

**C A P I T A L
Development
B O A R D**

Building a Better Illinois

Pat Quinn, Governor

Peter O'Brien, Sr., Chairman

BOARD BOOK

January 14, 2014

10:30 a.m.

Video-Conference between:

**James R. Thompson Center
100 West Randolph Street, Suite 14-600
Chicago, Illinois**

**Illinois Dept. of Transportation
1102 East Port Plaza
Collinsville, Illinois**

**Robert Oxtoby Board Room
Wm. G. Stratton Office Building
401 S. Spring St., 3rd Floor
Springfield, Illinois**

BOARD MEMBERS:

Peter O'Brien, Sr., Chairman
Glyn Ramage
Michael Chin
Stewart Muñoz
Miles Beatty
Anthony Garippo

Jim Underwood, Executive Director



CAPITAL DEVELOPMENT BOARD

January 14, 2014, 10:30 a.m.
Video-Conference
between
the following three locations:

James R. Thompson Center
100 West Randolph Street
Suite 14-600
Chicago, Illinois

Robert Oxtoby Board Room
3rd Floor Stratton Building
401 S. Spring Street
Springfield, Illinois

IDOT Office
1102 East Port Plaza
Collinsville, Illinois

1. **CALL TO ORDER**
2. Roll Call of Members
3. Confirmation of a Quorum

PRELIMINARY ITEMS

4. Adoption of Agenda
5. Approval of December 10, 2013 Minutes 1-5
6. Introduction of Guests

BOARD ACTION

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8. Change Order
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EXECUTIVE SESSION

SUBJECT: Meeting Minutes for December 10, 2013 Board Meeting

The December 10, 2013 meeting of the Capital Development Board was held by video-conference at the James R. Thompson Center, 100 West Randolph Street, Suite 14-600, Chicago, Illinois and the Stratton Office Building, 401 South Spring Street, Third Floor, Springfield, Illinois.

The following Board Members were present:

Chicago

Peter O'Brien, Sr., Chairman
Stewart Muñoz
Michael Chin

Springfield

Glyn Ramage

Others present:

Chicago

Jim Underwood, CDB
Tom Klein, CDB
Andy Vazzano, SmithGroupJJR
Caroline Lopez, SmithGroupJJR
Terry Frisch, SmithGroupJJR
Randy Fritz, SmithGroupJJR
Paul Parry, KJWW
Amber Evans, CDB
Jesse Martinez, CDB
Keith Horton, CDB
James Cockrell, CDB
John Lanctot, CDB
Karla Springer, CDB
Gilbert Villegas, CDB
Mike Wilson, CDB
Andrea Bauer, CDB
Shannon Miller, CDB
Micaela Vidaña, CDB
Karen Fredrickson, CDB
Ron Wright, CDB

Springfield

Candy Bearden, CDB
Joe Vitowsky, U of I
Chris MacGibbon, CDB
Sherri Sullivan, CDB
Don Broughton, CDB
Kirk Fernandes, CDB
Josh Weger, CDB
Gus Behnke, CDB
Brad Nell, CDB
Marcy Joerger, CDB
Amy Romano, CDB
Claudia Andre, CDB
Lisa Mattingly, CDB
Angela Davis, CPO

Chairman O'Brien called the meeting to order at 10:37 a.m.

Amber Evans took roll call. For the record, Chairman O'Brien and members Stewart Muñoz and Michael Chin were present at the Chicago meeting site. Member Glyn Ramage was present at the Springfield meeting site.

Mr. Muñoz moved and Mr. Chin seconded a motion for adoption of the agenda. Chairman O'Brien called for a vote, which was approved unanimously.

Mr. Muñoz moved and Mr. Chin seconded a motion to approve the minutes of the November 12, 2013 meeting. Chairman O'Brien called for a vote, which was approved unanimously.

All attendees and guests in Springfield and Chicago introduced themselves to the Board.

Mr. Ron Wright presented the following Proceed Order and introduced Ms. Caroline Lopez with SmithGroupJJR who further explained the project and answered questions from Board members:

PROCEED ORDER – University of Illinois at Urbana-Champaign

Construct Electrical and Computer Engineering Building

Urbana, Champaign County, Illinois

CDB Project No. 830-010-331

A/E: SmithGroupJJR

Proceed Order No. G-34.....\$295,000.000

Mr. Muñoz moved and Mr. Chin seconded a motion to approve the proceed order. Chairman O'Brien called for a vote, which was approved unanimously.

Mr. Wright presented the following Proceed Order and answered questions from Board members:

PROCEED ORDER – University of Illinois at Urbana-Champaign

Construct Electrical and Computer Engineering Building

Urbana, Champaign County, Illinois

CDB Project No. 830-010-331

A/E: SmithGroupJJR

Proceed Order No. G-29R.....\$203,260.00

Mr. Chin moved and Mr. Muñoz seconded a motion to approve the proceed order. Chairman O'Brien called for a vote, which was approved unanimously.

Mr. James Cockrell presented the following A/E selection recommendation:

1.	102-118-019	DEPARTMENT OF NATURAL RESOURCES Improve Boat Access Morrison-Rockwood State Park Morrison, Whiteside County, Illinois 1. Artisan Consulting Engineers, LLC 2. Missman, Inc. 3. Bowman Consulting Group, Ltd.	Appropriation: \$350,000 Project Cost: \$350,000
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Mr. Ramage moved and Mr. Chin seconded a motion to approve the previous recommendation for the selection of architects/engineers. Chairman O'Brien called for a vote, which was approved unanimously.

Mr. Cockrell presented the following A/E selection recommendation:

2.	104-212-013	HISTORIC PRESERVATION AGENCY Renovate Administration Building & First Bay Pullman Factory Historic Site Chicago, Cook County, Illinois 1. Knight E/A, Inc. 2. Johnson Lasky Architects, Inc. 3. Bauhs Dring Main, Ltd.	Appropriation: \$950,000 Project Cost: \$950,000
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Mr. Muñoz moved and Mr. Chin seconded a motion to approve the previous recommendation for the selection of architects/engineers. Chairman O'Brien called for a vote, which was approved unanimously.

Mr. Cockrell presented the following A/E selection recommendation:

3.	630-000-191	DEPARTMENT OF TRANSPORTATION Construct Two Vactor Waste Structures - District 1 Elgin, Kane County, Illinois and Chicago, Cook County, Illinois 1. Bowman Consulting Group, Ltd. 2. Snarr Giffin & Associates, Inc. 3. DLZ Illinois, Inc.	Appropriation: \$700,000 Project Cost: \$700,000
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Mr. Muñoz moved and Mr. Chin seconded a motion to approve the previous recommendation for the selection of architects/engineers. Chairman O'Brien called for a vote, which was approved unanimously.

Mr. Cockrell presented the following A/E selection recommendation:

4.	630-442-050	DEPARTMENT OF TRANSPORTATION Renovate Records Center Administration (Hanley) Building Springfield, Sangamon County, Illinois 1. Albers Studio + Design, Inc. 2. ATSE Consultants, LLC 3. Sarti Architectural Group, Inc.	Appropriation: \$400,000 Project Cost: TBD
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Mr. Muñoz moved and Mr. Chin seconded a motion to approve the previous recommendation for the selection of architects/engineers. Chairman O'Brien called for a vote, which was approved unanimously.

Mr. Cockrell presented the following A/E selection recommendation:

5.	825-040-030	BOARD OF HIGHER EDUCATION Infrastructure Upgrades - Three Buildings Southern Illinois University School of Medicine Springfield, Sangamon County, Illinois 1. Architectural Expressions, LLP 2. BRiC Partnership, LLC	Appropriation: \$450,000 Project Cost: \$450,000
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Mr. Ramage moved and Mr. Muñoz seconded a motion to approve the previous recommendation for the selection of architects/engineers. Chairman O'Brien called for a vote, which was approved unanimously.

Mr. Wright presented the following informational item:

CHANGE ORDER – Logan Correctional Center

Replace Roofing Systems

Lincoln, Logan County, Illinois

CDB Project No. 120-135-059

Change Order No. G-1 \$89,645.36

Ms. Shannon Miller gave a brief legislative update to the Board.

Director Underwood gave a brief personnel update to the Board, including the departure of CDB's Deputy General Counsel, Keith Horton and the retirement of Technical Specialist - Mechanical, Jim Butler.

Chairman O'Brien and the Board thanked Mr. Horton and Mr. Butler for their exceptional service to the agency.

Mr. Muñoz moved and Mr. Chin and Mr. Ramage seconded a motion to adjourn. Chairman O'Brien called for a vote, which was approved unanimously. Motion carried and the meeting adjourned at 11:05 a.m.

Executive Summary for Board Level Modification

CDB Project No. 821-010-117
Project Description: Upgrade Steam Heating System
Project Location: Illinois State University- Felmley Hall
Normal, McLean County, Illinois

Project History:

Felmley Hall was constructed in the 1930. It has a steam-heating system that was upgraded/replaced in 1970 although it still utilizes the original piping to transport the steam heat through-out the building. This system is at the end of its useful life, is very inefficient and failures in the systems components have caused dampers and other system features to be locked into place, thus causing excessive noise, system failures and disproportionately high maintenance costs.

The original scope valued at \$1,500,000.00 (funded with CDF funds) proposed converting the steam-heating system to a hot-water heating system, and reusing some of the existing building components to upgrade and improve the system. An engineering firm (KJWW) was engaged to analyze and implement the planned solution. During the first stage of design (Program Analysis) a thorough analysis of the overall system's operation and expected occupant comfort levels was conducted. The analysis resulted in a report by KJWW which recommended a more efficient and desirable solution that involves replacement of the heating and cooling system.

This work would include adding a new ducted variable air volume (VAV) heating and cooling air distribution system in combination with the conversion of the existing steam system into a hot water perimeter heating system. The new complete system will be more reliable and have better occupancy control. It will be safer and easier to operate. The revised scope also involves replacing all of the existing heating and cooling system components.

The University has added \$1,500,000.00 to the project so this work can be achieved, thereby bringing the total funds to \$3,000,000.00.

Requested Action:

We are requesting approval of Modification 1 in the amount of \$110,400.00 which will increase the Basic Services line item in KJWW's Professional Services Agreement from \$117,800.00 to \$225,000.00 to cover the added design costs and construction monitoring. This adjustment would increase the Construction Administration Fee from \$3,600.00 to \$6,800.00 resulting in a total contract modification of \$110,400.00.

**State of Illinois
Capital Development Board**

**Request for Board Approval of Modification to
Professional Services Agreement**

Project Number:	821-010-117	Using Agency:	Higher Education ISU
Contract Number:	12046310	Project	
Modification No.:	1	Description:	Upgrade Steam Heating System ay Felmley Hall at ISU Normal
Total Project Budget:	\$3,000,000.00		
Unobligated Funds:	\$2,733,700.00		
Project Manager:	Tim Dietz		
Regional Manager:	Kirk Fernandes	Project Status:	Desian Phase

Architect-Engineer: KJWW PC

PURPOSE OF THIS AGREEMENT:

Increase the Basic Services line item by \$107,200.00

Increase the Construction Administration Fee, CAF by \$3,200.00

SUBJECT AGREEMENT AMENDED AS FOLLOWS:

AGREEMENT SUMMARY	Total Obligation Per Original Agreement	Total Obligation Prior to this Modification	Total Amount of this Modification	Total Agreement Obligation Including this Modification
1. Basic Services	\$ 117,800.00	\$ 117,800.00	\$ 107,200.00	\$ 225,000.00
2. Additional Services	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00
3. CAF	\$ 3,600.00	\$ 3,600.00	\$ 3,200.00	\$ 6,800.00
4. On-Site Observations	\$ 17,500.00	\$ 17,500.00	\$ 0.00	\$ 17,500.00
5. Design Testing	\$ 10,000.00	\$ 10,000.00	\$ 0.00	\$ 10,000.00
6. Print Bid Documents in excess	\$ 4,000.00	\$ 4,000.00	\$ 0.00	\$ 4,000.00
7. ACBM Bulk Samples	\$ 3,000.00	\$ 3,000.00	\$ 0.00	\$ 3,000.00
8.	\$	\$	\$	\$
9.	\$	\$	\$	\$
10.	\$	\$	\$	\$
11.	\$	\$	\$	\$
12.	\$	\$	\$	\$
TOTALS	\$ 155,900.00	\$ 155,900.00	\$ 110,400.00	\$ 266,300.00

MODIFICATION

State of Illinois



Professional Services Agreement

Modification Number: 1
Project Number: 821-010-117
Date: December 11, 2013

Firm Name, Address
KJWW, P.C.
623 - 26th Avenue
Rock Island, IL 61201

Project Information
Upgrade Steam Heating System - Felmley Hall
Illinois State University - Normal
Normal, McLean County, Illinois

This Modification Changes the Scope of the Contract

Agreement Date: 2012-08-22 Contract: 12046310

Scope/Purpose of this agreement modification: \$1,500,000 in funding has been added to the project to bid and design the addition of a VAV system to address building cooling and ventilation, and an upgrade in controls. Also a change in schedule is included.

Subject agreement amended as follows: Replace Appendix A with Appendix A M-1

AGREEMENT SUMMARY

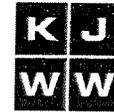
Fee Description	Total Obligation Per Original Agreement	Total Amount of Previous Modifications	Total Obligation prior to this Modification	Total Amount of this Modification	Total Agreement Obligation including this Modification
Basic Services Fee	\$117,500.00	\$ 0.00	\$117,500.00	\$107,200.00	\$224,700.00
Const. Administration Fee CAF	\$3,600.00	\$ 0.00	\$3,600.00	\$3,200.00	\$6,800.00
On-Site Representative Rates	\$17,500.00	\$ 0.00	\$17,500.00	\$ 0.00	\$17,500.00
Design Testing	\$10,000.00	\$ 0.00	\$10,000.00	\$ 0.00	\$10,000.00
Print Bid Documents in excess	\$4,000.00	\$ 0.00	\$4,000.00	\$ 0.00	\$4,000.00
ACSM Bulk Samples	\$3,000.00	\$ 0.00	\$3,000.00	\$ 0.00	\$3,000.00
TOTALS	\$155,000.00	\$ 0.00	\$155,000.00	\$107,400.00	\$262,400.00

Prepared by: [Signature] 12-16-13
AE Firm name: KJWW, P.C.
By: [Signature] 12-16-13
Principal AE name, Title: Paul E. Perry, PE, Principal
Approved by: [Signature] 12-18-13
Approved by: _____

By: [Signature] 12-16-13
Listed Agency approval
Rick Krentler, AIA
Reviewed: _____
By: _____
Final CDB authorization: _____
Print name/title: _____

R. M. [Signature] 12/19/13
 CONSTRUCTION ADMS

[Signature] 12-30-13
 Deputy Director



June 20, 2013

Mr. Tim Dietz
Capital Development Board
2317 East Lincolnway Suite A
Sterling, Illinois 61081

RE: Contract Modification Request
CDB #821-010-117
ISU Felmley Hall Steam Conversion
Normal, Illinois
KJWW #12.0476.00

Dear Tim:

This letter provides information detailing our request for CDB to consider a contract modification for the above project.

The original scope and our original fee negotiations were based on converting the existing steam heating system at Felmley Hall into a hot water heating system. This entailed the following:

1. Demolishing existing steam heating units, coils, and distribution piping throughout the building. The existing steam pressure reducing station in the basement would remain.
2. Provide a new building hot water heating system comprised of a steam-to-water heat exchanger, pumps, and hot water piping distribution system.
3. Replace all terminal steam units throughout the building with new hot water units. There are approximately 100 such units.
4. Replace four existing duct-mounted steam coils in the attic with hot water coils.
5. Replace a duct-mounted steam coil in the attic makeup air system with a hot water coil. The makeup air system has two existing main branch lines with duct-mounted steam coils, but one is no longer used and does not need to be replaced.
6. Provide new electronic controls for the new hot water system equipment provided as part of this project. The existing air handling and other equipment pneumatic controls would remain.

The project scope did not include revisions to the building air or cooling systems. The air handling units, makeup air unit, duct distribution systems, and associated controls were intended to remain as is.

After examining the equipment in the field and researching model numbers, we found that the terminal steam units located throughout the building were not induction units as presumed. The units, while appearing to be induction units, are actually Carrier terminal reheat units (TRUs). The TRUs are cabinets that deliver a constant volume of supply air and reheat the air via a steam coil. The units have a high pressure duct connection nearly identical to that of an induction unit, but, instead of inducing room air, they distribute the full volume of primary air to the room. The TRUs deliver significantly more primary supply airflow than an induction unit. That airflow is significantly higher than existing or replacement induction units are capable of producing.

With the higher supply airflow, it appears the TRUs were intended to provide cooling for the building. Induction units have chilled water coils if intended for more than heating purposes. There are window air conditioning units serving a number of rooms that have TRUs, which indicate the existing system is not sufficiently cooling those spaces.

Based on the above information, KJWW provided multiple options for review by the team. These were addressed in a letter to ISU and CDB on October 31, 2012. After issuing the letter, the CDB/ISU/KJWW team met at ISU on November 7, 2012 to discuss the options presented in the letter and the potential impact to the current project budget. On November 9, 2012, KJWW summarized and provided two final options for the team to consider (Option A – Retrofit TRUs to Hot Water and Option B – Convert to VAV System). On November 28, 2012, KJWW provided a final summary with estimated total construction budget amounts for the options. On December 12, 2012, the team met at ISU to discuss the summary from the November 28, 2012 document. It was decided at that meeting that ISU would pursue additional funding opportunities to complete the VAV system option with perimeter hot water heat for the entire building.

As the current scope has evolved into the addition of a VAV system to address existing building cooling and ventilation, and an upgrade in controls, KJWW believes the project scope and cost has increased beyond what our original negotiated fee can support.

We would like the CDB to consider a Basic Services Fee increase of \$107,200 based on the following additional project challenges:

1. Addition of a VAV system including new ductwork infrastructure.
2. Addition and upgrade of DDC controls to support VAV system.
3. Modifications to the existing AHUs for conversion to the VAV system.
4. Additional general construction work required to support vertical and horizontal ductwork system.
5. The building will be occupied throughout construction.

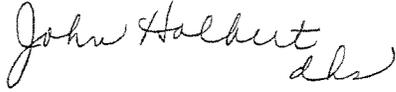
Please note the above fee request does not account for the CAF adjustment or any changes to the additional on-site representative reimbursement, design testing, printing, or ACBM bulk samples.

Tim Dietz
June 20, 2013

KJWW #12.0476.00
Page 3 of 3

We appreciate the consideration of CDB in reviewing this request and are available to answer any questions.

Sincerely,



John E. Holbert, PE, LEED AP
Associate Principal

JEH/dks

<http://portal/Projects/12.0476.00/Correspondence/tr.20130620.johhol.contractmodrequest.docx>
holbertje@kjww.com

Executive Summary for Board Level Change Order

CDB Project No. 830-010-331
Project Description: Construct Electrical and Computer Engineering Building
Project Location: University of Illinois at Urbana-Champaign
Urbana, Champaign County, Illinois

Project History:

This project is the construction of a new, approximately 230,000 square-foot Electrical and Computer Engineering Building (ECE) which will serve as the department's center of research and education. ECE is located in the North Engineering Quad on the campus.

The building is organized into two distinct areas; a five-story lab and research tower (Area A) and a three-story classroom building (Area B). These two elements are connected by a three-story atrium which forms a large volume entrance and gathering space.

The site improvements include all new walkways surrounding the site. New plazas will be installed at the main entrance on the East and smaller entrance on the Southwest corner of the building. Vehicular access is included with all new curb and gutter along Wright Street. New site lighting is to be installed. The entire site will be landscaped with trees, shrubs, and ground cover.

Requested Action:

We are requesting approval of Change Order Number G-100 in the amount of \$210,318.24 which adds the projection screens and lifts to the project. Equipment and installation was omitted from the contract documents. Infrastructure for the equipment is in place per the contract documents. The change order incorporates all front-mounted projection screens and motorized projector lifts to be added to the project scope and contract per Audio Visual drawings and specification Section 27 41 13 entitled "Architecturally Integrated Audiovisual Equipment." This change order is coded as an "A/E Omission."

NOTE: Proceed Order G-34, in the amount of \$295,000.00, was approved at the December 10, 2013 Board Meeting.

Request for Board Approval of Change Order

Project Number: 830-010-331	Using Agency: University of Illinois at Urbana-Champaign
Description: Construct Electrical and Computer Engineering Bldg UIUC Urbana, IL	Architect/Engineer: SmithGroupJJR 35 E. Wacker Drive, Suite 2200 Chicago, IL 60601
Total Project Budget: \$85,297,329	Project Manager: Chris MacGibbon
Unobligated Funds: \$4,163,692.91	
Percent Completion: 67%	

Reason for Change: All front projection screens and motorized projector lifts must be added to project scope and contract. This permanent equipment and installation was omitted from the contract documents. Infrastructure for the equipment is in place per the contract documents. Screen sizes range from 57.5" x 92" up to 146" x 260" to be installed in approximately forty rooms. The rooms consist of classrooms, auditoriums, conference rooms, laboratories, and group study rooms. Material delivery is estimated at sixty days and install duration is estimated at sixty days

Description of Change: All front projection screens and motorized projector lifts are to be added to project scope and contract per RFP/CO G-100 (attached). RFP/CO G-100 incorporates all front mounted projection screens and motorized projector lifts to be added to project scope and contract per Audio Visual drawings. AV reference sheets with detailed descriptions for the change are as follows: AV201, AV201A, AV202, AV202A, AV203, AV203A, AV205, AV205A, AV206, AV206A, AV207, AV209, AV211, AV212, AV213, AV214, AV215, AV216, AV217, AV218, AV219, AV220, AV221, AV222, AV223, AV301, AV302, AV400. This change also incorporates section 27 41 13 – Architecturally Integrated Audiovisual Equipment.

CONTRACTOR	Trade	Change Order Amount	Original Contract	% CHANGE
Williams Brothers Construction, Inc.	General	\$ 210,318.24	\$ 71,099,000.00	0.3%
Total All Change Orders		\$ 210,318.24	\$ 71,099,000.00	0.3%
Completion Effect: 130 days				

State of Illinois
CAPITAL DEVELOPMENT BOARD

REQUEST FOR PROPOSAL & CHANGE ORDER

Date: November 6 2013 RFP Number: G100

1. (Contractor's Name, Address, Telephone, Fax & Attention)
 Williams Brothers Construction Inc.
 1200 E. Kelly Avenue; P.O. Box 1366
 Peoria, IL 61654-1366
 (309)688-0416 Fax (309)688-0891
 Attn: Joey Metzloff e-mail: joey@wbci.us

CDB Project #: 830-010-331
 CDB Project Name: Electrical and Computer Engineering Facility
 & Location: University of Illinois at Urbana-Champaign
 Urbana-Champaign, Champaign County
 CDB Contract #: 12044941
 Contract Work: General (Single Prime)

2. REQUEST for change by: A/E
 CDB contemplates making certain changes, additions and deletions to the work to be performed under the subject Contract. Unless otherwise indicated in the description of change, accompanying drawings and specifications, all work required shall conform to the contract documents. The Contractor is required to submit within 14 calendar days from the date herein a proposal and a detailed breakdown for this change. The proposal shall be submitted in accordance with CDB's format and the General Conditions.

3. REASON for change:
 UIUC requests all front projection screens & motorized projector lifts to be added to Project Scope and Contract.
 Projector screens and lifts were omitted from the contract documents

4. DESCRIPTION of change including reference to drawings and specifications revised, new drawings and specifications issued.
 See attached "Discription of Change".
 Add all front projection screens and motorized projector lifts

5. OTHER CONTRACTS affected by this change. List Contractor's name, contract work, RFP number and amount.
 N/A

IMPORTANT NOTICE
 Disclosure of this information is mandatory in accordance with the Standard Documents for Construction. Failure to complete this will prevent payment for work completed and/or be a material breach of contract.

6. CONSIDERATION:
 Work to be accomplished in 270 Calendar Days from Approval of RFPCO.
 NOTE: Unless specifically indicated above, this does not extend the contract time.

The Contract Sum is INCREASED ~~DECREASED~~
 by the total sum of\$ 210,318.24

7. The change described above and on accompanying drawings and specifications and the Contractor's proposal (if applicable) are hereby incorporated by reference and made a part hereof. Having reviewed the above and determining the amount to be fair and proper the undersigned:

RECOMMEND issuance of a change order
 A/E Firm Name SmithGroupJJR
 BY Carolina Coy signature
 COORDINATING CONTRACTOR or CONSTRUCT. MANAGER
 BY [Signature] signature
 CONTRACTOR
 BY Joey Metzloff DATE 11/19/13
[Signature] print name
[Signature] signature
[Signature] title

APPROVE as to form and content:
 USING AGENCY name 12/18/13
 BY [Signature] signature
 CDB/PM APPROVE [Signature] signature
 CDB APPROVE change order DATE _____
 BY _____ print name
 _____ signature
 _____ title

8. FOR CDB USE ONLY	Type of Change	% Assess	Package No.	CO Date	CO No.	CO AMOUNT add (deduct) \$

CPO/SPO APPROVAL

Kenneth J. Main
DATE: 12/19/2013

PROCEED ORDER NO. G34

CDB PROJECT NO.: 830-010-331

CONTRACT NO.: 12-0449-41

DATE: November 21, 2013

CONTRACTOR (Name, Address)

Williams Brothers Construction, Inc.
PO Box 1366
Peoria, Illinois 61654

PROJECT (Name, City, County)

Construct ECE Building
Urbana
Champaign County

Contract Work: General

Using Agency: UIUC

DESCRIPTION OF CHANGE IN WORK:

All front projection screens and motorized projector lifts are to be added to project scope and contract per RFP/CO G-100 (attached).

Justification for the proceed order:

All front projection screens and motorized projector lifts to be added to project scope and contract. Equipment and installation was omitted from the contract documents. Infrastructure for the equipment is in place per the contract documents. Work must proceed in order to maintain the schedule, material delivery is estimated at sixty days and install duration is estimated at sixty days.

TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$ 295,000.00

Contractor Representative's Signature Joseph Miller

Costs for work involved and change in Sum and Time (if any) will be submitted for inclusion in a RFP/CO adjusting the Contract Sum and/or Contract Time subject to the CDB procedures for processing contract changes as outlined in the Capital Development Board's Standard Documents for Construction. Approval and issuance of this document does not eliminate the requirement for the subsequent RFP/CO to be reviewed and approved by CDB to determine it to be fair and reasonable.

Authorization to Proceed by:

My review of this change order has determined that: the circumstances which have necessitated this change order were not reasonably foreseeable at the time the contract was signed, or the change is germane to the original contract as signed, or the change order is in the best interest of the State and authorized by law, as described. (Applicable only to a change order or a series of change orders increasing or decreasing the contract amount more than \$10,000.00 or the contract time by more than 30 days.)

	<u>[Signature]</u>	<u>11/22/13</u>
	Project Manager	Date
(Up to \$24, 999)	<u>[Signature]</u>	<u>11.22.13</u>
	Regional Manager	Date
(Up to \$49, 999)	<u>[Signature]</u>	<u>11/22/13</u>
	Construction Administrator	Date
(Up to \$74,999)	<u>[Signature]</u>	<u>12-01-13</u>
	Deputy Director - Construction	Date
(Up to \$100,000)	<u>[Signature]</u>	<u>12 16 13</u>
	Executive Director	Date
If Board Level insert Agenda Item No. <u>7</u>		and Board Meeting Date <u>12-10-13</u>

Executive Summary for Board Level Proceed Order

CDB Project No. 546-325-066
Project Description: Install Geothermal System – AGO Building
Project Location: Camp Lincoln
Springfield, Sangamon County, Illinois

Project History:

This project provides a geothermal system for the Department of Military Affairs (DMA) Adjutant General Office (AGO) Building which is the Illinois National Guard headquarters building. The project started with a study to determine if mine water under the site could be used for a geothermal system. That was found to be unfeasible. The project scope then shifted to providing a conventional vertical well geothermal system. A well field of about 111 wells is in place to provide cooling for the entire AGO Building. To keep the construction cost within budget, the only equipment replacement is the chiller system for the north side of the building. When this project is complete, a geothermal water source heat pump will provide cooling for the north half of the building. As funding is available in the future, additional equipment and system replacement will be done to put the entire building on the geothermal loop.

Funding for this project is \$1,600,000.00 with \$1,200,000.00 from a DOE/ARRA funds grant and \$400,000.00 State funds. The total contract amount is currently \$1,265,050.00.

Requested Action:

DMA requested additional work related to the geothermal system to provide a separate cooling system for the Joint Operations Center (JOC) located in the north side basement. This area of offices and a server room does not have sufficient cooling from the building air handling unit. In addition, operation and control of a separate JOC system allows for building energy savings.

The JOC cooling system design was already provided in A/E Modification 5 executed October 22, 2013. The system design is a variable refrigerant flow (VRF) system. A fan coil in each office and area will provide space temperature control. The VRF base unit is water cooled and connected directly to the geothermal water loop.

We are requesting approval of Proceed Orders H-2 in the not-to-exceed amount of \$155,000.00 and E-2 in the not-to-exceed amount of \$14,000.00. The total amount of the two related proceed orders for this cooling system work is \$169,000.00.

Project Number: 546-325-066	Using Agency: Department of Military Affairs
Description: Install Geothermal System - AGO Building Camp Lincoln Springfield, IL 62702	Architect/Engineer: Hanson Professional Services 1525 S. Sixth St. Springfield, IL 62703
Total Project Budget: \$1,600,000	Project Manager: Terry Phelan
Unobligated Funds: \$334,950	
Percent Completion: 50%	

Reason for Change: Related Proceed Orders H-2 and E-2 will provide a cooling system for the Joint Operations Center (JOC) in the AGO Building. The JOC is manned 24/7 and is comprised of several offices and a server room. The load in this area requires continuous cooling and basically drives the current building air handling unit operation for this one area. There is also not sufficient system cooling capacity for this area so it is always warm. Separate cooling will provide energy savings and allow improved control and operation of building systems.

Description of Change: The system for the JOC will be a variable refrigerant flow (VRF) water source type connected to the project geothermal system. Proceed Order H-2 provides for the VRF system, including the water cooled VRF base unit, room fan coil units, all piping with insulation, general building work and controls. Proceed Order E-2 provides the power supply for all the VRF equipment.

CONTRACTOR	Trade	Proceed Order Amount	Original Contract	% CHANGE
Reliable Mechanical	Heating	\$ 155,000.00	\$ 777,000.00	20%
Egizii Electric	Electric	\$ 14,000.00	\$ 37,337.00	38%
		\$	\$	%
		\$	\$	%
		\$	\$	%
		\$	\$	%
Total All Change Orders		\$ 169,000.00	\$ 814,337.00	21%

Completion Effect: 90 days

PROCEED ORDER NO. H-2

CDB PROJECT NO.: 546-325-066

CONTRACT NO.: 13-0514-83

DATE: December 11, 2013

CONTRACTOR (Name, Address)
Reliable Mechanical Company
1411 Interstate Drive
Champaign, IL 61822

PROJECT (Name, City, County)
Install Geothermal System
AGO Bldg, Camp Lincoln
Springfield, Sangamon County

Contract Work: Heating

Using Agency: Dept of Military Affairs

DESCRIPTION OF CHANGE IN WORK: Provide a supplemental cooling system for the Joint Operations Center of the AGO Building connected to the project geothermal system.

Justification for the proceed order: The contractor can start this cooling system work immediately. After the work is complete, the RFP pricing will be reviewed before submittal for CDB review and change order approval.

TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$ 155,000.00

Contractor Representative's Signature

[Handwritten Signature]
CHAS GERMAN

Costs for work involved and change in Sum and Time (if any) will be submitted for inclusion in a RFP/CO adjusting the Contract Sum and/or Contract Time subject to the CDB procedures for processing contract changes as outlined in the Capital Development Board's Standard Documents for Construction. Approval and issuance of this document does not eliminate the requirement for the subsequent RFP/CO to be reviewed and approved by CDB to determine it to be fair and reasonable.

Authorization to Proceed by:

My review of this change order has determined that: the circumstances which have necessitated this change order were not reasonably foreseeable at the time the contract was signed, or the change is germane to the original contract as signed, or the change order is in the best interest of the State and authorized by law, as described. (Applicable only to a change order or a series of change orders increasing or decreasing the contract amount more than \$10,000.00 or the contract time by more than 30 days.)

(Up to \$9,999)

T. Plehn 12/16/13
Project Manager Date

(Up to \$24, 999)

Gay Kitchen 12-17-2013
Regional Manager Date

(Up to \$49, 999)

[Handwritten Signature] 12/19/13
Construction Administrator Date

(Up to \$74,999)

[Handwritten Signature] 12-30-13
Deputy Director - Construction Date

(Up to \$100,000)

If Board Level insert
Agenda Item No.

Executive Director Date

and Board Meeting Date

PROCEED ORDER NO. E-2

CDB PROJECT NO.: 546-325-066

CONTRACT NO.: 13-0515-85

DATE: December 11, 2013

CONTRACTOR (Name, Address)
Egizii Electric, Inc.
700 North MacArthur
Springfield, IL 62702

PROJECT (Name, City, County)
Install Geothermal System
AGO Bldg, Camp Lincoln
Springfield, Sangamon County

Contract Work: Electrical

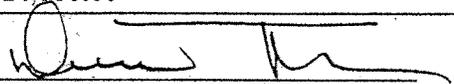
Using Agency: Dept of Military Affairs

DESCRIPTION OF CHANGE IN WORK: Provide power for the Joint Operations Center cooling system equipment which is connected to the AGO Building geothermal system.

Justification for the proceed order: The contractor can start this cooling system work immediately. After the work is complete, the RFP pricing will be reviewed before submittal for CDB review and change order approval.

TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$ 14,000.00

Contractor Representative's Signature



Costs for work involved and change in Sum and Time (if any) will be submitted for inclusion in a RFP/CO adjusting the Contract Sum and/or Contract Time subject to the CDB procedures for processing contract changes as outlined in the Capital Development Board's Standard Documents for Construction. Approval and issuance of this document does not eliminate the requirement for the subsequent RFP/CO to be reviewed and approved by CDB to determine it to be fair and reasonable.

Authorization to Proceed by:

My review of this change order has determined that: the circumstances which have necessitated this change order were not reasonably foreseeable at the time the contract was signed, or the change is germane to the original contract as signed, or the change order is in the best interest of the State and authorized by law, as described. (Applicable only to a change order or a series of change orders increasing or decreasing the contract amount more than \$10,000.00 or the contract time by more than 30 days.)

(Up to \$9,999)

J. Plela 12/16/13
Project Manager Date

(Up to \$24, 999)

Gay Kitchen 12-17-2013
Regional Manager Date

(Up to \$49, 999)

R. mpr 12/19/13
Construction Administrator Date

(Up to \$74,999)

Deputy Director - Construction Date

(Up to \$100,000)

Executive Director Date

If Board Level insert
Agenda Item No. _____

and Board Meeting Date _____



Hanson Professional Services Inc.
1525 South Sixth Street
Springfield, IL 62703
(217) 788-2450
Fax: (217) 788-2503
www.hanson-inc.com

December 11, 2013

Mr. Terry Phelan, Project Manger
Capital Development Board
William G. Stratton Building
Third Floor, 401 S. Spring Street
Springfield, IL 62706

RE: CDB 546-325-066
Camp Lincoln
Install Geothermal System
Proceed Order for JOC VRF Installation

Dear Mr. Phelan:

This letter is being written to request a proceed order for RFPs H002 and E002 described as follows:

Install a geothermal, Variable Refrigerant Flow (VRF) system to serve the Emergency Operations Center, and associated offices and server room located in the basement. The area to be conditioned includes six rooms (B16 EOC, B18 Phy. Sec., B29 Radia & Plns OP, B30 EOC, B31 EOC Office, B32 EOC Office). The water source VRF will be connected to the geothermal ground loop installed as part of the existing project. The scope will not include any revisions to the existing ventilation system. The existing VAV system will be left in place and the VAV boxes will be set to provide the current programed minimum airflow to the zone so as not to change the ventilation rates from the existing condition. The thermostats for the VAV system will be removed from these rooms and new thermostats for the VRF system will be installed.

Design scope also includes:

- Plumbing work associated with condensate for the VRF system.
- Power to the new Fan Coil Units, Heat Pump, Water Pumps and line voltage power to miscellaneous equipment and accessories required for a complete system.
- Controls design associated with connecting the VRF system to the building DDC system.
- Incidental work associated with the VRF installation such as cutting and patching chase walls where required for routing pipes.

For the following reasons:

The Joint Operations Center is consistently hot due to significant technology equipment heat loads and requires supplemental cooling. The existing HVAC system is insufficient to maintain proper operational temperatures within this space. Surplus funding from the DOE grant may be used to resolve this situation and the Using Agency has requested a variable refrigerant flow (VRF) system be installed to provide necessary supplemental cooling.

Please call me at (217) 788-2450 if you have additional questions or require additional information.

Sincerely,

Hanson Professional Services Inc.



Michael Flatt, P.E., S.E.
Project Manager

cc: Charles Evans/Department of Military Affairs
LTC Craig Holan/Department of Military Affairs

Phelan, Terry

From: Evans, Charles W III MAJ USARMY NG ILARNG (US) <charles.w.evans.mil@mail.mil>
Sent: Wednesday, December 11, 2013 4:29 PM
To: Phelan, Terry
Cc: Holan, Craig A LTC USARMY NG ILARNG (US); Michael Flatt; Lee, Mark A
Subject: User Request AGO Geothermal System 546-325-066 (UNCLASSIFIED)

Classification: UNCLASSIFIED
Caveats: NONE

Terry,

Since this request is a big request and we will have to go to the board, DMA would like to request not only for a change order to do the JOC HVAC renovation in order to mitigate the heat load from all of the new equipment that has been placed in that area but also to add in costs to upgrade the HVAC Controls system as well.

So when we go to the board, we want the rest of the money on the table as well so we don't have to go back.

I now need to figure out how much we have left after the Temp Chiller so we know how much we can spend on the controls.....

V/r,

Chuck Evans
Engineering Technician
Department of Military Affairs
1301 N Mac Arthur Blvd.
Springfield, IL, 62702
P: (217) 761-3624
C: (217) 891-0383
Email: charles.w.evansiii.mil@mail.mil

Classification: UNCLASSIFIED
Caveats: NONE

Subject: Single Bid Award

Bids were received on October 9, 2013, for the General Work on CDB Project Number 102-719-019, Replace Campground Sewage, Ferne Clyffe State Park, Goreville, Johnson County, Illinois.

A single bid was received on the General trade on October 9, 2013. Three (3) contractors held drawings for the bidding. This was the 1st bidding of this work. The first bid was held on October 9, 2013, and there was only one bid received.

Architect/Engineer: Thouvenot, Wade & Moerchen (TWM)
 4940 Old Collinsville Road
 Swansea, IL 62226

<u>TRADE</u>	<u>ESTIMATE</u>	<u>BASE BID</u>	<u>% DIFFERENCE</u>
General	\$412,106.00	\$532,230.00	+29%

Both the A/E and the CDB Staff recommend that the award be made to:

Mott Excavating, Inc.
 1210 Lake Autumn Lane
 Vienna, IL 62995

General Work: \$532,230.00



WWW.TWMHNC.COM

THOUVENOT, WADE & MOERCHEN, INC.

CONSULTING ENGINEERS ■ LAND SURVEYORS ■ PLANNERS

ILLINOIS: SWANSEA ♦ WATERLOO ♦ EDWARDSVILLE MISSOURI: ST. LOUIS ♦ ST. CHARLES

CORPORATE OFFICE

4940 OLD COLLINGSVILLE ROAD
SWANSEA, IL 62226
TEL 618.624.4488
FAX 618.624.6688

December 9, 2013

Marci Boudet

Capital Development Board
1740 Innovation Drive, Suite 258
Carbondale, Illinois 62901

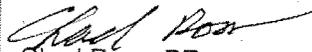
RE: Ferne Clyffe Bid Results- CDB # 102-719-019

Dear Marci:

TWM sent invitation to bids to fourteen sewer contracts, attached is copy of the email. Three of those contractors pick up plans. Only two contractors, Mott and Follow attended the prebid meeting. The number of contractors that have experience installing lift stations and force main is limited and many of them do not have experience in bidding CDB projects.

Respectfully,

THOUVENOT, WADE & MOERCHEN, INC.
SWANSEA CORPORATE OFFICE


Chad Ross, PE
Project Engineer

CC:

ENCL:

FOUNDERS

Roland G. Thouvenot, PE
Jerry T. Wade, PLS (Dec.)
William J. Moerchen

PRINCIPALS

Roland G. Thouvenot, PE
Paul K. Hornum, PE
Randall W. Buix
Craig D. Brauer, PE

ASSOCIATES

Joseph W. Moerchen, PLS
Vicki L. Wade, PE
Peggy Christmann, PE SE
Marsha J. Matter, PE
Robert G. DeConcini, PE
Lyndon J. Jones
Edgar "Mike" Samal, PLS
Sasha J. Kurlinger, PE, SE
Dana L. Link, PE
J.R. Landeck, PE, PLS
Ann M. Hammer

EXCEPTIONAL SERVICE.
NOTHING LESS.

Thouvenot, Wade & Moerchen, Inc.
Plan Holder's List

Swansea Corporate Office
4940 Old Collinsville Road
Swansea, Illinois 62226
Tel. No. 618.624.4488
Fax No. 618.624.6598
info@twm-inc.com



- Swansea, Illinois
- Waterloo, Illinois
- Edwardsville, Illinois
- St. Charles, Missouri
- St. Louis, Missouri

Project: Ferne Clyffe State Park - Replace Campground Sewage Treatment
Project Engineer: Chad Ross
Project Number: E18-04-0249A **Project Estimate:** \$500,000.00

Page _____

Due Date of Bids:	Wednesday, October 09, 2013	Pre-Bid Meeting	Fees for Contract Documents	
Time Bids are Due:	2:00PM (Local Time)	9-23-2013	Picked Up at TWM	\$ 50.00
Location Bids are Received:	Illinois Capital Development Board 1740 Innovation Drive, Suite 258 Carbondale, Illinois 62903	10:30AM	Mailed to Contractor	
		Maintenance Shed	Refund for Contract Documents	\$50.00
		55 Maintenance Lane, Goreville, Illinois 62939		

COMPANY	Address	City, State, Zip	Phone Number	Fax Number	E-Mail	Documents Picked Up	Documents Mailed	Fee Received	Docs Returned	Fee Refunded	Docs Number
Mott Excavating	1310 Lake Park Drive Lane	Vienna IL 62995	618 658 2605	618 658 3214	mottexc@ya-hoo.com		9/19/13				
Litten Enterprises, Inc.	3305 N Commercial Rd.	Marion IL 62959	618 993 2310	618 993 3162			9/19/13 032200				
iSoft	420 WEST HYRON ST.	CHICAGO, IL 60654	(800) 364-2069 x 7172	(866) 570-8187			9/20/13				
MCGRAW HILL CONSTRUCTION	4300 BELTWAY PLACE, STE. 180	ARLINGTON, TX 76018	(613) 763-3632	(888) 376-4319			9/20/13				
FOLLOWELL CONSTRUCTION	3304 WATER TOWER RD.	MARION, IL. 62959-5536	(618) 993-8994	(618) 997-4547			9/25				
COMPANY											

P1040249A1_InvdntdSpec/Plan Holder List

① Jeff Followell
Mott Excavating
Morris
(2) Litten Enterprises
- Not bidding

Subject: Single Bid Award

Bids were received on September 24, 2013 for the Ventilation Work on CDB Project Number 630-000-142, Phase 2, Upgrade Electrical System/Replace Mechanical Controls, Emergency Traffic Patrol Headquarters- Illinois Department of Transportation, Chicago, Cook County, Illinois.

A single bid was received on the Ventilation trade on September 24, 2013. Two (2) contractors held drawings for the bidding. This was the 1st bidding of this work.

Architect/Engineer: Folgers Architects Limited
819 South Wabash Avenue
Chicago, IL 60605

<u>TRADE</u>	<u>ESTIMATE</u>	<u>BASE BID</u>	<u>% DIFFERENCE</u>
Ventilation	\$91,642.00	\$179,900.00	+96%

Both the A/E and the CDB Staff recommend that the award be made to:

R J Olman Company
3200 W. Lake Ave.
Glenview, IL, 60026

Ventilation Work: \$179,900.00

PLANHOLDERS LIST

FOLGERS ARCHITECTS LIMITED

CDB PROJECT: Upgrade Electrical Systems / Replace Mechanical Controls / ETP HQ
 CDB PROJECT NO.: 630-000-142 PHASE 2

PROJECT ADDRESS: 3501 S. Normal Ave. Chicago, IL
 PROJECT OWNER: Illinois Department of Transportation

	<u>Name / Company & Address</u>	<u>Phone & Fax Numbers</u>	<u>Contract (s)</u>	<u>Deposit</u>
1.	Dawn Stiegal – Airport Electric Company 6342 S. Central Avenue, Chicago, IL 60638	airportelectric@aol.com (P): 773-735-5757 (F): 773-735-9847	Electrical	\$30.00
2.	Jonna Shipbaugh – Divane Bros. Electric Company 2424 North 25 th Avenue, Franklin Park, IL 60131	jshipbaugh@divanebros.com (P): 847-261-5423 (F): 847-455-7899	Electrical	\$30.00
3.	Carolyn Blaker – RJ Olmen Company 3200 West Lake Street, Glenview, IL 60026	rjolmen@comcast.net (P): 847-724-0094 (F): 847-724-7309	Ventilation	\$75.00
4.	Denise Cacioppo – Argon Electric Company Inc. 1700 Leider Lane, Suite 100, Buffalo Grove, IL 60089	dcacioppo@argonelec.net (P): 847-364-2200 (F): 847-364-2205	Electrical	\$70.00
5.	Ted Sulkowski – Argo Electric Inc. 1007 N. Ellsworth Ave, Villa Park, IL 60181	tsulkowski@sbcglobal.net (P): 630-833-9925 (F): 630-833-9348	Electrical	\$75.00
6.	Jim Major – Amber Mechanical Contractors Inc. 11950 S. Central Ave, Alsip, IL 60803	major@ambermech.com (P): 708-597-9700 (F): 708-597-5875	Ventilation	\$30.00
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Subject: Single Bid Award

A single bid was received on September 25, 2013 for the General Work on CDB Project Number 630-200-007, Upgrade Rest Area Walkway @ Mississippi Rapids Rest Area, I-80 Hampton, Rock Island County, Illinois.

Architect/Engineer: #9 Design Architecture, LLC
 135 S. Palmer Drive, Suite 200
 Elmhurst, IL 60126

<u>TRADE</u>	<u>ESTIMATE</u> <u>Including</u> <u>Alternates</u>	<u>BASE BID</u> <u>Including</u> <u>Alternates</u>	<u>% DIFFERENCE</u>
General	\$76,795.00	\$115,250.00	+50%

Both the A/E and the CDB Staff recommend that the award be made to:

CPI of the Midwest, Inc.
 127 31st Avenue
 Rock Island, Illinois 61201
 General Work: \$115,250.00



October 11, 2013

Tim Dietz:
Project Manager
Capital Development Board
Dixon Correctional Center
Building One, Room 141
2600 Brinton Avenue
Dixon, IL. 61021

RE: Bid Results
CDB 630-200-007
Upgrade Rest Area Upgrade
Illinois Department of Transportation, District #2
Rock Island County

Dear Tim:

A bid was received on September 25, 2013. We have reviewed the bid of \$115,259.00. The low bid was submitted by CPI of the Midwest.

The only bid is approximately 36% higher than what was estimated. The bid result may be higher as a result of the following not anticipated within the estimate:

1. Higher than expected General Conditions, Overhead and Profit, Bond, Insurance and administration costs.

Based on the small scope of this project, the bid may reflect a true representation of cost for this type of project. Bidders that were anticipated to bid this project did not submit a bid. The only bidder had considered not submitting only days from the due date. Rebidding this project may not change the low bid without reducing the scope of work. With the reduction work it may not decrease the higher than expected costs as mentioned above.

Sincerely,

Dulcinea B. Gillman
Principal
#9 Design, LLC



architecture

RE: CONTRACTOR BID DRAWING REQUEST LIST
CDB 630-200-007
UPGRADE REST AREA WALKWAY
ILLINOIS DEPARTMENT OF TRANSPORTATION DISTRICT
ROCK ISLAND, COUNTY

Contractors: CPI of the Midwest
Rex Danner
127 31st Avenue
Rock Island, IL 61201
309-788-4500
Check received 9/4/13 Documents hand delivered 9/4/13.
Check returned X/XX/13

Alacran Contracting
John Ford
309 South Main Street
Rockford, IL 61101
815-379-7808
JCFord@alacrancontracting.com
Drawings and bid manual sent electronically
Envelope & Checklist mailed 9/11/13

Lavendere Construction
Craig Holthaus
Macomb, IL
309-837-1258
JCFord@alacrancontracting.com
Drawings and bid manual sent electronically
Opted not to bid

Timberline Builders
Shawn Vandriessseche
Port Bryon, IL
309-235-7890
timberlinebuilders@mchsi.com
Drawings and bid manual sent electronically
Opted not to bid.

135 S. Palmer Drive, Suite 200 - Elmhurst, IL 60126 - Tel : 630.279.9990 - Fax : 630.279.9991

Timberline Builders
Shawn Vandriessseche
Port Bryon, IL
309-235-7890
timberlinebuilders@mchsi.com
Drawings and bid manual sent electronically
Opted not to bid just prior to bid date

Not Intrested:

Advanced Construction & Improvement
Moline, IL
Midwest Complete Construction
Rock Island, IL
Russell Construction Company
Davenport, IA
Estes Construction
Davenport, IA

Plan Rooms:

Northern Illinois Building Contractors
1111 South Alpine Road
Suite 202
Rockford, IL 61108
Drawings and bid manual sent electronically

Greater Peoria Contractors & Suppliers
1811 West Altorfer
Peoria, IL 61615
Drawings and bid manual sent electronically

Bid Clerk
abrill@bidclerk.com
28 N. Clark St.
Suite 450
Chicago, IL 60602
877-737-6482
Drawings and bid manual sent electronically

ISQFT
420 West Huron Street
Chicago, IL 60654
800-364-2059
Drawings and bid manual sent electronically

**Attempted to
Contact:**

McGraw-Hill Construction Dodge
4300 Beltway Place, Ste. 180
Arlington, TX 76018

Illowa Builders Exchange
520 24th Street
Rock Island, IL 61201

State of Illinois
CAPITAL DEVELOPMENT BOARD

ATTENDANCE RECORD

Project No.: 630-200-007
Project: Upgrade Rest Area Walkway

Meeting Description: Pre Bid Meeting
Date: September 4, 2013
Time: 1:00 P.M.
Place: Mississippi Rapids I-80 Rest Area, Rock Island County

Attendant

	<u>Name & Title</u>	<u>Representing</u>	<u>E-mail</u>	<u>Phone & Fax Numbers</u>
1.	Tim Dietz SR PM,	CDB,	timothy.dietz@illinois.gov	(815) 632-4059
2.	Rex Danner	CPI of the Midwest,	cpirdanner@nbsmail.net	(815) 632-4060 Fax (309) 788-4500 (309) 788-4511 Fax
3.	John Gianulis,	IDOT,	john.a.gianulis@illinois.gov ,	(815) 284-5913 (815) 284-5908 Fax
4.	Rick Rockwell,	IDOT,	rick.rockwell2@illinois.gov ,	(815) 284-5404
5.	Tom Elmendorf,	IDOT,	Thomas.elmendorf@illinois.gov ,	(815) 284-5967
6.	David Dix, Project Manager,	#9 Design, LLC,	david@number-nine.com ,	(630) 279-9990 (630) 279-9991 Fax
7.	Chuck Layer,	IDOT,	Charles.l.layer@illinois.gov ,	(815) 284-5300
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E-MAIL THIS FORM

This form may be submitted to CDB electronically as an attachment to meeting minutes. Attach the completed form to an e-mail addressed to the CDB Project Manager. All CDB e-mail addresses are available on our website: www.cdb.state.il.us.

Subject: Single Bid Award

Bids were received on October 17, 2013 for the General Work on CDB Project Number 630-000-148, Replace Natural Gas Meter/Upgrade Electrical Panel/Renovate Restrooms, Paris/Danville/Fithian, Illinois.

A single bid was received on the General trade on October 17, 2013. Three (3) contractors held drawings for the bidding. This was the 2nd bidding of this work. The first bid was held on June 27, 2013, and there was only one bid received.

Architect/Engineer: MSA Professional Services
201 W. Springfield Ave.
Champaign, IL 61824

<u>TRADE</u>	<u>ESTIMATE</u>	<u>BASE BID</u>	<u>% DIFFERENCE</u>
General	\$91,580.00	\$140,000.00	+53%

Both the A/E and the CDB Staff recommend that the award be made to:

Grunloh Construction, Inc.
101 W. Temple Ave.
Effingham, IL. 62401

General Work: \$140,000.00

Memo

To: Gary Kitchen, Regional Manager for Region 3

Date: December 11, 2013

Re: CDB Project # 630-000-148: Replace Natural Gas Meter/Upgrade Electrical Panel/Renovate Restrooms; IDOT, Danville, Fithian, Paris, Illinois.

Dear Mr. Kitchen,

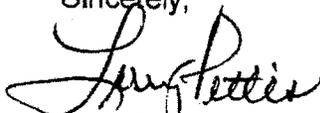
Regarding the above mentioned CDB project the CDB PM is recommending the single contract bid for the General Contract be awarded to the single bidder received October 17, 2013. This is the second time bidding this project both times it has received single bids for both trades. The first bid opening was held June 27, 2013.

The bidding climate in this area has not been favorable for this project. The A/E contacted 15 additional contractor firms in additions to the 2 bidders who bid the project 6/27/13. Of the 15 contractors contacted one contractor did buy bid documents but did not bid the project 10/17/13 therefore for the CDB Bid Opening held 10/17/13 CDB received single bids for both contracts 1 bid for the General contract and 1 bid for the Plumbing contract.

The CDB PM worked along with Using Agency IDOT before making a decision on this level conveying that additional funding would be needed to award this project and the Using Agency IDOT did agree to add the funding to award the general contract.

For any further questions or concerns related to this issue please feel free to contact me.

Sincerely,



Larry Pettis

Senior Project Manager

Pettis, Larry

From: Mark Gilbert <mgilbert@msa-ps.com>
Sent: Thursday, October 10, 2013 2:17 PM
To: Pettis, Larry
Cc: Eric Peterson; Carver, Sean D
Subject: CDB 630-000-148 Paris / Danville / Fithian

Larry-

Just an update on the bidding so far:

I have personally contacted 15 firms in addition to the original 2 bidders.

6 of these firms expressed interest in taking a look at the drawings, which I provided.

One of these firms has responded that they are not interested.

One firm (Glesco Electric) has actually paid the deposit and picked up the entire document set.

Mark

Mark Gilbert, PE, LEED AP
MSA Professional Services, Inc.
(217) 352-6976

Pettis, Larry

From: Mark Gilbert <mgilbert@msa-ps.com>
Sent: Tuesday, October 15, 2013 9:23 AM
To: Pettis, Larry
Subject: CDB 630-00-148 Paris / Danville / Fithian

Larry-

Planholders as of 10/15-

Grunloh Construction Inc. (2 sets)
101 W Temple Ave, PO Box 684
Effingham, IL 62401
(217) 342-4157

A & R Mechanical Contractors, Inc.
7611 Kettering Park, PO Box 787
Urbana, IL 61803
(217) 367-4227

Glesco Electric, Inc.
3103 E. Tatman Ct, Suite 103
Urbana, IL 61802
(217) 328-7700

Mark Gilbert, PE, LEED AP
MSA Professional Services, Inc.
(217) 352-6976

SUBJECT: *Staff Recommendations for Board Selection of Architect/Engineer*

<u>PROJECT #</u>	<u>FIRM/JOB DESCRIPTION</u>	<u>PROJECT AMOUNT</u>
102-244-011	Replace Culvert and Erosion Control Department of Natural Resources Rock Island Trail State Park - Stark County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Bruner, Cooper & Zuck, Inc.</i> <i>Kuhn & Trello Consulting Engineers, LLC</i> <i>Missman, Inc.</i>	\$205,000
102-412-019	Rehabilitate Batchtown Boat Access Site Department of Natural Resources Mississippi State Fish and Wildlife Area Calhoun and Jersey Counties <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Bacon Farmer Workman Engineering & Testing</i> <i>ESI Consultants, Ltd.</i> <i>Vasconcelles Engineering Corporation</i>	\$375,000
624-060-036	Upgrade HVAC Systems Department of Revenue Revenue Building (Willard Ice Building) Springfield, Sangamon County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>BRiC Partership, LLC</i> <i>Hanson Professional Services, Inc.</i> <i>HDR Engineering, Inc.</i>	\$2,000,000
805-030-018	Renovate A Wing Laboratories Board of Higher Education Illinois Math and Science Academy Aurora, Kane County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>BLDD Architects, Inc.</i> <i>RADA Architects, Ltd.</i> <i>Wight & Company</i>	\$3,600,000

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 14, 2014

CDB PROJECT NO: 102-244-011

PROJECT DESCRIPTION: Replace Culvert and Erosion Control

PROJECT LOCATION: Department of Natural Resources
Rock Island Trail State Park - Stark County

APPROPRIATION AMOUNT: \$ 205,000

ESTIMATED TOTAL PROJECT COST: \$ 205,000

PROJECT SCOPE OF WORK:

The Rock Island Trail State Park is a 27-mile rails-to-trails park with a primitive campground located near Wyoming, Illinois.

The scope of work provides for replacing culverts with properly sized draining structures, re-establishing the trail embankment and erosion control and resurfacing the trail.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 14, 2014

CDB PROJECT NO: 102-412-019

PROJECT DESCRIPTION: Rehabilitate Batchtown Boat Access Site

PROJECT LOCATION: Department of Natural Resources
Mississippi State Fish and Wildlife Area
Calhoun and Jersey Counties

APPROPRIATION AMOUNT: \$ 375,000

ESTIMATED TOTAL PROJECT COST: \$ 375,000

PROJECT SCOPE OF WORK:

The Mississippi River State Fish and Wildlife Area is a 28 building, 25,393 square foot facility that includes 15 wildlife management areas and 13 public access areas spanning more than 24,000 acres, scattered along 75 miles of the Illinois and Mississippi Rivers.

The scope of work provides for constructing a boat ramp, parking lot and accessible parking, sidewalks and ramps, transfer platform, miscellaneous parking amenities and signage.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 14, 2014

CDB PROJECT NO: 624-060-036

PROJECT DESCRIPTION: Upgrade HVAC Systems

PROJECT LOCATION: Department of Revenue
Revenue Building (Willard Ice Building)
Springfield, Sangamon County

APPROPRIATION AMOUNT: \$2,000,000

ESTIMATED TOTAL PROJECT COST: \$2,000,000

PROJECT SCOPE OF WORK:

The Willard Ice Building is a 913,236 square foot building constructed in 1982.

The scope of work provides for analyzing and upgrading the HVAC system, including but not limited to, replacing HVAC equipment, control panels and air handlers, installing variable frequency drives and balancing and retro-commissioning the building's HVAC system.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 14, 2014

CDB PROJECT NO: 805-030-018

PROJECT DESCRIPTION: Renovate A Wing Laboratories

PROJECT LOCATION: Board of Higher Education
Illinois Math and Science Academy
Aurora, Kane County

APPROPRIATION AMOUNT: \$3,600,000

ESTIMATED TOTAL PROJECT COST: \$3,600,000

PROJECT SCOPE OF WORK:

The Academic Building at the Illinois Math and Science Academy is a 332,000 square foot, two-story building constructed in 1976.

The scope of work provides for reconfiguring eight laboratories in the "A" wing of the Math and Science Academy building, including replacing casework, countertops, cabinets, exhaust system, including fume hoods, upgrading the plumbing, electrical, data/telecommunication HVAC systems and modifying gas, water and waste piping. The scope also provides for abating asbestos-containing materials.

SUBJECT: *Board Concurrence/Higher Education Selection*

<u>PROJECT #</u>	<u>FIRM/JOB DESCRIPTION</u>	<u>TOTAL PROJECT AMOUNT</u>
817-010-055	Construct an Education Building Board of Higher Education Northeastern Illinois University Chicago, Cook County	\$72,977,200

FIRMS RECOMMENDED IN ALPHA ORDER:

- OWP/P Cannon Design, Inc.*
- Perkins + Will, Inc.*
- SmithGroupJJR, LLC*

**CAPITAL DEVELOPMENT BOARD
RECOMMENDATION FOR BOARD CONCURRENCE
IN THE SELECTION OF
HIGHER EDUCATION ARCHITECT/ENGINEER
January 14, 2014**

CDB PROJECT NO: 817-010-055

PROJECT DESCRIPTION: Construct an Education Building

PROJECT LOCATION: Board of Higher Education
Northeastern Illinois University
Chicago, Cook County

APPROPRIATION AMOUNT: \$ 8,000,000

ESTIMATED TOTAL PROJECT COST: \$72,977,200

PROJECT SCOPE OF WORK:

Northeastern Illinois University is a 1,030,789 square foot, 23-building campus built in 1960.

The scope of work provides for constructing an 189,673 square foot Education Building to provide for a centralized education department, including 36,000 square feet for classrooms, 28,183 square feet for laboratories, 51,111 square feet for administrative and office space and 48,735 square feet in general use and support space.

SUBJECT: *Director Selection / Informational Items*

<u>PROJECT #</u>	<u>FIRM/JOB DESCRIPTION</u>	<u>PROJECT AMOUNT</u>
120-295-011	Restore Boiler Water Piping Lawrence Correctional Center, Lawrence County Department of Corrections <i>GHR Engineers & Associates, Inc.</i>	\$500,000
125-110-013	Emergency Repair of Cleveland Cottage Illinois Youth Center St. Charles, Kane County Department of Juvenile Justice <i>DLR Group, Inc.</i>	\$40,000

A/E SELECTION APPROVED BY THE EXECUTIVE DIRECTOR

BOARD MEETING DATE: January 14, 2014

CDB PROJECT NO: 120-295-011

PROJECT DESCRIPTION: Restore Boiler Water Piping

PROJECT LOCATION: Department of Corrections
Lawrence Correctional Center, Lawrence County

PROJECT AMOUNT: \$500,000

PROJECT SCOPE OF WORK:

The Lawrence Correctional Center is a 451,555 square foot, 26-building facility constructed in 2000.

The scope of work provides for replacing the failed underground piping with above ground piping system, including a water softening system, make-up water meter and fresh glycol.

ARCHITECT/ENGINEER: GHR Engineers & Associates, Inc. 26673
1615 S. Neil St.
Champaign, IL 61820

APPROVED BY THE EXECUTIVE DIRECTOR: December 20, 2013

A/E SELECTION APPROVED BY THE EXECUTIVE DIRECTOR

BOARD MEETING DATE: January 14, 2014

CDB PROJECT NO: 125-110-013

PROJECT DESCRIPTION: Emergency Repair of Cleveland Cottage

PROJECT LOCATION: Department of Juvenile Justice
Illinois Youth Center
St. Charles, Kane County

PROJECT AMOUNT: \$40,000

PROJECT SCOPE OF WORK:

The Illinois Youth Center at St. Charles is a 60-building, medium security juvenile facility constructed in 1910.

The scope of work provides for evaluating and repairing the Cleveland Cottage damage sustained from a security vehicle colliding with the exterior of the building.

ARCHITECT/ENGINEER: DLR Group, Inc. 26736
222 S. Riverside Plaza, Suite 2220
Chicago, IL 60606

APPROVED BY THE EXECUTIVE DIRECTOR: December 20, 2013

FY14 CDB BOARD MEETING SCHEDULE

DATE	TIME	LOCATION
July 9, 2013	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
August 13, 2013	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
September 10, 2013	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
October 8, 2013	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
November 12, 2013	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
December 10, 2013	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
January 14, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
February 11, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
March 11, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
April 8, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
May 13, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
June 10, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference