



# PUBLIC BUILDING COMMISSION

## Minutes of the Administrative Operations Committee meeting held August 27, 2015

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

The meeting of the Administrative Operations Committee of the Public Building Commission of Chicago was held in the 2nd floor Board Room at the Richard J. Daley Center on August 27, 2015 at 1:00 p.m.

The following Committee members were present:

- Dr. Brazier, Chairman
- Commissioner Arnold Randall

Also present were:

- Felicia S. Davis
- Mary Pat Witry
- Paul Spieles
- Lori Lypson
- Tanya Foucher-Weekley
- Eileen Ryan
- Lisa Giderof
- Ivan Hansen
- Raven DeVaughn
- Art Del Muro
- Daryl McNabb
- Molly Sullivan
- Langdon Neal, Neal and Leroy
- Anne Fredd, Neal and Leroy

The reading of the minutes of the July 30, 2015 Administrative Operations Committee meeting which were previously distributed, was dispensed with. Upon motion duly made and seconded the minutes of said meeting were unanimously adopted.

Pursuant to Section 2.06(g) of the Open Meetings Act, a public comment period was held. No comments or statements were presented by any persons.

The Chief Operating Officer Lori Lypson reported on Task Order Awards to Specialty Consultants for the following services and projects:

Environmental A, B, C Services	
Selective Enrollment HS – Sites 1, 3 and 4	
GSG Consultants MBE	\$53,448.00
Environmental Protection Industries	\$63,020.00
V3 Companies of IL	\$55,820.00
Environmental Reno/Demo Services	
2015 CPS AC Project – Regions B and C	
Carnow, Conibear & Associates WBE	\$19,635.00
ATC Group Services	\$27,350.00
Chicago Vocational Career Academy	
Terracon Consultants	\$123,706.00

Surveyor Services	
Selective Enrollment HS – Sites 1, 3, 4 and 6	
DB Sterlin Consultants, Inc. MBE	\$8,300.00
Terra Engineering, Ltd. WBE	\$14,900.00
Landmark Engineering	\$23,700.00
DB Sterlin Consultants, Inc. MBE	\$9,200.00
Geotechnical Services	
Selective Enrollment HS – Sites 1, 3 and 4	
K&S Engineers	\$36,675.45
Terracon Consultants	\$38,934.00
Professional Service Industries, Inc. WBE	\$44,385.83
Material Testing	
Edwards ES Annex	
ECS Midwest	\$204,784.00
Lindblom Math and Science Parking Lot	
Interra, Inc. MBE	\$10,905.00
Portage Park Utility Trench	
K&S Engineers	\$3,705.00
Southwest Area ES	
Terracom Consultants, Inc.	\$240,000.00
Walter Payton College Prep HS Annex	
ESC Midwest, LLC	\$3,300.00

The Chief Operating Officer also reported on pre-qualification of contractors for the Underground Low Voltage Services Project. Eight (8) of the 8 contractors who submitted statements of qualification and financial condition were found to be eligible to be pre-qualified to bid on one or more of the subject projects as follows;

Candor Electric, Inc.	
City Lights, Ltd.	M/WBE
Globetrotters Engineering Corporation	MBE
John Burns Construction Company	
Motorola Solutions, Inc.	
Quantum Crossing, LLC	MBE
Spaan Tech, Inc.	M/WBE
Western Utility, LLC	

The Chief Operating Officer also reported on the adoption of the City of Chicago's pre-qualified list of Demolition Contractors. In response to public advertisements, the City of Chicago received 23 responses from firms interested in completing demolition for the City. The PBC seeks to adopt, in full, the City's pre-qualified list of demolition contractors. The City pre-qualified firms in three categories based on the firm's experience, the experience of their personnel and financial status. As the City routinely completes demolition projects, the PBC believes the City has completed the due diligence required to

appropriately assess and evaluate the capabilities of demolition firms. Adopting the City's pre-qualified list promotes intergovernmental efficiency.

The 17 eligible firms include;

American Demolition Corporation	MBE
National Wrecking Company	
D.M.D. Services, Inc.	
Heneghan Wrecking & Excavating Co., Inc.	
Brandenbug Industrial Service Co.	
Delta Demolition, Inc.	
Omega Demolition Corporation	
Bechstein Construction Corp.	
McDonagh Demolition, Inc.	WBE
N.F. Demolition, Inc.	
Alpine Demolition Services	WBE
General Wrecking Co., Inc.	
Spirit Wrecking & Excavation, Inc.	MBE
Dynamic Wrecking & Excavation, Inc.	MBE
Leeway Wrecking, Inc.	MBE
Alliance Demolition & Excavation Services	
Sciortino Group, Inc.	

The reports from the Chief Operating Officer were accepted.

The Chief Development Officer Paul Spieles provided a recommendation to approve proposed amendments to professional services agreements with the following firms:

Wildwood Elementary School Annex	Ilekis Associates (Architect of Record)	\$12,870.00
Comprehensive Digital Construction Services Program Wide	BHFX Digital Imaging, Chicago Print Group, Cross Rhodes Reprographics Cushing & Company Springer Blue Print Services	\$100,000.00 for each firm
Construction Signage Program wide	The Blueprint Shoppe, Inc. Impact Signs Adnama, Inc. dba Signa-A-Rama	\$10,000.00 for each firm
Physical Security and Risk Assessment Consulting Services Program Wide	Elert & Associates Networking Division, Inc.	(\$0) Time extension
Server Migration and Maintenance Services Program Wide	Synapse Networks	(\$0) Time extension

The Chief Development Officer also advised the committee regarding the following proposed Change Orders.

Turf Field at National Teachers' Academy	Kee Construction, Inc.	\$26,490.42
Chinatown Branch Library	Wight & Company	\$10,403.00

The AO Committee was advised The Chief Development Officer also advised the committee that 17 field orders were issued involving 10 projects.

**05440 Dunne Technology Academy Modernization Scope A**

**Contractor:** C1566 Powers and Sons Construction

Current Contract Value: \$4,842,000.00/ Current Commission's Contingency Balance: \$300,000.00

003A 8/6/2015	\$6,436.00	Packaged Terminal Air Conditioner (PTAC) units at Rooms#111 and #203 in lieu of refurbishment of existing unit ventilators (E/O Type B)
004A 8/6/2015	\$9,769.00	Relocate the playground equipment and delete specified new ornamental fencing (Client Directed)
005A 8/6/2015	\$500.00	Furnish and install continuous water stops at the base of the elevator foundation walls (E/O Type B)
007A 8/13/2015	\$5,320.00	Revise design of the ADA ramp foundations (Differing Site Conditions)
Total:	\$22,025.00	

**05440 Dunne Technology Academy Modernization Scope B**

**Contractor:** C1566A Old Veteran Construction, Inc.

**Project:** Current Contract Value: \$1,488,014.00 Current Commission's Contingency Balance: N/A

001B 8/6/2015	\$34,634.00	Furnish and install mechanically attach base sheeting at existing roof (Differing Site Condition)
002B 8/20/2015	\$12,672.00	Remove and replace deteriorated existing metal siding at roof (Differing Site Condition)
003B 8/20/2015	\$11,415.00	Metal gravel stop revisions (E/O B List)
Total:	\$58,721.00	

**05660 Southwest Area School**

**Project:** Contractor: C1565 K.R. Miller Contractors Inc.

Current Contract Value: \$35,987,000.00 Current Commission's Contingency Balance: \$1,100,000.00

003 8/13/2015	\$ 585.00	Revisions associated with regulatory review requirements and Architect of Record clarifications, including landscape and mechanical revision (E/O Type A)
006 8/13/2015	\$ 81,620.00	Revisions associated with Architect of Record clarifications and client Requested revisions, including electrical, plumbing, and site improvements As well as provide Field Office (E/O B List)
Total:	\$ 82,205.00	

**05730 Payton College Prep HS Annex**

Project: Contractor: C1562 Paschen / Milhouse Joint Venture

Current Contract Value: \$13,462,000.00 Current Commission's Contingency Balance: \$588,848.00

008 8/20/2015 \$ 6,509.00 Provide modification to the tube steel at the third floor roof ledge (E/O Type A)

Total: \$ 6,509.00

**05740 Lincoln Elementary School Annex**

Project: Contractor: C1561 Blinderman /Meccor Joint Venture

Current Contract Value: \$14,020,000.00 Current Commission's Contingency Balance: \$417,899.64

043 7/30/2015 \$ 45,000.00 Adjust the size and location of new openings in masonry walls adjacent to elevator lobbies and revise the propose entrance to elevator lobby similar to floor below (E/O B List)

044 7/30/2015 \$ 10,000.00 Furnish and install additional structural support of existing concrete slab (Differing Site Condition)

016 8/6/2015 \$ 6,339.00 Furnish and install revised roof sports netting (E/O Type B)

029 8/6/2015 \$ 1,347.00 Remove existing sprinkler piping in new Switchgear room in the existing building and cap outside of room (E/O Type B)

009 8/20/2015 \$ 14,400.00 Relocate curb and fencing at exterior ramp; revising routing and invert of storm piping; eliminate footing for the guardrail posts (Other)

045 8/20/2015 \$ 2,300.00 Furnish and install new wall mounted drinking fountain (E/O Type B)

Total: \$ 79,386.00

**05770 Edwards Elementary School Annex & Renovations**

Project: Contractor: PS2036 Berglund Construction

Current Contract Value: \$17,135,730.00

Current Commission's Contingency Balance: \$100,000.00

004 8/13/2015 \$ 38,700.00 Demolition, removal, and disposal of additional concrete in existing beam along the edge of the existing building and provide labor, materials, and equipment for replacing the beam with a wider beam (Other)

Total: \$ 38,700.00

**05900 CPS 2015 Air Conditioner Project - Region A**

Project: Contractor: C1570A Broadway Electric

Current Contract Value: \$1,702,000.00 Current Commission's Contingency Balance: \$50,000.00

001 8/6/2015	\$ (2,097.44)	Changes to Issue for Bid Drawings and Specifications as reflected In Bulletin#1 for all schools in Region A, including electrical and sampling revisions. At Blaine, update to work hours/coordination notes and change tag and symbol on window A/C units; at Murphy, update to work hours/coordination notes; at Portage Park, revise switchgear room dimension and modify electrical service as shown (Other)
003 8/6/2015	\$ 4,191.44	Wiring revisions at Blaine (Differing Site Conditions)
004 8/6/2015	\$ 1,965.04	Circuit revisions at Cleveland (Differing Site Conditions)
005 8/6/2015	\$ 3,604.59	Revise transformer location at Locke (Client Directed)
006 8//13/15	\$ 2,982.17	Relocate existing AC power receptacles at Cleveland (E/O Type B)
007 8/20/2015	\$ 18,471.96	Electrical transformer infrastructure modifications at Portage Park (Differing Site Conditions)
Total:	\$ 29,117.76	

**05900 CPS 2015 Air Conditioner Project - Region B**

Project: Contractor: C1570B Broadway Electric

Current Contract Value: \$1,357,800.00 Current Commission's Contingency Balance: \$50,000.00

001 8/6/2015	\$ -	Changes to Issue for Bid Drawings and Specifications as reflected in Bulletin#1 for all schools in Region A, including electrical and sampling revisions (Other)
002 8/6/2015	\$ 565.00	Provide new feeders and relocate AC units and infrastructure at Moos. Relocate existing AC Unit panel location at Nixon and relocate keyed Switch to power receptacle at classroom 104 at Salazar (E/O Type B)
003 8/6/2015	\$ 25,968.00	Furnish and install additional 2-ton AC units (including metal panels, brackets and associated electrical infrastructure at Hanson Park and Pulaski (Client Directed)
Total:	\$ 26,533.00	

**05900 CPS 2015 Air Conditioner Project - Region C**

Contractor: C1570C Blinderman Construction

Current Contract Value: \$1,797,631.00 Current Commission's Contingency Balance: \$50,000.00

001 8/6/2015	\$ (2,940.30)	Changes to Issue for Bid Drawings and Specifications as reflected in Bulletin#1 for all schools in Region A, including electrical and sampling revisions. Electrical revisions at Davis, Gary, Mt. Greenwood, Parker and Zapata (Other)
002 8/6/2015	\$ 12,628.00	Gypsum board and panel feeder revisions at Ashburn, relocate panel at Davis, panel and breaker location revisions at Parker (Differing Site Conditions)
003 8/6/2015	\$ 3,376.00	New circuit breakers at Healy (Differing Site Conditions)
004 8/19/2015	\$ 2,380.64	Proper protection of existing crawlspace to accommodate installation of electrical conduit (Differing Site Conditions)
Total:	\$ 15,444.34	

**19110 Mt. Greenwood Elementary School Modular**

Project: Contractor: C1569 O.C.A. Construction, Inc.

Current Contract Value: \$2,287,900.00 Current Commission's Contingency Balance: \$50,000.00

004 8/13/2015	\$ 2,742.75	Add playground protective surfacing and add downspouts to awnings at north and south entrances (E/O B List)
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Total: \$ 2,742.75

**19120 Tonti Elementary School Modular**

Project: Contractor: C1571 O.C.A. Construction, Inc.

Current Contract Value: \$1,551,644.41 Current Commission's Contingency Balance: \$35,000.00

001 7/30/2015	\$ (5,536.00)	Bulletin#1 revisions, including administration and signage detail revisions,  landscape and trash enclosure revisions and power door operator revisions (E/O B List)
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Total: \$ (5,536.00)

The reports from the Chief Development Officer were accepted.

The meeting was adjourned.