

RESOLUTION NO. R-24-04

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT WITH WARRIOR LAWN AND LANDSCAPE, LLC, IN AN AMOUNT NOT TO EXCEED \$91,140.00 FOR ANNUAL MOWING SERVICES OF CERTAIN CITY OF GLADSTONE PARKS AND FACILITIES.

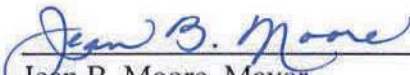
WHEREAS, proposals were received for contract lawn mowing services and the proposal from Warrior Lawn and Garden, LLC, has been determined to be the best overall bid.

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, is hereby authorized to execute an annual contract for lawn mowing services of certain City of Gladstone Parks and Facilities in the amount of \$91,140.00.

FURTHER, THAT, funds are hereby authorized for such purpose from the General Fund.

INTRODUCED, READ, PASSED, AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 12TH DAY OF FEBRUARY 2024.


Jean B. Moore, Mayor

ATTEST:


Kris Keller, City Clerk



Request for Council Action

RES ☒ # R-24-04

BILL ☐ # City Clerk Only

ORD ☐ # City Clerk Only

Date: 2/6/2024

Department: Parks & Recreation

Meeting Date Requested: 2/12/2024

Public Hearing: Yes ☐ Date: [Click here to enter a date.](#)

Subject: City Lawn Mowing Contract for Parks and City Facilities

Background: For years, the city has contracted mowing services for certain City properties and parks such as the Community Center, Linden Square, Central Park, Oak Grove Park, Hobby Hill, Trails, and certain residential lots acquired by the city.

Budget Discussion: Funds are budgeted in the amount of \$91,140.00 from the General Fund. Ongoing costs are estimated to be \$ 91,140.00 annually. Previous years' funding was \$60,295.00.

Public/Board/Staff Input: Staff publicly solicited and received one bid for the contract service.

Provide Original Contracts, Leases, Agreements, etc. to: City Clerk and Vendor.

Justin Merkey
Department Director/Administrator

JM
City Attorney

BB
City Manager



MOWING CONTRACT

THIS AGREEMENT, made and entered into this 5th day of March, 2024, by and between the City of Gladstone, a Missouri municipal corporation, hereinafter referred to as the “City” and **Warrior Lawn & Landscape**, hereinafter referred to as the “Contractor”.

WITNESSETH:

WHEREAS, the accomplishment of the work and services described in this Contract is necessary and essential to the operation of the City; and

WHEREAS, the City desires to engage the Contractor to render services as described in this Contract, and the Contractor is willing to perform such services;

NOW, THEREFORE, in consideration of the premises and covenants hereinafter contained, the parties hereto hereby agree as follows:

ARTICLE I DESCRIPTION OF PROJECT

The Contractor shall mow certain City of Gladstone parks, facilities and right-of-ways for the 2024 season as set forth in *Attachment 1 (includes Exhibits M1a, M1b & M2)*.

ARTICLE II CONTRACTOR’S SCOPE OF SERVICES

The Contractor shall perform services relevant to the Contract in accordance with the terms and conditions set forth herein, and as provided in the Mowing Specifications and Mowing Bid Form in *Attachment 1*, attached hereto and incorporated by reference herein.

The Contractor hereby agrees that, immediately upon the execution of this Contract and upon receipt of notification by the City, the Contractor will enter upon the duties herein prescribed. The City is not liable and will not pay the Contractor for any services rendered before written authorization is received by the Contractor from the City.

The Parks Superintendent will be the supervisor in charge of the mowing package (designated *Exhibit M2*). The Contractor shall begin mowing the specified area within 48 hours of notification by the City. All mowing and trimming shall be completed in an immediate area prior to beginning another mowing location by the Contractor. All work of Contractor pursuant to the terms of this contract shall be completed between the hours of 7:00 AM and 7:00 PM, Monday through Friday. The following mowing standards shall apply to the work of the Contractor:

The Contractor shall trim around all objects located on the property including, but not limited to, trees, shrubs, playground equipment, fences, and buildings.



MOWING CONTRACT

The Contractor shall be required to temporarily relocate movable objects as necessary to provide a uniform mow (movable objects shall include, but not be limited to, trash barrels and picnic tables). Such objects shall be returned to their original position after an area is mowed.

The Contractor shall remove litter prior to mowing an area. Any litter cut through by the mower shall be removed by Contractor.

The Contractor shall use sharp blades to minimize turf stress and in mowing *Exhibit M2* shall alternate directions in the mowing pattern. Areas serviced by the Contractor shall present a neat, evenly mowed appearance, free from any unmowed strips or cut through litter.

The Contractor shall cut the grass to approximately 5 inches in all areas.

The Contractor will notify the City when the ground is too wet for the Contractor to perform the services required by this Contract and damage to the turf will result by performance of the Contractor.

The Contractor agrees to employ, train and supervise adequate personnel with appropriate qualifications and experience to provide the services outlined herein. The Contractor will observe established standards of safety and shall take all necessary safety precautions to protect the general public, Contractor's employees, and City employees and facilities from injury or damage. The Contractor shall immediately notify the City of any accident or incidents which occur as a result of the Contractor's activities on the premises. The Contractor agrees to pay for any damage to property, including damage to plant materials, caused by its activities.

The Contractor shall be courteous and tactful when in contact with the public. The Contractor will not tolerate any type of workplace violence committed by or against its employees. The Contractor will prohibit its employees from making threats, carrying concealed weapons or engaging in violent activities in connection with City property or the services to be provided under this Contract.

In the event that an area is missed by the Contractor or is not mowed as specified, the Contractor agrees to return to the designated sight within 24 hours of notification by the City.

ARTICLE III CHANGES IN SCOPE

If changes occur either in the Contractor's Scope of Services or the Description of the Project, a supplemental agreement may be negotiated at the request of either party. All modifications to this Contract must be in writing and signed by the parties hereto.



MOWING CONTRACT

ARTICLE IV CONTRACTOR'S FEE

- A. Contractor expressly states that it is an independent Contractor and its employees shall not be deemed employees nor joint employees of the City of Gladstone.
- B. Contractor shall be paid for its services by the City as follows:
 - 1. As compensation for services as described herein and in *Exhibit M1b* of this Contract, the Contractor shall be paid a "Basic Fee" which shall constitute full and complete payment for said services and all expenditures which may be made and expenses incurred, except as otherwise expressly provided in this Contract. The "Basic Fee" shall be the lump sum amount of \$3,255.00 per mow cycle for providing mowing services for all areas set forth in the **Mowing Package (Exhibit M2)** attached hereto.
 - 2. The parties hereto do expressly agree that the "Basic Fee" is based upon the services to be provided by the Contractor and that Contractor shall not be entitled to any other payment by the City. Payment for each mow shall be paid by the City upon completion by the Contractor of a package cycle and submittal of a *monthly* statement from the Contractor to the City stating the date and location at which the mowing services were performed by the Contractor for the City.

Payment Schedule for "Basic Fee." The "Basic Fee" shall be paid by the City within thirty (30) days of receipt of the statement from the Contractor.

ARTICLE V COMPLIANCE WITH LAW

The Contractor agrees to comply with all federal, state, and local regulations related to the performance of the Contract. Specifically, the Contractor shall obtain a City of Gladstone Occupational License during the term of the Contract.

ARTICLE VI TERM

- A. The term of this contract shall be for the 2024 mowing season.
- B. The contract may be extended for up to five additional one-year terms by mutual agreement of the parties.
- C. This Contract may be terminated by the City without prior notice to the Contractor in the event of substantial failure by the Contractor to fulfill its obligations under this Contract.
- D. This Contract may be terminated by the City for its convenience upon fifteen (15) days prior written notice to the Contractor.



MOWING CONTRACT

E. In the event of termination, as provided in this Article, the Contractor shall be paid as compensation in full for services performed to the date of such termination, an amount calculated in accordance with the contractual mowing bid amounts set forth in the Exhibits attached hereto.

ARTICLE VII ASSIGNMENT

This Contract shall not be assignable except at the written consent of the parties hereto, and if so assigned, shall extend to and be binding upon the successors and assigns of the parties hereto.

ARTICLE VIII DISCLOSURE

The Contractor hereby affirms that it has not made or agreed to make any valuable gift whether in the form of service, loan, thing, or promise to any person or any of the person's immediate family, having the duty to recommend, the right to vote upon, or any other direct influence on the selection of Contractors to provide services to the City within two years preceding the execution of this Contract.

ARTICLE IX INDEMNITY

The Contractor agrees to indemnify, and hold harmless the City and its officers, agents, and employees from and against all suits, actions, attorney fees, costs, expenses or claims of any character brought because of any injury or damage received or sustained by any person, persons, or property arising out of or resulting from any acts, error, or omission of the Contractor or its agents or employees. The indemnity required hereunder shall not be limited by reason of the specification of any particular insurance coverage in this Contract.

ARTICLE X INSURANCE

The Contractor agrees to procure and maintain at its expense insurance in the kinds and amounts hereinafter provided with insurance companies authorized to do business in the State of Missouri, covering all operations under this Contract, whether performed by it or its agents. Before commencing work, the Contractor shall furnish to the City a certificate or certificates in a form satisfactory to the City showing that it has complied with this paragraph, naming the City as an additional insured on said policies. All certificates shall provide that the policy shall not be changed or canceled until at least ten (10) days prior written notice shall have been given to the City. Kinds and amounts of insurance required are as follows:



MOWING CONTRACT

- A. Workmen's Compensation Insurance. Workmen's Compensation Insurance for Contractor's employees in accordance with the provisions of the Workmen's Compensation Act of the State of Missouri.
- B. Liability Insurance. Comprehensive General Liability Insurance with broadening endorsement to included Completed operations and Blanket contractual and Personal injury with combined single limit of \$1,000,000 per person and \$2,905,664 per occurrence and Employment Practices Liability Insurance with \$1,000,000 limits. All policies providing such insurance coverage shall name the City of Gladstone as an additional insured.

ARTICLE XI DISCRIMINATION PROHIBITED


In performing the services required hereunder, the Contractor shall not discriminate against any person on the basis of race, color, religion, sex, national origin or ancestry, age, disability or any other basis protected by state, federal or local law. The Contractor agrees to comply with applicable immigration laws, including the Immigration Reform & Control Act of 1990.

ARTICLE XII ADMINISTRATION OF AGREEMENT

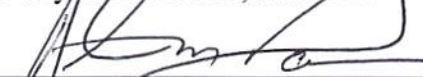
The City Manager or his authorized representative shall administer this Contract for the City.

IN WITNESS WHEREOF, the parties hereto have executed this Contract to bind themselves, their partners, as successors, and legal representatives of the day and year first above written.

Contractor: Warrior Lawn & Landscape


By: Tyler West, Owner

The City of Gladstone, Missouri


By: Robert M. Baer, City Manager

Attest:


Kris Keller, City Clerk



GENERAL CONTRACTUAL MOWING SPECIFICATIONS

1. Additional areas may need mowing. The Contractor agrees to begin mowing the specified area within 48 hours of notification. The Contractor will also notify the appropriate Superintendent or designated representative within 24 hours after a specified site is completed.
2. Contractor agrees to do all work from 7:00 AM to 7:00 PM.
3. All mowing and trimming shall be completed in an immediate area prior to beginning another mowing site.
4. Contractor agrees to pay for any damage to property, including damage to plant materials. The specified mowing sites will be inspected by the appropriate Superintendent or designated representative after the mowing cycle has been completed to check for damage.
5. Mowing should not occur when the ground is too wet and turf will be damaged. Contractor shall notify the appropriate Superintendent or designated representative when mowing is delayed by wet conditions. In the event that prolonged wet conditions allow vegetation to grow excessively high, the Contractor must have available to him appropriate equipment to reduce vegetation to recommended mowing height.
6. Contractor agrees to remove litter prior to mowing at each site.
7. Contractor agrees to move trash barrels, picnic tables, etc. as necessary to provide a uniform cut. The Contractor will return any items moved to their original position after a site is mowed.
8. Contractor agrees to use sharp blades to minimize turf stress and to alternate directions in the mowing pattern. Areas serviced by the Contractor shall present a neat, evenly mowed appearance, free from any unmowed strips or cut-through litter.
9. Mowing shall be scheduled so that no more than one third (1/3) of the grass plant is removed with a finished cutting height of five (5) inches. Grass clippings will be mulched in place unless the amount of clippings is detrimental to the health of the lawn. Clippings and other mowing debris shall be removed from paved surfaces.
10. Mower heights, as specified in #9 above, shall be made and measured on a flat, paved surface.
11. Trimming around trees, shrubs, buildings, retaining walls, sign posts, light standards, fences, etc. shall occur after each mowing.
12. Edging shall be performed (perpendicular to the ground) along all sidewalks, drives, patios, roads, trails, etc. a minimum of twice per month. Trimmings will be blown back onto the adjacent lawn to decompose.



13. Leaf litter shall be mulched in place with mowers throughout fall and winter. Leaves will only be removed when their volume or depth will kill grass or trigger other problems.
14. The Contractor shall execute mower turns at different locations on the lawn to minimize bare spots in the lawn.
15. The Contractor agrees to immediately notify the appropriate Superintendent or designated representative of any accident or incidents which occur as a result of the Contractor's work.
16. The Contractor agrees to be courteous and tactful when in contact with the public. Contractor will have each employee in approved dress, with a company logo visible so as to make known to patrons their affiliation.
17. The Contractor agrees to take the necessary safety precautions to protect the general public, Contractor's employees, and facilities from injury or damage. Contractor will abide by all manufacturers' recommended safety guidelines for the proper operation of equipment utilized in fulfillment of this agreement and provide all necessary safety equipment for its employees.
18. The Contractor agrees to comply with all federal, state and local regulations related to the performance of the contract.
19. In the event that a site is missed by the Contractor or is not mowed as specified, the Contractor agrees to return to the designated site within 24 hours of notification by the appropriate Superintendent or designated representative.
20. If, for any reason the Contractor cannot fulfill the terms of the contract, the Contractor shall immediately notify the Parks, Recreation & Cultural Arts Director or designated representative.
21. If the appropriate Superintendent or designated representative determines that the Contractor has not met the specifications of the contract, it may be terminated for non-compliance.
22. The rate of pay will be on a per mow basis with a detailed statement submitted to the appropriate Superintendent after completion of a complete mowing cycle of all designated sites.
23. The Contractor will be required to provide a certificate of insurance during the term of the contract in the minimum amount of \$2,905,664 (per single occurrence) combined liability, bodily injury, and property damage naming the City of Gladstone as an added insured. If using a subcontractor, they must carry the same insurance requirement.



24. The Contractor will be required to obtain a City of Gladstone Occupational License during the term of the contract.
25. The Contractor must provide proof of Workman's Compensation, if required by law.
26. The successful bidder is considered to be an independent contractor and is not an employee of the City of Gladstone.
27. The Contractor agrees to indemnify and hold the City of Gladstone harmless in the event of injury to the general public, Contractor's employees, or any accident related to the performance of the contract.
28. Prior to beginning work as specified in the contract documents, the Contractor will meet with designated City representatives to review areas to be mowed.
29. All bids must be submitted on the Contractual Mowing Bid Form provided by the City. The successful bidder will be required to sign a contract with the City of Gladstone to provide the service described herein. The foregoing specifications will be incorporated into the agreement. The term of the agreement shall be through **December 31, 2024**. The agreement may be extended for up to five additional one-year terms by mutual agreement of the parties. Any such extension of this agreement shall be made in writing at least 30 days prior to the expiration of the existing term. This agreement may be terminated by either party, with or without cause, upon providing a 30-day written notice to the other party by Certified Mail or email (To: matta@gladstone.mo.us and justinm@gladstone.mo.us).



CITY OF GLADSTONE
CONTRACTUAL MOWING BID FORM

Complete and return this form in a sealed envelope clearly marked "Mowing Bid" to the Director of Parks, Recreation & Cultural Arts, Gladstone Community Center, 6901 N. Holmes, Gladstone, Missouri, 64118, no later than **10:00 AM, Tuesday, February 6, 2024.**

FIRM NAME: Warrior Lawn & Landscape
YOUR NAME: Victoria Jackson, Tyler West
ADDRESS: P.O. Box 227 Smithville, MO 64089
TELEPHONE: **BUSINESS:** 816 9127800 **HOME/CELL:** _____

ATTACH ADDITIONAL SHEETS, IF NEEDED

1. Describe your mowing experience (Please provide name, address and telephone number of at least three references for both mowing and gardening - may use separate sheet, if necessary):

We have 15 years experience. We currently maintain Smithville
city parks.

Matt Denton - Smithville City Parks 107 West Main St Smithville, MO
64089 - 816 - 532 - 8130, Ashmont HOA - Lon Luckert 14805 Ashmont Dr
Smithville, MO 64089 816 - 261 - 1829, Forest Oaks HOA - Joel
Driskell 911 Ash Dr Smithville, MO 64089 660 - 582 - 9227

2. List the mowing equipment you will be using (please use separate sheet, if necessary). Please include details such as horsepower, cutting width, make, model, etc.

2-Scag vride 61' deck 37hp / 1 John Deere 661R 27hp / 1 John Deere 648R

3. Can you meet the general specifications? yes
4. Attach a copy of your insurance coverage.
5. Attach a copy of proof of Workman's Compensation.
6. Do you have a City of Gladstone Occupational License? _____

7. List number of employees to be provided by your company to perform this contract: 4 full time
2 part time



EXHIBIT M1b

8. State your per mow fee for providing mowing services and your estimated total hours.
Provide detail by the park locations on attached sheets (Exhibit M2).

PARKS PACKAGE A (Mowing)

\$91,140 based on 28 weeks
\$84,630 based on 26 weeks

CONTRACTOR'S SIGNATURE:

A handwritten signature in black ink, consisting of stylized, overlapping strokes.

DATE: 1-31-2024



DETAIL BID SCHEDULE - MOWING

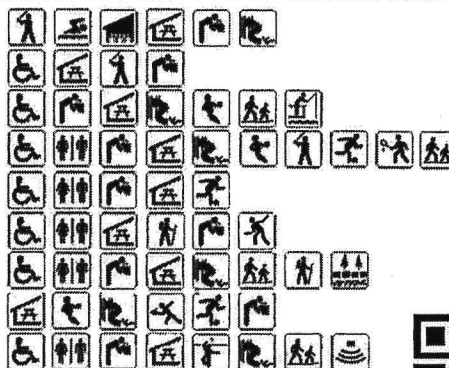
	Site name	Address	Acreage	Mowing Acres	Cost per Mow	Notes
1	City Hall & Linden Square	7010 N. Holmes	4	2	140	Includes 70th Street Islands. Weekend mowing
2	Central Park	7011 N. Holmes	14.5	4.5	170	
3	Gladstone Community Center	6901 N. Holmes	2.5	2	130	Weekday mowing
4	72nd St. Tennis Court	2100 NE 72nd St.	3.1	1.55	75	
5	Hamilton Heights Park	6600 N. Main	9	2.5	125	
6	Hobby Hill East	NW 76 Terr & N. Main	39	3.1	140	
7	Hobby Hill West	NW 77th & N. Broadway		4	160	
8	Meadowbrook Park	NE 60 Terr & N. Euclid	14	10	500	
9	Rockcreek Meadow	6613 N. Prospect	10	2	120	South end of property, (creek to berm)
10	Sycamore Park / Trail	NE 66 St. & N. Prospect	2.8	2	120	
11	Flora Park	6000 N. Flora	29	4.5	170	
12	Little Gully	NE 59 St & N. Park	1	0.75	50	
13	Empty Lot	6880 N. Oak	0.84	0.26	40	
14	Empty Lot	6900 N. Oak	0.93	0.71	45	
15	Empty Lot	6834 N. Campbell	0.19	0.5	40	
16	Empty Right of Way	NE 70th Terrace		0.5	45	NE 70th Terrace right of way between N. Harrison & N. Campbell directly north of 7016 N. Harrison and 7025 N. Campbell
17	Oak Grove Park	7600 NE Troost	20	16.41	750	
18	Atkins Johnson Farm & Cemetery	4019 NE Pleasant Valley Rd	22	8	435	Prefer to mow when farm is not open.

Total \$ 3,255.00 per mow

PARK GUIDE

Parks with Shelter Houses

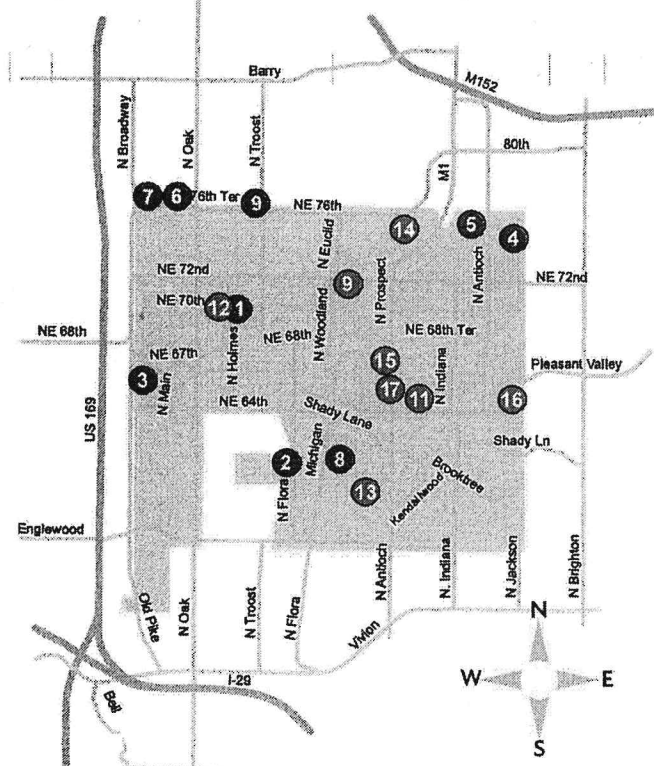
- | | | |
|--|---------------------|----------|
| 1. Central | 825 N.E. 70th Ter. | 11 acres |
| 2. Flora | 5960 N. Flora | 5 acres |
| 3. Hamilton Heights | 6600 N. Main St. | 9 acres |
| 4. Happy Rock East | 7511 N. Antioch Rd. | 72 acres |
| 5. Happy Rock West | 7511 N. Antioch Rd. | 24 acres |
| 6. Hobby Hill East | 1 N.E. 76th Ter. | 32 acres |
| 7. Hobby Hill West | 7601 N. Broadway | 32 acres |
| 8. Meadowbrook Park | 1920 N.E. 60th Ter. | 6 acres |
| 9. Oak Grove Park – Shelter #1 (Large) | 7600 N. Troost Ave. | 20 acres |
| – Shelter #2 (Small) | 825 N.E. 76th St. | |



Scan here with your smart phone for more information!

Parks without Shelter Houses

- | | | | |
|-----|-------------------------|----------------------------|----------|
| 10. | 72nd St. Tennis Courts | 2099 N.E. 72nd St. | 2 acres |
| 11. | Hidden Hollow | 2900 N.E. 64th St. | 4 acres |
| 12. | Linden Square | 602 N.E. 70th St. | 1 acre |
| 13. | Little Gulley | 5901 N. Park | 1 acre |
| 14. | Maple Woods Preserve | 2611 N.E. 76th St. | 39 acres |
| 15. | Rock Creek Meadows | 6700 N. Prospect | 6 acres |
| 16. | Big Shoal Heritage Area | 4109 N.E. Pleasant Vly Rd. | 22 acres |
| 17. | Sycamore Park | 6595 N. Prospect Ave. | 3 acres |



Key

- | | | | |
|---|-----------------------|---|-------------------|
|  | ADA Accessible |  | Disc Golf |
|  | Restrooms |  | Tennis Court |
|  | Drinking Fountain |  | Volleyball Court |
|  | Picnic Shelter |  | Walking Trail |
|  | Picnic Table |  | Hiking Trail |
|  | Playground |  | Fishing/Dock |
|  | Basketball Courts |  | Swimming Pool |
|  | Baseball Field |  | Amphitheater |
|  | Soccer/Football Field |  | Community Center |
|  | Nature Area |  | Pickleball Courts |



GENERAL CONTRACTUAL MOWING SPECIFICATIONS

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3. All mowing and trimming shall be completed in an immediate area prior to beginning another mowing site.
4. Contractor agrees to pay for any damage to property, including damage to plant materials. The specified mowing sites will be inspected by the appropriate Superintendent or designated representative after the mowing cycle has been completed to check for damage.
5. Mowing should not occur when the ground is too wet and turf will be damaged. Contractor shall notify the appropriate Superintendent or designated representative when mowing is delayed by wet conditions. In the event that prolonged wet conditions allow vegetation to grow excessively high, the Contractor must have available to him appropriate equipment to reduce vegetation to recommended mowing height.
6. Contractor agrees to remove litter prior to mowing at each site.
7. Contractor agrees to move trash barrels, picnic tables, etc. as necessary to provide a uniform cut. The Contractor will return any items moved to their original position after a site is mowed.
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12. Edging shall be performed (perpendicular to the ground) along all sidewalks, drives, patios, roads, trails, etc. a minimum of twice per month. Trimmings will be blown back onto the adjacent lawn to decompose.



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17. The Contractor agrees to take the necessary safety precautions to protect the general public, Contractor's employees, and facilities from injury or damage. Contractor will abide by all manufacturers' recommended safety guidelines for the proper operation of equipment utilized in fulfillment of this agreement and provide all necessary safety equipment for its employees.
18. The Contractor agrees to comply with all federal, state and local regulations related to the performance of the contract.
19. In the event that a site is missed by the Contractor or is not mowed as specified, the Contractor agrees to return to the designated site within 24 hours of notification by the appropriate Superintendent or designated representative.
20. If, for any reason the Contractor cannot fulfill the terms of the contract, the Contractor shall immediately notify the Parks, Recreation & Cultural Arts Director or designated representative.
21. If the appropriate Superintendent or designated representative determines that the Contractor has not met the specifications of the contract, it may be terminated for non-compliance.
22. The rate of pay will be on a per mow basis with a detailed statement submitted to the appropriate Superintendent after completion of a complete mowing cycle of all designated sites.
23. The Contractor will be required to provide a certificate of insurance during the term of the contract in the minimum amount of \$2,905,664 (per single occurrence) combined liability, bodily injury, and property damage naming the City of Gladstone as an added insured. If using a subcontractor, they must carry the same insurance requirement.



EXHIBIT M1a

24. The Contractor will be required to obtain a City of Gladstone Occupational License during the term of the contract.
25. The Contractor must provide proof of Workman's Compensation, if required by law.
26. The successful bidder is considered to be an independent contractor and is not an employee of the City of Gladstone.
27. The Contractor agrees to indemnify and hold the City of Gladstone harmless in the event of injury to the general public, Contractor's employees, or any accident related to the performance of the contract.
28. Prior to beginning work as specified in the contract documents, the Contractor will meet with designated City representatives to review areas to be mowed.
29. All bids must be submitted on the Contractual Mowing Bid Form provided by the City. The successful bidder will be required to sign a contract with the City of Gladstone to provide the service described herein. The foregoing specifications will be incorporated into the agreement. The term of the agreement shall be through **December 31, 2024**. The agreement may be extended for up to five additional one-year terms by mutual agreement of the parties. Any such extension of this agreement shall be made in writing at least 30 days prior to the expiration of the existing term. This agreement may be terminated by either party, with or without cause, upon providing a 30-day written notice to the other party by Certified Mail or email (To: matta@gladstone.mo.us and justinm@gladstone.mo.us).



CITY OF GLADSTONE
CONTRACTUAL MOWING BID FORM

Complete and return this form in a sealed envelope clearly marked "Mowing Bid" to the Director of Parks, Recreation & Cultural Arts, Gladstone Community Center, 6901 N. Holmes, Gladstone, Missouri, 64118, no later than **10:00 AM, Tuesday, February 6, 2024.**

FIRM NAME: Warrior Lawn & Landscape
YOUR NAME: Victoria Jackson, Tyler West
ADDRESS: P.O. Box 227 Smithville, MO 64089
TELEPHONE: **BUSINESS:** 816 9127800 **HOME/CELL:** _____

ATTACH ADDITIONAL SHEETS, IF NEEDED

1. Describe your mowing experience (Please provide name, address and telephone number of at least three references for both mowing and gardening - may use separate sheet, if necessary):

We have 15 years experience. We currently maintain Smithville
city parks.

Matt Denton - Smithville City Parks 107 West Main St Smithville, MO
64089 - 816 - 532 - 8130, Ashmont HOA - Lon Luckert 14805 Ashmont Dr
Smithville, MO 64089 816 - 261 - 1829, Forest Oaks HOA - Joel
Driskell 911 Ash Dr Smithville, MO 64089 660 - 582 - 9227

2. List the mowing equipment you will be using (please use separate sheet, if necessary). Please include details such as horsepower, cutting width, make, model, etc.

2-Scag vride 61' deck 37hp / 1 John Deere 661R 27hp / 1 John Deere 648R

3. Can you meet the general specifications? yes

4. Attach a copy of your insurance coverage.

5. Attach a copy of proof of Workman's Compensation.

6. Do you have a City of Gladstone Occupational License? _____

7. List number of employees to be provided by your company to perform this contract: 4 full time
2 part time



EXHIBIT M1b

8. State your per mow fee for providing mowing services and your estimated total hours.
Provide detail by the park locations on attached sheets (Exhibit M2).

PARKS PACKAGE A (Mowing)

\$91,140 based on 28 weeks

\$84,630 based on 26 weeks

CONTRACTOR'S SIGNATURE:

A handwritten signature in black ink, consisting of stylized, overlapping strokes.

DATE: 1-31-2024

**DETAIL BID SCHEDULE - MOWING**

	Site name	Address	Acreage	Mowing Acres	Cost per Mow	Notes
1	City Hall & Linden Square	7010 N. Holmes	4	2	140	Includes 70th Street Islands. Weekend mowing
2	Central Park	7011 N. Holmes	14.5	4.5	170	
3	Gladstone Community Center	6901 N. Holmes	2.5	2	130	Weekday mowing
4	72nd St. Tennis Court	2100 NE 72nd St.	3.1	1.55	75	
5	Hamilton Heights Park	6600 N. Main	9	2.5	125	
6	Hobby Hill East	NW 76 Terr & N. Main	39	3.1	140	
7	Hobby Hill West	NW 77th & N. Broadway		4	160	
8	Meadowbrook Park	NE 60 Terr & N. Euclid	14	10	500	
9	Rockcreek Meadow	6613 N. Prospect	10	2	120	South end of property, (creek to berm)
10	Sycamore Park / Trail	NE 66 St. & N. Prospect	2.8	2	120	
11	Flora Park	6000 N. Flora	29	4.5	170	
12	Little Gully	NE 59 St & N. Park	1	0.75	50	
13	Empty Lot	6880 N. Oak	0.84	0.26	40	
14	Empty Lot	6900 N. Oak	0.93	0.71	45	
15	Empty Lot	6834 N. Campbell	0.19	0.5	40	
16	Empty Right of Way	NE 70th Terrace		0.5	45	NE 70th Terrace right of way between N. Harrison & N. Campbell directly north of 7016 N. Harrison and 7025 N. Campbell
17	Oak Grove Park	7600 NE Troost	20	16.41	750	
18	Atkins Johnson Farm & Cemetery	4019 NE Pleasant Valley Rd	22	8	435	Prefer to mow when farm is not open.

Total \$ 3,255.00 per mow

PARK GUIDE

Parks with Shelter Houses

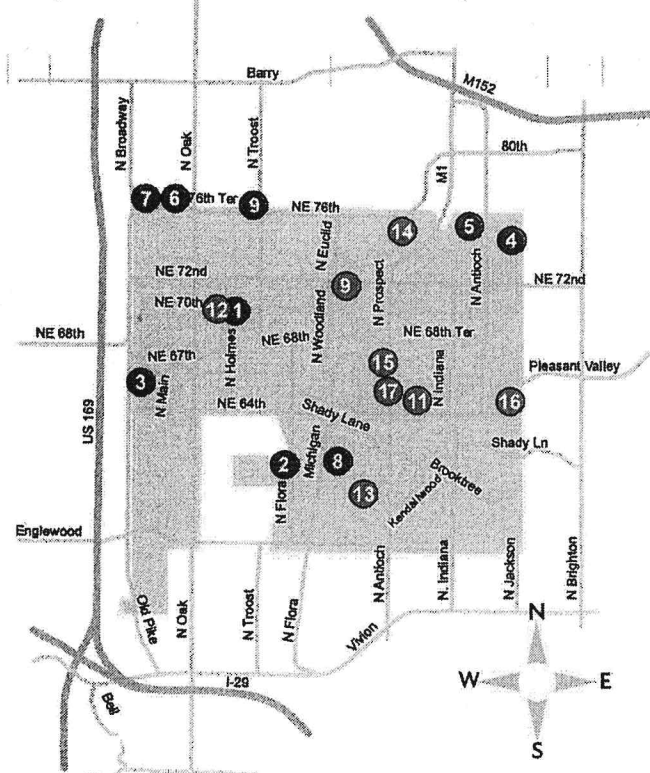
1. Central	825 N.E. 70th Ter.	11 acres	
2. Flora	5960 N. Flora	5 acres	
3. Hamilton Heights	6600 N. Main St.	9 acres	
4. Happy Rock East	7511 N. Antioch Rd.	72 acres	
5. Happy Rock West	7511 N. Antioch Rd.	24 acres	
6. Hobby Hill East	1 N.E. 76th Ter.	32 acres	
7. Hobby Hill West	7601 N. Broadway	32 acres	
8. Meadowbrook Park	1920 N.E. 60th Ter.	6 acres	
9. Oak Grove Park – Shelter #1 (Large)	7600 N. Troost Ave.	20 acres	
– Shelter #2 (Small)	825 N.E. 76th St.		

Parks without Shelter Houses

10. 72nd St. Tennis Courts	2099 N.E. 72nd St.	2 acres	
11. Hidden Hollow	2900 N.E. 64th St.	4 acres	
12. Linden Square	602 N.E. 70th St.	1 acre	
13. Little Gully	5901 N. Park	1 acre	
14. Maple Woods Preserve	2611 N.E. 76th St.	39 acres	
15. Rock Creek Meadows	6700 N. Prospect	6 acres	
16. Big Shoal Heritage Area	4109 N.E. Pleasant Vly Rd.	22 acres	
17. Sycamore Park	6595 N. Prospect Ave.	3 acres	



Scan here with your smart phone for more information!



Key

	ADA Accessible		Disc Golf
	Restrooms		Tennis Court
	Drinking Fountain		Volleyball Court
	Picnic Shelter		Walking Trail
	Picnic Table		Hiking Trail
	Playground		Fishing/Dock
	Basketball Courts		Swimming Pool
	Baseball Field		Amphitheater
	Soccer/Football Field		Community Center
	Nature Area		Pickleball Courts