

**PUBLIC BUILDING COMMISSION OF CHICAGO**  
**MINUTES OF THE REGULAR MEETING OF THE**  
**BOARD OF COMMISSIONERS HELD ON NOVEMBER 13, 2018**

The regular meeting of the Board of Commissioners of the Public Building Commission of Chicago was held at the Board Meeting Room, 2nd Floor, Richard J. Daley Center on November 13, 2018 at 2:30 P.M.

The following Commissioners were present:

Rahm Emanuel  
Olga Camargo  
James F. Ellis, Jr.  
Arnold Randall  
Jesse Ruiz  
Samuel Wm. Sax - 6

Also present was:  
Carina E. Sánchez

L. Alzaiel	S. Hendricks	H. Perez
J. Beatty	G. Johnson	N. Perez
K. Beere	T. Joseph	D. Perolat
M. Bell	J. Koo	K. Purcell
L. Bolivar	C. Lee	F. Rico
J. Borkman	K. LeJeune	R. Rucks
M. Brush	L. Lypson	C. Santay
V. Colla	L. McGuire	E. Scanlan
L. Collado	M. McMurray	A. Shah
J. Cooper	A. Marti	V. Simpkins
D. Crater	T. Mendrek	B. Smith
J. De La Fuente	B. Milligan	E. Smith
E. Bailey-Dickson	R. Mitchell	A. Terry
D. Doyle	J. Mo	B. Weber
R. Doytcheva	P. Montenegro	T. Foucher-Weekley
A. Fredd	P. Saldana Natke	R. Westbrook
L. Giderof	L. Neal	R. Whitehurst
R. Giderof	K. Newman	A. Wiggins
A. Gomez	T. Niemiec	M. Witry
P. Harding	E. O'Keefe	
M. Hartsfield	B. Payne	

The meeting was called to order by Chairman Rahm Emanuel, and the presence of a quorum was established.

Following the roll call, a public participation period was conducted pursuant to Section 2.06(g) of the Open Meetings Act. Kenneth Newman had previously registered to provide comments under the guidelines established by Resolution No. 7611 approved by the Board of Commissioners on January 11, 2011. Kenneth Newman provided comments regarding the condition of various field and track facilities that are purportedly in disrepair and the need for additional athletic facilities throughout the City.

Next, the Chairman presented to the Board of Commissioners for consideration of approval the minutes of the annual board meeting held on October 1, 2018. The reading of said minutes, which had previously been distributed, was dispensed with and upon motion duly made and seconded, the minutes of the October 1, 2018 annual meeting were unanimously approved.

The next item on the agenda was a report by Commissioner Randall regarding the Administrative Operations Committee meeting held on November 7, 2018 which is summarized as follows:

The Chief of Staff reported on forty-two task order awards for Specialty Consultant services for Environmental Engineering, Environmental Renovation/Demolition, Geotechnical, Surveyor, Traffic Study and Construction Material Testing Services.

A task order award for Architect of Record services was issued to STL Architects, a MBE firm, for the Read Dunning School Project in the sum of \$26,395.

Recommendations were made to appoint Architect or Engineer of Record firms for seventeen school projects and a recommendation to appoint e-Builder, Inc. to provide Electronic Project Management System and Technical Support services to the PBC. The Committee commended the team on the AOR/EOR selection process that included nearly all Minority Business and Women Enterprise firms.

The Guaranteed Maximum Price (GMP) Amendment 3 in the sum of \$42,676,382 for Design Build services to Old Veteran Construction, Inc., a MBE firm, for the Daley College MTEC Project was presented.

Amendments were approved for Project Development Services to the following four firms to increase the maximum compensation of each agreement by NTE: \$1,000,000.

1. Ardmore Roderick, a MBE firm
2. Cotter Consulting, a WBE firm
3. Comprehensive Construction Consulting, a MBE firm and
4. Rodriguez & Associates, a MBE

The Chief Development Officer reported on field orders issued on various projects and provided a recommendation to approve change orders as follows: Change orders for revisions associated with the regulatory review process in the sum of \$282,198.80 at the Skinner West Elementary School Annex Project; Closeout change orders in the total sum of \$55,056.09 including credits for used equipment and site work allowance and changes due to an unforeseen condition at an existing storm water pipe at the Columbia Explorers Academy Modular Project; Closeout credit in the sum of (\$28,326.64) for unused contingency at the Mt. Greenwood Elementary School Annex Site Prep Project; Liquidated damages closeout credits in the sum of (\$52,245.27) at the Payton College Prep High School and (\$19,016.78) at the Chinatown Library Project; and Closeout change order in the total sum of \$12,404.62 for miscellaneous changes and credits for liquidated damages, unused site work and contingency credits at the Chicago Children's Advocacy Center Addition Project.

The AO Committee accepted the recommendations and reports from the PBC representatives.

A copy of the Task Order Report is attached hereto as **Exhibit "A."**

A copy of the Guaranteed Maximum Price (GMP) Amendment for Design-Build Services to Old Veteran Construction, Inc. for the Richard J. Daley College MTEC Project is attached hereto as **Exhibit "B."**

Following consideration of the AO Committee report and upon motion duly made and seconded, the following Resolutions were adopted by the Board of Commissioners:

**RESOLUTION NO. 8481**

**BE IT RESOLVED** by the Board of Commissioners of the Public Building Commission of Chicago that the Executive Director is hereby authorized to issue amendments to professional services agreements for the projects and services as indicated on the document entitled, "Proposed Amendment Report to the Administrative Operations Committee" and attached to the minutes of this meeting as **Exhibit "C"**.

**Commissioners voting in the affirmative:**

Rahm Emanuel, Olga Camargo,  
James F. Ellis, Arnold Randall,  
Jesse Ruiz and Samuel Wm. Sax – 6

**Commissioners voting in the negative:**

None

**RESOLUTION NO. 8482**

**BE IT RESOLVED** by the Board of Commissioners of the Public Building Commission of Chicago that the Executive Director is hereby authorized to issue change orders to construction contracts for the projects and services as indicated on the document entitled, “Proposed Change Order Report for PBC Board Meeting” and attached to the minutes of this meeting as **Exhibit “D”**.

**Commissioners voting in the affirmative:**

Rahm Emanuel, Olga Camargo,  
James F. Ellis, Arnold Randall,  
Jesse Ruiz and Samuel Wm. Sax – 6

**Commissioners voting in the negative:**

None

Next, the Commissioners were presented with consideration of approval to appoint e-Builder, Inc. to provide Electronic Project Management System and Technical Support Services to the Public Building Commission. The Commissioners were advised that e-Builder, Inc. along with six other firms submitted proposals to the Water Reclamation District of Greater Chicago (MWRD) following an extensive procurement. The proposals were evaluated by MWRD’s selection advisory committee comprised of staff from Information and Technology, Engineering and Procurement staff. MWRD selected e-Builder to provide the required services after determining that it had a user-friendly system, multiple relevant local municipal references, instant availability of the required system components and on-going research and development components. It was recommended that PBC adopt MWRD’s procurement process, requirements and certain terms and conditions of MWRD’s contract with e-Builder as a means of promoting

intergovernmental efficiency in the award of contracts. Accordingly, PBC staff proposed appointing e-Builder to provide electronic project management system and technical support services for a term to expire on February 1, 2021 in an amount not to exceed \$1,000,000 on a task order basis. Upon motion duly made and seconded, the following resolution was adopted:

**RESOLUTION NO. 8483**

**BE IT RESOLVED** by the Board of Commissioners of the Public Building Commission of Chicago that e-Builder, Inc. is hereby appointed to provide Electronic Project Management System and Technical Support Services to the Public Building Commission for a term to expire on February 1, 2021 in an amount not to exceed \$1,000,000 on a Task Order basis.

**BE IT FURTHER RESOLVED** that the Executive Director and appropriate officers of the Public Building Commission are hereby authorized and directed to undertake such actions and to execute such documents, upon approval as to form and legality by Legal Counsel, as may be necessary and appropriate in order to implement this Resolution.

**Commissioners voting in the affirmative:**

Rahm Emanuel, Olga Camargo,  
James F. Ellis, Arnold Randall,  
Jesse Ruiz and Samuel Wm. Sax – 6

**Commissioners voting in the negative:**

None

The next item on the agenda was consideration of approval of an amendment to the Intergovernmental Agreement (IGA) between the Public Building Commission (PBC) and the City of Chicago (City) which provides that the City's Office of Inspector General will also serve as the Inspector General for the Public Building Commission. PBC and the City had previously entered into an IGA and a Memorandum of Understanding for Inspector General Services dated January 1, 2015. Inasmuch as the expiration of the current IGA will soon expire, it was recommended that the parties extend the term of the IGA by an amendment through December 31, 2023, provided, however, that either party may terminate the IGA at any time upon 30 days

prior notice to the other party. On motion duly made and seconded, the following resolution was adopted:

**RESOLUTION NO. 8484**

**BE IT RESOLVED** by the Board of Commissioners of the Public Building Commission of Chicago that an Amendment to the Intergovernmental Agreement between the Public Building Commission and the City of Chicago which provides that the Inspector General of the City of Chicago will provide inspector general services for the Public Building Commission for a term that will extend through December 31, 2023 is hereby approved.

**BE IT FURTHER RESOLVED** that the Executive Director and appropriate officers of the Public Building Commission are hereby authorized and directed to undertake such actions and to execute such documents, upon approval as to form and legality by Legal Counsel, as may be necessary and appropriate in order to implement this Resolution.

**Commissioners voting in the affirmative:**

Rahm Emanuel, Olga Camargo,  
James F. Ellis, Arnold Randall,  
Jesse Ruiz and Samuel Wm. Sax – 6

**Commissioners voting in the negative:**

None

The next item on the agenda was a report by the Executive Director regarding regular reports, development status and other matters. She advised the Commissioners that the Public Building Commission has successfully completed its procurement process for professional design services which will provide PBC with a uniform, accessible, and current snapshot of firms interested in providing architectural services for PBC projects. Eligible firms were requested to submit Letters of Interest and Qualifications (LIQ) which included detailed information regarding the qualifications, experience and other relevant criteria. The responses were evaluated by an Evaluation Committee to determine the firms that should be included in PBC's database of eligible architects or engineers to provide professional design services to the Public Building Commission. She also advised that PBC conducted an information session regarding

the LIQ process for architectural and engineering services on September 20, 2018. As a result of the initiatives by PBC, 112 firms were enrolled in the Architect of Record LIQ database, and 49 firms were included on PBC's Engineer of Record database. The Executive Director was commended for successfully updating the professional design services databases and her report was accepted.

The next item on the agenda was consideration of approval of the appointment of firms to provide Architect of Record and Engineer of Record Services to the Public Building Commission for various projects. The Commissioners were advised that PBC's LIQ databases for architect of record and engineer of record services were reviewed to determine firms that demonstrated recent, relevant experience with various User Agencies including the City of Chicago, Board of Education of the City of Chicago, Chicago Public Library, Chicago Park District, the Chicago Fire Department and other municipal projects. Following the evaluation process, the following MBE/WBE firms were recommended to provide Architect of Record/Engineer of Record services for the projects listed below: Brooks College Preparatory Academy Turf Field Repairs (Brook Architecture, Inc.); Dore Elementary School Pre-K Expansion (FORMA Architecture, Ltd.); Prosser Career Academy Education Program Renovations (Tilton, Kelly + Bell, LLC); Rickover High School Education Program Renovations (Globetrotters Engineering Corporation/KOO & Associates, Ltd.); Decatur Classical Elementary School Annex and Renovation (Muller & Muller, Ltd.); McCutcheon Elementary School Annex and Renovation (STL Architects, Inc.); McDade Classical Elementary School Annex and Renovation (Moody Nolan, Inc./Johnson & Lee, Ltd.); Palmer Elementary School Annex and Renovation (Bauer Latoza Studio, Ltd.); Poe Classical Elementary School Annex and Renovation (Moody Nolan/Onyx Architecture); Rogers Elementary School Annex and

Renovation (Urban Works, Ltd.); Waters Elementary School Annex and Renovation (Bailey Edward Design, Inc./ Doyle & Associates, Architects and Interior Designers); Corliss High School Renovation (Mode Architects, P.C./Harding Partners, Inc.); Kenwood Academy High School Renovation (Milhouse Engineering and Construction, Inc.); Locke Elementary School Renovation (RADA Architects, Ltd.); Lovett Elementary School Renovation (Altus Works, Inc./ Brush Architects, LLC); Washington High School Renovation (Wallin-Gomez Architects, Ltd.); Dirksen Elementary School Annex and Renovation (SMNG A, Ltd./Studio ARQ, LLC). Upon motion duly made and seconded, the following resolution was adopted:

**RESOLUTION NO. 8485**

**BE IT RESOLVED** by the Board of Commissioners of the Public Building Commission of Chicago that the following firms are hereby appointed to provide Architect of Record/Engineer of Record services for the projects listed below pursuant to Master AOR/EOR Term Agreements to be administered on a Task Order basis for an amount not to exceed \$5 million for a term of three (3) years with two one (1) year extensions:

<b>Project Name</b>	<b>Architect of Record/ Engineer of Record</b>	<b>MBE/WBE</b>
Brooks College Preparatory Academy Turf Field Repairs	Brook Architecture, Inc.	MBE/WBE
Dore Elementary School Pre-K Expansion	FORMA Architecture, Ltd.	MBE
Prosser Career Academy Education Program Renovations	Tilton, Kelly + Bell, LLC	WBE
Rickover High School Education Program Renovations	Globetrotters Engineering Corporation/KOO & Associates, LLC	MBE/WBE
Decatur Classical Elementary School Annex and Renovation	Muller & Muller, Ltd.	WBE
McCutcheon Elementary School Annex and Renovation	STL Architects, Inc.	MBE
McDade Classical Elementary School Annex and Renovation	Moody Nolan, Inc./Johnson & Lee, Ltd.	MBE
Palmer Elementary School Annex and Renovation	Bauer Latoza Studio, Ltd.	MBE
Poe Classical Elementary School Annex and Renovation	Moody Nolan/Onyx Architecture	MBE
Rogers Elementary School Annex		

<b>Project Name</b>	<b>Architect of Record/ Engineer of Record</b>	<b>MBE/WBE</b>
and Renovation	Urban Works, Ltd.	MBE/WBE
Waters Elementary School Annex and Renovation	Bailey Edward Design, Inc./ Doyle & Associates, Architects and Interior Designers	WBE/WBE
Corliss High School Renovation	Mode Architects, P.C./ Harding Partners, Inc.	MBE
Kenwood Academy High School Renovation	Milhouse Engineering and Construction, Inc.	MBE
Locke Elementary School Renovation	RADA Architects, Ltd.	WBE
Lovett Elementary School Renovation	Altus Works, Inc./Brush Architects, LLC	WBE/WBE
Washington High School Renovation	Wallin-Gomez Architects, Ltd.	MBE
Dirksen Elementary School Annex and Renovation	SMNG A, Ltd./ Studio ARQ, LLC	MBE

**BE IT FURTHER RESOLVED** that the Executive Director and appropriate officials of the Public Building Commission are hereby authorized and directed to undertake such action and to execute, upon approval by Legal Counsel as to form and legality, such documents as may be necessary and appropriate in order to implement this Resolution.

**Commissioners voting in the affirmative:**

Rahm Emanuel, Olga Camargo,  
James F. Ellis, Arnold Randall,  
Jesse Ruiz and Samuel Wm. Sax – 6

**Commissioners voting in the negative:**

None

The final item on the agenda was consideration of approval of a Revised Undertaking Request from City Colleges of Chicago (CCC) for the Richard J. Daley College Manufacturing Technology and Engineering Center located at 4101 West 76<sup>th</sup> Street. Following approval of the initial Undertaking Request by CCC in September 2017, the parties worked collaboratively to finalize the program, scope, schedule, budget and other client requirements which resulted in a

Revised Undertaking Request in the amount of \$46,134,429 to complete delivery of the project.

Upon motion duly made and seconded, the following resolution was adopted:

**RESOLUTION NO. 8486**

**BE IT RESOLVED** by the Board of Commissioners of the Public Building Commission of Chicago that the Revised Undertaking Request from City Colleges of Chicago (CCC) for the Richard J. Daley College Manufacturing Technology and Engineering Center located at 4101 West 76<sup>th</sup> Street in the sum of \$46,134,429 to complete delivery of the project is hereby approved.

**BE IT FURTHER RESOLVED** that the Executive Director and appropriate officers of the Public Building Commission are hereby authorized and directed to undertake such actions and to execute such documents, upon approval as to form and legality by Legal Counsel, as may be necessary and appropriate in order to implement this Resolution.

**Commissioners voting in the affirmative:**

Rahm Emanuel, Olga Camargo,  
James F. Ellis, Arnold Randall,  
Jesse Ruiz and Samuel Wm. Sax – 6

**Commissioners voting in the negative:**

None

There being no further business to come before the Board during the regular meeting, the meeting was adjourned.

\_\_\_\_\_  
Secretary

APPROVED:

\_\_\_\_\_  
Chairman



## TASK ORDERS AWARDED AGAINST TERM CONTRACTS

Public Building Commission of Chicago | Richard J. Daley Center | 50 West Washington Street, Room 200 | Chicago, Illinois 60602 | (312) 744-3090 | pbcchicago.com

### November 2018

Environmental Engineering Services					
Project Name	Type	MBE/WBE	Firm	Task Order Number	Task Order Amount
Decatur Classical ES Annex & Renovation	R		Terracon Consultants, Inc.	05215-PS2060H-001	\$ 129,164.75
Dirksen ES Annex & Renovation	R		Carlson Environmental, Inc.	05225-PS2060C-001	\$ 118,378.65
Engine Company 115	R	WBE	Carnow, Conibear & Associates, Ltd.	07115-PS2060D-001	\$ 270,738.00
McCutcheon ES Annex and Renovation	R		O'Brien & Gere Engineers, Inc.	05235-PS2060G-001	\$ 113,125.00
McDade Classical ES Annex and Renovation	R		Terracon Consultants, Inc.	05255-PS2060H-001	\$ 129,944.75
Palmer ES Annex and Renovation	R		AECOM Technical Services, Inc.	05275-PS2060A-001	\$ 150,866.30
Poe Classical ES Annex and Renovation	R		Tetra Tech, Inc.	05285-PS2060I-001	\$ 137,972.00
Rogers ES Annex & Renovation	R		Wood Environment & Infrastructure Solutions, Inc.	05295-PS2060B-001	\$ 126,500.75
Waters ES Annex and Renovation	R	MBE	Environmental Design International, Inc.	05305-PS2060E-001	\$ 131,560.00
<b>TOTAL Environmental Engineering Services</b>					<b>\$ 1,308,250.20</b>
Environmental Renovation/ Demolition Services					
Project Name	Type	MBE/WBE	Firm	Task Order Number	Task Order Amount
Corliss HS Renovation	R	WBE	Carnow, Conibear & Associates, Ltd.	05315-PS2061D-001	\$ 51,444.00
Kenwood Academy HS Renovation	R	MBE	Environmental Design International, Inc.	05325-PS2061E-001	\$ 20,874.00
Locke ES Renovation	R		Wood Environment & Infrastructure Solutions, Inc.	05345-PS2061B-001	\$ 31,790.40
Lovett ES Renovation	R	MBE	Accurate/GSG Consultants JV	05355-PS2061A-001	\$ 49,584.00
Washington HS Renovation	R		Terracon Consultants, Inc.	05365-PS2061G-001	\$ 43,560.00
<b>TOTAL Environmental Renovation/ Demolition Services</b>					<b>\$ 197,252.40</b>
Geotechnical Services					
Project Name	Type	MBE/WBE	Firm	Task Order Number	Task Order Amount
Decatur Classical ES Annex & Renovation	R		ECS Midwest, LLC	05215-PS2062B-001	\$ 36,447.50
Dirksen ES Annex & Renovation	R		Terracon Consultants, Inc.	05225-PS2062D-001	\$ 36,865.80
Engine Company 115	R		SEECO Consultants, Inc.	07115-PS2062E-001	\$ 59,467.50
McCutcheon ES Annex and Renovation	R		Weaver Consultants Group North Central, LLC	05235-PS2062F-001	\$ 37,982.00
McDade Classical ES Annex and Renovation	R		Weaver Consultants Group North Central, LLC	05255-PS2062F-001	\$ 39,197.00
Palmer ES Annex and Renovation	R	MBE	GSG Consultants, Inc.	05275-PS2062C-001	\$ 28,714.50
Poe Classical ES Annex and Renovation	R		Terracon Consultants, Inc.	05285-PS2062D-001	\$ 38,549.00
Rogers ES Annex & Renovation	R		ECS Midwest, LLC	05295-PS2062B-001	\$ 26,460.00
Waters ES Annex and Renovation	R		ECS Midwest, LLC	05305-PS2062B-001	\$ 26,460.00
<b>TOTAL Geotechnical Services</b>					<b>\$ 330,143.30</b>

Surveyor Services					
Project Name	Type	MBE/WBE	Firm	Task Order Number	Task Order Amount
Decatur Classical ES Annex & Renovation	R		Landmark Engineering, LLC	05215-PS2063D-001	\$ 23,430.00
Dirksen ES Annex & Renovation	R	MBE	Environmental Design International, Inc.	05225-PS2063C-001	\$ 12,810.00
Engine Company 115	R	WBE	Terra Engineering, LTD	07115-PS2063E-001	\$ 24,750.00
McCutcheon ES Annex and Renovation	R	MBE	Environmental Design International, Inc.	05235-PS2063C-001	\$ 17,210.00
McDade Classical ES Annex and Renovation	R		Landmark Engineering, LLC	05255-PS2063D-001	\$ 29,600.00
Merlo Branch Library	R	MBE	DB Sterlin Consultants, Inc.	08305-PS2063B-001	\$ 12,500.00
Palmer ES Annex and Renovation	R	WBE	Terra Engineering, Ltd.	05275-PS2063E-001	\$ 15,000.00
Poe Classical ES Annex and Renovation	R	MBE	DB Sterlin Consultants, Inc.	05285-PS2063B-001	\$ 28,000.00
Rogers ES Annex & Renovation	R		Weaver Consultants Group North Central, LLC	05295-PS2063G-001	\$ 21,817.00
Waters ES Annex and Renovation	R		Weaver Consultants Group North Central, LLC	05305-PS2063G-001	\$ 23,947.00
<b>TOTAL Surveyor Services</b>					<b>\$ 209,064.00</b>

Traffic Study					
Project Name	Type	MBE/WBE	Firm	Task Order Number	Task Order Amount
Decatur Classical ES Annex & Renovation	R		V3 Companies, Ltd.	05215-PS2064G-001	\$ 23,700.00
McCutcheon ES Annex and Reno	R	WBE	Terra Engineering	05235-PS2064F-001	\$ 16,261.00
McDade Classical ES Annex and Renovation	R		Knight E/A, Inc.	05255-PS2064D-001	\$ 19,500.00
Poe Classical ES Annex and Renovation	R		Knight E/A, Inc.	05285-PS2064D-001	\$ 19,578.00
Rogers ES Annex & Renovation	R	WBE	Primera Engineering, Ltd.	05295-PS2064E-001	\$ 19,900.00
Waters ES Annex and Renovation	R		V3 Companies, Ltd.	05305-PS2064G-001	\$ 29,200.00
<b>TOTAL Traffic Study</b>					<b>\$ 128,139.00</b>

Construction Material Testing Services					
Project Name	Type	MBE/WBE	Firm	Task Order Number	Task Order Amount
New South Side HS	R		Terracon Consultants, Inc.	05185-PS2065G-002	\$ 76,985.00
Robichaux Park Rehabilitation	R		ECS Midwest, LLC	11309-PS2065B-001	\$ 4,995.00
Skinner West ES Annex	R		SEECO Consultant, Inc.	05045-PS2065F-001	\$ 17,760.00
<b>TOTAL Construction Material Testing Services</b>					<b>\$ 99,740.00</b>

Type - Legend
R - Rotation
RMW - M/WBE Deficiency
C - Cradle to Grave
D - Directed Task Orders
AT - Amendment to Task Order
A - Additional Services
LP - Lowest Proposal

Specialty Consultant	Terms/Limits Not To Exceed
Environmental - Category A, B, C	\$1,500,000.00
Environmental - Reno/Demo	\$1,000,000.00
Geotechnical	\$750,000.00
Material Testing	\$1,500,000.00
Surveying	\$200,000.00
Traffic Study	\$600,000.00
Commissioning	\$500,000.00



# TASK ORDERS AWARDED TO APPOINTED AOR FIRMS

Public Building Commission of Chicago | Richard J. Daley Center | 50 West Washington Street, Room 200 | Chicago, Illinois 60602 | (312) 744-3090 | pbccchicago.com

Chicago Public Schools, Chicago Park District & Chicago Public Library- November 2018					
Project Name	Firm	MBE/WBE	Service Provided	Task Order Amount	Total Term Commitment To-Date
Read Dunning School	STL Architects	MBE	Architect of Record Services	\$26,395.00	\$4,999,696.00



# Design-Build Report

Public Building Commission of Chicago | Richard J. Daley Center | 50 West Washington Street, Room 200 | Chicago, Illinois 60602 | (312) 744-3090 | pbcchicago.com

## November 2018

Project Name	Client	Firm	MBE/WBE	Service Provided
Richard J. Daley College Manufacturing, Technology and Engineering Center (MTEC)	City Colleges of Chicago	Old Veteran Construction, Inc.	MBE	Design-Build Services

Board Authority (9/12/17)	Initial GMP	Partial GMP (Amendment 1)	Interim GMP (Amendment 2)	GMP (Amendment 3)
\$45,000,000.00	\$5,500,000.00	\$26,629,916.47	\$36,239,871.89	\$42,676,382.00

Public Building Commission of Chicago  
Proposed Amendment Report to the Administrative Operations Committee  
November 7, 2018

Amendment	Project	Consultant	Agreement No.	Service	Reason for the Proposed Amendment	Current Agreement	Amount of the Proposed Amendment	Revised Agreement Including Proposed Amendments
1	Program Wide	Ardmore Rodenick (MBE)	PS1994A AM005	Project Development Services	This amendment increases the maximum compensation of the Agreement for the Consultant to provide Project Development Services. The scope of services in this amendment are an extension of the services included in the original agreement.	\$7,500,000.00	\$1,000,000.00	\$8,500,000.00
2	Program Wide	Cotter Consulting (WBE)	PS1994B AM005	Project Development Services	This amendment increases the maximum compensation of the Agreement for the Consultant to provide Project Development Services. The scope of services in this amendment are an extension of the services included in the original agreement.	\$7,500,000.00	\$1,000,000.00	\$8,500,000.00
3	Program Wide	Comprehensive Construction Consulting (MBE)	PS1994C AM005	Project Development Services	This amendment increases the maximum compensation of the Agreement for the Consultant to provide Project Development Services. The scope of services in this amendment are an extension of the services included in the original agreement.	\$7,500,000.00	\$1,000,000.00	\$8,500,000.00
4	Program Wide	Rodriguez & Associates (MBE)	PS1994D AM005	Project Development Services	This amendment increases the maximum compensation of the Agreement for the Consultant to provide Project Development Services. The scope of services in this amendment are an extension of the services included in the original agreement.	\$7,500,000.00	\$1,000,000.00	\$8,500,000.00

***PUBLIC BUILDING COMMISSION OF CHICAGO***

***REGULAR BOARD MEETING – NOVEMBER 13, 2018***

***CHANGE ORDERS***

PUBLIC BUILDING COMMISSION  
SUMMARY OF PROPOSED CHANGE ORDERS  
FOR PBC BOARD MEETING  
November 13, 2018

A	B	C	D	E	F = (D+E)	G	H=(F+G)	I=(E+G/D)
PROJECT	CONTRACT	CONTRACTOR	ORIGINAL CONTRACT VALUE	PREVIOUSLY APPROVED BOARD CHANGES	CURRENT CONTRACT VALUE (Including Previously Approved Changes)	PROPOSED CHANGE ORDERS	ADJUSTED CONTRACT VALUE (Including Approved Current Proposed Change Orders)	APPROVED BOARD CHANGES % (of Original Contract)
<b>Construction</b>								
Skinner West ES Annex 1260 W. Adams Street Project Manager: Paulo Hernandez	C1579	F.H. Paschen, SN Nielsen	\$11,804,000.00	\$0.00	\$11,804,000.00	\$282,198.80	\$12,086,198.80	2.39%
<b>Closeout</b>								
Columbia Explorer Academy Modular 4520 South Kedzie Project Manager: Louis Chavez	C1592	O.C.A. Construction, Inc.	\$2,777,000.00	\$116,150.00	\$2,893,150.00	\$55,056.09	\$2,948,206.09	1.98%
Mt. Greenwood Elementary School Annex II Site Preparation 10841 S. Homan Project Manager: Hector Castillo	C1584	CCCJV	\$1,070,886.00	\$0.00	\$1,070,886.00	(\$28,326.64)	\$1,042,559.36	-2.65%
Payton College Prep High School Annex 1034 N. Wells Street Project Manager: Mark Lindstrom	C1562	Paschen Milhouse Joint Venture III	\$13,462,000.00	\$470,072.00	\$13,932,072.00	(\$52,245.27)	\$13,879,826.73	-0.39%
Chinatown Branch Library 2100 S. Wentworth Avenue Project Manager: Ryan Forristall	PS1953	Wight & Company (Design Build)	\$10,000,000.00	\$858,481.61	\$10,858,481.61	(\$19,016.78)	\$10,839,464.83	-0.19%
Chicago Children's Advocacy Center Addition 1240 S. Damen Avenue Project Manager: Frank Sobkowiak	C1555	IHC Construction Companies	\$7,145,034.00	\$140,053.00	\$7,285,087.00	\$12,404.62	\$7,297,491.62	0.17%

# PUBLIC BUILDING COMMISSION OF CHICAGO

## CHANGE ORDER

Skinner West ES Annex

1260 W. Adams

November 13, 2018

**FH Paschen, S.N. Nielsen & Associates**

**5515 N. East River Road**

**Chicago, IL 60656**

CHNG	BULL	<b>CONTRACT NUMBER C1579</b>	
ORDR	NUM	ORIGINAL CONTRACT VALUE	\$11,804,000.00
NUM		APPROVED CHANGES	\$0.00
<b>ADJUSTED CONTRACT VALUE</b>			<b>\$11,804,000.00</b>
001	C1579-001	Revisions associated with the regulatory review process, including: architectural, structural, mechanical, electrical, and fire protection disciplines. Error or Omission.	\$282,198.80

TOTAL CHANGE \$282,198.80

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**ADJUSTED CONTRACT PRICE AFTER APPROVAL \$12,086,198.80**

All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. C1579 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number \_\_\_\_\_

Changes as specified above authorized for the Public Building Commission of Chicago by:

\_\_\_\_\_  
Reviewed By

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

# PUBLIC BUILDING COMMISSION OF CHICAGO

## CHANGE ORDER

Columbia Explorers Academy Modular

4520 S. Kedzie

November 13, 2018

**O.C.A. Construction, Inc.**  
**8434 Corcoran Road**  
**Willow Springs, IL 60480**

CHNG	BULL	CONTRACT NUMBER	C1592	
ORDR	NUM	ORIGINAL CONTRACT PRICE		\$2,777,000.00
NUM		APPROVED CHANGE ORDERS		\$116,150.00
<b>ADJUSTED CONTRACT PRICE TO DATE</b>				<b>\$2,893,150.00</b>
002	1592-005	Changes due to unforeseen condition of an existing stormwater detention pipe, including civil, architectural, mechanical and electrical disciplines. Differing Site Conditions.		\$76,010.29
002	1592-011	Deduct unused camera equipment allowance. Other.		(\$10,069.80)
002	1592-015	Deduct unused site work allowance. Other.		(\$10,884.40)
TOTAL CHANGE ADDITION				\$55,056.09
<b>ADJUSTED CONTRACT PRICE AFTER APPROVAL</b>				<b>\$2,948,206.09</b>

All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. C1592 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number \_\_\_\_\_

Changes as specified above authorized for the Public Building Commission of Chicago by:

\_\_\_\_\_  
Reviewed By

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

# PUBLIC BUILDING COMMISSION OF CHICAGO

## CHANGE ORDER

Mt. Greenwood Elementary School Annex II – Site Preparation

10841 S. Homan

November 13, 2018

CCCJV

9101 S. Baltimore Avenue

Chicago, IL 60617

CHNG	BULL	<b>CONTRACT NUMBER C1584</b>	
ORDR	NUM	ORIGINAL CONTRACT PRICE	\$1,070,886.00
NUM		APPROVED CHANGE ORDERS	\$0.00
<b>ADJUSTED CONTRACT PRICE TO DATE</b>			<b>\$1,070,886.00</b>
001	1584-009S	Closeout of Unused Contingency. Other.	(\$28,326.64)

TOTAL CHANGE ADDITION	(\$28,326.64)
<b>ADJUSTED CONTRACT PRICE AFTER APPROVAL</b>	<b>\$1,042,559.36</b>

All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. C1584 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number \_\_\_\_\_

Changes as specified above authorized for the Public Building Commission of Chicago by:

\_\_\_\_\_  
Reviewed By

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

# PUBLIC BUILDING COMMISSION OF CHICAGO

## CHANGE ORDER

Payton College Prep High School Annex

1034 N. Wells

November 13, 2018

**Paschen / Milhouse Joint Venture**

**5515 N. East River Road**

**Chicago, IL 60647**

CHNG	BULL	<b>CONTRACT NUMBER C1562</b>	
ORDR	NUM	ORIGINAL CONTRACT PRICE	\$13,462,000.00
NUM		APPROVED CHANGE ORDERS	\$470,072.00
<b>ADJUSTED CONTRACT PRICE TO DATE</b>			<b>\$13,932,072.00</b>
003	1562-033	Liquidated Damages associated with hiring commitments. Other.	(\$52,245.27)

TOTAL CHANGE ADDITION

(\$52,245.27)

**ADJUSTED CONTRACT PRICE AFTER APPROVAL**

**\$13,879,826.73**

All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. C1562 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number \_\_\_\_\_

Changes as specified above authorized for the Public Building Commission of Chicago by:

\_\_\_\_\_  
Reviewed By

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

Project: Walter Payton  
 Base Bid: \$13,462,000.00

Contract No: C1562  
 Data Date: 10/24/2018

Contractor: F.H. Paschen/Milhouse JV  
 Adjusted Contract: \$13,932,072.00

	Total Hours	Goal %	Goal Hours	Actual %	Actual Hours	Shortfall	Liquidated Damages
<b>Journeyworkers</b>	<b>43,205.00</b>						
Minority		40	17282	54.87	23,705.75	0	\$0.00
Female		0	0	4.16	1,796.50	0	\$0.00
<b>Apprentice</b>	<b>5,535.00</b>						
Minority		50	2767.5	80.80	4,472.50	0	\$0.00
Female		10	554	9.95	551.00	0	\$0.00
<b>Laborer</b>	<b>7,445.00</b>						
Minority		50	3722.5	77.33	5,757.25	0	\$0.00
Female		0	0	0.95	71.00	0	\$0.00
<b>City Residency</b>	<b>56,185.00</b>	50	28092.5	45.03	25,302.50	4	\$27,864.14
<b>Community Hiring</b>	<b>56,185.00</b>	7.5	4213.875	3.54	1,990.00	3.5	\$24,381.13
<b>Total Liquidated Damages</b>							<b>\$52,245.27</b>

Journeyworkers: .0004 x base bid x shortfall points  
 Apprentices: .0003 x base bid x shortfall points  
 Laborers: .0001 x base bid x shortfall points  
 City Residency & Community Hiring: .0005 x adjusted contract value x shortfall points

Final

# PUBLIC BUILDING COMMISSION OF CHICAGO

## CHANGE ORDER

Chinatown Branch Library

2100 S. Wentworth

November 13, 2018

### Wight & Company

211 N. Clinton Street, Suite 300N

Chicago, IL 60661

CHNG	BULL	<b>CONTRACT NUMBER PS1953</b>	
ORDR	NUM	ORIGINAL CONTRACT VALUE (GMP)	\$10,000,000.00
NUM		APPROVED CHANGES	\$858,481.61
<b>ADJUSTED CONTRACT VALUE (GMP)</b>			<b>\$10,858,481.61</b>
007	PS1953-046	Liquidated Damages associated with EEO LDs and closeout reconciliation of previously approved Change Orders 5 and 36. Other.	(\$19,016.78)

TOTAL CHANGE (\$19,016.78)

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**ADJUSTED CONTRACT PRICE AFTER APPROVAL \$10,839,464.83**

All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. PS1953 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number \_\_\_\_\_

Changes as specified above authorized for the Public Building Commission of Chicago by:

\_\_\_\_\_  
Reviewed By

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

Project: Chinatown Library  
 Base Bid: \$10,000,000.00

Contract No: PS1953  
 Data Date: 10/11/2011

Contractor: Wight & Company  
 Adjusted Contract: \$10,858,481.61

	Total Hours	Goal %	Goal Hours	Actual %	Actual Hours	Shortfall	Liquidated Damages
<b>Journeyworkers</b>	<b>27,459.25</b>						
Minority		25	6,865	39.55	10,860	0	\$0.00
Female		7	1,922	9.28	2,548	0	\$0.00
<b>Apprentice</b>	<b>3,081.75</b>						
Minority		25	770	55.28	1,703.50	0	\$0.00
Female		7	216	0.52	16	6	\$18,000.00
<b>Laborer</b>	<b>4,558.50</b>						
Minority		40	1,823	72.84	3,320.63	0	\$0.00
Female		10	456	8.64	394	1	\$1,000.00
<b>City Residency</b>	<b>39,691</b>	50	19,846	49.69	19,722.50	0	\$0.00
<b>Community Hiring</b>	<b>39,691</b>	7.5	2,977	10.49	4,163.75	0.0	\$0.00

<b>Total Liquidated Damages</b>	<b>\$19,000.00</b>
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Journeyworkers: .0004 x base bid x shortfall points  
 Apprentices: .0003 x base bid x shortfall points  
 Laborers: .0001 x base bid x shortfall points  
 City Residency & Community Hiring: .0005 x adjusted contract value x shortfall points

Final

# PUBLIC BUILDING COMMISSION OF CHICAGO

## CHANGE ORDER

Chicago Children's Advocacy Center Addition & Renovation

1240 S. Damen Avenue

November 13, 2018

### IHC Construction Companies

1500 Executive Drive

Elgin, IL 60123

CO	BULL	CONTRACT NUMBER	1555
NUM	NUM	ORIGINAL CONTRACT AWARD VALUE	\$7,145,034.00
BOARD APPROVED CHANGE ORDERS			\$140,053.00
<b>CURRENT CONTRACT VALUE</b>			<b>\$7,285,087.00</b>
004	1555-027R	Delete elevator sill support angle, add GFCI outlet, fixture, and fire extinguisher and cabinet. Error or Omission	\$2,930.07
004	1555-032	Repair and reinstall exiting fencing. Differing Site Conditions.	\$3,301.00
004	1555-033	Revise hardware at door X106, provide installation of secondary hot water at Janitor's closet, provide increased electrical service at laundry room, and provide sealcoating and line striping at existing parking lot. Other.	\$40,556.00
004	1555-037	Electrical revisions associated with security system conduit and cable requirements. Other.	\$15,206.55
004	1555-040	Request to exit conduit, wire and security components. Other.	\$7,779.00
004	1555-042	Frost protection and snow removal during geo-pier and concrete foundation installation. Differing Site Conditions	\$13,475.50
004	1555-043	Repairs to existing windows, soffits, and ceiling grid. Differing Site Conditions.	\$1,818.00
004	1555-044	Mock-up for Hardie-Board, Metal Panel and Window coordination. Other.	\$2,703.00
004	1555-045	Additional floor leveling in the existing courtyard area. Differing Site Conditions.	\$6,625.00
004	1555-050	Deduct unused Commission Contingency. Other.	(\$415.95)
004	1555-051	Liquidated Damages associated with hiring commitments. Other.	(\$11,115.70)
004	1555-052	Deduct unused Site Work Allowance. Other.	(\$70,457.85)
<b>TOTAL CHANGE</b>			<b>\$12,404.62</b>
<b>ADJUSTED CONTRACT VALUE AFTER APPROVED CHANGES</b>			<b>\$7,297,491.62</b>

All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. 1555 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number \_\_\_\_\_

Changes as specified above authorized for the Public Building Commission of Chicago by:

Reviewed By \_\_\_\_\_

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

Project: CCAC  
 Base Bid: \$7,145,034.00

Contract No: 1555  
 Data Date: 10/29/2018

Contractor: IHC Construction  
 Adjusted Contract: \$7,308,607.32

	Total Hours	Goal %	Goal Hours	Actual %	Actual Hours	Shortfall	Liquidated Damages
<b>Journeyworkers</b>	<b>29,000.05</b>						
Minority		50	14,500	51.76	15,009.80	0	\$0.00
Female		5	1,450	3.36	975.50	1	\$2,858.01
<b>Apprentice</b>	<b>1,800.00</b>						
Minority		50	900	68.54	1,233.75	0	\$0.00
Female		5	90	1.61	29.00	3	\$6,430.53
<b>Laborer</b>	<b>4,123.50</b>						
Minority		50	2,062	77.98	3,215.50	0	\$0.00
Female		5	206	5.82	240.00	0	\$0.00
<b>City Residency</b>	<b>34,923.55</b>	50	17,462	51.77	18,079.00	0	\$0.00
<b>Community Hiring</b>	<b>34,923.55</b>	7.5	2,619	6.83	2,385.50	0.5	\$1,827.15

<b>Total Liquidated Damages</b>	<b>\$11,115.70</b>
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Journeyworkers: .0004 x base bid x shortfall points  
 Apprentices: .0003 x base bid x shortfall points  
 Laborers: .0001 x base bid x shortfall points  
 City Residency & Community Hiring: .0005 x adjusted contract value x shortfall points

Final  
 This LD report is based on the approval of all change orders. The approval of all change orders make the adjusted contract value \$7,308,607.32. The PBC has processed all the outstanding payrolls in LCP Tracker.