

Public Building Commission of Chicago



Meeting Minutes

January 14, 2025

2:30 PM

Regular Meeting of the
Board of Commissioners of the
Public Building Commission of Chicago
In the Second Floor Board Room,
Richard J. Daley Center

Board of Commissioners

Brandon Johnson, Chairman

Samuel Wm. Sax

Toni Preckwinkle

Arnold Randall

Jose G. Maldonado, Jr.

David Todd Whittley

James F. Ellis, Jr.

Kari K. Steele

Michilla Blaise

**PUBLIC BUILDING COMMISSION OF CHICAGO
MINUTES OF THE REGULAR MEETING OF THE
BOARD OF COMMISSIONERS HELD IN THE SECOND FLOOR BOARD ROOM
RICHARD J. DALEY CENTER
ON JANUARY 14, 2025 at 2:30 P.M.**

The following Commissioners were present:

Mayor Brandon Johnson
James F. Ellis, Jr.
Jose G. Maldonado, Jr.
Toni Preckwinkle
Arnold Randall
Samuel Wm. Sax
Kari K. Steele - 7

Attendees present were:

Ray Giderof, Executive Director

J. Beatty	K. LaJeune	D. Taylor
G. Blakemore	Z. Leigh	T. Foucher-Weekley
J. Borkman	L. Lypson	A. Wiggins
D. Brookins	R. Manning**	R. Williams
P. Doyle	P. Montenegro	M. Witry
A. Englert	L. Neal	
L. Giderof	K. Newman	
G. Herrera	B. Payne**	
J. Jackson	M. Robinson	
J. Joiner	J. Rodriguez	
Gi Johnson	T. Sims	
	K. Smith	

*** Remote Participation**

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

Thereupon, a public participation period was conducted pursuant to Section 2.06(g) of the Open Meetings Act and the guidelines for comments established by Resolution No. 7611 approved by the Board of Commissioners on January 11, 2011. The following persons had

previously registered to provide comments during the public participation period: Zoe Leigh; Kenneth Newman; Amanda Englert; and George Blakemore. Zoe Leigh provided comments regarding eminent domain proceedings involving property allegedly owned by her family, attendance at aldermanic meetings and the use of public funds. Kenneth Newman provided comments urging the construction of additional athletic facilities for public schools at various locations in the City of Chicago. Amanda Englert provided comments urging greater community involvement in the design process for the Morgan Shoal Project. George Blakemore provided comments regarding contracts for black businesses.

Following the conclusion of the public participation period, the Commissioners were presented with consideration of approval of the minutes of the Regular Meeting of the Board of Commissioners held on December 10, 2024. The reading of said minutes, which had previously been distributed, was dispensed with and upon motion duly made and seconded, the minutes of the December 10, 2024 board meeting were unanimously approved.

The next item on the agenda was a report by Commissioner Maldonado regarding the Administrative Operations (AO) Committee meeting held on January 8, 2025. Commissioner Maldonado's report regarding the AO Committee meeting is summarized as follows:

The Director of Procurement reported on a task order awards for Environmental Engineering and Material Testing Specialty Consultant Services to previously appointed firms.

The Director of Procurement also provided reports on the appointment of firms to provide Job Order Contracting Services to the Public Building Commission and on the Bid Opening for Contract C1617 for the Works Progress Administration (WPA) Street Reconstruction Project for West 112th Street and South Loomis Street.

The Executive Director reported on Field Orders and various outreach opportunities.

The AO Committee accepted the recommendations and reports from the PBC representatives.

A copy of the Task Order Report is attached hereto as **Exhibit "A"**.

The next item on the agenda was consideration of approval of the appointment of firms to provide Job Order Contracting (JOC) services for projects defined by value classifications consisting of three tiers as follows: Tier 1 – Projects Greater than \$1,000,000.01; Tier 2 – Projects Between \$300,000.01 and \$1,000,000; and Tier 3 – Projects Equal to or Less Than \$300,000.00. The Executive Director noted in his remarks that the Public Building Commission had previously approved twenty-one (21) firms to participate in the Job Order Contracting (JOC) program on December 12, 2018. Nine (9) of the twenty-one (21) firms approved in 2018 were MBE/WBE and/or MBE and WBE firms. The PBC has had great success with its Job Order Contracting Program. PBC established a tiered approach that allows firms of all sizes including small and mid-sized firms to participate on Projects. This approach allows firms, particularly MBE and WBE firms to increase capacity and grow. In view of the expiration of the program on December 31, 2024, the Public Building Commission issued a Request for Proposals on October 23, 2024. On November 18, 2024, a pre-submission conference was conducted. On December 18, 2024, thirty-one (31) responses were received and evaluated by the Evaluation Committee on the basis of technical competence and past performance, qualifications and relevant experience of key personnel, references, Minority Business Enterprise (MBE) and Women Business Enterprise (WBE) utilization, and financial capacity. After reviewing the qualifications of the submittals, thirty (30) firms were recommended by the Evaluation Committee for approval to provide JOC Services for the respective tiers, which included twenty (20) MBE/WBE and or MBE and WBE firms, representing sixty-six percent (66%) of the thirty (30) firms recommended. Four (4) firms moved up to a higher tier based upon increased capacity, and twenty (20) firms are new to the JOC Program.

The Executive Director expressed appreciation for the leadership of Chairman Johnson and the Board of Commissioners and identified the firms approved to participate in the JOC Program, including those firms that were new to the JOC Program or had moved up one tier based upon an increase in capacity. The list of firms approved for the JOC Program is summarized as follows:

Tier 1 – Projects Greater than \$1,000,000.01 include twelve (12) firms, of which five (5) or 42% are MBE firms: Accel Construction Services Group, LLC (MBE); BOWA Construction (MBE); CI Construction, Inc.; EPI-Riteway-Huggins JV – (Rite-Way Huggins MBE); F.H. Paschen, S.N. Nielsen & Associates, LLC; GMA Construction Group (MBE); Granite Construction Group; K.R. Miller Contractors, Inc.; Leopardo Construction, Inc.; McDonagh Demolition, Inc.; Robe, Inc. and UJAMAA Construction (MBE).

Tier 2 – Projects Between \$300,000.01 and \$1,000,000, include nine (9) firms, of which two (2) are MBE firms, one (1) is a WBE firm, and four (4) are MBE and WBE firms or seventy-eight percent (78%) are either MBE/WBE or MBE and WBE: ALFA Chicago, Inc. (MBE); Bill Welding and Fabrication LLC d/b/a BWF Construction (MBE and WBE); CCC Holdings, Inc. d/b/a CCC Design Build; Cordos Development & Associates, LLC; CREA Construction, Inc. (MBE and WBE); MAMAN Corp. (WBE); SMB Contracting Inc. (MBE and WBE); Sumit Construction, Inc. (MBE), and TAZA Construction d/b/a Tiles In Style, LLC (MBE and WBE).

Tier 3 – Projects Equal to or Less Than \$300,000.00, include nine (9) firms, of which three (3) are MBE firms, five (5) are MBE and WBE firms or eighty-eight percent (88%) are either MBE or MBE and WBE: Chicagoland Management & Associates, Inc.; E2 General Construction (MBE); iPropertyManage, Inc. (MBE and WBE); Melissa Chinwah Enterprises, Inc. (MBE and WBE); SMM Construction Company (MBE); Unique Casework Installations, Inc. (MBE and WBE); UNI-T Construction, Inc. (MBE and WBE); WTL Foundation 1, Inc.

(MBE and WBE); and YAD Construction, LLC (MBE). Upon approval by the Board of Commissioners, term agreements will be issued for an estimated annual amount of \$6,000,000 for each firm with a term of four years with two, optional one-year extensions.

On motion duly made and seconded, the following resolution was adopted:

RESOLUTION NO. 8762

BE IT RESOLVED by the Board of Commissioners of the Public Building Commission of Chicago that the following firms are hereby appointed to provide Job Order Contracting services on a task order basis for an estimated annual amount of \$6,000,000 and a term of four years with two, one-year extensions:

Tier 1 – Projects Greater Than \$1,000,000.01

1. Accel Construction Services Group, LLC – MBE *
2. BOWA Construction – MBE **
3. CI Construction, Inc. *
4. EPI-Riteway-Huggins JV – (Rite-Way Huggins MBE)*
5. F.H. Paschen, S.N. Nielsen & Associates, LLC
6. GMA Construction Group – MBE*
7. Granite Construction Group*
8. K.R. Miller Contractors, Inc.
9. Leopardo Construction*
10. McDonagh Demolition, Inc.
11. Robe, Inc.**
12. UJAMAA Construction – MBE

Tier 2 – Projects Between \$300,000.01 and \$1,000,000.00

1. ALFA Chicago, Inc. – MBE**
2. Bill Welding and Fabrication LLC d/b/a BWF Construction – MBE and WBE
3. CCC Holdings, Inc, d/b/a CCC Design Build
4. Cordos Development & Associates, LLC
5. CREA Construction, Inc. – MBE and WBE*
6. MAMAN Corp. – WBE*
7. SMB Contracting, Inc. – MBE and WBE*
8. Sumit Construction, Inc. – MBE*
9. TAZA Construction dba Tiles In Style, LLC – MBE and WBE**

Tier 3 – Projects Equal to or Less than \$300,000.00

1. Chicagoland Management & Associates, Inc.*
2. E2 General Construction – MBE*
3. iPropertyManage, Inc. – MBE and WBE*
4. Melissa Chinwah Enterprises, Inc. – MBE and WBE*
5. SMM Construction Company, Inc. – MBE*
6. Unique Casework Installations, Inc. – MBE and WBE*
7. UNI-T Construction, Inc. – MBE and WBE*
8. WTL Foundation 1, Inc. – MBE and WBE*
9. YAD Construction, LLC – MBE *

* New to the JOC Program

** Moved up one (1) Tier

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

Commissioners voting in the affirmative:

Mayor Brandon Johnson, James F. Ellis, Jr.,
Jose G. Maldonado, Jr., Toni Preckwinkle,
Arnold Randall, Samuel Wm. Sax and
Kari K. Steele - 7

Commissioners voting in the negative:

None

Following approval of the Motion, Chairman Johnson commended the Executive Director and Staff on their efforts to increase participation of MBE and WBE firms in contracts awarded by the Public Building Commission and the graduation of firms to higher tiers as reflective of the values and commitment of the Public Building Commission to build capacity among MBE and WBE firms.

Next, the Executive Director provided a report regarding Notice of Awards for Contracts \$25,000 and under. Pursuant to Section 4.02 of the Public Building Commission's By-Laws, the Executive Director is authorized to procure services and supplies necessary to carry out the purposes of the Public Building Commission in an amount not to exceed \$25,000 provided that such procurements are reported to the Board of Commissioners at its next succeeding board meeting. A copy of the Notice of Awards for Contracts under \$25,000 is attached hereto as **"Exhibit B"**.

The Commissioners were advised that Item A7, Consideration of approval of the acquisition of Cotter Consulting, Inc. was deferred.

The next item on the agenda was a report by the Executive Director regarding regular reports, development status and other matters. He provided the Commissioners with updates regarding the following Public Building Commission activities and events that have occurred since the last Board Meeting. Notable events reported by Executive Director Giderof during his report included the following:

- On December 19, 2024, the Public Building Commission hosted an in-person community hiring event at the Legler Regional Library, located at 115 S. Pulaski, for the Emergency Medical Services (EMS) Addition;
- On December 17, 2024, the Public Building Commission attended the Capital Construction Summit hosted by the Chicago Public Schools at the IBEW Local 134 Memorial Hall located at 2722 S. Martin Luther King, Jr. Drive.
- On December 17, 2024, the Public Building Commission participated in a virtual community meeting with the Lincoln Square Stakeholders along with the Chicago Department of Transportation (CDOT) and the 47th Ward Office for the Western

Brown Line Improvements to provide an overview and updates to the alderman and local community residents.

- On January 16, 2025, the Public Building Commission will host an Assist Agencies Conference to provide updates regarding input and key discussion points from the previous conference held on September 26, 2024, upcoming procurement opportunities, continued support for minority and women owned businesses, continued collaboration with the Assist Agencies and enhanced outreach opportunities.

Thereupon, the report by the Executive Director was accepted.

The next item on the agenda was consideration of approval to award Contract C1617 for the Works Progress Administration (WPA) Street Reconstruction (West 112th Street and South Loomis Street (the “Project”). Executive Director Giderof advised the Commissioners that the Public Building Commission invited all contractors to bid on the Project. On January 9, 2025, sealed bids were received from two (2) contractors. Following a review of the bid documents, it was recommended that Contract C1617 be awarded to MQ Sewer and Water Contractors, Inc. d/b/a MQ Construction Company. Upon motion duly made and seconded, the following resolution was adopted:

RESOLUTION NO. 8763

WHEREAS, pursuant to bid solicitations from general construction firms, the Public Building Commission of Chicago received the following bids for Contract No. C1617, the Works Progress Administration (WPA) Street Reconstruction (West 112th Street and South Loomis Street) (the “Project”):

	<u>BASE BID</u>	<u>AWARD CRITERIA FIGURE</u>
MQ Sewer and Water Contractors, Inc. DBA MQ Construction Company	\$4,600,071.07	\$4,324,467.09
MYS, Incorporated	\$5,573,170.73	\$5,194,195.12

WHEREAS, the bid of MQ Sewer and Water Contractors, Inc. d/b/a MQ Construction Company, Inc. 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, MQ Sewer and Water Contractors, Inc. d/b/a MQ Construction Company, Inc., 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 Employers Mutual Casualty Company, 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 C1617 be awarded to MQ Sewer and Water Contractors, Inc. d/b/a MQ Construction Company and that Employers Mutual Casualty Company, the 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 MQ Sewer and Water Contractors, Inc. d/b/a MQ Construction Company, Inc. Contract C1617 for the Works Progress Administration (WPA) Street Reconstruction (West 112th Street and South Loomis Street) Project pursuant to the terms thereof for the contract price of \$4,600,071.07 (including Contingency and Allowances) 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. C1617, subject to the completion and delivery to the Commission of said form of bond by MQ Sewer and Water Contractors, Inc. d/b/a MQ Construction Company, Inc. and Employers Mutual Casualty Company, as surety, in the principal amount of \$4,600,071.07 (including Contingency and Allowances) and the Chairman is hereby authorized and directed to signify approval by the Commission of the fully executed bond.

Commissioners voting in the affirmative:

Mayor Brandon Johnson, James F. Ellis, Jr.,
 Jose G. Maldonado, Jr., Toni Preckwinkle,
 Arnold Randall, Samuel Wm. Sax and
 Kari K. Steele - 7

Commissioners voting in the negative:

None

The final item on the agenda was consideration of approval of a Partial Undertaking Request from the City of Chicago for the Mayfair Branch Library Project located at 4400 West Lawrence Avenue (the “Project”). Executive Director Giderof advised the Commissioners that the Chicago Public Library (CPL) and the City of Chicago Department of Fleet and Facility Management (2FM) have requested approval of a partial undertaking for the continued development and evaluation of design and construction options associated with the expansion of the Mayfair Branch Library. The Partial Undertaking in the amount of \$8,000,000.00 is inclusive of the Formulation Services previously approved. The funding source for the Project has been identified as Tax Increment Financing (TIF), which will be coordinated by CPL and 2FM with the Office of Management and Budget of the City of Chicago. Following approval of the Partial Undertaking Request, the Public Building Commission will continue to work with CPL and 2FM on the next phase of the Project, including but not limited to development, review and confirmation of scope, program, budget and schedule.

Upon motion duly made and seconded, the following resolution was approved:

RESOLUTION NO. 8764

BE IT HEREBY RESOLVED that the Board of Commissioners of the Public Building Commission hereby approves the Partial Undertaking Request from the City of Chicago for the Mayfair Branch Library Project located at 4400 West Lawrence Avenue in the amount of \$8,000,000.00.

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

Commissioners voting in the affirmative:

Mayor Brandon Johnson, James F. Ellis, Jr.,
Jose G. Maldonado, Jr., Toni Preckwinkle,
Arnold Randall, Samuel Wm. Sax and
Kari K. Steele - 7

Commissioners voting in the negative:

None

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

APPROVED:

Secretary

Chairman



January 14, 2025

MEMBERS OF THE PUBLIC BUILDING COMMISSION OF CHICAGO
BOARD OF COMMISSIONERS

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

Re: Notice of Awards to Specialty Consultant Services

Honorable Chairman and Commissioners:

In 2023, the PBC publicly advertised Requests for Qualifications (RFQ) from firms interested in providing consulting services in the following categories: Environmental Engineering Services, Construction Material Testing & Inspection Services, and among others. In November 2023, the PBC received approval to award term contracts to firms pre-qualified to provide specialty consulting services in this category among others.

In November 2023, a random lottery by category was conducted to establish the rotation to accommodate the recent addition of firms. As services are required, the rotation determines the firm to which a request for pricing is issued. Proposals are reviewed and evaluated for experience, expertise of staff, capacity, past performance, plan of action proposed, and pricing. Upon approval, PBC staff issues a task order against the successful firm's term contract.

Staff respectfully submit the attached report of the recent Specialty Consultant Service task order awards.

Sincerely

James L. Borkman
Director of Procurement

BOARD OF COMMISSIONERS

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Mayor
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Chicago Regional Council of Carpenters

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Laborers' Local 1001

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Public Building Commission

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Secretary

JESSICA HIGGINS
Assistant Secretary

TANYA FOUCHER-WEEKLEY
Assistant Treasurer



Task Orders Awarded against Term Contracts

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

January 2025

Number of Task Orders	Type of Service	Total Dollar for type of Service
1	Environmental Engineering	\$ 83,364.60
1	Construction Material Testing & Inspection	\$ 194,000.00
		\$ 277,364.60

Task Orders

Project	Service	Process	Contractor	MBE/WBE	Total Dollar
DWM New Facility (4825 W. Lawrence)	Environmental Engineering	Consulting	Weaver Consultants Group North Central, LLC		\$ 83,364.60
Emergency Medical Services (EMS) Addition	Material Testing	Consulting	SEECO Consultants		\$ 194,000.00



EXHIBIT A.

December 20, 2024

Via E-Mail: cpannier@wcgrp.com

Colin Pannier
Weaver Consultants Group North Central, LLC
35 East Wacker Drive, Suite 1250
Chicago, IL 60601

Richard J. Daley Center
50 West Washington Street
Room 200
Chicago, Illinois 60602
(312) 744-3090
Fax: (312) 744-8005
www.pbcchicago.com

Chairman
BRANDON JOHNSON
Mayor
City of Chicago

Executive Director
RAY GIDEROF

RE: Contract / Task Order
Number: 04029-PS3080J-001
Project Number and Name: DWM New Facility (4825 W. Lawrence)
Services: Environmental Engineering Services
User Agency: City of Chicago Department of Water Management

Dear Contractor/Vendor:

This Task Order is prepared in accordance with, and is subject to, the terms and conditions of Contract PS3080J for Environmental Engineering Services (the "Contract"), between the Public Building Commission of Chicago (the "Commission"), and Weaver Consultants Group North Central, LLC. The Contract is incorporated herein by reference.

This Task Order acknowledges the Commission's acceptance of Weaver Consultants Group North Central LLC's Task Order Revised proposal, dated November 19, 2024. This Task Order's Scope of Service(s) is attached hereto, is incorporated herein by reference, and includes the following:

\$69,470.50 Not-To-Exceed Fee for Environmental Engineering Services – Phase I Environmental Site Assessment (ESA), Phase II ESA Scope of Work (SOW, Site-Specific Health and Safety Plan (HASP), Electromagnetic (EM) and Ground Penetrating Radar (GPR) Survey, Test Pit Investigation, Phase II ESA, and Remediation Cost Estimate

\$13,894.10 Not-To-Exceed Contingency to be authorized in writing by the Public Building Commission of Chicago

The value of this Task Order is a not-to-exceed fee of **\$83,364.60** for Environmental Engineering Services as described above. The Project Manager will be issuing a Notice to Proceed. All terms and compensation are as per the Contract except as specifically modified herein.

Minnie Keys
Procurement Coordinator

12/20/2024

Date

James L. Borkman
Director of Procurement

12/30/2024

Date



Recommendation of Award - Environmental Engineering Services

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

Date: November 21, 2024

To: James Borkman
Director of Procurement

From: Jose Barajas
Project Manager

Distribution: Miguel Fernandez
04029-03-04-04-01

Subject: Recommendation of Award
DWM Operations Facility
Weaver Consultants Group North Central, LLC
Environmental Engineering Scope of Services

The Public Building Commission of Chicago (PBC) issued a Request for Proposal (RFP) to **Weaver Consultants Group North Central, LLC** who has been pre-qualified to provide Environmental Engineering Services as required at the above-named Project. We have reviewed the proposal submitted to perform the following environmental services:

- (I) Phase I Environmental Site Assessment;
- (II) Phase II ESA Scope of Work;
- (III) Site Specific Health & Safety Plan;
- (IV) Electromagnetic (EM) / Ground Penetrating Radar (GPR) Survey;
- (V) Test Pit Investigation;
- (VI) Phase II Environmental Site Assessment;
- (VII) and Remediation Cost Estimate.

On November 19, 2024, **Weaver Consultants Group North Central, LLC** submitted a proposal including an Attachment Fee Schedule of hourly Rates for varying job titles which has been approved by PBC. The amount for this contract is being issued as a not-to-exceed amount of \$69,470.50, to complete the scope of work and \$13,894.10 in contingency costs, for a total proposed amount of \$83,364.60.

Based on the review, we recommend that **Weaver Consultants Group North Central, LLC** be selected to complete the work, due to the following:

- They are capable and have performed Services for similar projects.
- Provided a clear understanding of the project requirements;
- Project management and staffing plan;
- Provided fair and reasonable pricing;
- They have extensive experience in the activities described in the RFP;
- They are a PBC pre-qualified specialty consultant to perform these services;
- Consultant is committed to comply with the PBC's MBE/WBE Goals.

Weaver Consultants Group North Central, LLC should be assigned a Task Order, in the not-to-exceed amount of **\$69,470.50, with \$13,894.10 in contingency, for a total of \$83,364.60.**

End of Memorandum



December 18, 2024

Via E-Mail: cassier@seeco.com

Richard J. Daley Center
50 West Washington Street
Room 200
Chicago, Illinois 60602
(312) 744-3090
Fax: (312) 744-8005
www.pbcchicago.com

Chairman
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Mayor
City of Chicago

Executive Director
RAY GIDEROF

Don Cassier
SEECO Consultants, Inc.
7350 Duvan Drive
Tinley Park, IL 60477

RE: Contract / Task Order
Number: 07215-PS3085F-001
Project Number and Name: 07215 Emergency Medical Services (EMS)
Addition
Services: Construction Material Testing & Inspection
User Agency: Department of Fleet and Facility Management

Dear Contractor/Vendor:

This Task Order is prepared in accordance with, and is subject to, the terms and conditions of Contract PS30855F for Construction Material Testing & Inspection Services (the "Contract"), between the Public Building Commission of Chicago (the "Commission"), and SEECO Consultants, Inc. The Contract is incorporated herein by reference.

This Task Order acknowledges the Commission's acceptance of SEECO Consultants, Inc.'s Revised Task Order proposal, dated October 29, 2024. This Task Order's Scope of Service(s) is attached hereto, is incorporated herein by reference, and includes the following:

\$194,000.00 Lump Sum Fee for Construction Material Testing & Inspection Services as described in Attachment B Schedule of Cost

The value of this Task Order is a lump sum fee of **\$194,000.00** for Construction Material Testing & Inspection Services as described above. The Project Manager will be issuing a Notice to Proceed. All terms and compensation are as per the Contract except as specifically modified herein.

Minnie Keys
Procurement Coordinator

12/18/2024

Date

James L. Borkman
Director of Procurement

12/18/2024

Date



Recommendation of Award – Construction Material Testing and Inspection Services

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

Date: November 7, 2024
To: James Borkman
Director of Procurement
From: Curtis Jones
Project Manager
Distribution: Miguel Fernandez
Kerl Lajeune
07215-03-04-07-01
Subject: Recommendation of Award
Project #07215 – Emergency Medical Services Addition (EMS)
SEECO, Consultants Inc.
Materials Testing and Inspection Services

On September 14, 2024, the Public Building Commission of Chicago (PBC) issued a Request for Proposal (RFP) to SEECO, Consultants Inc. (SCI) to provide the following Materials Testing Services at the above-named Project:

- A. Division 01 – General Requirements
- B. Division 03 – Concrete
- C. Division 04 – Masonry
- D. Division 05 – Metals
- E. Division 07 – Thermal and Moisture Protection
- F. Division 08 – Openings
- G. Division 09 – Finishes
- H. Division 31 – Earthwork
- I. Division 32 – Exterior Improvements
- J. Other- Vibration Monitoring

On October 17, 2024, SEECO Consultants Inc submitted a revised proposal superseding previously sent proposal on September 26, 2024 in the amount of \$194,00.00.

Based on the review of the proposal, we recommend that SEECO, Consultants Inc. be selected to complete the work, based on the following:

- They are capable and have performed these services for similar projects;
- Provided a clear understanding of the project requirements;
- Project management and staffing plan;
- Provided fair and reasonable pricing;
- They are a PBC pre-qualified specialty consultant to perform these services; and
- Consultant is committed to comply with the PBC's MBE/WBE Goals.

SEECO, Consultants Inc. should be issued a Task Order, in the lump sum amount of 194,000.00.

End of Memorandum



UNDER \$25,000 CONTRACTS

60602 | (312) 744-3090 | pbcchicago.com

January 2025				
UNDER \$25,000.00 CONTRACTS				
Contract No.	Project Name	Service	Firm	Award Amount
PS3094	Program-Wide	Web hosting/maintenance services	Catalyst Consulting Group, Inc.	\$ 24,999.00