

227 N. Fourth Street
Geneva, Illinois 60134
630/463-3000
630/463-3020
Fax: 630/463-3029



Scott K. Ney
Director, Facility Operations

**Community Unit
School District 304**

TO: Dr. Kent Mutchler
FROM: Scott Ney
RE: 2020-21 Roof Repairs Bid – Multiple Schools
DATE: April 20, 2020

Bids were publicly posted on Friday, March 27, 2020 in the Daily Herald.

On April 17, 2020 at 1:00 pm, bids were opened and read aloud for the 2020-21 Roof Repairs Bid.

Four (4) bidders responded. The results are shown below. The low bidder is highlighted.

The contractors submitting bids were:

A-1 Roofing Company – Elk Grove Village, IL
Bennett & Brosseau Roofing, Inc. – Romeoville, IL
L. Marshall Roofing and Sheet Metal, Inc. – Glenview, IL
Malcor Roofing of Illinois, Inc. – St. Charles, IL

Results are as follows:

Contractor	Addenda	Bid Bond	Base Bid #1 GHS	Base Bid #2 HSS	Alt. #1 Roof Repairs GMSS	Alt #2 Roof Repairs HES	Alt #3 Roof Repairs WAS	Alt #4 Roof Repairs MCS	Total
A-1 Roofing	X	X	\$446,100	\$159,600	\$73,550	\$25,050	\$28,320	\$25,500	\$758,120
Bennett & Brosseau	X	X	\$423,900	\$79,700	\$59,700	No bid	\$25,000	No bid	\$588,300
L. Marshall		X	\$438,000	\$178,000	\$78,000	\$28,000	\$38,000	\$18,000	\$778,000
Malcor Roofing	X	X	\$323,000	\$93,800	\$37,400	\$22,500	\$17,500	\$24,000	\$518,200

It is my recommendation that Malcor Roofing of IL., Inc. be awarded the 2020 Roof Repairs contract including Base Bid #1 (GHS) for \$323,000.00, Base Bid #2 (HSS) for \$93,800, Alternate #1 (GMSS) for \$37,400, Alternate #2 (HES) for \$22,500, Alternate #3 (WAS) for \$17,500 and Alternate #4 (MCS) for \$24,000. This will also include a 5% construction contingency as recommended by STR-SEG Building Resources LLC. The contingency amount of \$25,910 brings the total project cost to \$544,110.00.



STR BUILDING RESOURCES LLC
2015 S. ARLINGTON HEIGHTS ROAD, SUITE 108
ARLINGTON HEIGHTS, IL 60005

T 262.253.4700
www.str-seg.com

April 20, 2020

Mr. Scott Ney
Geneva Community Unit School District 304
227 N. Fourth Street
Geneva, IL 60134

Dear Mr. Ney:

At your direction, STR Building Resources LLC (STR-SEG) prepared a full set of roof replacement documents and placed them out for bids on March 31, 2020. A non-mandatory pre-bid conference call was held on April 6, 2020. Four bids were submitted and received by the Geneva Community Unit School District 304 on April 17, 2020.

The apparent low bidder for the Base Bid is Malcor Roofing of Illinois, Inc with a bid amount of Base Bid 1: \$323,000.00, Base Bid 2: 93,800.00, Alt. 1: \$37,400.00, Alt. 2: \$22,500.00, Alt. 3: \$17,500.00 and Alt. 4: \$24,000.00.

STR-SEG has reviewed the project scope and submitted bid amounts with Jason Doran, Project Manager of Malcor Roofing of Illinois, Inc. and they have stated that they are comfortable with their bid submission. A letter of bid verification is forthcoming.

It is the recommendation of STR-SEG that Geneva Community Unit School District 304 award the two Base Bids totaling \$416,800.00 and the four Alternates totaling \$101,400.00 to Malcor Roofing of Illinois, Inc.

At your direction, STR-SEG will prepare an AIA contract for signatures and begin the pre-construction process.

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

Sincerely,
STR Building Resources LLC

A handwritten signature in black ink, appearing to read 'Chris Shields'.

Chris Shields
Project Manager

Cc: Colby Lewis, STR Partners
Mike Leonard, STRBR

Attachments: Bid Tabulation Form
Contractor Bid Verification Letter

BID TABULATION FORM

GENEVA CUSD 304

'A HIGH, GENEVA MIDDLE, HARRISON STREET, WESTERN AVENUE, MILL CREEK and HEARTLAND ELEMENTARY SC'

2020 ROOFING REPAIRS

STRBR #14889

	A-1 Roofing	Bee Liner Lean Svs	Bennett&Brosseau	Combined Roofing	DCG Roofing	Elens & Maichin	L. Marshall	LMC Construction	Malcor Roofing	Olsson Roofing	Ridgeworth Roofing
BASE BIDS											
Base Bid No. 1: Geneva High School	\$446,100.00	NO BID	\$423,900.00	NO BID	NO BID	NO BID	\$438,000.00	NO BID	\$323,000.00	NO BID	NO BID
Base Bid No. 2: Harrison Street ES	\$159,600.00		\$79,700.00				\$178,000.00		\$93,800.00		
ALTERNATES											
Alt No. 1: Roof Repairs-Geneva MS South	\$73,550.00		\$59,700.00				\$78,000.00		\$37,400.00		
Alt No. 2: Roof Repairs-Heartland ES	\$25,050.00		No Bid				\$28,000.00		\$22,500.00		
Alt No. 2: Roof Repairs-Western Ave ES	\$28,320.00		\$25,000.00				\$38,000.00		\$17,500.00		
Alt No. 4: Roof Repairs-Mill Creek ES	\$25,500.00		No Bid				\$18,000.00		\$24,000.00		
UNIT PRICES											
Repair steel roof deck/SF	\$6.00		\$5.00				\$15.00		\$7.52		
Replace gypsum roof deck/SF	\$35.00		\$30.00				\$40.00		\$43.00		
Repair gypsum or concrete roof deck/SF	\$14.00		\$15.00				\$30.00		\$33.00		
Replace 3/4-in plywood sheathing/4x8 sheet/SF	\$90.00		\$5.00				\$208.00		\$125.00		
Replace 2x4 or 2x6 wood nailers/blocking/LF	\$8.01		\$6.00				\$6.50		\$2.75		
Replace 2.0-in polyisocyanurate insulation/SF	\$2.00		\$2.50				\$3.50		\$1.50		
Replace tapered polyisocyanurate insulation/BF	\$2.00		\$4.00				\$2.50		\$1.75		
CHANGES TO THE WORK											
Overhead/profit on net cost of own Work/%	15%		30%				20%		15%		
On cost of Work by any Subcontractor/%	10%		10%				15%		10%		
BID SUBMITTALS											
Acknowledge Addenda Y/N	Yes		Yes						Yes		
Completed Certification Forms			Yes						Yes		
Alternates Form			Yes								
Proposed Subcontractors Form	Yes		No				Yes		Yes		
Current Rate Sheet			Yes								
Bid Bond	Yes		Yes				Yes		Yes		

MALCOR ROOFING OF ILLINOIS, INC.

A Roof For Every Type of Building

Date: 4/19/20

To: STR-SEG

Attention: Chris Shields

RE: Geneva School District 304

Malcor Roofing of Illinois, Inc has reviewed project scope of work specified by STR-SEG Building Resources and agrees to complete all work specified by STR-SEG included bidding documents and by addendum. As the low bidder for below scope of work.

SCOPE REVIEW

Roofing Repairs at Geneva H.S. As identified on the drawings, One roof area with new thru-wall flashing RA7.

Roof Coating and Repairs at Harrison ES As identified on the drawings.

Alternate 1 Roofing Repairs at Geneva M.S.S. As identified on the drawings, One wall with new thru-wall flashing RA14.

Alternate 2 Roofing Repairs at Heartland E.S. As identified on the drawings.

Alternate 3 Roofing Repairs at Western Ave. E.S. As identified on the drawings.

Alternate 4 Roofing Repairs at Mill Creek E.S. As identified on the drawings.

Thank you for the opportunity to work with you on this project. If you have any questions please feel free to call or email.

Jason Doran

Malcor Roofing of Illinois, Inc.