

31799
APPROVED - BOARD OF TRUSTEES
COMMUNITY COLLEGE DISTRICT NO. 508
APRIL 4, 2013

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

GYMNASIUM HVAC RENOVATIONS
ARCHITECTURAL / ENGINEERING DESIGN SERVICES
PRIMERA ENGINEERS, LTD.
(CONTRACT EXTENSION)
(AMENDMENT TO BOARD REPORT 31431 ADOPTED MAY 3, 2012)
TRUMAN COLLEGE

THE CHANCELLOR RECOMMENDS:

that the Board of Trustees authorizes the Chair to execute an amendment to the 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 for the period from June 1, 2013 through August 31, 2013, at no additional cost to the District.

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

USER: Truman College

ORIGINAL TERM:

Pursuant to Board Report 31431 adopted on May 3, 2012, the original term of the agreement commenced on June 15, 2012 and will end on May 31, 2013.

EXTENDED TERM:

The extended term of this agreement shall commence on June 1, 2013 and shall end on August 31, 2014.

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. The firm will also prepare construction documents and provide construction administration as required for the gymnasium. The total cost for these services is \$184,250 as approved in Board Report 31431 adopted on May 3, 2012. The extension of the term of the agreement necessary to complete these services will be provided at no additional cost to the District.

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 include refinishing and repairing the gymnasium floor and replacing doors and hardware which will provide a safe and accessible environment.

DELIVERABLES:

Primera Engineers, Ltd. will provide complete design and construction documents as required for public bid and facilitate the construction process to completion for Fall Semester 2014.

VENDOR SELECTION CRITERIA:

Pursuant to Board Policy Manual Section 2.6.1, Letters of Interest 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 Interest submitted, Primera Engineers, Ltd. was selected as the most qualified to provide services for this project based on previous work successfully completed at Truman College, Northwestern University (Patten Gym Air Handling Unit Replacement), and Broadway Armory (HVAC Upgrades and Interior Finish Improvements). The Office of Administrative and Procurement Services has negotiated the fee to be paid on the design portion of the approved Gymnasium HVAC Renovation based on published Capital Development Board (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 contract extension request and Primera Engineers, Ltd. remains in compliance with the Board Approved Participation Plan.

MBE Vendor:

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

WBE Vendor:

Muller + Muller, Ltd.	Direct Participation	City Certification
700 N. 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.

Contingent Liability – Pursuant to Section 7-14 of the Illinois Public Community College Act, all agreements authorized herein shall contain a clause that any expenditure beyond the current fiscal year is subject to appropriation in the subsequent fiscal year.

FINANCIAL:

Time extension only. No additional funds requested.

Respectfully submitted,

**Cheryl L. Hyman
Chancellor**

April 4, 2013 – Office of Administrative Services – District Office