

MAINTENANCE PLAN SUPPLEMENT

Note: The Concessioner must complete all DM within the first two years of the Contract.

| FMSS Code | FMSS WO# | Location | Work Subtype | Work Order Long Description | Qty | UOM | Priority Year |
|-----------|----------|--|--------------|---|-----|-----|---------------|
| 66876 | 13062823 | FLPH 491 Employee Laundry | DM | Replace the broken window glass in the center window on the front side of the building. | 1 | EA | 2017 |
| 66876 | 13602297 | FLPH 491 Employee Laundry | RMDM | Prepare and paint the concrete floor. The paint is severely worn and peeling in some areas. | 112 | SF | 2017 |
| 67149 | 13603354 | FLPH 412E Flamingo Concession Housing | RMDM | Prepare and paint the drywall ceiling finish. Repair drywall ceiling up to 5% in Building 1. | 860 | SF | 2017 |
| 67149 | 13603349 | FLPH 412E Flamingo Concession Housing | RMDM | Prepare and paint the drywall ceiling finish. Repair drywall ceiling up to 5% in Building 2. | 860 | SF | 2017 |
| 67149 | 13603359 | FLPH 412E Flamingo Concession Housing | RMDM | Prepare and paint the drywall ceiling finish. Repair drywall ceiling up to 5% in Building 3. | 860 | SF | 2017 |
| 67149 | 13603347 | FLPH 412E Flamingo Concession Housing | RMDM | Replace sheet vinyl throughout Building 1. The sheet vinyl is stained, peeling at the seams, scratched, and generally past its useful life. | 860 | SF | 2017 |
| 67261 | 13602331 | FLMY 421 Concession Storage Bldg | DM | Repair the tongue and groove boards. The boards have slightly warped due to water leaks. Clean out warped areas and caulk. | 20 | SF | 2017 |
| 67149 | 13602345 | FLPH 412E Flamingo Concession Housing | DM | Repair the concrete sidewalks by filling cracks with epoxy or another material to prevent further cracking of the sidewalk. | 163 | SF | 2017 |

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| 67150 | 13602347 | FLPH 413F Flamingo Concession Housing | DM | Repair spots of spalding concrete and cracking at the midpoint of each building near the exterior wall and where the walkway connects between buildings. | 10 | SF | 2017 |
| 67150 | 13602350 | FLPH 413F Flamingo Concession Housing | DM | Repair the concrete sidewalks by filling cracks with epoxy or another material to prevent further cracking of the sidewalk. | 110 | SF | 2017 |
| 67149 | 13602357 | FLPH 412E Flamingo Concession Housing | DM | Repair spots of spalding concrete and cracking at the midpoint of each building near the exterior wall and where the walkway connects between buildings. | 10 | SF | 2017 |
| 81276 | 283747-CRDM | FLPH Flamingo Housing Grounds [trailer pads] | CRDM | Remove asphalt and replace. Asphalt pull-in surface is badly cracked with vegetation growth . | 300 | EA | 2017 |
| 81276 | 283750-CRDM | FLPH Flamingo Housing Grounds [trailer pads] | CRDM | Remove asphalt and replace. Asphalt pull-in surface is badly cracked with vegetation growth . | 300 | EA | 2017 |
| 81276 | 283753-CRDM | FLPH Flamingo Housing Grounds [trailer pads] | CRDM | Remove asphalt and replace. Asphalt pull-in surface is badly cracked with vegetation growth . | 300 | EA | 2017 |
| 81276 | 283756-CRDM | FLPH Flamingo Housing Grounds [trailer pads] | CRDM | Remove asphalt and replace. Asphalt pull-in surface is badly cracked with vegetation growth . | 300 | EA | 2017 |
| 81276 | 283887-CRDM | FLPH Flamingo Housing Grounds [trailer pads] | CRDM | Remove asphalt and replace. Asphalt pull-in surface is badly cracked with vegetation growth . | 300 | EA | 2017 |

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| 81276 | 515255-CRDM | FLPH Flamingo Housing Grounds [trailer pads] | CRDM | Remove asphalt and replace. Asphalt pull-in surface is badly cracked with vegetation growth . | 300 | EA | 2017 |
| 66876 | 131769-CRDM | FLPH 491 Employee Laundry | CRDM | Remove remaining asphalt roll roofing and replace with approved roofing for minimum pitch condition. Replace dented and rusted perimeter metal drip edge fascia - 60 LF. | 234 | SF | 2017 |
| 67223 | 13602829 | FLVC 470 Tour Boat Rental Office | DM | Sand, prime, and paint the four steel anglers. The anglers are severely rusted due to lack of maintenance. | 4 | SF | 2017 |
| 67149 | 13602906 | FLPH 412E Flamingo Concession Housing | DM | Repair concrete columns by cleaning out the cracked areas and filling with epoxy or some other material to resist further deterioration of the columns. | 110 | SF | 2017 |
| 67149 | 13602907 | FLPH 412E Flamingo Concession Housing | DM | Replace seven exterior jalousie broken windows. The windows no longer close tight or have broken glass panes. | 5 | EA | 2017 |
| 67150 | 13602911 | FLPH 413F Flamingo Concession Housing | DM | Replace seven exterior jalousie broken windows. The windows not longer close tight or have broken glass panes. | 7 | EA | 2017 |
| 67150 | 13602912 | FLPH 413F Flamingo Concession Housing | DM | Repair concrete columns by cleaning out the cracked areas and filling with epoxy or some other material to resist further deterioration of the columns. | 92 | SF | 2017 |
| 66876 | 13603127 | FLPH 491 Employee Laundry | DM | Replace rotten 1"x8"x17' wood fascia on front of | 17 | SF | 2017 |

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| | | | | building and paint. | | | |
| 67209 | 13603128 | FLVC 466 Flamingo Marina Store | DM | Replace rusted and dented gutters to match roof. Replace rusted metal strip behind gutters. | 45 | SF | 2017 |
| 66876 | 536165- CRDM | FLPH 491 Employee Laundry | CRDM | Replace and relabel electrical panelboard. Panelboard is rusted, including switches, and has handwritten labels, which could be made more clear. | 1 | EA | 2017 |
| 67149 | 67149- D5010-1- CRDM | FLPH 412E Flamingo Concession Housing | CRDM | Replace and relabel electrical panelboard. Panelboard is severely rusted and label is moldy and degraded to point of being nearly unreadable. | 1 | EA | 2017 |
| 67150 | 67150- D5010-3- CRDM | FLPH 413F Flamingo Concession Housing | CRDM | Replace and relabel electrical panelboards. Boxes are severely rusted, and also require labels for panel specifications, and better switch listings. | 3 | EA | 2017 |
| 67149 | 13603355 | FLPH 412E Flamingo Concession Housing | RMDM | Replace sheet vinyl throughout Building 2. The sheet vinyl is stained, peeling at the seams, scratched, and generally past its useful life. | 860 | SF | 2017 |
| 67150 | 67150- D3040-2- CRDM | FLPH 413F Flamingo Concession Housing | CRDM | Replace ceiling fan/light fixture. Units have rust, deformed blades, missing light covers and are at the end of their service life. | 16 | EA | 2017 |
| 67149 | 13603153 | FLPH 412E Flamingo Concession Housing | DM | Replace continuous screen, 4" wide from the soffits. Screen has reached it's projected life and is failing. | 133 | SF | 2017 |
| 67150 | 13603159 | FLPH 413F Flamingo Concession Housing | DM | Replace continuous screen, 4" wide from the soffits. Screen has reached it's projected | 176 | SF | 2017 |

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| | | | | life and is failing. | | | |
| 67209 | 67209-C3010-6-CRDM | FLVC 466 Flamingo Marina Store | CRDM | Replace drywall as it appears that much of it was torn out in order to replace plumbing piping. | 53 | SF | 2017 |
| 67261 | 134737-CRDM | FLMY 421 Concession Storage Bldg | CRDM | Replace existing built up roof. Existing built up roof has exceeded it's projected life and is in a state of failing. Recommend replacing with fully adhered 60 mil EPDM. | 2012 | SF | 2017 |
| 67209 | 13603475 | FLVC 466 Flamingo Marina Store | DM | Replace the broken tiles located in both shower rooms. The tiles are either broken or missing along the cove at the bottom of the walls. | 16 | SF | 2017 |
| 67209 | 13603990 | FLVC 466 Flamingo Marina Store | DM | Remount sink faucet on left sink in men's bathroom. Faucet is loose. | 2 | EA | 2017 |
| 67150 | 453486-CRDM | FLPH 413F Flamingo Concession Housing | CRDM | Replace fire alarm system, for 13,600 SF, located in kitchen. Four zone system, covers both 67150 (7200 SF) and 67149 (5400 SF). The system does not appear to be working. | 1 | EA | 2017 |
| 67149 | 67149-D5020-8-CRDM | FLPH 412E Flamingo Concession Housing | CRDM | Replace lamppost light fixture. Post exterior is 100% rusted and fixture on top of post is missing, including bulb and cover. | 1 | EA | 2017 |
| 67209 | 67209-B3010-1-CRDM | FLVC 466 Flamingo Marina Store | CRDM | Replace rusted galvanized corrugated sheet roofing with matching standing seam metal of the main building. | 220 | SF | 2017 |

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| 67149 | 13604672 | FLPH 412E Flamingo Concession Housing | DM | Replace bathroom exhaust fan. Fan is missing from housing in Building 1 shared bathroom. | 1 | EA | 2017 |
| 67150 | 13604673 | FLPH 413F Flamingo Concession Housing | DM | Remount exhaust fan. Fan in Room 18 is partially disconnected and hanging from the ceiling. Fan in Building 4 bathroom also requires remounting. | 2 | EA | 2017 |
| 67149 | 13604675 | FLPH 412E Flamingo Concession Housing | DM | Replace covers for AC units or entire units. Two units in Building 1 do not have covers, including in the kitchen, and cover for unit in room 11 is not fully attached. | 3 | EA | 2017 |
| 67149 | 13603353 | FLPH 412E Flamingo Concession Housing | RMDM | Replace sheet vinyl throughout Building 3. The sheet vinyl is stained, peeling at the seams, scratched, and generally past its useful life. | 860 | SF | 2017 |
| 67150 | 13603370 | FLPH 413F Flamingo Concession Housing | RMDM | Replace sheet vinyl throughout Building 4. The sheet vinyl is stained, peeling at the seams, scratched, and generally past its useful life. | 860 | SF | 2017 |
| 67150 | 13603367 | FLPH 413F Flamingo Concession Housing | RMDM | Replace sheet vinyl throughout Building 5. The sheet vinyl is stained, peeling at the seams, scratched, and generally past its useful life. | 860 | SF | 2017 |
| 67150 | 13603363 | FLPH 413F Flamingo Concession Housing | RMDM | Replace sheet vinyl throughout Building 6. The sheet vinyl is stained, peeling at the seams, scratched, and generally past its useful life. | 860 | SF | 2017 |

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| 67150 | 13603368 | FLPH 413F Flamingo Concession Housing | RMDM | Replace sheet vinyl throughout Building 7. The sheet vinyl is stained, peeling at the seams, scratched, and generally past its useful life. | 860 | SF | 2017 |
| 67209 | 13603474 | FLVC 466 Flamingo Marina Store | RMDM | Replace Attached acoustical ceiling tiles (12"x12") located throughout the store (1575 SF) every 20 years. The tiles are cupped, stained, and past their useful life. | 1575 | SF | 2017 |
| 67209 | 13603477 | FLVC 466 Flamingo Marina Store | RMDM | Replace the fiberglass reinforced ceiling covering in the walk-in cooler (255 SF). The Ceiling is leaking and badly stained. | 255 | SF | 2017 |
| 67150 | 13604682 | FLPH 413F Flamingo Concession Housing | DM | Replace AC units. There is no unit in the through wall housing in room 18. Unit in Building 4 has no cover, and corroded tubes. Unit in room 15 has duct tape at top of cover. | 3 | EA | 2017 |
| 81276 | 283744- CRDM | FLPH Flamingo Housing Grounds [trailer pads] | CRDM | Replace the concrete pad. It is broken and cracked from tree roots and need to be removed and replaced. | 160 | EA | 2017 |
| 67209 | 13605517 | FLVC 466 Flamingo Marina Store | DM | Replace GFI outlet and cover. Outlet in men's bathroom does not deliver electricity and is also loose. | 1 | EA | 2017 |
| 67209 | 13605519 | FLVC 466 Flamingo Marina Store | DM | Replace service disconnect switch. Service disconnect switch for this panel is rusted and broken. The rest of the panel is in fair condition. | 1 | EA | 2017 |
| 67223 | 288283- CRDM | FLVC 470 Tour Boat Rental Office | CRDM | Replace the plywood siding on the exterior of the building. The siding is deteriorated and past its useful life. | 422 | SF | 2017 |

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| 67150 | 13605952 | FLPH 413F Flamingo Concession Housing | DM | Remount light fixtures. One fixture on Building 4 is rotated out of plumb; one is missing a cover and bulb. One fixture on Building 7 is detached from its wall mount and hanging by electrical wires. | 3 | EA | 2017 |
| 67149 | 287736- CRDM | FLPH 412E Flamingo Concession Housing | CRDM | Replace the T1-11 plywood siding on the exterior of the buildings. The siding is delaminating, has raised grain, and has reached the end of its useful life. | 1632 | SF | 2017 |
| 67150 | 289588- CRDM | FLPH 413F Flamingo Concession Housing | CRDM | Replace the T1-11 plywood siding on the exterior of the buildings. The siding is delaminating, has raised grain, and has reached the end of its useful life. | 3840 | SF | 2017 |
| 67223 | 67223- B2030-1- CRDM | FLVC 470 Tour Boat Rental Office | CRDM | Replace the wood door. The bottom of the door is split and delaminated. | 1 | EA | 2017 |
| 67209 | 67209- C3010-7- CRDM | FLVC 466 Flamingo Marina Store | CRDM | Replace the wood paneling as it has deteriorated due to moisture and age. | 100 | SF | 2017 |
| 67150 | 13605958 | FLPH 413F Flamingo Concession Housing | DM | Replace exit lighting fixture. Exposed wiring appears to be where exit sign was once mounted, Building 6. | 1 | EA | 2017 |
| 81276 | 13606713 | FLPH Flamingo Housing Grounds [trailer pads] | DM | Repair the PVC conduit connections to the cable box. It is broken, replace. | 1 | EA | 2017 |
| 81276 | 13606722 | FLPH Flamingo Housing Grounds [trailer pads] | DM | Repair the PVC conduit connections to the cable box. It is broken, replace. | 1 | EA | 2017 |