



**COMMENT AND REVIEW**  
to the  
REQUEST FOR PROPOSAL (RFP) #062421  
Entitled

**Facilities Maintenance Services**

The following advertisement was placed May 6, 2021 in *USA Today*, in South Carolina's *The State*, in *The Oklahoman* and on the Sourcewell website [www.sourcewell-mn.gov](http://www.sourcewell-mn.gov), Sourcewell Procurement Portal <https://proportal.sourcewell-mn.gov>, Biddingo, Merx, The New York State Contract Reporter [www.nyscr.ny.gov](http://www.nyscr.ny.gov), PublicPurchase.com, and May 7, 2021 in Oregon's *Daily Journal of Commerce*:

*Sourcewell, a State of Minnesota local government unit and service cooperative, is requesting proposals for Facilities Maintenance Services to result in a contracting solution for use by its Participating Entities. Sourcewell Participating Entities include thousands of governmental, higher education, K-12 education, nonprofit, tribal government, and other public agencies located in the United States and Canada. A full copy of the Request for Proposals can be found on the Sourcewell Procurement Portal [<https://proportal.sourcewell-mn.gov>]. Only proposals submitted through the Sourcewell Procurement Portal will be considered. Proposals are due no later than June 24, 2021, at 4:30 p.m. Central Time, and late proposals will not be considered.*

The solicitation process was conducted through the Sourcewell Procurement Portal. The following parties expressed interest in the solicitation by registering for this opportunity within the portal:

10059455 CANADA INC.	Kellermeyer Bergensons Services, LLC
Abacus Service Corporation	KFM247 LTD
ACCO Engineered Systems, Inc.	Lakeshore Learning Materials
Ampol Group International, Inc.	Landscape Effects Property Management, Inc.
Atalian Global Services	Levis Media, Inc.
ATCO Frontec, Ltd.	Limber Environmental, Ltd.
BUILDING MAINTENACE SERVICES, INC.	London and District Construction Association
Blue Fox Cleaning Service, LLC.	LSS Holdings, LLC
BrightView Landscape Services, Inc.	Mandaree Enterprises
Camelot Facility & Property Management	Med Solutions LLC
Classic Building Systems, Inc.	Melliecent Building and Yard Maintenance, Ltd.
Clean-Sweep Solutions, Inc.	Nalco Water
Coleman Spohn Corporation	Northland Chemical

Comfort Care, Inc.	Office of General Services
ConstructConnect	Olympic Peninsula Construction, Inc.
CSL Group, Ltd.	Pape Rents
Dae Sung, LLC	Precision Control Systems, Inc.
DMS Technologies, Inc.	Prescription Landscape
East End Materials	Regina Construction Association
Edon Properties, Inc. o/a Edon Management	Reyna's Maintenance Corp.
Enviro-management Partners, LLC	Seneca Cayuga Yates Counties Chapter NYSARC, Inc. dba Mozaic
Envirosafe Janitorial, Inc.	Siemens Industry, Inc.
Flip Screen, LLC	Smithco, Inc.
FlowPath, Inc.	Spirit Property Services, Ltd.
Foothills Landscaping (2000), Ltd.	SQM JANITORIAL SERVICES, INC.
Forestech Development, Inc.	Star Group International
Frazier-Treadwell, Inc.	Sweep America Intermediate Holdings, LLC, by Contract Administrator DuCo, LLC
Gateway Mechanical Systems, Inc.	The Blue Book
GDI Services, Inc.	ULS Maintenance & Landscaping, Inc.
George S. Hall, Inc.	Ultra Shine Group
Green Maples Environmental, Inc.	Vanguard Cleaning Systems of Western Canada (1164093 Alberta, Ltd.)
His Handiworks, LLC	W W Grainger, Inc.
Home Depot Pro Institutional also The Home Depot	WILL DO Building Maintenance Services, Inc.
INTERIMS BUILDING MAINTENANCE, LTD	WMV Enterprises, LLC.

All Proposals remained sealed within the Sourcewell Procurement Portal until the scheduled due date and time. Proposals were electronically opened, and the list of all Proposers was made publicly available on the Sourcewell Procurement Portal, on June 24, 2021, at 4:32:07 pm CT. Proposals were received from the following:

Abacus Service Corporation  
 ACCO Engineered Systems, Inc.  
 Enviro-management Partners, LLC (Parity USA, LLC)  
 FlowPath, Inc.  
 Kellermeyer Bergensons Services, LLC  
 Landscape Effects Property Management, Inc.  
 Limber Environmental, Ltd.  
 LSS Holdings, LLC  
 Med Solutions, LLC  
 Northland Chemical (Biesanz Chemical, Inc.)  
 Siemens Industry, Inc.  
 SQM JANITORIAL SERVICES, INC.  
 Sweep America Intermediate Holdings, LLC (by DuCo, LLC)  
 Vanguard Cleaning Systems of Western Canada (1164093 Alberta, Ltd.)  
 WMV Enterprises, LLC.

Proposals were reviewed by the Proposal Evaluation Committee:

James Voelker, CPCM, CFCM, Procurement Lead Analyst  
Chris Robinson, CPSM, Procurement Manager  
Bill Davison, CPPO, CPP, Procurement Analyst  
Tom Sharbonno, Procurement Analyst

**The findings of the Proposal Evaluation Committee are summarized as follows:**

The Proposal Evaluation Committee applied the Sourcewell RFP evaluation criteria and determined that the products and services offered in the proposal responses from FlowPath Inc., Med Solutions LLC, and Northland Chemical (Biesanz Chemical, Inc.), fall outside of the Requested Equipment, Products, or Services of the RFP. All other proposals were found to meet the scope and mandatory submittal requirements and were evaluated.

Abacus Service Corporation provides numerous janitorial, custodial, housekeeping, landscaping and horticulture, and system maintenance and operations services. They are certified as a Woman Owned Small Business by the Women's Business Enterprise National Council and as a Minority Business Entity by the Michigan Minority Supplier Development Council. Abacus's account teams are ready to serve Sourcewell participating entities throughout the United States and Canada. They are offering Sourcewell participating entities competitively discounted pricing rates.

Kellermeyer Bergensons Services, LLC, offers a large selection of facility hygiene, facility operational support, exterior maintenance, specialty and trade, and light carpentry services. They offer their Green Cleaning system which includes the opportunity for Sourcewell participating entities to earn LEED-EB points. KBS has a sizeable sales staff and over 700 field managers available to serve Sourcewell participating entities across the United States and Canada. They are offering solid discounts to Sourcewell participating entities.

LSS Holdings, LLC, service offerings includes facilities maintenance, commercial and industrial cleaning solutions, UVC lighting, and indoor air quality solutions. Their offering of solutions also includes the ability to earn LEED points for Sourcewell participating entities. LSS Holdings will serve Sourcewell participating entities throughout the United States through their regional service model. They are providing sizeable discounts on their services to Sourcewell participating entities.

Siemens Industry, Inc., provides services encompassing the maintenance, management, and operations of facilities. They offer programs that can provide Sourcewell participating entities the education to guide the implementation of a cleaner, greener organization. Siemens' sales and support personnel are located throughout the United States and Canada to serve Sourcewell participating entities. They are offering significantly discounted rates to Sourcewell participating entities.

Sweep America Intermediate Holdings, LLC, offers facilities maintenance solutions including parking lot and roadway sweeping, porter services, and utilities inspection and cleaning. They are also a Certified Sweeping Company by the North American Power Sweeping Association. Sweep America's 50 locations are prepared to serve Sourcewell participating entities throughout the United States. They are offering competitive discounts from their standard service rates.

Vanguard Cleaning Systems of Western Canada provides a full range of custodial, housekeeping, cleaning, and sanitizing services. Vanguard was an early adopter of providing touchless electrostatic disinfection services in response to the COVID-19 pandemic. Vanguard Cleaning Systems is ready to serve Sourcewell participating entities in the Western Canadian provinces of Alberta and British Columbia. They are offering solid discounts from their normal market prices.

For these reasons, the Sourcewell Proposal Evaluation Committee recommends award of Sourcewell Contract #062421 to:

Abacus Service Corporation	#062421-ABA
Kellermeyer Bergensons Services, LLC	#062421-KEL
LSS Holdings, LLC	#062421-LSS
Siemens Industry, Inc.	#062421-SIE
Sweep America Intermediate Holdings, LLC	#062421-SWP
Vanguard Cleaning Systems of Western Canada	#062421-VAN

The preceding recommendations were approved on July 28, 2021.

DocuSigned by:

*James Voelker*

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James Voelker, CPCM, CFCM, Procurement Lead Analyst

DocuSigned by:

*Chris Robinson*

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Chris Robinson, CPSM, Procurement Manager

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*Bill Davison*

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Bill Davison, CPPO, NIGP-CPP, Procurement Analyst

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*Tom Sharbonno*

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Tom Sharbonno, Procurement Analyst

### STATEMENT OF COMPLIANCE

As Chief Procurement Officer for Sourcewell, I have reviewed the recommendation of the Evaluation Committee and the accompanying support materials documenting the process followed for **RFP #062421 for Facilities Maintenance Services**.

The committee accepted, deemed responsive, evaluated, and recommended proposals for award. Under authority granted to the Chief Procurement Officer in Sourcewell's bylaws, the recommendations set forth above are approved.

I hereby certify:

1. Sourcewell is a government agency, created and authorized by Minnesota law to provide cooperative procurement contracts.
2. The procurement process and resulting contracts have been awarded in compliance with the laws of the State of Minnesota (Minnesota Statutes Chapter 471 and Minnesota Statutes Section 123A.21), and in conformity to Sourcewell's Procurement Policy.

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Jeremy Schwartz, CSSBB, CPPO  
Chief Procurement Officer