

**State of Maine**  
**Master Score Sheet**

RFP# 202403065						
York Judicial Center Lawn Care						
Bidder Name:		Salmon Falls Nursery and Landscaping	Seabreeze Property Services	Plante's Property Maintenance & Excavation		
Proposed Cost:		\$31,070	\$28,500	\$61,225		
Scoring Sections	Points Available					
Section I: Preliminary Information	Pass/Fail	Pass	Pass	Pass		
Section II: Organization Qualifications and Experience	40	24	33	30		
Section III: Proposed Services	30	17	25	22		
Section IV: Cost Proposal	30	27.51	30	13.96		
<b>TOTAL</b>	<b><u>100</u></b>	<b><u>68.51</u></b>	<b><u>88</u></b>	<b><u>65.96</u></b>		

**Award Justification Statement**  
**RFP# 202303065 York Judicial Center Lawn Care**

**I. Summary**

RFP 202303065 requested bids for lawn care services at the York Judicial Center. Lawn care services are expected to last through the Spring and Summer months.

**II. Evaluation Process**

The evaluation team consisted of three (3) Facility Engineers who oversee the work done at court houses throughout the State. The Facility Engineers have over thirty (30) years combined experience overseeing lawn care services at Judicial Branch locations. Evaluators reviewed all proposals individually, then came together as a team to score the Qualifications and Experience and Proposed Services of each proposal using the consensus scoring method. Cost was scored using a mathematical formula.

**III. Qualifications & Experience**

- Experience with lawn care services are buildings of similar size.
- 5 person mowing teams for the summer season.

**IV. Proposed Services**

- Monthly implementation plan
  - o May Mulching
  - o July Pruning

**V. Cost Proposal**

Vendor has the lowest cost proposal.

**VI. Conclusion**

Seabreeze Property services has experience with the work expectations for a public building of this size. They offered their services at or below the going rate for the area.



**STATE OF MAINE  
Maine Judicial Branch**

**Janet T. Mills  
Governor**

**Valerie Stanfill  
Chief Justice**

**AWARD NOTIFICATION LETTER**

3 May 2024

Mandus Haakansson  
Seabreeze Property Services  
250 Riverside Industrial Parkway  
Portland, ME 04103

**SUBJECT:** Notice of Conditional Contract Award under RFP # 202403065,  
York Judicial Center Lawn Care

Dear Mandus Haakansson,

This letter is in regard to the subject Request for Proposals (RFP), issued by the State of Maine Judicial Branch for lawn care services at the York Judicial Center. The Department has evaluated the proposals received using the evaluation criteria identified in the RFP, and the Department is hereby announcing its conditional contract award to the following bidder:

- Seabreeze Property Services

The bidder listed above received the evaluation team's highest ranking. The Department will be contacting the aforementioned bidder soon to negotiate a contract. As provided in the RFP, the Notice of Conditional Contract Award is subject to execution of a written contract and, as a result, this Notice does NOT constitute the formation of a contract between the Department and the apparent successful vendor. The vendor shall not acquire any legal or equitable rights relative to the contract services until a contract containing terms and conditions acceptable to the Department is executed. The Department further reserves the right to cancel this Notice of Conditional Contract Award at any time prior to the execution of a written contract.

As stated in the RFP, following announcement of this award decision, all submissions in response to the RFP are considered public records available for public inspection pursuant to the State of Maine Freedom of Access Act (FOAA). 1 M.R.S. §§ 401 et seq.; 5 M.R.S. § 1825-B (6).

This award decision is conditioned upon final approval by the State Procurement Review Committee and the successful negotiation of a contract. A Statement of Appeal Rights has been provided with this letter; see below.

Thank you for your interest in doing business with the State of Maine.

Sincerely,

DocuSigned by:

*Connor Smith*

755F066F9C634D0...

Connor Smith  
Procurement Manager  
Maine Judicial Branch  
125 Presumpscot St.  
Portland, ME 04103

## **STATEMENT OF APPEAL RIGHTS**

Any person aggrieved by an award decision may request an appeal hearing. The request must be made to the Director of the Bureau of General Services, in writing, within 15 days of notification of the contract award as provided in 5 M.R.S. § 1825-E (2) and the Rules of the Department of Administrative and Financial Services, Bureau of General Services, Division of Purchases, Chapter 120, § (2) (2).



**STATE OF MAINE  
Maine Judicial Branch**

**Janet T. Mills  
Governor**

**Valerie Stanfill  
Chief Justice**

**AWARD NOTIFICATION LETTER**

3 May 2024

Myles Johnson  
Salmon Falls Nursey and Landscaping  
511 Portland Street  
Berwick, ME 03901

**SUBJECT:** Notice of Conditional Contract Award under RFP # 202403065,  
York Judicial Center Lawn Care

Dear Myles Johnson,

This letter is in regard to the subject Request for Proposals (RFP), issued by the State of Maine Judicial Branch for lawn care services at the York Judicial Center. The Department has evaluated the proposals received using the evaluation criteria identified in the RFP, and the Department is hereby announcing its conditional contract award to the following bidder:

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Sincerely,

DocuSigned by:  
*Connor Smith*  
755F066F9C634D0...

Connor Smith  
Procurement Manager  
Maine Judicial Branch  
125 Presumpscot St.  
Portland, ME 04103

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**STATE OF MAINE  
Maine Judicial Branch**

**Janet T. Mills  
Governor**

**Valerie Stanfill  
Chief Justice**

**AWARD NOTIFICATION LETTER**

3 May 2024

Ben Plante  
Plante's Property Maintenance  
17 Wadlin Rd, Unit B  
Biddeford, ME 04005

**SUBJECT:** Notice of Conditional Contract Award under RFP # 202403065,  
York Judicial Center Lawn Care

Dear Ben Plante,

This letter is in regard to the subject Request for Proposals (RFP), issued by the State of Maine Judicial Branch for lawn care services at the York Judicial Center. The Department has evaluated the proposals received using the evaluation criteria identified in the RFP, and the Department is hereby announcing its conditional contract award to the following bidder:

- Seabreeze Property Services

The bidder listed above received the evaluation team's highest ranking. The Department will be contacting the aforementioned bidder soon to negotiate a contract. As provided in the RFP, the Notice of Conditional Contract Award is subject to execution of a written contract and, as a result, this Notice does NOT constitute the formation of a contract between the Department and the apparent successful vendor. The vendor shall not acquire any legal or equitable rights relative to the contract services until a contract containing terms and conditions acceptable to the Department is executed. The Department further reserves the right to cancel this Notice of Conditional Contract Award at any time prior to the execution of a written contract.

As stated in the RFP, following announcement of this award decision, all submissions in response to the RFP are considered public records available for public inspection pursuant to the State of Maine Freedom of Access Act (FOAA). 1 M.R.S. §§ 401 et seq.; 5 M.R.S. § 1825-B (6).

This award decision is conditioned upon final approval by the State Procurement Review Committee and the successful negotiation of a contract. A Statement of Appeal Rights has been provided with this letter; see below.

Thank you for your interest in doing business with the State of Maine.

Sincerely,

DocuSigned by:  
*Connor Smith*  
755F066F9C634D0...

Connor Smith  
Procurement Manager  
Maine Judicial Branch  
125 Presumpscot St.  
Portland, ME 04103

## **STATEMENT OF APPEAL RIGHTS**

Any person aggrieved by an award decision may request an appeal hearing. The request must be made to the Director of the Bureau of General Services, in writing, within 15 days of notification of the contract award as provided in 5 M.R.S. § 1825-E (2) and the Rules of the Department of Administrative and Financial Services, Bureau of General Services, Division of Purchases, Chapter 120, § (2) (2).

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Salmon Falls Nursey and Landscaping  
**DATE:** 2 May 2024

**SUMMARY PAGE**

**Department Name:** Maine Judicial Branch  
**Name of RFP Coordinator:** Connor Smith  
**Names of Evaluators:** Dylan Hanscom, Charles St. Pierre, Curt Lefabvre

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<u>Pass/Fail Criteria</u>	<u>Pass</u>	<u>Fail</u>
Section I. Preliminary Information	<b>X</b>	
<u>Scoring Sections</u> (Edit sections below to match evaluation criteria within RFP)	<u>Points Available</u>	<u>Points Awarded</u>
Section II. Organization Qualifications and Experience	<b>40</b>	<b>24</b>
Section III. Proposed Services	<b>30</b>	<b>17</b>
Section IV. Cost Proposal	<b>30</b>	<b>27.51</b>
<u>Total Points</u>	<u>100</u>	<u>68.51</u>

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Salmon Falls Nursey and Landscaping  
**DATE:** 2 May 2024

**OVERVIEW OF SECTION I  
Preliminary Information**

Section I. Preliminary Information

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**Evaluation Team Comments:**

Satisfactory

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Salmon Falls Nursey and Landscaping  
**DATE:** 2 May 2024

**EVALUATION OF SECTION II  
Organization Qualifications and Experience**

	<u>Points Availabl e</u>	<u>Points Awarde d</u>
Section II. Organization Qualifications and Experience	<b>40</b>	<b>24</b>

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**Evaluation Team Comments:**

- I. Overview of the Organization
  - 35 years of business
  - Has a nursery in house (200 acres)
  - 8+ rating with the better business bureau
- II. Subcontractors
  - Save a Tree – chemical spraying
- III. Organizational Chart
  - 90 person staff covering three States
- IV. Litigation
  - None
- V. Financial Viability
  - None provided
- VI. Certificate of Insurances
  - No COI provided

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Salmon Falls Nursey and Landscaping  
**DATE:** 2 May 2024

**EVALUATION OF SECTION III  
Proposed Services**

	<u>Points Availabl e</u>	<u>Points Awarde d</u>
Section III. Proposed Services	<b>30</b>	<b>17</b>

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**Evaluation Team Comments:**

SERVICES LISTED MAJORITY OF THE SERVICES.

DOES NOT INCLUDE WATERING IN THIS PROPOSED – WAS REQUESTED IN THE RFP (WOULD COST EXTRA ON TOP)

IMPLEMENTATION OF WORK PLAN NOT PROVIDED

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** York Judicial Center Lawn Care

**BIDDER:** Salmon Falls Nursey and Landscaping

**DATE:** 2 May 2024

**EVALUATION OF SECTION IV  
Cost Proposal**

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Lowest Submitted Cost Proposal	,	Cost Proposal Being Scored	x	Score Weight	=	Score
<b>\$28,500.00</b>	,	<b>\$31,070.00</b>	<b>x</b>	<b>30 points</b>	<b>=</b>	<b>27.51</b>

**Evaluation Team Comments:**

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Seabreeze Property Services  
**DATE:** 2 May 2024

**SUMMARY PAGE**

**Department Name:** Maine Judicial Branch  
**Name of RFP Coordinator:** Connor Smith  
**Names of Evaluators:** Dylan Hanscom, Charle St. Pierre, Curt Lefabvre

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<u>Pass/Fail Criteria</u>	<u>Pass</u>	<u>Fail</u>
Section I. Preliminary Information	<b>X</b>	
<u>Scoring Sections</u>	<u>Points Available</u>	<u>Points Awarded</u>
Section II. Organization Qualifications and Experience	<b>40</b>	<b>33</b>
Section III. Proposed Services	<b>30</b>	<b>25</b>
Section IV. Cost Proposal	<b>30</b>	<b>30</b>
<u>Total Points</u>	<u>100</u>	<u>88</u>

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Seabreeze Property Services  
**DATE:** 2 May 2024

**OVERVIEW OF SECTION I  
Preliminary Information**

Section I. Preliminary Information

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**Evaluation Team Comments:**  
Satisfactory

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Seabreeze Property Services  
**DATE:** 2 May 2024

**EVALUATION OF SECTION II  
Organization Qualifications and Experience**

	<u>Points Available</u>	<u>Points Awarded</u>
Section II. Organization Qualifications and Experience	<b>40</b>	<b>33</b>

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**Evaluation Team Comments:**

- I. Overview of the Organization
  - In business since 1994
  - Does Mercy Hospital and other similar large buildings
  -
- II. Subcontractors
  - Mainly Grass – fertilizers and pesticides
- III. Organizational Chart
  - Offers a seabreeze career ladder depending on certifications
  - Detail chart provided
  - 5 person mowing team during summer
- IV. Litigation
  - None provided
- V. Financial Viability
  - None provided
- VI. Certificate of Insurances
  - OSHA 10 certified
  - Individual employees have certifications, not provided

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Seabreeze Property Services  
**DATE:** 2 May 2024

**EVALUATION OF SECTION III  
Proposed Services**

	<u>Points Availabl e</u>	<u>Points Awarde d</u>
Section III. Proposed Services	<b>30</b>	<b>25</b>

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**Evaluation Team Comments:**

IMPLEMENTATION PLAN PROVIDED – MONTHLY PLANS

WATERING SERVICES ARE AN ADDED CHARGE

ALL OTHER SERVICES LISTED IN RFP WERE COVERED

BROKE DOWN RESPONSIBILITIES BY MONTH (JULY PRUNING, MAY MULCHING ETC.)

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Seabreeze Property Services  
**DATE:** 2 May 2024

**EVALUATION OF SECTION IV  
Cost Proposal**

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Lowest Submitted Cost Proposal	,	Cost Proposal Being Scored	x	Score Weight	=	Score
<b>\$28,500.00</b>	,	<b>\$28,500.00</b>	<b>x</b>	<b>30 points</b>	<b>=</b>	<b>30</b>

**Evaluation Team Comments:**

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Plante's Property Maintenance & Excavation  
**DATE:** 2 May 2024

**SUMMARY PAGE**

**Department Name:** Maine Judicial Branch  
**Name of RFP Coordinator:** Connor Smith  
**Names of Evaluators:** Dylan Hanscom, Charles St. Pierre, Curt Lefabvre

---

<u>Pass/Fail Criteria</u>	<u>Pass</u>	<u>Fail</u>
Section I. Preliminary Information	<b>X</b>	
<u>Scoring Sections</u>	<u>Points Available</u>	<u>Points Awarded</u>
Section II. Organization Qualifications and Experience	<b>40</b>	<b>30</b>
Section III. Proposed Services	<b>30</b>	<b>22</b>
Section IV. Cost Proposal	<b>30</b>	<b>13.96</b>
<u>Total Points</u>	<u>100</u>	<u>65.96</u>

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Plante's Property Maintenance & Excavation  
**DATE:** 2 May 2024

**OVERVIEW OF SECTION I  
Preliminary Information**

Section I. Preliminary Information

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**Evaluation Team Comments:**

Satisfactory

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Plante’s Property Maintenance & Excavation  
**DATE:** 2 May 2024

**EVALUATION OF SECTION II  
Organization Qualifications and Experience**

	<u>Points Available</u>	<u>Points Awarded</u>
Section II. Organization Qualifications and Experience	<b>40</b>	<b>30</b>

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**Evaluation Team Comments:**

- I. Overview of the Organization
  - Decade of experience in lawn care
  - Local to Biddeford and Saco
  - Work similar buildings in size and responsibility (General Dynamics)
- II. Subcontractors
  - Green LLC – Chemical treatments
- III. Organizational Chart
  - Provided
  - Mowing Crews provided with breakdown of employees responsibility
- IV. Litigation
  - None
- V. Financial Viability
  - None provided
- VI. Certificate of Insurances
  - None Provided

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065  
**RFP TITLE:** York Judicial Center Lawn Care  
**BIDDER:** Plante's Property Maintenance & Excavation  
**DATE:** 2 May 2024

**EVALUATION OF SECTION III  
Proposed Services**

	<u>Points Availabl e</u>	<u>Points Awarde d</u>
Section III. Proposed Services	<b>30</b>	<b>22</b>

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**Evaluation Team Comments:**

SPRING CLEAN UP PLAN PROVIDED

MULCH PLAN PROVIDED

WATERING IS INCLUDED

MAY PEST CONTROL AND FERTILIZATION PLAN

TWO FALL CLEAN-UPS OFFERED

UNDERSTAND WORKING AROUND BUSINESS HOURS

**STATE OF MAINE  
TEAM CONSENSUS EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** York Judicial Center Lawn Care

**BIDDER:** Plante's Property Maintenance & Excavation

**DATE:** 2 May 2024

**EVALUATION OF SECTION IV  
Cost Proposal**

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Lowest Submitted Cost Proposal	,	Cost Proposal Being Scored	x	Score Weight	=	Score
<b>\$28,500.00</b>	,	<b>\$61,225.00</b>	<b>x</b>	<b>30 points</b>	<b>=</b>	<b>13.96</b>

**Evaluation Team Comments:**

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawn Care Services – York Judicial Center

**BIDDER NAME:** Seabreeze Property Services

**DATE:** 05-02-24

**EVALUATOR NAME:** Charles St. Pierre

**EVALUATOR DEPARTMENT:** Administrative Office of Court Facilities, Judicial Branch

\*\*\*\*\*

**Instructions:** *The purpose of this form is to record proposal review notes written by **individual** evaluators for this Request for Proposals (RFP) process. It is **required** that each individual evaluator make notes for each proposal that he or she reviews. No numerical scoring should take place on these notes, as that is performed only during team consensus evaluation meetings. A separate form is available for team consensus evaluation notes and scoring. Once complete, please submit a copy of this document to your Department’s RFP Coordinator or Lead Evaluator for this RFP.*

\*\*\*\*\*

**Individual Evaluator Comments:**

*I. Organization Qualifications and Experience*

*1. Overview of Organization*

- *Large Staff*
- *OSHA – 10 training*
- *They can provide snow removal services.*
- *“Seabreeze Career Ladder”*

*2. Subcontractors*

- *Mainly Grass will be used for chemical and fertilizer applications.*

*3. Organizational Chart*

- *Detailed month by month plan provided.*
- *5 person -mowing crew during the summer.*

*II. Proposed Services*

*1. Services to be Provided*

- *Provided services that are listed in the RFP.*

*2. Implementation – Work Plan*

- *Detailed month to month plan of services*
- *COI Provided*

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawn Care Services – York Judicial Center

**BIDDER NAME:** Plante’s Property Maintenance

**DATE:** 05-02-24

**EVALUATOR NAME:** Charles St. Pierre

**EVALUATOR DEPARTMENT:** Administrative Office of Court Facilities, Judicial Branch

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\*\*\*\*\*

**Individual Evaluator Comments:**

*I. Organization Qualifications and Experience*

*1. Overview of Organization*

- *Also provides snow removal and excavation services.*
- *Local company.*

*2. Subcontractors*

- *Green LLC is used for chemical treatments.*

*3. Organizational Chart*

- *Crew responsibilities described.*

*II. Proposed Services*

*1. Services to be Provided*

- *Provided services that are listed in the RFP.*

*2. Implementation – Work Plan*

- *COI not provided.*
- *Detailed work plan provided.*
- *Complies with local noise ordinances.*

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #: 202403065**

**RFP TITLE:** Lawn Care Services – York Judicial Center

**BIDDER NAME:** Salmon Falls Nursery and Landscaping

**DATE:** 05-02-24

**EVALUATOR NAME:** Charles St. Pierre

**EVALUATOR DEPARTMENT:** Administrative Office of Court Facilities, Judicial Branch

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\*\*\*\*\*

**Individual Evaluator Comments:**

- I. *Organization Qualifications and Experience*
  - 1. *Overview of Organization*
    - *35 years in business*
    - *200 Acre nursery*
    - *90 staff seems thin when covering 4 states.*
  - 2. *Subcontractors*
    - *SaveATree for chemical treatments*
  - 3. *Organizational Chart*
    - *Non Provided*
  
- II. *Proposed Services*
  - 1. *Services to be Provided*
    - *Provides services listed in the RPF*
  - 2. *Implementation – Work Plan*
    - *No work plan provided*
    - *No COI provided.*

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawncare services – York Judicial Center

**BIDDER NAME:** Plante’s Property Maint

**DATE:** April 30, 2024

**EVALUATOR NAME:** Curt J Lefebvre

**EVALUATOR DEPARTMENT:** Judicial Branch / Facilities

\*\*\*\*\*

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\*\*\*\*\*

**Individual Evaluator Comments:**

*I. Organization Qualifications and Experience*

*1. Overview of Organization*

- *Providing lawncare services, snow removal for 11+ years*
- *Experience with commercial properties of the same size*
- *General Dynamics, Carriage House condos, Pepperell Mill*
- *Works primarily in the Biddeford area*

*2. Subcontractors*

- *Green LLC will perform the chemical spraying*

*3. Organizational Chart*

- *They described the job duties of the lawn mowing team*

*4. Etc.*

*II. Proposed Services*

*1. Services to be Provided*

- *One spring cleanup, two fall cleanups.*
- *Mowing and weed trimming done weekly*
- *Watering is included*
- *Pruning as needed*
- 

*2. Implementation – Work Plan*

- *Work plan provided*
- *No certificate of insurance provided*

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawncare services – York Judicial Center

**BIDDER NAME:** Salmon Falls Nursery

**DATE:** April 30, 2024

**EVALUATOR NAME:** Curt J Lefebvre

**EVALUATOR DEPARTMENT:** Judicial Branch / Facilities

\*\*\*\*\*

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\*\*\*\*\*

**Individual Evaluator Comments:**

*I. Organization Qualifications and Experience*

*1. Overview of Organization*

- *Thirty-five years in the lawncare business*
- *200 acre nursery*
- *90 employees in four states*
- *Have done work at similar sized commercial properties*

*2. Subcontractors*

- *Save A Tree will do the chemical spraying*

*3. Organizational Chart*

- *None*

*4. Etc.*

*II. Proposed Services*

*1. Services to be Provided*

- *Listed the same services as required in the RFP*
- *Watering not included*

*2. Implementation – Work Plan*

- *None provided*

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawncare services – York Judicial Center

**BIDDER NAME:** Seabreeze Property Services

**DATE:** April 30, 2024

**EVALUATOR NAME:** Curt J Lefebvre

**EVALUATOR DEPARTMENT:** Judicial Branch / Facilities

\*\*\*\*\*

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**Individual Evaluator Comments:**

*I. Organization Qualifications and Experience*

*1. Overview of Organization*

- *Providing lawncare services for thirty years*
- *100 employees*
- *Employees are OSHA 10 certified*
- *Provide lawncare services to commercial properties of the same size as the courthouse*

*2. Subcontractors*

- *Mainly Grass will provide the chemical spraying*

*3. Organizational Chart*

- *Provided a detailed organizational chart*

*4. Etc.*

*II. Proposed Services*

*1. Services to be Provided*

- *Provided a month by month detailed description of what will be provided*
- *Watering is not provided*
- 

*2. Implementation – Work Plan*

- *Detailed work plan provided*
- *Certificate of Insurance provided*

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawn Care Services – York Judicial Center

**BIDDER NAME:** Salmon Falls Nursery and Landscaping

**DATE:** 4/29/2024

**EVALUATOR NAME:** Dylan Hanscom

**EVALUATOR DEPARTMENT:** Administrative Office of Court Facilities, Judicial Branch

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**Individual Evaluator Comments:**

I. *Organization Qualifications and Experience*

1. *Overview of Organization*

- 35 years of business, founded in 1978
- A+ rating with the BBB
- 200-acre nursery with a wide variety and sizes of trees and shrubs
- 90 staff members in Maine, Vermont, New Hampshire, and Massachusetts
- West End Yard – Commercial property in Portsmouth, NH with similar services as scope of work for the YJC
- Preston Place – Residential HOA in Dover, NH
- Village at Pointe Place – Residential HOA with similar services as scope of work for the YJC

2. *Subcontractors*

- SaveATree will implement chemical treatments as needed

3. *Organizational Chart*

- Not provided

II. *Proposed Services*

1. *Services to be Provided*

- Provides services listed in the RFP
- Watering was not mentioned if included with proposal

2. *Implementation – Work Plan*

- No work plan provided
- No COI provided

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawn Care Services – York Judicial Center

**BIDDER NAME:** Seabreeze Property Services

**DATE:** 4/29/2024

**EVALUATOR NAME:** Dylan Hanscom

**EVALUATOR DEPARTMENT:** Administrative Office of Court Facilities, Judicial Branch

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**Individual Evaluator Comments:**

*I. Organization Qualifications and Experience*

*1. Overview of Organization*

- Full-service outdoor maintenance company since 1994
- 100+ employees servicing from Waterville to Wells
- Employs a team of landscaping professionals with ongoing on the job training
- "Seabreeze Career Ladder"
- All field staff are OSHA-10 certified
- Idexx Corporation Headquarters – provides year-round landscaping and snow removal services
- Northern Light Mercy Hospital - provides year-round landscaping and snow removal services
- Piper Shores - provides year-round landscaping and snow removal services and hardscape projects including paver patios
- Plant installation, tree installation, drainage, concrete work, pavement repairs, hardscape projects, and raised bed installation

*2. Subcontractors*

- Mainly Grass is owned by same parent company as Seabreeze and will be utilized for all chemical and fertilizer applications

*3. Organizational Chart*

- Detailed organizational chart provided
- 5-person mowing crew during the summer

*II. Proposed Services*

*1. Services to be Provided*

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawn Care Services – York Judicial Center

**BIDDER NAME:** Seabreeze Property Services

**DATE:** 4/29/2024

**EVALUATOR NAME:** Dylan Hanscom

**EVALUATOR DEPARTMENT:** Administrative Office of Court Facilities, Judicial Branch

- *Seabreeze crew will start with visits to remove all leaves, stick, and other debris from agreed-upon lawn areas, planting beds, and finished surfaces*
- *Early May will install a new layer of premium bark mulch to all plant beds areas*
- *Mainly Grass will apply pre-emergent weed application to all mulch beds and first round of fertilizers and pest and weed control for turf areas*
- *June, July, August, and September will have plant beds will have weeds removed by hand*
- *July – first round of pruning to shrubs and bushes*
- *Watering is not included in this proposal*

*2. Implementation – Work Plan*

- *Detailed work plan provided*
- *COI provided*

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawn Care Services – York Judicial Center

**BIDDER NAME:** Plante's Property Maintenance

**DATE:** 4/29/2024

**EVALUATOR NAME:** Dylan Hanscom

**EVALUATOR DEPARTMENT:** Administrative Office of Court Facilities, Judicial Branch

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**Individual Evaluator Comments:**

I. *Organization Qualifications and Experience*

1. *Overview of Organization*

- *PPM has been operating for nearly a decade completing landscaping, snow removal, and excavation services*
- *Provides services to the Biddeford and Saco area*
- *Experience with commercial properties with similar size and scope of work*
- *Pepperell Mill Campus – 17-acre property with full year-round maintenance with emphasis on safety. This property requires expansive mulching and continual weeding and trash pick up services.*
- *Carriage House Condominium – managed full year-round services for the past 5 years.*
- *General Dynamics – landscaping services provided for the past 5 years. Large acreage mowing which requires bush hogging two or three times a year. Located in residential area, required to conform with local noise ordinances. Strict protocol for access and required check-in/check-out with landscapers.*

2. *Subcontractors*

- *Green LLC will be utilized for chemical treatments*

3. *Organizational Chart*

- *Mowing crew responsibilities described*

**STATE OF MAINE  
INDIVIDUAL EVALUATION NOTES**

**RFP #:** 202403065

**RFP TITLE:** Lawn Care Services – York Judicial Center

**BIDDER NAME:** Plante's Property Maintenance

**DATE:** 4/29/2024

**EVALUATOR NAME:** Dylan Hanscom

**EVALUATOR DEPARTMENT:** Administrative Office of Court Facilities, Judicial Branch

*II. Proposed Services*

*1. Services to be Provided*

- *Spring clean-up/mulching*
- *Pruning shrubs and trees throughout the year as needed*
- *Seasonal mowing and trimming done weekly*
- *Watering is included as needed to promote a healthy lawn in tandem with proper fertilization.*
- *Fertilization/pest control applied in May*
- *Fall clean-up twice in November, with work completed after hours to not disturb daily operations.*

*2. Implementation – Work Plan*

- *Detailed work plan provided*
- *Emphasis on noise ordinances and cooperation with residential neighbors.*
- *COI not provided*



STATE OF MAINE  
Maine Judicial Branch

Janet T. Mills  
Governor

Valerie Stanfill  
Chief Justice

AGREEMENT AND DISCLOSURE STATEMENT  
RFP #: 202403065  
RFP TITLE: York Judicial Center Lawn Care

I, \_\_\_\_\_ Curt Lefebvre \_\_\_\_\_ accept the offer to become a member of the Request for Proposals (RFP) Evaluation Team for the State of Maine Judicial Branch. I do hereby accept the terms set forth in this agreement AND hereby disclose any affiliation or relationship I may have in connection with a bidder who has submitted a proposal to this RFP.

Neither I nor any member of my immediate family have a personal or financial interest, direct or indirect, in the bidders whose proposals I will be reviewing. "Interest" may include, but is not limited to: current or former ownership in the bidder's company; current or former Board membership; current or former employment with the bidder; current or former personal contractual relationship with the bidder (example: paid consultant); and/or current or former relationship to a bidder's official which could reasonably be construed to constitute a conflict of interest (personal relationships may be perceived by the public as a potential conflict of interest).

I have not advised, consulted with or assisted any bidder in the preparation of any proposal submitted in response to this RFP nor have I submitted a letter of support or similar endorsement.

I understand and agree that the evaluation process is to be conducted in an impartial manner without bias or prejudice. In this regard, I hereby certify that, to the best of my knowledge, there are no circumstances that would reasonably support a good faith charge of bias. I further understand that in the event a good faith charge of bias is made, it will rest with me to decide whether I should be disqualified from participation in the evaluation process.

**I agree to hold confidential all information related to the contents of Requests for Proposals presented during the review process until such time as the Department formally releases the award decision notices for public distribution.**

DocuSigned by:  
*Curt Lefebvre*  
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Signature

5/2/2024

Date



STATE OF MAINE  
Maine Judicial Branch

Janet T. Mills  
Governor

Valerie Stanfill  
Chief Justice

AGREEMENT AND DISCLOSURE STATEMENT  
RFP #: 202403065  
RFP TITLE: York Judicial Center Lawn Care

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DocuSigned by:  
  
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Signature

5/2/2024

Date



STATE OF MAINE  
Maine Judicial Branch

Janet T. Mills  
Governor

Valerie Stanfill  
Chief Justice

AGREEMENT AND DISCLOSURE STATEMENT  
RFP #: 202403065  
RFP TITLE: York Judicial Center Lawn Care

I, \_\_\_\_\_ Charles St. Pierre \_\_\_\_\_ accept the offer to become a member of the Request for Proposals (RFP) Evaluation Team for the State of Maine Judicial Branch. I do hereby accept the terms set forth in this agreement AND hereby disclose any affiliation or relationship I may have in connection with a bidder who has submitted a proposal to this RFP.

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DocuSigned by:  
*Charles St. Pierre*  
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**Signature**

5/2/2024  
\_\_\_\_\_  
**Date**