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**ADOPTED – BOARD OF TRUSTEES COMMUNITY COLLEGE
DISTRICT NO. 508**

MAY 3, 2012

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

**GYMNASIUM HVAC RENOVATIONS
ARCHITECTURAL / ENGINEERING DESIGN SERVICES
TRUMAN COLLEGE CAMPUS**

THE CHANCELLOR RECOMMENDS:

that the Board of Trustees authorizes the Chair to execute an agreement with Primera Engineers, Ltd. to provide architectural and engineering design services for the Truman Gymnasium HVAC Renovations, including the preparation of plans and specifications to be utilized for estimating and published for open public bid, at a total cost not to exceed \$184,250.

VENDOR: Primera Engineers, Ltd.
100 South Wacker Drive, Suite 700
Chicago, Illinois 60606

USER: Truman College Campus

TERM:

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

SCOPE OF SERVICES:

The renovations will include the installation of a new HVAC system in the un-air-conditioned gymnasium and fitness room, repair/refinish gymnasium wood floors and replace exterior doors and/or hardware and interior doors and/or hardware to fitness room. Primera Engineers, Ltd. will provide mechanical, electrical and structural documents for the replacement of the HVAC system in the gymnasium and fitness room along with architectural documents for gymnasium flooring, doors, frames and hardware. They will also prepare construction documents and provide construction administration as required for the gymnasium.

BENEFIT TO CITY COLLEGES OF CHICAGO:

This project will enhance the environment for staff, students and faculty resulting in greater usage of the gymnasium and fitness room. Creating a conditioned space will allow additional recreational programming to occur at Truman College resulting in a healthier and more physically fit campus. The necessary improvements including refinishing and repairing the

gymnasium floor and replacing doors and hardware will provide a safe and accessible environment.

VENDOR SELECTION CRITERIA:

Letters of Interest LM0222012 were sent to six engineering design firms selected from the CCC Pre-Qualified Architect/Engineering Design Services List: 1) CCJM; 2) Primera Engineers, Ltd.; 3) Globetrotters Engineering Corp.; 4) dbHMS; 5) ESD Environmental Systems; and 6) Henneman Engineering, 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 letters of interested submitted, Primera Engineers, Ltd. was selected as the most qualified to provide services for this project based on previous work successfully completed at Northwestern University (Patten Gym Air Handling Unit Replacement), Broadway Armory (HVAC Upgrades and Interior Finish Improvements) and Truman College. Administrative Services has negotiated the fee to be paid on the design portion of the approved Gymnasium HVAC Renovation based on published CDB Guidelines for projects of this nature, and based on a budget of \$1,000,000.

MBE/WBE COMPLIANCE:

The Office of M/WBE Contract Compliance has reviewed the above proposal and Primera Engineers, Ltd. is in compliance with the Board Approved Participation Plan.

MBE Vendor:

| | | |
|------------------------|----------------------|--------------------|
| Primera Engineers, Ltd | Direct Participation | City Certification |
| 100 S .Wacker Dr. | 93% | |
| Chicago, IL 60606 | | |

WBE Vendor:

| | | |
|---------------------|----------------------|--------------------|
| Muller+Muller, Ltd. | Direct Participation | City Certification |
| 700 S. Sangamon | 7% | |
| Chicago, IL 60642 | | |

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: \$184,250

Charge to: Truman College Campus

Sources of funds: Capital Fund

Restricted Fund

FY12: 92015-4005031-70000-86979-580000

Respectfully submitted,

**Cheryl L. Hyman
Chancellor**

May 3, 2012 – Office of Administrative and Procurement Services – District Office