



**Board of Commissioners of Cook County
Minutes of the Asset Management Committee**

Wednesday, September 17, 2025

1:30 PM

**Cook County Building, Board Room, 118
North Clark Street, Chicago, Illinois**

Issued on: 8/27/2025

ATTENDANCE

Present: Aguilar, Anaya, Degnen, Moore, K. Morrison and S. Morrison (6)

Absent: Miller, Britton and McCaskill (3)

Vice Chairman Aguilar asked the Secretary to the Board to call upon the registered public speakers, in accordance with Cook County Code.

PUBLIC TESTIMONY

No Public Speakers

[25-3651](#)

COMMITTEE MINUTES

Approval of the minutes from the meeting of 07/23/2025

A motion was made by Commissioner Anaya, seconded by Commissioner Degnen, to approve 25-3651. The motion carried by the following vote:

Ayes: Aguilar, Anaya, Degnen, Moore, K. Morrison and S. Morrison (6)

Absent: Miller, Britton and McCaskill (3)

25-3423

Presented by: EARL MANNING, Director, Office of Capital Planning and Policy

PROPOSED CONTRACT AMENDMENT

Department(s): Department of Capital Planning and Policy

Vendor: The Gordian Group, Inc., Greenville, South Carolina

Request: Authorization for the Chief Procurement Officer to extend and increase contract

Good(s) or Service(s): Professional Services

Original Contract Period: 8/1/2020 - 11/30/2022, with two (2), one (1) year renewal options

Proposed Amendment Type: Extension and Increase

Proposed Contract Period: Extension period 12/1/2025 - 11/30/2027

Total Current Contract Amount Authority: \$4,341,900.00

Original Approval (Board or Procurement): Board, 7/30/2020, \$4,192,000.00

Increase Requested: \$4,000,000.00

Previous Board Increase(s): 11/21/2024, \$149,900.00

Previous Chief Procurement Officer Increase(s): N/A

Previous Board Renewals: 9/21/2023, 12/1/2023 - 11/30/2024

Previous Chief Procurement Officer Renewals: 12/20/2022, 12/1/2022 - 11/30/2023

Previous Board Extension(s): 11/21/2024, 12/1/2024 - 11/30/2025

Previous Chief Procurement Officer Extension(s): N/A

Contract Utilization: The vendor has met the Minority- and Women-owned Business Enterprise Ordinance via: direct participation.

Potential Fiscal Impact: FY 2026 \$2,000,000.00, FY 2027 \$2,000,000.00

Accounts:

11569.1031.11190.560105.00000.00000/11569.1031.11190.560107.00000.00000 (CapitalImprovement Program)

Contract Number(s): 1755-16175

Summary: This extension and increase will allow The Gordian Group, as Administrator, to continue providing management services for the Job Order Contracting (JOC) Program. The JOC program provides an alternate procurement method that enables the County to rapidly engage multiple capital construction projects simultaneously. The JOC Program consists of the JOC administrator and JOC Construction Contractors.

This contract was awarded through a publicly advertised Request for Proposals process in accordance with the Cook County Procurement Code. The Gordian Group, Inc. was awarded the contract based on established evaluation criteria.

A motion was made by Commissioner Anaya, seconded by Commissioner K. Morrison, to recommend for approval 25-3423. The motion carried by the following vote:

Ayes: Aguilar, Anaya, Degnen, Moore, K. Morrison and S. Morrison (6)

Absent: Miller, Britton and McCaskill (3)

25-3452

Presented by: EARL MANNING, Director, Office of Capital Planning and Policy

PROPOSED CONTRACT

Department(s): Department of Capital Planning and Policy

Vendor: Gensler Architecture, Design & Planning P.C.

Request: Authorization for the Chief Procurement Officer to enter into and execute

Good(s) or Service(s): Architectural and Engineering Services for Corporate Portfolio - County Building 4th, 7th and 8th Floors

Contract Value: \$2,810,700.00

Contract period: ~~4/1/2025 - 9/30/2028~~ 9/18/2025 - 9/17/2028 with two (2) one-year renewal options

Contract Utilization: The vendor has met the Minority- and Women- owned Business Enterprise Ordinance Via: Direct Participation.

Potential Fiscal Year Budget Impact: FY 2025, \$170,100.00; FY 2026, \$1,815,200.00; FY 2027, \$25,400.00; FY 2028, \$400,000.00; FY 2029, \$400,000.00

Accounts: 11190.560107.560108.00000.00000

Contract Number(s): 2215-02094

Summary: The Vendor shall provide Architectural and Engineering Services for Renovation of the County Building 4th, 7th and 8th floors and complete drawings and specifications for bid and construction. The Vendor shall provide all design documents and construction administration services, as stipulated in the County's Professional Services Agreement.

This contract is awarded through Request for Qualifications (RFQ) procedures in accordance with Cook County Procurement Code. Gensler Architecture, Design & Planning P.C. was selected based on established evaluation criteria.

A motion was made by Commissioner Anaya, seconded by Commissioner Degnen, to accept as amended 25-3452. The motion carried by the following vote:

Ayes: Aguilar, Anaya, Moore, K. Morrison and S. Morrison (5)

Present: Degnen (1)

Absent: Miller, Britton and McCaskill (3)

ADJOURNMENT

A motion was made by Commissioner Anaya, seconded by Commissioner Degnen, to adjourn the meeting. The motion carried by the following vote:

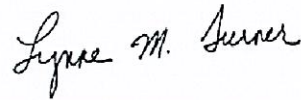
Ayes: Aguilar, Anaya, Degnen, Moore, K. Morrison and S. Morrison (6)

Absent: Miller, Britton and McCaskill (3)

Respectfully submitted,



Vice Chairman



Secretary

A complete record of this meeting is available at <https://cook-county.legistar.com>.