



Public Building Commission of Chicago Contractor Payment Information

Project: Kells (George) Park Fieldhouse

Contract #: PS3096

Contractor: Bowa Construction

Payment Application: # 4

Amount Paid: \$ 558,584.73

Date of Payment to Contractor: 8/3/26

The posting of all or any portion of a Contractor's payment application on the PBC's website is done solely for the purpose of providing information to subcontractors with respect to the amount the Contractor has requested as payment for its subcontractors on the posted portion of the payment application. The PBC makes no representations or warranties with respect to any of the information provided by Contractors on the Contractors' payment applications. If you are a subcontractor and have any questions regarding the information on a posted payment, you should contact the Contractor.

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**PUBLIC BUILDING COMMISSION OF CHICAGO
EXHIBIT S
CERTIFICATE OF ARCHITECT - ENGINEER**

DATE: 5/31/2026

PROJECT: Kells (George) Park Fieldhouse

Pay Application No.: 4
For the Period: 4/1/2026 to 5/31/2026
Contract No.: PS3096

In accordance with Resolution No. _____, adopted by the Public Building Commission of Chicago on _____, relating to the \$ _____ Revenue Bonds issued by the Public Building Commission of Chicago for the financing of this project (and all terms used herein shall have the same meaning as in said Resolution), I hereby certify to the Commission and to its Trustee, that:

- | |
|--|
| <ol style="list-style-type: none"> 1. Obligations in the amounts stated herein have been incurred by the Commission and that each item thereof is a proper charge against the Construction Account and has not been paid; and 2. No amount hereby approved for payment upon any contract will, when added to all amounts previously paid upon such contract, exceed 90% of current estimates approved by the Architect - Engineer until the aggregate amount of payments withheld equals 5% of the Contract Price (said retained funds being payable as set forth in said Resolution). |
|--|

THE CONTRACTOR: Bowa Construction		
FOR: General Construction		
Is now entitled to the sum of: \$		558,584.73
ORIGINAL CONTRACTOR PRICE	<u>\$12,307,656.48</u>	
ADDITIONS	<u>\$0.00</u>	
DEDUCTIONS	<u>\$0.00</u>	
NET ADDITION OR DEDUCTION	<u>\$0.00</u>	
ADJUSTED CONTRACT PRICE	<u>\$12,307,656.48</u>	
TOTAL AMOUNT EARNED	\$	2,351,104.58
	\$	-
TOTAL RETENTION	\$	41,742.65
a) Reserve Withheld @ 10% of Total Amount Earned, but Not to Exceed 5% of Contract Price	\$	41,742.65
b) Liens and Other Withholding	\$	-
c) Liquidated Damages Withheld	\$	-
TOTAL PAID TO DATE (Include this Payment)	\$	2,309,361.93
LESS: AMOUNT PREVIOUSLY PAID	\$	1,750,777.20
AMOUNT DUE THIS PAYMENT	\$	558,584.73

Architect Engineer: _____

signature, date

PA_BOWA_DU_11340-Kells (George) Park Fieldhouse_PayApp04- \$558584.73_05.31.26

PUBLIC BUILDING COMMISSION OF CHICAGO
EXHIBIT A - PROFESSIONAL SERVICES - PART 1
CONTRACTOR'S SWORN STATEMENT AND AFFIDAVIT FOR PARTIAL PAYMENT (page 1 of 4)

Project Name
PBC Project #

Kells (George) Park Fieldhouse
PS3096

CONTRACTOR
ADDRESS

Bowa Construction
7050 S. Stony Island Avenue, Chicago, IL 60649

Job Location

3201 West Chicago Avenue, Chicago, IL

Owner

Public Building Commission Of Chicago

APPLICATION FOR PAYMENT # 04

STATE OF ILLINOIS } SS
COUNTY OF COOK }
The affiant, being first duly sworn on oath, deposes and says that he/she is **Justin Hartman - Controller, of Bowa Construction**, an Illinois corporation, and duly authorized to make this Affidavit in behalf of said corporation, and individually, that he/she is well acquainted with the facts herein set forth and that said corporation is the Contractor with the PUBLIC BUILDING COMMISSION OF CHICAGO, Owner, under **Contract No. PS3096 dated the 10th day of June, 2025**, for the following project: Kells (George) Park Fieldhouse

Kells (George) Park Fieldhouse
that the following statements are made for the purpose of procuring a partial payment of 558,584.73 under the terms of said Contract;

That the work for which payment is requested has been completed, free and clear of any and all claims, liens, charges, and expenses of any kind or nature whatsoever, and in full compliance with the contract documents and the requirements of said Owner under them. That for the purposes of said contract, the following persons have been contracted with, and have furnished or prepared materials, equipment, supplies, and services for, and having done labor on said improvement. That the respective amounts set forth opposite their names is the full amount of money due and to become due to each of them respectively. That this statement is a full, true, and complete statement of all such persons and of the full amount now due and the amount heretofore paid to each of them for such labor, materials, equipment, supplies, and services, furnished or prepared by each of them to or on account of said work, as stated:

DESIGN PHASE SERVICES								-----Work Completed-----								
ITEM #	Subcontractor Name & Address	Type of Work	Original contract amount: GMP	Initial	PBC Change Orders	Genl Contractor Change Orders	GMP Amendment	Adjusted Contract Amt	% Complete	Previous	Current	Total to date	retainage	net previous billing	net amount due	remaining to bill
	FGM Architects 1211 West 22nd Street, Suite 700, Oak Brook, IL 60523	Architect & Engineering	1,746,339.00			112,590.00		1,858,929.00	68.48%	1,145,956.25	127,067.80	1,273,024.05	0.00	1,145,956.25	127,067.80	585,904.95
page1 - SUBTOTAL DESIGN PHASE			1,746,339.00		0.00	112,590.00	0.00	1,858,929.00	68.48%	1,145,956.25	127,067.80	1,273,024.05	0.00	1,145,956.25	127,067.80	585,904.95

PUBLIC BUILDING COMMISSION OF CHICAGO
EXHIBIT A - CONSTRUCTION - PART 2
CONTRACTOR'S SWORN STATEMENT AND AFFIDAVIT FOR PARTIAL PAYMENT (page 2 of 3)

COST OF WORK															
TRADE CONTRACTOR COSTS															
ITEM #	Subcontractor Name & Address	Type of Work	Original contract amount: Initial GMP	PBC Change Orders	Genl Contractor Change Orders	GMP Amendment	Adjusted Contract Amt	% Complete	Previous	Current	Total to date	retainage	net previous billing	net amount due	remaining to bill
	Bowa Construction 7050 S. Stony Island, Chicago, IL 60649	Preconstruction	201,891.00				201,891.00	100.00%	201,891.00	0.00	201,891.00	20,189.10	181,701.90	0.00	20,189.10
	Bowa Construction 7050 S. Stony Island, Chicago, IL 60649	General Requirements	265,500.00		4,253.16		269,753.16	3.40%	4,787.06	4,378.16	9,165.22	916.52	4,308.35	3,940.35	261,504.46
	HEPA, Inc. 4501 W. Cortez St. Chicago IL 60651	Abatement	89,016.20				89,016.20	100.00%	0.00	89,016.20	89,016.20	8,901.62	0.00	80,114.58	8,901.62
	GFL Enviornmental Services 19701 S 97th Ave. Mokena IL 60448	Dewatering	0.00		17,500.00		17,500.00	100.00%	0.00	17,500.00	17,500.00	1,750.00	0.00	15,750.00	1,750.00
	NAME & ADDRESS OF SUBCONTRACTOR	Abatement	40,983.80				40,983.80	0.00%	0.00	0.00	0.00	0.00	0.00	0.00	40,983.80
	NAME & ADDRESS OF SUBCONTRACTOR	Demolition	120,000.00				120,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	120,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Earthwork	447,452.00				447,452.00	0.00%	0.00	0.00	0.00	0.00		0.00	447,452.00
	NAME & ADDRESS OF SUBCONTRACTOR	Kalwall System	52,000.00				52,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	52,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Plumbing	138,000.00				138,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	138,000.00
	Rocha Plumbing 2330 S Springfield Ave. Chicago IL 60623	Plumbing	20,500.00		10,000.00		30,500.00	100.00%	0.00	30,500.00	30,500.00	3,050.00	0.00	27,450.00	3,050.00
	NAME & ADDRESS OF SUBCONTRACTOR	Mechanical	531,500.00				531,500.00	0.00%	0.00	0.00	0.00	0.00		0.00	531,500.00
	NAME & ADDRESS OF SUBCONTRACTOR	Electrical	621,000.00				621,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	621,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Cast-In-Place Concrete	483,000.00				483,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	483,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Concrete Paving	28,680.00				28,680.00	0.00%	0.00	0.00	0.00	0.00		0.00	28,680.00
	NAME & ADDRESS OF SUBCONTRACTOR	Asphalt Paving	10,290.00				10,290.00	0.00%	0.00	0.00	0.00	0.00		0.00	10,290.00
	NAME & ADDRESS OF SUBCONTRACTOR	Landscaping	39,481.00				39,481.00	0.00%	0.00	0.00	0.00	0.00		0.00	39,481.00
	NAME & ADDRESS OF SUBCONTRACTOR	Site Utilities	400,000.00				400,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	400,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Masonry	844,740.00				844,740.00	0.00%	0.00	0.00	0.00	0.00		0.00	844,740.00
	NAME & ADDRESS OF SUBCONTRACTOR	Structural Steel Framing	691,250.00				691,250.00	0.00%	0.00	0.00	0.00	0.00		0.00	691,250.00
	NAME & ADDRESS OF SUBCONTRACTOR	Rough Carpentry	71,800.00				71,800.00	0.00%	0.00	0.00	0.00	0.00		0.00	71,800.00
	NAME & ADDRESS OF SUBCONTRACTOR	Casework & Reception Desk	45,300.00				45,300.00	0.00%	0.00	0.00	0.00	0.00		0.00	45,300.00
	NAME & ADDRESS OF SUBCONTRACTOR	Thermal Insulation behind Facebrick	92,722.00				92,722.00	0.00%	0.00	0.00	0.00	0.00		0.00	92,722.00
	NAME & ADDRESS OF SUBCONTRACTOR	Dampproofing/Waterproofing	8,000.00				8,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	8,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	AVB - Spray Applied	70,350.00				70,350.00	0.00%	0.00	0.00	0.00	0.00		0.00	70,350.00
	NAME & ADDRESS OF SUBCONTRACTOR	Metal Wall Panels	21,250.00				21,250.00	0.00%	0.00	0.00	0.00	0.00		0.00	21,250.00
	NAME & ADDRESS OF SUBCONTRACTOR	PVC Roofing	502,000.00				502,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	502,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Joint Sealant	6,900.00				6,900.00	0.00%	0.00	0.00	0.00	0.00		0.00	6,900.00
	NAME & ADDRESS OF SUBCONTRACTOR	HM/WD Doors, Frames, Hardware	74,000.00				74,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	74,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Aluminum Storefront/Glass & Glazing	189,000.00				189,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	189,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Gypsum Board	22,000.00				22,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	22,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Ceramic Tiling	63,880.00				63,880.00	0.00%	0.00	0.00	0.00	0.00		0.00	63,880.00
	NAME & ADDRESS OF SUBCONTRACTOR	ACT	18,000.00				18,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	18,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Concrete Floor Sealer	3,540.00				3,540.00	0.00%	0.00	0.00	0.00	0.00		0.00	3,540.00
	NAME & ADDRESS OF SUBCONTRACTOR	Mapel flooring	122,380.00				122,380.00	0.00%	0.00	0.00	0.00	0.00		0.00	122,380.00
	NAME & ADDRESS OF SUBCONTRACTOR	LVT Flooring	40,458.00				40,458.00	0.00%	0.00	0.00	0.00	0.00		0.00	40,458.00
	NAME & ADDRESS OF SUBCONTRACTOR	Wall Finishes	30,000.00				30,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	30,000.00

	NAME & ADDRESS OF SUBCONTRACTOR	Interior Painting	54,000.00				54,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	54,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Signage	8,800.00				8,800.00	0.00%	0.00	0.00	0.00	0.00		0.00	8,800.00
	NAME & ADDRESS OF SUBCONTRACTOR	Toilet Accessories	18,716.00				18,716.00	0.00%	0.00	0.00	0.00	0.00		0.00	18,716.00
	NAME & ADDRESS OF SUBCONTRACTOR	Toilet Compartments	9,000.00				9,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	9,000.01
	NAME & ADDRESS OF SUBCONTRACTOR	Lockers	8,000.00				8,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	8,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Operable partition	16,000.00				16,000.00	0.00%	0.00	0.00	0.00	0.00		0.00	16,000.00
	NAME & ADDRESS OF SUBCONTRACTOR	Appliances	3,750.00				3,750.00	0.00%	0.00	0.00	0.00	0.00		0.00	3,750.00
	NAME & ADDRESS OF SUBCONTRACTOR	Equipment	114,500.00				114,500.00	0.00%	0.00	0.00	0.00	0.00		0.00	114,500.00
	NAME & ADDRESS OF SUBCONTRACTOR	Play Surface	67,761.35				67,761.35	0.00%	0.00	0.00	0.00	0.00		0.00	67,761.35
							0.00	#DIV/0!			0.00	0.00		0.00	0.00
							0.00	#DIV/0!			0.00	0.00		0.00	0.00
							0.00	#DIV/0!			0.00	0.00		0.00	0.00
SUBTOTAL TRADE CONTRACTOR COSTS			6,707,391.35	0.00	31,753.16	0.00	6,739,144.51	5.16%	206,678.06	141,394.36	348,072.42	34,807.24	186,010.25	127,254.93	6,425,879.34

PUBLIC BUILDING COMMISSION OF CHICAGO
EXHIBIT A - CONSTRUCTION - PART 2
CONTRACTOR'S SWORN STATEMENT AND AFFIDAVIT FOR PARTIAL PAYMENT (page 3 of 3)

								-----Work Completed-----							
CONTINGENCIES / ALLOWANCES		Type of Work	Original contract amount: Initial GMP	PBC Change Orders	Genl Contractor Change Orders	GMP Amendment	Adjusted Contract Amt	% Complete	Previous	Current	Total to date	retainage	net previous billing	net amount due	remaining to bill
	PUBLIC BUILDING COMMISSION	Camera Allowance	75,000.00				75,000.00	0.00%	0.00	0.00	0.00	0.00	0.00	0.00	75,000.00
	PUBLIC BUILDING COMMISSION	Site Work Allowance	175,000.00				175,000.00	0.00%	0.00	0.00	0.00	0.00	0.00	0.00	175,000.00
	PUBLIC BUILDING COMMISSION	Moisture Mitigation Allowance	62,500.00				62,500.00	0.00%	0.00	0.00	0.00	0.00	0.00	0.00	62,500.00
	PUBLIC BUILDING COMMISSION	FFE Allowance	400,000.00				400,000.00	0.00%	0.00	0.00	0.00	0.00	0.00	0.00	400,000.00
	Bowa Construction 7050 S. Stony Island, Chicago, IL 60649	Design Builders Contingency	300,000.00		(144,343.16)		155,656.84	0.00%	0.00	0.00	0.00	0.00	0.00	0.00	155,656.84
	PUBLIC BUILDING COMMISSION	Commissions Contingency	450,000.00				450,000.00	0.00%	0.00	0.00	0.00	0.00	0.00	0.00	450,000.00
SUBTOTAL CONTINGENCIES / ALLOWANCES			1,462,500.00	0.00	(144,343.16)	0.00	1,318,156.84	0.00%	0.00	0.00	0.00	0.00	0.00	0.00	1,318,156.84
SUBTOTAL COST OF WORK			8,169,891.35	0.00	(112,590.00)	0.00	8,057,301.35	4%	206,678.06	141,394.36	348,072.42	34,807.24	186,010.25	127,254.93	7,744,036.18
INSURANCE / BOND															
	Bowa Construction 7050 S. Stony Island, Chicago, IL 60649	Bond	175,000.00				175,000.00	100.00%	0.00	175,000.00	175,000.00	0.00		175,000.00	0.00
	Bowa Construction 7050 S. Stony Island, Chicago, IL 60649	Insurance	175,000.00				175,000.00	100.00%	175,000.00	0.00	175,000.00	0.00	175,000.00	0.00	0.00
SUBTOTAL INSURANCE / BOND			350,000.00	0.00	0.00	0.00	350,000.00	100.00%	175,000.00	175,000.00	350,000.00	0.00	175,000.00	175,000.00	0.00
GENERAL CONDITIONS															
	Bowa Construction 7050 S. Stony Island, Chicago, IL 60649	General Conditions	1,507,932.94				1,507,932.94	20.60%	181,392.00	129,262.00	310,654.00	0.00	181,392.00	129,262.00	1,197,278.94
SUBTOTAL GENERAL CONDITIONS			1,507,932.94	0.00	0.00	0.00	1,507,932.94	20.60%	181,392.00	129,262.00	310,654.00	0.00	181,392.00	129,262.00	1,197,278.94
DESIGN BUILDER'S FEE															
	Bowa Construction 7050 S. Stony Island, Chicago, IL 60649	Design-Builder's Fee	533,493.19				533,493.19	13.00%	69,354.11	0.00	69,354.11	6,935.41	62,418.70	0.00	471,074.49
SUBTOTAL DESIGN BUILDER'S FEE			533,493.19	0.00	0.00	0.00	533,493.19	13.00%	69,354.11	0.00	69,354.11	6,935.41	62,418.70	0.00	471,074.49
page 3 SUBTOTAL - CONSTRUCTION															
			10,561,317.48	0.00	(112,590.00)	0.00	10,448,727.48	10%	632,424.17	445,656.36	1,078,080.53	41,742.65	604,820.95	431,516.93	9,412,389.61
SUMMARY															
subtotal page 1 Design Phase			1,746,339.00	0.00	112,590.00	0.00	1,858,929.00	68.48%	1,145,956.25	127,067.80	1,273,024.05	0.00	1,145,956.25	127,067.80	585,904.95
subtotal page 2 Construction			10,561,317.48	0.00	(112,590.00)	0.00	10,448,727.48	10.32%	632,424.17	445,656.36	1,078,080.53	41,742.65	604,820.95	431,516.93	9,412,389.61
TOTAL			12,307,656.48	0.00	0.00	0.00	12,307,656.48	19.10%	1,778,380.42	572,724.16	2,351,104.58	41,742.65	1,750,777.20	558,584.73	9,998,294.56