



**CAPITAL  
Development  
BOARD**

**Building a Better Illinois**

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

**BOARD BOOK**

**March 10, 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  
William A. Lowry, Sr.

**Jim Underwood, Executive Director**



**CAPITAL DEVELOPMENT BOARD**

**March 10, 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**  
3<sup>rd</sup> 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 February 10, 2015 Minutes..... 1-6
- 6. Approval of February 10, 2015 Executive Session Minutes
- 7. Introduction of Guests

**BOARD ACTION**

- 8. Proceed Orders
  - Eastern Illinois University.....7-15
  - University of Illinois at Urbana-Champaign.....16-22
- 9. Staff Recommendations for Architect/Engineer Selections
  - PSB 205 .....23-26

**INFORMATIONAL ITEMS**

- 10. Audit Presentation
- 11. Legislative Report

**EXECUTIVE SESSION (5 ILCS 120/2(c)(11)) & (5ILCS 120/2(c)(21))**

Staff contact: Amber Evans, 217.782.8726

SUBJECT: Meeting Minutes for February 10, 2015 Board Meeting

The February 10, 2015 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, the Stratton Office Building, 401 South Spring Street, Third Floor, Springfield, Illinois and the Illinois Department of Transportation Office, 1102 East Port Plaza, Collinsville, Illinois.

The following Board Members were present:

**Chicago**

Peter O'Brien, Sr., Chairman  
Stewart Muñoz  
Michael Chin  
Miles Beatty, III  
William Lowry

**Collinsville**

Glyn Ramage

Others present:

**Chicago**

Jim Underwood, CDB  
Amy Romano, CDB  
Karla Springer, CDB  
John Lambrecht, Triton College  
David Yandel, FGM Architects  
Bruce Locke, CDB  
Adrienne Levatino, CDB  
Andrea Bauer, CDB  
James Cockrell, CDB  
Al Perla, Primera Engineers  
Keith Haines, CDB  
Mike Wilson, CDB  
Jesse Martinez, CDB  
Jaclyn O'Day, CDB  
Ron Wright, CDB  
Anthony Bruno, Development Services Corp.  
Ray Rosato, Degen & Rosato Const. Co.

**Springfield**

Amber Evans, CDB  
Justin Goodwin, Hurst-Rosche  
Paula Sorensen, CDB  
Claudia André, CDB  
Don Broughton, CDB  
Ken Morris, CPO  
Van Austin, CPO  
Gus Behnke, CDB  
Kirk Fernandes, CDB  
Marcy Joerger, CDB  
Steve Halm, CDB  
Lorri Lawton, EEC

**Collinsville**

Dr. Dale Chapman, Lewis and Clark  
Chris Paulda, Lewis and Clark

Chairman O'Brien called the meeting to order at 10:36 a.m.

Amber Evans took roll call. For the record, Chairman O'Brien and members Stewart Muñoz, Michael Chin, Miles Beatty and William Lowry were present at the Chicago meeting site. Due to technical difficulties at the Collinsville meeting site, video and audio connections at that site were temporarily unavailable.

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

Mr. Muñoz moved and Mr. Beatty seconded a motion to approve the minutes of the January 13, 2015 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 introduced Ms. Andrea Bauer, CDB Regional Manager, who helped answer questions from Board members:

**Change Order – Illinois Math & Science Academy**

Renovate Residence Halls  
Aurora, Kane County, Illinois  
CDB Project No. 805-030-017 (Phase I)  
A/E: STR Partners, LLC

**Change Order G-5R ..... \$733,929.50**

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

Mr. Wright presented the following Change Order and introduced Mr. John Lambrecht with Triton College who further explained the project:

**Change Order – Triton College**

Technology Building Renovations  
River Grove, Cook County, Illinois  
CDB Project No. 810-096-030  
A/E: FGM Architects

**Change Order G-9 ..... \$161,355.12**

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

The video and audio connections were restored at the Collinsville meeting site. Chairman O'Brien added member Glyn Ramage to the roll call. Guests in Collinsville were introduced as well as new guests in Chicago.

Mr. Wright re-presented the following Change Order:

**Change Order – Illinois Math & Science Academy**

Renovate Residence Halls  
Aurora, Kane County, Illinois  
CDB Project No. 805-030-017 (Phase I)  
A/E: STR Partners, LLC

**Change Order G-5R .....\$733,929.50**

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

Mr. Wright re-presented the following Change Order:

**Change Order – Triton College**

Technology Building Renovations  
River Grove, Cook County, Illinois  
CDB Project No. 810-096-030  
A/E: FGM Architects

**Change Order G-9 ..... \$161,355.12**

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

Mr. Wright presented the following Modification and introduced Mr. Steve Halm, CDB Project Manager who further explained the project and helped answer questions from Board members:

**Modification – Illinois Youth Center - Joliet**

Renovate and Upgrade Facility  
Joliet, Will County, Illinois  
CDB Project No. 120-231-030  
A/E: DLR Group, Inc.

**Modification No. 3.....\$210,000.00**

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

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

1.	546-035-004	<b>DEPARTMENT OF MILITARY AFFAIRS</b> Upgrade HVAC, Electrical and Lighting Systems Marion Readiness Center Marion, Williamson County, Illinois 1. Hurst-Rosche Engineers, Inc. 2. Woolpert, Inc. 3. KJWW, PC	Appropriation: \$180,000 Project Cost: \$1,780,000
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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.	546-080-014	<b>DEPARTMENT OF MILITARY AFFAIRS</b> Upgrade Plumbing System Northwest Readiness Center Chicago, Cook County, Illinois 1. Muller & Muller, Ltd. 2. DLZ Illinois, Inc. 3. Stanley Consultants, Inc.	Appropriation: \$108,000 Project Cost: \$1,008,000
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Mr. Muñoz moved and Mr. Chin seconded a motion to approve the previous recommendation for the selection of architects/engineers. Chairman O'Brien called for a vote, and the motion was approved unanimously.

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

3.	546-310-009	<b>DEPARTMENT OF MILITARY AFFAIRS</b> Upgrade Electrical and Lighting Systems Crestwood Readiness Center Robbins, Cook County, Illinois 1. Stanley Consultants, Inc. 2. DLZ Illinois, Inc. 3. Melvin Cohen and Associates, Inc.	Appropriation: \$165,000 Project Cost: \$1,665,000
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Mr. Beatty 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.	630-000-202	<b>DEPARTMENT OF TRANSPORTATION</b> Various Improvements - District 6 Carlinville, Macoupin County; Riverton, Sangamon County; Springfield, Sangamon County; and Lincoln, Logan County Illinois 1. Sarti Architectural Group, Inc. 2. Hurst-Rosche Engineers, Inc. 3. Allied Design Consultants, Inc.	Appropriation: \$120,000 Project Cost: \$740,000
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Mr. Beatty 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 A/E selection recommendation:

5.	810-036-020	<b>ILLINOIS COMMUNITY COLLEGE BOARD</b> Construct Sustainability Education Center Illinois Central College East Peoria, Tazewell County Illinois 1. Demonica Kemper Architects, LLC 2. BLDD Architects, Inc. 3. Farnsworth Group, Inc.	Appropriation: \$2,633,700 Project Cost: \$7,515,000
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Mr. Muñoz moved and Mr. Beatty 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 Dr. Dale Chapman, President of Lewis and Clark Community College, who further explained the project:

1.	810-060-037	<b>ILLINOIS COMMUNITY COLLEGE BOARD</b> Renovate Green House Lewis and Clark Community College Godfrey, Madison County, Illinois 1. AAIC, Inc.	Appropriation: \$782,400 Project Cost: \$782,400
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Mr. Lowry moved and Mr. Ramage 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.

Director Jim Underwood gave a brief management report to the Board.

Mr. Muñoz moved and Mr. Lowry seconded a motion to move to Executive Session for the purpose of discussing pending litigation. Chairman O'Brien called for a vote, and the motion was approved unanimously.

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

Mr. Muñoz moved and Mr. Chin seconded a motion to return to open session. Chairman O'Brien called for a vote, and the motion was approved unanimously.

Regular session was reconvened at 11:36 a.m.

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

Chairman O'Brien requested a reaffirmation of the adoption of the January 13, 2015 meeting minutes. Mr. Beatty moved and Mr. Muñoz seconded a motion. Chairman O'Brien called for a vote, and the motion was approved unanimously.

Mr. Ramage moved and Mr. Muñoz seconded a motion to adjourn. Chairman O'Brien called for a vote, and the motion was approved unanimously. The meeting adjourned at 11:37 a.m.

## Executive Summary for Board Level Proceed Order

**CDB Project No.** 815-010-652  
**Project Description:** Remove Three Underground Storage Tanks (UST)  
**Project Location:** Eastern Illinois University  
Charleston, Coles County, Illinois

### Project History:

Eastern Illinois University is a 79-building campus established in 1898.

The scope of work for this project provides for removing three, 40,000-gallon underground storage tanks (USTs), including any associated site work or remediation for parking lot areas.

Upon removing the three (3) underground storage tanks on the job site in early July, 2014 soil then was removed and trucked to a quarry called the Swearingen pit and test started two days later per the contract requirements. This pit is where the aggregate C6 rock as also being trucked back to the site for aggregate fill of the UST holes in the ground. (Please note the UST tanks were 11 foot diameter by 55 long and weighed approx. 25,000 pounds each and were side by side so dirt removal and filling of this hole properly is a large part of the work necessary to get this parking lot back into operation). There was also removal of soil for storm sewer and approx. 1 foot of top soil removed to across the entire parking lot to support the new asphalt parking lot that was to be put down as part of the specifications of work.

Thus, the project had 3 sites of stored soil ongoing from various contractor's work when that we learned from two separate sets of soil test results late in July and then in August that now we to move the soil to a EPA – approved licensed waste landfill and the soil was contaminated.

Proceed Order No. 1 in the not-to-exceed amount of \$85,000.00 approved on October 28, 2014 was previously issued to allow the removal of 50 cubic yards of contaminated waste which was hauled to C & H Gravel Company for temporary storage for the storm sewer work and the soil still stored on the EIU project site for the 1 foot of topsoil required to be removed for the new asphalt lot. That soil has already moved on Proceed order #1 to the proper EPA site.

The remaining large amount of soil (over 3,000 tons) is still at the Swearingen Pit and is the basis for the request of this revision request as the proceed order 1R to move the last of the site's soil to a proper EPA landfill.

The total cost reflected in **Proceed Order No. 1R** (\$310,000.00) includes the amount of Proceed Order No. 1 (\$85,000.00) as well as the additional cost of moving the contaminated soil from the Swearingen Pit.

**Requested Action:**

We are requesting approval of a not-to-exceed Proceed Order No. 1R, in the amount of \$310,000.00, which provides for the total costs associated with the removal of the contaminated soil and delivery to an EPA-approved licensed waste landfill located in Taylorville, Illinois.

<b>Project Number:</b>	815-010-652	<b>Using Agency:</b>	Eastern Illinois University
<b>Description:</b>	Remove Three USTs Eastern Illinois University Charleston, IL	<b>Architect/Engineer:</b>	ESI Consultants Ltd. 753 Windsor Road Charleston, IL 61920
<b>Total Project Budget:</b>	\$616,826.00	<b>Project Manager:</b>	Felicia Burton
<b>Unobligated Funds:</b>	\$128,383.00		
<b>Percent Completion:</b>	50%		

**Reason for Change:**

Upon removing the three underground storage tanks on the job site, tests indicated that the soil to be removed from the site had small traces of contamination. The level of contamination of the waste requires the soil be disposed of in a licensed waste landfill.

**Description of Change:**

Proceed Order No. 1R involves the hauling of the contaminated waste from the site to the Taylorville, Illinois licensed landfill. A proceed order (#1) was previously issued to allow the hauling of the contaminated waste temporarily stored at the site and from C & H Gravel to Swearingen Pit. The approval of Proceed Order No. 1 allowed the construction to continue on the site. The contaminated material will need to be transported to the EPA-approved licensed waste landfill in Taylorville, Illinois. The total cost of the Proceed Order No. 1R includes the amount of Proceed Order No. 1 as well as the additional cost of moving the contaminated soil from the Swearingen Pit to Taylorville.

CONTRACTOR	Trade	Proceed Order Amount	Original Contract	% CHANGE
Illinois Oil Marketing Equipment, Inc.	General	\$ 310,000.00	\$ 419,213.08	74%%
<b>Total All Change Orders</b>		<b>\$ 310,000.00</b>	<b>\$ 419,213.08</b>	<b>74%</b>

**Completion Effect:** 120 days

**PROCEED ORDER NO. 1R**

CDB PROJECT NO.: 815-010-652

CONTRACT NO.: 14066081

DATE: 1/29/2015

**CONTRACTOR (Name, Address)**  
Illinois Oil Marketing Equipment, INC  
850 Brenkman Drive  
Pekin, IL 61554

**PROJECT (Name, City, County)**  
Remove 3 40,000 Gallon UST's  
EIU, Charleston  
Coles

Contract Work: General

Using Agency: Higher Education

**DESCRIPTION OF CHANGE IN WORK:**

Tests indicated that the soil removed from the site of the UST project had small traces of contamination. Therefore the soil now has to be treated as contaminated waste and hauled to a licensed waste landfill. This Proceed order and subsequent change order will deal with the remaining soil that is on the EIU campus and 50 cubic yards that was hauled to C&H gravel. There will be a follow up change order that will dispose of the spoils at the Swearingen pit.

The contaminated soil was that was moved to Swearingen Pit prior to it being tested needs to be treated as contaminated waste and needs to be hauled to the Taylorville licensed waste landfill.

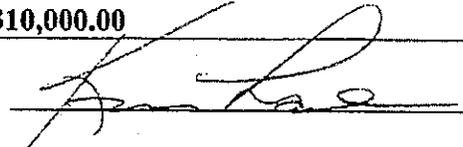
**Justification for the proceed order:**

The on-site waste needs to be removed so the parking lot can be completed and opened for use. Testing and developing a plan of action suitable to the EPA took up more time than we had expected, and there is a need to get the parking lot back in before the Asphalt Plants close for the season.

This work needs to be completed under a Proceed Order so we are able to verify actual cost.

TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$ 310,000.00

Contractor Representative's Signature



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

**Authorization to Proceed by:**

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

(Up to \$24,999)

(Up to \$49,999)

(Up to \$74,999)

(Up to \$100,000)

If Board Level insert  
Agenda Item No. \_\_\_\_\_

Selicia Burton 2/5/2015  
Project Manager Date

R. M. H. 2/23/15  
Regional Manager Date

R. M. H. 2/23/15  
Construction Administrator Date

\_\_\_\_\_  
Deputy Director - Construction Date

\_\_\_\_\_  
Executive Director Date

and Board Meeting Date

## Begue, Sandy

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**From:** Martin, Kathryn  
**Sent:** Tuesday, February 24, 2015 2:37 PM  
**To:** CDB.GOMB  
**Subject:** FW: Board Level POs - GOMB Requests for Approval

FYI

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**From:** Bott, Courtney  
**Sent:** Tuesday, February 24, 2015 1:40 PM  
**To:** Martin, Kathryn; White, Alexis  
**Cc:** Wilson, Mike A; Underwood, Jim; Golden, Jodi  
**Subject:** RE: Board Level POs - GOMB Requests for Approval

OK

Courtney L. Bott, MBA  
*Budget Manager*  
Governor's Office of Management and Budget  
Phone: (217) 782-7989  
Fax: (217) 524-4876

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**From:** Martin, Kathryn  
**Sent:** Tuesday, February 24, 2015 9:32 AM  
**To:** White, Alexis; Bott, Courtney  
**Cc:** Wilson, Mike A; Underwood, Jim; Golden, Jodi  
**Subject:** Board Level POs - GOMB Requests for Approval

Alexis and Courtney –

Project Numbers: 830-010-331 and 815-010-652

We have two attached GOMB requests for proceed orders for two different projects.

The first is to bring out stainless steel plumbing that are originally stopped at the wall into the clean room lab for the U of I Urbana ECE project. The primary reason for this change is user request as they U of I team in design over 4 years ago, did not identify where the finished clean room equipment would be set (which is not uncommon). This is our current largest project at CDB and winding down.

The second proceed order request is to deal with what originally was small level of soil contamination then increased to a rating of hazardous soil that was not discovered until three Underground storage fuel tanks were fully removed at Eastern Illinois University campus. The not to exceed amounts will be tracked carefully with load tickets per truck as that soil is removed from campus properly and cost effectively, if this request is acceptable.

Kathryn Martin, MBA  
Capital Development Board  
217-782-8688



October 20, 2014

Mr. John Begue  
Capital Development Board  
401 South Spring St., Third Floor  
Springfield, IL 62706-4050

**Re: Change Order to Dispose of Contaminated Waste  
Remove underground storage Tanks  
EIU - Coles County  
CDB Project No. 815- 010-652  
ESI Project Number: 12-562**

Dear Mr. Begue:

The subject project was on target for a substantial completion in late August, 2014. However, the material to be disposed of from the site was found to have small amounts of contamination and needs to be disposed of in a licensed landfill. The contamination was not anticipated during design, and the hauling to a licensed landfill is additional work to the contract.

The testing and developing a plan of action to dispose of the waste took longer than expected, and there is a need to complete the parking lot before the asphalt plants close for the season. Two change orders are needed to haul the contaminated waste from the project to an approved landfill. The first change order would be to haul the excess material temporarily stored on site and at C & H Gravel to an approved IEPA waste site. A proceed order would need to be processed on this first change order so that the construction work on the project can be completed and the University can have use of the parking lot prior to the winter season. Without the proceed order the construction work will likely go into late spring of 2015 for final completion. A second follow up change order would be processed to dispose of the waste temporarily stored at the Swearingen pit.

Please contact me if you have any questions regarding this change.

Sincerely,  
**ESI CONSULTANTS, LTD.**

Phillip A. Tegeler, P.E.  
*Project Manager- Construction*

cc: File 14-562

March 3, 2015

EIU UST Removal project 815-010-652

#### TIMELINE

- Construction began early July 2014
- July 16, 2014 Test samples were taken in the tank excavation site by Midwest Engineering and Testing, MET, immediately after removal of the tanks as outlined in the contract. The samples were sent to an independent lab immediately after sampling.
- The contractor began moving the soil waste from the jobsite to the Swearingen pit (storage location 1) after the tanks were removed. Trucks returned from the Swearingen pit with aggregate backfill which was placed in the tank excavation area.
- July 29 and 30<sup>th</sup>, 2014 Samples were taken in trenches where tank piping between the tanks and the building were removed and were immediately sent to the independent lab.
- July 28, 2014 Results of the tests for the tanks samples taken July 16 were returned as contaminated. A notice of a release was sent to IEMA.
- July 30, 2014 Contractor effectively completed all backfilling of the tank excavation site.
- July 31, 2014 Subcontractor started storm sewer work and hauled waste to the C-H Pit (storage location 2). They stopped hauling waste to the C-H pit after only 4 loads, when they became concerned about contamination. Remainder of waste from storm sewer work and shaping was stored on site (storage location 3) until resolution of what to do with waste.
- August 11, 2014 Results of samples taken in the piping trenches on July 29 & 30, 2014 returned as contaminated.
- August 25, 2014 Executed MOD 1 to ESI contract to sample the soil at all three soil storage sites.
- August 27, 2014 Soil samples were taken by MET of the stored material at the three locations of stored waste from the construction project.
- September 16, 2014 Report from MET that soil at all three storage sites had contamination and would need to be hauled to an approved landfill.

- October 7, 2014 A meeting was held on at EIU campus with EIU, CDB, Contractor and AE reps present to determine next step to keep project moving. EIU was very interested in having work completed to have the parking lot available for use in the Fall 2014. Conclusion of meeting was to do a Proceed Order #1 to haul the waste material still on site and at C-H pit to a landfill so work could continue on the project. Change order #2 for the Proceed Order 1 was to be processed immediately, followed by Change order #3 for the hauling of the material at Swearingen Pit later.
- 10/30/2014 Proceed Order #1 was approved.
- Early November 2014 Contractor hauled the waste material stored on site and at C-H pit to the Taylorville landfill as specified in PO #1.
- Mid November, 2014 Contractor completed remainder of work for the project except for the Asphalt and pavement marking in the parking lot before weather set in and had to shut down for the winter.
- Since Mid November we have been going through different procedural scenarios of how to authorize, complete, and pay for the work already completed and still to be done.

Response to 3/3/15 email from Ron Wright

1. The specifications sections 02 65 00 Underground Storage Tank Removal, and 31 20 00 Earth Moving were included in the Project Manual and specified the contractor was to remove excess construction waste from site.

Section 02 61 00 the spec for Excavation, Transportation and Disposal of Contaminated soil was not included in the contract.

2. Please see timeline above. We knew when Proceed order 1 was executed that the soil in all three storage locations as noted in the timeline was contaminated. The waste was only moved once to storage at one of the three sites. The second move for onsite and C-H storage was to the Taylorville landfill in the Fall of 2014. The waste at Swearingen pit is still in storage until PO #1REVISED is executed .

3. The additional material to be hauled to the landfill from the Swearingen site involves approximately 3,750 tons of material. The cost includes the landfill charges, the trucking cost from Charleston to the Taylorville landfill which is about a 4 hour roundtrip per truck, the operator cost to load the trucks, and the coordination of the entire operation by the contractor.

CPO/SPO APPROVAL

[Signature]  
DATE: 10/30/14

**PROCEED ORDER NO. 1**

CDB PROJECT NO.: 815-010-652  
CONTRACT NO.: 14066081  
DATE: 10/17/2014

**CONTRACTOR (Name, Address)**  
Illinois Oil Marketing Equipment, INC  
850 Brenkman Drive  
Pekin, IL 61554

**PROJECT (Name, City, County)**  
Remove 3 40,000 Gallon UST's  
EIU, Charleston  
Coles

Contract Work: General Using Agency: Higher education

**DESCRIPTION OF CHANGE IN WORK:**

Tests indicated that the soil removed from the site of the UST project had small traces of contamination. Therefore the soil now has to be treated as contaminated waste and hauled to a licensed waste landfill. This Proceed order and subsequent change order will deal with the remaining soil that is on the EIU campus and 50 cubic yards that was hauled to C&H gravel. There will be a follow up change order that will dispose of the spoils at the Swearingen pit.

**Justification for the proceed order:**

The on-site waste needs to be removed so that the parking lot can be completed and opened for use. Testing and developing a plan of action suitable to the EPA took up more time than we had expected, and there is a need to get the parking lot back in before the Asphalt Plants close for the season.

TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$ 85,000.00

Contractor Representative's Signature

[Signature]

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

**Authorization to Proceed by:**

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

(Up to \$24,999)

(Up to \$49,999)

(Up to \$74,999)

(Up to \$100,000)

If Board Level insert Agenda Item No. \_\_\_\_\_

<u>[Signature]</u>	<u>10-23-14</u>
Project Manager	Date
<u>[Signature]</u>	<u>10-23-2014</u>
Regional Manager	Date
<u>[Signature]</u>	<u>10/24/14</u>
Construction Administrator	Date
<u>[Signature]</u>	<u>10-27-14</u>
Deputy Director Construction	Date
<u>[Signature]</u>	<u>10 28 14</u>
Executive Director	Date

and Board Meeting Date

## Executive Summary for Board Level Proceed Order

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

### **Project History:**

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

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

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

### **Requested Action:**

We are requesting approval of a not-to-exceed Proceed Order No. G-123R, in the amount of \$285,000.00, which provides for the extension of Cleanroom plumbing systems from valved and capped locations to the user equipment locations. The work includes the connection of the nitrogen system to wet bench compressed air inlets, relocation of the oxygen system gas manifold, valved and regulated nitrogen and vacuum branches for future use, and various pressure regulators coordinated with current and future user equipment. The scope also includes a pressure reducing valve (PRV) on the Cleanroom branch piping as well as high temperature sprinkler valves to protect equipment. The scope of work is to conform to RFP/CO G-204.

*Note: The resulting change order will be coded as a combination of A/E Error/Omission and User Request.*

<b>Project Number:</b>	830-010-331	<b>Using Agency:</b>	University of Illinois at Urbana-Champaign
<b>Description:</b>	Construct Electrical and Computer Engineering Bldg UIUC Urbana, IL	<b>Architect/Engineer:</b>	SmithGroupJJR 35 E. Wacker Drive, Suite 2200 Chicago, IL 60601
<b>Total Project Budget:</b>	\$85,297,329	<b>Project Manager:</b>	Chris MacGibbon
<b>Unobligated Funds:</b>	\$ 557,275.27		
<b>Percent Completion:</b>	99%		

**Reason for Change:**

The Using Agency identified that the Clean Room plumbing systems from valved and capped locations must be extended to the user equipment locations. This includes the requested connection of the nitrogen system to wet bench compressed air inlets, relocation of the oxygen system gas manifold, valved and regulated nitrogen and vacuum branches for future use, and various pressure regulators coordinated with current and future user equipment. The User also identified pressure limitations of equipment connected to the de-ionized water system requiring a pressure reducing valve (PRV) on the Clean Room branch piping as well as a need for high temperature sprinkler valves to protect equipment.

The complexity and cost of the specialized piping and pressure reducing valves were greatly underestimated from the original Proceed Order G-123. Under PO G-123, the Contractor noted that the not-to-exceed costs were to order material and begin work associated with fire protection. Material lead time was the most urgent issue under PO G-123. The full scope has become urgent as the pricing took a great deal of time to finalize. This work must be completed in order to provide a fully functional cleanroom for the Fall Semester, 2015.

**Description of Change:**

The scope of work provides for installation of piping and equipment extensions, installation of pressure regulators, and revising the sprinkler heads in the Instructional Cleanroom per RFP/CO G-204. Details per the associated sheets are as follows:

- Sheet CRP2.1B: Provide and install piping and equipment extensions and revisions per the attached KJWW description dated 11/19/14 and attached sheet CRP2.1B.
- Sheet P7.1.1 (PDF Markup): Provide and install DI water PRV and DIR pipe revisions per the attached PDF markup.
- Sheet FP5.1.1 (Sketch RFP-G207.FP1): Revise clean room plenum sprinkler heads to 286° per revised schedule.

CONTRACTOR	Trade	Proceed Order Amount	Original Contract	% CHANGE
Williams Brothers Construction, Inc.	General	\$ 285,000.00	\$ 71,099,000.00	0.40%
<b>Total All Change Orders</b>		<b>\$ 285,000.00</b>	<b>\$ 71,099,000.00</b>	<b>0.40%</b>

**Completion Effect:** 120 days

**PROCEED ORDER NO. G123R**

**CDB PROJECT NO.:** 830-010-331

**CONTRACT NO.:** 12-0449-41

**DATE:** February 17,  
2015

**CONTRACTOR (Name, Address)**  
Williams Brothers Construction, Inc.  
PO Box 1366  
Peoria, Illinois 61654

**PROJECT (Name, City, County)**  
Construct ECE Building  
Urbana  
Champaign County

**Contract Work:** General **Using Agency:** JHUC

**DESCRIPTION OF CHANGE IN WORK:**

Scope of work provides for installation of piping and equipment extensions, installation of pressure regulators, and revising the sprinkler heads in the Instructional Cleanroom per RFP/CO G-204 (attached).

Revision:

*Increase the not-to-exceed amount from \$24,500.00 to \$285,000.00.*

**Justification for the proceed order:**

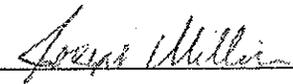
The Using Agency requested extension of Clean Room plumbing systems from valved & capped locations out to user equipment locations. User also identified pressure limitations of equipment connected to DI water system requiring a PRV on the Clean Room branch piping as well as a need for high temperature sprinkler valves to protect equipment. This work must be completed in order to provide a fully functional cleanroom for the Spring Semester.

Revision:

*The complexity and cost of the specialized piping and pressure reducing valves were greatly underestimated. Under PO G-123, the Contractor noted that the not-to-exceed costs were to order material and begin work associated with fire protection. Material lead time was the most urgent issue under PO G-123. The deadline for the Spring semester was missed, work must be completed for the Fall 2015 semester.*

**TOTAL \$ VALUE OF THIS ORDER NOT TO EXCEED: \$** 285,000.00

**Contractor Representative's Signature**



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

FOR PO G123 R ONLY

**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. \_\_\_\_\_

[Signature] 2/18/15  
Project Manager Date

[Signature] 02.19.15  
Regional Manager Date

[Signature] 2/23/15  
Construction Administrator Date

Deputy Director - Construction Date

Executive Director Date

and Board Meeting Date

# SMITHGROUPJJR

Chris MacGibbons  
Capital Development Board  
401 South Spring Street  
Springfield, IL 62706

RE: Electrical and Computer Engineering Building  
University of Illinois  
CDB Project Number 830-010-331

Dear Mr. MacGibbon

The Department of Computer and Electrical Engineering at the University of Illinois has identified required extensions of Clean Room plumbing systems shown valved & capped on the contract documents out to user equipment locations.

In order to support current construction efforts we agree that the scope of work contained in RFP G-204 be issued within a Proceed Order.

Regards

Laura Holman

02/18/2015

Laura Holman  
Architect IV

.....  
**SmithGroupJJR**  
35 E. Wacker Drive, Suite 2200  
Chicago, IL 60601

t 312.641.0770 d 312.641.6719  
f 734.780.2406 c 773.620.3157

Laura.Holman@smithgroupjjr.com

UNIVERSITY OF ILLINOIS  
AT URBANA-CHAMPAIGN

Facilities & Services  
Physical Plant Services Building  
1501 South Oak Street  
Champaign, IL 61820



February 18<sup>th</sup>, 2015

Mr. Chris MacGibbon  
Capital Development Board  
William G. Stratton Building  
401 South Spring Street  
Springfield, IL 62706-4050

Dear Mr. MacGibbon:

Electrical and Computer Engineering Facility - University of Illinois at Urbana-Champaign  
COB Project #830-010-  
331  
User Request Change Order  
RFP

As requested by CDB, this Letter is to confirm that the University has requested the work noted in RFP G204. Furthermore, the University feels that this work should have been included within the original base bid project to provide a functioning facility.

Please consider this request for approval.

If you have any questions or wish to discuss further, please do not hesitate to contact

me. Sincerely,

A handwritten signature in black ink, appearing to read 'Adam L. Kimball', written over a large, light-colored scribble.

Adam L. Kimball  
University of Illinois  
F&S Capital Programs  
Senior Project Manager – Capital Construction

## Begue, Sandy

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**From:** Martin, Kathryn  
**Sent:** Tuesday, February 24, 2015 2:37 PM  
**To:** CDB.GOMB  
**Subject:** FW: Board Level POs - GOMB Requests for Approval

FYI

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**From:** Bott, Courtney  
**Sent:** Tuesday, February 24, 2015 1:40 PM  
**To:** Martin, Kathryn; White, Alexis  
**Cc:** Wilson, Mike A; Underwood, Jim; Golden, Jodi  
**Subject:** RE: Board Level POs - GOMB Requests for Approval

OK

Courtney L. Bott, MBA  
*Budget Manager*  
Governor's Office of Management and Budget  
Phone: (217) 782-7989  
Fax: (217) 524-4876

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**From:** Martin, Kathryn  
**Sent:** Tuesday, February 24, 2015 9:32 AM  
**To:** White, Alexis; Bott, Courtney  
**Cc:** Wilson, Mike A; Underwood, Jim; Golden, Jodi  
**Subject:** Board Level POs - GOMB Requests for Approval

Alexis and Courtney –

Project Numbers: 830-010-331 and 815-010-652

We have two attached GOMB requests for proceed orders for two different projects.

The first is to bring out stainless steel plumbing that are originally stopped at the wall into the clean room lab for the U of I Urbana ECE project. The primary reason for this change is user request as they U of I team in design over 4 years ago, did not identify where the finished clean room equipment would be set (which is not uncommon). This is our current largest project at CDB and winding down.

The second proceed order request is to deal with what originally was small level of soil contamination then increased to a rating of hazardous soil that was not discovered until three Underground storage fuel tanks were fully removed at Eastern Illinois University campus. The not to exceed amounts will be tracked carefully with load tickets per truck as that soil is removed from campus properly and cost effectively, if this request is acceptable.

Kathryn Martin, MBA  
Capital Development Board  
217-782-8688

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

PROJECT#	FIRM/JOB DESCRIPTION	TOTAL PROJECT AMOUNT
102-508-045	Construct Connecting Trails, Parking Lot and Site Improvements Department of Natural Resources Kickapoo State Park, Vermillion County  <i>RECOMMENDED IN ALPHA ORDER:</i>  <i>Engineering Resource Associates, Inc.</i> <i>Hurst-Rosche Engineers, Inc.</i> <i>The Upchurch Group, Inc.</i>	\$ 400,000
102-704-050	Replace Cox Bridge Department of Natural Resources Carlyle Lake State Fish and Wildlife Area, Fayette County  <i>RECOMMENDED IN ALPHA ORDER:</i>  <i>Allen Henderson &amp; Associates, inc.</i> <i>McDonough-Whitlow, P.C.</i> <i>Oates Associates, Inc.</i>	\$1,270,000
120-255-026	Replace Coolers and Freezers Department of Corrections Shawnee Correctional Center Vienna, Johnson County  <i>RECOMMENDED IN ALPHA ORDER:</i>  <i>Architechniques, Ltd.</i> <i>Henneman Engineering, Inc.</i> <i>Hurst-Rosche Engineers, Inc.</i>	\$ 605,000

**A/E SELECTION COMMITTEE RECOMMENDATIONS  
March 10, 2015**

**CDB PROJECT NO:** 102-508-045

**PROJECT DESCRIPTION:** Construct Connecting Trails, Parking Lot and Site Improvements

**PROJECT LOCATION:** Department of Natural Resources  
Kickapoo State Park, Vermilion County

**APPROPRIATION AMOUNT:** \$ 400,000

**ESTIMATED TOTAL PROJECT COST:** \$ 400,000

**PROJECT SCOPE OF WORK:**

The Kickapoo State Park is a 2,843-acre, recreational park six miles west of Danville acquired in 1939.

The Kickapoo trail is a 24-mile railroad corridor located between Urbana and Danville that was acquired in 2014 by the Department of Natural Resources and will be developed as a multi-use recreational trail. The scope of work provides for constructing a limestone trail that will connect Kickapoo trail between the fairgrounds and Kickapoo State Park, a 20-car limestone parking lot and a connecting trail between the new parking lot and the trail head, including grading, drainage improvements, bollards and parking blocks, solar lighting, kiosks and signage, a vault toilet and other miscellaneous site improvements.

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

**A/E SELECTION COMMITTEE RECOMMENDATIONS**  
**March 10, 2015**

**CDB PROJECT NO:** 102-704-050

**PROJECT DESCRIPTION:** Replace Cox Bridge

**PROJECT LOCATION:** Department of Natural Resources  
Carlyle Lake State Fish and Wildlife Area, Fayette County

**APPROPRIATION AMOUNT:** \$1,270,000

**ESTIMATED TOTAL PROJECT COST:** \$1,270,000

**PROJECT SCOPE OF WORK:**

The Carlyle Fish and Wildlife Area is a 15,000-acre north of the B & N Railroad, composed of mostly flooded timber and planted sub-impoundments for migrating ducks and geese.

The scope of work provides for installing a pre-fabricated steel bridge with timber deck, including new abutments, guard rails and trail and road modifications. The scope also includes dismantling, removing and disposing of the existing structure, piers and abutments.

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

A VBE goal of 2 percent is applicable to the A/E team.

**A/E SELECTION COMMITTEE RECOMMENDATIONS**  
**March 10, 2015**

**CDB PROJECT NO:** 120-255-026

**PROJECT DESCRIPTION:** Replace Coolers and Freezers

**PROJECT LOCATION:** Department of Corrections  
Shawnee Correctional Center  
Vienna, Johnson County

**APPROPRIATION AMOUNT:** \$ 605,000

**ESTIMATED TOTAL PROJECT COST:** \$ 605,000

**PROJECT SCOPE OF WORK:**

The Dietary/Warehouse (C1138) is a 54,660 square foot, one-story building constructed in 1984.

The scope of work provides for demolishing approximately six modular walk-in coolers/freezers, including curbs, protective bollards, guard rails, refrigeration equipment and lighting and replacing with new in-kind coolers/freezers and associated support elements.

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

## 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