

Board Meeting
November 9, 2006

ROLL CALL

EMPLOY ARCHITECT/ENGINEER FOR RESIDENCE HALL ON ELIZA
FARNHAM DRIVE, SPRINGFIELD

Action: Approve Employment of Architect/Engineer for Residence Hall on Eliza Farnham Drive, Springfield

Funding: Proceeds from the Sale of Auxiliary Facilities Systems Revenue Bond Series 2006

In July 2006, the Board approved the new Student Residence Hall with a project budget of \$15,810,000. The new residence hall will be a 200-bed facility to accommodate the planned increased enrollment and includes space for a coffee shop and bookstore as well as other ancillary spaces such as offices and meeting rooms to support student activities.

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/engineer¹ for this project was in accordance with the requirements and

¹An interview committee consisting of David Barrows (Executive Director, Facilities and Services), Michael Doerr (Director of Construction, Facilities and Services), Mark Ingert (Manager of University Planning and Design, Facilities Planning and Programs), John Ringle (Director, Housing & Residential Life), and Chris Rogan (Manager of Capital Programs Administration, Facilities Planning and Programs) interviewed the following firms: FWAI Architects Inc., Springfield; Loeb Schlossman & Hackl Inc., Chicago; and RADA Architects Ltd, Chicago. The committee recommends the

provisions of the Architectural, Engineering, and Land Surveying Qualifications-Based Selection Act (30 ILCS 535/1) to provide related professional services for design through warranty phases.

Accordingly, the Chancellor at Springfield with the concurrence of the appropriate administrative officers recommends that the firm of Loebel Schlossman & Hackl Inc., Chicago, be employed to provide the professional services required for schematic design, design development, construction documents, bidding, and construction administration for a fixed fee of \$1,006,000; for interior design phase, warranty phase, and construction on-site services on an hourly basis not to exceed \$318,600; and for authorized reimbursable expenses estimated at \$147,500.

Funds for this project are available from Auxiliary Facilities Systems Revenue Bond Series 2006. Any project planning and construction costs incurred prior to the sale of the revenue bonds will be funded initially from the institutional funds operating budget with anticipated reimbursement from the subsequent proceeds of Auxiliary Facilities Systems Revenue Bonds.

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.

The President of the University concurs.

employment of the Loebel Schlossman & Hackl Inc., Chicago, as best meeting the criteria for the project.