

RESOLUTION NO. 2026-072

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ELK GROVE
DISPENSING WITH THE FORMAL REQUEST FOR PROPOSAL PROCEDURE
PURSUANT TO ELK GROVE MUNICIPAL CODE SECTION 3.42.188(B)(3) AND
AUTHORIZING THE CITY MANAGER TO EXECUTE AN AMENDMENT TO THE
CONTRACT WITH ELITE MAINTENANCE MANAGEMENT SYSTEMS, INC.
(CONTRACT NO. C-23-037) FOR CITYWIDE JANITORIAL SERVICES, REVISING
THE SCOPE OF SERVICES, EXTENDING THE TERM BY AN ADDITIONAL TWO
YEARS, AND ADDING \$850,000
[FOR A TOTAL CONTRACT AMOUNT NOT TO EXCEED \$2,000,000]**

WHEREAS, the City of Elk Grove (City) issued a Request for Proposals in November 2022 for custodial services for City-owned facilities; and

WHEREAS, following a competitive selection process, Elite Maintenance Management Systems, Inc. (EMMS) was awarded Contract No. C-23-037 in January 2023 for an initial three-year term with an option to extend for up to two additional years; and

WHEREAS, the contract is set to expire on May 31, 2026; and

WHEREAS, since the award of the contract, the City has experienced increased operational demands, including the rehabilitation and expansion of facilities, increased staffing levels, and higher service expectations for cleanliness and sanitation; and

WHEREAS, these changes have resulted in a need to adjust service levels, expand the scope of work to include additional facilities and services, and increase service frequency; and

WHEREAS, the proposed amendment reflects expanded facility coverage, increased service frequency, and operational refinements within the existing custodial service framework and does not constitute a fundamental change in the type of services procured; and

WHEREAS, for the reasons presented, the City Council finds that a formal request for proposal procedure for these additional services is not in the best interest of the City as such a procedure could impact continuity of janitorial services, create operational disruption, and limit the ability to address time-sensitive service needs.

NOW, THEREFORE BE IT RESOLVED that the City Council of the City of Elk Grove hereby:

- 1) Dispenses with the formal request for proposal procedure pursuant to Elk Grove Municipal Code Section 3.42.188(B)(3);
- 2) Authorizes the City Manager to execute an amendment to Contract No. C-23-037 with Elite Maintenance Management Systems, Inc., in substantially the form presented to:
 - a. Extend the contract for an additional two-year term through May 31, 2028;

- b. Adjust service levels and scope of work to align with current City facility conditions and operational demands;
- c. Increase the total contract amount by \$850,000 for the two-year extension period, inclusive of a 10% contingency (*for a total contract amount of \$2,000,000*); and
- d. Authorize the City Manager, or designee, to approve and execute change orders and amendments within the approved total contract amount, provided that such changes are limited to janitorial services within the general scope of the contract as amended, and do not result in a fundamental change to the type of services procured.

PASSED AND ADOPTED by the City Council of the City of Elk Grove this 22nd day of April 2026



DARREN SUEN, VICE MAYOR of the
CITY OF ELK GROVE

ATTEST:



JASON LINDGREN, CITY CLERK

APPROVED AS TO FORM:



JONATHAN P. HOBBS
CITY ATTORNEY

CERTIFICATION
ELK GROVE CITY COUNCIL RESOLUTION NO. 2026-072

STATE OF CALIFORNIA)
COUNTY OF SACRAMENTO) **ss**
CITY OF ELK GROVE)


I, Jason Lindgren, City Clerk of the City of Elk Grove, California, do hereby certify that the foregoing resolution was duly introduced, approved, and adopted by the City Council of the City of Elk Grove at a regular meeting of said Council held on April 22, 2026 by the following vote:

AYES: COUNCILMEMBERS: *Suen, Brewer, Robles, Spease*

NOES: COUNCILMEMBERS: *None*

ABSTAIN: COUNCILMEMBERS: *None*

ABSENT: COUNCILMEMBERS: *Singh-Allen*



Jason Lindgren, City Clerk
City of Elk Grove, California