



PUBLIC BUILDING COMMISSION

Minutes of the Administrative Operations Committee meeting held September 12 2016

Public Building Commission of Chicago | Richard J. Daley Center | 50 West Washington Street, Room 200 | Chicago, Illinois 60602 | (312) 744-3090 | pbcchicago.com

The meeting of the Administrative Operations Committee of the Public Building Commission of Chicago was held in the 2nd floor Board Room at the Richard J. Daley Center on September 12, 2016 at 11:00 am.

The following Committee members were present:

Chairman Jose Maldonado
Commissioner Arnold Randall

Also present were:

Felicia S. Davis
Lori Lypson
Raven DeV Vaughn
Lisa Giderof
Ray Giderof
Art Del Muro
Beth Scanlan
Mary Pat Witry
Patrice Doyle
Bryant Payne
Patricia Montenegro
Tanya Foucher-Weekley
Kathleen Galvin
Anne Fredd, Neal & Leroy

The reading of the minutes of the July 28, 2016 Administrative Operations Committee meeting which were previously distributed, was dispensed with. Upon motion duly made and seconded the minutes of said meeting were unanimously adopted.

Pursuant to Section 2.06(g) of the Open Meetings Act, a public comment period was held. No comments or statements were presented by any persons.

The Chief Operating Officer (COO), Lori Lypson provided the following reports and status updates.

- A specialty consultant task order issued to GSG Consultants, Inc. for environmental engineering services at the Daley College Advanced Manufacturing Center Project in the sum of \$190,970.00.
- A specialty consultant task order issued to Environmental Design International for environmental renovation and demolition services at the Daley College Advanced Manufacturing Center Project in the sum of \$20,551.70.
- A specialty consultant task order issued to Verde2 Environmental Solutions for environmental renovation and demolition services for the Thomas Hughes Children's Library Project in the sum of \$12,246.00.

- A specialty consultant task order issued to Kenig, Lindgren, O'Hara, Aboona, Inc. for traffic study services at the Southeast Area Elementary School Project in the sum of \$7,000.00.
- A specialty consultant task order issued to ATC Group Services for environmental renovation and demolition services at the Wildwood World Magnet School Annex Project in the sum of \$8,251.20.
- A report regarding the pre-qualification of 16 firms for the Thomas Hughes Children's Library Renovation Project at the Harold Washington Library.

The AO Committee accepted the reports and status updates provided by the COO.

The Managing Architect, Arthur Del Muro provided the following report.

- A recommendation to approve an amendment to the infrastructure engineering services agreement with HBK Engineering, LLC. The proposed amendment will exercise a one-year renewal option and increase the maximum compensation of the agreement by \$250,000.
- A recommendation to approve amendments for mechanical consulting services with Architectural Consulting Engineering and Element Energy Consulting, LLC. The amendments exercise a one-year renewal option for both firms extending the term of their agreements for a time extension only through December 2017.
- A recommendation to approve amendments for program-wide project development services for the following MBE and WBE firms.
 - Ardmore Consulting
 - Cotter Consulting
 - Comprehensive Construction Consulting
 - Rodriguez & Associates

The firms provide staff to the PBC program. The amendments extend the term of the agreements through December 2017 and increases the maximum compensation of the agreements by \$1.5M each.

The AO Committee accepted the report provided by the Managing Architect.

The Director of Construction, Ray Giderof advised the committee that fourteen field orders were issued involving four projects as follows;

Southeast Area School/ Contractor: C1564 Sollitt / Oakley Joint Venture. / Original Contract Amount: \$30,027,665.00 /Approved Change Orders: \$0.00/ Adjusted Contract to Date: \$30,027,665.00
015 8/18/2016 \$1,828.50 Provide hardware notifications (door stops) at multiple locations.
Total \$1,828.50

Canty Elementary School Annex: C1568 Friedler Construction/Original Contract Amount: \$13,262,800.00
 Approved Contract Change Orders: \$171,105.35) / Adjusted Contract to Date: \$13,433,905.35
 033 8/11/2016 \$6,331.00 Provide additional hand sink and accessories.
 Total \$6,331.00

Jamieson Elementary School Annex / Contractor: C1567 Old Veteran Construction / Original Contract Amount: \$12,989,000.00 / Approved Change Orders: \$0.00 / Adjusted Contract to Date: \$12,989,000.00
 019A 8/11/2016 \$ 20,988.00 Architectural renovations in a classroom in the existing building to accommodate hearing impaired program.
 024 8/11/2016 \$ 3,400.00 Repair pothole in existing asphalt surface pavement at parking lot.
 027 8/4/2016 \$ 1,007.00 Furr out wall type B wall in front of west wall within existing Room 210 to accommodate electrical services.
 028 8/11/2016 \$ 23,320.00 Plumbing revisions in existing building, including replacement of a discovered existing broken water ball valve and replacement of water pipes and shutoff valves in existing fan room.
 031 8/25/2016 \$ 1,200.00 Furnish and install a ¾" copper drain line connected to the drip line In the IDF Room 211
 032 8/25/2016 \$ 1,900.00 In-fill discovered masonry opening along the top of the Teacher's lounge and provide firesafing along the wall
 Total: \$51,815.00

Edwards Annex & Renovation / Contractor:PS2036 Berglund Construction (CM@Risk) / Contract GMP: \$33,189,385.00
 039R 8/11/2016 \$ 8,100.00 Revise window head lintel detail due to discovered unsuitable conditions of existing steel lintels.
 040R 8/11/2016 \$ 6,000.00 Remove and replace existing floor subfloor and provide new resilient tile flooring.
 041 8/11/2016 \$ 30,086.94 Remove and dispose of unsuitable soils discovered during the excavation for the Turf Field.
 042R 8/4/2016 \$ 4,500.00 Remove unsound existing plaster and substrate at the north wall of Stair 5 and provide new sound substrate and plaster finish.
 043 8/11/2016 \$ 3,000.00 Furr out walls with drywall in existing classrooms 106 and 107 due to discovered unsuitable substrate and repair discovered damaged wood subfloor in existing building classroom 106.
 044 8/11/2016 \$ 18,400.00 Provide six additional drinking fountains in the existing school due to coordination issues between architectural and plumbing drawings and to meet ADA requirements in the existing school.
 Total: \$70,086.94

Finally, the Director of Construction reported on a proposed change order as follows;

- A recommendation to approve a change order for the Canty Elementary School Annex. The change order includes revisions to the masonry wall at the roof transition between the existing school and the new annex as well as

modifications to the structural steel at the cafeteria wall. The change orders are in the total sum of \$84,486.59.

The AO Committee accepted the reports provided by the Director of Construction.

The meeting was adjourned.