

AMEND BOARD REPORT 10-0922-RS2
RESOLUTION

REQUEST THE PUBLIC BUILDING COMMISSION OF CHICAGO TO UNDERTAKE THE DESIGN AND CONSTRUCTION OF JONES REPLACEMENT HIGH SCHOOL

WHEREAS, on July 12, 1956, the Board of Education of the City of Chicago (the "Board") joined in the organization of the Public Building Commission of Chicago (the "PBC"); and

WHEREAS, the PBC provides a means of facilitating the acquisition, construction and improvement of public improvements, buildings and facilities for use by various governmental agencies in the furnishing of essential governmental, educational, health, safety and welfare services; and

WHEREAS, the Board has heretofore participated in the acquisition and construction of public schools and other facilities to provide essential governmental services in cooperation with the PBC and various other governmental agencies; and

WHEREAS, the Board has determined that it is necessary, desirable, advantageous, and in the public interest to undertake various capital projects in conjunction with the City of Chicago and other governmental agencies; and

WHEREAS, the projects would maximize the utilization of educational facilities operated and maintained by the Board by providing new school educational options and enhanced recreational and other facilities and improving the community areas located in the vicinity of school property; and

WHEREAS, the estimated total cost of this Project is anticipated not-to-exceed \$111,300,000 \$129,150,843 of which the Board has or will incur approximately \$5,300,000 of Project-related costs directly while the portion of the Project to be undertaken by the PBC is anticipated to be \$106,000,000 \$123,850,843.

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CHICAGO BOARD OF EDUCATION:

1. The PBC is hereby requested to complete the design of and then to construct a new school called Jones Replacement High School on behalf of the Board. The Chief Financial Officer and the Chief Operating Officer are hereby authorized to deliver a Project Notification to the PBC, as defined in the Intergovernmental Agreement between the Board and the PBC, dated February 1, 2007 (the "IGA"). This Projects will be subject to the terms of the IGA, as amended
2. This Project is not a part of the Modern Schools Across Chicago Program. ~~The Project will be funded with capital funds generated in Fiscal Year 2011 or subsequent years. To the extent that other capital funds become available, the Board reserves the right to supplant Board Capital funds with other funding sources.~~ The total cost for the this Project to be undertaken by the PBC shall not exceed ~~\$106,000,000~~ \$123,850,843. The Board's portion of the total cost will be \$5,300,000, which will be funded with capital funds generated in fiscal year 2010. The Board will be reimbursed from the Near South TIF over the next for (4) years for \$123,850,843. This dollar amount is necessary to cover all project costs, including environmental, demolition of the old Jones building, site preparation, redevelopment of land into green space and athletic facilities, construction of the new Jones, contingency, architecture fees and management fees. The Board, in accordance with the terms of the IGA, will transfer to the PBC the funds necessary to complete the Project identified above.
3. The Board's General Counsel is hereby authorized to execute an assignment to the PBC of any and all contracts entered into by the Board in connection with this Project and to execute any and all other documents necessary to effectuate this transfer. Any such contract may include a requirement that all construction work is subject to the terms contained in Board's existing Project Labor Agreement.

4. No cost may be incurred in excess of the level set forth in paragraph 2 above without prior Board approval.
5. The Law Department and the Chief Administrative Officer are hereby directed and authorized to negotiate with the City, on behalf of the Board, intergovernmental agreements securing \$123,850,843 in TIF financing for the construction of Jones Replacement High School, the demolition of the existing Jones High School and the redevelopment of the land with new athletic facilities and open space for the Replacement High School. The Board hereby authorizes the Chief Administrative Officer to execute such agreement and all documents in furtherance of such intergovernmental agreement.
6. The Board hereby authorizes the Chief Administrative Officer to negotiate and execute all documents necessary for the dedication of land required for the realignment of Harrison Street after the existing Jones High School is demolished. The plat and legal description of the property to be dedicated for the realignment of Harrison Street is subject to prior approval of the General Counsel for the Board.
- 5 7. This resolution is effective immediately upon its adoption.