

Attachment A
CPED Property Maintenance RFP Award Recommendation

	Proposal Score	Basic Services Monthly Cost per Lot	Basic Services Recommended Lot Award	Basic Services Maximum Contract Price ¹	Occasional Property Services (OPS) ²	OPS Maximum Contract Price ³
Hennepin County Sentence to Serve	69.0	\$ 72.31	225-275	\$ 859,000.00	Yes	\$ 162,000.00
Tree Trust	67.7	\$ 79.00	75-125	\$ 427,000.00	Yes	\$ 54,000.00
Network for Better Futures	64.0	\$ 100.00	75-125	\$ 540,000.00	Yes	\$ 54,000.00
MKL Tran Inc ⁴	64.0	\$ 40.00	30-50	\$ 86,400.00	No	\$ -
Minneapolis Maintenance LLC	62.3	\$ 105.00	75-125	\$ 567,000.00	Yes	\$ 54,000.00
Dwayne Lawn and Snow Care	55.3	\$ 70.00	30-70	\$ 211,680.00	No	\$ -
Stonepros LLC ⁵	40.0	\$ 129.00	0			
Sullivan Riehm ⁵	36.7	\$ 850.00	0			
Logan Hauling ⁵	27.0	\$ 70.00	0			

¹Basic services maximum contract price reflects the monthly cost per lot times the maximum recommendation for lot award times three years (36 months) plus a 20% contingency, rounded to the nearest thousand. CPED will add or remove properties as lots are acquired or sold. Contractors shall invoice monthly based on the actual number of lots serviced that month.

² Occasional Property Services (OPS) are for unpredictable maintenance items, such as graffiti removal, boarding of vacant buildings, and removal of illegally dumped trash. The RFP stipulated that OPS shall be reimbursed at a fixed rate of materials cost + a 10% administrative fee with prior CPED approval and that providing OPS is optional. OPS and Basic Services shall be contracted separately.

³ OPS Contract amounts were calculated based on \$1,000 estimated cost per 100 lots per month for three years (36 months) plus a 20% contingency. Hennepin County STS is intended as the provider of OPS for MKL Tran Inc and Dwayne Lawn and Snow Care properties.

⁴ MKL Tran Inc specifically requested to be limited to 50 lots and a contract of less than \$100,000.

⁵ These proposals were rejected for one or more of the following reasons: low score, incomplete proposal, intent to award a maximum of 6 contracts, unreasonable pricing, limited capacity.