

PUBLIC BUILDING COMMISSION OF CHICAGO
MINUTES OF THE SCHEDULED MEETING OF THE
BOARD OF COMMISSIONERS HELD ON DECEMBER 11, 2012

The scheduled 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, Chicago, Illinois on December 11, 2012 at 2:30 P.M.

The following Commissioners were present:

Rahm Emanuel, Chairman
Byron T. Brazier
Martin Cabrera, Jr.
Thomas J. Kotel
Toni Preckwinkle
Arnold L. Randall
Juan Rangel
Samuel Wm. Sax
Mariyana T. Spyropoulos
Byran Traubert
David Vitale

Also present were:

Erin Lavin Cabonargi

B. Campney
H. Castillo
R. Castillo
J. Crews
E. Davis
E. Fisk
M. Flannery
A. Fredd
L. Giderof
R. Giderof
S. Goldberg
C. Hansford
T. Haymaker
J. Hernandez
C. Hinkle
N. Inocencio
A. Joseph

J. Kedzierski
C. Kelly
H. Zolkoner-Kutz
T. Later
R. Ledmer
L. Lypson
S. Mancione
J. Mark
J. Mayer
J. McConnell
T. McDermott
J. McGleam
D. McNabb
L. Neal
E. Ornberg
K. Pensack
J. Perez
K. Purcell
E. Rivera
O. Ruffin
E. Ryan
M. Scarpace
S. Segers
M. Simon
P. Spieles
C. Swmbersky
K. Taylor
M. VanVuren
S. Vasquez
T. Foucher-Weekley
M. Vander-Weele
A. Wiggins

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

The reading of the minutes of the regular meeting held on November 13, 2012, which had previously been distributed, was dispensed with and upon motion duly made and seconded the minutes of said meeting were unanimously approved.

The next item on the Agenda was a report by Commissioner Dr. Byron Brazier regarding the Administrative Operations (AO) meeting held on November 29, 2012 which report is summarized as follows:

1. Specialty Consultants. The AO Committee accepted the report by the Chief Operating Officer concerning task orders awarded to specialty consultants for the following projects:

- ❖ **Environmental A, B and C**
Collins High School Renovation
Rosenblum Park Development
- ❖ **Material Testing**
Boone Clinton/West Ridge Elementary School
- ❖ **Traffic Study Services**
Chicago Vocational Career Academy
- ❖ **Commissioning Services**
Ping Tom Park Field House

2. Pre-qualification of Contractors for Job Order Contracting (JOC) on Facilities Renovation Work and Site Development Work. The AO Committee accepted the report by the Chief Operating Officer recommending approval of the following firms as pre-qualified for JOC Facilities Renovation Work and Site Development Work: AGAE Contractors, Inc.; Airport Contracting Group Joint Venture; All-Bry Construction Company; Blinderman Construction Company, Inc.; Burling Builders, Inc.; Chicago Commercial Contractors, LLC; FH Paschen, SN Nielsen & Associates LLC; George Sollitt Construction Company; Ghafari Associates LLC; KR Miller Contractors, Inc.; Leopardo Companies, Inc.; McDonagh Demolition; Norcon, Inc.; O.A.K.K. Construction Co., Inc.; Powers and Sons Construction Company; Robe Construction Inc.; Rossi Contractors, Inc.; Summit Design+Build, LLC; Tyler Lane Construction Inc; UJAMAA Construction Inc.; and Wight Construction Services, Inc.

3. Amendments. The AO Committee accepted the report by the Chief Development Officer recommending approval of amendments to professional services agreements for the following: Lohan Anderson, Architect of Record for the Edgewater Branch Library, in the sum of \$1,726.00; STL, Architect of Record for the Back of the Yards High School Project, in the sum of \$2,049.00; and BDD/Brook Architecture Joint Venture, Architect of Record for the Gwendolyn Brooks College Prep High School in the sum of \$17,370.00.

4. Proposed Change Orders. The AO Committee accepted the report by the Chief Development Officer recommending approval of the following Change Orders: Humboldt Park Library Renovation and Addition, credit (\$33,298.54); Michael Reese Hospital – Abatement and Demolition, credit (\$21,893.20); 31st Street Harbor-Coastal, \$9,417.04; Stevenson Lloyd Elementary School Linked Annex, \$285,272.00; and Collins High School Campus Renovation, \$809,842.00.

5. Field Order Activity Report. The AO Committee was advised that 31 field orders were issued involving the following projects: Brighton Park II Area ES; Back of the Yards HS; Jones College Prep Replacement HS; Rosenblum Park HS Development; Durkin Park Linked Annex; Onahan Linked Annex; Stevenson Linked Annex; Air Force Academy Renovation; Peck Elementary School Renovation;

Edgewater Branch Library; Humboldt Park Library Renovation & Addition; 31st Street Harbor; and Douglas Park Artificial Turf.

The report of the Administrative Operations Committee was accepted.

Following consideration of the Administrative Operations Committee report, and upon motion duly made and seconded, the following resolution was adopted by the Board of Commissioners:

RESOLUTION NO. 7866

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 the Professional Services Agreements for the projects as indicated on the document entitled “Proposed Professional Services Amendment Report to the Administrative Operations Committee” and attached to the minutes of this meeting as Exhibit “A.”

Commissioners voting in the affirmative:

Rahm Emanuel; Dr. Byron T. Brazier;
Martin Cabrera, Jr.; Thomas J. Kotel;
Toni Preckwinkle; Arnold L. Randall;
Juan Rangel; Samuel Wm. Sax;
Mariyana T. Spyropoulos; Byran Traubert;
and David Vitale – 11.

Commissioners voting in the negative:

None

Next, there was a report by the Executive Director regarding development status and other matters. She advised the Commissioners that the Commission had completed 19 projects during the preceding year and presented a summary of key features for the projects. Her report included a summary of meetings held with general contractors and community groups to provide information and outreach concerning contracting opportunities on Public Building Commission projects. She further advised that an Open House was being held for the 12th District Police Station Project, which was completed by the Public Building Commission on schedule and approximately \$7 million under budget.

The Executive Director then called upon Paul Spieles, Chief Development Officer, to present to the Board of Commissioners for consideration of approval proposed Change Orders to

various contracts as listed on the document attached marked Exhibit “B.” After discussion and consideration, and upon motion duly made and seconded, the following resolution was adopted:

RESOLUTION NO. 7867

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 contracts for various projects in the amounts indicated on the document entitled “Change Orders” and attached to the minutes of this meeting and marked Exhibit “B.”

Commissioners voting in the affirmative:

Rahm Emanuel; Dr. Byron T. Brazier;
Martin Cabrera, Jr.; Thomas J. Kotel;
Toni Preckwinkle; Arnold L. Randall;
Juan Rangel; Samuel Wm. Sax;
Mariyana T. Spyropoulos; Byran Traubert;
and David Vitale – 11.

Commissioners voting in the negative:

None

The next item presented to the Commissioners was the report on awards for various contracts \$25,000 and under. Five (5) contracts were listed on the Notice of Awards report that were less than \$25,000 each. The report was accepted and a copy of the report is attached hereto as Exhibit “C.”

Next, the Executive Director provided a report regarding task orders awarded to Specialty Consultants to perform services on various Public Building Commission of Chicago projects. There were four (4) items included on the Notice of Award of task orders issued to Specialty Consultants against term contracts since the previous board meeting. The report was accepted following discussion and a copy of the report is attached hereto as Exhibit “D.”

Next, the Board of Commissioners was presented with consideration of approval of the pre-qualification of firms to provide Job Order Contracting (JOC) services for Facility Renovation Work and Site Development Work for the Public Building Commission. The Commissioners were advised that 21 of the 38 contractors that submitted statements of qualifications and financial statements were found to be eligible to be pre-qualified to bid on the

specified scope of work. Upon motion duly made and seconded, the following resolution was adopted:

RESOLUTION NO. 7868

BE IT RESOLVED that the Board of Commissioners of the Public Building Commission of Chicago hereby approves the following firms as pre-qualified to bid on Job Order Contracting (JOC) services for Facility Renovation Work and Site Development Work on projects undertaken by the Commission:

AGAE CONTRACTORS, INC.
AIRPORT CONTRACTING GROUP (JOINT VENTURE)
ALL-BRY CONSTRUCTION COMPANY
BLINDERMAN CONSTRUCTION COMPANY, INC.
BURLING BUILDERS, INC.
CHICAGO COMMERCIAL CONTRACTORS, LLC
FH PASCHEN, SN NIELSEN & ASSOCIATES LLC
GEORGE SOLLITT CONSTRUCTION COMPANY
GHAFARI ASSOCIATES LLC
KR MILLER CONTRACTORS, INC.
LEOPARDO COMPANIES, INC.
McDONAGH DEMOLITION
NORCON, INC.
O.A.K.K. CONSTRUCTION CO. INC.
POWERS AND SONS CONSTRUCTION COMPANY
ROBE CONSTRUCTION INC
ROSSI CONTRACTORS, INC.
SUMMIT DESIGN + BUILD, LLC
TYLER LANE CONSTRUCTION INC
UJAMAA CONSTRUCTION INC.
WIGHT CONSTRUCTION SERVICES, INC.

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

Commissioners voting in the affirmative:

Rahm Emanuel; Dr. Byron T. Brazier;
Martin Cabrera, Jr.; Thomas J. Kotel;
Toni Preckwinkle; Arnold L. Randall;
Juan Rangel; Samuel Wm. Sax;
Mariyana T. Spyropoulos; Byran Traubert;
and David Vitale – 11.

Commissioners voting in the negative:

None

The next item to be presented to the Board of Commissioners of the Public Building Commission was consideration of approval of an undertaking request from the Board of Education for the Thomas J. Higgins Elementary School Roof Replacement and Exterior Renovation Project located at 11710 South Morgan Street. The general components of the project include: roof replacement; select renovation of exterior masonry; lintels and curtain-wall repairs (specific to water infiltration); interior water-damage finishes; exterior light fixtures; select exhaust fan replacement; trash enclosure; site improvements including partial paving, parking stall striping, fencing, and sewer pipe repair; and accessibility improvements including parking stall striping, signage, and main entrance walkway renovation. Project exclusions are parkway trees, boiler replacement, roof top units replacement, and domestic water piping. The total project budget including planning, design and construction phases will be \$2,000,000.

Upon motion duly made and seconded, the following resolution was approved by the Board of Commissioners:

RESOLUTION NO. 7869

BE IT RESOLVED that the Board of Commissioners of the Public Building Commission hereby approves the undertaking request by the Chicago Board of Education for the Thomas J. Higgins Elementary School Roof Replacement and Exterior Renovation Project located at 11710 S. Morgan Street for a total project budget inclusive of planning, design and construction phases of \$2,000,000.

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

Commissioners voting in the affirmative:

Rahm Emanuel; Dr. Byron T. Brazier;
Martin Cabrera, Jr.; Thomas J. Kotel;
Toni Preckwinkle; Arnold L. Randall;
Juan Rangel; Samuel Wm. Sax;
Mariyana T. Spyropoulos; Byran Traubert;
and David Vitale – 11.

Commissioners voting in the negative:

None

Next, the Board of Commissioners was presented with consideration of approval of an undertaking request from the Chicago Public Library for the new Chinatown Branch Library Project located in the vicinity of 2100 South Wentworth Avenue. The undertaking request includes the acquisition of land and subsequent construction of a 2 story library of approximately 18,000 square feet located at the southwest corner of Archer and Wentworth in the Chinatown area of the City. The library will include reading rooms, book stacks, community and meeting rooms, information technology infrastructure, support space and parking. The total estimated budget for the project is estimated to be \$15,600,000, inclusive of \$3,600,000 for land acquisition and related costs and \$12,000,000 for building and site development. After discussion and consideration, and upon motion duly made and seconded, the following resolution was adopted:

RESOLUTION NO. 7870

BE IT RESOLVED that the Board of Commissioners hereby approves the undertaking request by the Chicago Public Library for the acquisition and construction of the new Chinatown Branch Library Project located at the southwest corner of Archer and Wentworth for the total estimated budget amount of \$15,600,000.

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

Commissioners voting in the affirmative:

Rahm Emanuel; Dr. Byron T. Brazier;
Martin Cabrera, Jr.; Thomas J. Kotel;
Toni Preckwinkle; Arnold L. Randall;
Juan Rangel; Samuel Wm. Sax;
Mariyana T. Spyropoulos; Byran Traubert;
and David Vitale – 11.

Commissioners voting in the negative:

None

The next item to be considered by the Board of Commissioners was consideration of approval of a request by the Chicago Public Library to designate property located at 2101-2115 South Archer Avenue, 2100-2110 S. Wentworth Avenue and 2114 South Wentworth for acquisition, development and construction of the new Chinatown Branch Library Project.

After discussion and consideration, and upon motion duly made and seconded, the following resolution was duly approved:

RESOLUTION NO. 7871

WHEREAS, pursuant to the provisions of “An Act to authorize the creation of public building commissions and to define their rights, powers and duties, approved July 5, 1955,” as amended (the “Act”), the Legislature provided for the creation of public building commissions for use by local government agencies in the furnishing of essential governmental, health, safety and welfare services; and

WHEREAS, on March 28, 1956 the City Council (the “City Council”) of the City of Chicago (the “City”), created the Public Building Commission of Chicago (the “Commission”) pursuant to the Act for the purpose of facilitating the funding, acquiring, constructing, enlarging, improving, repair or replacing of public buildings, improvements and facilities; and

WHEREAS, the Commission has heretofore undertaken a program involving the acquisition, construction, alteration, repair, renovation and rehabilitation of buildings and facilities for use by various agencies including branch library projects for the City; and

WHEREAS, the Chicago Public Library has requested that the Commission designate and acquire the property located at 2101-2115 South Archer Avenue, 2100-2110 South Wentworth Avenue, and 2114 South Wentworth, Chicago, Illinois and legally described hereinbelow (the “Property”), for the development and construction of the new Chinatown Branch Library (the “Property”) with funds to be provided by or on behalf of the Chicago Public Library; and

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Public Building Commission of Chicago as follows:

1. The foregoing recitals are hereby incorporated herein reference.
2. Pursuant to the requirements of Section 14 of the Act, the site located at 2101-2115 South Archer Avenue, 2100-2110 South Wentworth Avenue, and 2114 South Wentworth, Chicago, Illinois, and legally described as follows (the “Property”) is hereby

selected, located and designated for acquisition and construction of the new Chinatown Branch Library.

CHINATOWN BRANCH LIBRARY
2101-2115 South Archer Avenue, and
2100-2110 South Wentworth Avenue, and
2114 South Wentworth
Chicago, Illinois

LEGAL DESCRIPTION

PARCEL 1: LOTS 6 AND 7 (EXCEPT THAT PART OF LOT 6 LYING WEST OF A LINE DRAWN FROM A POINT OF THE NORTHERLY LINE OF SAID LOT 6, 10 FEET NORTHEASTERLY FROM THE NORTHWEST CORNER THEREOF TO A POINT ON THE SOUTHERLY LINE OF SAID LOT 6, 4 FEET NORTHEASTERLY FROM THE SOUTHWEST CORNER THEREOF) TOGETHER WITH THOSE PART OF LOTS 2, 8, 9, AND 10 TAKEN AS A TRACT LYING EAST OF A LINE DRAWN FROM THE SOUTHEAST CORNER OF LOT 4 TO "A" POINT IN THE SOUTH LINE OF LOT 10 AFORESAID 40.0 FEET SOUTHWESTERLY OF THE SOUTHEAST CORNER THEREOF, ALL IN NICHOLAS SUBDIVISION OF LOT 1 LINE BLOCK 45 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST FRACTIONAL OF THE SOUTH EAST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN,

PARCEL 2: ALL OF LOTS 3 AND 4 AND THOSE PARTS OF LOTS 2, 8, 9 AND 10 (EXCEPT THE WESTERLY 6.0 FEET OF SAID LOT 10) TAKEN AS A TRACT LYING WEST OF A LINE DRAWN FROM THE SOUTHEAST CORNER OF LOT 4 AFORESAID TO A POINT IN THE SOUTH LINE OF LOT 10 AFORESAID 40.0 FEET SOUTHWESTERLY OF THE SOUTHEAST CORNER THEREOF (EXCEPT THAT PART OF SAID LOT 2 LYING WESTERLY OF THE WESTERLY LINE OF LOTS 3, 8 AND 9 EXTENDED SOUTH TO THE SOUTHERLY LINE OF LOT 2) ALL IN NICHOLAS SUBDIVISION OF LOT 1 IN BLOCK 45 IN CANAL TRUSTEES SUBDIVISION OF THE EAST FRACTIONAL OF THE SOUTH EAST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 3: SUB LOT 5 AND THAT PART OF SUB LOT 6 IN THE SUBDIVISION OF LOT 1 IN BLOCK 45 IN THE CANAL TRUSTEES SUBDIVISION OF THE EAST FRACTION OF THE SOUTH EAST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEASTERLY CORNER OF SUBDIVISION LOT 5; THENCE RUNNING EAST ON ARCHER ROAD 10 FEET; THENCE SOUTHERLY IN A STRAIGHT LINE TO A POINT IN THE SOUTH LINE OF LOT 6, 4 FEET FROM THE EAST LINE OF SUBDIVISION LOT 5; THENCE WEST ON THE SOUTH LINE OF SAID SUBDIVISION LOT 6, 4 FEET TO THE EAST LINE OF SUBDIVISION LOT 5; THENCE NORTH ALONG THE EAST LINE OF SUBDIVISION LOT 5 TO THE SOUTH LINE OF ARCHER ROAD TO THE POINT OF BEGINNING ALL IN COOK COUNTY, ILLINOIS

PARCEL 4: LOTS 1 AND 2 IN SUBDIVISION OF LOT 1 IN BLOCK 45 IN CANAL TRUSTEES NEW SUBDIVISION OF BLOCKS IN EAST FRACTION OF THE SOUTH EAST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF LOTS 1, 2, 10, 11, 12 AND 13 LYING WESTERLY OF A LINE 2 INCHES EASTERLY OF, MEASURED AT RIGHT ANGLES TO, THE WESTERLY LINES OF LOTS 1, 10, 11, 12, 13, AND 14, ALL IN THE SUBDIVISION OF LOT 1 IN BLOCK 45 IN CANAL TRUSTEE'S SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL QUARTER OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO EXCEPT THAT PART OF LOT 2 LYING EASTERLY OF THE WESTERLY LINE OF LOTS 3, 8, AND 9 EXTENDED SOUTHERLY TO THE SOUTHERLY LINE OF SAID LOT 2, ALL IN THE SUBDIVISION OF LOT 1 IN BLOCK 45 IN CANAL TRUSTEES NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL QUARTER OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 IN COOK COUNTY, ILLINOIS

PARCEL 5: LOTS 11, 12, 13 AND 14 IN SUBDIVISION OF LOT 1 IN BLOCK 45 OF CANAL TRUSTEES NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL QUARTER OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH PROPERTY IS ALSO BOUNDED AND DESCRIBED AS FOLLOWS:

EXHIBIT "A"

LOTS 1 THROUGH 14 AND THE WESTERLY 6 FEET OF SAID LOTS 10 THROUGH 14 IN SUBDIVISION OF LOT 1 IN BLOCK 45 OF CANAL TRUSTEES' NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL ¼ IN THE WEST ½ OF THE SOUTHEAST ¼ OF SECTION 21, TOWNSHIP 39, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PIN Nos: 17-21-420-063
 17-21-420-076
 17-21-420-077

3. The Executive Director of the Commission and Legal Counsel are hereby authorized and directed to undertake any and all action which may be necessary and appropriate to effectuate the purposes of this resolution including, but not limited to, the acquisition of fee simple title to the area or areas designated herein from the owner or owners of the Property.

4. The Executive Director of the Commission and Legal Counsel are hereby authorized and directed to negotiate for and on behalf of the Commission with the owner or owners of the Property regarding the purchase of the Property, and other terms and conditions for acquisition of the Property. In the event that Legal Counsel is able to agree with the owner or owners of the Property upon the terms and conditions of the acquisition of the Property, authorization is hereby granted to acquire the Property as described herein upon such terms as shall be agreed by the parties.

5. In the event that Legal Counsel is unable to agree with the owner or owners of the Property, or in case the name or names of the owner or owners thereof are unknown or they are non-residents of the State of Illinois, or are unable to deliver clear and merchantable title to the Property, Legal Counsel shall institute and prosecute condemnation proceedings in the name of and on behalf of the Commission for the benefit of the City for the purpose of acquiring title to the Property pursuant to the exercise of the Commission's powers of eminent domain.

6. If any provision of this resolution shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such provision shall not affect any of the other provisions of this resolution.

7. This resolution shall be effective immediately upon the passage thereof.

Commissioners voting in the affirmative:

Rahm Emanuel; Dr. Byron T. Brazier;
Martin Cabrera, Jr.; Thomas J. Kotel;
Toni Preckwinkle; Arnold L. Randall;
Juan Rangel; Samuel Wm. Sax;
Mariyana T. Spyropoulos; Byran Traubert;
and David Vitale – 11.

Commissioners voting in the negative:

None

The next item to be presented to the Board of Commissioners was a public comment period pursuant to Section 2.06(g) of the Open Meetings Act in accordance with guidelines established by Resolution No. 7611 approved by the Board of Commissioners on January 11, 2011. The following person registered to speak during the public comment period: Kathryn Pensack. Ms. Pensack expressed concerns regarding the use of TIF funds, the need for temporary facilities during the construction of the new Albany Park Project and the amount of time required to complete the project. Chicago Public Library Commissioner Bannon provided a detailed response on available temporary facilities. The Executive Director noted that the project was on schedule notwithstanding asbestos abatement required for the former gas station that was located on the property.

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

Secretary

APPROVED:

Chairman

Public Building Commission of Chicago
 Proposed Amendment Report to the Administrative Operations Committee
 November 29, 2012

Amendment	Project	Consultant	Reason for the Proposed Amendment	Current Cost of Construction (including approved change orders)	Consultant's Current Fee	Amount of the Proposed Amendment	Consultant's Fee including the Proposed Amendment Fee	Consultant's Fee including the Proposed Amendment Fee as a % of the Current Cost of Construction
1	Edgewater Branch Library	Lohan Anderson (PS 1862-A7) Architect of Record	This amendment represents additional fee in the amount of \$1,726.00 for the Architect of Record to provide additional design and engineering services associated with modifications to the Site Utility drawing to accommodate revisions requested by ComEd. The services represented in this amendment were not included in the original scope of services.	\$7,722,990.26	\$1,018,964.75	\$1,726.00	\$1,020,690.75	13.22%
2	Back of the Yards High School	STL (PS1644 - A6) Architect of Record	This amendment represents additional fee in the amount of \$2,049.00 for the Architect of Record to provide additional design and services associated with client directed modifications to the accessory specifications. The services represented in this amendment were not included in the original scope of services.	\$63,822,440.00	\$3,971,534.70	\$2,049.00	\$3,973,583.70	6.23%
3	Gwendolyn Brooks College Prep High School	BLDD / Brook Architecture JV (PS1488-A6) Architect of Record	This amendment represents additional fee in the not-to-exceed amount of \$17,370 for the Architect of Record and its engineer, CCJM, to provide design and engineering services associated with the domestic water system. The services represented in this amendment were not included in the original scope of services.	\$34,683,484.25	\$3,333,303.92	\$17,370.00	\$3,350,673.92	9.66%

PUBLIC BUILDING COMMISSION OF CHICAGO

BOARD MEETING – December 11, 2012

CHANGE ORDERS

PUBLIC BUILDING COMMISSION
SUMMARY OF PROPOSED CHANGE ORDERS
FOR PBC BOARD MEETING
 December 11, 2012

A	B	C	D	E	F = (D+E)	G	H=(F+G)	I=(E+G/D)
PROJECT	CONTRACT #	CONTRACTOR	ORIGINAL CONSTRUCTION CONTRACT	AMOUNT OF PREVIOUSLY APPROVED BOARD CHANGE ORDERS	ADJUSTED CONSTRUCTION CONTRACT WITH PREVIOUSLY APPROVED BOARD CHANGE ORDERS	PROPOSED CHANGE ORDERS FOR DECEMBER	CONSTRUCTION CONTRACT AFTER APPROVAL OF PROPOSED CHANGE ORDERS	APPROVED BOARD CHANGE ORDERS AS PERCENT OF THE ORIGINAL CONSTRUCTION CONTRACT AWARD
Michael Reese Hospital - Abatement and Demolition 2929 S. Ellis Avenue Project Manager: Rich Schleyer	1517	Heneghan Wrecking Company	\$400,600.00	\$367,998.31	\$768,598.31	(\$21,893.20)	\$746,705.11	N/A
31st Street Harbor - Coastal 3155 S. Lake Shore Drive Project Manager: Mike Witte	1502R	Paschen Gillen Skipper Marine JV	\$30,316,650.00	(\$56,881.73)	\$30,259,768.27	\$9,417.04	\$30,269,185.31	-0.16%
Humboldt Park Library Renovation and Addition 1605 N. Troy Project Manager: Don Wilson	1534	Tyler Lane Construction	\$2,283,650.00	\$376,677.16	\$2,660,327.16	\$20,904.23	\$2,681,231.39	17.41%
Stevenson Elementary School Linked Annex 8010 S. Kostner Avenue Project Manager: Eric Odderstorl	1522	F.H. Paschen / SN Nielsen & Assoc.	\$10,179,000.00	\$217,158.00	\$10,396,158.00	\$285,272.00	\$10,681,430.00	4.94%
Collins High School Campus Renovation 1313 S. Sacramento Project Manager: Jim Conrath	1523	IHC Construction Company, LLC	\$4,605,597.00	\$0.00	\$4,605,597.00	\$809,842.00	\$5,415,439.00	17.58%

PUBLIC BUILDING COMMISSION OF CHICAGO

CHANGE ORDER

Michael Reese Hospital Demolition

2929 S. Ellis Avenue

December 11, 2012

Heneghan Wrecking Company

1321 W. Concord Place

Chicago, IL 60622

CHNG	BULL	CONTRACT NUMBER 1517	
ORDR	NUM	ORIGINAL CONTRACT PRICE	\$400,600.00
NUM		APPROVED CHANGE ORDERS	\$367,998.31
ADJUSTED CONTRACT PRICE TO DATE			\$768,598.31
005	1517-12Ht	Deduct unused contract contingency. Other.	(\$10,951.69)
005	1517-13Ht	Liquidated damages associated with canvassing formula goals. Other.	(\$10,941.51)

TOTAL CHANGE ADDITION	(\$21,893.20)
ADJUSTED CONTRACT PRICE AFTER APPROVAL	\$746,705.11

All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. 1517 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number

7867

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

Reviewed By

Executive Director

Michael Reese Hospital Campus Liquidated Damages Report

Public Building Commission of Chicago - Richard J. Daley Center - 50 West Washington, Room 200 - Chicago, Illinois 60602 - Tel: 312-744-3690 - Fax: 312-744-8005

Total Hours	Minority Goal	%	Actual Hours	%	Female Goal	%	Actual Hours	%	City Res. Goal	%	Actual Hours	%	Comm. Hiring	%	Actual Hours	%
3,666.00	1,137.38	50.00%	639.75	28.12%	0.00	0.00%	0.00	0.00%	1,833.00	50.00%	1,070.50	29.20%	274.95	7.50%	345.00	9.41%
2,274.75	0.00	50.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%								
0.00	695.63	50.00%	1,547.75	111.25%	0.00	0.00%	0.00	0.00%								
1,391.25																

*Minority Journeyworkers \$3,365.04
 **City Residency \$7,576.47
Total Damages \$10,941.51

*Formula is Base Bid multiplied by .04 divided by 100 and multiplied by the Percentage Deficiency.
 \$3,365.04 Minority Journeyworkers LDs = 0.04 x \$400,600.00 (Base Bid)/100 x 21 (Shortfall Percentage)

**Formula is 1/20 of 1% (.0005) of the Adjusted Contract Value multiplied by the Percentage Deficiency.
 \$7,576.47 City Residency LDs = 0.0005 x \$757,646.63 (Adjusted Contract Value) x 20 (Shortfall Percentage)

Achievement percentages are rounded up to the nearest whole percent and damages are assessed accordingly for each percentage of shortfall.

PUBLIC BUILDING COMMISSION OF CHICAGO

CHANGE ORDER

31st Street Harbor – Coastal

3155 S. Lake Shore Drive

December 11, 2012

Paschen Gillen Skipper Marine JV

5515 N. East River Road

Chicago, IL 60656

CHNG	BULL	CONTRACT NUMBER 1502R	
ORDR	NUM	ORIGINAL CONTRACT PRICE	\$30,316,650.00
NUM		APPROVED CHANGE ORDERS	(\$56,881.73)
ADJUSTED CONTRACT PRICE TO DATE			\$30,259,768.27
010	1502R-25P	Install additional rebar and concrete at intersection of concrete stairs to the bisecting concrete ramp at Peninsula Park. Error or Omission.	\$9,417.04

TOTAL CHANGE ADDITION	\$9,417.04
ADJUSTED CONTRACT PRICE AFTER APPROVAL	\$30,269,185.31

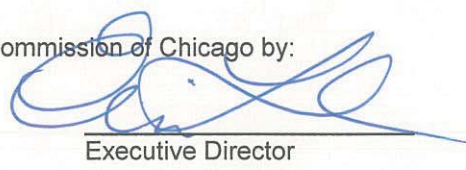
All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. 1502R heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number 7807

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


Reviewed By


Executive Director

PUBLIC BUILDING COMMISSION OF CHICAGO

CHANGE ORDER

Humboldt Park Library Addition and Renovation

1605 N. Troy Street

December 11, 2012

Tyler Lane Construction, Inc.

4200 W. Victoria Street

Chicago, IL 60646

CHNG	BULL	CONTRACT NUMBER 1534	
ORDR	NUM	ORIGINAL CONTRACT PRICE	\$2,283,650.00
NUM		APPROVED CHANGE ORDERS	\$376,677.16
ADJUSTED CONTRACT PRICE TO DATE			\$2,660,327.16
003	1534-13R	Encase the refrigerant line for the condensing unit below grade. Error or Omission.	\$39,173.06
003	1534-21	Furnish and install new trash enclosure. Client Directed Change.	\$6,534.57
003	1534-28	Paint areas in existing building. Client Directed Change.	\$8,281.10
003	1534-30	Furnish and install rubber flooring behind circulation desk and refurbish existing entry tile flooring. Client Directed Change.	\$15,029.71
003	1534-32	Deduct unused site work allowance. Other.	(\$60,000.00)
003	1534-34	Furnish and install guard rail. Client Directed Change.	\$5,295.15
003	1534-43	Grind, clean, and paint existing lintels and window sills. Client Directed Change.	\$6,590.64
TOTAL CHANGE ADDITION			\$20,904.23
ADJUSTED CONTRACT PRICE AFTER APPROVAL			\$2,681,231.39

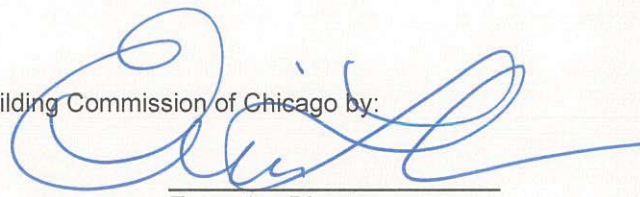
All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. 1534 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number 7867

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


Reviewed By


Executive Director

PUBLIC BUILDING COMMISSION OF CHICAGO

CHANGE ORDER

Stevenson Elementary School Linked Annex

8010 S. Kostner Avenue

December 11, 2012

F.H. Paschen, SN Nielsen & Assoc.

5515 N. East River Road

Chicago, IL 60656

CHNG	BULL	CONTRACT NUMBER 1522	
ORDR	NUM	ORIGINAL CONTRACT PRICE	\$10,179,000.00
NUM		APPROVED CHANGE ORDERS	\$217,158.00
ADJUSTED CONTRACT PRICE TO DATE			\$10,396,158.00
002	1522-04	Revisions required for the architectural, structural, mechanical, electrical, and plumbing systems due to modification to a multi-function cooking kitchen. Client Directed Change.	\$285,272.00

TOTAL CHANGE ADDITION	\$285,272.00
ADJUSTED CONTRACT PRICE AFTER APPROVAL	\$10,681,430.00

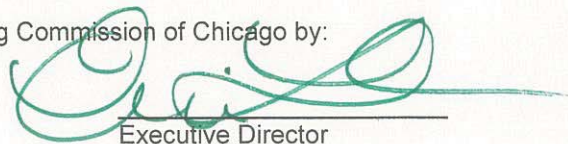
All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. 1522 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number 7867

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


Reviewed By


Executive Director

PUBLIC BUILDING COMMISSION OF CHICAGO

CHANGE ORDER

Collins High School Campus Renovation

1313 S. Sacramento

December 11, 2012

IHC Construction Companies, Inc.

1500 Executive Drive

Elgin, IL 60123

CHNG	BULL	CONTRACT NUMBER 1523	
ORDR	NUM	ORIGINAL CONTRACT PRICE	\$4,605,597.00
NUM		APPROVED CHANGE ORDERS	\$0.00
ADJUSTED CONTRACT PRICE TO DATE			\$4,605,597.00
001	1523-47	Existing swimming pool area restoration work. Client Directed Change.	\$809,842.00

TOTAL CHANGE ADDITION **\$809,842.00**

ADJUSTED CONTRACT PRICE AFTER APPROVAL **\$5,415,439.00**

All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. 1523 heretofore issued by the Public Building Commission.

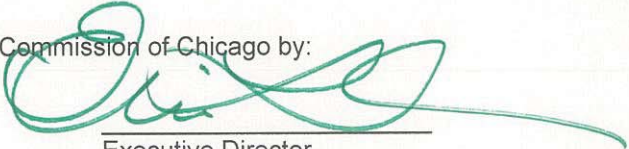
All parties shall apply the change as indicated above.

Resolution Number

7867

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


Reviewed By


Executive Director

DECEMBER 2012
NOTICE OF AWARD

REQUEST FOR SERVICE \$25,000 & UNDER						
Project Name	Service	TYPE	M/WBE	Firm	\$ Total	Total Commitment to Date
Richard M. Daley Branch Library f/k/a West Humboldt Branch Library	Post-Construction HVAC System Failure Study			Architectural Consulting Engineers	\$ 24,000.00	\$ 24,000.00
Fire Engine Company 16	Provide Scottman stainless door kit for the cabinet ice maker			ABT Electronics and Appliances	\$ 176.00	\$ 52,116.00
Jones College Preparatory Replacement	Eight Interior Progressions and Slideshows of each level			Multivista Illinois	\$ 5,200.00	\$ 5,200.00
PBC Administration	Purchase of upgrade existing Adobe 9 licenses			CDW-G	\$ 10,834.65	\$ 167,336.12
PBC Administration	Purchase of replacement battery for a laptop			CDW-G	\$ 177.92	\$ 167,514.04

DECEMBER 2012
NOTICE OF AWARD

TASK ORDERS AWARDED AGAINST TERM CONTRACTS						
Project Name	Service	TYPE	M/WBE	Firm	\$ Total	Total Commitment to Date
Collins High School Renovation	Environmental ABC Services	D	WBE	Carnow, Conibear & Associates	\$ 18,561.00	\$ 432,489.84
Rosenblum Park Development	Environmental ABC Services	C	WBE	Carnow, Conibear & Associates	\$ 9,920.00	\$ 413,928.84
Boone Clinton/West Ridge Elementary School Project	Material Testing Services	A	MBE	GSG Material Testing, Inc.	\$ 10,540.00	\$ 514,639.50
Chicago Vocational Career Academy	Traffic Study Services	RMW	WBE	Regina Webster & Associates Inc.	\$ 11,500.00	\$ 33,200.00

Specialty Consultant	Term 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	\$1,000,000.00
Surveying	\$200,000.00
Traffic Study	\$200,000.00
Commissioning	\$500,000.00

R - Rotation
RMW - M/WBE Deficiency
C- Cradle to Grave (Environmental
D - Directed Source
AT - Amendment to task order
A - Additional Services