

FIFTH AMENDMENT OF THE AGREEMENT FOR
CUSTODIAL SERVICES SOUTH ZONE

THIS FIFTH AMENDMENT OF THE AGREEMENT FOR CUSTODIAL SERVICES SOUTH ZONE, made and entered into by and between the Lee County Board of County Commissioners, a political subdivision of the State of Florida ("County") and American Facility Services, Inc. ("Vendor"), collectively, the "Parties."

WHEREAS, the County entered into an Agreement for the purchase of custodial services for South Lee County through Solicitation No. RFP220314SML with Vendor on the 16th day of March, 2023 ("Agreement"); and,

WHEREAS, after the execution of the Agreement, on January 29, 2026, the Sheriff's Substation – Bonita Springs Mini service location in the Exhibit A - SCOPE OF WORK of the Agreement, located at 10520 Reynolds Street, Bonita Springs, FL, was closed and is scheduled to be demolished; and,

WHEREAS, pursuant to Article V. ADDITIONAL PURCHASES of the Agreement, the Parties desire to remove the Sheriff's Substation – Bonita Springs Mini service location from the Section 18. LOCATIONS of the Exhibit A -SCOPE OF WORK and the corresponding pricing for the services in the Exhibit B - FEE SCHEDULE of the Agreement, effective immediately.

NOW, THEREFORE, IN CONSIDERATION OF THE FOREGOING AND THE MUTUAL COVENANTS CONTAINED HEREIN, IT IS AGREED AS FOLLOWS:

1. The Parties agree that, effective January 29, 2026, Subsection L. SHERIFF'S SUBSTATION – BONITA SPRINGS MINI of Section 18. LOCATIONS of the Exhibit A - SCOPE OF WORK of the Agreement shall be completely stricken from the Agreement and all custodial services at that location shall be discontinued.
2. The Parties agree that the removal of Sheriff's Substation – Bonita Springs Mini service location from the Agreement will decrease the total Agreement cost by \$5,448.00 per full contract year for the remainder of the Agreement.
3. The Parties agree that, effective immediately, the following Fee Schedule table shall supersede the existing Fee Schedule table in Exhibit B of the Agreement:

**EXHIBIT B
FEE SCHEDULE**

AMERICAN FACILITY SERVICES INC.				
LOCATION	MONTHLY SERVICE COST	QUARTERLY SERVICE COST	SEMIANNUAL SERVICE COST	MAXIMUM LOCATION COST
Environmental Lab	\$1,052.00	N/A	N/A	\$12,624.00
Lakes Regional Library	\$2,213.52	\$1,900.00	\$358.00	\$34,878.24
Captiva Memorial Library	\$915.67	\$326.00	\$150.00	\$12,592.04
Bowditch Point Regional Park	\$1,232.00	N/A	N/A	\$14,784.00
Lynn Hall Park	\$985.00	N/A	N/A	\$11,820.00
Crescent Beach Family Park	\$625.00	N/A	N/A	\$7,500.00
Bonita Beach Parks/Imperial River Boat Ramp	\$662.00	\$300.00	\$150.00	\$9,444.00
Sheriff Evidence/Forensics Building	\$1,138.00	\$720.00	\$150.00	\$16,836.00
Sheriff Substation – West District	\$864.00	\$448.00	\$125.00	\$12,410.00
Solid Waste, Topaz Annex	\$689.00	N/A	\$150.00	\$8,568.00
Sanibel Toll Plaza	\$769.00	\$300.00	\$150.00	\$10,728.00
Lee County Utilities Customer Service Center	\$683.00	150.00	\$102.83	\$9,001.66
Lee County Utilities Maintenance and Electrical Building	\$460.00	\$86.00	\$75.00	\$6,014.00
Lee County Utilities Maintenance Warehouse	\$189.00	\$85.00	\$75.00	\$2,758.00
Cape Coral Toll Facility	\$740.00	\$195.00	150.00	\$9,960.00
LeeTran Beach Park and Ride	\$984.00	N/A	N/A	\$11,808.00
Sheriff Substation – Daniels Parkway	\$225.00	\$19.50	N/A	\$2,778.00
Lee County Sheriff's Office - Academy	\$686.00	\$312.00	\$300.00	\$10,080.00

ADDITIONAL SERVICE FEES		
Porter Service	Per hour	\$19.50
Crew Supervisor	Per hour	\$21.50
Chief Supervisor	Per hour	\$24.50
Project Coordinator	Per hour	\$28.00
Emergency Work – Per Person	Per hour	\$42.00
Dusting/Vacuuming of Office	Per Sq. Ft.	\$0.35

***Only utilized in the case of work needed outside the normal scope of services.*

Reimbursement of Consumables

The Vendor shall be reimbursed by the County at Vendor's cost for consumable supplies. To be eligible for reimbursement for consumables purchased, the Vendor shall provide the County with sufficient documentation with respect to materials purchased and used for County facilities in a form acceptable to the County, as determined by the Director of Procurement Management. Such documentation shall provide proof of payment and the unit prices for the consumables purchased. Vendor invoices for consumables must contain at a minimum a description of the materials purchased, the quantity delivered to the facility and unit cost associated with each item.

[Remainder of the page left intentionally blank.]

IN WITNESS WHEREOF, this Fifth Amendment of the Agreement has been signed and sealed, in duplicate, by the respective parties hereto. Each individual signing this Amendment directly and expressly warrants that he/she has been given and has received and accepted authority to sign and execute the Amendment on behalf of the party for whom it is indicated he/she has signed, and further has been expressly given and received and accepted authority to enter into a binding agreement on behalf of such party with respect to the matters contained herein and as stated herein.

DATED this 2/10/2026 | 9:54 AM EST by the Lee County Board of County Commissioners.

COUNTY: LEE COUNTY, FLORIDA

Signed by:
Mary G Tucker
BY: 770F0BDB59DA44D...
Mary G. Tucker
Director of Procurement Management, on behalf of the Board of County Commissioners

APPROVED as to Form for the Reliance of Lee County Only

DocuSigned by:
Robert Holborn
BY: 0709AF6D28494C8...
County Attorney's Office

DATED this 5th day of February, 2026 by American Facility Services, Inc.

ATTEST:

BY: Harold Angel
Authorized Signature

Stephanie Villamizar
(Witness)

Harold Angel
Authorized Signature Printed Name

Vice President
Authorized Signature Title

CORPORATE SEAL:

