

Purchase Request #1
Regular Board Meeting May 1, 2023
Consideration of Approval to Contract for Landscaping and
Grounds Maintenance Services

ADMINISTRATION RECOMMENDATION/REPORT

The administration recommends that the Board of Trustees approve contracts with Yellowstone Landscape, Rotolo Consultants, Inc., and Paige Management LLC for landscaping and grounds maintenance services for the facilities services department.

BACKGROUND

General landscaping services require organizations that will provide turnkey services which includes labor, equipment, and oversight for all three campuses, the District Administration grounds, Generation Park, and the Maritime training facility. Additional field mowing services are also required for open fields at the South, North, and Central campuses. Field and lot mowing are serviced at a reduced frequency or on an as needed basis, depending on property conditions.

Request for proposals #23-23 was issued on February 21, 2023, to procure landscaping and grounds maintenance services, which complies with the competitive procurement requirements per Texas Education Code §44.031(a). Eight responses were received and evaluated by a team comprised of representatives from facilities services. In order to determine the best value for the College, each campus location was evaluated separately, resulting in multiple awards: Yellowstone Landscape for Central and North campuses, Rotolo Consultants, Inc. for South and Generation Park campuses, and Paige Management LLC for District and Maritime campuses.

IMPACT OF THIS ACTION

Outsourcing these landscaping services for the College is required due to the limited size of the College's grounds-keeping staff and the lack of appropriate equipment required to perform these services for all College-owned properties. Approval of these agreements will aid the existing in-house staff to maintain the aesthetics of the College grounds by performing essential lawn maintenance duties and preserve service levels in accordance with the College's grounds-keeping standards.

BUDGET INFORMATION (INCLUDING ANY STAFFING IMPLICATIONS)

The estimated expenditure for the services listed within the Request for Proposals is \$690,000, and the department requests an owner's contingency in the amount of \$160,000 to cover unanticipated costs and special projects throughout the contract for an annual total of \$850,000. The total annual amount will be funded from the facilities services department's 2022-2023 operating budget and subsequent year budgets.

MONITORING AND REPORTING TIMELINE

The initial one-year award term will commence on June 5, 2023, with four one-year renewal options.

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ATTACHMENTS

Attachment 1 - Tabulation

RESOURCE PERSONNEL

Bryan Jones	281-998-6343	bryan.jones@sjcd.edu
Ron Andell	281-542-2016	ron.andell@sjcd.edu
Genie Freeman-Scholes	281-998-6348	genevieve.scholes@sjcd.edu

RFP 23-23
Landscaping & Grounds Maintenance Services
Attachment 1 – Tabulation

QUALIFICATIONS

#	Vendors	Section 1: Firm	Section 2: Personnel	Section 3: Scope, Approach, Management	Section 4: Crews and Safety	Section 5: References	Qual. Total Score
	<i>Total Points</i>	<i>10</i>	<i>20</i>	<i>15</i>	<i>20</i>	<i>5</i>	<i>70</i>
1	Yellowstone Landscape	9.33	17.33	13.00	16.00	3.00	58.67
2	Rotolo Consultants, Inc.	8.67	17.33	12.00	17.33	2.67	58.00
3	ABM Texas General Services, Inc	8.00	14.67	12.00	14.67	3.33	52.67
4	Maldonado Nursery & Landscaping	8.00	14.67	12.00	16.00	2.00	52.67
5	BrightView Landscapes LLC	8.00	13.33	11.00	14.67	2.33	49.33
6	Paige Management LLC	7.33	12.00	12.00	13.33	3.00	47.67
7	Ambassador Services	7.33	12.00	9.00	8.00	2.67	39.00
8	Horticare Landscape Management	4.67	6.67	6.00	8.00	3.33	28.67

Central Campus Final Score

#	Vendors	Qualification Score	Price Score	Final Score	Annual Price
	<i>Total Points</i>	<i>70</i>	<i>30</i>	<i>100</i>	
1	Yellowstone Landscape	58.67	29.17	87.84	\$283,350.00
2	Rotolo Consultants, Inc.	58.00	27.42	85.42	\$301,432.60
3	Maldonado Nursery & Landscaping	52.67	30.00	82.67	\$275,535.73
4	ABM Texas General Services, Inc	52.67	29.01	81.68	\$284,939.94
5	BrightView Landscapes LLC	49.33	20.38	69.71	\$405,613.88
6	Paige Management LLC	47.67	19.26	66.93	\$429,210.00
7	Ambassador Services	39.00	21.33	60.33	\$387,503.08
8	Horticare Landscape Management	28.67	13.28	41.95	\$622,400.00

North Campus Final Score

#	Vendors	Qualification Score	Price Score	Final Score	Annual Price
	<i>Total Points</i>	<i>70</i>	<i>30</i>	<i>100</i>	
1	Yellowstone Landscape	58.67	30.00	88.67	\$155,310.00
2	Rotolo Consultants, Inc.	58.00	25.72	83.72	\$181,175.38
3	Maldonado Nursery & Landscaping	52.67	23.03	75.70	\$202,312.15
4	ABM Texas General Services, Inc	52.67	19.18	71.84	\$242,985.94
5	BrightView Landscapes LLC	49.33	22.15	71.49	\$210,322.12
6	Paige Management LLC	47.67	15.64	63.30	\$298,002.00
7	Ambassador Services	39.00	20.86	59.86	\$223,325.08
8	Horticare Landscape Management	28.67	11.16	39.82	\$417,600.00

South Campus Final Score

#	Vendors	Qualification Score	Price Score	Final Score	Annual Price
	<i>Total Points</i>	70	30	100	
1	Rotolo Consultants, Inc.	58.00	30.00	88.00	\$194,506.12
2	Yellowstone Landscape	58.67	28.85	87.52	\$202,230.00
3	Maldonado Nursery & Landscaping	52.67	25.51	78.18	\$228,711.45
4	ABM Texas General Services, Inc	52.67	23.36	76.02	\$249,821.94
5	BrightView Landscapes LLC	49.33	23.41	72.74	\$249,278.30
6	Paige Management LLC	47.67	15.15	62.82	\$385,158.00
7	Ambassador Services	39.00	18.15	57.15	\$321,567.38
8	Horticare Landscape Management	28.67	14.54	43.20	\$401,400.00

Generation Park Campus Final Scores

#	Vendors	Qualification Score	Price Score	Final Score	Annual Price
	<i>Total Points</i>	70	30	100	
1	Rotolo Consultants, Inc.	58.00	20.31	78.31	\$34,905.30
2	Yellowstone Landscape	58.67	15.20	73.87	\$46,642.00
3	Ambassador Services	39.00	30.00	69.00	\$23,633.50
4	BrightView Landscapes LLC	49.33	17.57	66.90	\$40,360.94
5	Paige Management LLC	47.67	17.26	64.92	\$41,084.00
6	ABM Texas General Services, Inc	52.67	11.71	64.37	\$60,556.44
7	Maldonado Nursery & Landscaping	52.67	10.50	63.16	\$67,546.44
8	Horticare Landscape Management	28.67	8.58	37.24	\$82,680.00

District and Maritime Center Final Scores

#	Vendors	Qualification Score	Price Score	Final Score	Annual Price
	<i>Total Points</i>	70	30	100	
1	Paige Management LLC	47.67	30.00	77.67	\$21,700.00
2	Rotolo Consultants, Inc.	58.00	17.85	75.85	\$36,472.38
3	Yellowstone Landscape	58.67	11.74	70.41	\$55,454.00
4	Maldonado Nursery & Landscaping	52.67	14.51	67.18	\$44,859.59
5	BrightView Landscapes LLC	49.33	14.42	63.75	\$45,151.96
6	ABM Texas General Services, Inc	52.67	10.50	63.16	\$62,016.44
7	Ambassador Services	39.00	22.68	61.68	\$28,706.48
8	Horticare Landscape Management	28.67	9.63	38.30	\$67,596.00