

Board Meeting
March 13, 2007

ROLL CALL

AWARD CONTRACTS FOR RESEARCH SPACE FOR BEHAVIORAL
NEUROBIOLOGY, CHICAGO

Action: Approve Award of Contracts for Research Space for Behavioral
Neurobiology, Chicago

Funding: National Institute of Health Grant and Institutional Funds Operating Budget

This \$6.6 million project has been approved for remodeling 22,000 gross square feet of existing laboratory and office space on the second and third floors of the Psychiatric Institute for uses for behavioral neurobiology laboratories and support space. The existing space has not been remodeled since the construction of the building in 1959. It will include a complete gutting of the space in order to provide modifications to the plumbing, heating, ventilating, and air conditioning, fire alarms, telecommunications, and sprinkler systems. In addition, a new laboratory exhaust system will be installed and a new air handling unit installed to serve the second and third floors.

The Chancellor at Chicago with the concurrence of the appropriate administrative officers recommends that the following contracts¹ for construction be

¹Contracts for divisions that were awarded within the delegated approval levels: Division II (Plumbing Work)--A & H Plumbing and Heating Co., Elk Grove Village, IL--\$378,000; Division III (Heating A/C Work)--Monaco Mechanical, Inc., Westmont, IL--\$495,200; and Division XXXVI (Telecommunications Work)--Low Voltage Solutions, Inc., Downers Grove, IL--\$102,227.

awarded. Competitive bidding procedures in accordance with the Illinois Procurement Code were followed; and the award is to the lowest responsive and responsible bidders on the basis of its base bid plus the acceptance of indicated alternates.²

Division I – General Work

Poulos, Inc., Chicago, IL	Base Bid	\$1,377,000
	Alternate G-2	52,000
	Alternate G-4	26,000
	Alternate G-5	<u>5,000</u>
TOTAL		\$1,460,000

Division IV – Ventilation Work

Stern Corporation, Harvey, IL	Base Bid	\$997,000
	Alternate V-1	20,000
	Alternate V-2	0
	Alternate V-3	9,700
	Alternate V-6	34,000
	Alternate V-9	<u>15,000</u>
TOTAL		\$1,075,700

²Description of Alternates: Alternate G-2 furnishes and installs new pre-manufactured sound conditioning room (IAC), new concrete ramp and handrails, and associated work including fire protection; Alternate G-4 furnishes and installs new sheet vinyl flooring in lieu of vinyl composition tile in selected rooms; Alternate G-5 furnishes and installs alternate drawer configuration for metal base cabinet; Alternate V-1 furnishes and installs additional duct silencers in selected locations; Alternate V-2 furnishes and installs ventilation work associated with new pre-manufactured sound conditioning room; Alternate V-3 furnishes and installs ventilation work associated with the chilled glycol water system extension; Alternate V-6 furnishes and installs ventilation work associated with a new redundant exhaust fan LEF-2; Alternate V-9 provides fan wall technology in lieu of the fan types and arrangements noted on the base bid drawings; Alternate E-2 furnishes and installs electrical work associated with new pre-manufactured sound conditioning room; Alternate E-3 furnishes and installs electrical work associated with the chilled glycol water system extension; Alternate E-6 furnishes and installs electrical work associated with a new redundant exhaust fan LEF-2; Alternate E-9 provides deduction for furnishing and installing the supply fan variable fan drives, wiring from the variable fan drive motors and any cost changes associated with the electrical connection to the air handling unit compared to the base bid electrical connections to the variable fan drives; Alternate TC-2 furnishes and installs temperature control work associated with new pre-manufactured sound conditioning room; Alternate TC-3 furnishes and installs temperature control work associated with the chilled glycol water system extension; Alternate TC-6 furnishes and installs temperature control work associated with a new redundant exhaust fan LEF-2; and Alternate TC-8 provides the constant volume air valves with controls.

Division V – Electrical Work

Argo Electric Inc. ³ , Villa Park, IL	Base Bid	\$722,000
	Alternate E-2	1,400
	Alternate E-3	1,800
	Alternate E-6	4,900
	Alternate E-9	<u>-13,500</u>
TOTAL		\$716,600

Division VII –Temperature Control Work

Convergent Technologies LLC, Schaumburg, IL	Base Bid	\$495,000
	Alternate TC-2	0
	Alternate TC-3	1,200
	Alternate TC-6	2,500
	Alternate TC-8	<u>40,000</u>
TOTAL		\$538,700

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 the Board of Trustees policies and directives.

Funds are available from a National Institute of Health grant and institutional funds operating budget of the Office of the Provost and the College of Medicine.

The President of the University concurs.

A schedule of the bids received has been filed with the Secretary of the Board for record.

(Construction will begin in April 2007 and is scheduled to be completed in March 2008.

³Argo Electric, Inc., is the second lowest bidder. The lowest bidder, Phillips Electric, Inc., withdrew their bid due to clerical errors.