



CITY OF BANNING STAFF REPORT

TO: CITY COUNCIL

FROM: Elizabeth Gibbs, City Manager

PREPARED BY: Ralph Wright, Parks and Recreation Director

MEETING DATE: June 23, 2026

SUBJECT: Consideration of Resolution 2026-84, Approving the Fifth Amendment for Contract Services (C00698) for Landscape Maintenance Services for Banning City Parks with Mariposa Landscapes, Inc., not to exceed the amount of \$172,734.80 for FY 2026/27.

STAFF RECOMMENDATION:

Adopt Resolution 2026-84

BACKGROUND:

On February 23, 2021, the City Council of the City of Banning awarded a fifteen-month agreement (C00698) with Mariposa Landscapes, Inc., for the landscape maintenance of five of the City of Banning's parks through June 30, 2022. The original fifteen-month agreement was in the amount of \$96,684.00 to cover monthly service costs, with a 10% contingency to allow for additional work and irrigation repair services as needed, for a total not to exceed \$106,352.

Subsequent amendments to the contract for Parks landscape services were approved as follows:

On May 10, 2022, the City Council adopted Resolution 2022-56 approving the first amendment to the original agreement, extending the term for an additional twelve months and increasing the not-to-exceed amount to \$101,638.80, including a 10% contingency.

On May 23, 2023, the City Council adopted Resolution 2023-99 approving the second amendment to the agreement, extending the term for an additional twelve months through June 30, 2024. The scope of work was amended to add the Aquatic Center, Community Center, and Senior Center to the contract. The compensation was increased to a not-to-exceed amount of \$135,847.97, including a 10% contingency. These sites were previously included in the Public Works LMD contract.

On May 14, 2024, the City Council adopted Resolution 2024-67, approving the third amendment to the original agreement extending the term for an additional twelve months through June 30, 2025, modifying the scope of services, and increasing compensation to an amount not to exceed \$139,787.64, including a 10% contingency.

On May 27, 2025, the City Council adopted Ordinance 2025-71, authorizing the fourth amendment extending the contract through June 30, 2026. The scope of work included the addition of Richard Sanchez Park and the accompanying southern trail and increasing compensation to an amount not to exceed \$167,296.95, including a 10% contingency. When the Park's landscape contract added the scope of both Richard Sanchez Park and the accompanying southern trail, the initial contract work in the amount of \$9,450 to clean up the trail and ensure the area was safe for public use was not included in

the prior Council authorization.

At the direction of the City Council, staff has been working on the timelines and varied scope of work for issuing a Request for Proposals (RFP) for all three current City landscape service contracts, including the Landscape Maintenance Districts, City Facilities, and Parks facilities. This has taken more time than anticipated, and the RFP is being reviewed by staff. As we await the RFP for Landscape Services to close and the review and award process to be completed, an extension of the existing contract is necessary to ensure there is no lapse in service while the City conducts the RFP process.

For these reasons, staff recommends that the City authorize Amendment No. 5 to the Park's Landscape Maintenance agreement with Mariposa Landscapes, Inc. for Fiscal Year 2026-27. The existing contract allows the City to terminate the agreement with 30 days' notice.

The scope of work for landscape maintenance services includes weekly turf management; shrub bed maintenance; tree care and pruning; fertilization; environmental weed and pest control program; irrigation monitoring and operations for the Park properties listed below, as well as quarterly tree, shrub, and trail path work for the Richard Sanchez Trail:

- 1) Dysart Equestrian Park – 2101 Victory Ave.
- 2) Lion's Park – 955 S. Hargrave Street
- 3) Replier Park – 201 W. George Street
- 4) Roosevelt Williams Park – 1101 E. George Street
- 5) Sylvan Park – 2798 W. George Street
- 6) Community Center and Senior Center – 769 & 789 N. San Geronio Ave
- 7) Replier Park Aquatic Center – 749 N. San Geronio Ave
- 8) Replier Park and Community Center Parkway – 749, 769 & 789 N. San Geronio Ave
- 9) Richard Sanchez Park and Southern Trail - 3758 Cypress St

Amendment No. 5 includes three recommended changes to the current agreement:

- 1) Ratification to spend \$9,450 in fiscal year (FY) 2025/26 to provide a one-time clean-up of the park and trail at Richard Sanchez Park to bring the site up to the park's established level of service, for when the Park Department assumed responsibility. This amount was not approved in the previous authorization.
- 2) Changes in the term – The extended term will be from July 1, 2026, through June 30, 2027. The amendment allows for cancellation without cause with thirty days' notice.
- 3) Compensation adjustments: Pursuant to Section 2.1 of the original agreement, the total compensation can be adjusted to reflect the annual changes in the U.S. Department of Labor, Bureau of Labor Statistics, Consumer Price Index (CPI) Riverside – San Bernardino – Ontario Area. For the period from January 2025 to January 2026, the CPI was at 3.25%. Reflecting the CPI rate of 3.25%, the monthly service rate for continuing service will increase from \$12,674.07 to \$13,085.97. Note: Park sites and the cost breakdown are included in Attachment # 2 of this report.

JUSTIFICATION:

The Parks and Recreation Department does not have the staff or equipment to perform the scope of work outlined in the Scope of Services and maintain the current service levels of our parks; therefore, it is necessary to retain a landscape maintenance contractor to provide these services. The annual compensation under the agreement falls within the normal parameters for the park's landscape maintenance projects in the area.

FISCAL IMPACT:

The Fifth Amendment for Landscape Maintenance of park properties with Mariposa Landscapes, Inc.

increases compensation for FY 2026/27 to \$172,734.80, which includes the monthly compensation amount of \$13,085.97 plus a 10% contingency amount for additional work that might include replanting of plants and trees and irrigation repairs.

Additionally, the authorization includes ratification approval of \$9,450 in catch-up work for the Richard Sanchez park and Trail area that occurred in FY 2025/26. The Department absorbed the cost for the unanticipated maintenance in their existing budget allocation.

Funding will be requested as part of the FY 2026/27 Operating Budget in the following operational budgets of the Parks and Recreation Department for the Fifth Amendment to the agreement as follows:

- 1) Park Division – 001-3600-461.23-29 (\$146,311.64)
- 2) Community Center – 001-4000-461.23-29 (\$6,258.12)
- 3) Aquatic Center– 001-4010-461.23-29 (\$13,906.92)
- 4) Senior Center – 001-4050-461.23-29 (\$6,258.12)

ATTACHMENTS:

1. [C00698_Mariposa_Landscapes_Inc_-_A4.pdf](#)
2. [Attachment # 1 - EXHIBIT A- RFP 20-035 Scope of Work.pdf](#)
3. [Attachment # 2 - Park's Landscape maintenance - Proposed cost breakdown 2026-27.pdf](#)
4. [Attachment # 3 - C00698_MARIPOSA_LANDSCAPES_INC.pdf](#)
5. [Attachment # 4, Executed C00698_Mariposa_Landscapes_Inc_-_A1.pdf](#)
6. [Attachment # 5 - Executed C00698_Mariposa_Landscapes_Inc_-_A2.pdf](#)
7. [Attachment # 6 - Resolution 2024-67 - C00968 Amendment # 3.pdf](#)
8. [Attachment # 7 - Resolution 2025-71_C00698 Amendment_4.pdf](#)
9. [CC_Resolution_No._2026-84 \(001\).docx](#)
10. [C00698_Mariposa_Landscape_Amendment_5_FINAL \(001\).docx](#)
11. [Work Product Photo's - Mariposa Landscape inc - Parks.pdf](#)