AUTHORIZATION OF THE TERMS OF THE PARTIAL UNDERTAKING REQUEST WITH THE PUBLIC BUILDING COMMISSION RELATING TO THE RICHARD J. DALEY COLLEGE ADVANCED MANUFACTURING CENTER
OFFICE OF ADMINISTRATIVE AND PROCUREMENT SERVICES

WHEREAS, the Public Building Commission of Chicago (PBC), was created pursuant to the Public Building Commission Act of the State of Illinois for the purpose, among others, of facilitating the development and construction of public buildings, improvements and facilities for use by local public agencies in the furnishing of essential governmental services;

WHEREAS, the Board of Trustees of the City Colleges of Chicago (Board) has entered into an intergovernmental agreement with the PBC providing for the planning, development and construction of facilities that are included in the Capital Improvement Plan of the City Colleges of Chicago;

WHEREAS, on June 13, 2016, the Chairman of the Board approved a “Partial Undertaking Request” (attached as Exhibit A) which contemplated, upon the approval of the Board, an agreement with PBC whereby the City Colleges of Chicago would pay PBC $7,000,000 for services limited to the planning, design and pre-construction activities relating to the construction of an Advanced Manufacturing Center at Richard J. Daley College;

WHEREAS, the timing of the payment of $7,000,000 from the City Colleges of Chicago to PBC is predicated on a cash flow statement which PBC will provide to the City Colleges of Chicago; said cash flow statement will outline precisely what activities by PBC will be conducted and when they will be conducted; and

WHEREAS, the Board continues to explore various options regarding the financing of the development and construction of the Advanced Manufacturing Center at Richard J. Daley College;

NOW THEREFORE BE IT RESOLVED, that the Board of Trustees of the City Colleges of Chicago hereby adopts and agrees to the terms of the Partial Undertaking Request and hereby
authorizes, after the City Colleges of Chicago receives from the PBC a satisfactory cash flow statement, payment to PBC of an amount not to exceed $7,000,000 for services limited to the planning, design and pre-construction activities relating to the construction of an Advanced Manufacturing Center at Richard J. Daley College. The Board also appoints Diane Minor, Vice Chancellor of Administrative Services and Procurement, as the “Authorized Board Representative” who has the duties and responsibilities delineated in the Intergovernmental Agreement between the Board and PBC approved on August 4, 2016.

August 4, 2016 – Office of Administrative and Procurement Services
June 13, 2016

Charles R. Middleton
Chair, Board of Trustees
City Colleges of Chicago
226 W. Jackson Blvd.
Chicago, IL 60606

RE: Richard J. Daley College Advanced Manufacturing Center
Partial Undertaking Request

Dear Chair Middleton:

The Public Building Commission ("PBC") is submitting this Partial Undertaking Request for the Richard J. Daley College Advanced Manufacturing Center ("Project") located at 7500 S. Pulaski Road. Upon approval by the Board of Trustees of the City Colleges of Chicago ("CCC"), the PBC will commence planning, design and pre-construction activities in order to develop a final scope, schedule, and budget for the Project. Below is the PBC's current understanding of the Project requirements.

Scope
CCC has advised that the Project consists of the delivery of a new Advanced Manufacturing Center, new Student Services Center, demolition of seven temporary structures at the north end of the campus, construction of a parking lot, landscaping, and associated site work. Upon authorization of this Partial Undertaking, the PBC will work together with CCC to develop a final program and scope.

Schedule
The PBC understands that it is CCC's goal to have the new Advanced Manufacturing Center open for school operations for the Fall 2018 term. The preliminary schedule will include the completion of the Advanced Manufacturing Center in Summer 2018. The Final Undertaking will include the phased delivery schedule of the new Student Services Center, demolition of temporary structures, parking lot, and site improvements after the completion of the Advanced Manufacturing Center.

Project schedule details will be refined as PBC and CCC work together to confirm the program. The completion schedule is contingent upon an approved and finalized program, scope, and project delivery decisions made by CCC no later than August 15, 2016. We are confident that we will be able to work closely with your team to complete this project within your timeframe requirements.
Authority
This Project will proceed under the 2016 Intergovernmental Agreement between the Public Building Commission and City Colleges of Chicago ("IGA"). The source of funds to be used for the Project shall be identified by CCC.

Funding/ Budget:
This Partial Undertaking Request is for $7,000,000 to proceed with planning, design and pre-construction activities which will be funded on a three (3) month rolling basis as dictated by the cashflow requirements in the IGA. The cashflow statements provided by the PBC must be approved by CCC. The first such cash flow statement shall be submitted by the PBC to CCC before July 15, 2016 and should reflect cash flow requirements beginning August 1, 2016.

CCC has informed PBC that the total funding to become available for the Project is $75,000,000. PBC will keep CCC apprised of budget projections during the preliminary phases of project development and will provide a Final Undertaking Budget for approval once the scope and schedule have been confirmed.

We look forward to working with the CCC on the delivery of the Richard J. Daley College Advanced Manufacturing Center. If this Partial Undertaking meets your approval, please sign below, and return the original copies to the PBC. To allow this project to move forward in a timely fashion, we appreciate your approval prior to June 10, 2016, which will enable us recommend approval at our June 2016 Board meeting.

Please contact me directly at 312-744-2800 with any questions regarding this project or the information provided.

Sincerely,

Lori Ann Lypson
Chief Operating Officer

File Code: 03710-01-05-02

Approvals:

Charles R. Middleton
Chair – Board of Trustees, City Colleges of Chicago

cc: Felicia S. Davis, PBC
    Cheryl L. Hyman, CCC