

RESPONSE TO REQUEST FOR PROPOSAL

Municipal Building Maintenance Services — Contract No. RFP-2026-048

Submitted by

Meridian Facility Partners Inc.

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2. Company Qualifications & Experience

Meridian Facility Partners has delivered commercial and institutional building maintenance services across the metropolitan region since 2011. Over the past 14 years we have completed more than 380 maintenance contracts, 41 of which were awarded by municipal and provincial authorities. Our crews operate under ISSA CIMS-GB certification and a WHMIS 2015-compliant safety management system audited annually by a third party.

Relevant contract history. In 2024 we completed a three-year maintenance agreement with the City of Lakeshore covering 18 municipal facilities totalling 412,000 square feet. The contract closed with zero service-level penalties and a renewal offer that we declined to pursue the present opportunity. Detailed project sheets for this and four other comparable engagements are provided in Appendix A.

Team composition. The proposed delivery team includes a dedicated Contract Manager (12 years tenure), two Site Supervisors, and a crew of 22 full-time trained technicians. All field staff carry municipal-grade background clearance and WSIB coverage. Detailed CVs for key personnel are provided in Appendix B.

Why Meridian. Against the four evaluation criteria set out in Section 3 of the RFP — experience (30%), technical approach (25%), staffing (20%), and price (25%) — Meridian offers documented municipal experience at the exact scale of the contemplated contract, a proposed technical approach that integrates IoT sensor-based maintenance scheduling, and a fixed-price model with no pass-through escalators for the full contract term.