



# CHIEF PROCUREMENT OFFICE

## Art Moore, Capital Development Board

Reference #: 321-060-051

### EMERGENCY PURCHASE STATEMENT / NOTICE OF AWARD

Agency: Capital Development Board Point of Contact: Cory McCurley

Location of Emergency: Fox Developmental Center

Vendor: Farnsworth Group, Inc. (28414)

Address: 2709 McGraw Drive City: Bloomington State: IL Zip: 61704

### 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:

In preparation for patients that are receiving mental health treatment at Fox Developmental Center, who might potentially be diagnosed with Covid-19 or show similar symptoms, the Department of Human Services is requesting emergency purchases from CDB to assess and potentially renovate space in Living Units 1B and 2B for isolation rooms. This project began through an Emergency Selection of an Architect/Engineer ("A/E"); this exempts the selection from a 14-day solicitation required through Qualifications-Based Selection ("QBS"). Considering the time frames needed for the selection, negotiation and execution of an A/E contract, followed by bidding and award procedures if construction services are necessary, an assessment and/or renovation work at Fox Developmental Center under the existing processes would likely not begin for several months. For this reason, emergency purchases are necessary for Architect/Engineer services to assess, provide guidance and potentially design isolation rooms as quickly as possible in order to protect against the threat to public health and safety and to minimize a serious disruption in critical State services. Farnsworth Group, Inc., located in Bloomington, IL was selected to provide architect/engineering services as they have the necessary experience for this work, are relatively in close proximity to the site and they can respond immediately to this request for emergency services.

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

The scope of work provides for an assessment, guidance and potentially design services for the implementation of isolation space to meet the specific needs of the facility. Incorporated documents include the March 2009 Standard Documents for Construction & Supplement and the March 2009 Design and Construction Manual & Supplement. Services provided under this procurement should not exceed \$50,000.00, which is a place-holder prior to entering into a Professional Services Agreement, 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.

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

Expected Start Date: Mar 24, 2020 Estimated End Date: Jun 21, 2020

Amount of this expenditure is: \$50,000.00 Actual or Estimated: Estimated



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Address: 2709 McGraw Drive City: Bloomington State: IL Zip: 61704

### 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: 2020.03.24 11:47:34 -05'00' Title: Executive II

SPO/CPO Signature: **GERALD STEVEN BURLINGHAM** Digitally signed by GERALD STEVEN BURLINGHAM Date: 2020.03.24 13:09:10 -05'00' Date: Mar 24, 2020



# CHIEF PROCUREMENT OFFICE

## Art Moore, Capital Development Board

Reference #: 321-060-051

### EMERGENCY PURCHASE EXTENSION

Agency: Capital Development Board Point of Contact: Cory McCurley

Location of Emergency: Fox Developmental Center

Vendor: Farnsworth Group, Inc. (28414)

Address: 2709 McGraw Drive City: Bloomington State: IL Zip: 61704

### Extension Justification

Original Emergency Term Start Date: Mar 24, 2020 Original Emergency Term End Date: Jun 21, 2020

Amount of original: \$144,094.00 Actual or Estimated: Estimated

Extension Hearing Date: Jun 2, 2020 Requested Extension End Date: Sep 30, 2020

Amount of extension expenditure: N/A - Time Only Actual or Estimated: \_\_\_\_\_

Describe the scope of the original emergency (supply, service, etc.):

The original scope of work provided for an assessment, guidance and potentially design services for the implementation of isolation space to meet the specific needs of the facility.

Describe the scope of the extension (supply, service, etc.). Show justification for extending the original emergency contract, and explain why the extension need cannot be met through a competitive process:

The project was considered substantially complete on Friday April 24, 2020. There are three isolation rooms in building one and three isolation rooms in building eight. However, the existing air handling unit for building one is in very poor condition and it was recommended that we replace it with a new unit. The project team believes the existing unit is beyond its useful life and could fail at any time. The lead time on the AHU was 10 days and has been ordered. CDB requests an extension to September 30, 2020 to complete the scope of work, including the installation of the new air handling unit, the completion of punch-list items, and formal close-out of the project. CDB requires Farnsworth Group, Inc.'s continued participation to ensure proper documentation, observation during construction and assistance with Final Acceptance/Closeout of this project.

Term of emergency procurement shall not exceed 90 days. Contract may be extended beyond 90 days if CPO determines additional time is necessary; however, prior to execution of extension, CPO must hold a public hearing and provide written description

### Signatures

I am requesting an extension of the requested emergency contract. 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: 2020.05.14 08:20:10 -05'00' Title: Executive II

## NOTICE OF HEARING

  X   Emergency Extension

The Office of the Chief Procurement Officer for the Capital Development Board will hold a public hearing to hear testimony and receive comments on the proposed emergency contract(s) extensions as described below.

Details of the proposed contract, justification for the Agency to contract in this way and the hearing procedure can be found at <https://www2.illinois.gov/cdb/procurement/Pages/EmergencyProcurementContracts.aspx>

### HEARING DETAILS

DATE: Tuesday, June 2, 2020

TIME: 2:00 p.m.

LOCATION: via WebEx teleconference

Those who wish to attend this hearing via WebEx teleconference please call the number below:

1-312-535-8110

Meeting Access # 284-269-170

### HEARING CONTACT PERSON

NAME: Gerald Burlingham

TITLE: State Purchasing Officer, Illinois Capital Development Board

ADDRESS: 401 S. Spring St., Springfield, IL 62706

PHONE: 217-836-0185

FAX: 217-558-1399

E-MAIL: gerald.burlingham@illinois.gov

### TESTIMONY

Anyone wishing to testify—please notify the HEARING CONTACT PERSON of desire to testify in advance if possible.

### PROPOSED CONTRACT(S) SUBJECT OF THIS HEARING

BRiC Partnership, LLC; McFarland Mental Health Center Isolation Rooms 321-125-054

R.D. Lawrence Construction Company; McFarland Mental Health Center Isolation Rooms 321-125-054

IMEG Corp.; Kiley Development Center Isolation Rooms 321-190-052

A.L.L. Masonry Construction Co., Inc. Kiley Development Center Isolation Rooms 321-190-052

Farnsworth Group, Inc.; Fox Development Center Isolation Rooms 321-060-051

CAD Construction, Inc. Fox Development Center Isolation Rooms 321-060-051

Eggemeyer Associates Architects, Inc.; Choate Mental Health Isolation Rooms 321-015-101

H&N Construction, Inc.; Choate Mental Health Isolation Rooms 321-015-101



# CHIEF PROCUREMENT OFFICE

## Art Moore, Capital Development Board

Reference #: 321-060-051

### EMERGENCY PURCHASE EXTENSION

Agency: Capital Development Board Point of Contact: Cory McCurley

Location of Emergency: Fox Developmental Center

Vendor: Farnsworth Group, Inc. (28414)

Address: 2709 McGraw Drive City: Bloomington State: IL Zip: 61704

### Hearing Disposition

Hearing Date: Jun 2, 2020 Hearing Location: via WebEx from multiple locations.

The State posted to the Illinois Procurement Bulletin a description of the State's need, the justification for emergency extension, and information regarding opportunity to submit comments and testify at a public hearing.

Notice of the hearing was posted to the Illinois Procurement Bulletin at least (14) days in advance of hearing and was also posted outside the hearing room no less than two business days prior to the hearing. The hearing was held to hear testimony and receive comments on extending the procurement.

Hearing Narrative:

The PM provided a current status. The project reached substantial completion on Friday April 24, 2020. There are three isolation rooms in building #1 and three isolation rooms in building #8. However, the existing air handling unit ( AHU) supporting building #1 was in very poor condition and the AE determined it was beyond its useful life and could fail at any time. The project team agreed that it should be replaced. The lead time on a new AHU was 10 weeks and was ordered. The materials are to arrive this week and will take 6-8 weeks for installation and testing. Estimated cost for material and labor for the AHU is approximately \$440,000.00. CDB requests an extension to September 30, 2020 to complete the scope of work, the completion of punch-list items, and formal close-out of the project. CDB requires Farnsworth Group, Inc.'s continued participation to ensure proper documentation, observation during construction and assistance with Final Acceptance/Closeout of this project. SPO Burlingham concurs with CDB and recommends extending Farnsworth contract to September 30, 2020.

### Signatures

Hearing Officer recommends approval of the extension request.

Hearing Officer Signature: GERALD STEVEN BURLINGHAM Digitally signed by GERALD STEVEN BURLINGHAM Date: 2020.06.02 15:23:17 -05'00' Date: Jun 2, 2020

After a complete review of the circumstances relating to the need for extending the existing emergency contract, CPO approval is given to extend for a period not to exceed 101 calendar days.

CPO Signature: Arthur L Moore Digitally signed by Arthur L Moore Date: 2020.06.05 11:55:15 -05'00' Date: Jun 5, 2020



# CHIEF PROCUREMENT OFFICE

## Art Moore, Capital Development Board

Reference #: 321-060-051

### EMERGENCY PURCHASE EXTENSION

Agency: Capital Development Board Point of Contact: Cory McCurley

Location of Emergency: Fox Developmental Center

Vendor: Farnsworth Group, Inc. (28414)

Address: 2709 McGraw Drive City: Bloomington State: IL Zip: 61704

### Extension Justification

Original Emergency Term Start Date: Mar 24, 2020 Original Emergency Term End Date: Sep 30, 2020

Amount of original: \$144,094.00 (Current Contract) Actual or Estimated: Estimated

Extension Hearing Date: Sep 3, 2020 Requested Extension End Date: Nov 30, 2020

Amount of extension expenditure: N/A - Time Only Actual or Estimated: \_\_\_\_\_

Describe the scope of the original emergency (supply, service, etc.):

The original scope of work provided for an assessment, guidance and potentially design services for the implementation of isolation space to meet the specific needs of the facility.

Describe the scope of the extension (supply, service, etc.). Show justification for extending the original emergency contract, and explain why the extension need cannot be met through a competitive process:

The project was considered substantially complete on Friday April 24, 2020. There are three isolation rooms in building one and three isolation rooms in building eight. However, the existing air handling unit for building one is in very poor condition and it was recommended that we replace it with a new unit. The project team believes the existing unit is beyond its useful life and could fail at any time. The contractor is currently setting the new air handling unit and running new duct work. Once the new unit has been set there will be some new piping and pump work to be done followed by the electrical work and controls. There were some delays to the project due to suspected asbestos which was sampled and came back negative. Additionally, the hydronic piping running to the old air handling unit had to be frozen in order to disconnect the old unit for new valves to be installed and the freeze specialist couldn't mobilize until July 28, 2020. Therefore the project team could not set the new air handling unit upon arrival. The physical work on the project is scheduled to be completed by September 28, 2020. The current expiration of the emergency declaration falls on September 30, 2020. Therefore, CDB requests an extension through November 30, 2020 to allow for any undiscovered conditions, completion of the work, including the installation of the new air handling unit and all ancillary components, the completion of punch-list items, and formal close-out of the project. CDB requires Farnsworth Group, Inc.'s continued participation to ensure proper documentation, observation during construction and assistance with Final Acceptance/Closeout of this project.

Term of emergency procurement shall not exceed 90 days. Contract may be extended beyond 90 days if CPO determines additional time is necessary; however, prior to execution of extension, CPO must hold a public hearing and provide written description

### Signatures

I am requesting an extension of the requested emergency contract. 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: 2020.08.18 12:00:58 -05'00' Title: Executive II

State of Illinois Chief Procurement Office for the Capital Development Board

NOTICE OF HEARING

  X   Emergency Extension

The Office of the Chief Procurement Officer will hold a public hearing to hear testimony and receive comments on the proposed contract(s) as described below.

Details of the proposed contract, justification for the Agency to contract in this way and the hearing procedure can be found at [www.purchase.state.il.us/](http://www.purchase.state.il.us/). Click "Illinois Bid" and enter Procurement Bulletin Reference # in the search box.

HEARING DETAILS

DATE: Thursday, September 3, 2020  
TIME: 11:00 a.m.  
LOCATIONS: Via WebEX

For those who wish to attend this hearing via WebEX teleconference, please call in to the number below:

1-312-535-8110

Access Code: 133 975 0832

HEARING CONTACT PERSON

NAME: Gerald Burlingham  
TITLE: State Purchasing Officer, Illinois Capital Development Board  
ADDRESS: 401 S. Spring St., Springfield, IL 62706  
PHONE: 217-836-0185  
FAX: 217-558-1399  
E-MAIL: gerald.burlingham@Illinois.gov

TESTIMONY

Anyone wishing to testify—please notify the HEARING CONTACT PERSON of desire to testify in advance if possible.

PROPOSED CONTRACT(S) SUBJECT OF THIS HEARING

Agency: Illinois Capital Development Board

Vendor: The Farnsworth Group  
CAD Construction

Brief Descriptions:

The Office of the Chief Procurement Officer for the Capital Development Board will hold a public hearing to hear testimony and receive comments on the proposed contract extension for services from The Farnsworth Group and CAD Construction. This is related to the emergency creation of COVID-19 isolation rooms at the Fox Development Center. CDB project #321-060-051



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Reference #: 321-060-051

### EMERGENCY PURCHASE EXTENSION

Agency: Capital Development Board Point of Contact: Cory McCurley

Location of Emergency: Fox Developmental Center

Vendor: Farnsworth Group, Inc. (28414)

Address: 2709 McGraw Drive City: Bloomington State: IL Zip: 61704

### Hearing Disposition

Hearing Date: Sep 3, 2020 Hearing Location: via WebEx from multiple locations

The State posted to the Illinois Procurement Bulletin a description of the State's need, the justification for emergency extension, and information regarding opportunity to submit comments and testify at a public hearing.

Notice of the hearing was posted to the Illinois Procurement Bulletin at least (14) days in advance of hearing and was also posted outside the hearing room no less than two business days prior to the hearing. The hearing was held to hear testimony and receive comments on extending the procurement.

Hearing Narrative:

A hearing was conducted with the following individuals attending via WebEx: Chris Miles, CDB Emergency Coordinator; Cory McClury, CDB Project Manager (PM); James Cockrell, CDB Regional Manager; Becky Smith, CDB Contract Executive. The PM provided a current status of this project. The project was considered substantially complete on Friday April 24, 2020. There are three isolation rooms in building #1 and three isolation rooms in building #8. The existing air handling unit for building #1 was in very poor condition and it was recommended that it be replaced with a new unit. Additionally, there were some delays to the project due to suspected asbestos which was sampled and came back negative. There were further delays due to the hydronic piping running to the old air handling unit had to be frozen in order to disconnect the unit for new valves to be installed and the freeze specialist was not able to mobilize until July 28, 2020. As of 8/26/2020, the new permanent AHU has been set. There is now a significant amount of piping, pump work, electrical, and control work that remains to be done. The estimated completion date for this work is 9/28/2020. There are no additional Contract MODs pending or anticipated. The project team are working diligently to complete this work prior to 9/28/2020. CDB requests an extension through November 30, 2020 to allow for any undiscovered conditions, completion of the installation of the new air handling unit and all ancillary components, the completion of any punch-list items, and for formal close-out documentation to be submitted for this project. SPO Burlingham concurs with this request and recommends approval.

### Signatures

Hearing Officer recommends approval of the extension request.

Hearing Officer Signature: GERALD STEVEN BURLINGHAM Digitally signed by GERALD STEVEN BURLINGHAM Date: 2020.09.03 13:27:23 -05'00' Date: Sep 3, 2020

After a complete review of the circumstances relating to the need for extending the existing emergency contract, CPO approval is given to extend for a period not to exceed 61 calendar days.

CPO Signature: Arthur L Moore Digitally signed by Arthur L Moore Date: 2020.09.08 09:01:39 -05'00' Date: Sep 8, 2020





# CHIEF PROCUREMENT OFFICE

## Art Moore, Capital Development Board

Reference #: 321-060-051

### EMERGENCY PURCHASE FINAL COST AND TERM

Agency: Capital Development Board Point of Contact: Cory McCurley

Location of Emergency: Fox Developmental Center

Vendor: Farnsworth Group, Inc. (28414)

Address: 2709 McGraw Drive City: Bloomington State: IL Zip: 61704

### Final Costs and Term

Final total cost of supplies and services: \$147,010.00 Final total term of contract: 198 Days

I am reporting the final costs and term for the referenced emergency contract to the CPO and the Auditor General.

Agency Signature: Chris Miles Digitally signed by Chris Miles  
Date: 2020.12.27 09:07:46 -06'00' Title: Executive II

Printed Name: Chris Miles Date: Dec 27, 2020



# CHIEF PROCUREMENT OFFICE

Art Moore, Capital Development Board

Reference #: 321-060-051

## EMERGENCY PURCHASE FINAL COST AND TERM

Agency: Capital Development Board Point of Contact: Cory McCurley

Location of Emergency: Fox Developmental Center

Vendor: Farnsworth Group, Inc. (28414)

Address: 2709 McGraw Drive City: Bloomington State: IL Zip: 61704

### Final Costs and Term

Final total cost of supplies and services: \$144,654.58 (Revised) Final total term of contract: 198 Days

I am reporting the final costs and term for the referenced emergency contract to the CPO and the Auditor General.

Agency Signature: Chris Miles Digitally signed by Chris Miles  
Date: 2021.02.24 14:32:26 -06'00' Title: Executive II

Printed Name: Chris R. Miles Date: Feb 24, 2021