



City of Apache Junction

Home of the Superstition Mountains

MEMORANDUM TO: Mayor and City Council
THROUGH: Bryant Powell, City Manager
FROM: Liz Langenbach, Parks & Recreation Director
DATE: October 23, 2019
SUBJECT: Amendment to Landscape Maintenance Contract

The City of Apache Junction Parks and Recreation Department has administered the landscape maintenance contract for the city's landscaped right-of-way areas, neighborhood developments, and other areas for many years. Brightview Landscape Services, Inc. ("Brightview") is the current contractor for this service, which was formally bid and awarded by city council June 5, 2018.

Staff representing both parties, have been working over the last few months to address areas of deficiencies in the maintenance of our properties, and to clarify the expectations outlined in our current contract. Brightview staff have indicated that, for various reasons, they are not able to renew our contract at the current pricing. The contract period began on October 1, 2018 and was set to expire on September 30, 2019. For the purposes of negotiations, representatives of both parties agreed to extend this contract an additional 60 days, as outlined in item 24 of the contract.

Staff have researched options such as: 1) re-bid or 2) re-consider practice of contracting out the work. It has been determined that both would require substantial time to implement and important work would be delayed indefinitely. Staff additionally reached out to a company on the Mohave state contract for landscape services and requested an estimate. Their price was nearly four times the amount of our current contract.

It is the opinion of staff that a 10% increase in the original contract pricing is reasonable for the following reasons:

1. Arizona's Proposition 206 minimum wage increase will make the final large jump to \$12/hour in January, necessitating an increase to operating expenses for Brightview.
2. The Apache Trail median project and Royal Palm trees/plants will be an additional maintenance responsibility since the original proposal.
3. There are areas in the scope of work that have been expanded to explain the city's expectations in routine weekly maintenance of the contract areas.

Due to these factors, it is staff's recommendation that the new price and clarification of expectations be added in an amendment to the contract, to be finalized with our city attorney. The new contract amount would be \$149,751.40 annually (a 10% increase over the original

\$136,137.64). The department can shift some expenditures to accommodate this recommended adjustment in the current fiscal year.