

**Sawgrass Players Club Association
Controlled Access Committee Minutes
August 13, 2026, 3:00 PM via ZOOM**

- I. **Establish a Quorum and Proof of Notice** - Proof of notice given and quorum achieved in presence of Danny Cash (Chairman), Gerry Klingman (Board Liaison), Nanci Lochonic, David Kelly, Margaret Parnaby, and Peter VerDorn, and Mike Resetar. Noelle Salomon, Kate Richardson and Kristy Richland for Marsh Landing Management Company (MLMC).
- II. **Call to Order** – Danny Cash called meeting to order at 3:02 PM
- III. **Recognition of Guests**
 - a. Scott Leonard and Tom Hackney with First Coast Security (FCSS).
- IV. **Approval of July Meeting Minutes** – Draft minutes sent in advance. No edits offered. **Action: Nanci Lochonic moved to approve minutes, seconded by Gerry Klingman and all approved.**
- V. **Reports**
 - a. First Coast Security Reports – **Scott Leonard reported.**
 - i. **FCS Monthly Report – Entry Data:** Trending closer to one million RFID entries YTD. **Incidents/Issues:** Four incidents in the month of July; three incidents involved property damage, including gate damage. All incidents have been reimbursed. **ABC and Compliance Stats:** Report given. Seventy-six total speeding and overnight parking citations issued. FCS continues to research ways to streamline the process and integrate with MLMC software—CINC. **Action: MLMC will continue to work with FCS on software integration.**
 - ii. **Radar Camera Report** – Radar camera report given and eBike monitoring shared. Policies for speeding per statutes were given and recommendations to bring awareness to residents about eBike safety.
 - iii. **Inspection Report** – Reviewed recommended actions regarding gatehouse inspection report.
 - b. SJSO Reports – Report sent in advance. Sixteen reports in July during four hour shifts.
 - c. Financial Report – Kristy Richland reported. In packet, trending favorably.
- VI. **Unfinished Business**
 - a. StarLink Quote – OMW had issues with connectivity during July due to storms and does not recommend installing. **Action: MLMC to close out.**
 - b. Consolidate Gate Signage Quote for Review – Sign quote shared for \$1,500. **Action: Mike Resetar moved to accept price quote, seconded by Gerry Klingman and all approved. Scott Leonard will work with Reagan Knighten regarding order and installation. Action: Mike Resetar moved to re-use existing signs and relocate where appropriate, seconded by Gerry Klingman and all approved.**
- VII. **New Business**
 - a. Speed Reduction – Discussion on lowering speed limit to 30 mph. If the board considers lowering the speed, 30mph would be considered as the CAC's suggestion for a reasonable limit. Once the roadways are repaved and lanes painted, the traffic may reduce as a result. **Action: Suggestion to remove from agenda and CAC can revisit when paving is completed, if desired.**
 - b. Meeting Location – Request for meetings to be in-person every other month. **Action: Peter VerDorn will reserve space at the TPC Clubhouse.**
- VIII. **Open Forum** – Discussion suggesting adding a gate on the sidewalk near the A1A entrance. Gate would be for pedestrians and help prevent golf carts attempting to drive through. **Action: Scott Leonard will get quotes from SunBelt, who was the lowest bidder for the Solano exit barricade.**
- IX. **Announcements**—Next meeting is September 10, 2026.

SAWGRASS PLAYERS CLUB
CONTROLLED ACCESS REPORT

Prepared by,

Scott Leonard; Security Account Manager



AUGUST 2026

VEHICLE TRAFFIC

RFID'S ENTRIES

RFID entries: Main Gate 72,055 (604,128 YTD) Solana Gate entries: 68,402 (572,171 YTD).
(1,176,299 YTD both RFID gates)

VISITOR ENTRIES

Visitors: Main Gate 2,195 (42,839 YTD) / Solana Gate 924 (30,696 YTD)

(73,535 Both Gates YTD)

TPC Clubhouse Visitors – 1,618

The Yards – 753 / Vickers Landing - Unknown

Five (5) Incidents for August 2026

(24 YTD)

August 2025 had None (0) Incidents / an increase of 14 for the year over this time last year.

Seven Mile Drive

August 02, 2026 @ 1:17 am: Two Boys were ridding e-bikes on Seven Mile Drive. When the Patrol asked them why they were out so late, and where they lived. The young teens gave the FCS Patrol the middle finger and proceeded to call her the "N" Word. FCS Patrol Called SJSO as the boys began to cut through the golf course. It was dark, and the boys had helmets and could not be identified.

Salt Creek

August 11, 2026 @ 4:10 pm : FCS Patrol received a call from a resident of Salt Creek. A male in a black, Toyota Tacoma was taking pictures of a neighbor's house. When confronted by the neighbor the man in the Tacoma stated he was an "Insurance Adjuster". When the neighbor asked to see ID, the man began to yell profanities at him. The Black Tacoma left the property through Solana Rd before the FCS Patrol could speak to him. Video revealed the Man stated he was visiting his father in Vicars Landing. License Plate was given to SJSO by Account Manager and SJSO informed Scott that he was a Private Investigator. He was given a warning for Trespassing in the future.

Main Gate

August 22, 2026 @ 1:45 pm: A resident struck the main gate and stated they had damage to the passenger side pillar. There was no damage to the gate Arm. Incident Report completed by Ryan, FCS Assistant Manager. Investigation revealed that the vehicle has a Temp Tag, and the Driver removed the RFID that was signed to a Marsh Landing Resident and placed the RFID onto this vehicle. The driver was at fault.

Cypress Creek

August 26, 2026 @ 9:40 am: A resident called to report two well dressed white males in a black pick up truck were soliciting for room or gutter work and broke a planting pot. The men later returned with a replacement pot. The homeowner declined to press charges with the police for trespassing or criminal mischief. Investigation revealed the men came in twice, and told both gates, ninety minutes apart from one another that they were going to the TPC Giftshop, and clubhouse.

Main Gate

August 28, 2026 @ 9:08 pm: A guest was attending an event at the Argyle. As they passed through the Main Gate Visitor Gate, the Gate Arm came down on the upper driver's side door by the A-Pillar, causing damage to the vehicle. The Gate Arm had stopped working on August 27, 2026, as the blacktop was damaged and caused the "loop" that controls the gate arm to disconnect. Rather than install another loop in the pavement that will be dug up for paving a temporary photo sensor beam installed. This beam is not as accurate as the loop in the pavement. To prevent future damage, I have instructed the Access Control Officers to raise and lower the gate arm with the hold switch, rather than the automatic button. This method seems to be working. However, this incident was the fault of the lack of a loop.

ACTIVITY BY COMMUNITY FOR: AUGUST 2026

COMMUNITY >>>	BC	BW	CB	CC	HC	LS	NC	OB	PCV	TPC BLVD	SC	SI	SMD	TPC	TR	VL	WE	WO	REC	GATE	
CRIMES AGAINST PERSONS																					0
CRIMES AGAINST PROPERTY																					0
BURGLARY OF X HOME																					0
BURGLARY OF VEHICLE																					0
GRAND THEFT																					0
THEFT																					0
VANDALISM OVER \$1,000																					0
VANDALISM UNDER \$1,000																					0
EMERGENCY CALLS																					0
ALARMS																					0
DOMESTIC																					0
FIRE																					0
MEDICAL																					0
VEHICLE TRAFFIC																					2
TRAFFIC ACC WITH INJURIES																					0
TRAFFIC ACC. WO INJURIES																					0
CARELESS / RECKLESS DRIVING																					0
GATE ARM INCIDENT																				2	2
SOD DAMAGE																					0
ANIMAL COMPLAINTS																					0
DOGS																					0
GATORS																					0
SNAKES																					0
OTHER WILD ANIMALS																					0
NUISANCE INCIDENTS																					0
NOISE																					0
HARASSMENT																					0
INTERFERENCE W/ GATE																					0
TEEN MISCHIEF																					0
INCIDENT TOTALS	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2	2
COMMUNITY >>>	BC	BW	CB	CC	HC	LS	NC	OB	PCV	TPC BLVD	SC	SI	SMD	TPC	TR	VL	WE	WO	REC	GATE	
CITATIONS																					27
PARKING		4	4	3				1	5				1								18
SPEEDING										9											9
CARELESS / RECKLESS DRIVING																					0
TRAFFIC SIGNS																					0
UNDERAGE GOLF CART DRIVER																					0
NUISANCES																					0
VANDALISM																					0
ABOUT GATE OFFICERS																					0
ABOUT POLICIES																					0
PARKING																					0
DRIVERS																					0
NEIGHBORS																					0
VENDORS / WORKERS																					0
PATROL SERVICE CALLS																					8
HOUSE CHECKS				1					2		1										4
WHEELER ESCORTS				2					1				1								4
BUMP STARTS/AIR TIRE																					0
RESIDENT COMPLAINTS/INQUIRIES																					0
COMMUNITY >>>	BC	BW	CB	CC	HC	LS	NC	OB	PCV	TPC BLVD	SC	SI	SMD	TPC	TR	VL	WE	WO	REC	GATE	

Safe Pace Radar

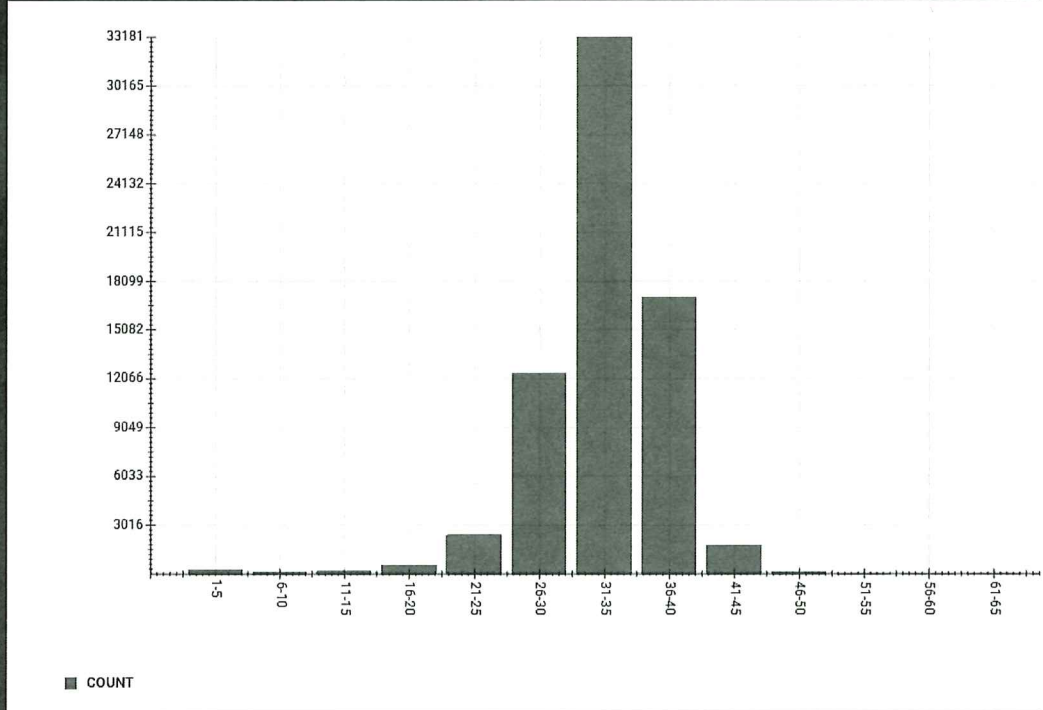
TPC BLVD

Count by Speed Range Report

Report period: 2026-08-01 to 2026-08-31

Count By Speed Range

Speed (mph)	Count
1-5	261
6-10	75
11-15	148
16-20	549
21-25	2385
26-30	12378
31-35	33181
36-40	17071
41-45	1750
46-50	111
51-55	5
56-60	1
61-65	1
66-70	0
71-75	0
76-80	0
81-85	0
86-90	0
91-95	0
96-100	0
Total	67916



Generated on September 01, 2026 at 3:17 PM

- 1,868 Vehicles 10+ MPH over posted 35 MPH Speed Limit.
- 2 Vehicles more than 20 MPH over.

Safe Pace Radar

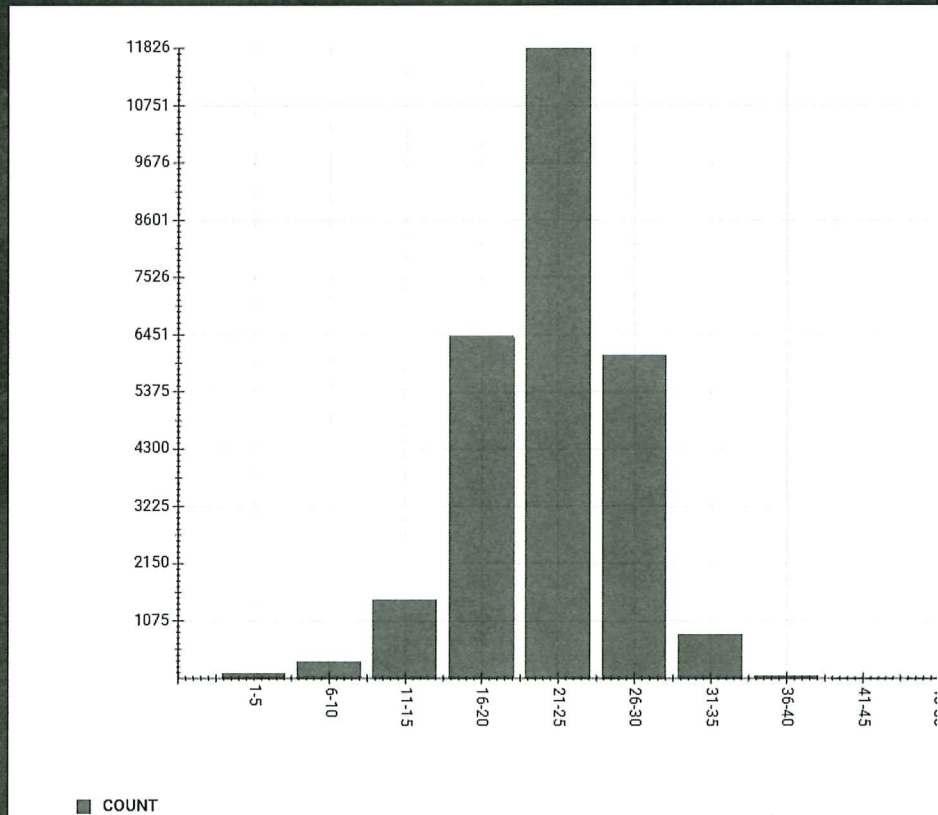
Alta Mar Drive

Count by Speed Range Report

Report period: 2026-08-01 to 2026-08-31

Count By Speed Range

Speed (mph)	Count
1-5	91
6-10	306
11-15	1467
16-20	6417
21-25	11826
26-30	6057
31-35	822
36-40	39
41-45	1
46-50	0
51-55	0
56-60	0
61-65	0
66-70	0
71-75	0
76-80	0
81-85	0
86-90	0
91-95	0
96-100	0
Total	27026



Generated on September 01, 2026 at 3:13 PM

- 6,919 Vehicles 10+ MPH over posted 20 MPH Speed Limit.

*** As both graphs show the majority of people are driving at the posted speed limit. Our hope for the cameras is that we can identify the large portion that are not, by issuing warnings and fines per our guidelines.



TPC SAWGRASS — SECURITY REPORT • TPC BLVD • ALL VEHICLES

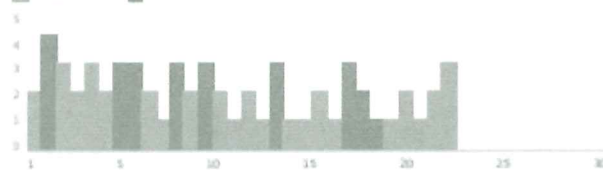
Vehicle Speed Monitoring

August 2026 • 31-day summary • 46+ MPH citation threshold (Controlled Access Committee)

(877) 598-1993
info@fcssecurity.us
www.FCSecurity.USTOTAL MONITORING
(46+ MPH THRESHOLD)**54**Jul: 76
-22 (-29%)AVG SPEED (MPH)
(46+ MONITORING)**48.2**Jul: 48.0 MPH
+0.2 MPHMAX SPEED
RECORDED**53**Jul: 63 MPH
-10 MPH50+ MPH
INCIDENTS**16**Jul: 12
+33%UNIQUE MAKES
LOGGED**26**Jul: 26
—

MONITORING BY DAY

Under 46 MPH 46+ MPH



SPEED DISTRIBUTION (MPH)



MONITORING: TOP 5 DAYS

Aug 03 Monday	4
Aug 07 Friday	3
Aug 08 Saturday	3
Aug 11 Tuesday	3
Aug 13 Thursday	3

MONITORING BY WEEK



HIGH-SPEED INCIDENTS — 50 MPH OR ABOVE • PLATES SHOWN PER RECORD

16INCIDENTS
50+ MPH

Aug 24 21:18 Unknown / Unknown	53 MPH	Aug 08 08:41 Porsche 911 Carrera	52 MPH
Aug 08 08:13 Toyota Camry	52 MPH	Aug 18 11:57 Chrysler Pacifica	52 MPH
Aug 03 13:17 Dodge Challenger	51 MPH	Aug 07 09:32 Mercedes Benz (Unknown Model)	51 MPH
Aug 18 14:38 Volvo XC60	51 MPH	Aug 23 17:49 Ford Mustang Mach-E GT	51 MPH
Aug 24 23:28 Unknown / Unknown	51 MPH	Aug 01 09:04 Honda CR-V	50 MPH
Aug 07 20:09 Volkswagen Passat	50 MPH	Aug 06 20:47 Unknown / Unknown	50 MPH
Aug 13 13:46 Audi A4	50 MPH	Aug 14 19:54 Volkswagen Passat	50 MPH
Aug 25 16:56 Ford F-150	50 MPH	Aug 10 12:23 Kia Telluride	50 MPH

JULY VS. AUGUST COMPARISON — TPC BLVD (46+ MPH THRESHOLD)

TOTAL MONITORING
(46+ THRESHOLD)**54**Jul: 76
-29%

AVG SPEED (MPH)

48.2Jul: 48.0 MPH
+0.2 MPH

MAX SPEED (MPH)

53Jul: 63 MPH
-10 MPH

50+ MPH INCIDENTS

16Jul: 12
+33%

UNIQUE MAKES

26Jul: 26
—



TOTAL MONITORING

68

AVG SPEED (MPH)

31.7

MAX SPEED RECORDED

42

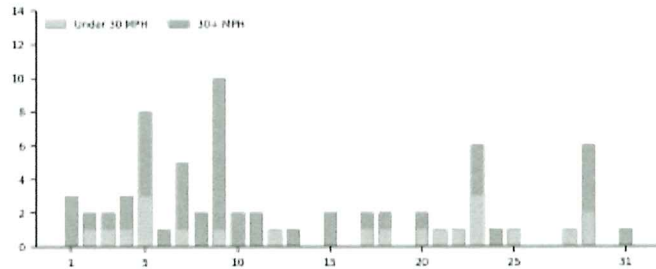
NO-HELMET INCIDENTS

2

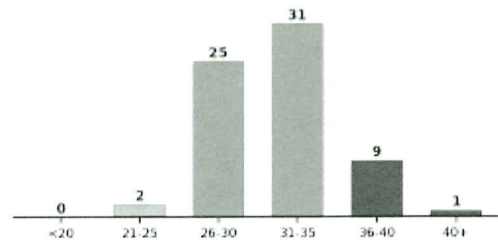
RIDERS WITH PHONES

9

MONITORING BY DAY



SPEED DISTRIBUTION (MPH)



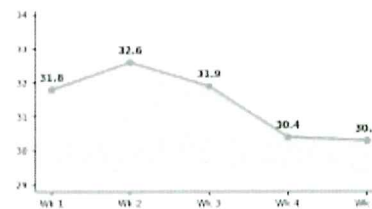
MONITORING: TOP 5 DAYS

Aug 9	Sunday	10
Aug 5	Wednesday	8
Aug 23	Sunday	6
Aug 29	Saturday	6
Aug 7	Friday	5

RIDERS WITH PHONES

9
Incidents logged
Aug 5 11:52 - South
Aug 5 18:25 - North
Aug 7 15:56 - South
Aug 10 17:54 - North
Aug 10 18:07 - South
Aug 11 17:35 - North
Aug 11 18:58 - South
Aug 20 16:12 - South
Aug 29 17:19 - South

AVG SPEED BY WEEK (MPH)

**2**

Incidents

No-helmet Incidents — sharp Improvement **IMPROVED**

Aug 17 12:14 - 30 MPH - South | Aug 24 14:52 - 35 MPH - South

Down from 28 no-helmet incidents in July — a 92.9% decrease. Helmet compliance messaging appears to be working.

JULY VS. AUGUST COMPARISON

68

Jul 167

-59.3%

TOTAL MONITORING

31.7

Jul 27.3

+4.4 MPH

AVG SPEED (MPH)

42

Jul 47

-5 MPH

MAX SPEED (MPH)

2

Jul 28

-92.9%

NO-HELMET INCIDENTS

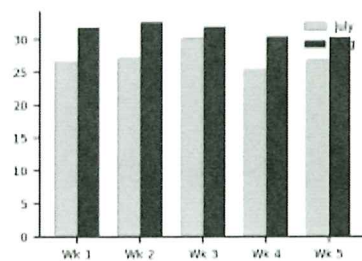
9

Jul 12

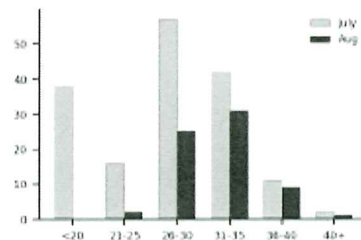
-25%

RIDERS WITH PHONES

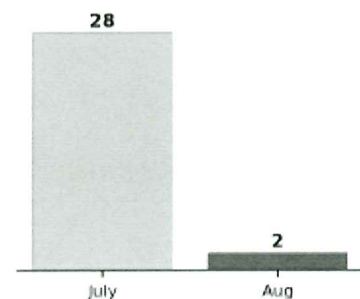
WEEKLY AVG SPEED — JUL VS. AUG



SPEED DIST. — JUL VS. AUG



NO-HELMET INCIDENTS — JUL VS. AUG

**-92.9%**

No-helmet incidents fell sharply from 28 in July to just 2 in August. Only one data each in weeks 3 and 4 was affected. Continue reinforcing helmet policy at the current pace.

+4.4 MPH

Average recorded speed rose from 27.3 to 31.7 MPH, with 31-35 MPH now the largest speed band (31 of 68 readings). Worth a closer look at whether signage or trailer placement is a factor.

-59.3%

Total monitoring volume dropped from 167 to 68 events. Aug 9 and Aug 5 were the busiest dates (10 and 8 events). South-bound riders accounted for 62 of 68 events.

-25%

Phone-use-while-riding incidents dropped from 12 to 9. Aug 5, 10, and 11 each logged two incidents in one day — worth flagging for targeted enforcement on those weekdays.

Gatehouse Condition Report

- **The Main Gatehouse** is in very good condition. Everything is working as it should and is in no need of any major cosmetic or condition repairs.
- **The Main Gatehouse** is in very poor condition. Marsh Landing Maintenance has quoted \$2,000 for 40 hours' worth of work, this could patch, repair and paint the walls. I have also suggested that we strip the existing floor tiles and give them a fresh coat of sealer and wax. I believe the outlet plastic covers should all be replaced, and we will get a new toilet seat. Reagan was getting a quote for a tankless hot water heater to add hot water.

END OF REPORT

Prepared by Scott A. Leonard; FCS

New Traffic Camera Data provided by Sean Owens & Cody Pieffer: FCS

Completed on September 3, 2026



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID: Deputy John Tedder #3434				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Thursday, August 6, 2026	SJSO26CAD180656	5:00PM	8:00PM	3

ACTIVITY / COMMENTS:

Checked The Coves, Alta Mar Dr, Cypress Creek Dr, the Yards, Players Park, Salt Marsh Cir, Players Club Pool, Cypress Bridge Dr, Bridge Water Cir, Palmetto Point Dr, Championship Dr, Club Dr.

Comment: I talked to several residents on Seven Mile and Salt Creek.



ST JOHNS COUNTY SHERIFF'S OFFICE
DETAIL INVOICE

SAWGRASS

PLEASE FILL IN ALL APPLICABLE PALE YELLOW BOXES

NAME / ID:	Deputy Jared Monie #3396				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS	TOTAL DUE
Monday, August 10, 2026	SJSO25CAD183553	9:40A	11:40P	2	\$120.00
ACTIVITY / COMMENTS:					

Patrolled Club Dr, TPC Clubhouse, Seven Mile Dr, Cypress Creek, Blue Heron, Alta Mar Dr, Salt Creek Dr, Turtleback Tr, Salt Marsh Cir, Salt Creek Island Dr, Players Park, The Yards, Palmera Dr, Commodore Dr, Waters Edge Dr, Burnham Cir, Players Club Pool,



ST JOHNS COUNTY SHERIFF'S OFFICE
DETAIL INVOICE

SAWGRASS

PLEASE FILL IN ALL APPLICABLE PALE YELLOW BOXES

NAME / ID:	Deputy Jared Monie #3396				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS	TOTAL DUE
Monday, August 17, 2026	SJSO25CAD189790	8:03A	12:03P	4	\$240.00
ACTIVITY / COMMENTS:					

Patrolled Club Dr parking areas, Seven Mile Dr, Cypress Creek Dr, Blue Heron Dr, Otter Creek Dr, Salt Creek Dr, Salt Marsh Cir, Salt creek Island Dr, Alta Mar Dr, The Yards, Players Park, North Cove Dr, Waters Edge Dr, Players Club Community Pool,



ST JOHNS COUNTY SHERIFF'S OFFICE
DETAIL INVOICE

SAWGRASS

PLEASE FILL IN ALL APPLICABLE PALE YELLOW BOXES

NAME / ID:	Deputy Jared Monie #3396				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS	TOTAL DUE
Thursday, August 20, 2026	SJSO25CAD192519	8:02A	12:02P	4	\$240.00
ACTIVITY / COMMENTS:					

Patrolled Club Dr, Cypress Creek Dr, Blue Heron, Seven Mile Dr, Players Club Community Pool, Burnham Cir, Waters Edge, Alta Mar Dr, Salt Creek Dr, Salt Marsh Cir, Salt Creek Island Dr, Palmera Dr, The Yards, Construction area off Alta Mar, TPC Clubhouse



ST JOHNS COUNTY SHERIFF'S OFFICE
DETAIL INVOICE

SAWGRASS

PLEASE FILL IN ALL APPLICABLE PALE YELLOW BOXES

NAME / ID:	Deputy Jared Monie #3396				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS	TOTAL DUE
Friday, August 21, 2026	SJSO26CAD193526	10:11a	2:11p	4	\$240.00
ACTIVITY / COMMENTS:					

Patrolled Club Dr, TPC clubhouse, and parking lots, Cypress Creek Dr, Blue Heron Dr, Seven Mile Dr, Sawgrass Island Dr, Pebble Creek Ln, Whisper Lake Ln, Players Community Pool, Commodore Dr, Waters Edge, Alta Mar Dr, The Yards, Palmera Dr,



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID: Deputy John Tedder #3434				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Sunday, August 2, 2026	SJSO26CAD177019	12:30 PM	4:30 PM	4

ACTIVITY / COMMENTS:

Checked The Coves, Alta Mar Dr, Cypress Creek Dr, the Yards, Players Park, Salt Marsh Cir, Players Club Pool, Cypress Bridge Dr, Bridge Water Cir, Palmetto Point Dr, Championship Dr, Club Dr.

Comment: I talked to three E-bikers near the Cove about proper biking etiquette. I talked non pedal assisted Ebike about kneeling on the seat while going 43 MPH on TPC BLVD.



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID: Sergeant Casey Romein #10343				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Monday, August 10, 2026	SJSO26CAD184032	7:00 PM	11:00 PM	4

ACTIVITY / COMMENTS:

Activity

Patrolled the following neighborhoods: The Coves, North Cove, Sawgrass Community Pool, Waters Edge, Hammock Cove, Seven Mile Drive, Stadium Court, Sawgrass Island, Players Club Villas, Players Club Villas Pool, Vickers Landing, Bridgewater Island, Water Oak, Lake Side, Cypress Creek, Oak Bridge, Players Park, Turtle Crossing, and Salt Creek.
Multiple patrols completed.



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org



NAME / ID:		Sergeant Casey Romein #10343		
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Monday, August 10, 2026	SJSO26CAD187601	4:30 PM	8:30 PM	4

ACTIVITY / COMMENTS:

Activity

Patrolled the following neighborhoods: Bridgewater Island, Water Oak, Lake Side, Cypress Creek, Players Park, Alta Mar Drive, Oakbridge, Turtleback Crossing, Salt Creek, Cypress Bridge, The Coves, North Cove, Sawgrass Players Club Pool, Hammock Cove, Waters Edge, Seven Mile Drive, Stadium Court, and Sawgrass Island.

Multiple patrols completed.



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID:		Sergeant Casey Romein #10343		
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Saturday, August 15, 2026	SJSO26CAD188306	12:15 PM	4:15 PM	4

ACTIVITY / COMMENTS:

Activity

Patrolled the following neighborhoods: Lake Side, Cypress Creek, Oak Bridge, Players Park, Turtleback Crossing, Salt Creek, Cypress Bridge, The Coves, North Cove, Sawgrass Players Club Pool, Hammock Cove, Waters Edge, Sawgrass Pointe, Stadium Court, Sawgrass Island, Players Club Villas, and Vickers Landing.

Multiple patrols completed.



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID: Deputy Michael Tapawan #11366				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Saturday, August 1, 2026	SJSO26CAD176407	4:45 PM	8:45 PM	4

ACTIVITY / COMMENTS:

Speed enforcement on Seven Mile Dr. Checked Cypress Creek Dr, the Yards, Players Park, Palmera Dr, Sanchez Dr, Salt Creek Dr, Salt Creek Island Dr, Salt Marsh Cir, Hammock Cove, Players Club Pool, Sawgrass Island

1 hour TPC Blvd, 1 hour Seven Mile Drive, 1 hour Alta Mar Dr, 1 hour pool

Comment:



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID:		Deputy Michael Tapawan #11366		
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Friday, August 14, 2026	SJSO26CAD187612	4:45 PM	8:45 PM	4

ACTIVITY / COMMENTS:

Speed enforcement on Seven Mile Dr. Checked Cypress Creek Dr, the Yards, Players Park, Palmera Dr, Sanchez Dr, Salt Creek Dr, Salt Creek Island Dr, Salt Marsh Cir, Hammock Cove, Players Club Pool, Sawgrass Island

1 hour TPC Blvd, 1 hour Seven Mile Drive, 1 hour Alta Mar Dr, 1 hour pool

Comment:



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID:				
Deputy Michael Tapawan #11366				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Wednesday, August 19, 2026	SJSO26CAD192144	4:45 PM	8:45 PM	4

ACTIVITY / COMMENTS:

Speed enforcement on Seven Mile Dr. Checked Cypress Creek Dr, the Yards, Players Park, Palmera Dr, Sanchez Dr, Salt Creek Dr, Salt Creek Island Dr, Salt Marsh Cir, Hammock Cove, Players Club Pool, Sawgrass Island

1 hour TPC Blvd, 1 hour Seven Mile Drive, 1 hour Alta Mar Dr, 1 hour pool

Comment:



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID: Deputy Michael Tapawan #11366				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Monday, August 24, 2026	SJSO26CAD196352	4:45 PM	8:45 PM	4

ACTIVITY / COMMENTS:

Speed enforcement on Seven Mile Dr. Checked Cypress Creek Dr, the Yards, Players Park, Palmera Dr, Sanchez Dr, Salt Creek Dr, Salt Creek Island Dr, Salt Marsh Cir, Hammock Cove, Players Club Pool, Sawgrass Island

1 hour TPC Blvd, 1 hour Seven Mile Drive, 1 hour Alta Mar Dr, 1 hour pool

Comment:



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID:				
Deputy Terrence Slocum #11305				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Tuesday 8/25/26	SJSO26CAD196754	8:30 AM	11:00 AM	2.5

ACTIVITY / COMMENTS:

routine patrolled PGA tour blvd, Vicars landind, The coves, Oak Bridge, Alta Mar dr, TPC clubhouse, seven mile dr

Comment:



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID:				
Deputy Michael Tapawan #11366				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Tuesday, August 25, 2026	SJSO26CAD197170	4:45 PM	8:45 PM	4

ACTIVITY / COMMENTS:

Speed enforcement on Seven Mile Dr. Checked Cypress Creek Dr, the Yards, Players Park, Palmera Dr, Sanchez Dr, Salt Creek Dr, Salt Creek Island Dr, Salt Marsh Cir, Hammock Cove, Players Club Pool, Sawgrass Island

1 hour TPC Blvd, 1 hour Seven Mile Drive, 1 hour Alta Mar Dr, 1 hour pool

Comment:



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID:		Deputy Michael Tapawan #11366		
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Friday, August 28, 2026	SJSO26CAD199479	4:45 PM	8:45 PM	4

ACTIVITY / COMMENTS:

Speed enforcement on Seven Mile Dr. Checked Cypress Creek Dr, the Yards, Players Park, Palmera Dr, Sanchez Dr, Salt Creek Dr, Salt Creek Island Dr, Salt Marsh Cir, Hammock Cove, Players Club Pool, Sawgrass Island

1 hour TPC Blvd, 1 hour Seven Mile Drive, 1 hour Alta Mar Dr, 1 hour pool

Comment:



ST JOHNS COUNTY SHERIFF'S OFFICE
Activity Sheet

Sawgrass TPC/Players Club
Marsh Landing Management Co.
4200 Marsh Landing Blvd #200
Jacksonville Beach FL 32250
krichland@marshlanding.org
ap@marshlanding.org

NAME / ID:				
Deputy Michael Tapawan #11366				
DATE	CAD #	TIME IN	TIME OUT	TOTAL HOURS
Sunday, August 30, 2026	SJSO26CAD201172	4:45 PM	8:45 PM	4

ACTIVITY / COMMENTS:

Traffic enforcement on Seven Mile Dr. Checked Cypress Creek Dr, the Yards, Players Park, Palmera Dr, Sanchez Dr, Salt Creek Dr, Salt Creek Island Dr, Salt Marsh Cir, Hammock Cove, Players Club Pool, Sawgrass Island

1 hour TPC Blvd, 1 hour Seven Mile Drive, 1 hour Alta Mar Dr, 1 hour pool

Comment:

Sawgrass Players Club Association 2026 Budget w/Actuals														Variance comments. Red font shows change from budget due to timing or actual cost.		
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	YE Forecast	2026 Budget	Projected YE Variance	
852 -2 Landscaping- Mulch/Pine Straw	852	\$ -	\$ 13,325	\$ -	\$ 20,510	\$ -	\$ -	\$ -	\$ -	\$ 16,933	\$ 5,000	\$ -	\$ 55,768	\$ 55,798	\$ 30	
852 -3 Landscaping-Palm Tree Trim	852	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 32,000	\$ -	\$ 32,000	\$ 32,000	\$ -	
853 Landscaping Improvements	853	\$ 22,500	\$ -	\$ 4,715	\$ 860	\$ 150	\$ -	\$ -	\$ -	\$ -	\$ 9,589	\$ -	\$ 37,814	\$ 36,000	\$ (1,814)	Remaining Projects
854 Landscaping - Sod Repair	854	\$ 4,200	\$ -	\$ 250	\$ 1,500	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ 2,000	\$ 11,950	\$ 15,250	\$ 3,300	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	\$ 7,000	\$ 8,000	\$ 4,000	\$ -	\$ 35,250	\$ 35,300	\$ 50	Put funds in Oct
Total Landscaping		\$ 61,864	\$ 54,777	\$ 51,700	\$ 57,268	\$ 35,405	\$ 52,020	\$ 40,389	\$ 42,617	\$ 57,188	\$ 106,377	\$ 37,053	\$ 653,207	\$ 664,568	\$ 11,361	Savings YTD.

GENERAL MAINTENANCE													YE Forecast		2026 Budget	
A/C#	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC				
860 Directional Signage	860	\$ 1,029	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 653	\$ -	\$ -	\$ 2,000	\$ -	\$ -	\$ 3,681	\$ 4,000	\$ 319
																Timing- Expect to use funds.
862 Drainage Repairs	862	\$ 1,404	\$ 185	\$ 670	\$ 922	\$ 1,852	\$ 3,238	\$ 1,190	\$ 1,667	\$ 1,667	\$ 1,667	\$ 40,000	\$ 56,130	\$ 34,137	\$ (21,993)	Timing- Plan to correct area
864 Entry Signage	864	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,650	\$ -	\$ -	\$ -	\$ -	\$ 1,650	\$ 1,650	\$ -	across from Vicars Landing
866 Fence/Bulkhead	866	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ -	Put in as placeholder
868 General Maint. Supplies	868	\$ 837	\$ 1,098	\$ 1,198	\$ 1,134	\$ 155	\$ 501	\$ 280	\$ 1,200	\$ 1,200	\$ 1,200	\$ 1,200	\$ 11,202	\$ 14,400	\$ 3,198	Savings
870 Hurricane/Storm Prep	870	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,144	\$ 2,144	\$ -	\$ -	\$ -	\$ 4,288	\$ -	-
872 Lighting Fixtures	872	\$ 1,422	\$ 477	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 150	\$ 150	\$ 150	\$ 150	\$ 2,649	\$ 1,800	\$ (849)	-
876 On-Site Labor/Vehicle	876	\$ 10,246	\$ 18,846	\$ 12,992	\$ 11,904	\$ 11,598	\$ 11,882	\$ 17,454	\$ 17,454	\$ 17,454	\$ 17,454	\$ 17,454	\$ 179,383	\$ 209,446	\$ 30,063	Savings. Less hours.
880 Project Mgmt./Engineering	880	\$ 7,906	\$ 5,625	\$ 7,313	\$ 7,750	\$ 4,750	\$ 8,788	\$ 7,219	\$ 7,219	\$ 7,219	\$ 7,219	\$ 7,219	\$ 85,444	\$ 77,740	\$ (7,704)	-
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	\$ -	\$ 1,830	\$ 1,830	\$ 1,830	\$ 9,830	\$ 21,749	\$ 21,965	\$ 216	Should use budget
888 TPC Preparation	888	\$ 1,397	\$ 2,043	\$ 282	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,721	\$ 4,998	\$ 1,277	Savings
892 Waste/Dumpster	892	\$ 2,380	\$ -	\$ 194	\$ 216	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 225	\$ 4,591	\$ 15,777	\$ 11,186	New rates
Total General Maintenance	\$	31,423	\$ 22,481	\$ 29,084	\$ 23,058	\$ 19,963	\$ 24,748	\$ 21,469	\$ 31,395	\$ 32,889	\$ 33,889	\$ 29,745	\$ 76,078	\$ 376,222	\$ 394,715	\$ 18,493
																Savings YTD.

CONTROLLED ACCESS													YE Forecast		2026 Budget	
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC				
900 Controlled Access Contr.	900 \$	70,993 \$	64,131 \$	74,928 \$	68,270 \$	72,106 \$	69,652 \$	71,946 \$	70,451 \$	70,451 \$	70,451 \$	70,451 \$	845,409 \$	845,409 \$	(0)	Billing occurs weekly.
902 Controlled Acc-Special Event	902 \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	3,350 \$	3,350 \$	-	
903 SISO	903 \$	3,586 \$	5,089 \$	3,537 \$	4,417 \$	4,818 \$	5,169 \$	4,657 \$	4,673 \$	4,673 \$	4,673 \$	4,290 \$	54,256 \$	55,694 \$	1,438 \$	16 visit in July
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 \$	56,412 \$	56,412 \$	(0)	
908 Gate Arm Maint.	908 \$	200 \$	313 \$	1,706 \$	400 \$	327 \$	- \$	437 \$	520 \$	520 \$	520 \$	520 \$	5,982 \$	6,240 \$	258 \$	
910 Gate Entry Auto	910 \$	- \$	2,235 \$	2,235 \$	- \$	- \$	5,677 \$	- \$	1,061 \$	3,296 \$	1,061 \$	1,061 \$	17,687 \$	21,672 \$	3,985 \$	Savings
912 Gatehouse Equip/Supplies	912 \$	99 \$	464 \$	2,602 \$	378 \$	1,091 \$	599 \$	839 \$	1,000 \$	1,000 \$	1,000 \$	1,000 \$	11,072 \$	12,000 \$	928 \$	
																Increased repair needs at gatehouse-pressure wash/paint/rodents/hvac
914 Gatehouse R&M/Improver's	914 \$	767 \$	1,507 \$	1,508 \$	1,683 \$	3,040 \$	414 \$	1,012 \$	750 \$	750 \$	750 \$	750 \$	13,682 \$	9,000 \$	(4,682)	
916 Gatehouse Phone/Internet	916 \$	1,442 \$	1,442 \$	1,442 \$	1,442 \$	1,440 \$	1,429 \$	1,718 \$	1,718 \$	1,718 \$	1,718 \$	1,718 \$	18,945 \$	16,152 \$	(2,793)	Rate increased
																Order in Apr. Adjust for inventory in Dec
920 RFID/Gate Passes	920 \$	5,582 \$	- \$	304 \$	5,582 \$	4,172 \$	(8,271)	293 \$	3,500 \$	3,500 \$	3,500 \$	8,000 \$	29,661 \$	42,000 \$	12,339 \$	
921 RFID Income	921 \$	(2,325) \$	(2,675) \$	(5,115) \$	(4,075) \$	(3,695) \$	(6,805) \$	(3,800) \$	(4,175) \$	(4,175) \$	(4,175) \$	(4,175) \$	(49,365) \$	(50,100) \$	(735) \$	
922 Vehicle Expenses	922 \$	1,288 \$	1,288 \$	1,288 \$	1,288 \$	1,288 \$	1,288 \$	1,288 \$	1,461 \$	1,461 \$	1,461 \$	1,461 \$	16,325 \$	17,536 \$	1,211 \$	
924 Vehicle Fuel Expenses	924 \$	259 \$	238 \$	423 \$	322 \$	403 \$	368 \$	360 \$	715 \$	715 \$	715 \$	715 \$	5,947 \$	8,580 \$	2,633 \$	Savings.
926 Vacation Pass Thru	926 \$	902 \$	556 \$	1,878 \$	- \$	- \$	185 \$	1,297 \$	1,206 \$	1,206 \$	1,206 \$	1,206 \$	10,848 \$	13,266 \$	2,418 \$	
Total Controlled Access	\$	87,495 \$	79,289 \$	91,437 \$	84,408 \$	89,690 \$	74,407 \$	84,748 \$	87,581 \$	90,947 \$	87,581 \$	95,048 \$	1,040,211 \$	1,057,211 \$	16,999 \$	Savings YTD.

UTILITIES													2026 Budget		
A/C #	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	VE Forecast	2026 Budget	
940 Electric - Common Areas	940	\$ 1,405	\$ 1,234	\$ 1,320	\$ 1,459	\$ 1,646	\$ 1,822	\$ 1,696	\$ 1,778	\$ 1,778	\$ 1,778	\$ 1,778	\$ 19,474	\$ 21,341	\$ 1,866 Savings
942 Electric - Street Lights	942	\$ 2,364	\$ 2,356	\$ 2,354	\$ 2,358	\$ 2,380	\$ 2,394	\$ 2,394	\$ 2,559	\$ 2,559	\$ 2,559	\$ 2,559	\$ 29,395	\$ 30,705	\$ 1,311 Savings
944 Gatehouse Water/Sewer	944	\$ 74	\$ 76	\$ 79	\$ 74	\$ 73	\$ 75	\$ 74	\$ 90	\$ 90	\$ 90	\$ 90	\$ 977	\$ 1,084	\$ 107
Total Utilities		\$ 3,843	\$ 3,666	\$ 3,754	\$ 3,892	\$ 4,100	\$ 4,291	\$ 4,164	\$ 4,427	\$ 4,427	\$ 4,427	\$ 4,427	\$ 49,846	\$ 53,130	\$ 3,284 Savings YTD.

WATERWAYS													YE Forecast		2025 Budget		Savings. Adjusted to show actual rate.	
A/C#	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC						
950 Aquatic Maint.	950	\$ 6,979	\$	6,979	\$	6,979	\$	6,979	\$	6,979	\$	6,979	\$	83,745	\$	115,200	\$	31,455
951 Aquatic Maint- Misc. (fish)	951	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	700	\$ -	\$ -	\$ 18,700	\$ 19,400	\$	20,800	\$	1,400
952 Aquatic Maint- Eel Grass	952	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,000	\$ -	\$ 2,000	\$ -	\$ 2,000	\$ 6,000	\$	12,000	\$	6,000
953 Aquatic Maint- Aeration R&M	953	\$ 1,164	\$ -	\$ 1,500	\$ 150	\$ 1,389	\$ 939	\$ 1,308	\$ 2,000	\$ -	\$ 2,000	\$ -	\$ 2,000	\$ 12,451	\$	12,000	\$	(451)
954 Pumphouse R&M	954	\$ 7,180	\$ 13,234	\$ 11,431	\$ 9,925	\$ 10,555	\$ 14,674	\$ 23,785	\$ 9,888	\$ 9,888	\$ 9,888	\$ 9,888	\$ 9,888	\$ 140,222	\$	118,650	\$	(21,572)
956 Pumphouses-Electric/Fuel	956	\$ 4,276	\$ 3,582	\$ 3,215	\$ 3,831	\$ 3,803	\$ 3,922	\$ 7,170	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 6,400	\$ 61,799	\$	76,800	\$	15,001
958 Pumphouses -Internet	958	\$ 622	\$ 622	\$ 687	\$ 2,890	\$ 677	\$ 622	\$ 623	\$ 725	\$ 725	\$ 725	\$ 725	\$ 725	\$ 10,370	\$	8,700	\$	(1,670)
Compressor replacement for SPC villas																		
Annual pump & fuel tank inspections/MLMC maint./Stair Project at SC																		
Savings. Less run time.																		
Data increase and Starlink																		

Pedestrian gate

 Sunbelt Gated Access Systems	Sunbelt Gated Access Systems of Florida <u>North Florida/Billing Location</u> 9774 Florida Mining Blvd W, Suite 701 Jacksonville, FL 32257	License ##ES12000933 <u>South FL Location</u> 2085 Calumet St Clearwater, FL 33765
Attn: Sawgrass Players Club Association Email: ap@marshlanding.org Company: Sawgrass Players Club Association Address: Sawgrass Players Club Association, 48 Tournament Players Club Blvd, Palm Valley, FL 32082		REP: Ron Thomas Date: Aug 27, 2026 Property: Sawgrass Players Club Association Address: 48 Tournament Players Club Blvd, Palm Valley, FL 32082

Quote 10071879

SCOPE OF WORK

Deliver and Install a Manual Swing Gate for 71" Opening Across Sidewalk. Closely Matching the 12' 6" Manual Gate Installed Previously. Includes Self Closing Hinges and Panic Hardware.

Manual Swing Gate

Installed Across a 71" Wide Sidewalk

Material Description

Qty

Ornamental Aluminum Manual Swing Vehicular Gates; Gate Design to Closely Match the Previously INstall Manual 12' 6" Gate. Includes 3"x3" Frame, 2"x2" Pickets with 3"x3" Picket in Center and 2"x2"Horizontal Below the Top Frame; Flat Plate for Mounting Panic Hardware at 40" from Ground; Gate to Accommodate a 71" Wide Opening x 4' Tall; Black Powder Coat Finish with Reflective Tape.

1

Ornamental Steel Vehicular Gate Posts; 4"x4"; Black Powder Coat Finish

2

MAMMOTH-HD-9005; Ultra HD; Hydraulic Gate Closer & Hinge

1

Detex Weatherized Rim Exit Device with Hex Key Dogging; No Alarm; Fits 34" to 36" Door/Gate with Surface Strike; Aluminum Finish

1

Miscellaneous Install Supplies

1

Labor

Qty

Labor and Mobilization

Material Description

Qty

Installation Mobilization Charge for Trip to Job Site in Baker, Clay, Nassau or St Johns County

1

Labor

Qty

Install Labor

4

Total Proposal as Outlined Above..... \$5,635.21

gate arm Quote 1



SUNBELT
GATED ACCESS SYSTEMS

Sunbelt Gated Access Systems of Florida

North Florida/Billing Location
9774 Florida Mining Blvd W, Suite 701
Jacksonville, FL 32257

Date: Aug 20, 2026

Attn: Noelle

Company: Sawgrass Players Club Association

Property: Sawgrass Players Club Association

Property Address: 48 Tournament Players Club Blvd, Palm Valley, FL 32082

Quote #10071860

Install LED Kit on Gate Arms + Barrier Arm

and

Cut New Vehicle Detection Loop

for

Free Exit in a Different Location for Main Exit Gate

**QUOTE PREPARED BASED ON TECHNICIAN'S NOTES [TB] AND PHOTOS
FROM SERVICE CALL J-253430**

Scope of Work - Part 1

Sunbelt Service Technician Arrives

-- CHECK IN WITH CUSTOMER IMMEDIATELY UPON ARRIVAL --

THE CUSTOMER & SUNBELT'S SERVICE DEPARTMENT TO DETERMINE THE JOB SCHEDULING

*****NOTE - 2 DIFFERENT CREWS WILL BE DISPATCHED FOR REPAIRS**

Install LED Kit on Gate Arms + Barrier Arm

and

Cut New Vehicle Detection Loop

for

Free Exit in a Different Location for Main Exit Gate

PERFORM THE FOLLOWING:

Install LED Kit on Gate Arms+ Barrier Arm

- Open Barrier Arm Cover
- Disconnect Harness to LED Strip
- Set Arm to Up and Turn Off Power
- Unbolt Barrier Arm and Set Aside
- Remove Defective LED and Install New LED Strip
- Install New Harness from LED Strip to Controller

- Install Barrier Arm
- Connect Harness to LED Strip
- Apply Power and Test LED Operation
- Install Controller and Power Supply, if Needed
- If Controller is Faulty, New Controller Will Need to Be Programmed

- Test LED's and Ensure that Correct Color is Displayed at Proper Time
- Install Barrier Arm Cover
- Leave Barrier Arm in Service

CLEAN UP WORK AREA

- REVIEW BARRIER ARM REPAIR WITH CUSTOMER, IF POSSIBLE -

-- CHECK BACK IN WITH CUSTOMER BEFORE LEAVING SITE --

Sunbelt Service Technician Departs

Scope of Work - Part 2

Sunbelt Installation Technicians Arrive

- - CHECK IN WITH CUSTOMER IMMEDIATELY UPON ARRIVAL - -

THE CUSTOMER & SUNBELT'S SERVICE DEPARTMENT TO DETERMINE THE JOB SCHEDULING

*****NOTE - 2 DIFFERENT CREWS WILL BE DISPATCHED FOR REPAIRS**

Install LED Kit on Gate Arms + Barrier Arm

and

Cut New Vehicle Detection Loop

for

Free Exit in a Different Location for Main Exit Gate

PERFORM THE FOLLOWING:

Cut New Vehicle Detection Loop for Free Exit in Concrete Pad Prior to Pavers

Techs will Need to Determine Best Connection Path from Free Exit Loop to Barrier Arm

- o Open Barrier Arm Case
- o Consult with Guard on Duty to Determine Barrier Arm Position During Repair
- o Layout Loop per Industry Standard Guidelines
- o Cut Concrete on Layout Lines to Prescribed Depth
- o Install Loop Wire the Prescribed Number of Turns
- o Twist Loop Lead-Ins Min. 6 Turns per Foot
- o Ensure Loop Wiring is Secured - Any Movement of Loop Wires Can Cause False Activation
- o Seal Loops Even with Roadway - **MUST USE GREY LOOP SEALANT FOR CONCRETE**
- o Connect New Loop to Existing Loop Detector - Ensure that Loop Detector Settings are Correct
- o Apply Power to Barrier Arm
- o Position Vehicle or Large Metal Object Over Loop
- o Ensure that Barrier Arm Opens
- o Watch as Vehicle Passes Barrier Arm, Arm Should Immediately Go Down
- o Install Cover on Gate Operator
- o Leave Barrier Arm in Service

CLEAN UP WORK AREA

- REVIEW NEW FREE EXIT LOOP WITH CUSTOMER, IF POSSIBLE -

- - CHECK BACK IN WITH CUSTOMER BEFORE LEAVING SITE - -

Sunbelt Installation Technicians Depart

Parts & Labor

INSTALL LED KIT ON GATE ARMS + BARRIER ARM

Parts	Description	Qty
CP-LEDUPGRADEKIT	Gate Arms+ Upgrade Kit - LED Strip 15', Controller, Harness and Power Supply	1
OSC-FIRSTCOAST-BO	Base Charge for Onsite Service Call - Baker, Clay, Nassau or St Johns County	1
Labor		Hrs.
REPAIR LABOR	1 Service Technician	2.5

CUT NEW VEHICLE DETECTION LOOP FOR FREE EXIT IN CONCRETE SLAB

Prior to Pavers

Parts	Description	Qty
LOOP-18-20-1.25	Buried Wire Loop; Up to 36' Circumference with 20' Lead	1
OSC-FIRSTCOAST-BO	Base Charge for Onsite Service Call - Baker, Clay, Nassau or St Johns County	1

Total	\$1,621.00
-------	-------------------

Notes:

- Job to be completed during regular hours 08:00-16:30 Monday to Friday
- Pricing is subject to parts availability and all items being done concurrently

Thank you,
Michael Maykish
 Service Estimator
mmaykish@sunbeltsys.com
 P: 904-354-7060 ext. 382
 C: 904-480-5532

Please note that by accepting this estimate you are agreeing to the terms listed below and that you have read and understand all of the provided information.

DISCLAIMERS

- Quotation/Proposal does not cover any unforeseen problems existing in completion of job that are not noted by customer or salesman prior to the order being placed.
- Quoted prices are based on the plans and specifications received as of the quotation/proposal date.
- Any changes or revisions to the plans or specifications that alter our scope of work may result in additional charges.
- This quotation requires all telephone lines/internet connections if required, any necessary permits and/or government fees, all 120VAC electrical circuits and low voltage electrical conduit requirements including all phone/data lines provided and installed by customer or customer's electrician.
- WARRANTY: Manufacturer Warranty on New Equipment/Parts and 90 days on workmanship from date of acceptance of installation by owner or beginning of constructive use of equipment, whichever shall come first.
- Sunbelt Gated Access Systems is a licensed contractor in the State of Florida (License #ES12000933) and this license covers the proposed work herein. Using an unlicensed contractor for this project is a crime subject to fines up to \$10,000 and could result in condemnation of the completed work. We encourage you to visit www.myfloridalicense.com to verify the license status of your chosen contractor before issuing any purchase orders or contracts for this work.

Warning - To reduce the risk of injury or death:

- Do not operate the gate unless area around gate is in full view.
- Do not allow children to play in the gate area.
- Periodically test the obstruction sensitivity to assure safe and proper operation.
- Always keep people and objects away from the gate.
- No person should cross the path of a moving gate. The entrance is for vehicles only. Pedestrians must use a separate entrance.
- Sunbelt Gated Access Systems of FL, LLC shall accept NO responsibility for gate closure on pedestrians and/or vehicles, nor be held responsible in the event that any Emergency vehicle is delayed or denied access due to a closed gate.

TERMS & CONDITIONS

By ordering any of our services, you agree to be bound by these terms & conditions:

- All work to be completed in a workmanlike manner according to standard practices;
- Estimates and/or proposals for work are valid for ninety (90) days from date of estimate;
- Contract acceptance requires a signed estimate or written approval and may require a deposit, otherwise payment terms are COD or due upon completion;
- Any alteration or deviation from the said specifications involving extra costs will be done only upon a written change order and the costs will become an extra charge over and above the original estimate;
- The estimate does not include additional labor which may be required should unforeseen problems arise after the work has started and Sunbelt Gated Access Systems reserves the right to amend any information without prior notice.

Sunbelt Gated Access Systems is a licensed contractor in the State of Florida (License #ES12000933) and this license covers the proposed work herein

gate arm quote 2

	Sunbelt Gated Access Systems of Florida <u>North Florida/Billing Location</u> 9774 Florida Mining Blvd W, Suite 701 Jacksonville, FL 32257	License ##ES12000933 <u>South FL Location</u> 2085 Calumet St Clearwater, FL 33765
---	---	--

Attn: Sawgrass Players Club Association Email: ap@marshlanding.org Company: Sawgrass Players Club Association Address: Sawgrass Players Club Association, 48 Tournament Players Club Blvd, Palm Valley, FL 32082	REP: Ron Thomas Date: Sep 1, 2026 Property: Sawgrass Players Club Association Address: 48 Tournament Players Club Blvd, Palm Valley, FL 32082
--	--

Quote 10071898

SCOPE OF WORK

Replace Six(6) Saw-Cut Buried Wire Loops after New Asphalt is Installed.

Saw-Cut Buried Wire Loops

To be Installed After New Asphalt is Installed

Material Description

Buried Wire Loop; Up to 24' Circumference with 20' Lead

Labor

Qty

6

Qty

Total Proposal as Outlined Above..... \$2,400.00

Sincerely,

Ron Thomas

ronthomas@sunbeltsys.com

9043547060

Sales Extensions: Ron Thomas x373 || Charles Barr x380 || Michael Maykish x382

Please note that by accepting this estimate you are agreeing to the terms listed below and that you have read and understand all of the provided information.



Contact >>>>>>>>>>		Sawgrass Players Club Association Inc.			08.24.2026	
2027 Guard Pricing Proposal		Starting on 01.01.2027				
Exhibit ' B '						
Service Type	Weekly Hrs	Hourly Rate	Weekly Costs	Annual Cost	Rate Schedule	
Security Director - Pay Rate \$34.00	40.0	\$43.61	\$1,744.40	\$90,708.80	Monday to Friday	
Lieutenant (2nd in Command) - Patrol Pay Rate \$22.00	40.0	\$30.08	\$1,203.20	\$62,566.40	Wednesday to Sunday	
Access Control Officers - Pay Rate \$18.50	336.0	\$27.07	\$9,095.52	\$472,967.04	Saturday to Friday	
Patrol Officer - Pay Rate \$18.50	128.0	\$27.07	\$3,464.96	\$180,177.92	Saturday to Friday	
Officers Holiday Rate Average @	48.0	\$23.33	√	\$1,119.84	Six (6) Holidays	
Officers Holiday Rate Average @	48.0	\$15.04	√	\$721.92	Six (6) Holidays	
Officers Holiday Rate Average @	96.0	\$13.54	√	\$1,299.84	Six (6) Holidays	
Officers Holiday Rate Average @	288.0	\$13.54	√	\$3,899.52	Six (6) Holidays	
Based on Position						
Patrol Vehicle	√	√	\$350.00	\$18,200.00	Not Including Gas	
Cell Phones (1)	√	√	\$22.50	\$1,170.00	Mobile Patrol Phones	
Trak Tik Reporting	√	√	\$17.50	\$910.00	Reporting Platform	
Sub-Total			\$15,898.08	\$833,741.28		
Taxes			\$1,033.38	\$54,193.18		
Total	544.0		\$16,931.46	\$887,934.46		
Ramco Protective will provide a following equipment for Patrol:						
Vehicle: SUV with light bar - Rechargeable flashlight, AED and First Aid kit, 5lb fire extinguisher						
Emergency Road Kit - Safety cones, tire jack/lift, spare tire						
Ramco Protective of Orlando, Inc.						
Arthur Gruber / Director of Operations N.E			Date:	8/24/2026		
Sawgrass Players Club Association Inc.						
Board President			Date:	8/24/2026		

FCS

Current Wages

Positions	Wage Rate	Bill Rate	Hours Per Week	Weekly	Monthly	Annual
Account Manager	\$ 34.00	\$ 43.14	40	\$ 1,725.60	\$ 7,477.60	\$ 89,731.20
Assistant to the Manger	\$ 22.00	\$ 31.46	40	\$ 1,258.40	\$ 5,453.07	\$ 65,436.80
Patrol Officer I	\$ 19.75	\$ 27.53	80	\$ 2,202.40	\$ 9,543.73	\$ 114,524.80
Patrol Officer II	\$ 18.75	\$ 26.81	80	\$ 2,144.80	\$ 9,294.13	\$ 111,529.60
Gate Officer	\$ 18.25	\$ 26.10	224	\$ 5,846.40	\$ 25,334.40	\$ 304,012.80
				\$ 13,177.60	\$ 57,102.93	\$ 685,235.20
Sales Tax				6.50%	6.50%	6.50%
Sales Tax Amount				\$ 856.54	\$ 3,711.69	\$ 44,540.29
			464	\$ 14,034.14	\$ 60,814.62	\$ 729,775.49
						Includes 6.5% tax

Current Vacation

Vacation	
Earned Officer's vacations will be billed at the individual wage rate + 16.0% (cost of payroll taxes and applicable insurance fees)	

Current Fuel

Fuel * Based on 2026 YTD Avg	Monthly	Annual
Fuel	\$ 254.43	\$ 3,053.16
Total	\$ 254.43	\$ 3,053.16
Sales Tax	0.00%	0.00%
Sales Tax Amount	\$ -	\$ -
	\$ 254.43	\$ 3,053.16
Annual total includes 0.0% sales tax		

Current Vehicle

Vehicle	Monthly	Annual
Vehicle	\$ 1,288.40	\$ 15,460.80
Total	\$ 1,288.40	\$ 15,460.80
Sales Tax	6.50%	6.50%
Sales Tax Amount	\$ 83.75	\$ 1,004.95
	\$ 1,372.15	\$ 16,465.75
Annual total includes 6.5% sales tax		

Current Technology

Technology	Monthly	Annual
Camera, Radar, Monitoring	\$ -	\$ -
Total	\$ -	\$ -
Sales Tax	6.50%	6.50%
Sales Tax Amount	\$ -	\$ -
	\$ -	\$ -
Annual total includes 6.5% sales tax		

2026 Totals
\$ 749,294.40

Proposed 2027

Positions	Wage Rate	Bill Rate	Hours Per Week	Weekly	Monthly	Annual
Account Manager	\$ 35.00	\$ 51.77	40	\$ 2,070.80	\$ 8,973.47	\$ 107,681.60
Assistant to the Manger	\$ 22.75	\$ 33.65	40	\$ 1,346.00	\$ 5,832.67	\$ 69,992.00
Patrol Officer I	\$ 20.50	\$ 30.32	80	\$ 2,425.60	\$ 10,510.93	\$ 126,131.20
Patrol Officer II	\$ 19.50	\$ 28.84	80	\$ 2,307.20	\$ 9,997.87	\$ 119,974.40
Gate Officer	\$ 19.00	\$ 28.10	224	\$ 6,294.40	\$ 27,275.73	\$ 327,308.80
				\$ 14,444.00	\$ 62,590.67	\$ 751,088.00
Sales Tax				6.50%	6.50%	6.50%
Sales Tax Amount				\$ 938.86	\$ 4,068.39	\$ 48,820.72
			464	\$ 15,382.86	\$ 66,659.06	\$ 799,908.72
						Includes 6.5% tax

Proposed 2027 Vacation

Vacation	
Earned Officer's vacations will be billed at the individual wage rate + 16.0% (cost of payroll taxes and applicable insurance fees)	

Proposed 2027 Fuel

Fuel * Based on 2026 YTD Avg	Monthly	Annual
Fuel	\$ 254.43	\$ 3,053.16
Total	\$ 254.43	\$ 3,053.16
Sales Tax	0.00%	0.00%
Sales Tax Amount	\$ -	\$ -
	\$ 254.43	\$ 3,053.16
Annual total includes 0.0% sales tax		

Proposal 2027 Vehicle

Vehicle	Monthly	Annual
Vehicle	\$ 1,542.64	\$ 18,511.68
Total	\$ 1,542.64	\$ 18,511.68
Sales Tax	6.50%	6.50%
Sales Tax Amount	\$ 100.27	\$ 1,203.26
	\$ 1,642.91	\$ 19,714.94
Annual total includes 6.5% sales tax		

Proposed 2027 Technology

Technology	Monthly	Annual
Camera, Radar, Monitoring	\$ 916.00	\$ 10,992.00
Total	\$ 916.00	\$ 10,992.00
Sales Tax	6.50%	6.50%
Sales Tax Amount	\$ 59.54	\$ 714.48
	\$ 975.54	\$ 11,706.48
Annual total includes 6.5% sales tax		

2027 Proposed Total
\$ 834,383.30

→ note: actual hrs are 544/wk.
Budget is \$845K.

→ Actual hrs are 544/wk. 2027 estimate is \$924K

2027 Draft Budget

Sawgrass Players Club Controlled Access Budget

Controlled Access	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	2027 Total	2026 forecast	Increase
900 Controlled Access Contr.	\$ 77,034	\$ 77,034	\$ 77,034	\$ 77,034	\$ 77,034	\$ 77,034	\$ 77,034	\$ 77,034	\$ 77,034	\$ 77,034	\$ 77,034	\$ 77,034	\$ 924,403	\$ 845,409	9%
902 Controlled Acc.-Special Event													\$ 3,350	\$ 3,350	
903 SISO	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,673	\$ 4,290.00	\$ 55,694	\$ 54,256	
906 RFID Administrator	\$ 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	
908 Gate Arm Maint.	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 520	\$ 6,240	\$ 5,982	4%
910 Gate Entry Auto	\$ 3,275	\$ 975	\$ 975	\$ 3,275	\$ 975	\$ 975	\$ 3,275	\$ 975	\$ 975	\$ 3,275	\$ 975	\$ 975	\$ 20,900	\$ 17,687	
912 Gatehouse Equip/Supplies	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 980	\$ 11,760	\$ 11,072	
914 Gatehouse R&M/Improver's	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 1,135	\$ 13,620	\$ 13,682	
916 Gatehouse Phone/Internet	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 1,750	\$ 21,000	\$ 18,945	
920 RFID/Gate Passes	\$ 3,200	\$ 3,200	\$ 3,200	\$ 3,200	\$ 3,200	\$ 3,200	\$ 3,200	\$ 3,200	\$ 3,200	\$ 3,200	\$ 3,200	\$ 3,200	\$ 38,400	\$ 29,661	
921 RFID Income	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (4,114)	\$ (49,365)	\$ (49,365)	
922 Vehicle Expenses	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 1,643	\$ 19,715	\$ 16,325	21%
924 Vehicle Fuel Expenses	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 525	\$ 6,300	\$ 5,947	6%
926 Vacation Pass Thru	\$ 1,847	\$ 1,847	\$ 1,847	\$ 1,847	\$ 1,847	\$ 1,847	\$ 1,847	\$ 1,847	\$ 1,847	\$ 1,847	\$ 1,847	\$ 1,847	\$ 22,165	\$ 10,848	11%
Total Controlled Access	\$ 97,169	\$ 94,869	\$ 94,869	\$ 97,169	\$ 94,869	\$ 94,869	\$ 97,169	\$ 94,869	\$ 94,869	\$ 97,169	\$ 94,869	\$ 97,836	\$ 1,150,594	\$ 1,040,211	

Details- Green is contract line item

Controlled Access Contract: (3 Yr Rate History 2023-\$706K, 2024-\$756K, 2025-\$785K 2026 \$845K). FCS new rates is a 9% increase

Controlled Access Holiday Bonus \$3350

Controlled Acc. SISO- New Rate for SISO is \$67.40/hr. Budget 16 hrs. weekly

RFID Admin per Contract. Rate Maintained

Gate Arm maintenance- Based on Forecast

Gate Entry Auto- TEM Software Qty Cost \$2300. Rate for Radar Cameras id \$975.54

Gatehouse R&M/Supplies: Water cooler, cleaning products, restroom supplies & ink cartridges. Maintain Budget

Gatehouse R&M/Improvement: Cleaning contract \$385 mo. General Repairs.

Gatehouse Phone/Internet: \$1750 month

RFID/Passes- RFIDs and thermal paper

RFID Income-Maintain budget

Vehicle Expense: 2027 is \$19,714.00

Vehicle Fuel Expense: Assume 6% increase

Vacation Pass Thru: First Coast Time Off. Rate plus 16%

Contract Calculations				Total		Total w/tax
2027 RATE	Pass Thru	Actual Wage	Hours	Total		
Gate officer	\$28.10	\$19.00	304	\$ 444,204.80	\$ 473,078.11	
Patrol ofc.2	\$28.84	\$19.50	80	\$ 119,974.40	\$ 127,772.74	
Patrol ofc 1	\$30.32	\$20.50	80	\$ 126,131.20	\$ 134,329.73	
Asst. mgr.	\$33.65	\$22.75	40	\$ 69,992.00	\$ 74,541.48	
Acct mgr.	\$51.77	\$35.00	40	\$ 107,681.60	\$ 114,680.90	
			544	\$ 867,984	\$ 924,403	