



**Capital
Development
Board**
Building a Better Illinois

**September 9,
2025 11:00am**

ILLINOIS

CAPITAL DEVELOPMENT BOARD

BOARD BOOK

**Chicago
Edwardsville
Springfield
Peoria**

JB PRITZKER, GOVERNOR

TJ EDWARDS, EXECUTIVE DIRECTOR

BOARD MEMBERS

Eileen Rhodes, Chair

Pam McDonough, Vice Chair

Ama Addai

Araceli Garza

Saul Morse

Beverly Potts

Glyn Ramage



CAPITAL DEVELOPMENT BOARD

September 9, 2025

The meeting of the Capital Development Board is being held in

Chicago, 555 W. Monroe Street
Springfield, Wm. G. Stratton Building, 401 S. Spring, 3rd Floor
Edwardsville, SIU-E Campus, 99 Supporting Services Dr., Suite 1350
Peoria, 5415 North University Street
Or via WebEx

LOGIN: <https://illinois.webex.com/>

Call: 312-535-8110 ACCESS CODE: 2632 278 0622 PASSWORD: CDB092025

Request for public comment or questions can be made to either Amy Evans or Heather Parks:

Amy Evans (217-782-8726) / Amy.L.Evans@illinois.gov

Heather Parks (217-782-8729) / Heather.R.Parks@illinois.gov

Call To Order

1. Roll Call of Members
2. Confirmation of a Quorum

Preliminary Items

3. Approval of the Agenda
4. Approval of August 12, 2025, Minutes 1-8

Board Action

Construction Region 1

5. Change Order – IDHS – Elgin Mental Health Center 9-11
6. Change Order – IDOT – Morris Maintenance Storage Facility 12-14
7. Change Order – IDOT – Morris Maintenance Storage Facility 15-18
8. Modification – ICCB – Malcom X College 19-21

Construction Region 2

9. Proceed Order – DMA – Bloomington Readiness Center 22-25

Construction Region 3

10. Change Order – DHS – Alton Mental Health 26-28

QBS

11. Architecture/Engineering Selection Recommendations from PSB 324 29-46

Informational Item

12. Best Interest of the State/Informational Item 47-52
13. Construction Project Completion Presentation
14. Public Comment

Executive Session

15. Pending and Probable Litigation (5 ILCS 120/2(c)(11))

SUBJECT: Meeting Minutes for August 12, 2025

The meeting of the Capital Development Board was held in person in Chicago, Edwardsville, Springfield, and Peoria.

The following Board Members were present:

Chicago

Chair Eileen Rhodes
Pam McDonough

Springfield

Saul Morse

Peoria

Beverly Potts

The following were present in Chicago:

Karla Springer, CDB
Markus Pitchford, CDB
Penny Varnava, CDB

Jesse Martinez, CDB
Brent Lance, CDB
Julia Barnhardt, CDB

Blanca Rivera, CDB
Carla Yvonne, CDB
Nia Jones, CDB

The following were present in Springfield:

Macy Caul, Fehr Graham
Matt Williams, CAD Const.
Marcy Joerger, CDB
Amy Romano, CDB
Tim Patrick, CDB
David Tichy, CDB

Dipak Shah, RME
Amy Evans, CDB
Robert Coslow, CDB
James Cockrell, CDB
Lisa Hennigh, CDB
Heather Parks, CDB

Aaron Gorbett, CAD Const.
Crystal Kitchen, CDB
David Ealey, CDB
Drew Stephenson, CDB
Darnita Lee, CDB
Tamakia Edwards, CDB

The following were present via Webex:

L.E. Morris, AAIC, Inc.
Andrew Schantz, Affiliated Eng.
Kenny McDaniel, BFW Eng.
Mathew Tharaniyil, Bloom Co.
Eric Wyszowski, Cannon Design
Jacob Carlile, Carlile Group
Kyle Eliakis, Carlile Group
Adam Bohnhoff, Civil Design, Inc.
Archie Gallup, Clark Construction
CJ Antonelli, Clark Construction
N. Frigelis, David Mason+Assoc.
Emily Carey, Epstein
Brian Umbright, EXP
Chris Kleine, Farnsworth Group
Anthony LoBello, FGM Architects
Dave Kraft, Hey and Associates
Peter Stephenson, Innleadair, LLC
Jose Pareja, JP Architects, Ltd.
Nick Gulino, JP Architects, Ltd.

Matt Zinnecker, Kuhn & Trello
Emil Mastandrea Jr, Middough
Amanda Durflinger, P.J.Hoerr
Alicia Kamischke, Prairie Engineers
Andy Cook, River City Const.
Javier Romero, RME, Inc.
Ryan Bonham, Stanley Consultants
Tom Packman, TWM, Inc.
M. Vasconcelles, Veenstra Kimm
Anthony Bryant, WBK Engineering
Todd DeJaynes, IDHS
John Wayne, IDHS
Bounthavy Xaypharath, IDHS
Dale Brockamp, IDNR
Gerald Burlingham, IDNR
Manish Patel, IDNR
Ken Morris, CPO-EEC
Maribel Acevedo, CPO-EEC
Natashia Ramirez, EEC

Devon Travous, EEC
Abraham Allen, CDB
Felicia Burton, CDB
Doug Daniels, CDB
Bradley Downen, CDB
Amber Evans, CDB
Nia Jones, CDB
Nicholas Klein, CDB
Paul Kmetz, CDB
Latonya Watson, CDB
Kathryn Martin, CDB
Christopher May, CDB
Natasia McDade, CDB
Tyler McKay, CDB
Lauren Noll, CDB
Robert Oxley, CDB
Nate Porter, CDB
Nicole Power, CDB
Elpidio Quiballo, CDB

Ugo Quiroz, CDB
Rod Schleder, CDB
Jocelyn Sada, CDB
Scott Satterlee, CDB

Nathan Schroeder, CDB
Linda Norbut Suits, CDB
Greg Swanson, CDB
Charla Travis, CDB

Matthew Trewartha, CDB
Penny Varnava, CDB
Shea Votava, CDB
Jeremy Walker, CDB

The meeting was called to order at 11:01 a.m.

Amy Evans took roll call. Chair Eileen Rhodes, Pam McDonough, Saul Morse, and Beverly Potts were present.

Pam McDonough moved, and Saul Mose seconded a motion to approve the agenda. Chair Rhodes called for a vote, and the motion was approved unanimously.

Pam McDonough moved, and Saul Morse seconded a motion to approve the minutes of the July 8, 2025, meeting. Chair Rhodes called for a vote, and the motion was approved unanimously.

Saul Morse moved, and Pam McDonough seconded a motion to approve the Executive Session minutes of the July 8, 2025, meeting. Chair Rhodes called for a vote, and the motion was approved unanimously.

Blanca Rivera presented the following Modification:

Modification – IDNR – Replace Nettle Creek Aqueduct

CDB Project No. 102-312-053

Illinois-Michigan Canal State Park

Exp U.S. Services, Inc.

Modification..... \$344,364.00

Chair Rhodes questioned if the work had already been done or if it was still needed. Blanca Rivera noted the work has already been completed.

Pam McDonough moved, and Saul Morse seconded a motion to approve the Modification. Chair Rhodes called for a vote, and the motion was approved unanimously.

Blanca Rivera presented the following Change Order:

Change Order – IDHS – Elgin Mental Health

CDB Project No. 321-055-138

Replace Power Plant

Clark Construction

Change Order..... \$206,634.92

Tim Patrick and Lisa Hennigh explained CDB is holding meetings with DoIT to ensure projects become seamless.

Saul Morse moved, and Pam McDonough seconded a motion to approve the Change Order. Chair Rhodes called for a vote, and the motion was approved unanimously.

James Cockrell presented the following Change Order:

Change Order – IDOC – Logan Correctional Center

CDB Project No. 120-135-070

Upgrade Ash Handling System

Middough, Inc.

Change Order\$533,654.99

Chair Rhodes questioned why the rental company was not responsible for the fixes. James Cockrell explained how the hard water issues caused the problems and coal was not being used anymore.

Pam McDonough moved, and Beverly Potts seconded a motion to approve the Change Order. Chair Rhodes called for a vote, and the motion was approved unanimously.

James Cockrell presented the following Change Order:

Change Order – IDOT – District 5

CDB Project No. 630-000-268

Upgrade Pump Stations

Bacon Farmer Workman Engineering & Testing

Change Order\$257,327.66

Chair Rhodes questioned the funding. James Cockrell explained where the funding was from.

Saul Morse moved, and Pam McDonough seconded a motion to approve the Change Order. Chair Rhodes called for a vote, and the motion was approved unanimously.

James Cockrell presented the following Proceed Order:

Proceed Order – IBHE – WIU

CDB Project No. 818-010-096

Construct Performing Arts Center

Cannon Design

Proceed Order\$290,000.00

Chair Rhodes questioned the time frame of the project. Heather Oxley explained the time frame.

Pam McDonough moved, and Beverly Potts seconded a motion to approve the Proceed Order. Chair Rhodes called for a vote, and the motion was approved unanimously.

David Ealey presented the following Change Order:

Change Order – IDHS – Alton Mental Health

CDB Project No. 321-010-110

Renovate Willow Building

AAIC

Change Order.....\$263,981.69

Chair Rhodes questioned the funding. David Ealey explained the funding.

Saul Morse moved, and Pam McDonough seconded a motion to approve the Change Order. Chair Rhodes called for a vote, and the motion was approved unanimously.

David Ealey presented the following Proceed Order:

Proceed Order – IDOR – Willard Ice Building

CDB Project No. 624-060-042

Repair/Waterproof Sub-Surface Loading Dock Roof and Landscaping

Fehr Graham

Proceed Order.....\$530,000.00

Saul Morse moved, and Beverly Potts seconded a motion to approve the Proceed Order. Chair Rhodes called for a vote, and the motion was approved unanimously.

Brent Lance presented the following A/E selection recommendations for PSB 323:

1.	102-324-013	Department of Natural Resources Volo Bog Natural Area Ingleside, IL. - Lake County Replace Floating Boardwalk and Water Control Structures 1. Hey and Associates Inc. 2. WBK Engineering, LLC 3. Ross Barney Architects, P.C.	Appropriation: \$5,476,700 Project Cost: \$5,476,700
2.	102-737-012	Department of Natural Resources Lake Murphysboro State Park Murphysboro, IL - Jackson County Renovate Campground Electrical 1. Klingner & Associates 2. Michael K Swim, Consulting Engineer, Inc. 3. Woolpert, Inc.	Appropriation: \$2,668,300 Project Cost: \$2,668,300
3.	120-135-087	Department of Corrections Logan Correctional Center Lincoln, IL - Logan County Upgrade Water Tower and Ground Storage Tank 1. Kuhn & Trello Consulting Engineers, LLC 2. Veenstra & Kimm, Inc. 3. Horner & Shifrin, Inc.	Appropriation: \$4,657,200 Project Cost: \$4,657,200
4.	630-000-313	Illinois Department of Transportation Statewide Demolish and Construct New Maintenance and Storage Buildings 1. Gannett Fleming Architects, Inc. 2. Carlile Architects, LLC 3. JP Architects, Ltd.	Appropriation: \$9,400,000 Project Cost: \$19,500,000
5.	630-000-314	Illinois Department of Transportation Statewide Demolish and Construct New Buildings, Replace Roofing 1. Carlile Architects, LLC 2. Segna Architects Inc. 3. Blank, Wesselink, Cook & Associates, Inc.	Appropriation: \$1,714,000 Project Cost: \$8,570,000
6.	630-000-315	Illinois Department of Transportation Statewide Demolish and Construct Salt Storage Structure, Repair/Replace Roofing System 1. Kenyon & Associates Architects, Inc. 2. GreenAssociates Inc. 3. Blank, Wesselink, Cook & Associates, Inc.	Appropriation: \$690,000 Project Cost: \$2,050,000
7.	630-000-316	Illinois Department of Transportation Statewide Demolish and Construct Buildings, Connect to City Sanitary Sewer 1. GreenAssociates Inc. 2. Evan Lloyd Associates, Inc. 3. Reifsteck Reid & Company Architects	Appropriation: \$1,182,000 Project Cost: \$5,910,000

8.	630-000-317	Illinois Department of Transportation Statewide Construct Containment Buildings, Replace Roofing System, Renovate Headquarters 1. Evan Lloyd Associates, Inc. 2. White & Borgognoni Architects, P.C. 3. Civil Design, Inc.	Appropriation: \$818,000 Project Cost: \$4,090,000
9.	630-000-318	Illinois Department of Transportation Statewide Construct Whole Yard Generation Systems 1. Prairie Engineers, P.C.	Appropriation: \$240,000 Project Cost: \$1,200,000
10.	630-076-005	Illinois Department of Transportation District 1: Bishop Ford Team Section Headquarters South Holland, IL – Cook County Construct Salt Storage Building and Ramp 1. Future Firm LLC 2. Globetrotters Engineering Corporation	Appropriation: \$200,000 Project Cost: \$1,000,000
11.	630-192-006	Illinois Department of Transportation District 2: Rockford Team Section Headquarters Winnebago County Demolish and Construct New Maintenance Building and Material Laboratory 1. Bloom Companies, LLC 2. Architrave Ltd.	Appropriation: \$4,100,000 Project Cost: \$20,500,000
12.	810-016-006	Illinois Community College Board Malcom X College Chicago IL – Cook County Replace Boilers 1. O & N Engineering-Development, P.C. 2. Geo Bancroft Engineering, LLC 3. Interface Engineering, Inc.	Appropriation: \$599,062 Project Cost: \$798,750
13.	810-020-010	Illinois Community College Board Richard J. Daley College Chicago IL – Cook County Replace Water and Sanitary Lines 1. Nest Builders, Inc. 2. Interface Engineering, Inc. 3. Primera Engineers, Inc.	Appropriation: \$2,595,938 Project Cost: \$3,461,250
14.	810-032-031	Illinois Community College Board William Rainey Harper College Palatine IL – Cook County Upgrade HVAC System 1. Interface Engineering, Inc. 2. Nest Builders, Inc. 3. Globetrotters Engineering Corporation	Appropriation: \$3,016,258 Project Cost: \$4,021,677
15.	810-060-042	Illinois Community College Board Lewis and Clark Community College Godfrey IL – Madison County Replace Chiller 1. Michael K. Swim, Consulting Engineer, Inc. 2. Woolpert, Inc. 3. Horner & Shifrin, Inc	Appropriation: \$305,775 Project Cost: \$407,700

16.	810-074-023	Illinois Community College Board Parkland College Champaign IL – Champaign County Replace Cooling Towers, Water Piping, and Chilled Water Pumps 1. Affiliated Engineers, Inc. 2. EDM Incorporated 3. Prairie Engineers, P.C.	Appropriation: \$2,437,500 Project Cost: \$3,250,000
17.	810-086-019	Illinois Community College Board Shawnee Community College Ulin IL – Pulaski County Replace HVAC System Controls, BAS System, and VFD's 1. Horner & Shifrin, Inc. 2. Faith Group, L.L.C. 3. Michael K. Swim, Consulting Engineer, Inc.	Appropriation: \$1,006,725 Project Cost: \$1,342,300
18.	830-010-354	Illinois Community College Board University of Illinois Urbana/Champaign IL – Champaign County Replace Roofing System and Parapet Repairs 1. White & Borgognoni Architects, P.C. 2. GreenAssociates Inc.	Appropriation: \$12,000,000 Project Cost: \$12,000,000

Saul Morse moved, and Beverly Potts seconded a motion to approve the previous A/E selections from PSB 323. Chair Rhodes called for a vote, and the motion was approved unanimously.

Tim Patrick presented the Change Order for Board Authorized Proceed Order and the Emergency Project Proceed Order/Change Order Report.

Brent Lance presented the Best Interest of the State/Informational Item.

Brent Lance presented Emergency Selection/Informational Item.

Jesse Martinez presented the FEP Report.

Chair Rhodes asked for Public Comment. No Public Comments were presented.

Pam McDonough moved, and Saul Morse seconded a motion to move to Executive Session for the purpose of discussing a request for authorization to initiate litigation pursuant to 71 Ill. Admin Code 10.200. Chair Rhodes called for a vote, and the motion was approved unanimously.

Executive Session was convened at 12:19 p.m.

Saul Morse moved, and Beverly Potts seconded a motion to return to open session. Chair Rhodes called for a vote, and the motion was approved unanimously.

Regular Session was convened at 12:32p.m.

David Tichy asked for a motion to authorize proceeding to initiate litigation against W.E. O'Neil Construction on CDB Project No. 830-030-162.

Saul Morse moved, and Beverly Potts seconded a motion to authorize proceeding to initiate litigation against W.E. O'Neil Construction, on CDB Project No. 830-030-162. Chair Rhodes called for a vote, and the motion was approved unanimously.

Saul Morse moved, and Beverly Potts seconded a motion to adjourn. Chair Rhodes called for a vote, and the motion was approved unanimously.

The meeting adjourned at 12:41 p.m.

Project Number: 321-055-138

Description: Replace the Power Plant
Elgin Mental Health Center
Elgin, Kane County, IL

Client Agency: Illinois Department of Human Services

Architect/Engineer: Clark Construction
216 S. Jefferson Street
Chicago, IL 60661

Total Project Budget: \$30,685,431.00
Unobligated Funds: \$ 1,430,786.04
Total Spent to Date: \$26,383,602.93
Percent Complete: 95% - Construction

Project Manager: Nia Jones



Project History: The scope of work provides for constructing a new power plant on the Elgin mental health campus, which will provide sufficient power and steam to serve the campus demand. The new power plant's equipment will provide a reliable, economical, and sustainable, central heating and power facility.

Originally, high-pressure steam was designated to serve Building 110 on the Elgin Mental Health Campus. However, upon review of the existing conditions by the design-build contractor, it was determined that Building 110 operates on a different steam pressure system, necessitating a converter to transition from low-pressure steam to high-pressure steam. Currently, building 110 lacks this converter.

Description of RFP Change: This change order will be classified as an A/E error and will provide for installation of a convertor, gas boilers, and hot water heaters to ensure Building 110 meets its current load requirements effectively and efficiently.

Requested Action: We are requesting board approval of change order G-03R in the amount of \$661,424.00 to provide the necessary compliance with the State Fire Marshall and to provide the building with the appropriate steam pressure system.

Contractor	Trade	Change Order Amount	Original Contract	% Change
Clark Construction	Design-Build	\$661,424.00	\$28,155,523.00	2.3%
Total All Change Orders		\$661,424.00	\$28,155,523.00	2.3%



MEMORANDUM

TO: Tim Patrick, Construction Administrator

FROM: Nia Jones, Project Manager

DATE: April 22, 2025

RE: RFPCO G-03
Replace the Power Plant
321-055-138
Elgin Mental Health Center
Elgin, Kane County, Illinois

Dear Mr. Tim Patrick,

Clark Construction is requesting board approval for change order request G03. Originally, high-pressure steam was designated to serve Building 110 on the Elgin Mental Health Campus. However, upon review of the existing conditions by the design-build contractor, it was determined that Building 110 operates on a different steam pressure system, necessitating a converter to transition from low-pressure steam to high-pressure steam. Currently, Building 110 lacks this converter.

Additionally, the building is out of compliance with State Fire Marshal regulations. Specifically, it lacks a factory relief valve, making the installation of a steam converter essential for compliance. This update will ensure adherence to State Fire Marshal requirements.

To address these challenges, Clark Construction will install gas boilers and hot water heaters capable of meeting Building 110's current load requirements.

cc:
Tim Patrick, Construction Administrator
Blanca Rivera, Regional Manager
Nia Jones, Project Manager



**REQUEST FOR PROPOSAL
&
CHANGE ORDER**

Date: 8/19/2025

Change Order Number: G 03R

1. (Contractor's Name, Address, Telephone, Fax & Attention)
Clark Construction Group
216 S. Jefferson Street
Suite 502
Chicago, IL 60661

Office: (617) 548-0298 Mobile/Cell: ()
Attn: Archie Gallup e-mail:
archie.gallup@clarkconstruction.com

CDB Project #: 321-055-138 Phase #: 2
CDB Project Name: Replace the Power Plant
& Location: Elgin Mental Health Center

CDB Contract #: 22DB0381
Contract Work: General

REQUEST for change by: **Contractor**

2. CDB contemplates making certain changes, additions, and deletions to the work to be performed under the subject Contract. Unless otherwise indicated in the description of change, accompanying drawings and specifications, all work required shall conform to the contract documents. The Contractor is required to submit within 14 calendar days from the date herein a proposal and a detailed breakdown for this change. The proposal shall be submitted in accordance with CDB's format and the General Conditions.

REASON for change:

High pressure steam was to be provided to Building 110 per the RFP. However, Building 110 currently utilizes low pressure steam. A PRV station would be required to convert the high pressure steam to usable low pressure steam. It was later noted that the current steam converters in Building 110 are all original to the building (circa ~1960's) and are currently out of compliance with the State Fire Marshal; as they do not have factory pressure relief valves on them. The steam converters would need to be replaced with new ones in order to be in compliance with today's standards (not in Contract).

3. In lieu of the PRV station, Clark will install gas boilers and hot water heaters to meet Building 110's current load requirements. This option abandons the current steam system, thus the existing steam converters will no longer need to be replaced. Ultimately saving the State from spending future money.

DESCRIPTION of change including reference to drawings and specifications revised new drawings and specifications issued.

Affiliated Engineers: Provide mechanical engineering and design for a new Natural Gas boilers to heat building 110 and heating domestic hot water for Building 110. This work also includes the Conceptual MEP design work provided for the New Stm PRV station and the conceptual design of the electrical boiler system of which both options were priced and rejected in favor of the Natural gas fired boiler option.

Aldridge Electric: Furnish and install electrical means of raceway and energization to the new equipment within Building 110.

4. FE Moran: Furnish and install (3) new gas-fired condensing boilers for heating hot water and (2) new gas-fired condensing hot water heaters for domestic hot water with associated switches, controls, air intakes, vents, tanks, and pumps. Asbestos abatement, demo as necessary, tying in to existing hot water loops and existing domestic cold water lines. F+I new gas lines inside the new Power Plant and direct bored into Building 110 utilizing the original steam/condensate route.

Clark Construction: Dumpsters and a full time laborer for daily clean up throughout the work in Building 110. Clark self perform labor to install concrete equipment pads for the water heaters and expansion tanks within Building 110. Clark project management costs needed to complete this change order, consisting of design management, submittal review, material tracking, remobilization, and project management costs, as this work will be completed after the Contract work has been completed.

5. OTHER CONTRACTS affected by this change. List Contractor's name, contract work, RFP number and amount.

IMPORTANT NOTICE
Disclosure of this information is mandatory in accordance with the Standard Documents for Construction. Failure to complete this will prevent payment for work completed and/or be a material breach of contract.

CONSIDERATION:

6. Work to be accomplished in 90 Calendar Days from Approval of RFPCO.
NOTE: Unless specifically indicated above, this does not extend the contract time.

The Contract Sum is Choose an item.

by the total sum of \$661,424.00

The change described above and on accompanying drawings and specifications and the Contractor's proposal (if applicable) are hereby incorporated by reference and made a part hereof. Having reviewed the above and determining the 8/26/25 to be fair and proper the undersigned:

RECOMMEND issuance of a change order:

Bridging Firm Name: Stanley Consultants

DATE: 8/26/25
BY  **signature**
print name
title

COORDINATING CONTRACTOR or CONSTRUCT. MANAGER FIRM NAME

7. DATE: 8/19/25
BY  **signature**
CJ Antonelli
Project Manager
print name
title


PRIME CONTRACTOR
FIRM NAME

DATE 8/19/25
BY  **signature**
CJ Antonelli
Project Manager
print name

APPROVE as to form and content:

USING AGENCY name
DATE: 8/26/2025
BY  **signature**
print name
title

CDB/PM APPROVE
DATE: 8/27/2025

BY  **signature**
Choose an item.
Project Manager
print name
title

CDB APPROVE change order
DATE

BY  **signature**
print name

Project Number: 630-252-003

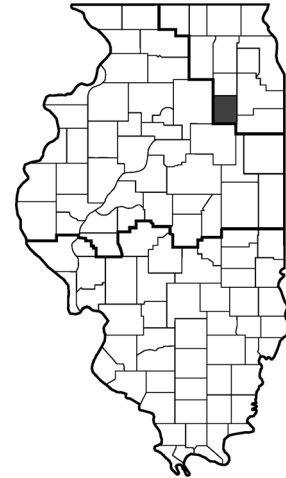
Description: Morris Maintenance Storage Facility
Demolish, Construct, and Remodel Buildings
1821 North Division St.
Morris, Grundy County, IL

Client Agency: Illinois Department of Transportation (IDOT)

Architect/Engineer: Milhouse Engineering and Construction, Inc.
333 S. Wabash, Suite 2901
Chicago, IL, 60604

Total Project Budget: \$15,768,449.00
Unobligated Funds: \$ 775,366.63
Total Spent to Date: \$ 3,109,048.58
Percent Complete: 16% - Construction

Project Manager: Blanca Rivera for Darnell Barnes



Project History: The Illinois Department of Transportation (IDOT) Morris Sub Headquarters is a 5-building facility established in 1955.

The scope of work will provide for the demolition of some of the existing site structures to accommodate the new building, demolishing existing concrete material storage bins and replacing them with new material storage bins. Hauling debris and contaminated soils out of the maintenance yard will be required, as well as repairing the existing gravel pavement to assist with storm water drainage.

Scope revisions resulting from discrepancies between the Bid Set and Issued for Construction documents, primarily due to the pre-engineering metal building shop drawings requiring structural changes and increased concrete quantities. Additional updates were necessary to address unforeseen site conditions, including civil adjustments for storm sewer alignment and grading/ Discipline-specific changes included upsizing AMU voltage, revising electrical panel and equipment schedules, updating the ERV schedule in HVAC, and adding plumbing components. These modifications were essential to produce a fully coordinated and constructable Issued for Construction set.

Description of RFP Change: This change order will be classified as an A/E error/omission and will provide for incorporating the Issued for Construction documents into the contract documents due to the design evolution, corrections, and clarifications made in almost all disciplines for the Issue for Construction documents.

Requested Action: We are requesting board approval of change order G-2R in the amount of \$443,876.21 to incorporate the Issued for Construction documents into the contract documents.

Contractor	Trade	Change Order Amount	Original Contract	% Change
Pacific Construction	General	\$443,876.21	\$15,768,449.00	2.8%
Total All Change Orders		\$443,876.21	\$15,768,449.00	2.8%



MEMORANDUM

TO: Tim Patrick, Construction Administrator

FROM: Blanca Rivera for Darnell Barnes

DATE: September 2, 2025

RE: 630-252-003 RFPCO G-2

Dear Mr. Patrick,

During a progress meeting it was brought to my attention that there were costs associated following the issued for construction drawings that are due to the contractor. This is largely due to revisions of the Pre-Engineered Metal Building (PEMB) shop drawings that required structural adjustments and increased concrete quantities to accommodate larger foundations. The updated civil drawings also addressed unforeseen site conditions, including the addition of 170 feet of ductile iron pipe for a storm sewer connection to the brine mixing building and added spot elevations for grading clarity.

These updates to the IFC set included division specific revisions that included electrical updates that upsized the voltage for the AMU serving the paint booth, revision of panel schedules, and updating the equipment coordination. The HVAC modifications revised the Energy Recovery Ventilator schedule, and plumbing updates added downspouts to the Salt Brine Mixing Building. These changes were necessary to align the final construction documents with field conditions and purchased equipment to ensure a coordinated and buildable design.

This RFPCO will be coded as an A/E error/omission.

We are requesting board approval of Change Order G-2 in the amount of \$443,876.21 to compensate the contractor and allow work to resume without delay.

cc: Darnell Barnes, CDB Project Manager

State of Illinois
CAPITAL DEVELOPMENT BOARD

REQUEST FOR PROPOSAL & CHANGE ORDER

Date: 9/2/2025

RFP Number: G-2R

1. (Contractor's Name, Address, Telephone, Fax & Attention)

Pacific Construction
5511 N Cumberland Ave. #608
Chicago, IL 60656
(312)498-3592 Fax () -
Attn: Dan Gill e-mail:
Dan.Gill@pacificconstructionus.com

CDB Project #: 630-252-003

CDB Project Name: Morris IDOT Maintenance Facility
& Location: 1821 Division Street, Morris, IL

CDB Contract #: 23053441

Contract Work: General

2. REQUEST for change by: Contractor

CDB contemplates making certain changes, additions and deletions to the work to be performed under the subject Contract. Unless otherwise indicated in the description of change, accompanying drawings and specifications, all work required shall conform to the contract documents. The Contractor is required to submit within 14 calendar days from the date herein a proposal and a detailed breakdown for this change. The proposal shall be submitted in accordance with CDB's format and the General Conditions.

3. REASON for change:

Incorporation of RFIs, purchased components and additional coordination for IFC Drawings into contract documents.

4. DESCRIPTION of change including reference to drawings and specifications revised, new drawings and specifications issued.

The basis of contractor bid was IFB drawings, IFB specifications and associated addenda. Design evolution, field conditions, RFIs, purchased equipment needs and clarifications were made in almost all disciplines for the IFC drawings.

5. OTHER CONTRACTS affected by this change. List Contractor's name, contract work, RFP number and amount.
Pacific Construction Company

IMPORTANT NOTICE
Disclosure of this information is mandatory
in accordance with the Standard Documents
for Construction. Failure to complete this will
prevent payment for work completed and/or
be a material breach of contract.

6. CONSIDERATION:

Work to be accomplished in Calendar Days from Approval
of RFPCO.

The Contract Sum is INCREASED

by the total sum of.....\$ \$443,876.21

**NOTE: Unless specifically indicated above, this does not
extend the contract time.**

7. The change described above and on accompanying drawings and specifications and the Contractor's proposal (if applicable) are hereby incorporated by reference and made a part hereof. Having reviewed the above and determining the amount to be fair and proper the undersigned:

RECOMMEND issuance of a change order

A/E Firm Name Milhouse Engineering & Construction

APPROVE as to form and content:

USING AGENCY name

signature

BY

signature

COORDINATING CONTRACTOR or CONSTRUCT. MANAGER

BY signature

signature

CONTRACTOR DATE 9/2/25

BY print name

Daniel Gil signature

SPM title

CDB APPROVE change order DATE

BY print name

signature

title

8. FOR CDB USE ONLY

Type of Change	% Assess	Package No.	CO Date	CO No.	CO AMOUNT add (deduct)
					\$

Project Number: 630-252-003

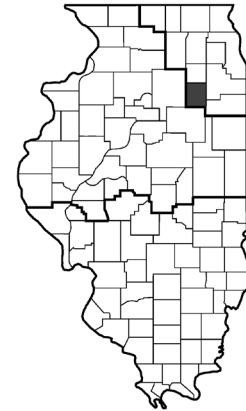
Description: Morris Maintenance Storage Facility
Demolish, Construct and Remodel Buildings
1821 North Division St.
Morris, Grundy County, IL

Client Agency: Illinois Department of Transportation (IDOT)

Architect/Engineer: Milhouse Engineering and Construction, Inc.
333 S. Wabash Ave. Ste. 2901
Chicago, IL 60604

Total Project Budget: \$15,768,449.00
Unobligated Funds: \$ 775,366.63
Total Spent to Date: \$ 3,109,048.58
Percent Complete: 20%

Project Manager: Blanca Rivera for Darnell Barnes



Project History: The IDOT Morris Maintenance Storage Facility project, located at 1821 North Division Street in Morris, Illinois, involves replacing three outdated brick buildings; D0321, D0322, and D0323 that were originally built in 1988 and are no longer meeting operational standards.

The scope of work includes demolishing approximately 12,950 square feet of existing buildings and constructing three new facilities totaling 31,692 square feet: a brine mixing and tank containment building (IDOT 252-001), an office building (IDOT 252-002), and a maintenance storage facility (IDOT 252-003). Site improvements include utility rerouting, new paving, and reconfigured parking to enhance site functionality and safety.

Following the Bid Set, contractor Requests for Information and Division 0 updates prompted the release of Issued for Construction (IFC) drawings. A major driver of these revisions was changes by the Pre-Engineered Metal Building (PEMB) shop drawings to the original layout. These changes required structural adjustments and increased concrete quantities to accommodate larger foundations. Civil updates addressed unforeseen site conditions, including the addition of 170 feet of ductile iron pipe for a storm sewer connection to the brine mixing building and added spot elevations for grading clarity.

Discipline-specific revisions ensured alignment across the IFC set. Electrical updates included upsizing the voltage for the Analog Modular Unit (AMU) serving the paint booth, revising panel schedules, and updating equipment coordination. HVAC modifications revised the Energy Recovery Ventilator schedule, and plumbing updates added downspouts to the Salt Brine Mixing Building. These changes were necessary to align the final construction documents with field conditions and purchased equipment to ensure a coordinated design.

Description of RFP Change: Change Order G-11 reflects price increases in the structural steel and metal siding for the pre-engineered metal buildings (PEMB) from 10/25/2023 through July 2025. This change order only includes materials that are not already onsite mainly:

- **Buildings A, B, C, D – Main Maintenance Facility:** All PEMB material already onsite except IMP panels and insulation
- **Building E – Admin. Building:** No material onsite or fabricated.
- **Building F & G – Brine Buildings:** No material onsite or fabricated.

These revisions were necessary to address inflationary price increases, ensure coordination with approved equipment, and maintain constructability.

Requested Action: We are requesting board approval of Change Order G-11 in the amount of \$379,391.34 to allow work to resume without delay.

Contractor	Trade	Change Order Amount	Original Contract	% Change
Pacific Construction	General	\$379,391.34	\$15,768,449.00	2.40%
Total All Change Orders	General	\$379,391.34	\$15,768,449.00	2.40%



MEMORANDUM

TO: Tim Patrick, Construction Administrator

FROM: Blanca Rivera for Darnell Barnes

DATE: August 13, 2025

RE: 630-252-003 RFPCO G-11

Dear. Mr. Patrick,

During a progress meeting it was brought to my attention that there were costs associated following the issued for construction drawings that are due to the contractor as it relates to cost escalation.

RFPCO G-11 reflects price increases in the structural steel and metal siding for the pre-engineered metal buildings (PEMB) from 10/25/2023 through July 2025. This change order only includes materials that are not already onsite which include:

- Buildings A, B, C, D – Main Maintenance Facility: All PEMB material already onsite except IMP panels and insulation
- Building E – Admin. Building: No material onsite or fabricated.
- Building F & G – Brine Buildings: No material onsite or fabricated.

These revisions were necessary to address inflationary price increases, ensure coordination with approved equipment, and maintain constructability.

This RFPCO will be coded as an A/E error/omission due to the revision of the IFC documents which deviated from the original IFB documents.

We are requesting board approval of Change Order G-11 in the amount of \$379,391.34. This change is essential to keep this project moving forward.

cc: Darnell Barnes, CDB Project Manager

State of Illinois
CAPITAL DEVELOPMENT BOARD

REQUEST FOR PROPOSAL & CHANGE ORDER

Date: 8/13/2025

RFP Number: G-11

1. (Contractor's Name, Address, Telephone, Fax & Attention)

Pacific Construction
5511 N Cumberland Ave. #608
Chicago, IL 60656
(312)498-3592 Fax () -
Attn: Dan Gil e-mail: dan.gil@pacificconstructionus.com

CDB Project #: 630-252-003

CDB Project Name: Morris IDOT Maintenance Facility
& Location: 1821 Division Street, Morris, IL

CDB Contract #: 23053441

Contract Work: General

2. REQUEST for change by: Contractor

CDB contemplates making certain changes, additions and deletions to the work to be performed under the subject Contract. Unless otherwise indicated in the description of change, accompanying drawings and specifications, all work required shall conform to the contract documents. The Contractor is required to submit within 14 calendar days from the date herein a proposal and a detailed breakdown for this change. The proposal shall be submitted in accordance with CDB's format and the General Conditions.

3. REASON for change:

Change Order G-11 reflects price increases in the structural steel and metal siding for the pre-engineered metal buildings (PEMB) from 10/25/2023 through July 2025.

4. DESCRIPTION of change including reference to drawings and specifications revised, new drawings and specifications issued.

This change order only includes materials that are not already onsite mainly: Buildings A, B, C, D – Main Maintenance Facility: All PEMB material already onsite except IMP panels and insulation, Building E – Admin. Building: No material onsite or fabricated. Building F & G – Brine Buildings: No material onsite or fabricated

5. OTHER CONTRACTS affected by this change. List Contractor's name, contract work, RFP number and amount.
None

IMPORTANT NOTICE

Disclosure of this information is mandatory in accordance with the Standard Documents for Construction. Failure to complete this will prevent payment for work completed and/or be a material breach of contract.

6. CONSIDERATION:

Work to be accomplished in 30 Calendar Days from Approval of RFP CO.

NOTE: Unless specifically indicated above, this does not extend the contract time.

The Contract Sum is INCREASED

by the total sum of.....\$ \$379,391.34

7. The change described above and on accompanying drawings and specifications and the Contractor's proposal (if applicable) are hereby incorporated by reference and made a part hereof. Having reviewed the above and determining the amount to be fair and proper the undersigned:

RECOMMEND issuance of a change order

A/E Firm Name Milhouse Engineering & Construction, Inc.

signature

APPROVE as to form and content:

USING AGENCY name

BY

signature

COORDINATING CONTRACTOR or CONSTRUCT. MANAGER

BY signature

for Darnell Barnes

signature

CONTRACTOR DATE 8/14/25

BY print name

Daniel Gil

signature

SPM

title

CDB APPROVE change order

DATE

BY print name

signature

title

8. FOR CDB USE ONLY	Type of Change	% Assess	Package No.	CO Date	CO No.	CO AMOUNT add (deduct)
						\$

Project Number: 810-016-005 Emergency

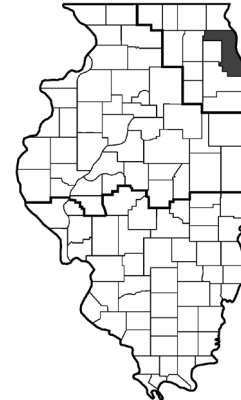
Description: Replace Elevators
City Colleges of Chicago - Malcolm X College
Chicago, Cook County, Illinois

Client Agency: Illinois Community College Board (ICCB)

Architect/Engineer: Globetrotters Engineering Corporation
300 S. Wacker Drive, #200
Chicago, IL 60606

Total Project Budget: \$4,500,000.00 in FY26 appropriation
Unobligated Funds: \$2,075,323.45
Total Spent to Date: \$2,424,676.55
Percent Complete: 5% (emergency project only)

Project Manager: Penny Varnava



PROJECT HISTORY: The project scope was originally split in two projects (Phase 1 to address the interior elevators in two sub-phases 1A & 1B and Phase 2 to address the Garage elevators). Phase 1 was bid and awarded, but due to the lack of responsiveness and coordination with the awarded contractor, the contract was allowed to expire on December 30, 2024. This building was built by the City Colleges and has had post-construction issues related to the design & construction elements outside of CDB's control. When CDB was brought in to correct the elevator issues, only five of the eleven interior and two of the four garage elevators operated under temporary city certificates.

PURPOSE OF THIS AGREEMENT MODIFICATION: The City of Chicago, who is the AHJ (Authority Having Jurisdiction) over City Colleges issued an ultimatum to have the elevators repaired for final inspections and certifications otherwise they were going to shut the building down. CDB sought and received approval to issue an Emergency Contract to Parkway Elevators to complete the work. The previous bid documents were amended, and the emergency work commenced to the City's satisfaction. We are asking for approval to amend the A/E's contract to also include the previous Phase 2 (as an emergency) and develop documents to cover the work necessary to obtain final city certification of all the building elevators.

Subject agreement amended as follows:

AGREEMENT SUMMARY

Fee Description	Total Obligation Per Original Agreement	Total Amount of Previous Modifications	Total Obligation prior to this Modification	Total Amount of this Modification	Total Agreement Obligation including this Modification
Basic Services Fee	\$0.00	\$1,008,100.00	\$1,008,100.00	\$0.00	\$1,008,100.00
Additional Services	\$5,720.00	\$366,053.00	\$371,773.00	\$270,484.00	\$642,257.00
Contract Administration	\$100.00	\$41,100.00	\$41,200.00	\$8,100.00	\$49,300.00
On-Site Representative	\$0.00	\$382,231.00	\$382,231.00	\$0.00	\$382,231.00
Construction Testing	\$0.00	\$161,900.00	\$161,900.00	\$0.00	\$161,900.00
TOTALS	\$5,820.00	\$1,959,384.00	\$1,965,204.00	\$278,584.00	\$2,243,788.00



MEMORANDUM

TO: Capital Development Board Members

FROM: Penny Varnava
Project Manager
Capital Development Board – Region 1

DATE: August 20, 2025

RE: CDB Project #: 810-016-005 Emergency / Request for A/E Modification
Replace Malcolm X Community College Interior & Garage Elevators

The purpose of this short memorandum is to explain the need for the modification presented:

This project was awarded to Globetrotters Engineering Corporation (GEC) originally on March 1, 2020, via a PSA that originally covered the PA/SD work. The A/E's Full-Service Agreement was approved via Mod #1 on May 4, 2020.

The project was released for Bid as Phase 1 – Interior Elevators, to address the interior elevators in two sub-phases 1A & 1B, and Phase 2 to address the Garage elevators.

Due to continued issues with the awarded contractor, CDB allowed their contract to expire on December 30, 2024. The City of Chicago, who is the AHJ (Authority Having Jurisdiction) issued an ultimatum to City Colleges to have the elevators repaired for final inspections and certifications, or the building would be shut down and not accessible for use. After discussion with the City of Chicago regarding what was needed to get this project restarted, CDB sought approval to issue an Emergency Contract to Parkway Elevators. The previous bid documents were amended by the A/E, and the emergency work commenced immediately to the City's satisfaction.

This Mod request is the final funding of the all-encompassing emergency project that has already started and is now expanded to include the Interior & Garage Elevators of the college facility. The A/E's effort is focused on amending previous documents and facilitating contractor questions and/or site issues. There is a rigorous Construction Administration presence at the site with all required disciplines to satisfy the City of Chicago Elevator Bureau. We are asking for board approval to amend the A/E's contract to include the previous Phase 2 (as an emergency) and develop documents to cover the work necessary to obtain final city certification of all the building elevators.

MODIFICATION

State of Illinois

CAPITAL DEVELOPMENT BOARD



Professional Services Agreement

Modification Number: **5**

Project Number: **810-016-005**

Date: **August 13, 2025**

Firm Name, Address

Globetrotters Engineering Corporation

300 S Wacker Dr., #400

Chicago, IL 60606

Project Information

Replace Elevators

City Colleges of Chicago: Malcolm X College - Chicago, Cook

County

Chicago, Cook County, Illinois

This Modification **Changes the Scope of the Contract**

Agreement Date: 2020-03-03 Contract: 20022510

Scope/Purpose of this agreement modification: Provide Additional Services fee to conduct manual structural analysis (calculations) of each existing precast panel and panel strand, at panels where load is added or changed. Replace additional precast panels with lighter construction to compensate for new loads at other locations. Additional design to avoid modifying existing panels. Assess how past and future movement may impact current design and whether to supplement the support of the machine beams and other attachments to the exterior walls, due to some of the exterior wall precast panels that have warped and are bowing out in the center of each horizontal span. Revise drawings and specifications, due to change in applicable code, to indicate a new AHJ and revised code edition. Remove two-way communication devices from the scope of work. Update the specifications to indicate modified existing controllers, in lieu of replacement, where viable. Incorporate work for the remaining Phase 1A elevators into the Phase 2 work, and revise building envelope scope for elevators E1 and E2. Provide additional fees for Phase 2 Construction, and Closeout services. Payment for Additional Services shall be based on actual Time and Material (T&M) required, and approved by CDB. Also, update Project Schedule Dates, and extend Contract Completion Date from 11/30/2026 to 04/16/2028, to complete all construction, project closeout, and final payments. The attached Standard Certifications are hereby incorporated into the contract.

Subject agreement amended as follows: **Replace Appendix A - M4 with Appendix A - M5**

AGREEMENT SUMMARY

Fee Description	Total Obligation Per Original Agreement	Total Amount of Previous Modifications	Total Obligation prior to this Modification	Total Amount of this Modification	Total Agreement Obligation including this Modification
Basic Services Fee	\$0.00	\$1,008,100.00	\$1,008,100.00	\$0.00	\$1,008,100.00
Additional Services	\$5,720.00	\$366,053.00	\$371,773.00	\$270,484.00	\$642,257.00
Contract Administration Fee,	\$100.00	\$41,100.00	\$41,200.00	\$8,100.00	\$49,300.00
On-Site Representative Reim	\$0.00	\$382,231.00	\$382,231.00	\$0.00	\$382,231.00
Construction Testing	\$0.00	\$161,900.00	\$161,900.00	\$0.00	\$161,900.00
TOTALS	\$5,820.00	\$1,959,384.00	\$1,965,204.00	\$278,584.00	\$2,243,788.00

Prepared by: _____
David Heydenberk Date

AE Firm name: Globetrotters Engineering Corporation

8/13/2025
AE's Authorizing Representative Date

Print AE name, Title: _____

Approved by: _____
Regional Manager Date

Approved by: _____
Legal Date

Reviewed: _____
Contract Executive Date

By: _____
Fiscal Date

Final CDB
authorization _____
Print name/title _____
Date

Project Number: 546-015-023, Phase 1

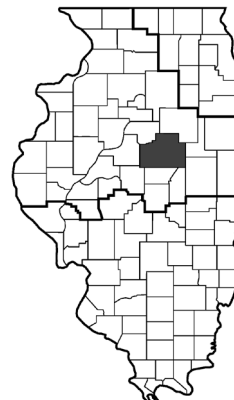
Description: Construct Vehicle Maintenance Shop
Bloomington Readiness Center
Bloomington, McLean County, Illinois

Using Agency: Department of Military Affairs (DMA)

Architect/Engineer: Dewberry Architects, Inc.
401 SW Water St., #701
Peoria, IL 61602

Total Project Budget: \$19,258,686.77
Unobligated Funds: \$ 5,809.45
Total Spent to Date: \$16,484,015.83
Percent Complete: 91% of Project Completed to Date

Project Manager: Medeny Guy



Project History: The scope of work provides for constructing a specially designed National Guard Vehicle Maintenance Shop (32,056 total square feet). The National Guard Vehicle Maintenance Shop includes the following items that are integral to the facility; organizational vehicle parking (paved), flammable materials storage, controlled waste handling facility and overhead protection. Comprehensive interior design services are requested. This facility will be designed to meet Industry Standards as well as all local, state, and federal building codes and as per Public Law 90-480. Construction will include all utility services, information systems, fire detection and alarm systems, roads, walks, curbs, gutters, storm drainage, parking areas and site improvements. Facilities will be designed to a minimum life of 40 years in accordance with DoDs Unified Facilities Code (UFC 1-200-02), including energy efficiencies, building envelope and integrated building systems performance as per ASA (IE&E) Sustainable Design and Development Policy updated 2017. Access for individuals with disabilities will be provided.

Upon design of the building, Dewberry Architects, Inc. discovered the existing storm sewer system was draining into an easement on private property. Through much deliberation with the private property owner and the City of Bloomington, it was determined that a new storm sewer system must be constructed and rerouted to public easement that runs to RT Dunn Drive.

Proceed order G-010 in the amount of \$700,000 was approved by the board in April 2025 to provide for the new storm sewer system connection. However, Johnco Construction misunderstood this proceed order and did not account for their supervision/PM costs in the original \$700,000. As such Johnco Construction has requested a revised proceed order to include their costs.

Description of RFP Change: This proceed order will provide for removing the designed connection to the existing private storm sewer system that is located between the adjacent apartment complex buildings. A new storm sewer system connection will be routed to the east of the apartment complex utilizing an existing public utility easement to connect the storm sewer system to RT Dunn Drive. This will be classified as an A/E error.

Requested Action: We are requesting board approval of Proceed Order G-010R in the amount of \$800,000 to provide for the re-routing of the storm sewer system. G-010R includes the previously approved \$700,000 and an additional \$100,000 for the contractor's supervision costs for a total of \$800,000.

Contractor	Trade	Proceed Order Amount	Original Contract	% Change
Johnco Construction, Inc.	General	\$800,000.00	\$17,811,000.00	4.5%
Total All Proceed Orders		\$800,000.00	\$17,811,000.00	4.5%



MEMORANDUM

TO: Tim Patrick, Construction Administrator
FROM: Medeny Guy, Region 2 Project Manager
DATE: August 18, 2025
RE: 546-015-023, Construct Vehicle Maintenance Shop
Department of Military Affairs,
Bloomington, McLean County, IL
RFPCO-G-010 – Re-route Storm sewer drainage

A/E, Dewberry Architects, Inc., PSA was executed 06/10/2020. Single Prime Contractor, Johnco Construction Inc., ATP was executed 11/01/2022. Contractor mobilized 03/15/2023. During Construction, on 07/12/2023, Single Prime contractor, Johnco's, subcontractor, GA Rich, submitted issued for construction plans to the City of Bloomington for review to get a permit for storm water sewer connection. On 7/18/2023, the City of Bloomington, Steve Law, did a preliminary review and notified GA Rich that the stormwater from the basin was shown to discharge into a private sewer system, which is not allowed. On 08/23/2023, the City of Bloomington thoroughly reviewed plans and provided formal comments to the A/E's consultant Prairie Engineering prohibiting the storm sewer drainage from the detention basin. On 11/09/2023, Dewberry presented three (3) options to DMA and CDB PM. November 2023, DMA initiated contact with the Private Property manager for approval to discharge to their storm line. On 01/11/2024, the Property manager would not allow the tie-in but proposed an alternative route, which was Prairie Engineering's option #2 install another storm sewer within the public easement that runs to RT Dunn Drive, between the apartment buildings. On 02/27/2024, the City of Bloomington sent a partial contingent approval of the plans. On 02/29/2024, CDB PM informed the A/E eminent domain was not an option. On 05/24/24, modification #8 was approved for half of A/E's proposal to re-route the storm sewer drainage after the A/E acknowledged they did not follow their PSA/Contract design responsibilities Article 2, paragraph 2.6., Article 3, paragraphs 3.9B. and 3.10C., and Article 10, Paragraph 10.7. This will be classified as an A/E error.

On 5/28/24, a meeting was held with: Tim Patrick, James Cockrell, Medeny Guy, Jera Muder (DMA), Paul Reardon and Brian Johns (A/E, Dewberry), and Matt Fuller, Darren Forgy, Lisa Kramer, and Nate Leach (A/E Consultants, Prairie Engineering). Prairie Engineering indicated they contacted City of Bloomington between October 2021 and January 2022 with a virtual meeting on February 2022 where the City of Bloomington provided no comments or questions. The AE did not receive an approval letter nor were there meeting minutes from the City of Bloomington documenting design approval.

On 09/19/24, the City of Bloomington sent a Contingent Approval letter with no comments to the plans or specifications. On 10/07/24, the A/E sent to the Contractor the RFPCO with revised plans (C-103: Site Grading Plan, C-104: Site Utility Plan, C-105: Site Utility Plan, and C-504: Site Details) and Specification 33 05 07.13. Multiple clarification requests on the RFPCO occurred between October 2024-February 2025. Due to unknown factors: retainage wall conditions, ability for direct boring, and unknown soil conditions, the Change Order was changed to a proceed order. This Proceed Order reflects the approved route.

On August 1, 2025, Contractor, Johnco, misunderstood this proceed order and did not account for Johnco's Supervision/PM costs. Supervision was previously reflected under Change Order #55.

Proceed Order #G-010 for \$800,000.00 is being submitted to the September 2025 Board for approval.

Thank you.
Very Respectfully,

Medeny Guy

cc: James Cockrell, Region 2 Manager



PROCEED ORDER

PO No.: **G-010A**
Date: 8/1/2025
Associated RFP No.: G-010

1. Contractor: (Name and Address) Johnco Construction, Inc. 107 W First Street Mackinaw, IL 61755 Attn: Robert Spalding rspalding@johncoconstruction.com	Project No.: 546-015-023 Phase #: 1 Project Name and Location: Construct Vehicle Maintenance Shop Bloomington Readiness Center, Bloomington, McLean County Contract No.: 23044041 Contract Work: General
--	---

2. REQUEST for change by: Contractor

3. Reason for Change and Justification for the Proceed Order:

At construction, subcontractor GA Rich went to get a permit from the City of Bloomington. City of Bloomington denied permit and requested design changes due to IFC had stormwater from the basin discharging to a private sewer system. AE had several meetings with City of Bloomington during design, not documented and no verbal or formal approval received. Building is erected but no stormwater drainage installed. Project will be delayed and incur additional cost.

4. Description Of Change In Work:

Remove the connection to the existing storm water system between the apartment complex buildings. Provide storm water connection to be routed to the east of the apartment complex and utilize an existing utility easement to route the storm sewer to RT Dunn Drive. Provide connection to City owned storm sewer system on RT Dunn Drive. Refer to attached plans and specifications for full details. Remove previously installed sewer connections from IFC and install to new drainage rework location. Refer to "Drainage Rework Changes" next page for full description of revisions.

5. Total Value Of This Order Not To Exceed: \$800,000

6. Other Associated Proceed orders (Number(s) and Amount(s)): RFPCO-G-029 & RFPCO-G-055

Costs for work involved and change in Sum and Time (if any) will be submitted for inclusion in a RFP/CO adjusting the Contract Sum and/or Contract Time subject to the CDB procedures for processing contract changes as outlined in the Capital Development Board's Standard Documents for Construction. Approval and issuance of this document does not eliminate the requirement for the subsequent RFP/CO to be reviewed and approved by CDB to determine it to be fair and reasonable.

7. Authorization to Proceed by:

My review of this change order has determined that: the circumstances which have necessitated this change order were not reasonably foreseeable at the time the contract was signed, or the change is germane to the original contract as signed, or the change order is in the best interest of the State and authorized by law, as described. (Applicable only to a change order or a series of change orders increasing or decreasing the contract amount more than \$10,000.00 or the contract time by more than 30 days.)

<u>Initial</u>	<u>Robert Spalding, Johnco Construction, Contractor Rep.</u>	<u>08/01/2025</u>	
		Date	
<u>(Up to \$14,999)</u>	<u>Medeny Guy, Project Manager</u>	<u>08/04/2025</u>	<u>201</u>
		Date	Probable Classification
<u>(Up to \$49,999)</u>	<u>James Cockrell, Regional Manager</u>	<u>8/4/25</u>	
		Date	
<u>(Up to \$75,999)</u>	<u>Timothy Patrick, Construction Administrator</u>		
		Date	
<u>(Up to \$99,999)</u>	<u>Lisa Hennigh, Deputy Director - Construction</u>		
		Date	
<u>(Up to \$200,000)</u>	<u>Tamakia Edwards, Executive Director</u>		
		Date	

If Board Level, insert Agenda Item No. _____ and Board Meeting Date _____

Project Number: 321-010-103

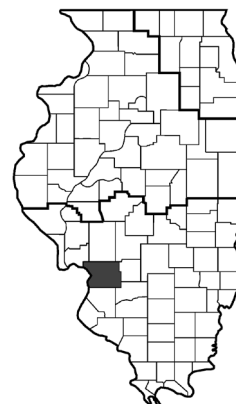
Description: Upgrade/Replace Fire Alarm System
Alton Mental Health
Alton, Madison County, IL

Client Agency: Illinois Department of Human Services (DHS)

Architect/Engineer: Introba Inc.
6 S. Old Orchard Avenue
St. Louis, MO 63119

Total Project Budget: \$6,735,287.87
Unobligated Funds: \$ 143,365.10
Total Spent to Date: \$5,696,335.14
Percent Complete: 85% of Project Construction completed to date.

Project Manager: Ashlie Shaffer



Project History: The scope of work for this project provides for the purchase, installation, and programming of an updated fire alarm system to include fire alarm devices, raceways and boxes, new control rooms, and coordination with elevator and heating and ventilation systems.

This project was awarded to Pyramid Electrical Contractors to replace and upgrade the fire alarm system campus wide at Alton Mental Health, including new fiber optic lines and new devices and panels. The Willow Building at Alton Mental Health is a 68,511 square foot, 3-story building built in 1965 as a medical and surgical facility. This building has been vacant for over 20 years. The intended use of the Willow Building has changed since the design of the fire alarm system under this project.

Another project, 321-010-110, provides for the renovation of the Willow Building to bring it to code and provide level 2 security residences for mental health patients. Due to the change in building use from an unoccupied building to a residential facility, the fire alarm system will need to be installed and programmed accordingly.

Description of RFP Change: This change order provides for the procurement, installation, and programming of the revised fire alarm design for the Willow Building. The changes include revised device locations, added devices, elevator coordination, and new heating/ventilation equipment coordination. The Willow Building has been fully remediated of asbestos and lead which included the full demolition of the existing ceilings and fire alarm conduits. The contractor will not need to demolish the old fire alarm system; however, the new system will require all new raceways and boxes since the existing ones were demolished and were originally intended to be re-used.

Requested Action: We are requesting board approval of Change order E-14, in the amount of \$401,680.78 to provide for the material, labor, and programming costs associated with the redesigned fire alarm system to meet the updated needs of the Willow Building.

Contractor	Trade	Change Order Amount	Original Contract	% Change
Pyramid Electrical Contractors	Electrical	\$ 401,680.78	\$ 3,448,500.00	11.6%
Total All Change Orders		\$ 401,680.78	\$ 3,448,500.00	11.6%



M E M O R A N D U M

TO: David Ealey
FROM: Ashlie Shaffer
DATE: August 19, 2025
RE: 321-010-103 RFPCO E-14

Request for board approval of RFPCO E-14

Project: Upgrade/Replace Fire Alarm System at Alton Mental Health
AE: Introba
Contractor: Pyramid Electrical Contractors
Cost of RFPCO: \$401,680.78

RFPCO Scope: This RFP E-14 provides for the required fire alarm changes to meet the requirements of the redesigned Willow Building under construction. The original contract documents were for the unoccupied Willow Building.

The original fire alarm design consisted of putting in new fire alarm devices where old ones existed and re-using the existing raceways and boxes.

The updated design includes revised device locations, added devices, elevator coordination, new heating and ventilation equipment coordination, new raceways and boxes, and new control rooms.

Included are costs for the electrical subcontractor to purchase and install the devices, raceways and boxes, and the programming of the system by Midwest.

The building code requirements have changed from unoccupied to fully occupied defend in place housing unit. Each resident floor is now designed as stand-alone regarding the fire alarm system activation.



REQUEST FOR PROPOSAL
&
CHANGE ORDER

Date: 7/10/2025

Change Order Number: E 14

1. (Contractor's Name, Address, Telephone, Fax & Attention)
Pyramid Electric Contractors, Inc.
300 Monticello Place
Fairview Heights, IL 62208

Office: (618) 632-1180 Mobile/Cell: (217) 556-3811
Attn: Josh Baker e-mail: jbak@pyramidelectrical.com

CDB Project #: 321-010-103 Phase #:
CDB Project Name: Upgrade/Replace Fire Alarm System
& Location: Alton Mental Health Center, Alton, IL 62002

CDB Contract #: 23051985
Contract Work: Electrical

REQUEST for change by: Using Agency

2. CDB contemplates making certain changes, additions, and deletions to the work to be performed under the subject Contract. Unless otherwise indicated in the description of change, accompanying drawings and specifications, all work required shall conform to the contract documents. The Contractor is required to submit within 14 calendar days from the date herein a proposal and a detailed breakdown for this change. The proposal shall be submitted in accordance with CDB's format and the General Conditions.

REASON for change: Willow Building was un-occupied when the fire alarm project started. Our fire alarm device consisted of putting in new fire alarm devices where old ones existed and re-using the existing raceways and boxes. During construction of project 321-010-103, the Using Agency and CDB determined it was necessary to fully remodel Willow Building for Residents to live in the building and be fully functional again.

3.

DESCRIPTION of change including reference to drawings and specifications revised new drawings and specifications issued. Revised all fire alarm drawings for Willow Building to coordinate with 321-101-110 IFC drawings. These changes included revised device locations, added devices, elevator coordination, new Heating and Ventilation equipment coordination. The existing building was also completely remediated of asbestos and lead paints and full demolition of existing ceilings and fire alarm conduits. The contractor will not need to demo the old fire alarm system. However, the new fire alarm system will be all new raceways and boxes, since the existing ones were demolished and planned on re-using

4.

5. OTHER CONTRACTS affected by this change. List Contractor's name, contract work, RFP number and amount.
None

IMPORTANT NOTICE
Disclosure of this information is mandatory in accordance with the Standard Documents for Construction. Failure to complete this will prevent payment for work completed and/or be a material breach of contract.

CONSIDERATION:

6. Work to be accomplished in Calendar Days from Approval of RFPCO.

NOTE: Unless specifically indicated above, this does not extend the contract time.

The Contract Sum is Increase

by the total sum of ~~\$400,748.06~~ \$401,680.78

The change described above and on accompanying drawings and specifications and the Contractor's proposal (if applicable) are hereby incorporated by reference and made a part hereof. Having reviewed the above and determining the amount to be fair and proper the undersigned.

RECOMMEND issuance of a change order:

A/E Firm Name Introba Inc.

BY [Signature] DATE: 08/20/2025 signature
Paul Carmen print name
Senior associate, Senior Construction Administrator title

APPROVE as to form and content:

USING AGENCY name

BY [Signature] DATE: 8/21/2025 signature
Gregory Dodson print name
Business Manager title

COORDINATING CONTRACTOR or CONSTRUCT. MANAGER FIRM NAME

7.

BY [Signature] DATE: signature
print name
title

CDB/PM APPROVE

DATE: 8/21/2025

BY [Signature] signature
Ashlie Shaffer print name
Project Manager title
Choose an item. ☒
Choose an item.

PRIME CONTRACTOR
FIRM NAME

08/20/25

DATE

BY [Signature] signature
Josh Baker print name
Project Manager title

CDB APPROVE change order

DATE

BY [Signature] signature
print name
title

8.	Type of Change	% Assess	Package No.	CO Date	CO No.	CO AMOUNT add (deduct)
----	----------------	----------	-------------	---------	--------	------------------------

SUBJECT: Staff Recommendations for Board Selection of Architect/Engineers

Project Number	Firm/Job Description	Estimated Total Project Cost
125-003-011	Replace Temperature Control Systems Department of Juvenile Justice Illinois Youth Center - Harrisburg, Saline County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Faith Group, L.L.C. Marcum Engineering, LLC Woolpert, Inc.	\$6,832,400
630-000-319	Install Back-up Generators and Automatic Transfer Switches Department of Transportation Statewide Program <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> AAA Engineering, Ltd. Geo. Bancroft Engineering, LLC Henneman Engineering Inc.	\$750,000
630-000-320	Demolish-Construct Storage Buildings, Office Space Addition, Interior Renovation Department of Transportation Statewide Program <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Blank, Wesselink, Cook & Associates, Inc. FGM Architects Inc. Hurst-Rosche, Inc.	\$5,800,000
630-000-321	Construct Office Space Addition-Storage Bldg., Interior Renovation and Site Work Department of Transportation Statewide Program <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Blank, Wesselink, Cook & Associates, Inc. GreenAssociates Inc Hurst-Rosche, Inc.	\$4,100,000

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

Project Number	Firm/Job Description	Estimated Total Project Cost
630-383-001	Construct Office and Storage Facility Buildings Department of Transportation District 6: Pawnee Portable Scales - Sangamon County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Gannett Fleming Architects, Inc. Hurst-Rosche, Inc. Reifsteck Reid & Company Architects	\$10,000,000
630-437-039	Demolish-Construct Storage Bldgs, Upgrade Electrical, Install Eye Wash Stations Department of Transportation District 6: Springfield West Team Section Headquarters - Sangamon County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Blank, Wesselink, Cook & Associates, Inc. GreenAssociates Inc White & Borgognoni Architects, P.C.	\$3,125,000
738-020-050	Upgrade Security Office of the Attorney General Office of the Attorney General - Springfield, Sangamon County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Affiliated Engineers, Inc. CASCO Diversified Corporation Henneman Engineering Inc.	\$785,000
738-020-051	Install Emergency Generator Office of the Attorney General Office of the Attorney General - Springfield, Sangamon County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Hanson Professional Services Inc. Prairie Engineers, P.C. Woolpert, Inc.	\$1,966,300

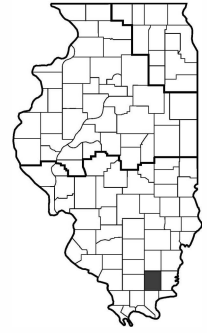
SUBJECT: *Staff Recommendations for Board Selection of Architect/Engineers*

Project Number	Firm/Job Description	Estimated Total Project Cost
810-018-010	Replace Water and Sanitary Lines Illinois Community College Board City Colleges of Chicago: Olive-Harvey College - Chicago, Cook County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Delta Engineering Group, LLC Interface Engineering, Inc. Nest Builders, Inc.	\$3,461,250
810-024-044	Upgrade Plumbing and Replace Water Heater and Storage Tank Illinois Community College Board Danville Area Community College - Vermilion County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> G.H.R. Engineers & Associates, Inc. Henneman Engineering Inc.	\$653,000
810-042-011	Replace Roofing System and Lobby Glazing Illinois Community College Board Illinois Eastern Community Colleges - Olney Central College, Richland County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> HUSarchitecture Reifsteck Reid & Company Architects Senga Architects Inc.	\$1,060,000
810-054-025	Upgrade Water System Illinois Community College Board Kishwaukee College - Malta, DeKalb County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> AAA Engineering, Ltd. Horner & Shifrin, Inc.	\$2,600,000

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

Project Number	Firm/Job Description	Estimated Total Project Cost
810-082-025	Replace Roofing System Illinois Community College Board Carl Sandburg Community College - Galesburg, Knox County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Carlile Architects LLC Kenyon & Associates Architects, Inc. Senga Architects Inc.	\$498,340
810-094-029	Replace Boilers and Chillers Illinois Community College Board South Suburban College - South Holland, Cook County <i>RECOMMENDED FIRMS IN ALPHA ORDER:</i> Affiliated Engineers, Inc. Geo. Bancroft Engineering, LLC Nest Builders, Inc.	\$7,038,000

A/E SELECTION COMMITTEE RECOMMENDATIONS
9/9/2025



CDB PROJECT NO: 125-003-011

PROJECT DESCRIPTION: Replace Temperature Control Systems

PROJECT LOCATION: Department of Juvenile Justice
Illinois Youth Center - Harrisburg, Saline County

APPROPRIATION AMOUNT: \$6,832,400

ESTIMATED TOTAL PROJECT COST: \$6,832,400

PROJECT SCOPE OF WORK:

The Illinois Youth Center - Harrisburg, is a 20-building facility established in 1965.

The scope of work provides for replacing the temperature control systems, as well as any related, supporting, or incidental work.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

The A/E is required to coordinate all telecommunications and networking requirements with the Department of Innovation & Technology (DoIT) during design and construction.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

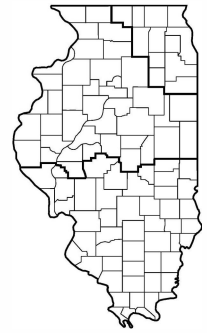
A combined MBE/WBE goal of 18 percent is applicable to the A/E team. Some level of participation from both MBE and WBE firms is required to satisfy this goal (this requires including one or more MBE AND one or more WBE firms on the team).

A combined VBE/PBE goal of 3 percent is applicable to the A/E team.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 630-000-319

PROJECT DESCRIPTION: Install Back-up Generators and Automatic Transfer Switches

PROJECT LOCATION: Department of Transportation
Statewide Program

APPROPRIATION AMOUNT: \$750,000

ESTIMATED TOTAL PROJECT COST: \$750,000

PROJECT SCOPE OF WORK:

The Princeton Team Section Headquarters is an 8-building complex established in 1957. The LaSalle Team Section Headquarters is an 8-building complex established in 1976. The Ottawa District Headquarters is a 7-building complex established in 1941.

The scope of work provides for the construction of whole yard generator systems with transfer switches for various Illinois Department of Transportation yards in District 3. The design will be uniform across all yards.

If lead or asbestos is encountered, they will be addressed outside of this contract.

This work may include, but is not limited to, architectural, structural, civil, plumbing, electrical, heating, ventilation, and data.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

The A/E will be responsible and must utilize or be a qualified environmental firm for preparing/submitting plans and reports in accordance with Section 669 of IDOT's Standard Specifications for Road and Bridge Construction. The A/E will also be responsible for monitoring all soil excavation, ensuring contractor compliance and measurement for payment in construction.

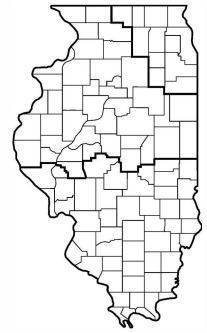
The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

There are no MBE/WBE/VBE/PBE goals applied to the A/E team, but participation is encouraged.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 630-000-320

PROJECT DESCRIPTION: Demolish-Construct Storage Buildings, Office Space Addition, Interior Renovation

PROJECT LOCATION: Department of Transportation
Statewide Program

APPROPRIATION AMOUNT: \$2,600,000

ESTIMATED TOTAL PROJECT COST: \$5,800,000

PROJECT SCOPE OF WORK:

The Lincoln Team Section Headquarters is a 5-building complex established in 1958. The scope of work includes demolition of building D0685 and construction of an approximately 11,000 square foot 4-bay, pull-through vehicle storage building. The work also includes the construction of an approximately 8,100 square foot storage building with 5 equipment storage bays. Both buildings should include heating, and floor drains with oil-water separators.

The Mason City Team Section Headquarters is a 4-building complex established in 1964. The scope of work provides for the construction of a 1,600 square foot addition to building D0634, which will include office space, break room, restrooms, and ready room. The work shall also provide for renovating the existing space.

The project shall include temporary office space and meeting room with restrooms. Temporary utilities may be required during construction.

If lead or asbestos is encountered, they will be addressed outside of this contract.

This work may include, but is not limited to, architectural, structural, civil, plumbing, electrical, heating, ventilation, and data.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

The A/E will be responsible and must utilize or be a qualified environmental firm for preparing/submitting plans and reports in accordance with Section 669 of IDOT's Standard Specifications for Road and Bridge Construction. The A/E will also be responsible for monitoring all soil excavation, ensuring contractor compliance and measurement for payment in construction.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

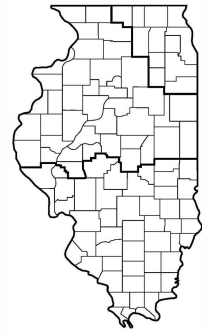
A combined MBE/WBE goal of 18 percent is applicable to the A/E team. Some level of participation from both MBE and WBE firms is required to satisfy this goal (this requires including one or more MBE AND one or more WBE firms on the team).

A combined VBE/PBE goal of 3 percent is applicable to the A/E team.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 630-000-321

PROJECT DESCRIPTION: Construct Office Space Addition-Storage Bldg., Interior Renovation and Site Work

PROJECT LOCATION: Department of Transportation
Statewide Program

APPROPRIATION AMOUNT: \$820,000

ESTIMATED TOTAL PROJECT COST: \$4,100,000

PROJECT SCOPE OF WORK:

The Litchfield Team Section Headquarters is a 6-building complex established in 1956. The scope of work includes construction of an approximately 1,600 square foot addition to building D0630, which will include office space, break room, restrooms, and ready room. The work shall also provide for renovating the existing space.

The Riverton Team Section Headquarters is a 6-building complex established in 1981. The scope of work includes renovations to building D0696, currently the office and maintenance building. The renovation will include expanded office area, restrooms, ready room, and break room areas. The work also includes replacing the existing septic system.

The Taylorville Team Section Headquarters is a 3-building facility established in 1961. The scope of work provides for the construction of an approximately 3,800 square foot heated and insulated storage building with 3 storage bays. The work also includes moving a portion of the perimeter fence to expand the parking lot.

The project shall include temporary office space and meeting room with restrooms. Temporary utilities may be required during construction.

If hazardous materials are encountered, they will be addressed outside of this contract.

This work may include, but is not limited to, architectural, structural, civil, plumbing, electrical, heating, ventilation, and data.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

The A/E will be responsible and must utilize or be a qualified environmental firm for preparing/submitting plans and reports in accordance with Section 669 of IDOT's Standard Specifications for Road and Bridge Construction. The A/E will also be responsible for monitoring all soil excavation, ensuring contractor compliance and measurement for payment in construction.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

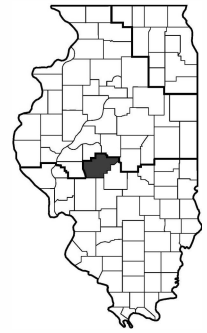
A combined MBE/WBE goal of 18 percent is applicable to the A/E team.

A combined VBE/PBE goal of 2 percent is applicable to the A/E team.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 630-383-001

PROJECT DESCRIPTION: Construct Office and Storage Facility Buildings

PROJECT LOCATION: Department of Transportation
District 6: Pawnee Portable Scales - Sangamon County

APPROPRIATION AMOUNT: \$2,000,000

ESTIMATED TOTAL PROJECT COST: \$10,000,000

PROJECT SCOPE OF WORK:

The Illinois State Police Firing Range is a 5-building complex in Pawnee, IL. This project is for Illinois Department of Transportation's portable scale division and will be located at the Illinois State Police Firing Range.

The scope of work provides for construction of an approximately 12,000 square foot maintenance and training building with offices, open office space for cubicles, break room, restrooms, training room, training support space, and high-bay maintenance space with storage. The work also includes constructing an approximately 4,800 square foot storage building with overhead doors and heat. The work includes paved parking for employees, visitors and truck parking.

A minimum of LEED Silver certification or equivalent green building standard certification will be required.

This work may include, but is not limited to, architectural, structural, civil, plumbing, electrical, heating, ventilation, and data.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

The A/E will be responsible and must utilize or be a qualified environmental firm for preparing/submitted plans and reports in accordance with Section 669 of IDOT's Standard Specifications for Road and Bridge Construction. The A/E will also be responsible for monitoring all soil excavation, ensuring contractor compliance and measurement for payment in construction.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

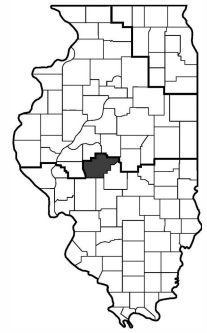
A combined MBE/WBE goal of 20 percent is applicable to the A/E team. Some level of participation from both MBE and WBE firms is required to satisfy this goal (this requires including one or more MBE AND one or more WBE firms on the team).

A combined VBE/PBE goal of 3 percent is applicable to the A/E team.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 630-437-039

PROJECT DESCRIPTION: Demolish-Construct Storage Bldgs, Upgrade Electrical, Install Eye Wash Stations

PROJECT LOCATION: Department of Transportation
District 6: Springfield West Team Section Headquarters - Sangamon County

APPROPRIATION AMOUNT: \$735,000

ESTIMATED TOTAL PROJECT COST: \$3,125,000

PROJECT SCOPE OF WORK:

The Central Sign Shop Pole Building (D0673) is a 3,150 square foot, 1-story building established in 1989. The scope of work provides for demolishing the existing storage building (D0673) and constructing an approximately 6,500 square foot heated and insulated storage building with approximately 4 bays and a 4-foot concrete stem wall.

The Day Labor Building Number 5 (D0646) is a 4,416 square foot, 2-story building established in 1966. The scope of work provides for demolishing the existing storage building (D0646) and constructing an approximately 6,500 square foot heated and insulated storage building with approximately 4 bays. The Day Labor work includes replacing the electrical panels and installing approximately 7 eye wash stations in building D0617 (The Day Labor Office/Maintenance Building).

If lead or asbestos is encountered, they will be addressed outside of this contract.

The project shall include temporary office space and meeting room with restrooms. Temporary utilities may be required during construction.

This work may include, but is not limited to, architectural, structural, civil, plumbing, electrical, heating, ventilation, and data.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

The A/E will be responsible and must utilize or be a qualified environmental firm for preparing/submitting plans and reports in accordance with Section 669 of IDOT's Standard Specifications for Road and Bridge Construction. The A/E will also be responsible for monitoring all soil excavation, ensuring contractor compliance and measurement for payment in construction.

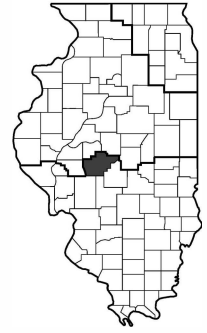
The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

A combined MBE/WBE goal of 18 percent is applicable to the A/E team.

A combined VBE/PBE goal of 2 percent is applicable to the A/E team.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS
9/9/2025



CDB PROJECT NO: 738-020-050

PROJECT DESCRIPTION: Upgrade Security

PROJECT LOCATION: Office of the Attorney General
Office of the Attorney General - Springfield, Sangamon County

APPROPRIATION AMOUNT: \$785,000

ESTIMATED TOTAL PROJECT COST: \$785,000

PROJECT SCOPE OF WORK:

The Attorney General Building (L0100) is a 60,500 square foot, 4-story building established in 1968.

The scope of work provides for exterior and interior renovations, including removal of the security desk, aluminum storefront and accessible entrances and update existing security system. Provide new security entrance with Level 5 bullet resistant glazing system, updated security system, security desk and metal detector.

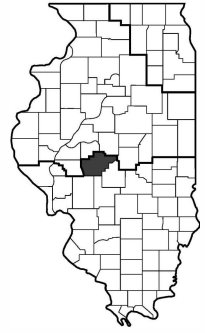
If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

There are no MBE/WBE/VBE/PBE goals applied to the A/E team, but participation is encouraged.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS
9/9/2025



CDB PROJECT NO: 738-020-051

PROJECT DESCRIPTION: Install Emergency Generator

PROJECT LOCATION: Office of the Attorney General
Office of the Attorney General - Springfield, Sangamon County

APPROPRIATION AMOUNT: \$1,966,300

ESTIMATED TOTAL PROJECT COST: \$1,966,300

PROJECT SCOPE OF WORK:

The Attorney General Building (L0100) is a 60,500 square foot, 4-story building established in 1968.

The scope of work provides for installing a generator to provide backup power for emergency lighting, HVAC equipment, computer room and other loads, including transfer switches and associated wiring.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

A combined MBE/WBE goal of 18 percent is applicable to the A/E team.

A combined VBE/PBE goal of 2 percent is applicable to the A/E team.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 810-018-010

PROJECT DESCRIPTION: Replace Water and Sanitary Lines

PROJECT LOCATION: Illinois Community College Board
City Colleges of Chicago: Olive-Harvey College - Chicago, Cook County

APPROPRIATION AMOUNT: \$2,595,93

ESTIMATED TOTAL PROJECT COST: \$3,461,250

PROJECT SCOPE OF WORK:

The Olive-Harvey Community College is a 5-building facility established in 1981. The Olive-Harvey College Main Building (JC51A) is a 397,700 square foot, 3-story building established in 1980.

The scope of work provides for replacing domestic water piping, including radiator piping throughout the building and sanitary lines, grease traps, and sump pumps related to the cafeteria. Work should also allow for patching of interior and exterior finishes impacted by the work.

Hazardous materials may be encountered.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

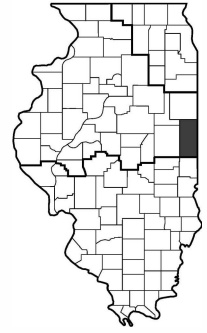
The Illinois Works Jobs Program Act Apprenticeship Initiative will apply to all prevailing wage eligible work performed on this project.

A combined MBE/WBE goal of 20 percent is applicable to the A/E team.

A combined VBE/PBE goal of 3 percent is applicable to the A/E team.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS
9/9/2025



CDB PROJECT NO: 810-024-044

PROJECT DESCRIPTION: Upgrade Plumbing and Replace Water Heater and Storage Tank

PROJECT LOCATION: Illinois Community College Board
Danville Area Community College - Vermilion County

APPROPRIATION AMOUNT: \$489,750

ESTIMATED TOTAL PROJECT COST: \$653,000

PROJECT SCOPE OF WORK:

The Danville Area Community College is an 18-building facility established in 1899. The Mary Miller Complex (JC071) is an 85,389 square foot, 3-story building established in 1969.

The scope of work provides for replacement of existing domestic cold and hot water supply and return piping lines at the basement level and first floor, including but not limited to, new isolation valves and balancing valves. The work will also include removal and replacement of the hot water heater and storage tank. The work shall also provide for evaluation and selective replacement of piping within the partitions and walls as funding allows, and any associated ceiling work necessary.

The project needs to be designed and bid to allow for all work to be completed during the summer months.

Hazardous materials may be encountered.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

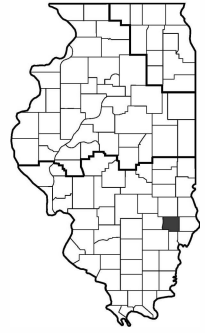
The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

There are no MBE/WBE/VBE/PBE goals applied to the A/E team, but participation is encouraged.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 810-042-011

PROJECT DESCRIPTION: Replace Roofing System and Lobby Glazing

PROJECT LOCATION: Illinois Community College Board
Illinois Eastern Community Colleges - Olney Central College,
Richland County

APPROPRIATION AMOUNT: \$795,000

ESTIMATED TOTAL PROJECT COST: \$1,060,000

PROJECT SCOPE OF WORK:

The Illinois Eastern Community Colleges - Olney Central College, is a 11-building facility established in 1940. The Gymnasium/Theater (JC15C) is a 26,133 square foot, 1-story building established in 1976.

The scope of work provides for removing and replacing approximately 26,000 square feet of roofing and attendant accessories. The work will also include evaluation and correction of leaks in the lobby glazing.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

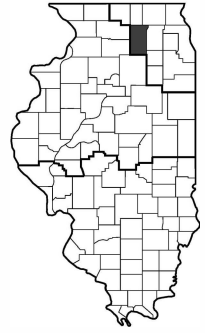
A combined MBE/WBE goal of 18 percent is applicable to the A/E team.

There are no VBE/PBE goals applied to the A/E team, but participation is encouraged.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 810-054-025

PROJECT DESCRIPTION: Upgrade Water System

PROJECT LOCATION: Illinois Community College Board
Kishwaukee College - Malta, DeKalb County

APPROPRIATION AMOUNT: \$1,950,000

ESTIMATED TOTAL PROJECT COST: \$2,600,000

PROJECT SCOPE OF WORK:

The Kishwaukee College is a 11-building facility established in 1968.

The scope of work provides for upgrading the water system. The project will start an assessment of the options to connect to the city of Malta or rehabilitate the existing system and the recommendation as to which is the best long-term solution. The work will also include design and construction of the selected option.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

The Illinois Works Jobs Program Act Apprenticeship Initiative will apply to all prevailing wage eligible work performed on this project.

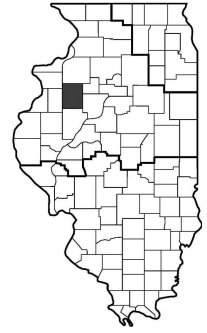
A combined MBE/WBE goal of 20 percent is applicable to the A/E team.

A combined VBE/PBE goal of 2 percent is applicable to the A/E team.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 810-082-025

PROJECT DESCRIPTION: Replace Roofing System

PROJECT LOCATION: Illinois Community College Board
Carl Sandburg Community College - Galesburg, Knox County

APPROPRIATION AMOUNT: \$373,755

ESTIMATED TOTAL PROJECT COST: \$498,340

PROJECT SCOPE OF WORK:

The Carl Sandburg Community College is a 13-building facility established in 1966. The B Building Industrial Tech/Voc (JC34B) is a 18,630 square foot, 1-story building established in 1974.

The scope of work provides for replacement of approximately 18,630 square feet of roofing systems, including attendant accessories.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

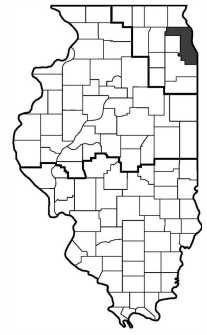
The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

There are no MBE/WBE/VBE/PBE goals applied to the A/E team, but participation is encouraged.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

A/E SELECTION COMMITTEE RECOMMENDATIONS

9/9/2025



CDB PROJECT NO: 810-094-029

PROJECT DESCRIPTION: Replace Boilers and Chillers

PROJECT LOCATION: Illinois Community College Board
South Suburban College - South Holland, Cook County

APPROPRIATION AMOUNT: \$5,278,500

ESTIMATED TOTAL PROJECT COST: \$7,038,000

PROJECT SCOPE OF WORK:

The South Suburban College is a 5-building facility established in 1969. The Main Building (ICCB094-0002) is a 492,010 square foot, 4-story building established in 1972.

The scope of work provides for replacing approximately 2 boilers and 3 chillers, including but not limited to:

- Remove existing boilers, pumps, water and gas piping.
- Provide multiple high-efficiency gas-fired boilers and associated flues and combustion air.
- Provide boiler pumps and associated piping.
- Provide new building loop pumps with VFD's and associated piping. (Provide new gas piping to the boilers, provide new hot water system chemical treatment, update the BAS controls serving the boiler system, provide all associated electrical disconnection and reconnection for the boilers and pumps, general construction/structural.)
- Remove existing chillers, pumps, cooling tower and pad, as well as associated piping.
- Provide 3 new centrifugal energy efficient chillers.
- Provide a new cooling tower with pad.
- Provide new condenser water pumps and condenser water piping as required.
- Provide new chiller pumps and piping.
- Provide new chilled water building loop pumps with VFD's and associated piping.
- Provide new condenser water and chilled water chemical treatment systems.
- Provide refrigerant monitoring and emergency exhaust system for the chiller room.
- Update the BAS controls serving the chiller system.
- Provide all associated electrical disconnection and reconnection for the chillers, pumps and cooling tower.

The work may include additional ancillary work (i.e., structural, electrical, etc.).

Hazardous materials may be encountered.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

The A/E is encouraged to include independent cost estimators on their teams to verify estimates are in line with current market conditions to avoid project bids that exceed the available funding for the project. A/E estimates should be updated and verified at each stage of the project in accordance with the Design and Construction Manual. Designers are reminded that their Professional Services Agreements make them responsible for providing a design that is within budget, and they can be held responsible for redesign of the project should bids received exceed project funding.

The Illinois Works Jobs Program Act Apprenticeship Initiative will apply to all prevailing wage eligible work performed on this project.

A combined MBE/WBE goal of 20 percent is applicable to the A/E team. Some level of participation from both MBE and WBE firms is required to satisfy this goal (this requires including one or more MBE AND one or more WBE firms on the team).

A combined VBE/PBE goal of 3 percent is applicable to the A/E team.

PROFESSIONAL SERVICES BULLETIN VOLUME: 324

SUBJECT: *Best Interest of the State Selection / Informational Item*

Project Number	Firm/Job Description	Estimated Total Project Cost
104-021-025	Assess and Remediate Mold Department of Natural Resources/HPA Cahokia Mounds Historic Site - St. Clair County <i>SELECTED FIRM:</i> Farmer Environmental Services, LLC	\$TBD
125-003-012	Abate Asbestos - Administration/Education Building Department of Juvenile Justice Illinois Youth Center - Harrisburg, Saline County <i>SELECTED FIRM:</i> Reliable Environmental Solutions, Inc.	\$TBD
814-010-097	Replace Chiller Chicago State University Chicago State University - Cook County <i>SELECTED FIRM:</i> Affiliated Engineers, Inc.	\$TBD

CDB PROJECT NO: 104-021-025

PROJECT DESCRIPTION: Assess and Remediate Mold

PROJECT LOCATION: Department of Natural Resources/HPA
Cahokia Mounds Historic Site - St. Clair County

PROJECT AMOUNT: \$TBD

PROJECT SCOPE OF WORK:

The Cahokia Mounds Historic Site is a 6-building facility established in 1950.

The scope of work provides for an engineering assessment, testing and recommendations for remediation related to mold contamination at the Cahokia Mounds Interpretive Center, including cost estimates.

ARCHITECT/ENGINEER: Farmer Environmental Services, LLC (28758)
Edwardsville, IL 62025

CDB PROJECT NO: 125-003-012

PROJECT DESCRIPTION: Abate Asbestos - Administration/Education Building

PROJECT LOCATION: Department of Juvenile Justice
Illinois Youth Center - Harrisburg, Saline County

PROJECT AMOUNT: \$TBD

PROJECT SCOPE OF WORK:

The Administration/Education Building (BW001) is a 55,527 square foot, 2-story building established in 1965.

The scope of work provides for removing and disposing of approximately 43,000 square feet of asbestos containing floor tile and mastic throughout several rooms and hallways in the Administration/Education Building (BW001) at the Illinois Youth Center in Harrisburg. Abatement shall be performed in a manner utilizing proper regulatory guidelines (this is considered a K-12 facility, IDPH regulations must be followed), including necessary containments, air exhaust, and clean-up procedures. The work shall also provide for air sampling performed by a licensed air sampling professional during and after abatement activities. The abatement contractor shall repair and/or replace all materials damaged during the course of the abatement project. Following the abatement work, the floors shall be cleaned and polished per Department of Juvenile Justice (DJJ) standards as these will be the finished floors moving forward. Abatement activities may need to be phased and coordinated with DJJ to allow for continued normal operations of the facility.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

ARCHITECT/ENGINEER: Reliable Environmental Solutions, Inc. (30713)
Springfield, IL 62702

CDB PROJECT NO: 814-010-097

PROJECT DESCRIPTION: Replace Chiller

PROJECT LOCATION: Chicago State University
Chicago State University - Cook County

PROJECT AMOUNT: \$TBD

PROJECT SCOPE OF WORK:

The H Building-Physical Plant (T0009) is a 49,841 square foot, 2-story building established in 1972.

The scope of work provides for removing and replacing a 1200-ton chiller in the Physical Plant at Chicago State University, along with any associated accessories and piping modifications. Removal and reinstallation of a portion of the roof may be necessary in order to accommodate the chiller replacement. The scope shall include the replacement of related electrical switchgear as required for the new chiller.

Hazardous materials may be encountered.

The A/E will need to determine if any components of this project are eligible for a utility company or other energy grant/rebate and will be responsible for preparing and submitting the grant application if the project qualifies for the rebate.

If applicable, the design will need to comply with the Illinois Stretch Energy Code.

ARCHITECT/ENGINEER: Affiliated Engineers, Inc. (30090)
Chicago, IL 60603

SUBJECT: *Emergency Selection / Informational Item*

Project Number	Firm/Job Description	Estimated Total Project Cost	SUMMARY OF SELECTIONS LAST 5 YEARS	
250-100-014	Emergency Elevator Upgrades - South Tower Department of Central Management Services State Police Central Headquarters - Springfield, Sangamon County <i>SELECTED FIRM:</i> Berners-Schober Associates Inc	\$TBD	5 Selections	
			Last Selection: 8/6/2025	
			Total Contracts: \$179,946	
			Remaining Contracts: \$41,084	
			Non-Minority Male	

CDB PROJECT NO: 250-100-014

PROJECT DESCRIPTION: Emergency Elevator Upgrades - South Tower

PROJECT LOCATION: Department of Central Management Services
State Police Central Headquarters - Springfield, Sangamon County

PROJECT AMOUNT: \$TBD

PROJECT SCOPE OF WORK:

The South Building (J0172) is an 85,842 square foot, 13-story building established in 1948.

The scope of work provides for modernizing the east and west traction elevators in the South Tower of the ISP Headquarters (Building J0172). The work includes a full code analysis by the A/E and construction estimates to meet all OSFM requirements and includes, but is not limited to, providing new controllers, control stations, all safety devices including braking systems, and related components.

Hazardous materials may be encountered.

ARCHITECT/ENGINEER: Berners-Schober Associates Inc (29455)
Springfield, IL 62701

FY26 PROPOSED CDB BOARD MEETING SCHEDULE

DATE	TIME	LOCATION
July 8, 2025	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
August 12, 2025	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
September 9, 2025	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
October 14, 2025	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
November 13, 2025	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
December 9, 2025	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
January 13, 2026	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
February 10, 2026	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
March 10, 2026	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
April 14, 2026	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
May 12, 2026	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference
June 9, 2026	11:00 a.m.	Chicago, Springfield, Edwardsville, Peoria, and Video Conference

Meeting Locations:

401 South Spring St. 3 RD Floor Stratton Building Springfield	555 West Monroe 8 th Floor Chicago	5415 North University St. Peoria	99 Supporting Services Drive Suite 1350 Edwardsville
--	---	-------------------------------------	--