

APPROVE EXERCISING THE OPTION TO RENEW THE AGREEMENT WITH HILL ENVIRONMENTAL OPERATIONS, INC FOR BUILDING ENGINEERING SERVICES

THE CHIEF EXECUTIVE OFFICER REPORTS THE FOLLOWING DECISION:

Approve exercising the second option to renew the agreement with Hill Environmental Operations, Inc. to provide building engineering services to the Department of Facilities Operatons at a cost for the option period not to exceed \$4,200,000.00. A written document exercising this option is currently being negotiated. No payment shall be made to Consultant during the option period prior to the execution of the written document. The authority granted herein shall automatically rescind in the event a written document is not executed within 90 days of the date of this Board Report. Information pertinent to this option is stated below.

CONSULTANT:

1)
Hill Environmental Operations
11045 Gage Ave.
Franklin Park, IL 60131
Harold Hacker
847-451-4280
Vendor # 24034

USER:

Facility Operations & Maintenance
125 South Clark Street 16th Floor
Chicago, IL 60603
M. Hill Hammock
773-533-2900

ORIGINAL AGREEMENT:

The original Agreement (authorized by Board Report 04-0922-PR4) in the amount of \$4,200,000.00 is for a term commencing October 1, 2004 and ending September 30, 2007, with the Board having two options to renew for a period of 12 months each. The original Agreement was renewed (authorized by Board Report 07-0926-PR4) for a term commencing October 1, 2007 and ending September 30, 2008. The original agreement was awarded on a competitive basis pursuant to a duly advertised Request for Proposals (Specification # 04-250056).

OPTION PERIOD:

The term of this agreement is being extended for one-year commencing October 1, 2008 and ending September 30, 2009.

OPTION PERIODS REMAINING:

There are no option periods remaining.

SCOPE OF SERVICES:

Consultant will continue to provide the following services:

1. Various schools shall be cleaned and groomed
2. The building exteriors shall be graffiti-free
3. The building interior surfaces shall be cleaned
4. Washrooms shall be cleaned, odor-free, and adequately supplied
5. Drinking fountains shall be cleaned, odor-free, and adequately supplied
6. The lighting shall be operational, including exit and directional signs
7. The temperature of the buildings shall be comfortable and consistent throughout

- 8. Door locks, doors closers, and other hardware items shall be operational
- 9. Requests from Principals shall be completed promptly
- 10. Fire suppression equipment shall be inspected and tested on a regular basis
- 11. Boilers, univents and other HVAC equipment shall receive routine maintenance in accordance with manufactures specifications.

DELIVERABLES:

Consultant shall continue to provide licensed operating engineers at Chicago Public Schools.

OUTCOMES:

Consultant's services will result in the continued safe and economical operation and maintenance of mechanical and other operating systems at Chicago Public Schools Citywide.

COMPENSATION:

Consultant shall be paid during this option period as follows: upon monthly invoicing, not to exceed the sum of \$4,200,000.00.

AUTHORIZATION:

Authorize the General Counsel to include other relevant terms and conditions in the written option document. Authorize the President and Secretary to execute the option document. Authorize Chief Operating Officer to execute all ancillary documents required to administer or effectuate this option agreement.

AFFIRMATIVE ACTION:

Consultant agrees to comply with the goals within the Remedial Program for Minority and Women Owned Business Enterprise Participation in Goods and Service contracts. The goals are 26% minority and 5% female building engineer participation.

LSC REVIEW:

Local School Council approval is not applicable to this report.

FINANCIAL:

Charge to Operations: \$4,200,000.00 Fiscal Year: FY09/10

Source of Funds: PBC O&M

11880-230-54125-254002-000000-2010	\$1,400,000.00
11860-230-54125-254002-000000-2009	\$2,800,000.00

GENERAL CONDITIONS:

Inspector General - Each party to the agreement shall acknowledge that, in accordance with 105 ILCS 5/34-13.1, the Inspector General of the Chicago Board of Education has the authority to conduct certain investigations and that the Inspector General shall have access to all information and personnel necessary to conduct those investigations.

Conflicts - The agreement shall not be legally binding on the Board if entered into in violation of the provisions of 105 ILCS 5/34-21.3 which restricts the employment of, or the letting of contracts to, former Board members during the one year period following expiration or other termination of their terms of office.

Indebtedness - The Board's Indebtedness Policy adopted June 26, 1996 (96-0626-PO3), as amended from time to time, shall be incorporated into and made a part of the agreement.

Ethics - The Board's Ethics Code adopted June 23, 2004 (04-0623-PO4), as amended from time to time, shall be incorporated into and made a part of the agreement.

Contingent Liability - The agreement shall contain the clause that any expenditure beyond the current fiscal year is deemed a contingent liability, subject to appropriation in the subsequent fiscal year budget(s).

Approved for Consideration:



HEATHER A. OBORA
Chief Purchasing Officer

Approved:



ARNE DUNCAN
Chief Executive Officer

Within Appropriation:



PEDRO MARTINEZ
Chief Financial Officer

Approved as to Legal Form:



PATRICK J. ROCKS
General Counsel