



February 1, 2021

Smart engineering of roof,

walls, pavements and

waterproofing

Ms. Catherine Hannigan
Downers Grove Grade School District 58
1860 63rd Street
Downers Grove, Illinois 60516

Re: Bid Analysis and Contractor Recommendation
Pierce Downer Elementary School – 2021 Roofing Replacement Project
INSPEC Project No. 400724

Dear Ms. Hannigan:

At your direction, INSPEC prepared a full set of roof replacement documents and placed them out for bids on Monday, January 11, 2021. A total of twelve (12) contractors attended the prebid conference with seven (7) bids submitted and received by Downers Grove Grade School District 58 on Thursday, January 28, 2021.

The original low bidder for this project was OAKK Construction with a base bid of \$784,938 and an Alternate Add of 'TBD' which equates to a 'No Bid' entry. During the post bid contractor qualification with Maricela Ruiz from OAKK Construction, it was determined that they had made a critical mathematical error within their Bid and requested to withdraw. A letter of their withdrawal request is attached.

The next apparent low bidder for this project then becomes Elens & Maichin Roofing & Sheet Metal, Inc. with a base bid of \$1,189,720; this Base Bid number also includes a Monetary Allowance of \$50,000 for latent conditions and a Material Contingency Allowance equal to \$30,160. The Alternate Add for the interior chimney demolition within the boiler room is an additional \$14,130. The Alternate Add amounts does not include any allowances.

INSPEC has reviewed the project scope and submitted bid amounts with Mr. Luke Duffy, Vice President at Elens & Maichin Roofing & Sheet Metal, Inc. and he has stated that they are comfortable with their bid submission. A letter of their confirmation is attached. INSPEC also has experience working with and finds no reason not to award to them as the lowest responsible bidder.

Therefore, it is our recommendation that the Base Bid and the Alternate Add as submitted for a total contract sum of \$1,203,850.00 be awarded to Elens & Maichin Roofing & Sheet Metal, Inc. The preceding recommendation represents our interpretation and understanding of the bids submitted.

INSPEC will await your direction for the final award of this project. Upon acceptance by the School Board, INSPEC will prepare an AIA contract for signatures and begin the preconstruction process.

8618 West Catalpa
Suite 1109-1110
Chicago, IL 60656
Ph. 773-444-0206
Fax. 773-444-0221

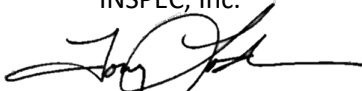
Chicago

Milwaukee

Minneapolis

If you have any further questions or comments regarding the bids or our recommendation, please do not hesitate to contact me directly.

Sincerely,
INSPEC, Inc.

A handwritten signature in black ink, appearing to read 'Tony Loden', with a long horizontal flourish extending to the right.

Tony Loden, CCS
Senior Building Envelope Consultant

Enclosures:

Printed Bid Tabulation Sheet
OAKK Construction Withdrawal Letter
Elens & Maichin Bid Affirmation Letter

**SD58 | PIERCE DOWNER ELEMENTARY SCHOOL
2021 Roofing Removal and Replacement Project
INSPEC Project No. 400724
BID TABULATION SHEET**

PLAN HOLDERS FOR ROOFING:

	A-1 Roofing	Adler Roofing	Bennett & Brosseau	Elens & Maichin Roofing	F&G Roofing	L Marshall Roofing
SUBMITTALS						
Bid Bond	10%	10%	10%	10%	10%	
Enclosures	signed and notarized	signed and notarized	signed and notarized	signed and notarized	signed and notarized	
Acknowledge Addenda Number:	1 & 2	1 & 2	1 & 2	1 & 2	1 & 2	
SUBMITTED BIDS						
BASE BID ⁽¹⁾ : Roofing Replacement	\$1,586,000.00	\$1,363,700.00	\$1,495,300.00	\$1,189,720.00	\$1,374,000.00	No Bid
ALTERNATE ADD: Demo of remaining Chimney	\$21,000.00	\$6,780.00	\$20,000.00	\$14,130.00	\$19,690.00	

⁽¹⁾ BASE BID includes a Monetary Contingency Allowance in the amount of \$40,000.00 + Material Contingency Allowance of 150 brick masonry veneer units, 1000 SF of gypsum deck repair, 300 SF of Steel Deck replacement, 250 LF of 2x6 wood blocking replacement, and 75 'Unit' of low fill material + a Masonry Color Treatment Allowance in the amount of \$10,000.00

PLAN HOLDERS FOR ROOFING:

	Oakk Construction	Ogni Group	Premier Contractors	Proven Roofing	Riddiford Roofing	Showalter Roofing
SUBMITTALS						
Bid Bond	10%		Cashiers Check Copy, no original			
Enclosures	signed and notarized		signed and notarized			
Acknowledge Addenda Number:						
SUBMITTED BIDS						
BASE BID ⁽¹⁾ : Roofing Replacement	\$784,938.00	No Bid	\$999,999.00	No Bid	No Bid	No Bid
ALTERNATE ADD: Demo of remaining Chimney	TBD		\$5,520.00			

BID WITHDRAWN

DISQUALIFIED NO BID BOND

OAKK CONSTRUCTION CO., INC.

7742 W. 61st Place
Summit, IL 60501

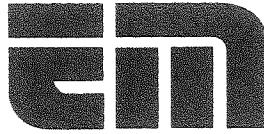
Telephone 708 / 594-9363
Fax 708 / 594-9365

Ms. Catherine Hannigan
Downers Grove Grade School District 58
1860 63rd Street
Downers Grove, Illinois 60516

O.A.K.K. Construction Co., Inc has reviewed our submitted Base Bid of \$784,938.00 and the Alternate Add 1 of 'TBD/NO BID' and we confirm that it included a critical mathematical error and missed items within the scope of work that was identified in the Project Documents (specifications, drawings, and addenda) for the 2021 Roof Replacement at Pierce Downer Elementary School. We respectfully request to withdraw from the Bidding at this time and do not wish to pursue a contract with Downers Grove Grade School District 58.



Alex Nitchoff
President
O.A.K.K. Construction Co., Inc



ELENS & MAICHIN ROOFING & SHEET METAL, INC.

1621 Manhattan Road - P.O. Box 877
Joliet, Illinois 60434
Ph. (815) 727-2689 Fax (815) 727-2967
State of IL License #104-000674

January 29, 2021

Ms. Catherine Hannigan
Downers Grove Grade School District 58
1860 63rd Street
Downers Grove, Illinois 60516

Re: 2021 Roof Replacement at Pierce Downer Elementary School

Dear Mr. Hannigan

Elens & Maichin Roofing & Sheet Metal, Inc. has reviewed our submitted Base Bid of \$1,189,720.00 and the Alternate Add of \$14,130.00 and we confirm that it includes the complete scope of work that was identified in the Project Documents (specifications, drawings and addenda) and all allowances for the 2021 Roof Replacement at Pierce Downer Elementary School. We are ready to begin work on Wednesday, June 9, 2021 and shall achieve Substantial Completion no later than Saturday, August 14, 2021. We also understand this is a prevailing wage project and will be providing certified payrolls as required. Elens & Maichin Roofing & Sheet Metal, Inc. is prepared to enter into a contract with Downers Grove Grade School District 58.

If you have any questions, please feel free to contact me at (815) 727-2689.

Sincerely,

A handwritten signature in black ink that reads "Luke Duffy". The signature is written in a cursive, flowing style.

Luke Duffy
Vice-President
ELENS & MAICHIN ROOFING & SHEET METAL, INC.

LD/cs