

<b>W. FACILITIES MANAGEMENT PLAN(FMP) - MAINTENANCE SCHEDULE</b>			
<b>ATTACHMENT 7</b>			
<b>FMP</b>	<b>TASK</b>	<b>FREQUENCY</b>	<b>REMARKS</b>
<b>LETTER</b>	<b>FMP Table of Contents</b>		
<b>E</b>	<b>Landscape Contractor</b>	<b>TruScapes</b>	1 Year Contract-Auto Renew Unless Renegotiated
<b>E</b>	<b>Landscape Maintenance</b>		
	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
<b>E</b>	<b>Irrigation Maintenance</b>		
	Physical Inspection	Monthly	Contractor Only
	Visual Inspection	Weekly	Contractor Only
	Irrigation Repairs	As Needed	Labor Up to \$200 per Month/ Material Extra
<b>E</b>	<b>Tree Trimming</b>		
	Over 15 feet in Height	Extra Work	
<b>B</b>	<b>Community Tree Trimming</b>		<b>See Tree Inventory and Schedules</b>
	Over 15 feet in Height	See Schedule	Green Tops or TruScapes
<b>F</b>	<b>Rivendell Lake Fountain</b>	4 years	Solitude
<b>G</b>	<b>Community Pool</b>		
	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
<b>H</b>	<b>Pool Pump Room</b>		Matt Smith
	Main Pump Replacement	Every 2 Years	Healthy Pools
	Filter Replacement	1/2 times Yearly	Healthy Pools
<b>K</b>	<b>Sidewalks Common Areas</b>		Sarasota County Owned
	Inspection	Annually	Notify County of Hazard Violations
	Pressure Washing	Annually	Gorrilla Kleen

<b>K</b>	<b>Sidewalks</b>		Sarasota County Owned
	Inspection	Annually	Notify County of Hazard Violations
<b>L</b>	<b>Brick Wall and Columns</b>		
	Pressure Wash	Every 3 years	Gorilla Kleen
	Sealing	Every 3 years	MC or Gorilla Kleen
	Block Wall at Bridge Wash	Every 3 years	Gorilla Kleen
	Block Wall Painting	Every 10 years	MC or Contract Out
<b>M</b>	<b>Street Lights</b>		
	Lens Cleaning	Annually	MC or Graham Electric
	Replacement LED Bulbs	AS Needed	Rivendell Blvd - Graham Electric
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<b>M</b>	Replacement LED Bulbs	As Needed	All other Locations-MC uses LED, 5amp, 120V, 450LM
<b>N</b>	<b>Holiday Lights</b>	Annually	Christmas Lights Sarasota
<b>O</b>	<b>Panels and Breaker Boxes</b>	Twice a Year	Clean Ants and Nests and Spray
<b>P</b>	<b>Plaground Equipment</b>		
	Replacement	14 Years/2032	See Reseves RCA Budget - Contract Out
	Inspection	Annually	MC
<b>P</b>	<b>Gazebo Cescent Park</b>		
	Painting	Every 5/7 years	Contract Out
	Replacement	12 years/2035	See Reseves RCA Budget - Contract Out
<b>P</b>	<b>Park Benches</b>		
	Inspection	Annually	MC
	Cleaning	As Needed	Gorrilla Kleen
<b>Q</b>	<b>Mulch</b>		
	Playground Mulch	5Years/2027	60 Cubic Yards - Get Mulch.com
	Landscape Ilands	Annually	TruScapes Extra Work or Contract Out
<b>R</b>	<b>Bridge Landscaping</b>		
	Replacement	As Needed	RCA Board/MC Discretion
<b>S</b>	<b>Pine View Path</b>		
	Trimming Perimeter	As Needed	Green Tops, Lester, or TruScapes Last 2022
<b>T</b>	<b>Fire Hydrants</b>		
	Painting	As Needed	Sarasota County Last Painting was 2022



