



# CITY OF SOUTH BEND

## BOARD OF PUBLIC WORKS

February 10, 2026

Mr. Josh Regner  
Visu-Sewer, Inc.  
W230 N4855 Betker Dr.  
Pewaukee, WI 53072  
[joshr@visu-sewer.com](mailto:joshr@visu-sewer.com)

RE: Change Order No. 3 (Final)/Project Completion Affidavit  
Sewer and Manhole Rehab - Project No. 122-019

Dear Mr. Regner:

At its February 10, 2026 meeting, the Board of Public Works approved the Final Change Order for this project, be decreased by 317,697.82. The final contract amount is \$1,557,475.43.

In addition, the Project Completion Affidavit for this project was approved in the amount of \$1,557,475.43. Copies of the Change Order and Project Completion Affidavit are enclosed for your records.

If you have any further questions, please call this office at (574) 235-9251.

Sincerely,

/s/ Hillary Horvath

Hillary Horvath, Clerk

**CITY OF SOUTH BEND, INDIANA  
DEPARTMENT OF PUBLIC WORKS  
PROJECT CHANGE ORDER**



DATE: 12/16/2025  
 PROJECT NO: 122-019  
 PROJECT NAME: Sewer and MH Rehab  
 CONTRACT DATE: 7/16/2024  
 CHANGE ORDER NO: 3 (Final)  
 SUBJECT OF CHANGE ORDER: PCR #2-Not lining pipes off Benedict Ave ,PCR #3-Illinois St already lined ,PCR #4-Addition of lining segment on N Sheridan St. ,PCR #5-Custom liner for Scott St ,PCR #6-Point Repair at Lindsey Ave/Scott St Location ,PCR #7-Custom Liner for Marine St ,PCR #9-Custom Liner for Marine St ,PCR #10-750-745 Dubail Ave was 18" instead of 15" ,PCR #11-Lateral tie in lining on McCartney ,PCR #12-Underruns

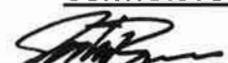
All items completed substantially as planned.  
 See attached Comparison of Estimate for overruns and underruns.

The original contract sum		\$	<u>1,529,590.50</u>
Net change by previously authorized change orders		\$	<u>345,582.75</u>
The contract sum prior to this change order		\$	<u>1,875,173.25</u>
By this Change Order, the project amount is	<input type="checkbox"/> Increased		
	<input checked="" type="checkbox"/> Decreased	\$	<u>317,697.82</u>
The new contract sum including this change order		\$	<u>1,557,475.43</u>
This Change Order represents a total change of			<u>20.77 %</u>
Total change for entire project			<u>1.82 %</u>

Original contracted completion date/time	<u>3/17/2026</u>
Extension of date/time by previous change orders	<u>0 days</u>
Date/time extension by this change order	<u>0 days</u>
New completion date/time	<u>3/17/2026</u>

**CONTRACTOR**

**RECOMMENDED FOR APPROVAL**

  
 Contractor Signature

  
 CONSTRUCTION MANAGER

Josh Regner, Estimator/Project Manager  
 Printed Name and Title

Visu-Sewer, Inc.  
 Company Name

CITY OF SOUTH BEND, INDIANA  
 BOARD OF PUBLIC WORKS

W230 N4855 Betker Dr  
 Address

  
 Elizabeth A. Maradik, President

  
 Joseph R. Molnar, Vice President

Pewaukee, WI 53072  
 City, State, Zip

  
 Murray L. Miller, Member

  
 Breana N. Micou, Member

  
 Abigail E. Magas, Member

  
 Attest: Hillary R. Horvath, Clerk

Date: February 10, 2026

**CITY OF SOUTH BEND, INDIANA  
BOARD OF PUBLIC WORKS  
PROJECT COMPLETION AFFIDAVIT**



PROJECT NAME Sewer and MH Rehab  
 PROJECT NO 122-019 FINAL COST \$1,557,475.43  
 CONTRACT SIGNED 7/16/2024  
 PROJECT DESCRIPTION Rehab/Line sewers and manholes throughout the City of SB

**WITNESSETH:**

The work under the above contract between the City of South Bend and the undersigned contractor having been completed, the City of South Bend, its officials and agents are hereby released from all claims and demands whatsoever arising under or by such contract, and that the contractor performed the work within the scope of the Specifications and Standards of the City of South Bend which were a part of the above Contract.

Executed this 18th day of December, 2025

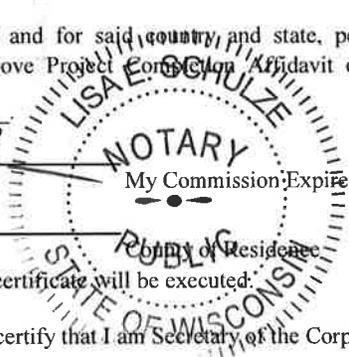
[Signature]  
 Signature  
Keith M. Alexander  
 Printed Name

Visu-Sewer, Inc.  
 Company Name  
W230 N4855 Betker Dr  
 Company Address  
Pewaukee, WI 53072  
 City, State, Zip

**WITNESSES:**

Before me, the undersigned Notary Public in and for said ~~country~~ and state, personally appeared KEITH M. ALEXANDER and acknowledged his/her signature to the above Project Completion Affidavit on the 18th day of December, 2025

[Signature]  
 Notary Signature  
LISA E. SCHULZE  
 Printed Name  
 My Commission Expires 2/21/2027  
 City of Residence MILWAUKEE



If the Contractor is a corporation, the following certificate will be executed:

I, DAVID L ALEXANDER, certify that I am Secretary of the Corporation executing this release; that KEITH M ALEXANDER who signed this release on behalf of the contractor was then PRESIDENT / CEO of said Corporation; that said release was duly signed for and on behalf of said Corporation by Authority of its governing body, and is within the scope of corporate powers:

[Signature]  
 Secretary's Signature  
David L. Alexander  
 Printed Name



**DEPARTMENT OF PUBLIC WORKS APPROVAL**

This project is acceptable for final approval and we recommend to the Board of Public Works that it be ordained as follows:

Kyle Ludlow Date: 1/22/2026  
 Construction Manager

**CITY OF SOUTH BEND, INDIANA  
BOARD OF PUBLIC WORKS**

[Signature]  
 Elizabeth A. Maradik, President  
[Signature]  
 Murray L. Miller, Member  
[Signature]  
 Abigail E. Magas, P.E.  
 Abigail E. Magas, Member

[Signature]  
 Joseph R. Molnar, Vice President  
[Signature]  
 Breana N. Micou, Member  
[Signature]  
 Attest: Hillary R. Horvath, Clerk

Date: February 10, 2026

FINAL WAIVER OF LIEN

Keith M. Alexander being duly sworn that he/she is the President/CEO
(Name of Officer) (Title)

of Visu-Sewer, LLC having contracted with City of South Bend
(Contractor) (Owner)

to furnish certain materials and/or labor as follows: sewer rehabilitation work
(Description)

for a project known as Sewer and Manhole Rehabilitation 122-019
(Name of Project)

located at various locations throughout the city of South Bend

and owned by City of South Bend
(Owner)

and does hereby further state on the behalf of the aforementioned contractor:

FINAL WAIVER that the final balance due from the contractor is the sum of
One million five hundred fifty-seven thousand four hundred seventy-five & 43/100 (\$ 1,557,475.43 )
(Amount Written Out)

- receipt of which is hereby acknowledged; or
the payment of which has been promised as the sole consideration for this Affidavit and Final Waiver of Lien which shall become effective only upon receipt of such payment.

THEREFORE, the undersigned waives and releases unto the Owner of said premises, any and all liens or claims whatsoever on the above-described property and improvements thereon an account of labor or material or both, furnished b the undersigned thereto, subject to limitations or conditions expressed herein, if any; and further certified that no other party has any claim or right to a lien on account of any work performed or material furnished to the undersigned for said project, and within the scope of this Affidavit and Waiver of Lien.

Date 12/18/2025

Visu-Sewer, LLC By [Signature]
(Firm) (Authorized Representative)

STATE OF WISCONSIN )
) SS:
WAUKESHA COUNTY )

Before me, the undersigned, a Notary Public, in and for said County and State, personally appeared KEITH M. ALEXANDER and acknowledged the execution of the foregoing Waiver of Lien.

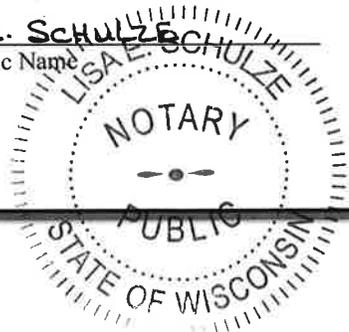
IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal on the 18TH day of DECEMBER 20 25.

My Commission Expires: 2/21/2027

[Signature]
Notary Public Signature

Residing in MILWAUKEE County

LISA E. SCHULZE
Notary Public Name



**BOARD OF PUBLIC WORKS  
AGENDA ITEM REVIEW REQUEST FORM**

Date	<b>01/22/2026</b>		
Name	<b>Kyle Ludlow</b>	Department	<b>Public Works</b>
BPW Date	<b>02/10/2026</b>	Phone Extension	<b>9157</b>

**Review and Approval Required Prior to Submittal to Board**

Diversity Compliance and Inclusion Officer	<input type="checkbox"/>	Officer Name	_____
BPW Attorney	<input type="checkbox"/>	Attorney Name	_____
Dept. Attorney	<input type="checkbox"/>	Attorney Name	_____
Purchasing	<input type="checkbox"/>		_____

**Check the Appropriate Item Type – Required for All Submissions**

<input type="checkbox"/> Professional Services Agreement	<input type="checkbox"/> Contract	<input type="checkbox"/> Proposal	
<input type="checkbox"/> Open Market Contract	<input type="checkbox"/> Amendment/Addendum	<input type="checkbox"/> Special Purchase, QPA	
<input type="checkbox"/> Bid Opening	<input type="checkbox"/> Bid Award	<input type="checkbox"/> Req. to Advertise	<input type="checkbox"/> Title Sheet
<input type="checkbox"/> Quote Opening	<input type="checkbox"/> Quote Award	<input type="checkbox"/> Reject Bids/Quotes	
<input type="checkbox"/> Proposal Opening	<input checked="" type="checkbox"/> C/O & PCA No. <u>3(F)</u>	<input type="checkbox"/> PCA	
<input type="checkbox"/> Chg. Order, No.	<input type="checkbox"/> Traffic Control	<input type="checkbox"/> Resolution	
<input type="checkbox"/> Other: _____		<input type="checkbox"/> Ease. /Encroach	

**Required Information**

Company or Vendor Name	Visu-Sewer, Inc.		
New Vendor	<input type="checkbox"/> Yes <input type="checkbox"/> If Yes, Approved by Purchasing		
	<input checked="" type="checkbox"/> No		
MBE/WBE Contractor	<input type="checkbox"/> MBE	Completed E-Verify Form Attached	<input type="checkbox"/> Yes
	<input type="checkbox"/> WBE		<input type="checkbox"/> No
Project Name	Sewer and Manhole Rehab		
Project Number	122-019		
Funding Source	Sewage Works Capital		
Account No.	PR-00033672 PO-0033245		
Amount	\$1,557,475.43		
Terms of Contract			
Purpose/Description	Project Closeout		

**For Change Orders Only**

Amount of	<input checked="" type="checkbox"/> Increase	\$	
	<input type="checkbox"/> Decrease	(\$ 317,697.82)	
Previous Amount		\$ 1,875,173.25	
		Increase	%
Current Percent of Change:		Decrease	(20.77%)
New Amount		\$ 1,557,475.43	
		Increase	%
Total Percent of Change:		Decrease	(1.82%)
Time Extension Amount:		0	
New Completion Date:			