



Landscape Services Contract – Scope & Schedule Considerations

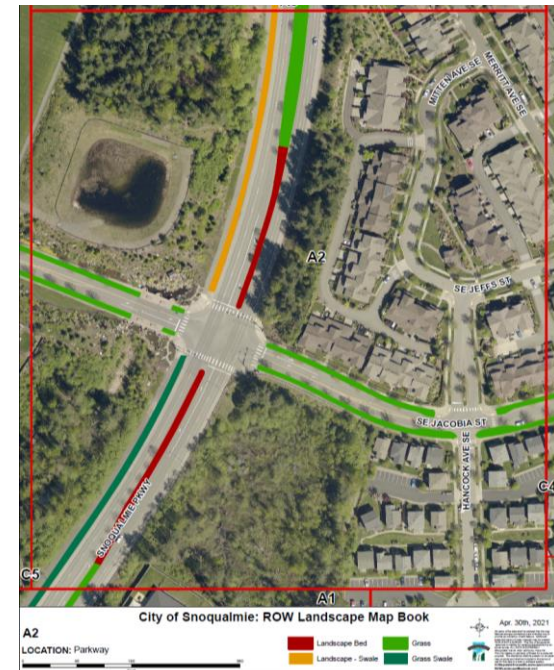
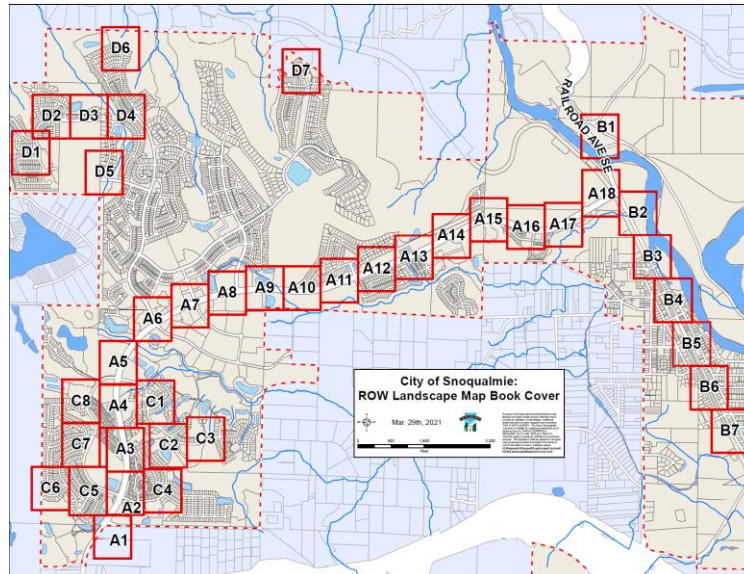
Revised 8/18/2027

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Parks & Public Works



Background

- The City has contracted maintenance for extensive areas of landscaping for over a decade
- The current contracts (Snoqualmie Parkway & other right-of-ways, Mini-Parks & Facilities) expire December 31st, 2026.



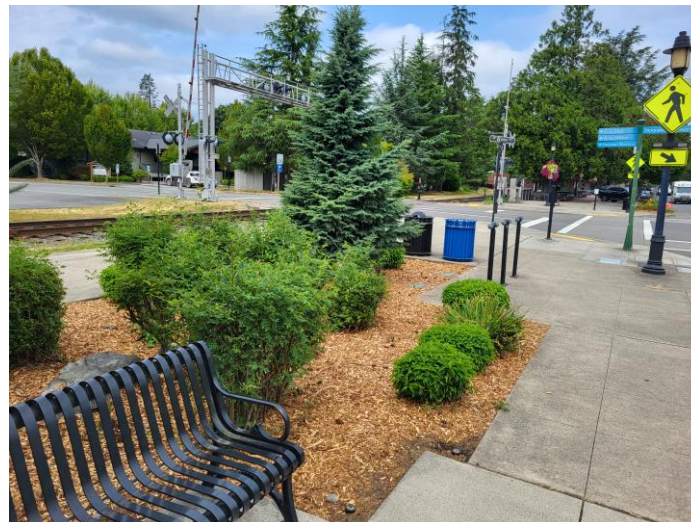
Examples of maintained areas



Parkway
Bioswales &
median



Ironwood Park



Railroad Ave
Landscape
Beds

Current Status/Schedule



- The contract goes out for bid this Fall, to start on January 1st, 2027.
- Some areas are being added that were missed for maintenance in the existing contract.
- Proposed contract term: 2 year initial term with an option to extend for up to 2 additional years.

Existing contract scope & costs



37.5 acres of turf,
bioswales, &
landscape beds
included in the
contract scope



Contract Name	2026 Cost	2027 Anticipated Cost
Snoqualmie Parkway & other right-of-ways	\$275,387	\$300,000
Mini-Parks	\$239,989	\$265,000
Facilities	\$37,075	\$41,000
Total:	\$552,451	\$606,000

Snoqualmie Parkway Median - Problems



Problem 1: “Thatch” is causing the grass to rise above the curb – and the irrigation to fail.

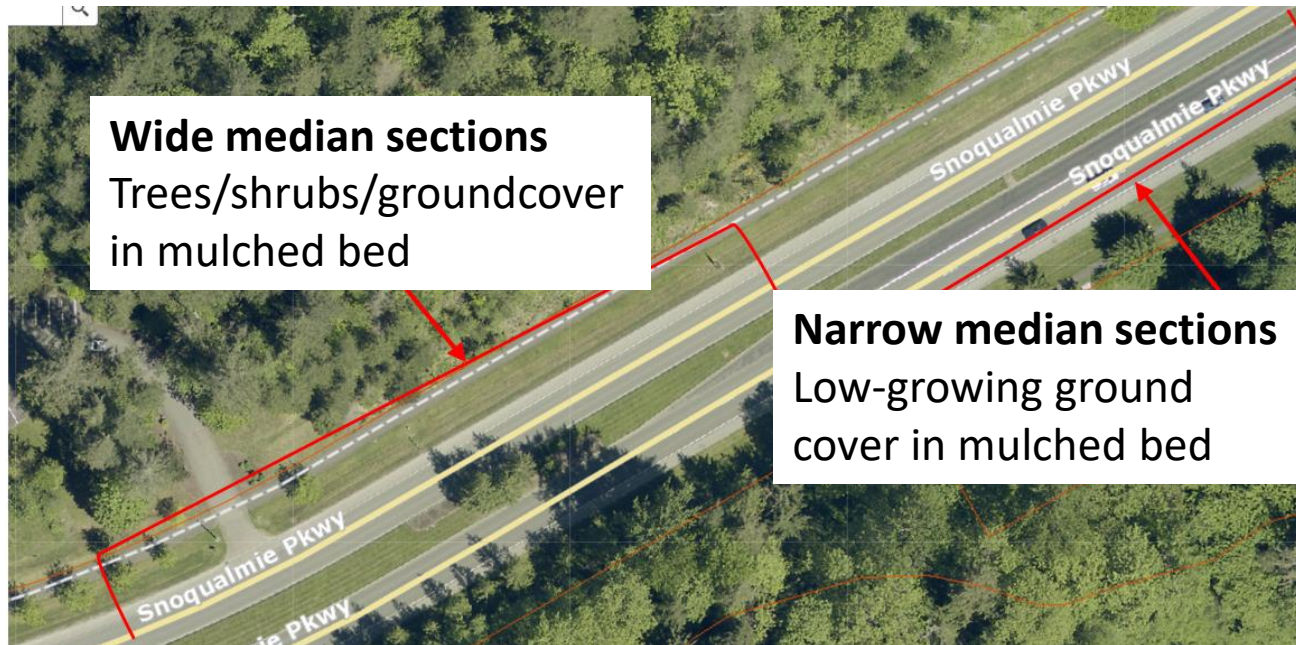


Problem 2: High cost to maintain acres of turf in the median.

Examples/Concept



Existing
landscaping
examples



Wide median sections
Trees/shrubs/groundcover
in mulched bed

Narrow median sections
Low-growing ground
cover in mulched bed

Option 3
concept

Snoqualmie Parkway Median - Options



Option #	Description	Pros	Cons
1	Maintain as-is for short-term	No capital cost	- Ongoing high maintenance cost - Same appearance - No water savings
2	Capital project to install new grass/repair median irrigation	- Restore irrigation function - Some reclaimed water savings - Improve appearance	- Cost of capital project (~450k) - May increase ongoing maintenance cost
3	Capital project to install different landscaping in median (groundcover/shrubs/trees)	- Reduce ongoing maintenance costs - Significant reclaimed water savings - Change in appearance	- Cost of capital project (~450k) - Change in appearance

Choosing Option 3 affects how we may bid the upcoming contract



Thank You

Questions?

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