

Board Meeting  
July 24, 2008

ROLL CALL

INCREASE PROJECT BUDGET AND EMPLOY ARCHITECT/ENGINEER FOR  
HEATING, VENTILATION, AND AIR CONDITIONING SYSTEMS  
REPLACEMENT, GREGORY HALL, URBANA

**Action:** Approve Increase in Project Budget and Employment of Architect/Engineer for Heating, Ventilation, and Air Conditioning Systems Replacement, Gregory Hall, Urbana

**Funding:** Certificates of Participation Series 2007A and Academic Facility Maintenance Fund Assessment Fund

In March 2008, the Board approved the \$4.4 million Gregory Hall Heating, Ventilation, and Air Condition Systems Replacement project. This project replaces deteriorated air handling units, mechanical system components, and controls as well as deteriorated, non-functional components of the steam system. Installation of ceiling systems and energy efficient lighting is also included in this project.

Following approval of the project, an upgrade of the electrical service to Gregory Hall was recommended as an addition to the scope of the project. The \$207,000 upgrade will include replacement of obsolete electrical distribution panels located throughout the building and the existing single phase and three phase panels and service with three phase four wire panels and service.

In order for the project to proceed, it is necessary to employ an architect/engineer for the required professional services. The selection of the architect/engineer for this project 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 Chancellor at Urbana with the concurrence of the appropriate administrative officers recommends that the Board:

1. Approve an increase to the project budget of \$207,000 to \$4,607,000.
2. Approve the employment of Clark Dietz, Inc., of Champaign with the firm's fixed fee of \$276,500; for on-site observation on an hourly basis not to exceed \$49,400; for warranty phase on an hourly basis not to exceed \$8,400; and for authorized reimbursable expenses estimated at \$39,500.

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.

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<sup>1</sup>A selection committee consisting of Thad Bales (Facilities and Services), Ted Christy (Facilities and Services), Kevin Duff (University Office for Facilities Planning and Programs), John Prince (Facilities and Services), and Matthew Tomaszewski (College of Liberal Arts and Sciences) interviewed the following firms (listed in ranking order): (1) Clark Dietz, Inc., Champaign, IL; (2) Environmental Systems Design, Inc., Chicago, IL; and (3) KJWW Engineering Consultants, Rock Island, IL. The committee recommends Clark Dietz, Inc., Champaign, IL, as best meeting the criteria for the project.

Funds for this project are available from the sale proceeds of the Certificates of Participation Series 2007A and Academic Facility Maintenance Fund Assessment Fund.

The President of the University concurs.

A schedule of the firm's hourly rates has been filed with the Secretary of the Board for record.