

Crossroads Community Improvement District (CCID)

Request for Information (RFI): Sidewalk Cleaning & Maintenance Program

Date Issued: December 29, 2025

Response Due: January 20, 2026

Contact:

Rick Usher, Executive Director

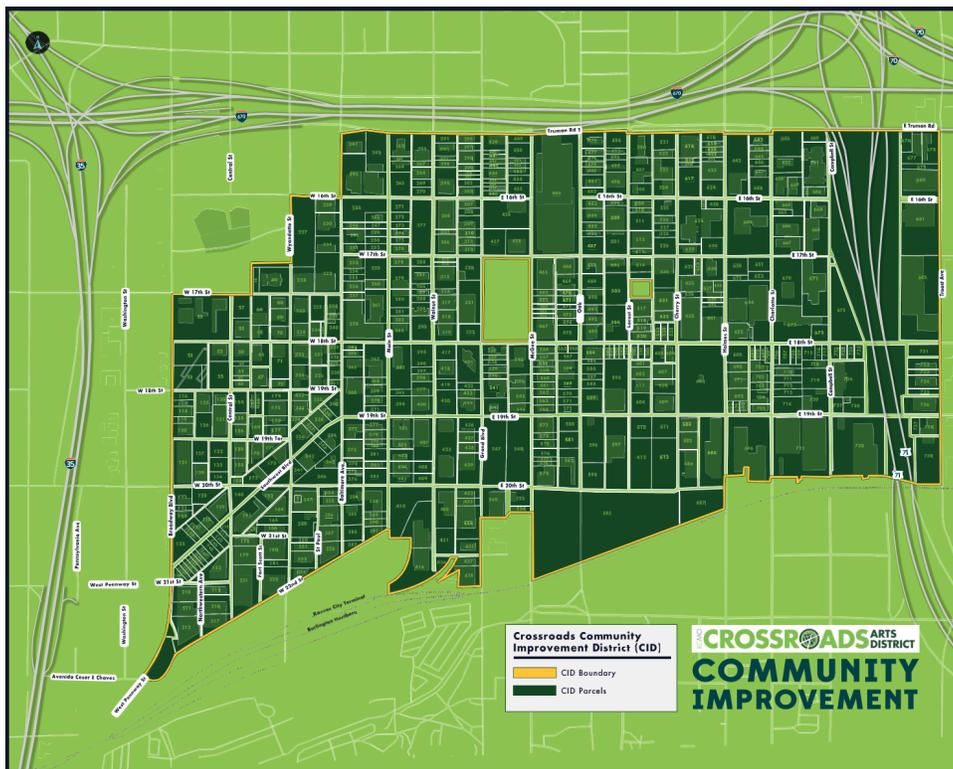
Crossroads Community Improvement District

rick@crossroadscid.org, 816-719-0233

<https://kccrossroads.org/community-improvement-district/>

1. Purpose

The Crossroads Community Improvement District (CCID) is seeking information from qualified contractors interested in providing **sidewalk cleaning, litter removal, public space maintenance, graffiti removal and streetscape support services** within the Crossroads Arts District in Kansas City, Missouri. The CCID boundaries are as depicted in the map below:



This RFI is intended to:

- Identify experienced maintenance contractors for early 2026 deployment;
- Gather information regarding capabilities, staffing, equipment, and pricing;
- Inform the upcoming **Request for Proposals (RFP)** for full program implementation.

This RFI does **not** constitute a formal solicitation for bids or a commitment to award a contract.

2. Background

The Crossroads CID was approved by the Kansas City Council in 2025 as a political subdivision of the State of Missouri, serving one of Kansas City's most active arts, entertainment, and small-business districts.

Implementation of CCID services is occurring in **phases**, aligned with the timing of CID revenue streams:

- **Phase 1 (Winter–Spring 2026):** Begin limited sidewalk and litter cleaning using initial CCID resources.
- **Phase 2 (Spring 2026):** Launch a small maintenance team or contracted vendor program timed ahead of KC2026 World Cup activity.
- **Phase 3 (Mid–Late 2026):** Add enhanced services supported by both property assessments and the ½-cent CCID sales tax.

Contractors responding to this RFI should be capable of supporting **flexible, scalable deployment** as CCID funding ramps up.

3. Desired Scope of Services

The CCID is seeking information from vendors able to provide services including, but not limited to:

A. Sidewalk & Streetscape Cleaning

- Daily or scheduled removal of litter and debris
- Sidewalk sweeping (manual or mechanical)
- Use of street vacuums or compact sweepers (e.g., Tennant, Madvac)
- Seasonal cleaning (post-weather events, leaf removal)

B. Trash Management

- Installing, monitoring and emptying public trash cans (in coordination with Public Works)
- Coordination with CCID event operations for First Fridays
- Reporting overflowing bins and illegal dumping

C. Graffiti Abatement

- Quick-removal response
- Paint-over or specialized chemical removal services
- Protection of murals and public art

D. Public Space Maintenance

- Light landscaping (weeding, watering support, planter maintenance)
- Snow and ice spot-treatment on sidewalks at intersections (as applicable)
- Reporting damaged public assets (signage, lighting, etc.)

E. Program Support & Reporting

- GPS-tracked routes and digital service logs
- Daily/weekly activity summaries
- Photo-based before/after documentation

- Issue reporting via 311 or CCID-preferred tools, i.e., EB Systems App
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4. Phased Program Expectations

Respondents should indicate how they could support the CCID's phased approach:

Phase 1 (Start-up)

- Small-scale deployment
- Flexible monthly contract, 30-day cancellation
- Immediate visibility improvements (uniformed staff, branded equipment)

Phase 2 (Q2–Q3 2026)

- Expanded hours and service area
- Integration of mechanized sweeping solutions
- Coordination with public safety patrols and First Fridays event operations

Phase 3 (Late 2026 and Beyond)

- Full district coverage
 - Standardized maintenance schedule
 - Dedicated CCID maintenance staff (contracted or hybrid)
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5. Requested Information

Please provide the following:

A. Company Information

- Legal name, ownership, years in business
- Primary contact, email, phone
- Office location and service area

B. Relevant Experience

- Work with CIDs, business districts, or municipalities
- Examples of similar sidewalk cleaning or urban maintenance programs
- References (preferably in Kansas City or regional urban districts)

C. Staffing & Deployment Model

- Number of employees available for assignment
- Proposed staffing levels by phase
- Training practices (customer service, safety, equipment training)
- Uniforms and branding options

D. Equipment & Materials

- Description of equipment available (street vacuums, sweepers, carts, vehicles)
- Power sources (battery, gas, electric)
- Ability to expand equipment as CID services grow

E. Reporting Tools & Technology

- Route tracking software
- Digital work order systems
- Photo documentation

- Client portals or dashboards

F. Cost Framework

- Hourly and/or monthly rates
- Cost for individual services (e.g., graffiti removal, power washing)
- Equipment rental or fuel surcharges, if applicable
- Flexibility for pilot or reduced-scope contracts

G. Additional Considerations

- Local hiring commitments
 - Environmental or sustainability practices
 - Insurance summary (general liability, workers' comp, auto)
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6. Submission Instructions

- Submit responses electronically in **PDF format**.
 - Include “CCID RFI – Sidewalk Cleaning & Maintenance Program” in the subject line.
 - Responses should be emailed to the CCID Executive Director at:
rick@crossroadscid.org
 - Responses are due by **January 20, 2026**.
 - Questions may be submitted in writing no later than **January 12, 2026**.
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7. Review & Next Steps

The CCID will review all submissions to:

- Identify qualified vendors;
- Refine the scope of work for the formal RFP (expected Winter 2025–Early 2026);
- Determine which vendors to invite for interviews or site demos.

This RFI is for planning only. No contract award will result directly from this request.

8. Public Records & Confidentiality

All submissions are subject to the **Missouri Sunshine Law (RSMo Chapter 610)**. Proprietary information should be clearly identified.

9. CCID Contact

Rick Usher

Executive Director

Crossroads Community Improvement District

Email: rick@crossroadscid.org

Website: <https://kccrossroads.org/community-improvement-district/>
