



Oak Park Elementary School District 97

970 Madison ▪ Oak Park ▪ Illinois ▪ 60302 ▪ ph: 708.524.3000 ▪ fax: 708.524.3019 ▪ www.op97.org

TO: Dr. Albert G. Roberts, Superintendent of Schools

FROM: Therese M. O'Neill, Asst. Supt. Finance & Operations
Norman Lane, Director of Buildings & Grounds

SUBJECT: Capital Projects Bid – Asbestos Abatement Work - Summer 2011

DATE: March 1, 2011

As has been past practice, the Board of Education approves, after review and recommendations from FAC (Facility Advisory Committee), capital projects to be undertaken. In October, 2010, the Board of Education approved the attached list of capital projects, including associated asbestos abatement work. Once approved by the Board, this work was given to the District's asbestos consulting firm, Environ International, Inc., to construct appropriate bid specifications and construction documents. Bids were let on February 3, 2011 with appropriate legal notice (included) appearing in the February 3, 2011 issue of the Oak Leaves. Such notice called for a mandatory pre-bid conference for 3:30 p.m. on Wednesday, February 9, 2011, at which time 11 potential firms presented themselves (see attached list). A detailed letter from Environ International, Inc. is attached describing the process, along with a summary of the ten bids received.

The original budget for this asbestos abatement work was \$161,000 and the low bid submitted was provided by Valor Technologies in the amount of \$132,600 and, if the alternate is accepted (necessary abatement work associated with removal and installation of vinyl floor tile) in the amount of \$7,400, the grand total is \$140,000, or \$21,000 below budget. As indicated in the consultant's letter, "Valor has been in business for over ten years and Environ has managed several successful abatement projects that Valor has completed over the years."

It is the recommendation of Environ International, Inc., the Director of Buildings & Grounds and me that we award this asbestos abatement contract to Valor Technologies in the total amount of \$140,000. This will return to the Board for formal approval at its March 8, 2011 meeting.

Attachments (5)

LEGAL NOTICE

Invitation to Bid

Oak Park Elementary School District Number 97, will receive sealed bids at the Board of Education Office, 970 Madison Street, Oak Park, Illinois, 60302, until 2:00 p.m. local time on Thursday, February 17, 2011 for Asbestos Abatement work.

A pre-bid conference and walk through will be held at 3:30 p.m. on Wednesday, February 9, 2011 beginning at Longfellow School, 715 South Highland Street, Oak Park, Illinois.

Bid documents will be available at the pre-bid conference through the Project Designer, ENVIRON International, Inc., attention Matt Meyer, 773.272.3527.

Only those bids complying with the provisions and specifications of the Bid will be considered. The Board of Education reserves the right to waive any informalities, qualifications, or irregularities, and / or to reject any or all proposals, when in it's opinion, such action will serve the best interest of the Board of Education of Oak Park Elementary School District Number 97.

Contracts awarded by the Board of Education require that Contractors comply with the Prevailing Wage Act of the State of Illinois; the general prevailing rate of wages shall be paid for each craft or type of worker or mechanic required to execute the contract of perform such work.

Therese O'Neill
Assistant Superintendent for Finance & Operation
District 97

For publication in the Oak Leaves on Feb. 3, 2011.

Asbestos Abatement, Vendor List

February 22, 2011

EHC Industries 366 Hallow Hill Drive Wauconda, IL 60084	847.526.9515
Colfax Corporation 2441 N. Leavitt Street Chicago, IL 60647	773.489.4170
Associated Environmental 405 Lively Blvd. Elk Grove Village, IL 60007	847.364.6800
Valor Technologies, Inc. 3 Northpoint Court Bolingbrook, IL 60440	630.679.9800
Angel Abatement 349 W. 195 th Street Glenwood, IL 60425	708.983.6600
DEM Services 2602 Van Buren Street Bellwood, IL 60104	708.544.2244
Abel Plus 8318 Sierra Woods Lane Carpentersville, IL 60110	312.656.4302
Luse Thermal Technologies 3990 Enterprise Court Aurora, IL 60504	(No Bid)
Celtic Environmental 8128 W. 47 th Street Lyons, IL 60534 708.442.5823	708.442.5823
Kinsale Contracting Group 648 Blackhawk Drive Westmont, IL 60559	630.325.7400
Tecnica 1612 W. Fulton Street Chicago, IL 60612	312.243.0077

ENVIRON

February 21, 2011

Via E-Mail dvacca@op97.org

Mr. Don Vacca
Buildings and Grounds
Oak Park School District 97
541 Madison Street
Oak Park, Illinois 60302

Re: Contractor Bids for Asbestos Abatement
Lincoln and Longfellow Schools

Dear Mr. Vacca:

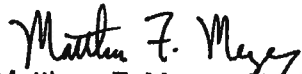
Contractor bids were publicly opened for the referenced project on February 17, 2011. A total of ten (10) asbestos abatement contractors provided bids for the work. A copy of the Bid Tabulation is attached.

The low bidder for the project was Valor Technologies with a base bid amount of \$132,600 (plus \$7,400 for the Alternate One work). Valor been in business for over ten years and ENVIRON has managed several successful abatement projects that Valor has completed over the years.

I reviewed the scope of work with Valor's estimator for the project, Mr. Brian Duermit. Mr. Duermit assured me that they have a clear understanding of the scope of work, have adequate supplies and workmen to complete the project on schedule, and that Valor is comfortable with their bid and they want the project.

Therefore, our office recommends that the asbestos abatement work be awarded to the low bidder, Valor Technologies for the amount of \$132,600 (or \$140,000 if Alternate One is accepted). If you have any questions or require additional information, please do not hesitate to call.

Sincerely,



Matthew F. Meyer, CHMM

Senior Associate

Direct: 773-272-3527

E-Mail: mmeyer@environcorp.com

ASBESTOS ABATEMENT											
February 17, 2011 @ 2:00 p.m.											
Bidder:	Angel	Associated	Celtic	Colfax	Kinsale	Tecnica	EHC	DEM	Luse	Valor	Abel
Abatement	Environmental	Environmental	Environmental	Corporation	Contacting		Industries	Services		Technologies	Plus
349 W. 195th St.	405 Lively Blvd.	8128 W. 47th St.	2441 N. Leavitt St.	648 Blackhawk Dr.	1612 W. Fulton St.	366 Hallow Hill Dr.	2602 Van Buren St.			3 Nightpoint Ct.	8318 Sierra Woods
Glenwood	Eik Grove Village	Lyons	Chicago	Westmont	Chicago	Wauconda	Bellwood			Bolingbrook	Carpentersville
Bld Bond:	Yes	Yes	Ck # 530486350 e	Yes	Yes	Yes	Yes	Yes		Yes	Yes
Base Bid # 1:	\$ 147,800.00	\$ 199,900.00	\$ 138,286.00	\$ 191,300.00	\$ 179,700.00	\$ 187,100.00	\$ 320,700.00	\$ 245,000.00	No Bid	\$ 132,600.00	\$ 161,000.00
Alternate # 1: (Lincoln, Rm. 114)	\$ 5,000.00	\$ 10,700.00	\$ 4,100.00	\$ 6,800.00	\$ 6,910.00	\$ 4,780.00	\$ 6,000.00	\$ 5,040.00		\$ 7,400.00	\$ 5,900.00
TOTAL: (Base Bid 1 + Alternate 1)	\$ 152,800.00	\$ 210,600.00	\$ 142,386.00	\$ 198,100.00	\$ 186,610.00	\$ 191,880.00	\$ 326,700.00	\$ 250,040.00		\$ 140,000.00	\$ 166,900.00

OAK PARK SCHOOL DISTRICT 97
2011 SUMMER CONSTRUCTION BUDGET

October 4, 2010



	2011 Summer Project				D-97 Contracted		TOTAL
	10-yr Survey, Transformer Vaults, Tile Replacement, Lincoln Addition and Other	Lincoln Addition: 2 Classrooms w/ Toilet Rooms 2,330 SF (No future 2nd floor expansion)	Lincoln Addition: 2 Classrooms w/ Toilet Rooms 2,670 SF (1-Story reinforced for future 2nd floor expansion)	Lincoln Addition: 4 Classrooms w/ Toilet Rooms 5,340 SF (2-Story Addition)	Environ International Corporation (Outsourced)	In-House	
BEVE ELEMENTARY SCHOOL							
Transformer vault repairs	\$19,900						
HATCH ELEMENTARY SCHOOL							
Transformer vault repairs	\$11,600						
HOLMES ELEMENTARY SCHOOL							
Replace glazing in clerestory throughout building w/ gyp bd to slab	\$79,380						
Toilet remodeling	\$100,000						
Auditorium roof replacement	\$80,000						
IRVING ELEMENTARY SCHOOL							
(No Work Scheduled for Summer 2011)							
LINCOLN ELEMENTARY SCHOOL (Closed for Summer)							
Secured entrance vestibule & offices	\$513,000						
Lincoln Addition - two (2) classrooms w/ toilet rooms 2,330 SF (without expansion for future 2nd floor)		\$807,000					
1-Story Lincoln Addition - two (2) classrooms w/ toilet rooms 2,670 SF (designed for future 2nd floor addition)			\$890,000				
2-Story Lincoln Addition - Four (4) classrooms w/ toilet rooms 5,340 SF				\$1,310,000			
LONGFELLOW ELEMENTARY SCHOOL (Closed for Summer)							
Abate 9x9 and 12x12 floor tile / Replace with new VCT	\$152,000						
Secured entrance vestibule & offices	\$475,000				\$161,000		
MANN ELEMENTARY SCHOOL							
Transformer vault repairs	\$6,600						
WHITTIER ELEMENTARY SCHOOL							
Transformer vault repairs	\$29,000						
BROOKS MIDDLE SCHOOL							
Toilet remodeling	\$100,000						
JULIAN MIDDLE SCHOOL							
(No Work Scheduled for Summer 2011)							
SUBTOTAL :	\$1,586,480	\$807,000			\$161,000		\$2,334,480
Architect's/Engineer's/Environmental Consultant's Fees 10%	\$158,648	\$80,700			\$16,100		\$233,448
Construction Contingency 10%	\$158,648	\$80,700			\$16,100		\$233,448
Landscape Architect Fee (if required)	\$4,000	\$0					\$4,000
Topography Survey	\$0	\$2,500					\$2,500
Borings	\$0	\$1,500					\$1,500
TOTAL BUDGET (w/ Lincoln Addition of 2,330 SF)	\$1,883,778	\$792,400			\$193,200		\$2,808,378
SUBTOTAL :	\$1,586,480		\$890,000		\$161,000		\$2,417,480
Architect's/Engineer's/Environmental Consultant's Fees 10%	\$158,648		\$89,000		\$16,100		\$241,748
Construction Contingency 10%	\$158,648		\$89,000		\$16,100		\$241,748
Landscape Architect Fee (if required)	\$4,000		\$0				\$4,000
Topography Survey	\$0		\$2,500				\$2,500
Borings	\$0		\$1,500				\$1,500
TOTAL BUDGET (w/ Lincoln Addition of 2,670 SF)	\$1,883,778		\$832,000		\$193,200		\$2,808,978
SUBTOTAL :	\$1,586,480		\$1,310,000		\$161,000		\$3,037,480
Architect's/Engineer's/Environmental Consultant's Fees 10%	\$158,648		\$131,000		\$16,100		\$303,748
Construction Contingency 10%	\$158,648		\$131,000		\$16,100		\$303,748
Landscape Architect Fee (if required)	\$4,000		\$0				\$4,000
Topography Survey	\$0		\$2,500				\$2,500
Borings	\$0		\$1,500				\$1,500
TOTAL BUDGET (w/ Lincoln Addition of 5,340 SF)	\$1,883,778		\$1,578,000		\$193,200		\$3,652,978
LEGEND							
Represents item not listed in Five-Year Facilities Plan							
Represents item listed in Five-Year Facilities Plan, but with adjusted cost							