

**SS-5652-25-KN**

**CITY OF GRAND JUNCTION**  
**SOLE SOURCE JUSTIFICATION FORM**

Date: 3/31/25 Requested By: Emily Krause  
 Department: Parks and Recreation Division: Aquatics  
 Vendor Name: Pool Supply Unlimited Net Cost Delivered: \$ 27,247.62

Provide G/L Account where funds are budgeted: Waiting for Finance direction - Possible Conservation Trust Fund, 2025 Contingency or 201 Fund  
 Project code, if applicable \_\_\_\_\_

**SOLE SOURCE JUSTIFICATION**

*(INITIAL ALL ENTRIES THAT APPLY)*

Material/Service Description: Orchard Mesa Pool Boiler Replacement.

1. \_\_\_\_\_ - Uniqueness: Is unique and unavailable from any other source due to proprietary rights, patents, copyrights, secret processes, or monopoly control;
2. \_\_\_\_\_ - Compatibility: There is a need for compatibility with existing equipment, technologies, or processes, and only a specific product or service can satisfy that need;
3. X - Urgency: Delay would lead to serious injury, death, or significant financial loss;
4. \_\_\_\_\_ - Expertise: The vendor has unique experience, expertise, or capabilities unavailable elsewhere;
5. \_\_\_\_\_ - Standardization: There is a need to standardize specific equipment or supplies to reduce training, inventory, or maintenance costs, and only one vendor can meet this need;
6. X - Written demonstration and justification is available which reasonably and practicably establishes that the selection of a sole source vendor is in the best interest of the City.

**Attach Justification Memo and Pricing Documentation, then proceed with signatures below.**  
**After Dept Head approval, forward to Purchasing.**

**Department Director Approval:**

I recommend that competitive procurement be waived and that the service or material described herein be purchased as a sole source.

Signed: DocuSigned by: Ken Sherkman 4/2/2025  
13B0EAF622F547B... Department Head Signature Date

**Purchasing Approval:**

Based on the above and attached documents, I have determined this to be a sole source with no other vendor practicably available.

Signed: DocuSigned by: Jay Valentine 4/3/2025  
09BA36D53ED04B7... Purchasing Manager Signature Date

**Final Authorization**

City Manager Approval Required (\$25K to \$50K)

yes / no

Signed: Signed by: Michael P Bennett 4/3/2025  
7245B2BCAB87463... City Manager Signature Date

City Council Approval Required (over \$50K)

yes / no



## *Memorandum*

**TO: Mike Bennett, City Manager**  
**CC: Duane Hoff, Contract Administrator**  
**FROM: Ken Sherbenou, Parks and Recreation Director, and  
Emily Krause, Recreation Superintendent**  
**DATE: 3/31/2025**  
**SUBJECT: Sole Source for Orchard Mesa Pool Boiler Replacement**

---

The Orchard Mesa Pool boiler has failed. Attempts to repair the boiler over the past several days have been unsuccessful and the boiler has been determined to be unrepairable. The boiler also broke down last year leading to a multiple week closure. Efforts are in motion to procure a new boiler. In the meantime, the solar energy heating system is keeping temperatures in the 70s, which is cooler than usual and may be uncomfortable for some swimmers. Unfortunately, over this weekend, the pool water dropped to 71 degrees forcing the facility to close to swimmers. It is anticipated that the facility will remain closed until a new boiler is installed.

Given this closure, a new boiler must be procured as soon as possible. The city recently procured the Lincoln Park supplemental boiler, which was installed in spring of 2024. The plan is to use elements of this procurement to aid in acquiring and installing a new boiler for the Orchard Mesa Pool.

Although the facility is owned by School District #51, per the recent agreement with District #51, fixing the pool in instances like these are at the discretion and obligation of the City. To avoid a lengthy interruption in service, and no other alternative with the Community Recreation Center and its aquatic offerings still under construction, this crucial piece of equipment needs to be procured as soon as possible. It is important to note that care is being taken to ensure that the new boiler at Orchard Mesa Pool is transferable to the Lincoln Park Pool whose original boiler is a similar age to the Orchard Meas Pool boiler that just failed.

This purchase is covered by the Conservation Trust Fund, 2025 budget contingency or existing appropriated funds in the 201 depending on finance direction.

Please let us know of any questions.



---

**Fw: Quote for Your PoolSupplyUnlimited.com Order**

---

**From** Larry Manchester <larrym@gjcity.org>  
**Date** Tue 4/1/2025 1:48 PM  
**To** Kassy Nelson <kassyh@gjcity.org>

Here is updated one with more of our info.

**Larry Manchester**  
Recreation Supervisor  
City of Grand Junction  
1340 Gunnison Ave.  
970-254-3844  
gjcity.org | EngageGJ



---

**From:** Pool Supply Unlimited <sales@poolsupplyunlimited.com>  
**Sent:** Tuesday, April 1, 2025 1:45 PM  
**To:** Larry Manchester <larrym@gjcity.org>  
**Subject:** Quote for Your PoolSupplyUnlimited.com Order

⚠ **EXTERNAL SENDER** ⚠

Only open links and attachments from known senders. DO NOT provide sensitive information.

If you have any questions please feel free to contact me directly and I will be happy to assist. Thank you for the opportunity.



## Quotation

Jesse Perez  
(888) 836-6025 office  
(888) 648-5677 fax  
poolsupplyunlimited.com

30350510      Date: April 01, 2025

*Customer:* Grand Junction Parks & Recreation Ochsner, Monument Mechanical Services LLC

Destination Zip Code: 81503-2084

Quote Expires: 04/30/2025

Quantity	Item Description	Unit Price	TOTAL
1	Raypak HI Delta P-1262C Commercial Indoor-Outdoor Swimming Pool Heater   Natural Gas 1,260,000 BTUH   016066	\$25,180.60	\$25,180.60

Original Subtotal:	\$25,180.57
Subtotal:	\$25,180.60
Tax:	\$1,327.02
Shipping:	\$740.00
Total:	\$27,247.62

[Click here to View Your Quote](#)

Checkout