

# Meeting of the Board of Education Park Ridge-Niles School District 64

**Board of Education Agenda  
Special Board Meeting  
Monday, May 7, 2012  
Raymond Hendee Educational Service Center  
164 South Prospect Avenue**

*On some occasions the order of business may be adjusted as the meeting progresses to accommodate Board members' schedules, the length of session, breaks and other needs.*

**Monday, May 7, 2012**

## TIME

## APPENDIX

**6:30 p.m. Meeting of the Board Convenes**

- Roll Call
- Introductions
- Opening Remarks from President of the Board

6:30 p.m. • **Board Recesses and Adjourns to a Closed Meeting**

- Collective Negotiations 5 ILCS 120/2(c)(2)
- Employment of Specific Individual 5 ILCS 120/2 (c)(1)

7:00 p.m. • **Board Adjourns from Closed Meeting and Convenes a Committee of the Whole: Finance**

8:00 p.m. • **Board Adjourns from Committee of the Whole: Finance and**  
(Or conclusion of COW) **Resumes Special Board Meeting**

- **Public Comments**

- **Approval of Electrical Contractor from Fanning Howey at Carpenter School**

A-1

-- Director of Facility Management/  
/Fanning Howey

### Action Item 12-05-1

- **Approval of Award for Mechanical Updates from Fanning Howey at Carpenter School**

A-2

-- Director of Facility Management/  
Fanning Howey

### Action Item 12-05-2

- **Approval of Water Detention and Site Improvements at Carpenter**

A-3

-- Director of Facility Management/  
Fanning Howey

### Action Item 12-05-3

- **Authorization to Negotiate Environmental Engineer Fees**

A-4

-- Business Manager/  
Director of Facility Management

### Action Item 12-05-4

- **Consent Agenda**
- Board President
  - Personnel Report
  - Bills

**Action Item 12-05-5**

**A-5**

- **Adjournment**

Next Regular Meeting: **Monday, May 21, 2012**  
 7:30 p.m. – Regular Board Meeting  
 Emerson Middle School  
 8101 N. Cumberland Avenue  
 Niles, IL 60714

May 21, 2012 – Emerson

Regular Board Meeting – 7:30 p.m.

- Appmt. of Lincoln Middle School Principal • Appmt. of Carpenter Elementary School Principal
- Jefferson School Presentation • Horizon Award for Emerson Middle School
- Recognition of Student Awards • ELF Grant Awards • Recognition of Tenured Teachers
- Approval of Contract for Roosevelt School Track • Extension of Superintendent's Contract
- Discussion and Approval of Jefferson After-School Program Fees • Approval of April Financials
- Approval of 2012-2013 Physical Education Uniform Purchase
- Community Finance Committee (CFC) Progress Report
- Approval of 2012-13 Transportation Contract • Department of Student Learning Update (memo)

June 11

Committee-of-the-Whole: Finance – 7:00 p.m.

- Review Tentative Budget Draft #2 2012-13

June 25

Regular Board Meeting – 7:30 p.m.

- Judith Snow Award • Final Strategic Plan Progress Report Year 2 – 2011-12
- Approval of Bid for Copy Paper
- Authorizing Accounting Transfer(s) to the Capital Projects Fund
- Approval of May Financials • Approval of Custodial Bid Supply
- Request for Quotes - P.E Supplies (memo)

TBD

- Update on Illinois Youth Survey & Related Assessments
- Approval of Policies 3:60, 4:80, 5:90 and 7:305 (PRESS Issue 77, October 2011)
- Community Engagement Meeting 3 (Facility Master Plan)
- Crisis Plan Presentation

In accordance with the Americans with Disabilities Act (ADA), the Board of Education of Community Consolidated School District 64 Park Ridge-Niles will provide access to public meetings to persons with disabilities who request special accommodations. Any persons requiring special accommodations should contact the Director of Facility Management at (847) 318-4313 to arrange assistance or obtain information on accessibility. It is recommended that you contact the District, 3 business days prior to a school board meeting, so we can make every effort to accommodate you or provide for any special needs.

Approval of Electrical Contractor from Fanning Howey at Carpenter School

ACTION ITEM 12-05-1

I move that the Board of Education of Community Consolidated School District 64, Park Ridge – Niles, Illinois, approve the motion to award the electrical contract to Block Electric Company Incorporated at \$236,000, with the site lighting curb Alternate#E-2 at \$36,176, for a total contract amount of \$272,176.

Moved by \_\_\_\_\_ Seconded by \_\_\_\_\_

AYES:

NAYS:

PRESENT:

ABSENT:

To: Board of Education  
Dr. Philip Bender, Superintendent

From: Scott Mackall, Director of Facility Management

Date: May 7, 2012

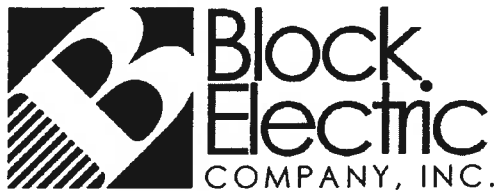
Subject: Electrical Contractor for Carpenter School

At the December 19, 2011 Board of Education meeting the Board approved the District to begin design on mechanical upgrades at Carpenter School. Due to the large scope of work being proposed at Carpenter School and at the request of the District architects, we asked the Board of Education to phase the upgrades over a two-year time frame.

The District is asking for approval of Phase One. This will include an electrical upgrade consisting of relocating the transformer and running a new electrical service into Carpenter School. In order to accommodate the requirements needed to air condition the building in Phase Two, the District will be increasing the service to 1200 Amp from 600 Amp service.

The District received and opened one bid on April 24, 2012. After reviewing the bid and completing a scope of work review with Block Electric Company, Inc. of Niles, Illinois, the Facility Management Department and Fanning Howey are confident in recommending Block Electric Company as the contractor for the electrical upgrades.

While the District received only one bid for the electrical upgrades, Fanning Howey has checked the references of Block Electric Company and their bid was under probable cost estimated by Fanning Howey. Attached are comments and a list of current projects that Block Electric Company is working on. According to Illinois State Code the District can legally accept a single bid.



ELECTRICAL CONTRACTORS & DESIGNERS

### **CURRENT MAJOR PROJECTS**

**Project Name:** Silver Cross Replacement Hospital  
**Address:** 850 W. Maple Rd., New Lenox, IL  
**Owner:** Silver Cross Hospital  
**General Contractor:** M.A. Mortenson Construction  
**Contract Amount:** \$38,000,000.00  
**Scheduled Completion:** December, 2012  
**Contact:** Block Electric, Doug Henline (Project Mgr) Ph 815-744-2000  
Mortenson, Jeff Janicek, Ph 847-981-8600

**Project Name:** Silver Cross Hospital – Communications System  
**Address:** 850 W. Maple Rd., New Lenox, IL  
**Owner:** Silver Cross Hospital  
**General Contractor:** M.A. Mortenson Construction  
**Contract Amount:** \$11,900,000.00  
**Scheduled Completion:** December, 2012  
**Contact:** Block Electric, Jim McCormick (Project Mgr) Ph 815-744-2000  
Mortenson, Jeff Janicek, Ph 847-981-8600

**Project Name:** Southwest Area High School – New High School  
**Address:** 7651 S. Homan, Chicago, IL  
**Owner:** Public Building Commission  
**General Contractor:** F.H. Paschen, S.N. Nielsen & Associates LLC  
**Contract Amount:** \$6,750,000.00  
**Scheduled Completion:** July, 2012  
**Contact:** Block Electric, Michael Block (Project Mgr) Ph 847-647-4030  
F.H. Paschen, Daryl Lesny, Ph 773-444-3474

**Project Name:** Loyola University Medical Center – 6<sup>th</sup> Flr Bone Marrow Transplant  
**Address:** 2160 S. First Ave., Maywood, IL  
**Owner:** Loyola University Medical Center  
**General Contractor:** Leopardo Companies, Inc.  
**Contract Amount:** \$1,265,000.00  
**Scheduled Completion:** December, 2012  
**Contact:** Block Electric, Jerry Hughes (Project Mgr) Ph 847-647-4030  
Leopardo, Dave Rutledge, Ph 847-783-3222

ESTABLISHED 1920

**Project Name:** UIC Switchgear Bldg 621  
**Address:** 721 W. Roosevelt Rd., Chicago, IL  
**Owner:** University of Illinois  
**General Contractor:** N/A  
**Contract Amount:** \$234,000.00  
**Scheduled Completion:** June, 2012  
**Contact:** Block Electric, Mike Arvesen (Project Mgr) Ph 847-647-4030  
UIC, Brad Simmons, Ph 312-413-8722

**Project Name:** Advocate Christ Medical Center – Hope Parking Garage  
**Address:** 93<sup>rd</sup> & Kostner, Oak Lawn, IL  
**Owner:** Advocate Christ Medical Center  
**General Contractor:** Pepper Construction  
**Contract Amount:** \$770,000.00  
**Scheduled Completion:** August, 2012  
**Contact:** Block Electric, Keith Howen (Project Mgr) Ph 815-744-2000  
Pepper, Dan Delcore, Ph 847-381-2760

**Project Name:** Aspira Business & Finance High School – New School  
**Address:** 2989 N. Milwaukee Ave., Chicago, IL  
**Owner:** Aspira of Illinois  
**General Contractor:** F.H. Paschen, S.N. Nielsen & Associates LLC  
**Contract Amount:** \$2,500,000.00  
**Scheduled Completion:** August, 2013  
**Contact:** Block Electric, Michael Block (Project Mgr) Ph 847-647-4030  
F.H. Paschen, Dwayne Dionne, Ph 773-444-3474

**Project Name:** CSL Berhing  
**Address:** 1201 N. Kinzie Ave., Chicago, IL  
**Owner:** CSL Berhing  
**General Contractor:** James McHugh Construction Company  
**Contract Amount:** \$4,879,000.00  
**Scheduled Completion:** November, 2012  
**Contact:** Block Electric, Jim McCormick (Project Mgr) Ph 815-744-2000  
McHugh, Lance Larson, Ph 312-821-0271

Scott-

I contacted a few of the references that Block Electric Company, Inc. had submitted with their Bid. Summaries of our phone conversations are below:

1. Paul Neff, Account Executive with Pepper Construction Co. -

Paul had great things to say. He has worked on and off with Block Electric for the past 20 years, primarily on healthcare related projects. I reviewed the Scope of Work for which Block Electric would be responsible, and Paul noted they should be able to carry out these items without any issues. They have worked at both extremes regarding the complexity of projects. He mentioned that he's always had a good feeling about their company and employees, and that he really values their competency. Paul also noted that Block Electric has always exhibited great forethought and are very skillful. Any change orders that they may have had were always fair, and they were great on meeting Schedule milestones. Paul would give his experience with them an overall rating of 4.75 out of 5.

2. Eric Thunstedt, Project Manager with Power Construction Co. -

Eric had really great things to say about his experiences with Block Electric. He's worked with them on and off for the past 10 years. His first job was with a site infrastructure project at St. Francis Hospital in Evanston, IL. There Block Electric provided a large underground duct bank loop for new service. The project also included a lot of coordination with the installation of new back-up generators and switching over to new transformers. The foremen and the office staff were always very professional. Eric has worked with Mike Arvesen, the proposed Project Manager for this Project, and they have a great working relationship. Eric called Block Electric his "go to guys" and noted that their self-management was great. Block Electric is considered one of his favorite electricians to work with.

3. Brian Gavin, with U.S. Equities -

Brian has worked on and off with Block Electric for the past 23 years. His first complete project with the company was a mission critical facility (data center). This facility required zero downtime, and Block Electric was the Contractor from the ground up. The project included a large-scale universal power supply (UPS) system, including installation from the utility service to the data center equipment, and 3 large generators. Brian noted that they've always worked to stay within the budget number they supplied. He noted that their quality of work is outstanding. Brian has not worked with Mike Arvesen on a specific project, but said that he is a great electrician, which has helped inform him to become a great estimator as well.

I've also attached a PDF copy of Block Electric's Current Major Project List for your reference.

Please feel free to give me a call if you have any questions.

Thank you,

**Keri L. VanSant, AIA, LEED® AP BD+C**  
Project Manager  
**FANNING{HOWEY**  
**Serving Communities for over 50 years!**



# FANNING HOWEY

May 1, 2012

Dr. Philip V. Bender, Superintendent  
Park Ridge-Niles CCSD #64  
164 South Prospect Avenue  
Park Ridge, Illinois 60068

Re: Carpenter Elementary School  
2012 Summer Improvements  
Park Ridge-Niles CCSD #64  
Park Ridge, Illinois  
Project No. 211143.05

Dear Dr. Bender:

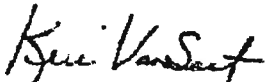
We received bids on April 24, 2012 for the above referenced project. We have reviewed the bids of the apparent lowest responsible bidders and discussed their bids with them. It is our opinion that it is in your best interest to award the Contracts as follows:

Base Bid "A" – Site Work Contract (LEAD)	\$1,187,715.00
The George Sollitt Construction Company, Wood Dale, Illinois	
ALT. #S-1: Concrete Curb	\$ 20,000.00
TOTAL	\$1,207,715.00
Base Bid "B" – Heating, Ventilating, and Air-Conditioning Contract	\$ 168,000.00
Martin Petersen Company, Inc., Kenosha, Wisconsin	
Base Bid "C" – Electrical Contract	\$ 236,000.00
Block Electric Company, Inc. Niles, Illinois	
ALT. #E-2: Site Lighting	\$ 36,176.00
TOTAL	\$ 272,176.00

We have enclosed a copy of the Bid Tabulation for your use. If the above meets with your approval, please advise our office so we can prepare the Contracts. If you have any questions, please feel free to contact me.

Sincerely,

FANNING HOWEY



Keri L. VanSant, AIA, NCARB, LEED AP BD+C  
Project Manager

klv/dmm

enclosure

ARCHITECTURE | ENGINEERING

32 Main Street | Suite C | Park Ridge, IL 60068

847.292.1039 | fax 847.292.1021 | [www.fhwi.com](http://www.fhwi.com)

Carpenter Elementary School  
2012 Summer Improvements  
Park Ridge-Niles CCSD #64  
Park Ridge, Illinois  
Project No. 211143.05

page (3)

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Approval of Award for Mechanical Updates from Fanning Howey at  
Carpenter School

ACTION ITEM 12-05-2

I move that the Board of Education of Community Consolidated School District 64, Park Ridge – Niles, Illinois, approve the motion to award the mechanical contract for \$168,000 to Martin Petersen Company, Inc.

Moved by \_\_\_\_\_ Seconded by \_\_\_\_\_

AYES:

NAYS:

PRESENT:

ABSENT:

To: Board of Education  
Dr. Philip Bender, Superintendent

From: Scott Mackall, Director of Facility Management

Date: May 7, 2012

Subject: Mechanical Upgrades for Carpenter School

At the December 19, 2011 Board of Education meeting the Board approved the District to begin design on mechanical upgrades at Carpenter School. Due to the large scope of work being proposed at Carpenter School and at the request of the District architects, we asked the Board of Education to phase the upgrades over a two-year time frame.

The District is asking for approval of Phase One, which will include a H.V.A.C. upgrade in the North gym/Lunch room. The District is planning to remove the existing heat only unit and replacing it with a heat/ air conditioning unit for the North gym/Lunch room only.

The District received and opened bids on April 24, 2012. After reviewing the bids from seven different mechanical contractors and completing a full scope of work review, Fanning Howey and the Facility Management Department are confident in recommending Martin Peterson from Kenosha, Wisconsin.

## FANNING HOWEY

May 1, 2012

Dr. Philip V. Bender, Superintendent  
Park Ridge-Niles CCSD #64  
164 South Prospect Avenue  
Park Ridge, Illinois 60068

Re: Carpenter Elementary School  
2012 Summer Improvements  
Park Ridge-Niles CCSD #64  
Park Ridge, Illinois  
Project No. 211143.05

Dear Dr. Bender:

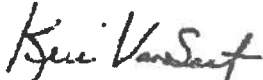
We received bids on April 24, 2012 for the above referenced project. We have reviewed the bids of the apparent lowest responsible bidders and discussed their bids with them. It is our opinion that it is in your best interest to award the Contracts as follows:

Base Bid "A" – Site Work Contract (LEAD)	\$1,187,715.00
The George Sollitt Construction Company, Wood Dale, Illinois	
ALT. #S-1: Concrete Curb	<u>\$ 20,000.00</u>
TOTAL	<u>\$1,207,715.00</u>
 Base Bid "B" – Heating, Ventilating, and Air-Conditioning Contract	 \$ 168,000.00
Martin Petersen Company, Inc., Kenosha, Wisconsin	
 Base Bid "C" – Electrical Contract	 \$ 236,000.00
Block Electric Company, Inc. Niles, Illinois	
ALT. #E-2: Site Lighting	<u>\$ 36,176.00</u>
TOTAL	<u>\$ 272,176.00</u>

We have enclosed a copy of the Bid Tabulation for your use. If the above meets with your approval, please advise our office so we can prepare the Contracts. If you have any questions, please feel free to contact me.

Sincerely,

FANNING HOWEY



Keri L. VanSant, AIA, NCARB, LEED AP BD+C  
Project Manager

klv/dmm

enclosure

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Carpenter Elementary School  
2012 Summer Improvements  
Park Ridge-Niles CCSD #64  
Park Ridge, Illinois  
Project No. 211143.05

page (2)

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**FANNING-HOWEY**

Approval of Water Detention and Site Improvements at Carpenter School

ACTION ITEM 12-05-3

I move that the Board of Education of Community Consolidated School District 64, Park Ridge – Niles, Illinois, approve the motion to have George Sollitt Construction Company-GC/ site Contract (LEAD) at \$1,187,715 with the curb Alternate#S-1 at \$20,000, for a total contract of \$1,207,715.

Moved by \_\_\_\_\_ Seconded by \_\_\_\_\_

AYES:

NAYS:

PRESENT:

ABSENT:

To: Board of Education  
Dr. Philip Bender, Superintendent

From: Scott Mackall, Director of Facility Management

Date: May 7, 2012

Subject: Water Detention Contractor for Carpenter School

At the January 27, 2012 Board of Education meeting the Board approved the design of Concept One of the Water Detention Project at Carpenter School. Working with the District architects Fanning Howey, we proceeded with drawing and bid documents for Concept One.

The District received and opened bids on April 24 2012. After reviewing the bids and completing a scope of work review with George Sollitt Construction Company of Wood Dale Illinois, the Facility Management Department and Fanning Howey are confident in recommending them as the contractor for the Water Detention Project at Carpenter School.



## FANNING HOWEY

May 1, 2012

Dr. Philip V. Bender, Superintendent  
Park Ridge-Niles CCSD #64  
164 South Prospect Avenue  
Park Ridge, Illinois 60068

Re: Carpenter Elementary School  
2012 Summer Improvements  
Park Ridge-Niles CCSD #64  
Park Ridge, Illinois  
Project No. 211143.05

Dear Dr. Bender:

We received bids on April 24, 2012 for the above referenced project. We have reviewed the bids of the apparent lowest responsible bidders and discussed their bids with them. It is our opinion that it is in your best interest to award the Contracts as follows:

Base Bid "A" – Site Work Contract (LEAD)	\$1,187,715.00
The George Sollitt Construction Company, Wood Dale, Illinois	
ALT. #S-1: Concrete Curb	<u>\$ 20,000.00</u>
TOTAL	\$1,207,715.00
Base Bid "B" – Heating, Ventilating, and Air-Conditioning Contract	\$ 168,000.00
Martin Petersen Company, Inc., Kenosha, Wisconsin	
Base Bid "C" – Electrical Contract	\$ 236,000.00
Block Electric Company, Inc. Niles, Illinois	
ALT. #E-2: Site Lighting	<u>\$ 36,176.00</u>
TOTAL	\$ 272,176.00

We have enclosed a copy of the Bid Tabulation for your use. If the above meets with your approval, please advise our office so we can prepare the Contracts. If you have any questions, please feel free to contact me.

Sincerely,

FANNING HOWEY



Keri L. VanSant, AIA, NCARB, LEED AP BD+C  
Project Manager

klv/dmm

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Carpenter Elementary School  
2012 Summer Improvements  
Park Ridge-Niles CCSD #64  
Park Ridge, Illinois  
Project No. 211143.05

page (1)

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FANNING HOWEY

Authorization to Negotiate Environmental Engineer Fees

ACTION ITEM 12-05-4

I move that the Board of Education of Community Consolidated School District 64, Park Ridge – Niles, Illinois, approve the motion to negotiate environmental engineer fees with Environ International Corporation.

Moved by \_\_\_\_\_ Seconded by \_\_\_\_\_

AYES:

NAYS:

PRESENT:

ABSENT:

To: Board of Education  
Dr. Philip Bender, Superintendant

From: Scott Mackall, Director of Facility Management  
Rebecca Allard, Business Manager

Date: May 7, 2012

Re: Selection of Environmental Consultant

The *Illinois School Code* outlines the process a school district must go through if they wish to select an architect of record. When a district needs architectural, engineering or land surveying services, the contract must be awarded on the basis of demonstrated competence and qualifications. The district must advertise for (a) statements of interest and (b) statements of qualifications and performance data. The district must evaluate firms submitting these statements and select the top firms based on qualifications, ability of professional personnel, past record and experience, performance data on file, willingness to meet time and budget requirements, location, workload and other applicable factors. The top firms must be ranked in order of preference.

The school board must attempt to negotiate a satisfactory contract first with the top ranked firm and, if that fails, negotiate with other firms, in the order ranked. 50 ILCS 510/1 et seq; 105 ILCS 5/10-20.21.

The District legally advertised its interest in interviewing environmental consulting firms on March 8, 2012. On March 23, 2012, the District received seven (7) proposals from interested firms. The proposals were reviewed independently by Scott Mackall and Rebecca Allard. Two firms, Environ and Carnow Conibea and Associates, LTD. were selected to be interviewed on April 18, 2012.

On April 18, 2012 Mr. Mackall and Mrs. Allard interviewed both firms and determined Environ was the firm that best served the District needs.

Environ, as the current environmental consultant brings to the District:

- ❖ Environs' proven track record with regards to past projects
- ❖ School District client references
- ❖ Park Ridge based offices
- ❖ Wide range of services in addition to environmental services
- ❖ Longevity working with District 64

Recommendation:

The administration is requesting approval from the Board of Education to proceed in negotiating a new fee structure with Environ International Corporation.