



**Lake County  
Forest Preserves**

General Offices  
1899 West Winchester Road  
Libertyville, Illinois 60048  
847-367-6640 • Fax: 847-367-6649  
www.LCFPD.org

**DATE:** July 31, 2023  
**MEMO TO:** Jessica Vealitzek, Chair  
Operations Committee  
**FROM:** John E. Nelson  
Chief Operations Officer

**Agenda Item #** 9.3

**RECOMMENDATION:** Recommend approval of a Resolution awarding a Contract for boiler replacements at the Greenbelt Cultural Center to Cahill Heating Cooling and Electric, Inc. in the contract price of \$35,200.00.

**STRATEGIC DIRECTION SUPPORTED:** Organizational Sustainability.

**FINANCIAL DATA:** Funding for this project comes from the approved FY2023 Capital Improvement Plan (CIP) budget of \$1,567,872.50 for Facility and Infrastructure Improvements (Project 60022). This work will cost a total of \$35,200.00 and be charged to account 20104100-803200-60022.

**BACKGROUND:** The Greenbelt Cultural Center originally opened in June 2000 and the building was expanded in 2011. The boilers that are part of the heating system in the original portion of the building have reached the end of their useful service life, and staff recommends that the work to remove and replace the boilers be contracted out.

Bids for this work were received and opened on June 29, 2023, and are in the following amounts from the following bidders:

	<u>PRICE</u>
Cahill Heating Cooling and Electric, Inc	\$35,200.00
F.E. Moran Inc. Mechanical Services	\$104,983.00
AT Mechanical LLC	\$107,597.00
Core Mechanical, Inc.	\$121,175.00
Premier Mechanical, Inc.	\$192,000.00
AGAE Contractors, Inc.	\$272,000.00

Staff met with the low bidder, Cahill, who confirmed that they understand the scope of work and also confirmed that their bid was complete. Cahill has successfully completed two other HVAC projects for the District. Therefore, staff is recommending that Cahill be awarded the contract as the lowest responsible bidder.

**REVIEW BY OTHERS:** Director of Finance, Purchasing Manager, Manager of Board Operations, and Corporate Counsel.

STATE OF ILLINOIS     )  
                                  ) SS  
COUNTY OF LAKE        )

**BOARD OF COMMISSIONERS  
LAKE COUNTY FOREST PRESERVE DISTRICT  
REGULAR AUGUST MEETING  
AUGUST 9, 2023**

**MISTER PRESIDENT AND MEMBERS OF THE BOARD OF COMMISSIONERS:**

Your **OPERATIONS COMMITTEE** presents herewith "A Resolution Awarding a Contract for Boiler Replacements at Greenbelt Cultural Center" and requests its approval.

**OPERATIONS COMMITTEE:**

Date: 7/31/2023

Roll Call Vote: Ayes: \_\_\_ Nays: \_\_\_  
 Voice Vote Majority Ayes; Nays: 0

**LAKE COUNTY FOREST PRESERVE DISTRICT  
LAKE COUNTY, ILLINOIS**

**A RESOLUTION AWARDING A CONTRACT FOR BOILER REPLACEMENTS  
AT GREENBELT CULTURAL CENTER**

**WHEREAS**, the Lake County Forest Preserve District (the "District") has advertised in The Lake County News Sun for sealed bids for the boiler replacements at Greenbelt Cultural Center (the "Work"); and

**WHEREAS**, all sealed bids were received and opened by the District at its General Offices, 1899 West Winchester Road, Libertyville, Illinois on June 29, 2023 at 11:00 a.m. local time; and

**WHEREAS**, bids were received in the following amounts from the following bidders:

	<u><b>TOTAL BID</b></u>
Cahill Heating Cooling and Electric, Inc.	\$ 35,200.00
F.E. Moran Inc. Mechanical Services	\$104,983.00
AT Mechanical LLC	\$107,597.00
Core Mechanical, Inc.	\$121,175.00
Premier Mechanical, Inc.	\$192,000.00
AGAE Contractors, Inc.	\$272,000.00

and;

**WHEREAS**, the District's staff, the Purchasing Manager, the Chief Operations Officer, and the Operations Committee has reviewed the bids and recommend that the Board of Commissioners find Cahill Heating Cooling and Electric, Inc. to be the lowest responsible bidder and award a contract for the Work to Cahill Heating Cooling and Electric, Inc. (the "Contract"); and

**WHEREAS**, the Board of Commissioners hereby finds that Cahill Heating Cooling and Electric, Inc., is the lowest responsible bidder for the Work;

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Commissioners of the Lake County Forest Preserve District, Lake County, Illinois **THAT**:

**Section 1: Recitals.** The recitals set forth above are incorporated as a part of this Resolution by this reference.

**Section 2: Award of Contract.** The bid submitted by Cahill Heating Cooling and Electric, Inc. in the amount of \$35,200.00 (the "Contract Price") is hereby accepted and a Contract for the Work is hereby awarded to Cahill Heating Cooling and Electric, Inc.

**Section 3: Execution of Contract.** The Executive Director of the District is hereby authorized and directed to execute the Contract for the Work in the amount of the Contract Price.

**Section 4: Payments.** The Treasurer shall make payments under the Contract only pursuant to and in accordance with the Contract terms.

**Section 5: Effective Date.** This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

PASSED this \_\_\_\_\_ day of \_\_\_\_\_, 2023

AYES:

NAYS:

APPROVED this \_\_\_\_\_ day of \_\_\_\_\_, 2023

\_\_\_\_\_  
Angelo D. Kyle, President  
Lake County Forest Preserve District

ATTEST:

\_\_\_\_\_  
Julie Gragnani, Secretary  
Lake County Forest Preserve District

Exhibit No. \_\_\_\_\_