



## AGENDA ITEM EXECUTIVE SUMMARY

Agenda Item:	Kirk Road Water Tower Painting		
Presenter & Title:	Bob Van Gyseghem, Superintendent of Water & Wastewater		
Date:	August 4, 2025		
<b>Please Check Appropriate Box:</b>			
<input checked="" type="checkbox"/>	Committee of the Whole Meeting	<input type="checkbox"/>	Special Committee of the Whole Meeting
<input checked="" type="checkbox"/>	City Council Meeting	<input type="checkbox"/>	Special City Council Meeting
<input type="checkbox"/>	Public Hearing	<input type="checkbox"/>	Other -
Associated Strategic Plan Goal/Objective: QIS-1			
Estimated Cost: \$405,000.00	Budgeted?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Other Funding? <input type="checkbox"/> Yes <input type="checkbox"/> No
<b>Executive Summary:</b>			
<p>Painting of the Kirk Road Water Tower is included in the FY26 budget. The project was advertised in the Daily Herald and the City website. Nine bids were received. After review of the bid submittals by Fehr Graham Engineering, the recommendation is to award the contract to Era-Valdivia Contractors, Inc. Chicago, IL. The first three low bidders had a combination of problems with the bid documents submitted including being disbarred from working in Illinois by the Illinois Department of Labor, unsigned and missing bid documents, and no history of working in Illinois. Staff concurs with the recommendation by Fehr Graham. The bid by Era-Valdivia of \$405,000.00 is below the budgeted amount of \$700,000. In comparison, the Dodson St. Water Tower, which is the same size as the Kirk Rd. Water Tower, was repainted in 2020 at a cost of \$579,991.00. A 10% contingency is recommended to be included in the overall not-to-exceed amount to account for any unforeseen field changes that may occur. Any field changes (Change Orders) must be approved by the City Administrator to be applied to the contingency. The tower will be sandblasted and painted with the same colors and logo that was applied to the Dodson St. Water Tower.</p>			
<b>Attachments:</b> <i>(please list)</i>			
<ul style="list-style-type: none"> <li>• Engineer's Recommendation</li> <li>• Resolution</li> </ul>			
<b>Voting Requirements:</b>			
<p><i>This motion requires a simple majority of affirmative votes for passage. (City Council Only)</i></p> <p><i>The Mayor may vote on three occasions: (a) when the vote of the alderpersons has resulted in a tie; (b) when one half of the alderpersons elected have voted in favor of an ordinance, resolution, or motion even though there is no tie vote; or (c) when a vote greater than a majority of the corporate authorities is required by state statute or local ordinance to adopt an ordinance, resolution, or motion.</i></p>			
<b>Recommendation / Suggested Action:</b> <i>(how the item should be listed on agenda)</i>			
<p>Recommend approval of Resolution authorizing the City Administrator to Execute a Contract with Era-Valdivia Contractors, Inc. for a total not-to-exceed amount of \$445,500.00</p>			

July 16, 2025

Bob VanGyseghem  
Superintendent of Water & Wastewater  
City of Geneva  
22 South First Street  
Geneva, IL 60134

RE: Kirk Road Water Tower Painting  
Bid Evaluation and Recommendation

Dear Bob,

Bids were opened for the Kirk Road Water Tower Painting project on July 14, 2025. Fehr Graham has reviewed the bids. Bids were received from nine bidders. The following is a summary of the bids:

CONTRACTOR NAME	BID PRICE (FALL 2025)	ALTERNATE (SPRING 2026)
Five12 Painting - Remodeling LLC	\$289,123.00	\$304,123.00
E&L Contractors, Inc.	\$372,000.00	NO BID
Seven Brothers Painting, Inc.	\$384,300.00	\$404,300.00
Era-Valdivia Contractors, Inc.	\$405,000.00	\$435,000.00
Tecorp, Inc.	NO BID	\$554,500.00
Inspec Coatings, Inc.	\$600,000.00	\$449,000.00
Jetco, Ltd	NO BID	\$692,061.00
Maxcor, Inc.	\$749,868.00	\$749,868.00
Pittsburg Tank & Tower Co., Inc.	\$915,625.00	\$853,125.00

A tabulation of the first five bids is attached to this letter. The engineer’s estimate was \$890,000. The lowest bid was 68% below the engineer’s estimate. The remaining bids were 58% lower to 3% higher than the engineer’s estimate.

The two lowest bidders did not demonstrate similar experience in Illinois and/or submitted the incorrect bid form. These discrepancies led to the disqualification of their bids. The third-lowest bidder is debarred from participating in any public works project in Illinois for a period of four years, effective May 5, 2025.

The fourth-lowest bidder is Era Valdivia Contractors, Inc. Fehr Graham believes Era-Valdivia Contractors, Inc.’s bid is reasonable, and they have an understanding of the scope of work. Fehr Graham recommends an award to ERA-Valdivia in an amount totaling \$405,000 for construction in Fall 2025.

Fehr Graham recommends that the City of Geneva award this project to the contractor at the next City Council meeting.

July 16, 2025  
Bob VanGyseghem, City of Geneva  
Kirk Road Water Tower Painting  
Page 2

Thank you for this opportunity to serve the City. We look forward to the successful completion of this project.

Very Truly Yours,

A handwritten signature in blue ink that reads "Elisa P. Bonkowski". The signature is written in a cursive style.

Elisa P. Bonkowski, P.E.

EPB:lar

O:\Geneva, City of\25-725 Kirk Road Water Tower Painting\PA Final\Bid Review Letter-2025 -07-15\_Geneva.docx

**RESOLUTION NO. 2025-88**

**RESOLUTION AUTHORIZING EXECUTION OF  
Contract for Painting the Kirk Road Water Tower**

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**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GENEVA, KANE COUNTY, ILLINOIS**, as follows:

**SECTION 1:** That the City Administrator is hereby authorized to execute, on behalf of the City of Geneva, a contract with Era-Valdivia Contractors, Inc., related to the painting of the Kirk Road Water Tower in an amount not to exceed \$445,500 inclusive of 10% contingency (see Exhibit A).

**SECTION 2:** This Resolution shall become effective from and after its passage as in accordance with law.

**PASSED** by the City Council of the City of Geneva, Kane County, Illinois, this \_\_\_\_ day of \_\_\_\_\_, 2025

**AYES: \_\_ NAYS: \_\_ ABSENT: \_\_ ABSTAINING: \_\_ HOLDING OFFICE: \_\_**

Approved by me this \_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

**BID TABULATION**  
 City of Geneva, Illinois  
 Kirk Road Water Tower Painting  
 Project No. 25-725  
 July 14, 2025: 10:00 a.m.

773-721-9350

Bid Security  
**Total Base Bid (Fall 2025)**  
**Total Alternate (Spring 2026)**  
 Acknowledge Receipt of Addenda

1	2	3	4	5
Five12 Painting & Remodeling LLC	E&L Contractors, Inc.	Seven Brothers	Era-Valdivia Contractors	Tecorp, Inc
DISBARRED IN ILLINOIS				
5.2%	5%	5%	5%	5%
\$ 289,123.00	\$ 372,000.00	\$ 384,300.00	\$ 405,000.00	NO BID
\$ 304,123.00	NO BID	\$ 404,300.00	\$ 435,000.00	\$ 554,000.00
✓	Did not use correct bid form	✓	✓	✓

**Certifications**

Affidavit of Experience  
 Certification for Bid  
 Certification of Compliance with Section 11-42.1-1 of the IL Municipal Code (r  
 Certification for a Drug Free Workplace  
 Certification of Compliance of ILCS Ch. 65, Sec 11-42.1 (p.24)  
 Certification of Non-Disqualification under ILCS, Ch 720, Sec 33E-11 (p.25)  
 Certificate of Compliance with Safety Standards  
 Performance Bond  
 Payment Bond

No similar projects in Illinois	No similar projects in Illinois			ILLINOIS
x	x	x	x	x
x	x	x	x	x
x	x	x	x	x
x	x	not included	x	not included
x	x	not included	x	not included
x	x	not included	x	not included