



# **Park and Recreation Department Maintenance Assessment Districts**

Request for Ratification  
Eight Previously Awarded  
Landscape Maintenance Contracts

Public Safety & Neighborhood Services Committee  
October 12, 2011

- Maintenance Assessment District (MAD) – legal mechanism by which property owners can vote to assess themselves to pay for services above-and-beyond what the City normally provides.
- This above-and-beyond service level is called a “Special Benefit.”
- What the City normally provides is called the “General Benefit.”

- Landscape Maintenance Contracts
  - Requesting ratification of eight previously awarded MAD service contracts
  - Contracts bid in 2007 or 2008
  - Contracts expire between January 2012 and March 2013
  - Total Cost of 8 Contracts (Full Term): \$16,693,658
  - Each contract has exceeded \$1 million in total cost since contract inception

	<u>District</u>	<u>Vendor</u>	<u>First Date</u>	<u>Last Date</u>
1	Carmel Valley #1	Aztec	9/15/2007	9/14/2012
2	Carmel Valley #2	Landscapes USA	1/2/2007	1/1/2012
3	Mid-City (El Cajon Blvd, Hillcrest East, University Heights, North Park, Talmadge)	Aztec	8/15/2007	8/14/2012
4	Mira Mesa	Brewer	11/1/2007	10/31/2012
5	Scripps Ranch	Landscapes USA	3/15/2007	3/14/2012
6	Stonecrest Village	Contemporary Design Landscapes	6/1/2007	5/31/2012
7	Tierrasanta	Treebeard	5/1/2008	4/30/2013
8	Tierrasanta & Open Space (Tree)	Atlas	6/30/2007	7/1/2012

	<u>District</u>	<u>Vendor</u>	<u>FY 2012 Amount</u>	<u>Total Contract Amount</u>
1	Carmel Valley #1	Aztec	\$692,049	\$3,103,717
2	Carmel Valley #2	Landscapes USA	\$204,748	\$1,505,686
3	Mid-City	Aztec	\$294,752	\$1,470,028
4	Mira Mesa	Brewer	\$675,539	\$2,314,802
5	Scripps Ranch	Landscapes USA	\$407,739	\$2,180,892
6	Stonecrest Village	Cont Design Land	\$293,235	\$1,275,574
7	Tierrasanta	Treebeard	\$744,640	\$3,303,196
8	Open Space & Tierrasanta (Tree)	Atlas	\$343,018	\$1,539,763

- Improvements and areas maintained:
  - Landscape and hardscape medians
  - Parkway landscaping
  - Street rights of way (curb and sidewalk)
  - Parks and greenbelts
  - Slopes
  - Undeveloped open space including brow ditches
  - Replanting and landscaping projects as needed

- Maintenance services provided by contracts:
  - Litter and graffiti removal
  - Weed removal
  - Sweeping, edging, mowing, pruning, trimming
  - Fertilization
  - Irrigation system repair and upkeep
  - Special planting and other projects
- Service levels vary by MAD

- **Purchasing Process:**
  - Competitively bid per SDMC §22.3001
  - Contract specifications and performance reviewed by “designated representatives” of property owners in each MAD per SDMC §65.0210
- **Contract Terms:**
  - Contract term up to five years total
    - Initial two-year term
    - Three one-year options to renew
  - Consumer Price Index (CPI) adjusted annually; not to exceed 5%
  - Living Wage adjusted annually per SDMC §22.4201

- Council Approval
  - City Attorney Memorandum of Law ML-2009-20 clarified SDMC §22.3211(d) that Council approval needed for contracts exceeding \$1 million total contract
  - Previously, SDMC §22.3211(d) was understood to require Council approval for contracts exceeding \$1 million *annually*
  - City Attorney and Purchasing & Contracting are requesting that Park and Recreation obtain Council ratification of previously awarded contracts to ensure continuity of services
  - If Council declines to ratify these contracts, staff will begin process to rebid all eight areas immediately

	<u>District</u>	<u>Vendor</u>	<u>Developed Acres</u>	<u>Open Space Acres</u>	<u>Vendor Staffing</u>
1	Carmel Valley #1	Aztec	70.35	24.94	8.60
2	Carmel Valley #2	Landscapes USA	50.27	7.60	5.40
3	Mid-City	Aztec	12.81	N/A	7.24
4	Mira Mesa	Brewer	52.28	6.23	7.82
5	Scripps Ranch	Landscapes USA	69.15	479.00	6.54
6	Stonecrest Village	Cont Design Land	27.85	61.70	5.00
7	Tierrasanta	Treebeard	121.53	784.33	10.00
	Open Space &		N/A	N/A	As-Needed
8	Tierrasanta (Tree)	Atlas			