

DECATUR PUBLIC SCHOOL DISTRICT #61
BOARD OF EDUCATION
AGENDA

Special Meeting
Keil Administration Building
1st Floor Board Room
1st Floor Board Room

March 16, 2020
8:30 AM Open Session
Closed Session Immediately Following
Return to Open Session

Legend: AI = Action Item DI = Discussion Item IO = Information Only

Strategic Plan Mission:

The mission of Decatur Public Schools, the destination district of our community, is to unlock students' unique and limitless potential to achieve their personal aspirations as fully prepared, contributing citizens in a global society through learning experiences distinguished by:

- *commitment to the whole person resulting in student growth and confidence*
- *relevant, innovative, personalized academic pathways that promote passion and pride*
- *a learning environment that fosters curiosity and the thirst for achievement and discovery*
- *a culture of diversity, adaptability, and resilience*
- *meaningful and lasting relationships*
- *extraordinary school and community connections*

The Board of Education Parameters that Guide Our Work:

- We will make decisions in the best interest of all students.
- We will treat all people with dignity and respect.
- We will seek input and collaboration throughout our diverse community.
- We will practice responsible stewardship of all our resources.

IO 1.0 CALL TO ORDER - CALL FOR EXECUTIVE SESSION

The Board of Education will meet in Closed Executive Session to discuss the appointment, employment, compensation, discipline, performance or dismissal of specific employees of the public body and discussion of collective negotiating matters between the Board and representatives of its employees.

Roll Call

AI 2.0 APPROVAL OF AGENDA, MARCH 16, 2020

AI 3.0 ROLL CALL ACTION ITEMS

- A. Employment of a Principal at Baum Elementary School
- B. Employment of a Principal at the Montessori Academy for Peace
- C. Accepting the Guaranteed Maximum Price Amendment (Exhibit A) for the South Shores Elementary School Renovations

AI 4.0 CONSENT ITEMS

- A. ESSA School Improvement: Learning Partner Contracts for Oak Grove and Stevenson Elementary Schools
- B. Increase Open Purchase Orders for Buildings & Grounds
- C. Use of Contingency Dollars at Montessori
- D. Additional Alternates at South Shores Elementary School

IO 5.0 PUBLIC PARTICIPATION

- Identify oneself and be brief.
- Comments should be limited to 3 minutes.

DI 6.0 BOARD DISCUSSION

IO 7.0 IMPORTANT DATE

NEXT MEETING

The public portion of the next regular meeting of the Board of Education will be at 6:30 PM, Tuesday, March 24, 2020 in the 1st Floor Board Room at the Keil Administration Building.

8.0 ADJOURNMENT

To: Dr Paul Fregeau, Superintendent
From: Deanne Hillman, Director of Human Resources
Date: March 16, 2020
Re: Administrative Recommendation

The following person is recommended for the position of the Elementary Principal at Baum.

Mary Brady
3119 N. University Avenue
Decatur, IL 62526

Education:

2009 M.S. Education, University of Phoenix, Tempe, Arizona
2000 B.S. Social Studies, Illinois State University, Bloomington, Illinois

Experience:

2018-present Principal, Durfee Magnet School
2014-2018 Academic Vice Principal, Abu Dhabi Department of Education & Knowledge, Al Ain, Abu Dhabi, UA
2011-2014 Assistant Principal/District Special Education Coordinator, Oakwood CUSD #76, Oakwood, Illinois
2009-2011 Elementary Principal, North Greene UD #3, White Hall, Illinois
2006-2009 High School Teacher, Vermillion County Regional Safe Schools Program, Vermillion, Illinois
2005-2006 Social Studies Teach, Decatur Public School District #61, Decatur, Illinois

For payroll purposes only

Effective: July 13, 2020

Pro-rated Yes: No: ☒ Level 16 Step 12

Base: \$90,558 Number of full contract days: 220
TRS: as allowable

Certified Number: 239878

Account Number: 10.13.2410.0103.0.110 (98%)
80.13.2367.0103.0.110 (2%)

Salary Approved _____

Date _____

To: Dr. Paul Fregeau, Superintendent
From: Deanne Hillman, Director of Human Resources
Date: March 16, 2020
Re: Administrative Recommendation

The following person is recommended for the position of Principal at Garfield Montessori Academy for Peace:

Mary Anderson
2114 Crossgate Court
Champaign IL 61822

Education:

2014	Supt Endorsement	Eastern Illinois University
1995	MS	University of Illinois
1978	BS	Western Illinois University

Experience:

2007-present	Principal, Garfield Montessori Magnet School
2004 – 2007	Principal/Director/Owner, Montessori Lakeside Academy, Champaign IL
2001 – 2004	Head Teacher, Montessori Elementary School Champaign IL
1998 – 2001	Principal, St. Malachy School, Rantoul IL
1995 – 1998	Technology Director and Information Specialist, Holy Cross School, Champaign IL
1988 – 1995	Biology and Earth Science Instructor, Holy Cross School, Champaign IL

For payroll purposes only

Effective: July 13, 2020

Pro-rated Yes ☐ No ☒ Level 16 Step 26

Base: \$ 106,370 Number of full contract days 220
TRS: as allowable

Certified ☒ Number 1516386 Pending Illinois Certification ☐

Account Number 10.11.2410.0103.0.110 (98%)
80.11.2367.0103.0.110 (2%)

Salary approved _____ Date _____
Director of Human Resources

Board of Education Decatur Public School District #61

Date: March 16, 2020	Subject: Guaranteed Maximum Price Amendment for the South Shores portion of the BOLD Facility Plan
Initiated By: Dr. Fred Bouchard, Assistant Superintendent of Support Services	Attachments: South Shores Guaranteed Maximum Price Amendment from O'Shea Builders
Reviewed By: Dr. Paul Fregeau, Superintendent	

BACKGROUND INFORMATION:

The Board contracted with O'Shea Builders to serve as Construction Managers of the **BOLD** Facility Plan. In the approved AIA contract with O'Shea Builders on page 7 at the end of the Table of Articles it references Exhibit A – Guaranteed Maximum Price Amendment (GMP). Each portion of the project will have a similar addendum which outlines the provision of the GMP. The South Shores GMP amendment is attached.

CURRENT CONSIDERATIONS:

Administration and BLDD has worked with O'Shea Builders for a completion of this first GMP Amendment associated with the South Shores portion of the **BOLD** Facility Plan.

FINANCIAL CONSIDERATIONS:

The O'Shea GMP for the construction part of the project at South Shores is \$2,011,286 of the total \$2,421,563 allowance for this part of the **BOLD** Plan. \$410,277 is allotted for Owner Cost (Soft Cost and FF&E – furniture, fixtures and equipment). The funding for this project primarily comes from Fund 60 (Capital Projects) and Fund 90 (Health Life Safety) as part of the **BOLD** Facility Plan.

STAFF RECOMMENDATION:

The Administration respectfully requests the Board of Education approve the South Shores Elementary School Guaranteed Maximum Price Amendment from O'Shea Builders as presented.

RECOMMENDED ACTION:

- ☒ Approval
- ☐ Information
- ☐ Discussion

BOARD ACTION: _____

O'Shea Guaranteed Maximum Price Summary Document

Decatur Public Schools #61

South Shores Elementary School

2/27/20



Document A133™ – 2009 Exhibit A

Guaranteed Maximum Price Amendment

for the following PROJECT:

(Name and address or location)

Decatur Public Schools #61
South Shores Elementary School
2500 S Franklin Street
Decatur, IL 62521

THE OWNER:

(Name, legal status and address)

Decatur Public Schools District #61
101 W Cerro Gordo Street
Decatur IL 62523

THE CONSTRUCTION MANAGER:

(Name, legal status and address)

Harold O'Shea Builders Inc., d/b/a O'Shea Builders
3401 Constitution Drive
Springfield, IL 62711

ARTICLE A.1

§ A.1.1 Guaranteed Maximum Price

Pursuant to Section 2.2.6 of the Agreement, the Owner and Construction Manager hereby amend the Agreement to establish a Guaranteed Maximum Price. As agreed by the Owner and Construction Manager, the Guaranteed Maximum Price is an amount that the Contract Sum shall not exceed. The Contract Sum consists of the Construction Manager's Fee plus the Cost of the Work, as that term is defined in Article 6 of this Agreement.

§ A.1.1.1 The Contract Sum is guaranteed by the Construction Manager not to exceed Two Million Eleven Thousand Two Hundred Eighty-Six dollars (\$ 2,011,286), subject to additions and deductions by Change Order as provided in the Contract Documents.

§ A.1.1.2 Itemized Statement of the Guaranteed Maximum Price. Provided below is an itemized statement of the Guaranteed Maximum Price organized by trade categories, allowances, contingencies, alternates, the Construction Manager's Fee, and other items that comprise the Guaranteed Maximum Price.
(Provide below or reference an attachment.)

See Exhibit G in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School

§ A.1.1.3 The Guaranteed Maximum Price is based on the following alternates, if any, which are described in the Contract Documents and are hereby accepted by the Owner:
(State the numbers or other identification of accepted alternates. If the Contract Documents permit the Owner to accept other alternates subsequent to the execution of this Amendment, attach a schedule of such other alternates showing the amount for each and the date when the amount expires.)

ADDITIONS AND DELETIONS:

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

AIA Document A201™–2007, General Conditions of the Contract for Construction, is adopted in this document by reference. Do not use with other general conditions unless this document is modified.

Init.

See Exhibit E in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School

§ A.1.1.4 Allowances included in the Guaranteed Maximum Price, if any:
(Identify allowance and state exclusions, if any, from the allowance price.)

See Exhibit B in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School

§ A.1.1.5 Assumptions, if any, on which the Guaranteed Maximum Price is based:

See Exhibit C in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School.

§ A.1.1.6 The Guaranteed Maximum Price is based upon the following Supplementary and other Conditions of the Contract: N/A

§ A.1.1.7 The Guaranteed Maximum Price is based upon the following Specifications:
(Either list the Specifications here, or refer to an exhibit attached to this Agreement.)

See Exhibit A in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School

§ A.1.1.8 The Guaranteed Maximum Price is based upon the following Drawings:
(Either list the Drawings here, or refer to an exhibit attached to this Agreement.)

See Exhibit A in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School.

§ A.1.1.9 The Guaranteed Maximum Price is based upon the following other documents and information:
(List any other documents or information here, or refer to an exhibit attached to this Agreement.)

See attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School.

ARTICLE A.2

§ A.2.1 The anticipated date of Substantial Completion established by this Amendment:

July 31, 2020 as noted in Exhibit D in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School

E-SIGNED by Michael E O'Shea
on 2020-03-04 11:38:19 CST

OWNER (Signature)

Beth Nolan, President, Board of Education, Decatur
Public Schools District #61
(Printed name and title)

CONSTRUCTION MANAGER (Signature)

Michael E. O'Shea, President of Harold O'Shea
Builders Inc., d/b/a O'Shea Builders
(Printed name and title)

Init.



AIA Document A133™ – 2009 Exhibit A

Guaranteed Maximum Price Amendment

for the following PROJECT:

(Name and address or location)

Decatur Public Schools #61
South Shores Elementary School
2500 S Franklin Street
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THE OWNER:

(Name, legal status and address)

Decatur Public Schools District #61
101 W Cerro Gordo Street
Decatur IL 62523

THE CONSTRUCTION MANAGER:

(Name, legal status and address)

Harold O'Shea Builders Inc., d/b/a O'Shea Builders
3401 Constitution Drive
Springfield, IL 62711

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§ A.1.1.1 The Contract Sum is guaranteed by the Construction Manager not to exceed Two Million Eleven Thousand Two Hundred Eighty-Six dollars (\$ 2,011,286), subject to additions and deductions by Change Order as provided in the Contract Documents.

§ A.1.1.2 Itemized Statement of the Guaranteed Maximum Price. Provided below is an itemized statement of the Guaranteed Maximum Price organized by trade categories, allowances, contingencies, alternates, the Construction Manager's Fee, and other items that comprise the Guaranteed Maximum Price.
(Provide below or reference an attachment.)

See Exhibit G in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School

§ A.1.1.3 The Guaranteed Maximum Price is based on the following alternates, if any, which are described in the Contract Documents and are hereby accepted by the Owner:
(State the numbers or other identification of accepted alternates. If the Contract Documents permit the Owner to accept other alternates subsequent to the execution of this Amendment, attach a schedule of such other alternates showing the amount for each and the date when the amount expires.)

ADDITIONS AND DELETIONS:

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

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Init.

See Exhibit E in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School

§ A.1.1.4 Allowances included in the Guaranteed Maximum Price, if any:
(Identify allowance and state exclusions, if any, from the allowance price.)

See Exhibit B in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School

§ A.1.1.5 Assumptions, if any, on which the Guaranteed Maximum Price is based:

See Exhibit C in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School.

§ A.1.1.6 The Guaranteed Maximum Price is based upon the following Supplementary and other Conditions of the Contract: N/A

§ A.1.1.7 The Guaranteed Maximum Price is based upon the following Specifications:
(Either list the Specifications here, or refer to an exhibit attached to this Agreement.)

See Exhibit A in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School

§ A.1.1.8 The Guaranteed Maximum Price is based upon the following Drawings:
(Either list the Drawings here, or refer to an exhibit attached to this Agreement.)

See Exhibit A in the attached 2/27/20 O'Shea Guaranteed Maximum Price Summary Document, Decatur Public Schools #61 South Shores Elementary School.

§ A.1.1.9 The Guaranteed Maximum Price is based upon the following other documents and information:
(List any other documents or information here, or refer to an exhibit attached to this Agreement.)

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E-SIGNED by Michael E O'Shea
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OWNER (Signature)

Beth Nolan, President, Board of Education, Decatur
Public Schools District #61
(Printed name and title)

CONSTRUCTION MANAGER (Signature)

Michael E. O'Shea, President of Harold O'Shea
Builders Inc., d/b/a O'Shea Builders
(Printed name and title)

Init.



March 4, 2020

South Shores Elementary School
Decatur Public School District 61,

Revised Recommendation letter

Upon further coordination of the bids and final review of the Guaranteed Maximum Price (GMP) Summary Document we identified cost that was included by both the contractor bids and O'Shea allowances. Correction of this resulted in a savings to the project totaling approximately \$65,000. This resulted in savings that allows the project to afford an additional two high-priority alternates: A3 (Secure Entrances) and A5 (Tremco Roofing Upgrade). This does not cause a change to the successful, low bidders that were identified and approved at the February 25, 2020 Board meeting, however the contract value for each of them will increase.

Please accept this letter as our revised recommendation that the school district proceed by accepting alternates A3 and A5 in addition to the previously approved alternates A1 and M1, and adjust the dollar amount of the successful companies' contracts as follows:

- Christy-Foltz: Site Improvement, Structural Steel, General Trades ~~\$452,679~~ **\$464,530**
- JJ Braker & Sons: Masonry ~~\$49,750~~ **\$58,350**
- Henson Robinson Co: Roofing & Sheet Metal ~~\$126,879~~ **\$141,834**
- Gardner L&M Glass: Aluminum & Glass ~~\$11,890~~ **\$17,725**
- Allied Construction: Gypsum Board Assemblies ~~\$64,300~~ **\$65,512**
- Flooring Systems: Flooring ~~\$57,638~~ **\$58,793**
- Mid Illinois Co: Painting ~~\$27,200~~ **\$28,800**
- King-Lar: Plumbing ~~\$49,140~~ **\$43,290**
- E.L. Pruitt: HVAC ~~\$681,540~~ **\$681,840**
- Anderson Electric: Electrical ~~\$186,896~~ **\$189,463**

This totals \$1,750,137. With the General Conditions and Allowances the Direct Construction Costs total \$1,872,814. Adding the CM fee, Construction Contingency and Erosion Control Permit totals \$2,011,286. Finally, including the Owner Costs of \$386,607 the total project amount for this project totals \$2,397,893. This is within our revised project budget target of \$2,421,563.

Thank you for your consideration,

A handwritten signature in black ink, appearing to read 'Tim Hickey'.

Tim Hickey,
Pre-Construction Manager



3401 Constitution Drive
Springfield, IL 62711



2400 N. Main Street, Ste. D
East Peoria, IL 61611



502 W. Clark Street
Champaign, IL 61820



February 27, 2020

Dr. Fred Bouchard
Assistant Superintendent
Decatur Public Schools #61
101 Cerro Gordo Street
Decatur, IL 62523

Re: Decatur Public Schools #61, South Shores Elementary School

Dear Fred:

This letter serves as a summary of the Final Guaranteed Maximum Price (GMP) for the Project referenced above. The Project Costs are as follows:

Base Bid: Two Million Eleven Thousand Two Hundred Eighty-Six Dollars: \$2,011,286

This Project Scope of Work includes a two classroom addition as well as HVAC improvements and corridor finish upgrades to the existing school. The base bid came in under our target budget allowing us to incorporate project alternates. Please see Exhibit E for the Alternates.

For your consideration we have included Exhibits A through G with this letter. The Exhibits will become part of the Contract and further define the Scope of Work.

- Exhibit A – Drawings, Specifications, and Addenda
- Exhibit B – Allowances
- Exhibit C – Assumptions & Clarifications, Responsibility Matrix, Contingency Definitions
- Exhibit D – Schedule of Work
- Exhibit E – Alternate Prices
- Exhibit F – Unit Prices
- Exhibit G – Project Bid Summary

Thank you very much for the opportunity to serve you, and please let us know if you have any questions or need additional information.

Sincerely Yours,

A handwritten signature in black ink, appearing to read 'Tim Hickey', written over a horizontal line.

Tim Hickey
O'Shea Builders

Exhibit A – Drawings, Specifications and Addenda

- 1) Drawings and Specifications prepared by BLDD Architects, dated January 17, 2020:

G101	COVER SHEET
G201	GENERAL - MOUNTING HEIGHTS & PARTITION TYPES
G301	LIFE SAFETY PLAN

CIVIL

C001	COVER SHEET
C002	GENERAL NOTES & SPECIFICATIONS
C100	TOPOGRAPHY & REMOVAL PLAN
C101	OVERALL SITE PLAN
C102	SITE PLAN
C103	UTILITY & SWPPP PLAN
C104	GRADING PLAN
C105	DETAILS

DEMOLITION

D101	DEMOLITION FLOOR PLAN - AREA A
D102	DEMOLITION FLOOR PLAN - AREA B
D801	DEMOLITION REFLECTED CEILING PLAN - AREA A
D802	DEMOLITION REFLECTED CEILING PLAN - AREA B

STRUCTURAL

S001	STRUCTURAL GENERAL NOTES
S101	FOUNDATION PLAN AND DETAILS
S102	ALT. BID A-4 PLAN AND DETAILS
S103	ALT. BID A-8 PLANS, DETAILS
S201	ROOF FRAMING PLAN AND DETAILS
S202	RTU SUPPORT

ARCHITECTURAL

A100	FLOOR PLAN - OVERALL
A101	FLOOR PLANS
A102	ALT. BID A-8 - PLANS, ELEVATION, & BUILDING SECTIONS
A201	BUILDING ELEVATIONS & BUILDING SECTIONS
A301	ROOF PLANS
A302	ROOF DETAILS
A401	DOOR SCHEDULE & DETAILS, WINDOW ELEVATIONS & DETAILS
A501	WALL SECTIONS & HORIZONTAL DETAILS
A701	INTERIOR ELEVATIONS
A702	INTERIOR ELEVATIONS
A800	OVERALL REFLECTED CEILING PLAN AND DETAILS
A801	REFLECTED CEILING PLAN - AREA A
A802	REFLECTED CEILING PLAN - AREA B
A901	FINISH PLANS - OVERALL
A902	FINISH PLAN
F101	FURNITURE PLAN - FOR REFERENCE ONLY

M/E/P

PD101	DEMOLITION PLUMBING PLAN - AREA A
PD102	DEMOLITION PLUMBING PLAN - AREA B
P101	PLUMBING PLAN - AREA A
P102	PLUMBING PLAN - AREA B - ALTERNATE BIDS
P601	PLUMBING SCHEDULES, NOTES & DETAILS
P901	PLUMBING ISOMETRIC VIEWS
MD101	DEMOLITION MECHANICAL PLAN - AREA A
MD102	DEMOLITION MECHANICAL PLAN - AREA B
M101	MECHANICAL PLAN - AREA A
M102	MECHANICAL PLAN - AREA B - ALTERNATE BIDS
M201	MECHANICAL ROOF PLAN - AREA A
M202	MECHANICAL ROOF PLAN - AREA B
M601	MECHANICAL NOTES & DETAILS
M602	MECHANICAL SCHEDULES
M603	HVAC DIGITAL CONTROL DIAGRAM & NOTES
M901	COORDINATION VIEWS
ED101	ELECTRICAL MECHANICAL PLAN - AREA A
ED102	ELECTRICAL MECHANICAL PLAN - AREA B
E100	ELECTRICAL SITE PLAN
E101	ELECTRICAL POWER PLAN - AREA A
E102	ELECTRICAL POWER PLAN - AREA B
E111	ELECTRICAL LIGHTING PLAN - AREA A
E112	ELECTRICAL LIGHTING PLAN - AREA B
E301	ELECTRICAL PANEL SCHEDULES
E601	ELECTRICAL DETAILS, NOTES & LEGEND

- 2) Contractor Project Manual prepared by O'Shea Builders, dated January 17, 2020.
- 3) O'Shea Builders has issued four addenda:
 - O'Shea Builders Addendum 1 dated 1/31/20
 - O'Shea Builders Addendum 2 dated 2/10/20
 - O'Shea Builders Addendum 3 dated 2/11/20
 - O'Shea Builders Addendum 4 dated 2/12/20

Exhibit B – Allowances

- O'Shea Builders has included **Fifteen Thousand Dollars (\$15,000)** Dumpsters Allowance in the General Trades package to be used for general site rubbish, not for *Scope of Work*-required disposal by each contractor, including the General Trades contractor.
- O'Shea Builders has included **Fifteen Thousand Dollars (\$15,000)** Unforeseen Conditions Allowance in the General Trades package. With any renovation of existing facilities there are unknowns which cannot be entirely field-verified in a site visit. As such, costs incurred for unforeseen conditions will be tracked via T&M against this amount. In the event that the actual cost exceeds the allowance amount, O'Shea Builders intends to submit a request for Change Order to the Contract and utilize the Owner's Contingency.
- O'Shea Builders has included **Ten Thousand Dollars (\$10,000)** Safety Construction Allowance in the General Trades package to be used for Work associated with maintaining a safe jobsite outside of the specific *Scopes of Work* required by each contractor, including the General Trades contractor.
- O'Shea Builders has included **Two Thousand Five Hundred Dollars (\$2500)** Misc. Flooring Repair Allowance in the Flooring package to be used for work associated with substrate flooring repair that could not be field-verified in a site visit nor accounted for in the Contract Documents. Costs incurred for miscellaneous flooring repairs will be tracked via T&M against this amount.
- O'Shea Builders has included **Ten Thousand Dollars (\$10,000)** Low Voltage Relocations Allowance in the Electrical package to be used for relocating miscellaneous low voltage electrical devices that were not entirely field-verified in a site visit nor accounted for in the Contract Documents.
- O'Shea Builders has included **Ten Thousand Dollars (\$10,000)** Unforeseen Conditions Allowance in the Electrical package. With any renovation of existing facilities there are unknowns which cannot be entirely field-verified in a site visit. As such, costs incurred for unforeseen conditions will be tracked via T&M against this amount. In the event that the actual cost exceeds the allowance amount, O'Shea Builders intends to submit a request for Change Order to the Contract and utilize the Owner's Contingency.
- O'Shea Builders has included **Nine Thousand Nine Hundred Fifty Dollars (\$9950)** Bid Allowance for plumbing contractor King Lar's price adjustment for accepted Alternate A1.
- O'Shea Builders has included a credit of **Sixteen Thousand Four Hundred Forty Dollars (\$16,440)** Bid Allowance for HVAC contractor EL Pruitt's price adjustment for accepted Alternate M1.
- O'Shea Builders has included a credit of **Thirteen Thousand Dollars (\$13,000)** Bid Allowance for general trades contractor Christy Foltz to install insulated stick-frame wall panels in lieu of Structural Insulated Panel (SIPs) as described in BLDD VE wall section detail 8J.

EXCLUSIONS

- Sales tax
- Builders Risk Insurance (provided by Owner)
- Building Permit (assumed DPS will receive ISBE building permit & waiver of costs for City Site permit)
- Fire Protection – no fire sprinkler protection work included in Scope of Work (none required)
- Premium Time / After-Hours Shift Work required by Owner-requested change.
- Temporary Utility Consumables - water and electricity used during construction.
- Relocation of the existing Fabric Sunshade structure, neither permanently nor temporarily.
- Owner Costs managed by Owner included in the Total Project Amount but not in the GMP per Exhibit G:
 - A/E design fee includes design services value provided by BLDD;
 - Preconstruction fee includes O'Shea Builders services as prescribed in the Standard Form of Agreement Between Owner and Construction Manager as Constructor;
 - Asbestos abatement includes hazardous material abatement contracted directly by Owner at a value provided by Jeff Shourd of Alliance Illinois, abatement consultant to the Owner;
 - FF&E (furniture, fixtures and equipment) allowance includes furniture value provided by BLDD to be provided by the Owner;
 - Technology allowance for two TV monitors in the new classrooms. Equipment to be furnished by the Owner;
 - Construction Manager Performance & Payment Bond to provide a completely-bonded Project in addition to the trade contractors' bonded work; and
 - Topographic survey and geo-technical engineering fees provided by BLDD.

QUALIFICATIONS

- The Owner's Contingency amount is **Thirty Seven Thousand Four Hundred Fifty-Seven Dollars (\$37,457)** to be used in accordance with the included Contingency Definition guidelines.
- The Construction Manager's Contingency amount is **Thirty Seven Thousand Four Hundred Fifty-Six Dollars (\$37,456)** to be used in accordance with the included Contingency Definition guidelines.


CLARIFICATIONS

- Payment and Performance Bonds are included with subcontractor bids and are also included on the construction management services.
- Normal working hours, Monday – Friday 7:00am to 3:30pm
- This Guaranteed Maximum Price includes bid packages for Site Improvements, Masonry, Structural Steel, General Trades, Roofing & Sheet Metal, Aluminum & Glass, Gypsum Board Assemblies, Flooring, Painting, Plumbing, HVAC, and Electrical.
- Our Guaranteed Maximum Price includes a lump sum amount of **One Hundred Thirty Two Thousand Four Hundred Sixty-Six Dollars (\$132,466)** for General Conditions


expenses which includes all applicable Project expense for the following O'Shea Builders staff members:

- Project Manager;
 - Project Superintendent;
 - Project Engineer;
 - Contract Administrator; and
 - Safety Officer.
- Additionally, it includes charges for:
 - Cell Phones;
 - Jobsite internet services;
 - IT equipment and services;
 - Temporary office trailers and furniture; and
 - Transportation and travel expenses for O'Shea staff members.
- The lump-sum amount of the General Conditions provided by the Construction Manager in the Guaranteed Maximum Price proposal shall be included in the Cost of the Work, and except for amounts which shall be added to the lump-sum amount for Costs beyond the control of the Construction Manager, said lump-sum amount shall not be subject to further modification other than that which may be mutually-agreed upon by the parties.
- Should this Project at any time be eligible for any federal tax credits or deductions, the Owner shall assign the same in their entirety to the Construction Manager.
- Payments for the Work of this Amendment shall not be comingled with or tied to the work of any other amendment to the Owner/Construction Manager Agreement. Reduction of retainage and final payment for this Work shall become due to the Construction Manager in accordance with the terms and conditions of the Owner/Construction Manager Agreement upon substantial completion and final completion of the Work of this Amendment.
- Each party acknowledges that they have read this Agreement, understand its terms, have had the opportunity to consult with independent legal counsel in connection with the Agreement and knowingly and voluntarily agree to all of the terms of the Agreement.
- The total value of Work, included in our Guaranteed Maximum Price, that will be awarded to Ethnic Minority Business Enterprises is **Fifty Thousand Nine Hundred Ninety-Six Dollars (\$50,996)**, which represents approximately three percent (3%) of the Contract Sum. The Owner acknowledges the good faith effort made by O'Shea Builders to comply with the goal of fifteen percent (15%), and consequently, agrees that no penalty will be imposed as a result of not meeting this goal.

EXHIBIT C - RESPONSIBILITY MATRIX

	O'Shea Builders Responsibility (Included in construction budget)	Owner Responsibility (Not included in construction budget)	Not in Project	Comments
CONTRACT TYPE: CM AT RISK				
CONTINGENCIES				
Estimating Contingency			x	
Escalation Contingency			x	
Construction Manager's Contingency	x			
Owner Contingency	x			
INSURANCE & BONDS				
Insurance, Builders Risk		x		
Insurance, GL & Umbrella	x			
Insurance OCIP administration			x	
Insurance, Pollution	x			
Insurance, Professional Liability		x		
Performance & Payment Bond	x			
GENERAL				
Start Up & Training	x			
Commissioning			x	
Consultant Fees: Design, Legal, etc.				
Architectural		x		
Civil		x		
Structural		x		
MEP / FP Design		x		
Special: Auditorium, AV, Food Service, etc.			x	
Legal			x	
Master Planning			x	
1-Year Warranty	x			
Financing			x	
Hazardous Materials: Testing & Abatement		x		
Inspection & Testing Fees	x			
Geotechnical Report		x		
Site Survey / Topographic Survey		x		
Model/BIM Service			x	
Moving/Relocating Existing furniture & Equipment for Storage		x		
Land Costs			x	
Landscaping & Irrigation			x	
Maintenance Contract			x	
Mock-ups - On-Site			x	
Mock-ups - Off-Site			x	
Peer Review - Enclosure			x	
Peer Review - MEP System			x	
Peer Review - Structural			x	
Permits				
City		x		limited to site
County			x	
EPA	x			
Regional Office of Education		x		
Preconstruction Fees	x			
Printing Costs	x			
Sales tax			x	exempt
Unforeseen Conditions	x			Owner's Contingency
Utility Company charges, including but not limited to, tap and connection	x			
Utility Company charges, including but not limited to, impact or assessment fees			x	
Utilities - Construction consumption		x		
Utilities - Permanent Electrical Service			x	existing
Utilities - Permanent Gas Service			x	existing
Utilities - Other Permanent Service...			x	

x = costs included
 f = furnish only included
 i = install only included
 p = partial scope included

 O'SHEA BUILDERS	O'Shea Builders Responsibility (Included in construction budget)	Owner Responsibility (Not included in construction budget)	Not in Project	Comments
FF&E				
Artwork			x	
Athletic Equipment			x	
Computer Equipment			x	
Food Service Equipment			x	
Furniture - Movable		x		FF& E allowance
Fixed Seating			x	
Signage - Interior (other than code required)			x	
Signage - Exterior Building and Site			x	
Environmental Graphics	x			
Tack Boards/Marker boards			x	
Acoustical Treatment			x	with alternates not accepted
SYSTEMS				
Audio / Visual / Lighting Equipment & Systems			x	
Fire Alarm	x			
Intercom			x	
Networking Equipment			x	
Public Address/Paging			x	
Security CCTV			x	
Access Control Systems			x	with alternates not accepted
Synchronous Clock System			x	
UPS System			x	
Low Voltage Systems (conduit & rough-in)			x	N/A
<u>Voice/Data Systems</u>				N/A
Backbone conduit & rough-in			x	
Cabling			x	
Termination Equipment (Patch panels, Jacks, terminations, etc.			x	
Head End Equipment (PBX, Servers, Switches, etc.			x	
Wireless LAN			x	
EDUCATION SPECIFIC FF&E				
Smart Boards			x	
Athletic Equipment - Fixed			x	
Score Boards			x	
Athletic Equipment - Movable			x	
Bleachers			x	
Shop Equipment			x	
Theater Equipment			x	
Theater Lighting			x	
Classroom Furniture (Desks, Tables, Chairs)		x		FF&E allowance
Lab Equipment			x	
TVs	x			see allowance
TV and Monitor Brackets	x			

x = costs included
 f = furnish only included
 i = install only included
 p = partial scope included

**Contingency Definitions for Pre-Construction & Construction Phases as
Construction Manager**

PHASE	NAME	RESPONSIBLE PARTY	DESCRIPTION
Pre-Construction	Estimating Contingency	O'Shea	<ul style="list-style-type: none"> Costs associated with areas of the design that are not yet defined. Reduced to 0 % as design is completed & GMP Finalized.
Pre-Construction	Escalation Contingency	O'Shea	<ul style="list-style-type: none"> Cost increases due to market changes and projected construction Schedule; reflects both material and labor costs. Reduced to 0%.
Construction	Construction Manager's Contingency	O'Shea	<ul style="list-style-type: none"> The Construction Manager's Contingency is reserved for the Construction Manager's exclusive use to cover those costs considered reimbursable as the Cost of the Work but not included in a Change Order. Currently set at \$37,456
Construction	Owner's Contingency	O'Shea	<ul style="list-style-type: none"> Costs associated with unforeseen conditions, errors/omissions, code/regulatory change, work deliberately excluded from Construction Documents, and Owner-initiated changes. Currently set at \$37,457

EXHIBIT D

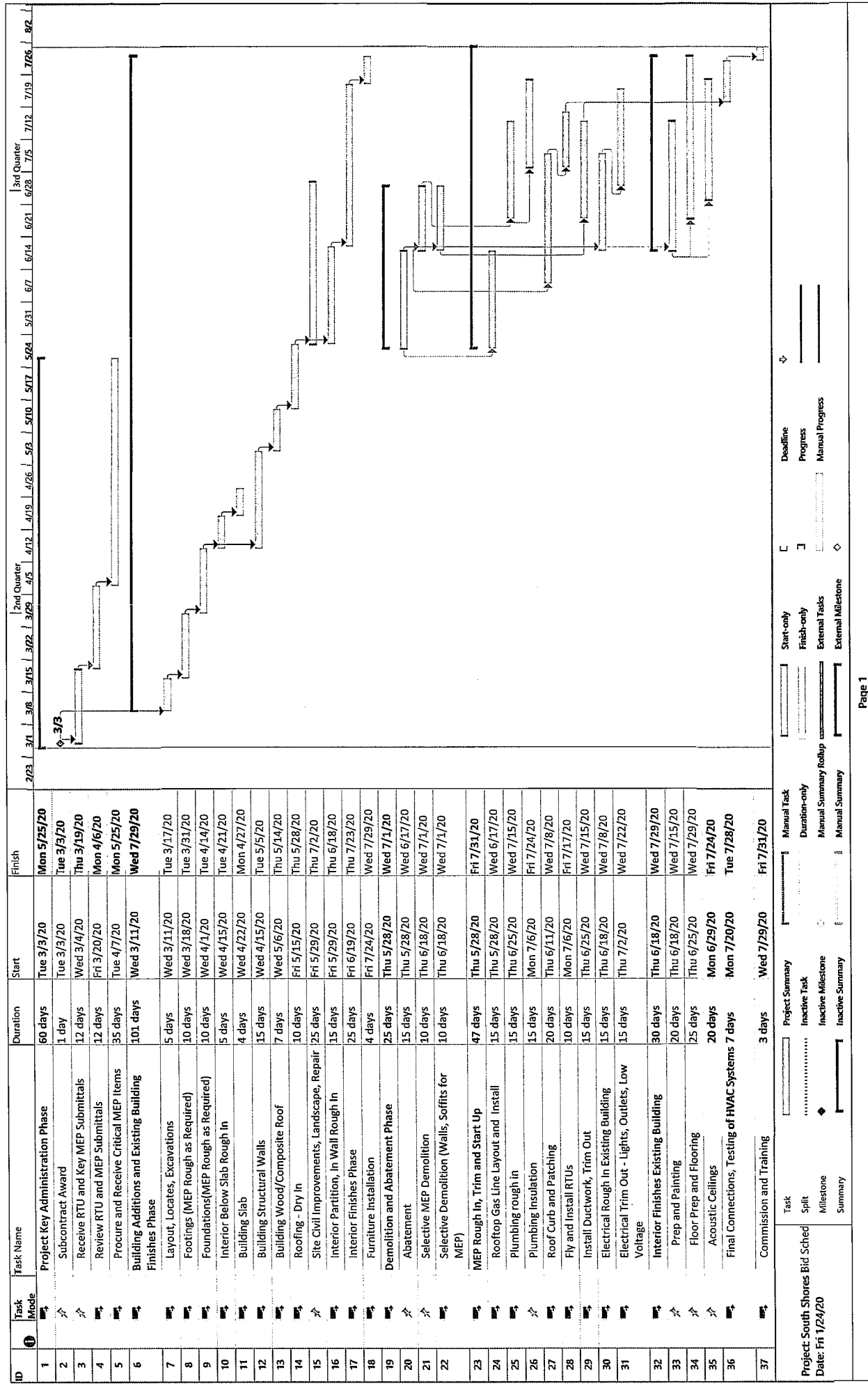


Exhibit E – Alternate Prices

Alternate No M1: Remove BACnet interface option from all packaged Roof Top Units and provide electro-mechanical controls.

All Bid Packages: Remove BACnet interface option from all packaged rooftop units (RTU) and provide electro-mechanical control option. Entec to provide full DDC controls for RTUs to achieve control sequence on drawings and in compliance with 2015 IECC.

Add / Deduct Amount: _____ \$32,340 ACCEPTED _____

Alternate No A1: Provide Additional Fire Hydrants

All Bid Packages: Add a fire hydrant as indicated on the Construction Documents.

Add / Deduct Amount: _____ \$9950 ACCEPTED _____

~~**Alternate No A2: Provide Fire Department Drive Access**~~

~~All Bid Packages: Add asphalt pavement service drive for fire department access and associated site grading and storm water drainage as indicated on the construction documents.~~

~~Add / Deduct Amount: _____ \$11,851 DECLINED _____~~

Alternate No A3: Secure Entry Remodel

All Bid Packages: Remodel the existing entry vestibule to provide a direct entry into the reception area with doors and door access control as indicated on the construction documents. Additional work and finishes adjacent to this area are affected by this alternate.

Add, _____: _____ \$37,220 ACCEPTED _____

Alternate No A4: Multipurpose and Auditorium Remodel

~~All Bid Packages: Remodel the multipurpose room and auditorium. Includes removal of existing auditorium seating, infilling the sloped auditorium floor, minor wall demolition, and the addition of acoustical treatments within the existing multi-purpose room as indicated on the construction documents. Additional work and finishes adjacent to this area are affected by this alternate.~~

~~Add / Deduct Amount: _____ \$182,926 DECLINED _____~~

Alternate No A5: Provide TREMCO TPO Roofing Upgrade

All Bid Packages: Provide alternative roofing product in lieu of that included in the base bid as indicated on the construction documents.

Add \$14,955 ACCEPTED

Alternate No A6: Provide TREMCO Therm 100 Built-up Roofing Upgrade

All Bid Packages: Provide alternative roofing product in lieu of that included in the base bid as indicated on the construction documents.

Add / Deduct Amount: \$35,710 DECLINED

Alternate No A7: Replace Water Lines in the Existing Corridor

All Bid Packages: Remove and replace existing water lines above the abated ceilings as indicated on the construction documents.

Add / Deduct Amount: \$63,700 DECLINED

Alternate No A8: Provide Two Additional Classrooms

All Bid Packages: Provide two additional classrooms beyond the two classroom, two toilet rooms included in the base bid. Includes all associated work as indicated on the construction documents.

Add / Deduct Amount: \$329,805 DECLINED

Exhibit F – Unit Prices

N/A

EXHIBIT G



2/27/2020

Owner:	Decatur Public Schools
Location:	South Shores
Bid Time:	2/13/2020 2:00PM
Project #:	

Decatur Public Schools #61 - South Shores Elementary School Renovation

BID PACKAGE	BASE BIDS	ALTERNATE BIDS	TOTAL	COMPANY	ACCEPT / DECLINE	MBE %
02700 Site Improvement Work	\$ 11,072	\$ -	\$ 11,072	MBE % Goal:		15%
04200 Masonry Work	\$ 49,750	\$ 8,600	\$ 58,350	Christy Foltz		5%
05100 Structural Steel Work	\$ 69,907	\$ -	\$ 69,907	JJ Braker		
06000 General Trades Work	\$ 371,700	\$ 11,851	\$ 383,551	Christy Foltz		5%
07500 Roofing & Sheet Metal Work	\$ 126,879	\$ 14,955	\$ 141,834	Christy Foltz		5%
08400 Aluminum & Glass	\$ 11,890	\$ 5,835	\$ 17,725	Henson Robinson Co.		
09200 Gypsum Board Assemblies Work	\$ 64,300	\$ 1,212	\$ 65,512	Gardner L&M Glass		
09600 Flooring Work	\$ 57,638	\$ 1,155	\$ 58,793	Allied Const		
09900 Painting Work	\$ 27,200	\$ 1,600	\$ 28,800	Flooring Systems		
15400 Plumbing Work	\$ 39,190	\$ 4,100	\$ 43,290	Mid Illinois Co.		
15700 HVAC Work	\$ 649,200	\$ 32,640	\$ 681,840	King Lar		
16000 Electrical Work	\$ 186,896	\$ 2,567	\$ 189,463	EL Pruitt		
CM General Conditions	\$ 132,466	\$ -	\$ 132,466	Anderson		15%
Execution Requirements	\$ 9,701	\$ -	\$ 9,701		Total MBE:	3%
Bid Allowance: Carrying King Lar Plumbing Alternate A1		\$ 9,950	\$ 9,950			
Bid Allowance: Credit from EL Pruitt HVAC for Alt M1		\$ (16,440)	\$ (16,440)			
Bid Allowance: Credit from Christy Foltz to stick frame in lieu of SIPs	\$ (13,000)		\$ (13,000)			
CM-2 Alternate Allowance: Delete Moisture Mitigation if possible	\$ -		\$ -		Reserve this until floor is tested	
			\$ -			
Direct Construction Costs	\$ 1,794,789	\$ 78,025	\$ 1,872,814			
CM Fee	\$ 60,672	\$ 2,637	\$ 63,309			
Construction Contingency	\$ 71,792	\$ 3,121	\$ 74,913			
Erosion Control permit	\$ 250		\$ 250			
			\$ -			
Indirect Construction Costs	\$ 132,714	\$ 5,758	\$ 138,472			
Subtotal - GMP	\$ 1,927,503	\$ 83,783	\$ 2,011,286			
O'Shea Precon Fee	\$ 5,225		\$ 5,225			
Testing	\$ 5,200		\$ 5,200			
A/E Fees	\$ 188,000		\$ 188,000			
A/E Fees: Reimbursable Expenses and Printing	\$ 10,000		\$ 10,000			
Abatement Base Bid	\$ 127,895		\$ 127,895			
Abatement Alt A3		\$ 2,350	\$ 2,350			
Owner FF&E	\$ 32,000		\$ 32,000			
Owner Safety, Security, Telecommunications Technology	\$ 3,000		\$ 3,000			
Construction Manager Payment & Performance Bond	\$ 6,363		\$ 6,363			
Topo Survey & GeoTech	\$ 6,574		\$ 6,574			
Builder's Risk	\$ -		\$ -			
Bldg Permit: EXEMPT	\$ -		\$ -			
		\$ -	\$ -			
		\$ -	\$ -			
		\$ -	\$ -			
		\$ -	\$ -			
Owner Costs	\$ 384,257	\$ 2,350	\$ 386,607			
TOTAL PROJECT AMOUNT	\$ 2,311,760	\$ 86,133	\$ 2,397,893			
ALTERNATE PROPOSALS						
Alternate No A1: Provide Additional Fire Hydrant		\$ 9,950		see bid allowance	ACCEPTED	
Alternate No A2: Provide Fire Department Drive Access					DECLINED	
Alternate No A3: Secure Entry Remodel		\$ 37,220			ACCEPTED	
Alternate No A4: Multipurpose and Auditorium Remodel					DECLINED	
Alternate No A5: Provide TREMCO TPO Roofing Upgrade		\$ 14,955			ACCEPTED	
Alternate No A6: Provide TREMCO Therm 100 Built-up Roofing Upgrade					DECLINED	
Alternate No A7: Replace Water Lines in existing Corridor					DECLINED	
Alternate No A8: Provide two additional classrooms beyond the two classroom, two toilet rooms included in the base bid.					DECLINED	
Alternate No M-1: Remove BACnet interface option from all packaged RTU and provide electro-mechanical controls.		\$ 32,340		see bid allowance	ACCEPTED	



Board of Education Decatur Public School District #61

Date: March 16, 2020	Subject: ESSA School Improvement
Initiated By: Mary Ann Schloz, Assistant Director of Finance, Grants, & Special Projects and Charlotte Thompson, Director of Curriculum and Instruction- Elementary	Attachments: IL-EMPOWER Service Agreement for Learning Partner services for Oak Gove Elementary and Stevenson Elementary Schools
Reviewed By: Dr. Paul Fregeau, Superintendent	

BACKGROUND INFORMATION:

Schools designated as Lowest Performing and Underperforming under the new ESSA guidelines have their School Improvement Plans in place that were approved by the board in December 2019.

The School Improvement Plans serve as a narrative that identifies the processes, programs, and outline how the school will serve the students identified by their ESSA summative designation. These plans guide the professional development, instructional delivery, and interventions for each school and as such are documents that do not remain static but are updated, reviewed, and revised as needed. As a note-while academic goals were multi-year, the action steps and budget are for current 2019-2020 school year only.

The State Board of Education requires Local Board approval for all learning partner contracts.

CURRENT CONSIDERATIONS:

Oak Grove Elementary and Stevenson Elementary Schools have been in process selecting the learning partner that best meets their needs as a building.

FINANCIAL CONSIDERATIONS:

The School Support Services Grant will support the costs outlined in the Learning Partner Contracts. This is supplemental to the ESSA 1003(a) School Improvement Grant.

STAFF RECOMMENDATION:

The Administration respectfully requests that the Board of Education approve Oak Grove Elementary and Stevenson Elementary Schools Learning Partner contracts as presented.

RECOMMENDED ACTION:

- ☒ Approval
- ☐ Information
- ☐ Discussion

BOARD ACTION: _____

EXHIBIT A—SERVICE AGREEMENT

Scope of Services—March-June, 2020

School: Oak Grove Elementary Principal: Diane Brandt (ID #3589)

A. 1. Governance and Management (Insert general description of services as needed here and in the chart below. Create additional rows in the chart as needed.)

Scope of Services	Timelines	Benchmarks/Deliverables	Costs

A. 2. Curriculum and Instruction

Scope of Services	Timelines	Benchmarks/Deliverables	Costs

A. 3. Climate and Culture

Scope of Services	Timelines	Benchmarks/Deliverables	Costs
Provide professional development and coaching in Conscious Discipline strategies.	March 5—3 hours per observer	Classroom observations by Rida Ellis and Barb Preston—3 hours each	6 hours at \$300 per hour = \$1,800
	March 17—1 hour	Strategy # 1—Restorative Circles	\$300
	April 7—1 hour	Strategy #2—Composure: Power of Perception	\$300
	April 21—1 hour	Strategy #3—Assertiveness: Power of Attention	\$300
	May 5—1 hour	Strategy #4—Encouragement: Power of Unity	\$300
	May 12—1 hour	Strategy #5—Choices: Power of Free Will	\$300
	June, TBD	Two day professional development provided in Conscious Discipline behavior protocols	\$20,000 (est.)

EXHIBIT B—BUDGET

(Insert information in the chart below. Create additional rows in the chart as needed.)

Activity	Detail	Timeline of Deliverable	Cost per Unit	Total Cost	Invoice Date	Payment Rc'd
Professional Development and coaching by ROE staff	Classroom observations and five, one hour PD sessions	March 5-May 12	\$300 per hour X 11 hours	\$3300.00		
Behavior management protocols	2-day training in Conscious Discipline	June, TBD	\$20,000.00	\$20,000.00		
			TOTAL	\$23,300.00		

Signature of District/School Fiscal Agent

Matthew T. Snyder

Signature of Service Provider



Houghton Mifflin Harcourt

Proposal

Prepared For

Stevenson Elementary School

3900 N Neely Ave

Decatur IL 62526

For the Purchase of:

Go Math Team Coaching

Prepared By

Gisele Schaefer

gisele.schaefer@hnhco.com

PLEASE SUBMIT THIS PROPOSAL WITH YOUR PURCHASE ORDER.



Cost Proposal Change

Houghton Mifflin Harcourt

Attention:

Anthony Mansur

amansur@dps61.org

HMH Confidential and Proprietary

Customer Experience

9400 South Park Center Loop

Orlando, FL 32819

FAX: 800-269-5232

k12orders@hnhco.com

Stevenson Elementary School

Go Math Team Coaching

ISBN	Title	Price	Quantity	Value of all Materials
<u>Go Math Team Coaching</u>				
Student				
1608692 9780544539747	Go Math 2015 Team Coaching Full Day Grade K-6 In Person	\$2,800.00	5	\$14,000.00
<i>Team Coaching brings the coaching conversation into a small group context and opens up communication among teachers. It is a collaborative conversation, focused on deepening understanding of student work, student learning targets, instructional practices, goal setting, and action steps.</i>				
Total for Student				\$14,000.00
Total for Go Math Team Coaching				\$14,000.00

Proposal
Summary

Subtotal Purchase Amount:

\$14,000.00

Shipping & Handling:

\$0.00

Total Cost of Proposal (PO Amount):

\$14,000.00



Cost Proposal Change

Houghton Mifflin Harcourt

Attention:
Anthony Mansur
amansur@dps61.org
HMH Confidential and Proprietary

Customer Experience
9400 South Park Center Loop
Orlando, FL 32819
FAX: 800-269-5232
k12orders@hmhco.com

Stevenson Elementary School Go Math Team Coaching

Total Cost of Proposal (PO Amount): \$ 14,000.00

Thank you for considering HMH as your partner. We are committed to providing an excellent experience and delivering ongoing, high-quality service to our customers. To meet these goals, we want to ensure you are aware of the below Terms of Purchase. These terms help us process your order quickly, efficiently, and accurately, ensuring successful delivery and implementation of our solutions.

- Please return this cost proposal with your signed purchase order that matches product, prices and shipping charges.
- Provide the exact address for *delivery* of print materials. The shipping address may be your district warehouse or individual school sites, but it is essential that this is accurate.
- Please supply the name of each important district point of contact for all aspects of the solution including their direct contact information (email/phone):
 - o Point of Contact for Print materials
 - o Point of Contact for Digital materials
 - o Point of Contact for Scheduling Professional Development
- Please confirm that we have the correct 'Ship to' and 'Sold to' information on the cost proposal.

Ship to:	Sold to:
Stevenson Elementary School	Decatur School District 61
3900 N Neely Ave	101 W Cerro Gordo St
Decatur IL 62526-1915	Decatur IL 62523-1001
- Please provide funding start and end dates.
- Please note that all products and services will be billed upon the processing of your purchase order.
- Our payment terms are 30 days from the invoice date.
- Print subscription material quantities may be adjusted across grades for like products, to accommodate enrollment fluctuations, quantities cannot be adjusted between different programs or copyrights.
- Our standard shipping terms are FOB Shipping Point. The shipping term for your proposal is FOB Shipping Point.
- Should any of these Terms of Sale conflict with any preprinted terms on your purchase order, the HMH terms of service shall apply.

Thank you in advance for supplying us with the necessary information at time of purchase.

Our goal is to ensure your success throughout the duration of this agreement, which starts with a highly successful delivery of our solution.

For greater detail, the complete Terms of Purchase may be reviewed here: <http://www.hmhco.com/common/terms-conditions>

Date of Proposal: 2/21/2020

Proposal Expiration Date: 4/6/2020



Houghton Mifflin Harcourt

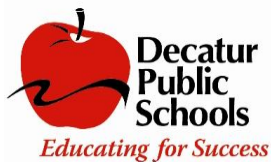


Cost Proposal Change

Houghton Mifflin Harcourt

Attention:
Anthony Mansur
amansur@dps61.org
HMH Confidential and Proprietary

Customer Experience
9400 South Park Center Loop
Orlando, FL 32819
FAX: 800-269-5232
k12orders@hmhco.com



Board of Education Decatur Public School District #61

Date: March 16, 2020	Subject: Increasing existing Blanket PO amounts
Initiated By: Steve Kline, Director of Buildings & Grounds	Attachments: Current Blanket POs
Reviewed By: Dr. Paul Fregeau, Superintendent	

BACKGROUND INFORMATION:

Blanket POs are created for B&G to cover items that are needed 'right now' and do not exceed a predetermined limit; generally \$200.00 per day. We have these set up in suppliers that we most frequent, and in most years this does not need to be increased beyond the set limit of \$25,000.00, but due to the BOLD construction projects, we have three that will need increased to get us through this fiscal year.

CURRENT CONSIDERATIONS:

Administration is trying to adhere to the guidelines set by our recent audit, and come to the Board of Education seeking permission to increase beyond the \$25,000.00. Next year's limits will be far less likely to increase, as we expect to have complete prints this year vs last.

FINANCIAL CONSIDERATIONS:

Allowing the increase of the attached Blanket POs, will save extensive time by eliminating the time required by current approval process, allow B&G to reduce downtime and improve our learning environment, while remaining under budget.

STAFF RECOMMENDATION:

The Administration respectfully requests that the Board of Education approve the increase of the following Blanket POs: Menards from \$24,999.00 to \$34,999.00, Connor Co from \$24,999.00 to \$34,999.00, and Springfield Electric from \$25,000.00 to \$30,000.00.

RECOMMENDED ACTION:

- ☒ Approval
- ☐ Information
- ☐ Discussion

BOARD ACTION: _____

Purchase Order**DECATUR PUBLIC SCHOOL DISTRICT #61**
101 WEST CERRO GORDO**No.10200182****DECATUR IL 62523**

SUBMIT ALL INVOICES TO ACCOUNTS PAYABLE ACCOUNTS PAYABLE

217/362-3023
ACCTSPAY@DPS61.ORGTHIS NUMBER MUST APPEAR ON ALL
INVOICES,
SHIPPING DOCUMENTS, PACKAGES
AND CORRESPONDENCE.**PO Date:** 07/03/2019**Questions ?** PURCHASING (217) 362-3029**Ext:** **Account:** 5210**PO Issued To:**THE CONNOR COMPANY
3130 N GRAND PRIX DR
DECATUR IL 62526**Ship To:**BUILDINGS & GROUNDS
Attn: CBURNS
ATTN: MAINTENANCE DEPT
400 EAST CERRO GORDO
DECATUR IL 62523
(217) 362-3530**Contact:** SHERRY BUTKAUSKAS**Location:** BUILDING AND GROUNDS**Phone:** (217) 875-5626**Fax:** (217) 875-5806**Project:** Project**Req #:** 11200154**Reference:****Date Required:** 07/01/2019**Award Number:**

Line	Qty	Unit	Part #	Description	Account Number	Unit Price	Extended	Tax	Freight
1	1.00	YR		BLANKET ORDER FOR HEATING REPAIR PARTS AND SUPPLIES	20.03.2540.0603.0.410 HEATING SUPPLY	24,999.00	24,999.00	0.00	0.00

Special PO Instructions:

BLANKET ORDER FOR 2019-2020 SCHOOL YEAR. THIS ORDER REPLACES PO# 10190483 AND WILL BE ACTIVE FROM 7/1/19 TO 6/30/20 FOR HEATING REPAIR PARTS AND SUPPLIES. EACH RELEASE MAY NOT EXCEED \$200.00/DAY/TRIP/TICKET AND IN NO EVENT SHOULD IT EXCEED \$2,100.00 IN ANY GIVEN MONTH. THIS ORDER SHOULD NOT EXCEED \$24,999.00 FOR THE CURRENT FISCAL YEAR. DPS# 61 MAY CANCEL THIS BLANKET AT ANY TIME. PLEASE SEE THE FOLLOWING LIST OF AUTHORIZED USERS WHOM MAY RELEASE ON THIS BLANKET ORDER: CODY BURNS, DAN HAINLINE, STEVE KLINE, PHIL TAPSCOTT, JAMES BAITY, FLOYD BOLT, JIM BREWER, ADAM DETMERS, DAVE DURAND, HARRY HAWKINS, SHANNON HENRY, GARY HORVATH, BOB KNIERIM, AARON PETERS, TIM SLEMP, GREG SMITH, TONY STEPNEY, PAUL STINER, SCOTT TAPSCOTT, CHRIS TENNYSON, NICK TRIMBY, BOB YOUNG, AND ANGIE BROWN. TAG ALL INVOICES WITH THIS PURCHASE ORDER NUMBER AND THE FINAL INVOICE MUST BE RECEIVED NO LATER THAN JUNE 14TH OF THE CURRENT CONTRACT YEAR.

APPROVAL SIGNATURES: _____

Sub-Total: \$24,999.00**Freight:** \$0.00**Tax:** \$0.00**Total Amount:** \$24,999.00**Notes:**STATE OF ILLINOIS TAX EXEMPT #E9994-8222-07. PURCHASE SUBJECT TO THE
TERMS AND CONDITIONS AS STATED ON REVERSE SIDE.**Buyer:** Vicky Kelsheimer**Order Via:** Mail**FILE COPY**

Purchase Order**DECATUR PUBLIC SCHOOL DISTRICT #61**
101 WEST CERRO GORDO**No.10200176****DECATUR IL 62523**

SUBMIT ALL INVOICES TO ACCOUNTS PAYABLE ACCOUNTS PAYABLE

217/362-3023
ACCTSPAY@DPS61.ORGTHIS NUMBER MUST APPEAR ON ALL
INVOICES,
SHIPPING DOCUMENTS, PACKAGES
AND CORRESPONDENCE.**PO Date:** 07/03/2019**Questions ?** PURCHASING (217) 362-3029**Ext:** **Account:****PO Issued To:****Ship To:**

MENARDS

BUILDINGS & GROUNDS

533 MARKET DR

Attn: DHAINLINE

FORSYTH IL 62535

ATTN: MAINTENANCE DEPT

400 EAST CERRO GORDO

DECATUR IL 62523

(217) 362-3530

Contact: BRUCE ERICKSON - SALES **Location:** BUILDING AND GROUNDS**Phone:** (217) 877-0354**Fax:** (217) 877-0368**Project:** Project**Req #:** 11200178**Reference:****Date Required:** 07/01/2019**Award Number:**

Line	Qty	Unit	Part #	Description	Account Number	Unit Price	Extended	Tax	Freight
1	1.00	YR		BLANKET ORDER FOR CARPENTRY SUPPLIES	20.93.2540.0607.0.410 CARPENTRY SUPPLY	24,999.00	24,999.00	0.00	0.00

Special PO Instructions:

BLANKET ORDER FOR 2019-2020 SCHOOL YEAR. THIS ORDER REPLACES PO# 10190486 AND WILL BE ACTIVE FROM 7/1/19 TO 6/30/20 FOR CARPENTRY SUPPLIES. EACH RELEASE MAY NOT EXCEED \$200.00/DAY/TRIP/TICKET AND IN NO EVENT SHOULD IT EXCEED \$2,100.00 IN ANY GIVEN MONTH. THIS ORDER SHOULD NOT EXCEED \$24,999.00 FOR THE CURRENT FISCAL YEAR. DPS# 61 MAY CANCEL THIS BLANKET AT ANY TIME. PLEASE SEE THE FOLLOWING LIST OF AUTHORIZED USERS WHOM MAY RELEASE ON THIS BLANKET ORDER: DAN HAINLINE, CODY BURNS, STEVE KLINE, PHIL TAPSCOTT, RYAN ATWATER, JIM BAITY, CURT BENTON, FLOYD BOLT, TOM BRAY, JIM BREWER, MARK BROWN, DAVE CAMPBELL, JACOB COLLIER, ADAM DETMERS, DAVE DURAND, KENT FUITEN, HARRY HAWKINS, SHANNON HENRY, GARY HORVATH, SCOTT JOHNSON, PAUL KARAS, BOB KNIERIM, DWIGHT PECK, AARON PETERS, JOSH RAY, DUANE SHEPHERD, TIM SLEMP, GREG SMITH, TONY STEPNEY, PAUL STINER, SCOTT TAPSCOTT, CHRIS TENNYSON, NOAH TIPTON, JEFF TORBERT, ROGER TORBERT, NICK TRIMBY, GLENN WOODRUM, BOB YOUNG, AND ANGIE BROWN. TAG ALL INVOICES WITH THIS PURCHASE ORDER NUMBER AND THE FINAL INVOICE MUST BE RECEIVED NO LATER THAN JUNE 14TH OF THE CURRENT CONTRACT YEAR.

APPROVAL SIGNATURES: _____

Sub-Total:	\$24,999.00
Freight:	\$0.00
Tax:	\$0.00
Total Amount:	\$24,999.00

Notes:STATE OF ILLINOIS TAX EXEMPT #E9994-8222-07. PURCHASE SUBJECT TO THE
TERMS AND CONDITIONS AS STATED ON REVERSE SIDE.**Buyer:** Vicky Kelsheimer
Order Via: Mail**FILE COPY**

Purchase Order**DECATUR PUBLIC SCHOOL DISTRICT #61**
101 WEST CERRO GORDO**No.10200143****2****DECATUR IL 62523**

SUBMIT ALL INVOICES TO ACCOUNTS PAYABLE ACCOUNTS PAYABLE

217/362-3023
ACCTSPAY@DPS61.ORGTHIS NUMBER MUST APPEAR ON ALL
INVOICES,
SHIPPING DOCUMENTS, PACKAGES
AND CORRESPONDENCE.**PO Date:** 07/02/2019**Questions ?** PURCHASING (217) 362-3029**Ext:****Account:****PO Issued To:**SPRINGFIELD ELECTRIC
3575 N WOODFORD ST
DECATUR IL 62526**Ship To:**BUILDINGS & GROUNDS
Attn: CBURNS
ATTN: MAINTENANCE DEPT
400 EAST CERRO GORDO
DECATUR IL 62523
(217) 362-3530**Contact:** PHIL BLAKEMAN**Location:** BUILDING AND GROUNDS**Phone:** (217) 875-8000**Fax:** (217) 875-8008**Project:** Project**Req #:** 11200207**Reference:****Date Required:** 07/01/2019**Award Number:**

Line	Qty	Unit	Part #	Description	Account Number	Unit Price	Extended	Tax	Freight
1	1.00	YR		BLANKET ORDER FOR ELECTRICAL SUPPLIES	20.93.2540.0606.0.410 ELECTRICAL SUPPLY	25,000.00	25,000.00	0.00	0.00

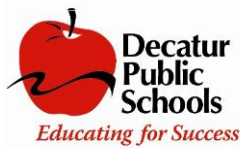
Special PO Instructions:

BLANKET ORDER FOR 2019-2020 SCHOOL YEAR. THIS ORDER REPLACES PO# 10190510 AND WILL BE ACTIVE FROM 7/1/19 TO 6/30/20 FOR ELECTRICAL SUPPLIES. EACH RELEASE MAY NOT EXCEED \$200.00/DAY/TRIP/TICKET AND IN NO EVENT SHOULD IT EXCEED \$1,000.00 IN ANY GIVEN MONTH. THIS ORDER SHOULD NOT EXCEED \$20,000.00 FOR THE CURRENT FISCAL YEAR. DPS# 61 MAY CANCEL THIS BLANKET AT ANY TIME. PLEASE SEE THE FOLLOWING LIST OF AUTHORIZED USERS WHOM MAY RELEASE ON THIS BLANKET ORDER: CODY BURNS, DAN HAINLINE, STEVE KLINE, PHIL TAPSCOTT, JIM BAITY, FLOYD BOLT, JIM BREWER, ADAM DETMERS, DAVE DURAND, SHANNON HENRY, GARY HORVATH, BOB KNIERIM, AARON PETERS, TIM SLEMP, GREG SMITH, PAUL STINER, SCOTT TAPSCOTT, CHRIS TENNYSON, NICK TRIMBY, BOB YOUNG, AND ANGIE BROWN. TAG ALL INVOICES WITH THIS PURCHASE ORDER NUMBER AND THE FINAL INVOICE MUST BE RECEIVED NO LATER THAN JUNE 14TH OF THE CURRENT CONTRACT YEAR.

APPROVAL SIGNATURES: _____

Sub-Total: \$25,000.00**Freight:** \$0.00**Tax:** \$0.00**Total Amount:** \$25,000.00**Notes:**STATE OF ILLINOIS TAX EXEMPT #E9994-8222-07. PURCHASE SUBJECT TO THE
TERMS AND CONDITIONS AS STATED ON REVERSE SIDE.**Buyer:** Vicky Kelsheimer**Order Via:** Mail**FILE COPY**

1 of 1



Board of Education Decatur Public School District #61

Date: March 16, 2020	Subject: Seeking permission to allow O'Shea Builders to use contingency dollars from the Montessori Academy project on two additional gender-neutral restrooms in the new Montessori School
Initiated By: Dr. Fred Bouchard, Assistant Superintendent of Support Services	Attachments: Estimates from O'Shea Builders
Reviewed By: Dr. Paul Fregeau, Superintendent	

BACKGROUND INFORMATION:

As one of the first steps in the DPS #61 BOLD Facility Plan students and staff from Garfield K-8 Montessori School and Enterprise K-6 Montessori School will be moving to Thomas Jefferson School. The improvement of Thomas Jefferson School will align with the revamping of the academic plan for our Montessori school students. Staff, students and parents from our two Montessori schools worked side by side with architects to assist in providing input for the improvements to Thomas Jefferson.

Initially the drawings of the facility improvements showed one gender-neutral restroom in the nurse's station at the school. Upon further discussion it was determined there was a strong desire to add two additional gender-neutral restrooms in the classroom areas of the school. This required an adjustment in the drawings and had cost implications.

CURRENT CONSIDERATIONS:

BLDD was able to add one gender-neutral restroom on the first floor and another on the second floor in the classroom section of the new school. There is now a total of three in the building and in three separate locations around the school.

FINANCIAL CONSIDERATIONS:

As a part of the \$6 million allocated for this portion of the BOLD Facility Plan there was an allocation for \$89,922 for "owner's contingency." The cost of adding gender-neutral restrooms to those two locations in the Montessori Academy for Peace is \$82,652.77. Because there is available contingency money for this adjustment it is not considered a change order.

STAFF RECOMMENDATION:

The Administration respectfully requests the Board of Education grant permission for BLDD and O'Shea to move forward with using owner's contingency dollars to complete the gender-neutral restrooms at the Montessori Academy for Peace as presented.

RECOMMENDED ACTION:

- ☒ Approval
- ☐ Information
- ☐ Discussion

BOARD ACTION: _____

CONTINGENCY DRAW

HEADQUARTERS

3401 Constitution Drive
Springfield, IL 62711
217.522.2826 PH
888.930.2009 FAX
www.osheabuilders.com

CHAMPAIGN OFFICE

502 W. Clark Street
Champaign, IL 61820
217.281.3601 PH
888.930.2009 FAX

PEORIA OFFICE

2400 N. Main St., Suite G
East Peoria, IL 61611
309.740.3430 PH
888.930.2009 FAX



CR #

1030

Project: 6540 / DPS - Montessori School
4735 E. Cantrell St
Fred Bouchard
Decatur, IL 62521

01/09/2020

Customer: Decatur Public School Dist 61

Description: RFP 010 Single User Bathrooms
Status: P

Notice to Proceed

Submitted date:
Received date:
Rough order of magnitude: 0.00

Quotation

Submitted date: 02/11/20
Due date:
Submitted amount: 0.00
Requested days delay: 0

Scope of Work

RFC: Owner request for single user bathrooms. In area A, girls room 124B and janitor room 222 are to be renovated to have single user bathrooms.

Allied: Add 2 bathrooms per RFP 010

Bodine: Provide electrical work per RFP 010

New Beginnings: In area A, Girls Room 124B and Janitor Room 222 are to be renovated to have single user bathrooms.

Pulliam: For room 124B and room 222

King Lar: Remodel - RFP 010 - Single User Bathrooms

Security: 2 - Hollow Metal Frames - Primed & Welded, 2 - Wood Doors - Pre-machined & Prefinished, 2 - Sets Finish Hardware

Burdick: Provide (1) new lintel block opening for new exhaust air duct. Provide and install new exhaust air ductwork for toilets 124B and 122. Provide and install (2) new lay-in grilles.

HOB: Lab foreman: \$62.50x12hrs = \$750, Lab jourm: \$61x12hrs = \$732, Ceiling demo: \$1,482, Labor flooring demo: 2 men 3 days: \$80 x 16 hrs x 3 days = \$3840, Material: \$900 dumpster

Carp foreman: \$70x8hrs = \$560, Carp jourm: \$67.25x8hrs = \$538, Door install: 08100-8107-3 \$1,098

Carp foreman: \$70x8hrs = \$560, Toilet Accys: 10800-1300-3 \$560

Hardsurfacing: Install 115 sq ft add \$32.85/sq ft to replace only includes drill and install dowels, placing concrete and finishing.

Cobra: Remove a 10x10 section of concrete for the bathrooms.

Resource One: Add the restroom signs plus installation.

Comm Bath: (#3) Grab Bar, 36", (#4) Grab Bar, 42"

Superior Fire: 6 hours @ \$95/hr, Material: Misc. pipe, fittings and two sprinkler heads, mark-up: 15%

Berra Specialty/Missouri Terrazzo: Epoxy floor & Base in Restrooms 124B & 222

Benchmark: Wood Framed Mirrors, 2 18"x36"

Subcontractor Pricing

Phase Code / Description	Cost Type	Amount
09200-1000-1 Allied Const Services, Inc.: Gypsum Board Sub	S	6,896.00
16000-1000-1 Bodine Electric of Decatur: Electrical Subcontractor	S	7,417.00
04000-1000-1 Pulliam Masonry, Inc.: Masonry & Stone Sub	S	16,990.00
15300-1000-1 Superior Fire Protection: Fire Protection Sub	S	918.00
10800-1000-3 Commercial Bathwares, LC: Toilet Acry Subcontract	S	183.00
03300-1000-3 Hardsurfacing Inc.: Cast-In-Place Conc - Sub	S	3,777.75
08100-1000-3 Security Door & Hardware Co: Doors/Frames/Hardware	S	1,995.00
10400-1000-3 Resource One - Agile: Signage Sub	S	370.00
15400-1000-1 King-Lar Company: Plumbing Subcontractor	S	17,385.60
06400-1000-3 Benchmark Cabinets & Millwork: Finish Carp Sub	S	560.00
15700-1000-1 The Burdick Plumbing & HVAC Subcontractor	S	4,619.00
02060-1000-3 Cobra Concrete Cutting Service: Demo Subcontractor	S	1,500.00
09670-1000-1 Berra Specialty Contractors: Fluid Applied Floor Sub	S	8,372.00
09900-1000-1 New Beginnings Contractors Inc: Painting Subcontract	S	2,347.77
Subcontractor Pricing Total:		73,331.12

CONTINGENCY DRAW

HEADQUARTERS

3401 Constitution Drive
Springfield, IL 62711
217.522.2826 PH
888.930.2009 FAX
www.osheabuilders.com

CHAMPAIGN OFFICE

502 W. Clark Street
Champaign, IL 61820
217.281.3601 PH
888.930.2009 FAX

PEORIA OFFICE

2400 N. Main St., Suite G
East Peoria, IL 61611
309.740.3430 PH
888.930.2009 FAX

**CR #****1030**

Project: 6540 / DPS - Montessori School
4735 E. Cantrell St
Fred Bouchard
Decatur, IL 62521

01/09/2020

Customer: Decatur Public School Dist 61

Description: RFP 010 Single User Bathrooms

Status: P

Harold O'Shea Builders

Phase Code / Description	Cost Type	Quantity	UM	Amount
99900-0005-1 Demo Ceilings	L			1,482.00
08100-8107-3 HM Dr Frame In Masonry	L		ea	1,098.00
10800-1300-3 Toilet Accessories	L		ea	560.00
99900-0020-1 BP6000-General Trades	M			1,441.65
99900-0021-1 RFP 10 Restrooms	L			3,840.00
99900-0021-1 RFP 10 Restrooms	M			900.00
01222-1211-1 Project Contingency	M		ls	-82,652.77
Harold O'Shea Builders Total:				-73,331.12

Subtotal: 0.00

Overhead & Profit 0.00

Total Price for CR 1030 0.00

Reviewal

Customer: Decatur Public School Dist 61

Contractor: Harold O'Shea Builders, Inc.

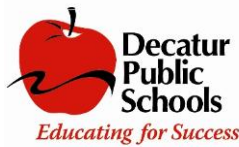
Authorized Representative: _____

By: _____

By: _____

Date: _____

Date: _____



Board of Education Decatur Public School District #61

Date: March 16, 2020	Subject: Seeking permission for Alternate Bids #3 and #5 for South Shores Elementary School
Initiated By: Dr. Fred Bouchard, Assistant Superintendent of Support Services	Attachments: None
Reviewed By: Dr. Paul Fregeau, Superintendent	

BACKGROUND INFORMATION:

Decatur Public Schools received and accepted bids for South Shores on February 25, 2020. When O'Shea Builders was completing the final bidding paperwork they found a location where specific scopes of the project had been counted in two places. This created a windfall for the district of over \$65,000. The follow up question was regarding how the district would like to spend the additional dollars.

CURRENT CONSIDERATIONS:

After the review of Alternates, O'Shea Builders in conjunction with DPS Administration have recommended Alternates #3 (Secure Entrance) and #5 (Roofing Upgrade) as the best use of the resources available.

FINANCIAL CONSIDERATIONS:

The two Alternates recommended are \$37,220 for the Secure Entrance and \$14,955 for the Roofing Upgrade.

STAFF RECOMMENDATION:

The Administration respectfully requests the Board of Education grant permission and approve for O'Shea to move forward with Alternate #3 (Secure Entrance) and Alternate #5 (Roofing Upgrade) and the accepted alternates at South Shores Elementary School.

RECOMMENDED ACTION:

- ☒ Approval
- ☐ Information
- ☐ Discussion

BOARD ACTION: _____