

Board Meeting
November 9, 2006

ROLL CALL

EMPLOY ARCHITECT/ENGINEER FOR STUDENT DINING/RESIDENTIAL
PROGRAMS BUILDING AND FIRST WING, NEW RESIDENCE HALL PROJECT,
URBANA

Action: Approve Employment of Architect/Engineer for the Student Dining/
Residential Programs Building and First Wing, New Residence Hall,
Urbana

Funding: Proceeds from the Sale of Auxiliary Facilities System Revenue Bonds
Series 2006

In July 2005, the Board approved the construction of the Student Dining and Residential Programs Building and the first wing of a residence hall at Urbana with a project budget of \$75.7 million. The first phase of this multi-phase redevelopment plan will include consolidation of dining and residential support spaces into a new student dining and residential programs building and the construction of a new wing for student residents. In November 2005, the Board approved the employment of Booth Hansen, Chicago, as design architect for the professional services required for the schematic design and the design development phases of the projects. In April 2006, the Board approved the employment of Turner Construction Company as the construction manager for the project, with the understanding that the two project components (the Student Dining/Residential Programs and the Residence Hall Wing) would be constructed simultaneously and each component would have an Architect of Record. In July 2006,

the Board approved the employment of Nagle Hartray Danker Kagen McKay Penney Architects Ltd., Chicago, as Architect of Record for the Student Dining/Residential Programs component of the project.

Next, it is necessary to select an Architect of Record for the Residence Hall component of this project. The selection of the architect/engineer for this component of the 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 the firm of BLDD Architects, Inc., Decatur, be employed for the professional architectural/engineering services required for construction documents, bidding, and construction administration for a fixed fee of \$701,865; for warranty phase on an hourly basis not to exceed \$18,000; and for authorized reimbursable expenses estimated at \$78,450.

Funds for the project are available from the sale of Auxiliary Facilities System Revenue Bonds Series 2006.

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.

¹ A selection committee consisting of John E. Collins (Housing Division), Mark Inglert (University Office for Facilities Planning and Programs), and Pete Maass (Facilities and Services) interviewed the following firms (listed in ranking order): (1) BLDD Architects, Inc., Decatur; (2) Trivers Associates, Inc., St. Louis; and (3) Loebel Schlossman & Hackl Inc., Chicago. The committee recommends BLDD Architects, Inc., Decatur, as best meeting the criteria for the project.

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.)