

CDB PROJECT NO: 104-010-011-01
AGENCY: 104 Department of Natural Resources/HPA
DESCRIPTION: Renovation and Restoration of the Colony Church and Other Associated Structures
LOCATION: 104-010 Bishop Hill Historic Site - Henry County
COUNTY: Henry County - 073
CDB PROJECT MANAGER: MacGibbon, Chris
APPROPRIATED AMOUNT: \$1,000,000
ESTIMATED TOTAL PROJECT COST: \$12,000,000
PROFESSIONAL LIABILITY INSURANCE REQUIRED: \$2,500,000
PROJECT FEE CLASSIFICATION: I R

CDB Project Name:	104-010-011-01 Renovation and Restoration of the Colony Church and Other Associated Structures
Facility / Building Description:	The Bishop Hill Historic Site - Henry County, is a 12-building facility established in 1847.
Scope:	The scope of work provides for an overall renovation and restoration of the Colony Church and other associated structures, including but not limited to the following: Colony Church: - Replace all wood shingle roof assemblies and related components including gutters, and downspouts. Replace existing wood shakes with composite shakes. - Repair and/or replace all frieze, trim work, and gable end enclosures. - Repair/replace mortar and brick in foundation and supporting piers in basement. - Replace perimeter drain system and grade to achieve positive drainage away from the building. - Repair and/or replace brick and mortar in stairwells and window wells at basement level. - Repair and/or replace all windows and window glazing. Install storm windows on exterior to protect window elements. - Repair and/or replace wood siding and wooden components of building sill. Repaint entire structure exterior. - Repair and/or replace exterior stairs. - Repair and/or replace exterior doors and door components. - Repair and/or replace deteriorated plaster in first floor rooms and sanctuary. Repaint interior finishes on each floor. - Repair and/or replace burlap ceiling cover in sanctuary rooms. - Repair and/or replace wood joists/flooring in sanctuary and first floor rooms. - Upgrade electrical system and lighting to meet current codes. - Replace fire alarm and security systems. - Install new sprinkler system if required by code. - Repair and/or replace wood fence around lot perimeter. - Site work includes ADA compliant street parking, including coordination with the village of Bishop Hill. - Replace existing wood boardwalks with new boardwalks which meet both ADA and SHPO requirements. Install new ADA ramp on south side of church. Repair and/or replace west brick walkway. - Update historical/interpretive exhibits for all buildings and site. Replace all exterior fencing and provide historically appropriate landscaping throughout site. Colony Church Restroom Building: - Repair and/or replace wood siding, windows, and wall divider between male and female restrooms. Repaint exterior. - Replace exterior doors. - Replace plumbing/plumbing fixtures. - Replace wall heaters. - Replace partitions and refinish interior. - Replace boardwalk and stairs leading from restroom to Johnson Street. Colony Church Shed: - Replace roof and related components including gutters, and downspouts if needed. Use composite shakes to match the church.

	- Repair and /or replace siding and doors. - Repaint entire structure. - Repair or replace concrete floor. Boy's Dormitory: - Replace roof and related components. Use composite shakes to match the Colony Church. - Replace three porches. - Repair and/or replace mortar and brick in foundation and in porch piers. - Repair and/or replace wood siding. Repaint entire exterior. - Repair and/or replace windows. Install exterior storm windows to protect wood and glass components. - Repair and/or replace plaster. Repaint entire interior. Bjorklund Hotel: - Repair/replace roof. - Repair cupola to eliminate water seepage from balcony. - Install exterior storm windows on tower. - Repair/replace weathervane. - Repair/replace eaves, fascia, windows, doors, door thresholds, tower siding, washroom, windowsills and 4 cellar doors as needed. - Evaluate and replace HVAC as needed. - Repaint exterior components/repair stucco as needed. - Replace all 4 entry porches to building. - Repair/replace damaged plaster on restored portions of first and second floors. Repaint finishes in these areas. - Repair/replace flooring as needed. - Restore unrestored portions of second and third floors and washroom to make building fully functional. - Upgrade wiring to current code. Install fire alarm and security system. - Assess and provide recommendations for sprinkler system. - Relay brick walks on east side of building to shed water away from building. - Replace boardwalk along west side of property. - Replace fencing and gates around property perimeter. - Abandon well and replace wood well cover with similar design. - Replace all exterior fencing, provide historically appropriate landscaping around building, provide / replace exterior interpretation exhibits. Hazardous materials may be encountered. The State Historic Preservation Office should be consulted during every phase of this project. 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 following A/E goals are applicable to the A/E team:	
MBE Goal:	0%
WBE Goal:	0%
Combined MBE/WBE Goals:	20%
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).	
PBE Goal:	0%
VBE Goal:	0%
Combined PBE/VBE Goals:	3%
The interviews for this project are tentatively scheduled for September 17, 2024	
Selections for this are scheduled to be presented at the Board Meeting on October 8, 2024	

SUBMITTAL URL: <https://gateway.app.e-builder.net/app/bidders/landing?accountid=ddb76823-c165-4574-8b20-20bf7c1667f7&projectid=44728f09-0fa8-4338-846b-419636ca0939&bidpackageid=596956ec-a718-441a-a37c-299cccc78bd2>