



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

**1:00 PM**

**Wednesday, July 19, 2023**

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

**ATTENDANCE**

**Present:** Miller, Aguilar, Anaya, Britton, Degnen, Moore and K. Morrison (7)

**Absent:** Gordon and S. Morrison (2) excused

**PUBLIC TESTIMONY**

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

1. George Blakemore - Concerned citizen
2. Arturo Saenz - Specialty Consulting Inc.
3. Marissa Modesto - Singh + Associates Inc.
4. Cate Muller
5. Trevon Bosley

**23-4011**

**COMMITTEE MINUTES**

Approval of the minutes from the meeting of 06/28/2023

**A motion was made by Vice Chairman Aguilar, seconded by Commissioner Degnen, to approve 23-4011. The motion carried by the following vote:**

**Ayes:** Miller, Aguilar, Anaya, Britton, Degnen, Moore and K. Morrison (7)

**Absent:** Gordon and S. Morrison (2)

**23-3313**

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

**PROPOSED CONTRACT**

**Department(s):** Department of Capital Planning and Policy

**Vendor:** Various Vendors, See “Summary” Below

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

**Good(s) or Service(s):** Architectural and Engineering Services for Assigned Capital Improvement Projects

**Contract Value:** Not-to-Exceed \$32,000,000.00

**Contract period:** 8/1/2023 - 7/31/2026 with one (1) one-year renewal option

**Potential Fiscal Year Budget Impact:** FY2023 \$8,000,000.00, FY2024 \$8,000,000.00, FY2025 \$8,000,000.00, FY2026 \$8,000,000.00

**Accounts:** 11569.1031.11190.560105/7.00000.00000 (Capital Improvement Program)

**Contract Number(s):** 2216-04282

**Concurrences:**

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

The Chief Procurement Officer concurs.

**Summary:** The Department of Capital Planning and Policy respectfully requests approval for vendors to provide full-spectrum Architect/Engineer (A/E) services related to various Public Safety, Health & Hospitals, and Corporate portfolio projects that are included in the County’s Fiscal Year 2023-2026 Capital Improvement Plan(s).

The A/E services will include projects delivered through the County’s Job Order Contracting (JOC) program, traditional design-bid-build projects, work delivered by the Department of Facilities Management’s in-house trades, a Construction Manager at Risk (CMaR), emergency procurements, among other delivery methods. Project assignments under this contract may also include infrastructure project assignments (broadband, charging stations, etc.), in addition to building or site renovation projects.

**Vendor PoolFY 2023-2026**

Not-to-Exceed Allocation

**Group A (Exterior, Shell, and Core Renovations)**

International, Inc.

(2216-04282-EXT1) A. Epstein and Sons  
\$2,000,000.00

Consulting, Inc.

(2216-04282-EXT2) Specialty  
\$2,000,000.00

Inc.

(2216-04282-EXT3) FGM Architects,  
\$2,000,000.00

LLC

(2216-04282-EXT4) bKL Architecture,  
\$2,000,000.00**Group B (Interior Buildouts and Accessibility)**

Ltd.

(2216-04282-INT1) Muller & Muller,  
\$2,000,000.00

Inc.

(2216-04282-INT2) HDR Architecture,  
\$2,000,000.00

Engineering Corporation

(2216-04282-INT3) Globetrotters  
\$2,000,000.00

Inc.

(2216-04282-INT4) The HOH Group,  
\$2,000,000.00**Group C (Localized Mechanical, Electrical, Plumbing/Fire Protection Engineering Renovations)**

Engineering &amp; Construction

(2216-04282-MEPFP1) Milhouse  
\$2,000,000.00

Associates, Inc.

(2216-04282-MEPFP2) Singh +  
\$2,000,000.00

Engineering Group, LLC

(2216-04282-MEPFP3) Delta  
\$2,000,000.00

Solutions, Inc.

(2216-04282-MEPFP4) Virtual Energy  
\$2,000,000.00**Group D (Smaller Sustainability, Energy, and Infrastructure Projects)**

dba dbHMS

(2216-04282-SEI1) Nest Builders, Inc.  
\$2,000,000.00

Inc.

(2216-04282-SEI2) HUSarchitecture,  
\$2,000,000.00

Associates, Inc.

(2216-04282-SEI3) McGuire Igleski &  
\$2,000,000.00(2216-04282-SEI4) SPAAN Tech, Inc.  
\$2,000,000.00

These contracts are awarded pursuant to a publicly advertised Request for Qualifications (RFQ) in accordance with Cook County Procurement Code. All vendors were selected based on established evaluation criteria.

**A motion was made by Vice Chairman Aguilar, seconded by Commissioner Degnen, to recommend for approval 23-3313. The motion carried by the following vote:**

**Ayes:** Miller, Aguilar, Anaya, Britton, Degnen, Moore and K. Morrison (7)

**Absent:** Gordon and S. Morrison (2)

### **ADJOURNMENT**

**A motion was made by Vice Chairman Aguilar, seconded by Commissioner Anaya, to adjourn the meeting. The motion carried by the following vote:**

**Ayes:** Miller, Aguilar, Anaya, Britton, Degnen, Moore and K. Morrison (7)

**Absent:** Gordon and S. Morrison (2)

Respectfully submitted,



Chairman



Secretary

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