

Sunset Lakes HOA

Merritt Island, Fl. 32953

Annual contract of lawn and landscape maintenance based on 42 weeks of service annually. The contract will be awarded for two years at an agreed price, with the option of renewal at the end of the second year. *MARCH 1, 2020 TO February 28, 2022*

General Terms and Conditions

Supervision: Brevard Lawn Care Inc. will provide the labor, equipment and supervision necessary to sufficiently perform all the services called for in this contract.

Property Damage: Brevard Lawn Care Inc. will replace or repair any damage resulting from providing these services within 48hrs of incident and/or notification.

Safety: Brevard Lawn Care Inc. will be responsible for instructing its maintenance personnel in appropriate safety measures and shall not permit them to use equipment in any unsafe manner or condition.

Work Hours: Brevard Lawn Care Inc. The schedule of work hours for grounds maintenance shall conform to the requirements of the management of Sunset Lakes and should not interfere with normal activities of residents.

* **Insurance and Licenses:** Brevard Lawn Care Inc. will provide a copy of our liability insurance, workers compensation exemption, and occupational license.

Inspection and Acceptance of Services: Sunset Lakes HOA or Advanced Property Management has the right to randomly inspect the service being performed pursuant to this contract. Deficiencies noted shall be communicated with Brevard Lawn Care Inc. and will be corrected within 7 days of notification.

Scope of Services

Mowing: All turf areas shall be mowed on a weekly basis during the growing season of April 1st through October 31st at a height of no less than 3.5 inches for

flora tam grass and no less than 2.5 inches for the Bahia grass. Mowing during the remaining months of November through March would be every two weeks. All turf will be discharged away from lakes and flower beds. Mower blades will be kept sharp and mowing patterns altered to insure the health of the turf. Grass surrounding exercise trail and soccer field area will be mowed every other week.

Edging: All walks, drives and flower beds will be edged in conjunction with the mowing service using a fresh blade to maintain a well-defined appearance.

Weeding: Brevard Lawn Care Inc. will use chemical treatment, non-selective (round-up) to keep all flower beds, gardens and any or all cracks in asphalt free of visible weeds, Maintaining a professional well-kept appearance. Selective herbicides will be used only in areas where weeds and grasses are found to be smothering or restricting natural plant growth.

Shrub/Hedge Trimming: All qualifying shrubs/hedges will be sheared or pruned monthly in systematic fashion to ensure the complete coverage of all said shrubbery on property each month. The shrubs/hedges are not to exceed 5ft. in height.

Line Trimming: All grass areas inaccessible to our mowing machinery will be either be power trimmed, or chemical treated to maintain uniform appearance with the turf areas.

Power Sweeping: All walks, driveways and paved areas littered in the maintenance process will be power swept clean each week.

Debris: Brevard Lawn Care Inc. will remove all clipping generated from Brevard Lawn Care, services to a proper dumping facility.

Special Services

Mulching: Brevard Lawn Care Inc. will provide all labor required for the application of mulch material during the winter months when mowing if not required. Cost of mulch will be market price at the time, bulk or bagged, whichever proves most cost effective, cost of labor to be agreed upon at time of installation.

Clean-ups: Brevard Lawn Care Inc. is not responsible for storm clean-ups; in case of major storm occurrence Brevard Lawn Care will clean up the debris at an additional cost.

Brevard Lawn Care Inc. is not responsible for the condition of landscape/turf due to drought, freeze, diseases or irrigation system deficiencies.

We agree to maintain the common ground at Sunset Lakes in the manner listed above for the total sum of \$71,280.00 annually and adjusted for inflation at the end of each year at a 3% natural rate of inflation.

Payable in monthly installments of \$5,940.00 Due by the 30th of each month for which serviced was rendered.

Brevard Lawn Care Inc.

President:



Sunset Lakes HOA

Authorizes Representative:



