limited to, pool deck pavers, other paver surfaces, sidewalk expansion joints, curb and gutters, curb and gutter expansion joints, bike lane edges along roadways) shall be kept weed & debris free. This may be accomplished by mechanical means (line trimmer) or by applications of post/pre-emergent herbicides. Weeds greater than two (2) inches in height or width shall be pulled from paved areas, not sprayed. No sprays with dyes may be used on any paved areas. Contractor is not to use non-selective herbicides to eradicate weeds in curb line expansion joints where the chemical can travel back into the turf causing regularly spaced dead patches behind the curbs and sidewalks.
- 6) **CLEAN UP** At no time will CONTRACTOR leave the premises after completion of any work in any type of disarray. All clippings, trimmings, debris, dirt or any other unsightly material shall be removed promptly upon completion of work. CONTRACTOR shall use his own waste disposal methods, never the property dumpsters. Grass clippings shall be blown off sidewalks, streets and curbs within a relatively short time frame and are

not to be left for more than two hours, unless otherwise noted above. Also grass clippings shall be blown into turf areas, never into mulched bed areas or tree rings as these are to be maintained free of grass clippings. Grass clippings at highly trafficked areas (i.e., tennis courts, clubhouse sidewalks, pool areas, walking trails, etc.) shall be blown off immediately after mowing and edging have taken place. NO CLIPPINGS SHALL BE BLOWN DOWN CURB INLETS.

7) **REPLACEMENT OF PLANT MATERIAL** – Trees and shrubs in a state of decline should immediately be brought to the attention of the DISTRICT. Dead or unsightly plant material shall be removed upon notification of the DISTRICT. CONTRACTOR shall be responsible for replacement if due to his negligence. New plant material shall be guaranteed for a period of one (1) year for trees and ninety (90) days for shrubs, ground cover and lawn after final acceptance.

FERTILIZATION

Any fertilizer ordinance in place for Hillsborough County specifically banning fertilizers during a specific season(s), will be followed. It is required that those practices outlined in the GIBMP guidelines be followed. Highlights are listed below.

NO PERSON SHALL APPLY FERTILIZERS CONTAINING NITROGEN AND/OR PHOSPHORUS TO TURF AND/OR LANDSCAPE PLANTS DURING ONE OR MORE OF THE FOLLOWING EVENTS: i) IF IT IS RAINING AT THE APPLICATION SITE, OR ii) WITHIN THE TIME PERIOD DURING WHICH A FLOOD WATCH OR WARNING, OR A TROPICAL STORM WATCH OR WARNING, OR A HURRICANE WATCH OR WARNING IS IN EFFECT FOR ANY PORTION OF HILLSBOROUGH COUNTY, ISSUED BY THE NATIONAL WEATHER SERVICE, OR iii) WITHIN 36 HOURS PRIOR TO A RAIN EVENT GREATER THAN OR EQUAL TO 2 INCHES IN A 24 HOUR PERIOD IS LIKELY.

For purposes of bidding and until a soil test is provided to indicate otherwise, all turf shall be fertilized according to the following IFAS Guidelines for a high maintenance level for south Florida turf: (per GIBMP guidelines and University of Florida IFAS Extension, south Florida is determined by anything south of a line running east-west from coast to coast through between Tampa & Vero Beach.) Only use turf types present on maintenance map.

All Bahia Areas:

February A complete fertilizer based on soil tests + Pre-M

April Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF)

May SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)

October A complete fertilizer based on soil tests + Pre-M

All St. Augustine Sod:

February A complete fertilizer based on soil tests + Pre-M

March Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF April SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF May SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF October SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF

November A complete fertilizer based on soil tests + Pre-M

Prior to final fertilization selection, a complete soil test should be performed to test for soil pH as well as N, P & K levels. Should change be of merit, the Contractor shall notify the District in writing prior to the implementation of such change at times environmental conditions may require additional applications of nutrients, augmenting the above fertilization programs to ensure that turf areas are kept uniformly GREEN, healthy and in top condition. It shall be the responsibility of the contractor to determine specific needs and requirements and notify the resident project representative when these additional applications are needed.

Fertilizers containing iron shall be immediately removed from all hard surfaces to avoid staining before the sprinklers are activated after application of the fertilizer. Any stains caused by a failure to do so will be the responsibility of the contractor to remove.

Fertilizer shall be applied in a uniform manner. If streaking of the turf occurs, correction will be required immediately at no additional cost to owner. Fertilizer shall be swept/blown off of all hard surfaces onto lawns or beds in order to avoid staining. IT SHALL BE THE CONTRACTOR'S REPONSIBILITY TO REMOVE ANY STAINS FROM ANY HARD SURFACES ON THE PROPERTY CAUSED BY THEIR MISHANDLING OF FERTILIZER. Fertilizer shall not be applied within ten (10) feet of the landward extent of any surface water. Spreader deflector shields are required when applying fertilizer by use of any broadcast or rotary spreader. Deflector shields must be positioned such that fertilizer granules are deflected away from all impervious surfaces and surface waters.

SHRUB, TREE & GROUNDCOVER FERTILIZATION:

For purposes of bidding, All SHRUBS, GROUNDCOVERS and TREES shall be fertilized according to the following specifications:

3 Times a year – (March, May, October)

A complete fertilizer (formula will vary according to soil test results) at a rate of 4-6 lbs. N/1000 sq. ft. /year. (A minimum 50% Nitrogen shall be in a slow-release form)

Fertilizer shall be applied by hand in a uniform manner, broadcast around the plants, but never in direct contact with stems or trunks. Fertilizer shall never be piled around plants. All fertilizer remaining on the leaves of the plants is to be brushed or blown off. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REPLACE ANY PLANT MATERIAL DAMAGED BY FERTILIZATION BURN DUE TO HIS MISHANDLING OF PRODUCT.

PALM FERTILIZATION:

All Palms shall receive 1 ½ pounds of 8N-0P2O5-12K2O+4Mg with micronutrients per 100 SF of palm canopy four times per year (March, May, October & November). 100% of the N, K & Mg MUST be in slow-release form. All micronutrients must be in water soluble form. Fertilizer shall be broadcast evenly under the dripline of the canopy but must be kept at least 6" from the palm trunk.

<u>Fertilizer shall not be billed equally on a monthly basis but invoiced the month after application.</u>

CONTRACTOR shall provide the DISTRICT with all fertilizer analysis tags from the fertilizer in order to verify correct formulation and quantity. Payment will not be made until correct quantity and formulation has been verified and applied. CONTRACTOR must notify the DISTRICT five (5) working days in advance of the day the property is scheduled to be fertilized. Failure on the part of the CONTRACTOR to so notify the DISTRICT may

$\label{eq:contractor} \textbf{result in the CONTRACTOR for feiting any and all rights to payment for the applications \\ \textbf{made without notification.}$		

PEST CONTROL

Insects and Disease in Turf: Insect and disease control spraying in turf shall be provided by the Contractor every month with additional spot treatment as needed. During the weekly inspections, the Contractor is responsible for the identification and eradication/control of disease and insect damage including but not limited to scale, mites, fungus, chinch bugs, grubs, nematodes, fire ants, mole crickets, etc. Contractor shall pay for chemicals. Please list all chemicals that you will include in your fertilizer applications in the space allocated for "formula" under the fertilization section in the bid form. Also include the cost of these chemicals as part of the fertilizer application. Any anticipated additional treatments shall be included in the Pest Control portion of the bid form.

Insects and Disease Control for Trees, Palms and Plants: The Contractor is responsible for treatment of insects and diseases for all plants. The appropriate insecticide or fungicide will be applied in accordance with state and local regulations, and as weather and environmental conditions permit. Contractor shall pay for chemicals. There are several afflictions that may be detrimental to the health of many trees and palms. Contractor will be fully responsible in the treatment of such afflictions. At the District's discretion, this may include the quarterly inoculation of all palms susceptible to Lethal Yellowing and/or Lethal Bronzing aka Texas Phoenix Palm Decline. The cost of these inoculations should be included as a separate line item in your Pest Control price. Contractor is to identify those species of palms susceptible and supply a list of species and quantities with proposal. Each susceptible palm shall receive quarterly injections. Each injection site/valve can be used only twice. The third quarterly injection requires a new valve and injection site. Contractor is asked to provide cost per injection (material & labor) multiplied by quantity of susceptible palms multiplied by four inoculations per year in bid form. The District reserves the right to subcontract out any and all OTC Injection events. This will not be included in the Contract Amount.

The Contractor is required to inspect all landscaped areas during each visit for indication of pest problems. When control is necessary, it is the responsibility of the Contractor to properly apply low toxicity and target-specific pesticide. If pesticides are necessary, they will be applied on a spot treatment basis when wind drift is a threat.

Careful inspection of the property on each visit is crucial to maintaining a successful program. It is the Contractor's full responsibility to ensure that the person inspecting the property is properly trained in recognizing the symptoms of both insect infestations and plant pathogen damage (funguses, bacteria, etc.). It is also the Contractor's responsibility to treat these conditions in an expedient manner.

It shall also be the Contractor's responsibility to furnish the resident project representative with a copy of the Pest Management Report (a copy of which is included), which he is to complete at every service as well as all certifications (including BMP Certifications) of all pesticide applicators. Contractor shall familiarize himself with all current regulations regarding the applications of pesticides and fertilizers.

If at any time the District should become aware of any pest problems, it will be the Contractor's responsibility to treat pest within five (5) working days of the date of notification.

Fire Ant Control: Contractor is required to inspect property each visit for evidence of fire ant mounds and immediately treat upon evidence of active mounds. In small areas control can be achieved by individual mound treatment. Active mounds in larger turf areas will require broadcast application of bait. Contractor shall be responsible to knock down and spread-out soil once mounds are dead.

For informational purposes only, Contractor is asked to provide the cost for the annual application of Top Choice in all finished landscape areas at the Community Center grounds. UNLESS OTHERWISE DIRECTED, ONLY THOSE AREAS COVERED BY AUTOMATIC

IRRIGATION ARE TO BE INCLUDED IN THIS NUMBER. This is not to include lake banks behind the residential properties or between ponds and conservation areas.

<u>Pest Control will not be included as a standard line item in each monthly billing but shall</u> be invoiced as a separate line item the month after service is rendered.

Pest Control shall be included in the Contract Amount.

PART 4

IRRIGATION SYSTEM MONITORING AND MAINTENANCE

Irrigation System.	Contractor shall inspect and test the irrigation system components within	
the limits of the Dist	trict a minimum of one (1) time per month. Areas shall include all existing	
irrigation systems to	date: approximately () Controllers, () pump & wells & () zone	s.

These inspections shall include:

A. Irrigation Controllers

- 1. Semi-automatic start of the automatic irrigation controller
- 2. Check for proper operation.
- 3. Program necessary timing changes based on site conditions & time DST.
- 4. Lubricate and adjust mechanical components.
- 5. Test back up programming support devices.
- 6. Ensure the proper operation of each automatic rain shutoff device. If none, provide proposal for the installation to be included in the 30-day irrigation audit.

B. Water Sources

- 1. Visual inspection of water source.
- 2. Clean all ground strainers and filters.
- 3. Test each pump at design capacities <u>weekly</u>; inform District Manager of any problems immediately. This is to minimize the time a water source is down. Contractor shall also confirm weekly that all backflow preventers are on and operating properly, if applicable.
- 4. Test automatic protection devices.

C. Irrigation Systems

- 1. Manual test and inspection of each irrigation zone in its entirety.
- 2. Clean and raise heads, as necessary.
- 3. Adjust arc pattern and distance for required coverage areas.
- 4. Clean out irrigation valve boxes.

D. Report

- 1. Irrigation operation time.
- 2. Irrigation start time.
- 3. Maintenance items performed.
- 4. General comment and recommendations.

The above list is for routine maintenance and adjustment of the existing irrigation system components. Locating and repairing or replacing automatic valves or control wires and irrigation controller or pump repairs as well as other larger scale repairs are to be considered additional items. Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid.

Routine irrigation maintenance is to be completed monthly. Each zone is to be turned on and operated for as long as necessary to verify proper operation. Each head, seal, nozzle, and strainer are to be inspected for adjustment and shall be aligned, packed, cleaned, and repaired, as necessary. Shrubs, groundcovers, and turf around sprinkler heads shall be trimmed to maintain maximum clearance at all times for the greatest coverage. It shall be the Contractor's responsibility to ensure all drip tubing is covered with mulch prior to Contractor leaving the property. All below ground repairs including valves, pumps and wiring require an estimate for all such repairs. Upon written approval from Management, Contractor shall proceed. In the event of an emergency, Contractor shall make a diligent effort to contact, with the approximate price or estimate of repairs, Management, or their assign prior to making such repair.

Upon being awarded contract, Contractor shall have a period of thirty (30) days from date of commencement to perform a thorough audit of the entire irrigation system listing items that need repair/replacement in order for the system to operate properly. A separate audit may be provided by the Contractor listing those items that would improve the irrigation system. Any action taken regarding the Irrigation Audit will be at the Board of Supervisors' discretion.

Assuming the Board of Supervisors approves the repairs listed in the 30-day audit and after such repairs have been made, after the thirty (30) day period has expired and for the duration of the contract, Contractor shall assume responsibility for any and all unreported maintenance deficiencies, including parts and labor, associated with the irrigation system of 2 inches or less, to include sprinkler heads, nozzles, drip, main and delivery lines and any associated fittings. Said repairs shall be performed immediately. The District Manager shall be notified what day and time of the week the irrigation tech will be available servicing the community. The Contractor will keep detailed irrigation reports consisting of run times and correct operation of system. A copy of this report will be maintained by the Contractor and a copy delivered to the District Manager or his designee, along with the weekly report. At no time shall the Contractor leave the property knowing of the need for a repair and not reporting it.

Watering schedules shall meet all government regulations, and zone times will be adjusted depending on job conditions, climactic conditions and all watering restrictions of Hillsborough County or any other governmental agencies. It is the responsibility of the Contractor to ensure the turf and plant material remains healthy. If the Contractor finds that the irrigation system cannot adequately cover the District in the allotted time, it will be the Contractor's responsibility to bring this to the attention of the District representative and apply for a variance. Violations and/or fines imposed by any local or state agency will be deducted from the Contractor's monthly payment.

Emergency service shall be available after normal working hours and an emergency telephone number will be provided to Management or their assign. Broken mainlines and irrigation valves stuck in the "open" position are to be considered emergencies.

Freeze Protection. The Contractor shall describe ability and cost per application to provide freeze protection for pumps/wells.

PART 5

INSTALLATION OF MULCH

After prior approval by the Board of Supervisors, Contractor shall top dress all currently landscaped areas as shown on the maintenance map (landscaped beds, tree rings) with Medium Pine Bark Mulch twice per year during the months of April and October. In doing so, Contractor shall ensure that all mulched areas are brought to a minimum depth of three (3) inches after compaction. There will also be an area in the Bid Form where Contractor shall supply a price for Shredded Cypress mulch should the CDD decide to change.

Contractor is responsible for all necessary clean up related to this procedure.

Contractor agrees to provide reasonably neat and defined lines along edges of all mulched areas. In addition to the aesthetics of this, it is also done to facilitate mechanical edging of these areas. Additionally, Contractor shall properly trench all bed lines adjacent to concrete surfaces. Trenches shall be 3" deep and beveled. Mulched beds on slopes adjacent to turf shall also be trenched to a depth of 3" & beveled to reduce mulch washout. This procedure has not been practiced in the past and Contractor is to include any additional labor in the cost of the mulch for all trenching. Mulch shall not be piled around tree trunks or bases of plants. Any mulch "volcanoes" around tree trunks shall be corrected immediately at no additional cost to Owner.

Contractor agrees to ensure that mulch caught in plant material will be shaken or blown from plants, so that upon completion there is no plant material left covered with mulch.

If, after installation is complete and it is determined that additional mulch is required to attain the required total depth of 3", sufficient mulch shall be supplied by Contractor at no additional cost to District.

This item will not be included in the contract amount and shall be invoiced separately the month after service is rendered. Contractor shall provide a price per cubic yard and estimated quantities to be installed per top dressing (based on his own field measurements) and shall submit with bid.

The District reserves the right to subcontract out any and all mulching events.

[END OF SECTION]



Phased Development Strategy

Plan of Action

Phase I (Days I-30)

- Meet with Property Manager and Board Committee Members to review our Three Phase Plan and Scope of Work.
- Complete an Irrigation Evaluation of system and report deficiencies and needed corrective actions.
- Establish consistent schedule for mowing, detailing and agronomics and implement accordingly.
- Perform first turf fertilizer application if possible (Blackout Period).
- Identify any areas of concern and concentrate efforts for immediate improvement. (Entrance features, weeding beds, sidewalk edging)
- Spot treat weeds in turf areas where needed.
- Formulate options for turf areas needing restoration.
- Implement weed control program in planting beds.
- Fertilize weak shrubs throughout the property.
- Start insect and disease program on all plant material.
- Evaluate the health of ailing plant material and propose improvement plan.
- Discuss any site-specific enhancement ideas.
- Perform monthly walk with Property Manager and Community Members.





Phased Development Strategy

Plan of Action

Phase 2 & 3 (Days 31-90)

- Examine Phase I results and modify "Plan of Action" if necessary.
- Carry on with Irrigation Inspections and Improvements.
- Carry on with Scheduled Maintenance plan i.e., mowing, blowing, and edging.
- Evaluate need for second turf fertilization dependent on condition and time of year (Blackout period).
- Carry on with weed control applications in both turf and plant beds.
- Evaluate insect and disease program and make necessary adjustments.
- Implement approved site-specific enhancements.
- Perform monthly walk through with Property Manager and continue to identify areas of opportunity or concern.







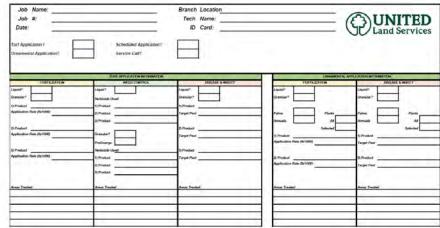


Closing the Communication Gap

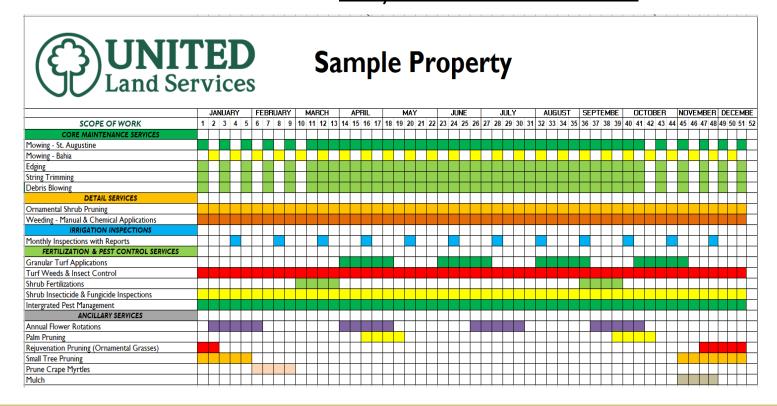
Alignment, Execution & Building Partnerships



Agronomics and Irrigation Inspection Reports



Yearly Service Calendar Guideline

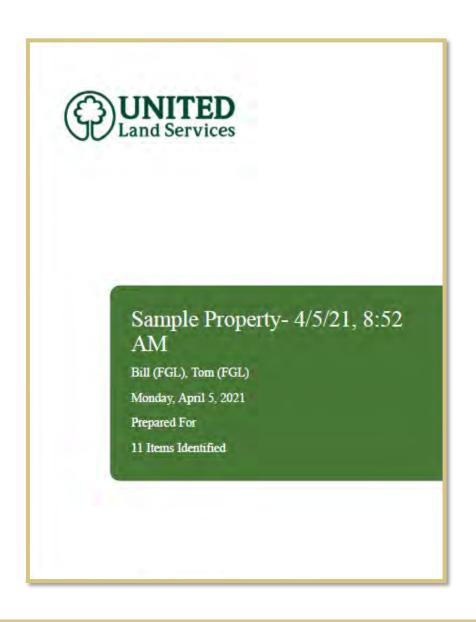




Closing the Communication Gap

Alignment, Execution & Building Partnerships

Communication is key to any strong partnership. In an effort to stay connected internally with our team and externally with our partners, our team utilizes Site Audit Pro. The program allows us to send visual communication though pictures along with a detailed explanation of the issue. Site Audit Pro is key in ensuring everyone is on the same page in helping to form the best possible solution.





SAMPLE

Closing the Communication Gap

Alignment, Execution & Building Partnerships





Issue I
Selectively remove tall stalks on White BOP in a sectional manor.
Removals tagged with orange tape



Issue 2 Remove Mags on Cody Chase



Issue 5 Queen Palm on 46A dead from Ganoderma



Declining Washingtonian on Cody Chase



Issue 6
Possible irrigation issue on Podocarpus along 46A units



Issue 4 Remove staking kit



Issue 7
Replace declining Pittisporum with turf



Issue 8
Proposal for method to attach Jasmine to columns / pergola



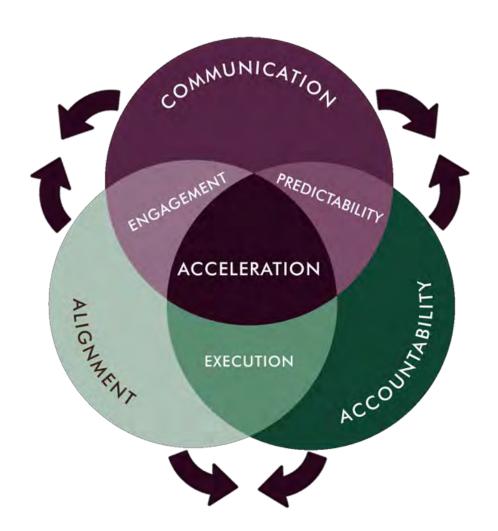
Closing the Communication Gap

Alignment, Execution & Building Partnerships

Constant, open communication between the board members, landscape committee (if applicable) and your ULS team will help to ensure expectations are set and goals are met. We plan to accomplish this through:

- Clear understanding of milestones to improve the landscape quality.
- Constant communication with HOA Management, Board Members and Committees.
- Weekly progress updates throughout the initial transition.
- Property inspections with Management and Board Members at predetermined intervals.
 (Sample report on pages below).

Our goal is to tailor this communication plan to meet your needs and the needs of the community.



RIVERBEND WEST CDD

IRRIGATION REPAIR REQUEST FORM

DATE:
DAMAGE:
LOCATION:
PROBABLE CAUSE OF DAMAGE:
ESTIMATED COST OF MATERIALS & LABOR REQUIRED FOR REPAIR:
IRRIGATION TECHNICIAN'S NAME:
RIVERBEND WEST REPRESENTATIVE NAME:

(THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVIC REQUEST)

END

RIVERBEND WEST CDD

PEST MANAGEMENT REPORT

DATE:
SYMPTOMS:
I OCATION:
LOCATION:
PROBABLE CAUSE OF DAMAGE:
ESTIMATED MATERIALS REQUIRED FOR TREATMENT:
CERTIFIED PESTICIDE APPLICATOR'S NAME:
RIVERBEND WEST REPRESENTATIVE NAME:
THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVICE REQUEST

END

RECITALS

WHEREAS, the District was established pursuant to Chapter 190, *Florida Statutes*, for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure improvements, including but not limited to, landscaping and irrigation improvements; and

WHEREAS, the District desires to retain an independent contractor to provide landscape and irrigation maintenance services within the District; and

WHEREAS, Contractor represents that it is qualified to serve as a landscape and irrigation maintenance contractor and provide such services to the District.

WHEREAS, the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

Now, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

SECTION 1. RECITALS. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.

SECTION 2. DESCRIPTION OF WORK AND SERVICES.

A. The duties, obligations, and responsibilities of the Contractor are to provide the services, labor, and materials necessary for the provision of landscape and irrigation maintenance services as described herein and in **Exhibit A** (the "Services"), attached hereto and incorporated by reference herein, within the District. Such lands on which

- Services shall be provided are as more particularly described and shown on **Exhibit B**, attached hereto and incorporated herein by reference.
- **B.** Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations and responsibilities are met to the satisfaction of the District and in accordance with this Agreement. Contractor shall use industry best practices and procedures when carrying out the Services. Any additional compensation for additional services shall be paid only as negotiated between the parties and upon the written authorization of the District.
- C. This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement, for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, ordinances, and regulations affecting the provision of the Services.
- **D.** In the event that time is lost due to heavy rains ("Rain Days"), the Contractor agrees to reschedule its employees and divide their time accordingly to complete all scheduled services during the time during the same week as any Rain Days. The Contractor shall provide services on Saturdays if needed to make up Rain Days but shall not provide services on Sundays.
- **E.** The Contractor shall report directly to the District's Designee who shall be Jennifer Goldyn, District Manager, or the District's Field Services Manager. Contractor shall use all due care to protect the property of the District, its residents and landowners from damage and shall follow and be responsible for the Services set forth in **Exhibit A** on the property as provided in **Exhibit B**. Contractor agrees to repair any damage resulting from Contractor's activities and work within twenty-four (24) hours. This includes, but is not limited to, damage caused by Contractor to irrigation heads and lines, landscape, grasses or any other District or landowner properties or improvements.
- **F.** The Contractor agrees to meet with a District representative, when requested, to walk the property to discuss conditions, schedules, and items of concern regarding this Contract. At that time, the District will compile a list of landscape related items (Field Inspection Report) that should be performed before the next walk through or other designated time. The Contractor shall be required to explain, in writing, what actions shall be taken to remedy those findings within the specified amount of time as requested by the District (typically seven (7) calendar days). If the Contractor does not respond within the specified time, the first offense will result in a written warning; the second offense will result in a second written warning and the Board of Supervisors for the District will be notified; the third offense may terminate this contract for cause at the District's discretion. If the deficient items have not been rectified to the District's satisfaction within the stated time provided in the response to the Field Inspection Report, (but in no circumstance no longer than a 1-month period), the District reserves the right to subcontract out such work and withhold the cost of such work from the Contractor's next monthly invoice. The District will be responsible for scheduling the inspections. The District must have no less than ten (10) days' notice if there is a need

to reschedule. Inspections will proceed with or without the attendance of the Contractor. Notwithstanding, Contractor is responsible for a weekly inspection of the entire property subject to the Contract Work. Contractor shall provide to management a written summary of work performed for each week with notification of any problem areas.

SECTION 3. COMPENSATION; TERM.

The District agrees to pay Contractor for the Contract Work, a not to exceed sum of **Dollars and no/100** (\$XXX,XXX.XX) during the initial term as well as the first and second annual renewals of the contract as detailed in **Exhibit "B"**, payable in monthly installments as detailed below, for a term of one (1) year with the option to renew for two (2) additional one (1) year periods unless terminated earlier as provided in this Contract.

- **A.** If the District should desire additional work or services, or to add additional lands to be maintained, the Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the parties shall agree in writing to an addendum, addenda, or change order to this Contract. The Contractor shall be compensated for such agreed additional work or services based upon a payment amount acceptable to the parties and agreed to in writing.
- **B.** The District may require, as a condition precedent to making any payment to the Contractor that all subcontractors, material men, suppliers or laborers be paid and require evidence, in the form of lien releases or partial waivers of lien, to be submitted to the District by those subcontractors, material men, suppliers, or laborers, and further require that the Contractor provide an Affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from the Contractor, in a form satisfactory to the District, that any indebtedness of the Contractor, as to services to the District, has been paid and that the Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workmen's Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.

C.	The Contractor will provide landscape & irrigation maintenance services for certain
	lands within and around the District. Specifically, Contractor shall provide the services
	identified in the Exhibit "A" and Exhibit "B". Contractor shall perform such work for
	a not to exceed sum of Dollars and
	no/100 (\$XXX,XXX.XX) to include Parts 1-4 of the Scope of Services and up to a
	maximum of Dollars and no/100
	(\$XXX,XXX.XX) if all mulch top-dressings (Part 5) are performed and awarded to
	Contractor. Contractor shall provide all labor and equipment necessary for such
	services. These monthly amounts include all tools, labor, and materials necessary to
	complete the Services. The term of this Agreement shall be from
	through, 2022 unless terminated earlier in accordance with the terms

of this Agreement or renewed for optional one-year renewals at the option of the parties hereto at the price and terms as provided for herein.

D. Contractor shall bill the District for Services based on invoice with appropriate support documentation for the fee and reimbursements. Provided Contractor has submitted invoices for the fees and reimbursements with the appropriate support documentation by the fifteenth (15th) of the month, Contractor shall be paid by the thirtieth (30th) of the following month unless such invoice is disputed as described below. The format of the invoice and backup documentation shall strictly adhere to the requirements established by District. If the District disputes or questions any part or all of an invoice, the District shall advise Contractor in writing of such questions or disputes within thirty (30) days of the District's receipt of such invoice. In the event of any dispute regarding the Services performed to date, Contractor, including any of Contractor's subcontractor(s) or agent(s) responsible for the Services, in District's sole and absolute discretion, shall, so long as District is pursuing resolution of such dispute in an expeditious manner, continue to carry on performance of the Services and maintain their progress during any such dispute, lawsuit or other proceeding to resolve the dispute, and District shall continue to make payments of undisputed amounts to Contractor in accordance with this Agreement. As compensation for the Work, the District agrees to pay Contractor Dollars and no/100 (\$XXX,XXX.XX) during the initial term of the contract, in standard monthly amounts of Dollars and XX/100 (\$XX,XXX.XX). Such compensation covers only the items specified in Parts 1 and 4 of the Proposal. Additionally, for the services specified in Parts 2, 3 & 5 of the Proposal, the District agrees to pay Contractor for such actual services rendered using the pricing specified in the Proposal the month following services being performed and after required documentations (if any) have been provided. Contractor shall not perform mulching or annual installation services listed in Exhibit "A" without the prior written approval of the District.

SECTION 4. CHANGE ORDERS. Contractor understands that the Services may be reduced, expanded, or otherwise modified in scope. If any additional Services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving a written change order from the District. Contractor shall cooperate with and assist the District in preparing and determining the scope of any change order. In the event the service represents a unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order in accordance with the unit price set forth in this Agreement. In the event the service is not represented by a lump sum or unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order as reasonably determined by the District in conference with the Contractor.

SECTION 5. WARRANTY AND COVENANT. The Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, free from faults and defects. The Contractor hereby warrants any materials and Services for a period of one year after acceptance by the District or longer as required under Florida

law. With respect to any and all plant material provided pursuant to Section 2, all plant material shall be guaranteed to be in a satisfactory growing condition and to live for a period of one year from planting except for annuals, which will be replaced seasonally. All plants that fail to survive under the guarantee shall be replaced as they fail with the same type and size as originally specified. Contractor further warrants to the District those warranties which Contractor otherwise warrants to others and the duration of such warranties is as provided by Florida law unless longer guarantees or warranties are provided for elsewhere in the Agreement (in which case the longer periods of time shall prevail). Contractor shall replace or repair warranted items to the District's satisfaction and in the District's discretion. Neither final acceptance of the Services, nor monthly or final payment therefore, nor any provision of the Agreement shall relieve Contractor of responsibility for defective or deficient materials or Services. If any of the Services or materials are found to be defective, deficient, or not in accordance with the Agreement, Contractor shall correct remove and replace it promptly after receipt of a written notice from the District and correct and pay for any other damage resulting there from to District property or the property of landowners within the District. Contractor hereby certifies it is receiving the property in its as is condition and has thoroughly inspected the property and addressed any present deficiencies, if any, with the District. Contractor shall be responsible for maintaining and warranting all plant material maintained by Contractor as of the first date of Services.

Contractor hereby covenants to the District that it shall perform the Services: (i) using its best skill and judgment and in accordance with generally accepted professional standards and (ii) in compliance with all applicable federal, state, county municipal, building and zoning, land use, environmental, public safety, non-discrimination and disability accessibility laws, codes, ordinances, rules and regulations, including, without limitation, all professional registration (both corporate and individual) for all required basic disciplines that it shall perform. Contractor hereby covenants to the District that any work product of the Contractor shall not call for the use nor infringe any patent, trademark, services mark, copyright, or other proprietary interest claimed or held by any person or business entity absent prior written consent from the District.

SECTION 6 INSURANCE. Contractor shall, at its own expense, maintain insurance during the performance of its Services under this Agreement, with limits of liability not less than the following:

Workers Compensation	statutory
General Liability	
Bodily Injury (including contractual)	\$1,000,000/\$2,000,000
Property Damage (including contractual)	\$1,000,000/\$2,000,000
Automobile Liebility (if appliesble)	
Automobile Liability (if applicable)	
Bodily Injury and Property Damage	\$1,000,000

Contractor shall provide the District with a certificate naming the District, its officers, agents, and employees as an additional insured (for all coverages except workers' compensation coverage). At no time shall Contractor be without insurance in the above amounts. No policy may be canceled during the term of this Agreement without at least thirty (30) days written notice to

the District. An insurance certificate evidencing compliance with this section shall be sent to the District prior to the commencement of any performance under this Agreement.

SECTION 7. INDEPENDENT CONTRACTOR. It is understood and agreed that at all times the relationship of Contractor and its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of District and at all times entirely under Contractor's supervision, direction, and control.

In particular, District will not: i) Withhold FICA (Social Security) from Contractor's payments; ii) Make state or federal unemployment insurance contributions on Contractor's behalf. iii) Withhold state or federal income tax from payment to Contractor; iv) Make disability insurance contributions on behalf of Contractor; or v) Obtain workers' compensation insurance on behalf of Contractor.

SECTION 8. COMPLIANCE WITH LAWS, ORDINANCES AND REGULATIONS. In performing its obligations under this Agreement, Contractor and each of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public or governmental authority having appropriate jurisdiction, including all laws, regulations and rules relating to immigration and/or the status of foreign workers. Contractor shall initiate, maintain, and supervise all safety precautions and programs in connection with its obligations herein. Contractor shall ensure that all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor observe Contractor's rules and regulations of safety and conduct. Contractor shall take all reasonable precautions for the safety of and shall provide all reasonable protection to prevent damage, injury, or loss to all of its employees, agents and subcontractors performing its obligations herein and other persons who may be affected, and any material, equipment and other property. Contractor shall remedy all damage or loss to any property caused in whole or in part by Contractor, its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, or by anyone for whose acts Contractor may be liable. Contractor shall indemnify District for all damage or losses it may incur or be exposed to because of Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor's failure to comply with the provisions contained herein.

SECTION 9. DEFAULT AND PROTECTION AGAINST THIRD PARTY INTERFERENCE. A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

SECTION 10. ENFORCEMENT OF AGREEMENT. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the substantially prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorney's fees and costs for trial, alternative dispute resolution, or appellate proceedings.

SECTION 11. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and the Contractor.

SECTION 12. AUTHORIZATION. The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this instrument.

SECTION 13. NOTICES. All notices, requests, consents, and other communications under this Agreement ("Notices") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

A.	If to Contractor:	
		Attn:
В.	If to District:	Riverbend West Community Development District 9428 Camden Field Parkway Riverview, Florida 33578 Attn: District Manager
	With a copy to:	Straley, Robin Vericker 1510 W. Cleveland Street Tampa, FL 33606
		Attn: John Vericker

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notice on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the parties and addressees set forth herein.

SECTION 14. ARM'S LENGTH TRANSACTION. This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. Both parties participated fully in the preparation of this Agreement and received the advice of counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, both parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either the District or the Contractor.

SECTION 15. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the District and the Contractor, and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.

SECTION 16. ASSIGNMENT. Neither the District nor the Contractor may assign this Agreement or any monies to become due hereunder without the prior written approval of the other.

SECTION 17. APPLICABLE LAW AND VENUE. This Agreement and the provisions contained herein shall be construed, interpreted, and controlled according to the laws of the State of Florida. Each party consents that the venue for any litigation arising out of or related to this Agreement shall be in Hillsborough County, Florida.

SECTION 18. INDEMNIFICATION.

- **A.** Contractor, its employees, agents and subcontractors shall defend, hold harmless and indemnify the District and its supervisors, officers, staff, employees, representatives and agents against any claims, damages, liabilities, losses and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the acts or omissions of Contractor, and other persons employed or utilized by Contractor in the performance of this Agreement or the Services performed hereunder up to the amount of One Million Dollars (\$1,000,000.00). By executing this Agreement, Contractor agrees such indemnification amount bears a reasonable commercial relationship to the Agreement.
- **B.** Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.

SECTION 19. LIMITATIONS ON GOVERNMENTAL LIABILITY. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida

Legislature in Section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

SECTION 20. TERMINATION. The District agrees that the Contractor may terminate this Agreement for cause by providing sixty (60) days written notice of termination to the District; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. The Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to the Contractor. The District shall provide thirty (30) days written notice of termination without cause. Upon any termination of this Agreement, the Contractor shall be entitled to payment for all Services rendered up until the effective termination of this Agreement, subject to whatever claims or off sets the District may have against the Contractor as the sole means of recovery for termination.

SECTION 21. OWNERSHIP OF DOCUMENTS. All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Contractor pursuant to this Agreement shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.

SECTION 22. PUBLIC RECORDS. Contractor understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, Florida Statutes. Contractor acknowledges that the designated public records custodian for the District is Jennifer Goldyn ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Contractor shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if the Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Contractor, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC

RECORDS, JENNIFER GOLDYN, RIZZETTA & COMPANY, INC., 2700 S Falkenburg Rd Suite 2745, Riverview, FL 33578, (813) 533-2950, JGOLDYN@RIZZETTA.COM

SECTION 23. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

SECTION 24. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.

SECTION 25. ENTIRE AGREEMENT. This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Agreement.

[SIGNATURES ON NEXT PAGE]

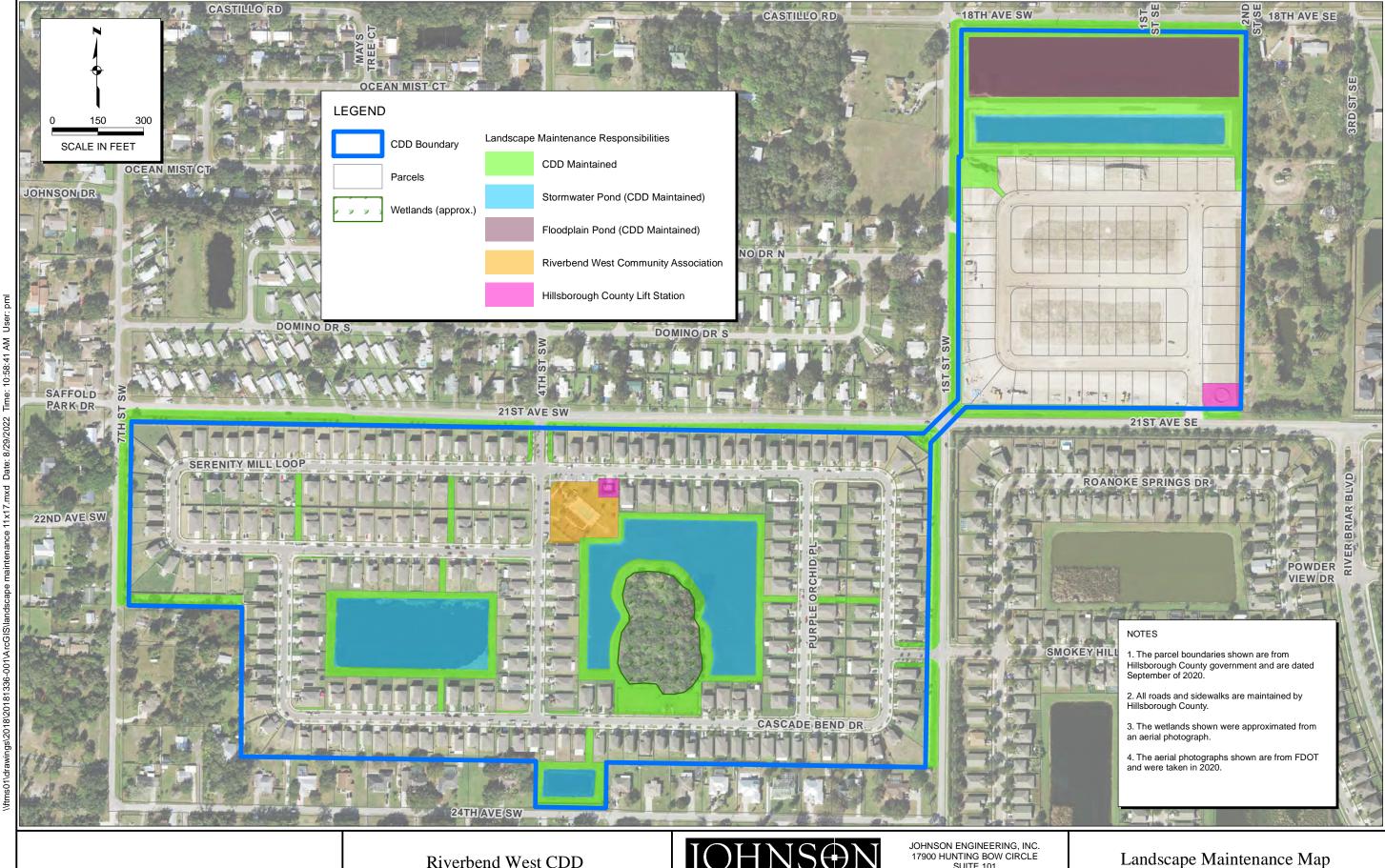
IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first written above.

Attest:	RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT
Signature of Secretary	Signature of Chairman, Board of Supervisors
Witness:	
Signature of Witness	By:
	Print Name: Title:

Exhibit A:

Scope of Services Landscape Maintenance Map Exhibit B:

EXHIBIT B MAINTENANCE MAP



Riverbend West CDD HIllsborough County, Florida



JOHNSON ENGINEERING, INC. 17900 HUNTING BOW CIRCLE SUITE 101 LUTZ, FLORIDA 33558 PHONE (813) 909-8099 E.B. #642 & L.B. #642

PROJECT NO. SHEET 20181336-001 As Shov



RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

FENCING MAINTENANCE MAP (PHASES 1 AND 2)





Providing exceptional landscape services to partners across the state of Florida.











Starkey



















United We Grow!



Uniting partners through exceptional landscape services



Sun State Landscape Management Inc.

PROJECT MANUAL

FOR

LANDSCAPE & IRRIGATION MAINTENANCE SERVICES

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT

July 2022

RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE FOR

LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

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RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT INVITATION TO QUOTE LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES

EVALUATION CRITERIA

1. Personnel

(E.g., skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels, etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc. with bid.)

Management and Supervisory Personnel Name Years Exp. Position/Certifications **Duties and Responsibilities** 25 President/Owner Justin Hand Manages day to day operations Christin Hand 13 Design/Estimating Mgr. (CPO) Manages Design Dept. 3. Jeff McLain 20 Manages Irr. Install Crews Irrigation Account Manger David Rindfleisch 20 Dir. Business Development Manages Commercial Jobs Maintenance Account Manager Scheduling, Submit Proposals 5 Juan Castillo Proposed Staffing Levels Landscape Maintenance staff will include 15 laborers, 3 supervisors, and 4 technical personnel. In addition, list any personnel with technical expertise that will be utilized on this project. (Such as pesticide, herbicide application, arborists, or horticulturist, etc.) Name Years Exp. Position/Certifications **Duties and Responsibilities** Certified Pest Operator Managing and Training of PCT Joesph Decarlo 37 Steven Dick 23 Limited Lawn & Ornamental Application of (herbicide) Inspection of Irrigation System Ronald Linke Irrigation Tech Juan Castillo 7 GI-BMP Instructor, BMP, Fert. Manage landscape issues 10 Crew Leader/ Oversee laborers 5. Braulio Gomez Maintenance Foreman

Personnel continued.

	ess of Vendor shop providir	ng services to Riverbend	West CDD: 8920 Erie Lane Parrish, Florida 3421	
Delvilo	Address of Vendor shop providing services to Riverbend West CDD: 8920 Erie Lane Parrish, Florida (1421			
DIIVIII	ng miles between Vendor sl	hop & Riverbend West C	DD 18 miles	
"Wind hours	dshield Time" on an averag	ge business day between \	Vendor shop & Riverbend West CDD 25 mins	
	2. Experience			
			respondent in similar projects, volume of work other contracts; subcontractor listing, inventory	
1.	Project Name/Location: La	akewood Ranch Stewardship/ White Eagle Blvd	Bradenton, Fl 34211	
	Contact: David Devalle	Contact Phone: 941-54	4-4117	
	Project Type/Description	Commercial Roadway Maintenance		
	Dollar Amount of Contra	ict: \$179,725.85		
	Your Company's Detailed	d Scope of Services for P	roject: Turl Maintenance, Fertilization, Pest	
	and Weed Control, Installation of Annuals, Irrig	gation Service, Mulching, Palm and Canopy Tre	e Pruning, Major Clean Up Due To Storms, Vandalism, Hand watering, Fire Ant Control	
	Duration of Contract: ST	ART DATE: 7/1/20	END DATE Present	
2.	Project Name/Location: To	revesta Common Areas and Amenity/ 5910 Tres	vesta Pl Palmetto, Fl 3422	
	Contact: Taylor Nielsen	Contact Phone: 813-55	33-2950 ext 9475	
	Project Type/Description: Full Maintenance of Common Areas and Amenity Center			
	Dollar Amount of Contra	lct: \$174,058.8		
			roject: Turi Maintenance, Fertilization, Pest e Pruning, Major Clean Up Due To Storms, Vandalism, Hand watering?, Fire Ant Control	

Duration of Contract: START DATE: 5/1/17	END DATE Present
Project Name/Location: Lakewood Banch Stewardship/ Bangeland Pkw	y Bradenton, Fl 34211
Contact: David Devalle Contact Phone:	941-544-4117
Project Type/Description: Commercial Roadway Maintenance	
Dollar Amount of Contract: \$91,866	
Your Company's Detailed Scope of Services for	or Project: Turf Maintenance, Fertilization, Pest
and Weed Control, Installation of Annuals, Irrigation Service, Mulching, Palm and Canon	py Tree Pruning, Major Clean Up Due To Storms, Vandalism, Hand watering?,
Duration of Contract: START DATE: 7/1/17	END DATE Present
Project Name/Location: Lakewood Ranch Stewardship/ 44th Ave E	aradenton, Ft 34219
Contact: David Devaile Contact Phone:	
Project Type/Description: Commercial Roadway Maintenance	
Dollar Amount of Contract: \$78,697.5	
Your Company's Detailed Scope of Services for	or Project: Turl Maintenance, Fertilization, Pest
and Weed Control, Installation of Annuals, Irrigation Service, Mulching, Palm and Canopy Tree Pru	uning,Major Ciean Up Due To Storms, Vandalism, Hand walering?, Fire Ant Control
Duration of Contract: START DATE: 7/1/20	END DATE Fresent
Denicat Name / Capations (Capation)	
Project Name/Location: Aviary at Rutland Ranch	9.7 Day 69.7
	941-737-4474
Contact: Steve Cerven Contact Phone: Project Type/Description: Common Area Maintenance	

Duration of Contract: START DATE: 8/20/21	END DATE Present	

PROPOSAL FORM PART IV PRICING

NOTE: This pricing form is intended to cover pricing for the initial one-year term of the contract. It is assumed that prices will remain the same through each of the two potential annual renewal terms. If the Proposer intends to change pricing for any renewal term, then the Proposer should submit multiple pricing forms, one for each renewal term. Otherwise, the prices stated below will be binding for the initial one-year term, and any annual renewal terms.

Having carefully examined the specifications and having thoroughly inspected said property, the undersigned proposes to furnish all labor, materials, and proper equipment for the entire scope of work, in accordance with said specifications, for the sum of:

PART 1

General Landscape Maintenance

D	DE,001100	/ I car

£ 62 001 22

	Storm Cleanup \$_50/hr.
	Freeze Protection (description of ability) Given 48 hrs notice we can install frost cloth. The First
applica	tion will be billed time plus material. The material will then be Summerwoods property, we will just bill to install thereafter.
S_ cover	/application (Contractor to identify those plants susceptible to freeze and estimate cost to per application)
	Hand Watering
\$ 45	Hand Watering /hr. for employee with hand-held hose

PART 2

Fertilization (All labor and materials) \$\frac{24,861.84}{24,861.84}\$ /Year (Include any and all turf pesticide/herbicide/fungicide mixtures you intend to use throughout the year)

	ST. AUC	GUSTINE (per specification	is in Part 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
February	15-2-15 TBD by soil Sample	1.5 lbs. N/1000 SF	1000	TBD
May	15-2-15 TBD by soil Sample	2 lbs. N/1000 SF	1000	TBD
October	15-2-15 TBD by soil Sample	1.5 lbs. N/1000 SF	1000	TBD

ST. AUGUSTINE (per s	pecifications in Part 2) cont.	

		BAHIA (per specifications in I	ran 2)	
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

ORNAMENTALS (per specifications in Part 2)					
MONTH	FORMULA	APPLICATION RATE (LBS. N/1000 SF)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION	
January	9-2-12	1.5 lbs	1050	TBD	
April	9-2-12	1.5 lbs	1050	TBD	
September	9-2-12	1.5 lbs	1050	TBD	

MONTH	FORMULA	APPLICATION RATE (1.5 LBS. /100 SF PALM CANOPY)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION
January	8-1-12	1.5 lbs./ 100 SF Canopy	250	TBD
April	8-1-12	1.5 lbs./ 100 SF Canopy	250	TBD
September	8-1-12	1.5 lbs./ 100 SF Canopy	250	TBD

Please list any additional fertilization for those plant materials requiring specialized applications.

		SPECIALTY PLANT MATER	IALS	
MONTH	FORMULA	PLANTS TO BE FERTILIZED (i.e., Crapes, Loropetalum, Knockout Roses, etc.)	TOTAL POUNDS PRODUCT TO BE APPLIED	COST PER APPLICATION

The totals in the "Cost per application" column should equal your Total Fertilization Cost for the year.

Pest Control (All lab	or and materials	s)	\$ 5000	/Yr.
		(If entire pesticid required) *	e allowance is	
only those pesticides mount will not be ecused on any particular	herbicides not qually divided a revent shall be asible for the en	of trees, ornamentals, a already included in the mongst the monthly in billed the month after stadication/control of al austed.	ne turf fertilizer voices. The porti ervices are rende	section. This doll on of the allowandered, Contractor sha
OTC Injections will neluded in either the or Contract Amount.	Pest Control c	at the discretion of the ost listed above, nor sh	e District's BOS all it be included	(This shall not be in the Grand Tot
OTC Injections (All based on your record			\$.	n/a /Yr.
OTC injections per	specs - <u>do not</u>	include in Grand Tota	<u>ıl)</u>	
Palm Type	Palm Qty	# of Inoculations per quarter per palm (based on size) (i.e. (2) inoculations per large Canary Palm per 1/4, etc.)	Cost per Individual Inoculation (One Cartridge)	Total Cost per Year (4x per year)
1				
The District reserve	s the right to si	ibcontract out any an	d all OTC Inject	tion events.
Application of Top	Choice for ann	ual treatment of Fire	Ants	
For informational pur control of fire ants in § 2000	rposes only, plea all Finished La / Yr.	ase provide a cost to ap ndscaped Areas as desc	ply Top Choice for ibed in Scope of	or the annual f Services,
Top Choice appl	ication will be be included in a	performed at the sole wither the Pest Control	discretion of the	e District's BOS. , nor shall it be

PART 4

Irrigation (All labor and materials)	\$ 2,250 /Y	
Freeze Protection (description of ability)		
\$/application (do not include in Irrig After hours emergency service hourly rate \$		
pump & wells, etc.) Contractor shall provide a list of additional charg han routine maintenance as a separate price from	es and pricing for such iten	
PART 5		
Based on quantities determined by Contractor's f Contractor shall install: CY Medium Pine Bark Mulch per specs (CY (April Application)		of bidding,
And		
CY Medium Pine Bark Mulch per spece /CY (October Application)	s for a fall top-dressing at	
nstallation of Medium Pine Bark Mulch This is the total cost of mulching for the year - <u>de</u>	\$ 26,400 not include in Grand Tota	/Yr.
Should the District choose to switch to Shredded (vard price.	Cypress Mulch, please prov	ide a per cu
/ CY Shredded Cypress Mulch		
Each top-dressing shall leave all beds wi	th a depth of 3" after compa	action.
The District reserves the right to subcontract a		telde vende

GRAND TOTAL (PARTS 1, 2, 3 & 4 - This is what contract will be written for)

\$ 95,103.06	/Yr.	
FIRST ANNUAL RE	NEWAL	\$ /Yr.*
SECOND ANNUAL	RENEWAL	\$ /Yr.*

^{*}Unless prices are to remain the same throughout the initial contract term and each of the two possible annual renewal periods, the Proposer must supply a complete pricing form for each of the two possible annual renewal periods.

LANDSCAPE AND IRRIGATION MAINTENANCE RATES FOR ADDITIONAL SERVICES

Please provide rates for the following items (including overhead and profit) which will be used for any additional work and/or services:

A.	Mowers w/operator	<u>\$</u> 60	Hour
B.	Bush-Hog w/operator	\$ 80	Hour
C.	Tractor w/operator	S 80	Hour
D.	Supervisor with Transportation	\$ 80	Hour
E.	Laborer with hand equipment	\$ 50	Hour
F.	Truck w/driver	\$ 80	Hour
G.	Irrigation Tech	\$ 80	Hour
Н.	Granular Pesticide Applicator		
	Person with Drop Spreader	\$ 80	Hour
I.	Liquid Pesticide Applicator		
	Person with Spray Truck	\$ 80	Hour
1.	Granular Fertilizer Applicator		
	Person with Drop Applicator	\$ 80	Hour
K.	Liquid Fertilizer Applicator		
	Person with Spray Truck	\$ 80	Hour
L.	Granular Weed Control Applicator		
	Person with Drop Applicator	\$ 80	Hour
M.	Liquid Weed Control Applicator		
	Person with Spray Truck	\$ 80	Hour
N.	Laborer for Additional Trash Pick-Up	S 35	Hour
O.	Lump Sum Mowing (1), entire community	S 1,161.04	Per Mow

Mowing shall include mowing, edging, weed eating, weeding of beds, weeding of lawns, and blowing and/or vacuuming.

AGREEMENT FOR LANDSCAPE AND IRRIGATION MAINTENANCE SERVICES BETWEEN RIVERBEND WEST COMMUNITY DEVELOPMENT

DISTRICT AND Sun State Landscape Management Inc.

Riverbend West Community Development District, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, located in Hillsborough County, Florida, whose mailing address is 9428 Camden Field Parkway, Riverview, Florida 33578 (the "District"); and	is made and entered into this 29 day of
1 1 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	to Chapter 190, Florida Statutes, located mailing address is 9428 Camden Field
	, whose address is: 8920 Erie Lane
Parrish Fl, 34219 (the "Contractor").	

RECITALS

WHEREAS, the District was established pursuant to Chapter 190, Florida Statutes, for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure improvements, including but not limited to, landscaping and irrigation improvements; and

WHEREAS, the District desires to retain an independent contractor to provide landscape and irrigation maintenance services within the District; and

WHEREAS, Contractor represents that it is qualified to serve as a landscape and irrigation maintenance contractor and provide such services to the District.

WHEREAS, the District and Contractor warrant and agree that they have all right, power and authority to enter into and be bound by this Agreement.

Now, THEREFORE, in consideration of the recitals, agreements, and mutual covenants contained herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

SECTION 1. RECITALS. The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Agreement.

DESCRIPTION OF WORK AND SERVICES. SECTION 2.

A. The duties, obligations, and responsibilities of the Contractor are to provide the services, labor, and materials necessary for the provision of landscape and irrigation maintenance services as described herein and in Exhibit A (the "Services"), attached hereto and incorporated by reference herein, within the District. Such lands on which

- Services shall be provided are as more particularly described and shown on **Exhibit B**, attached hereto and incorporated herein by reference.
- B. Contractor shall be solely responsible for the means, manner, and methods by which its duties, obligations and responsibilities are met to the satisfaction of the District and in accordance with this Agreement. Contractor shall use industry best practices and procedures when carrying out the Services. Any additional compensation for additional services shall be paid only as negotiated between the parties and upon the written authorization of the District.
- C. This Agreement grants to Contractor the right to enter the lands that are subject to this Agreement, for those purposes described in this Agreement, and Contractor hereby agrees to comply with all applicable laws, rules, ordinances, and regulations affecting the provision of the Services.
- D. In the event that time is lost due to heavy rains ("Rain Days"), the Contractor agrees to reschedule its employees and divide their time accordingly to complete all scheduled services during the time during the same week as any Rain Days. The Contractor shall provide services on Saturdays if needed to make up Rain Days but shall not provide services on Sundays.
- E. The Contractor shall report directly to the District's Designee who shall be Jennifer Goldyn, District Manager, or the District's Field Services Manager. Contractor shall use all due care to protect the property of the District, its residents and landowners from damage and shall follow and be responsible for the Services set forth in Exhibit A on the property as provided in Exhibit B. Contractor agrees to repair any damage resulting from Contractor's activities and work within twenty-four (24) hours. This includes, but is not limited to, damage caused by Contractor to irrigation heads and lines, landscape, grasses or any other District or landowner properties or improvements.
- F. The Contractor agrees to meet with a District representative, when requested, to walk the property to discuss conditions, schedules, and items of concern regarding this Contract. At that time, the District will compile a list of landscape related items (Field Inspection Report) that should be performed before the next walk through or other designated time. The Contractor shall be required to explain, in writing, what actions shall be taken to remedy those findings within the specified amount of time as requested by the District (typically seven (7) calendar days). If the Contractor does not respond within the specified time, the first offense will result in a written warning; the second offense will result in a second written warning and the Board of Supervisors for the District will be notified; the third offense may terminate this contract for cause at the District's discretion. If the deficient items have not been rectified to the District's satisfaction within the stated time provided in the response to the Field Inspection Report, (but in no circumstance no longer than a 1-month period), the District reserves the right to subcontract out such work and withhold the cost of such work from the Contractor's next monthly invoice. The District will be responsible for scheduling the inspections. The District must have no less than ten (10) days' notice if there is a need

to reschedule. Inspections will proceed with or without the attendance of the Contractor. Notwithstanding, Contractor is responsible for a weekly inspection of the entire property subject to the Contract Work. Contractor shall provide to management a written summary of work performed for each week with notification of any problem areas.

SECTION 3. COMPENSATION; TERM.

The District agrees to pay Contractor for the Contract Work, a not to exceed sum of

Dollars and no/100 (\$XXX,XXX.XX) during the initial term as well as the first and second annual renewals of the contract as detailed in Exhibit "B", payable in monthly installments as detailed below, for a term of one (1) year with the option to renew for two (2) additional one (1) year periods unless terminated earlier as provided in this Contract.

- A. If the District should desire additional work or services, or to add additional lands to be maintained, the Contractor agrees to negotiate in good faith to undertake such additional work or services. Upon successful negotiations, the parties shall agree in writing to an addendum, addenda, or change order to this Contract. The Contractor shall be compensated for such agreed additional work or services based upon a payment amount acceptable to the parties and agreed to in writing.
- B. The District may require, as a condition precedent to making any payment to the Contractor that all subcontractors, material men, suppliers or laborers be paid and require evidence, in the form of lien releases or partial waivers of lien, to be submitted to the District by those subcontractors, material men, suppliers, or laborers, and further require that the Contractor provide an Affidavit relating to the payment of said indebtedness. Further, the District shall have the right to require, as a condition precedent to making any payment, evidence from the Contractor, in a form satisfactory to the District, that any indebtedness of the Contractor, as to services to the District, has been paid and that the Contractor has met all of the obligations with regard to the withholding and payment of taxes, Social Security payments, Workmen's Compensation, Unemployment Compensation contributions, and similar payroll deductions from the wages of employees.

of this Agreement or renewed for optional one-year renewals at the option of the parties hereto at the price and terms as provided for herein.

D. Contractor shall bill the District for Services based on invoice with appropriate support documentation for the fee and reimbursements. Provided Contractor has submitted invoices for the fees and reimbursements with the appropriate support documentation by the fifteenth (15th) of the month, Contractor shall be paid by the thirtieth (30th) of the following month unless such invoice is disputed as described below. The format of the invoice and backup documentation shall strictly adhere to the requirements established by District. If the District disputes or questions any part or all of an invoice, the District shall advise Contractor in writing of such questions or disputes within thirty (30) days of the District's receipt of such invoice. In the event of any dispute regarding the Services performed to date, Contractor, including any of Contractor's subcontractor(s) or agent(s) responsible for the Services, in District's sole and absolute discretion, shall, so long as District is pursuing resolution of such dispute in an expeditious manner, continue to carry on performance of the Services and maintain their progress during any such dispute, lawsuit or other proceeding to resolve the dispute, and District shall continue to make payments of undisputed amounts to Contractor in accordance with this Agreement. As compensation for the Work, the District agrees to pay Contractor \$95,103.06 Dollars and no/100 (\$XXX,XXX,XX) during the initial term of the contract, in Dollars and standard monthly amounts of \$7,925.25 XX/100 (\$XX,XXX.XX). Such compensation covers only the items specified in Parts 1 and 4 of the Proposal. Additionally, for the services specified in Parts 2, 3 & 5 of the Proposal, the District agrees to pay Contractor for such actual services rendered using the pricing specified in the Proposal the month following services being performed and

after required documentations (if any) have been provided. Contractor shall not perform mulching or annual installation services listed in Exhibit "A" without the prior written

Section 4. Change Orders. Contractor understands that the Services may be reduced, expanded, or otherwise modified in scope. If any additional Services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving a written change order from the District. Contractor shall cooperate with and assist the District in preparing and determining the scope of any change order. In the event the service represents a unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order in accordance with the unit prices established in the Agreement. In the event the service is not represented by a lump sum or unit price set forth in this Agreement, Contractor's compensation shall be adjusted for the added or deducted services proposed by the change order as reasonably determined by the District in conference with the Contractor.

approval of the District.

Section 5. Warranty and Covenant. The Contractor warrants to the District that all materials furnished under this Agreement shall be new, and that all services and materials shall be of good quality, free from faults and defects. The Contractor hereby warrants any materials and Services for a period of one year after acceptance by the District or longer as required under Florida

law. With respect to any and all plant material provided pursuant to Section 2, all plant material shall be guaranteed to be in a satisfactory growing condition and to live for a period of one year from planting except for annuals, which will be replaced seasonally. All plants that fail to survive under the guarantee shall be replaced as they fail with the same type and size as originally specified. Contractor further warrants to the District those warranties which Contractor otherwise warrants to others and the duration of such warranties is as provided by Florida law unless longer guarantees or warranties are provided for elsewhere in the Agreement (in which case the longer periods of time shall prevail). Contractor shall replace or repair warranted items to the District's satisfaction and in the District's discretion. Neither final acceptance of the Services, nor monthly or final payment therefore, nor any provision of the Agreement shall relieve Contractor of responsibility for defective or deficient materials or Services. If any of the Services or materials are found to be defective, deficient, or not in accordance with the Agreement, Contractor shall correct remove and replace it promptly after receipt of a written notice from the District and correct and pay for any other damage resulting there from to District property or the property of landowners within the District. Contractor hereby certifies it is receiving the property in its as is condition and has thoroughly inspected the property and addressed any present deficiencies, if any, with the District. Contractor shall be responsible for maintaining and warranting all plant material maintained by Contractor as of the first date of Services.

Contractor hereby covenants to the District that it shall perform the Services: (i) using its best skill and judgment and in accordance with generally accepted professional standards and (ii) in compliance with all applicable federal, state, county municipal, building and zoning, land use, environmental, public safety, non-discrimination and disability accessibility laws, codes, ordinances, rules and regulations, including, without limitation, all professional registration (both corporate and individual) for all required basic disciplines that it shall perform. Contractor hereby covenants to the District that any work product of the Contractor shall not call for the use nor infringe any patent, trademark, services mark, copyright, or other proprietary interest claimed or held by any person or business entity absent prior written consent from the District.

SECTION 6 INSURANCE. Contractor shall, at its own expense, maintain insurance during the performance of its Services under this Agreement, with limits of liability not less than the following:

Workers Compensation	statutory
General Liability Bodily Injury (including contractual) Property Damage (including contractual)	\$1,000,000/\$2,000,000 \$1,000,000/\$2,000,000
Automobile Liability (if applicable) Bodily Injury and Property Damage	\$1,000,000

Contractor shall provide the District with a certificate naming the District, its officers, agents, and employees as an additional insured (for all coverages except workers' compensation coverage). At no time shall Contractor be without insurance in the above amounts. No policy may be canceled during the term of this Agreement without at least thirty (30) days written notice to

the District. An insurance certificate evidencing compliance with this section shall be sent to the District prior to the commencement of any performance under this Agreement.

SECTION 7. INDEPENDENT CONTRACTOR. It is understood and agreed that at all times the relationship of Contractor and its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor to the District is the relationship of an independent contractor and not that of an employee, agent, joint venturer or partner of the District. Nothing in this Agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between the District and Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor. The parties acknowledge that Contractor is not an employee for state or federal tax purposes. Contractor shall hire and pay all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, all of whom shall be employees of Contractor and not employees of District and at all times entirely under Contractor's supervision, direction, and control.

In particular, District will not: i) Withhold FICA (Social Security) from Contractor's payments; ii) Make state or federal unemployment insurance contributions on Contractor's behalf. iii) Withhold state or federal income tax from payment to Contractor; iv) Make disability insurance contributions on behalf of Contractor; or v) Obtain workers' compensation insurance on behalf of Contractor.

SECTION 8. COMPLIANCE WITH LAWS, ORDINANCES AND REGULATIONS. In performing its obligations under this Agreement, Contractor and each of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor shall comply with all applicable laws, ordinances, rules, regulations, and orders of any public or governmental authority having appropriate jurisdiction, including all laws, regulations and rules relating to immigration and/or the status of foreign workers. Contractor shall initiate, maintain, and supervise all safety precautions and programs in connection with its obligations herein. Contractor shall ensure that all of Contractor's employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor observe Contractor's rules and regulations of safety and conduct. Contractor shall take all reasonable precautions for the safety of and shall provide all reasonable protection to prevent damage, injury, or loss to all of its employees, agents and subcontractors performing its obligations herein and other persons who may be affected, and any material, equipment and other property. Contractor shall remedy all damage or loss to any property caused in whole or in part by Contractor, its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor, or by anyone for whose acts Contractor may be liable. Contractor shall indemnify District for all damage or losses it may incur or be exposed to because of Contractor or any of its employees, agents, subcontractors, or anyone directly or indirectly employed by Contractor's failure to comply with the provisions contained herein.

SECTION 9. DEFAULT AND PROTECTION AGAINST THIRD PARTY INTERFERENCE. A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which may include, but not be limited to, the right of actual damages and/or specific performance. The District shall be solely responsible for enforcing its rights under this Agreement against any interfering third party. Nothing contained in this Agreement shall limit or impair the District's right to protect its rights from interference by a third party to this Agreement.

SECTION 10. ENFORCEMENT OF AGREEMENT. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the substantially prevailing party shall be entitled to recover from the other all fees and costs incurred, including reasonable attorney's fees and costs for trial, alternative dispute resolution, or appellate proceedings.

SECTION 11. AMENDMENTS. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both the District and the Contractor.

SECTION 12. AUTHORIZATION. The execution of this Agreement has been duly authorized by the appropriate body or official of the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this instrument.

SECTION 13. NOTICES. All notices, requests, consents, and other communications under this Agreement ("Notices") shall be in writing and shall be delivered, mailed by First Class Mail, postage prepaid, or overnight delivery service, to the parties, as follows:

A. If to Contractor: Sun State Landscape Management Inc.

8920 Erie Lane

Parrish, Florida 34219
Attn: Juan Castillo

B. If to District: Riverbend West Community Development District

9428 Camden Field Parkway Riverview, Florida 33578 Attn: District Manager

With a copy to: Straley, Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606 Attn: John Vericker

Except as otherwise provided in this Agreement, any Notice shall be deemed received only upon actual delivery at the address set forth above. Notices delivered after 5:00 p.m. (at the place of delivery) or on a non-business day, shall be deemed received on the next business day. If any time for giving Notice contained in this Agreement would otherwise expire on a non-business day, the Notice period shall be extended to the next succeeding business day. Saturdays, Sundays, and legal holidays recognized by the United States government shall not be regarded as business days. Counsel for the District and counsel for the Contractor may deliver Notice on behalf of the District and the Contractor. Any party or other person to whom Notices are to be sent or copied may notify the other parties and addressees of any change in name or address to which Notices shall be sent by providing the same on five (5) days written notice to the parties and addressees set forth herein.

SECTION 14. ARM'S LENGTH TRANSACTION. This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. Both parties participated fully in the preparation of this Agreement and received the advice of counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, both parties are deemed to have drafted, chosen, and selected the language, and the doubtful language will not be interpreted or construed against either the District or the Contractor.

SECTION 15. THIRD PARTY BENEFICIARIES. This Agreement is solely for the benefit of the District and the Contractor, and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.

SECTION 16. ASSIGNMENT. Neither the District nor the Contractor may assign this Agreement or any monies to become due hereunder without the prior written approval of the other.

SECTION 17. APPLICABLE LAW AND VENUE. This Agreement and the provisions contained herein shall be construed, interpreted, and controlled according to the laws of the State of Florida. Each party consents that the venue for any litigation arising out of or related to this Agreement shall be in Hillsborough County, Florida.

SECTION 18. INDEMNIFICATION.

- A. Contractor, its employees, agents and subcontractors shall defend, hold harmless and indemnify the District and its supervisors, officers, staff, employees, representatives and agents against any claims, damages, liabilities, losses and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the acts or omissions of Contractor, and other persons employed or utilized by Contractor in the performance of this Agreement or the Services performed hereunder up to the amount of One Million Dollars (\$1,000,000.00). By executing this Agreement, Contractor agrees such indemnification amount bears a reasonable commercial relationship to the Agreement.
- B. Obligations under this section shall include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered.

SECTION 19. LIMITATIONS ON GOVERNMENTAL LIABILITY. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida

Legislature in Section 768.28, *Florida Statutes*, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

Section 20. Termination. The District agrees that the Contractor may terminate this Agreement for cause by providing sixty (60) days written notice of termination to the District; provided, however, that the District shall be provided a reasonable opportunity to cure any failure under this Agreement. The Contractor agrees that the District may terminate this Agreement immediately for cause by providing written notice of termination to the Contractor. The District shall provide thirty (30) days written notice of termination without cause. Upon any termination of this Agreement, the Contractor shall be entitled to payment for all Services rendered up until the effective termination of this Agreement, subject to whatever claims or off sets the District may have against the Contractor as the sole means of recovery for termination.

SECTION 21. OWNERSHIP OF DOCUMENTS. All rights in and title to all plans, drawings, specifications, ideas, concepts, designs, sketches, models, programs, software, creation, inventions, reports, or other tangible work product originally developed by Contractor pursuant to this Agreement shall be and remain the sole and exclusive property of the District when developed and shall be considered work for hire.

SECTION 22. PUBLIC RECORDS. Contractor understands and agrees that all documents of any kind provided to the District in connection with this Agreement may be public records, and, accordingly, Contractor agrees to comply with all applicable provisions of Florida law in handling such records, including but not limited to Section 119.0701, Florida Statutes. Contractor acknowledges that the designated public records custodian for the District is Jennifer Goldyn ("Public Records Custodian"). Among other requirements and to the extent applicable by law, the Contractor shall 1) keep and maintain public records required by the District to perform the service; 2) upon request by the Public Records Custodian, provide the District with the requested public records or allow the records to be inspected or copied within a reasonable time period at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes; 3) ensure that public records which are exempt or confidential, and exempt from public records disclosure requirements, are not disclosed except as authorized by law for the duration of the contract term and following the contract term if the Contractor does not transfer the records to the Public Records Custodian of the District; and 4) upon completion of the contract, transfer to the District, at no cost, all public records in Contractor's possession or, alternatively, keep, maintain and meet all applicable requirements for retaining public records pursuant to Florida laws. When such public records are transferred by the Contractor, the Contractor shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with Microsoft Word or Adobe PDF formats.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC

RECORDS, JENNIFER GOLDYN, RIZZETTA & COMPANY, INC., 2700 S Falkenburg Rd Suite 2745, Riverview, FL 33578, (813) 533-2950, JGOLDYN@RIZZETTA.COM

SECTION 23. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

SECTION 24. HEADINGS FOR CONVENIENCE ONLY. The descriptive headings in this Agreement are for convenience only and shall not control nor affect the meaning or construction of any of the provisions of this Agreement.

SECTION 25. ENTIRE AGREEMENT. This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Agreement.

[SIGNATURES ON NEXT PAGE]

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the day and year first written above.

Attest:	RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRICT
Signature of Secretary	Signature of Chairman, Board of Supervisors
Witness:	Sun State Landscape Management Inc.
Signature of Witness Juan Castillo	By: Justin Hand
0000 00377110	Title: President

Scope of Services Landscape Maintenance Map Exhibit B:

SCOPE OF SERVICES

PART 1

GENERAL LANDSCAPE MAINTENANCE

1) MOWING – All grass areas will be moved on the following schedule:

MARCH 1 – NOVEMBER 1 – Once a week NOVEMBER 1 – MARCH 1 – Once every two weeks

This schedule estimates that there will be between 41-45 cuts annually based on standard growing periods in Florida, however, requires a minimum of 52 visits (weekly) to perform those duties, other than mowing, that cannot remain unattended for two weeks. (i.e., weed control, selective mowing, debris clearing, and general detailing of property, etc.) Notwithstanding the above, at no time will the grass (or weeds within turf) be allowed to grow beyond a maximum height of five (5) inches. Each mowing should leave the St. Augustine & Bahia grass at a height of three and one half (3 1/2) to four (4) inches. Rotary Mowers are preferred for heights above one (1) inch. Do not remove more than 1/3 of the height of the leaf blade at anyone mowing. All blades shall be kept sharp at all times to provide a high-quality cut and to minimize disease. The DISTRICT requires mowers to be equipped with a mulching type of deck. Clippings may be left on the lawn if no readily visible clumps remain on the grass after mowing. Otherwise, large clumps of clippings MUST either be collected and removed by the CONTRACTOR OR be left to dry out on the lawn for no more than one day and then re-distributed across the lawn. This is to re-introduce nutrients in the clippings back into the soil system. The mulching kit must be left in the "closed" position at all times, specifically when mowing pond banks and all parks. Additionally, when mowing pond banks, mowers must be used in a counter clock direction. In case of fungal disease outbreaks, the clippings will be collected until the disease is under control. If low-lying areas become too wet to mow, Contractor will be responsible for line-trimming these areas during each and every mow event. Contractor is to include in his proposal, any and all necessary equipment, protective clothing, or any other gear necessary for crews to perform this work. No "extras" will be billed to the District. The CONTRACTOR shall restore any noticeable damage caused by the CONTRACTOR'S mowing equipment within twenty-four hours from the time the damage is caused at his sole cost and expense. Contractor shall be responsible for training all its personnel in the technical aspects of the District's Landscape Maintenance Program and general horticultural practices. This training will also include wetland species identification as it relates to lake banks & wetland areas. The Contractor shall be held responsible for all damage to wetlands, littoral shelves, mitigation areas and uplands due to mowing/fertilizing, etc. Weekend work is permitted, when necessary, upon prior approval.

1A) POND MOWING - All ponds identified as such on the overall Riverbend West Maintenance Exhibit shall be mowed incorporating the same mowing schedule as the common areas stated above. Line trimming at water's edge, control structures, mitered end sections and any other storm water structures shall occur each and every time the pond is mowed. Each mowing shall leave the grass at a height of four (4) to four and one half $(4\frac{1}{2})$ inches. This is slightly higher than the mow height in common area Bahia plantings in

flatter areas to minimize pond bank erosion. Pond banks will be mowed and trimmed to water's edge. Careful attention must be paid to mower height on pond banks so as not to scalp at the crest of the lake bank and increase the chances for pond bank erosion. Also, when line trimming to water's edge, Contractor shall be extremely careful not to scalp at the water's edge also increasing chances of pond bank erosion. Line trimming height shall be the same as mowing height (if not slightly higher). Contractor shall be careful to keep trimmings from entering water. Excessive clippings shall be hand removed. Mowers must blow all clippings away from pond banks. It is understood that trash debris of any kind and other debris within arm's reach of water's edge shall be removed & disposed of by Contractor during every normal service event.

2) EDGING AND TRIMMING—All hard-edged areas (curbs, sidewalks, bike paths, trails, etc.) shall be vertically edged at each and every mowing event and soft-edged areas (tree rings, shrub and groundcover bed lines) shall be edged a minimum of every other week. All edging shall be performed to the sole satisfaction of the DISTRICT. Chemical edging shall not be permitted anywhere on property.

AT NO TIME SHALL LAWN BE ALLOWED TO GROW IN AN UNSIGHTLY MANNER. SHOULD THIS OCCUR, CONTRACTOR AGREES TO CORRECT WITHIN TWENTY-FOUR HOURS OF NOTICE BY DISTRICT, CONTRACTOR SHALL COMPLETE ALL LAWN MAINTENANCE ACTIVITIES (MOWING, EDGING, LINE TRIMMING, BLOWING OFF SIDEWALKS, DRIVEWAYS, CURB & GUTTERS, ETC.) IN RELATIVELY SMALL, MANAGEABLE SECTIONS. CONTRACTOR IS NOT TO LEAVE GRASS CLIPPINGS, TRIMMED WEEDS, TURF, DIRT OR DEBRIS ON ANY SURFACES FOR MORE THAN TWO HOURS. PARK SITES, CLUBHOUSES, PARKING LOTS AND ALL OTHER HIGH TRAFFIC AMENITIES ON THE PROPERTY SHALL BE CLEANED UP IMMEDIATELY AFTER MOWING AND EDGING TAKES PLACE, IF A MOWING EVENT IS MISSED, EVERY EFFORT SHALL BE MADE TO PERFORM THE MOWING SERVICE THE SAME WEEK (INCLUDING SATURDAYS WITH PRIOR APPROVAL). IF THIS IS NOT POSSIBLE, THE CONTRACTOR SHALL PROVIDE THE DISTRICT A CREDIT FOR FUTURE SERVICES OR ADD A MOWING EVENT TO BE PROVIDED AT A LATER DATE. THE DISTRICT SHALL DETERMINE WHETHER THE CREDIT OR EXTRA MOWING SHALL BE USED.

3) TREE AND SHRUB CARE – All deciduous trees shall be pruned when dormant to ensure proper uniform growth. All evergreen trees shall be pruned in the early summer and fall to ensure proper growth and proper head shape. Sucker growth at the base of the trees shall be removed by hand continuously throughout the year. Aesthetic pruning shall consist of the removal of dead and/or broken branches as often as necessary to have trees appear neat at all times. Branches will be pruned just outside the branch collar. Contractor is responsible for the removal of all branches and limbs up to a 4" diameter and up to a 15' height to keep them from encroaching onto buildings (including roofs), signage structures, play structures, fences & walls, as well as pruned to prevent streetlights and traffic signage from being blocked. Additionally, trees shall be pruned over sidewalks, nature trails, parking lots and roadways so as not to interfere with pedestrians or cars. (This is to include

maintaining at all times a minimum of ten to fifteen (10-15) feet of clearance under all limbs depending on location and species of tree but shall vary according to DOT specs.) All moss hanging from trees (as well as all ball moss) shall be removed up to a height of 15' from all trees on an as-needed basis. However, during the dormant season, ALL Crape Myrtles shall have ALL mosses removed from the entire tree regardless of height. Crape Myrtles are not to be "hat racked" at any time. Pencil pruning is the preferred method of Crape Myrtle pruning and should be performed after threat of frost has passed. The initial removal of all Spanish and Ball Mosses shall be completed within ninety (90) days of contract commencement.

All shrubs will be pruned as necessary to retain an attractive shape and fullness, removing broken or dead limbs as necessary to provide a neat and clean appearance. Shrubs shall not be clipped into balled or boxed forms unless such forms are required by design. Shrubs shall be pruned in accordance with the intended function of the plant in its present location. Flowering shrubs shall be pruned immediately after the blossoms have cured with top pruning restricted to shaping the terminal growth. All pruning shall be done with horticultural skill and knowledge to maintain an overall acceptable appearance consistent with the current aesthetics of Riverbend West. The Contractor agrees that pruning is an art that must be done under the supervision of a highly trained foreman and shall make provisions for such supervision. Individual plants pruned into rounded balls or unnatural shapes will not be allowed. Contractor shall sterilize all pruning equipment prior to pruning the next shrub grouping; particularly when fungal diseases are known to be present. All clippings and debris from pruning will be carted away at the time pruning takes place. It is of utmost importance that all plant material within clear site lines and visibility triangles at roadway intersections and medians is maintained at or below the required heights. It is the Contractor's responsibility to bring to the attention of the District all areas that are not in compliance. If pruning will bring the area into compliance, then the Contractor, after conferring with District's representative, will proceed with the pruning activity. However, if pruning will NOT bring the area into compliance, perhaps due to permanent existing grades, then another solution will need to be proposed and executed. Contractor will also be responsible to keep mulch pulled away from the base of ALL landscape lights at ALL times, not just after a mulching event. This is specific to LED with circuit boards in base.

AREAS WHERE WETLANDS ARE ADJACENT TO TURF AREAS (WHETHER ALONG ROADWAYS OR LAKE BANKS) CONTRACTOR IS RESPONSIBLE TO KEEP ALL WETLAND MATERIAL CUT BACK AT ALL TIMES AND NOT LET THIS MATERIAL REDUCE THE SIZE OF THE TURF AREA.

Palms: All palms (regardless of height) shall receive pruning as often as necessary to appear neat and clean at all times. This includes the removal of brown and/or broken fronds and inflorescence. Removal of green or even yellowing fronds is unnecessary and pruning palms above the nine o'clock – three o'clock line is prohibited. Fronds should be removed only once they turn brown or become broken or are disrupting flow of pedestrian/vehicular traffic or are hanging on architectural structures. Fruit pods shall be removed prior to development. Tarpaulins shall be used in areas where date palms and other palm fruits may stain sidewalks & pavement including, but not limited to, pool decks. Contractor shall be responsible for the removal of all palm fruit stains. Contractor

shall sterilize all pruning equipment prior to pruning the next palm, paying careful attention when pruning Medjool, Sylvester, Reclinata and Canary Palms.

WEEDS AND GRASSES - All groundcover, turf areas, shrub beds & tree rings shall be kept reasonably free of weeds and grasses and be neatly cultivated and maintained in an orderly fashion at all times. This may be accomplished by carefully applied applications of pre-& post emergent herbicides as part of fertilizer mixtures and postemergent herbicide spot treatments on an as-needed basis. Condition of turf is to be determined by the DISTRICT at its sole discretion. All shrub and bed areas shall be maintained each mowing service by removing all weeds, trash and other undesirable material and debris (leaf and other) to keep the area neat and tidy. This is to be accomplished through hand pulling or the careful application of a post-emergent herbicide. AT NO TIME SHALL POST-EMERGENT HERBICIDES BE PERMITTED WHEN WEEDS HAVE ESTABLISHED THEMSELVES AS TO DOMINATE PLANTING BEDS. HAND PULLING MUST BE PERFORMED. NON-SELECTIVE, POST-EMERGENT HERBICIDES SHALL NEVER BE USED TO CONTROL WEED/SOD GROWTH AROUND STRUCTURES OF ANY TYPE (I.E. STREET SIGNS, UTILITY BOXES, STREET LIGHTS, PAVEMENT, TREE RINGS, ETC.) THE FIRST OFFENSE WILL RESULT IN A VERBAL WARNING; THE SECOND OFFENSE WILL RESULT IN A SECOND VERBAL WARNING AND THE BOARD OF SUPERVISORS FOR THE DISTRICT WILL BE NOTIFIED; THE THIRD OFFENSE MAY TERMINATE THIS CONTRACT FOR CAUSE AT THE DISTRICT'S DISCRETION. CONTRACTOR WILL BE HELD RESPONSIBLE FOR THE REPLACEMENT OF ALL TURF DAMAGED BY THE APPLICATION OR OVERSPRAY OF HERBICIDES (SELECTIVE OR NON-SELECTIVE).

The CONTRACTOR shall be responsible for the replacement of ornamental plants killed or damaged by herbicide application. All fence lines shall be kept clear of landscape shrubs growing through, weeds, undesirable vines, and overhanging limbs.

- 5) MAINTENANCE OF PAVED AREAS All paved areas (including, but not limited to, pool deck pavers, other paver surfaces, sidewalk expansion joints, curb and gutters, curb and gutter expansion joints, bike lane edges along roadways) shall be kept weed & debris free. This may be accomplished by mechanical means (line trimmer) or by applications of post/pre-emergent herbicides. Weeds greater than two (2) inches in height or width shall be pulled from paved areas, not sprayed. No sprays with dyes may be used on any paved areas. Contractor is not to use non-selective herbicides to eradicate weeds in curb line expansion joints where the chemical can travel back into the turf causing regularly spaced dead patches behind the curbs and sidewalks.
- 6) CLEAN UP At no time will CONTRACTOR leave the premises after completion of any work in any type of disarray. All clippings, trimmings, debris, dirt or any other unsightly material shall be removed promptly upon completion of work. CONTRACTOR shall use his own waste disposal methods, never the property dumpsters. Grass clippings shall be blown off sidewalks, streets and curbs within a relatively short time frame and are

not to be left for more than two hours, unless otherwise noted above. Also grass clippings shall be blown into turf areas, never into mulched bed areas or tree rings as these are to be maintained free of grass clippings. Grass clippings at highly trafficked areas (i.e., tennis courts, clubhouse sidewalks, pool areas, walking trails, etc.) shall be blown off immediately after mowing and edging have taken place. NO CLIPPINGS SHALL BE BLOWN DOWN CURB INLETS.

7) REPLACEMENT OF PLANT MATERIAL – Trees and shrubs in a state of decline should immediately be brought to the attention of the DISTRICT. Dead or unsightly plant material shall be removed upon notification of the DISTRICT. CONTRACTOR shall be responsible for replacement if due to his negligence. New plant material shall be guaranteed for a period of one (1) year for trees and ninety (90) days for shrubs, ground cover and lawn after final acceptance.

PART 2

FERTILIZATION

Any fertilizer ordinance in place for Hillsborough County specifically banning fertilizers during a specific season(s), will be followed. It is required that those practices outlined in the GIBMP guidelines be followed. Highlights are listed below.

NO PERSON SHALL APPLY FERTILIZERS CONTAINING NITROGEN AND/OR PHOSPHORUS TO TURF AND/OR LANDSCAPE PLANTS DURING ONE OR MORE OF THE FOLLOWING EVENTS: i) IF IT IS RAINING AT THE APPLICATION SITE, OR ii) WITHIN THE TIME PERIOD DURING WHICH A FLOOD WATCH OR WARNING, OR A TROPICAL STORM WATCH OR WARNING, OR A HURRICANE WATCH OR WARNING IS IN EFFECT FOR ANY PORTION OF HILLSBOROUGH COUNTY, ISSUED BY THE NATIONAL WEATHER SERVICE, OR iii) WITHIN 36 HOURS PRIOR TO A RAIN EVENT GREATER THAN OR EQUAL TO 2 INCHES IN A 24 HOUR PERIOD IS LIKELY.

For purposes of bidding and until a soil test is provided to indicate otherwise, all turf shall be fertilized according to the following IFAS Guidelines for a high maintenance level for south Florida turf: (per GIBMP guidelines and University of Florida IFAS Extension, south Florida is determined by anything south of a line running east-west from coast to coast through between Tampa & Vero Beach.) Only use turf types present on maintenance map.

All Bahia Areas:

February A complete fertilizer based on soil tests + Pre-M

April Nitrogen (soluble Nitrogen applied at 0.5 lbs. N/1000 SF)

May SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF)

October A complete fertilizer based on soil tests + Pre-M

All St. Augustine Sod:

February A complete fertilizer based on soil tests + Pre-M

March
April
SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF
May
SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF
SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF
SRN (Slow-Release Nitrogen applied at 1.0 lbs. N/1000 SF

November A complete fertilizer based on soil tests + Pre-M

Prior to final fertilization selection, a complete soil test should be performed to test for soil pH as well as N, P & K levels. Should change be of merit, the Contractor shall notify the District in writing prior to the implementation of such change at times environmental conditions may require additional applications of nutrients, augmenting the above fertilization programs to ensure that turf areas are kept uniformly GREEN, healthy and in top condition. It shall be the responsibility of the contractor to determine specific needs and requirements and notify the resident project representative when these additional applications are needed.

Fertilizers containing iron shall be immediately removed from all hard surfaces to avoid staining before the sprinklers are activated after application of the fertilizer. Any stains caused by a failure to do so will be the responsibility of the contractor to remove.

Fertilizer shall be applied in a uniform manner. If streaking of the turf occurs, correction will be required immediately at no additional cost to owner. Fertilizer shall be swept/blown off of all hard surfaces onto lawns or beds in order to avoid staining. IT SHALL BE THE CONTRACTOR'S REPONSIBILITY TO REMOVE ANY STAINS FROM ANY HARD SURFACES ON THE PROPERTY CAUSED BY THEIR MISHANDLING OF FERTILIZER. Fertilizer shall not be applied within ten (10) feet of the landward extent of any surface water. Spreader deflector shields are required when applying fertilizer by use of any broadcast or rotary spreader. Deflector shields must be positioned such that fertilizer granules are deflected away from all impervious surfaces and surface waters.

SHRUB, TREE & GROUNDCOVER FERTILIZATION:

For purposes of bidding, All SHRUBS, GROUNDCOVERS and TREES shall be fertilized according to the following specifications:

3 Times a year – (March, May, October)

A complete fertilizer (formula will vary according to soil test results) at a rate of 4-6 lbs. N/1000 sq. ft. /year. (A minimum 50% Nitrogen shall be in a slow-release form)

Fertilizer shall be applied by hand in a uniform manner, broadcast around the plants, but never in direct contact with stems or trunks. Fertilizer shall never be piled around plants. All fertilizer remaining on the leaves of the plants is to be brushed or blown off. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REPLACE ANY PLANT MATERIAL DAMAGED BY FERTILIZATION BURN DUE TO HIS MISHANDLING OF PRODUCT.

PALM FERTILIZATION:

All Palms shall receive 1 ½ pounds of 8N-0P2O5-12K2O+4Mg with micronutrients per 100 SF of palm canopy four times per year (March, May, October & November). 100% of the N, K & Mg MUST be in slow-release form. All micronutrients must be in water soluble form. Fertilizer shall be broadcast evenly under the dripline of the canopy but must be kept at least 6" from the palm trunk.

Fertilizer shall not be billed equally on a monthly basis but invoiced the month after application.

CONTRACTOR shall provide the DISTRICT with all fertilizer analysis tags from the fertilizer in order to verify correct formulation and quantity. Payment will not be made until correct quantity and formulation has been verified and applied. CONTRACTOR must notify the DISTRICT five (5) working days in advance of the day the property is scheduled to be fertilized. Failure on the part of the CONTRACTOR to so notify the DISTRICT may

result in the CONTRACTOR forfeiting any	and all rights to payment for the applications
made without notification.	gas to payment to the applications

PART 3

PEST CONTROL

Insects and Disease in Turf: Insect and disease control spraying in turf shall be provided by the Contractor every month with additional spot treatment as needed. During the weekly inspections, the Contractor is responsible for the identification and eradication/control of disease and insect damage including but not limited to scale, mites, fungus, chinch bugs, grubs, nematodes, fire ants, mole crickets, etc. Contractor shall pay for chemicals. Please list all chemicals that you will include in your fertilizer applications in the space allocated for "formula" under the fertilization section in the bid form. Also include the cost of these chemicals as part of the fertilizer application. Any anticipated additional treatments shall be included in the Pest Control portion of the bid form.

Insects and Disease Control for Trees, Palms and Plants: The Contractor is responsible for treatment of insects and diseases for all plants. The appropriate insecticide or fungicide will be applied in accordance with state and local regulations, and as weather and environmental conditions permit. Contractor shall pay for chemicals. There are several afflictions that may be detrimental to the health of many trees and palms. Contractor will be fully responsible in the treatment of such afflictions. At the District's discretion, this may include the quarterly inoculation of all palms susceptible to Lethal Yellowing and/or Lethal Bronzing aka Texas Phoenix Palm Decline. The cost of these inoculations should be included as a separate line item in your Pest Control price. Contractor is to identify those species of palms susceptible and supply a list of species and quantities with proposal. Each susceptible palm shall receive quarterly injections. Each injection site/valve can be used only twice. The third quarterly injection requires a new valve and injection site. Contractor is asked to provide cost per injection (material & labor) multiplied by quantity of susceptible palms multiplied by four inoculations per year in bid form. The District reserves the right to subcontract out any and all OTC Injection events. This will not be included in the Contract Amount.

The Contractor is required to inspect all landscaped areas during each visit for indication of pest problems. When control is necessary, it is the responsibility of the Contractor to properly apply low toxicity and target-specific pesticide. If pesticides are necessary, they will be applied on a spot treatment basis when wind drift is a threat.

Careful inspection of the property on each visit is crucial to maintaining a successful program. It is the Contractor's full responsibility to ensure that the person inspecting the property is properly trained in recognizing the symptoms of both insect infestations and plant pathogen damage (funguses, bacteria, etc.). It is also the Contractor's responsibility to treat these conditions in an expedient manner.

It shall also be the Contractor's responsibility to furnish the resident project representative with a copy of the Pest Management Report (a copy of which is included), which he is to complete at every service as well as all certifications (including BMP Certifications) of all pesticide applicators. Contractor shall familiarize himself with all current regulations regarding the applications of pesticides and fertilizers.

If at any time the District should become aware of any pest problems, it will be the Contractor's responsibility to treat pest within five (5) working days of the date of notification.

Fire Ant Control: Contractor is required to inspect property each visit for evidence of fire ant mounds and immediately treat upon evidence of active mounds. In small areas control can be achieved by individual mound treatment. Active mounds in larger turf areas will require broadcast application of bait. Contractor shall be responsible to knock down and spread-out soil once mounds are dead.

For informational purposes only, Contractor is asked to provide the cost for the annual application of Top Choice in all finished landscape areas at the Community Center grounds. UNLESS OTHERWISE DIRECTED, ONLY THOSE AREAS COVERED BY AUTOMATIC

IRRIGATION ARE TO BE INCLUDED IN THIS NUMBER. This is not to include lake banks behind the residential properties or between ponds and conservation areas.

Pest Control will not be included as a standard line item in each monthly billing but shall be invoiced as a separate line item the month after service is rendered.

Pest Control shall be included in the Contract Amount.

PART 4

IRRIGATION SYSTEM MONITORING AND MAINTENANCE

Irrigation System. Contractor shall inspect and test the irrigation system components within the limits of the District a minimum of one (1) time per month. Areas shall include all existing irrigation systems to date: approximately (1) Controllers, (1) pump & wells & (5t - 6t) zones.

These inspections shall include:

A. Irrigation Controllers

- 1. Semi-automatic start of the automatic irrigation controller
- 2. Check for proper operation.
- 3. Program necessary timing changes based on site conditions & time DST.
- 4. Lubricate and adjust mechanical components.
- 5. Test back up programming support devices.
- Ensure the proper operation of each automatic rain shutoff device. If none, provide proposal for the installation to be included in the 30-day irrigation audit.

B. Water Sources

- 1. Visual inspection of water source.
- 2. Clean all ground strainers and filters.
- Test each pump at design capacities <u>weekly</u>; inform District Manager of any
 problems immediately. This is to minimize the time a water source is down.
 Contractor shall also confirm weekly that all backflow preventers are on and
 operating properly, if applicable.
- 4. Test automatic protection devices.

C. Irrigation Systems

- 1. Manual test and inspection of each irrigation zone in its entirety.
- 2. Clean and raise heads, as necessary.
- 3. Adjust arc pattern and distance for required coverage areas.
- 4. Clean out irrigation valve boxes.

D. Report

- 1. Irrigation operation time.
- 2. Irrigation start time.
- 3. Maintenance items performed.
- 4. General comment and recommendations.

The above list is for routine maintenance and adjustment of the existing irrigation system components. Locating and repairing or replacing automatic valves or control wires and irrigation controller or pump repairs as well as other larger scale repairs are to be considered additional items. Contractor shall provide a list of additional charges and pricing for such items other than routine maintenance as a separate price from this bid.

Routine irrigation maintenance is to be completed monthly. Each zone is to be turned on and operated for as long as necessary to verify proper operation. Each head, seal, nozzle, and strainer are to be inspected for adjustment and shall be aligned, packed, cleaned, and repaired, as necessary. Shrubs, groundcovers, and turf around sprinkler heads shall be trimmed to maintain maximum clearance at all times for the greatest coverage. It shall be the Contractor's responsibility to ensure all drip tubing is covered with mulch prior to Contractor leaving the property. All below ground repairs including valves, pumps and wiring require an estimate for all such repairs. Upon written approval from Management, Contractor shall proceed. In the event of an emergency, Contractor shall make a diligent effort to contact, with the approximate price or estimate of repairs, Management, or their assign prior to making such repair.

Upon being awarded contract, Contractor shall have a period of thirty (30) days from date of commencement to perform a thorough audit of the entire irrigation system listing items that need repair/replacement in order for the system to operate properly. A separate audit may be provided by the Contractor listing those items that would improve the irrigation system. Any action taken regarding the Irrigation Audit will be at the Board of Supervisors' discretion.

Assuming the Board of Supervisors approves the repairs listed in the 30-day audit and after such repairs have been made, after the thirty (30) day period has expired and for the duration of the contract, Contractor shall assume responsibility for any and all unreported maintenance deficiencies, including parts and labor, associated with the irrigation system of 2 inches or less, to include sprinkler heads, nozzles, drip, main and delivery lines and any associated fittings. Said repairs shall be performed immediately. The District Manager shall be notified what day and time of the week the irrigation tech will be available servicing the community. The Contractor will keep detailed irrigation reports consisting of run times and correct operation of system. A copy of this report will be maintained by the Contractor and a copy delivered to the District Manager or his designee, along with the weekly report. At no time shall the Contractor leave the property knowing of the need for a repair and not reporting it.

Watering schedules shall meet all government regulations, and zone times will be adjusted depending on job conditions, climactic conditions and all watering restrictions of Hillsborough County or any other governmental agencies. It is the responsibility of the Contractor to ensure the turf and plant material remains healthy. If the Contractor finds that the irrigation system cannot adequately cover the District in the allotted time, it will be the Contractor's responsibility to bring this to the attention of the District representative and apply for a variance. Violations and/or fines imposed by any local or state agency will be deducted from the Contractor's monthly payment.

Emergency service shall be available after normal working hours and an emergency telephone number will be provided to Management or their assign. Broken mainlines and irrigation valves stuck in the "open" position are to be considered emergencies.

Freeze Protection. The Contractor shall describe ability and cost per application to provide freeze protection for pumps/wells.

PART 5

INSTALLATION OF MULCH

After prior approval by the Board of Supervisors, Contractor shall top dress all currently landscaped areas as shown on the maintenance map (landscaped beds, tree rings) with Medium Pine Bark Mulch twice per year during the months of April and October. In doing so, Contractor shall ensure that all mulched areas are brought to a minimum depth of three (3) inches after compaction. There will also be an area in the Bid Form where Contractor shall supply a price for Shredded Cypress mulch should the CDD decide to change.

Contractor is responsible for all necessary clean up related to this procedure.

Contractor agrees to provide reasonably neat and defined lines along edges of all mulched areas. In addition to the aesthetics of this, it is also done to facilitate mechanical edging of these areas. Additionally, Contractor shall properly trench all bed lines adjacent to concrete surfaces. Trenches shall be 3" deep and beveled. Mulched beds on slopes adjacent to turf shall also be trenched to a depth of 3" & beveled to reduce mulch washout. This procedure has not been practiced in the past and Contractor is to include any additional labor in the cost of the mulch for all trenching. Mulch shall not be piled around tree trunks or bases of plants. Any mulch "volcanoes" around tree trunks shall be corrected immediately at no additional cost to Owner.

Contractor agrees to ensure that mulch caught in plant material will be shaken or blown from plants, so that upon completion there is no plant material left covered with mulch.

If, after installation is complete and it is determined that additional mulch is required to attain the required total depth of 3", sufficient mulch shall be supplied by Contractor at no additional cost to District.

This item will not be included in the contract amount and shall be invoiced separately the month after service is rendered. Contractor shall provide a price per cubic yard and estimated quantities to be installed per top dressing (based on his own field measurements) and shall submit with bid.

The District reserves the right to subcontract out any and all mulching events.

[END OF SECTION]

RIVERBEND WEST CDD

IRRIGATION REPAIR REQUEST FORM

DAMAGE:
LOCATION:
PROBABLE CAUSE OF DAMAGE:
ESTIMATED COST OF MATERIALS & LABOR REQUIRED FOR REPAIR:
IRRIGATION TECHNICIAN'S NAME:

(THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVIC REQUEST)

END

RIVERBEND WEST CDD

PEST MANAGEMENT REPORT

DATE:
SYMPTOMS:
LOCATION:
PROBABLE CAUSE OF DAMAGE:
ESTIMATED MATERIALS REQUIRED FOR TREATMENT:
CERTIFIED PESTICIDE APPLICATOR'S NAME:
(THE INVOICE FOR THIS WORK MUST MATCH THE DESCRIPTION OF THIS SERVICE REQUEST

EXHIBIT B MAINTENANCE MAP



RIVERBEND WEST COMMUNITY DEVELOPMENT DISTRIC FENCING MAINTENANCE MAP (PHASES 1 AND 2)

