

Board Meeting
March 6, 2014

ROLL CALL

AWARD CONTRACTS FOR STANLEY O. IKENBERRY COMMONS--RESIDENCE
HALL NO. 3, URBANA

Action: Award Contracts for Stanley O. Ikenberry Commons--Residence Hall No. 3

Funding: Institutional Funds Operating Budget and Restricted Funds Operating Budget with Anticipated Reimbursement from the Proceeds of a Future Sale of Auxiliary Facilities System Revenue Bonds

In March 2012, the Board of Trustees approved the \$80.0 million Stanley O. Ikenberry Commons Residence Hall No. 3 project. In May 2013, the Board of Trustees approved a budget increase for additional site work. The project includes building a new residence hall in the current location of Forbes Hall, a new storm water detention system within the west playing fields on First Street, and associated site work. The original project also included demolition of Taft and Van Doren Residence Halls, however, subsequent to the approval, this work has been removed and the overall budget reduced.

In November 2013, the Board approved the first phase of construction for the project which included Division 27--Site Work and Division 34--Utilities Site Work. Bids for the second phase of construction work have been solicited and for the project to proceed, the Chancellor, University of Illinois at Urbana-Champaign, and the Vice

President, University of Illinois with the concurrence of the appropriate administrative officers recommends that the following contracts¹ be awarded. Competitive bidding procedures in accordance with the Illinois Procurement Code were followed; and the awards are to the lowest responsible bidder for each division on the basis of its base bid:

Division 1 – General Work

Williams Brothers Construction, Inc., Peoria, IL	<u>\$9,650,000</u>
TOTAL	\$9,650,000

Division 2 – Plumbing Work

A & R Mechanical Contractors, Inc., Urbana, IL	<u>\$3,395,000</u>
TOTAL	\$3,395,000

Division 3 – Heating A/C Temp Control Work

Reliable Plumbing & Heating Company, Champaign, IL	<u>\$4,299,500</u>
TOTAL	\$4,299,500

Division 5 – Electrical Work

Rathje Enterprises, Inc. dba Bodine Electric of Decatur, Decatur, IL	<u>\$6,679,000</u>
TOTAL	\$6,679,000

Division 15 – Concrete Work

Williams Brothers Construction, Inc., Peoria, IL	<u>\$10,400,000</u>
TOTAL	\$10,400,000

Division 17 – Drywall Work

Williams Brothers Construction, Inc., Peoria, IL	<u>\$7,245,000</u>
TOTAL	\$7,245,000

¹ Contracts for other divisions were awarded that are within the delegated approval levels: Division 4, Ventilation Work, E.L. Pruitt Company, Springfield, IL, \$1,639,327; Division 6, Sprinkler Work, Superior Fire Protection Systems, Inc., Forsyth, IL, \$399,000; Division 21, Hardscape Work, Stark Excavating, Inc., Champaign, IL, \$1,289,000; Division 22, Landscape Work, Williams Brothers Construction, Inc., Peoria, IL, \$1,140,000.

Division 23 – Masonry Work

Otto Baum Company, Inc.,
Morton, IL

\$4,325,300

TOTAL

\$4,325,300

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 institutional funds operating budget of the Urbana-Champaign campus and the operating budget of the Urbana-Champaign campus Housing Division with anticipated reimbursement from the proceeds of a future sale of auxiliary facilities system revenue bonds.

The President of the University concurs.

(Construction is scheduled to begin in May 2014 and is scheduled to be completed in May 2016.)