

April 3, 2017

Kerry Leonard
Community Consolidated School District 181
115 W. 55th Street
Clarendon Hills, IL 60521

Re: Hinsdale Middle School
Bid Tabulation Results

Dear Mr. Leonard:

At 2:30 PM on Monday March 13th, 2017, sealed bids were publicly opened at the Community Consolidated School District 181 Administration Office for the New Hinsdale Middle School Bid Group 1 trades. Bid Group 1 included the following trades: earthwork, concrete, site utilities, structural steel, precast concrete panels, elevator, temporary power, asphalt, general trades, temporary fence, and earth retention system. After the bid opening, we were notified by the school district a precast panel sealed envelope was delivered prior to the bid closing date, but it was accepted by the district's office on the 1st floor. Per our conversation with the school district, we accepted this sealed bid and that it would be opened on Tuesday March 21st. This sealed bid was kept in the school district's safe until the bid opening date.

At 1:30 PM on Tuesday March 21st, 2017, the sealed envelope for the precast concrete panel was opened.

At 2:00 PM on Monday March 27th, 2017, sealed bids were publicly opened at the Community Consolidated School District 181 Administration Office for the New Hinsdale Middle School Bid Group 1 trade foundation waterproofing and dampproofing.

Based on the review of the bid results, Bulley & Andrews recommends the award of the following contractors for earthwork, concrete, site utilities, structural steel, precast concrete panels, elevator, temporary power, asphalt, general trades, waterproofing, temporary fence, and earth retention.

Please see the following document for contractor recommendation with contract value for each trade. The recommended award values include the base bid with alternates 1, 3, 5, and 6.

The results of the base bids for Bid Group #1 was an amount of \$8,268,225. The Bulley & Andrews estimate for this bid group based on the Design Development Budget was \$10,396,000. This is a delta of \$2,127,775 below the Design Development Budget. With the base bid and recommended accepted alternates of 1, 5, and 6, the Bid Group #1 value is \$9,020,519. This is a delta of \$1,375,481 below the design development budget. Alternate 3 is the Village of Hinsdale Parking Deck which the district is working with the village on an IGA. The value of Bid Group #1 Alternate #3 is \$608,829.

Currently, Bid Group #1 costs includes Martin Cement's concrete proposal. Depending on which schedule alternate is accepted, the contractor would switch to DeGraf Concrete if Schedule Alternates 4a or 4c are accepted. Martin Cement is low with the base bid and alternates 1, 3, 5, and 6. They would remain the low bidder if Schedule Alternate 4b is accepted.

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Indianapolis, IN 46240 | 317.566.2032

In our recommendation report, Bulley & Andrews has listed the cost for Alternates 4a, 4b, and 4c. These alternates are the costs associated with delaying the start date of the construction project and change in completion dates for these trades. The upcoming bid groups will be asked to provide these costs as well. Bulley & Andrews provided budget impacts for these dates, and we are requesting cost impacts from the bidders that will be part of the budget numbers. The current budget numbers for the schedule impacts are as follows: Alternate 4a \$400,000, Alternate 4b \$450,000, and Alternate 4c \$950,000.

Due to pending litigation, we are recommending that engineering and shop drawings be released and approved at this time. Based on the review of the bid results, Bulley & Andrews recommends the release of contractors for shop drawing procurement for concrete rebar, precast concrete panels, and structural steel. During our reviews of the proposals, International Concrete Products listed shop drawing development for \$117,250. Bulley & Andrews was able to negotiate this cost down to \$70,000. The values of these shop drawings are as follows and included as part of the Bid Group #1 recommended contractorsqproposed cost:

Trade	Approved Budget	Proposed Contractor	Actual Award Value
Concrete Rebar	\$7,500	Martin Cement	\$3,500
Precast Concrete Panels	\$75,000	International Concrete Products	\$70,000
Structural Steel	\$165,000	Kingery Steel	\$150,000
Elevator	\$2,500	Schindler Elevator	\$2,000
Totals	\$250,000		\$225,500

Please indicate the district's approval to move forward with shop drawings for concrete rebar, precast concrete panels, structural steel, and elevator in the amount of \$225,500.

Regards,

Bill Truty
 Project Manager
 Bulley & Andrews, LLC