

Approved by the Board of Trustees
July 21, 2016

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Board Meeting
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ROLL CALL

INCREASE PROJECT BUDGET AND AWARD CONSTRUCTION CONTRACT, ENVELOPE REPAIR, HEATING, VENTILATION, AND AIR CONDITIONING UPGRADES, HENRY ADMINISTRATION BUILDING, URBANA

Action: Increase Project Budget and Award Construction Contract for Envelope Repair, Heating, Ventilation, and Air Conditioning Upgrades, Henry Administration Building

Funding: Academic Facilities Maintenance Fund Assessment Fund and Institutional Funds Operating Budget

The Henry Administration Building was constructed in 1913 with a major addition in 1963. It has an aged exterior envelope with deteriorating windows, masonry, stone, and concrete façade. In addition, portions of the second and third floors are inefficiently served by window air-conditioning units. The Henry Administration Building Envelope Repair, Heating, Ventilation, Air Conditioning Upgrades project will significantly improve the exterior envelope to provide energy savings, improve aesthetics, better controllability, reduced maintenance, and better thermal comfort. The scope of work includes prioritized exterior window replacement; masonry, stone, and concrete repair; and heating, ventilation, and air conditioning upgrades.

Accordingly, the Interim Chancellor, University of Illinois at Urbana-Champaign and Interim Vice President, University of Illinois with the concurrence of the

appropriate administrative officers recommends that the Board approve the increase in project budget to \$5,030,000, an increase of \$145,000. The increase is to fund the purchase of the bid alternate to replace a low-slope roof at the west wing of the building.

Bids for the construction work have been solicited, and for the project to proceed, the Interim Chancellor, University of Illinois at Urbana-Champaign and Interim Vice President, University of Illinois with the concurrence of the appropriate administrative officers, recommends that the following contract¹ be awarded.

Competitive bidding procedures in accordance with the Illinois Procurement Code were followed; and the award is to the lowest responsible bidder on the basis of its base bid plus the acceptance of indicated alternate²:

Division 1 – General Work

Path Construction Company, Inc.,	Base Bid	\$2,747,000
Arlington Heights, IL	Alt. 1	<u>210,000</u>
TOTAL		\$2,957,000

The Board action recommended in this item complies in all material respects with applicable State and federal laws, University of Illinois *Statutes, The General Rules Concerning University Organization and Procedure*, and Board of Trustees policies and directives.

¹ Contracts for other divisions were awarded that are within the delegated approval levels: Division 3--Heating A/C Temperature Control Work: Davis-Houk Mechanical, Inc., Urbana, IL, \$375,500; Division 4--Ventilation Work: Davis-Houk Mechanical, Inc., Urbana, IL, \$373,960; Division 5--Electrical Work: Glesco Electric, Inc., Urbana, IL, \$175,000.

² Description of Alternate: Alt. 1--Replace low-slope roof (mod bit) at west wing including associated steel and equipment removal.

Funds for this project are available from the Academic Facilities Maintenance Fund Assessment Fund and institutional funds operating budget of the Urbana-Champaign campus.

The President of the University concurs.

Construction is scheduled to begin in August 2016 and is scheduled to be completed in August 2017.