

From: "Stephen Caplinger" <[REDACTED]>

To: "Jeffrey Epstein" <jeevacation@gmail.com>

Subject: RE: LSJ Landscaping Update

Date: Wed, 19 Aug 2009 20:39:41 +0000

Inline-Images: image001.jpg; image002.jpg

Yes, the nursery could definitely be for edibles but we also have Pop's garden. What do you think is the ultimate use for Pop's?



[STEPHEN M. CAPLINGER](#)

Vice President Design & Planning

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From: Jeffrey Epstein [mailto:jeevacation@gmail.com]

Sent: Wednesday, August 19, 2009 2:40 PM

To: Stephen Caplinger

Subject: Re: LSJ Landscaping Update

i thought the nursery could be for edibles.

On Wed, Aug 19, 2009 at 1:07 PM, Stephen Caplinger <[REDACTED]> wrote:

Jeffrey:

I wanted to update you on the status of the Island Grounds Landscaping:

1. Adam Cook – We had thought that Adam Cook would be our answer to doing all of our landscape lighting, landscaping & irrigation but he really does not have the time to dedicate to this project. He has his own landscape company and seems to be spread thin. Plus he really didn't perform that well on the installation of the sod and irrigation on the lawn areas around the main house. I recommend that we do not use him for anything going forward.

2. Irrigation – I recommend that we continue to use Scott Graff who has done all of your irrigation work to date. He knows where everything is and with better direction from our side I think he will perform better. We should move forward with creating an overall Irrigation Master Plan which will include an “As Built” irrigation layout as well. Basically the LSJ irrigation master plan should be designed in a similar way as a golf course irrigation system.

3. Landscaping on New Projects – I recommend that we get Jasper Templeton with Plant Depot to bid on our new landscape jobs. He is Matt Mahaffey’s partner and has his own landscape construction business. I was able to tour the tree nursery with Matt and Jasper and they will be providing bids on the landscaping at the new Office Pavilion area and the East Flagpole House area. They would be willing to use our island grounds staff on these projects if they aren’t busy at the time, but they do have their own crew as well. I have also talked to large landscape contractors from Puerto Rico but I believe it would be better to use a local person if available.

4. LSJ Island Grounds Maintenance – I talked to Matt about providing maintenance and landscape supervision with our island grounds crew but he is really not interested. I believe that he has reached a point in his life where he really doesn’t need to work for someone else. He told me that he would not want to return, even on a part-time basis. He or someone would need to devote at least 1-2 days/week to be effective. I also talked to Jasper about providing supervision and maintenance schedule consulting but he really does not have the ability to give us more than 1 day every 2 weeks because he has his own business. This would not be enough to properly manage our crew.

Given this, I recommend that we look for an experienced St. Thomas landscape person. Ideally they would have experience from one of the large resort or condo projects. He or she would also have irrigation experience with the ability to repair broken lines and heads without having to call Scott. Ideally this would be a hands-on, get dirty type person.

5. LSJ Nursery – If we can find a new Island Grounds Supervisor, I would continue to maintain and expand the nursery. But if we don’t have someone who would be passionate about the nursery, I would not continue to operate it. I recommend that we convert the existing terraced nursery area into a nice terraced garden.

6. Landscape Lighting – I recommend that we continue to research low voltage LED color corrected light fixtures and solar lighting.

Please let me know if you have any questions.

Stephen



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