

**DISTRICT 5**

**VILLAGE OF LOMBARD**  
**REQUEST FOR BOARD OF TRUSTEES ACTION**

For Inclusion on Board Agenda

      X       Resolution or Ordinance (Blue)            Waiver of First Requested  
           Recommendations of Boards, Commissions & Committees (Green)  
           Other Business (Pink)

**TO:** PRESIDENT AND BOARD OF TRUSTEES

**FROM:** Scott Niehaus, Village Manager

**DATE:** September 3, 2025 (COW) (B of T) **Date:** September 18, 2025

**TITLE:** Highland Avenue Sewer Separation  
 South Chase South Broadway to Division Street &  
 Division Street (South Chase to Highland Avenue)  
 Change Order No. 1 (Semi- Final)

**SUBMITTED BY:** David P. Gorman, P.E., Assistant Director of Public Works *DPG*

**BACKGROUND/POLICY IMPLICATIONS:**

Change Order No. 1 reflects a net increase of \$211,472.95 which includes Authorized Unit Prices and adjustment to existing pay items.

**FISCAL IMPACT/FUNDING SOURCE:**

Current Contract Amount: \$1,084,427.87

Change Order #1: \$211,472.95

Total Revised Contract Amount: \$1,295,900.82

Project Number: SS 22-01

PO Number: 2025-00000795

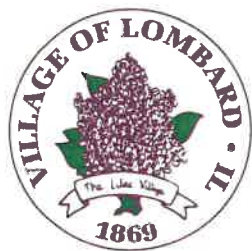
Account: Water/Sewer Capital Reserve (520.790.715.75420)	\$97,907.40
Construction Fund (410.710.725.75420)	\$113,565.55

Review (as necessary):

Village Attorney X	_____	Date	_____
Finance Director X	_____	Date	_____
Village Manager X	_____	Date	_____

**NOTE:** All materials must be submitted to and approved by the Village Manager's Office by 12:00 noon, Wednesday, prior to the Agenda Distribution.

## Interoffice Memo



To: Scott Niehaus, Village Manager

From: David Gorman, P.E., Assistant Director Public Works *DGT*

Through: Carl Goldsmith, Public Works Director *CG*

Date: September 3, 2025

Subject: Highland Avenue Sewer Separation  
Change Order No. 1

### Project Background

Christopher B. Burke Engineering conducted extensive modeling of the Village's combined sewer network. Their analysis indicates that this project offers a highly effective solution for removing a significant volume of stormwater from the combined system. This reduction will help lower the risk of basement backups and street flooding. The project area includes South Chase Avenue (from South Broadway to Division Street) and Division Street (from South Chase Avenue to Highland Avenue).

### Change Order

Attached is Change Order No. 1 for this project, reflecting a net increase of \$211,472.95. The revised contract amount accounts for field-measured quantities of existing pay items and new Authorized Unit Prices (AUP). These changes include modifications to the water main for the new storm sewer, disposal of non-compliant Clean Construction and Demolition Debris (CCDD) material, additional work to improve drainage at the Highland and Division intersection and replacement of lead water service lines.

### AUP Items:

- **AUP # 1 & #3-Line Stops (Total = \$22,900.00)**  
The installation of a total of three line-stops were necessary. One instance required one 6" line-stop due to a non-functioning valve and the other required two 8" line stops to keep residents in service, as a short term shut off was not feasible.
- **AUP #2 Spoils Disposal (Total \$81,620.00)**  
Non-CCDD compliant spoils from Chase Avenue were excluded and not accounted for in the original bid items. This item was per truckload and was monitored by Village's on-site representative from Thomas Engineering.
- **AUP #4 (a – i) Highland and Division Intersection (Total = \$62,727.00)**  
This change is to a) further improve the drainage within the project and the adjacent areas, b) better separate the existing sanitary sewer systems, and c) to address a deteriorating section of concrete pavement. Three basic tasks were necessary: 1) remove and replace two inlets at the north side of the Highland and Division intersection along with new storm sewer, 2) remove and replace a block manhole with a new concrete manhole on the north side of the intersection, and 3) remove a manhole on the east side of the intersection and reconnecting and reconfiguring the two sanitary sewer lines leading into an existing manhole at the center of the intersection.
- **AUP #5 & #6 Short and Long Services - \$15,800**  
A total of four lead services lines were encountered during construction. These services lines were not in the Village database of lead services.

A more detailed explanation of each item is included on page 2 of the Change Order.

This Change Order will be presented to the Public Works Committee on September 9<sup>th</sup>. Pending the Committee's recommendation for approval, please forward Change Order No. 1 to the President and Board of Trustees for review and approval at their regular meeting on September 18, 2025.

If approved, please return a signed copy to the Engineering Division for further processing.

### Finance – modification to existing PO:

PO #: 2025-00000795      Project #: SS 22 01      \$211,472.95 INCREASE

Water/Sewer Capital Reserve Fund (520.790.715.75420 Total = \$97,907.40)

Construction Fund (410.710.725.75420 Total = \$113,565.55)

Total Revised Contract Amount: \$1,295,900.82

DG/rgs

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# VILLAGE OF LOMBARD

## CHANGE ORDER

PROJECT NAME: Highland Avenue Sewer Separation Project PROJECT NO.: SS-22-01

LOCATION: Division Street & Highland Avenue CHANGE ORDER: 1

CONTRACTOR: John Neri Construction Co. DATE: August 29, 2025

DESCRIPTION OF CHANGE ORDER: Watermain line stop installation, contaminated soils removal and disposal, and lead water service replacement, and additional sewer separation requirements.

ORIGINAL CONTRACT AMOUNT: [1] \$1,084,427.87

TOTAL OF PREVIOUS AUTHORIZED CHANGE ORDERS: [2] \$0.00

CURRENT CONTRACT AMOUNT: ([1]+[2]) [3] \$1,084,427.87

PROPOSED CHANGE ORDER: (PENDING APPROVAL) [4] \$211,472.95

PROPOSED REVISED CONTRACT AMOUNT: (PENDING APPROVAL) ([3]+[4]) [5] \$1,295,900.82

NET OF ALL CHANGE ORDERS: (PENDING APPROVAL) ([2]+[4]) \$211,472.95

TIME EXTENSION OR REDUCTION: None

TOTAL CONTRACT TIME: (PENDING APPROVAL) -

BUDGET ESTIMATE: \$1,350,000.00

ENGINEER'S ESTIMATE: \$1,862,089.00

### RECOMMENDED FOR ACCEPTANCE :

Ray Schwab 08/29/25  
Project Engineer Date

Approved By: \_\_\_\_\_  
Director of Finance Date

Contractor Date

Approved By: \_\_\_\_\_  
(<\$10K or 25%) Village Manager Date

Don't Blum 9/4/25  
Village Engineer Date

Approved By: \_\_\_\_\_  
(>\$10K or 25%) Village President Date

[Signature] 9/4/2025  
Director of Public Works Date

Attest: \_\_\_\_\_  
Village Clerk Date

Assistant Director of Finance Date

It is understood that as part of this change order that the Contractor agrees that all bonds, permits, insurance and guarantees are hereby extended to incorporate this Change Order.

**R E S O L U T I O N**  
**R \_\_\_\_\_**

**A RESOLUTION AUTHORIZING A CHANGE ORDER**  
**INVOLVING AN INCREASE/DECREASE IN THE DOLLAR AMOUNT OF**  
**THE CONTRACT OF \$10,000 OR MORE AND/OR EXTENDING/ SHORTENING THE**  
**TIME IN WHICH THE CONTRACT IS TO BE COMPLETED BY THIRTY (30) DAYS**  
**OR MORE**

**WHEREAS**, pursuant to Illinois Compiled Statutes, Chapter 720, Section 5/33E-9, units of local government are required to make specific findings prior to authorizing any change order relative to a contract which would increase or decrease the dollar amount of the contract by \$10,000 or more, or would extend or shorten the time in which the contract is to be completed by thirty (30) days or more; and

**WHEREAS**, staff has presented and recommended the proposed Change Order No. 1 to the contract between the Village of Lombard and the John Neri Construction Company regarding the Highland Avenue Sewer Separation project, as attached hereto as Exhibit "A" and made part hereof, (the "Change Order") to the Corporate Authorities of the Village of Lombard; and

**WHEREAS**, said Change Order attached hereto as Exhibit "A" would increase the dollar amount of the contract by \$211,472.95.

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LOMBARD, DU PAGE COUNTY, ILLINOIS, as follows:

**SECTION 1:** That after reviewing the explanation of staff as to the necessity of and reasons for the Change Order attached hereto as Exhibit "A", the President and Board of Trustees find as follows:

- A That the circumstances which necessitated said Change Order were not reasonably foreseeable at the time the contract was entered into.
- B. That the basis of the Change Order was not within the contemplation of the contract when the contract was signed.
- C. That it is in the best interests of the Village of Lombard to approve the Change Order in its proposed form.
- D. That to the extent that it may have been necessary to go to bid relative to the work contemplated by said Change Order; bidding is hereby specifically waived as to the Change Order work.

**SECTION 2:** That having made the findings set forth in Section 1 above, the President and Board of Trustees hereby approve the Change Order attached hereto as Exhibit "A", and direct and authorize the Village President and Village Clerk to execute said Change Order on behalf of the Village.

Adopted this 18th day of September, 2025, pursuant to a roll call vote as follows:

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_

Absent: \_\_\_\_\_

Approved by me this 18th day of September, 2025.

\_\_\_\_\_  
**Anthony Puccio**  
**Village President**

ATTEST:

\_\_\_\_\_  
**Elizabeth Ranya**  
**Village Clerk**

**Highland Avenue Sewer Separation Project**
**C.O. # 1**
**8/29/2025**

NO	ITEM	CURRENT QUAN	UNIT	UNIT PRICE	REVISED QUAN	DIFFERENCE	AMOUNT	DESCRIPTION
2	TREE ROOT PRUNING	10.0	EACH	\$ 125.00	3.0	(7.0)	\$ (875.00)	Plan quantity was not necessary.
8	TRENCH BACKFILL	1,351.0	CU YD	\$ 65.00	1,461.0	110.0	\$ 7,151.95	Additional quantity for sewer separation at the Highland Avenue & Division Street intersection.
24	STORM SEWERS, CLASS B, TYPE 2, 12"	157.0	FOOT	\$ 95.00	227.2	70.2	\$ 6,669.00	Additional quantity for sewer separation at the Highland Avenue & Division Street intersection.
30	ADJUSTING WATER MAIN, 6"	35.0	FOOT	\$ 205.00	44.0	9.0	\$ 1,845.00	Additional quantity reflects measurement taken in field.
31	ADJUSTING WATER MAIN, 8"	68.0	FOOT	\$ 225.00	98.6	30.6	\$ 6,885.00	Additional quantity reflects measurement taken in field.
32	CATCH BASINS, TYPE A, 4'-DIAMETER, TYPE 1 FRAME, OPEN LID	5.0	EACH	\$ 4,350.00	6.0	1.0	\$ 4,350.00	Additional catch basin removed and replaced at the Highland & Division intersection.
34	INLETS, TYPE A, TYPE 1 FRAME, OPEN LID	2.0	EACH	\$ 2,400.00	3.0	1.0	\$ 2,400.00	Additional inlet removed and replaced within the Highland & Division intersection.
AUP01	LINE STOP, 8"	0.0	EACH	\$ 7,800.00	2.0	2.0	\$ 15,600.00	To lower the water main at South Broadway Avenue and Chase Avenue, the existing 8" main had to be shut off. However, due to the location of existing valves, this would have left residents between Lodge Lane and Highland Avenue without water during working hours for three days. To prevent service disruption, temporary line stops were installed at the northwest and northeast corners of the intersection, allowing the work to proceed without interrupting water service to residents.
AUP02	SPOILS DISPOSAL (ADDITIONAL COST FOR CHASE AVENUE SPOILS)	0.0	LOAD	\$ 530.00	154.0	154.0	\$ 81,620.00	During the design phase, three contaminants (arsenic, selenium, and chromium) were detected at levels exceeding Illinois CCDD limits. The required CCDD forms were included in the bid documents, however an item to account for the spoils from Chase Avenue was not included in the bid schedule
AUP03	LINE STOP, 6"	0.0	EACH	\$ 7,300.00	1.0	1.0	\$ 7,300.00	A broken water valve prevented a proper shutdown, making it impossible to lower the water main at the South Broadway Avenue and Chase Avenue intersection. As a result, a 6-inch line stop was installed to complete the work.
AUP04A	PLUG EXISTING SANITARY SEWER, 8"	0.0	EACH	\$ 300.00	1.0	1.0	\$ 300.00	The manhole on the north side of the Division Street and Highland Avenue intersection needed to be replaced as part of the sewer separation project. This work involved disconnecting and abandoning the existing 8-inch line from the west, as well as both ends of a 21-inch clay sanitary sewer entering the structure. Refer to AUP 04C.
AUP04B	PLUG EXISTING SANITARY SEWER, 21"	0.0	EACH	\$ 900.00	1.0	1.0	\$ 900.00	See above.
AUP04C	CONNECT TO EXISTING SANITARY MANHOLE	0.0	EACH	\$ 500.00	3.0	3.0	\$ 1,500.00	A total of three sanitary sewer connections were made. First, the disconnected 8-inch line previously routed to the north manhole of the Highland and Division Intersection was redirected and connected to the manhole at the center of the intersection. Second, a new 18-inch sewer line from the east (refer to AUP04D) was also connected to the same central manhole within the intersection.
AUP04D	REMOVE EXISTING SANITARY MANHOLE	0.0	EACH	\$ 1,200.00	1.0	1.0	\$ 1,200.00	The concrete pavement on Highland Avenue, immediately north of Division Street, was recently replaced as part of the Village's Concrete Rehabilitation Program. This project extended slightly north of the intersection, where a combined sewer manhole was located (refer to AUP 04A & 04B). Several concrete panels surrounding the manhole were not replaced as part of the program. However the intersection improvement allowed for the removal of the combined sewer manhole, as the inlets that were connected to the combined sewer were no longer connected to the storm sewer. For the additional sewer separation, the existing 8-inch and 21-inch clay sanitary sewers (refer to AUP 04A & 04B) were disconnected and abandoned. A new PVC sanitary sewer was installed and connected to an existing sanitary manhole located in the center of the Highland Avenue and Division Street intersection. Refer to AUP 004I
AUP04E	6" SANITARY SEWER CONNECTION TO NEW 18" PVC	0.0	EACH	\$ 3,200.00	1.0	1.0	\$ 3,200.00	The removed manhole had a direct sanitary sewer service connection within it. To address this situation, a portion of the sanitary sewer service was replaced and directly connected into new segment of 18" sanitary sewer. This new sewer line extends from the location of the removed manhole to the existing manhole at the center of the Division and Highland Intersection
AUP04F	REMOVE & REPLACE SANITARY MANHOLE (5' DIA. W/F&CL)	0.0	EACH	\$ 18,500.00	1.0	1.0	\$ 18,500.00	This is the new manhole at the north side of the Division and Highland intersection which now only has an 8" sanitary sewer entering from the south. Refer to AUP 04A & D.
AUP04G	REMOVE & REPLACE SANITARY SEWER (8" PVC SDR-26, ASTM2241)	0.0	FOOT	\$ 198.00	40.3	40.3	\$ 7,979.40	This is the new run of 8" sanitary sewer from the west that connects to the manhole at the center of the Division and Highland intersection.
AUP04H	REMOVE & REPLACE SANITARY SEWER (18" PVC SDR-26, ASTM2241)	0.0	FOOT	\$ 284.00	59.5	59.5	\$ 16,898.00	This is the new run of 18" sanitary sewer from the east that connects to the manhole at the center of the Division and Highland Intersection.
AUP04I	STORM SEWER (16" PVC SDR-26, ASTM2241)	0.0	FOOT	\$ 232.00	52.8	52.8	\$ 12,249.60	Per plan, several of the drainage structures would still be connected to the combined sewer. To fully separate the existing combined sewer at the intersection of Highland Avenue & Division Street, two existing drainage structures on the north side of the Highland Avenue and Division intersection were removed. As part of the reconfiguration these structures needed to be connected to the separated system. This item accounts for the three runs of storm sewer that were required to accomplish this.
AUP05	WATER SERVICE REPLACEMENT, 1" (SHORT)	0.0	EACH	\$ 3,200.00	1.0	1.0	\$ 3,200.00	A lead service line was encountered at 736 Division Street. Hence it was replaced as per EPA regulations.
AUP06	WATER SERVICE REPLACEMENT, 1" (LONG)	0.0	EACH	\$ 4,200.00	3.0	3.0	\$ 12,600.00	Three lead service lines were encountered at 735, 741 and 745 Division Street. Hence all three were replaced as per EPA regulations.
<b>TOTAL =</b>							<b>\$ 211,472.95</b>	