



NOTICE OF MEETING OF EXCELSIOR BOARD OF DIRECTORS

DATE: Thursday August 13th, 2026, **TIME:** 5:00 PM

WHERE: Community Room & Zoom

<https://us02web.zoom.us/j/89943097907>

Meeting ID: 899 4309 7907

AGENDA

1. Call to Order
2. Roll Call-Quorum Established
3. Confirmation of 48 hours Statutory Posting of Meeting – Cherie Colvin
4. Approval of Meeting Minutes of June 16th, 2026
5. New Business

Discuss & Approve

- Fire Sprinkler System All buildings
- Repair of Fire Deficiencies in Building 4
- Tennis Court Refurbishing
- Tennis Court Lighting
- Landscape Lighting from Atrium Down Pathway.
- Landscape lighting/Electrical Campus Wide
- Landscape Proposal of \$238,234.50
- Bayside & Gulf Side Generators
- Access Control System

6. Owner Questions
7. Motion to Adjourn

Sue Traeger, President

THIS NOTICE HAS BEEN POSTED UPON THE EXCELSIOR BEACH TO BAY ASSOCIATION PROPERTY ON OR BEFORE THE 11th OF AUGUST 2026 BY ORDER OF THE BOARD OF DIRECTORS AND IN COMPLIANCE WITH F.S. 718.112(2).



SOUTHERN CROSS FIRE PROTECTION, LLC

Attn: Cherie

Location: Excelsior Beach To Bay Condominium Bldg 1

Date: 07/17/2026

The following scope of work is to correct deficiencies noted during the previous Fire Sprinkler Inspection.

Building 1:

- (3) Sprinkler Heads in the trash chute are painted/corroded. The system will be drained, and the painted and corroded heads will be replaced.
- (2) 1" Flow Switches are no longer function and require replacement. The flow switches will be replaced.
- 4" Wafer Control valve is seized and requires replacement. The control valve will be removed and a new control valve will be installed.
- (1) 2-1/2" Hose Valve is seized. A new Hose Valve will be installed.

Labor and Material: \$2,784.55

Approval: _____



SOUTHERN CROSS FIRE PROTECTION, LLC

Attn: Cherie

Location: Excelsior Beach To Bay Condominium Bldg 2

Date: 07/17/2026

The following scope of work is to correct deficiencies noted during the previous Fire Sprinkler Inspection.

Building 2:

- Hose Valve cap is missing, a new hose valve cap will be installed.
- Heads in the trash chute are mismatched in response types. New matching heads will be installed.
- Head Box is missing in the pump room. A new Head Box will be installed and restocked with new heads and head wrenches.
- Heads missing head cages. New head cages will be installed.

Labor and Material: \$2,215.68

Approval: _____



SOUTHERN CROSS FIRE PROTECTION, LLC

Attn: Cherie

Location: Excelsior Beach To Bay Condominium Bldg 3

Date: 07/17/2026

The following scope of work is to correct deficiencies noted during the previous Fire Sprinkler Inspection.

Building 3

- Hose Valve cap is seized. A new hose valve cap will be installed.
- 4" Flow Switch requires replacement. A new Flow Switch will be installed and wired into the existing system.
- Sprinkler Heads in the trash chute are painted/corroded. The system will be drained, and the painted and corroded heads will be replaced.
- Head Box is missing in the pump room. A new Head Box will be installed and restocked with new heads and head wrenches.

Labor and Material: \$2,502.59

Approval: _____



SOUTHERN CROSS FIRE PROTECTION, LLC

Attn: Cherie

Location: Excelsior Beach To Bay Condominium Bldg 4

Date: 07/17/2026

The following scope of work is to correct deficiencies noted during the previous Fire Sprinkler Inspection.

Building #4

- (3) Hose Valve caps are missing, new hose valve caps will be installed.
- (3) Sprinkler Heads in the trash chute are painted/corroded. The system will be drained, and the painted and corroded heads will be replaced.
- (3) Heads missing head cages. New head cages will be installed.
- 4" Flow Switch requires replacement. A new Flow Switch will be installed and wired into the existing system.

Labor and Material: \$2,256.59

Approval: _____



SOUTHERN CROSS FIRE PROTECTION, LLC

Attn: Cherie

Location: Excelsior Beach To Bay Condominium Bldg 5

Date: 07/17/2026

The following scope of work is to correct deficiencies noted during the previous Fire Sprinkler Inspection.

Building 5:

- 1" Flow Switch is no longer functioning and requires replacement. The flow switch will be replaced.
- Sprinkler Heads in the trash chute are painted/corroded. The system will be drained, and the painted and corroded heads will be replaced.
- Head Box is missing in the pump room. A new Head Box will be installed and restocked with new heads and head wrenches.
- 4" Flow Switch requires replacement. A new Flow Switch will be installed and wired into the existing system.

Labor and Material: \$2,595.09

Approval: _____



SOUTHERN CROSS FIRE PROTECTION, LLC

Attn: Cherie

Location: Excelsior Beach To Bay Condominium Bldg 6

Date: 07/17/2026

The following scope of work is to correct deficiencies noted during the previous Fire Sprinkler Inspection.

Building 6:

- 1" Water Flow Switch is no longer functioning. The existing hole for the Flow Switch will be plugged, and a new 4" water Flow Switch will be installed on the riser and wired into the existing system.
- FDC Sign is missing, a new FDC sign will be installed.
- Junction Box is missing it's cover. A new cover will be installed on the junction box.
- 4" Wafer Control Valves do not fully shut and require replacement. Due to the tedious work area, additional concrete will need to be chipped and jackhammered away to make room for the new valves. New control valves will be wired into the existing system.
- Sprinkler Heads in the trash chute are painted/corroded. The system will be drained, and the painted and corroded heads will be replaced.
- Head Box is missing in the pump room. A new Head Box will be installed and restocked with new heads and head wrenches.
- (1) 2-1/2" Hose Valve is seized. A new Hose Valve will be installed.

Labor and Material: \$3,985.61

Approval: _____



SOUTHERN CROSS FIRE PROTECTION, LLC

Attn: Cherie

Location: Excelsior Beach to Bay Condominiums – Bldg 4

Date: 07/31/2026

The following scope of work is to repair the Deficiencies that were noted during the last service call. The technicians will install new weather-proof conduit from the pull stations at the elevator landings for floors 4, 3, 2, and one to units 105, 205, 305, and 405 to resupply that side of the building with the SLC circuit. Once that is complete, the technicians will then install new weather-proof conduit from the 1st floor east stairs to the 2nd floor east stairs and the 3rd floor east stairs. To re-supply units 207, 208, 209, 307, 308, and 309 with the SLC circuit. Once that is complete, a new device will need to replace the missing one in unit 405 as found during the inspection. Then 6 new conventional heat detectors will be installed throughout the storage units in the parking garage to correct the missing ones and fix the wiring. Once all repairs are completed, all systems will be restored to normal condition, and new code-compliant tags will be placed.

Labor and Material: \$16,712.04

Approval: _____



SOUTHERN CROSS FIRE PROTECTION, LLC

Attn: Cherie

Location: Excelsior Beach to Bay Condominiums Bldg #4

Date: 07/17/2026

The following scope of work is to troubleshoot the deficiencies noted during the last inspection. The technicians will begin disassembling the circuits and wiring between the 28 devices that are not functioning. In doing so, they will determine if new wiring is needed and if the existing piping is still functional. Once the wires are identified, the technicians will provide a quote to correct the circuits and resupply all units with the SLC.

Note: During the inspection, it was found that some devices had been removed by the tenants during their remodels. Ex: unit 404, both devices no longer exist.

Labor and Material: \$2,130.00

Approval: _____

Cherie Calin



Smartpro Electric

Excelsior beach condo association
6263 Midnight Pass Road
Sarasota, FL 34242

(517) 627-0857
manager@excelsiorcondos.com

ESTIMATE	#14298
TOTAL	\$16,157.00

CONTACT US

4411 3rd Ave E
Bradenton, FL 34208

(941) 355-0117
smartproelectric@yahoo.com

ESTIMATE

Services	qty	unit price	amount
Outdoor landscape lighting	1.0	\$16,157.00	\$16,157.00
Add power and post for 4 additional 120v flood lights.Provide and install 4 120v flood lights.(\$479.00ea)			
Add approx 800ft landscape line and burial.(\$3119.00)			
Provide and install 36 low voltage, color control spot lights.(\$279.00ea)			
Add 2-300watt transformers with photocells.(\$539.00ea)			

Services subtotal: \$16,157.00

Total **\$16,157.00**



Smartpro Electric

Excelsior beach condo association
6263 Midnight Pass Road
Sarasota, FL 34242

(517) 627-0857
manager@excelsiorcondos.com

ESTIMATE
SERVICE DATE

#14236
Mar 25, 2026

CONTACT US

4411 3rd Ave E
Bradenton, FL 34208

(941) 355-0117
smartproelectric@yahoo.com

ESTIMATE

Option #1

Services	qty	unit price	amount
Tennis /Pickleball lighting	1.0	\$0.00	\$0.00
Install LED Light for pickleball/tennis courts	18.0	\$859.00	\$15,462.00
Remove old lighting and support brackets that hold lights Professional installation of energy-efficient LED lighting to enhance visibility and safety on your pickleball or tennis courts, allowing for extended playtime during evenings and improved overall playing experience with reduced energy costs.			
Install new light brackets for poles	6.0	\$417.00	\$2,502.00
6 light poles have multi head brackets Old light brackets holding lights up look to be in bad condition SPE recommend replacing light bull horn brackets when replacing lights make up new wiring in light brackets before install LED lights			
Lift rental	1.0	\$1,612.00	\$1,612.00
Lighting disposal	1.0	\$0.00	\$0.00
SPE will remove old lights from property and dispose of lights properly Any wiring damaged or needing replaced going up the pole ,will be a separate charge			

Services subtotal: \$19,576.00

Subtotal \$19,576.00

Total \$19,576.00

Option #2

Services	qty	unit price	amount
Tennis /Pickleball lighting	1.0	\$0.00	\$0.00
Install Pro Grade Recreational LED Light for pickleball/tennis courts	16.0	\$4,269.00	\$68,304.00
Remove old lighting and support brackets that hold lights Professional installation of high-quality LED lighting designed for pickleball/tennis courts, ensuring optimal visibility for evening play, enhanced safety, and energy efficiency to extend your court's usability and enjoyment after dark. Lights are custom order with 4-6 week Lead time Lights have built in surge protection			

Lights have built in glare guards
Lights have 10-year parts warranty and 1-year standard labor

Install new light brackets for poles	8.0	\$417.00	\$3,336.00
6 light poles have multi head brackets Old light brackets holding lights up look to be in bad condition SPE recommend replacing light bull horn brackets when replacing lights make up new wiring in light brackets before install LED lights Install 2 extra to meet lighting layout			

Lift rental	1.0	\$1,612.00	\$1,612.00
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Lighting disposal	1.0	\$0.00	\$0.00
SPE will remove old lights from property and dispose of lights properly Any wiring damaged or needing replaced going up the pole or feeding the pole ,will be a separate charge			

Services subtotal: \$73,252.00

Subtotal	\$73,252.00
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Total	\$73,252.00
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Job #24412

August 11, 2026

PROPOSAL

Billing:

Excelsior Beach to Bay Condominiums
6263 Midnight Pass Rd
Siesta Key, FL 34242

Job Address / Shipping:

Excelsior Beach to Bay Condominiums
6263 Midnight Pass Rd
Siesta Key, FL 34242

Contact: Scott Burson
Telephone: 708-508-1956
E-mail: Scottburson913@gmail.com

Dear Scott:

Thank you for taking the time to allow me an overview of your project needs. Tennis Holdings Acquisition, LLC dba Fast-Dry Courts proposes to provide the scope of work described resurface two (2) asphalt tennis courts and two (2) pickleball courts, in one battery, measuring 150' x 120', while also converting one of the tennis courts (court #2) into two (2) additional permanent pickleball courts. Remove and replace 40 linear feet of 5' tall divider fence (chain link mesh will be stored for reinstallation upon completion of surfacing), while installing an additional 40 linear feet of 5' tall divider fence for the new pickleball courts, utilizing 3" O.D. DQ40 poly-coated terminal poles, 2-1/2" O.D. DQ40 line poles, 1-5/8" O.D. CQ20 top rail, 8-gauge x 1-3/4" extruded vinyl chain link mesh with fiberglass tension bars and 6-gauge bottom tension wire; additionally straighten and reinforce four (4) line poles within the southwest fence line; remove one (1) pair of existing tennis net posts and center anchor (court #2), grind net post sleeves below grade, backfill, and patch. Remove and replace two (2) pair of pickleball net posts (including footers) on the existing pickleball courts. Install two (2) pair of new pickleball net post footers with PVC sleeves, and center anchors. Pressure clean to remove mildew and flood entire surface; patch low areas greater than +/- 1/8" and cracks wider than +/- 1/16"; **apply 4 coat acrylic color system**, including 2 coats of acrylic resurfacer, 2 coats of acrylic court paint and playing lines to both USTA and USA Pickleball specifications; furnish and install four (4) pair of NeverRust all-aluminum pickleball net posts and nets with center straps; repaint tennis net posts (black) and install one (1) new Six Star II tennis net with center strap for the total cost of **\$35,795.00**. We will install the products per product specification and design adhering to the guidelines of the Florida Building Code.

**** Some competitors may advise applying 3 coat acrylic color system, utilizing only one (1) coat of acrylic resurfacer. An additional coat of acrylic resurfacer adds long term value and extends the life span of your court by filling cracks, providing a smoother surface, and better concealing corrective work, especially fiberglass membrane.***

A basic approach to resurfacing your court would be to simply apply the scope listed above. However, here at FDC, we approach each job with the intent of adding value to our customers. After evaluating the court and the number of cracks that are visible, **we highly recommend that you also apply a fiberglass membrane over entire asphalt surface to help conceal existing cracking and retard future cracking, thus adding value.** This application will also include an additional coat of acrylic resurfacer. This application is **\$7,395.00** in addition to the scope above, and it will help extend the lifespan of your court. In support, most resurfacing jobs are scoped this way. *A 1-year workmanship guarantee is offered with this work, and any guarantee in-line with cracks, hydrostatic pressure, and sub-base settling are excluded.*

Additionally, FDC will furnish and install 208 linear feet of 5' tall heavy-duty divider fence (oriented north-south - per diagram), utilizing 3" O.D. DQ40 poly coated terminal poles, 2-1/2" O.D. DQ40 line poles, 1-5/8" O.D. CQ20 top rail, 8-gauge x 1-3/4" extruded vinyl chain link mesh with fiberglass tension bars and 6-gauge bottom tension wire for the total cost of **\$8,995.00**.

www.fast-dry.com & www.10-s.com

National: (800) 432-2994 - Local: (954) 979-3111 - Fax: (954) 978-8479
CONSTRUCTION < RESURFACING < MAINTENANCE < SUPPLY



Diagram



Fast-Dry Courts has a proven 46-year track record of exceeding customer expectations. As a family-owned and operated company, we have completed over 16,000 projects with professionalism, quality, and performance. Our commitment to quality and professionalism has led the American Sports Builders Association (ASBA) to recognize Fast-Dry Courts for excellence in tennis court construction for an unprecedented 28 years. It also is what allowed us to become the official contractor of the Miami Open, since its move to Hard Rock Stadium in 2019. Furthermore, over 69% of our projects last year came from existing customers or referrals. Fast-Dry Courts is a licensed General Contractor, bondable and insured up to \$3,000,000.00, with all Project Managers having at least 18 years of experience.

Should you wish to move forward, a formal agreement and a deposit will be required prior to job scheduling, material ordering, and commencement. This proposal reflects preliminary budget estimates only and is valid for thirty (30) days unless extended in writing by Fast-Dry Courts. Terms are subject to change pending final design, engineering, and an executed agreement. If you have any further questions, please call me at (800) 432-2994.

Sincerely,

Fast-Dry Courts
Gerry Montovani
Account Executive

www.fast-dry.com & www.10-s.com
National: (800) 432-2994 - Local: (954) 979-3111 - Fax: (954) 978-8479
CONSTRUCTION > RESURFACING > MAINTENANCE > SUPPLY

SIESTA KEY LANDSCAPE, INC

2559 Riverview Court
Sarasota, FL 34231 US
+19413793479
Hope@SiestaKeyLandscape.com
www.siestakeylandscaping.com

Estimate 5305**ADDRESS**

Excelsior Beach to Bay
Condominiums
6263 Midnight Pass Rd
Siesta Key, FL 34242

SHIP TO

Excelsior Beach to Bay
Condominiums
6263 Midnight Pass Rd
Siesta Key, FL 34242

DATE
07/22/2026

TOTAL
\$18,557.50

**EXPIRATION
DATE**
08/22/2026

SALES1

aws

ACTIVITY**QTY****RATE****AMOUNT****~~Landscape Products:~~Landscape Materials**

1

11,420.00

11,420.00

Main Breezeway

140 Dwarf Bougainvillea 3G \$38 each

80 Liriope 3G \$35 each

30 Pink Oleander 7G \$65 each

20 Variegated Shell Ginger 3G \$35 each

10 Dombeya 7G \$65 each

~~Landscape Products:~~Comand Soil

5

95.00

475.00

5 yards Comand Soil (by the yard)

~~Landscape Products:~~Coco Brown Mulch

225

8.50

1,912.50

3 pallets Coco Brown Mulch

~~Landscape Products:~~Installation - Landscaping

1

3,550.00

3,550.00

Remove taller, stems in Areca palms.

Remove existing Sellom plants.

Remove existing ground cover plant material.

Install above landscape material

~~Irrigation:~~Irrigation Project

1

1,200.00

1,200.00

Irrigation project budget

Main Breezeway

TOTAL**\$18,557.50**

THANK YOU.

Accepted By

Accepted Date

SIESTA KEY LANDSCAPE, INC
 2559 Riverview Court
 Sarasota, FL 34231 US
 +19413793479
 Hope@SiestaKeyLandscape.com
 www.siestakeylandscaping.com

Estimate 5304



ADDRESS	SHIP TO	DATE	TOTAL	EXPIRATION DATE
Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	07/22/2026	\$28,293.00	08/22/2026

SALES1
aws

ACTIVITY	QTY	RATE	AMOUNT
Landscape Products: Landscape Materials	1	8,288.00	8,288.00
Building 1:			
10 Nora Grant Ixora 7G \$65 each (along gym windows)			
8 Liriope 1G \$8.50 each (under red awning)			
3 Seminole Pink Hibiscus 7G \$65 each (next to AC units)			
8 Maui Ixora 7G \$65 each (next to AC units)			
10 Seminole Pink Hibiscus 7G \$65 each			
12 Variegated Shell Ginger 7G \$65 each			
30 Podocarpus 15G \$125 each (along backside of buildings and in between tennis courts & AC units)			
15 White Ginger 7G \$65 each (in sunken bed behind building)			
10 Red Ti plant 3G \$35 each (to complete bed at garage fence)			
10 Liriope 3G \$35 each (to complete bed at garage fence)			
Landscape Products: Comand Soil	10	95.00	950.00
10 yards Comand Soil (by the yard)			
Landscape Products: Coco Brown Mulch	750	8.50	6,375.00
10 yards Coco Brown Mulch			
Landscape Products: Installation - Landscaping	1	9,880.00	9,880.00
Remove old existing plant material next to AC units.			
Remove existing Liriope ground cover net to office.			
Install above landscape material.			
Irrigation: Irrigation Project	1	2,800.00	2,800.00
Irrigation budget			

TOTAL \$28,293.00

THANK YOU.

Accepted By

Accepted Date

SIESTA KEY LANDSCAPE, INC

2559 Riverview Court
Sarasota, FL 34231 US

+19413793479

Hope@SiestaKeyLandscape.com

www.siestakeylandscaping.com

Estimate 5306



ADDRESS	SHIP TO	DATE	TOTAL	EXPIRATION DATE
Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	07/22/2026	\$28,670.00	08/22/2026

SALES1

aws

ACTIVITY	QTY	RATE	AMOUNT
Landscape Products:Landscape Materials Building 2	1	10,845.00	10,845.00
1 White Bird of Paradise 15G \$135 (next to exit garage)			
15 Podocarpus 15G \$125 each (front of AC units)			
3 New River Bougainvillea trellis 7G \$95 each (next to small bench)			
3 Indian Hawthorne 7G \$65 each (to complete small hedge)			
12 Red Hibiscus 7G \$65 each (in front of AC units)			
24 Lobster Claw Heliconia 3G \$35 each			
45 Podocarpus 15G \$125 each (for hedge around building)			
30 Pink Oleander 7G \$65 each (for hedge around building)			
Landscape Products:Comand Soil 10 yards Comand Soil (by the yard)	10	95.00	950.00
Landscape Products:Coco Brown Mulch 10 yards Coco Brown Mulch	750	8.50	6,375.00
Landscape Products:Installation - Landscaping Remove existing Hibiscus and Oyster plants back of building. Remove stumps next to small bench. Remove Oyster plant. Remove Star Jasmine next to entry garage. Remove existing plant material west side of the building. Install above landscape material.	1	8,950.00	8,950.00
Irrigation:Irrigation Project Irrigation budget Building 2	1	1,550.00	1,550.00

TOTAL

\$28,670.00

THANK YOU.

Accepted By

Accepted Date

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Estimate 5307



ADDRESS	SHIP TO	DATE	TOTAL	EXPIRATION DATE
Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	07/22/2026	\$41,956.50	08/22/2026

SALES1

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ACTIVITY	QTY	RATE	AMOUNT
Landscape Products: Landscape Materials Building 3	1	22,314.00	22,314.00
10 Pandanus 7G \$65 each (to complete line of plant mater to corner of building)			
9 Podocarpus 15G \$125 each (around AC units east side)			
2 White Bird of Paradise 7G \$85			
13 Podocarpus 15G \$125 each (in front of AC units south area)			
15 Podocarpus 15G \$125 each (in front of AC units west end)			
14 Plumbago 7G \$65 each (in AC bed)			
12 Pink Oleander 7G \$65 each			
24 Dwarf Bougainvillea 3G \$38 each (right side of tennis court)			
8 Traveler Palms 15G \$185 each (along right side of tennis court in between Building 3)			
95 Podocarpus 15G \$125 each (around backside of building)			
24 Dwarf Bougainvillea 3G \$38 each (in bump out spaces)			
Landscape Products: Comand Soil 14 yards Comand Soil (by the yard)	14	95.00	1,330.00
Landscape Products: Coco Brown Mulch 11 pallets Coco Brown Mulch	825	8.50	7,012.50
Landscape Products: Installation - Landscaping Remove old existing plant material. Remove Shilling bushes- southwest corner. Remove existing Shillings next to stairwell. Install above Landscape Material.	1	9,750.00	9,750.00
Irrigation: Irrigation Project Irrigation project budget. Building 3	1	1,550.00	1,550.00

TOTAL \$41,956.50

THANK YOU.

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 Sarasota, FL 34231 US
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 www.siestakeylandscaping.com

Estimate 5308



ADDRESS	SHIP TO	DATE	TOTAL	EXPIRATION DATE
Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	07/22/2026	\$57,937.50	08/22/2026

SALES1

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ACTIVITY	QTY	RATE	AMOUNT
Landscape Products: Building 4	1	29,265.00	29,265.00
9 Pink Oleander 7G \$65 each (front of stairwell)			
1 Jathropa Tree 7G \$85 (left side of stairwell)			
38 Podocarpus 15G \$125 each (in front of AC units)			
2 New River Bougainvillea trellis 7G \$85 each (at Ischia sign)			
5 Podocarpus 15G \$125 each (at AC units north side)			
8 Pink Oleander 7G \$75 each (north side wall)			
12 New River Bougainvillea trellis 7G \$95 each (to grow up lattice- east side of garage opening)			
12 Sellom plants 7G \$65 each (under large Oak east side)			
12 New River Bougainvillea trellis 7G \$95 each (to grow up lattice-2nd opening east side garage)			
1 Triple stem Christmas Palm 45G \$750			
24 Pink Oleander 7G \$65 each			
12 Nora Grant Ixora 7G \$65 each			
24 Indian Hawthorne 3G \$35 each			
2 Jathropa Trees 7G \$85 each (back stairwell)			
2 Crepe Myrtle Trees 15G \$145 each (in corners on buildings)			
120 Podocarpus 15G \$125 each			
Landscape Products: 18 yards Comand Soil (by the yard)	18	95.00	1,710.00
Landscape Products: 15 pallets Coco Brown Mulch	1,125	8.50	9,562.50
Landscape Products: Installation - Landscaping InstallationRemove stumps at Ischia sign. Remove old Hibiscus around small bank of AC units north side and east side in front of AC unit. Remove old Dracinia trees and Oyster plants. Install above landscape material	1	9,750.00	9,750.00
Landscape Products: Install lattice system at east side of garage opening	1	2,400.00	2,400.00

ACTIVITY	QTY	RATE	AMOUNT
Landscape Products: Landscape Project Install same lattice system in second opening east side of garage	1	2,400.00	2,400.00
Irrigation: Irrigation Project Irrigation project budget	1	2,850.00	2,850.00

Building 4

TOTAL	\$57,937.50
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THANK YOU.

Accepted By

Accepted Date

SIESTA KEY LANDSCAPE, INC
 2559 Riverview Court
 Sarasota, FL 34231 US
 +19413793479
 Hope@SiestaKeyLandscape.com
 www.siestakeylandscaping.com

Estimate 5309



ADDRESS	SHIP TO	DATE	TOTAL	EXPIRATION DATE
Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	Excelsior Beach to Bay Condominiums 6263 Midnight Pass Rd Siesta Key, FL 34242	07/22/2026	\$62,820.00	08/22/2026

SALES1

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ACTIVITY	QTY	RATE	AMOUNT
Landscape Products:Landscape Materials Building 5	1	34,280.00	34,280.00
5 Podocarpus 15G \$125 each (small bank of AC units)			
6 Pandanus 7G \$65 each (in same bed)			
3 Triple stem Christmas Palms 45G \$750 each (south side of building)			
33 Podocarpus 15G \$125 each (in front of AC units)			
18 Dwarf Pink Oleander 3G \$35 each			
12 Variegated Shell Ginger 3G \$35 each (back stairwell)			
4 White Birds of Paradise 15G \$135 each (west side beds)			
20 Pink Oleander 7G \$65 each (southwest beds)			
12 New River Bougainvillea trellis 7G \$95 each (to grow up lattice)			
140 Podocarpus 15G \$125 each (to wrap around building)			
3 Triple stem Christmas Palms 45G \$750 each (at opening facing pool)			
15 Blue Plumbago 7G \$65 each			
5 Lady Palms 7G \$85 each (northside)			
18 Red Hawaiian Ti plants 7G \$65 each (north side)			
Landscape Products:Comand Soil 12 yards Comand Soil (by the yard)	12	95.00	1,140.00
Landscape Products:Coco Brown Mulch 16 pallets Coco Brown Mulch	1,200	8.50	10,200.00
Landscape Products:Installation - Landscaping Remove old Shillings Bushes Remove old Sellom plants at stairwell. Leave existing Red Hot Hibiscus plants facing pool. Install above landscape material.	1	11,250.00	11,250.00
Tree:Stump Grinding Grind old stumps	1	750.00	750.00
Landscape Products:Landscape Project Install lattice system at south opening of garage	1	2,400.00	2,400.00
Irrigation:Irrigation Project Irrigation budget	1	2,800.00	2,800.00

Building 5

TOTAL	\$62,820.00
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THANK YOU.

Accepted By

Accepted Date



15519 U.S. Hwy 441
Eustis, FL 32726
Office: 352-735-8285
Fax: 352-609-5165

Excelsior Condo's
6263 Midnight Pass Rd.
Siesta Key, FL. 34242
Attn: John Bellano

7.20.2026

Payment Terms for Replacement Generators

Payment Terms as follows;

Bayside Generator and Transfer Switch replacement deposit required	\$ 55,000.00
Payment due upon delivery of equipment	\$ 40,000.00
Balance due upon completion	\$ 41,155.65
Total	\$ 136,155.65

Payment Terms as follows;

Gulfside Generator and Transfer Switch replacement deposit required	\$ 60,000.00
Payment due upon delivery of equipment	\$ 40,000.00
Balance due upon completion	\$ 46,510.39
Total	\$ 146,273.39

Thank you,

David Kornstadt
941-724-2979
Commercial Account Executive
Accurate Power and Technology, Inc.
davidk@accuratepowerandtechnology.com