



## Legislation Details (With Text)

**File #:** R2019-19      **Version:** 1

**Type:** Resolution      **Status:** Regular Agenda

**File created:** 1/25/2019      **In control:** City Council

**On agenda:** 2/5/2019      **Final action:**

**Title:** Consider approving Resolution No. 2019-19 authorizing the City Manager to execute a contract for custodial services with AHI Facility Services, Inc. through City Bid 19-05 in the total amount of \$548,152; and take appropriate action

**Sponsors:** Kevin Muenchow

**Indexes:**

**Code sections:**

**Attachments:** 1. 20190125-FB Res 2019-019 Custodial Services Contract (AHI Facilities)-105641.pdf, 2. Informational Memorandum - Custodial Services (2).pdf, 3. 20181203-FB Janitorial Contract 2019 Template-104689 (kbl markup 12-3-18).pdf, 4. City Bid 19-05 Tabulation.pdf, 5. City Bid 19-05 Best Value Scoring.pdf, 6. R 19 HB 1295 redaction

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

**Consider approving Resolution No. 2019-19 authorizing the City Manager to execute a contract for custodial services with AHI Facility Services, Inc. through City Bid 19-05 in the total amount of \$548,152; and take appropriate action**

**BACKGROUND:**

City Council approved Resolution 2018-67 on July 17, 2018 authorizing the City Manager to execute a contract with McLemore Building Services, Inc. to provide custodial services for City Facilities with an August 25, 2018 effective date. McLemore Building Services provided the City with a 90-day written notice to terminate the agreement on October 25, 2018 with an effective of January 25, 2019, citing “City of Farmers Branch is not the right fit for our company.” From the effective date of contract to receiving the 90-day notice letter, McLemore Building Services was struggling with staffing, as well as issues with cleaning per the contract scope of work.

After receiving the 90-day notice letter, McLemore Building Services performance significantly declined and became unresponsive in addressing issues, which resulted in the decline of City facility cleanliness to include:

- not stocking paper products in restrooms
- not emptying trash cans.
- Not vacuuming or sweeping floors

City staff reached out to ACBMS, a facilities services company to provide emergency short term custodial services until the City bids and contracts with a new custodial contractor are complete. McLemore Building Services and the City came to a mutual agreement to end the contract on December 15, 2018, which facilitated

ACBMS to start providing service on December 16, 2018.

**DISCUSSION:**

The City of Farmers Branch prepared specifications and requested bids through City Bid 19-05. City Administration evaluated the bids as to meeting specifications and desire to award custodial services contract with AHI Facilities Services, Inc. for the total amount of \$548,152.

**FISCAL IMPACT:**

Budgeted Financial Impact - \$548,152 in account 601-7018-670-30-70

**RECOMMENDATION:**

City Administration recommends awarding the custodial services contract to AHI Facilities Services, Inc. through City Bid 19-05.

**POSSIBLE COUNCIL ACTION:**

1. I move to approve Resolution 2019-19 authorizing the City Manager to execute a contract with AHI Facilities Services, Inc. in the total amount of \$548,152.
2. I move to approve Resolution 2019-19 authorizing the City Manager to execute a contract with AHI Facilities Services, Inc. in the total amount of \$548,152, with modifications.
3. I move to table the issue for further study or take no action.

**ATTACHMENT(S):**

1. Resolution No. 2019-19
2. Information Memorandum to Council
3. Custodial Service Contract
4. City Bid 19-05 Tabulation
5. City Bid 19-05 Best Value Scoring
6. Contract Certificate 1295