DIXON PUBLIC SCHOOLS #170

"A Place to Grow"

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Margo Empen, Superintendent
Doug Stansford, Asst. Superintendent
Marc Campbell, Business Manager

Date: November 19, 2025
To: Board of Education Members
From: Margo Empen, Superintendent & Marc Campbell, Chief School Business Official
RE: DHS Door Bid Approval – 10-Year HLS Review

In accordance with board of Education Policy 4:150 Facility Management and Building Programs a designee of the Superintendent shall facilitate compliance with the 10-year safety survey process required by School Code. The local school board, guided by The Local Government Professional Services Section Act Section 50 ILCS 510/0.01, is required to hire a licensed design professional to assist the district in correcting the violations using the school building code known as "Health/Life Safety Code for Public Schools," Part 180.

In May 2025, the Board approved the 10-Year HLS Review conducted by Bray Architects and the District began the process of updating District facilities to compliance. In the summer of 2026, the plan calls for the completion of three areas of compliance:

1) Replacement of DHS Doors and Frames
2) Replacement of sections of the DHS roof
3) HVAC control upgrades across the District.

In October, the District conducted a contract bid for the replacement of the doors at DHS. These are designated on the 10-Year HLS Review as replacement of the door and hardware of room 133 & 134 and replace the doors and frame of door B03 with an estimated cost of $39,600.

Below is a summary of the five bidding contractors.

COMPANY NAME	BID $	ADDENDUM 1-2	PREVAILING WAGE
ABS CHICAGO	$37,400.00	X	X
D.H.PACE	$41,773.00	X	X
GEHRKE CONSTRUCTION	$45,311.00	X	X
WINTER CONSTRUCTION	$47,500.00	X	X
L AND L BUILDERS	$47,530.00	X	

Upon review of the submitted bids, ABS Chicago is the lowest qualified bidder. This work will be scheduled to be completed in the summer of 2026 and paid for using Health Life Safety funds.

It is the recommendation of District Administration to approve the bid by ABS Chicago, as presented.

COMPANY NAME	CONTACT NAME	CONTACT EMAIL	CONTACT PHONE NUMBER	BID $	ADDENDUM 1-2	PREVAILING WAGE
ABS CHICAGO	TONY CALEBRESE	tcalabrese@abschicago.com	847-833-2247	$37,400.00	X	X
D.H.PACE	SAM VENEGAS	sam.venegas@dhpace.com	847-502-5561	$41,773.00	X	X
GEHRKE CONSTRUCTION	IAN HUBIK	ihubk@gehrkeconstruction.com	815-895-9116	$45,311.00	X	X
WINTER CONSTRUCTION	MIKE McINTYRE	mmcintyre@winterconstruction.com	815-235-1234 EXT 304	$47,500.00	X	X
L AND L BUILDERS	AUBREY DANIELSON	admin@llbuilders.net	815-633-1773 ext 101	$47,530.00	X	
SECURITY BUILDERS	MIKE HODGE	mike.hodge@sec-sbs.com	815-914-0350	$0.00		
TILESIN STYLE	SAMSHAK	sam@tilesinstyle.com	630-635-7404	$0.00		
CONSTRUCT CONNECT	ERIC GREENE	Eric.Greene@construct connect.com	513-458-8636			
DELTEK PUBLIC RECORDS	PATRICIA MANARIN	publicrecords@deltek.com	no # given			

Exhibit B: Anticipated 10-HLS Survey Work List - Summer 2026

	DIXON HIGH SCHOOL 10 YEAR HLS BRAY ARCHITECTS 2025	PRIORITY	10.00%			
ITEM #	**ITEM DESCRIPTION**		**EST. COSTS**	**ACTUAL COSTS**	**CONTRACTOR**	**TIMEFRAME**
5	Replace Choral room 133 doorand hardware	B	$14,400.00	$13,509.00	BID 12/2025	SUMMER 2026
7	Replace Band Room 134 door and hardware	B	$14,400.00	$13,509.00	BID 12/2025	SUMMER 2026
18	Replace doors and frame, Custodian B03	B	$10,800.00	$10,406.00	BID 12/2025	SUMMER 2026
19	Replace roof at Band and Choral area	B	$125,000.00	$125,000.00	BID 12/2025	SUMMER 2026
20	Replace roof at Entry door 23	B	$22,800.00	$22,800.00	BID 12/2025	SUMMER 2026
	TOTAL COST OF "B" PRIORITIES 2026 SUMMER WORK		**$187,400.00**	**$185,224.00**		
	TOTAL ALL WORK DHS		$187,400.00	$185,224.00		
22	**10% Contingency**		$18,740.00	$18,522.40		
23	**10% A-E Fees**		$18,740.00	$18,522.40		
	TOTAL		**$224,880.00**	**$222,268.80**		

	RMS					
10	Replace interior, sticking locker room door	B	$4,300.00	$4,300.00	BID 12/2025	SUMMER 2026
11	Repair or replace HVAC controls	B	$97,500.00	$40,000.00	PELICAN / ECSI	SUMMER 2026
	10% Contingency		$10,180.00	$4,430.00		
	10% A-E Fees		$10,180.00	$4,430.00		
	TOTAL		**$122,160.00**	**$53,160.00**		

	MADISON					
4	Repair resin flooring at Boys Restroom 53	B	$9,800.00	$9,800.00	BOSS FLOORING	SUMMER 2026
7	Repair or replace HVAC controls	B	$97,500.00	$40,000.00	PELICAN / ECSI	SUMMER 2026
	10% Contingency		$10,730.00	$4,980.00		
	10% A-E Fees		$10,730.00	$4,980.00		
	TOTAL		**$128,760.00**	**$59,760.00**		