

PASSED out in CLOSED SESSION  
AGREEMENT No. 2022-05



## Franklin County Courthouse Benton, IL

On behalf of OMS LLC, I would like to personally thank you for considering our company to handle your outsourced janitorial services. I have provided what we consider to be our most competitive bid. This is based off 20 years of experience in the field and what we think would be the most cost effective and efficient service.

The pricing for cleaning your courthouse two days per week, with a Day Porter Monday through Friday would be as follows:

-Day Porter, 5 days per week, \$90/cleaning, \$450.00/week, \$23,400 annually

### Full Cleanings:

-Full Clean \$351.13 per cleaning, \$702.26/week, \$36,517.52 annually

-Monthly Total Billable Amount, \$4,993.13

-Annual Total Amount, \$59,917.52

A Day Porter would be at your discretion and would be removing trash, cleaning restrooms, and spot cleaning floors where needed, as the client directs. This is a lighter service than a full cleaning, which can often lower costs while accomplishing what your staff needs to complete their work in a safe and clean manner.

These prices reflected will be based on an annual, cost of living adjustment based on inflation, not to start until one year after contract begins. These cost-of-living adjustments are minimal each year (the adjustment for 2022 is forecasted to be only 3%). They will help us to stay competitive in the labor market to get and keep the best help in the future. As you already know, we pay the employees and all associated expenses. We provide the worker's compensation insurance, payroll, and taxes. We also provide the janitor and a trained

substitute in the event of inevitable time off. You reduce your expense of vacation time, holiday pay, sick leave, pension contribution, medical insurance contribution, etc.

With these estimates, Franklin County Board would provide all their consumables, paper products, soap, sanitizer, trash bags, etc. OMS provides metered chemicals safe for use in your facilities, as well as all necessary equipment to clean the buildings. We provide the Material Safety Data books for the chemicals. We invoice on a monthly basis.

We look forward to hearing from you. Best regards,

Chris Webb, OMS LLC

Kelly O'Keefe, OMS LLC