

THE 2009 CAMPDEN LAKES GROUND MAINTENANCE SPECIFICATIONS

SCOPE OF WORK

TURF CARE

Mowing operation:

All turfgrass areas are to be mowed during the growing season according to the following specifications.

All turfgrass areas shall be mowed at 3 inches.

All turfgrass areas shall be mowed as often as necessary (minimum of 28 performances), weather permitting, to insure that no more than one-third to one-half of the entire leaf area is removed at one mowing.

Any accumulation of unsightly clippings remaining on the surface after any mowing that would be detrimental to the optimum growth of the underlying grasses is to be removed by the contractor at no additional charge.

Areas around trees, fences, walls, walks, and curbs where uncut grass remains due to inaccessibility to larger mowing equipment are to be trimmed to a height no greater than the height of the adjoining turfgrass areas.

Mechanical edger will be used at least twice per month to maintain a crisp, tailored appearance along hard surfaces such as concrete curbs, walks and driveways.

The spring and fall mowings are to include the leaf removal from the entire property.

Square footage of turf: _____	Linear feet of edging: _____
Number of mowings per year: _____	Cost per performance: \$ _____
Number of edgings per year: _____	Cost per performance: \$ _____
Total mowing and edging cost: \$ _____	

Turf fertilization, weed and insect control:

Square footage of turf: _____

Time applications at 6-8 week intervals

March-April 13-2-5 fertilizer w/Dimension pre-emergent herbicide to green up turf and control a broad spectrum of germinating annual weeds. Applied at 1# of actual nitrogen /1,000 square feet

May-June 24-5-11 fertilizer w/.2% Merit for preventative control of turf insects applied at a rate of 1# of actual nitrogen/1,000 square feet. Broadleaf turf weeds will be treated with a selective herbicide at this time.

August-Sept. 32-0-8 fertilizer w/2% Fe (30% slow release) applied at a rate of 1# actual nitrogen/1,000 square feet.

Oct- Nov. 32-0-8 fertilizer w/2% Fe (30% slow release) applied at a rate of 1# actual nitrogen/1,000 square feet. Broadleaf turf weeds will be treated with a selective herbicide at this time.

Additional applications of broadleaf herbicides will be spot applied during the season to control weeds common to turf areas in conjunction with regularly scheduled fertilization service visits.

Total cost for lawn care program: \$ _____

TREE, SHRUB AND PLANT BED CARE

All trees and shrubs are to be pruned as necessary to maintain an orderly appearance and habit of growth consistent with the architecture and element of design desired.

Trees over fifteen feet in height specifically excluded other than removal of low hanging limbs and sucker growth.

Plant beds are to be maintained with a sharp and distinct edge that will separate the plant bed from the adjoining turfgrass areas.

Plant beds are to be kept level with the surrounding surfaces and turfgrass areas, not raised or mounded, except as necessary to overcome adverse growing conditions (drainage) that cannot otherwise be corrected.

Plant beds are to be maintained in a weed free condition.

All plant beds are to be fertilized with a 12-12-12 fertilizer at 8#/1,000 sf.

All plant beds are to be treated with a pre-emergent herbicide.

A two inch layer of hardwood mulch is to be maintained on all plant beds including the exposed areas of ground cover beds.

An Integrated Pest Management (IPM) program will be followed.

Square footage of plant bed: _____

Linear footage of edging: _____

Number of trees in lawn areas: _____

Cubic yards of hardwood mulch: _____

Weed control in hard surface areas.

Areas such as, but not limited to, walks, curbs, paths, and parking areas are to be treated with a herbicide (Roundup) to insure that they remain free of all vegetation.

Fall leaves will be removed from lawns during regular mowing visits and from bed areas twice-once at mid-season and again at the conclusion of fall leaf drop (November-December).

Cost for the tree, shrub, plant bed and hard surface care: \$_____

FLORAL DISPLAYS

Annual flower plantings at the Summit View Road entrance (center signage and 2 wing walls) at the intersection of Campden Lakes and Chippenham Dr. (both north and south corners) and the long wall on the east side of Campden Lakes Blvd. and Penrith Ct.

Drawings will be prepared and flower types selected by owner.

Prepare soil by tilling in leaf compost and a complete fertilizer (12-12-12)

Plant 100 flats (#1801) count of flowers spaced at 6" on center

Season long care to include weeding, watering, and fertilization (9 visits)

Removal and clean up in the fall following a killing frost.

Perennials will be cut to the ground in the fall; however certain perennials and grasses may be left standing to provide winter interest subject to owners' approval.

Cost for floral display and care and removal: \$_____

IRRIGATION SYSTEM

Spring start up of pumps and make needed adjustment to heads and program controller.
Inspect site for mainline, lateral line or valve leaks or zone leaks and broken heads.
Pull and clean water intakes on both irrigation pumps twice annually.
Monitor and make needed head and valve adjustments throughout the growing season.
Winterize system at the end of the growing season. Turn off pumps, purge mainline and all zones with compressed air in accordance with accepted winterization procedures.
Set the controller mode to the 'OFF' position.

Spring start up: \$ _____
Monitoring: \$ _____
Winterization: \$ _____
Total: \$ _____

All irrigation system repairs to be performed on a time and material basis subject to owners representatives prior approval: Hourly rate: \$ _____

Totals:

Mowing operations: \$ _____
Turf fertilization, weed and insect control: \$ _____
Tree, shrub, and plant bed care: \$ _____
Floral displays and care: \$ _____
Irrigation start-up, operation and winterization: \$ _____
Grounds care maintenance: \$ _____
Sales tax: \$ _____
Total cost: \$ _____

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