

Board Meeting
September 8, 2005

ROLL CALL

EMPLOY ARCHITECT/ENGINEER TO DEVELOP SPACE ANALYSIS AND
PREPLANNING STUDY FOR SCIENCE AND ENGINEERING BUILDINGS,
CHICAGO

Action: Approve Employment of Architect/Engineer to develop a Preliminary Space Analysis and Preplanning Study for Science and Engineering Buildings, Chicago

Funding: Institutional Funds Operating Budget

The University of Illinois at Chicago has proposed the employment of an architect/engineer to develop a preliminary space analysis and preplanning study for the renovation of existing space in the science and engineering buildings. Following the successful funding approval for the construction of an Advanced Chemical Technologies Building (ACTB) and the addition of a new 140,000 gross square foot science laboratory building, slated for completion in 2008, a critical review of over one million square feet of existing space must be undertaken to develop alternative renovation scenarios and associated costs for the series of projects necessary to meet the campus needs for these buildings in the future. The existing space located in the Science and Engineering South, Science and Engineering Laboratory East and West, Engineering Research Facility and Chemical Engineering will be evaluated with the goal of producing state-of-the-art interdisciplinary academic and research facilities.

The selection of the architect/engineer for this project was in accordance with the requirements and provisions of the Architectural, Engineering, and Land Surveying Qualifications-Based Selection Act (30 ILCS 535/1)¹ to provide related professional services for design through warranty phases.

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.

Accordingly, the Chancellor at Chicago with the concurrence of the appropriate administrative officers recommends that Harley Ellis of Chicago, Illinois, be employed for this study. The firm's fee will be \$550,000 plus reimbursables estimated at \$50,000. The initial release to begin work on the preliminary space analysis and preplanning study will be \$50,000. Future projects based on the complete study will be developed separately and will use additional firms for professional services of record.

Funds for the contract are available from institutional funds operating budget.

The President of the University concurs.

¹ An interview committee consisting of Richard Alpern (Associate Dean for Administration, Engineering), Boyd Black (Director, Capital Programs), Clarence Bridges (Associate Director, Facilities Management), Edward Brown (Assistant Director, Capital Programs), Ronald Giles (Associate Director, Capital Programs), Lon Kaufman (Dean of the Honors College), and Jeremy Teitelbaum (Visiting Associate Dean, Liberal Arts and Sciences) interviewed the following firms: Harley Ellis, Chicago; Plunkett Raysich Architect, LLP, Northbrook; SmithGroup, Chicago; and HDR Architecture, Inc., Chicago. The committee recommends the employment of Harley Ellis, Chicago, as best meeting the criteria.