

**CAPITAL
Development
BOARD**

Building a Better Illinois

Bruce Rauner, Governor Peter O'Brien, Sr., Chairman

BOARD BOOK

January 13, 2015

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, III
Anthony Garippo
William A. Lowry, Sr.

Jim Underwood, Executive Director



CAPITAL DEVELOPMENT BOARD

January 13, 2015, 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 9, 2014 Minutes..... 1-6
6. Approval of December 9, 2014 Executive Session Minutes
7. Introduction of Guests

BOARD ACTION

8. Proceed Orders
 - Chicago Veterans' Home.....7-26
 - College of Lake County27-36
9. Single Bid
 - University of Illinois - Chicago.....37-40
10. Staff Recommendations for Architect/Engineer Selections
 - PSB 203 and 204.....41-56

INFORMATIONAL ITEMS

11. Executive Director's and Best Interest of the State A/E Selections57-60

EXECUTIVE SESSION (5 ILCS 120/2(c)(11))

Staff contact: Amber Evans, 217.782.8726

SUBJECT: Meeting Minutes for December 9, 2014 Board Meeting

The December 9, 2014 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
Michael Chin
Stewart Muñoz
William A. Lowry, Sr.

Others present:

Chicago

Jim Underwood, CDB
Karla Springer, CDB
Amber Evans, CDB
Mike Phillips, Rock Valley College
John Saunders, Larson & Darby Group
Sam Overton, Rock Valley College
James Cockrell, CDB
Jeffery Sronkoski, Legat Architects
Ann Tranter, FGM Architects
Al Perla, Primera Engineers
Jesse Martinez, CDB
Shannon Bookey, CDB
Marva Boyd, CDB
Mike Wilson, CDB
Adrienne Levatino, CDB
Paula Sorensen, CDB
Ron Wright, CDB
Tom Klein, CDB
Josh Weger, CDB

Springfield

Heather Bova, CDB
Mike Kasdorf, Lake Land College
Craig Holan, DMA
Don Broughton, CDB
Gary Kitchen, CDB
Lisa Mattingly, CDB
Matt Williams, CDB
Marcy Joerger, CDB
Gus Behnke, CDB
Amy Romano, CDB
Claudia André, CDB
Heather Humphrey, CDB

Chairman O'Brien called the meeting to order at 10:41 a.m.

Amber Evans took roll call. For the record, Chairman O'Brien and members Michael Chin, Stewart Muñoz and William Lowry were present at the Chicago meeting site.

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

Mr. Lowry moved and Mr. Muñoz seconded a motion to approve the minutes of the November 18, 2014 meeting. Chairman O'Brien called for a vote, and the motion was approved unanimously.

Mr. Chin moved and Mr. Muñoz seconded a motion to approve the executive session minutes of the November 18, 2014 meeting. Chairman O'Brien called for a vote, and the motion was approved unanimously.

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

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

Change Order – WIU Quad Cities Riverfront Campus Phase II

Western Illinois University

300 River Drive

Moline, Rock Island County, Illinois

CDB Project No. 818-020-005

A/E: Holabird & Root, LLP

Change Order G-084.....\$170,000.00

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

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

1.	120-125-017	DEPARTMENT OF CORRECTIONS Replace Duct Work Jacksonville Correctional Center Jacksonville, Morgan County, Illinois 1. Hurst-Roche Engineers, Inc. 2. Henneman Engineering, Inc. 3. Ross & Barruzzini, Inc.	Appropriation: \$875,000 Project Cost: \$875,000
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Mr. Chin 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, and the motion was approved unanimously.

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

2.	120-200-120	DEPARTMENT OF CORRECTIONS Renovate Inmate Kitchen and Cold Storage Pontiac Correctional Center Pontiac, Livingston County, Illinois 1. Henneman Engineering, Inc. 2. DLZ Illinois, Inc. 3. AndersonBloom + Associates, Inc.	Appropriation: \$1,670,000 Project Cost: \$1,670,000
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Mr. Lowry 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, and the motion was approved unanimously.

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

3.	120-205-006	DEPARTMENT OF CORRECTIONS Renovate Water Tower Robinson Correctional Center Robinson, Crawford County, Illinois 1. Kuhn & Trello Consulting Engineers, LLC 2. McClure Engineering Associates, Inc. 3. Hurst-Rosche Engineers, Inc.	Appropriation: \$570,000 Project Cost: \$570,000
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Mr. Chin 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, and the motion was approved unanimously.

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

4.	630-442-051	DEPARTMENT OF TRANSPORTATION Renovate Records Center Administration (Hanley) Building Springfield, Sangamon County Illinois 1. Eilering Architecture 2. Carlile Architects, LLC 3. Hurst-Rosche Engineers, Inc.	Appropriation: \$400,000 Project Cost: TBD
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Mr. Muñoz moved and Mr. Lowry seconded a motion to approve the previous recommendation for the selection of architects/engineers. Chairman O'Brien called for a vote, and the motion was approved unanimously.

Mr. Cockrell presented the following Higher Education A/E selection recommendation and introduced Mr. Mike Kasdorf with Lake Land College who further explained the project and answered questions from Board members:

1.	810-058-023	ILLINOIS COMMUNITY COLLEGE BOARD Construct Workforce Relocation Center Lake Land College Mattoon, Coles County, Illinois 1. Legat Architects, Inc. 2. Demonica - Kemper Architects, Inc. 3. FGM Architects	Appropriation: \$9,881,700 Project Cost: \$9,881,700
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Mr. Chin 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, and the motion was approved unanimously.

Mr. Cockrell presented the following Higher Education A/E selection recommendation and introduced Mr. Sam Overton with Rock Valley College who further explained the project and answered questions from Board members:

2.	810-080-016	ILLINOIS COMMUNITY COLLEGE BOARD Construct Performance Venue Facility Rock Valley College Rockford, Winnebago County, Illinois 1. Saavedra Gehlhausen Architects, Inc. 2. BLDD Architects, Inc. 3. Larson & Darby Architects, Inc.	Appropriation: \$7,751,760 Project Cost: \$10,335,680
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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, and the motion was approved unanimously.

Mr. Cockrell presented the following Higher Education A/E selection recommendation and Mr. Overton further explained the project and answered questions from Board members:

3.	810-080-017	ILLINOIS COMMUNITY COLLEGE BOARD Renovate/Expand Classroom Building II Rock Valley College Rockford, Winnebago County, Illinois 1. Larson & Darby, Inc. 2. Saavedra Gehlhausen Architects, Inc. 3. Hagney Architects, Inc.	Appropriation: \$16,619,707 Project Cost: \$23,565,681
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Mr. Chin 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, and the motion was approved unanimously.

Mr. Wright presented the following Awarding of Alternate Bids as Change Orders as informational items and introduced LTC Craig Holan with the Department of Military Affairs who further explained the project and answered questions from Board members:

Change Orders – Illinois Army National Guard Field Maintenance Shop

Paris Armory
Paris, Edgar County, Illinois
CDB Project No. 546-250-018
A/E: Oates & Associates

Bids were received on September 4, 2014 for the Heating, Plumbing and Electrical trades on CDB Project No. 546-250-018, Field Maintenance Shop Conversion. The three trades were awarded without issue. This was the first bidding of the Heating, Plumbing and Electrical work.

A single bid was received on September 11, 2014 for the General trade on this same project. This was the first bidding of the General work.

<u>TRADE</u>	<u>BASE BID</u>	<u>ESTIMATE</u>	<u>% DIFFERENCE</u>
General	\$894,000.00	\$741,358.00	20%
Alternate #1	\$91,000.00	\$83,919.00	8%
Alternate #2	\$156,000.00	\$141,523.00	10%
TOTAL	\$1,141,000.00	\$966,800.00	18%

The Single Bid was approved at a Special Board Meeting held on September 24, 2014, and awarded to:

Grunloh Construction, Inc.
101 W. Temple Avenue
Effingham, Illinois 62401

General Work plus Alternates 1 & 2: \$1,141,000.00

Mr. Muñoz moved and Mr. Lowry seconded a motion to move to Executive Session for the purpose of discussing a personnel issue at 11:05 a.m. Chairman O'Brien called for a vote, and the motion was approved unanimously.

Executive Session was convened. One item of business was discussed.

It was the Chair's prerogative to return to open session.

Regular session was reconvened at 11:29 a.m.

Director Jim Underwood gave a brief personnel report and thanked all of CDB's upcoming retirees for their dedication and years of service.

Mr. Muñoz moved and Mr. Lowry and Mr. Chin seconded a motion to adjourn. Chairman O'Brien called for a vote, and the motion was approved unanimously. The meeting adjourned at 11:31 a.m.

Executive Summary for Board Level Proceed Order

CDB Project No. 040-080-001 Ph2
Project Description: Construct 200-Bed Veterans Home
Project Location: Chicago, Cook County, Illinois

Project History:

This Project is to construct a 200-bed, 5-story precast concrete veteran's home, at the southwest corner of West Forest Preserve Drive and North Oak Park Avenue. The facility will include private bedrooms and private bathrooms, 16 residential kitchens, a commercial kitchen, administrative, recreational, and support spaces, parking for 181 vehicles, and will be certified LEED Silver. Total funding for this project is \$70.5 million, funded by the State of Illinois.

Scope of work for Proceed Order G-1 - \$232,683.38

- Add 44 uplift anchors to geo-piers included with the original design. Uplift anchors were not part of the original design.
- Add 80 geo-piers, with uplift anchors.
- Add additional excavation and concrete for increased foundation.

Winter Conditions Costs due to timing of the changes - \$116,746.87

Defer start of geo-piers and foundations to a later winter start. Use ground thaw system for geo-pier installation and follow with foundations.

- This estimate assumes two feet of frost that would be thawed starting February 2015 and going through March 2015.

Overall completion of the project is projected for September 2016.

Requested Action:

We are requesting approval of Proceed Order G-1 in the not-to-exceed amount of \$349,430.25, which is to provide structural loading modifications. A new foundation plan is required to handle the uplift forces. The contractor is working on geo-piers submittal and it is of high importance to have this approved immediately, so not to delay the rest of the work. There is a long lead time required in submitting, approving and designing the geo-piers, and in order to have them in time for pre-cast, we need to start working immediately.

Project Number:	040-080-001 Ph2	Using Agency:	DVA
Description:	Construct 200 bed Vet Home Chicago Cook County, Il,	Architect/Engineer:	Harley Ellis Devereaux Corpo 1 East Wacker Dr Chicago, IL, 60601
Total Project Budget:	\$70,500,000.00	Project Manager:	Emily Zgonjanin
Unobligated Funds:	\$4,556,993.72		
Percent Completion:	0%		

Reason for Change: Structural loading modifications required for the foundation analyzed by the pre-cast engineering (company ATMI/PEC). New foundation plan is required to handle the uplift forces.

Description of Change:

Add 44 uplift anchors to geo-piers included with the original design. No uplift anchors were part of the original design.
 Add 80 geo-piers, with uplift anchors.
 Add additional excavation and concrete for added/increased foundation.
 Use ground thaw system to thaw ground for geo-pier installation and follow with foundations.

CONTRACTOR	Trade	Proceed Order Amount	Original Contract	% CHANGE
IHC Construction Co	General	\$ 349,430.25 \$	33,542,689.00	1.04%
Total All Change Orders		\$ 349,430.25 \$	33,542,689.00	1.04%

Completion Effect: 90 days

PROCEED ORDER NO. G1

CDB PROJECT NO.: 040-080-001 Ph2
CONTRACT NO.: 15044341
DATE: 12/15/14

CONTRACTOR (Name, Address)

IHC Construction Companies

1500 Executive Drive
Elgin, IL, 60123

PROJECT (Name, City,
County)

Construct 200 bed
Veterans home

Chicago

Cook County

Contract Work:

General

Using Agency:

DVA

DESCRIPTION OF CHANGE IN WORK: Structural loading modifications required for the foundation analyzed by the pre-cast engineering (company ATMI/PEC). New foundation plan is required to handle the uplift forces.

Note:

Cost identified as winter conditions of \$116,746.87 out of total \$349,430.25 may only be authorized with written permission from CDB. *C.R. W*

Justification for the proceed order: The contractor is working on geo piers submittal and it is of high importance to have this approved immediately, not to delay the rest of the work. There is a long lead time required in submitting, approving and designing the geo-piers and in order to have them in time for pre-cast we need to start working on this immediately.

TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$

349,430.25

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

(Up to \$24,999)

277 - C70 12/16/14
Project Manager Date

Andrew Bauer 12/16/2014
Regional Manager Date

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 \$49,999)

[Signature] 12/23/14
Construction Administrator Date

(Up to \$74,999)

Josh Weger 12-23-14
Deputy Director - Construction Date

(Up to \$100,000)

If Board Level insert
Agenda Item No. _____

Executive Director Date
and Board Meeting Date



January 5, 2015

Turner Construction Company
Attn: David Secrest
55 E. Monroe, Suite 1430
Chicago, IL 60603

**RE: CDB Project 040-080-001 Construct 200 Bed Veterans Home
RFPCO G1 Foundation Changes**

This letter is to serve as IHC's understanding and perspective of the structural modifications as it relates to what is known to the project as RFPCO G1 dated November 19, 2014.

Given the use of precast concrete for the majority of floors and wall systems throughout the project; specific loads were provided within the project documents for use in precast floors and precast wall delegated design. Also, due to existing insufficient soil bearing capacities, vibro-compacted aggregate piers were selected for soil remedy with specific given loads provided for delegated design. According to our Subcontractors ATMI (precast) and Geopier (aggregate pier) all given load types appeared to be consistent with past similar projects that they have been a part of.

After precast design was completed, final loads imposed to foundations were calculated. With these precast loads, mainly with the introduction of uplift loads, it was determined that the foundation design would need to increase to accommodate these final loads. Geopier, ATMI and the Engineer of Record (Matrix) collaborated the appropriate solution. The solution resulted in the issuance of RFPCO G1 dated November 19, 2014. Within the RFPCO G1, the following resulted in added scope:

- Adding (44) Uplift anchors within vibro-compacted aggregate piers designed prior to final precast loads (Geopier)
- (80) additional Geopier elements with uplift anchors at various locations throughout the building footprint (Geopier)
- Modulus Test for uplift anchors (Geopier)
- Geopier engineering costs. This along with above Geopier scope items resulted in an added Subcontractor cost of \$135,000.
- Increased footing sizes which results in added excavation (T&D Excavation), reinforcement & poured in place concrete (Hugh Henry Construction \$34,000)
- Additional handling & hauling of spoils generated from additional piers & footing increased sizes. This along with above T&D Excavation scope item resulted in an added Subcontractor cost of \$49,420.52.
- Total above Subcontractor costs including IHC allowable mark-up & bond costs are \$232,683.38

Corporate Office: 1500 Executive Drive, Elgin, IL 60123 • Phone: 847-742-1516 • Fax: 847-742-6610
Underground Contractors' Office/Warehouse: 840 Church Road, Elgin, IL 60123 • Fax: 847-289-3650
Repair and Fabrication Shop/Yard: 1797 N. LaFox Street, South Elgin, IL 60177

www.ihcconstruction.com
ESTABLISHED 1906

This added scope could not have been inferred by IHC at the time of submitting a bid without uplift loads given. Delegated design is unable to commence until a Notice of Award is given. Furthermore, these loads and the extent of the loads are not able to be finalized until delegated design is complete. Due to the magnitude of this change and the fact that this effects foundation work, construction related to foundation work has been placed on hold until approval of this RFPCO or an alternate owner provided direction to proceed.

RFPCO G1 has also created a potential unknown added scope change for ground thawing required to start Geopier installation. The contract Geopier scope of work was scheduled to begin November 17th. Geopier installation will take roughly three weeks. After 1-2 weeks of Geopier installation the footing & foundation wall excavation and installation would begin. Foundation work was scheduled to last four weeks, with foundation completion late December. Geopiers are installed below the frost line. With foundations installed on top of the Geopiers, the foundation provides frost protection to the Geopiers.

Through project coordination meetings and correspondence the week of November 10th: it was decided not to proceed with Geopier installation as foundation changes would be forthcoming and proceeding with installation may result in a larger scope of work that would include rework to the uplift solution. Once an approval of this RFPCO is made, we will need to start Geopier installation no later than March 1, 2015. This date is to allow sufficient time to construct piers, foundations and crane roads for setting of the precast structure, which is set for April 21, 2015.

Geopier geotechnical design relies on unfrozen adjacent soils during installation. Adjacent soil is pushed/compacted out from the pier and these dynamics do not occur when the ground is frozen. If Geopiers are installed in frost, once the frost has cleared the Geopier would displace into the adjacent soil, therefore losing strength.

The amount of ground thawing required will not be known until the second week of February as there are many weather variables that will factor into the depth of frost. To thaw 2 feet of ground throughout the building footprint will result in an add of \$116,746.87. This price is subject to change based on ground conditions present in February. Along with the submitted RFPCO G1 pricing approval, IHC will require an approval for ground thawing related to Geopier installation starting March 1, 2015.

Please do not hesitate to contact me if you have any questions.

Sincerely,

IHC Construction Companies, L.L.C.



Brian Lemmon
Project Manager
e-mail: blemmon@ihcconstruction.com

Wright, Ron

From: Bauer, Andrea
Sent: Monday, January 05, 2015 1:57 PM
To: Wright, Ron; Zgonjanin, Emilija
Subject: FW: 040-080-001 Ph2 geopier structural design analysis

Emilija lets call Ron

From: Secrest, David L - (CHI) [mailto:DSecrest@tcco.com]
Sent: Monday, January 05, 2015 12:41 PM
To: Zgonjanin, Emilija; Shinewald, Alexandra
Cc: Beaton, Matthew; Bauer, Andrea; Wright, Ron
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Emily,

Below is a summary of our phone conversation. Please let me know if this makes sense or if you need additional information:

Specific lateral loads were provided to us in RFI 002. These lateral loads were used in precast engineering. Had these specific lateral loads been shown on the drawings, it would not have avoided this RFPCO, for the RFPCO is a foundation system change due to uplift forces being placed on the foundation system by the precast. The foundation as shown on the bid documents could not handle the uplift loads. You asked why the foundation was not designed to handle this amount of uplift. The discussions we have had with HED and Matrix on this is they have stated they did not perform a full precast design. The full precast design is called out in the documents to be done by the precast contractor. It was doing this precast design that made the uplift loads known. As you saw today there was an adjustment (reduction) in those loads, and you asked why did they change. When we initially realized there was going to be an uplift load issue, we were only about halfway through the precast design period. The full uplift load information would not be known until the precast submittal was reviewed, which was scheduled for December 8 – December 22. In order to accelerate the evaluation of the impact this change would have on the project, uplift loads were used that were known at the time. These loads were used for the RFPCO and pricing. The precast design was then finished and submitted to HED and Matrix, and now based on their review the loads could be reduced in some areas. This information became available last week and has been forwarded on to IHC and Geo-pier to see if these adjusted loads can reduce the scope and price on the RFPCO.

We talked about the number of additional Geo-piers being added to the project because of the RFPCO. We heard there is a comment the number of geo-piers is irrelevant because the actual number of geo-piers is not indicated on the drawings, only design requirements are shown and the geo-pier contractor is responsible for determining the overall number. I believe this comment was being made to suggest the General Contractor should be responsible for these additional geo-piers. While it is true the actual number of geo-piers is not shown, the additional cost for geo-piers in the RFPCO is a result of the additional uplift loads not shown on the bid documents.

I know there is an overall larger question of why the foundation wasn't designed to handle the uplift loads at bid time. With the complexity of having multiple integrated design build pieces in this project it would be difficult to have a full design prior to bid. If an allowance had been included that could have offset a portion or all of this change, but from my understanding of the history of this job allowances were not to be included as part of the bid. I spoke with Harley Ellis Devereaux after our phone conversation and they are providing an additional response to this question.

I believed I covered everything we talked about that you requested in an email form.

Please let me know if you have additional questions.

Dave Secrest

From: Zgonjanin, Emilija [<mailto:Emilija.Zgonjanin@Illinois.gov>]
Sent: Monday, January 05, 2015 10:06 AM
To: Secrest, David L - (CHI); Shinewald, Alexandra
Cc: Beaton, Matthew; Bauer, Andrea; Wright, Ron
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Good Morning Alexandra, David,

I still don't see the explanation why we have these differences and why the shear loads were not included in the estimated calculations by Matrix? Also I don't see the if Matrix used the same parameters as PEC to input in the program, and if not why not, as well as why is that big of a difference between the calculations and why Matrix has not included the anchors.... Is this usual or Matrix has missed it in their design/calculations? Based on what is PEC calculating the need of anchors and based on what Matrix is not? I need answers to these and similar questions not just a sketch with numbers. THANK YOU.

Rg,

Emily Zgonjanin, MME, MPM
LEED AP BD+C
Project Manager
100 W. Randolph, Ste 14-600
Chicago, IL, 60601
Phone (312) 814-6307
Fax (312) 814-2041
Emilija.Zgonjanin@illinois.gov

From: Secrest, David L - (CHI) [<mailto:DSecrest@tcco.com>]
Sent: Monday, January 05, 2015 9:51 AM
To: Shinewald, Alexandra; Zgonjanin, Emilija
Cc: Beaton, Matthew
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Emily,

This information was passed onto IHC and Geo-pier last week. Geo-pier is reviewing and will let us know if this reduces their scope and cost on the RFPCO.

In regards to the precast design this information will not change their design. The precast design for the project is based on the bid documents and the additional load information that was provided in RFI 002. The precast contractor has re-analyzed their design for the project and has confirmed it conforms with these documents.

Jim Clair sent over the estimate analysis on different foundation systems last week to show why the Geo-pier system was chosen for this project.

Please let me know if you have any other questions.

Dave Secrest

From: Shinewald, Alexandra [<mailto:amshinewald@hedeve.com>]
Sent: Monday, January 05, 2015 9:42 AM
To: Zgonjanin, Emilija; Secrest, David L - (CHI)
Cc: Beaton, Matthew
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Good morning, Emily. Attached are the final foundation loads provided by Matrix, which reflect coordination of load assumptions by Matrix and ATMI/ PEC. The final foundation loads show a reduction in the initial load assumptions and are to be reviewed by GeoPier to evaluate potential impacts on the foundation design and current scope of the RFP/CO.

Please let me know if you have questions or need any additional information.
Thank you,
Alexandra

Alexandra M. Shinewald, AIA, LEED AP BD+C | Associate | Project Management | Direct: 312.324.7428 | Mobile: 312.285.4332
amshinewald@hedeve.com

Harley Ellis Devereaux | Advancing Your World...by Design
One East Wacker Drive, Suite 200 | Chicago IL, 60601 | 312.324.7410 | Fax: 312.324.7499

Please consider the environment before printing this email.

From: Zgonjanin, Emilija [<mailto:Emilija.Zgonjanin@Illinois.gov>]
Sent: Monday, January 05, 2015 8:34 AM
To: Secrest, David L - (CHI) (DSecrest@tcco.com); Shinewald, Alexandra
Subject: 040-080-001 Ph2 geopier structural design analysis

Good Morning Alexandra, David,

I need the re-analysis of the precast concrete panels structural design ASAP. Please contact Matrix and Pre-cast to get the analysis ASAP. I need to have those by 10am. Thanks.

Have a great day

Emily Zgonjanin, MME, MPM
LEED AP BD+C
Project Manager
100 W. Randolph, Ste 14-600
Chicago, IL, 60601
Phone (312) 814-6307
Fax (312) 814-2041
Emilija.Zgonjanin@illinois.gov

Begue, Sandy

From: Bauer, Andrea
Sent: Wednesday, January 07, 2015 12:55 PM
To: Begue, Sandy
Subject: FW: 040-080-001 Ph2 geopier structural design analysis

From: Tankersley, George
Sent: Tuesday, January 06, 2015 2:59 PM
To: Bauer, Andrea
Cc: Wright, Ron; Zgonjanin, Emilija
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Andrea,

I have read the emails and today talked with Ms Fran Miller from GeoPier. I have also talked with Ron about the PO and RFP. It is becoming apparent that there wasn't enough information during the bid process for the GC to accurately exact their costs. Ron is writing the board verbiage for the PO and the RFP. I now believe there was an A/E Omission.

I understand that PEC and Matrix have reached a consensus of the lateral loads and the uplift. Those uplift forces have been reduced and should reduce the amount of the change order. Some of the force reduction I believe has come from Matrix adding the concrete foundation weight. It appears that PEC didn't include those foundation weights, and their initial loads extended the full height of the panel which is buried 1 ft below grade. Wind forces contribute from grade to the roof. One thing I believe PEC did calculate is for seismic and the torsion which can occur then. I am not sure if Matrix did that during design even though seismic loads are listed in the Structural Notes.

Those reduced loads are shown on the plan dated both 12/30/14 Original by PEC and 12/31/14 Markup by Matrix. These loads shown are for shear walls (SW) 1 through 6. SWs A through G are not included. Fran has asked Dave Secret to verify any changes to the uplift forces in the SWA through SWG directions. That info will be forthcoming.

I have also learned that when a "Vibro-Compacted Aggregate Pier" is installed during winter conditions it needs to be installed so the top of the actual pier is below the frost line like a normal foundation. In our case, they are not. Some of the tops of the piers are at grade and rely on excavated soils to build up the structural grade. Compacted aggregates will not push into the outer perimeter soil of the boring when frozen. It is like compacting rocks in a can. When thawed the soils will gradually slip the aggregates into that perimeter and possible settlement could occur. If the schedule allows, I recommend waiting until the ground is nearly thawed.

The aggregate piers at Olive Harvey college were under the foundations only and the area was relatively flat. I believe that after completion of the piers, the foundations were excavated. I understand Haywood-Baker aggregate piers were used there.

I hope this adequately answers the questions, and rendered my opinion that there is an omission. If there are more questions, please let me know. Thanks.

Sincerely,
George T.

George R. Tankersley, P.E.
Sr. Technical Specialist – Structures
Civil Engineer
Capital Development Board
(217) 524-7705

From: Bauer, Andrea
Sent: Monday, January 05, 2015 2:46 PM
To: Tankersley, George
Cc: Wright, Ron; Zgonjanin, Emilija
Subject: FW: 040-080-001 Ph2 geopier structural design analysis

Dear George,
Can you read this and rendered your opinion?
Andrea

From: Shinewald, Alexandra [<mailto:amshinewald@hedeve.com>]
Sent: Monday, January 05, 2015 2:38 PM
To: Wright, Ron; Zgonjanin, Emilija
Cc: Beaton, Matthew; Bauer, Andrea; Secrest, David L - (CHI)
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Good afternoon, Ron and Emily.
Following up on our email this morning with final foundation loads, we offer the following detailed explanation of the determination of these loads:

Matrix Engineering consulted with PEC about the discrepancies in the base shear values. It has been determined that Matrix and PEC were using slightly different calculated surface areas based on building height. It was also determined that PEC was being slightly more conservative, by applying 1 foot of wind load to the below grade portion of their panel. This combination resulted in the difference in load values. Given that the width of the building is over 300 feet long, small differences have a large impact.

The individual wall elements, which resist the lateral loads, are the design responsibility of ATMI and its engineer. Matrix designed the structure around the assumption that the elevators and ends of the building would be resisting the lateral loads, and provided the large mats under those locations in anticipation of the lateral loads. However, because the size, location and structural properties of the walls are chosen by ATMI and its engineer, the exact shear wall analysis could not be provided without full design of the precast system.

In addition to the base shear values, ATMI applied some code required dual loading parameters to ensure that should a torsion condition occur, the structure could handle it. These code requirements amplified the overturning values, while staying within the requirements listed in the contract documents.

As stated in our letter dated December 15, 2014 and project team meeting minutes dated December 22, 2014, bid drawings and specifications prepared by the Design Team included architectural and structural information which described the design intent. The team understood that it could not engage a precast engineer prior to bid award because of CDB procurement requirements and because of this, the structural design could not have been confirmed prior to bid because the precast fabricator is required to fully engineer and detail the precast system.

Please let us know if you need any additional information.

Thank you,
Alexandra

From: Wright, Ron [<mailto:Ron.Wright@Illinois.gov>]
Sent: Monday, January 05, 2015 1:45 PM
To: Shinewald, Alexandra; Zgonjanin, Emilija; Secrest, David L - (CHI)
Cc: Beaton, Matthew; Bauer, Andrea
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Ms. Shinewald, CDB has a draft board agenda meeting tomorrow and we need that data quickly to Emily so we can code this change order fairly. Please push the team for a reply.

Ron

Ron Wright, Construction Administrator
Capital Development Board
401 South Spring Street, 3rd Floor
William G. Stratton Building
Springfield, Illinois 62706
Phone: 217-782-8532
Cell: 217-836-2629
Fax: 217-524-4208
Email: ron.wright@illinois.gov

From: Shinewald, Alexandra [<mailto:amshinewald@hedev.com>]
Sent: Monday, January 05, 2015 11:12 AM
To: Zgonjanin, Emilija; Secrest, David L - (CHI)
Cc: Beaton, Matthew; Bauer, Andrea; Wright, Ron
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Emily,

We are coordinating with Matrix to get you the additional information requested. We will forward as soon as possible.

Thank you,
Alexandra

From: Zgonjanin, Emilija [<mailto:Emilija.Zgonjanin@Illinois.gov>]
Sent: Monday, January 05, 2015 10:06 AM
To: Secrest, David L - (CHI); Shinewald, Alexandra
Cc: Beaton, Matthew; Bauer, Andrea; Wright, Ron
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Good Morning Alexandra, David,

I still don't see the explanation why we have these differences and why the shear loads were not included in the estimated calculations by Matrix? Also I don't see the if Matrix used the same parameters as PEC to input in the program, and if not why not, as well as why is that big of a difference between the calculations and why Matrix has not included the anchors.... Is this usual or Matrix has missed it in their design/calculations? Based on what is PEC calculating the need of anchors and based on what Matrix is not? I need answers to these and similar questions not just a sketch with numbers. THANK YOU.

Rg,

Emily Zgonjanin, MME, MPM
LEED AP BD+C
Project Manager
100 W. Randolph, Ste 14-600
Chicago, IL, 60601
Phone (312) 814-6307
Fax (312) 814-2041
Emilija.Zgonjanin@illinois.gov

From: Secrest, David L - (CHI) [<mailto:DSecrest@tcco.com>]
Sent: Monday, January 05, 2015 9:51 AM
To: Shinewald, Alexandra; Zgonjanin, Emilija
Cc: Beaton, Matthew
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Emily,

This information was passed onto IHC and Geo-pier last week. Geo-pier is reviewing and will let us know if this reduces their scope and cost on the RFPCO.

In regards to the precast design this information will not change their design. The precast design for the project is based on the bid documents and the additional load information that was provided in RFI 002. The precast contractor has re-analyzed their design for the project and has confirmed it conforms with these documents.

Jim Clair sent over the estimate analysis on different foundation systems last week to show why the Geo-pier system was chosen for this project.

Please let me know if you have any other questions.

Dave Secrest

From: Shinewald, Alexandra [<mailto:amshinewald@hedev.com>]
Sent: Monday, January 05, 2015 9:42 AM
To: Zgonjanin, Emilija; Secrest, David L - (CHI)
Cc: Beaton, Matthew
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Good morning, Emily. Attached are the final foundation loads provided by Matrix, which reflect coordination of load assumptions by Matrix and ATMI/ PEC. The final foundation loads show a reduction in the initial load assumptions and are to be reviewed by GeoPier to evaluate potential impacts on the foundation design and current scope of the RFP/CO.

Please let me know if you have questions or need any additional information.

Thank you,
Alexandra

Alexandra M. Shinewald, AIA, LEED AP BD+C | Associate | Project Management | Direct: 312.324.7428 | Mobile: 312.285.4332
amshinewald@hedev.com

[Harley Ellis Devereaux](#) | *Advancing Your World...by Design*
One East Wacker Drive, Suite 200 | Chicago IL, 60601 | 312.324.7410 | Fax: 312.324.7499

Please consider the environment before printing this email.

From: Zgonjanin, Emilija [<mailto:Emilija.Zgonjanin@Illinois.gov>]
Sent: Monday, January 05, 2015 8:34 AM
To: Secrest, David L - (CHI) (DSecrest@tcco.com); Shinewald, Alexandra
Subject: 040-080-001 Ph2 geopier structural design analysis

Good Morning Alexandra, David,

I need the re-analysis of the precast concrete panels structural design ASAP. Please contact Matrix and Pre-cast to get the analysis ASAP. I need to have those by 10am. Thanks.

Have a great day

Emily Zgonjanin, MME, MPM
LEED AP BD+C
Project Manager
100 W. Randolph, Ste 14-600
Chicago, IL, 60601
Phone (312) 814-6307
Fax (312) 814-2041
Emilija.Zgonjanin@illinois.gov

CDB M E M O R A N D U M

TO: Ron Wright

FROM: Andrea Bauer Regional Manager and Emilija Zgonjanin Project Manager

DATE: January 6, 2015

RE: CDB Project 040-080-001
Construct 200 Bed Veterans Affair Facility
Chicago, Cook County

SUBJECT: Proceed Order G-1

In November of 2014 it came to the attention of the design team during the precast panel submittal process that the structure would be subject to uplift loads. The resolution to this uplift load would be an increase to the foundation piers.

The original bid drawings provided foundation loads. The General Contractor's precast panel subcontractor requested the lateral loading for the building which Matrix the EOR provided. This additional information was not part of the bidding documents. CDB's George Tankersley was asked to review this change and he agrees that the uplift load data was missing from the bid documents.

Attached are letters from the IHC the General Contractor, and Harley Ellis Devereaux Corporation A/E. Both letters concur that the additional geo pier design is required to address the uplift load. The A/E has indicated that they could not anticipate the uplift load since all manufactures were not identified during design, and the A/E doesn't believe their EOR is responsible for theses design elements. We feel that the A/E is responsible for the structural design of the building per their contract and we will discuss this issue with them at a later date. CDB expects the design A/E to provide sufficient information for the contractors to bid.

Thus we believe the future RFPCO should be classified as an omission.

Attachment - IHC letter of January 5, 2015
- Harley Ellis Devereaux letter of January 6, 2015
-

cc: George Tankersley – CDB Professional Services

January 5, 2015

Turner Construction Company
Attn: David Secrest
55 E. Monroe, Suite 1430
Chicago, IL 60603

**RE: CDB Project 040-080-001 Construct 200 Bed Veterans Home
RFPCO G1 Foundation Changes**

This letter is to serve as IHC's understanding and perspective of the structural modifications as it relates to what is known to the project as RFPCO G1 dated November 19, 2014.

Given the use of precast concrete for the majority of floors and wall systems throughout the project; specific loads were provided within the project documents for use in precast floors and precast wall delegated design. Also, due to existing insufficient soil bearing capacities, vibro-compacted aggregate piers were selected for soil remedy with specific given loads provided for delegated design. According to our Subcontractors ATMI (precast) and Geopier (aggregate pier) all given load types appeared to be consistent with past similar projects that they have been a part of.

After precast design was completed, final loads imposed to foundations were calculated. With these precast loads, mainly with the introduction of uplift loads, it was determined that the foundation design would need to increase to accommodate these final loads. Geopier, ATMI and the Engineer of Record (Matrix) collaborated the appropriate solution. The solution resulted in the issuance of RFPCO G1 dated November 19, 2014. Within the RFPCO G1, the following resulted in added scope:

- Adding (44) Uplift anchors within vibro-compacted aggregate piers designed prior to final precast loads (Geopier)
- (80) additional Geopier elements with uplift anchors at various locations throughout the building footprint (Geopier)
- Modulus Test for uplift anchors (Geopier)
- Geopier engineering costs. This along with above Geopier scope items resulted in an added Subcontractor cost of \$135,000.
- Increased footing sizes which results in added excavation (T&D Excavation), reinforcement & poured in place concrete (Hugh Henry Construction \$34,000)
- Additional handling & hauling of spoils generated from additional piers & footing increased sizes. This along with above T&D Excavation scope item resulted in an added Subcontractor cost of \$49,420.52.
- Total above Subcontractor costs including IHC allowable mark-up & bond costs are 5232,683.38

Corporate Office: 1500 Executive Drive, Elgin, IL 60123 • Phone: 847-742-1516 • Fax: 847-742-6610
Underground Contractors' Office/Warehouse: 840 Church Road, Elgin, IL 60123 • Fax: 847-289-3650
Repair and Fabrication Shop/Yard: 1797 N. LaFox Street, South Elgin, IL 60177

This added scope could not have been inferred by IHC at the time of submitting a bid without uplift loads given. Delegated design is unable to commence until a Notice of Award is given. Furthermore, these loads and the extent of the loads are not able to be finalized until delegated design is complete. Due to the magnitude of this change and the fact that this effects foundation work, construction related to foundation work has been placed on hold until approval of this RFPCO or an alternate owner provided direction to proceed.

RFPCO G1 has also created a potential unknown added scope change for ground thawing required to start Geopier installation. The contract Geopier scope of work was scheduled to begin November 17th. Geopier installation will take roughly three weeks. After 1-2 weeks of Geopier installation the footing & foundation wall excavation and installation would begin. Foundation work was scheduled to last four weeks, with foundation completion late December. Geopiers are installed below the frost line. With foundations installed on top of the Geopiers, the foundation provides frost protection to the Geopiers.

Through project coordination meetings and correspondence the week of November 10th: it was decided not to proceed with Geopier installation as foundation changes would be forthcoming and proceeding with installation may result in a larger scope of work that would include rework to the uplift solution. Once an approval of this RFPCO is made, we will need to start Geopier installation no later than March 1, 2015. This date is to allow sufficient time to construct piers, foundations and crane roads for setting of the precast structure, which is set for April 21, 2015.

Geopier geotechnical design relies on unfrozen adjacent soils during installation. Adjacent soil is pushed/compacted out from the pier and these dynamics do not occur when the ground is frozen. If Geopiers are installed in frost, once the frost has cleared the Geopier would displace into the adjacent soil, therefore losing strength.

The amount of ground thawing required will not be known until the second week of February as there are many weather variables that will factor into the depth of frost. To thaw 2 feet of ground throughout the building footprint will result in an add of \$116,746.87. This price is subject to change based on ground conditions present in February. Along with the submitted RFPCO G1 pricing approval, IHC will require an approval for ground thawing related to Geopier installation starting March 1, 2015.

Please do not hesitate to contact me if you have any questions.

Sincerely,

IHC Construction Companies, L.L.C.



Brian Lemmon
Project Manager
e-mail: blemmon@ihcconstruction.com



DEVEREAUX

January 6, 2015

Emily Zgonjanin
Project Manager
Illinois Capital Development Board
100 W. Randolph, Ste 14-600
Chicago, IL, 60601

One East Wacker Drive
Suite 200
Chicago, Illinois
60601 1816 USA

t 312.324.7410
f 312.324.7499
harleyellisdevereaux.com

Sent via email

Emilija.Zgonjanin@illinois.gov

**Subject: RFPCO G-1
Illinois Veterans' Home – Chicago
Chicago, Illinois
CDB Project No.: 040-080-001**

Planning
Architecture
Engineering
Interior Architecture
Landscape Architecture
Construction Services

Dear Emily,

Harley Ellis Devereaux offers this letter as follow up to our discussion at the project meeting on Monday, December 22, 2014 and as a response to our email communication on January 5, 2015 for additional information regarding RFPCO G-1.

The Illinois Veterans' Home - Chicago project was designed to have a precast structural concrete system. Bid drawings and specifications prepared by Harley Ellis Devereaux included architectural and **performance-based structural information** which described the design intent.

The Design Team consulted ATMI in the early phases of the project for a general review of the building design and feedback relative to the requirements and limitations of a precast system. ATMI's involvement was very limited, largely because full engineering of the system, in addition to being proprietary, is a complex and laborious process and because they were not yet under contract to perform the work. From the early concept design phase, the team understood that it could not engage a precast engineer prior to bid award because of CDB procurement requirements. The structural design could not have been confirmed prior to bid because the precast fabricator is required to fully engineer and detail the precast system.

Chicago
Detroit
Los Angeles
San Diego
San Francisco

Matrix Engineering, as Engineer-of-Record (EOR) for the project, is ultimately responsible for stating that the project complies with the contract documents and that all components were designed to the applicable codes and have been tested/inspected to confirm compliance. While Matrix is responsible for the overall status of the project, it is not responsible for the individual components specific to the project which are performance based designs awarded at bid including precast design, rammed aggregate pier foundation design, and steel connection design. As specified in the contract drawings and specifications, these components are to be designed and stamped/sealed by an Illinois State licensed



DEVEREAUX

Emily Zgonjanin
Illinois Capital Development Board
January 6, 2015

Page 3

We hope that we have provided sufficient information for your review. If you need any additional information, please do not hesitate to call me directly at (312) 324-7428.

Sincerely,
Harley Ellis Devereaux

Alexandra Shinewald, AIA, LEED AP BD+C
Associate, Project Manager

Cc: S. King
M. Beaton
A. Treuthart

Zgonjanin, Emilija

From: Secrest, David L - (CHI) <DSecrest@tcco.com>
Sent: Monday, January 05, 2015 12:41 PM
To: Zgonjanin, Emilija; Shinewald, Alexandra
Cc: Beaton, Matthew; Bauer, Andrea; Wright, Ron
Subject: RE: 040-080-001 Ph2 geopier structural design analysis

Emily,

Below is a summary of our phone conversation. Please let me know if this makes sense or if you need additional information:

Specific lateral loads were provided to us in RFI 002. These lateral loads were used in precast engineering. Had these specific lateral loads been shown on the drawings, it would not have avoided this RFPCO, for the RFPCO is a foundation system change due to uplift forces being placed on the foundation system by the precast. The foundation as shown on the bid documents could not handle the uplift loads. You asked why the foundation was not designed to handle this amount of uplift. The discussions we have had with HED and Matrix on this is they have stated they did not perform a full precast design. The full precast design is called out in the documents to be done by the precast contractor. It was doing this precast design that made the uplift loads known. As you saw today there was an adjustment (reduction) in those loads, and you asked why did they change. When we initially realized there was going to be an uplift load issue, we were only about halfway through the precast design period. The full uplift load information would not be known until the precast submittal was reviewed, which was scheduled for December 8 – December 22. In order to accelerate the evaluation of the impact this change would have on the project, uplift loads were used that were known at the time. These loads were used for the RFPCO and pricing. The precast design was then finished and submitted to HED and Matrix, and now based on their review the loads could be reduced in some areas. This information became available last week and has been forwarded on to IHC and Geo-pier to see if these adjusted loads can reduce the scope and price on the RFPCO.

We talked about the number of additional Geo-piers being added to the project because of the RFPCO. We heard there is a comment the number of geo-piers is irrelevant because the actual number of geo-piers is not indicated on the drawings, only design requirements are shown and the geo-pier contractor is responsible for determining the overall number. I believe this comment was being made to suggest the General Contractor should be responsible for these additional geo-piers. While it is true the actual number of geo-piers is not shown, the additional cost for geo-piers in the RFPCO is a result of the additional uplift loads not shown on the bid documents.

I know there is an overall larger question of why the foundation wasn't designed to handle the uplift loads at bid time. With the complexity of having multiple integrated design build pieces in this project it would be difficult to have a full design prior to bid. If an allowance had been included that could have offset a portion or all of this change, but from my understanding of the history of this job allowances were not to be included as part of the bid. I spoke with Harley Ellis Devereaux after our phone conversation and they are providing an additional response to this question.

I believed I covered everything we talked about that you requested in an email form.

Please let me know if you have additional questions.

Dave Secrest

From: Zgonjanin, Emilija [mailto:Emilija.Zgonjanin@Illinois.gov]
Sent: Monday, January 05, 2015 10:06 AM

Executive Summary for Board Level Proceed Order

CDB Project No. 810-056-026
Project Description: Data Center Renovation
Project Location: College of Lake County
Grayslake, Lake County, Illinois

Project History:

This project consists of several improvements and upgrades to the data center in the Anderson Wing. This project will replace existing modular and portable cooling units in the data center with traditional roof mounted packaged air handling units and cooling redundancy. A clean agent fire suppression will be added to the data center as part of the project. The project provides a redundant roof top unit to serve the data center as well as the humidifier.

The Illinois Community College Board (ICCB) has notified the college that Capital Renewal funds are available, which the College of Lake County (CLC) has allocated for projects managed by CDB. CLC requested to use the funds within this project by adding an additional Roof Top HVAC Unit and expansion of the Uninterruptable Power Supply (UPS) for the data center.

This package of required proceed orders will provide:

1. Updated cooling source, and
2. Additional cooling capacity for future data center equipment requirements.

Requested Action:

We are requesting approval of the following Proceed Orders G-1, H-1 and V-1, in the total not-to-exceed amount of \$233,183.78, which will provide for the third Roof Top Unit (RTU-3) and Uninterruptable Power Supply (UPS) for the CLC data center.

- Proceed Order No. G1: Provide structural steel for added third rooftop unit (RTU-3) and all associated roof patching associated with structural steel in the not-to-exceed amount of \$34,808.22.
- Proceed Order No. V1: Provide labor and material for added ductwork, ductwork connections, motor operated dampers, roof curbs, and roof supports for added RTU-3 in the not-to-exceed amount of \$39,851.88.
- Proceed Order No. H1: Provide labor and material for added RTU-3, electrical work, temperature controls and added Uninterruptable Power Supply (UPS) in the not-to-exceed amount of \$158,523.68.

Note: Overall completion of the project would stay the same and is projected for September 2015.

From: Zgonjanin, Emilija
Sent: Tuesday, January 06, 2015 6:57 PM
To: Wright, Ron
Cc: Bauer, Andrea
Subject: 810-056-026 H1, V1, G1 equipment list

As requested:

Equipment list:

G1

Rough material \$13,700.00 + \$1,243.12

Freight/Cartage \$550.00 + \$3,553.62

Labor \$4,257.52

Helicopter \$5,401.00

H1

3-RTU \$35,500.00

Labor \$4,482.72

RTU, fire suppression and front end Controls \$14,434.00

Generator & UPS Monitoring & Control \$1,500.00

Electrical work related to UPS \$85,460.00

V1

Rough material \$8,000.00

Labor \$16,826.25

Crane rental \$2,625.00

Hopefully this helps.

Have a great day

Emily Zgonjanin, MME, MPM

Project Number:	810-056-026	Using Agency:	Illinois Community College Board
Description:	CLC data Center Renovation College of Lake County Grayslake, IL,	Architect/Engineer:	KJWW 1100 Warrenville Road Naperville, IL, 60563
Total Project Budget:	\$726,058.00	Project Manager:	Emily Zgonjanin
Unobligated Funds:	\$63,942.00		
Percent Completion:	13%		

Reason for Change:

Illinois Community College Board (ICCB) has notified the College Administration that the College has State Capital Renewal funds that the CLC allocated for projects managed by CDB. The College of Lake County (CLC) requested to use the funds within this project by adding an additional Roof Top HVAC Unit and expansion of the Uninterruptable Power Supply (UPS) for the Data Center.

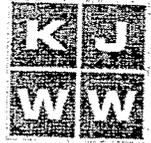
Description of Change:

We are adding an additional Roof Top HVAC Unit and expansion of the Uninterruptable Power Supply (UPS) to/for the Data Center. This is to provide the Data Center with a redundant cooling source should the primary cooling system fail, as well as adding future capacity for uninterrupted power in the event of an electrical utility failure.

CONTRACTOR	Trade	Proceed Order Amount	Original Contract	% CHANGE
Boller Construction Co	General	\$ 34,808.22	\$ 200,000.00	17.404%
Ideal Heating Co	Heating	\$ 158,523.68	\$ 190,665.00	83.142%
Amber Mechanical Cont	Ventilation	\$ 39,851.88	\$ 161,300.00	24.706%
Total All Change Orders		\$ 233,183.78	\$ 551,965.00	42.246%

Completion Effect: 60 days

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December 15, 2014

Ms. Emilija Zgonjanin
Capital Development Board
James R. Thompson Center
100 West Randolph Street, Suite 14-600
Chicago, Illinois 60601

RE: Added Rooftop Unit/UPS Proceed Order
College of Lake County/Data Center Renovations
Lake County, Illinois
CDB #810-056-026
KJWW #11.0438.00

Dear Emily:

The College of Lake County (CLC) has requested that an additional Roof Top Unit (RTU) and an additional Uninterruptible Power Supply (UPS) be added to the Data Center Renovation project at the Main Campus in Grayslake Illinois.

The request for the additional RTU is to provide the Data Center with a redundant cooling source should the primary cooling systems fail. The request for the additional UPS is to provide the Data Center with redundancy and additional future capacity for uninterrupted power in the event of an electrical utility failure.

The Grayslake Campus Data Center is the primary hub for all data activities for the Main Campus and for the Offsite Satellite Campus's operated by CLC. The addition of the items noted above would provide a layer of operational redundancy for the Data Center allowing for continued data service to the college community.

There is a long lead time required in submitting, approving, and manufacturing the added RTU (8 to 10 weeks) and in order to receive the RTU in time for spring break at CLC, we are requesting approval of a proceed order for Boiler Construction, Amber Mechanical, and Ideal Heating for the not to exceed costs provided with this letter in order to accommodate the spring break schedule.

Sincerely,

A handwritten signature in cursive script, appearing to read "Aurelio Aviles Jr".

Aurelio (Leo) Aviles Jr
Senior Construction Administrator

LA/bao
http://portal/Projects/11.0438.00/Correspondence/lr_20141211_RFI09_Proceed_Order_la.docx
avilesa@kjww.com

1100 Warrenville Road, Suite 400W, Naperville, IL 60563
630.527.2320 | Fax: 630.527.2321 | www.kjww.com

PROCEED ORDER NO. G1

CDB PROJECT NO.: 810-056-026

CONTRACT NO.: 15043881

DATE: 12/15/14

CONTRACTOR (Name, Address)

Boller Construction Company

3045 Washington Street

Waukegan, IL, 60085

PROJECT (Name, City,
County)

CLC Data Center

Renovation

Grayslake

Lake County

Contract Work:

General

Using Agency:

Community
College
Board

DESCRIPTION OF CHANGE IN WORK: ICCB has notified the College Administration that the College has State Capital Renewal funds that the CLC must allocate for projects managed by CDB. CLC decided to use up the funds within this project by adding an additional Roof Top HVAC Unit and expansion of the Uninterruptable Power Supply (UPS) for the Data Center. This is to provide the Data Center with a redundant cooling source should the primary cooling system fail; UPS is to add future capacity for uninterrupted power in the event of an electrical utility failure.

Justification for the proceed order: The contractor is working on the site right now and it is of high importance to have this ordered immediately, not to delay the rest of the work. There is a long lead time required in submitting, approving and manufacturing the added RTU and in order to have it in time for spring break we need to order it right now together with the structural steel. This PO-G1 is related to PO-H1 & PO-V1.

TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$

34,808.22

Contractor Representative's Signature

Robert Boller 12/15/14

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 \$24, 999)

(Up to \$49, 999)

(Up to \$74,999)

(Up to \$100,000)

If Board Level insert
Agenda Item No. _____

Robert Balch 12/15/14

Date

299-55 12/15/14
Project Manager _____
Date

Ann Bann 12/16/2014
Regional Manager _____
Date

R. Webb 12/17/14
Construction Administrator _____
Date

Jah Wever 12-22-14
Deputy Director - Construction _____
Date

Executive Director _____
Date

and Board Meeting Date

PROCEED ORDER NO. V1

CDB PROJECT NO.: 810-056-026

CONTRACT NO.: 15043684

DATE: 12/15/14

CONTRACTOR (Name,
Address)

Amber Mechanical
Contractors Inc

11950 S Central Ave

Alsip, IL, 60803

PROJECT (Name, City,
County)

CLC Data Center Renovation

Grayslake

Lake County

Contract Work: Ventilating

Using Agency: Community College
Board

DESCRIPTION OF CHANGE IN WORK: ICCB has notified the College Administration that the College has State Capital Renewal funds that the CLC must allocate for projects managed by CDB. CLC decided to use up the funds within this project by adding an additional Roof Top HVAC Unit and expansion of the Uninterruptable Power Supply (UPS) for the Data Center. This is to provide the Data Center with a redundant cooling source should the primary cooling system fail; UPS is to add future capacity for uninterrupted power in the event of an electrical utility failure.

Justification for the proceed order: The contractor is working on the site right now and it is of high importance to have this ordered immediately, not to delay the rest of the work. There is a long lead time required in submitting, approving and manufacturing the added RTU and in order to have it in time for spring break we need to order it right now together with the structural steel. This PO-V1 is related to PO-G1 & PO-H1.

TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$ 39,851.88

Contractor Representative's Signature

12/15/14

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 \$24, 999)

(Up to \$49, 999)

(Up to \$74,999)

(Up to \$100,000)

If Board Level insert
Agenda Item No. _____

	<u>Erin Co</u>	<u>12/15/14</u>
	Project Manager	Date
	<u>Andre Brown</u>	<u>12/16/2014</u>
	Regional Manager	Date
	<u>R. White</u>	<u>12/17/14</u>
	Construction Administrator	Date
	<u>Josh Weller</u>	<u>12-22-14</u>
	Deputy Director - Construction	Date
	_____	_____
	Executive Director	Date

and Board Meeting Date

PROCEED ORDER NO. H1

CDB PROJECT NO.: 810-056-026

CONTRACT NO.: 15043783

DATE: 12/15/14

CONTRACTOR (Name, Address)

Ideal Heating Co

9515 Southview Avenue

Chicago, IL, 60513

PROJECT (Name, City,
County)

CLC Data Center

Renovation

Grayslake

Lake County

Contract Work:

Heating

Using Agency:

Community
College
Board

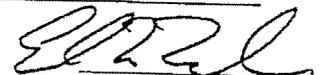
DESCRIPTION OF CHANGE IN WORK: ICCB has notified the College Administration that the College has State Capital Renewal funds that the CLC must allocate for projects managed by CDB. CLC decided to use up the funds within this project by adding an additional Roof Top HVAC Unit and expansion of the Uninterruptable Power Supply (UPS) for the Data Center. This is to provide the Data Center with a redundant cooling source should the primary cooling system fail; UPS is to add future capacity for uninterrupted power in the event of an electrical utility failure.

Justification for the proceed order: The contractor is working on the site right now and it is of high importance to have this ordered immediately, not to delay the rest of the work. There is a long lead time required in submitting, approving and manufacturing the added RTU and in order to have it in time for spring break we need to order it right now together with the structural steel. This PO-H1 is related to PO-G1 & PO-V1.

TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$

158,523.68

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.

Subject: Single Bid Award

Project History:

This project includes the modernization of the University of Illinois at Chicago College of Dentistry Building utility infrastructure systems, architectural improvements to support the utility modernizations, the addition of a new penthouse which connects two existing penthouses, and asbestos abatement in select areas where the infrastructure upgrades will occur. Major system upgrades include air handling unit replacements, dual-duct air terminal box replacement, temperature control upgrades, medical gas system replacement, electrical service gear and distribution system upgrades, full building fire sprinkler system addition, and ceiling, lighting, and other ceiling mounted device replacement in building areas containing existing concealed spline ceilings. This project also includes alternates to replace existing exterior window gaskets and various components of the hydronic building perimeter heating system.

Requested Action:

Bids were received on 7/24/2014 for the Asbestos, Heating, Plumbing, General, Electrical, Sprinkler and the Building Automation System (BAS) on CDB Project No. 830-030-154, College of Dentistry Infrastructure Improvements at the University of Illinois at Chicago, Cook County, Illinois. Bids were received on 7/30/2014 for Ventilation. All bids were without issue with the exception of the BAS trade, to which only two bids were received. Those two bids were rejected as they did not meet MBE/FBE/VBE goals.

The BAS work was rebid, and a single bid was received on 11/20/2014. Two contractors held drawings for the second bidding of this work.

Architect/Engineer: KJWW Engineering Consultants
 1100 Warrenville Road, Suite 400W
 Naperville, IL 60563
 Phone Number: (630) 527-2320

<u>TRADE</u>	<u>BASE BID</u>	<u>ESTIMATE</u>	<u>% DIFFERENCE</u>
Building Automation	\$979,000.00	\$1,042,019.47	-0.06%
<u>Alternate #1</u>	<u>\$198,000.00</u>	<u>\$223,110.57</u>	<u>-11.26%</u>
TOTAL	\$1,177,000.00	\$1,265,130.04	-6.96%

The A/E and CDB staff recommend that the award be made to:

Automatic Building Controls, LLC
 3315 Algonquin Road, Suite 550
 Rolling Meadows, IL 60008

Building Automation System (BAS) trade
 plus Alternate No. 1 for a total amount of \$1,177,000.00



JIM UNDERWOOD • Executive Director

Board Members

Peter J. O'Brien, Sr.
Chairman

Glyn M. Ramage
Michael Y. Chin

Stewart A. Munoz
Miles W. Beatty, III

Anthony J. Galippo
William A. Lowry, Sr.

Wm. G. Stratton Building
401 South Spring Street
Third Floor
Springfield, Illinois
62706-4050

James R. Thompson Center
100 West Randolph Street
Suite 14-600
Chicago, Illinois
60601-3253

Dann-Richmond
Economic Development Center
1740 Innovation Drive
Suite 258
Carbondale, Illinois
62903-6102

IDOT District 3 Headquarters
700 East Norris Drive
Second Floor
Ottawa, Illinois
61350-0697

East St. Louis
Community College Center
601 James R. Thompson Blvd.
Building B, Suite 1025
E. St. Louis, Illinois
62201-1129

217.782.2864
217.524.0565 FAX
217.524.4449 TDD
www.illinois.gov/cdb

TO: Andrea Bauer, Regional Manager

FROM: Abdulgaffar Shedbalkar, Sr. Project Manager

DATE: December 18, 2014

RE: Single Bid – Award Recommendation
CDB #830-030-154
College of Dentistry Infrastructure Improvements
University of Illinois - Chicago

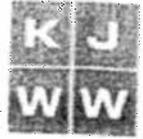
This is a rebid for Building Automation trade for the above project. CDB conducted Pre-Bid meeting on July 8, 2014. There were two Building Automation contractors present and both contractors bid the first time on July 24th, 2014; however, they did not meet the FEP goal requirement.

The Building Automation trade was rebid on November 20, 2014. The A/E had contacted both contractors prior to the rebid. However, only one contractor, Automatic Building Controls, provided the bid. Please note Automatic Building Control was also the low bidder the first time.

Since Automatic Building Controls were the low bidder both times, CDB and the A/E recommend that Automatic Building Controls be awarded the contract.

Cc: Ron Wright, Construction Administrator

The FUTURE.
Built SMARTER.



November 24, 2014

Mr. Abdulgaffar Shedbalkar
Illinois Capital Development Board
100 West Randolph Street
Floor 014, Suite 600
Chicago, Illinois 60601

Re: CDB #830-030-154 UIC Dentistry Infrastructure Upgrade
KJWW 12.0345.00
Supporting Information for BAS Rebid Submittal

Dear Abdulgaffar:

This is in response to your request that the A/E provide supporting information on the single BAS Trade bidder when the project was rebid on November 20, 2014.

Per DCM 2009 Article 11.2.F, we are providing an explanation of the efforts used to obtain additional bidders for the BAS Trade on the referenced project. When the bids were originally received on July 24, 2014, there were two firms that submitted bids. However, when the project was rebid as a result of the CDB issuing Addendum 2, only a single BAS bid was submitted.

During the period between your June 18, 2014 authorization to release the documents for bid and the July 24 bid opening, KJWW took the following steps to have as many CDB-approved contractors as possible participate in the bidding process:

- **Plan Holder List:** We monitored the number of contractors for each of the eight trades who picked up bid documents from our office by creating a maintaining a bidding plan holder list. Copies of this list were forwarded to you for information at regular intervals during the bidding process.
- **Telephone Calls:** On June 30 and July 1, we called 28 CDB-approved contractors who had yet to pick up bid documents. The trades we called were those with the fewest number of contractors who had obtained bid documents and included Asbestos, BAS, Fire Protection, General, and Plumbing firms. Five BAS contractors were called in addition to the three who had picked up plans:
 - **Applied Controls** from Warrenville, Illinois was contacted. They confirmed that they did work in the city and were given instructions on picking up bid documents.
 - **Everest Energy & Control Technology** from Naperville, Illinois was contacted. Their representative expressed interest in the project, but did not pick up bid documents from

1100 Warrenville Road, Suite 400W, Naperville, IL 60563
630.527.2320 | Fax: 630.527.2321 | www.kjww.com

Abdulgaffar Shedbalkar
November 24, 2014

KJWW #12.0345.00
Page 2 of 2

- our office.
- o **Quality Controls** from Matteson, Illinois was contacted. They were given instructions on how to pick up bid documents but did not follow through.
 - o **Roberts Environmental Controls Corporation** from Tinley Park, Illinois was contacted. They committed to picking up drawings but did not submit a bid.
 - o **Precision Controls** from Lisle, Illinois was contacted. They picked up the drawings and were one of the two firms who submitted bids on July 24. I spoke with Chris Gushurst from Precision Controls about Addendum 2 on November 11, but they failed to submit a rebid on November 20.
 - o **Addendum Receipt Confirmation:** Addendum 2 was issued electronically on November 6, 2014. We used Outlook's electronic delivery and read confirmation features to ensure that each bidder had received the Addendum. We received delivery confirmation from each BAS contractor who had picked up drawings prior to the July 24 bid, including both firms who originally submitted BAS bids.

We expected bids from both of the original BAS Contractors, but only Automatic Building Controls followed through when the rebids were received on November 20. It is our opinion that the approximately \$370,000 difference between the original bids (including Alternate BAS-2) was the primary reason that only one bid was received.

Please let me know if you have any questions or require additional information.

Sincerely,

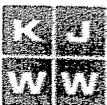


David E. Marshall, PE, LEED AP
Project Executive
marshallde@kjww.com

DEM/tis

http://portal/Projects/12.0345.00/Correspondence/tr_20141124_davmar_bidsupportinginformation.docx

cc: David Moehring/UIC
Leo Aviles/KJWW
Ebony White/CDB



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

<u>PROJECT #</u>	<u>FIRM/JOB DESCRIPTION</u>	<u>PROJECT AMOUNT</u>
120-135-063	Replace Windows Department of Corrections Logan Correctional Center Lincoln, Logan County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Allied Design Consultants, Incorporated.</i> <i>Hurst-Rosche Engineers, Inc.</i> <i>Sarti Architechtural Group, Inc.</i>	\$4,230,000
120-215-064	Replace Roofing Systems Department of Corrections Sheridan Correctional Center Sheridan, LaSalle County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Kathleen O'Donnell P.C.</i> <i>Kluber, Inc.</i> <i>SMT Architects P.C.</i>	\$1,720,000
120-230-129	Repair and Replace Steam Lines Department of Corrections Stateville Correctional Center Joliet, Will County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Henneman Engineering Inc.</i> <i>O & N Engineering-Development, P.C.</i>	\$470,000

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

<u>PROJECT #</u>	<u>FIRM/JOB DESCRIPTION</u>	<u>PROJECT AMOUNT</u>
321-015-093	Replace Roofing Systems Department of Human Services Choate Mental Health and Developmental Center Anna, Union County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Architectniques, Ltd.</i> <i>D. A. R. T. Design Incorporated</i> <i>Eric W. Spencer</i>	\$553,000
321-055-125	Replace Roofing Systems Department of Human Services Elgin Mental Health Center Elgin, Kane County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Construction Technology Laboratories, Inc.</i> <i>Kathleen O'Donnell P.C.</i> <i>Kluber, Inc.</i>	\$1,928,000
321-055-126	Modifications To Meet Accessible Parking Requirements Department of Human Services Elgin Mental Health Center Elgin, Kane County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Engineering Resource Associates, Inc.</i> <i>K-Plus Engineering, LLC</i> <i>Rubinos and Mesia Engineers, Inc.</i>	\$540,000

SUBJECT: Staff Recommendations for Board Selection of Architect/Engineer

<u>PROJECT #</u>	<u>FIRM/JOB DESCRIPTION</u>	<u>PROJECT AMOUNT</u>
630-000-201	Replace Roofing Systems Department of Transportation - District 5 Statewide Program Salt Kettle Rest Area, I-74 Vermilion County and Illini Prairie Rest Area, I-74 Champaign County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Construction Technology Laboratories, Inc.</i> <i>Gorski, Reifsteck Architects, Inc.</i> <i>Isaksen Glerum Wachter, LLC</i>	\$60,000
630-205-003	Remodel Restrooms/Upgrade Water Supply System Department of Transportation - District 2 Krisdala Baka Rest Area I-74 Henry County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Kenyon & Associates Architects, Inc.</i> <i>Sarti Architectural Group, Inc.</i> <i>Snarr Giffin & Associates, Inc.</i>	\$80,000
630-510-002	Install Septic System Department of Transportation - District 5 Salt Kettle Rest Area 1-74 Vermilion County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Engineering Resource Associates, Inc.</i> <i>McClure Engineering Associates, Inc.</i> <i>The Upchurch Group, Inc.</i>	\$300,000

SUBJECT: Staff Recommendations for Board Selection of Architect/Engineer

<u>PROJECT #</u>	<u>FIRM/JOB DESCRIPTION</u>	<u>PROJECT AMOUNT</u>
546-015-022	Renovate Storage Building Department of Military Affairs Bloomington Readiness Center Bloomington, McLean County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>ATSE Consultants, LLC</i> <i>DLZ Illinois, Inc.</i> <i>Sarti Architectural Group, Inc.</i>	\$50,000
546-261-001	Replace Roof, Exterior Repairs and Construct Building Addition Department of Military Affairs Peoria Army Aviation Support Facility Peoria, Peoria County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Allied Design Consultants, Incorporated</i> <i>APACE, Inc.</i> <i>Renaissance Architects, inc.</i>	\$240,000
546-261-002	Construct Security Entry Point Department of Military Affairs Peoria Army Aviation Support Facility Peoria, Peoria County <i>FIRMS RECOMMENDED IN ALPHA ORDER:</i> <i>Ament, Inc.</i> <i>Farnsworth Group, Inc.</i> <i>Hanson Professional Services Inc.</i>	\$240,000

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 120-135-063

PROJECT DESCRIPTION: Replace Windows

PROJECT LOCATION: Department of Corrections
Logan Correctional Center
Lincoln, Logan County

APPROPRIATION AMOUNT: \$4,230,000

ESTIMATED TOTAL PROJECT COST: \$4,230,000

PROJECT SCOPE OF WORK:

Logan Correctional Center is a 69-building adult medium-security facility established in 1930.

The scope of work provides for removing approximately 84 security jalousie windows in the segregation unit and replacing with operable security windows with security screens. The work also includes removing approximately 534 windows and security screens in cell houses and replacing with new windows and security screens. This project includes funding for the abatement of asbestos-containing materials. The Illinois Historic Preservation Agency should be consulted during every phase of the project.

A combined MBE/FBE goal of 15 percent is applicable to the A/E team.

A VBE goal of 3 percent is applicable to the A/E team.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 120-215-064

PROJECT DESCRIPTION: Replace Roofing Systems

PROJECT LOCATION: Department of Corrections
Sheridan Correctional Center
Sheridan, LaSalle County

APPROPRIATION AMOUNT: \$1,720,000

ESTIMATED TOTAL PROJECT COST: \$1,720,000

PROJECT SCOPE OF WORK:

The Sheridan Correctional Center is a 75-building facility established in 1939.

The scope of work provides for replacing approximately 99,646 square feet of both steep and flat roofing on several buildings. New shingles, membrane, insulation, flashing, trim, gutters, downspouts and accessories should be included.

A combined MBE/FBE goal of 15 percent is applicable to the A/E team.

There are no VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 120-230-129

PROJECT DESCRIPTION: Repair and Replace Steam Lines

PROJECT LOCATION: Department of Corrections
Stateville Correctional Center
Joliet, Will County

APPROPRIATION AMOUNT: \$ 470,000

ESTIMATED TOTAL PROJECT COST: \$ 470,000

PROJECT SCOPE OF WORK:

The Stateville Correctional Center is a 116-building facility established in 1914.

The scope of work provides for replacing several sections of direct-buried steam piping with preinsulated jacketed piping.

There are no MBE/FBE/VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 321-015-093

PROJECT DESCRIPTION: Replace Roofing Systems

PROJECT LOCATION: Department of Human Services
Choate Mental Health and Developmental Center
Anna, Union County

APPROPRIATION AMOUNT: \$ 553,000

ESTIMATED TOTAL PROJECT COST: \$ 553,000

PROJECT SCOPE OF WORK:

The Athon Cottage (BG031) is an 18,097 square foot, three-story building constructed in 1936. The Lence Cottage (BG032) is an 18,097 square foot, three-story building constructed in 1936. The Oak Hall (BG033) is a 27,687 square foot, three-story building constructed in 1948.

The scope of work provides for removing and replacing approximately 64,000 square feet of roofing and all attendant accessories.

There are no MBE/FBE/VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 321-055-125

PROJECT DESCRIPTION: Replace Roofing Systems

PROJECT LOCATION: Department of Human Services
Elgin Mental Health Center
Elgin, Kane County

APPROPRIATION AMOUNT: \$1,928,000

ESTIMATED TOTAL PROJECT COST: \$1,928,000

PROJECT SCOPE OF WORK:

The Forensic Treatment Complex (BR121) is a 140,000 square foot, two-story building constructed in 1996. The Rehabilitation Building (BR110) is a 55,500 square foot, two-story building constructed in 1972.

The scope of work provides for removing and replacing approximately 223,825 square feet of roofing and all attendant accessories.

A combined MBE/FBE goal of 15 percent is applicable to the A/E team.

There are no VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 321-055-126

PROJECT DESCRIPTION: Modifications To Meet Accessible Parking Requirements

PROJECT LOCATION: Department of Human Services
Elgin Mental Health Center
Elgin, Kane County

APPROPRIATION AMOUNT: \$ 540,000

ESTIMATED TOTAL PROJECT COST: \$ 540,000

PROJECT SCOPE OF WORK:

The Elgin Mental Health Center is a 101-building facility established in 1925.

The scope of work provides for renovating and repairing various parking lots to comply with the 2010 Americans with Disabilities Standards for Accessible Design and the Illinois Accessibility Code, including signage.

There are no MBE/FBE/VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 630-000-201

PROJECT DESCRIPTION: Replace Roofing Systems

PROJECT LOCATION: Department of Transportation - District 5
Statewide Program
Salt Kettle, I-74 Vermillion County and
Illini Prairie, I-74 Champaign County

APPROPRIATION AMOUNT: \$ 60,000

ESTIMATED TOTAL PROJECT COST: \$ 300,000

PROJECT SCOPE OF WORK:

The Salt Kettle Rest Area, Westbound (D0566), located on I-74 in Vermillion County, is a 3,244 square foot, two-story building constructed in 1988. The Illini Prairie Rest Areas, Northbound (D0570) and Southbound (D0571), located on I-57 in Champaign County, are 1,983 square foot, one-story brick buildings constructed in 1986.

The scope of work at the Salt Kettle and the Illini Prairie Rest Areas provides for replacing the wood shingle roofing systems with metal roofing systems, including flashings, gutters and roofing accessories as needed, including any additional drainage components necessary for the transport of water into the existing parking lot storm drainage systems.

There are no MBE/FBE/VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 630-205-003

PROJECT DESCRIPTION: Remodel Restrooms/Upgrade Water Supply System

PROJECT LOCATION: Department of Transportation - District 2
Krisdala Baka Rest Area
I-74 Henry County

APPROPRIATION AMOUNT: \$ 80,000

ESTIMATED TOTAL PROJECT COST: \$ 400,000

PROJECT SCOPE OF WORK:

The Krisdala Baka Rest Areas (northbound (D0259) and southbound (D0258)) are located on I-74, two miles north of Woodhull and each are 2,200 square feet, one-story quarried-limestone buildings constructed in 1988.

The scope of work provides for remodeling the existing men's and women's restrooms to meet current ADA requirements at both locations. The work also includes upgrading the water supply system, including replacing piping; installing a chlorine injection system, sulfur removal and water softening equipment.

There are no MBE/FBE/VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 630-510-002

PROJECT DESCRIPTION: Install Septic System

PROJECT LOCATION: Department of Transportation - District 5
Salt Kettle Rest Area
1-74 Vermilion County

APPROPRIATION AMOUNT: \$ 300,000

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

PROJECT SCOPE OF WORK:

The Salt Kettle Rest Area, Westbound (D0566), located on I-74 in Vermilion County, is a 3,244 square foot, two-story building constructed in 1988.

The scope of work provides for removal of the existing septic system and installation of a new septic system.

There are no MBE/FBE/VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 546-015-022

PROJECT DESCRIPTION: Renovate Storage Building

PROJECT LOCATION: Department of Military Affairs
Bloomington Readiness Center
Bloomington, McLean County

APPROPRIATION AMOUNT: \$ 50,000

ESTIMATED TOTAL PROJECT COST: \$ 450,000

PROJECT SCOPE OF WORK:

The MBSB Storage Building (H0102) is a 9,360 square foot, one-story building constructed in 1950.

The scope of work provides for modifying the MBSB Storage Building to house a future 36'x36'x10' steel 131,000 pound modular storage facility, including upgrading the electrical system with connection to power generators and installing fire suppression and alarm systems. The scope also provides for interior renovations, including installing an interior chain link fence, addressing building egress and installing interior and exterior lighting.

There are no MBE/FBE/VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 546-261-001

PROJECT DESCRIPTION: Replace Roof, Exterior Repairs and Construct Building Addition

PROJECT LOCATION: Department of Military Affairs
Peoria Army Aviation Support Facility
Peoria, Peoria County

APPROPRIATION AMOUNT: \$ 240,000

ESTIMATED TOTAL PROJECT COST: \$2,240,000

PROJECT SCOPE OF WORK:

The Aviation Maintenance Hangar (H2708) is an approximately 48,000 square foot building constructed in 1948.

The scope of work provides for replacing the corrugated metal barrel-vaulted roof on the Aviation Maintenance Hangar, including replacing flashing and counter flashing, installing gutters, downspouts and roof accessories and tuckpointing. The scope also provides for constructing an approximately 1,000 square foot addition for storage, correcting site drainage issues and abating asbestos containing materials.

A combined MBE/FBE goal of 15 percent is applicable to the A/E team. There are no VBE goals applied to the A/E team but participation is encouraged.

A/E SELECTION COMMITTEE RECOMMENDATIONS
January 13, 2015

CDB PROJECT NO: 546-261-002

PROJECT DESCRIPTION: Construct Security Entry Point

PROJECT LOCATION: Department of Military Affairs
Peoria Army Aviation Support Facility
Peoria, Peoria County

APPROPRIATION AMOUNT: \$ 240,000

ESTIMATED TOTAL PROJECT COST: \$2,240,000

PROJECT SCOPE OF WORK:

The Peoria Aviation Support Facility is an 18-building facility established in 1947.

The scope of work provides for constructing a 2,400 square foot entry control point facility, including an overhead shelter/vehicle inspection station and a guard booth. This facility must be designed to current anti-terrorism/force protection standards set forth by the Department of Defense and will include vehicle denial systems, enhanced exterior lighting, security fencing and a concrete road and queuing station. This project will have an accelerated design and construction schedule with the notice of award issued to contractors by September 30, 2015.

A combined MBE/FBE goal of 15 percent is applicable to the A/E team. There are no VBE goals applied to the A/E team but participation is encouraged.

SUBJECT: *Director Selection / Informational Items*

<u>PROJECT #</u>	<u>FIRM/JOB DESCRIPTION</u>	<u>PROJECT AMOUNT</u>
546-115-033	Exterior/Overhead Door Repair East St. Louis Readiness Center - St. Clair County Department of Military Affairs <i>SELECTED FIRM:</i> <i>Hurst-Rosche Engineers, Inc.</i>	\$225,000

A/E SELECTION APPROVED BY THE EXECUTIVE DIRECTOR

BOARD MEETING DATE: January 13, 2015

CDB PROJECT NO: 546-115-033

PROJECT DESCRIPTION: Exterior/Overhead Door Repair

PROJECT LOCATION: Department of Military Affairs
East St. Louis Readiness Center - St. Clair County

PROJECT AMOUNT: \$225,000

PROJECT SCOPE OF WORK:

The East St. Louis Readiness Center is a six-building facility established in 1950.

The scope of work provides for repairing the exterior on the FMS building, including repairing the overhead service door, repairing damaged brick and structural repairs.

ARCHITECT/ENGINEER: Hurst-Rosche Engineers, Inc. 21754
No. 5 Bank Square
East St. Louis, IL 62203

Hurst-Rosche Engineers, Inc. was selected due to prior armory experience, satisfactory performance evaluation scores, and proximity to site.

APPROVED BY THE EXECUTIVE DIRECTOR: December 9, 2014

SUBJECT: *State's Best Interest Director Selection / Informational Item*

<u>PROJECT #</u>	<u>FIRM/JOB DESCRIPTION</u>	<u>PROJECT AMOUNT</u>
810-032-025	Replace Hospitality Facility Construction Management Services Illinois Community College Board William Rainey Harper College Palatine, Cook County <i>SELECTED FIRM:</i> <i>Mortenson Construction Company</i>	\$5,259,700

A/E SELECTION APPROVED BY THE EXECUTIVE DIRECTOR

BOARD MEETING DATE: January 13, 2015

CDB PROJECT NO: 810-032-025

PROJECT DESCRIPTION: Replace Hospitality Facility
Construction Management Services

PROJECT LOCATION: Illinois Community College Board
William Rainey Harper College
Palatine, Cook County

APPROPRIATION AMOUNT: \$3,944,800

ESTIMATED TOTAL PROJECT COST: \$5,259,700

PROJECT SCOPE OF WORK:

The William Rainey Harper College is a 22 building campus established in 1969.

The scope of work provides for construction of an approximately 10,080 square foot building, including an instructional kitchen, dining lab with lecture and demonstration space, a retail display area and a connecting link from buildings A, D and E. The work also provides for renovating approximately 900 square feet in the existing hospitality facility.

LEED Silver required (minimum).

ARCHITECT/ENGINEER: M.A. Mortenson Construction 30749
25 Northwest Point Blvd #100
ElkGrove Village, IL 60007

APPROVED BY THE EXECUTIVE DIRECTOR: January 9, 2015

FY15 CDB BOARD MEETING SCHEDULE

DATE	TIME	LOCATION
July 8, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
Special Board Meeting July 21, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
August 12, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
September 9, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
Special Board Meeting September 24, 2014	2:30 p.m.	Chicago & Springfield video-conference
October 14, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
November 18, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
December 9, 2014	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
January 13, 2015	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
February 10, 2015	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
March 10, 2015	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
April 14, 2015	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
May 12, 2015	10:30 a.m.	Chicago, Springfield & Collinsville video-conference
June 9, 2015	10:30 a.m.	Chicago, Springfield & Collinsville video-conference