Overview of the Winton Woods City School District

The Winton Woods City School District is a district in the Cincinnati, Ohio area. We have nine property sites spread across three municipalities: the City of Forest Park, the Village of Greenhills and Springfield Township. Sites vary in topography and acreage.

Description of Request

The Board of Education is requesting proposals for mowing and trimming services for all of its property sites. We are requesting:

1. Cost per mowing quotes by site. Quotes should be based on 24 cuts per year. Trimming services are to be done consecutively with every other mowing cycle and are to be included in the quote.

2. We are also requesting a list of equipment that would be used in providing these services.

The actual acreage to be mowed will be less than the estimated acreage amounts listed. This is due to pavement and building structures, which occupy some of the acreage for each site as well as inaccessible areas that are not maintained which are located on some sites.

Each vendor must attend a pre-proposal meeting on Thursday, December 27th, 2012 from 8:00 – 10:00 AM with Gary Sweetman, Director of Buildings and Grounds to tour the mowing areas of the properties. The meeting will begin at the Winton Woods City Schools Board of Education Office. Gary can be reached at (513) 739-4284 or (513) 619-2403 for additional info. A map of each property from the Hamilton County Auditor's site is enclosed for reference.

In addition, we are requesting:

1. A quote for maintaining landscaping beds located around each of the schools, the Community Building and the Board Office. See Optional Quote: Landscaping Services below.

2. An hourly rate for general landscaping services we may request to be done outside the normal mowing and/or trimming of the school property sites.

Proposals should be verified before submission. The District will not be responsible for errors or omissions on the part of vendors in making up their proposals.
Company submissions should cover the following areas:

I. Company Background and Information

II. Staffing Availability and Qualifications for Service Delivery

III. A list of references, including school district clients, if applicable

IV. Certificate of Liability ($1,000,000 per occurrence / $2,000,000 aggregate)

V. Quote information requested (see page 1 & page 6 – Pricing List)

Site Listing
(Listed south to north for ease of visitation to sites)

Winton Woods City Schools Transportation Bus Yard & Offices
10020 Corbett Road, Cincinnati, OH 45231; (513) 619–2405

AND

Winton Woods Primary South School
825 Lakeridge Drive, Cincinnati, OH 45231; (513) 619–2470
27 acres (combined)

Greenhills Community Building
8 Enfield, Cincinnati, OH 45218; (513) 619–2320
8 acres

Winton Woods Middle School
147 Farragut Road, Cincinnati, OH 45218; (513) 619–2440
34 acres

Winton Woods Primary North School
73 Junefield Avenue, Cincinnati, OH 45218; (513) 619–2390
11 acres

Winton Woods Intermediate School
825 Waycross Road, Cincinnati, OH 45240; (513) 619–2450
21 acres

Kemper Heights Elementary School
924 Waycross Road, Cincinnati, OH 45240; (513) 674–4299
15 acres
Forest View Elementary School
   924 Halesworth Drive, Cincinnati, OH 45240
   10 acres

Winton Woods City Schools Board of Education Office (Central Office)
   1215 West Kemper Road, Cincinnati, OH 45240; (513) 619–2300

AND

Winton Woods High School
   1231 West Kemper Road, Cincinnati, OH 45240; (513) 619–2420
   35 acres (combined)

Winton Woods Elementary School
   1501 Kingsbury Drive, Cincinnati, OH 45240; (513) 619–2490
   29 acres

TOTAL acreage: 190 acres (NOT all mowable however – see page one above)

NOTE: Winton Woods Primary South School and the Winton Woods City Schools Transportation Department Office are located contiguously on the same parcel of property (even though they have different physical addresses).

This is also true of Winton Woods High School and the Winton Woods City Schools Board of Education Office. Both are located on the same parcel of property.
Optional Quote: Landscaping Services

A vendor may choose to quote the following landscaping services (listed below).

These services must be quoted on a **per occurrence basis**. Further, quotes must be clearly listed by site (if prices may vary based on local conditions and/or the size of the beds involved).

*For example, the landscaping beds located in front of the Winton Woods Primary South School are fairly substantial in length. If the service of a bed of this size would vary in cost, that should be differentiated & reported accordingly. By contrast, the beds located at Winton Woods Elementary School are quite a bit smaller by comparison. An average price may be quoted as well.*

A. Spring Cleanup/Bed Mulching (Does **NOT** include playground areas)

B. Bed Maintenance and Weeding  (including blowing or detailing all paved areas around landscaping beds to ensure that they are clear of clippings & debris)

C. Tree/Shrub Pruning

D. Pavement/Vegetation Spraying
Scope of Work

1. The length of contract shall be during the mowing season for spring, summer and fall of 2013 through December 31, 2015.
2. It is understood that quotes include all pavement, sidewalks, benches, stops, vehicles, and other like common areas to be free of grass and trimmings upon completion of each job.
3. Trimming services apply to perimeters of all district-owned buildings, playground areas and other structures, sidewalks, parking lots, street frontage, driveways, landscaping beds, fence lines and/or under or around bleachers (where applicable).
4. The Pre-Proposal meeting & tour of each site on December 27th with Director of Buildings & Grounds Gary Sweetman is required before submitting a quote. This is so there is an understanding of all the areas that need to be mowed and/or trimmed at each site.
5. It is understood that there will be a point of contact from the company, available 24 hours a day, 7 days a week, including all federal holidays that will ensure a response time of 4 hours or less.
6. Invoices shall be presented to Winton Woods City Schools at a mutually agreed upon time.
7. Other details, such as parking location of vehicles and times of day for mowing to be provided will be mutually agreed upon by the district and the company.
8. It is understood that the same firm need not be awarded both the base quote for mowing/trimming services and the optional quote for landscaping and bed services (if quoted). The optional quote could in fact be awarded to a different firm.
9. The Winton Woods City School District is a tax-exempt public entity. Please do NOT include tax in your proposals.

Request for References
Provide a list of at least three (3) references, including school district clients, if applicable. List contact names, addresses, emails, and phone numbers.

Response Format
Responses must provide the following:
1. Statement of agreement to terms listed above
2. Price for services described above listed on the enclosed pricing sheet
3. Company Terms and Conditions

Submission Deadline
All proposals must be submitted by NOON on Friday, January 4, 2013. Selection and notification will be made no later than Friday, January 18, 2013. The Winton Woods City School District reserves the right to reject any or all proposals or to waive any informality in the proposal, and accept or reject any items thereon.

Return Mailing Address
Winton Woods City School District
ATTN: Steve Denny
1215 West Kemper Road
Cincinnati, OH 45240

For Additional Information or Clarification Contact
Steve Denny denny.steve@wintonwoods.org
PRICING SHEET
(price per mowing – including trimming every other mowing cycle)

Winton Woods City Schools Transportation Bus Yard & Offices
AND
Winton Woods Primary South School
(combined)

Greenhills Community Building

Winton Woods Middle School

Winton Woods Primary North School

Winton Woods Intermediate School

Kemper Heights Elementary School

Forest View Elementary School

Winton Woods City Schools Board of Education Office (Central Office)
AND
Winton Woods High School
(combined)

Winton Woods Elementary School

Hourly rate for Miscellaneous Additional Services

Optional Quote: Spring Cleanup/Bed Mulching (per occurrence)

Optional Quote: Bed Maintenance and Weeding (per occurrence)

Optional Quote: Tree/Shrub Pruning (per occurrence)

Optional Quote: Pavement/ Vegetation Spraying (per occurrence)

... Attach additional pages as needed ...
APPENDIX A
SITE MAPS
Dusty Rhodes, Hamilton County Auditor

Map

Parcel ID | Address
---------|---------
590-0243-0006-90 | 825 LAKERIDGE DR

Index Order | Card
-------------|-----
Street Address | 1 of 2

New Map Search

Click Map To:

Zoom In

Zoom Level:

1x

Scale: 1:4,711

Map Layers:

☑ Rivers
☑ Stream
☑ Buildings
☑ Condos
☑ Parcels
☑ Fence
☑ Class2 Roads
☑ Class1 Roads
☑ Streets
☑ Driveways
☑ Parking
☑ Sidewalk
☑ Pavement

Note - A parcel will be outlined if found in the map

Map Data provided by the office of Theodore B. Hubbard, Hamilton County Engineer

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Data updated on 11/26/12

Dusty Rhodes, Hamilton County Auditor

Map

Parcel ID  
597-0030-0025-90

Address  
8 ENFIELD ST

Index Order  
Street Address

Card  
1 of 1

New Map Search

Click Map To:
Zoom In

Zoom Level:  
1x

Scale: 1:2,401

Map Layers:

☑ Rivers  
☑ Stream  
☑ Buildings  
☑ Condos  
☑ Parcels  
☑ Fence  
☐ Class2 Roads  
☐ Class1 Roads  
☐ Streets  
☑ Driveways  
☑ Parking  
☑ Sidewalk  
☑ Pavement

• Note - A parcel will be outlined if found in the map

• Map Data provided by the office of Theodore B. Hubbard, Hamilton County Engineer

<< First < Previous Next > Last >>

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# Dusty Rhodes, Hamilton County Auditor

## Summary

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## Property Information

**FARRAGUT RD AC IRR**
**PT LTS IN COMMUNITY**
**BLDG TRACT**

**Board of Revision**
**Rental Registration**
**Homestead**
**2.5% / Stadium Credit**
**Divided Property**
**New Construction**
**Foreclosure**
**Date**
**Conveyance #**
**Sale Amount**
**# of Parcels**
**Deed Type**
**Deed Number**

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<th>Total TIF Value</th>
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<th>Exempt Value</th>
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**Mail Information**

**Call 946-4015 if Incorrect**
**GREENHILLS EXEMPTED**
**VILLAGE SCHOOL DISTRICT**
**1215 W KEMPER RD**
**CINCINNATI, OH 45240 USA**

**Owner Information**

**Call 946-4800 if Incorrect**
**GREENHILLS EXEMPTED**
**VILLAGE SCHOOL DISTRICT**
**1215 W KEMPER RD**
**CINCINNATI, OH 45240 USA**

**Note**

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Print | Back to List | << First | < Previous | Next | Last >>

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Dusty Rhodes, Hamilton County Auditor

Map

Parcel ID 597-0030-0025-90
Address 8 ENFIELD ST

New Map Search
Click Map To:
Zoom In

Zoom Level:
1x

Scale: 1:4,802

Map Layers:
☑ Rivers
☑ Stream
☑ Buildings
☑ Condos
☑ Parcels
☑ Fence
☑ Class2 Roads
☑ Class1 Roads
☑ Streets
☑ Driveways
☑ Parking
☑ Sidewalk
☑ Pavement

Note - A parcel will be outlined if found in the map

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Dusty Rhodes, Hamilton County Auditor

Map

Parcel ID 597-0040-0030-90
Address 147 FARRAGUT RD
Index Order Street Address
Card 1 of 1

New Map Search
Click Map To:
Zoom In

Zoom Level:
1x

Scale: 1:4,135

Map Layers:
☑ Rivers
☑ Stream
☑ Buildings
☑ Condos
☑ Parcels
☑ Fence
☐ Class2 Roads
☑ Class1 Roads
☑ Streets
☑ Driveways
☑ Parking
☑ Sidewalk
☑ Pavement

Note - A parcel will be outlined if found in the map

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Dusty Rhodes, Hamilton County Auditor

Map

Parcel ID
597-0030-0188-90

Street Address
147 FARRAGUT RD

New Map Search

Click Map To:
Zoom Out

Zoom Level:
1x

Scale: 1:986

Map Layers:
- Rivers
- Stream
- Buildings
- Condos
- Parcels
- Parcels With Labels
- Fence
- Class2 Roads
- Class1 Roads
- Streets
- Driveways
- Parking
- Sidewalk
- Pavement

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Map

Parcel ID
597-0050-0006-00

Address
71 JUNEFIELD AVE

Index Order
Street Address
30 of 70

Card
1 of 1

New Map Search

Click Map To:
Zoom In

Zoom Level:
1x

Scale: 1:2,795

Map Layers:

- Rivers
- Stream
- Buildings
- Condos
- Parcels
- Fence
- Class2 Roads
- Class1 Roads
- Streets
- Driveways
- Parking
- Sidewalk
- Pavement

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Map

Parcel ID Address
591-0005-0273-90 825 WAYCROSS RD

Index Order Card
Street Address 1 of 1

- Note - A parcel will be outlined if found in the map.

Zoom In

Zoom Level:
1x

Scale: 1:7,560

Map Layers:
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✓ Stream
✓ Buildings
✓ Condos
✓ Parcels
✓ Fence
✓ Class2 Roads
✓ Class1 Roads
✓ Streets
✓ Driveways
✓ Parking
✓ Sidewalk
✓ Pavement

Map Data provided by the office of Theodore B. Hubbard, Hamilton County Engineer

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Data updated on 11/23/12

Dusty Rhodes, Hamilton County Auditor

Map

Parcel ID  Address
591-0009-0335-90  924 WAYCROSS RD

New Map Search
Click Map To:
Zoom In

Zoom Level:
1x

Scale: 1:2,817

Map Layers:
✓ Rivers
✓ Stream
✓ Buildings
✓ Condos
✓ Parcels
✓ Fence
✓ Class2 Roads
✓ Class1 Roads
✓ Streets
✓ Driveways
✓ Parking
✓ Sidewalk
✓ Pavement

Note - A parcel will be outlined if found in the map

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<< First < Previous Next > Last >>

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Map

Parcel ID  Address
591-0A07-0039-90  9211 HALESWORTH DR

Index Order  Card
Street Address  1 of 2

Search By
Parcel ID
Owner
Street Address
Sales
New
Advanced Search

Site Functions
Comments
On-Line Help
Home
Auditor's Home

New Map Search

Note - A parcel will be outlined if found in the map

Zoom Level:
1x

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Map Layers:
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✓ Stream
✓ Buildings
✓ Condos
✓ Parcels
✓ Fence
☐ Class2 Roads
✓ Class1 Roads
✓ Streets
✓ Driveways
✓ Parking
✓ Sidewalk
✓ Pavement

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Dusty Rhodes, Hamilton County Auditor

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**Zoom Level:**

- 1x

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**Map Layers:**

- Rivers
- Stream
- Buildings
- Condos
- Parcels
- Fence
- Class2 Roads
- Class1 Roads
- Streets
- Driveways
- Parking
- Sidewalk
- Pavement

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Map

Parcel ID
591-0016-0001-90

Address
1215 W KEMPER RD

New Map Search
Click Map To:
Zoom In

Zoom Level:
1x

Scale: 1:2,303

Map Layers:
✓ Rivers
✓ Stream
✓ Buildings
✓ Condos
✓ Parcels
✓ Fence
✓ Class2 Roads
✓ Class1 Roads
✓ Streets
✓ Driveways
✓ Parking
✓ Sidewalk
✓ Pavement

Note - A parcel will be outlined if found in the map

Map Data provided by the office of Theodore B. Hubbard, Hamilton County Engineer

Search By
Parcel ID
Owner
Street Address
Sales
New
Advanced Search

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