W.	FACILITIES MANAGEMENT PLAN	(FMP) - MAINTENAN	CE SCHEDULE	
	ATTACHMENT 7			
FMP	TASK	FREQUENCY	REMARKS	
LETTER	FMP Table of Contents			
E	Landscape Contractor	TruScapes	1 Year Contract-Auto Renew Unless Renegotiated	
E	Landscape Maintenance			
	Mowing	40 cuts/year	See Contract Schedule	
	Planting Beds	4 times/year	Schedule and Choose Plant Palate	
	Shrub Trimming	Bi Monthly		
	Palm Trimming	Extra Work		
	Mulch	Extra Work		
	Hard Edging	Once/month		
	Soft Edging	Every Mowing		
	LMZ's	19 cuts/year	See Cutting Specifications in Pond & Preserves	
E	Irrigation Maintenance			
	Physical Inspection	Monthly	Contractor Only	
	Visual Inspection	Weekly	Contractor Only	
	Irrigation Repairs	As Needed	Labor Up to \$200 per Month/ Material Extra	
E	Tree Trimming			
	Over 15 feet in Height	Extra Work		
В	Community Tree Trimming		See Tree Inventory and Schedules	
	Over 15 feet in Height	See Schedule	Green Tops or TruScapes	
F	Rivendell Lake Fountain	4 years	Solitude	
G	Community Pool			
	Chemical Readings	Daily	Pool Committee	
	Pool Chemicals	3 times/week	Matt Smith	
	Pool Cleaning	3 times/week	Matt Smith	
	Clock Tower	Periodically	Inspection	
	Janitor/Leaf Blowing	Twice/Week	Wee Clean	
Н	Pool Pump Room		Matt Smith	
	Main Pump Replacement	Every 2 Years	Healthy Pools	
	Filter Replacement	1/2 times Yearly	Healthy Pools	
K	Sidewalks Common Areas		Sarasota County Owned	
	Inspection	Annually	Notify County of Hazard Violations	
	Pressure Washing	Annually	Gorrilla Kleen	

K	Sidewalks		П	Sarasota County Owned		
	Inspection	Annually	П	Notify County of Hazard Violations		
L	Brick Wall and Columns		П			
	Pressure Wash	Every 3 years	П	Gorilla Kleen		
	Sealing	Every 3 years	Ħ	MC or Gorilla Kleen		
	Block Wall at Bridge Wash	Every 3 years	П	Gorilla Kleen		
	Block Wall Painting	Every 10 years	Ħ	MC or Contract Out		
M	Street Lights		T			
	Lens Cleaning	Annually	П	MC or Graham Electric		
	Replacement LED Bulbs	AS Needed	Π	Rivendell Blvd - Graham Electric		
		1	$\top$			
	FACILITIES MANAGEMENT PLAN	(FMP) - MAINTEN	ANG	CE SCHEDULE		
FMP	TASK	FREQUENCY	$\dashv$	REMARKS	-	
LETTER	FMP Table of Contents	THEQUEITO	₩	TLIVII TITLO		
M	Replacement LED Bulbs	As Needed	H	All other Locations-MC uses LED, 5amp, 120V, 450LM		
N	Holiday Lights	Annually	₩	Christmas Lights Sarasota	+	
0	Panels and Breaker Boxes	Twice a Year	₩	Clean Ants and Nests and Spray	+	
P	Plaground Equipment	Twice a real	₩	cican Aits and Nests and Spray		
•	Replacement	14 Years/2032	₩	See Reseves RCA Budget - Contract Out		
	Inspection	Annualy	₩	MC	+	
P	Gazebo Cescent ParK	Aillidaly	₩	IVIC		
•	Painting	Every 5/7 years	₩	Contract Out		
	Replacement	12 years/2035	₩	See Reseves RCA Budget - Contract Out	+	
Р	Park Benches	12 years/2033	₩	See Neseves NCA Budget - Contract Out	+	
•	Inspection	Annually	₩	MC		
	Cleaning	As Needed	₩	Gorrilla Kleen	-	
Q	Mulch	As Needed	₩	GOTTIIIA NICCII		
٧	Playground Mulch	5Years/2027	₩	60 Cubic Yards - Get Mulch.com	-	
	Landscape Ilands	Annually	₩	TruScapes Extra Work or Contract Out	+	
R	Bridge Landscaping	Ailliually	₩	induscapes Extra Work or Contract Out	+	
IV.	Replacement	As Needed	IC.	RCA Board/MC Discretion		
S	Pine View Path	As Needed	14	NCA BOOLU/IVIC DISCIPLION		
3		As Needed		Croon Tone Lector or Truscones Lect 2022		
Т	Trimming Perimeter	As Needed	st	Green Tops, Lester, or TruScapes Last 2022	_	
I	Fire Hydrants	A - Ni I - 1	H	County Last Deleting and 2002		
	Painting	As Needed	Ш	Sarasota County Last Painting was 2022		

U	Stormwater Grates				
	Inspection Bubblers	Quarterly	lic	Rick Richards Inc	
	Flow Through Structures	Semiannual	T	Rick Richards Inc	
	Replacement	As Needed	T	Sarasota County	
	Common Area Inspection	Every 5 Years	T	MC	
	Repacement	As Needed	T	Report to Sarasota County	
V	Community Signs				
	Painting.	Every 5 Years	T	MC	
	Cleaning	3 Years	T	Gorrilla Kleen	
	Miscellaneous		T		
	Light Trimming/ Clean Up	As Needed	Τ	Rogelio Alvarado	
E	Irrigation System				
	Controller Battery Replacement	Every November	Т	MC 9 volt and CR 2023 Batteries	
	Clean Panels and Breakers	Every November	T	MC Spray ants and other pests	
	Riv Lake Recharge Well			Water Equipment Technologies	
			Τ		
			Τ		
			Τ		
			T		
			Τ		
		2			
	<b>FACILITIES MANAGEMENT PLAN</b>	(FMP) - MAINTEN	Á٨	ICE SCHEDULE	
			Т		
FMP	TASK	FREQUENCY		REMARKS	
LETTER	FMP Table of Contents		Т		
			T		
			T		
			T		
			T		
			T		
			T		
			T		
			T		
			T		
			T		
			_	<u></u>	

			Γ		
			Γ		
			Γ		
			Γ		
			L		
			L		
			Ĺ		
			L		
3			L		
3			L		
3			L		
3					
3			Ĺ		
		3			