

January 27, 2016

**REPORT ON THE AWARD OF CONSTRUCTION CONTRACTS AND CHANGES TO CONSTRUCTION CONTRACTS FOR THE BOARD OF EDUCATION'S CAPITAL IMPROVEMENT PROGRAM****THE CHIEF EXECUTIVE OFFICER REPORTS THE FOLLOWING DECISION:**

This report details the award of Capital Improvement Program construction contracts in the total amount of \$133,134.34 to the respective lowest responsible bidders for various construction projects, as listed in Appendix A of this report. These construction contracts shall be for projects approved as part of the Board's Capital Improvement Program. Work involves all labor, material and equipment required to construct new schools, additions, and annexes, or to renovate existing facilities, all as called for in the plans and specifications for the respective projects. Proposals, schedules of bids, and other supporting documents are on file in the Department of Operations. These contracts have been awarded in accordance with section 7-3 of the Rules of the Board of Education of the City of Chicago.

This report also details changes to existing Capital Improvement Program construction contracts, in the amount of \$486,224.17 as listed in the attached January Change Order Log. These construction contract changes have been processed and are being submitted to the Board for approval in accordance with section 7-15 of the Rules of the Board of Education of the City of Chicago, since they require an increased commitment necessitated by an unforeseen combination of circumstances or conditions calling for immediate action to protect Board property to prevent interference with school sessions.

**LSC REVIEW:** Local School Council approval is not applicable to this report.

**AFFIRMATIVE ACTION:** The General Contracting Services Agreements entered into by each of the pre-qualified general contractors and other miscellaneous construction contracts awarded outside the pre-qualified general contractor program for new construction awards and changes to existing construction contracts shall be subject to the Board's Business Diversity Program for Construction Projects and any revisions or amendments to that policy that may be adopted during the term of any such contract.

**FINANCIAL:** Expenditures involved in the Capital Improvement Program are charged to the Department of Operations, Capital Improvement Program.

Budget classification: Fund – 436, 468, 476, 477, 479, 480, 481, 482, 483, 484 will be used for all Change Orders (January Change Order Log); Funding source for new contracts is so indicated on Appendix A

Funding Source: Capital Funding

**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.

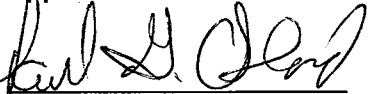
Conflicts – The agreement shall not be legally binding on the Board if entered into in violation of the provisions of 105 ILCS 5/34-21.3 which restricts the employment of or the letting of contracts to, former Board members during the one year period following expiration or other termination of their 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 May 25, 2011 (11-0525-PO2), as amended from time to time, shall be incorporated into and made a part of the agreement.

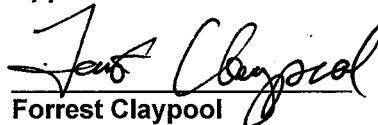
Contingent Liability – The agreement shall contain the clause that any expenditure beyond the current fiscal year is deemed a contingent liability, subject to appropriation in the subsequent fiscal year budget(s).

**Approved for Consideration:**



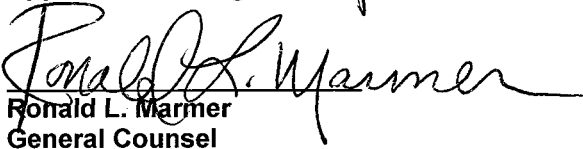
**Paul G. Osland**  
Chief Facilities Officer

**Approved:**



**Forrest Claypool**  
Chief Executive Officer

**Approved as to legal form:**

*maur*  


**Ronald L. Marmor**  
General Counsel

Appendix A  
January 2016

SCHOOL	CONTRACTOR	CONTRACT #	CONTRACT METHOD	CONTRACT AWARD	AWARD DATE	ANTICIPATED COMPLETION DATE	FISCAL YEAR	AFFIRM.	ACTION	H	A	WBE	PROJECT SCOPE AND NOTES	REASONS FOR PROJECT
Gale School	BROADWAY ELECTRIC INC	3050201	BID	\$ 129,600.00	12/9/2015	2/28/2016	2016	AA	25	0	0	5	Provide a new fire alarm system. Remove existing fire alarm system and associated devices. Existing system shall be removed after new fire alarm system and associated devices are in place and fully tested and functional.	1
Jones High School	ALL-BRY CONSTRUCTION COMPANY	3050511	JOC	\$ 3,534.34	12/10/2015	1/30/2016	2016	N/A	N/A				Install bollards to protect the exposed gas main in the alley.	1

\$ 133,134.34

Reasons:

1. Safety
2. Code Compliance
3. Fire Code Violations
4. Deteriorated Exterior Conditions
5. Priority Mechanical Needs
6. ADA Compliance
7. Support for Educational Portfolio Strategy
8. Support for other District Initiatives
9. External Funding Provided

**CHANGE ORDER LOG**

School	Vendor	Project Number	Original Contract Amount	Number Change Orders	Total Change Orders	Revised Contract Amount	Total % of Contract	Oracle PO Number	Board Rpt Number
<b>Columbia Explorers Academy</b>									
<b>2016 Columbia Explorers ICR 2016-20071-ICR</b>									
K.R. Miller Contractors, Inc									
Change Date	App Date	Change Order Descriptions	\$460,524.07	8	\$66,152.45	\$526,676.52	14.36%	Reason Code	2933471 / 300055414-1022-PR5
11/23/15	11/27/15	Contractor to provide material cost for additional signage.						Owner Directed	\$1,345.84
11/23/15	11/27/15	Contractor to provide additional parking signage.						Owner Directed	\$739.00
11/23/15	11/27/15	Contractor omitted 6% on OMEC cost in the original proposal.						Owner Directed	\$803.00
			<b>Project Total</b>						<b>\$2,887.84</b>
<b>Hancock High School</b>									
<b>2015 Hancock CSP</b>									
Wight & Company									
Change Date	App Date	Change Order Descriptions	\$9,604,000.00	84	\$1,229,436.13	\$10,833,436.13	12.80%	Reason Code	2908176
11/12/15	11/20/15	Contractor to install a new gypsum board chase wall in vestibule #129 to cover over the vertical duct penetrating the floor in the southeast corner of the room.						Omission - AOR	14-1022-PR5
11/05/15	11/06/15	Contractor to provide supplemental cleaning.						Owner Directed	\$15,109.24
10/05/15	11/05/15	Contractor to install two (2) additional outlets in the server room where the school's vending machines are going to be located and two (2) outlets in the kitchen area for the stoves.						Omission - AOR	\$2,896.89
10/06/15	11/09/15	Contractor to remove a portion of the discovered cmu in the corridor where the new locker bank is scheduled to be installed. Extent of removal to be such that the locker bank will fit under the cmu.						Discovered Conditions	\$1,745.98
11/12/15	11/17/15	Contractor to install a new suspended gypsum board ceiling in the weight room. Ceiling needed to be removed to access discovered plumbing piping above that required removal and asbestos abatement of the existing pipe wrap.						Omission - AOR	\$2,878.06
11/24/15	11/27/15	Contractor to build two (2) new gypsum board soffits in rooms 319 & 422 along the west walls.						Omission - AOR	\$4,081.34
09/21/15	11/09/15	Contractor to replace the existing wired analog clocks in the main building with new wireless clocks.						Owner Directed	\$4,001.50
10/01/15	11/09/15	Changes were mandated by the City of Chicago Department of Buildings code review. The code changes require converting and abandoning storage rooms under stairways to meet the 2 hour code requirement for an exit corridor.						Code Compliance	\$52,733.45
11/12/15	11/20/15	Contractor to install a pair of doors and frame at the 2nd floor staircase.						Discovered Conditions	\$13,597.64
11/12/15	11/13/15	Contractor to demolish a portion of the existing east wall of multipurpose room #042 so that the new doors can be installed.						Omission - AOR	\$2,809.98
11/12/15	11/16/15	Contractor to remove the discovered steel lintel above door openings of rooms 132A and 132B. Remove lintel and plaster/masonry units above the openings up to the structural steel. Then build a header back down to the door frame with studs and drywall.						Discovered Conditions	\$5,080.22
10/21/15	11/23/15	GC to provide the following: 1.) Install a rated suspended gypsum board ceiling system with surface mounted florescent light fixtures in the lower level corridors. Patch existing plaster ceilings removed in storage rooms as necessary to install new rated partitions. Ceiling patch to match existing and maintain the required fire ratings. 2.) Provide a credit to the owner for the material and labor associated with the installation of the specified suspended acoustical ceiling tile system and lay-in florescent light fixtures. 3.) Provide and install twenty-five (25) rated access panels in the new ceiling system.						Code Compliance	\$54,273.34
11/12/15	11/16/15	Contractor to provide pricing for material and labor to install three (3) light fixtures in the kitchen adjacent to the freezers.						Owner Directed	\$347.42

**CHANGE ORDER LOG**

School	Vendor	Project Number	Original Contract Amount	Number Change Orders	Total Change Orders	Revised Contract Amount	Total % of Contract	Oracle PO Number	Board Rpt Number	
<b>Hancock High School</b>										
2015 Hancock CSP	Wight & Company	2015-46021-CSP	\$9,604,000.00	84	\$1,229,436.13	\$10,833,436.13	12.80%	2908176	14-1022-PR5	
	<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>					<u>Reason Code</u>		
	11/19/15	11/23/15	Contractor to install approximately 350 square feet of new vinyl flooring in corridors 161 and 164.					Omission - AOR	\$3,412.48	
	10/06/15	11/05/15	Contractor to provide for the following: 1.) Install vacuum breakers at faucets in all janitor closets per the request of the City of Chicago Inspector. 2.) Repair, patch, and paint all (7) seven janitor closets. 3.) Patch/paint all walls and ceilings and caulk around sinks in the men's & women's toilet rooms off of the auditorium lobby.					Code Compliance	\$16,141.46	
	09/21/15	11/27/15	Contractor to remove the existing unsupported structural tile at the heads of the new openings (corridors 240, 340, 440) and to build the top of the walls back with stud framing and gypsum board. Existing structural file construction was concealed by a hard ceiling that was demolished.					Discovered Conditions	\$7,061.30	
									<u>Project Total</u>	<u>\$187,312.26</u>
<b>Bowen High School</b>										
2015 Bowen CAR	All-Bry Construction Company	2015-46491-CAR	\$625,000.00	17	\$60,800.38	\$685,800.38	9.73%	2849415		
	<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>					<u>Reason Code</u>		
	11/17/15	11/20/15	Contractor to provide power, including all associated breakers, conduit, and boxes to three (3) vertical mills and three (3) manual Other lathes. Provide one (1) quad and one (1) duplex receptacle at each vertical mill. Provide one (1) duplex receptacle at each manual lathe.						\$8,447.13	
									<u>Project Total</u>	<u>\$8,447.13</u>
<b>Theodore Herzl School</b>										
2015 Herzl CSP	Friedler Construction Co.	2015-23771-CSP	\$4,752,800.00	34	\$414,145.10	\$5,166,945.10	8.71%	2708951	11-0525-PR8	
	<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>					<u>Reason Code</u>		
	11/06/15	11/10/15	GC to reroute discovered conduit around LULA location.					Discovered Conditions	\$37,575.94	
									<u>Project Total</u>	<u>\$37,575.94</u>

**CHANGE ORDER LOG**

School	Vendor	Project Number	Original Contract Amount	Number Change Orders	Total Change Orders	Revised Contract Amount	Total % of Contract	Oracle PO Number	Board Rpt Number
<b>Roald Amundsen High School</b>									
2015 Amundsen ICR	F.H. Paschen, S.N. Nielsen & Assoc	2015-46031-ICR	\$3,254,000.00	22	\$205,795.00	\$3,459,795.00	6.32%	2947603 / 3002485	
Change Date	App Date	Change Order Descriptions						Reason Code	
10/23/15	11/20/15	Contractor to provide a new drain stack from ceiling of classroom 222, through main office 122, to the basement area and connect to existing drain line. Cap existing drain and abandon in chase. Demolish horizontal galvanized run at basement area and provide new copper drain line. Connect all plumbing fixtures currently connected to drain line to new drain. At classroom 222 provide drywall enclosure with vinyl base, paint to match existing classroom. At office 122 provide jacketed enclosure over insulation, paint to match existing walls.			\$9,241.99	\$164,290.99	5.96%	2898915	14-1022-PR7
			\$155,049.00	5				Omission - AOR	\$2,628.63
								Project Total	\$22,089.00
<b>Albert G Lane Technical High School</b>									
2015 Lane Tech SEC	Pace Systems, Inc.	2015-46221-SEC	\$3,196,000.00	13	\$173,870.98	\$3,369,870.98	5.44%	2681966	
Change Date	App Date	Change Order Descriptions						Reason Code	
05/15/15	11/09/15	Contractor to provide six (6) additional door contacts.						Discovered Conditions	\$40,985.78
								Project Total	\$40,985.78
<b>Beulah Shoemith School</b>									
2014 Shoemith BLR	Wight & Company	2014-25371-BLR	\$3,196,000.00	13	\$173,870.98	\$3,369,870.98	5.44%	2681966	
Change Date	App Date	Change Order Descriptions						Reason Code	
12/10/14	11/13/15	Contractor to perform the following: 1.) Additional chase was created on room 109 due to lack of space into adjacent room 103 chase. 2.) Add a soffit and a "low bench/chase" covered with a top to avoid modification of existing marker board. 3.) Pipe covers at classroom floors/window bases. 4.) Reroute control wiring in rooms 101, 109, and 119. 5.) Reroute and core conduits from tunnel entrance at boiler room to engineer's office 117A. 6.) Provide credit for existing floor drains in boiler room that were reused instead of installing new ones. 7.) Provide credit for roof down spout at north stair wall that was left in place and not relocated into a new chase. 8.) Provide credit for repairs to boiler room plaster ceiling not performed. 9.) Provide credit for 4" insulation installed at new elevator roof instead of 6". 10.) Provide credit for replacement of roofing.						Discovered Conditions	\$40,985.78
								Project Total	\$40,985.78

**CHANGE ORDER LOG**

School	Vendor	Project Number	Original Contract Amount	Number Change Orders	Total Change Orders	Revised Contract Amount	Total % of Contract	Oracle PO Number	Board Rpt Number
<b>Charles G Hammond School</b>									
2015 Hammond ICR	F.H. Paschen, S.N. Nielsen & Assoc	2015-23531-ICR	\$860,000.00	3	\$38,585.00	\$898,585.00	4.49%	Reason Code 2945320	
Change Date	App Date	Change Order Descriptions							
08/28/15	11/06/15	Repair of existing playground rubber surface required for safety reasons.						Safety	\$5,083.00
									<u>Project Total</u>
									\$5,083.00
<b>Collins Academy High School</b>									
2016 Collins ROF	Reliable & Associates	2016-49131-ROF	\$4,824,533.00	18	\$201,917.16	\$4,826,450.16	4.37%	Reason Code 2916898 / 300142414-1022-PR5	
Change Date	App Date	Change Order Descriptions							
11/19/15	11/23/15	Provide credit for interior caulking at fifty-eight (58) window frames.						Owner Directed	(\$3,799.00)
11/06/15	11/10/15	Contractor to provide additional scaffolding in the pool area to complete painting work.						Discovered Conditions	\$41,700.40
11/20/15	11/27/15	Provide cost for extending new condensate lines with new copper piping to roof drains, following the slope of the roof. Provide adequate support blocks for new copper lines with sacrificial layer of cap sheet between roof surface and support blocks						Discovered Conditions	\$42,239.26
10/22/15	11/09/15	Existing framing supporting existing interior window curtain at courtyard was not constructed as shown on existing drawings. Provide new aluminum curtain walls steel supports at new window heads.						Discovered Conditions	\$29,629.10
									<u>Project Total</u>
									\$109,769.76
<b>Canter Middle School</b>									
2015 Canter CSP	Chicago Commercial Construction	2015-23981-CSP	\$4,475,268.78	29	\$149,280.36	\$4,624,549.14	3.34%	Reason Code 2917266 / 289546314-1217-PR2	
Change Date	App Date	Change Order Descriptions							
07/20/15	11/12/15	Contractor to remove the existing feeds (2 pipes between 2nd floor and 3rd floor: one steam, one condensate drain) that ran to the radiators above the 2nd floor plaster ceiling up to the third floor that were discovered to have asbestos insulation.						Discovered Conditions	\$8,364.67
11/04/15	11/20/15	Unisex toilet room #212A was approximately 35 square feet smaller than expected. Therefore, an existing wall-mounted radiator had to be relocated to an adjacent wall and the water closet located further away from the existing waste and vent stack.						Omission - AOR	\$4,885.75
11/04/15	11/06/15	Existing plaster ceiling in #185N is actually painted exposed concrete; plaster patching and infill to be eliminated from scope of work in its entirety. Expanded concrete slab cuts for floor drains and fixtures in #185N and #257C are not necessary. Eliminate concrete slab infill at second floor unisex locker room #185N and eliminate metal deck infill and perimeter steel angles in their entirety. Gypsum board soffit in #185C for floor drain from #257C above can be eliminated as well.						Discovered Conditions	\$749.42
10/07/15	11/20/15	Contractor to add one (1) hub drain and one (1) vent to the elevator sump pump discharge system.						Omission - AOR	\$8,826.97
10/21/15	11/05/15	All corridor floors were expected to be existing wood substrate over wood sleepers, similar to classroom floor construction. However, it was discovered that existing conditions were one layer of VCT directly adhered to concrete slab. Bid documents showed removal of two layers of VCT (w/ underlayment each layer) and plywood down to existing concrete topping with existing embedded wood sleepers to remain. Therefore, floor prep / substrate / underlayment work to be eliminated in their entirety from the scope with the exception of a layer of cementitious self-leveling underlayment.						Discovered Conditions	(\$11,168.00)

**CHANGE ORDER LOG**

School	Vendor	Project Number	Original Contract Amount	Number Change Orders	Total Change Orders	Revised Contract Amount	Total % of Contract	Oracle PO Number	Board Rpt Number
<b>Canter Middle School</b>									
<b>2015 Canter CSP</b>									
	Chicago Commercial Construction	2015-23981-CSP	\$4,475,268.78	29	\$149,280.36	\$4,624,549.14	3.34%		
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>							
10/30/15	11/05/15	Contractor to provide a credit for the removal of the interstitial fire-rated ceiling at practice rooms #134 and #135 from the scope of work.						Reason Code 2917266 / 289546314-1217-PR2	(\$4,015.00)
									Project Total
									\$7,643.81
<b>Christian Ebinger</b>									
<b>2015 Ebinger NAB</b>									
	Friedler Construction Co.	2015-23051-NAB	\$5,071,800.00	19	\$163,277.85	\$5,235,077.85	3.22%		
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>							
10/26/15	11/12/15	Contractor shall prepare a change order proposal for a credit to the project consisting of the following; 1.) Omit reglazing of entry door transoms and new muntins at four (4) locations. Existing glazing is insulated glass and can remain. 2.) Omit sash replacement at windows scheduled for AC removal. Provide only new insulated glass with matching muntins in the existing sash to remain. 3.) Add removal of AC unit, panel and support brackets in MDF Room and provide new insulating glass and muntins as described above.						Reason Code 2872266	14-1022-PR5 (\$2,886.67)
									Project Total
									(\$2,886.67)
<b>Louisa May Alcott School</b>									
<b>2016 Alcott NCP</b>									
	All-Bry Construction Company	2016-22041-NCP	\$1,339,000.00	4	\$22,866.27	\$1,361,866.27	1.71%		
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>							
11/16/15	11/18/15	Provide painting and installation of vinyl coated fabric and stopper for the reused sliding gate.						Reason Code 3002494	\$1,049.40
10/23/15	11/06/15	Cost to add rubber manufacturer's concrete base under play mounds/sloped sections of the play area.							\$15,437.42
11/16/15	11/18/15	Provide additional concrete sidewalk replacement.							\$1,299.45
									Project Total
									\$17,786.27



**CHANGE ORDER LOG**

School	Vendor	Project Number	Original Contract Amount	Number Change Orders	Total Change Orders	Revised Contract Amount	Total % of Contract	Oracle .PO Number	Board Rpt Number
<b>Albert G Lane Technical High School</b>									
2015 Lane Tech MCR	2015-46221-MCR								
	Tyler Lane Construction, Inc.		\$50,164,330.00	33	\$732,571.49	\$50,896,901.49	1.46%		
	<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>					<u>Reason Code</u>	
	10/26/15	11/21/15	Provide the following: 1.) Room 119: Remove, clean, service, and re-install existing triple track marker board atop new marker board base. 2.) Room 123: Remove, repair, clean, service, and re-install existing triple track marker board atop new marker board base. 3.) Room 125: Remove, clean, service, and re-surface four (4) writing surfaces, and re-install existing triple track marker boards atop new marker board base. 4.) Install previously ordered marker boards intended for classrooms 119, 123, and 125 to rooms as designated by school/science dept. chair.					School Request	\$7,569.00
	11/23/15	11/27/15	Lower level stage environmental remediation including, but not limited to, walls, doors, trim, furniture, fixtures, and equipment.					Discovered Conditions	\$20,000.00
								<u>Project Total</u>	\$27,569.00
<b>Lake View High School</b>									
2016 Lake View HS ICR	2016-46211-ICR								
	F.H. Paschen, S.N. Nielsen & Assoc		\$2,172,000.00	2	\$24,473.00	\$2,196,473.00	1.13%		
	<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>					<u>Reason Code</u>	
	11/18/15	11/20/15	Repair existing foundation wall at ground level which was found to have letting moisture through the wall, damaging the plaster.					3006677	
								Discovered Conditions	\$9,722.00
								<u>Project Total</u>	\$9,722.00
<b>John C Dore School</b>									
2016 Dore TUS	2016-23001-TUS								
	O.C.A. Construction, Inc.		\$2,417,327.74	1	\$9,610.42	\$2,426,938.16	0.40%		
	<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>					<u>Reason Code</u>	
	11/16/15	11/18/15	Contractor to provide an additional concrete walk between the modular building and the existing concrete walk which exits the property at S. Normandy Ave.					2938066 / 3003650	
								School Request	\$9,610.42
								<u>Project Total</u>	\$9,610.42

**Total Change Orders for this Period \$486,224.17**