

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**AUGUST 3, 2021 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
AWARD CONTRACT – JANITORIAL SERVICES – MUNICIPAL FACILITIES	◆ RESOLUTION ORDINANCE RECEIVE/FILE	JOE SOUCIE DIRECTOR OF PUBLIC WORKS

**SYNOPSIS**

A resolution has been prepared to award a contract to RTG Building Services, Inc., Omaha, Nebraska for janitorial services in an amount not to exceed \$79,980.00 for a one (1) year, with two (2), one (1) year options.

**FISCAL IMPACT**

The FY 21/22 Biennial Budget provides funding for janitorial services.

**RECOMMENDATION**

Approval

**BACKGROUND**

The City requested proposals for janitorial service at six (6) municipal facilities. Bids were publicly opened and read aloud on July 15, 2021. A total of four (4) proposals were received. A committee, comprised of staff members representing each facility, reviewed the bids. BMI was the low bid, however the committee disqualified them for failure to participate in a mandatory walk through prior to bid submittal and for submitting an incomplete proposal package. Current janitorial service provider FBG who has served the city since 2017 was the second low bid. The committee received feedback from four departments with concerns regarding the services being provided by FBG. The issues have been ongoing and are outlined in the attached memos. As a result, the committee is recommending that the janitorial service contract be awarded to RTG Building Services, Inc. Reference checks with current and former clients of RTG have been positive. The clients contacted included: City of Council Bluffs – 4 facilities, Omaha Police Department – 10 facilities, Bennington Public Schools – 10 facilities, and past client Omaha Community Center – 18 facilities.

Bids Received:

	Monthly	Annual
BMI Janitorial Group	\$3,612.00	\$ 43,344.00
FBG Service Corporation	\$6,607.00	\$ 79,284.00
RTG Building Services, Inc.	\$6,665.00	\$ 79,980.00
ABM Business & Industry	\$8,809.54	\$105,714.48

**RESOLUTION NO. \_\_\_\_\_**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA, AWARDING A CONTRACT TO RTG BUILDING SERVICES, OMAHA NEBRASKA FOR JANITORIAL SERVICES IN AN AMOUNT NOT TO EXCEED \$79,980 ANNUALLY FOR A ONE YEAR TERM WITH TWO ADDITIONAL ONE YEAR OPTIONS.

WHEREAS, the City Council of the City of La Vista has determined that janitorial services for City facilities are necessary; and

WHEREAS, the FY21/22 Biennial Budget provides funding for janitorial services; and

WHEREAS, a request for proposals was advertised and six bids was received, and

WHEREAS, RTG Building Services, Omaha Nebraska has submitted most responsible bid, and

WHEREAS Subsection (C) (9) of Section 31.23 of the La Vista Municipal Code requires that the City Administrator secures Council approval prior to authorizing any purchase over \$5,000.00.

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of La Vista, Nebraska award a contract to RTG Building Services, Omaha Nebraska for janitorial services in an amount not to exceed \$79,980 annually for one year with two additional one year options in form and content approved by the City Administrator or her designee.

PASSED AND APPROVED THIS 3RD DAY OF AUGUST 2021.

CITY OF LA VISTA

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Douglas Kindig, Mayor

ATTEST:

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Pamela A. Buethe, CMC  
City Clerk

**BID TAB**  
**City of La Vista Janitorial Services**

	Company		Company		Company	
Location	Monthly Rate	Est. Man Hours	Monthly Rate	Est. Man Hours	Monthly Rate	Est. Man Hours
<b>Group 1</b>						
City Hall 8116 Park View Blvd.	725.00	48/mo.	1065.00	31/day	1,531.47	2.5/day
Community Center 8116 Park View Blvd.	975.00	65/mo.	1900.00	3.5/day	2,473.47 2,213.55	3/day Sept-May 3/day May-Sept
Annex & Community Development Building 8110 Park View Blvd.	325.00	21/mo.	700.00	2/day	1,096.88	1.75/day
<b>Group 2</b>						
Police Department 7701 S. 96 <sup>th</sup> Street	1000.00	75/mo.	2400.00	3/day wkdys 2/day wkend	1,892.49	3/day 1 Sat + Sun
<b>Group 3</b>						
Public Works Facility 9900 Portal Road	337.00	25/mo.	300.00	2/day	1,055.11	1.75/day
Parks Facility 9810 Hupp Drive	250.00	15/mo.	300.00	2/day	760.12	1/day
<b>Alternate Bid Items</b>						
Steam/Extract Carpet Cleaning	Price per square foot		Price per square foot		Price per square foot	
Strip and Wax or Reseal Linoleum and Quarry Tile	5,236 total sf		.12/sf.		.01/s.f.	
	4,200 total sf		.32/sf.		.25/s.f.	

**BID TAB**  
**City of La Vista Janitorial Services**

	Company		Company		Company	
Location	Monthly Rate	Est. Man Hours	Monthly Rate	Est. Man Hours	Monthly Rate	Est. Man Hours
<b>Group 1</b>						
City Hall 8116 Park View Blvd.	1,441.00	4/day				
Community Center 8116 Park View Blvd.	1,943.00	4/day				
Annex & Community Development Building 8110 Park View Blvd.	705.00	2/day				
<b>Group 2</b>						
Police Department 7701 S. 96 <sup>th</sup> Street	1,889.00	4/day M-F 3/day S+S				
<b>Group 3</b>						
Public Works Facility 9900 Portal Road	332.00	2/day				
Parks Facility 9810 Hupp Drive	297.00	2/day				
<b>Alternate Bid Items</b>						
Steam/Extract Carpet Cleaning	Price per square foot		Price per square foot		Price per square foot	
Strip and Wax or Reseal Linoleum and Quarry Tile	.12/s.f.					
	.45/s.f.					