



Agenda Item #:



# Staff Report

## City of Manhattan Beach

**TO:** Honorable Mayor Montgomery and Members of the City Council

**THROUGH:** *DC* David N. Carmany, City Manager

**FROM:** Jim Arndt, Public Works Director  
 Bruce Moe, Finance Director  
 Juan Price, Maintenance Superintendent  
 Gwen Eng, General Services Manager *Ken Co*

**DATE:** July 5, 2011

**SUBJECT:** Consideration of the Award of a Five-Year Street Sweeping and Landscape/Exterior Custodial Maintenance Contract to Athens Services (\$327,270) and CleanStreet (\$233,644)

### RECOMMENDATION:

Staff recommends that the City Council split the award RFP #833-11 between Athens Services in the amount of \$327,270 for a five-year street sweeping contract, and CleanStreet in the amount of \$233,644 for a five-year landscape/exterior custodial maintenance contract for a total annual cost of \$560,914.

### FISCAL IMPLICATION:

Sufficient funds are budgeted in the Public Works – Street Maintenance account for these services. In the current fiscal year, the City has expended \$684,700 to date.

### BACKGROUND:

The City currently contracts with one firm to provide both street sweeping and landscape/exterior custodial maintenance services throughout the City. Contracting out this service is the most cost-effective and dependable manner to achieve City standards.

The new contract was broken up into two sections, Street Sweeping and Landscape/Custodial, with the ability to award contracts for either one or both sections. Each section requires different equipment and personnel needs. The Sweeping portion includes street sweeping of all public streets, paved public alleys, parking lots and the Strand. The Landscape/Custodial portion includes the maintenance of the Pier, Downtown Streetscape, the Civic Center, and fountains. Having a single vendor responsible for either sweeping or landscape/custodial is the most effective manner to manage the contract. In addition, “green” requirements such as alternative fuel vehicles, as well as cleaning products were also included in keeping up with our efforts to be more environmentally friendly.

**DISCUSSION:**

In the construct of the new contract, both Sweeping and Landscape/Custodial have multiple tasks with variable repetitions and unit costs, which allow the City to add or delete services as necessary. Staff solicited proposals and received 7 responses. The summary shown below is the total cost of the tasks at the unit price bid by each vendor.

<u>Bidder</u>	<u>Sweeping</u>	<u>Landscape/Custodial</u>
1. Athens Services	<b>\$327,270</b>	\$239,442
2. CleanStreet	\$354,502	<b>\$233,644</b>
3. Merchants Landscape	No Bid	Non-responsive
4. Nationwide Environmental Services	Non-responsive	No Bid
5. Able Building Maintenance	No Bid	Non-responsive
6. Webco LB LLC	Non-responsive	No Bid
7. California Waters	No Bid	Non-responsive

Note that if a vendor chose not to bid either Sweeping or Landscape/Custodial, their response is listed as “No Bid.” If a response is shown “Non-responsive,” the vendor did not submit a unit price for all of the identified tasks in the Sweeping or Landscape/Custodial sections and is no longer considered.

Only Athens Services and CleanStreet submitted complete bids for each section. Based on these bids, staff recommends awarding to the lowest bidder for each section: Athens Services for Street Sweeping (\$327,270) and CleanStreet for Landscape/Custodial maintenance (\$233,644). These two contract awards total \$560,914, which represents a cost savings over the existing contract where the City has spent \$684,700 to date. If approved, the contracts will be in the form of purchase orders. The City may cancel the contracts at any time without cause, if necessary.