



Metropolitan Water Reclamation District of Greater Chicago

Errata Correction

100 East Erie Street
Chicago, IL 60611

File Number: 20-0151

File Key: 20-0151

Type: Agenda Item

Status: PC Issue Purchase
Order

Version: 1

Reference:

Controlling Body: Procurement
Committee

File Created Date : 02/07/2020

File Name:

Final Action:

Title label: Issue purchase order to exercise an option to renew for a five (5) year term on the agreement dated June 1, 2010, with 500 West Monroe Owner LLC, successor to Piedmont 500 West Monroe Fee, LLC for leasing space where a TARP back-up repeater is installed at 500 West Monroe Street in Chicago in an amount not to exceed \$283,578.00. Account 101-69000-612330, Requisition 1393744 (As Revised)

Notes: ERRATA CORRECTION

The first three lines in the Title are revised to read, "Issue purchase order to exercise an option to renew for a five (5) year term on the Agreement dated June 1, 2010, with 500 West Monroe Owner LLC, successor to Piedmont 500 West Monroe Fee, LLC for leasing space where a TARP back-up repeater is located at 500 West..."

Paragraph 8 is revised to read, "In view of the foregoing, it is requested that the Director of Procurement and Materials Management be authorized to issue a purchase order to exercise an option to renew for a five (5) year term on the Agreement dated June 1, 2010, ..."

Sponsors:

Enactment Date:

Attachments:

Enactment Number:

Contact:

Hearing Date:

Drafter:

Effective Date:

Related Files:

History of Legislative File

| Ver- sion: | Acting Body: | Date: | Action: | Sent To: | Due Date: | Return Date: | Result: |
|---------------|--------------|-------|---------|----------|-----------|-----------------|---------|
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Text of Legislative File 20-0151

Issue purchase order to exercise an option to renew for a five (5) year term on the agreement dated June 1, 2010, with 500 West Monroe Owner LLC, successor to Piedmont 500 West Monroe Fee, LLC for leasing space where a TARP back-up repeater is installed at 500 West Monroe Street in Chicago in an amount not to exceed \$283,578.00. Account 101-69000-612330, Requisition 1393744 (As Revised)

Dear Sir:

On June 17, 2010, the Board of Commissioners authorized the issuance of a purchase order and the entry into an agreement with Broadway 500 West Monroe LLC, n/k/a 500 West Monroe Owner LLC for a five (5) year period to provide rental space at 500 West Monroe Street in Chicago for a TARP back-up repeater that was installed under Contract 06-839-3E TARP Radio Upgrade and Backup Antenna for the Stickney Service Area, Calumet Service Area and North Service Area ("Agreement"). The Agreement was for an initial five-year term that commenced June 1, 2010, and expired May 31, 2015.

Under the Agreement, the District has an option to extend the term for three consecutive five-year terms. On March 5, 2015, the Board authorized the first five-year renewal term of the Agreement. Such renewal term commenced June 1, 2015 and expires May 31, 2020. The current annual fee paid to 500 West Monroe Owner LLC is \$46,543.44.

The Agreement provides that the annual fee under any extension period be increased by 5% of the fee in effect on the date immediately preceding the respective renewal anniversary date. The Maintenance and Operations Department has requested that the District exercise its second option to renew the Agreement for a five-year period as the antenna and TARP repeater station are critical to the communication path between TARP control structures and the controlling operators.

Accordingly, the new annual fee schedule is as follows:

| | |
|--------------|--------------------|
| June 1, 2020 | \$48,871.00 |
| June 1, 2021 | \$51,315.00 |
| June 1, 2022 | \$53,880.00 |
| June 1, 2023 | \$56,574.00 |
| June 1, 2024 | <u>\$59,403.00</u> |

SUBTOTAL \$270,043.00

Electrical: \$13,535.00

TOTAL \$283,578.00

Additionally, the District will pay for the associated operating electrical charges in the estimated amount of \$13,535.00 over the five-year period.

The Maintenance and Operations Department considers the cost of this extension Agreement to be reasonable. The Multi-Project Labor Agreement is not applicable due to the specialized nature of the services required.

The Agreement and the original purchase order were issued to 500 West Monroe Owner LLC without advertising pursuant to Section 11.4 of the Purchasing Act. In view of the foregoing, it is recommended that the Director of Procurement and Materials Management be authorized to issue a purchase order and enter into the extension agreement with 500 West Monroe Owner LLC without advertising pursuant to Section 11.4 of the Purchasing Act in an amount not to exceed \$283,578.00.

In view of the foregoing, it is requested that the Director of Procurement and Materials Management be authorized to issue a purchase order to exercise an option to renew for a five (5) year term on the agreement dated June 1, 2010, with 500 West Monroe Owner LLC pursuant to the original agreement

in an amount not to exceed \$283,578.00.

Funds for the 2020 expenditure in the amount of \$51,578.00 are available in Account 101-69000-612330. The estimated expenditure for 2021 is \$54,022.00; for 2022 is \$56,587.00; for 2023 is \$59,281.00; and for 2024 is \$62,110.00. Funds for the 2021, 2022, 2023 and 2024 expenditures are contingent upon the Board of Commissioners' approval of the District's budget for those years.

Requested, Susan T. Morakalis, General Counsel, STM:EMA:npe

Requested, John P. Murray, Director of Maintenance and Operations

Recommended, Darlene A. LoCascio, Director of Procurement and Materials Management

Respectfully Submitted, Barbara J. McGowan, Chairman, Committee on Procurement

Disposition of this agenda item will be documented in the official Regular Board Meeting Minutes of the Board of Commissioners for February 20, 2020



Metropolitan Water Reclamation District of Greater Chicago

Errata Correction

100 East Erie Street
Chicago, IL 60611

File Number: 20-0170

File Key: 20-0170

Type: Agenda Item

Status: PC Authority to
Award Contract

Version: 1

Reference:

Controlling Body: Procurement
Committee

File Created Date : 02/11/2020

File Name:

Final Action:

Title label: Authority to award Contract 19-717-22 (Re-Bid), Furnish, Deliver, and Install an Upgraded Operator for TARP Gate I at the O'Brien Water Reclamation Plant, to Ornelas Construction Company, in an amount not to exceed \$775,201.00, Account 201-50000-645700, Requisition 1518109 *(As Revised)*

Notes: ERRATA CORRECTION

In paragraph 8, the second sentence is corrected to read, "..., and Veteran-Owned Business Enterprise (VBE) goals for this contract are 18 percent MBE, 8 percent WBE, and 3 percent VBE. Bidder offers MBE and WBE to satisfy the SBE requirements."

The attachment is replaced.

Sponsors:

Enactment Date:

Attachments: Contract 19-717-22 (Re-Bid) Revised Appendix D and
Appendix V Report

Enactment Number:

Contact:

Hearing Date:

Drafter:

Effective Date:

Related Files:

History of Legislative File

| Ver- sion: | Acting Body: | Date: | Action: | Sent To: | Due Date: | Return Date: | Result: |
|---------------|--------------|-------|---------|----------|-----------|-----------------|---------|
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Text of Legislative File 20-0170

Authority to award Contract 19-717-22 (Re-Bid), Furnish, Deliver, and Install an Upgraded Operator for TARP Gate I at the O'Brien Water Reclamation Plant, to Ornelas Construction Company, in an amount not to exceed \$775,201.00, Account 201-50000-645700, Requisition 1518109 *(As Revised)*

Dear Sir:

On May 2, 2019, the Board of Commissioners authorized the Director of Procurement and Materials Management to advertise for bids Contract 19-717-21, Furnish, Deliver, and Install an Upgraded Operator for TARP Gate I at the O'Brien Water Reclamation Plant.

In response to a public advertisement of July 10, 2019, a bid opening was held on August 6, 2019. All bids were rejected as reported at the Board Meeting of September 5, 2019.

Authorization to increase cost estimate, from \$450,000.00 to \$850,000.00, was approved at the Board meeting of October 17, 2019.

In response to a public re-advertisement of December 4, 2019, a bid opening was held on January 28, 2020. The bid tabulation for this contract is:

| | |
|--------------------------------------|--------------|
| ORNELAS CONSTRUCTION COMPANY | \$775,201.00 |
| IHC CONSTRUCTION COMPANIES, L. L. C. | \$780,000.00 |

Seven hundred fifty-eight (758) companies were notified of this contract being advertised and twenty-seven (27) companies requested specifications.

Ornelas Construction Company, the lowest responsible bidder, is proposing to perform the contract in accordance with the specifications. The estimated cost for this contract was \$850,000.00, placing the bid of \$775,201.00, approximately 8.7 percent below the estimate.

Ornelas Construction Company has executed the Multi-Project Labor Agreement (MPLA) certificate as required. It is anticipated that the following trades will be utilized on this contract: carpenters, electricians, hoisters, ironworkers, machinists, millwrights, painters, pipefitters, plumbers, and truck drivers. The list of construction trades is not intended to confer any rights or jurisdiction upon any union or unions.

Ornelas Construction Company is in compliance with the Affirmative Action Ordinance, Revised Appendix D and Appendix V as indicated on the attached report. The Minority Business Enterprise (MBE), Women Business Enterprise (WBE), Small Business Enterprise (SBE), and Veteran-Owned Business Enterprise (VBE) goals for this contract are 18 percent MBE, 8 percent WBE, and 3 percent VBE. Bidder offers MBE and WBE to satisfy the SBE requirements.

In view of the foregoing, it is recommended that the Director of Procurement and Materials Management be authorized to award Contract 19-717-22 (Re-Bid), to Ornelas Construction Company, in an amount not to exceed \$775,201.00, subject to the contractors furnishing a performance bond in form satisfactory to the Law Department and approved by the Director of Procurement and Materials Management.

The contractor shall commence work upon approval of the contractor's bond and complete all work within 400 calendar days.

The contract will employ approximately 10-15 people for the services.

Funds for the 2020 expenditures, in the amount of \$695,201.00, are available in Account 201-50000-645700. The estimated expenditures for 2021 are \$80,000.00. Funds for the 2021 expenditures are contingent on the Board of Commissioners' approval of the District's budget for that year.

Recommended, Darlene A. LoCascio, Director of Procurement and Materials Management,
DAL:SEB:cm
Respectfully Submitted, Barbara J. McGowan, Chairman, Committee on Procurement

Disposition of this agenda item will be documented in the official Regular Board Meeting Minutes of the Board of Commissioners for February 20, 2020

Attachment