



# CHIEF PROCUREMENT OFFICE

## Art Moore, Capital Development Board

Reference #: 120-200-127

### EMERGENCY PURCHASE STATEMENT / NOTICE OF AWARD

Agency: Capital Development Board Point of Contact: Tim Dietz

Location of Emergency: Pontiac Correctional Center - Power House

Vendor: Mid-Illinois Mechanical, Inc. (20126)

Address: 304 South Mason Street City: Bloomington State: IL Zip: 61701

### Emergency Purchase Details

Emergency Category (select the appropriate option(s) from the checklist below):

- Involving threat to public health or public safety
- Immediate expenditure is necessary for repairs to State property to protect against further loss or damage
- To prevent or minimize serious disruption in critical State services that affect health, safety, or collection of substantial State revenues
- To insure integrity of State records

Describe the scope of the emergency. Show justification for the need of an emergency contract, the selection of the vendor, and explain why the need for work cannot be met through a competitive process:

The Illinois Department of Corrections ("IDOC") notified the Capital Development Board ("CDB") that the aging pumps and boilers at Pontiac Correctional Center continue to deteriorate and fail. Earlier this week the pumps feeding the DA System were experiencing further failure and were not able to maintain enough feedwater to Boiler #2 to meet even minimal steam needs for the facility. In addition to the progressively failing pumps, Boiler #2, previously the only operational boiler out of the 5, experienced a failed tube and can no longer be operated until repaired. The facility has since brought Boiler #1 online by connecting it to the temporary feedwater line that was serving Boiler #2 prior to the failure. Based on the history of breakdowns of the boiler feedwater system, and the most recent developments (increased difficulty in keeping the lone boiler feedwater pump operating and the recent tube failure in Boiler #2, leaving the boiler out of service and leaving the facility with no boiler redundancy), IDOC and CDB believe that this is an emergency situation that needs immediate attention to protect against the threat to public health and to prevent or minimize serious disruption in critical State services.

This project began through the utilization of the "Indefinite Quantity/Indefinite Delivery" Architect/Engineer selection to assess the boilers at Pontiac Correctional Center's Power House. During the assessment, boiler failures continued to occur, and recommendations were provided for temporary measures to bring the boilers back in working order. Recommendations include providing new temporary or permanent feedwater pumping system, providing new feedwater piping to all 5 boilers, providing boiler feedwater control valves for proper operation and securing a back-up rental boiler should Boiler #1 fail prior to the completion of repair work. Therefore, an emergency declaration is necessary in order to provide the recommended repairs as soon as possible in order to provide a reliable source of steam at Pontiac Correctional Center for heat, laundry, showers and dietary needs.

Mid-Illinois Mechanical, Inc., located in Bloomington, IL was selected because they are relatively in close proximity to the site, have the necessary experience to complete the scope of work, and they can respond immediately to this request for emergency services.

REVISED (10/07/21): After further assessment from the project team, it is recommended that Boiler #2 be repaired under this emergency declaration. As stated above, when Boiler #2 failed, the facility brought Boiler #1 on-line by connecting it to the temporary feedwater line that was serving Boiler #2. Boiler #1 is now the only active boiler with no redundancy. The 3 smaller boilers (having a capacity of 65% of one large boiler) are also down, pending the implementation of the original scope of emergency work. In order to avoid the need for a potential rental boiler should Boiler #1 fail, it is in the best interest of the State to repair Boiler #2 as quickly as possible. Repair costs for Boiler #2 (blown tube) are estimated at \$50,000.00.

Additionally, it is recommended that a temporary DA (Deaerator) Skid be rented until the existing pumps and deaerator tank are



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thoroughly inspected and/or cleaned. This skid houses temporary feedwater pumps as well as a temporary deaerator tank. The plan is to replace the feedwater piping. However, the project team is concerned that channeling water through the new lines into the existing tank and pumps that are likely full of gunk and buildup before being inspected/cleaned can likely lead to additional failures. Therefore, a rental DA skid is being recommended at a potential cost of \$10,000,00 a month until the existing pumps and deaerator tank can be inspected/cleaned.

Describe the scope of work or services provided to include special limitations, conditions and incorporated documents:

REVISED (10/07/21): The scope of work provides for new temporary or permanent feedwater pumping system, to include the rental of a DA Skid until such time the existing tank and pumps can be inspected and cleaned, new feedwater piping to all five boilers, and new feedwater valves and associated controls at each boiler as directed and recommended by the Architect/Engineer of record. The scope of work also includes repairs to Boiler #2 as recommended by the Architect/Engineer. Additionally, if deemed necessary, the scope also provides for securing a suitable temporary Boiler Plant to provide the required steam in the event Boiler #1 fails prior to the above solutions being implemented. In the event of a failure, release the Temporary Boiler Plant to be delivered to the site and brought on-line. Incorporated documents include the March 2009 Standard Documents for Construction & Supplement and any design documents provided by the Architect/Engineer of record. Services provided under this procurement should not exceed \$300,000.00, prior to entering into a Construction Contract, without prior authorization from the Capital Development Board in consultation with the Chief Procurement Office. Final Actual Costs will be reported upon project completion and project close-out.

In accordance with 30 ILCS 500/50-35, all contractors, and each subcontractor to be used whose contract/subcontract exceeds an annual value of \$50,000, shall submit financial disclosures and certifications as a material term of the contract. In accordance with section 00 21 50 of the Standard Documents for Construction, the General Contractor shall perform no less than 20% of work with its own staff. Each other trade shall perform no less than 40% of work with its own staff. Work with own staff includes direct labor and supervision, as well as material purchases where the material is installed by the contractor.

Was authorization to proceed verbally given?  Yes  No, receipt of this signed Notice authorizes the vendor to begin work

If Yes is checked above, explain who authorized the work, when, under what conditions or limitations and for what scope.

Expected Start Date: Sep 29, 2021 Estimated End Date: Dec 27, 2021

Amount of this expenditure is: \$300,000.00 Actual or Estimated: Estimated



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#### Signatures

I am making this statement and providing it to the CPO Office, the Auditor General, and the Procurement Policy Board in compliance with the Illinois Procurement Code and within 10 days after award of the contract.

I have authorized the emergency procurement in accordance with the requirements of the Illinois Procurement Code (30 ILCS 500) and the applicable administrative rule. I know and understand the contents of this statement and all statements herein are true and correct to the best of my knowledge.

Agency Signature: **Chris Miles** Digitally signed by Chris Miles Date: 2021.10.08 09:57:12 -05'00' Title: Executive II

SPO/CPO Signature: GERALD STEVEN BURLINGHAM Digitally signed by GERALD STEVEN BURLINGHAM Date: 2021.10.08 10:00:51 -05'00' Date: Oct 8, 2021