

(ATTACHMENT 12) ACTION ON MONTHLY FACILITIES MATTERS: FMS AWARD OF CONTRACTS AND APPROVAL OF REQUESTS FOR PROPOSAL



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**Vendor Selection Overview**  
**SUPPLEMENTAL CONTRACT CLEANING SERVICES**

*1. Description of Project and Proposed Vendor*

A Request for Proposal (RFP 920-12) was issued by Facilities and Maintenance Services to provide cleaning services to supplement Facilities and Maintenance Building Operations staff when absences occur. The RFP also included a separate request for providing Summer Project Cleaning services. Due to the high number of summer programs in place, the timeframe to complete the scheduled cleaning activities is dramatically reduced; therefore, additional staff is needed to assist with project cleaning on an as-needed basis. A total of three (3) firms' submitted responses. Two firms were determined to best meet the evaluation criteria for the services requested. The third firm was rejected for non-compliance with the HUB participation requirement. The recommended firms are ranked as follows:

- Clean Power
- ABM Janitorial Service, North Central Inc.

*2. Justification for Selection of Proposed Vendor*

Clean Power received the highest rankings for all evaluation criteria provided and would be the initial firm contacted for the required services. In the event that additional labor is required to meet MPS' needs, the second firm would also be utilized. The Participation Plan requirement for the Supplemental Cleaning Services was 20% HUB, 10% COIN and 200 hours of paid student employment which will be provided by both firms.

*3. RFP 920-12 Evaluation Criteria*

- 50% The experience and qualifications of specific personnel assigned to the MPS Contract from the Supplemental Contract Cleaning Services firm, based on interviews, review of references, resumes, and current and past client base.
- 25% Overall cost of Supplemental Contract Cleaning Services Proposal to the Board of School Directors, including reimbursable expenses.
- 20% The experience and qualifications of the firm in performing services to a client similar in size and scope of the Milwaukee Public Schools, including all sub-contractors included as a part of the Supplemental Contract Cleaning Services firm's team.
- 5% The amount of HUB Participation that can be provided.

*4. Experience in Other Districts/MPS*

None of the firms have provided cleaning services to MPS in the past.

- Clean Power has provided services for the Sheboygan Schools, Kohler Schools, and Carthage College.
- ABM Janitorial Service, North Central Inc. has provided services for Oak Creek Schools, Houston Independent School District, Houston, TX, and Scottsdale Unified School District, Scottsdale, AZ.

*5. Evaluation Plan*

The Supplemental Contract Cleaning Services for absent Building Services Helper I's will be funded from the FMS Operations budget. The Summer Project Cleaning Services will be funded as required by the Recreation Extension fund. The services will be requested on an as-needed basis by Facilities and Maintenance who will also be responsible for providing evaluations of the firm's ability to perform the requested services as detailed in RFP 920-12. Failure to provide an acceptable level of service or billings that are not in accordance with the fees submitted will be cause for termination of contract.

*6. Cost*

Firms were requested to provide an hourly rate for the Supplemental Contract Cleaning Services and the Summer Project Cleaning.

The firms were also required to provide a detailed description of their costs for a potential second and third contract year. The fees and breakdown are as follows:

- Clean Power:
  - Supplemental Contract Cleaning Services: \$11.15/hr
  - Summer Project Cleaning: \$11.15/hr
  - A cost of living increase would be required for a third contract year.
- ABM Janitorial Service, North Central Inc.:
  - Supplemental Contract Cleaning Services: \$13.15/hr
  - Summer Project Cleaning: \$13.15/hr
  - A consumer price index increase not to exceed .03% would be required for a second and third contract year.

Facilities and Maintenance Services anticipate the following total not-to-exceed costs for the services for one year as follows:

- Supplemental Cleaning Services: \$300,000
- Summer Project Cleaning Services: \$600,000