

35215
ADOPTED-BOARD OF TRUSTEES
COMMUNITY COLLEGE DISTRICT NO. 508
AUGUST 1, 2024

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

JOB ORDER CONTRACT (JOC) PROJECTS
MONTHLY SUMMARY – AUGUST 2024
THE OFFICE OF ADMINISTRATIVE AND PROCUREMENT SERVICES
DISTRICT WIDE

THE CHANCELLOR RECOMMENDS:

that the Board of Trustees authorizes the Chair to approve the below listed JOC projects at a total cost not to exceed \$327,615.42 to be performed by the listed contractors as approved in Board Reports #33312, #34067 and #34571 which authorized the utilization of JOC as a construction delivery method to perform renovation services, deferred maintenance, and repairs.

CONTRACTOR	USER	SCOPE	BENEFIT	DELIVERABLE	AMOUNT
UJAMAA Construction Inc.	MX2504	Replace Main HVAC Riser Insulation	New insulation will improve the performance of the HVAC system and reduce energy consumption	Removal of existing damaged insulation and install new insulation and related hangers & accessories	\$163,286.60
Antigua, Inc.	MX2403	Garage window replacement	Replace broken window to maintain watertight enclosure and ensure safety	New glazing unit and related sealants & gaskets	\$2,180.79 (report only)
AGAE Contractors Inc.	MX2407	Mullion repair – west elevation	Secure mullions to ensure safety	Secure existing loose mullions by installing new mechanical fasteners	\$21,444.80 (report only)
Star & Crest Decorating Inc.	MX2412	Child Care motor skills room wall protection	The wall protection will reduce the amount of damage caused	Install 30" high vinyl wall protection and patch & repair painted walls	\$10,321.17 (report only)

			by the play equipment		
Antigua, Inc.	OH2401	Replace broken wired glass door panel	Replace broken window to ensure safety	New glazing unit and related sealants & gaskets	\$2,023.57 (report only)
Antigua, Inc.	DA2406	Glass Replacement (South Elevation)	Replace broken window to maintain watertight enclosure and ensure safety	(2) New glazing unit and related sealants & gaskets	\$16,179.57 (report only)
Antigua, Inc.	DA2410	Cafeteria glass replacement	Replace broken window to ensure safety	New glazing unit and related sealants & gaskets	\$4,049.88 (report only)
Sugrue Builders LLC	DA2413	Child Development Lab Upgrades	Replace the deteriorated work surfaces to improve the condition of the lab for students.	Provide new cabinets & counters	\$13,782.41 (report only)
Sugrue Builders LLC	DT2405	Hallway painting	Repaint hallway to improve the condition of the facility	Repaint portions of 1 st floor hallway	\$8,270.04 (report only)
Sugrue Builders LLC	DT2409	Conference Room Repainting & Repairs	Repaint hallway to improve the condition of the facility	New drywall and repainting of room 201P	\$7,197.08 (report only)
AGAE Contractors Inc.	DT2412	Window Replacement – 3 rd floor north	Replace broken window to maintain watertight enclosure and ensure safety	New glazing unit and related sealants & gaskets	\$8,426.64 (report only)
Antigua, Inc.	KK2402	Window Replacement (Z Building)	Replace broken window to maintain watertight enclosure and ensure safety	New glazing unit and related sealants & gaskets	\$7,242.02 (report only)
Antigua, Inc.	KK2409	Sikia Window Replacement (U Building)	Replace broken window to maintain watertight	New glazing unit and related sealants & gaskets	\$6,719.63 (report only)

			enclosure and ensure safety		
Speedy Gonzalez Landscaping Inc.	KK2413	V-building fencing repairs	Repair perimeter fence to ensure safety	Repair & replace deteriorated portions of wrought iron fencing	\$18,897.74 (report only)
Speedy Gonzalez Landscaping Inc.	KK2414	U-Building Fence repairs	Repair perimeter fence to ensure safety.	Repair & replace deteriorated portions of wrought iron fencing	\$13,900.00 (report only)
UJAMAA Construction Inc.	HP2402	Driveway & Sinking asphalt assessment	Engineering investigation to determine the cause of depression and requirements to repair.	Assessment to identify full scope of necessary repairs.	\$23,693.48 (report only)

ORIGINAL TERM:

In accordance with Board Report 33312, the original term of the JOC agreement with the contractors began on October 5, 2017, and ended on September 30, 2020.

RENEWAL TERM:

In accordance with Board Report 34067, the first renewal option commenced on October 1, 2020, and ended on September 30, 2022, with one (1) option to renew for an additional 24-month term.

FINAL RENEWAL TERM:

In accordance with Board Report 34571, the second and final renewal term commenced on October 1, 2022, and shall end on September 30, 2024, with no remaining options to renew.

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 to use JOC as the delivery method for completing the above listed projects to ensure that the projects are performed in a timely manner to either minimize scheduling disruptions for the colleges involved, meet a grant deadline, address a health or safety issue, or because the repair or replacement of the building system involved falls within one of the categories of JOC work as defined by the Office of Administrative Services.

VENDOR SELECTION CRITERIA:

A public bid was prepared, and twenty-one vendors were awarded contracts in Board Report #33312 adopted on October 5, 2017. The JOC program is based on percentages of profit and fees

added to the most recent version of the Gordian Company Construction Pricing Index of Fixed Costs. All JOC Execution Procedures which were developed with the Gordian Group were followed including reviewing each contractor's competitive pricing, capacity, experience, quality of work, and bid position. The process identified for selecting the contractor for each project was consistent for each of the projects described above and was prioritized from a more comprehensive District wide list.

MBE/WBE COMPLIANCE:

The Office of Procurement Services reviews the performance of JOC vendors for compliance with the District goals that they committed to as part of their contracts with CCC. The vendors have reported their intention to use the following firms for the above projects toward their aggregate compliance goals:

Vendor/Project	MBE/WBE Vendor	Participation	Certification	Trade
UJAMAA Construction Inc. MX2504	UJAMAA Construction Inc.	MBE – (93%)	City of Chicago	General contracting
	JC Insulation	MBE – (7%)	State of Illinois - CEI	Insulation

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

School	Project Description	Vendor	Amount
MX2504	Replace Main HVAC riser Insulation	UJAMAA Construction Inc.	\$163,286.60
MX2403	Garage window replacement	Antigua, Inc.	\$2,180.79
MX2407	Mullion repair – west elevation	AGAE Contractors Inc.	\$21,444.80

MX2412	Motor skills room wall protection	Star & Crest Decorating Inc.	\$10,321.17
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DA2406	Glass Replacement – South Elevation	Antigua, Inc.	\$16,179.57
DA2410	Cafeteria glass replacement	Antigua, Inc.	\$4,049.88
DA2413	Child Development Lab Upgrades	Sugrue Builders LLC	\$13,782.41
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KK2402	Window Replacement (Z Building)	Antigua, Inc.	\$7,242.02
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KK2413	V-building fencing repairs	Speedy Gonzalez Landscaping Inc.	\$18,897.74
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		TOTAL	\$327,615.42

With the approval of this August 2024, JOC Board Report, the total amount of funds committed during the final renewal term as of August 1, 2024, will rise to \$10,277,583.22.

Total: \$327,615.42

Charge to: The Office of Administrative and Procurement Services

Sources of Funds: Capital Fund/ Grant Fund

Budget Lines: 580000-92015-3005031-70000

530000-92015-3005031-70000

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Respectfully submitted,

**Juan Salgado
Chancellor**

August 1, 2024 – The Office of Administrative and Procurement Services