

33706

ADOPTED – BOARD OF TRUSTEES
COMMUNITY COLLEGE DISTRICT NO. 508
APRIL 4, 2019

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

BIOLOGY LAB RENOVATION - ARCHITECTURAL/ ENGINEERING DESIGN SERVICES
TILTON KELLY+ BELL, LLC
OFFICE OF ADMINISTRATIVE AND PROCUREMENT SERVICES
HARRY S TRUMAN COLLEGE

THE CHANCELLOR RECOMMENDS:

that the Board of Trustees authorizes the Chair to execute, upon final approval of the General Counsel of the legal form of such agreements, an agreement with Tilton Kelly + Bell, LLC. to provide architectural/engineering design services to Truman College for the period of April 5, 2019 through June 30, 2021, at a total cost not to exceed \$285,640.

VENDORS: Tilton Kelly + Bell, LLC
55 West Monroe, Suite 1975
Chicago, IL 60603

USER: Harry S Truman College

TERM:

The term of the agreement shall commence on April 5, 2019 through June 30, 2021.

SCOPE OF SERVICES:

Tilton Kelly + Bell, LLC shall work with Truman College leadership, faculty and staff provide programming, building assessments, full architectural/engineering design services (including cost estimates) for preparation of construction documents for bidding, and site observation services during construction.

BENEFIT TO CITY COLLEGES OF CHICAGO:

The Office of Administrative and Procurement Services has reviewed this request for services and has determined that it would be in the best interest of the District and Harold Washington College to purchase design services from Tilton Kelly + Bell, LLC due to their depth of experience with projects of similar scope for higher education and other public institutions, as well as their ability to provide high quality and innovative higher education design.

VENDOR SELECTION CRITERIA:

Pursuant to Board Operations Manual Section 2.01, letters of interest were sent to Architectural firms selected from the CCC Pre-Qualified Architects List adopted via Board Report

#33366, adopted on December 7, 2017. Three firms submitted a qualification package: 1) Tilton Kelly + Bell, LLC; 2) Ghafari Associates, LLC; and 3) Muller 2.

Firms were evaluated based upon the following criteria:

- Prior performance of firm and its consultants, including willingness to meet time and budget requirements
- Appropriate staff size including resumes of key personnel and disciplines of firm and consultants
- Prior experience of firm and its consultants with similar projects
- Familiarity with City Colleges of Chicago or similar educational facilities.

MBE/WBE COMPLIANCE:

The Office of Contract Compliance has reviewed the proposed agreement and has found the Vendor has complied with the Board Approved Participation Plan:

<u>Vendor</u>	<u>MBE or WBE</u>	<u>%</u>	<u>Direct or Indirect</u>	<u>Certifying Agency</u>
Tilton Kelly + Bell, LLC 55 West Monroe Suite 1975 Chicago, IL 60603	WBE	44%	Direct	City of Chicago and CMS
CCS International 1815 S. Myers Road Oakbrook Terrace, IL 60181	MBE	3%	Direct	City of Chicago and CMS
CCJM Engineers, Ltd. 303 East Wacker Drive Suite 303 Chicago, IL 60601	MBE	25%	Direct	City of Chicago and CMS
Environmental Design International Inc. 33 West Monroe Street, Suite 1825 Chicago, IL 60603	MBE	3%	Direct	City of Chicago

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

Total: \$285,640

Charge to: Office of Administrative and Procurement Services, Harry S Truman College

Sources of Funds: Capital Fund

FY19: 530000-92015-4005031-70000

Respectfully submitted,

Juan Salgado
Chancellor

April 4, 2019 – Office of Administrative and Procurement Services