



Customer: Oaks at Fowler (2024 Budget Proposal)

Address: Common Oaks Ct.

Simpsonville, SC 29681

Date : 10-16-23

Quote 1: Maintenance Contract

- | | |
|---|--------------|
| - 12-month maintenance agreement | \$410.79/mo |
| - 6 application fertilizer and weed control program | \$115.00/app |

The information contained in this contract/quote is proprietary and strictly confidential. It is intended to be reviewed only by the party receiving it and by Proscape Properties, LLC ("Proscape Properties") and should not be made available to any other person or entity without the express consent of Proscape Properties, L.L.C.

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Proscape Properties L.L.C.
2607 Woodruff Rd. Suite E-522
Simpsonville, SC 29681
info@proscaproperties.com
864-982-7310 - Taylor Stansell: Owner
864-884-4480 - Christopher Pierce: Owner
864-449-3123 - Graham Stepp: Operations Manager

Description: Specifications of maintenance contract for the Oaks at Fowler community.

Start Date of Contract: This contract begins 1/1/24.
Specs are as follows:

This contract is quoted with the following estimated times and service visits:

Turf:

1. All turf areas will be mowed weekly during the growing season and as needed in the non-growing season.
2. Turf will be maintained at a height range from 1 inches to 3 inches.
NOTE: cutting heights vary through the year due to climate changes and other variables.
3. Turf edges will be edged every other week or on an as needed basis in the growing season and as needed in the non-growing season.
4. Trash and other debris will be picked up before mowing occurs.

Shrubs/Planting Beds:

1. Beds shall be weeded throughout the year by applications of herbicides and manual removal.
2. Shrubs shall be pruned at the customer's request or as needed and shall be billed at the rate of \$90/hr.
3. Shrub clippings will be removed from planting beds and hauled off when pruning occurs.
4. Fallen limbs (smaller than a 2 inch caliper), trash, and other small debris will be removed from beds at each visit.

Aeration and Over-seeding:

****NOTE**** this item is not quoted in this contract.

Leaves:

Leaves will be blown throughout the year. The bulk of the leaves will be blown in the fall and winter months.

Mulch:

Mulch shall be installed at the customers request at \$57/cubic yard. (Estimating 55 yards of mulch along entrance beds and 40 bales of long leaf pine straw in mailbox amenity area.) Pine straw installed at \$8/bale.

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Storm Damage and disease:

Damages caused by bad weather or other acts of God are not covered under contract. This means if there is extensive damage to trees and shrubs during or after a storm, it will be an extra charge to remove the debris. Any extensive pruning or removal of shrubs due to disease or any other request of the customer will also be an extra cost outside of the normal contract price. Proscaple Properties, L.L.C. will offer advice for treating diseased plants and trees for no extra charge. The treatment of diseased trees and shrubs will be an extra charge.

Weather Delays/Holidays:

In the event of inclement weather every attempt will be made to service your property the following day. If your scheduled visit falls on a national holiday, and scheduling does not allow a follow-up visit then your service will resume as normal the following week. We will be closed the entire week of Christmas.

Cancellation of Contract:

This contract can be cancelled for any reason with a 30 day advance notification in writing, with the following exception. This contract cannot be cancelled during the months of December, January, and February because payment for previous months' work and materials has been amortized into these month's payments so that a 12-month level payment invoicing scheme can be employed. Any unpaid balances of material that has already been applied for the year such as fertilizers, mulch, or chemicals will be billed for along with the final month's bill. A written notice must be submitted to Proscaple Properties, L.L.C. and all owed balances must be up to date in order to cancel a contract

Payment:

Upon signing of a Proscaple Properties, L.L.C. contract you are agreeing to pay a yearly amount that has been broken down into twelve equal payments. You are required to pay the monthly bill in full by the due date. Failure to do so can result in a late fee being assessed and suspension of services until payment is received. Bills are sent out on the 15th of the month for the current month's work. The payment due date is the 1st of the following month. All checks need to be made out to Proscaple Properties, L.L.C. and sent to the address at the top of the contract. Failure to meet the payment deadline can result in delay of services and a late fee assessed. It is imperative for timely payments to ensure the funds to properly maintain a healthy looking property at all times.

Late Fee:

A late fee will be assessed when the payment for the previous month bill has not been received by the due date. A late fee of \$35.00 will be added to the following month's bill for the late payment of the previous bill. To avoid any late penalty fees please pay the bill in a courteous and timely manner.

Insurance and other Notes:

Proscaple Properties, L.L.C. supplies all of the material, labor, and machines to perform all of the work in the contract. Proscaple Properties, L.L.C. is fully insured for all of the work we do. All of our employees are covered by workers compensation. Proscaple Properties, L.L.C. follows all laws and regulations in place by state and federal governments.

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Contract Price:

Monthly Maintenance

- 12-month contract: excluding the week of Christmas \$410.79/month

Total Monthly Payment: \$410.79/month (Cash/Check)

Additional Notes and Quotes:

1. Bermuda program \$115/app
- Recommended 6 application fertilizer program
 - Fertilizer apps are billed at time of application
 - Fungicides quoted and billed as needed
 - Pesticides quoted and billed as needed

Fertilizer Program for Bermuda

This program incorporates fertilizers, root stimulants, micro-nutrient packages, herbicides, and pre-emergence for warm season turfgrass.

Application 1: Application of Lime (February)

Application 2: Application of Starter Fertilizer (March)

Application 3: Application of Nitrogen Fertilizer, Micro Nutrients, Pre-emergence (April)

Application 4: Application of Nitrogen Fertilizer, Micro Nutrients (June)

Application 5: Application of 1st round of fall pre-emergence, root stimulant, Iron, herbicide (September)

Application 6: Application of 2nd round of Fall Pre-emergence, Herbicide (December)

Fungicide and Insecticide applications may be needed and will be billed for at time of application

1. Retention pond mowing will be billed at \$150/hr for use of bush hog machine and/or \$45/hr/man for all hand work. Estimated 3-5 hours work. 2-3 times annually.

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Signature Page

Signature of Property Owner/Manager stating understanding of contract:

I Anthony Dvryea, Pres. (print name/s) have read and understand what is covered, and not covered, within this contract. I agree to pay \$ 410.79 a month for the services listed above. I understand the cancellation process and agree and agree to pay the bill on time each month as described. I understand if paying by credit card the regular monthly price shall be billed at the above listed price for credit card payments. I approve Proscape Properties, L.L.C. to do the above listed work on my property. I understand this quote is for the current conditions of the grounds and its contents on the property, and any alterations or add-ons to the existing landscape will be subject for a change in contract price to be agreed on by both parties.

Please indicate how you wish to pay by checking one of the following boxes upon signing this page:

Pay by Cash/Check ☒

Pay by Credit Card ☐

Property Owner/Manager Signature:

Anthony P. Dvryea, President (Print Name)

Anthony P. Dvryea (Signed) 5/24/24 Date

Proscape Properties L.L.C. Representative

_____ (Print Name)

_____ (Signed) _____ Date

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