



Award Recommendation

Date: February 8, 2017

Project: Naperville Public Library
95th Street Library Interior Renovations

Project Number: 16006

To: Naperville Public Library Board of Directors
Attn: Julie Rothenfluh, Executive Director
200 W. Jefferson Ave.
Naperville, IL 60540

Copies To: File

Prepared By: Jim Leppert

Subject: **Recommendation to Award Trade Contracts**

IPRM divided the work at 95th Street Library into a total of eight (8) Trade Contractor Bid Packages as follows:

- Bid Package 01 – General Trades
- Bid Package 02 – Aluminum-Framed Entrances & Storefronts
- Bid Package 03 – Flooring
- Bid Package 04 – Painting
- Bid Package 05 – Special Purpose Room
- Bid Package 06 – Fires Suppression Sprinklers
- Bid Package 07 – Mechanical
- Bid Package 08 – Electrical

These packages included written specifications, drawings, Scopes of Work, a Project Schedule and other additional contracting requirements. The project was publicly bid on behalf of the Library and bids for each Bid Package were received and read aloud on February 2, 2017. A Summary of the bids received for each package is included in this packet.

Following receipt of bids, IPRM conducted a qualification process with the apparent low bidders. During this qualification process, IPRM discovered the apparent low bidder for Bid Package 04 – Painting, did not include all of the required scope, did not visit the site or attend the pre-bid meeting. We are recommending that their bid be rejected and that the package be awarded to the next lowest responsible bidder, Oosterbaan & Sons Co.

IPRM also discovered that the apparent low bidder for Bid Package 05 – Special Purpose Room, did not include all required scope items in their bid. We requested a revised bid and are satisfied that the new proposal includes all the required items. All other award recommendations are for the lowest bidder.

Having conducted our qualification process we are recommending awards to the following Contractors in the amounts indicated below including Alternate #1 – Remove/Replace Carpet in Children’s Story Room and Alternate #4 – Remove/Replace Existing Light Fixtures as Designated in Teen Area:

Trade Bid Package / Contractor	Contract Amount
Bid Pkg. 01 – General Trades / Joseph Construction Co.	\$460,000.00
Bid Pkg. 02 – Aluminum-Framed Entrances & Storefronts / Mark Industries	\$132,696.00
Bid Pkg. 03 – Flooring / Tile Specialists, Inc. (including Alternate #1)	\$237,745.00
Bid Pkg. 04 – Painting / Oosterbaan & Sons Co.	\$67,855.00
Bid Pkg. 05 – Special Purpose Room / O’Neill Engineered Systems, Inc.	\$32,650.00
Bid Pkg. 06 – Fire Suppression Sprinklers / Automatic Fire Systems	\$14,395.00
Bid Pkg. 07 – Mechanical / Grosse Mechanical	\$63,600.00
Bid Pkg. 08 – Electrical / Anchor Electric (including Alternate #4)	\$431,200.00
Subtotal Trade Bid Packages	\$1,440,141.00
Subtotal Furniture Bid Packages (awarded under separate cover by WA)	\$556,126.92
Additional Items:	
To Be Let Items (Roofing Repairs, Scaffolding at Main Stair, Steel @ Floor Penetrations, Sound Diffusion Blocks, Window Filming/Applied Graphics, Signage)	\$198,300.00
Subtotal All:	\$2,194,567.92
Construction Contingency @ 7.5%	\$164,592.60
Total Awards	\$2,359,160.52

APPROVALS

Please signify your approval of these recommendations to Award by signing below. Upon execution, IPRM will prepare Agreements between Owner and Contractors in the amounts specified above for execution by Naperville Public Library.

Naperville Public Library

Board President / Signature

Date

Attachments: NPL Bid Results

End



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