



PUBLIC BUILDING COMMISSION
MINUTES OF THE VIRTUAL ADMINISTRATIVE OPERATIONS COMMITTEE MEETING
December 7, 2022

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

The Administrative Operations Committee of the Public Building Commission of Chicago held a virtual meeting on December 7, 2022, at 11:00 a.m. The meeting was livestreamed.

The following Committee members were present:

Chairman Jose Maldonado

Commissioner Arnold Randall

Also present:

Carina E. Sánchez

Ray Giderof

James Borkman

Tanya Foucher-Weekley

Mary Pat Witry

Bryant Payne

Rudy Manning

Langdon Neal, Neal and Leroy

Anne Fredd, Neal and Leroy

The reading of the minutes of the November 3, 2022, Administrative Operations Committee meeting, which was previously distributed, was dispensed with. Upon motion duly made and seconded the minutes 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 Executive Director reported on a lease between the PBC and Café Tola, Ltd. for rental space in the concourse level of the Richard J. Daley Center for a coffee shop.

The Executive Director stated that one of the goals for 2023 was the procurement of tenants for the vacant retail space in the concourse level of the Daley Center. The vacant space will be leased to Café, Tola, a minority-owned coffee shop with locations in Lakeview, Avondale, and Logan Square. Café Tola specializes in working in small spaces and the 705 sq ft. shop is perfect for their business. Café Tola is a local Chicago business, and this new venue will benefit the visitors and staff in and surrounding the Daley Center. The new shop will be in the vacant space formerly occupied by Starbucks.

The Executive Director reported that the Notice of the 2023 Administrative Operations Committee Meetings have been finalized and posted to the PBC website. The Executive Director thanked for the Committee members for their support and partnership over the past year.

The AO Committee accepted the reports provided by the Executive Director.

The Director of Procurement reported on a recommendation to approve an amendment for electronic project management systems and technical support services to e-Builder, Inc. The amendment extends the term of the existing contract through February 1, 2026, and will increase the maximum compensation of the Agreement by \$750,000. Specific services and associated compensation will continue to be issued in Task Orders. The Director of Procurement reported that this item had been presented at the November Committee meeting, and due to the hard work of the Controls Department, the term will now be extended through 2026.

The AO Committee accepted the report provided by the Director of Procurement.

The Chief Development Officer reported on the Field Order Activity Report. There are a total of six Field Orders totaling \$220,143.64. The full report is detailed below.

Sauganash Elementary School Annex II and Renovation / General Contractor / C1601 Tyler Lane Construction, Inc./ Original Contract Value: \$26,123,953.00 / Approved Change to Date: \$0.00 / Revised Contract Value: \$26,123,953.00

013	11/3/2022	\$7,909.26	Furnish and install a fastened wood flooring system at new Gymnasium, in lieu of floating floor system detailed in contract drawings.
015	11/3/2022	\$8,947.00	Furnish and install additional wood blocking for school provided interactive TV's at (14) classrooms in the new school annex (Annex II).
019	11/17/2022	\$14,996.00	Furnish and install additional floor sleeves, (4 total), posts (4 total), and nets (2 total) at new gymnasium for secondary volleyball court.
021	11/17/2022	\$34,812.80	Water service revisions (RPZ and piping) for new water service in accordance with DWM requirements.

Wendell Phillips Academy High School Annex / General Contractor / C1600 Burling Builders / Original Contract Value: \$12,439,000.00 / Approved Change to Date: \$0.00 / Revised Contract Value: \$12,439,000.00

007	11/10/2022	\$8,600.00	Modifications to the Annex interior room signage numbering and electrical low voltage labeling.
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Salt Dome Replacement Facility (Grand Avenue) / General Contractor / C1598 George Sollitt Construction, Company / Original Contract Value: \$8,338,814.00 / Approved Change to Date: \$927,887.60 / Revised Contract Value: \$9,266,701.60

017	10/14/2022	\$144,878.58	Removal and replacement of existing concrete slab and unsuitable fill adjacent to ring road.
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The Chief Development Officer provided a recommendation of a Change Order in amount of \$344,422.80 for the Williams Park Fieldhouse Project with Burling Builders.

Four items are listed in the change order in the total negotiated amount of \$344,422.80. The first item listed is for time of completion modifications until August 12, 2019. Other items include client directed countertop revisions for lobby trash enclosures and furnishing and installing revised storefront exterior door hardware and associated security services. The final item is a Contingency Credit.

The AO Committee accepted the reports from the Chief Development Officer.

The meeting was adjourned.