



**CAPITAL  
Development  
BOARD**

**Building a Better Illinois**

Bruce Rauner, Governor James Reilly, Chairman

**BOARD BOOK**

**February 14, 2017**

**11:00 a.m.**

**Video-Conference between:**

**James R. Thompson Center  
100 West Randolph Street, Suite 14-600  
Chicago, Illinois**

**Illinois Dept. of Transportation  
1102 East Port Plaza  
Collinsville, Illinois**

**Robert Oxtoby Board Room  
Wm. G. Stratton Office Building  
401 S. Spring St., 3rd Floor  
Springfield, Illinois**

**BOARD MEMBERS:**

James Reilly, Chairman  
William A. Lowry, Sr., Vice Chairman  
Glyn Ramage  
Miles Beatty, III  
Steve Orlando  
Pam McDonough  
Jack V. Carney

Jodi Golden, Executive Director



**CAPITAL DEVELOPMENT BOARD**

**February 14, 2017, 11:00 a.m.  
Video-Conference  
between  
the following three locations:**

**James R. Thompson Center**  
100 West Randolph Street  
Suite 14-600  
Chicago, Illinois

**Robert Oxtoby Board Room**  
3<sup>rd</sup> Floor Stratton Building  
401 S. Spring Street  
Springfield, Illinois

**IDOT Office**  
1102 East Port Plaza  
Collinsville, Illinois

1. **CALL TO ORDER**
2. Roll Call of Members
3. Confirmation of a Quorum
  
- PRELIMINARY ITEMS**
4. Adoption of Agenda
5. Approval of the January 10, 2017 Minutes ..... 1-3
6. Introduction of Guests
  
- BOARD ACTION**
7. Architect/Engineer Selection Recommendations from PSB 222..... 4-6
  
- INFORMATION ITEMS**
8. Change Order for Board Authorized Proceed Order Report.....7
9. Remobilization Quarterly Report.....8
  
- EXECUTIVE SESSION**
10. Pending Litigation (5 ILCS 120/2(c)(11))

Staff contact: Candy Murphy 217.782.8726

SUBJECT: Meeting Minutes for January 10, 2017 Board Meeting

The January 10, 2017 meeting of the Capital Development Board was held by video-conference at the James R. Thompson Center, 100 West Randolph Street, Suite 14-600, Chicago, Illinois, the Stratton Office Building, 401 South Spring Street, Third Floor, Springfield, Illinois and the Illinois Department of Transportation Office, 1102 East Port Plaza, Collinsville, Illinois.

The following Board Members were present:

**Chicago**

James Reilly, Chairman  
William Lowry, Sr.  
Miles Beatty, III  
Steve Orlando  
Jack V. Carney

**Collinsville**

Glyn Ramage

Others present:

**Chicago**

Jodi Golden, CDB  
Amy Romano, CDB  
Ron Wright, CDB  
Andrea Bauer, CDB  
Karla Springer, CDB  
Brent Lance, CDB  
Sean Reeder, U of I  
Amanda Emerson, DMA  
Maj. David Helfrich, DMA  
Jesse Martinez, CDB

**Springfield**

Candy Murphy, CDB  
Heidi Hildebrand, CDB  
Don Broughton, CDB  
Sandra Bogue, CDB  
Chris MacGibbon, CDB  
Lisa Mattingly, CDB  
Paula Sorensen, CDB  
Margaret van Dijk, CPO  
Marcy Joerger, CDB  
Tim Patrick, CDB  
Gus Behnke, CDB  
Mike Wilson, CDB  
Paul Kmett, CDB  
James Cockrell, CDB  
Sherri Sullivan, CDB  
Kathryn Martin, CDB

The meeting was called to order at 11:03 a.m.

Candy Murphy took roll call. For the record, Chairman Reilly and members William Lowry, Sr., Miles Beatty, III, and Jack Carney were present at the Chicago meeting site. Board member Glyn Ramage was present at the Collinsville meeting site; however, was unable to connect via video due to technical difficulties.

Mr. Lowry moved and Mr. Beatty seconded a motion for the adoption of the agenda. Chairman Reilly called for a vote, and the motion was approved unanimously.

Mr. Lowry moved and Mr. Beatty seconded a motion to approve the minutes of the December 13, 2016 meeting. Chairman Reilly called for a vote, and the motion was approved unanimously.

All attendees and guests in Springfield and Chicago introduced themselves to the Board. There were no guests in Collinsville.

Mr. Wright presented the following Proceed Order to the Board:

**Proceed Order – University of Illinois at Urbana/Champaign**

Construct Integrated Bioprocessing Research Lab

Champaign, Champaign County, Illinois

CDB Project No. 830-010-332

**Proceed Order for CORE Construction..... \$290,000.00**

Mr. Wright introduced Mr. Sean Reeder with the University of Illinois to the Board. Mr. Reeder highlighted the University’s need for the proceed order.

Mr. Beatty moved and Mr. Lowry seconded a motion to approve the Proceed Order. Chairman Reilly called for a vote, and the motion was approved unanimously.

Mr. Lance presented the following two IDOT A/E selection recommendations:

|    |             |   |  |
|----|-------------|---|--|
| 1. | 630-644-001 | Illinois Department of Transportation<br>Replace Sidewalks, Windows and Doors<br>and Repair Septic<br>Bolingbrook Maintenance Storage Facility<br>Will County, Illinois<br>1. Eco Solutions, Inc.<br>2. SMT Architects, P.C.              | Appropriation:<br>\$80,000<br>Project Cost:<br>\$80,000  |
|    | 630-645-001 | Illinois Department of Transportation<br>Demolish and Replace Weigh Stations<br>Marion Maintenance Facility<br>Williamson County, Illinois<br><br>1. Architechniques, Ltd.<br>2. Baysinger Design Group, Inc.<br>3. Quadrant Design, Inc. | Appropriation:<br>\$85,000<br>Project Cost:<br>\$800,000 |

Board Member Steve Orlando joined the meeting at 11:15 a.m.

Mr. Beatty moved and Mr. Lowry seconded a motion to approve the previous two recommendations for the selection of architects/engineers. Chairman Reilly called for a vote, and the motion was approved unanimously.

Mr. Lance noted the following Architect/Engineer selected by the Executive Director as an informational item:

|    |             |   |   |
|----|-------------|---|---|
| 1. | 040-010-105 | Department of Corrections<br>Repair/Replace Water Heaters<br>Dixon Correctional Center, Lee County<br><br>1. McClure Engineering Associates, Inc. | Appropriation:<br>\$TBD<br>Project Cost:<br>\$TBD |
|----|-------------|---|---|

Major Dave Helfrich with the Illinois National Guard presented a plaque to the Capital Development Board on behalf of the Illinois Department of Military Affairs for their years of dedication and efforts for continuously meeting DMA's construction and facility management's end of the year goals.

Andrea Bauer presented a LEED silver plaque that was received for the Triton College project.

Mr. Lowry made a motion to adjourn. Chairman Reilly called for a vote, and the motion was approved unanimously. The meeting adjourned at 11:22 a.m.

**SUBJECT: *Staff Recommendations for Board Selection of Architect/Engineers***

| <u>PROJECT NO.</u> | <u>FIRM/JOB DESCRIPTION</u>   | <u>ESTIMATED<br/>TOTAL PROJECT<br/>COST</u> |
|--------------------|---|---|
| 630-341-005        | Renovate Rest Areas<br>Department of Transportation<br>Pride of the Prairie Rest Areas, I-72, Macon County<br><br><i>RECOMMENDED FIRMS IN ALPHA ORDER:</i><br><br><i>Allied Design Consultants, Inc.</i><br><i>Ferry &amp; Associates Architects, Inc.</i><br><i>FWAI Architects, Inc.</i>  | \$1,500,000                                 |
| 630-466-010        | Renovate Rest Areas<br>Department of Transportation<br>Green Creek Rest Areas, I-57, Effingham County<br><br><i>RECOMMENDED FIRMS IN ALPHA ORDER:</i><br><br><i>Ferry &amp; Associates Architects, Inc.</i><br><i>Gorski, Reifsteck Architects, Inc.</i><br><i>The Upchurch Group, Inc.</i> | \$1,500,000                                 |

**A/E SELECTION COMMITTEE RECOMMENDATIONS**  
**February 14, 2017**

**CDB PROJECT NO:** 630-341-005

**PROJECT DESCRIPTION:** Renovate Rest Areas

**PROJECT LOCATION:** Department of Transportation  
Pride of the Prairie Rest Areas, I-72, Macon County

**APPROPRIATION AMOUNT:** \$1,500,000

**ESTIMATED TOTAL PROJECT COST:** \$1,500,000

**PROJECT SCOPE OF WORK:**

The Pride of the Prairie Rest Area - East (D0572), is a 1,983 square foot, one-story building constructed in 1986. The Pride of the Prairie Rest Area - West (D0573) is a 1,983 square foot, one-story building constructed in 1986.

The scope of work at the Pride of the Prairie Rest Areas provides for renovating the building interior, including family assist restrooms at both rest area locations if feasible. The scope also provides for remodeling existing restrooms to meet ADA standards; repairing/replacing/upgrading flooring, walls, doors, HVAC plumbing, electrical systems and associated fixtures as needed. The scope also includes for installing new lobby and entrance doors, including ADA openers and keypad access locks. Compliance with the 1997 Illinois Accessibility Code and the 2010 American with Disabilities Act Standards is required.

A combined MBE/FBE goal of 15 percent is applicable to the A/E team. A VBE goal of 3 percent is applicable to the A/E team.

**A/E SELECTION COMMITTEE RECOMMENDATIONS**  
**February 14, 2017**

**CDB PROJECT NO:** 630-466-010

**PROJECT DESCRIPTION:** Renovate Rest Areas

**PROJECT LOCATION:** Department of Transportation  
Green Creek Rest Areas, I-57, Effingham County

**APPROPRIATION AMOUNT:** \$1,500,000

**ESTIMATED TOTAL PROJECT COST:** \$1,500,000

**PROJECT SCOPE OF WORK:**

The Green Creek Rest Area – North (D0767) is a 2,100 square foot, one-story brick building constructed in 1981. The Green Creek Rest Area – South (D0768) is a 2,100 square foot, one-story brick building constructed in 1981.

The scope of work at the Green Creek Rest Areas provides for renovating the building interior, including family assist restrooms at both rest area locations if feasible. The scope also provides for remodeling existing restrooms to meet ADA standards; repairing/replacing/upgrading flooring, walls, doors, HVAC plumbing, electrical systems and associated fixtures as needed. The scope also includes for installing new lobby and entrance doors, including ADA openers and keypad access locks. Compliance with the 1997 Illinois Accessibility Code and the 2010 American with Disabilities Act Standards is required.

A combined MBE/FBE goal of 15 percent is applicable to the A/E team. A VBE goal of 3 percent is applicable to the A/E team.



**CHANGE ORDER FOR BOARD AUTHORIZED PROCEED ORDER**

| <b>Project Number</b> | <b>Project Description</b>   | <b>Proceed Order or Change Order Number</b> | <b>Total Amount of Proceed Order</b> | <b>Board Date Approved</b> | <b>Total Amount of Associated Change Order(s) &amp; Date Executed</b>   | <b>Percentage of Change Order Work Completed</b> |
|-----------------------|--|---|--------------------------------------|----------------------------|---|--|
| 546-006-001           | DMA-Construct Army Aviation Support Facility and Readiness Center, Kankakee County, IL | 008   | \$1,173,657.00                       | 09/15/15                   | G-14<br>\$389,561.31<br>(08/02/16)<br><br>G-14B<br>\$650,439.40<br>(01/11/17)<br><br>Total:<br>\$1,040,000.71 | 85%  |

**REMOBILIZATION QUARTERLY REPORT**  
**10/1/2016 – 1/31/2017**

| <b>Project Number</b> | <b>Project Description</b>  | <b>Proceed Order, RFP or Mod Number</b> | <b>Total Amount of Proceed Order</b>              | <b>Total Amount of Associated RFPs/Mods &amp; Date Executed</b> | <b>Percentage of RFP/Mod Work Completed</b> |
|-----------------------|---|---|---|---|---|
| 040-080-001           | Veterans Affairs Construct 200-bed Veterans' Home Facility Chicago, Cook County, IL           | Mod 6                                   | Proceed order was not issued on this modification | \$473,995.00<br>A/E<br>(11/23/16)                               | 20%   |
| 120-135-061           | Renovate Bldg. 41 for RTU, Logan Correctional Center, Logan County, IL                        | Mod 7                                   | Proceed order was not issued on this modification | \$395,278.00<br>A/E<br>(1/31/17)                                | 0%  |
| 120-175-131           | DOC-Replace Roofing Systems – Laundry Building Menard Correctional Center Randolph County, IL | CO G-3                                  | Proceed order was not issued on this change order | \$109,874.65<br>(11/23/16)                                      | 40%   |
| 120-245-071           | Replace Roofing Systems – Building 19 DOC-Vienna Correctional Center Johnson County, IL       | CO G-2                                  | Proceed order was not issued on this change order | \$174,076.78<br>(01/09/17)                                      | 5%  |
| 546-282-003           | DMA-Capital Improvements Lincoln's Challenge Academy Rantoul, IL                              | CO G-43                                 | Proceed order was not issued on this change order | \$187,879.53<br>(01/18/17)                                      | 55%   |
| 810-090-016           | Construct Multi-Purpose Building Spoon River College Canton, Fulton County, IL                | CO G-18                                 | Proceed order was not issued on this change order | \$265,226.11<br>(11/16/16)                                      | 65%   |
| 825-030-067           | Higher Education Science Building Renovation SIU-Edwardsville Madison County, IL              | CO G-44B                                | Proceed order was not issued on this change order | \$250,555.26<br>(01/25/17)                                      | 40%   |
| 830-010-332           | Construct IBRL, University of Illinois, Champaign, Champaign County, IL                       | CO G-3C                                 | Proceed order was not issued on this change order | \$216,665.98<br>(11/29/16)                                      | 50%   |

## FY17 CDB BOARD MEETING SCHEDULE

| <b>DATE</b>                           | <b>TIME</b> | <b>LOCATION</b>   |
|---------------------------------------|-------------|---|
| CANCELLED<br>July 12, 2016            | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| August 9, 2016                        | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| September 13, 2016                    | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| October 11, 2016                      | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| November 15, 2016                     | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| December 13, 2016                     | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| January 10, 2017                      | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| February 14, 2017                     | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| Springfield Meeting<br>March 14, 2017 | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| April 11, 2017                        | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| May 9, 2017                           | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |
| June 13, 2017                         | 11:00 a.m.  | Chicago, Springfield &<br>Collinsville video-conference |