

# Memo



**To:** Dr. Karla Guseman  
**CC:** Board of Education  
**From:** Dr. Ilandus Hampton  
**Date:** December 16, 2025  
**Re:** Joliet West HS Phase 3; Locker Room Renovation, North Gym Re-Roof and Area D Re-Roof

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The district received electronic sealed bids on November 20, 2025, @10:00a.m. After scope and review, Gilbane is recommending the following bids to include Alternate 1 (see attachments):

**Package Description Bidder Low Bid**

02B Demolition Work USD, LLC \$ 574,000.00  
03B Building and Site Concrete Work Schaeffges Brothers, Inc. \$ 113,700.00  
04B Masonry Work Ramcorp, Inc. \$ 677,860.00  
05B Structural & Miscellaneous Steel Work K&K Iron Works, LLC \$ 179,849.00  
06C Carpentry Work SMC Construction Services \$ 1,446,826.00  
07B Roofing Work F&G Roofing Company, LLC \$ 1,664,683.00  
08B Glass and Glazing Work IG Commercial \$ 176,600.00  
09F Drywall & Framing Work L.J. Morse Construction Company \$ 664,600.00  
09G Resilient Flooring Work Consolidated Flooring of Chicago \$ 176,400.00  
09H Painting Work Cosgrove Construction Inc. \$ 138,625.00  
09I Tile Flooring and Wall Tile Work Premier Tile & Stone \$ 296,700.00  
09J Epoxy Resinous Flooring CCI Flooring Inc. \$ 203,600.00  
21B Fire Protection Work United States Alliance Fire Protection \$ 156,479.00  
22B Plumbing Work John's Service & Sales Inc. \$ 595,522.00  
23B HVAC and Controls Work Amber Mechanical Contractors, Inc. \$ 1,195,000.00  
26B Electrical And Fire Alarm Work CSN Electric LLC \$ 1,307,376.00  
**Total Base Bid \$ 9,567,820.00**

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**ALTERNATE BID 1, AREA D SCAB ONTO EXISTING FOOTINGS:**

02B Demolition Work USD, LLC \$8,000.00

03B Building and Site Concrete Work Schafges Brothers, Inc. \$28,000.00

04B Masonry Work Ramcorp, Inc. \$6,110.00

**Total Recommended Award Alternate 1 \$42,110.00**

**Total Award Including Alternate 1: \$9,609,930**

Total estimated budget was \$11,278,390.00; \$1,668,460.00 under budget.

The administration recommends the Board of Education approve the recommended bid results at presented.

If you have any questions, please contact me at your convenience.

Thank you.