



# City Council Report

**Date:** January 23, 2023  
**To:** City Council  
**Through:** Michael Kennington, Deputy City Manager/Chief Financial Officer  
**From:** Edward Quedens, Business Services Director  
Kristy Garcia, Procurement Administrator  
**Subject:** Three-Year Term Contracts and Two Years of Renewal Options for Landscape Maintenance Services for Parks, Retention Basins and Sports Fields – Zones 1, 2, 3 and 4 for the Parks, Recreation and Community Facilities Department **(Citywide)**

## Recommendation

Council is requested to approve the award as recommended.

A committee representing the Parks, Recreation and Community Facilities Department (PRCF) and Purchasing evaluated responses. The evaluation committee recommends awarding the contract to the highest scored proposals from Mariposa Landscape Arizona, Inc. at \$6,433,286.93 annually, based on estimated usage, with an annual increase allowance of up to 5% or the adjusted Consumer Price Index.

## Background / Discussion

These contracts will provide landscape maintenance services for sports fields, parkways, parks, retention basins or grounds adjacent to City facilities. Tasks performed include cleaning, irrigation, sprinkler system maintenance, trimming, mowing, weed control, fertilization, etc., depending on whether the area is turf, desert, or a combination of both.

The City has split the landscaping into geographic areas known as Zones 1, 2, 3 and 4. A landscaping maintenance services contract for all applicable parks, retention basins and sports fields will be established for each Zone.

Zone 1 encompasses 634.46 acres of park and retention basin land between Power Road and Meridian Road. Zone 2 encompasses 337.27 acres of park and retention basin land between Power Road and Val Vista Drive. Zone 3 encompasses 255.88 acres of park and retention basin land between Val Vista Drive and Stapley Drive. Zone 4 encompasses 401.47 acres of park and retention basin land between Stapley Drive and Price Road.

Staff from PRCF and Purchasing evaluated and scored the proposals based on the evaluation criteria as stated in the solicitations. The highest scored and most qualified proposal for each Zone is being recommended for award.

Contract costs continue to increase due to the rising cost of minimum wages pushing the contractors to increase wages to retain skilled and trained staff to perform the City's contracts to an acceptable level. The increased costs of vehicles, landscape service equipment and supplies, and fuel for the vehicles and equipment are also major factors

contributing to the overall contract cost increases the City is experiencing from the current contracts.

Staff from PRCF has been satisfied with Mariposa Landscape Arizona, Inc.'s past performance. Mariposa has provided extra labor and crews to perform non-routine work to improve the Parks and Basins landscaping by making requested improvements to irrigation systems, adding trees and plants as directed, and performing turf to granite conversions as directed. Mariposa has become a valuable partner in the goal to not only maintain the City's parks and basins, but to assist in the improvement of them as safe places to recreate and play for the citizens of Mesa.

### **Purchase Information**

Action: Award

Procurement Type: Request for Proposals

Contract Numbers: 2023092, 2023093, 2023094, and 2023095

Local Consideration: Policy did not apply to this procurement method

Protests Received: None

Initial Contract Term: Three years (3/1/2023 to 2/28/2026)

Possible Renewals: Up to a maximum of two years, subject to Administrative review and approval

Funding Source: The purchase is funded in the Parks, Recreation and Community Facilities Department operating budget (Basin Maintenance, Park Maintenance, Sports Complex Maintenance and Community Facility District Support-PRCF, Commercial Facilities Fund – Hohokam Sub-Fund) and the Environmental Compliance Fee

### **Proposal Scoring Results**

#### Final Scoring (Zone 1 - Contract No. 2023092)

Proposal	Brightview Landscape Services	Mariposa Landscape Arizona (Recommended)
Total / 250 Points Possible	212.40	<u>234.83</u>

#### Final Scoring (Zone 2 - Contract No. 2023093)

Proposal	Brightview Landscape Services	Mariposa Landscape Arizona (Recommended)
Total / 250 Points Possible	212.40	<u>233.20</u>

Final Scoring (Zone 3 - Contract No. 2023094)

Proposal	Brightview Landscape Services	Mariposa Landscape Arizona (Recommended)	Outdoor Systems Management	Reyes & Sons Landscaping
Total / 250 Points Possible	212.40	<u>236.64</u>	182.90	148.33

Final Scoring (Zone 4 - Contract No. 2023095)

Proposal	Brightview Landscape Services	Mariposa Landscape Arizona (Recommended)	Outdoor Systems Management
Total / 250 Points Possible	212.40	<u>231.29</u>	178.75

**AWARD RECOMMENDATION**

Landscape Maintenance Services for Parks, Retention Basins and Sports Fields per Agreement, Exhibits – Special Terms and Conditions / Detailed Specifications, Pricing and Mesa Standard Terms and Conditions, and Other Exhibits; Solicitation including any addenda; and Contractor Response

**Annual Contract Amount**

Zone 1 - Contract No. 2023092: \$2,065,435.15

Zone 2 - Contract No. 2023093: \$1,330,876.61

Zone 3 - Contract No. 2023094: \$1,229,847.12

Zone 4 - Contract No. 2023095: \$1,807,128.05

**Combined Total Annual Award**

\$6,433,286.93