

Tom Mullinix

941.993.4815

M & E

Full Service Landscape Management Team, LLC

4025 CATTLEMEN RD #198 SARASOTA, FL 34233

04/23/2014 ** PROPOSAL for.....HERITAGE OAKS VERANDA 7 HOA

Bid request to provide full lawn services to grounds at Veranda 7. Landscape management provided by on site owner operator to offer an excellent complete & personalized package for your community. We offer open communication where suggestions & changes to meet your preferences. My team & I have years of experience in lawn & landscape for commercial & residential properties. We take pride in our work to MAINTAIN & ENHANCE your surroundings.

SCHEDULE OF SERVICES INCLUDED

ANNUAL

• Mowing, edging, line trim and forced air clean up	42 +
• Trimming of shrubs, ground covers weekly in grow season	42+
• Trim palm & trees(under 12ft)	8
• Weeding of plant beds, sidewalks & roads using mechanical and chemical techniques pertaining to work areas	42+
• Turf fertilization to St. Augustine areas	6
• Palms fertilization	2
• Shrub & flowering tree fertilization	4
• Disease & pest control to turf & shrubs combination of liquid & granular applications applied	4

*Monthly monitor of entire irrigation system for all zones
(does not include parts/ labor/service calls)

* Schedule on same day each week unless delayed by weather to next day

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TOTAL MONTHLY FEE \$ 1000.00

OPTIONAL SERVICES

Seasonal color suggested twice a year or your preference

Once a year mulching labor is provided with purchase of mulch

All Palms over 12 ft in commons areas contracted out @ \$23 per tree

Additional labor provided @ \$19 per man hour

Clean up and/or additional service created by vandalism, accidents, acts of nature such as hurricane, tornado, flooding, etc are not covered by this contract as scheduled. Extra service offered at \$35 per man hour.

30 day written notice by either party required to terminate contract.

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Turf Fertilization & Pest Control

All St. Augustine turf areas will be fertilized six times per year with a granular product, 50% or more of the nitrogen in a slow or controlled-release form. All complete fertilizers shall also contain magnesium and micro-nutrients (i.e., manganese, iron, zinc, copper, etc.).

Two applications during the “restricted season” will consist of a granular or liquid insecticide.

The contractor will inspect lawn areas each visit for indications of pest problems. Upon confirmation of a specific problem requiring treatment, the contractor will apply pesticides as needed and only in affected areas.

Weed Control shall be monitored and treated, conditional on the stress level of the turf (determined by contractor) and following the best pest management practices.

Palm & Shrub Fertilization & Pest Control

Fertilization: Shrubs shall be fertilized with a slow-release professional grade product four times annually. Established shrubs and trees in lawn areas exposed to lawn fertilizations will not be fertilized. Fertilizer applied to shrubs and trees planted in beds shall be broadcasted over the entire plant bed. Fertilizer may be punched shallowly into the soil on berms and slopes where runoff is likely. Nutrient deficiencies shall be treated with a supplement of the specific lacking nutrient according to University of Florida recommendations.

Pest Control shall practice Integrated Pest Management (IPM) to control insects, diseases on shrubs. This will include frequent monitoring and spot treatment as necessary using the least toxic methods. All applications will be performed when temperatures and wind drift are negligible.

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"Palm Special" fertilizers with chelated micronutrients containing trace amounts of Zinc and Cooper, a ratio of N: P: K: Mg of 2:0:3:1 for sandy, nutrient-poor soils are used. Only Canary Island Date & Queen palms shall be fertilized.

Like most plants, palms can be affected by various pests. There are, however, 3 key pest problems in south Florida that produce significant symptoms on mature landscape palms: Borers, Lethal Yellowing, and Ganoderma Butt Rot. Pesticide applications shall be on an as needed basis.

Note: Certain 'life threatening' insect or diseases require special applications that are outside the maintenance contract and will need prior approval

*****Notes & Suggestions to current community conditions*****

Small patches of turf in front of units need to treated or replaced
Overall trimming is lacking and needs to be on a frequent schedule
Large Palms are on incorrect trim rotation to be appealing to all seasons

* Recommended in Oct-Nov

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Contract Approval Signatures

Tom Mullinix or
Lynn Mullinix / owners

Home Association Representative

Pat Ricci

Printed name & title

PAT RICCI / PRESIDENT V7

We thank you for this opportunity to service your community and make it better.

Liability/ Worker's Comp Certificate available

Licensed as Commercial Landscaper # LC 183866

Licensed as LTD Commercial Fertilizer Application Holder LF 204983

References –

Jan Galik - Mgt of The Pointe on Siesta Key # 302-6003

Debbie Greising –director @ Casa Santa Marta , Sarasota #366-4448

Tom Schmidt – board member@ Misty Creek #843-343-3005