

34335

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

**ANNUAL PLUMBING AND PIPING REPAIR WORK CONTRACT
T&J PLUMBING
OFFICE OF ADMINISTRATIVE AND PROCUREMENT SERVICES
MALCOLM X COLLEGE**

THE CHANCELLOR RECOMMENDS:

that the Board of Trustees approves the issuance of a purchase order to T&J Plumbing to provide all labor and materials to install two sinks in room 132 at West Side Learning Center from a period of October 7, 2021 through March 31, 2022 at a total not to exceed cost of \$29,728.

VENDORS: T & J Plumbing
5251 W. Belmont Avenue Chicago,
IL 60641

USER: Malcolm X College

TERM:

The term of the purchase will begin on October 7, 2021 and shall continue until fully accepted by Malcolm X College or no later than March 31, 2022.

SCOPE OF SERVICES:

T&J Plumbing will provide all labor and materials necessary to install two surface mounted stainless steel sinks & faucets in the existing cabinets in room 132 at West Side Learning Center. Work to include required piping, abatement, and new roof vents.

BENEFIT TO CITY COLLEGES OF CHICAGO:

The Office of Administrative and Procurement Services has reviewed this request for services and determined that it would be in the best interest of the District to utilize the Annual Plumbing and Piping Repair Work Contract as the delivery method for completing this work to ensure that the project is performed in a timely manner and cost effective manner. The installation of sinks is necessary to convert room 132 into a functional science lab for medical programs. The lab must have sinks to meet specialized accreditation, safety, and infection control standards. With addition of this renovated lab space, medical programs can expand to WSLC to increase enrollment in high demand programs (e.g., Medical Assisting, Phlebotomy, Patient Care Technician).

VENDOR SELECTION CRITERIA:

Pursuant to Board Reports #33424, adopted on April 5, 2018, #33921 adopted on February 13, 2020, and #34184 adopted on March 4, 2021 the Board authorized the execution of agreements with T&J Plumbing and Core Mechanical to provide plumbing and piping repair services on an as needed basis for the district. Specifications were prepared by District Procurement staff, and publicly advertised on February 6, 2018 to solicit bids to provide hourly rates for the required work. Fifty

(50) firms were contacted; a pre-bid conference for #SJ1802 was held on February 8, 2018. Four firms responded:

Bidders	Foreman	Journeyman	Apprentice 1st yr.	Material Mark-Up %	Overhead Breakdown Total
T & J Plumbing 5251 W. Belmont Avenue Chicago, IL 60641 Michelle Freihage - President	\$100.23	\$112.96	\$58.51	10%	\$114,500
Core Mechanical, Inc. 4632 W. Lawrence Avenue Chicago, IL 60630 Lisa Sheehy -President	\$107.50	\$104.88	\$59.00	8%	\$75,000
The Stone Group 2954 W. Lake Street Chicago, IL 60612 Kevin Kenzinger - President	\$164.18	\$158.83	\$116.21	20%	\$272,000
Anchor Mechanical, Inc. 255 N. California Avenue Chicago, IL 60612 Michael Rosner - President	\$159.27	\$154.24	\$112.84	20%	\$226,200
Note: Amounts reflected are the total billing rates					

Anchor Mechanical, Inc. was deemed non-responsive for failing to submit in accordance with the bid documents.

The Office of Administrative and Procurement Services staff reviewed the bids submitted by the most responsive and responsible bidders, and reported that T&J Plumbing and Core Mechanical Inc. met the plumbing and piping repair specifications and are recommended for award.

MBE/WBE COMPLIANCE:

The Office of Procurement Services has reviewed the proposed renewal agreements referenced above and has determined the Vendors complied with the Board Approved Participation Plan:

T & J PLUMBING, INC.

<u>Vendor</u>	<u>MBE or WBE</u>	<u>%</u>	<u>Direct or Indirect</u>	<u>Certifying Agency</u>

T & J Plumbing 5251 W. Belmont Ave. Chicago, IL 60641	WBE	75	Direct	City of Chicago
Meadow Office Supply 30 W. 260 Butterfield Road Warrenville, IL	MBE	5.1	Indirect	City of Chicago
Well Plumbing & Heating Supplies 916 West 21 st Street Chicago, IL 60608	MBE	15.2	Indirect	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: \$29,728

Charge to: Malcolm X College

Source of Funds: Capital Fund

FY22: 530000-92015-3105031-70000

Respectfully submitted,

**Juan Salgado
Chancellor**

October 7, 2021 – Office of Administrative and Procurement Services

