

CITY OF WEST CHICAGO

WHERE HISTORY & PROGRESS MEET

INFRASTRUCTURE COMMITTEE

**Thursday, May 5, 2022
7:00 P.M. – City Council Chambers**

AGENDA

1. Call to Order, Roll Call, and Establishment of a Quorum
2. Approval of Minutes
 - A. Infrastructure Committee of April 7, 2022
3. Public Participation / Presentations
4. Items for Consent
 - A. Resolution No. 22-R-0024 – Contract Award – Brothers Asphalt Paving, Inc. for the Stockberry Lane, Grove Ave, and Ingaltan Hills Area Resurfacing Project in an Amount Not to Exceed \$591,233.15
 - B. Resolution No. 22-R-0025 – Contract Amendment #2 – RJN Group, Inc. for Professional Engineering Design Services Related to the Sanitary Lift Station #5 Replacement Project
 - C. Resolution No. 22-R-0026 – Contract Execution – Matocha Associates Amendment #1 for Architectural Design Services related to the 200 Main St Rehabilitation Project
 - D. Resolution No. 22-R-0027 – Contract Award – Integral Construction, Inc. for Services Related to the Lift Station #5 Replacement Project
5. Items for Discussion
6. Unfinished Business
7. New Business
8. Reports from Staff
9. Adjournment

Draft

MINUTES

INFRASTRUCTURE COMMITTEE

April 7, 2022 7:00 P.M.

1. Call to Order, Roll Call, and Establishment of a Quorum. Chairman Beifuss called the meeting to order at 7:00 P.M. Roll call found Aldermen James Beifuss, Heather Brown, Sandra Dimas, Alton Hallett, and Jeanne Short present. Alderman Joe Morano was absent. Alderman Matt Garling arrived after roll call at 7:22 P.M.

Staff present included Director of Public Works Mehul Patel and Administrative Assistant Ashley Heidorn.

2. Approval of Minutes

A. Infrastructure Committee Minutes of March 3, 2022. Alderman Brown made a motion, seconded by Alderman Hallett to approve the Meeting Minutes of March 3, 2022.

Voting Yea: Aldermen Beifuss, Brown, Dimas, Hallett, and Short. Voting Nay: 0.

3. Public Participation / Presentations. None.

4. Items for Consent. Alderman Dimas made a motion, seconded by Alderman Short to approve:

- A. Procurement of Unleaded and Diesel Fuel from Gas Depot through DuPage County Joint Purchasing Program
- B. 2022 Asphalt Materials Procurement – DuPage County Joint Purchasing Program - Plote Construction, Inc.
- C. Purchase Four 2022 Ford Utility Police Interceptor AWD from Currie Motors, Frankfort, Illinois – Suburban Purchasing Cooperative Contract Winner
- D. Resolution No. 22-R-0020 – Contract Award – National Wash Authority, LLC, dba Midwest Mobile Washers of Morrison, IL, for Water Treatment Plant Building Washing for a Not to Exceed Amount of \$26,750.00
- E. Resolution No. 22-R-0021 – Contract Award – Schroeder Asphalt Services, Inc. for the Fair Meadows Subdivision Rehabilitation Project in an Amount Not to Exceed \$1,447,324.76

Roll call found the vote unanimous for approval. Voting Yea: Aldermen Beifuss, Brown, Dimas, Hallett, and Short. Voting Nay: 0.

5. Items for Discussion.

A. Report and Concept Drawings Related to Interior Buildout of the 200 Main Street Rehabilitation Project. Mr. Patel explained that on September 20, 2021, the City Council approved a Contract Agreement with Matocha Associates for architectural design services related to 200 Main Street. The purpose of the agreement was for Matocha to prepare preliminary architectural design options for each story, along with preliminary mechanical, electrical, and plumbing drawings for each of those options, as well as opinion of probable cost. The final report was included for review and comment by the Committee. The report proposes that the first and second floors be used as commercial space, while the third and fourth floors be used as residential; doing so would not require the installation of an elevator, but the conceptual option includes ADA compliance for the commercial levels.

Following some discussion and questions by the Committee, Alderman Beifuss inquired if a different ramp design could be implemented at the Main Street entrance so it does not cut into the usable space of that floor. Mr. Patel noted that the columns are installed based on the new doorway location and ramp, but it could be looked into; sufficient sidewalk space would also be a concern with a possible switchback ramp. Alderman Short also asked about the possibility of leaving the commercial floor buildouts to be completed by the lessees. Mr. Patel advised that that would be a possibility, as it was the intention for the residential floors but could be discussed for the commercial floors as well. **Alderman Dimas made a motion, seconded by Alderman Short to approve the final report as prepared by Matocha Associates and direct staff to seek a proposal from Matocha Associates to prepare final construction drawings and bid specifications for the buildout of mechanical, electrical, and plumbing for the entire building, as well as the commercial floor plan.**

Roll call found the vote unanimous for approval. Voting Yea: Aldermen Beifuss, Brown, Dimas, Garling, Hallett, and Short. Voting Nay: 0.

6. Unfinished Business. None.

7. New Business. None.

8. Reports from Staff. Mr. Patel advised the Committee that the Illinois Department of Transportation (IDOT) will begin work on their retaining wall project along IL Route 59 between Forest Avenue and Glen Avenue. Southbound IL Route 59 will be reduced to one lane beginning next week and through possibly mid-October. Hahn Place will also be one-way southbound during the project, with a detour for Glen as well since it will be closed at IL Route 59. The Fair Meadows Subdivision Rehabilitation Project approved this evening will also be starting just west of that area, so more traffic impacts are expected.

9. Adjournment. At 7:30 P.M., Alderman Hallett made a motion to adjourn, seconded by Alderman Brown. Motion was unanimously approved by voice vote.

Respectfully submitted,

Ashley Heidorn
Administrative Assistant of Public Works

CITY OF WEST CHICAGO

INFRASTRUCTURE COMMITTEE AGENDA ITEM SUMMARY

ITEM TITLE:

Resolution No. 22-R-0024 – Contract Award – Brothers Asphalt Paving, Inc. for the Stockberry Lane, Grove Avenue, and Ingaltion Hills Area Resurfacing Project in an Amount Not to Exceed \$591,233.15

AGENDA ITEM NUMBER:

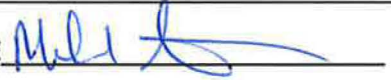
4.A.

COMMITTEE AGENDA DATE: May 5, 2022

COUNCIL AGENDA DATE: May 16, 2022

STAFF REVIEW: Mehul T. Patel, P.E., CFM- Director of Public Works

SIGNATURE



APPROVED BY CITY ADMINISTRATOR: Michael L. Guttman

SIGNATURE

ITEM SUMMARY:

The project includes resurfacing of approximately 1.24 miles of roadways including Stockberry Lane, Grove Avenue, and streets within the Ingaltion Hills Area. The project's work generally consists of pavement milling, hot-mix asphalt (HMA) resurfacing, full-depth HMA pavement patching, intermittent concrete sidewalk, curb ramps, and combination concrete curb and gutter removal and replacement, utility structure adjustments, parkway restoration, thermoplastic pavement markings, and all incidental and miscellaneous work necessary to complete the project as shown on the project plans and detailed in the project specifications.

The request for bids was advertised in the Daily Herald and on an online bidding platform QuestCDN on April 5, 2022. The bids were opened on April 26, 2022, at 10 AM. Below table represents the bid results.

CONTRACTOR	BID SUBMITTAL AMOUNT	OVERALL RANK
Brothers Asphalt Paving, Inc.	\$591,233.15	1
Chicagoland Paving Contractors, Inc.	\$640,000.00	2
J.A. Johnson Paving	\$687,126.17	3
Schroeder Asphalt Services, Inc.	\$690,238.04	4
ENGINEERS ESTIMATE	\$603,977.30	NA

Brothers Asphalt Paving, Inc. (BAP) of Addison, Illinois, submitted a base bid proposal value of \$591,233.15, approximately 2.0% lower than the engineer's estimated cost of \$603,977.30.

The City has previously contracted BAP to perform similar work. They were awarded the City's 2017 Meadow Wood Subdivision Resurfacing Project and City's 2004 Street Resurfacing Project, which were both performed satisfactorily. BAP is registered by the Illinois Department of Transportation as a prequalified contractor.

Staff's recommendation is to award the contract for the Stockberry Ln., Grove Ave., and Ingaltion Hill Estates Area Resurfacing Project be awarded to the lowest responsible bidder, Brothers Asphalt Paving, Inc., for a contract amount not to exceed \$591,233.15.

The cost of this project will be paid using Capital Projects Fund (08-34-53-4807) where \$623,392.00 has been budgeted for this project in 2022. The sewer related cost will be paid from the Sewer Fund Capital Outlay (05-34-43-4806) where \$108,416.00 has been budgeted for this project in 2022.

CITY OF WEST CHICAGO

ACTIONS PROPOSED:

Approve Resolution No. 22-R-0024 authorizing the Mayor to execute a Contract with the lowest responsible bidder, Brothers Asphalt Paving, Inc. of Addison, Illinois, for the Stockberry Lane, Grove Avenue, and Ingaltion Hills Area Resurfacing Project, for a contract amount not to exceed \$591,233.15.

COMMITTEE RECOMMENDATION:

RESOLUTION NO. 22-R-0024

**A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A CONTRACT
WITH BROTHERS ASPHALT PAVING, INC. OF ADDISON, ILLINOIS, FOR
STOCKBERRY LANE, GROVE AVE, AND INGALTON HILLS AREA
RESURFACING PROJECT, FOR A CONTRACT AMOUNT
NOT TO EXCEED \$591,233.15**

BE IT RESOLVED by the City Council of the City of West Chicago, in regular session assembled, that the Mayor is hereby authorized to execute a Contract with Brothers Asphalt Paving, Inc. of Addison, Illinois, for the Stockberry Lane, Grove Ave, and Ingaltion Hills Area Resurfacing Project, for a contract amount not to exceed \$591,233.15, in substantially the form attached hereto and incorporated herein as Exhibit "A".

APPROVED this 16th day of May, 2022.

AYES: _____

NAYES: _____

ABSTAIN: _____

ABSENT: _____

Mayor Ruben Pineda

ATTEST:

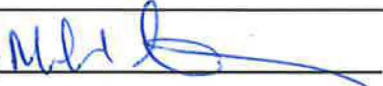
Deputy City Clerk Valeria Perez

CITY OF WEST CHICAGO

INFRASTRUCTURE COMMITTEE AGENDA ITEM SUMMARY

ITEM TITLE:

Resolution No. 22-R-0025 – Contract Amendment #2 –
RJN Group, Inc. for Professional Engineering Design
Services Related to the Sanitary Lift Station #5
Replacement Project

AGENDA ITEM NUMBER: 4.Bc**COMMITTEE AGENDA DATE:** May 5, 2022**COUNCIL AGENDA DATE:** May 16, 2022**STAFF REVIEW:** Mehul Patel, P.E., CFM, Director of Public Works**SIGNATURE** **APPROVED BY CITY ADMINISTRATOR:** Michael L. Guttman**SIGNATURE** _____**ITEM SUMMARY:**

The City's Sanitary Lift Station #5 and associated forcemain (located at 344 S. Neltnor Boulevard) were originally constructed circa 1968. Lift Station #5 collects sanitary sewage from an area bounded by Wilson Avenue (west), Washington Street (north), Prince Crossing Road (east), and Blair Street (south), and pumps said sewage to the gravity sanitary sewer system on Main Street.

After multiple failures of the station, a condition assessment conducted in 2015 indicated a replacement or rehabilitation of the existing forcemain was required. City staff investigated with assistance from RJN Group, Inc. of Wheaton, Illinois. In March 2018, under the City Administrator's spending authority, RJN was hired to perform preliminary engineering design/evaluation services related to the replacement of Sanitary Lift Station #5. Services included preparation of the site boundary, topographical survey, evaluation of lift station pump size, electrical improvements, evaluation of required easements and/or property acquisition, and development of a preliminary engineer's estimate of construction costs.

In October 2018, City Council approved Resolution 18-R-0083 entering into a contract with RJN Group, Inc. (RJN) of Wheaton, Illinois, for an amount not to exceed \$96,630.00, for professional engineering design and bidding assistance services related to the Sanitary Lift Station #5 Replacement Project. In March 2019, with most of the design work completed, the City started the process of finalizing the routing of the forcemain, including necessary easement acquisition. The initial proposed route involved utilizing part of the Union Pacific Railroad Right-of-Way. Union Pacific personnel responded to the City's routing request by asking West Chicago to purchase easements from the Railroad to install the new forcemain pipe. After receiving the railroad's comments, staff directed RJN to review possible routing alternatives. An alternative route was found and selected which would not utilize railroad right-of-way.

RJN submitted Amendment #1 of their contract to complete the redesigned forcemain route for an amount not to exceed \$18,000.00. In September 2021, City Council approved Resolution 21-R-0074 authorizing contract Amendment #1 with RJN. The redesign of the forcemain caused the elevations of the forcemain to substantially change, which necessitated a change in the station pump design and the electrical supply to the site. These changes caused RJN to incur additional design engineering costs in the amount of \$19,830.00 which was negotiated down to \$6,600.00. Staff believes some of extra incurred cost is warranted; therefore, it recommends approval of Amendment #2 in the not to exceed amount of \$6,600.00.

The above referenced engineering design services will be paid for using Sewer CIP Funds (05-34-43-

CITY OF WEST CHICAGO

4806), in which \$163,000.00 has been budgeted for engineering and remains available, in FY2022. This will complete the contract for Lift Station #5 design. Bids were opened 4/26/22 and will be presented to committee as a separate agenda item.

ACTIONS PROPOSED:

Approve Resolution No. 22-R-0025 authorizing the Mayor to execute a Contract Amendment #2 with RJN Group, Inc. of Wheaton, Illinois, in an amount not to exceed \$6,600.00 for a revised contract amount of \$121,230.00, for professional engineering design services related to the Sanitary Lift Station #5 Replacement Project.

COMMITTEE RECOMMENDATION:

RESOLUTION NO. 22-R-0025

**A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE
A CONTRACT AMENDMENT #2 WITH RJN GROUP, INC. FOR
PROFESSIONAL ENGINEERING DESIGN SERVICES RELATED TO
THE SANITARY LIFT STATION #5 REPLACEMENT PROJECT**

BE IT RESOLVED by the City Council of the City of West Chicago, in regular session assembled, that the Mayor is hereby authorized to execute a Contract Amendment#2 with RJN Group, Inc. in an amount not to exceed \$6,600 for a revised contract amount of \$121,230.00 for professional engineering design services related to the Sanitary Lift Station #5 Replacement Project, in substantially the form attached hereto and incorporated herein as Exhibit "A".

APPROVED this 16th day of May 2022.

AYES: _____

NAYES: _____

ABSTAIN: _____

ABSENT: _____

Mayor Ruben Pineda

ATTEST:

Deputy City Clerk Valeria Perez

CITY OF WEST CHICAGO, ILLINOIS
AMENDMENT NO. 2
FOR
LIFT STATION 5 FINAL DESIGN
WITH
RJN GROUP, INC.

In accordance with the AGREEMENT for Sanitary Lift Station #5 Replacement Project Phase II dated October 22, 2018, between the City of West Chicago, Illinois (hereinafter called OWNER) and RJN GROUP, INC. (hereinafter called ENGINEER), OWNER hereby authorizes ENGINEER to proceed with the following services:

Section I - Project Description

Under the AGREEMENT, the OWNER retained RJN Group to provide final design services for replacement of the lift station. Under Amendment No. 1, the force main route was modified to avoid using Union Pacific Railroad property. After the force main route was revised, it was determined that additional modifications were required to the lift station design due to the increased head loss with the new discharge.

Section II - Scope

The ENGINEER shall provide engineering services to modify the lift station design per Exhibit A utilizing the procedures identified in the original Scope of the AGREEMENT.

Section III - Time of Service

ENGINEER will proceed with providing the services set forth herein immediately upon execution of this Authorization.

Section IV - Compensation

OWNER shall compensate ENGINEER for providing these additional services a total sum not-to-exceed \$6,600 on a time and materials basis per the rate schedule in the AGREEMENT.

All prices will remain firm for the initial term of the Agreement period. Any de-escalation/escalation in prices will be made on an annual basis thereafter at the sole discretion of the OWNER. Requests for price adjustments must be made by the ENGINEER in writing at least 60 days in advance. The baseline for determining price adjustments will be based upon the closing date of the solicitation. All requests for price increase or decrease are subject to review and

AMENDMENT (Cont.)

approval by the ENGINEER. The maximum increase will have a ceiling of 10% annually and a net decrease of 10% annually. Changes in prices shall be based on the U.S. Bureau of Labor Statistics, Employment Cost Index, average increase or decrease for the most recent calendar year (see <http://www.bls.gov/ECI>; update with the appropriate ECI Index, CIU1010000100000A and Management, Professional, and Related).

AMENDMENT (Cont.)

In consideration of the mutual covenants and Agreements herein contained, the OWNER and ENGINEER stipulate and agree that the Agreement for Sanitary Lift Station #5 Replacement Project Phase II dated October 22, 2018, is hereby amended as described in Exhibits A, attached hereto and made part of this agreement.

All other provisions of the original Agreement remain in full force and effect.

IN WITNESS THEREOF, the parties hereto have caused this AGREEMENT to be executed this _____ day of _____, 20____.

AUTHORIZED BY:

City of West Chicago, Illinois

By: _____

Name: _____

Title: _____

Date: _____

ACCEPTED BY:

RJN Group, Inc.

By: Michael N. Young

Name: Michael N. Young

Title: Senior Vice President

Date: 4/26/22

END OF AMENDMENT



EXHIBIT A

CITY OF WEST CHICAGO

PROFESSIONAL ENGINEERING FINAL DESIGN FOR LIFT STATION #5 AND FORCE MAIN REPLACEMENT WITH RJN GROUP, INC.

ADDITIONAL SCOPE OF SERVICES

The additional scope of services provided is summarized as follows:

- **Additional design engineering services (Task 2001 & 3001)**
 - Due to the new forcemain route and change in elevation of the force main discharge, additional services required for the engineering phase which include:
 - Additional field investigations for the proposed re-alignment of the force main
 - Additional pump calculations to meet new design head requirements
 - Additional coordination with pump manufacturer to compare various pump options and select a suitable pump
 - Consult with City on preferred pump option
 - Additional field investigations for designing the new grinder compit station, the originally proposed location for which was impacted by the re-aligned force main
 - Additional services required for the electrical design:
 - Additional electrical design, including but not limited to larger generator, larger prefabricated control building, control panels and alarms, to accommodate the new larger submersible pumps
 - Additional coordination with electrical consultants to obtain information on various generators, their costs and lead time, as requested by the Client
 - Additional coordination with City on power supply for the grinder pump, alarms and location of control panel.
- **Prepare Contract Plans, Specifications, & Opinion of Construction Cost (Tasks 4001)**
 - Additional services required for the Contract Plans, Specifications, and Estimation of Cost which include:
 - Redesign/revisions to the engineering plans, specifications, and cost estimates.
 - Assessing lift station design changes given new information
 - Altering plan sheets based on the required design changes

- Updating specifications with design changes
- Updating Cost Estimate

- **Permits and Railroad coordination (Task 5001)**
 - Additional services required for the IEPA permit which includes:
 - Revision of the IEPA permit based on the new design calculations.

- **Project Management and Meetings (Task 7001)**
 - Additional services required for Project Management and Meetings included:
 - Multiple internal meetings to discuss design options for lift station and grinder pump compit station.
 - Additional coordination related to the sequencing of the construction work due to supply chain delays and longer lead time for the proposed generator

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INFRASTRUCTURE COMMITTEE AGENDA ITEM SUMMARY

ITEM TITLE:

Resolution No. 22-R-0026 – Contract Execution – Matocha Associates Amendment #1 for Architectural Design Services related to the 200 Main St Rehabilitation Project

AGENDA ITEM NUMBER:4.Cc**COMMITTEE AGENDA DATE:** May 5, 2022**COUNCIL AGENDA DATE:** May 16, 2022**STAFF REVIEW:** Mehul Patel, P.E., CFM, Director of Public Works**SIGNATURE****APPROVED BY CITY ADMINISTRATOR:** Michael L. Guttman**SIGNATURE****ITEM SUMMARY:**

The City owns the four-story masonry building built in approximately 1880 located at 200 Main St. The primary entrance to the ground floor is from Main St while a secondary entrance to the lower level is from Turner Ct. This building is currently vacant. It was previously used as a mixed use building with commercial on the lower level and ground floor, while the second and third stories of the building were used as residential.

The City is currently in the process of a structural and masonry rehabilitation. The roof will also be replaced in summer of 2022.

On September 20, 2021, the City Council approved Resolution 21-R-0076 for the Mayor to execute a Contract Agreement with Matocha Associates of Hinsdale, Illinois, in an amount not to exceed \$38,000, for architectural design services related to the 200 Main St Rehabilitation Project. The purpose of this agreement was for Matocha Associates to prepare preliminary architectural design options for each story, along with preliminary mechanical, electrical, and plumbing drawings for each of those options, as well as opinion of probable cost. The conceptual options also include ADA compliance and multiple configurations for each story for the City to review. Over the last few months, Matocha Associates has worked with staff to complete the conceptual design for each floor. The final report was presented to the Infrastructure Committee on April 7, 2022. The Infrastructure Committee directed staff to obtain an architectural design proposal from Matocha Associates to prepare final construction drawings and bid specifications under an amendment to its current Agreement, which will include constructing the backbone of the mechanical, electrical, and plumbing systems as well as buildout of the lower level and Main St level. The proposal also includes assessment and design of the exterior fire escape. This multi-phase approach was chosen to allow the City the flexibility to select the design option with definitive design scope prior to engaging into final construction drawings.

The above referenced architectural design services will be paid for using Capital Funds (08-34-53-4818), in which \$814,000 has been budgeted for the ongoing structural and masonry rehabilitation as well as roof replacement. The design will move forward once approved by the City Council and is scheduled to take 5-6 months for completion.

CITY OF WEST CHICAGO

ACTIONS PROPOSED:

Approve Resolution No. 22-R-0026 authorizing the Mayor to execute a Contract Amendment #1 with Matocha Associates of Hinsdale, Illinois, in an amount not to exceed \$123,100.00, for a revised contract amount of \$161,100.00, for architectural design services related to the 200 Main St Rehabilitation Project.

COMMITTEE RECOMMENDATION:

RESOLUTION NO. 22-R-0026

**A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE
A CONTRACT AMENDMENT #1 WITH MATOCHA ASSOCIATES FOR
ARCHITECTURAL DESIGN SERVICES RELATED TO THE
200 MAIN ST REHABILITATION PROJECT**

BE IT RESOLVED by the City Council of the City of West Chicago, in regular session assembled, that the Mayor is hereby authorized to execute a Contract Amendment #1 with Matocha Associates of Hinsdale, Illinois, in an amount not to exceed \$123,100.00, for a revised contract amount of \$161,100.00, for architectural design services related to the 200 Main St Rehabilitation Project., in substantially the form attached hereto and incorporated herein as Exhibit "A".

APPROVED this 16th day of May 2022.

AYES: _____

NAYES: _____

ABSTAIN: _____

ABSENT: _____

Mayor Ruben Pineda

ATTEST:

Deputy City Clerk Valeria Perez

MATOKHA

A S S O C I A T E S

Architecture, and
Program Management

PO BOX 157
MONTICELLO, UTAH 84535
VOICE 630 530 - 2300
CELL 630-417-2100
EMAIL GMATOKHA@MATOKHA.COM
WEB WWW.MATOKHA.COM

April 27, 2022



Mehul T. Patel
City of West Chicago
Director of Public Works
475 Main Street
West Chicago, IL 60185
Email: MPatel@westchicago.org

(T) 630-293-2255

**RE: PROPOSAL for 200 Main Street Architectural/Engineering Services
Amendment # 1**

Dear Mr. Patel:

Attached is our proposal for the architectural and engineering design for the following scope of work:

1. First floor commercial space,
2. Lower-level commercial space,
3. Building infrastructure work.

Our proposal will include the detailed construction drawings, bidding and construction services. Included herein are the Scope of Work, fee proposal break-down, and other contractual clauses that will form the basis of an agreement. Construction services have been shown as an alternate add fee.

Our workload will prevent us from starting this project until after July 4.

Thank you for the opportunity to continue to assist you with your professional service needs. If you have any questions, please feel free to contact me.

Sincerely,

MATOKHA ASSOCIATES

A handwritten signature in black ink that reads "George R. Matocha".

George R. Matocha,
Manager

Office in Utah and Illinois
315 West Maple – Hinsdale – Illinois 60521

Scope of Services

Matocha Associates proposes to provide architectural services for the renovation of commercial space on the first, lower levels of the building and the Infrastructure components include below:

1. New stairwell,
2. New sprinkler system for the building,
3. New electric service for the entire building,
4. New fire alarm system for the building,
5. Minor sidewalk/curb work on the site,
6. Fire Escape replacement.

all based on the schematic design prepared early this year in our final report to the city. Our work is based on floor plans dated 2-15-22. The square footage is 1596 for the two floors. Approximate total project cost of \$1,582,000.00 for the total scope of work under this agreement.

Architectural/Engineering Construction Documents (Drawings) Services

1. Field Review of property and site measuring.
2. Sidewalk design on the lower level for improved handicap accessibility. [Civil engineering allowance of \$2,800 is included in our proposal.]
3. Prepare architectural/engineering plans and details, store front elevations and program information provided as outline in the schematic design package.
4. Engineering drawings for electrical, mechanical, plumbing and fire protection plans and details.
5. Fire Escape plans, structural engineering and details
6. Prepare commercial architectural/engineering sheet specification.

Exclusions:

1. Any exterior work other than, fire escape, new doors and store front/windows on the first and lower levels.
2. Engineering site visits or reviews during construction are \$500 per day per engineer.
3. Any work on the two residential floors, other than what is included under the building infrastructure scope of work.

The remaining scope of work is delineated below.

DRAWING PREPERATION

1. Prepare construction drawings for the areas indicated above.
2. Investigate the existing conditions and required details in the field.
3. Includes engineering of structural for metal fire escape, electrical, mechanical, plumbing, fire protection and fire alarm systems.

BIDDING

4. Review and assist the City with the bid documents package.
5. Attend mandatory contractor pre-bid meeting.
6. Respond to bidding questions in City required public bid format.
7. Attend public bid opening meeting.
8. Clarify the bid of the selected qualified bidder, verify contractor references and make a recommendation for City council selection.

CONSTRUCTION ADMINISTRATION {Alternate fee}

1. Attend mandatory contractor pre-construction meeting.
2. Make semi-monthly on-site reviews of the work and provide field reports to the Team [12 trips are budgeted for this project.
3. Review shop drawing submittals for compliance with the drawings and specifications.
4. Collect warranty documentation, make a 100% on-site review and prepare a written punch list.
5. Collect final documentation and close-out the project.
6. Review seven monthly contractor pay requests.
7. We have included 10 RFI's in our fee.

PreliminarySchedule

Design Approval	6/30
Drawing	7/4-11/1
Bid period	11/1-11/23
Pre-Bid Conference	11/17
Bid Opening	11/23
Clarify bids/Committee	11/23-12/1
Recommendation to Award	12/1
Committee	12/2
Award contract	Dec Board Meeting 12/19
Construction	2/1/23
Project Close-out	7/31/23

Professional Fees

Matocha Associates will provide the architectural scope of services outlined above for the following fixed fee. The breakdown is to be used for intermediate invoicing purposes. The following engineering services are included in the fee: Civil, Electrical, Mechanical, Plumbing, Sprinkler, Fire Alarm.

Base Fee				Reimbursables
Architectural/Engineering	\$114,700.00	+		\$1,500.00
Bidding:	\$ 6,400.00	+		\$ 500.00

Total Architectural Fee:	\$121,100.00	+	\$2,000.00
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Alternate Fee:

Construction Administration:	\$ 31,085.00	+	\$2,500.00
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Hourly Rates

Hourly rates for services consist of items not covered under this Agreement and are billed on a time and material basis with the following hourly rates:

Architectural	
Principal	\$225.00
Senior Project Man.	\$165.00
Project Architect	\$145.00
Arch. Project Man.	\$132.00
Staff Architect	\$125.00
Arch. Proj. Coord.	\$115.00
Intern Architect	\$105.00
CAD Operator	\$ 90.00
Draftsman	\$ 75.00

Our hourly rates are subject to a change effective on January 1st of each year. If any of the buildings are not completed by 12/31/2022 then our rates will increase by a multiple of 1.05 for next year.

Reimbursables

A reimbursable allowance has been included in the fees above. All bidding document reproduction will be invoiced at 1.0 times the actual expense. Electronic drawings can be provided to the Owner for their own reproduction. The Owner should allow for \$4,500 for reimbursable expenses.

Miscellaneous

- Invoices are submitted monthly and are payable in twenty days. Invoices not paid in thirty days from the invoice date are subject to one percent finance charge, compounded monthly.
- Matocha Associates carries a standard \$1,000,000/\$2,000,000 professional liability insurance policy.
- This proposal shall be effective for a period of not more than two months from the date above. Should this period expire prior to acceptance, Matocha Associates reserves the right to submit a revised proposal.
- Upon direction to proceed by the client, whether verbally or in writing, this proposal is a binding agreement between the parties, such to the terms and conditions set forth herein. Although this proposal may be superceded by a formal, written contract in the event of which this proposal shall be deemed null and void if no such written contract is executed and delivered by both parties, then this proposal shall continue to bind the parties through completion of the project.
- In recognition of the relative risks, rewards and benefits of the project to both the Client and Consultant, the risks have been allocated such that the Client agrees to the fullest extent permitted by law, to limit the Consultant's liability to the Client, so that the total aggregate liability of the Consultant to the Client shall not exceed the Consultant's fee. This limitation shall apply regardless of the cause of the action however alleged or arising, unless otherwise prohibited by law.
- When Matocha Associates does not provide construction observation services, it is agreed that the professional services of Matocha Associates do not extend to or include the review or site observation of the Contractor's work, performance, or pay request approval. During construction, the Client assumes the role of the Architect and will hold harmless Matocha Associates for the Contractor's performance or failure of the Contractor's work to conform to the design intent and the contract documents.

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200 Main Street Architectural/Engineering Services
April 27, 2022

- Matocha Associates work will not proceed until a fully executed agreement is on file.

Acceptance

If the Scope of Services and Professional Fees as noted are satisfactory, please indicate your acceptance by signing below. Two copies will be fully executed so that you will have a copy.

Accepted By: _____
Its: _____ Date _____

Accepted By: _____
George R. Matocha _____ Date _____

CITY OF WEST CHICAGO

INFRASTRUCTURE COMMITTEE AGENDA ITEM SUMMARY

ITEM TITLE:

Resolution No. 22-R-0027 – Contract Award – Integral Construction, Inc., for Services Related to the Lift Station #5 Replacement Project

AGENDA ITEM NUMBER:

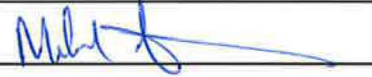
4.D.

COMMITTEE AGENDA DATE: May 5, 2022

COUNCIL AGENDA DATE: May 16, 2022

STAFF REVIEW: Mehul Patel, P.E., CFM, Director of Public Works

SIGNATURE



APPROVED BY CITY ADMINISTRATOR: Michael L. Guttman

SIGNATURE

ITEM SUMMARY:

The City's Sanitary Lift Station #5, located at 344 S. Neltor Boulevard, collects sanitary sewage from an area bounded by Wilson Avenue (west), Washington Street (north), Prince Crossing Road (east), and Blair Street (south), and pumps said sewage to the gravity sanitary sewer system on Main Street. In addition to gravity sewer flows, City-owned Sanitary Lift Stations #7 and #12, and the private lift station at the Main Park Apartments, all pump sanitary sewage to Sanitary Lift Station #5 making this a critical facility. Sanitary Lift Station #5 and its associated forcemain were originally constructed circa 1968. Multiple breaks have occurred in this forcemain pipe, specifically in the area of the METRA Station.

RJN Group of Wheaton, Illinois, began the design work back in 2018. After multiple delays due to railroad coordination and budgetary reasons, the design was completed in 2022. The scope of work includes approximately 1,000 lineal feet of new sanitary forcemain, new wet well, pumps, electrical upgrades, mechanical upgrades, on-site generator, and a new building to house all the lift station equipment.

Bids were advertised in the Daily Herald and on an online bidding platform QuestCDN on April 5, 2022, and bids were opened on April 26, 2022, at 11 AM. Three bids were received and results are tabulated below.

CONTRACTOR	BID SUBMITTAL AMOUNT	OVERALL RANK
Integral Construction Inc.	\$1,531,999.31	1
Martam Construction Inc.	\$1,976,820.00	2
Bolder Contractors Inc.	\$2,241,200.00	3
ENGINEER'S ESTIMATE	\$1,455,000.00	N/A

Integral Construction, Inc. of Romeoville, Illinois, submitted the lowest responsible bid of \$1,531,999.31, which is approximately 5% higher than the engineer's estimate of \$1,455,000.00.

Reference checks were performed on Integral Construction, Inc. with favorable results. Therefore, it is staff's recommendation that a contract be awarded to Integral Construction, Inc. of Romeoville, Illinois, for the replacement of Lift Station #5, in an amount not to exceed \$1,531,999.31. Due to recent materials shortages, there may be a delay obtaining some of the needed equipment for the project. Initial estimates put some items such as the generator at up to 40+ weeks for delivery.

In FY2022, \$1,625,000.00 has been budgeted under Sewer CIP Funds (05-34-43-4806) and remains available for Lift Station #5 Rehabilitation Project. The project construction start time will be determined based on the delivery time frame of some of the key components. Staff is anticipating majority of the construction to take place during the spring of 2023.

CITY OF WEST CHICAGO

ACTIONS PROPOSED:

Approve Resolution No. 22-R-0027 authorizing the Mayor to execute a contract with Integral Construction, Inc. of Romeoville, Illinois, for the Lift Station #5 Rehabilitation Project for a contract amount not to exceed \$1,531,999.31.

COMMITTEE RECOMMENDATION:

RESOLUTION NO. 22-R-0027

**A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE
A CONTRACT WITH INTEGRAL CONSTRUCTION, INC. FOR
THE LIFT STATION # 5 REHABILITATION PROJECT FOR A CONTRACT
AMOUNT NOT TO EXCEED \$1,531,999.31**

BE IT RESOLVED by the City Council of the City of West Chicago, in regular session assembled, that the Mayor is hereby authorized to execute a contract with Integral Construction, Inc. of Romeoville, Illinois, for the Lift Station #5 Rehabilitation Project for a contract amount not to exceed \$1,531,999.31, in substantially the form attached hereto and incorporated herein as Exhibit "A".

APPROVED this 16th day of May 2022.

AYES: _____

NAYES: _____

ABSTAIN: _____

ABSENT: _____

Mayor Ruben Pineda

ATTEST:

Deputy City Clerk Valeria Perez