

PUBLIC BUILDING COMMISSION OF CHICAGO
MINUTES OF THE RE-SCHEDULED REGULAR MEETING OF THE
BOARD OF COMMISSIONERS HELD ON FEBRUARY 13, 2013

The re-scheduled regular meeting of the Board of Commissioners of the Public Building Commission of Chicago was held at the Board Meeting Room, 2nd Floor, Richard J. Daley Center on February 13, 2013 at 2:30 P.M.

The following Commissioners were present:

Rahm Emanuel, Chairman
Byron T. Brazier
Martin Cabrera, Jr.
Thomas J. Kotel
Arnold L. Randall
Juan Rangel
Samuel Wm. Sax
Mariyana T. Spyropoulos
David Vitale

Also present were:

Erin Lavin Cabonargi

G. Blakemore	D. McNabb
R. Castillo	D. Mihalopoulos
P. Cormick	P. Molby
M. Del Muro	L. Neal
E. Fiske	S. Nelson
L. Thomas Foster	A. Orellana
A. Fredd	R. O'Brien
L. Giderof	D. Olson
G. Grabowski	K. Pensack
C. Hansford	R. Quintanilla
M. Hartman	O. Ruffin
T. Haymaker	E. Ryan
A. Joseph	T. Rusche
P. Keating	R. Schleyer
C. Kelly	K. Shamley
S. Livingston	P. Spieles
L. Lypson	K. Taylor
J. Mark	M. Van Vuren
R. Martinez	M. Vander Weele

February 2012

J. McConnell	T. Foucher-Weekley
C. McClenahan	D. Webber
J. McGleam	M. Whelan
	A. Wiggins

The meeting was called to order and the presence of a quorum was established.

The reading of the minutes of the January 8, 2013 meeting, which had previously been distributed, was dispensed with and upon motion duly made and seconded the minutes of said meeting were unanimously approved.

The next item on the agenda was a report by the Executive Director regarding regular reports, development status and other matters. She distributed a detailed copy of the 2012 Year End Staff Reports, which may be summarized as follows:

- The Program Cost Status Report showed current program authority as of December 31, 2012 in excess of \$2.2 billion in project development costs, and that the PBC is currently under budget by 8.17% or approximately \$184 million under the original undertaking budgets. A limited number of budget revisions were authorized due to changes in project scope. Including these revisions, the PBC is under budget by 8.60% representing a variance of \$195 million under the revised undertaking budget.
- The Program Cost Effectiveness Report includes management of change orders and project indirect costs. The Program Cost Effectiveness Report shows change orders for construction projects for all construction projects was 2.8% and PBC's Indirect Costs average 16.26%, which is well below the industry average of 25%.
- The Monthly Project Status Report provided a detailed snapshot of each active PBC project.
- The Sustainable Development Fourth Quarter Status Report provided an individual detailed snapshot of the PBC's LEED certified projects and metrics. Through Q4, PBC had achieved LEED certification on 49 municipally-owned projects and an additional 29 registered projects.
- MBE commitments for 2012 were 25.01% for GC projects, 20.67% for JOC projects, 19.45% for Special Projects, and 39.48% for Design Build. WBE commitments for 2012 for construction projects by type were 5.02% for GC projects, 31.91% for JOC contracts, 3.09% for Special Projects, and 5.09% for Design Build. The total commitments for GC, JOC, Special Projects and Design Build were 25.42% MBE and 5.71% WBE.
- M/WBE Commitments for Professional Service Contract Awards were 40.84% for MBE's, and 16.81% for WBE's.
- M/WBE Compliance for construction project completions in 2012 was 27.39% for MBE's and 5.62% for WBE's. M/WBE Compliance for professional service

contract awards completed in 2012 was 46.42% for MBE's and 11.41% for WBE's.

- M/WBE professional services for administrative services paid in 2012 was 46% for MBE's, and 5% for WBE's.
- For the Fourth Quarter of 2012, 23 task orders were issued to Specialty Consultant term contracts with a value of \$1,004,715.28. For Specialty Consultants in Q4 of 2012, 43% of the dollars were awarded to MBE firms, and 7% to WBE firms

The Executive Director also distributed a brochure summarizing the 2012 Year End Report that listed the 19 Projects completed by PBC during 2012 (31st St. Harbor, Sarah E. Goode STEM Academy, James Shields Middle School, Edgebrook Elementary School Addition, Air Force Academy Renovation, Engine Company 16, Ortiz de Dominguez Elementary School Artificial Turf, Henry D. Lloyd Elementary School Artificial Turf, Rosenblum Park Redevelopment, Douglas Park Artificial Turf, 12th District Police Station, Humboldt Park Library Addition & Renovation, Peck Elementary School Renovation, Charles R. Henderson Elementary School Renovation, William J. Onahan Elementary School Linked Annex, Durkin Park Elementary School Linked Annex, Ramova Theater Stabilization, Michael Reese Hospital Demolition, and South Shore High School Demolition. The year-end brochure also included a summary by type of the 49 PBC projects that have achieved LEED certification as follows: 16 Public Schools; 5 Firehouses; 4 Police Stations; 14 Branch Libraries; 4 Park District Facilities; and 6 other unique City-Funded projects). A description of building features for the Engine Company 16 Project was also included in the 2012 year-end brochure.

The reports of the Executive Director were accepted.

Next, Commissioner Byron Brazier presented the report of the Administrative Operations (AO) Committee meeting held on February 2, 2013, which is summarized as follows:

1. **Reports by Executive Director.** The AO Committee accepted the following staff reports by the Executive Director:
 - 2012 Year End Staff Reports including Executive Summary Report, Program Forecast Report, Market Conditions Report, Program Cost Status Report, Program Cost Effectiveness Report, Monthly Project Status Report, Sustainable Development Q4 2012 Status Report, M/WBE Commitment Reports, M/WBE and EEO Compliance Report – 2012 Construction Project Completion, and Specialty Consultants Q4 2012 Award and Commitment Report.

- Bid openings for construction of the Edison Park Elementary School Linked Annex Project, Hale Elementary School Linked Annex Project, and Job Order Contracting (JOC) program.
- 2. Reports by the Chief Operating Officer.** The AO Committee accepted the following reports by the Chief Operating Officer:
- **Task Orders to Specialty Consultants.** Environmental Demolition and Renovation (Higgins Elementary School Replacement); Surveyor Services (Chinatown Branch Library); and Material Testing Services (Fire Station Engine 16).
 - **Whitney Young Library Remediation Project.** Proposed contract award to Natural Resource Technology, Inc. to provide In-situ Chemical Oxidation and Soil Remediation Services for the Whitney Young Remediation Project located at 415-423 East 79th Street for a fee not to exceed \$1,223,200.00.
 - **Thomas J. Higgins Elementary School Project.** Proposed Task Order Assignment to Coyne + Associates as the Architect of Record for the Thomas J. Higgins Elementary School Project in an amount not to exceed \$87,000.00 plus reimbursable.
- 3. Report by the Director of Enterprise Risk Management.** The AO Committee accepted the report by the Director of Enterprise Risk Management regarding Property and Liability Insurance Renewals as follows: General Liability \$1,000,000 (Premium \$101,141); Umbrella \$25,000,000 (Premium \$80,864); Excess \$25,000,000 (Premium \$32,975); Crime (Premium \$5,950); Property (\$248,999); Bonds (Up to \$8,000); Directors and Officers (Premium \$44,950); and Workers' Compensation (Premium \$24,601).
- 4. Reports by the Chief Development Officer.**
- Amendments.** The AO Committee accepted the report by the Chief Development Officer regarding proposed amendments to professional services agreements with Jackson Harlan, Architect of Record for the Albany Park Branch Library in the sum of \$26,500.00 and Stephen Rankin & Associates, Architect of Record for the Humboldt Park Library Renovation and Addition Project, in the amount of \$20,584.00.
- Proposed Change Orders.** The AO Committee accepted the report regarding proposed approval of a Change Order for the Humboldt Park Library Renovation and Addition Project in the amount of \$69,607.55.
- Field Order Activity Report.** The AO Committee was advised that 17 field orders were issued involving various projects.

The report of the Administrative Operations Committee was accepted.

Following consideration of the Administrative Operations Committee report, and upon motion duly made and seconded, the following resolution was adopted by the Board of Commissioners:

RESOLUTION NO. 7877

BE IT RESOLVED by the Board of Commissioners of the Public Building Commission of Chicago that the Executive Director is hereby authorized to issue amendments to the Professional Service Agreements for the projects as indicated on the document entitled “Proposed Professional Services Amendments Report to the Administrative Operations Committee” and attached to the minutes of this meeting at Exhibit “A”.

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
 Martin Cabrera, Jr., Thomas J. Kotel,
 Arnold L. Randall, Juan Rangel,
 Samuel Wm. Sax, Mariyana T. Spyropoulos,
 David Vitale – 9

Commissioners voting in the negative:

None

The Executive Director then called upon Paul Spieles, Chief Development Officer, to present to the Board of Commissioners for consideration of approval proposed Change Orders to various contracts marked Exhibit “B”. After discussion and consideration, and upon motion duly made and seconded, the following resolution was adopted:

RESOLUTION NO. 7878

BE IT RESOLVED by the Board of Commissioners of the Public Building Commission of Chicago that the Executive Director is hereby authorized to issue Change Orders to contracts for various projects in the amounts indicated on the document entitled “Change Orders” and attached to the minutes of this meeting and marked Exhibit “B”.

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
 Martin Cabrera, Jr., Thomas J. Kotel,
 Arnold L. Randall, Juan Rangel,
 Samuel Wm. Sax, Mariyana T. Spyropoulos
 David Vitale – 9

Commissioners voting in the negative:

None

The next item presented to the Commissioners was the Notice of Awards report. There were four (4) items included on the notice of contracts awarded since the previous board meeting that were under \$25,000. The report was accepted following discussion and consideration and a copy of this report is attached hereto as Exhibit "C".

The Board of Commissioners was next presented with a report regarding awards made to Specialty Consultants to be used on various projects undertaken by the Public Building Commission. There were three (3) items included on the notice of task orders issued to specialty consultants against term contracts since the previous board meeting. The report was accepted following discussion and consideration and a copy of this report is attached hereto as Exhibit "D".

The next item presented to the Board of Commissioners was consideration of approval to award Job Order Contracts (JOC) to F.H. Paschen, S.N. Nielsen & Associates, LLC, McDonagh Demolition, Inc. and Leopardo Companies for facility renovation and site development work for various projects at various locations in the City of Chicago. Upon motion duly made and seconded, the following resolution was adopted.

RESOLUTION NO. 7879

WHEREAS, pursuant to duly advertised bid solicitations for fixed price indefinite quantity Job Order Contracts (JOC), the Public Building Commission of Chicago received the following base bids for Contract No. C1549, for 2013 Facilities Renovation Work and Site Development Work Projects for various projects at various locations in the City of Chicago, copies of which bids and contract documents are on file with the Commission:

BIDDER	BID FACTOR
F.H. Paschen, S.N. Nielsen & Associates, LLC	0.8706
McDonagh Demolition, Inc.	0.8734
Leopardo Companies, Inc.	0.8797
Rossi Contractors, Inc.	0.9031
AGAE Contractors, Inc.	0.9168
Chicago Commercial Contractors, LLC	0.9187

K.R. Miller Contractors, LLC	0.9450
Airport Contracting Group (a Joint Venture)	0.9569
Wight Construction Services, Inc.	0.9433
Robe, Inc.	0.9468
O.A.K.K. Construction Co Inc	0.9930
Ujamaa Construction, Inc	1.0037
Tyler Lane Construction, Inc.	1.0337
All-Bry Construction Company	1.0903
Burling Builders, Inc.	1.3176
Summit Design + Build, LLC	1.3376
Ghafari Associates, LLC	1.8120

WHEREAS, the advertisement for bids reserved the right for the Commission to award and use multiple Job Order Contracts; and

WHEREAS, it is necessary and desirable, and in the best interests of the Commission to award and use multiple Job Order Contracts based upon capacity, availability of personnel, specific expertise and experience and other factors affecting the responsibility and responsiveness of contracts for various projects to be undertaken by the Commission from time to time; and

WHEREAS, the bids of F.H. Paschen, S.N.Nielsen & Associates, LLC, McDonagh Demolition, Inc., and Leopardo Companies, Inc., were the lowest responsible bids meeting the technical specifications received by the Commission for the furnishing and performance of the work; and

WHEREAS, as a part of the bid proposals, F.H. Paschen / S.N. Nielsen & Assoc. LLC has advised the Commission that the surety on the respective performance and payment bond to be supplied in the form set forth in the contract documents will be Continental Casualty Company; McDonagh Demolition, Inc. has advised the Commission that the surety on the respective performance and payment bond to be supplied in the form set forth in the contract documents will be International Fidelity Insurance Company; and Leopardo Companies Inc. has advised that the surety on the respective performance and payment bond to be supplied in the form set forth on the contract documents will be Continental Casualty Company, all corporate sureties authorized to do business under the laws of the State of Illinois; and

WHEREAS, the staff of the Commission has recommended that Contract No. C1549A be awarded to F.H. Pashen/SN Nielsen & Assoc., LLC, and Continental Casualty Company, proposed surety on the performance and payment bond, be accepted and approved by the Commission; and

WHEREAS, the staff of the Commission has recommended that Contract No. C1549B be awarded to McDonagh Demolition, Inc., and International

Fidelity Insurance Company, proposed surety on the performance and payment bond, be accepted and approved by the Commission; and

WHEREAS, the staff of the Commission has recommended that Contract No. C1549C be awarded to Leopardo Companies, Inc., and Continental Casualty Company proposed surety on the performance and payment bond, be accepted and approved by the Commissions;

NOW, THEREFORE, BE IT RESOLVED as follows:

1. The foregoing recitals are hereby incorporated herein by reference
2. The Board of Commissioners of the Public Building Commission of Chicago hereby awards to F.H. Paschen/SN Nielsen & Associates, LLC, Contract No. C1549A, facilities renovation and site development work for various projects pursuant to the terms thereof for the adjustment factor bid of 0.8706 and authorizes and directs the appropriate officials of the Public Building Commission of Chicago to take such action as may be required or advisable to consummate the award and to execute the contract.
3. The Public Building Commission of Chicago does hereby approve a performance and payment bond to be applied in the form set forth in the contract documents comprising Contract No. C1549A, subject to the completion and delivery to the Commission of said form of bond by F.H. Paschen/ SN Nielsen & Associates, LLC, as principal, and Continental Casualty Company, as surety, in the principal adjustment factor bid amount of 0.8706, and the Chairman is hereby authorized and directed to signify approval by the Commission of the fully executed bond.
4. The Board of Commissioners of the Public Building Commission of Chicago hereby awards to McDonagh Demolition, Inc., Contract No. C1549B, facilities and renovation and site development work for various projects pursuant to the terms thereof for the adjustment factor bid of 0.8734 and authorizes and directs the appropriate officials of the Public Building Commission of Chicago to take such action as may be required or advisable to consummate the award and to execute the contract.
5. The Public Building Commission of Chicago does hereby approve a performance and payment bond to be supplied in the form set forth in the contract documents comprising Contract No. C1549C, subject to the completion and delivery to the Commission of said form of bond by McDonagh Demolition, Inc., as principal, and International Fidelity Insurance Company, as surety, in the principal adjustment factor bid amount of 0.8734, and the Chairman is hereby authorized and directed to signify approval by the Commission of the fully executed bond.

6. The Board of Commissioners of the Public Building Commission of Chicago hereby awards to Leopardo Companies, Inc., Contract No. C1549C, facilities renovation and site development work for various projects for the adjustment factor bid of 0.8797 and authorizes and directs the appropriate officials of the Public Building Commission of Chicago to take such action as may be required or advisable to consummate the award and to execute the contract.
7. The Public Building Commission of Chicago does hereby approve a performance and payment bond to be supplied in the form set forth in the contract documents comprising Contract No. C1549C, subject to the completion and delivery to the Commission of said form of bond by Leopardo Companies, Inc., as principal, and Continental Casualty Company, as surety, in the principal adjustment factor bid amount of 0.8797, and the Chairman is hereby authorized and directed to signify approval by the Commission of the fully executed bond.

BE IT FURTHER RESOLVED that the Executive Director is hereby authorized and directed to take such action and execute such documents, upon approval of Legal Counsel as to form and legality, as may be necessary and appropriate in order to implement this Resolution.

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
 Martin Cabrera, Jr., Thomas J. Kotel,
 Arnold L. Randall, Juan Rangel,
 Samuel Wm. Sax, Mariyana T. Spyropoulos
 David Vitale – 9

Commissioners voting in the negative:

None

Next to be presented to the Commissioners was a report by the Executive Director regarding the renewal of property and liability insurance policies for the Public Building Commission. She advised the Commissioners that the Public Building Commission's Property and Liability policies have been renewed as follows: General Liability \$1,000,000 (Premium \$101,141); Umbrella \$25,000,000 (Premium \$80,864); Excess \$25,000,000 (Premium \$32,975); Crime (Premium \$5,950); Property (\$248,999); Bonds (Up to \$8,000); Directors and Officers (Premium \$44,950); and Workers' Compensation (Premium \$24,601). Following the report, upon motion duly made and seconded, the following resolution was adopted:

RESOLUTION NO. 7880

BE IT RESOLVED that the Board of Commissioners of the Public Building Commission of Chicago hereby approves and ratifies the renewal of property and liberty insurance policies as follows: General Liability \$1,000,000 (Premium \$101,141); Umbrella \$25,000,000 (Premium \$80,864); Excess \$25,000,000 (Premium \$32,975); Crime (Premium \$5,950); Property (\$248,999); Bonds (Up to \$8,000); Directors and Officers (Premium \$44,950); and Workers' Compensation (Premium \$24,601).

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
 Martin Cabrera, Jr. Thomas J. Kotel,
 Arnold L. Randall, Juan Rangel,
 Samuel Wm. Sax, Mariyana T. Spyropoulos
 David Vitale – 9

Commissioners voting in the negative:

None

Thereupon the Executive Director reported on the receipt of bids for Contract No. 1546, construction of the Nathan Hale Elementary School Linked Annex Project located at 6140 South Melvina Avenue. Six responsive bids were received as a result of the bid solicitation to pre-qualified general contractors. After discussion and consideration, and upon motion duly made and seconded, the following resolution was adopted by the Board of Commissioners:

RESOLUTION NO. 7881

WHEREAS, pursuant to bid solicitations from duly pre-qualified general construction firms, the Public Building Commission of Chicago received the following base bids for Contract No. C1546, construction of the Nathan Hale Elementary School Linked Annex Project located at 6140 South Melvina Avenue, copies of which bids and contract documents are on file with the Commission:

<u>Bidder</u>	<u>Base Bid</u>	<u>Award Criteria</u>
Walsh Construction Company II, LLC	\$11,487,000.00	\$11,005,694.70
Wight Construction Services, Inc.	\$11,600,000.00	\$11,043,200.00
K.R. Miller Contractors, Inc.	\$11,717,000.00	\$11,248,320.00
IHC Construction Companies, LLC	\$11,801,338.00	\$11,276,178.46
FH Paschen, SN Nielsen & Associates, LLC	\$11,934,000.00	\$11,423,821.50
Accel Pacific Joint Venture	\$12,203,000.00	\$11,663,627.40

WHEREAS, the bid of Walsh Construction Company was the lowest responsible bid meeting the technical specifications received by the Commission for the furnishing and performance of the work; and

WHEREAS, as a part of its bid proposal, Walsh Construction Company has advised the Commission that the surety on the performance and payment bond to be supplied in the form set forth in the contract documents will be Travelers Casualty and Surety Company of America, a corporate surety authorized to do business under the laws of the State of Illinois; and

WHEREAS, the staff of the Commission has recommended that Contract No. C1546 be awarded to Walsh Construction Company and Travelers Casualty and Surety Company, proposed surety on the performance and payment bond, be accepted and approved by the Commission.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby awards to Walsh Construction Company Contract No. C1546, Nathan Hale Elementary School Linked Annex Project, pursuant to the terms thereof for the total contract price of \$11,487,000.00 and authorizes and directs the appropriate officers of the Public Building Commission of Chicago to take such action as may be required or advisable in order to consummate the award and to execute the contract.

BE IT FURTHER RESOLVED that the Public Building Commission of Chicago does hereby approve a payment and performance bond to be supplied in the form set forth in the contract documents comprising Contract No. 1546, subject to the completion and delivery to the Commission of said form of bond by Walsh Construction Company and Travelers' Casualty and surety Company, as surety, in the principal amount of \$11,487,000.00, and the Chairman is hereby authorized and directed to signify approval by the Commission of the fully executed bond.

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
 Martin Cabrera, Jr., Thomas J. Kotel,
 Arnold L. Randall, Juan Rangel,
 Samuel Wm. Sax, Mariyana T. Spyropoulos,
 David Vitale – 9

Commissioners voting in the negative:

None

Thereupon, the Executive Director reported on the receipt of bids for Contract No. C1547, construction of the Edison Park Elementary School Linked Annex Project located at

6220 North Olcott Avenue. There were six responsive bids received as a result of the bid solicitation to pre-qualified general contractors. After discussion and consideration, and upon motion duly made and seconded, the following resolution was adopted.

RESOLUTION NO. 7882

WHEREAS, pursuant to bid solicitations from duly pre-qualified general construction firms, the Public Building Commission of Chicago received the following base bids for Contract No. 1547, construction of the Edison Park Elementary School Linked Annex Project located at 6220 North Olcott Avenue, copies of which bids and contract documents are on file with the Commission:

<u>Bidder</u>	<u>Base Bid</u>	<u>Award Criteria</u>
Walsh Construction Company II, LLC	\$10,403,082.00	\$ 9,967,192.86
Accel Pacific Joint Venture	\$410,865,000.00	\$10,384,767.00
FH Paschen, SN Nielsen & Associates, LLC	\$10,947,000.00	\$10,479,015.75
Wight Construction Services, Inc.	\$10,985,000.00	\$10,545,600.00
IHC Construction Companies, LLC	\$11,331,897.00	\$10,833,293.53
K.R. Miller Contractors, Inc.	\$11,527,000.00	\$10,065,920.00

WHEREAS, the bid of Walsh Construction Company was the lowest responsible bid meeting the technical specifications received by the Commission for the furnishing and performance of the work; and

WHEREAS, as a part of its bid proposal, Walsh Construction Company has advised the Commission that the surety on the performance and payment bond to be supplied in the form set forth in the contract documents will be Travelers' Casualty and Surety Company, a corporate surety authorized to do business under the laws of the State of Illinois; and

WHEREAS, the staff of the Commission has recommended that Contract No. C1547 be awarded to Walsh Construction Company, and Travelers' Casualty and Surety Company, proposed surety on the performance and payment bond, be accepted and approved by the Commission.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners hereby awards to Walsh Construction Company, Contract No. C1547, Edison Park Elementary School Linked Annex Project, pursuant to the terms thereof for the total contract price of \$10,403,082.00 and authorizes and directs the appropriate officers of the Public Building Commission of Chicago to take such action as may be required or advisable in order to consummate the award and to execute the contract.

BE IT FURTHER RESOLVED that the Public Building Commission of Chicago does hereby approve a payment and performance bond to be supplied in

the form set forth in the contract documents comprising Contract No. C1546, subject to the completion and delivery to the Commission of said form of bond by Walsh Construction Company and Travelers' Casualty and Surety Company, as surety, in the principal amount of \$10,403,082.00, and the Chairman is hereby authorized and directed to signify approval by the Commission of the fully executed bond.

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
 Martin Cabrera, Jr., Thomas J. Kotel,
 Arnold L. Randall, Juan Rangel,
 Samuel Wm. Sax, Mariyana T. Spyropoulos,
 David Vitale – 9

Commissioners voting in the negative:

None

Thereupon the Executive Director presented to the Board of Commissioners for consideration of approval the proposed appointment of Natural Resource Technology, Inc. to provide In-situ Chemical Oxidation and Soil Remediation Services for the Whitney Young Branch Library project located at 415-423 East 79th Street. Following a two-phase (Phase I- Qualifications and Phase II-Technical and Cost) qualification and selection procedure, the staff recommended the appointment of Natural Resource Technology (NRT) to provide In-Situ Chemical Oxidation and Soil Remediation services for a fee not to exceed \$1,223,200.00. Upon motion duly made and seconded, the following resolution was adopted.

RESOLUTION NO. 7883

BE IT RESOLVED that the Board of Commissioners hereby appoints Natural Resource Technology (NRT) to provide In-Situ Chemical Oxidation and Soil Remediation services for the Whitney Young Branch Library Remediation Project located at 415-423 East 79th Street for a fee not to exceed \$1,223,200.00.

BE IT FURTHER RESOLVED that the Public Building Commission of Chicago hereby authorizes and directs the appropriate officials of the Public Building Commission of Chicago to take such action as may be required or advisable in order to consummate the award and to execute the contract.

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
 Martin Cabrera, Jr., Thomas J. Kotel,
 Arnold L. Randall, Juan Rangel,
 Samuel Wm. Sax, Mariyana T. Spyropoulos,
 David Vitale – 9

Commissioners voting in the negative:

None

The next item to be considered by the Board of Commissioners was a request from the Chicago Park District to undertake the purchase of playground equipment for Mellin Park located at 5553 North Ashland Avenue and Merrimac Park located at 6343 West Irving Park Road. The amounts allocated by the Chicago Park District for the equipment is \$42,077.00 for Mellin Park and \$68,518.00 for Merrimac Park, which amounts will be funded by the Chicago Park District. On motion duly made and seconded, the following resolution was adopted:

RESOLUTION NO. 7884

BE IT RESOLVED by the Board of Commissioners of the Public Building Commission that Undertaking Request by the Chicago Park District for the purchase of playground equipment for Mellin Park located at 5553 North Ashland Avenue and Merrimac Park located at 6343 West Irving Park Road in the sum of \$42,077.00 and \$68,518.00, respectively.

BE IT FURTHER RESOLVED that the Executive Director and appropriate officials of the Public Building Commission are hereby authorized and directed to execute such documents, upon approval by Legal Counsel as to form and legality, and to take such actions as may be necessary and appropriate in order to implement this Resolution.

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
 Martin Cabrera, Jr., Thomas J. Kotel,
 Arnold L. Randall, Juan Rangel,
 Samuel Wm. Sax, Mariyana T. Spyropoulos,
 David Vitale – 9

Commissioners voting in the negative:

None

The next item to be considered by the Board of Commissioners was to convene an Executive Session for the purpose of discussing an undertaking request from the Office of Emergency Management and Communications for the OEMC Camera Infrastructure Program under Section 2 (c)(8) of the Open Meetings Act. Upon motion duly made and seconded, the following resolution was adopted:

RESOLUTION NO. 7885

BE IT RESOLVED that an Executive Session of the Board of Commissioners is hereby convened for the purpose of consideration of approval of an undertaking request from the Office of Emergency Management and Communications for the OEMC Camera Infrastructure Program under the Section 2(c)(8) of the Open Meetings Act.

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
Martin Cabrera, Jr., Thomas J. Kotel,
Arnold L. Randall, Juan Rangel,
Samuel Wm. Sax, Mariyana T. Spyropoulos,
David Vitale – 9

Commissioners voting in the negative:

None

During the Executive Session the Commissioners were advised regarding projects completed on behalf of the Office of Emergency Management and Communications of the City of Chicago and various agencies throughout the City. The Commissioners discussed Undertaking Request No. 26 from the Office of Emergency Management and Communications for the OEMC and CPD Emergency Repairs (Revised) involving the planning, design, installation, start up, testing, training and close out of the project and management of the budget, schedule, safety and quality control for the project for an estimated project budget of \$100,000.00.

At the conclusion of the Executive Session, the meeting was reconvened and the following resolution was adopted:

RESOLUTION NO. 7886

BE IT RESOLVED that the Board of Commissioners of the Public Building Commission hereby approves Project Undertaking Request No. 26 from the Office of Emergency Management of the City of Chicago for the OEMC and CPD Emergency Repairs (Revised) located in the City of Chicago for an estimated project budget of \$100,000.00.

BE IT FURTHER RESOLVED that the Executive Director and the appropriate officials of the Public Building Commission of Chicago are authorized and directed to execute, upon approval by Legal Counsel as to form and legality, such documents and to undertake such actions as may be necessary and appropriate in order to implement this Resolution.

Commissioners voting in the affirmative:

Rahm Emanuel, Byron T. Brazier,
 Martin Cabrera, Jr., Thomas J. Kotel,
 Arnold L. Randall, Juan Rangel,
 Samuel Wm. Sax, Mariyana T. Spyropoulos,
 David Vitale – 9

Commissioners voting in the negative:

None

Also during the Executive Session the Commissioners discussed OEMC Camera Infrastructure Project Undertaking Request No. 30 from the Office of Emergency Management and Communications for the Security Camera Network Wireless Replacements – 04740 involving the management of the planning, design, installation, start up, testing, training and close out and maintenance phases, and management of budget, schedule, safety and quality control for the full project for an estimated project budget of \$3,250,000.00.

At the conclusion of the Executive Session, the meeting was reconvened and the following resolution was adopted:

RESOLUTION NO. 7887

BE IT RESOLVED that the Board of Commissioners of the Public Building Commission hereby approves Project Undertaking Request No. 30 from the Office of Emergency Management of the City of Chicago for the Security Camera Network Wireless Replacements – 04740 located in the City of Chicago for an estimated project budget of \$3,250,000.00.

BE IT FURTHER RESOLVED that the Executive Director and the appropriate officials of the Public Building Commission of Chicago are authorized and directed to execute, upon approval by Legal Counsel as to form and legality, such documents and to undertake such actions as may be necessary and appropriate in order to implement this Resolution.

Commissioners voting in the affirmative:

Byron T. Brazier, Martin Cabrera, Jr.,
Thomas J. Kotel, Arnold L. Randall,
Juan Rangel, Samuel Wm. Sax,
Mariyana T. Spyropoulos, David Vitale – 8

Commissioners voting in the negative:

None

Commissioner Samuel Wm. Sax acted as Chairman of the purpose of conducting the open meeting portion of the Board Meeting in the absence of Chairman Rahm Emanuel. The next item to be considered by the Board of Commissioners was to conduct a public comment period pursuant to Section 2.06(g) of the Open Meetings Act. The following persons had registered in advance to provide comments under the guidelines established by Resolution No. 7611 approved by the Board of Commissioners on January 11, 2011: George Blakemore; Kathryn Pensack; and Donald Olson, George Blakemore expressed concern about violence in the black community, the need to create a safety network and the number of jobs that were created by the CTA project. Kathryn Pensack expressed concern about the need for a temporary library during the construction of the Albany Park Branch Library. Donald Olson declined to provide comments but stated that written materials would be delivered to the Mayor's Office.

There being no further business to come before the meeting, the meeting was adjourned.

Secretary

APPROVED:

February 2013

Chairman

Public Building Commission of Chicago
Proposed Amendment Report to the Administrative Operations Committee
February 7, 2013

"EXHIBIT A"

Amendment	Project	Consultant	Reason for the Proposed Amendment	Current Cost of Construction (including approved change orders)	Amount of the Proposed Amendment	Consultant's Fee including the Proposed Amendment Fee	Consultant's Fee as a % of the Current Cost of Construction
1	Albany Park Library	Jackson Harlan (PS 1930-A2) Architect of Record	<p>This amendment represents additional services in the amount of \$26,500.00 associated with design and engineering services required to incorporate revisions associated with the heating and cooling system, including modifications of design drawing and specifications and revisions to the calculations, energy model, equipment selection, controls system, and mechanical room layout.</p> <p>The services represented in this amendment were not included in the original scope of services.</p>	\$8,081,171.00	\$26,500.00	\$799,820.00	9.90%
2	Humboldt Park Library Renovation and Addition	Stephen Rankin & Associates (PS 1889 - A3) Architect of Record	<p>This amendment represents additional services in the not-to-exceed amount of \$20,584.00 for the Architect of Record to provide additional design and engineering services associated with multiple client directed revisions and unforeseen conditions, including: painting revisions, flooring revisions, furniture revisions, electrical revisions, CCTV system revisions, existing floor access panel revisions, existing interior roof drain downspout repairs, design of concrete trench system, and upgrades to security panel.</p> <p>The services represented in this amendment were not included in the original scope of services.</p>	\$2,681,231.39	\$20,584.00	\$416,770.80	15.54%

PUBLIC BUILDING COMMISSION OF CHICAGO

BOARD MEETING – February 13, 2013

CHANGE ORDERS

PUBLIC BUILDING COMMISSION
SUMMARY OF PROPOSED CHANGE ORDERS
FOR PBC BOARD MEETING
February 13, 2013

A	B	C	D	E	F = (D+E)	G	H=(F+G)	I=(E+G/D)
PROJECT	CONTRACT #	CONTRACTOR	ORIGINAL CONSTRUCTION CONTRACT	AMOUNT OF PREVIOUSLY APPROVED BOARD CHANGE ORDERS	ADJUSTED CONSTRUCTION CONTRACT WITH PREVIOUSLY APPROVED BOARD CHANGE ORDERS	PROPOSED CHANGE ORDERS FOR FEBRUARY	CONSTRUCTION CONTRACT AFTER APPROVAL OF PROPOSED CHANGE ORDERS	APPROVED BOARD CHANGE ORDERS AS PERCENT OF THE ORIGINAL CONSTRUCTION CONTRACT AWARD
Humboldt Park Library Renovation and Addition 1605 N. Troy Project Manager: Don Wilson	1534	Tyler Lane Construction	\$2,283,650.00	\$397,581.39	\$2,681,231.39	\$69,607.55	\$2,750,838.94	20.46%

PUBLIC BUILDING COMMISSION OF CHICAGO

CHANGE ORDER

Humboldt Park Library Addition and Renovation

1605 N. Troy Street

February 13, 2013

Tyler Lane Construction, Inc.

4200 W. Victoria Street

Chicago, IL 60646

CHNG	BULL	CONTRACT NUMBER	1534
ORDR	NUM	ORIGINAL CONTRACT PRICE	\$2,283,650.00
NUM		APPROVED CHANGE ORDERS	\$397,581.39
ADJUSTED CONTRACT PRICE TO DATE			\$2,681,231.39
004	1534-33	Furnish and install controller and downspout piping for rainwater harvesting system. Error or Omission.	\$29,763.64
004	1534-39	Furnish and install revised CCTV system (closed circuit television system) as per new specification section. Client Directed Change.	\$5,782.47
004	1534-41	Furnish and install data cabling within existing duct system. Client Directed Change.	\$9,295.13
004	1534-42	Remove and replace 4 actuator control motors at existing air handling unit. Client Directed Change.	\$4,250.73
004	1534-46	Terminate telephone cable in existing MDF room, relocate motion detector in reading room, add protective sleeves to power cable at computer table, and add 2 security key pads at doors. Error or Omission.	\$2,571.81
004	1534-47	Painting revisions in addition. Client Directed Change.	\$17,943.77

TOTAL CHANGE ADDITION

\$69,607.55

ADJUSTED CONTRACT PRICE AFTER APPROVAL

\$2,750,838.94

All interested parties are hereby notified that the Change Order listed above shall apply to Contract No. 1534 heretofore issued by the Public Building Commission.

All parties shall apply the change as indicated above.

Resolution Number 7878

Changes as specified above authorized for the Public Building Commission of Chicago by:


Reviewed By


Executive Director

NOTICE OF AWARD
 FEBRUARY 2013

"EXHIBIT C"

REQUEST FOR SERVICE \$25,000 & UNDER						
Project Name	Service	Type	M/WBE	Firm	\$ Total	Total Commitment to Date
Fire Station Engine 16	Hardware flush mounted flip top unit with power outlet			Kayhan International	\$ 1,000.00	\$ 178,877.25
12th District Police Station	Grand opening rental of tables, chairs and Audio Visual Equipment			AAA Rental System	\$ 1,087.00	\$ 1,087.00
PBC Administration	Purchase Adobe Acrobat XI			CDW-G	\$ 2,110.35	\$ 169,446.47
PBC Administration	Purchase of color ink and replacement drum for various printers			CDW-G	\$ 7,222.76	\$ 176,847.15

NOTICE OF AWARD
FEBRUARY 2013

"EXHIBIT D"

TASK ORDERS AWARDED AGAINST TERM CONTRACTS						
Project Name	Service	Type	M/WBE	Firm	\$ Total	Total Commitment to Date
Higgins Elementary School Replacement	Environmental Reno/Demo Services	RMW	WBE	Carnow Conibear & Associates	\$ 43,543.75	\$ 463,752.50
Chinatown Branch Library	Surveyor Services	RMW	WBE	Terra Engineering, Ltd.	\$ 4,800.00	\$ 42,130.00
Fire Station Engine 16	Material Testing Services	A		ECS Midwest, LLC	\$ 34,919.44	\$ 175,511.86

Specialty Consultant	Term Limits Not to Exceed
Environmental-Category A,B,C	\$1,500,000.00
Environmental Reno/Demo	\$1,000,000.00
Geotechnical	\$750,000.00
Material Testing	\$1,000,000.00
Surveying	\$200,000.00
Traffic Study	\$200,000.00
Commissioning	\$500,000.00

R - Rotation
RMW - M/WBE Deficiency
C - Cradle to Grave
D - Directed Source
AT - Amendment to task
A - Additional Services