



Illinois Veterans' Home



Planning Today. Building Tomorrow. Honoring Always.

Welcome

VENDORS FORUM

★ ★ ★ ILLINOIS CAPITAL DEVELOPMENT BOARD ★ ★ ★

Friday, October 4, 2019

10am-12pm

Southern Illinois University

1 Hairpin Drive

Edwardsville, IL



Welcome from
**Acting Director
Chapa LaVia**

Illinois Department of Veterans' Affairs



VENDORS FORUM
★★★ ILLINOIS CAPITAL DEVELOPMENT BOARD ★★★

www2.illinois.gov/cdb







Doing Business
with the Capital
Development Board
**Executive
Director
Underwood**

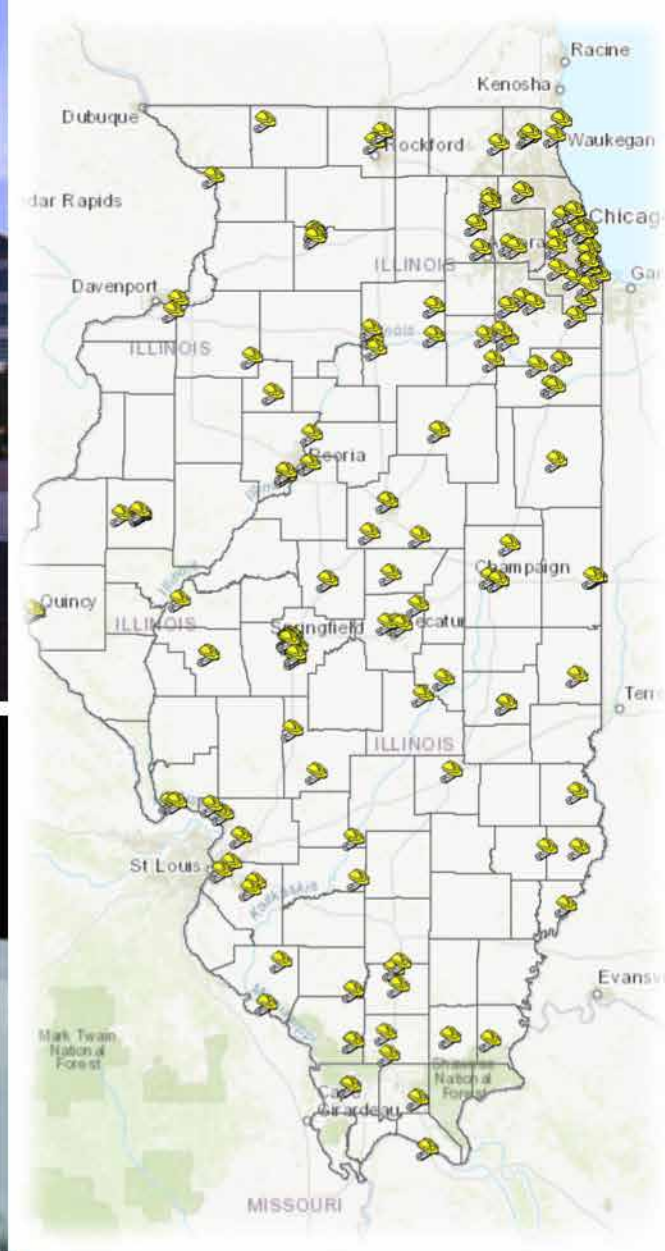
Capital Development Board



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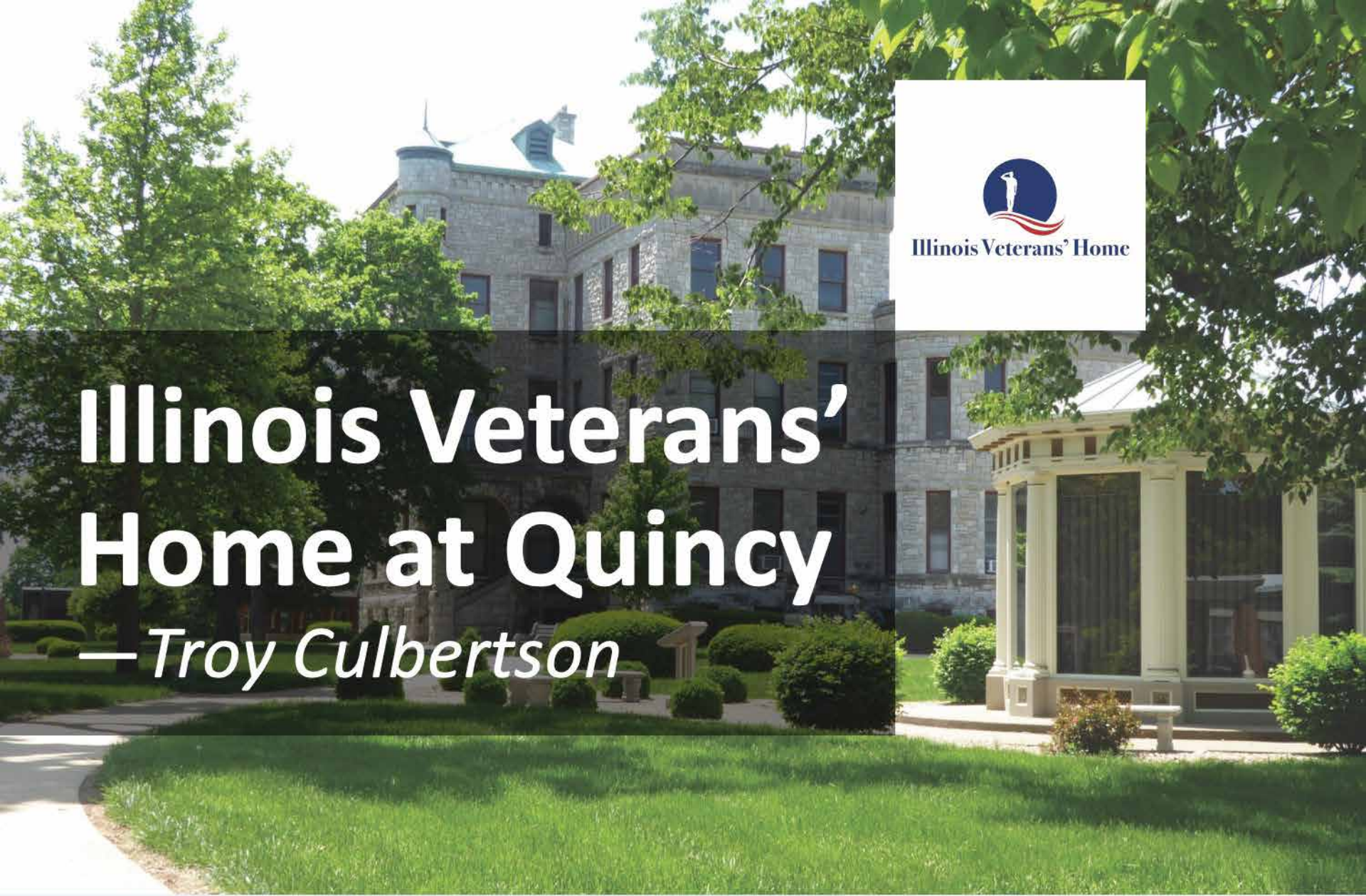


Illinois Veterans' Home

VENDORS FORUM

*** ILLINOIS CAPITAL DEVELOPMENT BOARD ***

Capital Development Board
Director Underwood



Illinois Veterans' Home at Quincy

—Troy Culbertson



VENDORS FORUM
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www2.illinois.gov/cdb





Among the Cottages, Soldiers' and Sailors' Home, Quincy, Ill.



VIEW N. W. FROM HEADQUARTERS.



Illinois Veterans' Home

VENDORS FORUM

★★★ ILLINOIS CAPITAL DEVELOPMENT BOARD ★★★

Illinois Veterans' Home at Quincy
Troy Culbertson









Campus Transformation

—Gwen Diehl



Illinois Department of
Veterans' Affairs



Illinois Veterans' Home

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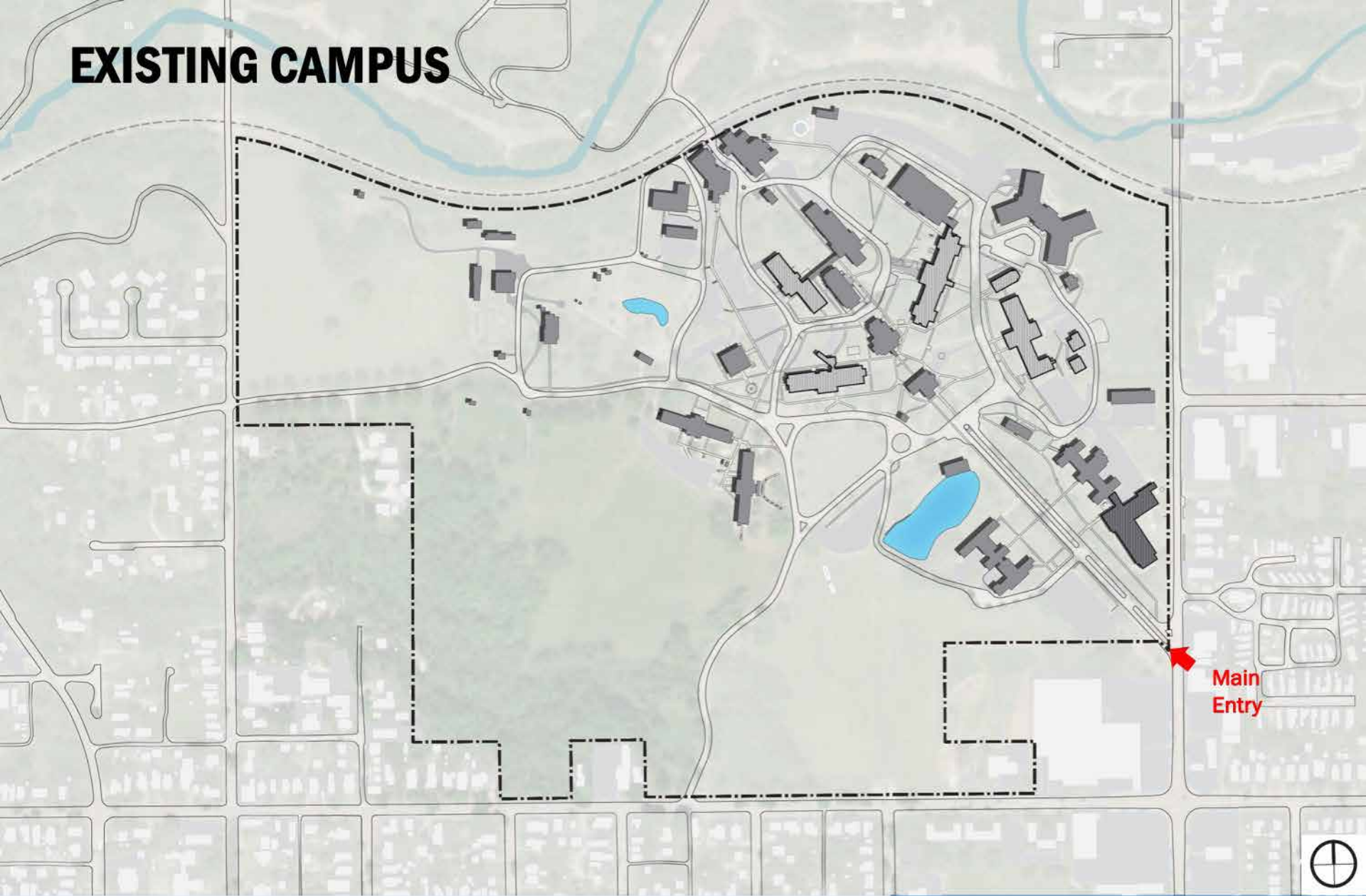
Illinois Dept. of Veterans' Affairs
Gwen Diehl

PERKINS —
EASTMAN

Building Design and Planning

—Jerry Walleck

EXISTING CAMPUS



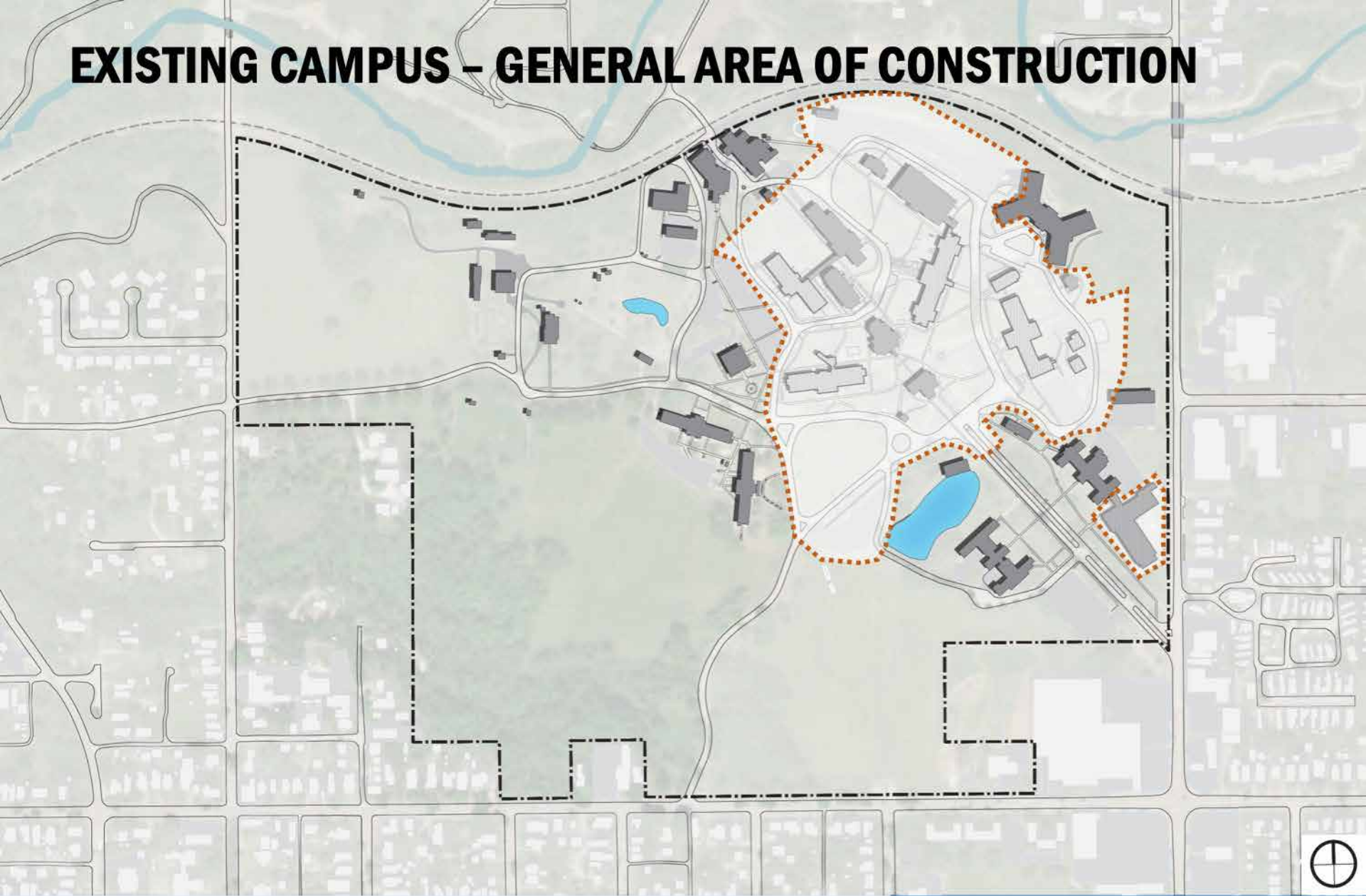
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Perkins Eastman
Jerry R. Walleck

EXISTING CAMPUS – GENERAL AREA OF CONSTRUCTION



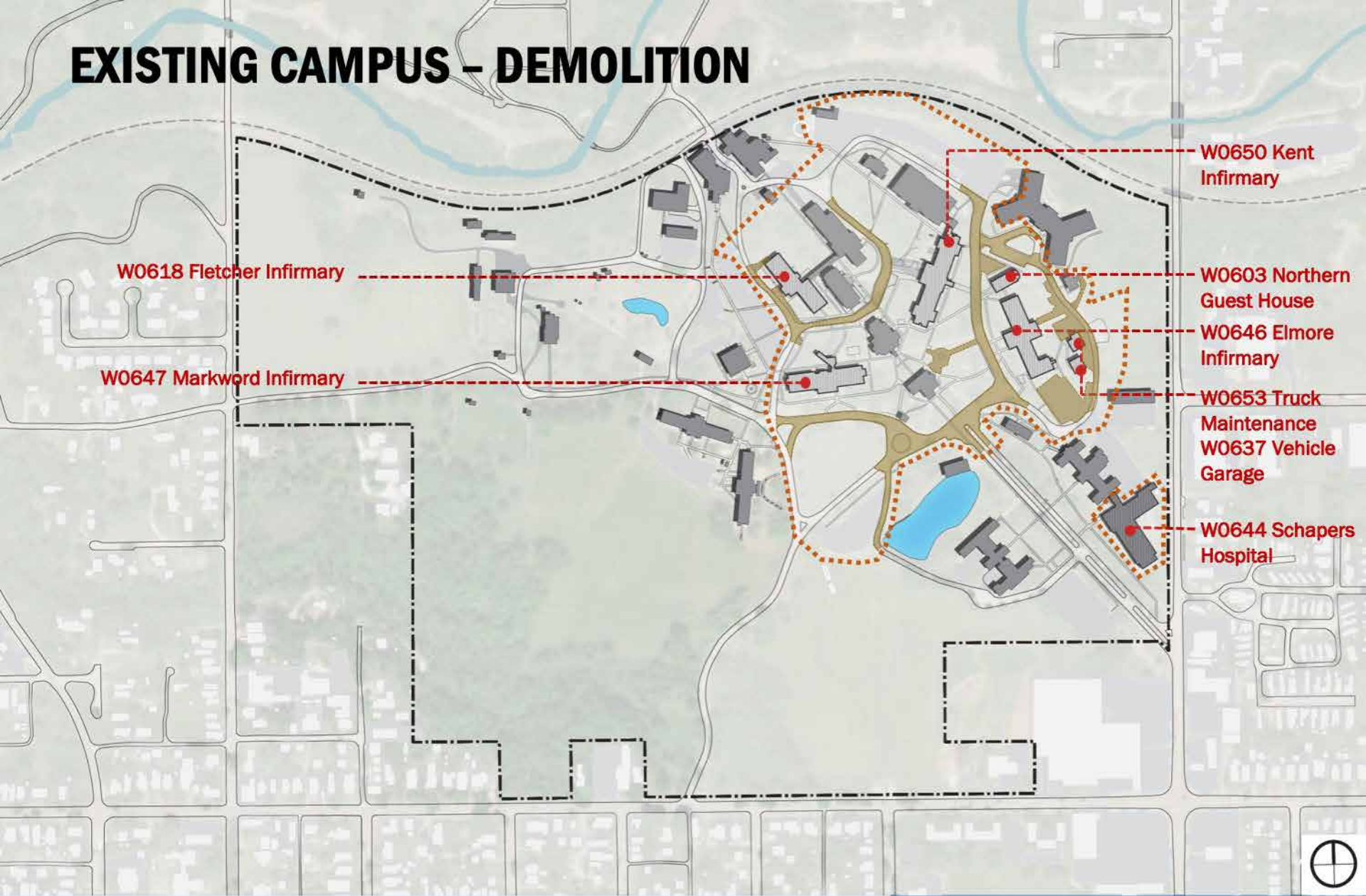
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EXISTING CAMPUS – DEMOLITION



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Jerry R. Walleck

EXISTING CAMPUS – RENOVATION

W0643 Nielson Dining Hall
(Major Renovation)

W0660 Multi-
Therapy Building
(Minor Renovation)

W0661 Fifer
Infirmary
(Minor Renovation)

W0621 Andrews
Barracks
(Minor Renovation)



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SITE PLAN



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SITE PLAN



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Jerry R. Walleck

Building Design and Planning

DESIGN FOR CAMPUS TRANSFORMATION

- Celebrate History and Culture
- Provide Center of Excellence for Veterans
- Resident Focused Design
- Promote Sustainability
- Wellness for Staff and Residents
- Engage with the Landscape and Environment
- Harness Natural Light & Views to Heal
- Design for Resiliency
- Promote Independence



Building Design and Planning

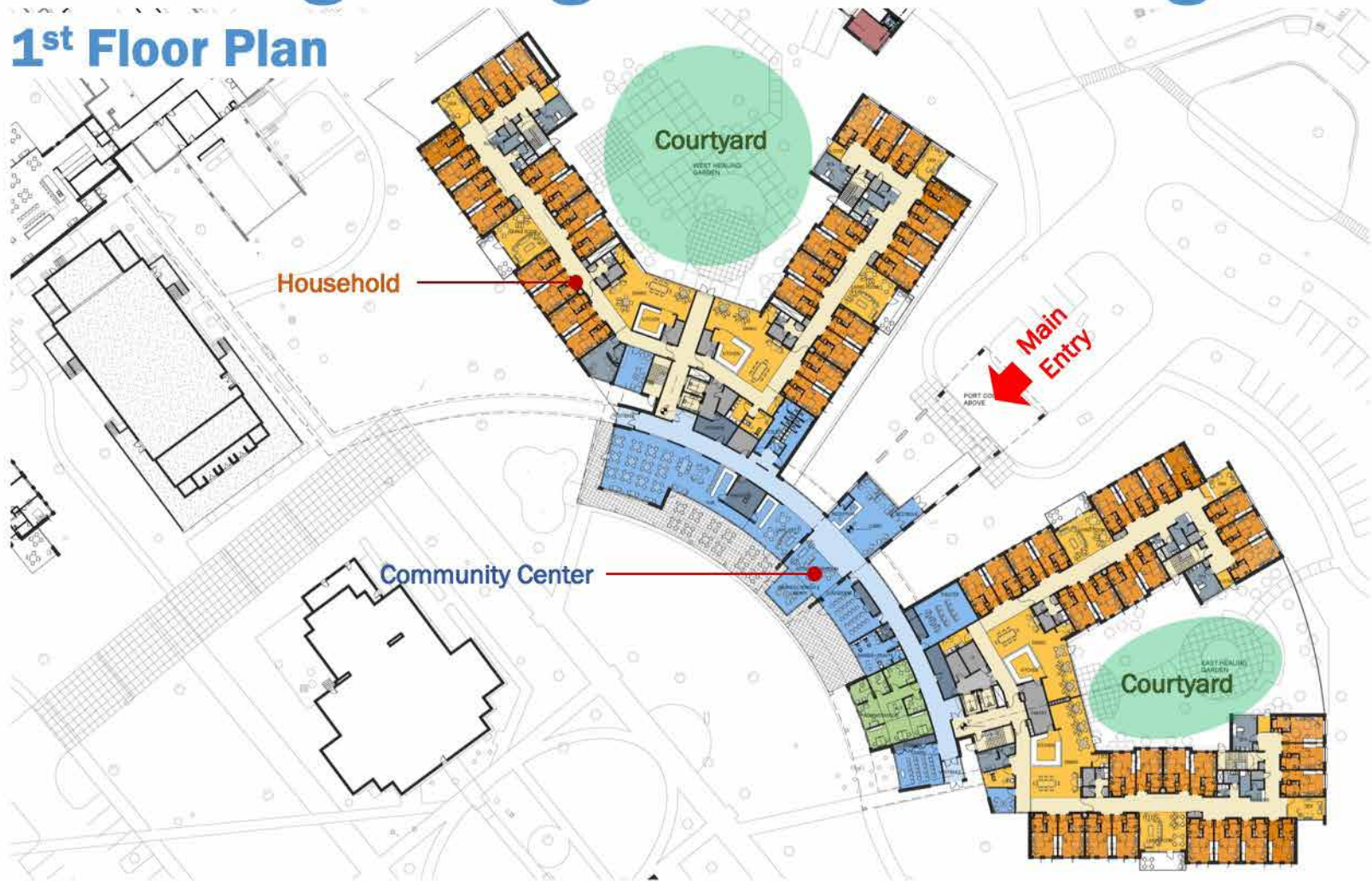
LONG TERM CARE

- 210 Skilled Nursing Resident Rooms, Approx. 250,000 GSF
- USDVA Minimum Requirements & Small House Guidelines
- IDPH Standards for Licensed Skilled Nursing Facility
- NFPA 101 for Long Term Care Code
- CDB Standards
- IBC 2018
- High Sustainability Goals and Smart Technology



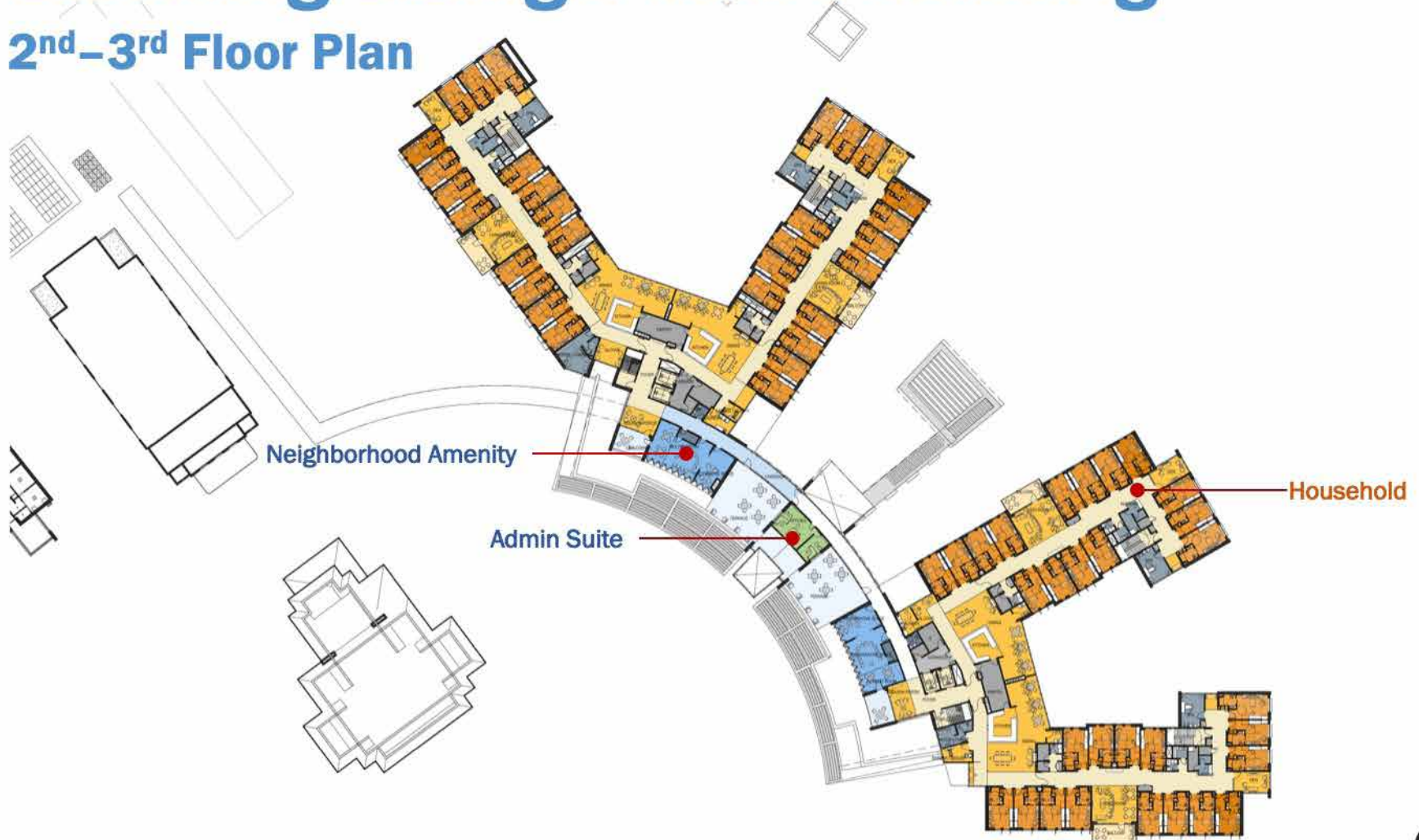
Building Design and Planning

1st Floor Plan



Building Design and Planning

2nd-3rd Floor Plan



Building Design and Planning

4th Floor Plan



Building Design and Planning

Lower Floor Plan

Building Support

Building Design and Planning

DOMICILIARY

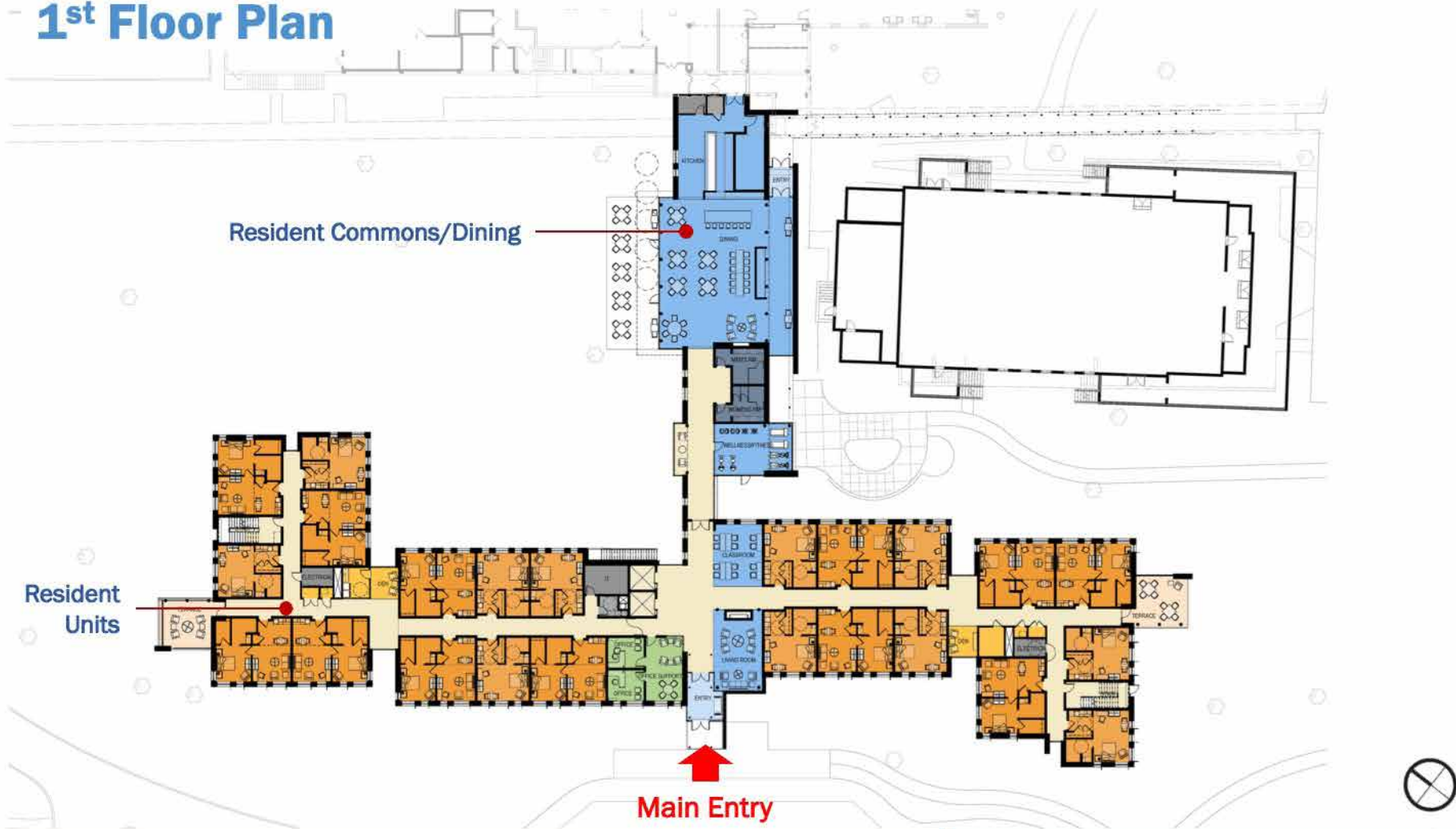
Enhancing Residential Living

- 80 Resident Units of Studios and One Bedrooms
- Approx. SF : 74,000 SF
- USDVA Minimum Requirements
- CDB Standards
- IBC 2018
- High Sustainability Goals and Smart Technology



Building Design and Planning

1st Floor Plan



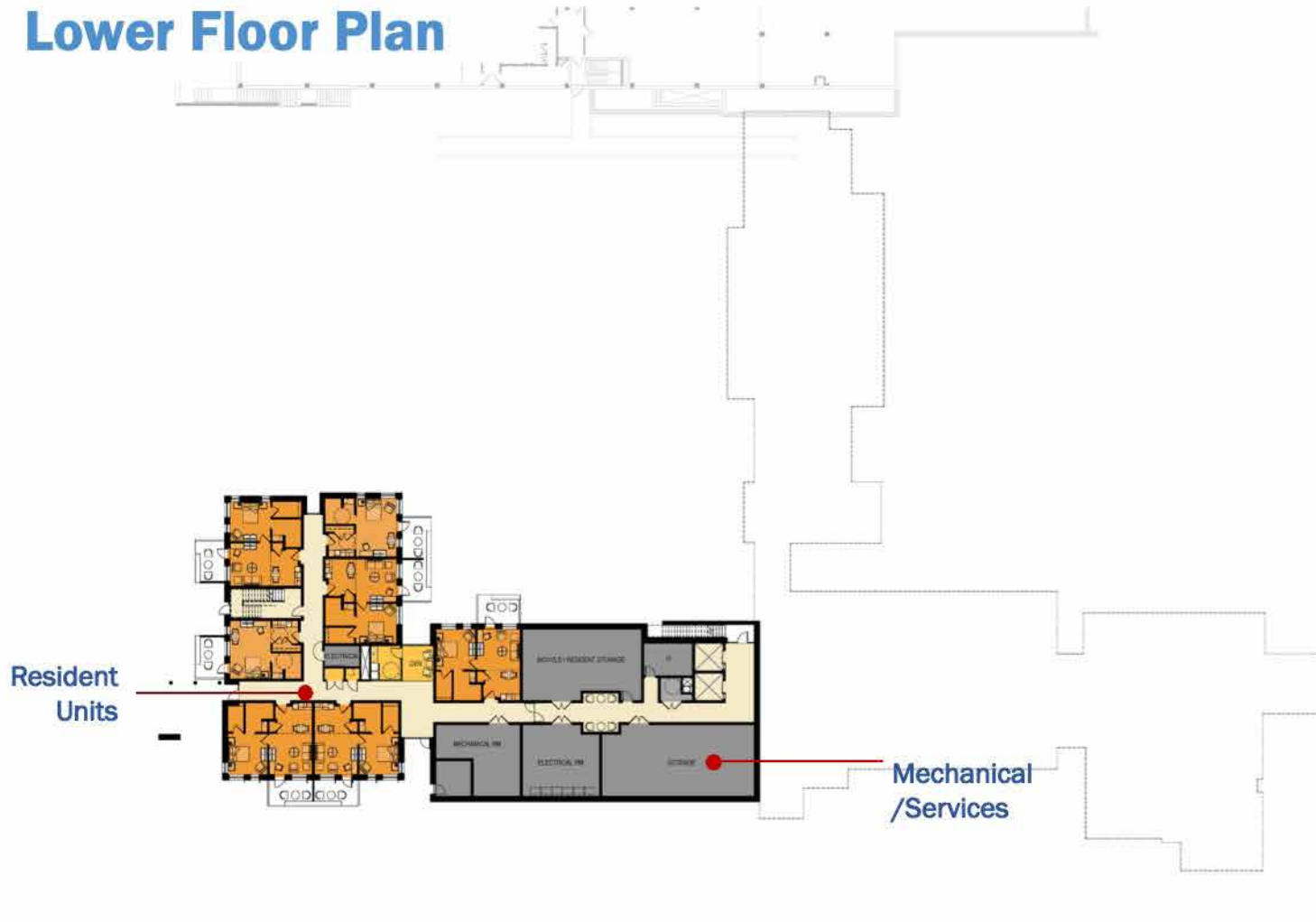
Building Design and Planning

2nd – 3rd Floor Plan



Building Design and Planning

Lower Floor Plan



Building Design and Planning

NIELSON DINING RENOVATION

Optimizing the Services

- Decommission Main Kitchen
- Centralized Loading
- Central Storage for the Campus
- Efficient Services Behind the Scenes
- Central Staff Amenity



Upper Level Demo Plan

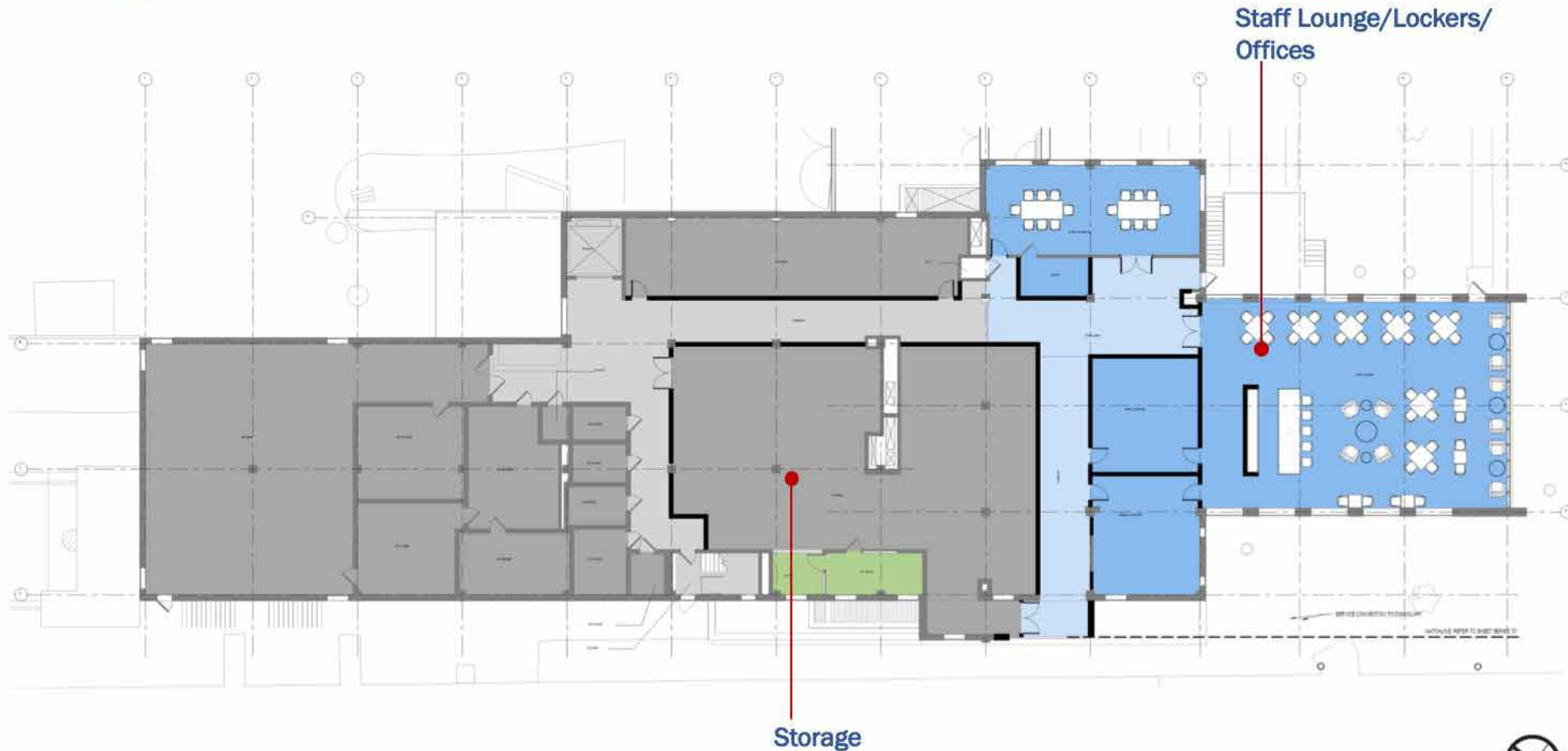


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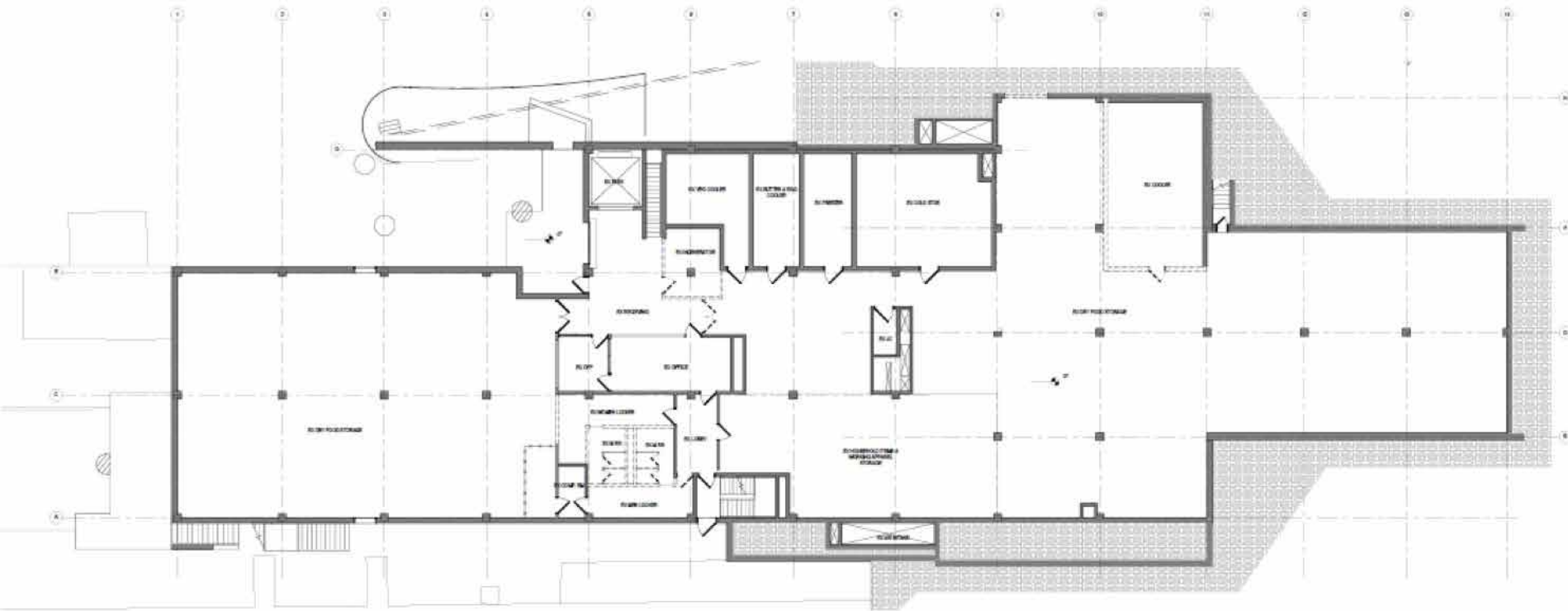
Building Design and Planning

Upper Level Plan



Building Design and Planning

Mid Level Demo Plan



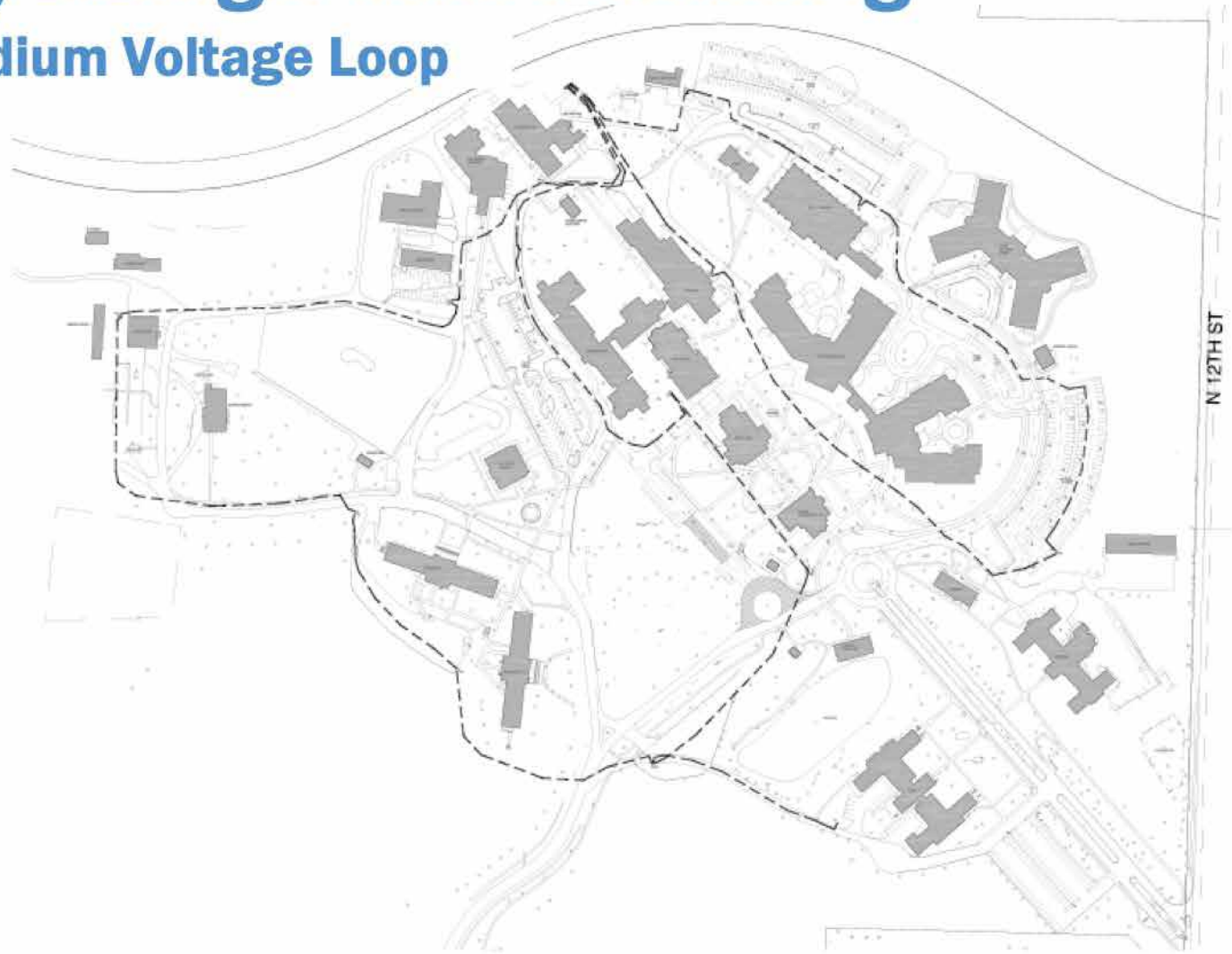
Building Design and Planning

Mid Level Plan



Building Design and Planning

Electrical Medium Voltage Loop



Illinois Veterans' Home

VENDORS FORUM

*** ILLINOIS CAPITAL DEVELOPMENT BOARD ***

Perkins Eastman
Jerry R. Walleck

Conceptual Rendering



Courtesy Perkins Eastman



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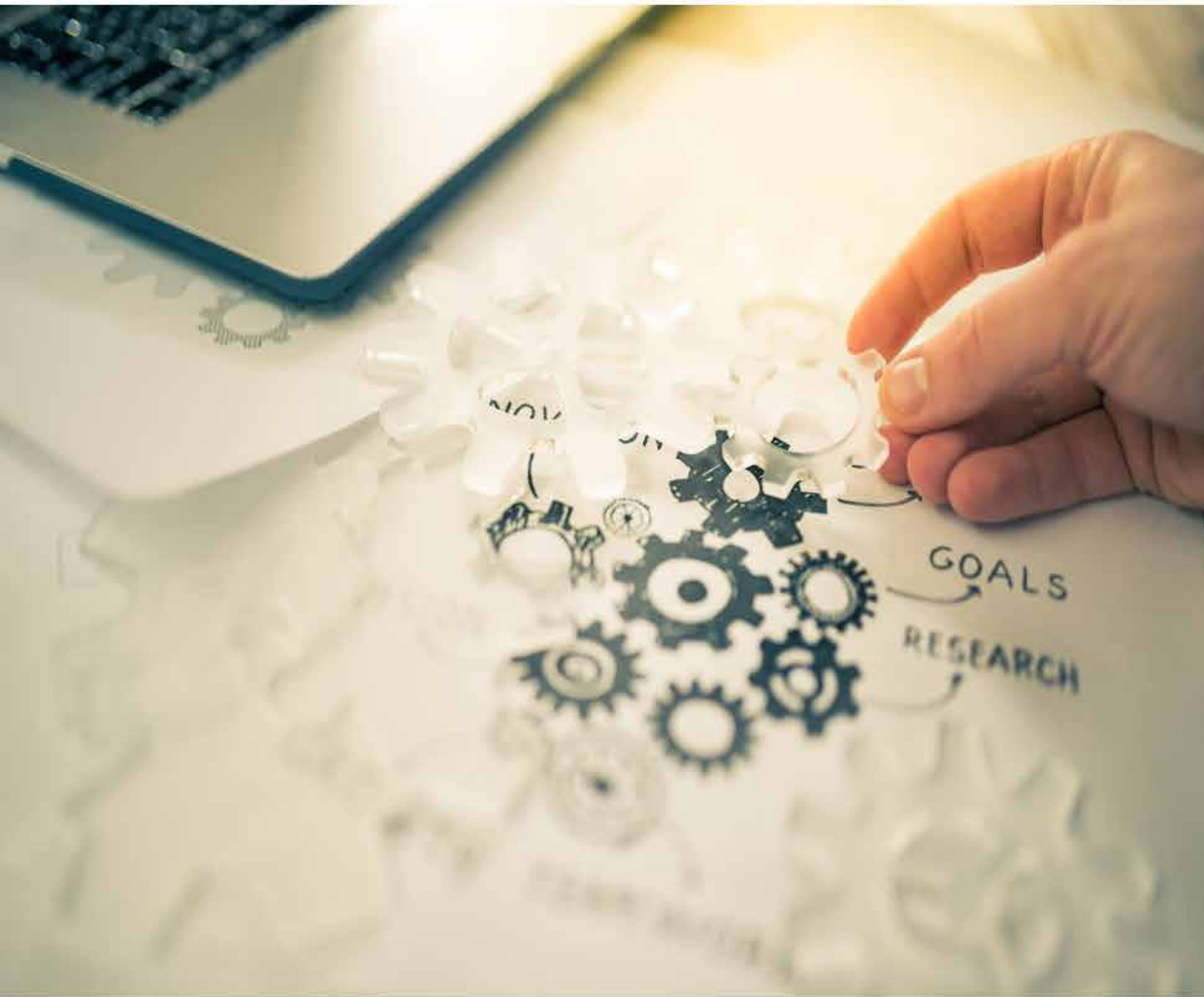
Perkins Eastman
Jerry R. Walleck



Building Your Team

—Jesse Martinez

Building Your Team



- Certification vs Prequalification
- Project Goals

BIDDING & CONTRACT REQUIREMENTS
Document 00 41 05 - Minority/Women/Veterans Business Enterprise Program Requirements

RETURN WITH BID

CDB PROJECT NO. (*_____)

Name of Bidder: _____

(* INSERT TRADE HERE) CONTRACT REQUIREMENTS FOR MINORITY/WOMEN/VETERANS BUSINESS PARTICIPATION

A. This project has goals for participation by minority and women owned businesses as first and second tier (level) subcontractors or suppliers, and as the prime contractor, in accord with the Business Enterprise for Minorities, Women, and Persons With Disabilities Act (30 ILCS 575).

GOALS: The MBE/WBE goal for this contract is (*INSERT PERCENT HERE) percent of the amount of the contract awarded by CDB.

B. This project has goals for participation by veteran owned businesses as first and second tier (level) subcontractors or suppliers, and as the prime contractor, in accord with the Illinois Procurement Code (30 ILCS 500/45-57).

GOALS: The VBE goal for this contract is (*INSERT PERCENT HERE) percent of the amount of the contract awarded by CDB.

C. The contract award is defined as a Base Bid plus an or all alternates. Only MBE/WBE/VBE firms certified or registered with the Illinois Department of Central Management Services (CMS) are acceptable.

NOTE: MBE/WBE/VBE goals are in addition to those specified for workforce projections (DHR Form PC-2 Farm).

INSTRUCTIONS: When Goals are established, the Bidder shall include below the names of certified minority/women/veteran owned business enterprises which will perform at least the percentage of the work specified in the Goals statement (see above) and the proposed dollar value of subcontract (percentage values are not acceptable). If the Bidder is a MBE/WBE/VBE, then list the work to be done with own forces on the form. If the Bidder needs assistance in identifying subcontractors or suppliers, contact CDB's Fair Employment Practices Unit (FEP) Unit and assistance will be provided in accordance with the MBE/WBE/VBE requirements in the Standard Documents for Construction. Efforts to comply with these requirements will be considered in evaluating whether the bid is responsive.

- ❖ A completed 4105 Form should be provided with the vendor's bid. Submission of a blank 4105 form (defined as no participation listed) with a bid that includes Minorities, Women or Veterans Business Enterprise goals requires no submission of Good Faith Effort (GFE) documentation (without notice) within 4 (four) calendar days of the bid date and checking the associated box on the 4105 form. In this case a 10 day cure period is not applicable. Good Faith Effort documentation should identify efforts made prior to bid due date. Failure to provide any of the required documentation may result in the vendor's bid being deemed non-responsive. Submit documentation to CDB-FEP@illinois.gov.
- ❖ If the percentage of the work (Base Bid plus all Alternates) is less than the specified goals, bidder shall be notified and afforded a period not to exceed 10 (ten) calendar days from the date of notification (10 day cure period) to cure deficiencies or submit written evidence of its good faith efforts to achieve the goals.
- ❖ Firms cannot be identified after the 10 day cure period.
- ❖ Failure to identify firms, submit good faith effort, or both within the 10 day cure period will result in rejection of bid.
- ❖ Firms shall be certified or registered with CMS as an MBE/WBE/VBE prior to bid opening.
- ❖ Firms can only be used to satisfy one goal, MBE, WBE, or VBE - not multiple goals.
- ❖ See the 2009 Standard Documents for Construction and the most current Supplement: 00 43 39 10 - Calculation of MBE/WBE/VBE Participation as a Material Supplier or Subcontractor.

BIDDER'S MBE/WBE/VBE PARTICIPATION SHOULD BE LISTED ON THE FOLLOWING BASE BID SHEETS AND ALTERNATE SHEETS (IF APPLICABLE).
(Attach additional sheet if necessary)

CDB-00 41 05 November 1, 2018
CDB (*Project Number)

(00 41 05 - 1)

(*Specify as appropriate)

RECORDS & FINANCIAL REQUIREMENTS
Document 00-41 05 - Minority Women's Enterprise Program Recruitment
RETURN WITH BID
CORRESPONDENCE TO: _____

Agency of Bidder: _____

RACE BID:

	12345678910 (12345678910) Name(s), Name or Firms, Firms, Firms Address City, State, Zip	Physical & Value of Subcontract	Technical Subcontract	Minority/Women/ Veteran-owned Business-owned (M/W/V) (1) M/W/V (2) Certified as M/W/V (3) Certified as VBE (4) Certified as M/W/V (5) Certified as VBE (6) Certified as M/W/V (7) Certified as VBE (8) Certified as M/W/V (9) Certified as VBE (10) Certified as M/W/V (11) Certified as VBE (12) Certified as M/W/V (13) Certified as VBE (14) Certified as M/W/V (15) Certified as VBE (16) Certified as M/W/V (17) Certified as VBE (18) Certified as M/W/V (19) Certified as VBE (20) Certified as M/W/V (21) Certified as VBE (22) Certified as M/W/V (23) Certified as VBE (24) Certified as M/W/V (25) Certified as VBE (26) Certified as M/W/V (27) Certified as VBE (28) Certified as M/W/V (29) Certified as VBE (30) Certified as M/W/V (31) Certified as VBE (32) Certified as M/W/V (33) Certified as VBE (34) Certified as M/W/V (35) Certified as VBE (36) Certified as 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Document 88-41 81 - Minority Women's Veterans Business Enterprise Program
RETURNED TO BIDDER

Name of Bidder: _____ **CDB PROJECT NO.:** _____

The bidder represents to CDB that, to the best of his knowledge and belief:

1. Each of the statements and supplies listed in part B of "Contract Statement" accurately describes that definition of the Minority Women Veterans Business Enterprise Program (B-4) in conformity with the program's intent and purpose.
2. The information furnished by the bidder is true and correct and the bidder certifies that he/she is not a person who is ineligible for the Minority Women Veterans Business Enterprise Program (B-4).
3. The bidder certifies that he/she is not a person who is ineligible for the Minority Women Veterans Business Enterprise Program (B-4).
4. The bidder certifies that he/she is not a person who is ineligible for the Minority Women Veterans Business Enterprise Program (B-4).
5. The bidder certifies that he/she is not a person who is ineligible for the Minority Women Veterans Business Enterprise Program (B-4).

If a blank check item (defined as no participation listed) is submitted with the bid, the bidder shall agree to the fact that it will submit good faith effort documentation (without undue) within 4 calendar days following the close of the bid opening. CDB of applicable.

Bidder agrees and certifies that it will comply with the contract/requirements specified in item B-4 in the CDB Minority Women Veterans Business Enterprise Program, and that it will not discriminate against the Minority Women Veterans Business Enterprise Program.

Signature: _____ Title: _____ Date: _____

SIGNATURE IS REQUIRED

CDB Form 88-41 (Rev. 10/2014) (CDB)
CDB (Project Number)

(CDB) (CDB)

(CDB) (CDB)

Form 665 – MBE/WBE/VBE Subcontractor Supplier Certification

State of Illinois
CAPITAL DEVELOPMENT BOARD

BIDDING & CONTRACT REQUIREMENTS Document 00665 - MBE/WBE/VBE Subcontractor Supplier Certification

Prime Firm Registration Number _____
CDB Project No.: _____
CDB Contract #: _____
Project Title: _____
Contractor's Name: _____
Official Address (Street): _____
(City, State, Zip Code): _____
Area Code and Telephone: _____
Subcontractor/Supplier Firm Registration Number: _____
Subcontractor's/Supplier's Name: _____
Official Address (Street): _____
(City, State, Zip Code): _____
Area Code and Telephone: _____
Email Address: _____
CMS Certified: ☐ Yes ☐ No Certification Expiration: _____
Check One: ☐ Subcontractor ☐ Supplier

I. Subcontractor/Supplier certifies that the proposed subcontract will be in the amount of \$ _____ for _____ (Commodity Codes) work.

II. This Subcontractor/Supplier has selected/designated the following certification for work on this project:
A. ☐ MBE Check one: ☐ African American ☐ Hispanic ☐ Asian American
☐ Native American or Alaskan Native ☐ Native Hawaiian or other Pacific Islander

B. ☐ WBE or
C. ☐ Veteran owned
as defined in Section 2 of the Business Enterprise for Minorities, Women, and Persons with Disabilities Act (30 ILCS 575) and the Illinois Procurement Code (30 ILCS 500/45-57). See reverse side.

III. Subcontractor certifies that:
☐ Yes ☐ No It will perform a commercially useful function by performing, managing and supervising the work.
☐ Yes ☐ No It will perform at least _____ % of the work with its own workforce subject to the subcontract (30% minimum of total cost of contract).
☐ Yes ☐ No A portion of this work will be subcontracted to a lower tier, non-MBE/WBE/BE firm.
☐ Yes ☐ No If yes, \$ _____ will be subcontracted to a lower tier firm.
☐ Yes ☐ No If a trucking company, _____ % of the subcontract will be performed with trucks it owns using drivers it employs.

Supplier certifies that it:
☐ Yes ☐ No is not an extra participant in this transaction through which funds are passed.
☐ Yes ☐ No is a supplier regularly engaged in the sale of these products or is a manufacturer.

IV. Subcontractor/Supplier certifies that the information included herein is true and correct, and that the Subcontractor/Supplier will comply with the Standard Documents for Construction (and any current supplement), Article 00 43 39. The subcontractor agrees, if Contractor is awarded the Project, to enter into the indicated subcontract. Subcontractor/Supplier agrees to immediately notify CDB of all changes to its MBE/WBE/VBE certification, which are known or should have been known, by the Subcontractor/Supplier. This includes expiration of the MBE/WBE/VBE certification.

V. A true copy of the signed subcontract or supply agreement shall be delivered to CDB in accordance with Article 00 51 40 2 of the Standard Documents for Construction (SDCs), and CDB shall be given complete and accurate information on all forms required to be submitted pursuant to the SDCs and all other documents requested by CDB regarding the actual work performed on the project and the payments under the subcontract.

NOTE: IT IS A CRIME UNDER THE LAWS OF THE STATE OF ILLINOIS TO OBTAIN A STATE CONTRACT BY MAKING FALSE STATEMENTS OR MISREPRESENTATIONS TO A STATE AGENCY.
Respectfully submitted, signed and sealed this _____ day of _____
Signature _____
Title _____

By _____

SIGNATURE REQUIRED

Page 1 of 2

12/17

DEFINITIONS:

- A. **Minority Person.** Minority person is a citizen or lawful permanent resident of the United States and who is:
1. African American (a person having origins in any of the black racial groups in Africa);
2. Hispanic (a person of Cuban, Mexican, Puerto Rican, South or Central American, or other Spanish culture or origin, regardless of race);
3. Asian (a person having origins in any of the original peoples of the Far East, Southeast Asia, or the Indian Subcontinent, including, but not limited to, Cambodia, China, India, Japan, Korea, Malaysia, Pakistan, the Philippine Islands, Thailand, and Vietnam);
4. Native American or Alaskan Native (a person having origins in any of the original peoples of North and South America, including Central America, and who maintains tribal affiliation or community attachment); or
5. Native Hawaiian or Other Pacific Islander (a person having origins in any of the original peoples of Hawaii, Guam, Samoa, or other Pacific Islands).
- B. **Woman.** Woman is a person who is a citizen or a lawful permanent resident of the United States and who is of the female gender.
- C. **Veteran.** A veteran is a person who (i) has been a member of the Armed Forces of the United States or, while a citizen of the United States, was a member of the Armed Forces of allies of the United States in time of hostilities with a foreign country and (ii) has served under one or more of the following conditions: (a) the veteran served a total of at least 6 months; (b) the veteran served for the duration of hostilities regardless of the length of engagement; (c) the veteran was discharged on the basis of hardship; or (d) the veteran was released from active duty because of a service connected disability and was discharged under honorable conditions.
- D. **Minority Owned Business (Minority Business Enterprise or MBE).** Minority owned business is a business concern which is at least 51 percent owned by one or more minority persons, or, in the case of a corporation, at least 51 percent of the stock in which is owned by one or more minority persons; and the management and daily business operations of which are controlled by one or more of the minority individuals who own it.
- E. **Women Owned Business (Women Business Enterprise or WBE).** Women owned business is a business concern which is at least 51 percent owned by one or more women, or, in the case of a corporation, at least 51 percent of the stock in which is owned by one or more women; and the management and daily business operations of which are controlled by one or more of the women who own it.
- F. **Veteran Owned Small Business.** A small business (i) that is at least 51% owned by one or more qualified veterans living in Illinois or, in case of a corporation, at least 51% of the stock of which is owned by one or more qualified veterans living in Illinois; (ii) that has its home office in Illinois; and (iii) for which items (i) and (ii) are factually verified annually by the Department of Central Management Services.

E-MAIL THIS FORM:

This form must be submitted to CDB electronically. This form must contain an original signature and submitted to CDB as a PDF document at the following email address: CDB.FEP.Subcontractor@illinois.gov

Page 2 of 2

12/17

Building Your Team



- 670 Form
- Site Visits, CSV and Lien Waivers

Design Build Process

—Ron Wright



Design Build


One entity—the design-build team—works under a single contract to provide design and construction services.

- Bridging firm is selected to assist with preliminary design and development of the request for proposals.
 - Bridging firm works with CDB and the user agency to ***develop the project scope and performance criteria.***
 - CDB then incorporates this information into a ***request for proposals***, which is published for design-build teams to respond with proposals.
 - The selection process attributes ***75% of the weighted selection criteria to technical evaluation factors***, such as quality, experience, performance, and compliance with project objectives, and ***25% of the weighted selection criteria to the total project cost and schedule.***



Design Build

- Design-Build *awards are heavily based on the experience and the quality* of the design professional and contractor teams.
- Design-Build relies on a *single point of responsibility contract* and is used to *minimize risks and to reduce the delivery schedule* by overlapping the design phase and construction phase of a project.
- The Design-Build contract uses *a firm fixed price*, providing the State a set price for the project.



The Design-Build standard documents for construction are also on our reference library on our webpage located at <http://www2.illinois.gov/cdb/>



Project Process

— *Brent Lance*



Illinois Veterans' Home

VENDORS FORUM

*** ILLINOIS CAPITAL DEVELOPMENT BOARD ***

Capital Development Board
Brent Lance

Project Process

Selection Process



Illinois Veterans' Home

VENDORS FORUM

*** ILLINOIS CAPITAL DEVELOPMENT BOARD ***

Capital Development Board
Brent Lance

Project Process

Selection Committee

For Design-Build the committee adds two public members to the usual 5 member A/E Selection Committee

- Adds 1 representative selected from nominees received that is a representative of the Quincy community and 1 representative from nominees received that is a resident of the Quincy Veterans' Home.



Project Process

Two Phase Submittal Process focused on Qualifications over Cost

Phase 1 – Qualifications

Shortlist Firms to proceed to Phase 2

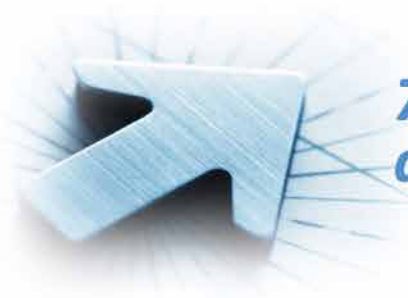
- Phase 1 – 30 Days (28 min.)
- Firms are ranked by scores, however, the committee determines how many firms to move forward to Phase 2.
- Minimum of 2 and maximum of 6 firms can be shortlisted.

Project Process

Phase 2 – Technical/Cost Proposals

Total Project Cost Criteria accounts for only 25% of the total points.

- This is not to say that cost is not important.
- If the project is not within the stated budget it may be determined that all proposals should be rejected and no award made.



75% of the total points available are attributed to approach and qualifications.

Project Process

RFP Schedule



Illinois Veterans' Home

VENDORS FORUM

*** ILLINOIS CAPITAL DEVELOPMENT BOARD ***

Capital Development Board
Brent Lance

Project Process

Schedule for the Selection Process

Issue Day Notice of Intent

October 2nd

Issue RFP

November 11th

Pre-Submittal Meeting

November 19th

- We will be discussing the specific requirements for the Phase 1 submittals.
- We will talk about pitfalls that we have previously seen firms fall into.
- We will take questions regarding the RFP and associated bridging documents.

Phase I Submittals Due

December 11th

Committee Meets (Shortlist)

January 8th

Project Process

Schedule for the Selection Process *(continued)*

Phase II Invitations Issued

January 9th

- 60 Days to prepare submittals
- 75 Days to prepare for interview

Pre-Proposal Meeting

January 16th

Phase II Submittals Due

March 9th

Interviews

March 24th

Present Selection to Board

April 14th

Project Process

Unlike Design-Bid-Build the Cost Component of the proposal is not revealed until after interviews and after all committee members have completed their scoring of the firms that were shortlisted.

DEVELOPMENT OF PROJECT TEAMS

- **Design firms and firms acting as Primes** need to align early in the process as their qualifications will be a significant factor in getting shortlisted for Phase 2.
- **Major subcontractors and suppliers** will need to align earlier than minor subcontractors and suppliers.
 - *This is because the bridging documents contain only basic design information equal to approximately 20-25% design documents.*
 - *Final design is completed by the Design-Entity selected to build the project.*

It is very possible that minor subcontractors may not be identified until well after the Design-Build Entity is selected and approved by CDB's Board in **April of 2020**.



Project Process

Stipends



Illinois Veterans' Home

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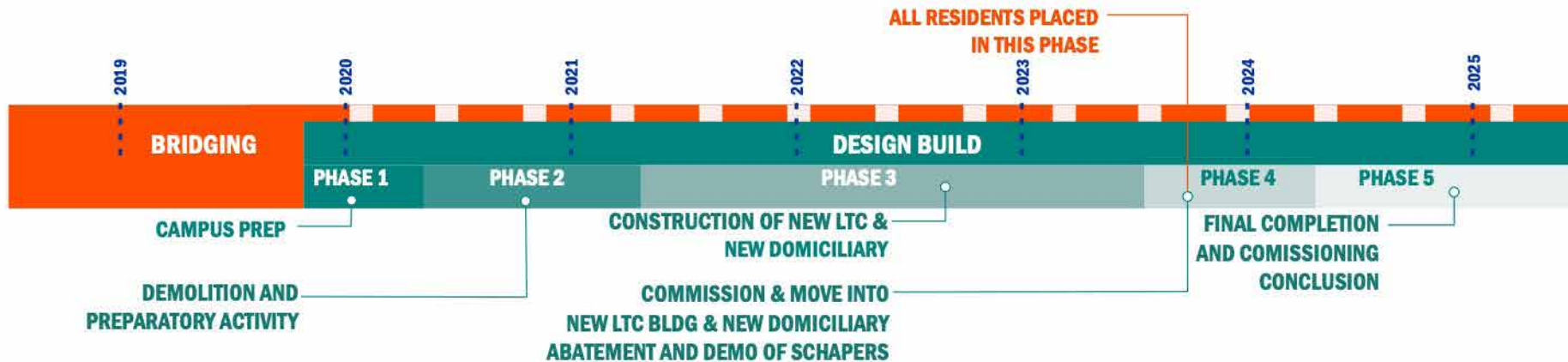
Construction

—Chris MacGibbon

Construction

PHASING OVERALL SCHEDULE

ALL PHASING AND SCHEDULING MILESTONES ARE PRELIMINARY
AND SHALL BE FINALIZED BY THE DESIGN-BUILDER



Construction

PHASING PLAN

ALL PHASING AND SCHEDULING MILESTONES ARE PRELIMINARY
AND SHALL BE FINALIZED BY THE DESIGN-BUILDER

PHASE 1 - PRIOR TO SPRING 2020



- ① MOVE ELMORE RESIDENTS INTO MARKWORD
- ② MARKWORD RESIDENTS MOVE TO HAMMOND (OFFSITE)

CAMPUS PREP

- IDVA/IVHQ PREP
- RESIDENT MOVES PRIOR TO DESIGN BUILD TEAM'S CONSTRUCTION START
- BUILDING ABATEMENT BY CDB

PHASE 2A - SUMMER 2020



- ③ CONSTRUCT NEW STEAM CONNECTION TO FIFER
- ④ ABATE & DEMO TUNNELS

DESIGN/BUILDER ON BOARD

- MOBILIZATION
- START DESIGN DRAWINGS
- OBTAIN EPA PERMITS
- ESTABLISH TEMP. UTILITY CONNECTIONS

PHASE 2B - SUMMER 2020



- ⑤ DEMO NORTH GUEST HOUSE
- ⑥ DEMO ELMORE
- ⑦ DEMO GARAGES
- ⑧ DEMO KENT
- ⑨ DEMO FLETCHER
- ⑩ DEMO MARKWORD
- ⑪ DEMO ROAD
- ⑫ ABATE & DEMO TUNNELS

DEMOLITION

- DEMO AND PREP OF TUNNELS
- COORDINATE AND MAINTAIN CONTINUITY OF CAMPUS UTILITIES THROUGHOUT DEMO
- DEMO BUILDINGS & ROADS
- CAP-OFF UTILITIES
- WATER DISTRIBUTION COORDINATION

Construction

PHASING PLAN

ALL PHASING AND SCHEDULING MILESTONES ARE PRELIMINARY
AND SHALL BE FINALIZED BY THE DESIGN-BUILDER

PHASE 2C - FALL 2020 - SPRING 2021



ELECTRICAL DISTRIBUTION

- MAIN SWITCHGEAR UPGRADES
- SITE & CIVIL EARTHWORK PREP
- BUILDING PAD PREP
- COORDINATE AND PREP FOR ELECTRICAL UPGRADE

PHASE 2D - SPRING - SUMMER 2021



WATER DISTRIBUTION DIAGRAM

- MAY START CONSTRUCTION IN 2020/2021
- COORDINATE WITH CDB

PHASE 3 - SPRING - SUMMER 2021 OR EARLIER



CONSTRUCTION START

- NEW LONG TERM CARE BUILDING CONSTRUCTION
- NEW DOMICILIARY CONSTRUCTION
- LINKS AND CONNECTORS
- ELECTRICAL & MECHANICAL FEEDS
- CENTRAL PLANT / DECENTRALIZE

Construction

PHASING PLAN

ALL PHASING AND SCHEDULING MILESTONES ARE PRELIMINARY
AND SHALL BE FINALIZED BY THE DESIGN-BUILDER

PHASE 4A - SUMMER - FALL 2023



- 1 STARTUP NEW MAIN KITCHEN IN NEW LTC BUILDING & DECOMMISSION NIELSON KITCHEN
- 2 COMPLETE MOVE OF SOMMERVILLE & ANDERSON RESIDENTS TO NEW DOMICILIARY BLDG
- 3 MOVE SCHAPERS RESIDENTS TO NEW LTC BLDG

CONSTRUCTION END / ALL RESIDENT MOVE IN

- COMPLETION OF NEW LONG TERM CARE BUILDING
- COMPLETION OF NEW DOMICILIARY BUILDING
- START OF NIELSON RENOVATIONS
- COMMISSIONING
- START-UP FOR NEW BUILDING SYSTEMS AND SERVICES
- PREP SCHAPERS FOR DEMO

PHASE 4B - SUMMER - FALL 2023



- 1 RENOVATE NIELSON
- 2 DEMO SCHAPERS

RENOVATION / DEMO START

- DEMO SCHAPERS
- NIELSON - ABATEMENT, WATER UPGRADES, RENOVATION

PHASE 5 - FALL 2024 - SUMMER 2025



- 1 CONSTRUCT NEW ROAD



FINAL SITE CONSTRUCTION

- FINAL ROAD CONNECTOR
- FINAL UTILITY LOOP CONNECTIONS
- ALL BUILDING CONSTRUCTION COULD BE COMPLETED SOONER.
- **ALL MOVE-INS AND ALL WORK ON SITE TO BE COMPLETED BY SUMMER 2025**

Questions & Answers



Illinois Veterans' Home
QUINCY CAMPUS
TRANSFORMATION

Adjourn to **Networking**