

35507
ADOPTED – BOARD OF TRUSTEES
COMMUNITY COLLEGE DISTRICT NO. 508
MAY 1, 2025

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

PARKING GARAGE PRE-CAST PANEL EMERGENCY REPAIRS
THE OFFICE OF ADMINISTRATIVE AND PROCUREMENT SERVICES
PACIFIC CONSTRUCTION SERVICES INC.
MALCOLM X COLLEGE
(RATIFICATION)

THE CHANCELLOR RECOMMENDS:

that the Board of Trustees approves and ratifies the issuance of an emergency purchase order to Pacific Construction Services Inc. on the existing Job Order Contract (JOC) #35179 to provide emergency structural repairs to the Malcolm X College parking garage for a total cost not to exceed \$400,000.

VENDOR: Pacific Construction Services Inc.
5511 N. Cumberland Ave
Suite 608
Chicago, IL 60656

USER: District Wide

ORIGINAL TERM:

The term of the JOC agreement with the contractors began on October 1, 2024, and ended on September 30, 2029, with an option to renew for one (1) two-year period.

SCOPE OF SERVICES:

The support anchors on several of the pre-cast concrete panels on the garage façade are failing. Pacific Construction Services Inc will provide new structural anchors to reinforce the panels and address the hazardous conditions.

BENEFIT TO CITY COLLEGES OF CHICAGO:

This project will provide the necessary structural supports to re-anchor the façade to the building structure. The work is critical to prevent further property damage, avoid falling panels, and prevent injury.

VENDOR SELECTION CRITERIA:

Specifications were prepared by District Procurement Staff in conjunction with the Office of Administrative and Procurement Services and a Request for Proposal (RFP) #NC2401 was publicly advertised in the Chicago Sun-Times and the Procurement website on March 14, 2024, and (12) twelve vendors including Pacific Construction were awarded contracts in accordance with Board Report #35179 adopted on July 11, 2024. The JOC contract requires approval of the Board of Trustees on projects with a value greater than \$25,000. In accordance with Section

2.0 of Purchasing and Contracting Policies, Pacific Construction Services Inc was selected to provide structural repairs as an emergency purchase to address the immediate life safety conditions.

MBE/WBE COMPLIANCE:

The Office of Procurement Services regularly reviews JOC Vendors' performance for compliance with the District goals that each Vendor committed to as part of its contract with CCC. Vendors are evaluated based upon aggregate participation across all projects. The Office of Procurement Services recommends a waiver of the M/WBE goals for this project due to the emergency nature of the work.

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: \$400,000

Charge to: The Office of Administrative and Procurement Services

Sources of Funds: Capital Fund

FY25: 580000-92015-3005031-70000

Respectfully submitted,

**Juan Salgado
Chancellor**

May 1, 2025 - The Office of Administrative and Procurement Services