



Bat Belfrys Inc.  
1690 Pine Island Road  
Merritt Island, FL 32953

18 March 2020

Eastlake Woodlands Condominium VII  
Home Owners Association  
Oldsmar, FL

Re: Eastlake Woodlands Condominium VII

Dear Carol:

Thank you for considering the use of bat houses on your property. Well designed bat houses, when properly located, are highly effective at managing bat colonies that have been humanely evicted from structures. Bats should be considered a community asset, and proper management of these important mammals plays a critical role in their protection. Bats provide unsurpassed control of night-flying insects, and fewer insects means less dependence on pesticides, which, in turn, reduces human exposure to toxins and potentially dangerous chemicals.

## RISKY BUSINESS

Aerosol delivery of insecticides has recently been linked to an increased risk of autism, asthma, and other respiratory ailments, and it is known that these chemicals are residual in soil and ground water where they ultimately find their way into coastal waterways and estuaries. The accumulation of these compounds results in elevated toxicity levels that pose a threat to wildlife and humans alike. It is also documented that many of the toxins used in pesticides accumulate in the fat cells of virtually all animals, including humans, and over a lifetime may contribute to a wide variety of ailments, from nutrient deficiencies to complex and often fatal diseases like cancer and Parkinson's syndrome. It follows then that the most beneficial impact of biological insect control is the eventual elimination of pesticide use.

## BATS ROCK!

Bats are the primary predators of night flying insects, including many of the bugs that bedevil our lives: gnats, midges, mosquitoes, beetles, termites, and a myriad of other insects are eaten by bats every night. The cumulative impact of just 1,000 bats, a fairly small colony, is impressive and can quite easily result in the eradication of over 3 million insects in a single night, or over 1 billion over the course of a year! This impact continues exponentially as the bats interrupt the reproductive cycle of the insects and prevent many billions of future insects through biological birth control. It is easy to see that this long-term insect control is impossible for artificial methods like the use of pesticides to duplicate.

## BAT HOUSES

The three-chambered bat houses which I build become occupied by bats 95% of the time when used in conjunction with humane evictions; however, there are no guarantees. Wildlife can be difficult to predict and bat house use may be intermittent due to weather or other conditions over which I have no control.

There are several ways to integrate bat houses into communities but the most logical first step is to identify potential bat house sites based on simple habitat assessment. I've attached an aerial map of your community with several bat house location indicated, and based on the estimated bat population I recommend installing 5 houses which will accommodate 1,500 bats.

## COST

Final bat house locations are chosen based on site assessment, habitat, and community needs. Once locations are chosen the bat houses will be installed by Bat Belfrys, a Florida not for Profit Corporation that has installed over 1,000 bat houses throughout Florida.

Each installation includes a 3-chambered bat house that will accommodate up to 300 bats, a 12 foot long Schedule 40 2"OD aluminum pole, a pivot pole mount, all hardware and fasteners, 50 lbs of concrete, and labor. The cost for each installation is \$400.00 + FL sales tax, if applicable.

Bat Belfrys accepts checks, credit cards, or government purchasing cards for payment.

## PUBLIC EDUCATION COUNTS!

It has been the experience of the Florida Bat Conservancy that public education is also critical to bat house success, and we are available to provide environmental education through programs and printed media. Programs can be general or specific, but the goal is to bust commonly believed myths and misconceptions about bats and replace them with the latest scientific discoveries and facts. This knowledge helps build public support for the project and encourages citizens to actively participate in population and migration studies periodically conducted by the Florida Bat Conservancy.

Educational programs can be structured in a variety of ways for all age groups, from workshops that teach participants the "Dos and Don'ts" of bat house construction to theatre style presentations that use vivid imagery and living bats to illustrate their importance to mankind.

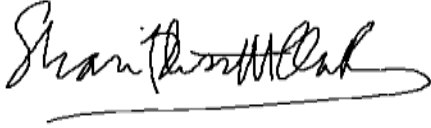
Program honorariums are \$150.00 and support the conservation initiatives of the Florida Bat Conservancy.

Please let me know if you have any questions or require additional information. Aside from the aerial map, I have attached an abbreviated reference list and a few photos of bat house installations in other communities.

Finally, I encourage you to use bat houses to manage the bats once they are evicted from the buildings so they may continue to be an asset to your community.

Thank-you for your consideration and I look forward to answering any questions you might have about bats and bat houses.

Kind regards,



Shari Blissett Clark

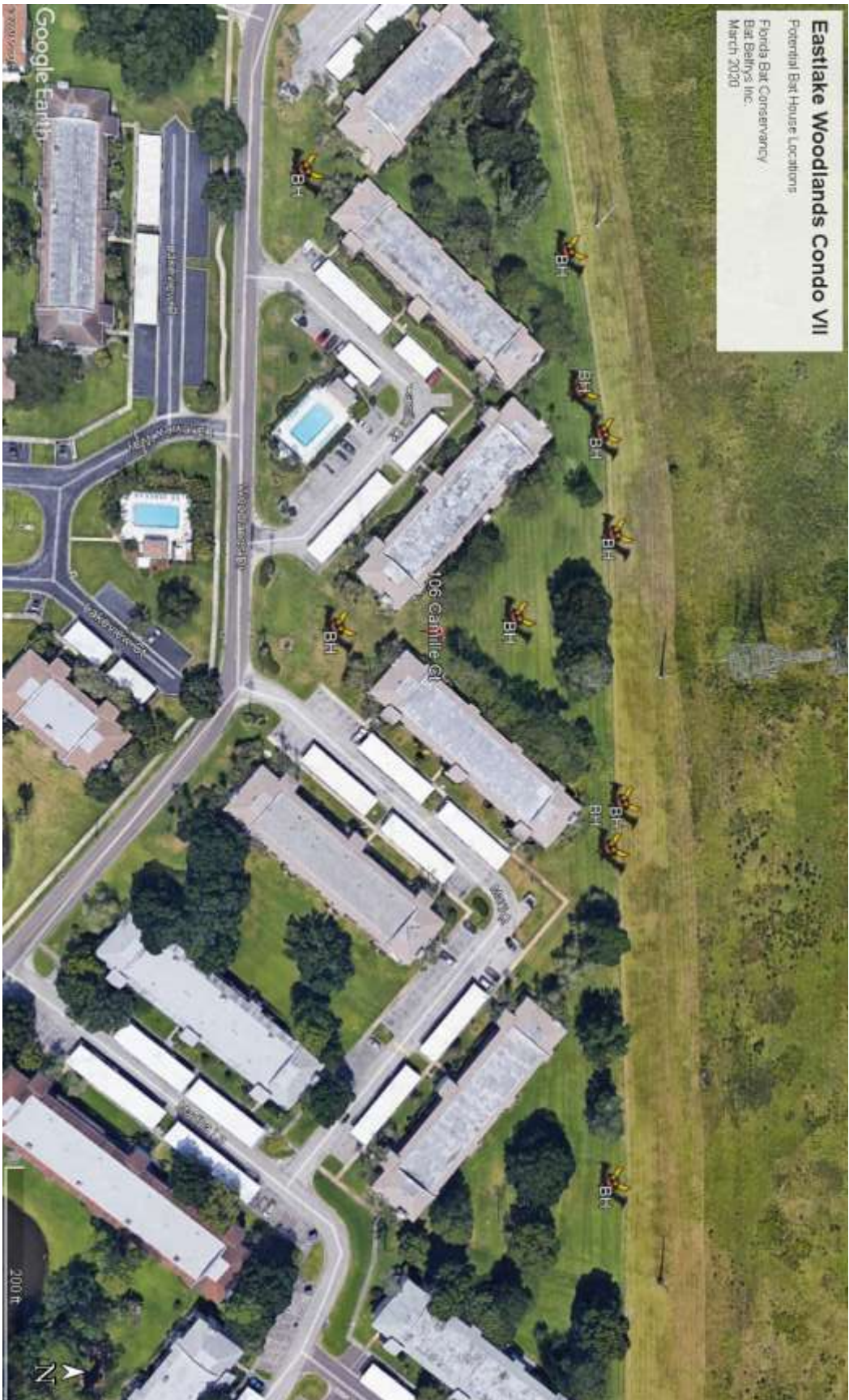
The Florida Bat Conservancy  
[www.floridabats.org](http://www.floridabats.org)

Bat Belfrys Inc.  
[batbelfrys@gmail.com](mailto:batbelfrys@gmail.com)

Attachments:

- Bat House locator map - Attachment "A"
- Reference List – Attachment "B"
- Photos – Attachment "C"
- Contract – Attachment "D"
- Sample Certificate of Insurance – Attachment "E"

# Attachment A: Potential Bat House Locations



**Bat Belfrys Inc.**

1690 Pine Island Road  
Merritt Island, FL 32953-6613  
321-890-6154

**Attachment B: References**

Abbreviated Customer List: please contact Bat Belfrys for specific references.

**Communities / Organizations using Bat Belfrys bat houses:**

- |   |                                       |
|---|---------------------------------------|
| City of Fernandina Beach, Amelia Island | Charlotte Harbor Preserve State Park, |
| City of Fellsmere                       | Punta Gorda                           |
| City of Rockledge                       | Lake County Water Management          |
| Town of Melbourne Beach                 | District                              |
| City of Satellite Beach                 | Ludlam Trail, Miami                   |
| City of Orlando                         | W.T. Bland Public Library, Mount Dora |
| Broken Sound Club, Boca Raton           | West Melbourne Library, Melbourne     |
| Villages of Bloomingdale, Riverview     | Marine Resources Council, Melbourne   |
| Lost Lakes Country Club, Hobe Sound     | Environmentally Endangered Lands      |
| The Oaks, Hobe Sound                    | Program, Brevard County               |
| Oak Harbor, Vero Beach                  | USPS, Tampa                           |
| East Lake Woodlands, Tampa              | Zoo Miami, Miami                      |
| Naples Bath & Tennis, Naples            | Florida State Parks                   |
| Sea Watch, Boca Grande                  | Florida Fish & Wildlife Conservation  |
| Sea Oats, Boca Grande                   | Commission                            |
| Emerald Park, Melbourne                 | Eastern Florida State College,        |
| Forest Creek, Melbourne                 | Melbourne Campus                      |
| Quail Ridge, Melbourne                  | The Refuge, Ocklawaha                 |
| Del Webb Spruce Creek, Summerfield      | Patrick AFB, Melbourne Beach          |
| Del Webb Stone Creek, Ocala             | Lyall Farms, Ocala                    |
| Greenwood/Lake Davis, Orlando           | Audubon Elementary, Merritt Island    |
| The Great Outdoors, Titusville          | Florida Department of Environmental   |
| Fountain Square Condos, Clearwater      | Protection (FDEP)                     |
| Riverwood, Port Charlotte               | Florida Fish & Wildlife Conservation  |
| Sawgrass Preserve, Port Charlotte       | Commission (FWC)                      |
| Marriott's Grande Vista Resort, Orlando | Costa Farms, Miami                    |
| Argos Cement, Tampa                     | Mounts Botanical Garden, West Palm    |
| 1000 Islands, Cocoa Beach               | Beach                                 |
| Gasparilla State Park, Boca Grande      | Bok Tower Gardens, Lake Wales         |

## Attachment C: Photos

Hobe Sound Golf Course, Hobe Sound, FL



Larry Schultz Park, City of Rockledge, FL





Villages of Bloomingdale, Riverview, FL



Greenwood/Lake Davis Community, Orlando, FL



Babcock/Webb WMA, Port Charlotte, FL (monitored for use by USFWS)

This Contract is entered into by and between BAT BELFRYS INC., a Florida not-for-profit Corporation hereinafter referred to as the "First Party", and \_\_\_\_\_, [AN INDIVIDUAL, OR TYPE OF BUSINESS ENTITY] herein after referred to as the "Second Party". The term of this Agreement shall begin on \_\_\_\_\_ and shall continue for 90 days or through its termination date of completion of work, whichever occurs first.

The specific terms of this Contract are as follows:

1. The First Party (Bat Belfrys) agrees to install 5 bat houses within the property boundary of the Second Party located at \_\_\_\_\_ as outlined in the Proposal dated 18 March 2020. Final installation sites are subject to approval by the property manager and/or their empowered designee.

Cost of Project: \$ 2,000.00  
6.5% FL sales tax: \$ 120.00  
**Total:** \$ 2,120.00

**Attachment D: Contract**

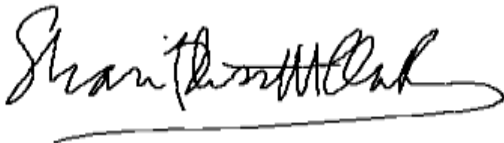
Components included in each installation:

- One 3-chambered bat house
- One Pivot-pole mount & hardware
- One Schedule 40 - 2"OD 12' aluminum pole & hardware
- 50 lbs. concrete
- Labor

In consideration of the mutual promises set forth herein, the First Party covenants and agrees that it shall: Determine suitable locations for bat houses based on the absence of overhead obstructions, underground utilities, and other site conditions, and attain approval for each site from a representative of the Second Party prior to commencement of work.

The Second Party covenants and agrees that it shall: Make available a representative empowered to make decisions on behalf of the Second Party, and shall allow the First Party sufficient access to the property to fulfill the terms of this contract.

This Contract may not be modified in any manner unless in writing and signed by both Parties. This document and any attachments hereto constitute the entire agreement between the Parties. This Contract shall be binding upon the Parties, their successors, heirs and assigns and shall be enforced under the laws of the State of Florida.



\_\_\_\_\_  
(Signature)  
Shari Blissett-Clark  
(Printed Name)

\_\_\_\_\_  
(Signature)  
\_\_\_\_\_  
(Printed Name)

President, Bat Belfrys Inc.  
(Title)

\_\_\_\_\_  
(Title)

Date: 18 March, 2020

Date: \_\_\_\_\_, 2020



# Attachment E: Certificate of Insurance SAMPLE ONLY



## CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
08/28/2019

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Single Source Insurance 2189 Cleveland Street Unit 235 Clearwater FL 33765	<b>CONTACT NAME:</b> Certificate Department <b>PHONE (A/C, No, Ext):</b> (727) 298-0302 <b>FAX (A/C, No):</b> (727) 298-0029 <b>E-MAIL ADDRESS:</b> certificates@singlesourceins.com														
<b>INSURED</b> Bat Belfrys Inc 1690 Pine Island Road Merritt Island FL 32953	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th style="text-align: left;">INSURER(S) AFFORDING COVERAGE</th> <th style="text-align: left;">NAIC #</th> </tr> <tr> <td>INSURER A: SLB Insurance Group</td> <td></td> </tr> <tr> <td>INSURER B:</td> <td></td> </tr> <tr> <td>INSURER C:</td> <td></td> </tr> <tr> <td>INSURER D:</td> <td></td> </tr> <tr> <td>INSURER E:</td> <td></td> </tr> <tr> <td>INSURER F:</td> <td></td> </tr> </table>	INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A: SLB Insurance Group		INSURER B:		INSURER C:		INSURER D:		INSURER E:		INSURER F:	
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INSURER B:															
INSURER C:															
INSURER D:															
INSURER E:															
INSURER F:															

**COVERAGES**                      **CERTIFICATE NUMBER:** CL1982709491                      **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INBR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR  GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input checked="" type="checkbox"/> PROJECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:			HBP2551199E	09/01/2019	09/01/2020	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADIV INJURY \$ GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COM/PROP AGG \$ 1,000,000
	<b>AUTOMOBILE LIABILITY</b> <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	<input type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> DED <input type="checkbox"/> RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$
	<b>WORKER'S COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				PER STATUTE <input type="checkbox"/> <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

**DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)**  
 The City of Altamonte Springs is listed as Additional Insured in regards to General Liability.

<b>CERTIFICATE HOLDER</b>  City of Altamonte Springs 150 Cranes Roost Boulevard Suite 2200 Altamonte Springs FL 32701	<b>CANCELLATION</b>  SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.  AUTHORIZED REPRESENTATIVE 
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