

VILLAGE OF LOMBARD
REQUEST FOR BOARD OF TRUSTEES ACTION
For Inclusion on Board Agenda
Bids and Proposals

TO: Village President and Board of Trustees
FROM: Carl Goldsmith, Public Works Director
DATE: May 12, 2026 Agenda Date: May 21, 2026
TITLE: HVAC Equipment Replacements
SUBMITTED BY: Scott Neetz, Facilities Supervisor

RESULTS:

Date Bids Were Published N/A Bidding Closed N/A
Total Number of Bids Received 3
Total Number of Bidders Meeting Specifications 1
Bid Security Required Yes X No
Performance Bond Required Yes X No
Were Any Bids Withdrawn Yes X No

Explanation:

Waiver of Bids Requested? X Yes No
If yes, explain: Staff sought proposals from qualified vendors per the attached memorandum.
Award Recommended to Lowest X Yes No

Responsible Bidder?

If no, explain:

FISCAL IMPACT:

Amount of Award: \$205,337.90
Funding Source: 430.710.720.75620

BACKGROUND/RECOMMENDATION:

Staff respectfully recommends that the Village President and Board of Trustees give authorization to the Village Manager to execute contracts awarded to *Anchor Mechanical* for HVAC equipment replacements in the amount of \$205,337.90 to be paid from the Capital Improvements Account referenced above. Please see memo for detailed explanation.

Has Recommended Bidder Worked for Village Previously X Yes No
If yes, was quality of work acceptable X Yes No
Was item bid in accordance with Public Act 85-1295? Yes X No
Waiver of bids - Public Act 85-1295 does not apply X Yes No


REVIEW (as needed):

Village Attorney XX _____ Date _____
Finance Director XX _____ Date _____
Village Manager XX _____ Date _____

NOTE: All materials must be submitted to and approved by the Village Manager's Office by 4:30 pm, Wednesday, prior to the Board Agenda distribution.



May 12, 2026

To: Village President and Board of Trustees
Through: Carl Goldsmith, Director of Public Works 
From: Scott Neetz, Facilities Supervisor
Subject: HVAC Equipment Replacements- Multi-Building

MEMORANDUM

Background

As part of the approved Capital Improvement Plan (CIP), funds have been allocated for HVAC mechanical replacements.

HVAC equipment considered for replacement include: *Village Hall: CU-split unit serving the "channel room", Vehicle Storage Garage: Tube Heaters, Underground Utilities: Over Head Shop Heaters, Underground Utilities: RTU-1 3T serving upper level "Gym."*

These units listed have exceeded their life cycle and or need extensive repair. Proactively replacing these units will provide consistent heating and cooling to these areas of buildings listed.

Staff sent proposal requests to multiple vendors. *Anchor Mechanical* currently holds the maintenance contract for the Village and remains the preferred vendor in mechanical equipment replacements. Their prior work for the village has been satisfactory, timely, and within budget. Based on past performance and current pricing, staff is confident in their ability to complete this project efficiently and to the Village's standards.

This expenditure will be funded through the Building Reserve account:
430.710.720.75620 RM PROG 77

Recommendation

Staff respectfully recommend that the Board of Trustees give authorization to the Village Manager to execute contracts awarded to *Anchor Mechanical* for the replacements of HVAC equipment listed for the total amount of **\$205,337.90**. Funds for this project will be purchased from the Capital Improvements Account referenced above.

Please feel free to contact me with any questions you may have.

Vendors: Village Hall CU-Split Unit	Estimated Cost/quote:
Anchor Mechanical	\$15,883.00
Hill Mech.	No response
Ortiz Contracting	\$22,859.20
Oak Brook Mechanical	No Response
Careys	\$18,750.00
Thermosystems	No Response

Vendors: TUBE HEATERS	Estimated Cost/quote:
Anchor Mechanical	\$134,171.43
Hill Mech.	No response
Ortiz Contracting	\$200,603.52
Oak Brook Mechanical	No Response
Careys	\$139,705.00
Thermosystems	No Response

Vendors: OVH HEATERS UU	Estimated Cost/quote:
Anchor Mechanical	\$31,098.40
Hill Mech.	No response
Ortiz Contracting	No Response
Oak Brook Mechanical	No Response
Careys	\$31,400.00
Thermosystems	No Response

Vendors: UU RTU-1 3T	Estimated Cost/quote:
Anchor Mechanical	\$24,235.07

Hill Mech.	No response
Ortiz Contracting	\$20,262.32
Oak Brook Mechanical	No Response
Careys	\$21,230.00
Thermosystems	No Response



Anchor Mechanical, Inc.
255 N California Ave, Chicago, IL 60612
(312) 492-6994

May 7, 2026
Quote # 1399

Contact

Scott Neetz
630-995-1033
Public Works Facilities
1051 S. Hammerschmidt, Lombard, IL 60148

Created By

Michael Bocchieri
mbocchieri@anchormechnical.com

PW Underground Utilities - 290 E Central - Over Head Heater Replacements

Demolition & Removal

Disconnect and remove four (4) existing Modine electric pilot propeller unit heaters, including all associated mounting hardware and flexible connections. Cap existing gas and electrical connections at each unit location following removal. Remove all demolished materials from the job site and dispose of them properly.

Equipment Supply

Furnish four (4) new propeller-type unit heaters per approved submittal/specifications. All units to be propane gas with electric pilot.

Installation

Install all four (4) new unit heaters at existing unit locations per manufacturer specifications and applicable codes. Reinstall or replace all associated mounting hardware, hangers, and brackets as required.

Gas Line Work

Reconnect each unit to existing propane supply drops at each location. Install new flexible gas connectors at all four (4) connections. Perform a pressure test on all gas connections upon completion.

Electrical Connections

Reconnect the 120-volt electrical supply to each of the four (4) units at existing circuit locations. Verify proper polarity and ground at each connection.

Testing & Commissioning

Fire and test all four (4) units upon completion of installation. Verify proper ignition, flame characteristics, and heating operation. Address any deficiencies prior to project closeout.

Exclusions

Aerial lift equipment — to be provided by the Village. Permits and inspections (available as an additional service if required). Upgrading or re-routing of existing gas mains or branch lines beyond unit connection points. Upgrading or re-routing of existing electrical circuits beyond unit connection points. Any structural modifications to the facility. Removal or remediation of hazardous materials.

Assumptions & Clarifications

Existing propane gas and electrical infrastructure at each unit location is in serviceable condition and adequately sized for replacement equipment. All four (4) units are accessible, and replacement units will be installed in the same locations as existing units. The Village-provided lift shall be available and operational for the duration of the installation. Work to be performed during normal business hours unless otherwise agreed upon.

The four (4) Modine heaters are rated for 150,000 BTU input. Output is 123,000 BTU per unit, approximately an 82 percent efficiency rating.

				\$31,098.40
*Village to provide lift.				
Material Description				Qty
Over Head Heater Units				4
Misc.				4
		Material Total	\$21,178.40	
Labor		Qty	Unit Price	Subtotal
Regular Time	64	\$155.00	\$9,920.00	
		Labor Total	\$9,920.00	

		Quote Total	\$31,098.40
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Included in Quote:

- All Parts & Labor

Notes:

- Job to be completed during regular hours 6:00-2:00PM Monday to Friday
- Pricing is subject to parts availability and all items being done concurrently



Anchor Mechanical, Inc.
 255 N California Ave, Chicago, IL 60612
 (312) 492-6994

May 6, 2026
Quote # 1401

Contact
 Scott Neetz
 630-995-1033
 Village Hall
 255 E Wilson Ave, Lombard, IL 60148

Created By
 Michael Bocchieri
 mbocchieri@anchormechnical.com

Village Hall - CU-#2 Replacement

Confirm mounting locations with the owner prior to the start.
 Install the indoor wall-mount unit with proper anchoring and a condensate drain.
 Install the outdoor unit on a level pad with vibration isolation and required clearances.
 Run and insulate the copper refrigerant line set; protect exterior runs with a UV cover.
 Pressure test with nitrogen; evacuate to 500 microns; charge per manufacturer specifications.
 Install a dedicated electrical circuit and disconnect; run low-voltage communication wiring.
 Install and configure controls/remote; commission all modes and document results.
 Walk the owner through system operation; leave all manufacturer documentation on-site.

Material Description			Qty
Split Unit			1
Misc			1
		Material Total	\$9,633.00
Labor	Qty	Unit Price	Subtotal
Regular Time	40	\$155.00	\$6,200.00
		Labor Total	\$6,200.00

	Quote Total	\$15,833.00
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Included in Quote:

- All Parts & Labor

Notes:

- Job to be completed during regular hours 6:00-2:00PM Monday to Friday
- Pricing is subject to parts availability and all items being done concurrently



Anchor Mechanical, Inc.
255 N California Ave, Chicago, IL 60612
(312) 492-6994

May 6, 2026
Quote # 1402

Contact

Scott Neetz
630-995-1033
Public Works Facilities
1051 S. Hammerschmidt, Lombard, IL 60148

Created By

Michael Bocchieri
mbocchieri@anchormechnical.com

Public Works - Vehicle Storage Garage - 290 E Central - Tube Heater Replacements

Demolition & Removal

Disconnect and remove eleven (10) existing infrared tube heaters, including associated brackets, hangers, and flexible gas connectors.
Cap existing gas and electrical connections at each unit location following removal.
Remove all demolished materials from the job site and dispose of them properly.

Equipment Supply

Furnish eleven (10) new Solaronics single-stage "old style" infrared tube systems per the equipment summary above.
All units to be natural gas, 120-volt application with reflectors, hangers, brackets, and stainless steel flexible gas connectors included.

Installation

Install all eleven (10) new tube heater systems at existing unit locations per manufacturer specifications and applicable codes.
Hang and align tube assemblies, reflectors, and all associated mounting hardware.

Gas Line Work

Reconnect each unit to existing gas supply drops at each location.
Install new stainless steel flexible gas connectors (included with units) at all eleven (10) connections.
Perform a pressure test on all gas connections upon completion.

Electrical Connections

Reconnect the 120-volt electrical supply to each of the eleven (10) units at existing circuit locations.
Verify proper polarity and ground at each connection.

Testing & Commissioning

Fire and test all eleven (10) units upon completion of installation.

Verify proper ignition, flame characteristics, and heating operation.
 Address any deficiencies prior to project closeout.

Exclusions

Aerial lift equipment — to be provided by the customer.
 Permits and inspections (available as an additional service if required).
 Upgrading or re-routing of existing gas mains or branch lines beyond unit connection points.
 Upgrading or re-routing of existing electrical circuits beyond unit connection points.
 Any structural modifications to the facility.
 Removal or remediation of hazardous materials.

Assumptions & Clarifications

Existing gas and electrical infrastructure at each unit location is in serviceable condition and adequately sized for replacement equipment.
 All eleven (10) units are accessible, and replacement units will be installed in the same locations as existing units.
 Customer-provided lift shall be available and operational for the duration of the installation.
 Work to be performed during normal business hours unless otherwise agreed upon.

*Village to provide lift.

Material Description		Qty		
Misc - Heaters		10		
Misc - Hook Up/Electric		1		
STG-200-60CN-OS200,000 BTU, 62' tube, 120V, natural gas		4		
STG-150-55CN-OS150,000 BTU, 57' tube, 120V, natural gas		5		
STG-125-40BN-OS125,000 BTU, 42' tube, 120V, natural gas		1		
STG-125-50BN-OS125,000 BTU, 52' tube, 120V, natural gas		1		
			Material Total	\$46,131.43
Labor	Qty		Unit Price	Subtotal
Regular Time - Heater Install	528		\$155.00	\$81,840.00
Regular Time - Hook-Up & Electric	40		\$155.00	\$6,200.00
			Labor Total	\$88,040.00

Quote Total **\$134,171.43**

Included in Quote:

- All Parts & Labor

Notes:

- Job to be completed during regular hours 6:00-2:00PM Monday to Friday
- Pricing is subject to parts availability and all items being done concurrently



Anchor Mechanical, Inc.
255 N California Ave, Chicago, IL 60612
(312) 492-6994

May 6, 2026
Quote # 1400

Contact
Scott Neetz
630-995-1033
Public Works Facilities
1051 S. Hammerschmidt, Lombard, IL 60148

Created By
Michael Bocchieri
mbocchieri@anchormechnical.com

PW Underground Utilities - 290 E Central - RTU-1 Replacement (3T)

Remove and dispose of the existing 6-ton RTU (disconnect electrical and refrigerant lines). Install a new 3-ton Carrier RTU and reconnect electrical and refrigerant lines. A crane lift is required for the removal and placement of units. Verify operation, test controls, and confirm proper airflow and temperature. Clean up the job site and remove debris.

Material Description

3T RTU - Carrier
Misc - Installation Materials
Crane Lift

		Material Total	\$11,835.07
Labor	Qty	Unit Price	Subtotal
Regular Time	64	\$155.00	\$9,920.00
Regular Time	16	\$155.00	\$2,480.00
		Labor Total	\$12,400.00

Quote Total \$24,235.07

Included in Quote:

- All Parts & Labor

Notes:

- Job to be completed during regular hours 6:00-2:00PM Monday to Friday
- Pricing is subject to parts availability and all items being done concurrently



02/24/2026

Page 1.

Village of Lombard
255 E. Wilson
Lombard, IL 60148

Attn: Scott Neetz

Re: HVAC Modifications
ORTIZ BID # B26 - 012

Ortiz Contracting Group proposes the following work and scope:

Proposal #1. Remove and Replace Solaronics Suntube Heaters.

- Provide labor to disconnect existing gas lines, existing flue and fresh air ducting, and disconnect associated thermostat and remove from site.
- Provide and install new Solaronics Suntube Heaters, including reconnection of gas services, flue and fresh air ducting and associated thermostats.
- All work presented is based on being performed during regular working hours, M-F, (7:00am-3:30pm) excluding all holidays.
- All work performed includes the use of the customers' scissors lifts.

Remove and replace #1, #2, #3, #4 with A 200-60CN with a 33' unit: **\$17,614.00 each.**

Remove and replace #5, #6, #7, #8, #9 with a 150-50CN-OS 50' unit: **\$17,376.00 each.**

Remove and replace #10 with a 125-40BN-OS with a 23' unit: **\$16,900.00.**

Remove and replace #11 with a 125-50BN-OS with a 50' unit: **\$18,652.00.**

Current Lead time is: 1-2 business weeks.

Continued Page 2.

Proposal 2. Remove and Replace (1) wall mounted Carrier Split System.

- Provide labor and tools to disconnect existing electrical feeds.
- Provide labor and tools to recover refrigerant per EPA guidelines.
- Provide labor and tools to remove existing wall mount and condenser from site.
- Provide and install appropriately sized insulated refrigerant line set.
- Provide and install new wall mounted unit.
- Provide and install condenser on roof, on existing wood rails.
- Provide labor to reconnect existing electrical feed to the condenser and Evap.
- Provide a pressure test of the new system.
- Provide materials and labor to connect back into condensation line.
- Provide and install a coil guard like the existing unit.
- No Bas/BacNet is included.
- Provide start up and customer training.

B 22,859.20
L UPDATED COST ON 2ND DOC.

Cost of Investment:-----\$18,324.00. / ~~\$19,056.96~~
Add 4% if ordered after 03/02/2026.

Proposal 3. Replace 6-ton RTU and Replace with 3-Ton RTU.

- Provide labor to disconnect electrical feed and thermostat to existing 6-ton Carrier RTU.
- Disconnect gas piping and condensate drain.
- Provide a crane and crane labor to remove from the roof (1) 6-ton Carrier RTU and land in its place (1) Carrier 3-Ton RTU.
- Provide labor and material to reconnect gas, thermostat, power, and local condensate trap of new RTU.
- No Bas/BacNet is included.
- Provide start up and customer training.

Cost of investment:-----\$19,483.00. / \$20,262.32
Add 4% if ordered after 03/02/2026.

Continued Page 3.



Proposal 4. Remove and Replace (2) AAON RTU's with like for like equipment.

- Remove existing refrigerant in (2) AAON units Per EPA guidelines.
- Disconnect power to (2) existing AAON RTU'S.
- Provide a crane and crane labor.
- Provide labor and materials to reconnect electrical feed.
- Provide factory start up and customer training.
- NO controls Bas/BacNet is included.

Cost of Investment:-----\$139,239.00.

Proposal 5. Remove and Replace (2) AAON RTU'S with (2) Carrier RTU'S.

- Remove existing refrigerant in (2) AAON RTU'S Per EPA guidelines.
- Disconnect Power to (2) existing AAON RTU'S.
- Provide a crane and crane labor to remove from the site (2) AAON units. And Land in its place (2) Curb Adapters and (2) Carrier RTU'S matching in cooling capacity.
- Provide labor and materials to reconnect electrical feeds.
- Provide Factory start up and Customer training.
- NO Bas/BacNet is included.

Cost of Investment:-----\$124,198.00.

Add 4% if ordered after 03/02/2026.

Proposal 6. Provide Labor with written notes to verify condition of existing VAV'S

Cost of investment:-----\$5,858.00.

Proposal 7. Provide a Test & Balance report for existing VAV'S.

Cost of investment:-----\$9,787.00.

Continued Page 4.



Page 4.

Proposal 8.

**Remove and Replace Economizer Damper in air handler in Boiler room.
Reuse existing Belimo actuator.**

Cost of Investment:-----\$8,659.00.

Proposal 9. Remove and Replace existing Hot water boiler and associated Expansion Tank.

- Provide labor and materials to drain system down.
- Provide labor and tools to disconnect boiler/tank and remove from site.
- Provide labor and tools to remove existing flue system in Mechanical room and up out onto the roof.
- Provide a properly sized Weil-McLain Boiler and build in place.
- Provide and hang near deck (1) properly sized Expansion tank.
- Provide materials and labor to reconfigure all piping, fittings, drains, gas piping away below the roof access area.
- Provide materials and labor to vent new equipment through the existing roof porthole and seal to make weather tight.
- Provide and install Temp control adjustments at each base board heater.
- Provide a leak test in the Mechanical room and Baseboard heaters.
- Provide and install Insulation and paper/PVC jacketing on new and disturbed areas of piping.
- Provide a licensed electrician to run power to New Weil-McLain equipment and sensor.
- No Bas/BacNet is included.
- Provide Start up and Customer training.

Cost of investment:-----\$149,954.00.

Currently there is no proposal available for the replacement of VAV'S or Dock Heaters.

Please let me know of any questions.
Thank you.

Clarifications and Exclusions can be found on Page 5.



Clarifications:

Page 5.

- Union Labor
- Work is estimated as Straight Time (M-F 6:00AM – 2:30PM)
- This price is valid for 30 days.
- Price does not include escalation on labor/material.
- Sales tax is excluded.
- Field Coordination with Physical layout on the floor is included.
- **Ortiz Contracting Group is a Union affiliated, 100% minority owned (MBE) mechanical contractor certified by the City of Chicago, State of Illinois (CMS), and National Minority Supplier Development Council.**

We Excluded:

Any work Associated to Manufacturing Defects of the Equipment; Ortiz is not aware of any project schedule and has excluded any and all overtime/premium time/shift work; Gas Piping; Refrigerant Piping; Steam and/or Condensate Piping; Chilled Water Piping; Condenser Water Piping; Ductwork; Fire/Smoke Dampers; Grills; Registers; Diffusers; (except where noted above); Sales Tax; Bonds; Fees and Permits; Electrical Conduit; Electrical Wiring; Temporary Lighting; Controls/Temperature Controls or Control Wiring; Structural Steel; Seismic Restraints / Hangers; Insulation; Fire Protection; Fire-Caulking; No repairs to Fire-Proofing; No Equipment Pads; Liquidated Damages; Engineering or BIM coordination; No Carpentry; Out of Sequence Work; Asbestos/Lead Abatement; Surveying; Dumpsters; Filters and Attic Stock; Lintels; Temporary Heat/Cooling; Weather Proofing; Painting; Dust Barriers; Access Panels/Doors; Allowances; Ceiling Removal/Replacement; Relocation of Existing Work of Other Trades; Man or Material Hoisting Charges; Demolition; Electrical Equipment; Gasketing; Test and Balance; Startup; Setting of Equipment; Hanging of Equipment; Vibration Isolation; Concrete; Expansion Loops; Layout; Sleeves and Sleeve Installation; Any/All Roofing Work; Crane(s); Engineering; Storage and/or Cartage Costs.

***Items not specifically listed in the above INCLUSIONS shall be considered EXCLUDED from this bid**

Sincerely,

Ortiz Contracting Group



Clarifications:

- Union Labor
- Work is estimated as Straight Time (M-F 6:00AM – 2:30PM)
- This price is valid for 30 days.
- Price does not include escalation on labor/material.
- Sales tax is excluded.
- Field Coordination with Physical layout on the floor is included.
- **Ortiz Contracting Group is a Union affiliated, 100% minority owned (MBE) mechanical contractor certified by the City of Chicago, State of Illinois (CMS), and National Minority Supplier Development Council.**

We Excluded:

Any work Associated to Manufacturing Defects of the Equipment; Ortiz is not aware of any project schedule and has excluded any and all overtime/premium time/shift work; Gas Piping; Refrigerant Piping; Steam and/or Condensate Piping; Chilled Water Piping; Condenser Water Piping; Ductwork; Fire/Smoke Dampers; Grills; Registers; Diffusers; (except where noted above); Sales Tax; Bonds; Fees and Permits; Electrical Conduit; Electrical Wiring; Temporary Lighting; Controls/Temperature Controls or Control Wiring; Structural Steel; Seismic Restraints / Hangers; Insulation; Fire Protection; Fire-Caulking; No repairs to Fire-Proofing; No Equipment Pads; Liquidated Damages; Engineering or BIM coordination; No Carpentry; Out of Sequence Work; Asbestos/Lead Abatement; Surveying; Dumpsters; Filters and Attic Stock; Lintels; Temporary Heat/Cooling; Weather Proofing; Painting; Dust Barriers; Access Panels/Doors; Allowances; Ceiling Removal/Replacement; Relocation of Existing Work of Other Trades; Man or Material Hoisting Charges; Demolition; Electrical Equipment; Gasketing; Test and Balance; Startup; Setting of Equipment; Hanging of Equipment; Vibration Isolation; Concrete; Expansion Loops; Layout; Sleeves and Sleeve Installation; Any/All Roofing Work; Crane(s); Engineering; Storage and/or Cartage Costs.

***Items not specifically listed in the above INCLUSIONS shall be considered EXCLUDED from this bid**

Sincerely,

Scott Bowen

Scott Bowen

Ortiz Contracting Group



02/13/2026

Village of Lombard
255 E. Wilson
Lombard, IL 60148

Attn: Scott Neetz

Re: Replacement of CU-#2 Carrier Split System-Village Hall like for like equipment.

Ortiz Contracting Group proposes the following work and scope:

- Provide labor and tools to disconnect existing electrical feeds.
- Provide labor and tools to recover refrigerant per EPA guidelines.
- Provide labor and tools to remove existing wall mount and condenser from site.
- Provide and install appropriately sized refrigerant insulated line set.
- Provide and install new wall mounted unit.
- Provide and install condenser on roof, on existing wood rails.
- Provide labor to reconnect existing electrical feeds to the condenser and Evap.
- Provide a pressure test of new line set.
- Provide and run a condensate line from the Evap/wall mounted unit
- Provide and install a coil guard like the existing unit.
- Provide start up and customer training.

Cost of Investment:-----\$21,980.00.

Add 4% if ordered after 03/02/2026

+ 4% \$22,859.20



Clarifications:

- Union Labor
- Work is estimated as Straight Time (M-F 6:00AM – 2:30PM)
- This price is valid for 30 days.
- Price does not include escalation on labor/material.
- Sales tax is excluded.
- Field Coordination with Physical layout on the floor is included.
- **Ortiz Contracting Group is a Union affiliated, 100% minority owned (MBE) mechanical contractor certified by the City of Chicago, State of Illinois (CMS), and National Minority Supplier Development Council.**

We Excluded:

Any work Associated to Manufacturing Defects of the Equipment; Ortiz is not aware of any project schedule and has excluded any and all overtime/premium time/shift work; Gas Piping; Refrigerant Piping; Steam and/or Condensate Piping; Chilled Water Piping; Condenser Water Piping; Ductwork; Fire/Smoke Dampers; Grills; Registers; Diffusers; (except where noted above); Sales Tax; Bonds; Fees and Permits; Electrical Conduit; Electrical Wiring; Temporary Lighting; Controls/Temperature Controls or Control Wiring; Structural Steel; Seismic Restraints / Hangers; Insulation; Fire Protection; Fire-Caulking; No repairs to Fire-Proofing; No Equipment Pads; Liquidated Damages; Engineering or BIM coordination; No Carpentry; Out of Sequence Work; Asbestos/Lead Abatement; Surveying; Dumpsters; Filters and Attic Stock; Lintels; Temporary Heat/Cooling; Weather Proofing; Painting; Dust Barriers; Access Panels/Doors; Allowances; Ceiling Removal/Replacement; Relocation of Existing Work of Other Trades; Man or Material Hoisting Charges; Demolition; Electrical Equipment; Gasketing; Test and Balance; Startup; Setting of Equipment; Hanging of Equipment; Vibration Isolation; Concrete; Expansion Loops; Layout; Sleeves and Sleeve Installation; Any/All Roofing Work; Crane(s); Engineering; Storage and/or Cartage Costs.

***Items not specifically listed in the above INCLUSIONS shall be considered EXCLUDED from this bid**



02/13/2026

Village of Lombard
255 E. Wilson
Lombard, IL 60148

Attn: Scott Neetz

Re: Provide and Install Solaronics Suntube Tube Heaters

Ortiz Contracting Group proposes the following work and scope:

- Provide labor to disconnect existing Gas Line, existing flue and fresh air ducting, and disconnect associated thermostat and remove from site.
- Provide and install new Solaronics Suntube Heaters, including reconnection of gas services, flue and fresh air ducting and associated thermostat.
- All work presented is based on being performed during regular working hours, M-F, (7:00am-3:30pm) excluding all holidays.
- All work performed includes the use of Customers scissors Lifts.

Proposal #1: remove and replace #1 with 200-60CN-OS with a 33' unit:	\$17,614.00
Proposal #2: remove and replace #2 with 200-60CN-OS with a 33' unit:	\$17,614.00
Proposal #3: remove and replace #3 with 200-60CN-OS with a 33' unit:	\$17,614.00
Proposal #4: remove and replace #4 with 200-60CN-OS with a 33' unit:	\$17,614.00
Proposal #5: remove and replace #5 with 150-50CN-OS with a 50' unit:	\$17,376.00
Proposal #6: remove and replace #6 with 150-50CN-OS with a 50' unit:	\$17,376.00
Proposal #7: remove and replace #7 with 150-50CN-OS with a 50' unit:	\$17,376.00
Proposal #8: remove and replace #8 with 150-50CN-OS with a 50' unit:	\$17,376.00
Proposal #9: remove and replace #9 with 150-50CN-OS with a 50' unit:	\$17,376.00
Proposal #10: remove and replace #10 with 125-40BN-OS with a 23' unit	\$16,900.00
Proposal #11: remove and replace #11 with 125-50BN-OS with a 50' unit	\$18,652.00

} 70,456
 } 86,890

Current Lead Time: 1-2 business weeks

TOTAL \$192,988
 + 4% \$200,603.52



8201 W. 183rd St. Unit B Tinley Park, Illinois 60487

708-532-2449 * Fax 708-429-2150 July

April 24th, 2026

Village of Lombard
Utilities Building
255 E. Wilson Street
Lombard, IL 60148

Job Location: Server Room, 255 E. Wilson Str., Lombard, IL 60148

PROPOSAL

Quote to replace one (1) 2-ton ductless mini-split for the server room. This will require additional electrical work for the new unit. New unit is available in 2-4 weeks

Includes:

- One (1) 2-ton Ductless Split System
- Line Set
- Hardware/Pump
- Misc. Electrical materials
- Crane
- Electrician Labor
- Technician Labor
- Crane Lift

TOTAL INVESTMENT = \$ 18,750.00

Thank you for the opportunity to be of service to you.



8201 W. 183rd St. Unit B Tinley Park, Illinois 60487

708-532-2449 * Fax 708-429-2150 July

April 24th, 2026

Village of Lombard
Utilities Building
255 E. Wilson Street
Lombard, IL 60148

Job Location: Vehicle Storage Garage, 255 E. Wilson Str., Lombard, IL 60148

PROPOSAL

Quote to replace ten (10) infrared tube heaters and thermostats in the vehicle storage garage (5 @ 200K BTU; 3 @ 150K BTU; 2 @ 125K BTU). This will require an additional lift to access the units. Materials are available in 4-6 weeks

Includes:

- Ten (10) infrared tube heaters
- B-Vents / Caps
- Thermostats
- Gas Regulators
- Misc. Gas Materials
- Scissor Lift
- Shipping
- Technician Labor

TOTAL INVESTMENT = \$ 139,705.00

Thank you for the opportunity to be of service to you.



8201 W. 183rd St. Unit B Tinley Park, Illinois 60487

708-532-2449 * Fax 708-429-2150 July

April 24th, 2026

Village of Lombard
Utilities Building
255 E. Wilson Street
Lombard, IL 60148

Job Location: Carraige House, 255 E. Wilson Str., Lombard, IL 60148

PROPOSAL

Quote to replace one (1) 5-Ton Carrier RTU with a new 3-ton RTU for the gym/workout room. Unit has cut off ductwork and is only supplying the smaller gym area in the utilities building. New unit is available in 2-4 weeks

Includes:

- One (1) Carrier 3-ton Packaged Rooftop Units
- Misc. Electrical materials
- Misc. Gas Materials
- PVC Materials
- Unit disposal
- Trucking
- Electrician Labor
- Technician Labor
- Crane Lift

TOTAL INVESTMENT = \$ 21,230.00

Thank you for the opportunity to be of service to you.



8201 W. 183rd St. Unit B Tinley Park, Illinois 60487

708-532-2449 * Fax 708-429-2150 July

April 24th, 2026

Village of Lombard
Utilities Building
255 E. Wilson Street
Lombard, IL 60148

Job Location: Utilities Building Garage, 255 E. Wilson Str., Lombard, IL 60148

PROPOSAL

Quote to replace four (4) hanging heaters and thermostats in the utilities building garage (HH1=150K BTU; HH2=125K BTU; HH3=150K BTU; HH4=100K BTU). This will require an additional lift to access the units. Materials are available in 2-4 weeks

Includes:

- Four (4) Hanging Heaters
- Thermostats
- Misc. Gas Materials
- Flue Pipe
- Scissor Lift
- Vermette
- Shipping
- Technician Labor

TOTAL INVESTMENT = \$ 31,400.00

Thank you for the opportunity to be of service to you.