

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 \$115,767.00 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 \$534,011.29 as listed in the attached February 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 (February 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:



Ronald L. Marmer
General Counsel

Appendix A
February 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
Nightingale School	MURPHY & JONES CO INC	3056395	BID	\$ 55,267.00	1/5/2016	2/28/2016	2016	AA	0	98	0	2	This project includes stage rebuild, painting, curtain replacement, and potential HVAC renovation/reconstruction.	1
Sabin School	F.H. PASCHEN, S.N. NIELSEN & ASSOCIATES, LLC	3052279	JOC	\$ 60,500.00	12/15/2015	2/28/2016	2016	0	7	0	0	0	Complete control review, replace existing fan, and repair bearings.	5

\$ 115,767.00

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
Chicago International Charter School – Chicago Quest North									
2016 Chicago Quest/Noble IC2016-66651-ICR									
	MZI Building Services, Inc.		\$41,727.00	1	\$17,064.00	\$58,791.00	40.89%		
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>						<u>Reason Code</u>	
12/14/15	12/18/15	Contractor to repair concrete suspended slab interior and exterior at the northwest entry.						3005657	
								Discovered Conditions	\$17,064.00
								<u>Project Total</u>	\$17,064.00
Theodore Roosevelt High School									
2015 Roosevelt SEC 2015-46271-SEC									
	Pace Systems, Inc.		\$80,835.00	3	\$12,443.09	\$93,278.09	15.39%		
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>						<u>Reason Code</u>	
11/17/15	12/17/15	Provide door contacts for (7) roof hatches in lieu of (5) roof hatches called out on the contract documents.						2898916	14-1022-PR7
								Omission – AOR	\$3,832.07
								<u>Project Total</u>	\$3,832.07
Hancock High School									
2015 Hancock CSP 2015-46021-CSP									
	Wight & Company		\$9,604,000.00	87	\$1,247,100.73	\$10,851,100.73	12.99%		
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>						<u>Reason Code</u>	
12/01/15	12/02/15	Contractor to install one (1) wall mounted projection screen and two (2) 4' x 8' markerboards in classroom #429 on the east wall.						2908176	14-1022-PR5
								Omission – AOR	\$2,974.36
11/12/15	12/11/15	Contractor to construct a gypsum board soffit and wall assembly in corridor #046 of the lower level to house a bank of relocated recessed lockers.						Omission – AOR	\$1,996.52
12/22/15	12/28/15	Contractor to remove the existing wall tile from the north wall in the ADA weight room #114 and patch wall to match existing.						Omission – AOR	\$1,410.15
12/22/15	12/24/15	Contractor to raise the existing plaster header above stairs.						Discovered Conditions	\$765.34
10/12/15	12/09/15	Contractor to provide for the following items as requested by the Health Department Inspector: 1.) Additional wall base in teacher's break room. 2.) Installation of grease trap at existing stainless steel triple basin sink. 3.) Installation of new faucets with vacuum breakers at all janitor closet sinks. 4.) Additional cleaning for the Health Department Inspector. 5.) Caulking and patching existing holes and installing new door sweeps on existing doors.						Code Compliance	\$21,386.28
11/12/15	12/01/15	Contractor to remove the door and frame at opening #137. Include in the pricing the installation of hard wood casing (three sides) of the opening. Casing to be flat and not have any stops. Stain and varnish the casing to match existing color/finish of wood trim at the school.						Discovered Conditions	\$1,909.41
10/06/15	12/09/15	Contractor to remove the existing soffit along the west walls of rooms 123 & 124 in order to install the new scheduled rated walls.						Discovered Conditions	\$7,382.51
								<u>Project Total</u>	\$37,824.57

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
William Penn School									
2014 Penn SIP	F.H. Paschen, S.N. Nielsen & Assoc	2014-24911-SIP	\$922,000.00	15	\$113,244.90	\$1,035,244.90	12.28%		
		<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>				<u>Reason Code</u>	
		11/20/15	12/01/15	Modify the hot water heating system control sequence as follows to control the primary and secondary heating loop temperatures.				2668008	Owner Directed
									\$13,470.40
									<u>Project Total</u>
Bowen High School									
2015 Bowen CAR	All-Bry Construction Company	2015-46491-CAR	\$625,000.00	18	\$60,743.13	\$685,743.13	9.72%		
		<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>				<u>Reason Code</u>	
		12/17/15	12/29/15	Provide credit for five (5) final compressed air connections and shut-off valves.				2849415	Owner Directed
									(\$57.25)
									<u>Project Total</u>
Skinner Pre-K Center									
2016 Skinner West PKC	Murphy & Jones Co., Inc.	2016-29282-PKC	\$58,667.00	1	\$5,047.00	\$63,714.00	8.60%		
		<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>				<u>Reason Code</u>	
		12/11/15	12/17/15	Replace 140 linear feet of water supply piping.				3004607	Discovered Conditions
									\$5,047.00
									<u>Project Total</u>
Willia Cather School									
2016 Cather NCP	Friedler Construction Co.	2016-26021-NCP	\$999,800.00	4	\$67,359.20	\$1,067,159.20	6.74%		
		<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>				<u>Reason Code</u>	
		12/01/15	12/02/15	Contractor to provide demolition of discovered railroad tracks and concrete base required to complete the storm water connection to Lake street. Rerouting of additional sewer line, gas main, and AT&T ductbank is also required.				3006038	Discovered Conditions
									\$7,616.00
		12/03/15	12/03/15	Contractor to reroute electrical wires and associated trenching for exterior safety and security lighting.					School Request
		11/30/15	12/02/15	Contractor to provide electrical conduit and cabling rerouting.					Discovered Conditions
									\$2,682.00
									\$6,061.20
									<u>Project Total</u>
									\$16,359.20

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These change order approval cycles range from 12/01/15 to 12/31/15

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
Charles P Steinmetz Academic Centre									
2015 Steinmetz SEC	Pace Systems, Inc.	2015-46291-SEC	\$76,090.00	1	\$4,902.82	\$80,992.82	6.44%	2898919	14-1022-PR7
<u>Change Date</u> <u>App Date</u> <u>Change Order Descriptions</u>									
05/21/15	12/29/15	Contractor to provide an additional five (5) door contacts.							
Ronald Amundsen High School									
2015 Amundsen ICR	F.H. Paschen, S.N. Nielsen & Assoc	2015-46031-ICR	\$3,254,000.00	23	\$208,992.00	\$3,462,992.00	6.42%	2947603 / 3002485	
<u>Change Date</u> <u>App Date</u> <u>Change Order Descriptions</u>									
10/23/15	12/10/15	Contractor to remove existing VCT floor, and overlay down to original wood floor, to prep existing surfaces and to provide new VCT floor.							
09/25/15	12/01/15	Contractor identified leak location at first floor, with fractured pipe and hole from rust corrosion. Contractor repaired the 4' section of pipe and repaired the wall surfaces required to access pipe replacement.							
12/08/15	12/09/15	In order to provide turn-over of gymnasium floor for school use for homecoming events overtime was required to finish installation and finishing.							
Franklin Fine Arts Center									
2016 Franklin SLK	K.R. Miller Contractors, Inc	2016-29081-SLK	\$204,500.00	3	\$12,273.26	\$216,773.26	6.00%	3001877	
<u>Change Date</u> <u>App Date</u> <u>Change Order Descriptions</u>									
12/08/15	12/09/15	Contractor to provide additional painting in vestibules 103 & 104 and west vestibules 101 & 106.							
12/08/15	12/09/15	Contractor to provide additional painting in the following areas: 1.) The mural in the corridor south of Vestibule #104 2.) The mural at the mid-level landing of the west stair							
12/08/15	12/09/15	Contractor to provide costs associated with re-mobilization for demo and painting subcontractors.							
									Project Total
									\$26,085.00
									Project Total
									\$12,273.26
									Project Total
									\$8,165.59
									Project Total
									\$2,291.91
									Project Total
									\$8,165.76
									Project Total
									\$12,273.26

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
Beulah Shoemsmith School									
2014 Shoemsmith BLR	Wight & Company	2014-25371-BLR	\$3,196,000.00	13	\$173,870.98	\$3,369,870.98	5.44%	2681966	
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>						<u>Reason Code</u>	
10/30/15	12/10/15	Contractor to provide the following; 1.) Relocate existing electrical, low voltage conduits, speaker and heat detector below mechanical mezzanine ceilings and above adjacent north and south stairs. 2.) Provide covers at exposed UV drain pipe location in first floor classroom ceilings.						Discovered Conditions	\$6,205.24
AI Raby High School									
2014 AI Raby SIP	Wight & Company	2014-46471-SIP	\$13,304,000.00	51	\$649,243.58	\$13,953,243.58	4.88%	2692010	
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>						<u>Reason Code</u>	
11/23/15	12/08/15	Contractor to provide additional commissioning scope; 1.) Take off removable insulation from check valve and keep for reuse. 2.) Open check valve and remove disc and associated loose parts. 3.) Re-install bonnet in accordance with manufacturer's recommendations to ensure tight, leak-free joint and maintain pressure rating. 4.) Re-apply removable insulation to check valve; ensure continuous vapor barrier.						Discovered Conditions	\$14,324.59
Collins Academy High School									
2016 Collins ROF	Reliable & Associates	2016-49131-ROF	\$4,624,533.00	19	\$217,083.88	\$4,841,616.88	4.69%	2916898 / 300142414-1022-PR5	
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>						<u>Reason Code</u>	
12/04/15	12/07/15	Provide cost for cleaning auditorium caused by flooding at courtyard.						Discovered Conditions	\$1,934.67
Lake View High School									
2016 Lake View HS ICR	F.H. Paschen, S.N. Nielsen & Assoc	2016-46211-ICR	\$2,172,000.00	9	\$101,873.00	\$2,273,873.00	4.69%	3006677	
<u>Change Date</u>	<u>App Date</u>	<u>Change Order Descriptions</u>						<u>Reason Code</u>	
12/18/15	12/29/15	Contractor to remove and relocate electrical wire mold.						Omission - AOR	\$1,266.00
12/17/15	12/29/15	Exploratory demolition and repair to determine the source of plumbing leaks within the plumbing chase and overhead soffits.						Discovered Conditions	\$5,870.00
11/06/15	12/22/15	Contractor to provide repairs to deteriorated lintel at west facade, discovered after wall was opened.						Discovered Conditions	\$16,087.00
12/11/15	12/23/15	Changes in the Issued for Construction Drawings including; removal of cafeteria work, removal of masonry repairs at tower area, and keynote revisions.						Owner Directed	\$3,573.00
Project Total									
									\$6,205.24
Project Total									
									\$14,324.59
Project Total									
									\$1,934.67
Project Total									
									\$1,934.67

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These change order approval cycles range from 12/01/15 to 12/31/15

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
Lake View High School									
2016 Lake View HS ICR	2016-46211-ICR	F.H. Paschen, S.N. Nielsen & Assoc	\$2,172,000.00	9	\$101,873.00	\$2,273,873.00	4.69%	Reason Code 3006677	
Change Date	App Date	Change Order Descriptions							
12/23/15	12/29/15	Contractor to provide roofing repairs due to rebound board discovered to be saturated with water and found to be outside of the scoped repair area.						Discovered Conditions	\$5,300.00
12/11/15	12/22/15	Discovered deterioration at west facade, north end requiring immediate attention.						Discovered Conditions	\$26,604.00
								Project Total	\$58,700.00
Canter Middle School									
2015 Canter CSP	2015-23981-CSP	Chicago Commercial Construction	\$4,475,268.78	31	\$150,273.64	\$4,625,542.42	3.36%	Reason Code 2917266 / 289546314-1217-PR2	
Change Date	App Date	Change Order Descriptions							
12/11/15	12/21/15	Contractor to provide an additional nine (9) fire alarm devices that needed to be added to the LULA area. Upon investigation in the field it was determined that the existing fire alarm panel could not support all the new devices, as it did not have enough available circuits. Therefore, the fire alarm contractor provided an additional power supply to support the new devices.						Discovered Conditions	\$3,071.88
11/16/15	12/02/15	Contractor to perform the following: 1. Exit Lamp Replacement: Lamps were replaced in 32 exit and stair fixtures. 2. Light Fixture Cleaning: All light fixtures throughout building were required to be cleaned 3. Flush Valve Replacement: There were some non-functioning flush valves even after the kits had been replaced - seven (7) water closets, three (3) urinals and six (6) lavatories 4. Kitchen Area Repairs: Exterior door sweeps were replaced, selective demolition of kitchen wall, reinstall and paint kitchen wall, replace ceiling tiles; 1st floor bathroom sink repairs as well as kitchen light bulb replacement 5. Window Sash Replacement: Twenty (20) window sashes were replaced 6. Elevator Equipment Room Inspection: The elevator inspector requested that a drip pan be installed underneath the insulated roof drain piping in the elevator machine room. 7. Annunciator Panel Changes Per Fire Department: The Fire Department requested a different model panel in lieu of the submittal approved equipment; reverting to an older model annunciator panel.						Site Inspect Direction	\$33,493.67
11/04/15	12/29/15	Contractor to provide a credit for eliminating the gymnasium speakers from the scope.						Owner Directed	(\$2,078.60)
								Project Total	\$34,486.95
Christian Ebinger									
2015 Ebinger NAB	2015-23051-NAB	Friedler Construction Co.	\$5,071,800.00	20	\$164,201.85	\$5,236,001.85	3.24%	Reason Code 2872266	
Change Date	App Date	Change Order Descriptions							
12/11/15	12/15/15	Contractor to provide epoxy injection at the interface of the west wall and floor in the southwest corner where water seepage is occurring in the boiler room.						Discovered Conditions	\$924.00
								Project Total	\$924.00

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
Crown Community Academy Fine Arts Center									
2016 Crown STR	Reed Construction	2016-31041-STR	\$337,600.00	1	\$9,579.58	\$347,179.58	2.84%	2899695	14-1022-PR5
Change Date	App Date	Change Order Descriptions						Reason Code	
10/15/15	12/28/15	Contractor to cut a vertical control joint in existing masonry veneers at east and west sides of gym. Cut joint completely through masonry and from foundation through top course of wall. At roof edge flashing remove small portion of sheet metal where cut joint will be located at top of wall. Replace section roof edge flashing and overlap existing with sealant after joint has been completed. Install backer rod and sealant in cut joint.			\$4,231.19	\$155,231.19	2.80%	Omission - AOR	\$9,579.58
Stephen K Hayt School									
2016 Hayt NPL	All-Bry Construction Company	2016-23621-NPL	\$151,000.00	2	\$4,231.19	\$155,231.19	2.80%	3003137	
Change Date	App Date	Change Order Descriptions						Reason Code	
11/20/15	12/10/15	Contractor to install one (1) additional clean out that was picked up on City of Chicago Plan Review.						Code Compliance	\$1,231.19
11/20/15	12/02/15	Contractor to add additional play surface patching at old/existing play area.						Owner Directed	\$3,000.00
									Project Total
									\$9,579.58
Albert G Lane Technical High School									
2015 Lane Tech MCR	Tyler Lane Construction, Inc.	2015-46221-MCR	\$50,164,330.00	38	\$1,062,092.49	\$51,226,422.49	2.12%	2867615 / 300293811-0525-PR8	
Change Date	App Date	Change Order Descriptions						Reason Code	
11/30/15	12/02/15	Provide and install ten (10) Clearline ADA window operators at accessible windows.						Omission - AOR	\$12,821.00
12/14/15	12/15/15	Contractor to remove sink between existing panels and cap piping flush within chase/wall in room 239. Patch and paint wall to match existing.						Omission - AOR	\$2,895.00
12/24/15	12/29/15	Contractor to provide repair of broken storm sewer piping discovered during camera survey.						Discovered Conditions	\$176,876.00
12/24/15	12/29/15	Provide new conduit with new branch circuit wiring for equipment located in aquaponics lab 128. Make all final connections and complete in place ready for operation.						Discovered Conditions	\$4,485.00
11/30/15	12/03/15	Provide repairs to eight (8) sewer pipes and replace 70" of cast iron in sump area adjacent to boiler room.						Discovered Conditions	\$67,124.00
11/30/15	12/02/15	Contractor to provide light weight wire mesh concrete slab in the new aquaponics lab floor.						Discovered Conditions	\$2,623.00
									Project Total
									\$266,824.00

Total Change Orders for this Period \$534,011.29