



**DATE:** March 23, 2026

**TO:** Alderman Frost, Chair  
Members of the Finance and Personnel Committee

**FROM:** Ken Mattson, CIP Operations Manager

**RE:** **Award of Bid: Rockford Family Peace Center Roof Replacement**

PROJECT NAME			
Contract Details		Project Details	
Bids Opened	1	Design Engineering/Architect Construction Management	\$525,806.36
Bids Received	1		
Vendor	Miller Engineering Co.	Construction	\$1,038,000.00
Contract Duration	July 3, 2026	Land Acquisition	\$0
<b>Contract Award Amount</b>	<b>\$1,038,000.00</b>	Utility Relocation (please indicate if a Rider will be used)	\$0
Engineer's Estimate	\$1,131,000.00	Demolition	\$0
Variance From Estimate	8.22%	Water Main Costs	\$0
Funding Source	Winnebago County Mental Health Tax Grant DCEO Grant Funds ARPA FPC Funds	Misc/Contingency Costs	\$0
		<b>Total Projected Project Cost</b>	<b>\$1,563,806.36</b>

**NARRATIVE**

This project consists of full removal and replacement of the roof, roof hatch with stairs and new roof top HVAC mechanical units at 214 N. Church Street. The new roof top HVAC units will be installed with new roof penetrations to accommodate future HVAC duct installation for the second phase of the Rockford Family Peace Center building renovation to be bid out at a later date.

Based on an evaluation of the bids received, it is the recommendation of the Department of Public Works that the bid be awarded to. This bid is considered the lowest eligible and responsible bid received by the City. The final contract amount will be based on final quantities measured in the field at completion of construction.

If you have any questions, please contact Rick Rundblade, Sr. Project Manager at (779) 348-7645.

**RESOLUTION**  
of the  
**CITY COUNCIL OF THE CITY OF ROCKFORD, ILLINOIS**  
**SUBMITTED BY: FINANCE AND PERSONNEL COMMITTEE**

RESOLUTION AWARDING OF BID CONTRACT FOR: ROCKFORD FAMILY PEACE CENTER ROOF  
REPLACEMENT

WHEREAS, the Code of Ordinances for the City of Rockford, Illinois, provides as in Chapter 4, Article VI, Division 4, that all purchases for and contracts for supplies, materials, equipment, and contractual services, the value of which is estimated to exceed \$25,000, shall be based on competitive solicitation and awarded by the City Council; and,

WHEREAS, competitive proposals were received for the City of Rockford for the following:

ROCKFORD FAMILY PEACE CENTER ROOF REPLACEMENT

WHEREAS, the Finance and Personnel Committee of the City Council for the City of Rockford, Illinois has reviewed the proposals received for the aforementioned item(s) and recommends awarding the proposals as follows:

Vendor: Miller Engineering Co., of Rockford, IL  
Amount: \$1,038,000.00

WHEREAS, the Finance and Personnel Committee has determined that the funding for the aforementioned purchase shall be as follows:

WINNEBAGO COUNTY MENTAL HEALTH TAX GRANT, DCEO GRANT FUNDS, & ARPA FPC FUNDS

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Rockford, Illinois that the Mayor execute an agreement with Miller Engineering Co. of Rockford, Illinois for Rockford Family Peace Center Roof Replacement in the amount of \$1,038,000.00, subject to the specifications in the invitation to bid.

BE IT FURTHER RESOLVED that this Resolution shall be in full force and effective immediately upon its adoption and the Legal Director is hereby authorized to prepare and deliver certified copies of this Resolution to the Central Services Manager.

The above and foregoing Resolution was adopted by the City Council of the City of Rockford, Illinois, this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

ATTEST:

\_\_\_\_\_  
Thomas P. McNamara, Mayor  
City of Rockford, Illinois

\_\_\_\_\_  
Angela Hammer, Legal Director  
Ex-Officio Keeper of the Records and Seal  
City of Rockford, Illinois

Rockford, Illinois

Date: March 23, 2026

**RECOMMENDATION FOR RESOLUTION**

**TO THE CITY COUNCIL OF THE CITY OF ROCKFORD:**

Council Members:

The Committee on Finance and Personnel having received a request hereby begs leave to report recommending **approval** of the agreement with Miller Engineering Co. of Rockford, Illinois for Rockford Family Peace Center Roof Replacement in the amount of \$1,038,000.00. The Legal Director shall prepare the appropriate resolution.

\_\_\_\_\_  
Kevin Frost (Chair)

\_\_\_\_\_  
Jonathan Logemann (Vice Chair)

\_\_\_\_\_  
Frank Beach

\_\_\_\_\_  
Dawn Granath

\_\_\_\_\_  
Chad Tuneberg

Committee Action Taken:

Frost:	Ayes:___	Nays:___	Absent:___
Logemann:	Ayes:___	Nays:___	Absent:___
Beach:	Ayes:___	Nays:___	Absent:___
Granath:	Ayes:___	Nays:___	Absent:___
Tuneberg:	Ayes:___	Nays:___	Absent:___

**CITY OF ROCKFORD  
TABULATION OF BIDS**

**BID ON: FPC- PHASE 1 ROOF REPLACEMENT PROJECT**  
**BID NO: 226-PW-024**  
**OPENING: 03/13/26**  
**VENDORS NOTIFIED: 236**

FIRM	EEO's	BID BOND	APPRENT.	ADD. 1	TOTAL
MILLER ENGINEERING ROCKFORD, IL	X	X	X	X	\$1,038,000.00 Ø

**Ø RECOMMENDED AWARD**

\*as read

# as corrected