

**Sawgrass Players Club Association
Landscape Meeting Minutes
September 16, 2026
2:00 PM Marsh Landing Management Company**

- I. **Established a Quorum and Call to Order—Proof of notice given, quorum established and meeting called to order at 2:00 PM.** In presence of Carol McManus, Patricia Falke, Patricia Dearing, Fran Davey, Joan Ewalt, Art Gormley and Teri Mathes. Also in attendance, Trey Lineberger with Precision Turf; Kristy Richland and Kate Richardson with Marsh Landing Management Company (MLMC).
- II. **Approval of Minutes—**August minutes reviewed. **Action:** Joan Ewalt moved to approve of the minutes as presented, seconded by Teri Mathes. All approved.
- III. **Reports:**
 - a. **Financials—Kristy Richland reported.** Trending with savings in irrigation and tree removal. There are a few timing issues related to flower change out and new Azaleas to be planted.
 - b. **PT Report—Trey Lineberger reported.** Azaleas will be mixed. Pine straw & mulch will now be stored on Palmera Drive near the county's driveway so that shovels do not damage new asphalt at Players Pool parking lot. Sod web worms are being treated. At the last meeting committee discussed whether to reduce the size of the beds around the crape myrtles. **Action:** Precision Turf will provide an estimate for the two beds for Alta Mar.
- IV. **PT Proposals New:**
 - a. Ratify Estimate 16414 Emergency Tree Removal at Salt Creek, \$1450: **Action:** Teri Mathes moved to approve the tree removal, seconded by Patricia Falke. All approved.
 - b. Ratify Estimate 16415 Emergency Tree Removal at Pool, \$2000: **Action:** Patricia Dearing moved to approve the tree removal, seconded by Joan Ewalt. All approved.
 - c. Estimate 16432 Replacement of Grasses \$3970: **Action:** Patricia Falke moved to approve the grasses replacement, seconded by Joan Ewalt. All approved.
 - d. Estimate 16433 Sod Replacement \$3000: Estimate reviewed for \$3,000 to add four pallets of sod. Discussion on timing and recommendation to install sod after paving is complete. **Action:** Teri Mathes moved to approve the sod replacement, seconded by Joan Ewalt. All approved.
- V. **PT Proposals Pending Additional Discussion Business:**
 - a. Estimate 15426 to Plant Chinese Fringe Trees, \$1050—Revisit in Oct./Nov. **Action:** MLMC will keep on agenda.
- VI. **Unfinished Business:**
 - a. MLMC to give update on drainage near Vicar's Landing: **Action:** Work will be completed as soon as Beaches Energy reviews and schedules it. Project will remain on OMW project list.
- VII. **New Business:**

- a. **2027 Budget Draft**—Draft presented. 5% increase from 2026. **Action:** Teri Mathes moved to approve, seconded by Patricia Falke. All approved. Precision Turf contract renewal addendum reviewed. **Action:** Joan Ewalt moved to approve, seconded by Patricia Dearing. All approved.
- b. **Member Tour Report**—Carole McManus and Trey Lineberger reported. Comments as follows:
 - Discussion on paver wall along Alta Mard Drive. **Action:** This will be added to the OMW agenda.
 - Pentas are beginning to show color.
 - Mexican petunia bed was recently trimmed down and treated for weeds.
 - Crotons at Palmera Park were replaced.
 - Flowerpot at A1A gatehouse needs flowers. Pot was being used as an ashtray. **Action:** MLMC will ask FCS to use actual ashtray for future use.
 - There are a few spots in Palmera Park where trees have been removed over the years, and as a result depression holes have formed. **Action:** Precision Turf will inspect the area and give a quote.
 - Discussion on adding a garden at Palmera Park; maintenance is challenging.

VIII. Announcement:

- a. Reminder that November 18th is the Precision Turf picnic.
- b. **Next Meeting—October 21st**

IX. Adjournment

Sawgrass Players Club Association 2026

Budget w/Actuals	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget	Projected YE Variance	Variance comments. Red font shows change from budget due to timing or actual cost. committee will uplift large oak at A1A
882 Players Park & Rec Event	882	\$ 271	\$ 6,471	\$ 6,930	\$ 4,118	\$ 3,896	\$ 122	\$ 8,558	\$ 752	\$ 338	\$ 2,950	\$ 3,950	\$ 5,910	\$ 44,265	\$ 42,700	\$ (1,565)	
Total Recreation Budget		\$ 1,498	\$ 7,584	\$ 9,726	\$ 7,791	\$ 6,111	\$ 2,827	\$ 12,712	\$ 2,564	\$ 2,232	\$ 5,750	\$ 6,250	\$ 7,910	\$ 72,956	\$ 77,100	\$ 4,144	Savings YTD.

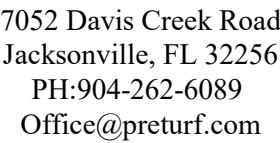
LANDSCAPE	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget		
850 Irrigation Maintenance	850	\$ 3,955	\$ 1,543	\$ 2,510	\$ 1,184	\$ 2,836	\$ 5,590	\$ 2,180	\$ 1,251	\$ 3,640	\$ 3,800	\$ 3,400	\$ 3,000	\$ 34,888	\$ 43,200	\$ 8,312	Repairs less.
852 Landscape Contract	852	\$ 30,209	\$ 30,209	\$ 30,209	\$ 30,209	\$ 30,209	\$ 30,209	\$ 30,209	\$ 29,586	\$ 30,832	\$ 30,817	\$ 30,817	\$ 30,817	\$ 364,333	\$ 369,800	\$ 5,467	Savings in The Yards rate
852 -1 Landscaping - Flowers	852	\$ -	\$ -	\$ 13,631	\$ -	\$ -	\$ 13,571	\$ -	\$ -	\$ 13,681	\$ -	\$ 13,571	\$ 1,236	\$ 55,690	\$ 55,520	\$ (170)	
852 -2 Landscaping -Mulch/Pine Straw	852	\$ -	\$ 13,325	\$ -	\$ 20,510	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 16,933	\$ 5,000	\$ -	\$ 55,768	\$ 55,798	\$ 30	
852 -3 Landscape-Palm Tree Trim	852	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 32,000	\$ -	\$ 32,000	\$ 32,000	\$ -	
853 Landscape Improvements	853	\$ 22,500	\$ -	\$ -	\$ 4,715	\$ 860	\$ 150	\$ -	\$ 280	\$ 4,180	\$ -	\$ 9,000	\$ -	\$ 41,685	\$ 36,000	\$ (5,685)	Remaining Projects
854 Landscape - Sod Repair	854	\$ 4,200	\$ -	\$ -	\$ 250	\$ 1,500	\$ -	\$ -	\$ 500	\$ -	\$ 2,500	\$ 1,000	\$ 1,000	\$ 10,950	\$ 15,250	\$ 4,300	Pending. Savings YTD
857 Tree/Shrub Improvements	856	\$ 1,000	\$ 9,700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,000	\$ -	\$ 21,700	\$ 21,700	\$ -	Pending.
858 Tree/Debris Removal	858	\$ -	\$ -	\$ 5,350	\$ 400	\$ -	\$ 2,500	\$ 8,000	\$ 4,100	\$ 2,000	\$ 6,000	\$ -	\$ -	\$ 28,350	\$ 35,300	\$ 6,950	Put funds in Oct
Total Landscape		\$ 61,864	\$ 54,777	\$ 51,700	\$ 57,268	\$ 35,405	\$ 52,020	\$ 40,389	\$ 35,717	\$ 54,333	\$ 60,049	\$ 105,788	\$ 36,053	\$ 645,363	\$ 664,568	\$ 19,204	Savings YTD.

GENERAL MAINTENANCE	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget		
860 Directional Signage	860	\$ 1,029	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 653	\$ -	\$ 2,630		\$ -	\$ -	\$ 4,311	\$ 4,000	\$ (311)	
862 Drainage Repairs	862	\$ 1,404	\$ 185	\$ 670	\$ 922	\$ 1,852	\$ 3,238	\$ 1,190	\$ 462	\$ 1,145	\$ 1,667	\$ 1,667	\$ 40,000	\$ 54,403	\$ 34,137	\$ (20,266)	Timing- Goal to correct area across from Vicars Landing
864 Entry Signage	864	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,650	\$ 1,650	\$ 1,650	\$ -	Put in as placeholder
866 Fence/Bulkhead	866	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	
868 General Maint. Supplies	868	\$ 837	\$ 1,098	\$ 1,198	\$ 1,134	\$ 155	\$ 501	\$ 280	\$ 1,076	\$ 584	\$ 1,200	\$ 1,200	\$ 1,200	\$ 10,462	\$ 14,400	\$ 3,938	Savings
870 Hurricane/Storm Prep	870	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,144	\$ -	\$ -	\$ 2,144	\$ 4,288	\$ 2,144	
872 Lighting Fixtures	872	\$ 1,422	\$ 477	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150	\$ 150	\$ 150	\$ 2,349	\$ 1,800	\$ (549)	
876 On-Site Labor/Vehicle	876	\$ 14,645	\$ 10,246	\$ 18,846	\$ 12,992	\$ 11,904	\$ 11,598	\$ 11,882	\$ 11,644	\$ 10,799	\$ 17,454	\$ 17,454	\$ 17,454	\$ 166,918	\$ 209,446	\$ 42,528	Savings. Less hours.
880 Project Mgmt./Engineering	880	\$ 7,906	\$ 5,625	\$ 7,313	\$ 7,750	\$ 4,750	\$ 8,788	\$ 7,219	\$ 6,063	\$ 5,875	\$ 6,000	\$ 6,000	\$ 6,000	\$ 79,288	\$ 77,740	\$ (1,548)	Estimated based on avg.
884 Roads R&M	884	\$ 14	\$ 700	\$ -	\$ -	\$ -	\$ -	\$ 20	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 734	\$ 3,515	\$ 2,781	Savings-Less repairs
886 Sidewalks(grind-pressure wash)	886	\$ 390	\$ 2,107	\$ 582	\$ 43	\$ 1,077	\$ 397	\$ -	\$ -	\$ 163	\$ 1,830	\$ 1,830	\$ 10,000	\$ 18,421	\$ 21,965	\$ 3,544	Pending. Work needed
888 TPC Preparation	888	\$ 1,397	\$ 2,043	\$ 282	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 226	\$ -	\$ -	\$ -	\$ 3,947	\$ 4,998	\$ 1,051	Savings
892 Waste/Dumpster	892	\$ 2,380	\$ -	\$ 194	\$ 216	\$ 225	\$ 225	\$ 225	\$ 216	\$ 222	\$ 225	\$ 225	\$ 225	\$ 4,579	\$ 15,777	\$ 11,198	New rates
Total General Maintenance		\$ 31,423	\$ 22,481	\$ 29,084	\$ 23,058	\$ 19,963	\$ 24,748	\$ 21,469	\$ 19,461	\$ 21,644	\$ 30,670	\$ 28,526	\$ 76,679	\$ 349,207	\$ 394,715	\$ 45,509	Savings YTD.

CONTROLLED ACCESS	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget		
900 Controlled Access Contr.	900	\$ 70,993	\$ 64,131	\$ 74,928	\$ 68,270	\$ 72,106	\$ 69,652	\$ 71,946	\$ 68,655	\$ 72,006	\$ 70,451	\$ 70,451	\$ 70,451	\$ 844,038	\$ 845,409	\$ 1,370	
902 Controlled Acc.-Special Event	902	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,350	\$ 3,350	\$ 3,350	\$ -	
903 SISO	903	\$ 3,586	\$ 5,089	\$ 3,537	\$ 4,417	\$ 4,818	\$ 5,169	\$ 4,657	\$ 5,085	\$ 4,163	\$ 4,673	\$ 4,673	\$ 4,290	\$ 54,158	\$ 55,694	\$ 1,536	14 visit in September
906 RFID Administrator	906	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 4,701	\$ 56,412	\$ 56,412	\$ (0)	
908 Gate Arm Maint.	908	\$ 200	\$ 313	\$ 1,706	\$ 400	\$ 327	\$ -	\$ 437	\$ 1,195	\$ 200	\$ 520	\$ 520	\$ 520	\$ 6,337	\$ 6,240	\$ (97)	
910 Gate Software & camera monitor	910	\$ -	\$ 2,235	\$ 2,235	\$ -	\$ -	\$ 5,677	\$ -	\$ 2,779	\$ -	\$ 3,296	\$ 1,061	\$ 1,061	\$ 18,345	\$ 21,672	\$ 3,327	Savings
912 Gatehouse Equip/Supplies	912	\$ 99	\$ 464	\$ 2,602	\$ 378	\$ 1,091	\$ 599	\$ 839	\$ 1,045	\$ 1,372	\$ 1,000	\$ 1,000	\$ 1,000	\$ 11,489	\$ 12,000	\$ 511	
914 Gatehouse R&M/Improver's	914	\$ 767	\$ 1,507	\$ 1,508	\$ 1,683	\$ 3,040	\$ 414	\$ 1,012	\$ 669	\$ 414	\$ 750	\$ 750	\$ 750	\$ 13,265	\$ 9,000	\$ (4,265)	Increased repair needs at gatehouse-pressure wash/paint/rodents/hvac
916 Gatehouse Phone/Internet	916	\$ 1,442	\$ 1,442	\$ 1,442	\$ 1,442	\$ 1,440	\$ 1,429	\$ 1,718	\$ 1,725	\$ 1,725	\$ 1,725	\$ 1,725	\$ 1,725	\$ 18,981	\$ 16,152	\$ (2,829)	Rate increased
920 RFID/Gate Passes	920	\$ 5,582	\$ -	\$ 304	\$ 5,582	\$ 4,172	\$ (8,271)	\$ 293	\$ -	\$ (4,328)	\$ 3,500	\$ 3,500	\$ 15,000	\$ 25,333	\$ 42,000	\$ 16,667	Order in Apr. Adjust for inventory in Dec
921 RFID Income		\$ (2,325)	\$ (2,675)	\$ (5,115)	\$ (4,075)	\$ (3,695)	\$ (6,805)	\$ (3,800)	\$ (3,070)	\$ (3,055)	\$ (4,175)	\$ (4,175)	\$ (4,175)	\$ (47,140)	\$ (48,000)	\$ (860)	
922 Vehicle Expenses	922	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,288	\$ 1,461	\$ 1,461	\$ 1,461	\$ 15,979	\$ 17,536	\$ 1,557	
924 Vehicle Fuel Expenses	924	\$ 259	\$ 238	\$ 423	\$ 322	\$ 403	\$ 368	\$ 360	\$ 337	\$ 328	\$ 715	\$ 715	\$ 715	\$ 5,183	\$ 8,580	\$ 3,397	Savings.
926 Vacation Pass Thru	926	\$ 902	\$ 556	\$ 1,878	\$ -	\$ -	\$ 185	\$ 1,297	\$ 672	\$ -	\$ 1,206	\$ 1,206	\$ 1,206	\$ 9,108	\$ 14,827	\$ 5,719	Savings.
Total Controlled Access		\$ 87,495	\$ 79,289	\$ 91,437	\$ 84,408	\$ 89,690	\$ 74,407	\$ 84,748	\$ 85,083	\$ 78,815	\$ 89,823	\$ 87,588	\$ 102,055	\$ 1,034,837	\$ 1,060,872	\$ 26,034	Savings YTD.

UTILITIES	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget		
940 Electric - Common Areas	940	\$ 1,405	\$ 1,234	\$ 1,320	\$ 1,459	\$ 1,646	\$ 1,822	\$ 1,696	\$ 1,536	\$ 1,761	\$ 1,778	\$ 1,778	\$ 1,778	\$ 19,215	\$ 20,112	\$ 897	Savings
942 Electric - Street Lights	942	\$ 2,364	\$ 2,356	\$ 2,354	\$ 2,358	\$ 2,380	\$ 2,394	\$ 2,394	\$ 2,400	\$ 2,377	\$ 2,559	\$ 2,559	\$ 2,559	\$ 29,054	\$ 30,600	\$ 1,546	Savings
944 Gatehouse Water/Sewer	944	\$ 74	\$ 76	\$ 79	\$ 74	\$ 73	\$ 75	\$ 74	\$ 74	\$ 76	\$ 90	\$ 90	\$ 90	\$ 946	\$ 994	\$ 49	
Total Utilities		\$ 3,843	\$ 3,666	\$ 3,754	\$ 3,892	\$ 4,100	\$ 4,291	\$ 4,164	\$ 4,011	\$ 4,213	\$ 4,427	\$ 4,427	\$ 4,427	\$ 49,215	\$ 51,706	\$ 2,491	Savings YTD.

WATERWAYS	A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget
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DATE	ESTIMATE NO.
9/18/2026	16469
REPRESENTATIVE	
TERRY BURNS	

CUSTOMER		SERVICE ADDRESS
THE SAWGRASS PLAYERS CLUB ASSOCIATION MARSH LANDING MANAGEMENT 4200 MARSH LANDING BLVD. SUITE 200 JACKSONVILLE BEACH, FL 32250		THE SAWGRASS PLAYERS CLUB ASSOCIATION PONTE VEDRA BEACH, FL 32082

LANDSCAPE / IRRIGATION ESTIMATE

QTY	SIZE	DESCRIPTION	RATE	TOTAL
		IRRIGATION		
		CLOCK 10		
		PUMP BURNT OUT		
1		REPLACE (1) 5HP 3PH BALDOR IRRIGATION PUMP	2,990.00	2,990.00
4		(4) 2" FITTINGS	15.60	62.40
2		LABOR	100.00	200.00

TOTAL	\$3,252.40
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DISCLAIMER: Precision Turf, Inc. is not responsible for any damage to pre-existing underground wires, cables, or similar utilities. Any damage resulting from landscape installation, irrigation work, or lawn maintenance clean-up will be the responsibility of the property owner. All materials are guaranteed to be as specified, and all work will be performed in a workmanlike manner according to standard industry practices. Plant material is warranted one time only and is valid for up to 90 days after installation. Landscape projects have a \$500 minimum. Any alterations or deviations from the specifications that result in additional costs will be executed only upon written authorization; however, Precision Turf, Inc. reserves the right to adjust pricing up to 15% without prior authorization when additional materials are required to properly complete the work. All agreements are contingent upon strikes, accidents, weather, or other delays beyond our control. Precision Turf, Inc. carries full insurance coverage, including workers' compensation. This proposal is valid for 90 days and may be withdrawn if not accepted within that timeframe.

ACCEPTANCE OF PROPOSAL: The prices, specifications, and conditions outlined above are satisfactory and accepted. Precision Turf, Inc. is authorized to perform the work as described. Payment will be due as outlined above. A 50% deposit may be required for jobs exceeding \$1,000.00.

CUSTOMER SIGNATURE & DATE:



7052 Davis Creek Road
Jacksonville, FL 32256
PH:904-262-6089
Office@preturf.com

DATE

ESTIMATE NO.

9/18/2026

16471

REPRESENTATIVE

SEAN WINN

CUSTOMER

THE SAWGRASS PLAYERS CLUB ASSOCIATION
MARSH LANDING MANAGEMENT
4200 MARSH LANDING BLVD.
SUITE 200
JACKSONVILLE BEACH, FL 32250

SERVICE ADDRESS

THE SAWGRASS PLAYERS CLUB ASSOCIATION
PONTE VEDRA BEACH, FL 32082

LANDSCAPE / IRRIGATION ESTIMATE

QTY	SIZE	DESCRIPTION	RATE	TOTAL
3	PALLETS	LANDSCAPE ALTA MAR CRAPE MYRTLE BEDS INSTALL (3) PALLETS OF SOD TO CLOSE IN BEDS	750.00	2,250.00

TOTAL

\$2,250.00

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CUSTOMER SIGNATURE & DATE:





7052 Davis Creek Road
Jacksonville, FL 32256
PH:904-262-6089
Office@preturf.com

DATE

ESTIMATE NO.

10/7/2026

16517

REPRESENTATIVE

SEAN WINN

CUSTOMER

THE SAWGRASS PLAYERS CLUB ASSOCIATION
MARSH LANDING MANAGEMENT
4200 MARSH LANDING BLVD.
SUITE 200
JACKSONVILLE BEACH, FL 32250

SERVICE ADDRESS

THE SAWGRASS PLAYERS CLUB ASSOCIATION
PONTE VEDRA BEACH, FL 32082

LANDSCAPE / IRRIGATION ESTIMATE

QTY	SIZE	DESCRIPTION	RATE	TOTAL
5	YARDS	LANDSCAPE PALMERA PARK ADD (5) YARDS OF LAWN SAND TO LOW AREAS LABOR TO INSTALL	100.00 1,000.00	500.00 1,000.00

TOTAL

\$1,500.00

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CUSTOMER SIGNATURE & DATE:



7052 Davis Creek Road
Jacksonville, FL 32256
PH:904-262-6089
Office@preturf.com

DATE	ESTIMATE NO.
10/15/2026	16535
REPRESENTATIVE	
TL	

CUSTOMER	SERVICE ADDRESS
THE SAWGRASS PLAYERS CLUB ASSOCIATION MARSH LANDING MANAGEMENT 4200 MARSH LANDING BLVD. SUITE 200 JACKSONVILLE BEACH, FL 32250	THE SAWGRASS PLAYERS CLUB ASSOCIATION PONTE VEDRA BEACH, FL 32082

LANDSCAPE / IRRIGATION ESTIMATE				
QTY	SIZE	DESCRIPTION	RATE	TOTAL
		A1A DEAD PINE TREE REMOVAL REMOVAL OF ONE LARGE DEAD PINE TREE	1,500.00	1,500.00
TOTAL				\$1,500.00

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