

1 subject to budgetary limitations

2 AWARDED BIDDERS

3 Merlo Plumbing Co. (A1)

4 WM Mahn Plumbing Inc. (A2)

5 Section 2. The Jefferson County, Missouri, Council hereby authorizes the
6 County Executive to execute a renewal agreement, attached hereto and incorporated herein
7 by reference and attached as Exhibit A1-A2. The County Executive is further authorized
8 to take any and all actions necessary to carry out the intent of this Ordinance.

9 Section 3. Copies of all Invitations for Bid, Requests for Proposals, responses
10 thereto, and any contracts or agreements shall be maintained by the Department of the
11 County Clerk consistent with the rules and procedures for the maintenance and retention
12 of records as promulgated by the Secretary of State.

13 Section 4. This Ordinance shall be in full force and effect from and after its
14 date of approval. If any part of this Ordinance is invalid for any reason, such invalidity
15 shall not affect the remainder of this Ordinance.

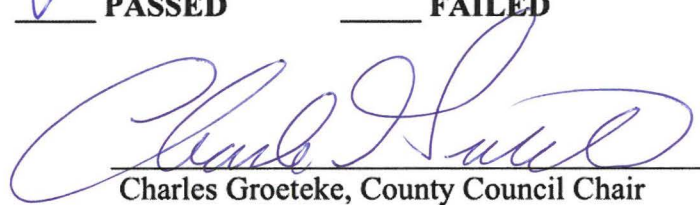
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THIS BILL BEING DULY INTRODUCED, THE MEMBERS OF THE JEFFERSON COUNTY, MISSOURI, COUNCIL VOTED AS FOLLOWS:

Council Member District 1, Brian Haskins	<u>yes</u>
Council Member District 2, Gene F. Barbagallo	<u>yes</u>
Council Member District 3, Lori Arons	<u>yes</u>
Council Member District 4, Charles Groeteke	<u>yes</u>
Council Member District 5, Scott Seek	<u>yes</u>
Council Member District 6, Daniel Stallman	<u>yes</u>
Council Member District 7, Bob Tullock	<u>yes</u>

THE ABOVE BILL ON THIS 24 DAY OF June, 2024:


PASSED **FAILED**


Charles Groeteke, County Council Chair


Cherlynn Boyer, Council Executive Assistant

THIS BILL WAS ✓ APPROVED BY THE JEFFERSON COUNTY EXECUTIVE AND ENACTED AS AN ORDINANCE OF JEFFERSON COUNTY, MISSOURI, THIS 26 DAY OF June, 2024.

THIS BILL WAS _____ VETOED AND RETURNED TO THE JEFFERSON COUNTY, MISSOURI, COUNCIL WITH WRITTEN OBJECTIONS BY THE JEFFERSON COUNTY EXECUTIVE, THIS _____ DAY OF _____, 2024.



Dennis J. Gannon, Jefferson County, Missouri, Executive

ATTEST:



Jeannie Goff, County Clerk

BY: 

First Reading: 06-24-2024



County of Jefferson

State of Missouri
Administration Center
729 Maple Street · PO Box 100
Hillsboro, Missouri 63050

Dennis Gannon
County Executive

DEPARTMENT OF ADMINISTRATIVE SERVICES

David Courtway - Director

Web Address: www.jeffcomo.org

Dana Downs
Human Resources Manager
(636)797-5563 / Fax (636)797-5596

Jackie Doyle
General Services/Contracts & Grants Manager
(636)797-5380 / Fax (636)797-5067

MERLO PLUMBING CO. INC.
11041 GRAVOIS INDUSTRIAL COURT
ST LOUIS MO 63128



April 9, 2024

Attn: CONTRACTS

Your company was awarded a bid for **“2023 ON-CALL PLUMBING SERVICES”** for the County of Jefferson, Missouri in **May 2023**. The Invitation for Bid allows the County to renew your bid award for an additional one-year term with consent of the awarded bidder.

The County of Jefferson, Missouri may desire to renew this bid award for an additional one year with the same terms and conditions, subject to budgetary limitations, subject to approval by the County Council and County Executive. The new award dates shall be from **May 19, 2024 to May 18, 2025**.

PLEASE INCLUDE THE FOLLOWING ITEMS:

- 1) **This executed renewal letter**
- 2) **Updated insurance certificates**
- 3) **Current paid tax receipts for any real or personal property owned in Jefferson County OR a notarized letter on company letterhead stating that your company does not own any real or personal property in Jefferson County.**
- 4) **Company Name, Signature, Print, Company Address and Phone completed on next page.**

Please sign and return as soon as possible if your company agrees to renew this contract.

Kenneth Medco
Printed Name of Authorizing Agent

Kenneth Medco
Signature

4/19/24
Date

If your company does not wish to renew this agreement, please advise as soon as possible. Any questions please contact me at (636) 797-5380.

Respectfully,

Jackie Doyle
Jackie Doyle
Department of Administrative Services



ORDINANCE NO.
24-0265

In Witness thereof, the parties hereto have executed this Agreement, in triplicate, as of this 19th day of April 2024:

Mpd Plumbing Co Inc
Company Name

County of Jefferson, State of Missouri

Kenneth Merlo
Signature
Kenneth Merlo
Print

Dennis J. Gannon
Signature
Dennis J. Gannon
County Executive

Company Address: _____

11041 Gravois Industrial Ct
St. Louis MO 63128

Phone: 314-843-1000

I hereby certify under section 50.660 RSMo there is either: (1) a balance of funds, otherwise unencumbered, to the credit of the appropriation to which the obligation contained herein is chargeable, and a cash balance otherwise unencumbered, in the treasury, to the credit of the funds from which payment is to be made, each sufficient to meet the obligation contained herein; or (2) bonds or taxes have been authorized by vote of the people and there is a sufficient unencumbered amount of the bonds yet to be sold or of the taxes levied and yet to be collected to meet the obligation in case there is not a sufficient unencumbered cash balance in the treasury.

Kristy Uppick
County Auditor

APPROVED AS TO FORM

[Signature]
County Counselor



MERLO

PLUMBING CO., INC.

11041 Gravois Industrial Court • St. Louis, Missouri 63128 • Phone: (314) 843-1000 • Fax: (314) 843-1800

April 19, 2024

Attn: Jackie Doyle
729 Maple Street
PO Box 100
Hillsboro, MO 63050

Re: 2023 On-Call Plumbing Services

To Whom It May Concern:

This Letter is to inform you that Merlo Plumbing Co., Inc. does not own any real or personal property in Jefferson County.

If you should have any questions, please do not hesitate to contact me.

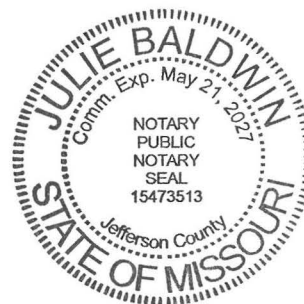
Sincerely,

Kenneth Merlo
President
Merlo Plumbing Co., Inc.

SWORN to and subscribe before me this 19th Day of April, 2024

NOTARY PUBLIC

My Commission Expires: 5/21/2027





County of Jefferson

State of Missouri
Administration Center
729 Maple Street · PO Box 100
Hillsboro, Missouri 63050

Dennis Gannon
County Executive

DEPARTMENT OF ADMINISTRATIVE SERVICES

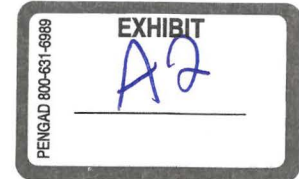
David Courtway - Director

Web Address: www.jeffcomo.org

Dana Downs
Human Resources Manager
(636)797-5563 / Fax (636)797-5596

Jackie Doyle
General Services/Contracts & Grants Manager
(636)797-5380 / Fax (636)797-5067

WM MAHN PLUMBING
PO BOX 489
DE SOTO MO 63020



April 9, 2024

Attn: CONTRACTS

Your company was awarded a bid for “**2023 ON-CALL PLUMBING SERVICES**” for the County of Jefferson, Missouri in **May 2023**. The Invitation for Bid allows the County to renew your bid award for an additional one-year term with consent of the awarded bidder.

The County of Jefferson, Missouri may desire to renew this bid award for an additional one year with the same terms and conditions, subject to budgetary limitations, subject to approval by the County Council and County Executive. The new award dates shall be from **May 19, 2024 to May 18, 2025**.

PLEASE INCLUDE THE FOLLOWING ITEMS:

- 9) This executed renewal letter
- 10) Updated insurance certificates
- 11) Current paid tax receipts for any real or personal property owned in Jefferson County
OR a notarized letter on company letterhead stating that your company does not own any real or personal property in Jefferson County.
- 12) Company Name, Signature, Print, Company Address and Phone completed on next page.

Please sign and return as soon as possible if your company agrees to renew this contract.

Mark Mahn President
Printed Name of Authorizing Agent

[Handwritten Signature]
Signature

4/18/24
Date

If your company does not wish to renew this agreement, please advise as soon as possible. Any questions please contact me at (636) 797-5380.

Respectfully,
Jackie Doyle
Jackie Doyle
Department of Administrative Services

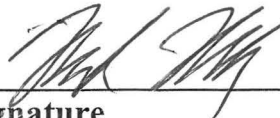


ORDINANCE NO.
24-0265

In Witness thereof, the parties hereto have executed this Agreement, in triplicate, as of this 18th day of April 2024:

W.M. Mahn Plumbing, Inc.
Company Name

County of Jefferson, State of Missouri


Signature
Mark Mahn
Print


Dennis J. Gannon County Executive

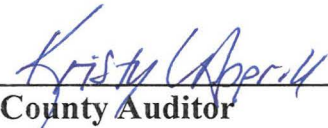
Company Address: _____

P.O. Box 489

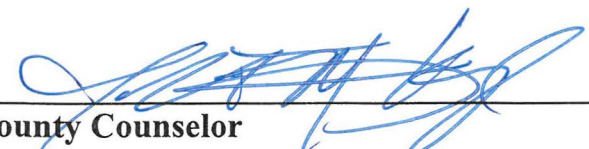
DeSoto, Mo 63020

Phone: 636-586-1471

I hereby certify under section 50.660 RSMo there is either: (1) a balance of funds, otherwise unencumbered, to the credit of the appropriation to which the obligation contained herein is chargeable, and a cash balance otherwise unencumbered, in the treasury, to the credit of the funds from which payment is to be made, each sufficient to meet the obligation contained herein; or (2) bonds or taxes have been authorized by vote of the people and there is a sufficient unencumbered amount of the bonds yet to be sold or of the taxes levied and yet to be collected to meet the obligation in case there is not a sufficient unencumbered cash balance in the treasury.


County Auditor

APPROVED AS TO FORM


County Counselor

Account Information

Account Number 012141	Account Type BUSINESS	Return Status Completed
Tax Year 2023	Tax Code R3VADS	Date Returned 4/19/2023
Total Tax \$8,663.62	City DESOTO	Tax Rate 5.8860
Owner Name WM MAHN PLUMBING INC PO BOX 489 DESOTO, MO, 63020		
Site Address 5959 STATE RD P DESOTO, MO, 63020		

Items

Item	Quantity	Assessed Value	Tax Amount
2007 KUBOTA RTV 1100CC	1	500	\$29.43
2021 KUBOTA KX57	1	20,950	\$1,233.12
2005 KUBOTA KX1613EXCAVATOR	1	3,080	\$181.29
2003 NH LS170	1	1,280	\$75.34
2010 KUBOTA K008	1	3,040	\$178.93
Z - Business Value	1	1,630	\$95.94
2004 GMC\CHEVY (G31) CAB & CHASSIS VAN 4X2 8.9GVW VAN	1	3,140	\$184.82
2007 GMC\CHEVY (G31) CAB & CHASSIS VAN 4X2 8.9GVW VAN	1	4,610	\$271.34
2001 INTERNATIONAL (4400) CAB & CHASSIS 4X2 4X2 107BBC 25GVW	1	500	\$29.43
2019 GMC\CHEVY (G4500) CAB & CHASSIS VAN 4X2 14.2GVW VAN	1	5,950	\$350.22

Show 10 More (16)

Billing

Tax Billed	\$8,663.62
Penalty Billed	\$0.00
Cost Billed	\$0.00
Total Billed	\$8,663.62
Amount Paid	\$8,663.62
Total Unpaid	\$0.00
Date Paid	12/31/2023
Paid By	WM MAHN PLUMBING INC

Tax Due Amounts

Account Has No Balance Due.

Payment History

Tax Year	Total Due	Total Paid	Amount Unpaid	Date Paid
2023	\$8,663.62	\$8,663.62	\$0.00	12/31/2023
2022	\$7,079.83	\$7,079.83	\$0.00	12/29/2022
2021	\$4,270.13	\$4,270.13	\$0.00	12/22/2021
2020	\$3,686.19	\$3,686.19	\$0.00	12/31/2020
2019	\$3,282.43	\$3,282.43	\$0.00	12/31/2019
2018	\$3,371.87	\$3,371.87	\$0.00	12/31/2018
2017	\$3,175.36	\$3,175.36	\$0.00	12/27/2017
2016	\$3,663.46	\$3,663.46	\$0.00	12/30/2016
2015	\$3,747.70	\$3,747.70	\$0.00	12/31/2015
2014	\$6,333.42	\$6,333.42	\$0.00	10/15/2015

Show 5 More (5)

Taxing Bodies

District	Tax Rate	Extension
HILLSBORO SCHOOL	3.8941	\$5,731.73
CITY OF DESOTO	0.8656	\$1,274.08
JEFFERSON COLLEGE	0.3112	\$458.06
VALLE AMBULANCE	0.2620	\$385.64
ROAD & BRIDGE TAX	0.2258	\$332.36
HEALTH UNIT TAX	0.1003	\$147.63
MENTAL HEALTH TAX	0.0857	\$126.14
JC DEV DISABILITIES	0.0857	\$126.14
STATE TAX	0.0300	\$44.16
PARK TAX	0.0256	\$37.68
COUNTY TAX	0.0000	\$0.00
TOTAL	5.8860	\$8,663.62



- HILLSBORO SCHOOL
- CITY OF DESOTO
- JEFFERSON COLLEGE
- VALLE AMBULANCE
- ROAD & BRIDGE TAX
- HEALTH UNIT TAX
- MENTAL HEALTH TAX
- JC DEV DISABILITIES
- STATE TAX
- PARK TAX

No Waivers

Property Information

Parcel Number 17-7.0-35.0-0-000-002		Owner Name and Address MAHN LLC 13055 HIDDEN VALLEY RANCH RD DESOTO, MO, 63020	
Tax Year 2023			
Deed Book	Deed Page	Deed Document # 2008R-018335	Document Date 4/30/2008
Class Commercial, Residential	Land Use V - Warehouse / Distribution	Tax Code R3VADS	
Acreage 7.6100	Assessed Value 51,500	Tax Rate 6.1260	
Physical Address 5959 STATE ROAD P DE SOTO, MO 63020			

Legal

Legal Description	Section/Township/Range	Plat Document Number	Plat Book	Plat Page	Plat Date
PT US SURVEY 2008	35 40 4				

Land Valuation

Property Use	Valued Acres	Appraised Value
Residential	5.0000	31,200
Commercial	2.6100	26,100

Structure 1

Property Type	Description	Quality	Total Base Area	Year Built	Eff. Age	Value
COM - Commercial	Storage Warehouse		0	2006	0	116,400

406				Heating & Cooling	
		100 Percent		Heating & Cooling	6,000 Sq. Ft.
		100 Percent			

Assessments

Assessment Period	Appraised Land	Assessed Land	Appraised Building	Assessed Building	Appraised Total	Assessed Total
Final Value	57,300	14,300	116,400	37,200	173,700	51,500
Form 11a	57,300	14,300	116,400	37,200	173,700	51,500
Form 11	57,300	14,300	116,400	37,200	173,700	51,500
Prior Year	57,300	14,300	116,400	37,200	173,700	51,500

<input type="checkbox"/> Billing	
Tax Billed	\$3,140.73
Penalty Billed	\$0.00
Cost Billed	\$0.00
Total Billed	\$3,140.73
Amount Paid	\$3,140.73
Total Unpaid	\$0.00
Date Paid	12/31/2023
Paid By	MAHN LLC

Tax Due Amounts
 Parcel has no balance due.

Payment History

Taxing Bodies

<input type="checkbox"/> Prior Owners						
Name	Document	Book	Page	Status	Year	
MAHN LLC ,	2008R-018335			Current	2023	
MAHN LLC ,	2008R-018335			Current	2022	
MAHN LLC ,	2008R-018335			Current	2021	
MAHN LLC ,	2008R-018335			Current	2020	
MAHN LLC ,	2008R-018335			Current	2019	
<input type="button" value="Show 10 More (13)"/>						

Property Photos



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

5/17/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Lakenan 890 Rozier Street Ste. Genevieve MO 63670	CONTACT NAME: PHONE (A/C, No., Ext): 573-883-7446		FAX (A/C, No): 573-883-3981
	E-MAIL ADDRESS: COI@lakenan.com		
		INSURER(S) AFFORDING COVERAGE	NAIC #
		INSURER A : United Fire & Casualty Company	13021
		INSURER B :	
		INSURER C :	
		INSURER D :	
		INSURER E :	
		INSURER F :	

INSURED WILMA-3
 William Mahn Plumbing Inc
 PO Box 489
 Desoto MO 63020

COVERAGES **CERTIFICATE NUMBER:** 1405926138 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR		POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
		INSD	WVD					
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input checked="" type="checkbox"/> LOC OTHER:			60477038	5/25/2023	5/25/2024	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$	
A	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO OWNED AUTOS ONLY <input checked="" type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS NON-OWNED AUTOS ONLY			60477038	5/25/2023	5/25/2024	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$	
A	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED <input checked="" type="checkbox"/> RETENTION \$ 0			60477038	5/25/2023	5/25/2024	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000 \$	
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input checked="" type="checkbox"/> N <input type="checkbox"/> N/A		60477038	5/25/2023	5/25/2024	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000	
A	Leased/Rented Eqpt Installation			60477038	5/25/2023	5/25/2024	Limit \$100,000 Limit \$250,000	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Job: 2022 On-Call Plumbing Services

CERTIFICATE HOLDER Jefferson County 725 Maple Street Hillsboro MO 63050	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
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