

RESOLUTION NO. 16-38

A RESOLUTION AUTHORIZING THE CITY MANAGER TO SIGN A CONTRACT WITH JANI KING COMMERCIAL CLEANING SERVICES, 14821 WEST 95TH STREET, LENEXA, KANSAS, FOR THE PURPOSE OF PROVIDING DAILY CLEANING OF THE GLADSTONE ANIMAL SHELTER AND FEEDING OF ANIMALS ON WEEKENDS AND HOLIDAYS.

WHEREAS, the Department of Public Safety operates an animal shelter at 3960 Northeast 76th Street, and staff assigned to the Animal Control Unit are responsible for housing and feeding various animals captured by Animal Control Officers and delivered to the shelter by citizens; and

WHEREAS, the maintenance of the animal shelter requires daily cleaning of all areas of the shelter, including cages holding animals; and

WHEREAS, the maintenance of the animals at the shelter include daily feeding of the animals held at the shelter; and

WHEREAS, the Public Safety Department has determined engaging the services of a private cleaning company to conduct the daily cleaning of the shelter and cages and periodic feeding of animals is more efficient and is in the best interests of the City of Gladstone; and

WHEREAS, the 2017 General Fund Budget, adopted by the Gladstone City Council, includes funding for a contract with a company to provide cleaning services and feeding of animals held at the shelter.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, AS FOLLOWS:

THAT, the City Manager of the City of Gladstone, Missouri, be and is hereby authorized to sign a contract with Jani King Commercial Cleaning Services to provide daily cleaning of the animal shelter, animal cages, and feeding of animals held at the animal shelter on weekends and holidays, effective July 1, 2016.

INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI THIS 13th DAY OF JUNE 2016.


Jean B. Moore, Mayor

Attest:


Ruth E. Bocchino, City Clerk

Memo

To: Scott C. Wingerson, City Manager

From: Chief Michael J. Hasty, Director of Public Safety 

CC: Debra Daily, Director of Finance
Chris Williams, City Attorney
Deputy Chief Robert M. Baer, Police Field Services Division Commander
Captain Robert Hays, Support Services Division Commander
Acting Animal Control Supervisor Elizabeth Gillespie
Ruth Bocchino, City Clerk
File

Date: June 8, 2016

Re: ANIMAL SHELTER CLEANING SERVICES CONTRACT

In January of this year, the city engaged a "month-to-month" contract with a janitorial company (Jani-King, Commercial Cleaning Services) to complete daily cleaning of the animal shelter. Deputy Chief Robert Baer has reviewed the impact of this arrangement and has determined the use of a private cleaning company enhances the operation of the animal shelter; freeing up time for personnel to attend to enforcement operations and animal adoptions. Deputy Chief Baer recommended the city continue to utilize the services of a cleaning company at the animal shelter and I agree with his recommendation.

The department presented a plan for the 2017 City Budget that included a reduction in full-time staff in the Animal Control Unit and requested funding in the amount of \$40,000.00 to secure a contract for cleaning services at the animal shelter. This recommendation was approved by the Budget Team and is included in the final 2017 Budget that will be presented to the City Council for adoption at their meeting on Monday, June 13, 2016.

In preparation, Deputy Chief Baer completed a Request for Proposals (RFP) for daily cleaning of the animal shelter and the feeding of animals on weekends and holidays. The RFP was published in February, 2016 with proposals due on Monday, March 21, 2016. Jani-King, Commercial Cleaning Services (14821 W. 95th Street, Lenexa, Kansas 66215) was the only company that submitted a proposal. Their proposal met all requirements specified in the RFP and quoted a monthly cost of \$3333.00 (\$39,996.00 annually) for one year.

I recommend the acceptance of the proposal from Jani-King, Commercial Cleaning Services, as this company was the only vendor who responded to the published RFP and their proposal meets all essential aspects of the RFP. A contract has been prepared and reviewed by City Attorney Chris Williams (attached) and, once signed, will become effective July 1, 2016.

A resolution has been placed on the Monday, June 13, 2016 City Council Meeting Agenda authorizing you to sign the contract. Please advise if you need further information.

Jani-King of Kansas**City**

14821 W. 95th Street
Lenexa, KS 66215
(913) 385-1440
Fax: (913) 385-1723
www.janiking.com

United States

Albuquerque •
Atlanta
Austin • Baltimore
Baton Rouge
Birmingham • Boston
Buffalo • Charleston
Charlotte • Chicago
Cincinnati • Cleveland
Colton • Columbia
Columbus • Dallas
Dayton • Denver
Detroit • Fort Worth
Greensboro
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Hampton Roads
Hartford • Hawaii
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Monterrey

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April 11, 2016

Robert Baer
Gladstone Animal Control
3960 NE 76th St.
Gladstone, MO. 64118

Re: Jani-King of Kansas City

Dear Robert:

Thank you for the time and interest you have afforded me concerning the subject of housekeeping for your facility. Jani-King of Kansas City appreciates this opportunity.

Enclosed is our completed proposal for a professionally operated cleaning program, I am including the cleaning schedule.

The total monthly charge represents your only cost, and is inclusive of:

- * All labor
- * All supervision
- * All material for cleaning
- * All equipment for cleaning
- * All payroll, payroll taxes, insurance, etc.

Each individual who will provide services to your facility is fully covered by an insurance program that protects you and your business in several ways. This comprehensive program provides complete coverage, including General Liability, Workers' Compensation, Destruction, Dishonesty, and Disappearance Crime Insurance and Lost Key Insurance.

Please contact me at (913) 385-1440 in the event you have questions regarding this proposal or for additional information you deem necessary in assessing our proposal.

Trusting we may be of service,

Shari Narde

Shari Narde
Vice President of Business Development
Jani-King of Kansas City

JANI-KING FRANCHISING CONCEPT

JANI-KING is a commercial cleaning service, in the business since 1969, that has dramatically changed the commercial cleaning and maintenance industry.

JANI-KING recognized years ago that serious problems existed with conventional cleaning services. These problems stemmed from a lack of proper supervision and communication, and little concern about a job well done. At JANI-KING, we realize that quality work is directly related to the individual workers' training, motivation and supervision. Locating quality individuals who possess the ability to consistently supervise and motivate cleaning personnel can solve these problems.

At JANI-KING, we looked for an individual who will care as much about your building as you do. Because we could not provide individuals with ownership in your company or your building, acts which would surely promote the quality and concern we were looking for, we offered that individual ownership in a business - a JANI-KING FRANCHISE.

The JANI-KING FRANCHISING CONCEPT has enabled us to provide clients throughout the world, both large and small, with a business person who has the intelligence, attitude, desire and determination to maintain the high cleaning standards that you demand for your building.

Each JANI-KING AUTHORIZED FRANCHISEE has successfully completed an extensive training program and as a member of our team has the procedures, personnel, equipment, insurance, bonding and support necessary to become an integral part of your maintenance program. Our franchisees' concern - the dedication to your building - cannot be equaled.

It is a pleasure to share the JANI-KING program with you, a program that has been the answer to cleaning problems encountered by building managers throughout the world.

Please do not hesitate to call us for any additional information you might need.

GENERAL PROCEDURES

I. SUPERVISION

- A. JANI-KING will stay in close contact with the management concerning all work performed.
- B. All JANI-KING authorized franchisees & their personnel will be trained and supervised to perform to the best of their ability in order to accomplish the cleaning you deserve.
- C. All services will be checked regularly by authorized franchise owner as to performance and ability to maintain JANI-KING standards.

II. WAGE SCALE

- A. All JANI-KING franchisees' personnel will be paid no less than the minimum wage required by Federal Law.
- B. Work hours, work week, job methods, procedures, pay periods, and pay scale will be thoroughly explained to all authorized franchise owners and their personnel.

III. SECURITY PROCEDURES AND INSURANCE

- A. A card file is set up by authorized franchisee and maintained on all of the authorized franchisees' personnel.
- B. Authorized JANI-KING franchisees' representatives will work closely with management in regard to the use of acceptable personnel.
- C. Before leaving the building, JANI-KING authorized franchisees and or personnel will check to ensure that the building is properly secured.
- D. JANI-KING authorized franchisees will provide all necessary insurance and bonds on all of their personnel.

**JANI-KING®
MAINTENANCE AGREEMENT**

This Maintenance Agreement ("Agreement") is made as of the Effective Date below by and between Majestic Franchising Inc. d/b/a Jani-King of Kansas City. ("Jani-King") and Gladstone Animal Control, 3960 NE 76th St., Gladstone, MO. 64118 ("Client"),

WHEREAS:

- Jani-King is the franchisor of commercial cleaning and maintenance business; and,
- Jani-King is in the business of providing commercial cleaning and maintenance services under the trade name and style of "Jani-King"; and,
- Client is desirous of the services of Jani-King for the purpose of keeping its premises properly cleaned as outlined In the Cleaning Schedule; and,
- Jani-King agrees to provide such services to Client;

THEREFORE, in consideration of the mutual covenants and obligations set out in the Agreement, the parties hereby agree as follows:

I. PERFORMANCE OF SERVICES

1.1. Performance of the services scheduled shall begin the 1st day of July, 2016.

1.2. The term of this Agreement shall be for one (1) year from the date services are scheduled to begin.

1.3. The services shall be performed at the following location:

BUILDING NAME: Gladstone Animal Control

ADDRESS: 3960 NE 76th St.

Gladstone, MO. 64118


1.4. The premises making up the working area under this Agreement will be known further in the Agreement as the "Named Areas", which are further defined in the Cleaning Schedule, attached hereto and by specific reference made a part of this Agreement.

1.5. Jani-King agrees to service the Named Areas as scheduled Seven (7) times per week between the hours of to _____.

1.6. Authorized Jani-King franchisee agrees to furnish all equipment, tools and cleaning supplies necessary for the performance of its duties. The duties being to maintain the Named Areas in a neat, clean and orderly condition as outlined in the Cleaning Schedule attached hereto and by specific reference made a part of this Agreement. Client warrants that the premises to be serviced are free of asbestos, hazardous materials and hazardous waste materials. Client hereby agrees to hold Jani-King and its authorized franchise owners harmless from any and all liability resulting from any Jani-King personnel or authorized franchise owner or its personnel's exposure to such hazardous or harmful materials.

JANI-KING: 

PAGE 1 OF 4
MAINTENANCE AGREEMENT

CLIENT: 

2. PAYMENT OF SERVICES

2.1. Client agrees to pay to Jani-King each month the total minimum sum stated in the Pricing Schedule, contained herein, on or before the last day of each month in which services are rendered. Additionally, Client also agrees to pay any sales or use tax levied by a taxing authority on the value of the services provided or supplies purchased. Client agrees that all payments due and owing Jani-King, for any reason; shall be properly credited only when delivered to the following address:

**JANI-KING of Kansas City
14821 West 95th Street
Lenexa, Kansas 66215**

2.2 In the event any changes in Federal, State, or Local laws take effect in the jurisdiction within which this Agreement is to be performed, and those changes in law result in an increase in labor costs (such as an increase in the applicable Minimum Wage or mandate that employers provide health insurance or other benefits), it is the expressly agreed that the prices listed in this Agreement may be increase by an amount necessary to cover the resulting increase in labor costs.

2.2. There will be no credits for Holidays and the following holidays Jani-King will provide services; New Year's Day, President's Day, Martin Luther King Day, Memorial Day, Fourth of July, Labor Day, Thanksgiving, Day after Thanksgiving and Christmas Day.

2.3. From time to time, as the parties may agree, the amount to be paid by Client may be increased or decreased to reflect an increase or decrease in the area of space serviced and the kind, amount or frequency of service to be rendered. Such modifications shall be binding only if in writing, signed by both parties. In the event mutual agreement relating to the frequency of service, type of service, space serviced or amount to be paid cannot be reached, the frequency of service, type of service, space serviced or amount to be paid shall remain unchanged.

2.4. It is expressly agreed that the total minimum sum stated in the Pricing Schedule may be increased annually by Jani-King by a percentage amount not to exceed the annual increase of the Consumer Price Index as most recently published in the Wall Street Journal.

2.5. Any payment not received on or before the 10th day of the following month will be assessed a 10% late fee of no less than \$25.00 on outstanding balances and Jani-King may suspend services to Client until such payment is received. Suspension of services by Jani-King under this Section shall not deprive Jani-King of any of its remedies or actions against Client for past or future payments due under this Agreement, nor shall the bringing of any action for payment of services or other rights contained herein be constructed as a waiver of any Jani-King rights.

2.6. If floor care is built into the monthly contract billing amount and is to be done on a monthly, quarterly, bi-annual or annual basis, that same amount of time must pass before the work will be completed.


3. INDEPENDENT BUSINESS RELATIONSHIP

3.1. The authorized Jani-King franchise owner designated for this Agreement will select, hire and designate all personnel to perform the services.

3.2. Authorized Jani-King franchise owners and their personnel are not employees of client, but are independent contractors; and in this regard, such Jani-King authorized franchise owners and their employees will not be within the protection or coverage of Client's Workers' Compensation Insurance and no withholding of Social Security, Federal or State Income Tax or Other deductions shall be made from the sums agreed to be paid to Jani-King herein, the same being contract payments and not wages.

JANI-KING: 

PAGE 2 OF 4
MAINTENANCE AGREEMENT

CLIENT: 

3. INDEPENDENT BUSINESS RELATIONSHIP (continued)

3.3. Client agrees that during the term of this Agreement, and within three hundred sixty five (365) days after termination, that Client will not employ any employees, agents, representatives or franchisees of Jani-King without the express written consent of Jani-King. Jani-King agrees that during the term of this Agreement and within three hundred sixty five (365) days after termination, it will not employ any employees, agents or representatives of Client without the express written consent of Client. Client further understands and acknowledges that Jani-King is a franchisor of a commercial cleaning service and that Jani-King's franchisees, Jani-King's franchisee's employees and Jani-King employees are subject to a noncompetition provision in favor of Jani-King. Client will not induce or encourage Jani-King Franchisees to breach the noncompetition agreement.

3.4 Client agrees not to actively solicit, seek to hire, or otherwise engage in any manner whatsoever, directly or indirectly, any of Jani-King employees, franchise owners and franchise owners employees during the term of this Agreement, any renewal thereof, and for a period of one (1) year following the termination of the parties' relationship. In the event of the violation of this provision, the parties hereto understand and agree that actual damages will be difficult to determine. And therefore agree that Client shall pay to Jani-King the sum of six (6) month's direct salary, including any hiring or other bonus, of each associate solicited and/or hired as liquidated damages and not as a penalty.

4. RENEWAL AND TERMINATION

4.1. This Agreement shall be reviewed on the anniversary date for the terms and conditions. If timely notice is given for termination, this Agreement shall expire at midnight of the anniversary date. Otherwise, this Agreement may only be terminated for non-performance as set out below.

4.2. Non-performance is defined as the failure, neglect or refusal to perform any act stipulated under this Agreement or as outlined in the Cleaning Schedule attached. Before any termination for non-performance is effective, the terminating party must give the other party written notice, as described herein, specifying in detail the nature of any defect or failure in performance. Upon the effective date of the receipt of notice of non-performance, Jani-King, at its election, shall have thirty (30) days in which to cure the defect in performance in regards to the Cleaning Schedule. In the event the defect is not satisfactorily cured within thirty (30) days from the effective date of such notice, the terminating party shall provide written notification, as described herein to the non-terminating party of the failure to satisfactorily cure the defect. In the event the second notice is not received within five (5) days from the end of the thirtieth (30th) day from the effective date of first notice, all deficiencies will be deemed cured. In the event the second notice is received within the required time period, this Agreement shall then terminate thirty (30) days from the date of the second notice. In the event the second notice is not received within the specified time, all alleged nonperformance by Jani-King will be deemed cured.

4.3. In the event Client terminates this Agreement for any reason other than non-performance, as described above, Client agrees to pay, as liquidated damages, an amount equal to the total minimum sum stated in the Pricing Schedule multiplied by the number of months remaining under this Agreement. If client defaults to pay these liquidated damages, a Mechanics Lien may be filed against said property.

4.4. All notices between Client and Jani-King shall be in writing. Any notice shall be deemed duly served if such notice is deposited, postpaid and certified, with the United States Postal Service, or a recognized common parcel courier providing express, receipt delivery to the address as stated in Section 2.1. herein for Jani-King or to the address stated on the signature page of this Agreement for Client. All other notices, including notices personally delivered to individuals performing services under this Agreement, shall be ineffective. Either party may change the address of notice by providing the other party written notice of such change.

Time is of the essence for all notices required under the terms of this Agreement-

JANI-KING: SP

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MAINTENANCE AGREEMENT

CLIENT: 21

5. GENERAL PROVISIONS

5.1. In the event it becomes necessary for either party to institute suit against the other to secure or protect its rights under this Agreement, the prevailing party shall be entitled to all associated costs of the suit, including reasonable attorney's fees, administrative fees, court costs and damages as part of any judgment entered in its favor.

5.2. The terms of this Agreement shall be binding upon and inure to the benefit of Jani-King and Client and their respective heirs, representatives, successors and assigns, provided however that this Agreement will not be assignable or transferable by Client in whole or in part without the prior, written consent of Jani-King. Notwithstanding the foregoing, this Agreement may be freely transferred by Client in connection with a merger of Client or the sale of all or substantially all of Client's assets. This Agreement is freely transferable by Jani-King.

5.3 Any waiver by either party to this Agreement of a breach of any term or condition of this Agreement shall not constitute a waiver of any subsequent breach of the same or any other term or condition of this Agreement.

5.4. Jurisdiction and venue for any suit brought on this Agreement shall be in the governmental division of the county where the Jani-King regional office is located.


5.5. Both parties agree that they have fully reviewed and discussed the terms of this Agreement, and all attachments, and acknowledge that the terms reflect the entire Agreement of the parties pertaining to its subject matter and it supersedes all prior contemporaneous agreements, representations and understandings of the parties.

5.6. Any changes or modification to this Agreement must be in writing, signed by both parties and attached hereto.

5.7. In the event any section, subsection, provision or clause of this Agreement or any combination thereof is found to be unenforceable at law, in equity or under any presently existing or hereafter enacted legislation, regulation, or order of the United States, any state or subdivision thereof or any municipality, those findings shall not, in any way, affect any other part of this Agreement which shall continue in full force and effect, and the unenforceable provision shall be interpreted in a manner that imposes the maximum restriction or obligation permitted by law.

JANI-KING: 

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MAINTENANCE AGREEMENT

CLIENT: 

CLEANING SCHEDULE

NAMED AREAS:

- A. Lobby, Reception, Desk Area
- B. Restrooms (1)
- C. Adoption Room
- D. Kennels
- E. Cat Cages
- F. Laundry Room, Exam Room
- G. Food Storage Room

I. Seven Times per Week Cleaning

A. Lobby, Reception, Desk Area

- 1. All trash receptacles are to be emptied and trash removed to a collection point. (Liners to be furnished by client.)
- 2. Clean and polish drinking fountain(s)/ water coolers.
- 3. Thoroughly dust all horizontal surfaces, including desk tops, files, window sills, chairs, tables, pictures and all manner of furnishings in above Named Areas.
- 4. Damp wipe all horizontal surfaces to remove coffee rings and spillage as needed.
- 5. Dust telephones.
- 6. Dust mop hard surface floors with a non-treated dust mop, remove gum, etc. as needed.
- 7. Damp mop hard surface floors.
- 8. Damp wipe entrance metal and fingerprints on entrance glass.
- 9. Spot clean partition glass.

JANI-KING: SW

PAGE 1 OF 5
CLEANING SCHEDULE

CLIENT: SW

**CLEANING SCHEDULE
(Continued)**

I. Seven Times per Week Cleaning

B. Restrooms

1. Stock towels, tissue and hand soap. (To be furnished by client.)
2. Empty trash receptacles and damp wipe with disinfectant.
3. Dust vents, tops of mirrors and frames.
4. Wipe towel cabinet covers and cabinets.
5. Toilets and urinals to be cleaned and sanitized inside and outside. Polish bright work.
6. Toilet seats to be cleaned on both sides using a disinfectant.
7. Scour and sanitize all basins. Polish bright work.
8. Clean and polish mirrors.
9. Remove splash marks from walls around basins.
10. Wet mop and rinse restroom floors with a disinfectant.

JANI-KING: SP

PAGE 2 OF 5
CLEANING SCHEDULE

CLIENT: SL

**CLEANING SCHEDULE
(Continued)**

I. Seven Times per Week Cleaning

C. Adoption Room

1. Damp wipe and disinfect bench seating.
2. Dust mop hard surface floors.
3. Damp mop hard surface floors.
4. Clean door glass.

D. Kennels

1. Remove Dog and place in empty Kennel available.
2. Pick up all dog poop and remove to collection place.
3. Sweep floors to remove all debris.
4. Hose out and deck brush floors using bleach solution.
5. Dry floors with squeegee.
6. Place dog back into Kennel.
7. Rinse the water & food bowls with soap & water.
8. Replenish water bowl with fresh water.

NOTE: IF NO KENNEL AVAILABLE DOG CAN BE PLACED IN OUTSIDE FENCED YARD AREA DURING THE CLEANING TO OPEN A SPACE FOR OTHER DOGS TO BE PLACED IN THE KENNELS WHILE THEIR KENNEL IS BEING CLEANED. FEEDING OF THE ANIMALS TO BE DONE ON WEEKEND AND HOLIDAYS. CLIENT TO FEED ANIMALS MONDAY THRU FRIDAY.

JANI-KING: SN

PAGE 3 OF 5
CLEANING SCHEDULE

CLIENT: 2

**CLEANING SCHEDULE
(Continued)**

I. Seven Times per Week Cleaning

E. Cat Cages

1. Remove cat and place in cat carrier. (CLIENT SUPPLIED)
2. Pick up and remove all newspaper on bottom of cage and remove to collection place.
3. Clean cage bottom with approved cleaner.
4. Reline with new paper. (CLIENT SUPPLIED)
5. Clean out water bowl and replace with fresh water.
6. Place cat back into cage.
7. Clean poop and clumps out box of litter box.
8. Clean litter box with soap and water.
9. Replace with fresh cat litter if needed (supplied by client.)
10. Clean food dish and water bowl with soap and water.
11. Replenish water bowl with fresh water.

NOTE: THE SAME APPLIES IF CAT CAGES ARE BEING USED FOR BUNNIES OR GUINNE PIGS.

F. Laundry Room, Exam Room

1. All trash receptacles are to be emptied and trash removed to a collection point. (Liners to be furnished by client.)
2. Dust mop hard surface floors.
3. Damp mop hard surface floors.
4. Damp wipe counter top.
5. Scour and sanitize sink. Polish bright work.

G. Food Storage Room

1. Dust mop hard surface floors.
2. Damp mop hard surface floors.

JANI-KING: SW

CLIENT: SW

**CLEANING SCHEDULE
(Continued)**

II. Two Times per Week Cleaning

D. Kennels

1. Fill food dish. (Food supplied by client)

E. Cat Cages

1. Fill food dish. (Food supplied by client)

III. Weekly Cleaning

A. All Named Areas

1. Dust all vertical surfaces of desks, file cabinets, chairs, tables and other office furniture.
2. Thoroughly vacuum all carpeting, taking care to get into corners, along edges and beneath furniture.
3. Thoroughly damp mop hard surface floors, taking care to get into corners, along edges and beneath furniture.

IV. Monthly Cleaning

A. All Named Areas

1. Accomplish all high dusting not reached in the above mentioned cleaning.
2. Remove fingerprints and marks from around light switches and door frames.
3. Dust all upholstered furniture.
4. Damp wipe telephones, using disinfectant.

NOTES: JANI-KING IS ONLY RESPONSIBLE FOR TRASH IN OFFICE. JANI-KING WILL PROVIDE SERVICES; NEW YEAR'S DAY, PRESIDENT'S DAY, MARTIN LUTHER KING DAY, MEMORIAL DAY, FOURTH OF JULY, LABOR DAY, THANKSGIVING, DAY AFTER THANKSGIVING AND CHRISTMAS DAY. FEEDING OF THE ANIMALS / EMPTYING AND CLEANING OF THE CAT LITTER BOXES AND CLEANING OF THE FOOD AND WATER DISHES WILL BE DONE ON THESE HOLIDAYS. IN ADDITION TO STANDARD SERVICES.

JANI-KING: SW

PAGE 5 OF 5
CLEANING SCHEDULE

CLIENT: SW

OTHER SERVICES

1. Defective or inoperable building equipment shall be brought to the attention of CLIENT such as:
 - A. leakage or problem plumbing.
 - B. defective lights or lighting.
 - C. doors and/or gates not properly secured.
 - D. or other unusual circumstances such that might affect the security, maintenance or effectiveness of the facility.
2. A Teflon-type carpet protector shall be applied, upon request, for an additional fee.
3. An anti-static material shall be applied to all carpeting, upon request, for an additional fee.
4. Care shall be exercised so that baseboards, walls and furniture shall not be splashed, marred, disfigured or damaged during these or any other scheduled operations.
5. Janitor closets, equipment and materials shall be kept in a neat, clean and orderly condition at all times.
6. All emergency cleaning accomplished for a nominal fee.

REQUESTED ADDITIONAL CLEANS

FLOORS

A. Upon request, the following services will be performed for an additional fee:

COST PER SQUARE FOOT

- | | | |
|----|--|---|
| 1. | Carpet shampoo (\$150.00 minimum)
(\$175.00 minimum) | Bonnet \$ <u>.10</u> per square foot
Extract \$ <u>.15</u> per square foot |
| 2. | Strip, reseal and refinish tile floors
(\$175.00 minimum) | \$ <u>.35</u> per square foot |

*Care will be taken to get into corners, along edges and beneath furniture.

*Care shall be exercised so that baseboards, walls and furniture shall not be splashed, marred, disfigured or damaged during these operations.

WINDOWS

A. Upon request, windows shall be washed for an additional fee per square foot of surface glass at:

First Floor only:	
Interior	\$ <u>.07</u> per square foot
Exterior	\$ <u>.07</u> per square foot

Window cleaning of additional floors upon request at an additional cost.



PRICING SCHEDULE

The Named Areas will be serviced according to the Cleaning Schedule for the monthly charge of:

Three Thousand Three Hundred and Thirty Three Dollars (\$3333.00)

IN WITNESS WHEREOF, the Parties hereto have set their hands this 15th day of

June, 2016.

Jani-King of Kansas City	Gladstone Animal Control
14821 West 95 th Street	3960 NE 76th St.
Lenexa, Kansas 66215	Gladstone , MO. 64118
	816-423-4056
	
Signature	Signature
Shari Narde	Scott Wingersen
Print Name	Print Name
Vice President of Business Development	City Manager
Title	Title

JANI-KING: SN

PAGE 1 OF 1
PRICING SCHEDULE

CLIENT: SN