



# City of Joliet

## Public Assets Committee

### Meeting Agenda

Committee Members  
Councilwoman Suzanna Ibarra, Chairperson  
Councilman Cesar Cardenas  
Councilwoman Sherri Reardon

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**Monday, October 21, 2024**

**8:30 AM**

**City Hall, Executive Conference  
Room**

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Citizens who are unable to attend the meeting can email comments in advance of the meeting to [publiccomment@joliet.gov](mailto:publiccomment@joliet.gov).

#### **ROLL CALL**

#### **APPROVAL OF MINUTES**

Public Assets Committee Meeting Minutes 8-19-24

**Attachments:** [Public Assets Committee Meeting Minutes 08-19-24.pdf](#)

#### **CITIZENS TO BE HEARD ON AGENDA ITEMS**

This section is for anyone wanting to speak regarding agenda items and are allowed a maximum of 4 minutes. It is not a question and answer period and staff, and the Committee members do not generally respond to public comments. The City Clerk has a copy of the public speaking procedures; please note, speakers who engage in conduct injurious to the harmony of the meeting shall be called to order by the Presiding Officer and may forfeit the opportunity to speak.

#### **AGENDA ITEMS**

Award of Contract for the Roofing Envelope Replacement at the Joliet Area Historical Museum to Adler Roofing and Sheet Metal Inc. in the Amount of \$107,400.00

Recommendation to Approve the Professional Services, Purchase, and Installation of Joliet Union Station Grand Ballroom Ceiling Painting Project to Cosgrove Construction Inc in the Amount of \$67,625.00

**Attachments:** [City of Joliet Hoss Decorating.docx](#)  
[Joliet Ballroom Proposal M3.docx](#)  
[CCF09182024.pdf](#)

Recommendation to Approve the Professional Services, Purchase, and Installation of a Weil McLain Boiler for Union Station to Anchor Mechanical Inc. in the Amount of \$62,769.10

**Attachments:** [City of Joliet Weil McLain Boiler and Power Flame Burner Install 101624.pdf](#)  
[estimate.pdf](#)  
[Sendra Union Boiler.pdf](#)

## **NEW OR OLD BUSINESS - NOT FOR FINAL ACTION OR RECOMMENDATION**

### **PUBLIC COMMENT**

This section is for anyone wanting to speak regarding non-agenda items and are allowed a maximum of 4 minutes. It is not a question and answer period and staff, and the Committee members do not generally respond to public comments. The City Clerk has a copy of the public speaking procedures; please note, speakers who engage in conduct injurious to the harmony of the meeting shall be called to order by the Presiding Officer and may forfeit the opportunity to speak.

### **ADJOURNMENT**

This meeting will be held in an accessible location. If you need a reasonable accommodation, please contact The City Clerk Office, 150 West Jefferson Street, Joliet, Illinois 60432 at (815) 724-3780.



# City of Joliet

150 West Jefferson Street  
Joliet, IL 60432

## Memo

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**File #:** TMP-7824

**Agenda Date:** 10/21/2024

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# City of Joliet

150 West Jefferson Street  
Joliet, IL 60432



## Meeting Minutes - Pending Approval

Monday, August 19, 2024

8:30 AM

City Hall, Executive Conference Room

### Public Assets Committee

*Committee Members*

*Councilwoman Suzanna Ibarra, Chairperson*

*Councilman Cesar Cardenas*

*Councilwoman Sherri Reardon*

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Citizens who are unable to attend the meeting can email comments in advance of the meeting to [publiccomment@joliet.gov](mailto:publiccomment@joliet.gov).

## ROLL CALL

**Present** Councilman Cesar Cardenas, Councilwoman Suzanna Ibarra and Councilwoman Sherri Reardon

ALSO PRESENT: Facilities Management Director Blaine Kline and Operating Engineer Brent Fraser

CEO of Joliet Area Historical Museum Greg Peerbolte arrived at approximately 8:35 a.m.

## APPROVAL OF MINUTES

**Public Assets Committee Meeting Minutes - 7/15/24**

[ID-1815-20](#)

Attachments: [Public Assets Committee Meeting Minutes 07-15-24.pdf](#)

A motion was made by Councilwoman Sherri Reardon, seconded by Councilman Cesar Cardenas, to approve Public Assets Committee Meeting Minutes - 7/15/24. The motion carried by the following vote:

**Aye:** Councilman Cardenas, Councilwoman Ibarra and Councilwoman Reardon

## CITIZENS TO BE HEARD ON AGENDA ITEMS

None

## AGENDA ITEMS

### Museum Update

The museum update was the last agenda item and began at approximately 8:40 a.m.

Councilwoman Ibarra thanked CEO of Joliet Area Historical Museum Greg Peerbolte for attending the meeting.

Mr. Peerbolte thanked the Committee Members, Facilities Management Director Blaine Kline, and Operating Engineer Brent Fraser for the air conditioning at the Joliet Area Historical Museum.

Mr. Peerbolte provided an extensive overview of the Old Joliet Prison's Blues Brothers Con 2024 and thanked the Committee members, Mr. Kline, Mr. Fraser, Joliet Police Department, and Joliet Roadways for their support of the event. Committee members congratulated Mr. Peerbolte.

Mr. Peerbolte asked if there were any questions about Blues Brothers Con or other museum properties. Councilman Cardenas highlighted the attendance, food vendor lines, food vendor options, and his overall experience at the Blues Brothers Con 2024. Mr. Peerbolte attributed

the event's smooth operations to Monica Bibian and his team. Councilwoman Reardon explained Mr. Peerbolte answered her question about food and highlighted her experience at last year's Blues Brothers Con. Councilwoman Ibarra inquired if merchandise was still available at the museum. Mr. Peerbolte responded yes.

At the request of Mr. Fraser, Mr. Peerbolte described upcoming events, including rooftop summer music series at the Joliet Area Historical Museum, Old Joliet Prison tours, Martin & Emma Planinsek Grocey and Meat Market Museum Grape Harvest Festival, and possible programs at the Joliet Railroad Museum.

At the request of Councilwoman Ibarra, a brief discussion was held about relocating a City of Joliet train located on the Splash Station property.

### **Slammers Update**

None

**Award of Contract for the Roofing Envelope Replacement for Union Station to Adler Roofing and Sheet Metal Inc. in the Amount of \$167,720.00** [ID-1816-20](#)

Mr. Kline briefly discussed the bids received and the Historic Union Station roof.

There were no questions from the Committee Members.

A motion was made by Councilman Cesar Cardenas, seconded by Councilwoman Sherri Reardon, to approve Award of Contract for the Roofing Envelope Replacement for Union Station to Adler Roofing and Sheet Metal Inc. in the Amount of \$167,720.00. The motion carried by the following vote:

**Aye:** Councilman Cardenas, Councilwoman Ibarra and Councilwoman Reardon

**Recommendation to Approve the Professional Services, Purchase, and Installation for the Bicentennial Park HVAC Unit Replacement to Johansen & Anderson in the Amount of \$62,895.00** [ID-1817-20](#)

Attachments: [Bicentennial Park 71724.pdf](#)

Mr. Kline briefly discussed the condensing units at Bicentennial Park and the quotes received.

Councilman Cardenas inquired about the age of the unit. Mr. Kline responded 20 years and at its end of life.

Councilwoman Ibarra highlighted the contract amount came in under budget and complimented Mr. Fraser. In response, Mr. Fraser explained the Department's attempt to bring items to Committees and Council at or under budget.

Councilwoman Reardon described Mr. Fraser as succeeding.

A motion was made by Councilman Cesar Cardenas, seconded by Councilwoman Sherri Reardon, to approve Recommendation to Approve the Professional Services, Purchase, and Installation for the Bicentennial Park HVAC Unit Replacement to Johansen & Anderson in the Amount of \$62,895.00. The motion carried by the following vote:

**Aye:** Councilman Cardenas, Councilwoman Ibarra and Councilwoman Reardon

**Recommendation to Approve the Professional Services, Purchase, and Installation for the Joliet Area Historical Museum HVAC Replacement to Sendra Service Corp. in the Amount of \$31,970.00** [ID-1818-20](#)

Attachments: [City of Joliet 3.docx](#)

Mr. Kline briefly discussed the Joliet Area Historical Museum's HVAC unit and the quotes received.

In response to Councilwoman Reardon's questions, Mr. Fraser described the HVAC units previously replaced and explained the HVAC in question is at its end of life with no refrigeration parts available. Mr. Fraser also explained other older HVAC equipment does remain, but with no specific museum budget, the items are addressed when possible.

A motion was made by Councilwoman Sherri Reardon, seconded by Councilman Cesar Cardenas, to approve Recommendation to Approve the Professional Services, Purchase, and Installation for the Joliet Area Historical Museum HVAC Replacement to Sendra Service Corp. in the Amount of \$31,970.00. The motion carried by the following vote:

**Aye:** Councilman Cardenas, Councilwoman Ibarra and Councilwoman Reardon

**Recommendation to Approve the Professional Services, Purchase, and Installation for the Slammers Stadium Fire System Update to AMS Industries Inc. in the Amount of \$100,868.13** [ID-1819-20](#)

Attachments: [Joliet Slammers Fire Alarm Upgrade.pdf](#)

Mr. Kline briefly discussed the quotes received for the Joliet Slammers Stadium fire system update.

In response to Councilwoman Reardon's questions, there was a brief discussion about fire related requirements, time frame for replacement, and how the fire system would be updated.

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A motion was made by Councilwoman Sherri Reardon, seconded by Councilman Cesar Cardenas, to approve Recommendation to Approve the Professional Services, Purchase, and Installation for the Slammers Stadium Fire System Update to AMS Industries Inc. in the Amount of \$100,868.13. The motion carried by the following vote:

**Aye:** Councilman Cardenas, Councilwoman Ibarra and Councilwoman Reardon

**Recommendation to Approve the Professional Services, Purchase, and Installation for Bicentennial Park Theatre Seat Replacement to Davis Furniture Company in the Amount of \$52,499.32**

[ID-1820-20](#)

Attachments: [DFCQuote-BillieLimacherBicentennialParkTheatre JolietIL-Convention Qty178 080624.pdf](#)

Mr. Kline briefly discussed the existing seats at the Bicentennial Park Theatre and quotes received.

In response to Councilwoman Ibarra's questions, there was a brief discussion about the height of the existing seat backs, height of the new seat backs, and possible salvaging of existing seats.

A motion was made by Councilman Cesar Cardenas, seconded by Councilwoman Sherri Reardon, to approve Recommendation to Approve the Professional Services, Purchase, and Installation for Bicentennial Park Theatre Seat Replacement to Davis Furniture Company in the Amount of \$52,499.32. The motion carried by the following vote:

**Aye:** Councilman Cardenas, Councilwoman Ibarra and Councilwoman Reardon

**Approve the Professional Services, Purchase, and Installation of a Heating System for the Motor Maintenance Building to Sendra Service Corp. in the Amount of \$94,655.00**

[ID-1821-20](#)

Attachments: [Joliet Motor Maintenance Boiler Alternate GM-04030.docx](#)

Mr. Kline briefly discussed the boiler system at the Motor Maintenance Building located at 402 N. Chicago Street and the quotes received.

There were no questions from the Committee Members.

A motion was made by Councilman Cesar Cardenas, seconded by Councilwoman Sherri Reardon, to approve Approve the Professional Services, Purchase, and Installation of a Heating System for the Motor Maintenance Building to Sendra Service Corp. in the Amount of \$94,655.00 . The motion carried by the following vote:



**Aye:** Councilman Cardenas, Councilwoman Ibarra and Councilwoman Reardon

**NEW OR OLD BUSINESS - NOT FOR FINAL ACTION OR RECOMMENDATION**

At the request of Councilman Cardenas, a brief discussion was held about the Crabigales and Stadium Club buildings.

There was a brief discussion about the train station. Committee members, Mr. Kline, Mr. Fraser, and Mr. Peerbolte highlighted Park Assistant Craig Smith’s work at the train station.

**PUBLIC COMMENT**

None

**ADJOURNMENT**

A motion was made by Councilwoman Sherri Reardon, seconded by Councilman Cesar Cardenas, to approve adjournment. The motion carried by the following vote:

**Aye:** Councilman Cardenas, Councilwoman Ibarra and Councilwoman Reardon

This meeting will be held in an accessible location. If you need a reasonable accommodation, please contact Christa M. Desiderio, City Clerk, 150 West Jefferson Street, Joliet, Illinois 60432 at (815) 724-3780.



Memo

**File #:** TMP-7827

**Agenda Date:** 10/21/2024

**TO:** Mayor and City Council

**FROM:** Beth Beatty, City Manager

**SUBJECT:**

Award of Contract for the Roofing Envelope Replacement at the Joliet Area Historical Museum to Adler Roofing and Sheet Metal Inc. in the Amount of \$107,400.00

**BACKGROUND:**

The Joliet Area Historical Museum located at 204 N Ottawa St. is operated by the museum staff but owned and maintained by The City of Joliet. The museum is home to exhibit areas, indoor and outdoor event space, Route 66 welcome center, and office space. The roof replacement consists of one main flat and three smaller flat areas. These roofs were last replaced over 20 years ago and frequent leaks in the main exhibit area have been an ongoing issue. The Roofing Envelope Replacement at the Joliet Area Historical Museum advertised in the Herald News on Friday, September 27, 2024.

**CONCLUSION:**

On Tuesday, October 15, 2024, at 10:00 a.m. three (3) sealed bids were opened and read in the City Hall Conference Room 2 for the Roofing Envelope Replacement at the Joliet Area Historical Museum. The bid summary is as follows:

<u>Company</u>	<u>Proposal Amount</u>
Adler Roofing and Sheet Metal Inc.	\$107,400.00
Elens & Maichin Roofing & Sheet Metal Inc.	\$107,810.00
Seal Tight Exteriors	\$147,600.00

Original projected estimates were \$300,000.00. The 2024 Capital Improvement Budget provides funding specifically designated for this project.

Funds will be charged to Capital Improvements Fund (Org 30020010, Object 557500, \$107,400.00).

**RECOMMENDATION:**

Based on the above, it is recommended that the Mayor and City Council award the Contract for the Roofing Envelope Replacement for the Joliet Area Historical Museum in the amount of \$107,400.00

to Adler Roofing and Sheet Metal Inc.



Memo

File #: TMP-7828

Agenda Date: 10/21/2024

TO: Mayor and City Council

FROM: Beth Beatty, City Manager

**SUBJECT:**

Recommendation to Approve the Professional Services, Purchase, and Installation of Joliet Union Station Grand Ballroom Ceiling Painting Project to Cosgrove Construction Inc in the Amount of \$67,625.00

**BACKGROUND:**

The Union Station Grand Ballroom is a historic site used for weddings, showers, and special events through a contract with Mistwood Golf Club since 2016. This historic space features a large ceiling space that hasn't been painted since the 1980's and has damage from smoke stains and water leaks over the years. The ceiling height requires lifts be used during this project. One coat of paint will be stain blocker and then two coats of flat paint. There is a limited timeframe to complete this work to not interfere with scheduled events. The work is expected to be completed in late December.

**CONCLUSION:**

The City of Joliet is seeking approval of labor and materials for the Union Station Grand Ballroom ceiling painting project. Staff contacted three vendors to obtain quotes for the scope of work. Three returned proposals. Staff is recommending the purchase be approved and awarded to Cosgrove Construction Inc. in the amount of \$67,625.00. Original projected estimates were \$150,000.00. The 2024 General Fund Budget provides funding for this project (Org 09015907, Obj 524300, \$67,625.00).

<u>Company</u>	<u>Proposal Amount</u>
Cosgrove Construction Inc.	\$67,625.00
M3 Builds	\$77,600.00
Hoss Decorating	\$94,500.00

Section 2-438 of the City of Joliet Code of Ordinances states that purchases over twenty-five thousand dollars (\$25,000.00) may be awarded without written specifications under certain circumstances. Two (2) of these circumstances apply:

- (f) Purchases when authorized by a concurring vote of two-thirds (2/3) of the Mayor

and City Council.

- (g) Purchases of professional services.

Funds will be charged to General Fund (Org 09015907, Object 524300, \$67,625.00).

**RECOMMENDATION:**

Based on the above, it is recommended that the Mayor and City Council approve the Professional Services, Purchase, and Installation of Joliet Union Station Grand Ballroom Ceiling Painting Project to Cosgrove Construction Inc in the Amount of \$67,625.00.

City of Joliet / Brent Fraser

**Project: Historic Joliet Train Station Ballroom**

**\$94,500.00**

Painting work in Ballroom as discussed during walk-thru.

We provide floor covering prior to any equipment arrival.

We include all scaffolding needed to complete project.

Patch / prime all water damaged areas with stain blocker

Finish paint 2 complete coats of flat on ceiling.

**Alternate:** None

**Exclusions:** Demo Scars

Premium Time

**Total with Labor and Material including Alternates**

**\$ 94,500.00**

**Offered by: Thomas May/Project manager**

## HOSS DECORATING

[Hossdecorating@yahoo.com](mailto:Hossdecorating@yahoo.com)



September 15, 2024

TO: City of Joliet

M3 Builds will provide the proper insurance, labor, material and equipment to complete interior painting work at the Joliet Train Station Ballroom

Includes:

1. Patch, Prime and Paint all areas shown during walk through.
2. After surface preparation is complete, all surfaces will receive two coats of interior flat latex.
3. Any work need on areas not previously agreed upon will be painted at a rate of \$110/hr.

Contract Price: \$77,600.00

Respectfully submitted,

Thomas Blaney  
M3 Builds  
708-927-0645

# Cosgrove Construction Inc

20654 Amherst Court • Joliet, IL • 60433 • (815) 774-0036 • Fax (815) 774-9860

## Proposal

Date: September 18, 2024

Submitted to: City of Joliet

Attn: Brent Fraser

Job Name: Historic Joliet Train Station Ballroom

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### DESCRIPTION

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Cosgrove Construction, Inc. proposes to furnish labor & materials for the following:

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#### PAINTING Supply & Install:

- All work per our walk thru.
- .
- Our work includes a carpenter removing and reinstalling a door to bring lifts into the building. We include protecting marble floors, minor patching from water damage, apply one coat of stair blocker due to smoke damage and water leaks, and applying two coats of flat paint to the ceiling. Work is on the ceiling only and does not include walls. All work will be completed during regular working hours. ALL WORK WILL BE COMPLETED IN 3 weeks.

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**Total Base Bid: \$67,625.00**

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control. Owner is to carry fire, tornado and other necessary insurance. Cosgrove Construction Inc. employees are fully covered by Workmen's compensation Insurance.

Authorized  
Signature:   
Bob Martino, Cosgrove Construction Inc.

Note: This Proposal may be withdrawn  
by us if not accepted within 45 days.

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Acceptance of Proposal – The above prices, Specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Date of Acceptance: \_\_\_\_\_

Signature: \_\_\_\_\_





Memo

**File #:** TMP-7830

**Agenda Date:** 10/21/2024

**TO:** Mayor and City Council

**FROM:** Beth Beatty, City Manager

**SUBJECT:**

Recommendation to Approve the Professional Services, Purchase, and Installation of a Weil McLain Boiler for Union Station to Anchor Mechanical Inc. in the Amount of \$62,769.10

**BACKGROUND:**

Union Station uses two boilers for building heat. One of the two boilers has been decommissioned and since removed for nearly three years. The system is set to cycle boilers while in use and with only one boiler the stress put on the system will result in a shorter lifespan of the existing boiler. This heating system is critical for the numerous events held in the ballroom at Union Station.

**CONCLUSION:**

The City of Joliet is seeking approval of purchase for a Weil McLain Boiler to replace the decommissioned unit. Staff contacted three vendors to obtain quotes for the scope of work. Three returned proposals. Staff is recommending the purchase be approved and awarded to Anchor Mechanical Inc. in the amount of \$62,769.10. Original projected estimates were \$65,000.00. The 2024 Building & Grounds Budget provides funding for this replacement unit (Org 01015000, Obj 524300, \$62,769.10).

<u>Company</u>	<u>Proposal Amount</u>
Anchor Mechanical Inc.	\$62,769.10
Omega Plumbing, Heating, and Cooling	\$71,112.00
Sendra Service Corp.	\$73,415.00

Section 2-438 of the City of Joliet Code of Ordinances states that purchases over twenty-five thousand dollars (\$25,000.00) may be awarded without written specifications under certain circumstances. Two (2) of these circumstances apply:

- (f) Purchases when authorized by a concurring vote of two-thirds (2/3) of the Mayor and City Council.
- (g) Purchases of professional services.

Funds will be charged to Buildings & Grounds Repairs & Maintenance (Org 01015000, Object 524300, \$62,769.10).

**RECOMMENDATION:**

Based on the above, it is recommended that the Mayor and City Council approve the purchase of a Weil McLain Boiler for Union Station in the amount of \$62,769.10 to Anchor Mechanical Inc.



TO:  
 City Hall  
 50 E Jefferson  
 Joliet Illinois  
 Blaine Kline

10/16/2024

Anchor Quote# QJ-24-064

Facilities Management Director

**Project** Project Scope: Labor and Materials to deliver, furnish, and install (1) Weil McLain 588 Series Boiler (85.7% Efficiency) and (1) Power Flame WGR1-G-12 Burner. Includes rigging and assembly of cast iron sections, jacket, burner mounting plate, piping of man reset LWCO/Hi-Limit, reconnect to existing venting, new supply and return iso valves, new B&G E60 Pump, reconnect existing gas line, hydrotest boiler, startup of boiler/burner, provide combustion analysis.

Material	Weil McLain Boiler 588 Series w Power Flame Burne	\$	28,640.00
	B&G Pump, Piping,insulation,misc parts & flue mats.	\$	7,750.00
	Markup	\$	3,275.10

Service Fitter Regular	124 hours	at \$	152.00	\$	18,848.00
Demo/Labor Regular	hours	at \$	152.00	\$	-
Sheet Metal Regular	20 hours	at \$	152.00	\$	3,040.00
Insulation Regular	8 hours	at \$	152.00	\$	1,216.00
Electrician Regular	hours	at \$	152.00	\$	-
Crane Lift	Lift	at \$	2,040.00	\$	-

Notes: Abatement by others. Permits and Fees by others

**PROPOSAL TOTAL: \$ 62,769.10**



As a condition of this proposal, payments are to be made on a progress basis. Invoice payment must be made within thirty (30) days of receipt. Any alteration or deviation from the above proposed will become an extra charge over the sum stated above. This proposal will become a binding Agreement only after acceptance by customer and approval of an officer of Anchor Mechanical Inc. as evidenced by their signatures below. This Agreement sets forth all of the terms and conditions binding upon the parties hereto on the reverse hereof, and no person has authority to make any claim, representation promise or condition of behalf of Anchor Mechanical Inc. which is not expressed herein. This proposal is valid for thirty (30) days.

**CONTRACTOR**

Dennis Hogan  
 Sr. Sales Representative

Signature

10/16/2024

Date

**CUSTOMER**

City of Joliet

Signature

Date





# Omega Plumbing, Heating and Cooling

521 Oak Leaf Court, Unit A  
JOLIET, IL 60436

ESTIMATE	#1165
ESTIMATE DATE	Oct 16, 2024
SERVICE DATE	Oct 16, 2024
EXPIRATION DATE	Nov 15, 2024
<b>TOTAL</b>	<b>\$71,112.00</b>

City of Joliet - Buildings  
City of Joliet - Buildings  
150 W Jefferson St  
Joliet, IL 60432

### SERVICE ADDRESS

Joliet Union Station  
50 E Jefferson St  
Joliet, IL 60432

✉ bfraser@joliet.gov

### CONTACT US

☎ (815) 773-0808  
✉ service@omegaplumbing.com

Service completed by: Bob Fox

## ESTIMATE

Services	qty	amount
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Install new boiler	1.0	\$71,112.00
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Install new Weil McLain 88 boiler, this unit is identical to the existing unit and will be used as a secondary boiler to the current unit. We have included the following:

Weil McLain BG588WF-PF Boiler including Power Flame WCRI-G-12 burner (low, high low operation), mounting plate, high and low gas pressure switches, 10" barometric damper, 45-550 CSD1 manual reset low water cut off, L4006E100 Manual reset high limit, 510-312--091 control and BCP-8 water control panel, new B and G pump and all piping necessary to complete project. We have included factory startup if required. Lead time on boiler is approximately 10-12 weeks at this time according to the supplier.

Services subtotal: \$71,112.00

Subtotal	\$71,112.00
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Tax (Illinois Sales Tax 8.75%)	\$0.00
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<b>Total</b>	<b>\$71,112.00</b>
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Thank you for your business we appreciate it very much.

"The Highest Compliment We Can Receive Is The Referral Of Your Friends, Family &

Business Associates. We Thank You for your Trust!"



**From** | **Sendra Service Corp.**  
 9930 190th Street Suite D  
 Mokena IL 60448  
 (815) 462-0061  
<https://www.SendraService.com>

**Quote No.** | **0001099**  
 Type | Installation  
 Prepared By | Jerry Mendoza  
 Created On | 10/11/2024  
 Valid Until | 11/11/2024

**Quote For** | **City of Joliet**  
 Union Station  
 50 East Jefferson Street  
 Joliet IL 60432

## Description of Work

**QUOTE# GM-04366**

**Sendra Service is pleased to propose a quotation for the following scope of work:**

- Source and install one (1) Weil McLain 88 boiler with pump and circuit setter.
- Connect all applicable piping and wiring
- Complete start up on the boiler

### General Clarifications:

- Existing boiler is to be removed and out of the way at the time of our arrival
- Customer to supply us with reasonable access to the job site and onsite parking
- All existing wiring and piping that was connected to the old boiler is to be in good shape to connect to.
- Existing stack to be adequate to adapt to the new boiler
- Existing feed water system to be adequate.
- Discovery work, or additional work outside of provided scope will not be performed without an executed change order.

### Exclusions for the above project:

Taxes, Shipping Costs, Bonds, permits, inspection fees, any work outside scope of work, extra mobilizations, overtime/premium time, repair, or replacement of items designated to remain, existing valves not holding, any work not listed in scope, temporary heating/cooling, bringing existing system up to code, asbestos abatement, asbestos testing, demolition of equipment, electrical work/power wiring, building automation, low voltage wiring, gas meter adjustment, gas meter replacement, gas supply pressure change, cleaning filling and flushing, fire watch, venting the system, test and balance, insulation, glycol, glycol storing, glycol testing, glycol disposal chemical treatment, insulation jacketing, background checks, training courses, special safety equipment, confined space work, confined space rescue, R-stamp work, gas regulator venting, gas regulators, roofing, roof penetrations, dumpsters, coring, concrete work of any kind, water balancing.

## Services to be completed

### [Boiler] Location - Building

Boiler Install.

**GRAND TOTAL                    \$73,415.00**

## Terms and Conditions

### TERMS AND CONDITIONS

1. REMITTANCES - All invoices shall be due upon receipt and payable in United States currency, free of exchange, or any other charges, or as otherwise agreed upon and set forth in writing by Sendra Service Corporation (hereinafter called "Seller"). The Customer, if so requested, agrees to furnish Seller with all information necessary to make a proper credit appraisal, including financial statements, Tax ID number, bank account information, and credit references. A Customer's refusal to supply information may cause this proposal to be withdrawn. Terms of payment originally granted are

subject to the approval of continued credit status. Prices are subject to correction for error.

2. PROPOSALS - Proposals are based upon straight-time labor unless otherwise stated within the scope of the proposal. Any request by the Customer for overtime work shall be considered an extra to the proposal. This proposal expires 30 days after its date, subject to the provisions of the first sentence of the paragraph below entitled "Acceptance of Terms."
3. PROGRESS PAYMENTS - Seller reserves the right to invoice Customer monthly as the work progresses, for all labor and materials delivered to the job site or to an off-site facility and for all work performed on-site or off-site. Engineering, drafting, equipment procurement, and other mobilization costs incurred prior to installation shall be included in Seller's initial invoice and be equal to a minimum of twenty five percent (25%) of the contract price. Invoices are due upon receipt by Customer. If the Customer becomes overdue in any payment, Seller shall be entitled to suspend work, shall be entitled to interest at the rate of 1½% per month or the maximum permitted by the State of Illinois, and to avail itself of any other legal remedies. Seller shall also be entitled to interest on all amounts retained by Customer from progress payments or otherwise. Customer agrees that Customer will pay Seller for all reasonable legal fees that are incurred by Seller in the collection of amounts due and payable hereunder.
4. CANCELLATION AND SUSPENSION - Any contract resulting from this proposal is subject to cancellation or instructions to suspend work by the Customer only upon agreement to pay Seller an appropriate cancellation or adjustment charge.
5. TAXES - The amount of any future sales, use, occupancy, excise, or other tax, federal, state, or local which Seller hereafter shall be obligated legally to pay, either on its own behalf or the Customer, with respect to the material covered by this proposal, shall be added to such prices and paid by the Customer.
6. LOSS, DAMAGE OR DELAY - Seller shall not be liable for any loss, damage, or delay occasioned by any cause beyond Seller's control, including, but not limited to, governmental actions or orders, embargoes, strikes, differences with workmen, fires, floods, accidents, or transportation delays. IN NO EVENT SHALL SELLER BE LIABLE FOR ANY CONSEQUENTIAL OR SPECIAL DAMAGES TO CUSTOMER FOR ANY REASON.
7. WARRANTY - Seller warrants that the equipment supplied and services furnished by it and covered by this proposal are free from defects in material and workmanship under normal use and service and, without charge, equipment found to be so defective in material or workmanship will be repaired or replaced, if written notice of failure is received by Seller within one (1) year after date of installation, provided said equipment has been operated in accordance with Seller's instructions and provided such defects are not due to abuse, fire or decomposition by chemical or galvanic action. THIS EXPRESS WARRANTY IS IN LIEU OF AND EXCLUDES ALL OTHER WARRANTIES, GUARANTEES, OR REPRESENTATIONS, EXPRESS OR IMPLIED. THERE ARE NO IMPLIED WARRANTIES OF MERCHANTABILITY OR OF FITNESS FOR A PARTICULAR PURPOSE. Seller assumes no responsibility for repairs made on Seller's equipment unless done by Seller's authorized personnel, or by written authority from Seller. Seller makes no guarantee with respect to material not manufactured by it.
8. PURCHASER'S REMEDIES - The Customer's remedies with respect to equipment found to be defective in material or workmanship shall be limited exclusively to the right of repair or replacement of such defective equipment. IN NO EVENT SHALL SELLER BE LIABLE FOR CLAIMS (BASED UPON BREACH OF IMPLIED WARRANTY) FOR ANY OTHER DAMAGES, WHETHER DIRECT, IMMEDIATE, FORESEEABLE, CONSEQUENTIAL, OR SPECIAL OR FOR ANY EXPENSES INCURRED BY REASON OF THE USE OR MISUSE OF EQUIPMENT WHICH DOES OR DOES NOT CONFORM TO THE TERMS AND CONDITIONS OF ANY CONTRACT RESULTING FROM THIS PROPOSAL.
9. REMEDIES OF SELLER - Prior to the installation of the equipment and materials to be furnished and sold pursuant to this contract, title to said equipment and materials shall remain with the Seller, and, in the case of non-payment, Seller shall be entitled to any and all remedies of an unpaid seller under the Illinois Uniform Commercial Code, including the right of the seller to repossess said equipment and materials with or without legal process. After any or all of said equipment and materials have been installed pursuant to this contract, then as to that part of said equipment and materials which have been installed, and the labor and service related thereto, the Seller shall have the right to place a mechanic's lien against the premises where said equipment and material have been installed pursuant to the applicable statutes and law relating to mechanic's liens for the furnishing of labor and materials.
10. GOVERNING LAW - Any contract resulting from this proposal shall be governed by, construed, and enforced in accordance with the laws of the State of Illinois.
11. ACCEPTANCE OF TERMS - This proposal shall become a binding contract between the Customer and Seller when accepted in writing by signature of the Customer. Such acceptance shall be with mutual understanding that the terms and conditions of this proposal are a part thereof with the same effect as though signed by both parties named herein and shall prevail over any inconsistent provision of said order.
12. WRITING REQUIRED TO MODIFY TERMS - No waiver, alteration, or modification of the terms and conditions on this and the attached hereof shall be binding unless in writing and signed by an authorized representative of Seller.



By my signature below, I authorize work to begin and agree to pay the Grand Total according to the terms and conditions of this agreement.

Name: \_\_\_\_\_ Date: \_\_\_\_\_

Signature: \_\_\_\_\_