



KOHLER ARCHITECTURE

1110 WEST FRONT STREET, MONROE, MICHIGAN 48161
PHONE: (734)242-6880 FAX: (734)242-6883
WWW.KOHLERARCHITECT.NET

REGISTERED:
MICHIGAN
OHIO

MEMBER:
A.I.A.
N.C.A.R.B.

Monroe Public Schools
Administration Building
1275 N. Macomb St.
Monroe, MI 48162
Attention: Mr. David Payne
Director of Technology and Operations

April 22, 2026
Page 1 of 1

Re: **Domestic Water Replacement &
Related Work
at Cantrick Elementary School
for Monroe Public Schools
#26109**

Dear Mr. Payne:

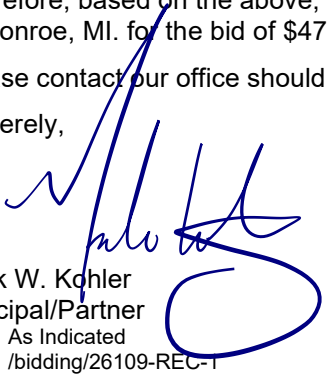
As directed, we have reviewed the bids opened on the above-mentioned project on April 15, 2026. We submit herein our comments and recommendations.

1. Three (3) contractors attended the mandatory pre-bid meeting on April 1, 2026.
2. Two (2) bids were submitted. Low Base Bid, Proposal A, was submitted by Monroe Plumbing & Heating of Monroe, MI. at \$474,500.00, and deduct Alternate #1 of \$30,000.00. Second bid was submitted by Dimech Services, Inc. of Toledo, OH at \$500,000.00, and deduct Alternate #1 of \$25,000.00. Both Monroe Plumbing & Heating and Dimech Services, Inc. bid the project as specified. See the attached bid summary.
3. For your reference, the scope of work in the Base Bid, Proposal A includes the removal of existing cast iron domestic water piping, insulation, and hangers; and reinstalling new copper pipes, fittings, valves, insulation, hangers, back flow preventer, and monitoring sensors. There was no architectural trades work including in this scope. The scope for Alternate #1 was the use of press copper fittings in lieu of soldered.
4. We spoke to Jeff Kusmits of Monroe Plumbing and Heating, who stated he was comfortable with his bid, he visited the job prior to bidding and that he bid the project using the materials specified. He also stated his bid includes all taxes, insurances and permits as specified. He stated he will perform demolition of the existing cast iron piping and the installation of new copper piping and back flow preventor with his own forces. Other work will be performed by Toledo Mechanical Insulation (Insulation), Blue Star Inc. (Demolition), Ann Arbor Fire Protection (Fire Protection), Automated Logic (Control Monitors), and Habitec Security (Control Tie-ins). He will be providing a 100% performance and labor bond as specified. He understands there are Liquidated Damages of \$1,000.00 per day if the August 14, 2026 date for Substantial Completion is not met. He anticipates to begin the submittal process for materials and equipment to be ordered as soon as possible so that the time frame can be met.
5. We spoke with Robbie Gilsdorf of Dimech Services Inc., who also stated he was comfortable with his bid, he visited the job prior to bidding and that he bid the project using materials specified. He also stated his bid includes all taxes, insurances and permits as specified.
6. We have worked with Monroe Plumbing and Heating on several projects including some for MPS. Their workmanship, coordination and construction scheduling were good.

Therefore, based on the above, we recommend a contract be awarded to Monroe Plumbing and Heating of Monroe, MI. for the bid of \$474,500.00 (Base Bid).

Please contact our office should you need additional information or decide to proceed.

Sincerely,


Mark W. Kohler
Principal/Partner

enc: As Indicated
files: /bidding/26109-REC-1

DUE: April 15, 2026

CONTRACTOR	PROPOSAL A (Base Bid)	ALTERNATE #1 (Deduct for Press Fittings)	RECEIVED ADD1	B.B. or C.C.	REMARKS
Dimech Services 5505 Enterprise Drive Toledo, OH 43612 419.727.0111	\$ 500,000.00	\$ (25,000.00)	X	B.B.	COMPLETE
Positive Trades Group 8650 Airport Highway Holland, OH 43528 419.868.7841	-	-	-	-	-
Monroe Plumbing & Heating 506 Cooper Street Monroe, MI 48161 734.854.4600	\$ 474,500.00	\$ (30,000.00)	X	B.B.	COMPLETE