

January 30, 2020

Jeanne Keane
Oak Park Elementary School District 97
260 Madison Street
Oak Park, IL 60302

Re: District 97 Oak Park Summer 2020 Renovations
Bid Tabulation Results

Dear Ms. Keane:

At 2:00 PM on Thursday January 30th, 2020, sealed bids were publicly opened at the Oak Park Elementary School District 97 Administration Building for the District 97 Summer 2020 Renovations, Bid Group 1 trades. Bid Group 1 included the following trades: Demolition, Masonry, General Trades, Roofing, Glazing, Drywall, Flooring, Painting, Casework, Plumbing, HVAC, and Electrical. Roofing, Glazing, and Drywall will be rebid at a later date due to limited response and only one bidder submitting a proposal for each group.

Based on the review of the bid results, Bulley & Andrews recommends the award of the following contractors for Demolition, Masonry, General Trades, Flooring, Painting, Casework, Plumbing, HVAC, and Electrical:

| Trade | Proposed Contractor | Actual Award Value |
|----------------|-----------------------------------|---------------------------|
| Demolition | Milburn LLC | \$369,700 |
| Masonry | Rasco Mason Contractors, Inc. | \$480,000 |
| General Trades | Bulley & Andrews, LLC | \$1,306,273 |
| Flooring | Consolidated Flooring of Chicago | \$349,186 |
| Painting | D.E.S. Painting, Inc. | \$170,000 |
| Casework | American Designs, Inc. | \$522,780 |
| Plumbing | Terry Plumbing Co. | \$450,000 |
| HVAC | Flo-Tech Mechanical Systems, Inc. | \$4,115,000 |
| Electrical | Airport Electric Company | \$1,571,880 |
| | | |
| Totals | | \$9,334,819 |

The results of the base bids for Bid Group #1 totaled an amount of \$9,334,819.

Please indicate the district's approval to move forward with the contract awards and attached contract assignments.

Regards,

Peter Kuhn
Division Leader
Bulley & Andrews, LLC

1755 West Armitage Avenue
Chicago, IL 60622 | 773.235.2433

3815 River Crossing Parkway, Ste. 100
Indianapolis, IN 46240 | 317.566.2032

| Package/Trade | Low Bidder | Leveled Bid |
|--|----------------------------------|---------------------|
| 010400 Overtime Allowance | Allowance | \$400,000 |
| 024100 Demolition* | Milburn LLC | \$369,700 |
| 040000 Masonry | Rasco Mason Contractors Inc | \$480,000 |
| 060000 General Trades | Bulley & Andrews, LLC | \$1,306,273 |
| 062200 Millwork* | Ameriscan Designs Inc | \$522,780 |
| 075000 Membrane Roofing | Budget - Rebid | \$708,775 |
| 088000 Glazing | Budget - Rebid | \$275,000 |
| 092116 Gypsum Board Assemblies* | Budget - Rebid | \$818,000 |
| 096000 Flooring & Ceramic Tile | Consolidated Flooring of Chicago | \$349,186 |
| 099100 Painting* | D.E.S. Painting Inc | \$170,000 |
| 220000 Plumbing* | Terry Plumbing Co | \$450,000 |
| 230000 MechanicalHVAC* | Flo-tech Mechanical Systems Inc | \$4,115,000 |
| 260000 Electrical* | Airport Electric Company | \$1,571,880 |
| TRADE COST SUBTOTAL | | \$11,536,594 |
| Construction Contingency 4.50% | | \$519,147 |
| CM Preconstruction: | | \$30,000 |
| CM General Conditions | | \$574,038 |
| Safety / Material Handling / Hoisting | | \$285,000 |
| CM Fee (OH&P, GL, SDI, Bond) 5.275% | | \$682,837 |
| TRADE COST + CONTINGENCIES + CM SUBTOTAL | | \$13,627,616 |
| FF&E | | \$300,000 |
| AV | | \$165,000 |
| Legal Fees | | \$9,000 |
| Abatement | | \$225,000 |
| Material Testing & Inspection Fees | | \$30,000 |
| Utility Consultant | | \$8,500 |
| Temp Utilities | | \$30,000 |
| A/E Design Fees 7.00% | | \$953,933 |
| SOFT COST SUBTOTAL | | \$1,721,433 |
| TOTAL PROJECT BUDGET | | \$15,349,049 |
| Approved Budget | | \$16,333,960 |
| Delta Between Bid Value & Approved Budget | | \$984,911 |

D97 Summer 2020 Renovations

Bid Group #1A

Description of Bid Package:

Demo

January 30, 2020



| Bid Details | Alpine Demolition Services | Milburn | |
|-----------------|----------------------------|---------------|--|
| Bid Bond | Yes | Yes | |
| Addendum #1 | Yes | Yes | |
| Base Bid | \$ 531,430.00 | \$ 369,700.00 | |
| | | | |

D97 Summer 2020 Renovations

Bid Group #1B

Description of Bid Package:

January 30, 2020

Masonry



| Bid Details | Bulley & Andrews | Rasco Masonry, Inc. | |
|-----------------|----------------------|----------------------|--|
| Bid Bond | Yes | Yes | |
| Addendum #1 | Yes | Yes | |
| Base Bid | \$ 668,735.00 | \$ 480,000.00 | |
| | | | |

D97 Summer 2020 Renovations

Bid Group #1C

Description of Bid Package:

January 30, 2020

General Trades



| Bid Details | Boller Construction | Bulley & Andrews | |
|-----------------|------------------------|------------------------|--|
| Bid Bond | Yes | Yes | |
| Addendum #1 | Yes | Yes | |
| Base Bid | \$ 1,844,000.00 | \$ 1,306,273.00 | |
| | | | |

D97 Summer 2020 Renovations

Bid Group #11

Description of Bid Package:

January 30, 2020

Casework



| Bid Details | Ameriscan Designs, Inc. | Carroll Seating | |
|-----------------|-------------------------|----------------------|--|
| Bid Bond | Yes | Yes | |
| Addendum #1 | Yes | Yes | |
| Base Bid | \$ 522,780.00 | \$ 530,000.00 | |
| | | | |

D97 Summer 2020 Renovations

Bid Group #1D

Description of Bid Package: Roofing

January 30, 2020



| Bid Details | Budget Plug | |
|-----------------|----------------|--|
| Bid Bond | | |
| Addendum #1 | | |
| Base Bid | \$ 708,775.00 | |
| | Will be Re-Bid | |

D97 Summer 2020 Renovations

Bid Group #1E

Description of Bid Package: Glazing

January 30, 2020



| Bid Details | Budget Plug | |
|-----------------|----------------|--|
| Bid Bond | | |
| Addendum #1 | | |
| Base Bid | \$ 275,000.00 | |
| | Will be Re-Bid | |

D97 Summer 2020 Renovations

Bid Group #1F

Description of Bid Package: Drywall

January 30, 2020



| Bid Details | Budget Plug | |
|-----------------|----------------|--|
| Bid Bond | | |
| Addendum #1 | | |
| Base Bid | \$ 818,000.00 | |
| | Will be Re-Bid | |

D97 Summer 2020 Renovations

Bid Group #1G

Description of Bid Package:

January 30, 2020

Flooring



| Bid Details | Consolidated Flooring of Chicago | TSI Commercial Floor Covering | |
|-----------------|----------------------------------|-------------------------------|--|
| Bid Bond | Yes | Yes | |
| Addendum #1 | Yes | Yes | |
| Base Bid | \$ 349,186.00 | \$ 491,530.00 | |
| | | | |

D97 Summer 2020 Renovations

Bid Group #1H

Description of Bid Package:

January 30, 2020

Painting



| Bid Details | All-Tech Decorating Company | Continental Painting & Decorating, Inc. | DES Painting Inc | |
|-----------------|-----------------------------|---|----------------------|--|
| Bid Bond | Yes | Yes | Yes | |
| Addendum #1 | Yes | Yes | Yes | |
| Base Bid | \$ 209,265.00 | \$ 215,000.00 | \$ 170,000.00 | |
| | | | | |

D97 Summer 2020 Renovations

Bid Group #1J

Description of Bid Package:

Plumbing

January 30, 2020



| Bid Details | C.J. Erickson Plumbing Co. | Terry Plumbing Co. | |
|-----------------|----------------------------|----------------------|--|
| Bid Bond | Yes | Yes | |
| Addendum #1 | Yes | Yes | |
| Base Bid | \$ 569,900.00 | \$ 450,000.00 | |
| | | | |

D97 Summer 2020 Renovations

Bid Group #1K

Description of Bid Package:

HVAC

January 30, 2020



| Bid Details | Amber Mechanical Contractors Inc. | FE Moran | Quality Control Systems | Flotech Mechanical Systems Inc. | |
|--------------------|--|------------------------|--------------------------------|--|--|
| Bid Bond | Yes | Yes | Yes | Yes | |
| Addendum #1 | Yes | Yes | Yes | Yes | |
| Base Bid | \$ 4,135,000.00 | \$ 4,188,000.00 | \$ 4,329,000.00 | \$ 4,115,000.00 | |
| Alternate #3 | \$ 103,000.00 | \$ 110,000.00 | \$ 80,000.00 | \$ 75,000.00 | |
| Irving DFSS | | | \$ 28,000.00 | | |

D97 Summer 2020 Renovations

Bid Group #1L

Description of Bid Package: Electrical

January 30, 2020



| Bid Details | Airport Electric Company | McWilliams Electric Co., Inc. | |
|-----------------|--------------------------|-------------------------------|--|
| Bid Bond | Yes | Yes | |
| Addendum #1 | Yes | Yes | |
| Base Bid | \$ 1,571,880.00 | \$ 1,706,010.00 | |
| Alternate #1 | \$ 356,077.00 | \$ 416,005.00 | |
| Alternate #2 | \$ 357,205.00 | \$ 416,005.00 | |
| Alternate #3 | | \$ 8,360.00 | |