

CITY OF PALM DESERT STAFF REPORT

MEETING DATE: January 8, 2026

PREPARED BY: Erica Powell, Management Analyst

SUBJECT: REJECT ALL PROPOSALS SUBMITTED FOR MAINTENANCE FOR PUBLIC ART COLLECTION AND EL PASEO SCULPTURE EXHIBITION

RECOMMENDATION:

1. Reject all proposals submitted in response to the City’s Request for Proposals 2025-RFP-123 (RFP) for Maintenance for Public Art Collection and El Paseo Sculpture Exhibition.
2. Authorize staff to re-issue the RFP without the prevailing wage requirement based on a revised determination of the applicable work classification.
3. Authorize staff to execute a six-month on-call maintenance services agreement with Rice Construction in an amount not to exceed \$50,000 to provide maintenance services for the City’s Public Art Collection and El Paseo Sculpture Exhibition during the re-bidding period.

BACKGROUND/ANALYSIS:

The City of Palm Desert contracted with Same Day Express for routine cleaning of the City’s Public Art Collection and El Paseo Sculpture Exhibition. That contract expired on June 30, 2025.

In advance of the contract’s expiration, the City issued a Request for Proposal (RFP) on January 30, 2025, through the OpenGov procurement platform to secure a long-term maintenance provider. Four proposals were received on February 27, 2025. Two proposals were determined to be financially unfeasible, the proposal from the incumbent contractor raised performance concerns, and another proposal was incomplete.

On April 10, 2025, based on staff’s recommendation, the City Council rejected all proposals and directed staff to re-issue the RFP and negotiate a temporary, routine cleaning agreement with Rice Construction from July 1, 2025, through December 31, 2025.

On September 23, 2025, staff re-issued the RFP with proposals due on October 30, 2025. Three proposals were received:

PROPOSER	ANNUAL COST
Iron Mountain, Inc., on behalf of Crozier Fine Arts	\$504,744.26
A+ Window & Gutter Cleaning, LLC	\$400,000.00
The Art Collective	\$165,000.00

The scope of work was re-examined to determine whether it constitutes “maintenance” subject to prevailing wage requirements under Labor Code section 1771 or “routine janitorial or custodial

services” excluded from prevailing wage. Pursuant to Title 8, California Code of Regulations, section 16000, janitorial or custodial services of a routine, recurring, or usual nature are excluded from the definition of maintenance. The previous solicitations included prevailing wage. As a result, Staff recommends rejecting all proposals and authorize a new solicitation of the work to be performed.

Next Steps

Staff will issue a new Request for Proposals (RFP) within the next 30-days with the scope of work properly identified as routine janitorial or custodial services. This approach is expected to lower barriers for qualified proposers, increase competitiveness, and more accurately reflect the work to be performed. The proposed scope consists of routine cleaning activities and therefore does not trigger prevailing wage requirements. The determination of, and compliance with, any applicable prevailing wage requirements shall be the sole responsibility of the contractor.

Interim Service Needs

To ensure continuity of service during the transition period, staff recommends executing a six-month, on-call agreement with Rice Construction in an amount not to exceed \$50,000. Rice Construction has prior experience providing services to the City and has demonstrated the capacity to support both routine and emergency cleaning needs.

Legal Review:

This report has been reviewed by the City Attorney’s Office.

FINANCIAL IMPACT:

While staff secures updated proposals, an interim on-call services agreement is proposed in an amount not to exceed \$50,000. Funding for cleaning of the City’s public art assets is included in the Fiscal Year 2025-26 Adopted Annual Budget. There is no additional fiscal impact to the General Fund with this action.

ATTACHMENTS:

1. On Call Services Contract

CONFLICT OF INTEREST AWARENESS CHECKLIST:

Site-Specific Property Interest – Councilmembers should check if they own or lease real property within 1,000 feet of the project site (Gov. Code § 87103(b); FPPC Reg. 18702.2).

SB 1439 Applicability (Campaign Contributions) – Applies to licenses, permits, or other entitlements for use, and to contracts or franchise agreements other than competitively bid, labor, or personal employment contracts.

Company: Rice Construction

Councilmembers should review any campaign contributions received within the last 12 months from parties or participants to the proceeding and must not accept contributions over \$500 from those parties for 12 months following the final decision (Gov. Code § 84308).

Note: These indicators are informational and do not constitute a legal determination. Each Councilmember is responsible for identifying and disclosing any disqualifying interests in accordance with the Political Reform Act and FPPC regulations.