



CITY OF SOUTH BEND

BOARD OF PUBLIC WORKS

May 12, 2026

Mr. James Bracken
KLF Enterprises
2300 W 167th St.
Markham, IL 60428
sergioe@klfent.com

RE: Award Bid – River Glen Office Building Demolition – Project No. 126-030

Dear Mr. Bracken:

At its May 12, 2026, meeting, the Board of Public Works awarded the above referenced bid to you in the amount of \$442,000. Enclosed please find a signed Bid/Proposal form.

Please forward the following documents **in one submittal by May 26, 2026** to my attention for Board of Public Works approval at hhorvath@southbendin.gov:

1. One (1) signed original of the Public Works Contract (enclosed)
2. Labor & Material Payment Bond
3. Performance Bond (125% of Bid Amount)
4. Certificate of Insurance naming the City of South Bend as an additional insured
5. Item #4 for all subcontractors that you use

Sincerely,

/s/ Hillary Horvath

Hillary Horvath, Clerk

Enclosures
HH/cb

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

This Agreement is made and entered into this 12th Day of May, 2026, by and between KLF Enterprises, (the "Contractor"), and the Board of Public Works (the "Board").

The Contractor covenants and agrees to make the following improvement, as fully set out in the Request for Quotations, Standard Specifications, Special Provisions, Plans, and Bid Proposals, all of which are set forth as a part of this Contract, for:

PROJECT NO. 126-030
DESCRIPTION: RIVER GLEN OFFICE BUILDING DEMOLITION
COMPLETION DATE: SEE SPECIFICATIONS
AMOUNT: \$442,000
FUNDING: RIVER WEST DA TIF


The unit prices for this improvement were those prices as received and accepted by the Board on the 12th Day of May, 2026.

The Contractor further agrees to notify the assigned Engineer when this improvement is completed. This notification shall be in the form of a Project Completion Affidavit, signed by the Contractor. Upon final acceptance of the improvement by the Engineer, the Contractor's final estimate will be presented to the Board for final Payment with one (1) copy of the Project Completion Affidavit and one (1) copy of a Waiver of Lien.

Each of the Parties, by signing below, represents and warrants to the other Party th at he/she/it has the authority to bind the named person or entity to this Agreement.

CITY OF SOUTH BEND, INDIANA
BOARD OF PUBLIC WORKS

KLF ENTERPRISES



Elizabeth A. Maradik, President



Joseph R. Molnar, Vice President



Murray L. Miller, Member



Breana N. Micou, Member



Abigail E. Magas, Member



Attest: Hillary R. Horvath, Clerk

Date: May 12, 2026

Printed Name

Signature



CITY OF SOUTH BEND

BOARD OF PUBLIC WORKS

May 12, 2026

Mr. Mark Osler
Indiana Earth Inc.
10343 Mckinley Hwy
Osceola, IN 46561
estimatorindianaearth@yahoo.com

RE: Award Bid – River Glen Office Building Demolition – Project No. 126-030

Dear Mr. Osler:

At its May 12, 2026, meeting, the Board of Public Works awarded the above referenced bid to KLF Enterprises in the amount of \$442,000.

Thank you for bidding, and we hope you bid with us in the future.

Sincerely,

/s/ Hillary Horvath

Hillary Horvath, Clerk

Enclosures
HH/cb



CITY OF SOUTH BEND

BOARD OF PUBLIC WORKS

May 12, 2026

Mr. Jason C. Dore
Dore & Associates
PO Box 338 Washington Ave.
Bay City, MI 48707
est@doreassoc.com

RE: Award Bid – River Glen Office Building Demolition – Project No. 126-030

Dear Mr. Dore:

At its May 12, 2026, meeting, the Board of Public Works awarded the above referenced bid to KLF Enterprises in the amount of \$442,000.

Thank you for bidding, and we hope you bid with us in the future.

Sincerely,

/s/ Hillary Horvath

Hillary Horvath, Clerk

Enclosures
HH/cb



CITY OF SOUTH BEND

BOARD OF PUBLIC WORKS

May 12, 2026

Mr. Mike Brough
Green Demolition Contractors
315 Brighton Street
LaPorte, IN 46350
mike@greendemolitioninc.com

RE: Award Bid – River Glen Office Building Demolition – Project No. 126-030

Dear Mr. Brough:

At its May 12, 2026, meeting, the Board of Public Works awarded the above referenced bid to KLF Enterprises in the amount of \$442,000.

Thank you for bidding, and we hope you bid with us in the future.

Sincerely,

/s/ Hillary Horvath

Hillary Horvath, Clerk

Enclosures
HH/cb



CITY OF SOUTH BEND

BOARD OF PUBLIC WORKS

May 12, 2026

Ms. Rachelle Dolniak
Ritschard Bros.
1204 W. Sample St.
South Bend, IN 46619
rit1204@datacruz.com

RE: Award Bid – River Glen Office Building Demolition – Project No. 126-030

Dear Ms. Dolniak:

At its May 12, 2026, meeting, the Board of Public Works awarded the above referenced bid to KLF Enterprises in the amount of \$442,000.

Thank you for bidding, and we hope you bid with us in the future.

Sincerely,

/s/ Hillary Horvath

Hillary Horvath, Clerk

Enclosures
HH/cb



CITY OF SOUTH BEND

BOARD OF PUBLIC WORKS

May 12, 2026

Mr. Herb Pundsack III
Veit & Company, Inc.
14000 Veit Place
Rodgers, MN 55374
contracts@veitusa.com

RE: Award Bid – River Glen Office Building Demolition – Project No. 126-030

Dear Mr. Pundsack:

At its May 12, 2026, meeting, the Board of Public Works awarded the above referenced bid to KLF Enterprises in the amount of \$442,000.

Thank you for bidding, and we hope you bid with us in the future.

Sincerely,

/s/ Hillary Horvath

Hillary Horvath, Clerk

Enclosures
HH/cb

**CITY OF SOUTH BEND, INDIANA
CONTRACTOR'S BID FOR PUBLIC WORK**

Project Name River Glen Office Building Demolition
Project No. 126-030
For Bids Due Tuesday, April 28, 2026 @ 9:00 A.M. (E.D.T.)

PART I

(Must be completed for all bids. Please type or print)

Date: 4-27-26 **Bidder (Firm):** KLF Enterprises
Address: 2300 W 167th St
City/State/Zip: Markham IL 60428 **Telephone Number:** (708) 331-4200
Agent of Bidder (if Applicable): MM
Pursuant to notices given, the undersigned offers to furnish labor and/or material necessary to complete the public works project of:

River Glen Office Demolition

the City of South Bend, Indiana, in accordance with plans and specifications prepared by:
City of South Bend, Engineering Division

and dated 04/03/2026 for the sum of (enter the Total Bid as shown on the Proposal)
Four Hundred and Forty Two Thousand (\$ 442,000)
(Enter sum of Total Base Bid plus Alternates shown on Proposal) (Numerical)

The undersigned further agrees to furnish a bond or certified check with this bid for an amount specified in the notice of the letting. If alternative bids apply, the undersigned submits a proposal for each in accordance with the notice. Any addendums attached will be specifically referenced at the applicable page. If additional units of material included in the contract are needed, the cost of units must be the same as that shown in the original contract if accepted by the City of South Bend. If the bid is to be awarded on a unit basis, the itemization of the units shall be shown on a separate attachment.

By [Signature]
(Signature)
James Brackley
(Printed Name of Person Signing)

ACCEPTANCE

The above bid is accepted this _____ day of _____ 20 _____

Subject to the following conditions: _____

CITY OF SOUTH BEND, INDIANA
BOARD OF PUBLIC WORKS

[Signature]
Elizabeth A. Maradik, President

[Signature]
Joseph R. Molnar, Vice President

[Signature]
Murray L. Miller, Member

[Signature]
Breana N. Micou, Member

[Signature]
Abigail E. Magas, Member

[Signature]
Attest: Hillary R. Horvath, Clerk

Date: May 12, 2026



INTER-OFFICE MEMORANDUM
DEPARTMENT OF PUBLIC WORKS
DIVISION OF ENGINEERING

TO: Hillary Horvath, Clerk
Board of Public Works

FROM: Zach Hurst, PE, Sr. Project Engineer

SUBJECT: Award Bid - Project No. 126-030
River Glen Office Building Demolition

DATE: 05/08/2026

On April 28, 2026, the Board of Public Works opened and read bids for the above project.

The scope of work is demolition of three office buildings in the former River Glen Office Park: 348 Columbia Street, 404 Columbia Street, and 501 E. Monroe Street.

Six bids were received:

Contractor:	TOTAL:
KLF Enterprises	\$442,000
Indiana Earth	\$618,950
Dore & Associates	\$649,500
VEIT, Inc.	\$747,000
Green Demolition	\$773,800
Ritschard Brothers	\$793,876

The low bid from KLF Enterprises is complete and responsive. KLF Enterprises is pre-qualified as a Responsible Bidder and is able to meet both the MWBE goals for the project. Their bid is within budget.

I recommend award of the bid for **River Glen Office Building Demolition** to *KLF Enterprises*, in the amount of \$442,000. Funding is available through PR-00046877.



**BID/PROPOSAL
CITY OF SOUTH BEND**

Project Name: River Glen Office Building Demolition

Project Number: 126-030

For Bids Due: Tuesday, April 28, 2026 @ 9:00 A.M. (E.D.T.)

Contractor Name: VLF Enterprises

BASE BID

Item No.	Description	Quantity	Unit	Unit Price	Total Amount
1	Lump Sum price to complete asbestos abatement, building demolition, backfill, grading and seeding as intended by these Specifications at 348 Columbia Street	1	LSUM	125,000	125,000
2	Lump Sum price to complete asbestos abatement, building demolition, backfill, grading and seeding as intended by these Specifications at 404 Columbia Street	1	LSUM	115,000	115,000
3	Lump Sum price to complete asbestos abatement, building demolition, backfill, grading and seeding as intended by these Specifications at 501 E. Monroe Street	1	LSUM	177,000	177,000
4	Environmental Allowance	1	LSUM	\$25,000	\$25,000

BASE BID TOTAL 442,000

Bidder (Firm): VLF Enterprises

Address: 2300 W 167th St

City/State/Zip: Murkham IL 60446 **Telephone Number:** (708) 331-4200

By: 

(Signature)

James Bracken

(Printed Name of Person Signing)

CITY OF SOUTH BEND
 MINORITY AND WOMEN BUSINESS ENTERPRISE INCLUSION PROGRAM PLAN
 FORM MBE-1.0
 MBE UTILIZATION PLAN




This completed form should be supplied with Bids that pertain to City of South Bend Public Works Projects involving MBE participation. It is the bidder's sole responsibility to verify whether any listed minority or woman business meets the MBE qualifications.

Goals should be calculated based on the Base Bid only.

Project Number: 126-030 Project Name: River Glen Office Building Demolition
 Bidder: KLF Enterprises Total Bid Amount: 442,000 MBE Goal: 1.29%
 Page of

Name & Address of MBE	Primary Contact Person (Name/Telephone)	Scope of Work to be Performed (Attach scope/schedule if you need additional space)	Dollar Amount of MBE Component	Percentage of Total Bid/Proposal
1st Class Logistics LLC 2213 Saint Charles Ave. South Bend, IN 46614	574-993-0071	Trucking	\$ 7,500.00	

Submitted by: Bernard Coutee  4/20/2020
 Print Name Signature Date

Goals should be calculated based on the Base Bid only.

CITY OF SOUTH BEND
 MINORITY AND WOMEN BUSINESS ENTERPRISE INCLUSION PROGRAM PLAN
 FORM WBE-1.0
 WBE UTILIZATION PLAN



EMailed
4-20-26

This completed form should be supplied with Bids that pertain to City of South Bend Public Works Projects involving WBE participation. It is the bidder's sole responsibility to verify whether any listed minority or woman business meets the WBE qualifications.
 Goals should be calculated based on the Base Bid only.

Project Number: 126-030 Project Name: River Glen Office Building Demolition
 Bidder: KLF Enterprises Total Bid Amount: 642,000 WBE Goal: 4.64%
 Page of

Name & Address of WBE	Primary Contact Person (Name/Telephone)	Scope of Work to be Performed (Attach scope/schedule if you need additional space)	Dollar Amount of WBE Component	Percentage of Total Bid/Proposal
<u>JAN Corporation 1112 E Summit St Crown Pt, IN 46307</u>	<u>Sandra K Smith 219-299-6830</u>	<u>Trucking/Hauling</u>	<u>25,000⁰⁰</u>	

Submitted by: Sandra K Smith Sandra K Smith 4-20-26
 Print Name Signature Date

Goals should be calculated based on the Base Bid only.

