

*Baytree Community
Development District*

Workshop Meeting Agenda

November 14, 2023

AGENDA

Baytree
Community Development District

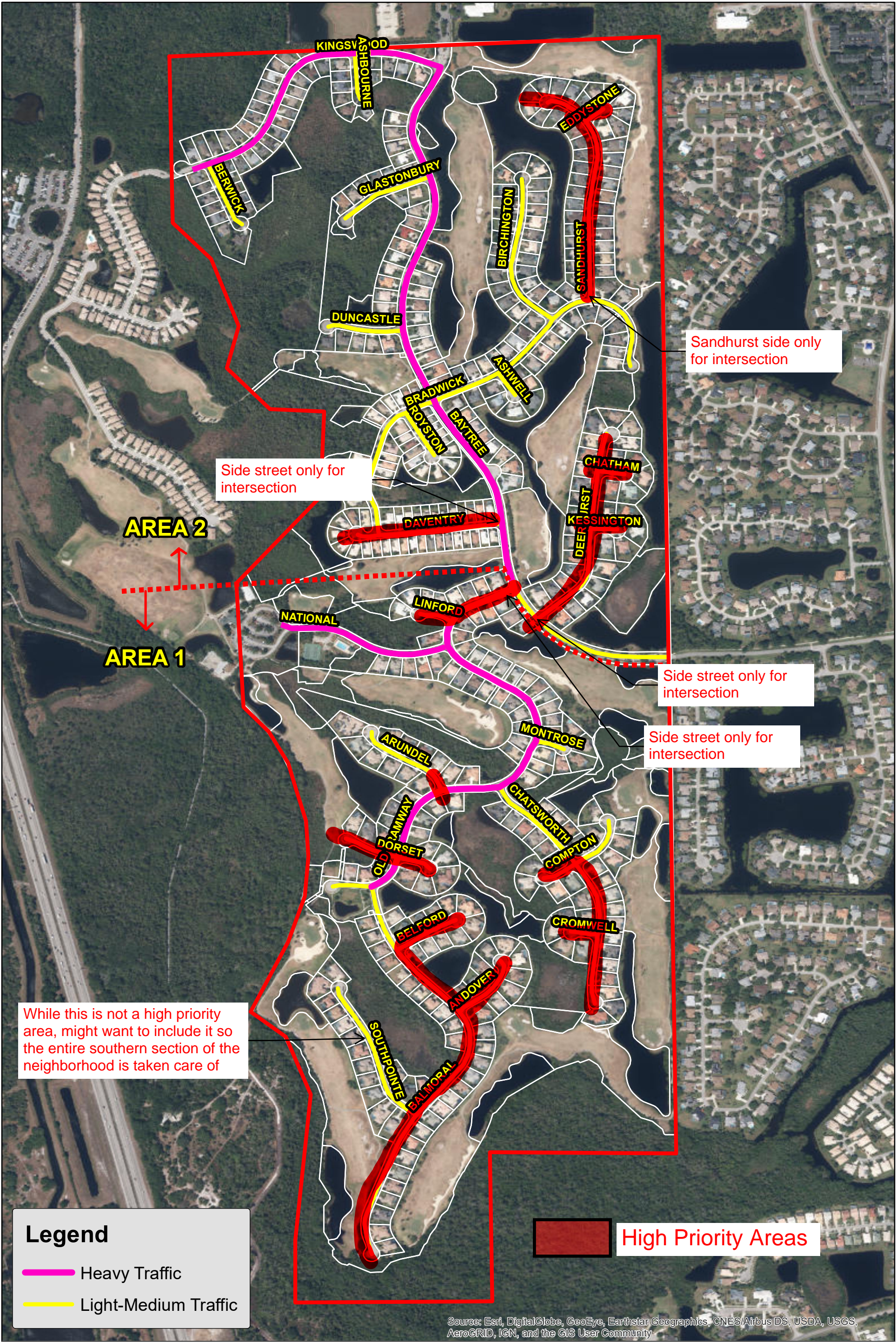
Workshop Meeting Agenda

Tuesday
November 14, 2023
10:00 a.m.

Baytree National Golf Links
8207 National Drive
Melbourne, Florida

1. Roll Call
2. Discussion of Road Conditions with District Engineer
3. Discussion of Fiscal Year 2025 Budget
4. Discussion of Pool Deck Resurfacing Bids
5. Discussion of Landscape Bids
6. Discussion of Guardian/ ACT Vehicle Gates
7. Discussion of Pool Security
8. Supervisor's Requests
9. Public Comment Period
10. Adjournment

SECTION 2



SECTION 3

*Item will be
provided under
separate cover.*

SECTION 4

NAME	DECK	POOL	TOTAL
GULF STREAM	\$18,806.00	X	\$18,806.00
SWIMMING POOL CENTER	X	\$34,500.00	\$34,500.00
BEACH POOL	X	\$76,740.00	\$76,740.00
POOL DECK RESURFACE CFL	\$12,768.00	X	\$12,768.00
C&E LDSCAPE	\$31,830.00	X	\$31,830.00
POOL SPECIALIST.COM	\$17,209.00	\$32,762.00	\$49,971.00
POOL DOCTOR	\$14,400.00	\$45,000.00	\$59,400.00
AQUANAUTICS POOLS	X	\$46,981.00	\$46,981.00

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1995. The public sector has also become an important employer of women, with 55% of public sector employees being women in 1995, compared with 45% in 1980.

There are a number of reasons why the public sector has become an important employer of women. One reason is that the public sector has a high proportion of jobs that are traditionally held by women, such as teaching, nursing, and social work. Another reason is that the public sector has a high proportion of jobs that are part-time or flexible, which are more likely to be held by women.

There are a number of reasons why the public sector has become an important employer of women. One reason is that the public sector has a high proportion of jobs that are traditionally held by women, such as teaching, nursing, and social work. Another reason is that the public sector has a high proportion of jobs that are part-time or flexible, which are more likely to be held by women. A third reason is that the public sector has a high proportion of jobs that are in the health and social care sectors, which are also traditionally held by women.

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PROPOSAL

2/9/23

GulfStream Pools Inc.
P.O. Box 320246
Cocoa Beach, FL 32932
1-321-266-6490 Contact
Lic. # Rp CPC1459820

Client: Baytree CDD
8207 National dr
Melbourne, FL.
352-551-3229 Andy

We are pleased to provide you with the following Proposal.

Scope of work to be performed.

Resurface Pool deck: Two options.

- 1) Prep and apply textured knock down finish, with two coats of paint \$18,806.00
- 2) Prep and apply stamped concrete, with colored faux finish. \$25,180.00

Both option include removal of tile in common area under roof.

Proposal is effective for 30 days. Unless contract is signed and deposit submitted.
Additional work orders will be submitted to client for
approval.
Materials labor and clean up included.

Total: TBD.

Please call me if you have any questions. Thank you.

Sincerely,

Fabian Kristmann

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Another Proposal by the

SWIMMING POOL CENTER

677 S Apollo Blvd. Melbourne, FL. 32901
Ph:(321)725-4777 Fax:(321)725-3290
www.poolbuilderofbrevard.com

Licensed - Insured
55 years of experience and counting
State Registration # RP252555524

PROPOSAL SUBMITTED TO

Baytree Management Services of Central Florida

DATE

7/27/2023

STREET

8203 National Dr

ALT PHONE

352-551-3229

Andy

CITY, STATE and ZIP CODE

Melbourne, FL. 32940

E-MAIL:

ahatton@gmscfl.com

We hereby submit specifications and estimates for:

Community pool remodel:

\$34,500.00

1-- Drain Pool water and stabilize pressure

2-- Remove all existing cap tile on gutter edge

3-- Test for and expose all hollow spots in pool surface

4-- Pressure wash (or acid wash if needed) the whole pool surface

5-- Install new smooth cap tile along gutter edge excluding entry step zone

6-- Install non skid cap tile on gutter edge by entry steps

7-- Install non skid cap tile on entry steps edges

10-- Apply new fresh bond cote to pool surface & gutter

11-- Install code compliant main drain frame & grate

12-- Adjust drain cover in the skimming edge as needed

13-- Apply new finish (Miami Blue with 10 year warranty) to pool surface

14-- Replace all return lines eyeballs and vacuum port doors

16-- Replace rusty ladder on NW corner of pool

18-- Clean the marker section of the pool deck and stain in Sandstone non skid finish

19-- Fill pool up with city water and balance chemicals to code

20-- Inspect automatic water leveler for proper operation and adjust to new level if needed

Pool work is projected to take place during the first quarter of 2024

Any work required to be done before then will be addressed on emergency basis

We propose hereby to furnish material and labor-complete in accordance with above specifications for the sum of:

\$34,500.00

Payment to be made as follows:

	DATE	AMOUNT	PAYMENT METHOD	BALANCE	NOTES & COMMENTS
1st payment	At Signing	\$10,000.00		\$24,500.00	
2nd payment	before prep	\$10,000.00		\$14,500.00	
3rd payment	before plaster	\$10,000.00		\$4,500.00	
final payment	at pool fill up	\$4,500.00		\$0.00	
Adjustments		\$0.00		\$0.00	

Permits & fees will be added to final balance If payment by credit card is desired, additional charges may apply.

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and all other necessary insurance. This proposal is good for 30 days only. We reserve the right to withdraw it if not accepted before 30 days are up.

Authorized Signature.....

Date:.....

PROPOSAL ACCEPTANCE : The above prices, specifications and conditions are satisfactory and are hereby accepted.

You are authorized to do the work as specified. Payment will be made as outlined above.

In order to achieve the expected result and finish, the pool owners must add 1/2 cup of Muriatic Acid for every 5000 gallons of pool water every other day and brush the entire surface daily for the first 28 days after pool fill up. I accept by signing below

Authorized Signature.....

Date of acceptance.....

Continued Proposal by the

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NOTICE TO CUSTOMER:

FLORIDA HOMEOWNERS' CONSTRUCTION RECOVERY FUND

PAYMENT MAY BE AVAILABLE FROM THE FLORIDA HOMEOWNERS' CONSTRUCTION RECOVERY FUND IF YOU LOSE MONEY ON A PROJECT PERFORMED UNDER CONTRACT, WHERE THE LOSS RESULTS FROM SPECIFIED VIOLATIONS OF FLORIDA LAW BY A LICENSED CONTRACTOR.

FOR INFORMATION ABOUT THE RECOVERY FUND AND FILING A CLAIM, CONTACT THE FLORIDA CONSTRUCTION INDUSTRY LICENSING BOARD AT THE FOLLOWING TELEPHONE NUMBER AND ADDRESS:

CONSTRUCTION INDUSTRY LICENSING BOARD
1940 NORTH MONROE STREET, SUITE 42
TALLAHASSEE, FLORIDA 32399-2202
PHONE : 850-487-1395

I,....., have read the above statement and fully understood it.

signature :..... Date:...../...../.....

Disclosure

ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (SECTIONS 713.001-713.37, FLORIDA STATUTES), THOSE WHO WORK ON YOUR PROPERTY OR PROVIDE MATERIALS AND ARE NOT PAID IN FULL HAVE A RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENT AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS A CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR A SUBCONTRACTOR FAILS TO PAY SUBCONTRACTORS, OR MATERIAL SUPPLIERS OR NEGLECTS TO MAKE OTHER LEGALLY REQUIRED PAYMENTS, THE PEOPLE WHO ARE OWED MONEY MAY LOOK TO YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN ON YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS, OR OTHER SERVICES THAT YOUR CONTRACTOR OR A SUBCONTRACTOR MAY HAVE FAILED TO PAY. FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX AND IT IS RECOMMENDED THAT WHENEVER A SPECIFIC PROBLEM ARISES, YOU CONSULT AN ATTORNEY.

I,....., have read the information above and fully understand it.

signature :..... Date:...../...../.....

Signature of owner:..... Date:.....

Subscribed and sworn to before me this..... Day of.....
personally appearedwho is personally known to me
or producedas identification, and who did / did not take an oath.

Notary Public Signature

Seal

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PROPOSAL SUBMITTED TO		DATE
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STREET	ALT PHONE	
8203 National Dr	352-551-3229	Andy
CITY, STATE and ZIP CODE	E-MAIL:	
Melbourne, FL. 32940	ahatton@gmscfl.com	

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Notary Public Signature

Seal

the 1990s, the number of people in the UK who are aged 65 and over has increased by 1.5 million (1990–1999).

There is a growing awareness of the need to address the health care needs of the ageing population. The Department of Health (1999) has identified the need to develop a new approach to the care of the elderly, one that is based on the concept of 'active ageing'. This approach is based on the idea that older people should be able to live independently, to be active and to participate in society. The Department of Health (1999) has identified a number of key areas for action, including: (1) the need to improve the health of older people; (2) the need to improve the quality of care for older people; (3) the need to improve the support for older people; and (4) the need to improve the coordination of services for older people.

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BEACH POOL SERVICE
137 TOMAHAWK DRIVE SUITE #8
INDIAN HARBOR BEACH, FL 32937
(321) 777- 7665

NAME: BAYTREE COMMUNITY DEVELOPMENT

DATE: JULY 10, 2023

SWIMMING POOL REMODEL CONTRACT

We propose to hereby furnish material and labor- complete in accordance with specifications below for the sum of **\$76,740.00**. We hereby submit specifications and estimate for the following:

- Drain and prep pool surface and gutter for new plaster
- Grind around pool returns and underneath waterline tile for new plaster
- Remove floor returns and fill with concrete
- Pressure wash pool surface to remove any loose or old plaster
- Install new gutter grates and main drain grates
- New non-skid cap tile on steps per Health Department code
- New depth marker tiles per Health Department code
- Bond coat pool to ensure new plaster bonds with old surface
- Plaster pool and gutter with Mosaic Pearl Plaster

All work will be completed to meet Brevard County Health Department and building code. Building permits will be filed with executed contract. Beach Pool Service will be responsible for all Health Department notices and inspections associated with pool remodel.

*Contract includes replacing depth marker tiles and cap tile on steps only. Removing and installing new waterline tile and gutter tile will add \$5,800.00 to the remodel amount, bringing the total pool remodel cost to \$82,540.00. If all new tile is requested, a new contract reflecting updated totals will be drafted for signature.

A 30% deposit in the amount of \$23,022.00 is due 30 days prior to start date. The remaining balance of \$53,718.00 is due in full upon completion.

BEACH POOL SERVICE
137 TOMAHAWK DRIVE SUITE #8
INDIAN HARBOR BEACH, FL 32937
(321) 777- 7665

SWIMMING POOL WILL NEED TO BE BRUSHED DAILY FOR 30 DAYS

Baytree Community Development will continue to be billed for monthly pool service during the remodel. Continuous billing is to cover the additional service days after the remodel is completed to brush pool, balance chemicals, and clean filters.

ESTIMATED START DATE: _____

The estimated time to complete the remodel will be approximately 45 days, depending on product availability and weather conditions.

All work will be performed in accordance with state and local building and health codes. Appropriate permits will be applied for prior to starting work.

The primary point of contact will be:

George Luszczuk
Cell: 321-223-9814
Office: 321-777-7665
Email: BeachPoolService@gmail.com

Any alterations of the above specifications involving extra cost will be done only with written change order including but not limited to hidden damage or additional work required.
The above prices, specifications, and conditions are satisfactory and are hereby accepted. Payment will be made upon completion of contacted job.

BAYTREE COMMUNITY DEVELOPMENT:

DATE : _____

SIGN:: _____

PRINT: _____

BEACH POOL SERVICE

DATE : _____

SIGN:: _____

PRINT: KATIE LUSZCZYK- VICE PRESIDENT

Pool Deck Resurfacing of Central Florida

By Pool & Spa Services of Central FL LLC

8297 Champions Gate Blvd #365, Champions Gate, Florida 33896

Phone: (407) 778-5227, Email: orlandopooldeckresurfacing@gmail.com

Revised
work
agreement

Work Agreement Contract

Customer(s) Name: Boyana Community

Today's Date: 4/7/23

Address: 5207 National Drive

City: Mulholland

Zip: _____

Best Contact Phone: (352) 551-3229

(Other) (____)

Email: ahoffman@gmail.com

Gate Code: _____

Apply - contact

Entire scope of work to be done is as specified:

Area 1: Pool Deck Area

Deck Length x Width: 52' x 92'

Area 2: Deck

Deck Length x Width: 18' x 45'

Area 3: Leaves (under canopy)

Deck Length x Width: 18' x 7'

☐ (Y or N) Includes prep work of job site: power cleaning, acid treatment, TSP, weep holes added when needed, patching of significant chips and voids.

☐ (Y or N) Includes Crack Fill (Due to the nature of ground movement etc., no warranty/guarantee against reappearing cracks.)

☐ (Y or N) Drains: (R&R Existing or New Install Drains): 2" DRAIN

LF: 65

☐ (Y or N) Install Concrete Staples if ☐ (____) (Final location of staples to be determined by installer at time of installation)

☐ (Y or N) Fill in garden areas or other with concrete: Approx. SF: 15 (construction of concrete can create visible seams)

☐ (Y or N) Existing Surface Materials: REMOVE LOOSE or REMOVE ALL, to be determined by installer

☐ (Y or N) Includes Skin coat: (SPOT SKIN or ENTIRE DECK) determined by installer

☐ (Y or N) Includes Temperature Curing Non Slip Texture: (SPOT BLEND or ENTIRE DECK) (no exact pattern)

☐ (Y or N) Premium Pool Deck Paint: White Color: _____

SW: _____

☐ (Y or N) If a 2nd Color wanted: _____

SW: _____

Location(s): 19' x 11' AREA

☐ Premium Pool Deck Paint Finishes should NOT be power washed, see included care guide for proper cleaning.

☐ (Y or N) Driveway: Includes prep/acid/top power wash/crack fill apply 2 coats of H & C Driveway Water Based Sealer

Other work to be completed:

1. Remove loose existing surface

2. Foil skin overlay on entire deck

3. Foil Temperature Curing Non Slip spray Kicker Deck texture entire area

4. _____

Additional specifications:

Premium "No Toner Wash" Pool Deck Paint Finish

Includes: Manufacturers Warranties on all products we use!

Skin coat & knockdown textures, paint, sealers, will not hide all imperfections or patterns in concrete surfaces and will not eliminate pooling water on deck surfaces. Replacing drains will not change the pitch of deck area which determines water flow. Prime colors on deck may appear different from paint shade/color sampled. Painted surfaces can be slippery, especially when wet. True color tones achieved after approximately 30 days. Due to ground movement, expansion & contraction of concrete no warranty against cracking concrete and cracking paint finishes. Installing engineered concrete staples help to stabilize concrete & help prevent further separation. Excess underground moisture may cause finish problems that are not a warranty issue. No other warranties expressed or implied. Power washing painted deck surfaces damages and shortens the life of your deck finish & may void warranty. Paint can be damaged by rubbing with hand/rough items this is not covered under warranty. No one can guarantee how long your new surface will last, but proper maintenance will always help extend the beauty of your finish. Your signature below confirms that you have read and understood and accept the entire contents of this work agreement. "ALLOW deck surfaces to CURE for at least 5 days before returning heavy furniture." We are not responsible for issues caused by Mother Nature or things beyond our control.

Approximate start: 3/4 - 4 weeks

"WEATHER CONDITIONS CAN DELAY START DATES"

We will furnish material & labor complete in accordance with the specifications above, for the sum of: \$12,768

Deposit with signed order: \$7134.00

Draw payment due @ time of completion of drain, crack fill, skin & slip: \$4200.00

Final payment is due at time of completion & given to installer / Final: \$1434.00

It is understood we do the very best we can to determine all job conditions. Any hidden or unknown conditions that require additional materials and/or labor and any additional work requested by homeowner shall be itemized and charged for on a change order when determination of additional cost can be made and will be paid for at that time. New surface finishes will not improve drainage. I have been advised of cure time of finish, and proper cleaning methods. Acceptance of proposal: The above prices and specifications are satisfactory and hereby accepted. You are authorized to do the work as specified. By law you have (3) business days to cancel our agreement. Payment will be made as outlined above, in the event of non-payment, defaulting party agrees to pay 1.5% interest per month on balance, together with court costs and all legal fees. Proposal valid for 30 days. No other work or warranties expressed or implied. Any questions please ask before committing to this work agreement contract. Our goal is to meet and exceed your expectations.

Authorized Customer Signature, Date _____

Installer Signature, Date _____

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1995. The public sector has also become an important employer of women, with 5.5 million women employed in the public sector in 1995, compared with 4.5 million in 1980.

There are a number of reasons why the public sector has become an important employer of women. One reason is that the public sector has a high proportion of women in its workforce. In 1995, 88% of the public sector workforce were women, compared with 78% in 1980. This is due to a number of factors, including the fact that the public sector has a high proportion of jobs that are traditionally held by women, such as teaching, nursing, and social work.

Another reason why the public sector has become an important employer of women is that it has a high proportion of jobs that are part-time or flexible. In 1995, 22% of the public sector workforce were employed on part-time or flexible contracts, compared with 12% in 1980. This is due to a number of factors, including the fact that the public sector has a high proportion of jobs that are traditionally held by women, such as teaching, nursing, and social work.

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ESTIMATE



C&E LANDSCAPING AND PAINTING LLC

1760 Citrus View Court

St. Cloud, Florida 34769

United States

Phone: (407) 593-6906

Mobile: (407) 624-7176

BILL TO
CLIENT
United States

Estimate Number: 12

Estimate Date: March 25, 2022

Expires On: March 25, 2022

Grand Total (USD): \$31,830.00

Items	Quantity	Price	Amount
Exterior Services Repair Pool Deck Surfaces and Paint	1	\$31,830.00	\$31,830.00
Repairing cracks on pool deck area -Level Pool Deck floor where necessary -repairs will be made using Concrete Leveler from "Rapidset" ; 2 sacks of 50lbs each Type S Super high yield Mortar - apply "Dura top Concrete resurfacer fine texture" stucco on all surface of pool deck ** NOTE: Our company guarantees work done for a time frame of 12 months, but due to severe weather in Florida and being that it is a high trafficked area it may cause cracks on surface down the line.**	1	\$0.00	\$0.00
Replacement of expansion Joint Caps Replace broken Joint Expanders that are broken with expansion Joint Caps.	1	\$0.00	\$0.00
-Painting entire pool deck area -Colors to be chosen by client -15 five-gallon buckets of Behr Premium (textured low-luster enamel) Porch and Patio Anti slip Floor paint -Prime and Paint around entire pool deck.	1	\$0.00	\$0.00
*Team Size: 5 employees *Project Timeframe: 08 to 10 days (weather allowing if not it can add a couple more days) * All work areas will be completely cleaned and returned to normal state before project is completed	1	\$0.00	\$0.00



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St. Cloud, Florida 34769
United States

Phone: (407) 593-6906

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Total:	\$31,830.00
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Grand Total (USD):	\$31,830.00
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Notes / Terms

Initial Deposit: 35% of total (\$11,140.50)

Start date: UPON APPROVAL OF CONTRACT OUR COMPANY CAN BEGIN WORK WITHIN 24 TO 48 HOURS OF SIGNING CONTRACT.

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ESTIMATE & SERVICES AGREEMENT

Yes, We Finance! | 18 Months Interest Free...

The Pool Specialist | State License #: CPC1458876

1211 E Donegan Ave
Kissimmee, Florida 34744
United States

4074328664
www.thepoolspecialist.com

BILL TO

Andy Hatton
8205 National Dr.
Melbourne, Florida 32940
United States

352-551-3229
ahatton@gmscfl.com

Estimate Number: 4259

Estimate Date: August 1, 2023

Expires On: August 16, 2023

Grand Total (USD): \$49,971.50

Product	Quantity	Price	Amount
Commercial pool resurfacing Finish: Miami Blue	1	\$20,790.00	\$20,790.00

Gutter perimeter: 185

Pool Width x Length: 60 x 30

Pool Surface Area: 1800

Total Interior Square Feet: 2725

Scope of Resurfacing Prep & Plaster Work:

- Pool/spa is drained/ Hydrostatic plug is pulled.
- Bonding agent is applied.
- If re-tiling the tiles are removed and tiling we start soon after.
- Once all the prep, tiling and any other necessary work has been completed the pool/spa is scheduled for plastering.
- The pool/spa plastering material is hand-troweled to a smooth finish followed by exposure process and water filling.

Packaged Total: \$20,790.00



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United States

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Product	Quantity	Price	Amount
Commercial Pool Re-tiling Pool total linear feet of tiles: 468	1	\$11,972.00	\$11,972.00

Pool steps non-skid cap tiles total: 239

Depth markers to be replaced non-skid: 44

Depth markers to be replaced smooth: 44

Tile model: Bullnose

Non-skid cap tile color: TBD

Grout color: TBD

Scope of re-tiling work: Existing tiles are removed and the tile bed is prepared, we then install the waterline, gutter-line and step cap tiles and depth markers with thin-set mortar followed by grouting.

Once the tiling work is complete the pool/spa is prepped, bonding agent is applied and scheduled for plaster.

Packaged Total for Tiling: \$11,972.00

Deck Skim Coat, Texture and Paint We will require confirmation of the deck color prior to starting the work.	1	\$17,209.50	\$17,209.50
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Deck SQFT: 4250

Color: TBD - Please refer to PDF color chart.

Scope of work: Fill in hairline cracks with mortar, spray texture on the deck and cantilever edge, jet wash and paint the deck.

Packaged Total: \$17,209.50



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Product	Quantity	Price	Amount
Gate Codes & Access Details Please provide your community gate/access codes and property access details to avoid unnecessary reschedules/delays.	1	\$0.00	\$0.00

Gate Code:

Property Access Details:

Representative: Francisco Garcia Please contact your project sales representative to discuss project scope of work, cost and process.	1	\$0.00	\$0.00
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Text and email preferred.

Email: francisco@thepoolspecialist.com
Contact number: (407) 953-9427

Note: To start and schedule any work we need to know your official finish, tile, step inserts, deck, equipment choices and any additional work you would like done.

This avoids any error/delays.

To make the selection process easy we have included copy & paste links in each field.

If you have any questions please email them to me.
If you would like to schedule a conference call to go over things please call/text me and we will make it happen.

Total: \$49,971.50

Grand Total (USD): \$49,971.50



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Notes / Terms

Please check the details of the work stated on this estimate and services agreement. To avoid any misunderstandings, the items and work specified and priced on this agreement form the basis of the items and work agreed at the subject property, this agreement takes precedence over all and any previous agreements, verbally or otherwise, and is considered the final statement of work and pricing agreed between the customer and The Pool Specialist of Florida, Inc.

Initial: _____

Once this estimate and services agreement has been approved and signed by the customer any changes orders/addendum's will subject to additional charges.

In-Progress Sign:

We place the sign in the yard a few days prior to the project start date to identify your property to all crew members and remove it a few days after the project has been completed.

Please provide your community gate/access codes and property access details to avoid unnecessary reschedules/delays.

Payment Schedules:

We require 50% of the entire job balance prior to starting as a down payment.

Followed by a progress payment of 40% that must be paid once the prep/tiling has been completed prior to finishing stage to avoid scheduling delays.

The remaining 10% is due as soon as the swimming pool/spa has been finished, completely filled, and started up.

Purchase of only pool/spa equipment replacement/installation i.e. heat pumps, heaters, filters, lights, pumps, automation systems and general repairs must be paid in full prior to installation.

Payments made out to: The Pool Specialist

_____ I have read the entire contents of this estimate and services agreement and agree to them. I have also read and agree to all terms and conditions.

Date: _____

Print name: _____

Customer Signature: _____

Terms and Conditions:

This agreement shall constitute a binding contract in accordance with the terms on the first page and the following conditions. The laws of the state of Florida shall govern any dispute with respect to this contract, its terms, conditions, and enforcement.



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Notes / Terms

The Pool Specialist of Florida, Inc. is not responsible for color variations due to dye lots or production run. Color may vary due to availability of raw materials, efflorescence, and other factors beyond the control of The Pool Specialist of Florida, Inc. Although the color pigments in concrete pavers have excellent durability and whether, ability depending on specific weather conditions, during the first year or two after installation efflorescence may form on the service of concrete pavers. Efflorescence is for the most part caused by the free calcium hydroxide within the pavers which then reacts with the carbon dioxide within the atmosphere to form a white calcium deposit, which is referred to as efflorescence. With further exposure, this in turn will be changed to a highly soluble calcium hydrogen, which will be washed away with rain.

On default by purchase of any of the provisions of the agreement, The Pool Specialist of Florida, Inc. shall have the option of refusing to perform under this and any other existing agreement between the parties that The Pool Specialist of Florida, Inc. may elect and The Pool Specialist of Florida, Inc. may also rescind any agreement between the parties and hold purchaser liable for all damages and losses occasioned thereby; or reselling, at public or private sale, undelivered goods foregoing options at its sole discretion. The Pool Specialist of Florida, Inc. shall not be liable to purchaser for any profit on any release, but purchaser shall remain liable to the seller for the difference between (1) the agreement price of the goods plus all the expenses of storage and resale, (2) the resale price of good, and (3) any preparatory site work performed on the job site. DEPOSITS ARE NON_REFUNDABLE.

All material will be property of The Pool Specialist of Florida, Inc. until final payment has been received, and shall be subject to the Florida Mechanics Liens Law and the Uniform Commercial Code. Purchaser hereby grants Seller security interest in all materials used on the job site under the Uniform Commercial Code and shall have the right to remove them if full payment has not been received.

If invoice is not paid when due, interest will accrue at the rate of 1.5% per month (18% per annum). If after due dates, the account is placed in the hands of an attorney or collection agency for collection of all or part of the amount of invoice or invoices, the purchaser shall be liable for all costs of collection, including reasonable attorney's fees, whether or not said matter is brought to trial, and for all trial proceedings including levy, execution garnishment or any appeal.

Customer Responsibilities:

The customer warrants that he owns the land upon which the materials are to be installed, or that he/she has full authority from the owner there of or all co-owners to enter in to this contract and the owner will indemnify and hold harmless the Seller in all matters arising on this account.

The customer agrees to supply the contractor with current and valid survey of customer/purchaser property. Further, the Customer agrees to verify the construction location dimensions and elevation after it is set by contractor's personnel, and accepts full responsibility for the same. Minor variations in dimensions or elevations shall not affect the validity of this contract, nor the customer's responsibility under it.

Unless otherwise stated herein, site preparation including removal or protection of trees, shrubs or other vegetation, removal of any underground sprinklers, pipeline, septic tanks or any other improvement affected by this construction shall be done by the customer.

Customer agrees that no claims may be filed under the warranty unless and until the indebtedness to the contractor has been paid in full.



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Notes / Terms

The customer shall grant the Seller ample access area for the equipment, personnel, and materials delivered to the site, and shall furnish adequate water and electric power and shall grant the right to store material and debris during the course of the construction. The customer assumes full responsibility for the clearance of or damage to anything in the area of access whether it is on the customer's property or that of a neighbor. The Seller is specifically held free of the responsibility of damage to landscaping sod, sidewalks, septic tanks, sewer lines, water lines, or other items above or below ground in the area of access and or construction.

It is agreed that the Seller shall be permitted to perform his work without interruptions and delays or any acts of negligence caused by the customer or the customer's representatives.

Personal Property. The customer agrees that all equipment and materials placed on this property for use in construction will remain the personal property of the seller until the sums due to the seller under his contract have been paid in full. Seller has the right to remove pavers, materials and installed equipment if full payments have not been satisfied after ADEMAND LETTER HAS BEEN MADE.

Start-up/Fire-up – 30 Day Maintenance Requirements:

The pool/spa finish will start to hydrate immediately after application with the majority of hydration taking place within the first 30 days. This critical time period is when a finish is most susceptible to staining, scaling and discoloration. Proper start-up procedures including timely brushing and constant monitoring and adjusting of the pool/spa water is mandatory. It is safe to swim but there are strict product maintenance requirements which must be followed to prevent damage to your new finish. While bringing out the beauty of the exposed aggregates. All products manufactured are required to be brushed vigorously every day or two. To remove finish hydration which naturally occurs in the curing period. Brushing the hydration changes the PH of the water therefore test & adjust the PH with muriatic acid every time you brush. Don't use a wheeled vacuum cleaner for the first 30 days to prevent wheel marks in the new finish.

Warranty Overview:

CL Industries, Florida Stucco, Sgm Diamond Brite and River Rok, Premix Marbelite and Pebble Tec finishes are warrantied for five to ten (5-10) years from the manufacturer for material failure. See manufacturer's warranties for up to date details. The Pool Specialist of Florida, Inc. issues manufacture warranties for material failure for five to ten (5-10) years from the date of application on all resurfacing jobs for residential pools/spas and five 5 years for commercial pools/spas. Shade variations are inherent with all pool/spa finishes and are not warrantied by either the product manufacturer or The Pool Specialist of Florida, Inc. All material/equipment warranties are through respective manufacturers. Manufacturer warranties may be for product labor and materials. Labor charges resulting from manufacturer warrantied repairs are warranted for thirty (30) days. All warranties exclude damages due to fire, hurricanes, flood or other acts of nature or any physical abuse.

Standard Payment Terms:



ESTIMATE & SERVICES AGREEMENT

Yes, We Finance! | 18 Months Interest Free...

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1211 E Donegan Ave
Kissimmee, Florida 34744
United States

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Notes / Terms

All deposits are NON_REFUNDABLE unless specified in writing by the contractor. All "Addendums" (Change Orders) require full payment at time of addendum acceptance and signing. All mosaics and glass tiles require full payment in advance as all mosaics and glass are special order and are not returnable. 50% deposit of the contract at signing, followed by a progress payment of 40% once the prep, tiling and any necessary work required prior resurfacing is complete, the remaining 10% of the contract on completion of work. Additions or Changes in the Contract Any changes or additions to this contract must be agreed upon in writing and signed by customer/purchaser, separate from this quotation/contract work order. Payment for all additions and/or changes are due according to the payment terms of the addendums(s).

Disclaimer:

The Pool Specialist of Florida, Inc. is to be held harmless for any defects or concealed damage resulting from prior contractors work. Interior finishing does not correct leaks. If your pool is leaking, we strongly recommend that the leak be located and fixed prior to or in conjunction with this pool/spa finishing project. Leak detection & repairs are additional costs and must be specified. Possible pool/spa system line leaks may occur as an unavoidable consequence from required draining and servicing. Homeowner understands and agrees The Pool Specialist of Florida, Inc. to be held harmless. Patching is a possible process and is temporary in nature and is therefore not warranted unless specified. Acid wash & re-grout of tile and/or coping is an "as possible" service and cannot be warranted. Re-occurrence of structural cracking (pool/spa or deck) cannot be warranted. Any authorizations, soil testing, engineering, permits applications and/or related fees, if required, (HOA, City, County, or State) are to be paid for by the property owner to the start of job unless otherwise specified and agreed to in writing. Property owner is aware that permits may be required and vary from municipality to municipality. Homeowner understands any additional labor or materials required by engineering or permitting which exceed contracted scope of work will be additional and to be paid by homeowner. Electrical hook-ups and related electrical items, if required are excluded from the contract and must be performed by a licensed electrician. Sandblasting, pump station & well water filter if required are additional and may only be determined after draining and proper inspections, unless otherwise noted. Excessive hollows over 25% of total surface area may dictate partial or complete surface failure and additional removal, preparation and/or material charges may result, which can only be determined after draining and proper inspection. Property owner understand that stain from sandblasting, if required, may remain after basic "house off" is performed and the tile may be damaged as an unavoidable consequence of sandblasting, fiber removal and/or epoxy removal and agrees to hold The Pool Specialist of Florida, Inc. and its agents harmless in the event those services are required. If your pool has a heater it is recommend you bypass your heater for the first thirty (30) days to avoid possible damage to your surface. If your heater does not have a by-pass valve, The Pool Specialist of Florida, Inc. Can install one for you. Property owner is responsible to make all locations of utility lines, sprinkler, electrical and/or other unseen obstructions that may exist in the performance of contract. The Pool Specialist of Florida, Inc. is to be held harmless for any pipe or line damage unless proper markings by customer are made prior to start.

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1995. The public sector has also become an important employer of women, with 4.5 million women employed in the public sector in 1995, compared with 3.5 million in 1980.

There are a number of reasons why the public sector has become an important employer of women. One reason is that the public sector has a high proportion of women in its workforce. In 1995, 85% of the public sector workforce were women, compared with 75% in 1980. This is due to a number of factors, including the fact that the public sector has a high proportion of jobs that are traditionally held by women, such as teaching, nursing, and social work.

Another reason why the public sector has become an important employer of women is that it has a high proportion of jobs that are part-time or flexible. In 1995, 25% of the public sector workforce were employed on part-time or flexible contracts, compared with 15% in 1980. This is due to a number of factors, including the fact that the public sector has a high proportion of jobs that are traditionally held by women, such as teaching, nursing, and social work. Part-time and flexible contracts are also more attractive to women who have family commitments.

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Proposal

Page No. _____

of _____

Pages _____

POOL DOCTOR OF BREVARD, INC.

County License No. SW006

State License No. RP0025170

(321) 773-6555

PO Box 121205

West Melbourne, FL 32912-1205

PROPOSAL SUBMITTED TO Baytree		PHONE 352-551-3229	DATE 8-4-2023
STREET 8205 National Drive		JOB NAME	
CITY, STATE, and ZIP CODE Melbourne, FL		JOB LOCATION	
ARCHITECT	DATE OF PLANS	JOB PHONE	

We hereby submit specifications and estimates for:

1. Pressure clean deck, apply base coat, apply acrylic spray deck texture, apply stain
\$9,900.00

2. Replace expansion joints, replace deco drain
\$4,500.00

TOTAL \$14,400.00

*****BID GOOD FOR 10 DAYS IF YOU CONTRACTED WITH THE POOL AT THE SAME TIME*****

We Propose hereby to furnish material and labor — complete in accordance with above specifications, for the sum of:

Payment to be made as follows: _____ dollars (\$ _____).

It is very likely that an existing structural crack will reappear as a hairline crack after any pool or deck resurfacing. Warranty shall not include pools which have been abused physically or through lack of proper chemical balancing, chlorine applications or other chemical abuses.

Authorized Signature **Diane Holtman**

Note: This proposal may be withdrawn by us if not accepted within _____ days.

Acceptance of Proposal — The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above. The deposit is non-refundable.

Date of Acceptance _____

Signature _____

Signature _____

Proposal

Page No.

of

Pages

POOL DOCTOR OF BREVARD, INC.

County License No. SW006

State License No. RP0025170

(321) 773-6555

PO Box 121205
West Melbourne, FL 32912-1205

PROPOSAL SUBMITTED TO Baytree		PHONE 352-551-3229	DATE 8-1-2023
STREET 8205 National Drive		JOB NAME	
CITY, STATE, and ZIP CODE Melbourne, FL		JOB LOCATION	
ARCHITECT Attention: Andy	DATE OF PLANS	JOB PHONE	

We hereby submit specifications and estimates for:

Drain pool, under cut tile to assure proper bond, water blast surface, apply pool prep bond coat, replace main drain frame and grate, apply exposed aggregate surface Sky Blue to pool and scum gutter..... \$45,000.00

*****BID GOOD FOR 10 DAYS*****

*****RIGHT NOW WE HAVE A SLOT AVAILABLE IN 4 WEEKS*****

We Propose hereby to furnish material and labor — complete in accordance with above specifications, for the sum of:

Payment to be made as follows: _____ dollars (\$ _____).

It is very likely that an existing structural crack will reappear as a hairline crack after any pool or deck resurfacing. Warranty shall not include pools which have been abused physically or through lack of proper chemical balancing, chlorine applications or other chemical abuses.

Authorized Signature Diane Holtman

Note: This proposal may be withdrawn by us if not accepted within _____ days.

Acceptance of Proposal — The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above. The deposit is non-refundable.

Date of Acceptance _____

Signature _____

the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million (1990–1999).

There is a growing emphasis on the importance of the public sector in the UK, and the need to ensure that it is able to deliver the services that are required by the population. This has led to a number of initiatives to improve the efficiency and effectiveness of the public sector, including the introduction of the Public Finance Review (PFR) in 1999. The PFR was a major initiative to review the public sector's finances and to identify ways in which it could be made more efficient and effective. It was a landmark event in the history of the public sector, and it has led to a number of important changes in the way that the public sector is run.

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AQUANAUTICS POOLS., LLC

11350 Old Grade Road | Polk City, Florida 33868
863-547-6432 | eddie@aquanauticspools.com | www.aquanauticspools.com

RECIPIENT:

Andy Hatton

7807 National Drive
Melbourne, Florida 32940

Quote #9

Sent on

Aug 22, 2023

Total

\$46,981.00

PRODUCT / SERVICE	DESCRIPTION	QTY.	UNIT PRICE	TOTAL
resurface pool with Premix Marquis Miami Blue Quartz	resurface pool and beam (replace beam grate extenders) 1 row 6x6 bullnose tile (lower row) 120 pieces 2x6 non skid cap tile on steps	1	\$45,738.00	\$45,738.00
Install commercial grade pool ladder		1	\$1,243.00	\$1,243.00

Total

\$46,981.00

This quote is to complete all the work above as discussed with Eddie on Monday 8/21/23.

To schedule this work to be completed, we require a deposit of 50% down with 25% start of work (tiling, prep, etc) and the final 25% down upon surfacing of the pool (with the quartz finish).

pool is drained, following hydrostatic pressure
check for hollow spots (up to 10% of pool will be cut out and removed, any more than that will be charged based upon labor)
undercut around current tile to provide ability for new surface to come to bottom of tile,
pool will be bond kote



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Notes Continued...

resurface pool with chosen material

install new main drains and returns

Please contact office at 863-547-6432 with any questions regarding this quote.

This quote is valid for the next 30 days, after which values may be subject to change.

SECTION 5

*Item will be
provided under
separate cover.*