

Release Summary Sheet

Contract (PO) Number: 15036

Release Number: 16

Specification Number: 51701

Name of Contractor: FHP TECTONICS CORP.

City Department: DEPT OF GENERAL SERVICES

Title of Contract: DEPT. OF GENERAL SERVICES-JOB ORDER CONTRACT
REHABILITATION OF CITY FACILITIES

Dollar Amount of Release: \$3,498,737.60

Release Description: GENERAL CONSTRUCTION-PUBLIC WORKS RELATED

Procurement Services Contact Person: LYLIANIS RODRIGUEZ

Vendor Number: 50067181

Submission Date:

**CITY OF CHICAGO
BLANKET RELEASE**

Original (Department)

SUBJECT TO SUBCONTRACTOR CERTIFICATION

Furnish the supplies and/or services described below in conformance with conditions set forth herein and in your offer

RELEASE DATE	PURCHASE ORDER	RELEASE NUMBER	SPECIFICATION NUMBER	VENDOR NUMBER	SITE NAME	DELIVERY DATE	PAGE NUMBER
9/19/2008	15036	16	51701	50067181	A		1

DELIVER TO: 38-038

038-0030
30 N. LA SALLE ST.
ROOM 3700

Chicago, IL 60602-2500

ORDERED FROM:

FHP TECTONICS CORP.
8725 W. HIGGINS ROAD

CHICAGO, IL 60631

DELIVERY CHARGES to be PREPAID
TITLE TO PASS ON DELIVERY

CONTACT: 742-3987

PO DESCRIPTION: DEPT. OF GENERAL SERVICES-JOB ORDER CONTRACT REHABILITATION OF CITY FACILITIES

BLANKET RELEASE

THIS SIGNED RELEASE IS YOUR AUTHORITY TO FURNISH THE SPECIFIED SUPPLIES AND /OR SERVICES IN ACCORDANCE WITH THE TERMS AND CONDITIONS OF THE BLANKET AGREEMENT NUMBER: 15036

THIS PURCHASE IS FOR DEPARTMENT: 38 - DEPT OF GENERAL SERVICES

SUBMIT THE ORIGINAL INVOICE TO:

PO Line	Ship Line	COMMODITY INFORMATION	QUANTITY	UOM	UNIT COST	TOTAL COST					
1	1	96842 GENERAL CONSTRUCTION-PUBLIC WORKS RELATED	#####	USD	1.00	3,498,737.60					
FHP-07-004.A; EXTERIOR RENOVATIONS; L-7-040; BATCHMAN; CIP 130-16-32764											
Dist	BFY	FUND	COST CTR	APPR	ACCNT	ACTV	PROJECT	RPT CAT	GENRL	FUTR	
1	008	0435	0382005	6287	220540	0000	90203151	000000	00000	0000	3,498,737.60
SHIPMENT TOTAL:											3,498,737.60
RELEASE TOTAL:											3,498,737.60

APPROVAL:

[Signature]

SIGNATURE DATE
[Signature]

CPD

[Signature] 9/22/08

SIGNATURE DATE
[Signature] 9-23-08
Date

Payment on this order will be made upon receipt of an original vendor invoice form referencing this order.
Submit the original invoice to the department referenced above.

Mark all packages and papers with the purchase number.

Any deliveries containing overshipments will be reflected unless otherwise authorized in this purchase.

This purchase is subject to the City of Chicago General Conditions for Supplies, Work, or Professional Consulting Services; Special Conditions, Disclosure Ownership, Acceptance Page, as applicable, which are attached hereto or incorporated herein by reference.



City of Chicago
 Department of General Services
 30 North LaSalle Street
 Chicago, IL 60602

To: Department of General Services

Date: September 11, 2008

Sub-Order Total: 3,498,737.60

Disclosure of Retained Parties

A. Definitions and Disclosure Requirements

1. As used herein, the term "Contractor" means a person or entity who has any contract lease with the City of Chicago.
2. Pursuant to Executive Order 97-1, every city contract and lease must be accompanied by a disclosure statement providing certain information and attorneys, lobbyists, accountants, consultants, subcontractors, and other persons whom the contractor has retained or expects to retain with respect to the contract or lease. In particular, the contractor must disclose the name of each such person, his or her business address, the nature of the relationship, and the amount of fees paid or estimated to be paid.
3. The Contractor is not required to disclose employees who are paid solely through the Contractor's regular payroll.
4. "Lobbyist" means any person (a) who for compensation or on behalf of any person other than himself undertakes to influence any legislative or administration action, or (b) any part or whose duties as an employee of another includes undertaking to influence any legislative or administrative action.

B. Certification

Contractor hereby certifies as follows:

1. This Disclosure relates to the following transaction:

Project name: FHP-07-004.A Area 2 Building Envelope Repairs

Specification, loan or other identifying number: 15036

2. Name of Contractor: FHP Tectonics, Corp.

3. EACH AND EVERY attorney, lobbyist, accountant, consultant, subcontractor, or other person retained or anticipated to be retained by the Contractor with respect to or in connection with the contract or lease is listed below (attach additional pages if necessary):

Name	BUSINESS ADDRESS	MBE WBE or Non	RelationShip (attorney, lobbyist, subcontractor, etc.)	FEE (indicate whether paid or estimated) \$
Hyde Park Environmental		MBE	Subcontractor	\$248,426.00 Est.
Glass Designer		MBE	Subcontractor	\$2,170,030.81 Est.

CHECK HERE IF NO SUCH PERSONS HAVE BEEN RETAINED OR ARE ANTICIPATED TO BE RETAINED _____

4. The Contractor Understands and agrees that the city may rely on the information provided herein and that providing any false incomplete or inaccurate information shall constitute default under the contract and may result in termination of the contract or lease

5. The Contractor understands and agrees that in any case in which the Contractor is uncertain whether a disclosure is required under the Executive order, the Contractor must either ask the city whether disclosure is required or make the disclosure.

Under the Penalties of perjury, I certify that I am authorized to execute this Disclosure on behalf of the Contractor that the information disclosed herein is true and complete, and that no relevant information has been withheld.

[Signature]
 Signature

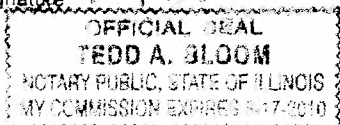
9/11/08
 Date

Leo Wright
 Name (Type or Print)

Vice President
 Title

Subscribed and sworn to before me
 this 11th day of September 2008

[Signature]
 Notary Public Signature





City of Chicago
 Richard M. Daley, Mayor
 Department of General Services

Michi E. Peña
 Commissioner
 Suite 3700
 30 North LaSalle Street
 Chicago, Illinois 60602-2586
 (312) 742-3124
 (312) 744-9883 (FAX)
<http://www.cityofchicago.org>

May 21 2008

Mr. Montel M. Gayles
 Chief Procurement Officer
 Department of Procurement Services
 City Hall, Room 403
 121 North LaSalle Street
 Chicago, IL 60602

Attn: Carolyn Johnson
 JOC Manager

Re: JOC Project Number: FHP-07-004.A / L-7-040
 Project Title: CPD Area #2 Building Envelop Repairs
 Address: 727 E. 111th St.
 Estimated Cost: 4,000,000.00
 Specification Number: 51701
 Funding Source: 008-038-2005-6287-90203-151

Dear Mr. Gayles:

We request that the above referenced project be contracted under the Job Order Contracting (JOC) Method. Attachment A describes the scope of work and the appropriateness for using JOC for this project.

Please direct all technical inquiries to Project Manager Mike Batchman at (312) 744-1107 and all other inquiries to Staci-Rae Bixler at 744-1636.

If you concur with our recommendation, please sign below and return a copy for our files.

Sincerely,

Michi E. Peña
 Commissioner

APPROVED:

Montel M. Gayles
 Chief Procurement Officer

Approved: Nicholas Ahrens
 Mary Capecci
 Arthur Andros

NEIGHBORHOODS



LS:744 12 21 08

* MBE compliance must meet and/or exceed the attached proposed 45% goal for this project and that MBE compliance must meet and/or exceed the 5%





DEPARTMENT OF GENERAL SERVICES
Bureau of Architecture, Engineering & Construction Management
JOB ORDER CONTRACT (JOC)
PRE-CONSTRUCTION FUNDING APPROVAL

User Dept: Chicago Police Department Date: May 21, 2008

Originator: Mike Batchman Phone: (312) 744-1107

Project Number: FHP-07-004.A / L-7-040

Project Name: CPD Area #2 Building Envelop Repairs

Project Scope: _____

Location/Address: 727 E. 111th St.

Justification: _____

Est. Project Budget: \$4,000,000.00

CIP #: 130-16-32764

Funding Strips: 008-038-2005-6287-90203-151

Funding Verified By: _____ Date: _____

Can this request be completed by one of the following:

1	In-House Trades	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>
2	Term Contract	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>
3	Competitive Bid	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>

If No, for any of the above please explain:

APPROVED:

Nicholas J. Ahrens, Jr.
 Nicholas J. Ahrens, Jr., Deputy Commissioner

5-21-08
 Date

Michi E. Peña
 Michi E. Peña, Commissioner

5/21/08
 Date



The Department of General Services
Attachment A
Utilizing JOC For City Construction Projects

05th District (Area 02)
727 E. 111th St.

Project No: FHP-07-004.A

For all Proposed JOC Projects, Please complete Items 1 and 2 below. As appropriate, Complete items 3,4 and 5. Attach to MOA (JOC Approval Letter)

1. Please describe the major features of this project.

\$6 million dollar exterior remodel that DGS proposes to be completed in multiple phases over the next two years.

Exterior renovations of the building. Per A/E drawings dated: June 13, 2008

2. Please explain why this project could not be bid using the city's traditional bid process and the need to use JOC Procurement system.

Please see attached Document

3. If the project is a one trade project, please provide an explanation of why it would not be in the city's best interest to do the project using DGS trades or existing term agreements.

This project involves more than one trade.

4. If it is anticipated that over 25% of the project will consist of Non Pre-Priced items, please provide an explanation on why JOC should be used.

It is anticipated that the amount of Non Pre-Priced work tasks will be less than 25%.

5. If some elements of the proposed JOC Project scope of work are covered by city term agreements, these elements should be removed from the JOC Project.

The Scope of Work for this project is not covered by a City Term Agreement.

MOA Question #2

The Department of General Services has decided to use the JOC procurements system for the Area 2 office for a number of reasons.

Project Overview: The Area 2 renovation project is approximately \$6 million dollar exterior remodel that DGS proposes to be completed in multiple phases over the next two years.

The 1st reason DGS proposes to utilize JOC is **for security purposes**. The building where the work is to take place contains highly confidential documents, records, and data such as court records, criminal records, documents relating to ongoing investigations and personal data records. There are also issues of vital documentation which may pertain to public safety that needs to be handled with the utmost confidence. If the project were to be procured through traditional bid, the layout of the building and location of vital documents would be available for anyone to see. By using the JOC procurement system, DGS can limit the number of drawings distributed and control who receives a copy of the drawings. Furthermore, through traditional bid, DGS cannot control who is awarded the contract, what subcontractors are used and the type of people that are employed to work on the project. By utilizing JOC, DGS can control the types and number of subcontractors that are allowed access to the site.

The 2nd reason DGS proposes to use JOC is **the flexibility** to complete the project in multiple phases without incurring high change order costs if the phasing plan changes. One such example is the relocation of existing employees working inside the building. There are a lot of personnel that are going to be displaced during the course of the project. Some may be moved across the room while others may be moved to different areas of the building. If the relocation plan is changed during the course of the project, we believe the change order cost under traditional bid would be higher than Job Order Contracting. Under traditional bid, the Contractor can claim their bid was submitted for relocating people to a certain area. If that relocation area changes, the traditional bid Contractor can submit a claim for additional cost as their bid would have been higher if they had known what the final plan was. That additional cost under traditional bid is negotiated, a process that usually favors the Contractor. By utilizing JOC, DGS has the flexibility to change plans without incurring high change order costs as JOC credits give back dollar for dollar and additional work is fixed price as opposed to a negotiated cost.

The 3rd reason DGS proposes to use JOC is the ability to **exceed the M/WBE goals**. Under traditional bid, the Contractor will show a plan for meeting or exceeding the M/WBE goals, but if during the course of the Contract they start falling short of those goals, it is difficult to hold the Contractor accountable for what they submitted with their bid. Since Job Order Contracting is a performance based procurement system, the Contractor understands that if he or she falls short of their goals on this project that future work will be impacted as DGS has several other JOC Contractors available. Therefore, in order to receive future work on a (6) year Contract, the Contractor has an incentive to meet or exceed all requirements and goals for the Contract. Furthermore, the JOC Contractor has agreed to identify those areas in which they intend to utilize M/WBE subcontractors and suppliers on each individual phase. The JOC Contractor will also identify ethnicities that are to be used. All this information will be provided to DGS and DPS

prior to the issuance of the Sub Order Release. The JOC Contractor understands that not meeting these goals will impact future work.

The 4th reason DGS proposes to use JOC is the **cost savings associated with completing the project quicker**. Using JOC allows DGS to phase the project in such a way that the envelope of the building is completed while the Scope of Work for the interior is being finalized. Once the exterior work is completed, the City will save \$61,000 per year in energy savings as the “R” value will be significantly increased from it’s current levels. If the project is to be procured using traditional bid, then the entire design must be completed prior to starting any work. With DGS trying to utilize “green” elements on the interior of the building, design will take time to finalize. By not having the ability to start construction while the “green” elements and remainder of the interior Scope are finalized, the City will not start saving the \$61,000 as quickly.

The 5th reason DGS proposes to use JOC is **timing**. With the summer months ahead, it is critical that work on the building envelope start as soon as possible. DGS is proposing to complete the exterior portion of the work in 60’ increments as not to displace the interior workers all at one time. It is imperative to complete the work during summer for a number of reasons. First, the roof material must be installed when the temperature is above 50 degrees. The second reason for completing the exterior work during summer is that the interior of the building will be exposed during the exterior replacement. Completing this work during winter increases the chances that inclement weather hinders the progress of the work and causes additional damage to the interior of the building, which will result in higher renovation costs as well as heating costs due to the subsequent energy loss.

Furthermore, the **client has requested** the project be procured with JOC for the quick procurement process and the ability to start work sooner. As the project begins there are many unforeseen conditions which may arise, and the JOC system allows the flexibility of procuring additional work in a more timely fashion. The line item detail that the JOC system uses gives DGS greater control on the amount of money being spent on each phase of the project.



FHP TECTONICS CORP.
GENERAL CONTRACTORS

May 6, 2008

Mr. Nick Ahrens
Chicago Department of General Services
30 North LaSalle St., Suite 3700
Chicago, IL 60602

Re: Area 2 Police Station – Façade Renovation

Dear Mr. Ahrens,

FHP Tectonics Corp. has reviewed the 90% complete architectural set of drawings and the 90% complete project manual for this project. We feel that with the information provided, FHP will be able to meet or exceed the following percentages of minority participation.

<u>Trade</u>	<u>Ethnicity</u>	<u>Percent of Project</u>	<u>Percent of Work Subcontracted to M/WBE</u>
Demolition	African American	5%	100%
Curtain Wall	African American	40%	100%
Carpentry	Women Business Enterprise	5%	100%

Please do not hesitate to call should you have any questions or if you require any additional information

Sincerely,

Michael Thiele
Project Manager

cc: Elie
Leo Wright FHP