

OUTDOOR SPECIALISTS^{LLC}

8789 FLAGSTONE DR.
ZIONSVILLE, IN 46077
(317)590-6503
FAX: (317)769-6413

MAINTENANCE PROGRAM

A copy of the Maintenance Program is included, along with a 3-page Work Specification. Please look over each line item and initial each service that you wish to have performed. Then sign and date the last page. Please scan this specification document, signature page and initialed service sheet and email back to us, or you can fax to our fax number above or return by regular mail to our address listed above.

If there is any additional maintenance or landscaping services that you would like pricing on, please email back that request.

Due to the extensive amount of office time that it takes to resend renewals every year, this year when you sign your contract, it will automatically renew each subsequent year.

As an incentive for our customers, we will give one free mowing for every referral that signs a maintenance agreement with us.

Outdoor Specialists, LLC appreciates the opportunity to service your lawn and landscaping needs.

We look forward to another great year!

Thanks,

Dan Reynolds

**Outdoor Specialists, LLC
Work Specifications**

1. **MOWING** includes: a) cutting b) trimming c) clean up of all sidewalks, hard surfaces d) blowing grass out of mulched bed-areas. Depending on the amount of rainfall received during the year your property may or may not require the number of cuts contracted. The customer is not billed for cuts not performed. Partial cuts are available and are billed on a prorated basis. Grass is cut at a height of 3" - 3 1/4" to promote optimum turf health and appearance. Angle cutting, criss-cross and stripping is performed as the terrain allows. Ponds, lakes and creeks are trimmed to the extent that the banks and edges allow. Bagging and raking is done at an additional charge. Wood-lines are maintained up to the edges as the trees and bushes allow. Outdoor Specialists, LLC is not responsible for damage done to non-mulched small trees by string trimmers. Outdoor Specialists, LLC is not responsible for damage to or caused by any children's' or dogs' toys left in the lawn. Push mowing is available upon request at an additional charge.

2. **LAWN FERTILIZATION PROGRAMS** are applied with only slight variations depending on weather and environmental conditions. Materials may be substituted with a similar equivalent.

- A) Round #1 (Mid-March) Crabgrass and broadleaf weed control granular 19-3-7 with pre-emergent
- B) Round #2 (Late April - Mid May) Fertilization granular 32-5-7
- C) Round #3 (Late June to Mid July) Fertilization and summer weed control granular 28-5-12
- D) Round #4 (Late August - Mid September) Fertilization and summer weed control granular 34-3-11
- E) Round #5 (Late October - Mid November) Fertilization granular 34-3-11
- F) Round #6 (Mid December - Late December) Fertilization granular 46-0-0

3. **LAWN INSECTICIDE** is applied during the Round #2 or #3 of the fertilizer application of chemical lawn care program.

4. **LAWN GRUB CONTROL** is applied between May and June.

5. **TREE AND SHRUB FERTILIZATION** includes fertilizing all of the shrubs, ground cover, and trees under 15' tall. The application is made in the spring and or fall with a balanced slow release fertilizer.

6. **TREE AND SHRUB INSECTICIDE SPRAY** includes the spraying of all shrubs, ground cover and trees under 15' tall.

A) Horticultural Oil - Helps control over-wintering eggs, immature and adult insects, such as scale on certain plants.

B) Early \ mid-summer insect control - Foliar application that controls most sucking and chewing insects, and harmful insects such as Japanese Beetles that are feeding at the time.

C) Mid \ late summer insect control - Control of Spider Mites, Japanese Beetles and other foliage insects that feed in the summer months.

7. **PRUNING OF TREES AND SHRUBS** includes reshaping of small trees and shrubs, sucker growth, removal of deadwood and cleanup. Trees larger than 15' in height are done at an additional cost. Spring prunings are done between May 1 and July 1. Fall prunings are done between August 1 and October 1.

8. **CORE AERATION** is done to a reasonable depth in the spring (March-May) and or fall (September-November). We assume no responsibility for any severed or broken cables, invisible dog fence lines or any other similar lines. We assume no responsibility for unlocated irrigation heads.

9. **OVERSEEDING** is done in the spring (March-May) and or fall (September-October)

10. MULCHING OF TREE AND SHRUB BEDS includes the re-cutting and re-defining of all mulch beds and adding 2" of mulch to all beds. If done in spring a pre-emergent will be applied before mulching to control weeds. We assume no responsibility for any severed or broken cables, invisible dog fence lines or any other similar lines cut during edging the beds.

11. MULCH BED CARE includes spraying of beds monthly to bi-monthly with Round Up or equivalent (a post-emergent weed control). Bi-monthly spraying is done June 15th thru the end of the season. This service does not include flower bed care or growth of weeds growing up through the shrubs or groundcover.

12. FLOWERS

- A) Spring annuals (planted approx. March 1st and removed approx. May 10th)
- B) Summer annuals (planted approx. May 10th and removed approx. Sept. 15th).
- C) Fall annuals (planted approx. Sept 15th and removed approx. November 30th).
- D) Bulbs (planted October thru November). Bone meal during planting is provided.

*Installation of all floral material includes amending soil in the flowerbeds and installing a top dressing of mulch after flower installation as needed. Depending on the species and weather conditions, spring annuals are installed beginning of April, summer annuals are installed beginning in May. We recommend most perennials be planted before September.

13. FLOWER CARE floral maintenance is included in most of the prices listed above which includes monitoring, removing, and replacing flowers (no charge if caused by Outdoor Specialists) during and at the end of the season, along with fertilizing and watering flowers as needed.

14. SPRING CLEANUP includes cleanup of all landscape beds & cutting back of ornamental grasses.

15. FALL LEAF REMOVAL includes cleanup of all lawn areas & landscape beds. This is usually done 2 times once at the end of October and again in December when all the leaves are down.

Any repairs to underground wiring, irrigation, etc. due to damage during installation as a result of not being marked or improperly marked, are the responsibility of the homeowner/builder. All elements of the agreement are contingent upon strikes, accidents, weather, or delays beyond our control. The estimate does not include material price increases or additional labor and materials which may be required should unforeseen problems arise after the work has started.

TERMS AND CONDITIONS

INVOICING, PAYMENTS AND COLLECTIONS

Outdoor Specialists, LLC will bill for services rendered either on a monthly basis or on a per service basis. Payments are due upon receipt of the invoice. A late payment charge of 3% per month will be charged to all past due invoices over 45 days. A \$37.00 fee will be charged for any returned checks. Service will be stopped until account is up to date. Any and all warranties will be null and void and a lien will be filed to protect our rights under Indiana State Law. This shall serve as your notice of our intent to file a lien if payment terms are not met. The client agrees to pay and be responsible for any and all cost incurred including reasonable attorney fees in collecting any balance owed.

PREPAYMENT OPTION FOR MOWING

The prepayment option is based on the price of 30 mowings less 5%. If any additional mowings are required, they will be billed at the regular price.

PREPAYMENT OPTION FOR FERTILIZATION

The prepayment option is based on 6 fertilizer applications less 5%.

A fuel surcharge will be billed on all services performed when the cost for fuel is over \$3.00 per gallon for unleaded gasoline.

ACCEPTANCE OF CONTRACT the above stated prices, specifications and conditions are satisfactory and are hereby accepted. I understand this is an automatically renewing contract between the customer and Outdoor Specialists, LLC. You are authorized to do the work as specified. Payment will be made as outlined above. _____ Initials

Cancellation of this agreement or any changes to this agreement must be done in writing and sent to Outdoor Specialists, LLC by certified mail.

Any charges incurred in collection of debt, including legal fees, will be the responsibility of the customer. See addendum Excel Spreadsheet Pricing Contract for additional terms, hereby incorporated and made part of the agreement.

2018 Automatically Renewing every year pricing per contract.

Purchaser's Signature: _____ Date: _____

Contractor's Signature: _____ Date: _____

Method of Billing: _____ As services are completed _____ Monthly Basis



**DRAINAGE
SOLUTIONS, INC**

(317) 346-4110

www.drainagesolutionsinc.com