



## Legislation Text

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**File #:** 22-0784, **Version:** 1

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Chief Administrative Office, Facilities Division, recommending the Board:

- 1) Authorize the Purchasing Agent to execute Agreement for Services 6649 with Pride Industries One, Inc. for a not-to-exceed amount of \$700,000 and a term of three years to provide routine and as-needed janitorial services at specified County buildings located in South Lake Tahoe;
- 2) Make findings pursuant to Ordinance Code, Section 3.13.030(a), El Dorado County Charter, Section 210(b)(6) and/or Government Code Section 31000 that such services provided by Contractor are in the public's best interest, and the work can be more economically and feasibly performed by an independent contractor than County employees; and
- 3) Authorize the Purchasing Agent to execute any necessary amendments relating to Agreement for Services 6649, excluding term extensions and increases to the not-to-exceed amount, contingent upon approval by County Counsel and Risk Management.

**FUNDING:** General Fund.

### **DISCUSSION / BACKGROUND**

In December 2021, the Facilities Division of the Chief Administrative Office conducted a Request for Proposals (RFP) for countywide custodial services. The results from that RFP projected an estimated savings for the County between \$304,000 - \$508,000 annually when custodial services are contracted out. The projected savings also reflect a higher level of service than can currently be performed with existing staff in house and assume the retention of only one (1) Custodial Supervisor to help oversee contracted vendors. Based on this agreement and other agreements for custodial services, it is currently estimated that contracting for custodial services will save the County at least \$360,000 annually.

Agreement for Services 6649 with Pride Industries One, Inc. provides for routine and on-call janitorial services at County locations in South Lake Tahoe. Those locations include the Johnson Center, El Dorado Center, Library, Juvenile Treatment Center, and the Health and Human Services Agency located on Sandy Way. In addition to comprehensive day-to-day services the contractor will also provide routine carpet cleaning. On-call services include special deep cleaning and/or disinfecting.

Agreement for Services 6649 provides for a three-year term and a not-to-exceed amount of \$700,000. Year one routine services are established at \$210,345 and the agreement includes escalation language for years two and three based upon the California Consumer Price Index. While those percentages are unknown, and difficult to project in this current climate, an approximation based upon annual 5% increases would leave \$36,884 for any on-call services requested.

The Department requests that the Board make findings pursuant to Ordinance Code, Section 3.13.030(a), El Dorado County Charter, Section 210(b)(6) and/or Government Code Section 31000 that such services provided by Contractor are in the public's best interest, and the work can be more economically and feasibly performed by an independent contractor than County employees.

## **ALTERNATIVES**

The Board could decline this agreement and the Division could seek a different vendor but this would cause a gap in janitorial services.

## **PRIOR BOARD ACTION**

May 17, 2022; Legistar File No. 22-0864; Agenda Item No. 7: Chief Administrative Office, Facilities Division, recommending the Board approve and authorize the Chair to sign Resolution 073-2022 to delete 9.85 Full-Time Equivalent (FTE) Custodian and 1.0 FTE Sr. Custodian allocated positions and authorize the Human Resources Department to initiate and process a reduction in force.

## **OTHER DEPARTMENT / AGENCY INVOLVEMENT**

Human Resources, County Counsel, and Risk Management.

## **CAO RECOMMENDATION / COMMENTS**

Approve as recommended.

## **FINANCIAL IMPACT**

There are sufficient appropriations in the Division's FY 2022-23 Recommended Budget for Agreement for Services 6649 from current custodial service costs that will be moved from salaries and benefits to services and supplies with the FY 2022-23 Adopted Budget revisions. The Division will include the agreement in future budget requests for the term of the agreement.

## **CLERK OF THE BOARD FOLLOW UP ACTIONS**

N/A

## **STRATEGIC PLAN COMPONENT**

Infrastructure, Public Safety

## **CONTACT**

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