Approved by the Board of Trustees

November 18, 2021

**16**

Board Meeting

November 18, 2021

ROLL CALL

## APPROVE PROJECT AND EMPLOY ARCHITECT/ENGINEER FOR MORRILL HALL, HVAC REPLACEMENT, URBANA

## (Capital Development Board Project)

**Action:** Approve Project and Employ Architect/Engineer for Morrill Hall, HVAC

Replacement

**Funding:**  State Appropriated Funds and Institutional Funds Operating Budget

In November 2019, the Board approved the University of Illinois Capital Budget Request for Fiscal Year 2021. Included in that request was funding for repair and renovation funds that included the replacement of Morrill Hall’s heating, ventilation, and air-conditioning systems (HVAC). Morrill Hall is a six-story, 170,680 GSF brick masonry laboratory building constructed in 1964. The Morrill Hall HVAC Replacement project will remove and replace old air handling units serving the southeast portions of the basement, first, second, and third floors. There are four units being replaced. This project will include the replacement of existing piping, insulation, and control systems serving AHUs. Incidental work will replace ceiling systems, ductwork, fume hoods, exhaust fans, new louvers, exterior masonry modifications, and lintel replacement.  The State approved the funding request, and the Capital Development Board has now released $6,302,000 for the design and construction of the project. Identifying additional deferred maintenance needs adds another $401,000 to the scope of work, bringing the total project budget to $6,703,000.

For the project to proceed, employing an architect/engineer for the required professional services is necessary. The selection of the architect/engineer for this project was in accordance with the requirements and provisions of the Public Act 87-673 (Architectural, Engineering and Land Surveying Qualifications-Based Selection Act).[[1]](#footnote-1)

Accordingly, the Chancellor, University of Illinois Urbana-Champaign, and Vice President, University of Illinois System with concurrence of the appropriate administrative officers, recommends that the Board of Trustees request the Capital Development Board to employ Nest Builders Inc. dba dbHMS for the professional services required for this project. The professional fees for the firm employed will be negotiated by the Capital Development Board in accordance with its procedures.

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 State Appropriated Funds.

The President of the University concurs.

1. A selection committee consisting of Brent Lance (Capital Development Board), Medeny Guy (Capital Development Board), Christopher May (Capital Development Board), Micaela Vidana (Capital Development Board), and Bradley Klein (Facilities and Services, UIUC), evaluated and interviewed the following firms: Nest Builders, Inc., Chicago, IL; Interface Engineering, Inc., Chicago, IL; IMEG Corp, Rock Island, IL; and Valdes Engineering Company, Lombard, IL. The selection committee recommends Nest Builders, Inc., Chicago, IL as best meeting the criteria for the project and the needs of the University. [↑](#footnote-ref-1)