

Board Meeting  
July 24, 2008

**Revised**

ROLL CALL

EMPLOY ARCHITECTS, CONSULTANTS, AND ENGINEERS FOR  
PROFESSIONAL SERVICES, CHICAGO

**Action:** Approve Employment of Architects, Consultants, and Engineers for Professional Services, Chicago

**Funding:** State Appropriated Funds, Institutional Funds Operating Budget, or Restricted Funds Operating Budget as Designated on a Project-by-Project Basis

During the course of a fiscal year, the Chicago campus has a number of small capital improvement projects. The University has determined that it is in its best interest to retain the services of the architectural/engineering firms to be available to assist on these small projects.

The selection of the architects/engineers for these services was in accordance with the requirements and provisions of Public Act 87-673 (Architectural, Engineering, and Land Surveying Qualifications-Based Selection Act).<sup>1</sup>

Accordingly, the Interim Chancellor at Chicago with the concurrence of the appropriate administrative officers recommends that the following firms be employed as architects, consultants, and engineers through professional services contracts at the Chicago campus for the fiscal year ending June 30, 2009. Professional services will be

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<sup>1</sup>Selection information is on page 4.

on an as-needed basis. No individual project would exceed a \$1,000,000 project budget or \$100,000 in fees. **If the Professional Services Consultant shall be required to**

**perform services in addition to those contemplated as part of its fixed fee, the**

**Professional Services Consultant shall, conditioned upon approval by the**

**University, receive compensation for such additional services based on**

**reimbursement for actual costs plus a negotiated fixed fee. Items eligible for**

**reimbursement compensation may include the actual payroll cost of labor on an**

**hourly basis and the general and administrative overhead and burden, including**

**but not limited to payroll related taxes, insurance and fringe benefits.** The

University will have the option of extending the contracts for three additional one-year periods, subject to approval by the Comptroller.

*Architecture*

- Brook Architecture Incorporated, Chicago, IL
- Smith & Smith Associates Inc., Chicago, IL

*Commissioning Engineer*

- Grumman/Butkus Associates, Ltd., Evanston, IL
- Sebesta Blomberg & Associates, Inc., Chicago, IL

*Elevator Restoration/Renovation*

- Lerch Bates Inc., Chicago, IL

*Environmental Remediation*

- Environmental Design International, Inc., Chicago, IL
- GSG Consultants, Inc., Chicago, IL

*Mechanical/Electrical/Plumbing*

- Knight Engineers and Architects, Chicago, IL

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.

Funds for each project will vary and may include State appropriated, institutional, or restricted funds available in the campus operating budget. It is also recommended that the Comptroller be authorized to approve work orders under these contracts.

The President of the University concurs.

The firms' hourly rates schedules have been filed with the Secretary of the Board for record.

## Professional Services Selection Information

**Architecture--**A selection committee consisting of John Hiltcher (Office for Capital Programs), Vy Milunas (Facilities Management), Karen Quinlan (University Office for Facilities Planning and Programs), and Greg Quinn (Office for Capital Programs) interviewed the following firms listed in ranking order: (1--tied) Brook Architecture Incorporated, Chicago, IL, and Smith & Smith Associates Inc., Chicago, IL; and (2--tied) Delmonica Del Muro Associates, LLC, Chicago, IL, and Hanno Weber and Associates, Chicago, IL. The committee recommends Brook Architecture Incorporated, Chicago, IL, and Smith & Smith Associates Inc., Chicago, IL, as best meeting the criteria for each project.

**Commissioning Engineer--**A selection committee consisting of Boyd Black (Office for Capital Programs), Waleed D'Keidek (Office for Capital Programs), Kevin Duff (University Office for Facilities Planning and Programs), and John Hiltcher (Office for Capital Programs) evaluated the following firms listed in ranking order: (1--tied) Grumman/Butkus Associates, Ltd., Evanston, IL, and Sebesta Blomberg & Associates, Inc., Chicago, IL; and (2) Austin AECOM Company, Chicago, IL. The committee recommends Grumman/Butkus Associates, Ltd., Evanston, IL, and Sebesta Blomberg & Associates, Inc., Chicago, IL, as best meeting the criteria for each project.

**Elevator Restoration/Renovation--**A selection committee consisting of Boyd Black (Office for Capital Programs), Ed Brown (Office for Capital Programs), Waleed D'Keidek (Office for Capital Programs), Kevin Duff (University Office for Facilities Planning and Programs), and John Hiltcher (Office for Capital Programs) evaluated the following firms listed in ranking order: (1) Lerch Bates Inc., Chicago, IL; and (2) Hobbs & Law/Rodriquez Associates Joint Venture, Chicago, IL. The committee recommends Lerch Bates Inc., Chicago, IL, as best meeting the criteria for each project.

**Environmental Remediation--**A selection committee consisting of Richard Anderson (Environmental Health and Safety Office), Boyd Black (Office for Capital Programs), Waleed D'Keidek (Office for Capital Programs), Kevin Duff (University Office for Facilities Planning and Programs), and John Hiltcher (Office for Capital Programs) evaluated the following firms listed in ranking order: (1--tied) Environmental Design International Inc., Chicago, IL, and GSG Consultants, Inc., Chicago, IL; (2) Carnow, Conibear & Assoc., Ltd., Chicago, IL; and (3) Environ International Corporation, Chicago, IL. The committee recommends Environmental Design International, Inc., Chicago, IL, and GSG Consultants, Inc., Chicago, IL, as best meeting the criteria for each project.

**Mechanical/Electrical/Plumbing--**A selection committee consisting of Waleed D'Keidek (Office for Capital Programs), John Hiltcher (Office for Capital Programs), and Karen Quinlan (University Office for Facilities Planning and Programs) interviewed the following firms listed in ranking order: (1) Knight Engineers and Architects, Chicago, IL; (2) CCJM Engineers, Ltd., Chicago, IL; and (3) Building Systems

Engineering, Naperville (withdrew from consideration prior to the interviews). The committee recommends Knight Engineers and Architects, Chicago, IL, as best meeting the criteria for each project.