

# TOWN OF KEEDYSVILLE, MARYLAND

*“Where Northern Thrift and Personality Blend with Southern Charm and Hospitality”*

P.O. Box 359  
19 South Main Street  
Keedysville, MD 21756  
301-432-5795  
townhall@keedysvillemd.com  
www.keedysvillemd.com



*Ken Lord, Mayor*  
*Brandon Sweeney, Assistant Mayor*  
*Judy Kerns, Council*  
*Matthew Hull, Council*  
*Sarah Baker, Council*

## 2025

## Park Mowing

## Bid Packet

# Town of Keedysville

## 2025 PARK MOWING BID SPECIFICATIONS

Bids for mowing of Town-owned property for the period **April 3, 2025 through March 31, 2026** will be received until **Tuesday, April 1, 2025 at 12:00pm** at Keedysville Town Hall, 19 S Main St, Keedysville, Maryland. All bids shall be in accordance with and subject to the following specifications:

1. All bids shall be valid from **April 3, 2025 through March 31, 2026**.
2. The Mayor and Council request all bidders to provide a price for automatic renewal of the awarded Contract, at the sole discretion of the Town of Keedysville, for two (2) successive years (**through March 2027 and March 2028**). *Nothing contained herein shall obligate the Town to renew the Contract beyond **March 31, 2026**.*
3. All contractors are strongly encouraged to attend a pre-bid meeting on **Thursday, March 20, 2025 at 10:00am** at Town Hall, 19 S Main St, Keedysville.
4. Contractor shall be responsible for furnishing all equipment and personnel necessary to perform the contracted work in a timely and workmanlike fashion.
5. Contractor's services provided are to include reasonable trash, stick, and other debris pick-up and disposal.
6. Contractor shall keep grass at an acceptable height, which is at the discretion of the Town Administrator.
7. Contractor shall edge and trim the mowed areas.
8. Contractor must know the boundaries of the areas to be mowed and the location of the access easements to the areas. Drawings and maps can be obtained from Town Hall and a walkthrough can be scheduled at Town Hall. Acceptable advance notice is required for a walkthrough.
9. Contractor shall carry worker's compensation insurance for all personnel used to perform the contract and shall provide Town with proof of said insurance and the personnel covered.
10. Contractor shall not assign or subcontract any of the work hereunder without the prior written consent of Town.
11. Contractor shall carry a minimum of one million dollars liability insurance.
12. Contractor shall furnish Town with certificates of insurance showing type, amount, class of operation, personnel covered, effective dates, and expiration dates.
13. Contractor shall be responsible for mowing, edging, and trimming the following locations one time per week, except during August and September, when it is one time every other week (two times per month). Mowing, edging, and trimming is not required during the winter season.

### Park Mowing Bid

- Small area near Cannon Ridge located on Yankee Dr near S Main St. Turn onto Yankee Dr from S Main St and the area is on the left from the driveway to up over the hill
- Area around Water Storage Tower (14 ½ Appomattox Ct)
- Entrance area of Rockingham between Stormwater Pond A and Dogstreet Rd
- Small area 150 yards up the hill from 19 Dogstreet Rd around PRV vault and fire hydrant
- Areas around Mt. Vernon Reformed Church (64 S main St)

- Areas around and behind Town Hall (19 S Main St)
  - 15 S Main St and area near creek
  - Small areas by parking lot in the center of Town (north of 3 S Main St and south of Taylor Dr)
  - Ball field on Taylor Dr and rail bed
  - Field on Taylor Dr next to the library (22 Taylor Dr) and the area around the library
  - Taylor Park
  - Area around Booster Pump Station (120 N Main St)
  - Area around the Water Treatment Plant and Spring House (30 Mt. Hebron Rd)
14. The start date and end date of the grass mowing responsibilities shall be from **April 3, 2025 through March 31, 2026** or any extension hereunder.
  15. All bids shall be submitted to the Town Administrator in writing by **12:00pm, Tuesday, April 1, 2025** and shall set forth a price per cut. The bid shall also set forth a per person/per hour price for any additional and/or extra work that the Town may request.
  16. Town shall only be required to pay Contractor after the work has been performed and submission of an invoice. Town reserves the right, within its sole discretion, to direct Contractor **not** to mow during any given week(s), in which case Contractor shall **not** be entitled to any compensation.
  17. All bids must be in accordance with the specifications set forth herein and delivered by carrier or in person in a clearly marked sealed envelope to the Town Administrator, 19 S Main St, PO Box 359, Keedysville, MD 21756, no later than **12:00 pm on Tuesday, April 1, 2025**. Any bids delivered after the specified date and time will not be considered.
  18. The Town of Keedysville reserves the right to accept or reject any and/or all bids submitted.

**Town of Keedysville 2025 Park Mowing Bid**  
**LEGEND FOR PARK MOWING MAPS**

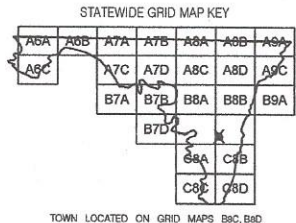
**Park Mowing**

1. Small area near Cannon Ridge located on Yankee Dr near S Main St. Turn onto Yankee Dr from S Main St and the area is on the left from the driveway to up over the hill
2. Area around Water Storage Tower (14 ½ Appomattox Ct)
3. Entrance area of Rockingham between Stormwater Pond A and Dogstreet Rd
4. Small area 150 yards up the hill from 19 Dogstreet Rd around PRV vault and fire hydrant
5. Areas around Mt. Vernon Reformed Church (64 S main St)
6. Areas around and behind Town Hall (19 S Main St)
7. 15 S Main St and area near creek
8. Small areas by parking lot in the center of Town (north of 3 S Main St and south of Taylor Dr)
9. Ball field on Taylor Dr and rail bed
10. Field on Taylor Dr next to the library (22 Taylor Dr) and the area around the library
11. Taylor Park
12. Area around Booster Pump Station (120 N Main St)
13. Area around the Water Treatment Plant and Spring House (30 Mt. Hebron Rd)



**LEGEND**

- ROAD CLASSIFICATION**
- State Highway
  - County/Local Road
- ROUTE MARKERS**
- I-95 Interstate Numbered Highway
  - US-30 U.S. Numbered Highway
  - MD-10 State Numbered Highway
  - Interchange Exit
  - Municipal Route Number 1234
  - County Route Number CO1234
  - Other Public Route Number OP1234
  - U.S. Government Route Number GV1234
  - Jurisdiction Marker
- ROADSIDE CULTURE**
- Armory
  - Boundary Monument
  - Building/Structure
  - Camping Facility
  - City/Town Hall
  - College/University
  - Community College
  - Courthouse
  - MD Dept. of Agriculture Farmers Market
  - Fire/Rescue
  - Garage/DHW/County/Municipal
  - Gate/Barricade
  - Gas/Convenience Store
  - Hospital w/ 24 hour Emergency Room
  - Library
  - Lighthouse
  - Motor Vehicle Administration
  - Park and Ride Location
  - Police Station
  - Post Office
  - Salt Dome
  - School
  - Shopping Center/Mall
  - VEIP Station
  - Welcome Center
  - Yacht Club/Marina



**INFORMATION SUMMARY**

BOUNDARY:  
 ACTS OF GENERAL ASSEMBLY, 1983  
 REVISED TO JULY 5, 2011  
 HIGHWAYS REVISED TO 2022  
 PHOTO REVISED: 2020  
 CENSUS 1,213 (2020)

THIS MAP WAS CREATED USING MARYLAND STATE PLANE  
 COORDINATE 5,000 FOOT GRID VALUES BASED ON  
 THE 1983/1991 NORTH AMERICAN DATUM(NAD) HARN.

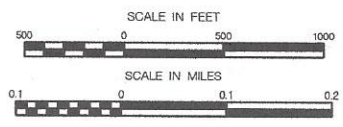
DISCLAIMER: THE DATA AND RELATED MATERIALS CONTAINED HEREIN ARE PROVIDED AS IS AND WERE CREATED TO MEET A SPECIFIC BUSINESS NEED OF THE MARYLAND STATE HIGHWAY ADMINISTRATION (SHA). ANY OTHER USE, WHILE NOT PROHIBITED, IS THE SOLE RESPONSIBILITY OF THE USER WHO SHALL ASSUME ALL LIABILITY REGARDING THE FITNESS OF USE OF THE INFORMATION.

**KEEDYSVILLE**  
**ROUTE NUMBER INDEX MAP**  
**WASHINGTON COUNTY**  
**MARYLAND**

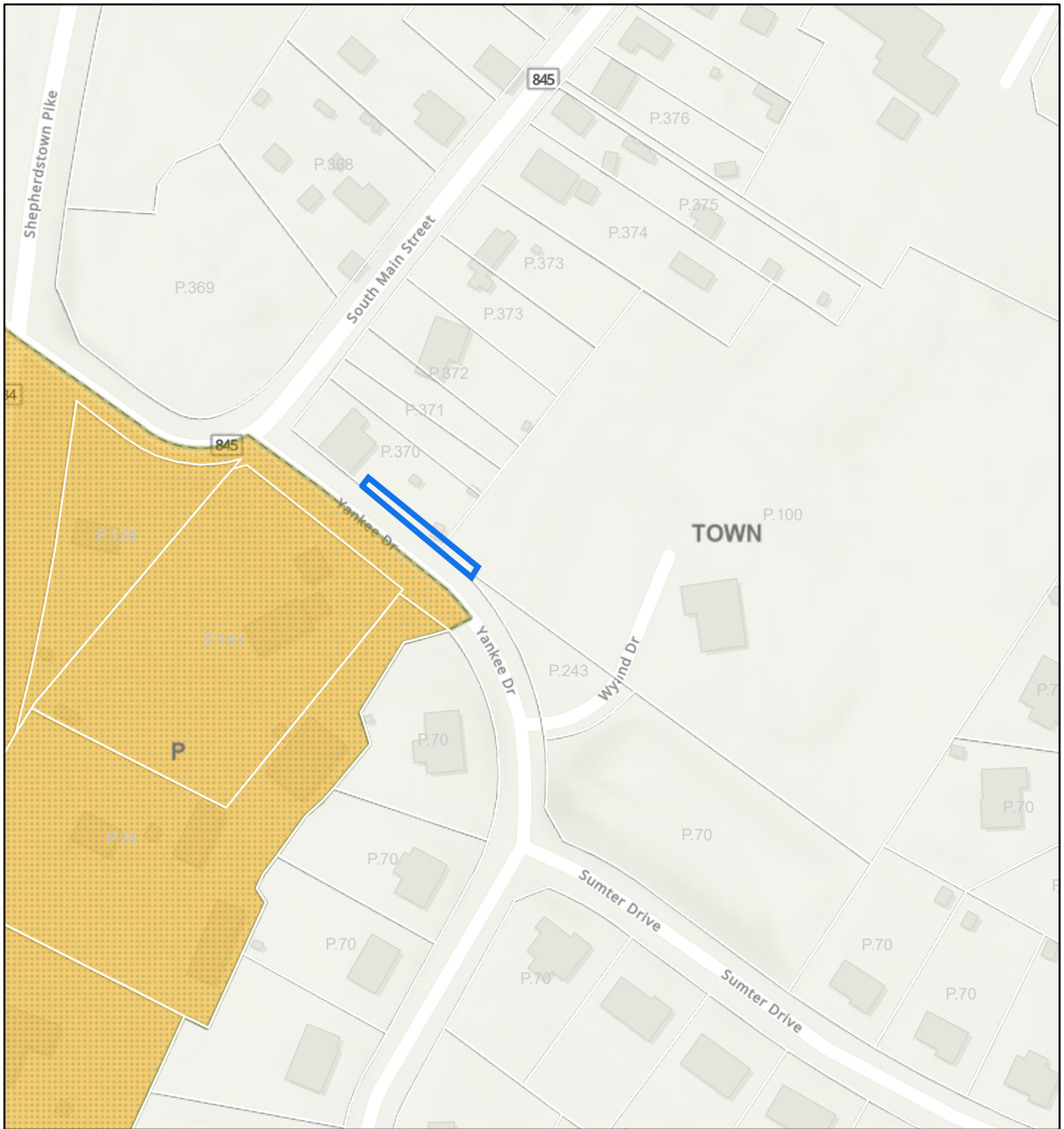
PREPARED BY THE  
**MARYLAND DEPARTMENT OF TRANSPORTATION**  
**STATE HIGHWAY ADMINISTRATION**

IN COOPERATION WITH THE  
**U.S. DEPARTMENT OF TRANSPORTATION**  
**FEDERAL HIGHWAY ADMINISTRATION**

PUBLISHED: 2024








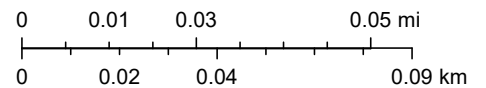
# Yankee Dr at South Main St



3/5/2025, 12:23:16 PM

1:2,257

-  Parcels
-  Municipal Parcels
-  Zoning Overlay
-  Preservation
-  Antietam Overlay 2

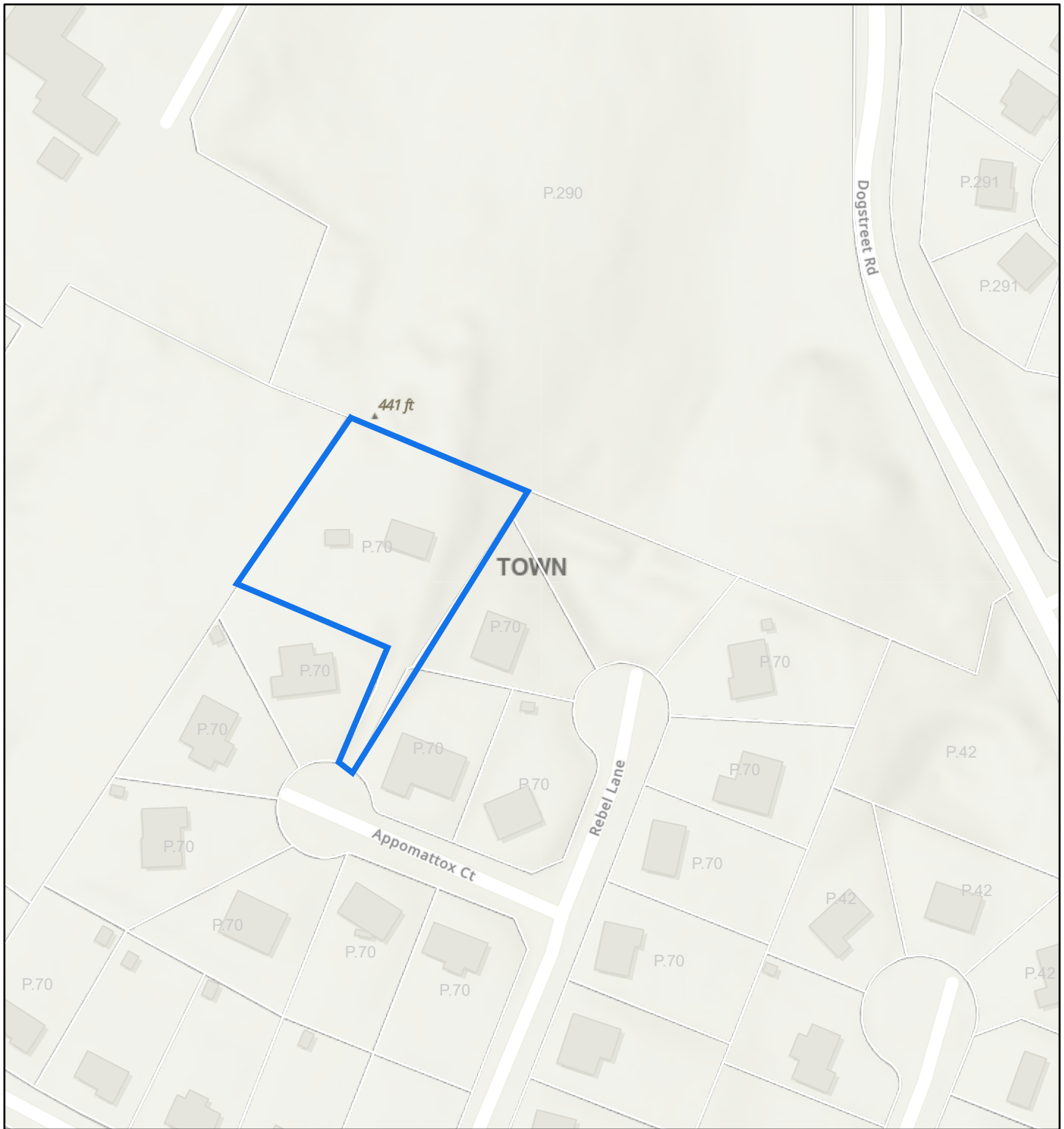


Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodatastyrelsen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Washington County, MD GIS

This map is provided for informational purposes ONLY. Data are not guaranteed by Washington County Maryland to be free of errors. Data should be verified through appropriate sources.

# 14 1/2 Appomattox Ct (Water Tower)



3/5/2025, 12:25:36 PM

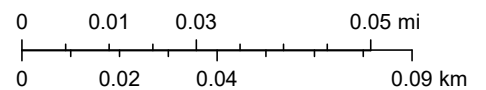
1:2,257

 Parcels

Parcels

Zoning

Municipal

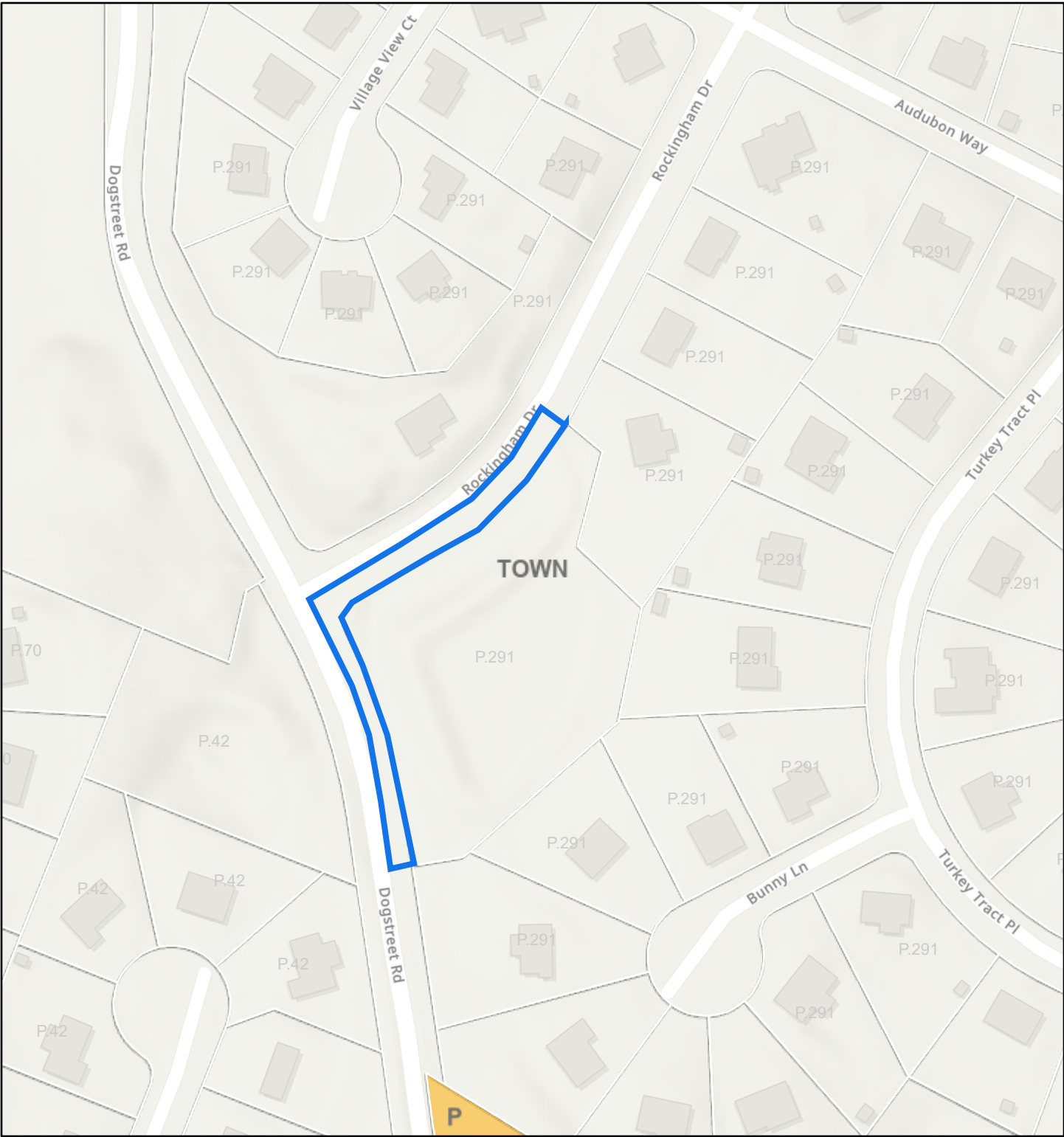


Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodastysreisen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Washington County, MD GIS

This map is provided for informational purposes ONLY. Data are not guaranteed by Washington County Maryland to be free of errors. Data should be verified through appropriate sources.

# Rockingham Dr at Dogstreet Rd



3/5/2025, 12:28:50 PM

1:2,257

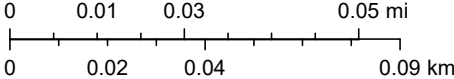
Parcels

Parcels

Zoning

Preservation

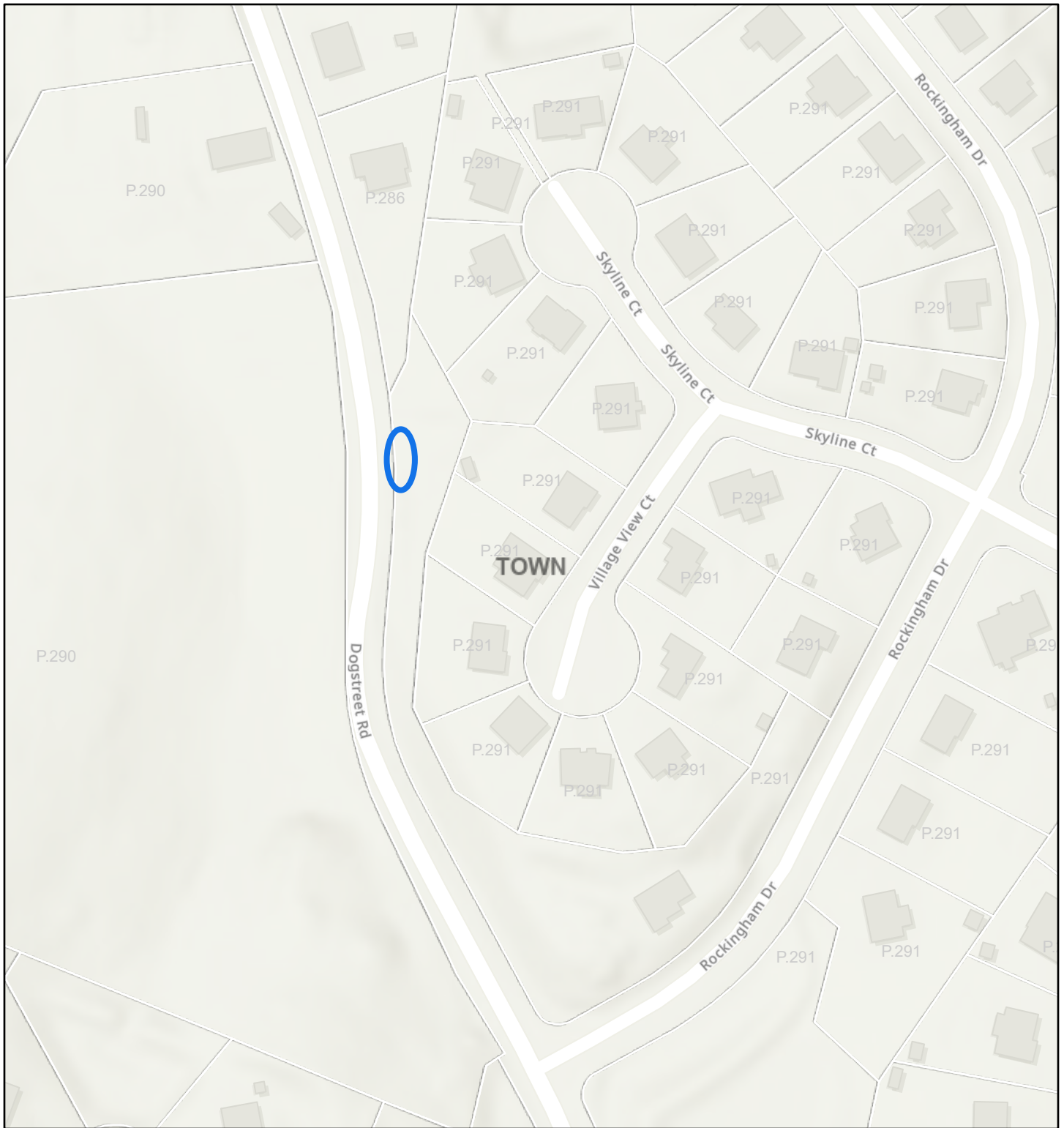
Municipal



Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodastystreisen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community



# Dogstreet Rd @ Hydrant and PRV Vault



3/6/2025, 11:01:21 AM

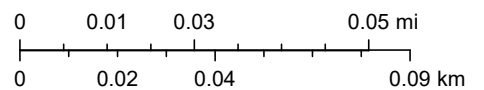
 Parcels

Parcels

Zoning

Municipal

1:2,257

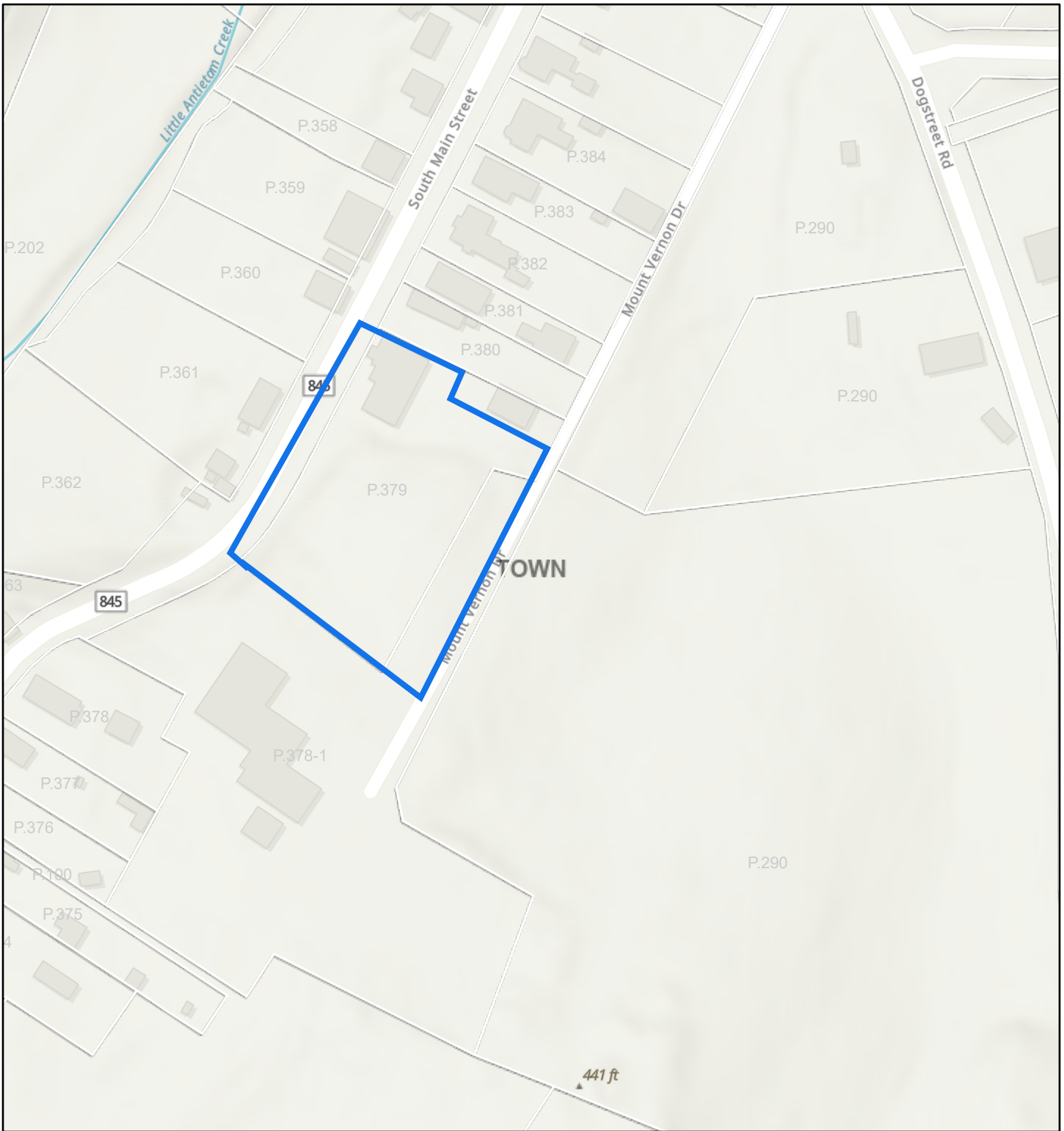


Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodastystreisen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Washington County, MD GIS

This map is provided for informational purposes ONLY. Data are not guaranteed by Washington County Maryland to be free of errors. Data should be verified through appropriate sources.

# 64 S Main St (Mt. Vernon Reformed Church)



3/5/2025, 12:31:29 PM

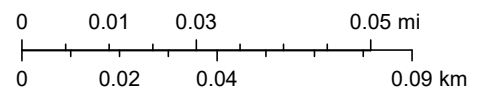
 Parcels

Parcels

Zoning

Municipal

1:2,257

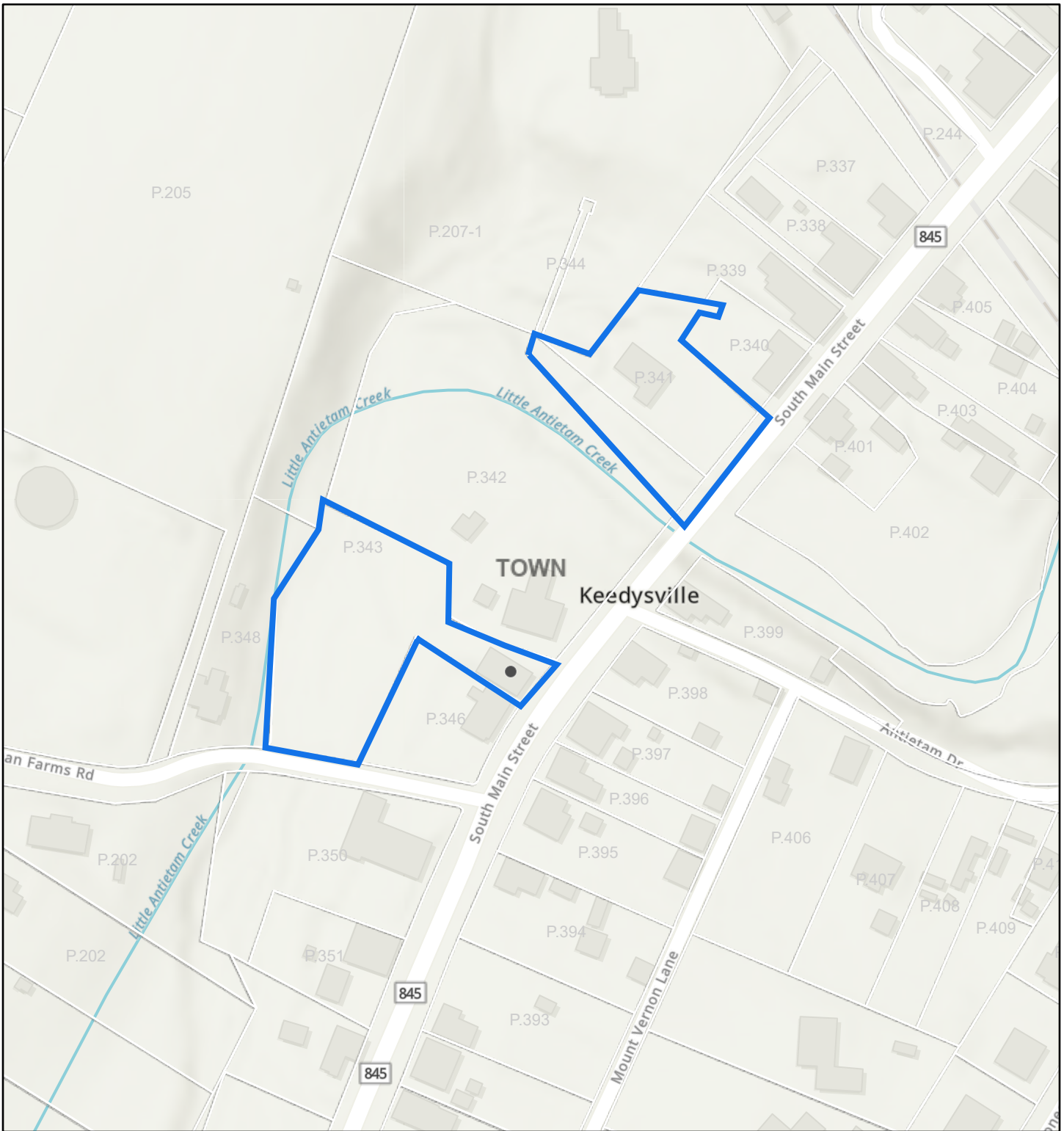


Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodatastyrelsen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Washington County, MD GIS

This map is provided for informational purposes ONLY. Data are not guaranteed by Washington County Maryland to be free of errors. Data should be verified through appropriate sources.

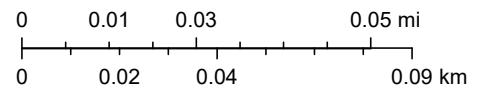
# 19 S Main St (Town Hall) & 15 S Main St



3/5/2025, 12:16:53 PM

1:2,257

Parcels



Parcels

Zoning

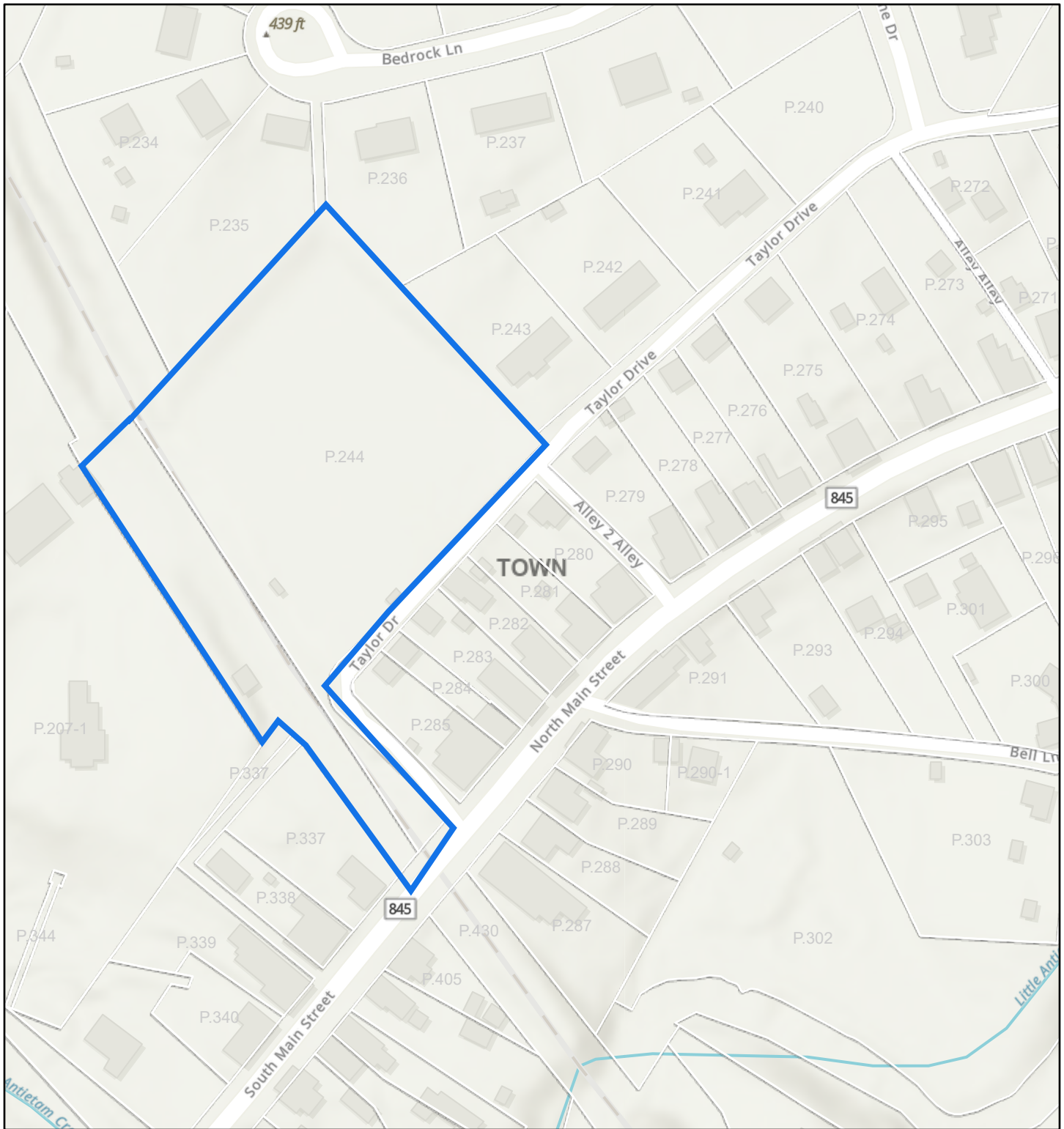
Municipal

Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodastysreisen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Washington County, MD GIS

This map is provided for informational purposes ONLY. Data are not guaranteed by Washington County Maryland to be free of errors. Data should be verified through appropriate sources.

# Parking Lot, Rail Bed, and Ball Field



3/5/2025, 12:35:07 PM

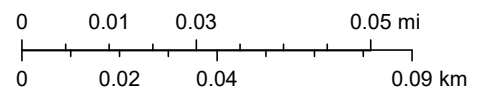
1:2,257

 Parcels

Parcels

Zoning

Municipal



Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodatastyrelsen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Washington County, MD GIS

This map is provided for informational purposes ONLY. Data are not guaranteed by Washington County Maryland to be free of errors. Data should be verified through appropriate sources.

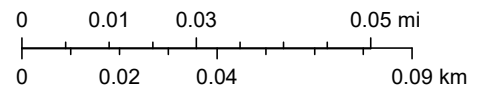
# Library, Field, and Taylor Park



3/5/2025, 12:39:46 PM

1:2,257

Parcels



Parcels

Zoning

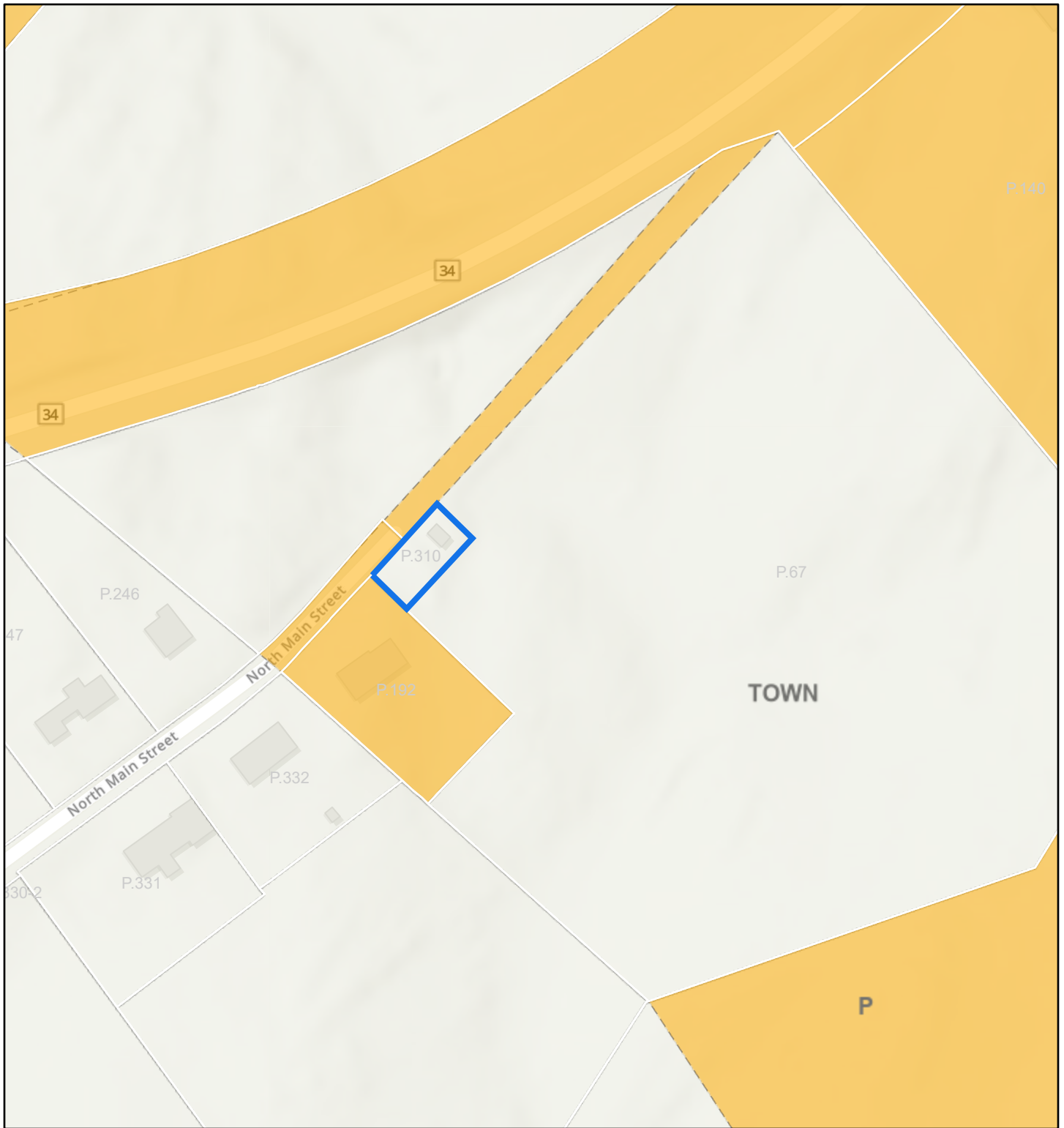
Municipal

Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodatastyrelsen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Washington County, MD GIS

This map is provided for informational purposes ONLY. Data are not guaranteed by Washington County Maryland to be free of errors. Data should be verified through appropriate sources.

# 120 N Main St (Booster Pump Station)



3/5/2025, 12:41:52 PM

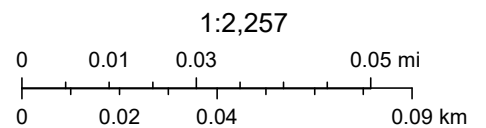
 Parcels

Parcels

Zoning

 Preservation

Municipal

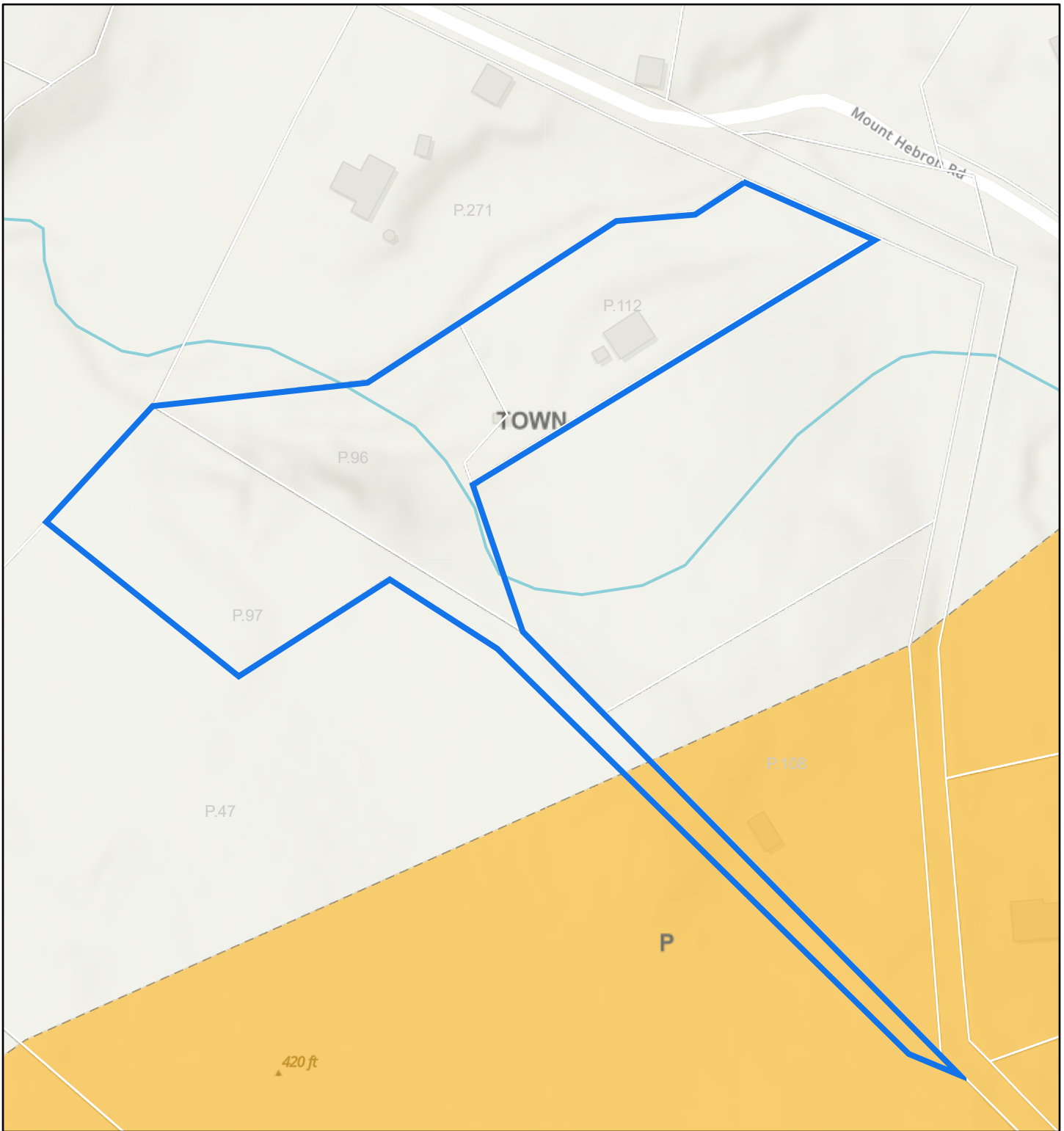


Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodatastyrelsen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Washington County, MD GIS

This map is provided for informational purposes ONLY. Data are not guaranteed by Washington County Maryland to be free of errors. Data should be verified through appropriate sources.

# 30 Mt. Hebron Rd



3/5/2025, 12:54:17 PM

 Parcels

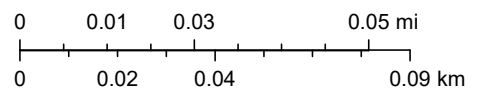
Parcels

Zoning

 Preservation

Municipal

1:2,257



Washington County Planning Department, Sources: Esri, Airbus DS, USGS, NGA, NASA, CGIAR, N Robinson, NCEAS, NLS, OS, NMA, Geodatastyrelsen, Rijkswaterstaat, GSA, Geoland, FEMA, Intermap and the GIS user community, Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, © OpenStreetMap contributors, and the GIS User Community

Washington County, MD GIS

This map is provided for informational purposes ONLY. Data are not guaranteed by Washington County Maryland to be free of errors. Data should be verified through appropriate sources.

**Keedysville 2025 Park Mowing**  
**BID APPLICATION**

Bidder shall fill in the information requested below in order for this bid to be accepted. Deliver in sealed envelope marked "**Park Mowing Bid**" to:

Town of Keedysville  
Attn: Lisa Riner, Town Administrator  
PO Box 359  
19 S Main St  
Keedysville, MD 21756

Bids will be received until **12:00pm on Tuesday, April 1, 2025**. Bids will be presented on basis of price per cut.

Bidders' Name and Address:

---

---

---

Bidder's FEIN # \_\_\_\_\_

Bidder's MD Contractor # \_\_\_\_\_

Name of Contact Person \_\_\_\_\_

Contact Person Phone # \_\_\_\_\_

Emergency Phone # \_\_\_\_\_

The following documents **must** be attached to the bid form:

1. Certificate of Insurance
2. Copy of Business License (if applicable)
3. Bid Sheet
4. List of available equipment



**Keedysville 2025 Park Mowing  
BID SHEET**

**Park Mowing Bid**

Bid should include all locations listed under Park Mowing in #13 above.

2025 Price per Cut \_\_\_\_\_

2026 Optional Automatic Renewal Price per Cut \_\_\_\_\_

2027 Optional Automatic Renewal Price per Cut \_\_\_\_\_

**Additional/Extra Work Bid**

2025 per Person/per Hour Price for additional work requested by the Town \_\_\_\_\_

2026 Optional Automatic Renewal  
per Person/per Hour Price for additional work requested by the Town \_\_\_\_\_

2027 Optional Automatic Renewal  
per Person/per Hour Price for additional work requested by the Town \_\_\_\_\_

*Nothing contained herein shall obligate the Town to renew the contract beyond **March 31, 2026.***

**Keedysville 2025 Park Mowing**  
**NOTICE OF AWARD AND ACCEPTANCE**

April 3, 2025

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Re: **2025 Park Mowing**

Dear \_\_\_\_\_:

This letter is to advise you that the Mayor and Council have accepted your proposed Bid to provide **2025 Park Mowing** services, as specified in the Grass Mowing Bid you submitted to the Town of Keedysville.

This letter is to advise you that you are to commence work in accordance with the plans, specifications and proposals submitted to the Mayor and Council for the time period of **April 3, 2025 through March 31, 2026**.

On or prior to the date of the commencement of the work, the Town of Keedysville **must** have your Certificates of Insurance reflecting that you have the Town named as a Loss Payee under your liability insurance policy and that you are carrying appropriate Workers' Compensation Insurance as required by the State of Maryland. In addition, you must provide the Town with proof that any sub-contractors that you are utilizing carry liability and Workers' Compensation Insurance and/or same are insured under your policies.

This letter, the Request for Bids for Park Mowing 2025 for the Town of Keedysville, and your submitted Bid, constitute the terms and conditions of the contract between you and the Town of Keedysville.

Please direct any questions and/or inquiries via mail to Lisa Riner, Town Administrator, Town Hall, PO Box 359, 19 S Main St, Keedysville, Maryland, 21756, via email to [townhall@keedysvillemd.com](mailto:townhall@keedysvillemd.com), or via phone to 301-432-5795.

Sincerely,  
Town of Keedysville, Maryland

\_\_\_\_\_  
Ken Lord, Mayor

\_\_\_\_\_  
Lisa Riner, Town Administrator

By signing below, you indicate acceptance of the award and the above terms and conditions.

\_\_\_\_\_  
Awarded Contractor Name, Company