



August 23, 2022

Marty Monette
Facilities Director
James Isl. Charter High School
1000 Fort Johnson Rd.
Charleston, SC

Re: School year 2022-23: Price increase to James Island Charter High School

Marty,

Please consider the following rate increase for janitorial service.

Current monthly rate: \$36,717.65

Requested increase per month \$14,062.69

Requested new monthly rate \$50,780.34

The above requested pricing would allow for an increase in current staff wages up to \$14.00 per hour.

Not to include adjustments related to service change or facility growth, since January 2012 Complete Cleaning Services, LLC has requested only 8.8 percent in increase.

	Monthly rate		
As of January 1, 2012	\$28,711.49	difference +/-	
8/1/2012	\$28,961.50	\$250.01	
7/1/2013	\$26,416.66	-\$2,544.84	Removal of recycle service, bi -annual gym floor care and reduction in day porter service
10/1/2014	\$27,209.16	\$792.50	
7/1/2015	\$28,025.43	\$816.27	
9/1/2015	\$29,075.43	\$1,050.00	added Lobbies (front and rear of school) performing arts, athletic field house, softball and renovated media center
2/1/2016	\$30,825.4	\$1,750.00	



		3		
8/1/2020		\$31,250.4 3	\$425.00	added bus trailer
8/1/2022		\$36,717.6 5	\$5,467.22	added Technology center & new gym

JUNE 16, 2022 - Charleston County School District REQUEST FOR PROPOSAL FACILITIES MAINTENANCE AND ASSET MANAGEMENT District Wide Custodial and Day Porter Services Solicitation Number: P2238 Date: JUNE 16, 2022 is requiring the following:

Contractor will pay at least the following minimum wage rate to:

1. 240 day – day porter \$18 an hour, 190 day porters \$15 an hour, Evening cleaning supervisor \$18 an hour, Floor Tech \$17 an hour, and general evening cleaners \$16 an hour.
2. In year 3 of this contract all the listed minimum starting wages will escalate \$1 an hour as follows: 240 day - day porter \$19 an hour, 190 day porter \$16 an hour, Evening cleaning supervisor \$19 an hour, Floor tech \$18 an hour, and General evening cleaners \$17 an hour.

In order to remain competitive and attract quality staffing we believe Complete Cleaning Services' hourly wages must be similar to other schools within the same geographical area.

Current average starting wage for James Island Charter High School is budgeted at \$10.50 per hour. Such wages are unable to attract and retain any qualified employees.

Therefore, Complete Cleaning Services has artificially increased starting wages to \$11.50 per hour.

The company cannot continue to offer wages outside the budget; more or less, compete with starting wages of \$15.00 per hour and above. An increase in starting wages from \$10.50 per hour to only \$14.00 per hour represents a 33.33% increase; not to include costs associated with liability insurance, workers compensation insurance and payroll taxes which add an approximate 13% per hour.

In addition to Charleston County School Districts wage requirements, the following data seems to support a similar forecast.

Indeed -Custodian salary in Charleston, SC -

The average salary for a custodian is \$14.34 per hour in Charleston, SC. 50 salaries reported, (updated at February 3, 2022) www.indeed.com/career/custodian/salaries/Charleston--SC

Salary.com- Building Custodian in Charleston, SC -

The average salary for a Building Custodian is \$29,319 Per Year or (\$14.10 per hour) in Charleston, SC (updated February 25, 2022)



Consumer Price Index –

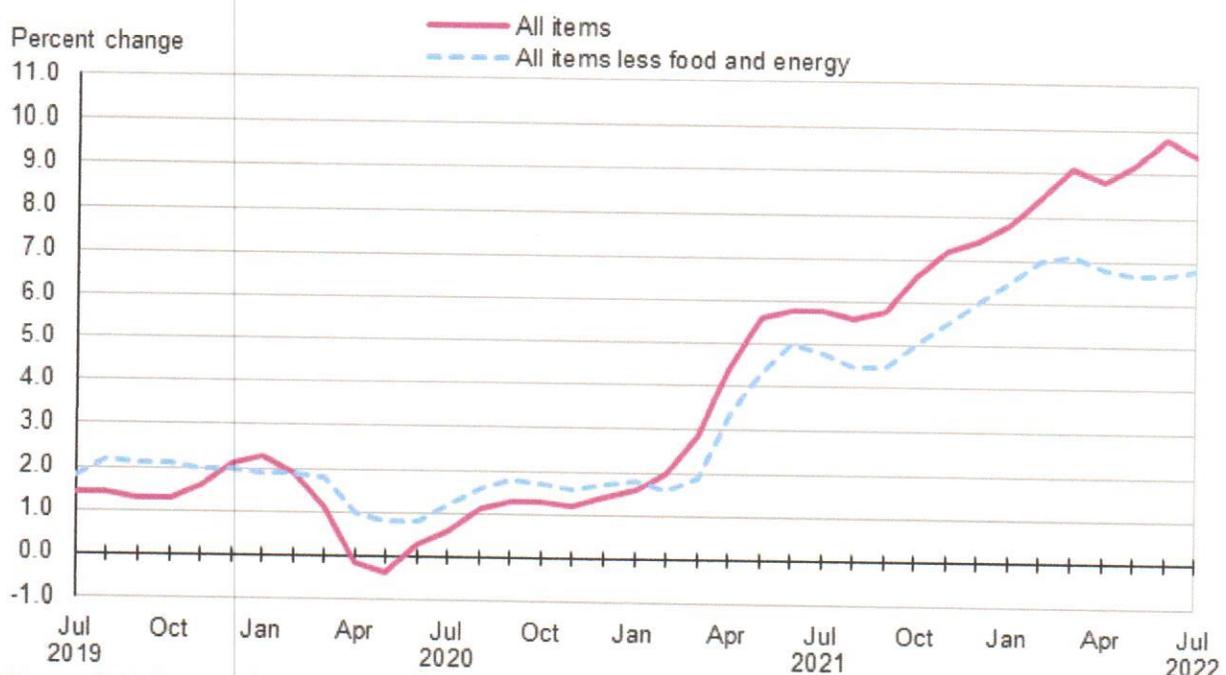
CPI Inflation Calculator (South Carolina) May 2021 compared to April 2022

The CPI index rose 7.5 percent for the 12 months ending January 2022, the largest 12-month increase since the period ending February 1982. News Release - February 10, 2022.

\$ 12,109.50 in May 2021 has the same buying power as \$13,001.07 in April 2022

Most recently- The all items CPI-U for the South advanced 9.4 percent for the 12 months ending in July, after increasing 9.8-percent over the 12-month period ending in June.

Chart 1. Over-the-year percent change in CPI-U, South region, July 2019–July 2022



Rising labor expenses are obviously the most pressing issue with regards to hiring and retaining qualified staff; however, other operating costs have also risen significantly above a normal annual percentage. Rent, workers compensation / general liability insurance, as well as, supply and equipment costs have skyrocketed.

When comparing January 2020 through August 2020 to January 2022 through August 2022 We have experienced an increase in supply cost for James Island Charter High School of 113%.

Examples of specific cost increase:

Latex glove	53%
Large trashcan liners	49%



Medium trashcan liners	39%
Floor wax stripper	9%
Foam hand soap	24%
Mop heads	25%
Cleaning chemicals	18%
Feminine hygiene wax liners	62%
Hand towels and toilet paper	~10%

We will await your approval to move forward.

Sincerely,

Scott Stuckey

Complete Cleaning Services, LLC