

LANDSCAPE SCOPE OF WORK
CHEROKEE CASINO & HOTEL
WELCOME CENTER

Company Locations: Cherokee Hotel & Casino – West Siloam Springs located in West Siloam Springs, Oklahoma and Kansas Welcome Center located in Kansas, Oklahoma. For purposes of this Project Work Order, “Property” includes casino and building surrounds, roadways inside and along Locations, and guest and employee parking lots.

Company Representative(s): Kenny Richard

Scope of Work

Generally, Contractor shall provide all labor, materials, equipment, tools and services required to provide full, professional lawn and landscaping maintenance and installation at Company’s Property (the “Work”),

Specifically, the Work shall include the following:

1. Base Services. Contractor shall perform the following Work on the Property on a weekly basis at the minimum, and more frequently as required by weather and growing conditions:

A. Turf Maintenance:

- Mowing, edging, blowing, and trimming of all turf areas.
- Mowing height to be based on the season and what is horticulturally correct for the turf variety.
- Mowing frequency shall be as required to maintain a lawn in the manner acceptable to Company’s Representative or designee (max height of 3”).
- Never scalp the lawn or remove more than 1/3 of the existing top growth in one mowing; during excessive periods of growth or after extended periods of rainfall, the turf is to be lowered in the appropriate manner possibly requiring multiple cuts.
- Any unsightly or visible clippings which remain on the turf are to be promptly removed.

B. Shrub, Tree and Plant Maintenance:

- All suckers shall be continuously removed. Pruning for general cleanup of trees and shrubs is recommended in the fall/winter season. All pruning cuts are to be made flush (“stubbing” will not be allowed).
- Periodically prune trees as needed to protect pedestrians or vehicular traffic (trees in pedestrian areas to be pruned with the canopy at 7’ or higher).
- All major pruning shall be done with the expressed authorization of Company’s Representative or designee and may require Company Security assistance to

reduce potential safety risk.

- Remove all dead branches and diseased foliage immediately.
- Remove insect or disease infected plant materials.
- All trimming and pruning shall be performed to acceptable standards, with the correct equipment. Care must be taken not to use “weed eater” type machinery against the trees (Company, in its sole discretion, may require Contractor to replace trees damaged by weed eaters).

C. Turf and Bed Applications:

- Contractor shall notify Company’s Representative before commencing any chemical application program and all chemicals used on the Property must be approved by Company’s Representative and must conform to state or federal requirements.
- Material Safety Data Sheets for all chemicals used by Contractor on the Property shall be provided to Company’s Representative.
- Contractor shall strictly adhere to all OSHA or other regulatory agency safety laws, chemical manufacturer’s directions, and applicable Company policies and procedures in the use, storage and disposal of chemicals at the Property.
- Contractor is permitted to use such pesticides and chemicals as found necessary/advantageous. All chemicals shall be applied by a properly licensed and approved pesticide applicator. Contractor shall provide Company with a current copy of the Oklahoma Agricultural Food and Forestry Division license that identifies the vendor as a certified applicator for the 3A Certified Applicator Category (Turf and Ornamental Outdoor).
- Contractor assumes all liability for damage and/or injury for use, storage and disposal of all chemical products or equipment.
- Contractor shall take all precautions necessary to eliminate chemical misuse, personal property damage, and/or damage to wildlife.
- Contractor shall notify owner in the event of any unusual circumstances regarding plant deterioration, wildlife death (mammal, fowl or fish) or other abnormal occurrences.
- All turf, beds and flowering shrubs shall be fed as needed (a minimum of two times and a maximum of three times per season) with a compatible fertilizer.
- All turf shall be treated with a Spring pre-emergent and a Fall pre-emergent weed control.
- Turf and beds shall be spot treated for weeds as needed.
- Herbicide spray shall be used to prevent growth in paved areas or areas where vegetated growth is not permitted.

D. All grass clippings, branches, cans, paper and other litter are to be removed from the landscape during the performance of the Work.

E. Irrigation – Irrigation system controls are to be properly maintained and operated. Appropriate timeframe for irrigation operation is from 2:00am to 8:00am in high traffic areas. Secondary areas can be operated outside of this timeframe with the permission of the Company's Representative.

2. Additional Services. Additional Services shall include, but not be limited to, the following:

- Irrigation Repair - Repair of existing and installation of new irrigation systems (24-hour on call irrigation repair).
- Sod - Repair of existing and/or installation of new sod as requested by Company.
- Mulch – Mulch shall be placed annually in beds at a minimum of 2” in depth and as requested by Company (mulch will be provided by Company and dispersed by Contractor).
- Seasonal Color – Contractor shall, upon Company's request, procure standard and premium flats of seasonal colors and install the seasonal colors as directed by Company. Company shall reimburse Contractor for Contractor's actual cost of the flats procured for installation on Company's Property.
- Tree Planting – Contractor shall, upon Company's request and direction, plant trees up to three inches (3”) in diameter.
- Tree Removal – Contractor shall, upon Company's request and direction, remove trees from Company's Property.
- Aeration – Contractor shall, upon Company's request and direction, aerate any areas not included in the Base Services.
- Design and Installation Services – Contractor shall, upon Company's request and direction, design and install new landscaping on Property. Design services shall be performed by a certified landscape architect. Design and installation shall be performed within 24 hours of Company's request.
- Other Callout Services – Company may request the lawn and landscaping services of Contractor for projects not covered by the Base Services or the listed Additional Services. Contractor shall provide Company with a cost estimate to perform the Callout Services. Contractor shall not incur any costs or begin performing any Callout Services without express authorization from Company or Company's Representative.

