

SPECIAL SPECIFICATION**1004****Landscape Maintenance**

1. **Description.** Perform landscape maintenance services. Clean and sweep paved parking areas.
2. **Supplies.** Use proper materials in accordance with the manufacturer's directions. Furnish Material Safety Data Sheets (MSDS) on products supplied by the Contractor.
3. **Equipment.** Furnish tools, rubber boots, gloves, bags, and other safety materials. Provide machinery to efficiently produce the desired results. Use mulching type riding or push mowers for all mowing. Immediately repair or replace defective equipment. Do not store equipment on Department property.

Furnish equipment capable of dislodging crusted debris from paved parking areas and removing and collecting materials from paved parking areas. Provide highly visible omnidirectional flashing warning lights on work vehicles. Equipment must have a water tank with adequate spray assemblies for dust control and a dirt hopper with sufficient capacity to allow operation to progress with minimum interference to traffic. Provide other types of cleaning and sweeping equipment, including hand tools, when required.

4. **Work Methods.** Correct deficiencies regarding areas of unacceptable appearance. Report any repairs or vandalism noticed during cleanup. The areas to be serviced are as shown on the plans. Provide the following services.
 - A. **Landscape Maintenance.** Maintain a weekly log of activities performed. Submit completed log to the Department at the end of each month for payment. At minimum, provide:
 - A listing and description of landscape maintenance work activities,
 - The date work is performed,
 - A listing of materials used, and
 - Rates of application.
 1. **Mowing.** Use caution during mowing and trimming operations to eliminate flying debris and damage to plant basins and any plant material. Maximum mowing height is 3 inches. Mow as follows:
 - Once a week, March 1st through September 30th,
 - Every other week, October 1st to February 28th, or
 - As shown on the plans.
 2. **Litter Pickup.** Pickup litter from mowing and paved areas as shown on the plans before each mowing cycle. Place all debris collected in a dumpster provided by the Department.

Litter is defined as trash, garbage, refuse of the specified character, which is discarded onto the grounds and described as, but not limited, to paper, wood, plastic, and glass products.

- 3. Edging.** Edge and sweep or use a blower on walks and curbs after each mowing. Perform string edging at each mowing around all beds, trees, and signposts. Do not use line trimmers (weed eaters) near the base of trees or shrubs. This includes trimming grass and weeds around the building and along the fence-line within the mowing limits.
 - 4. Pavement Sweeping.** Sweep or use a blower to remove all debris. Place debris collected in a dumpster provided by the Department.
 - 5. Plant Irrigation.** Irrigate grass and plant materials after each mowing. Consider irrigation incidental to "Landscape Maintenance."
- B. Leaf Raking.** During the months of October through February, rake, bag, and dispose of leaves, pine needles, paper, etc. after each mowing cycle.
- C. Plant Installation.** Place plant material to new or existing beds as directed in the Spring and Fall. The Department will provide plant material. Remove weeds and grass and till or turn the ground before plant installation. Maintain plant material until they become established. Replace dead and stressed plants.
- D. Flower Bed Maintenance.** Keep planting areas clean and free of weeds and grass so they do not become established and go to seed. Perform twice per month.
- E. Shrub Planting and Removal.** Place shrubs provided by the Department as directed. Back fill plant pits with planting soil mix provided by the Department. Use soil removed from plant pits to form watering basins. Dispose of excess soil as directed. Remove all plants and shrubs as directed. Plants and shrubs that are removed become the property of the Contractor and disposed of off Department property.
- F. Pruning and Trimming Trees and Shrubs.** Trimming cycles are once a month and includes trimming trees along the fence line of the complex in accordance to *ANSI A300* Standards. Remove dead tree branches as directed. Prune shrubs and Crepe Myrtle's annually. Place debris in a dumpster provided by the Department.
- G. Irrigation System Maintenance.** Maintain the system in proper working order. Adjust the controller program for proper distribution of water.
- Repair, replace, and furnish any equipment and parts that are found defective or damaged. Immediately make repairs if the system fails to meet the watering requirements of the plant material.
- H. Mulching.** Mulch once per year. Apply mulch at a depth of 3 in. and maintain at a minimum of 2 in. or as directed. Provide mulch.
- I. Fertilization.** Provide one of the following fertilizers in accordance to manufacturer's directions. Apply to the lawn area and planting beds in the Spring and Fall. Notify the Department before applying fertilizer.

J. Pesticide, Fungicide, and Herbicide. Apply 1 application of pesticide in the Spring using the broadcast treatment method for the control of fire ants within the mowing limits. Apply fungicide and herbicide as a one-time application in the Fall. Apply spot treatment as directed.

Pesticide, fungicide, and herbicide applicators must possess or be under the direct supervision of a person possessing, a license issued by the Texas Department of Agriculture or the Texas Structural Pest Control Board in the appropriate use category. Provide documentation of such certification and obtain approval before applications. All applications must conform to label directions and all pertinent laws and regulations.

K. Cleaning and Sweeping Paved Parking Areas. Completely remove debris from parking areas designated on the plans. Collect the debris and dispose of off the right of way in accordance with Federal, State and local regulations. Debris is defined as dirt and other matter not a part of the paved parking areas.

L. Emergency Call Out for Sweeping Paved Parking Areas. Clean and sweep paved parking areas after verbal notification for an emergency call out. Respond to notification within the time shown on the plans.

5. Measurement. The unit of measurement for Landscape Maintenance, and Irrigation System Maintenance is by the month. The unit of measurement for Shrub Planting and Removal is by the each. The following will be measured by the cycle:

- Plant Installation,
- Flower Bed Maintenance,
- Leaf Raking,
- Pruning and Trimming Trees and Shrubs,
- Mulching,
- Fertilization,
- Pesticide, Fungicide, and Herbicide, and
- Emergency Call Out for Sweeping Paved Parking Areas.

6. Payment. The work performed and supplies furnished in accordance with this Item and measured as provided under "Measurement" will be paid for at the unit price bid for "Landscape Maintenance," "Leaf Raking," "Irrigation System Maintenance," "Shrub Planting and Removal," "Plant Installation," "Flower Bed Maintenance," "Pruning and Trimming Trees and Shrubs," "Mulching," "Fertilizer," "Pesticide, Fungicide, and Herbicide". This price is full compensation for furnishing equipment, supplies, labor; cleaning, sweeping, collecting, hauling, and disposing of debris; and incidentals necessary to complete the work as provided under "Work Methods."

For any day when landscape maintenance services required for that month are not satisfactorily completed, one day's pay will be deducted from the Contractor's monthly payment. One day's pay will be determined by dividing the monthly bid price by 30 days.