

Resolution 2026-R-03

COMMUNITY CENTER POOL COPING STONE CONTRACT

Anthem Community Council, Inc.
3701 W. Anthem Way, Suite #201
Anthem, Arizona 85086

WHEREAS, the undersigned, representing the Board of Directors ("Board") of Anthem Community Council, Inc., ("Council") an Arizona nonprofit corporation, is authorized and charged to administer the Council's affairs; and

WHEREAS, the Council is charged with maintaining community assets at a level that preserves property values and maintains community standards; and

WHEREAS, the coping stone surrounding the lap pool and water park at the Community Center need to be replaced; and

WHEREAS, the ACC generally competitively bids projects; and

WHEREAS, the ACC procurement policy allows for deviation from this practice and requires a finding that the alternative course of action is in the best interest of the ACC; and

WHEREAS, Rimflow Inc. installed the current system and is the sole provider of the current coping stones; and

WHEREAS, installing an alternative system would cost more than replacing the existing.

NOW THEREFORE BE IT RESOLVED, that the Board hereby directs staff to enter into an agreement with Rimflow Inc. with a not to exceed of \$359,000, details attached hereto as Exhibit A; and

FURTHER, the Board finds that it is in the best interest of the ACC to enter into this agreement without going through a competitive procurement process based on the fact that Rimflow is the sole provider of the needed materials; and

FURTHER, staff is authorized to take all necessary steps to implement this Agreement.

ADOPTED this 28th day of January 2026.

Dino Cotton, Chair

ATTEST

Laura Hartman, Secretary

Exhibit A

RIMFLOW INC.
 140 COMMODORE CIRCLE
 PORT JEFF STATION, NY
 11776



DATE	PROPOSAL NO.
Dec. 08, 2025	U RF-2086A8U

QUOTE TO:
Mr. Ben Gargano ANTHEM COMMUNITY CENTER 41130 W. Anthem Way Phoenix, AZ 85086

**UPDATED
 PROPOSAL "A"**

Lap Pool

JOB NAME
Old Coping Removal @ Big Splash Anthem Comm. Ctr. Phoenix, AZ

QTY.	DESCRIPTION	
	Removal of 477 +/- lineal feet of existing coping. Clean/remove and prep existing mortar as needed Dumpster/Bobcat & pallet jack by others.	\$21,000.00
	Apply waterproofing membrane to trench.	\$24,000.00
	Inspect trench for leaks (*needed repairs Extra)	
	Fabricate & Install new RIMFLOW Coping for 477 +/- lineal delivered. Install new foam backer rod & sealant @ deck. 35% deposit, 25% progress	\$131,000.00
	Payment for crew start up, balance upon completion. Price includes delivery, crew lodging.	\$ 11,000.00
TOTAL AMOUNT PROPOSED AT THIS TIME		\$187,000.00

Very truly yours,
RIMFLOW INC.

By: Ira Paul Costell
 (e-signature)

Ira Paul Costell
 President

Thank you for your order!
 We appreciate your business 📄

RIMFLOW INC.
 140 COMMODORE CIRCLE
 PORT JEFF STATION, NY
 11776 P: 631/928-8420



DATE	PROPOSAL NO.
Feb.19, 2025	RF-2086A9

QUOTE TO:
Mr. Ben Gargano ANTHEM COMMUNITY CENTER 41130 W. Anthem Way Phoenix, AZ 85086

**UPDATED
PROPOSAL "B"**

Water Park

JOB NAME
Old Coping Removal @ Big Splash Anthem Comm. Ctr. Phoenix, AZ

QTY.	DESCRIPTION	
	Removal of 430 +/- lineal feet of existing coping. Clean/remove and prep existing mortar as needed Dumpster/Bobcat provided by others.	\$20,000.00
	Apply waterproofing membrane to trench.	\$23,000.00
	Inspect trench for leaks (*needed repairs Extra)	
	Fabricate & Install new RIMFLOW Coping for 430+/- lineal delivered. Install new foam backer	\$118,000.00
	Rod & sealant @ deck. 35% deposit, 25% progress Payments, balance upon completion. Price includes delivery, crew lodging.	\$ 11,000.00
TOTAL AMOUNT PROPOSED AT THIS TIME		\$172,000.00

Very truly yours,
RIMFLOW INC.

By: Ira Paul Costell
 (e-signature)

Ira Paul Costell
 President

Thank you for your order!
 We appreciate your business