

AGREEMENT

AN AGREEMENT has been entered into on this 10th day of November 2020 between **Rotolo Consultants, Inc.**, hereunder referred to as "The Contractor" and Grand Panama Beach Resort referred to as "The Owner" for work described as:

Grounds Maintenance and Landscape Management Services as described in the attachments labeled Attachment 'A' and 'B' which sets forth the scope of work including material and labor as listed to complete the job that the Owner above has contracted from Contractor and is made part of this contract for property located at:

11807 Front Beach Rd., Panama City Beach, FL 32407

1. **Terms of Agreement.** This agreement will begin February 10th, 2021 and will end three years from this date. The Contract will automatically renew at the end of the third contract year unless cancelled by the Owner or Contractor. A 3% escalation charge will be added to the Contract on an annual basis. Either party may terminate this agreement with 60 days written notice.
2. **Payment to Contractor.** In consideration of the duties and responsibilities of the Contractor as stated, the Owner agrees to pay the Contractor a monthly fee of \$ 1,550.58. This sum is billable by Contractor on the 1st of the month in which services are to be performed. Payment by owner shall be due within 30 (thirty) days of invoicing. Balances not paid within 30 days of invoicing are considered past due. All past due accounts are subject to a Finance Charge which shall be computed by a Periodic Rate of 1.5% per month which is an Annual Percentage Rate (APR) of 18%.
3. **Employment of others.** All costs associated with the employment of these individuals insurance, including wages, taxes and workers compensation will be the responsibility of the Contractor.
4. Contractor acknowledges it is an independent contractor and that it is neither an employee of Owner nor entitled to the same or similar benefits provided to employees of Owner. In this respect, Contractor further acknowledges it is solely responsible for certain obligations, including but not limited to any and all taxes, withholding and workers compensation.
5. Contractor shall not be liable for any delays due to inclement weather, labor strikes or disputes, fire, the acts or omissions of other contractors or persons, or other reasons beyond our control. Should the Owner require additional work to be performed, all such work will become a part of this contract. All additional work requests will be handled through written Change Order on Contractor's form. All Change Orders showing additional work and cost must be signed and returned by the Owner before Change Order work begins. The Owner agrees that changes in work that result in charges less than \$250 will be verbally agreed to before work begins. All Change Orders, whether verbal or written, are subject to all provisions in this contract.

6. Nothing contained herein shall be construed to constitute a partnership, joint venture or other business entity between Owner and Contractor. Further Contractor shall not have the power, directly or indirectly to bind or commit the Owner to any undertaking whatsoever.
7. Contractor shall provide Liability (personal injury and property damage) insurance in the minimum amount of \$3,000,000 with confirmation thereof to be delivered to Owner prior to commencement of services.

Both the Owner and the Contractor agree to the above contract.

Owner or Owners Rep.

Signature

Lee Waller, CAM

Printed Name

2/9/2021

Date

Rotolo Consultants, Inc.

Signature

K. Rotolo

Printed Name

11-13-20

Date

Billing Point of Contact

Name Danielle Boobyer

Email CAAP@RESORTcollection.com

Phone 850-235-6647

Contract Point of Contact

Name Lee Waller

Email L.Waller@resortcollection.com

Phone (850) 841-6387

Client Billing Address (REQUIRED)

Attn: Association Accounting

Address 495 Richard Jackson Blvd

City Panama City Beach

State FL Zip 32407

Name

Email

Phone

Address

City

State

Zip

①

Stephen Kilcumming

skilcumming@resortcollection.com

(850) 490-5172

②



Rotolo Consultants Incorporated

www.RotoloConsultants.com

(800) 641-2427

ATTACHMENT "A"

"Grand Panama Beach Resort - Year 1"

11807 Front Beach Rd.

Panama City Beach, FL

BASE LANDSCAPE MAINTENANCE SERVICES PROPOSAL			
SERVICES PROVIDED	Frequency	Monthly Cost	Annual Cost
Landscape Maintenance Services	40	\$ 649.97	\$ 7,799.68
Irrigation Monitoring	6	\$ 50.12	\$ 601.39
Chemical Services - Shrub Beds	12	\$ 95.73	\$ 1,148.79
Chemical Services - Turf	12	\$ 35.34	\$ 424.14
Seasonal Color	2	\$ 118.04	\$ 1,416.46
Pinestraw Application - Non-Colored Longleaf	2	\$ 344.83	\$ 4,137.93
Palm Pruning	1	\$ 256.55	\$ 3,078.62
TOTAL:		\$ 1,550.58	\$ 18,607.00
ADDITIONAL COST LANDSCAPE MAINTENANCE SERVICES			
SERVICES PROVIDED	Recommended Frequency	Per Event	Annual Cost
<i>* Any additional services can be priced and provided upon request and approval of Owner</i>			



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ATTACHMENT "A"

"Grand Panama Beach Resort - Year 2"

11807 Front Beach Rd.

Panama City Beach, FL

BASE LANDSCAPE MAINTENANCE SERVICES PROPOSAL			
SERVICES PROVIDED	Frequency	Monthly Cost	Annual Cost
Landscape Maintenance Services	40	\$ 669.47	\$ 8,033.67
Irrigation Monitoring	6	\$ 51.62	\$ 619.43
Chemical Services - Shrub Beds	12	\$ 98.60	\$ 1,183.25
Chemical Services - Turf	12	\$ 36.40	\$ 436.86
Seasonal Color	2	\$ 121.58	\$ 1,458.95
Pinestraw Application - Non-Colored Longleaf	2	\$ 355.17	\$ 4,262.07
Palm Pruning	1	\$ 264.25	\$ 3,170.98
TOTAL:		\$ 1,597.10	\$ 19,165.21
ADDITIONAL COST LANDSCAPE MAINTENANCE SERVICES			
SERVICES PROVIDED	Recommended Frequency	Per Event	Annual Cost
<i>* Any additional services can be priced and provided upon request and approval of Owner</i>			



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ATTACHMENT "A"

"Grand Panama Beach Resort - Year 3"

11807 Front Beach Rd.

Panama City Beach, FL

BASE LANDSCAPE MAINTENANCE SERVICES PROPOSAL			
SERVICES PROVIDED	Frequency	Monthly Cost	Annual Cost
Landscape Maintenance Services	40	\$ 689.56	\$ 8,274.68
Irrigation Monitoring	6	\$ 53.17	\$ 638.01
Chemical Services - Shrub Beds	12	\$ 101.56	\$ 1,218.75
Chemical Services - Turf	12	\$ 37.50	\$ 449.97
Seasonal Color	2	\$ 125.23	\$ 1,502.72
Pinestraw Application - Non-Colored Longleaf	2	\$ 365.83	\$ 4,389.93
Palm Pruning	1	\$ 272.18	\$ 3,266.11
TOTAL:		\$ 1,645.01	\$ 19,740.17
ADDITIONAL COST LANDSCAPE MAINTENANCE SERVICES			
SERVICES PROVIDED	Recommended Frequency	Per Event	Annual Cost
<i>* Any additional services can be priced and provided upon request and approval of Owner</i>			



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ATTACHMENT "B"

TURF MOWING 2021-23

SERVICE	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Mowing & String Trimming	2	2	3	4	4	5	4	5	4	3	2	2	40
Hard Edging	2	2	3	4	4	5	4	5	4	3	2	2	40
Soft Edging - Beds & Tree Rings	1	1	2	2	2	2	2	2	2	2	1	1	20
DETAIL SERVICES 2021-23													
SERVICE	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Hand Weeding	2	2	3	4	4	5	4	5	4	3	2	2	40
Shaping of Shrubs - as needed	1	1	1	1	1	1	1	1	1	1	1	1	12
Bed Fertilization			1										1
Fire Ant Application				1						1			2
Ant Control as Needed	1	1	1	1	1	1	1	1	1	1	1	1	12
Insect Control on Bed as Needed	1	1	1	1	1	1	1	1	1	1	1	1	12
Turf Pre-Emergent Herbicide			1							1			2
Turf Fertilization				1			1						2
Turf Post-Emergent Herbicide			1				1			1			3
Bed Pre-Emergent Herbicide	1			1			1			1			4
Bed Post-Emergent As Needed	1	1	1	1	1	1	1	1	1	1	1	1	12
Irrigation Monitoring				1	1	1		1	1	1			6
Crack and Crevice Weed Control	1	1	1	1	1	1	1	1	1	1	1	1	12
Seasonal Color			1							1			2
Mulch			1							1			2
Palm Pruning								1					1

Grand Panama Maintenance contract

David Roberg <droberg@rotoloconsultants.com>
To: Lee Waller <lwaller@resortcollection.com>

Thu, Nov 12, 2020 at 7:17 AM

Hello Lee

I just wanted to follow up on the change of the 60 day termination for both parties , I was mistaken and so was my regional it is a 60 day notice . The old way by Bay Landscape , sometimes there was not even a signed contract and not sure if you guys had a 30 day out but the RCI contracts are all 60 day terms by both parties per corporate and this will be on every maintenance contract going forward . I do apologize on the confusion .

Thank you

David Roberg
Area Manager

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