

Approved by the Board of Trustees  
March 16, 2016

Board Meeting  
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## ROLL CALL

### INCREASE PROJECT BUDGET AND AMEND PROFESSIONAL SERVICES CONSULTANT CONTRACT FOR CLINICAL PERFORMANCE CENTER, COLLEGE OF MEDICINE, CHICAGO

**Action:** Increase Project Budget and Amend Professional Services Consultant Contract for Clinical Performance Center, College of Medicine

**Funding:** Restricted Funds Operating Budget

In September 2014, the Board approved the Clinical Performance Center, College of Medicine project with a budget of \$6,986,200. The project will create a new headquarters for the existing Dr. Allan L. and Mary L. Graham Clinical Performance Center (GCPC), relocating and expanding the center to provide a twenty-first century space complete with state-of-the-art interiors; mechanical, electrical, plumbing, and fire protection infrastructure; furniture, fixtures, audio visual, medical and simulation equipment as necessary to support clinical instructional simulations for students and continuing education of health professionals.

The project is currently in design development and was intended to be located on one floor of the Mile Square Health Center. However, subsequent to project approval and during the programming/conceptual design phase, one floor was found to be inadequate to accommodate the long-term required program, i.e., Technical Simulation

instructional areas and Standardized Patient instructional areas. An additional floor of programmable area will be required to be built-out to accommodate Standardized Patient instructional areas and an open concept office space. Furthermore, the build-out of another floor will require the addition of another air handling unit and chiller to provide the required air service.

In order to achieve a cohesive program, design, and construction set of documents, it is necessary to procure the professional services for the added floor/Standardized Patient instructional areas, added air handling unit and added chiller concurrently with the initial floor/Technical Simulation instructional areas. This will require a budget increase of \$599,580 for additional professional services.

Accordingly, the Chancellor, University of Illinois at Chicago, and Vice President, University of Illinois with the concurrence of the appropriate administrative officers, recommends that the Board approve the increase in project budget to \$7,585,780, an increase of \$599,580; and, recommends that Holabird & Root, Inc., of Chicago, Illinois, have their contract amended to include the above increase for additional professional services for the programming, design, construction documents, bidding, construction administration, and warranty phases of the aforementioned work. The firm's fixed fee will be increased by \$599,580 for a total contract amount of \$1,184,980, which includes an increase of \$18,000 in authorized reimbursable expenses for a total amount of \$38,000 in authorized reimbursable expenses.

The selection of the Professional Services Consultant 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).

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 this project are available from the restricted funds operating budget of the College of Medicine of the Chicago campus.

The President of the University concurs.