

Executive Committee Meeting
June 27, 2008

ROLL CALL

EMPLOY ARCHITECT/ENGINEER FOR UPGRADES TO HEATING, VENTILATION, AND AIR CONDITIONING SYSTEMS IN THE MAIN LIBRARY AND RARE BOOK AND MANUSCRIPT LIBRARY, URBANA

Action: Approve Employment of Architect/Engineer for Upgrades to Heating, Ventilation, and Air Conditioning Systems in the Main Library and Rare Book and Manuscript Library, Urbana

Funding: Institutional Funds Operating Budget and Library/IT Assessment Fund

In March 2008, the Board approved the \$3.0 million project to address the outdated heating, ventilation, and air conditioning systems in the Rare Book and Manuscript Library. The project provides new units capable of providing appropriate interior environmental conditions to enhance the preservation of the collections. The building envelope enclosing the fourth and fifth stack additions will be sealed, and the envelope enclosing the sixth stack addition will be enhanced to allow the environmental systems to perform at stricter tolerance levels in order to house the valuable collections.

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).¹

Accordingly, the Chancellor at Urbana with the concurrence of the appropriate administrative officers recommends that Environmental Systems Design, Inc., of Chicago be employed for the professional services required for the construction documents, bidding, and construction administration phases of the project. The firm's fixed fee will be \$199,500; for on-site observation on an hourly basis not to exceed \$20,000; for warranty phase on an hourly basis not to exceed \$5,000; and for authorized reimbursable expenses estimated at \$28,000.

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.

Funds for the project are available from the institutional funds operating budget and Library/IT Assessment Fund.

The President of the University concurs.

¹A selection committee consisting of Ted Christy, (Facilities and Services), Brad Ellison (Facilities and Services), Karen Quinlan (University Office for Facilities Planning and Programs), William Rose (Architectural Building Research Council), Jeff Schrader (University Library), and Tom Teper (Library Preservation) interviewed the following firms (listed in ranking order): (1) Environmental Systems Design, Inc., Chicago, IL; (2) BSA LifeStructures, Inc., Indianapolis, IN; and (3) KJWW Engineering Consultants, Rock Island, IL. The committee recommends Environmental Systems Design, Inc., Chicago, IL, as best meeting the criteria for the project.

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