


TO: Mayor Linda Gorton  
Urban County Council

FROM:   
Jamshid Baradaran, Director, Facilities & Fleet Management

DATE: March 16, 2022

SUBJECT: Bid Recommendation, RFP #7-2023, Facilities Management Services for the  
Fayette County Courthouse Complex

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**Request:** Authorization to enter into an agreement with Meridian Management Corporation to provide facility management services for operations and maintenance at the Fayette County Courthouses beginning July 1, 2023.

**Purpose:** The cost for these services will be \$1,220,448 annually (\$101,704 monthly) for the first 3 years of the contract. Discussions for price adjustments based on the Consumer Price Index will begin in the spring of 2026 with the new pricing going into effect at the beginning of Fiscal Year 2027. Any unplanned major repairs in excess of \$5,000 will be charged an additional 12.35% project administration fee. Meridian Management Corporation was the only respondent to this RFP.

The initial term of this agreement is for 5 years, beginning July 1, 2023 and ending June 30, 2028, with an option for five annual extensions at LFUCG's discretion. LFUCG may terminate this contract if: the contractor fails to perform its contractual duties; the contractor is determined to be in default and does not cure the deficiencies; terminate at-will providing a thirty (30) day written notice of the intent to terminate.

**Budgetary Implication:** The cost of services for the first 3 years of the contract totals \$3,661,344.

**Are the funds budgeted?** Funds are requested as part of the FY 2024 Mayor's Proposed Budget, 4022-707501-7044-71254.

**File Number:** 0333-23

**Director/Commissioner:** Jamshid Baradaran/Chris Ford