

APPROVE ENTERING INTO AN AGREEMENT WITH PMA CONSULTANTS LLC FOR CONSTRUCTION MANAGEMENT SERVICES FOR THE CONTROL OF

THE CHIEF EXECUTIVE OFFICER REPORTS THE FOLLOWING DECISION:

Approve entering into an agreement with PMA Consultants LLC to provide construction management

personnel for not more than one year and \$400,000 \$550,000 for the second year. The Contractor will

A written agreement for the Contractor's services is available for signature. No payment shall be made to PMA Consultants LLC prior to the execution of the written agreement. The authority granted herein shall automatically rescind in the event a written agreement is not executed within 90 days of the date of this Board Report. Information pertinent to this agreement is stated below.

This amendment is necessary to increase the dollar amount of the contract by \$150,000 due an increase amount of consultant services required by the Department of Operations. A written amendment to the agreement is currently being negotiated. No payment for any additional services shall be made to the

of the written amendment. The authority granted in this amended Board Report shall automatically rescind in the event a written agreement is not executed within 60 days of the

Consultant prior to the execution of the written agreement. The authority granted in this amended Board Report shall automatically rescind in the event a written agreement is not executed within 60 days of the date of this Board Report.

SPECIFICATION NO. 00-25

CONSULTANT: PMA Consultants LLC  
200 W. Madison Street - Suite 1940  
Chicago, Illinois 60601  
312-920-0404  
Pending

USER: Department of Operations  
125 South Clark  
Timothy Martin  
(773) 553-2900

SCOPE OF SERVICES: PMA Consultants LLC shall render the following managing construction management services for the control of Capital Improvements Program

Review invoices and change orders for processing and for the Control Program and Environmental General Contractor, Property Advisor, Construction Manager, Managing Architect and Construction Manager. Review invoices for compliance with the contract provisions and number, school identification, mathematic compilations, supporting back up information, reimbursable items. Enter information into tracking log maintaining accurate and current status of invoices. Review estimates related to project cost, invoices and change orders. Maintain and manage a database of change orders, invoices, and request corrective action from vendors when invoices and change orders are deficient. Submit change orders and invoices to Chicago Public School for final approval and payment. Distribute reports to program team as required to maintain status issues. The amount of this agreement is \$400,000 for the first year and \$550,000 for the second year. The role of the consultant is to provide construction management services for the Control Program. During year 2 the number of projects that consultant will

**DELIVERABLES:** PMA Consultants LLC shall deliver cost control construction manager services to the Office of Operations for controlling cost and the processing of change orders and invoices.

Services: These services shall include those control and cost measures outlined in the attached Scope of Work for the Capital Improvement Program.

for actual overhead burden and profit, not to exceed 2.5% of the total amount billed. All payrolls shall be submitted to and approved by the Program Manager (PM) and the Office of Operations for all services performed. The maximum compensation payable to PMA during year one of the agreement shall not exceed \$400,000 and during year two of the agreement shall not exceed \$550,000.

**DISBURSABLE EXPENSES:** PMA Consultants LLC shall be reimbursed for the following expenses: Transportation expenses for personal or company vehicles when used for travel to project sites only and all reproduction charges, remote telephone calls, required meetings outside of the Program Management Office, faxes, computers, copiers, printers, postage, and pager services; office expenses including office space, furnishings, supplies, and materials for Consultant's personnel located within the CIP Program Management Office.

**AUTHORIZATION:** Authorize the General Counsel to include other relevant terms and conditions in the written agreement. Authorize the Treasurer and Secretary to execute the agreement.

**AFFIRMATIVE ACTION:** This contract is in accordance with the goals of the Board of Education Minority and Women Business Enterprise Contract Participation (M/WBE Plan). M/WBE Participation: 35%

**LSC REVIEW:** Local School Council approval is not applicable to this report.

**FINANCIAL:** Charge to Office of Operations: \$400,000 Fiscal Year: 2001

Source of Funds: Capital Improvement Program

Charge to Office of Operation - \$550,000

Source of Funds: Capital Improvement Program

**GENERAL CONDITIONS:**

Inspector General - Each party to the agreement shall acknowledge that, in accordance with 105 ILCS 5/34-13, the Inspector General of the Chicago Board of Education has the authority to conduct certain investigations and that the Inspector General shall have access to all information and personnel necessary to conduct those investigations.

Board members during the one year period following expiration of the agreement shall not be legally binding on the Board members during the one year period following expiration of the agreement.

Indebtedness - The Board's Indebtedness Policy adopted July 26, 1995 (95-0726-EX3), as amended from time to time, shall be incorporated into the agreement.

The Board of Finance's Certificate of Appropriateness 97-1995 (95-9993-BU) is hereby amended with the following provisions:

shall contain the clause that any expenditure beyond the current fiscal year budget(s) shall be deemed a contingent liability. The agreement shall be subject to appropriation in the subsequent fiscal year budget(s).

Contingent Liability: The agreement shall be deemed a contingent liability if the expenditure is not included in the subsequent fiscal year budget(s).

Approved:

Approved for Consideration:

*[Signature]*  
Executive Officer

*[Signature]*

*[Signature]*  
Chief Purchasing Officer

*[Signature]*

*[Signature]*  
Chief Executive Officer

Within Appropriation:

*[Signature]*  
Chief Fiscal Officer

Approved as to legal form