

31504
ADOPTED – BOARD OF TRUSTEES COMMUNITY
COLLEGE DISTRICT NO. 508
JULY 12, 2012

BOARD OF TRUSTEES OF COMMUNITY COLLEGE DISTRICT NO. 508
COUNTY OF COOK AND STATE OF ILLINOIS

ABATEMENT AND DEMOLITION OF TEMPORARY BUILDINGS
ARCHITECTURAL / ENGINEERING DESIGN SERVICES
MILHOUSE ENGINEERING AND CONSTRUCTION, INC.
OLIVE HARVEY COLLEGE

THE CHANCELLOR RECOMMENDS:

that the Board of Trustees authorizes the Chair to execute an agreement with Milhouse Engineering and Construction, Inc. to provide architectural and engineering design services for the demolition of the Olive Harvey Buildings 1 - 9, including the preparation of plans and specifications to be utilized for estimating and publishing for open public bid at a total cost not to exceed \$116,905.

VENDOR: Milhouse Engineering and Construction, Inc.
60 East Van Buren Street, Suite 1501
Chicago, Illinois 60605

USER: Olive Harvey College

TERM:

The term of the agreement will begin upon Board Approval and will end on the earlier of the date the construction is completed or December 31, 2013.

SCOPE OF SERVICES:

This project will consist of utility analysis, abatement, demolition, backfill and site preparation of the nine (9) existing temporary 1-story buildings, located west of the main campus building. Milhouse Engineering and Construction, Inc. (Milhouse) will review structural, mechanical, utility drawings and environmental history in order to estimate the cost of abatement and demolition services and document all requirements necessary to comply with City, State and Federal building codes, and environmental and health regulations that affect this project. Milhouse will also prepare technical drawings and specification documents to support the public bidding process and provide any other necessary architectural and engineering support required to properly execute this project.

BENEFIT TO CITY COLLEGES OF CHICAGO:

This project will facilitate the demolition of extremely outdated structures that were initially anticipated to provide temporary additional space to support the growing Olive Harvey College. These structures can no longer provide useful learning environments that meet the needs of the evolving teaching methods employed at OHC. This project will also provide the land on which to build the new transportation, distribution and logistics facility.

DELIVERABLES:

Complete design and construction documents as required for public bid and to facilitate the abatement and demolition process through completion for Spring Semester 2013.

VENDOR SELECTION CRITERIA:

Letters of Interest MH041612 were sent to five architectural/engineering design firms selected from the City Colleges of Chicago Pre-Qualified Architects List: 1) Architrave, Ltd.; 2) Delta Engineering, Inc.; 3) Milhouse Engineering & Construction, Inc.; 4) Rubinos & Mesia Engineers, Inc.; and 5) Spaan Tech, Inc.

Firms were evaluated based upon the following criteria:

- Prior performance of firm and its consultants
- Appropriate staff size and disciplines
- Prior experience with similar projects
- Familiarity with CCC or similar educational facilities
- MBE/WBE Compliance

From the responses submitted, Milhouse Engineering & Construction, Inc. was selected as the most qualified to provide services for this project based on demolition and site assessment experience gained at IKE Disaster Recovery Dixie Square Mall and the Pullman Park Redevelopment Phase 1A. In addition, the project team has extensive environmental assessment experience having completed a Phase II Environmental Assessment Survey along with environmental remediation/abatement consulting services for the Kennedy King Demolition project.

The Office of Administrative Services has negotiated the fee to be paid on the design portion of the approved Temporary Buildings Abatement & Demolition based on published Illinois Capital Development Board (ICDB) Guidelines for projects of this nature and a budget of \$1,400,000.

MBE/WBE COMPLIANCE:

The Office of M/WBE Contract Compliance has reviewed the above proposal and Milhouse Engineering & Construction, Inc. is in compliance with the Board Approved Participation Plan.

MBE Vendors:

Milhouse Engineering & Construction, Inc. 60 E. Van Buren St., Suite 1501 Chicago, IL 60605	Direct Participation Architecture/Engineering Services 72%	City Certification
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WBE Vendors:

Environmental Design International 200 S. Michigan Ave, Suite 700 Chicago, IL 60604	Direct Participation Environmental Assessment Services 24%	City Certification
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GENERAL CONDITIONS:

Inspector General – It shall be the duty of each party to the agreement to cooperate with the Inspector General for City Colleges of Chicago in any investigation conducted pursuant to the Inspector General’s authority under Article 2, Section 2.7.4(b) of the Board Bylaws.

Ethics – It shall be the duty of each party to the agreement to comply with the applicable provisions of the Board’s Ethics Policy adopted January 7, 1993, and as amended by the Board.

FINANCIAL:

Total: \$116,905

Charge to: Olive Harvey College Campus

Sources of funds: Capital Fund

Restricted Fund

FY13: 58000 92015 5005031 70000 83793 : \$116,905

Respectfully submitted,

**Cheryl L. Hyman
Chancellor**

July 12, 2012 – Office of Administrative and Procurement Services – District Office