



Build 25

Greenbrier, Windsor Bid Awards

June 2023



STRATEGIC PLAN | 21-25

Our mission is to:

Empower an
inclusive, diverse
community of
learners to innovate
and thrive as global
citizens.



OUR GOALS & STRATEGIES

This presentation falls under the:

1. Student Achievement Goal
2. Family & Community Goal
3. Learning Environment Goal
4. High-Quality Staff Goal
5. Stewardship of Resources Goal





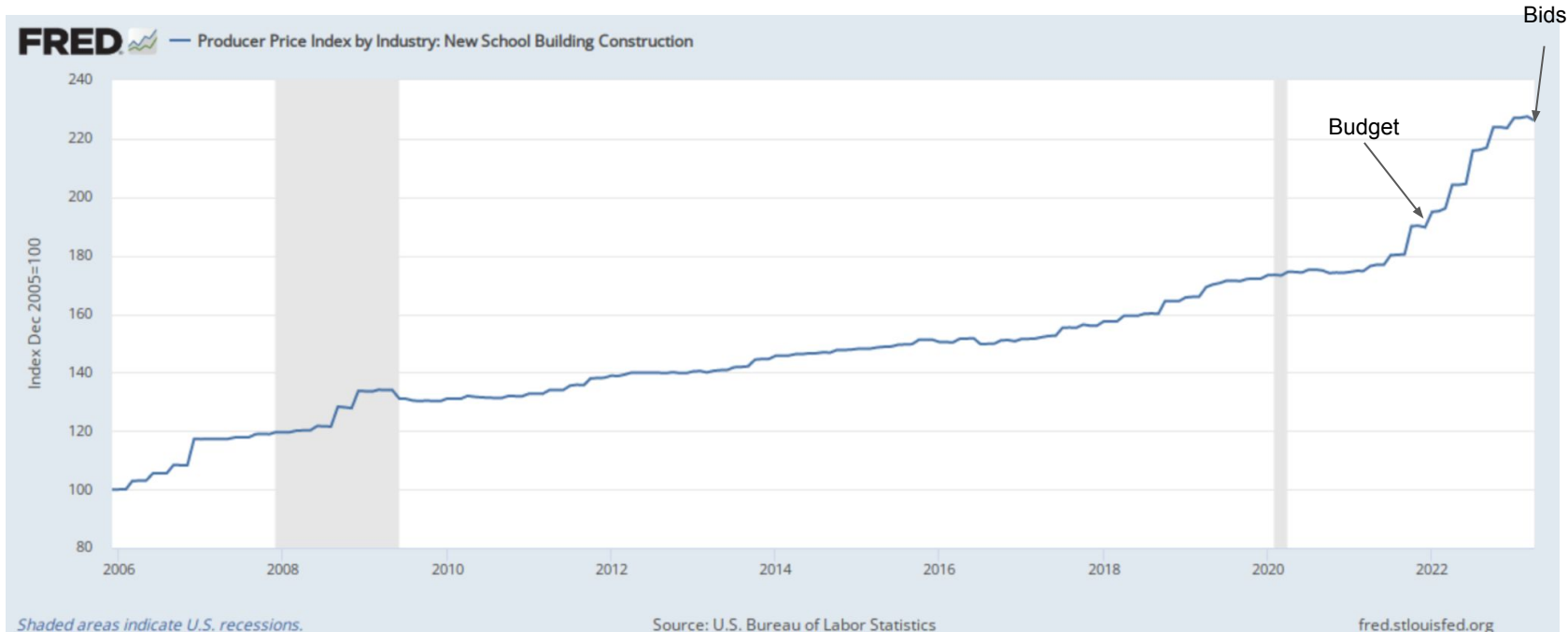
PROGRAM OVERVIEW



BID PACKAGES

- Phase 1: Bids Approved
 - Base Bid 1: Dryden, Patton
 - Base Bid 2: Olive, Westgate
- **Phase 2: Recommendations to BOE 6/13/23**
 - Base Bid: Greenbrier, Windsor
 - No Alternates

New School Building Construction Index



A stylized graphic of a house with a blue roof and light blue walls, set within a grey circular frame. The number 25 is displayed in white on a grey rectangular base at the bottom of the house.

BID RESULTS

Bid Leveling Analysis



Scope	Package	School(s)	Base Bid	Board Budget K Additions: March 2022 Capital: December 2022	Variance from Budget to Base Bid	
Kindergarten Additions (Dryden / Patton)	Base Bid 1	Dryden, Patton	\$ 13,714,182	\$ 10,847,500	20.90%	
Capital Budgeted	Base Bid 1	Dryden, Patton	\$ 2,485,500	\$ 2,485,500	0.00%	
Patton Gym	Base Bid 1	Patton	\$ 2,499,098	\$ -	Un-Budgeted	
Kindergarten Additions (Olive / Westgate)	Base Bid 2	Olive Westgate	\$ 12,660,233	\$ 15,253,125	-20.48%	
Capital Budgeted	Base Bid 2	Olive Westgate	\$ 8,118,000	\$ 8,118,000	0.00%	
Kindergarten Additions (Greenbrier / Windsor)	Phase 2	Greenbrier Windsor	\$ 4,476,503	\$ 5,986,250	-33.73%	
Capital Budgeted	Phase 2	Greenbrier Windsor	\$ 915,000	\$ 915,000	0.00%	
Sub Total			\$ 44,868,516	\$ 43,605,375		
Less Patton Gym			\$ (2,499,098)			
Starting Construction Cost: Additions + Capital (Less Alowanaces, Bonds, Patton Gym)			\$ 42,369,418	\$ 43,605,375	\$ (1,235,957)	-2.92%

Phase 2 Greenbrier / Windsor



2023 Phase 2 Kindergarten Additions and Capital Projects Greenbrier and Windsor Award Summary			Architect: STR Partners Construction Manager: Nicholas and Associates
Bid Package	Contractor	Anticipated Award	Bond Premium
Bid Package #1 Sitework & Structural	Riemer	\$ 1,990,863	\$ (29,400)
Bid Package #2 Masonry	A-One Group	\$ 598,000	\$ (4,000)
Bid Package #3 General Trades	Monarch	\$ 564,800	\$ (7,250)
Bid Package #4 Roofing	Bennett & Brosseau Roofing	\$ 511,200	\$ (5,000)
Bid Package #5 Aluminum & Glazing	Rock Valley Glass	\$ 221,600	\$ (2,216)
Bid Package #6 Framing, Drywall, Acoustical, Flooring & Painting	Monarch Construction	\$ 774,655	\$ (9,940)
Bid Package #7 Fire Protection	Nelson	\$ 61,034	\$ (488)
Bid Package #8 Plumbing	Bruckner	\$ 288,800	\$ (2,800)
Bid Package #9 HVAC	DeKalb	\$ 552,000	\$ (3,500)
Bid Package #10 Electrical	Carey	\$ 495,990	\$ (2,845)
		\$ 6,058,942	\$ (67,439)
Starting Construction Cost Summary Table			
Project Award Including Alternates and Allowances			\$6,058,942
Less Bond Premium			\$ (67,439)
Less Allowances in Bid Packages			\$ (500,000)
Less Undercut Allowance in Bid Package #1 for Unforeseen Unsuitable Soil			\$ (100,000)
Starting Construction Costs (K Addition + Capital)			\$5,391,503
Less Allocated Capital Funds for Existing Building Scope			\$ (915,000)
Starting Construction Costs for K Additions Only (Greenbrier / Windsor)			\$4,476,503

A stylized house icon composed of concentric, slightly offset shapes in shades of light blue and grey, creating a 3D effect. The number '25' is written in white inside a grey rectangular base at the bottom of the house. The entire icon is centered within a large, light grey circle.

ALTERNATES

Summary of Alternates: Phase 2



No Alternates Included in Phase 2 Scope

A large, light gray circular background containing a stylized house icon. The house is composed of several nested, 3D-style shapes. The outermost layer is a light gray circle. Inside it is a light blue house shape with a white roof. The house has a white base with the number '25' in a bold, white, sans-serif font. The word 'ALLOWANCES' is written in a bold, black, sans-serif font across the middle of the house icon.

ALLOWANCES

Summary of Allowances Base Bid 1



- Bid Package #1 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$100,000 2,500CY of Undercut to be included in the Base Bid
 - Allowance #2: \$100,000 for Unforeseen Conditions
- Bid Package #2 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$25,000 for Unforeseen Conditions
- Bid Package #3 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$75,000 for Unforeseen Conditions
- Bid Package #4 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$25,000 for Unforeseen Conditions
- Bid Package #5 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$25,000 for Unforeseen Conditions
- Bid Package #6 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$50,000 for Unforeseen Conditions
- Bid Package #7 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$25,000 for Unforeseen Conditions
- Bid Package #8 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$50,000 for Unforeseen Conditions
- Bid Package #9 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$50,000 for Unforeseen Conditions
- Bid Package #10 Schedule of Allowances to be Included in Base Bid:
 - Allowance #1: \$75,000 for Unforeseen Conditions


\$500,000 in Allowances + \$100,000 in undercut

\$600,000 in Total Allowances

All Unused Funds Are Credited Back to AHSD25 at the End of the Projects



QUESTIONS?



BASE BID 1 BID TABULATIONS

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2				
Bid Name:	Bid Package #1 Sitework & Structural				
Scope of Work		Bidder #1	Bidder #2	Bidder #3	Bidder #4
		Albrecht	Riemer	Cibulka	Eagle
Total Base Bid Amount		\$ 2,163,300	\$ 1,990,863	\$ 2,084,525	\$ 2,113,100
		\$ -	\$ -	\$ -	\$ -
		\$ -	\$ -	\$ -	\$ -
Total Anticipated Award Amount		\$ 2,163,300	\$ 1,990,863	\$ 2,084,525	\$ 2,113,100
Alternates					
		\$ -	\$ -	\$ -	\$ -
		\$ -	\$ -	\$ -	\$ -
		\$ -		\$ -	\$ -
		\$ -		\$ -	\$ -
Allowances (Included in Base Bid)					
Allowance 1-1 3,000 CY Undercut Allowance		\$ 100,000	\$ -	\$ -	\$ -
Allowance 1 \$100,000 for Unforeseen Conditions		\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2
Bid Name:	Bid Package #2 Masonry

Bidder #1	Bidder #2	Bidder #3	Bidder #4
Midwest	Iwanski Masonry	JAC Masonry	A-One Group

Scope of Work

Total Base Bid Amount	\$ 602,500	\$ 635,000	\$ 659,000	\$ 598,000
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
Total Anticipated Award Amount	\$ 602,500	\$ 635,000	\$ 659,000	\$ 598,000

Alternates

	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -

Allowances (Included in Base Bid)

Allowance 2-1 \$50,000 Unforeseen Conditions	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,000
--	-----------	-----------	-----------	-----------

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2
Bid Name:	Bid Package #3 General Trades

Bidder #1	Bidder #2	Bidder #3
Monarch	RB Construction	LoDestro Construction

Scope of Work

Total Base Bid Amount	\$ 564,800	\$ 570,000	\$ 634,000
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
Total Anticipated Award Amount	\$ 564,800	\$ 570,000	\$ 634,000

Alternates

	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -

Allowances (Included in Base Bid)

Allowance 3 Unforeseen Conditions	\$ 75,000	\$ 75,000	\$ 75,000
-----------------------------------	-----------	-----------	-----------

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2
Bid Name:	Bid Package #4 Roofing

Bidder #1	Bidder #2	Bidder #3
Bennett & Brosseau Roofing	Riddiford Roofing	Elens & Maichin Roofing

Scope of Work

Total Base Bid Amount	\$ 511,200	\$ 609,600	\$ 589,900
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
Total Anticipated Award Amount	\$ 511,200	\$ 609,600	\$ 589,900

Alternates

	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -

Allowances (Included in Base Bid)

Allowance 4 Unforeseen Conditions	\$ 25,000	\$ 25,000	\$ 25,000
-----------------------------------	-----------	-----------	-----------

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2	Bidder #1		Bidder #2		Bidder #3	
Bid Name:	Bid Package #5 Aluminum & Glazing						
Scope of Work		Madden		Reliant Glass		Rock Valley Glass	
Total Base Bid Amount			\$ 287,000		\$ 246,300		\$ 221,600
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
Total Anticipated Award Amount			\$ 287,000		\$ 246,300		\$ 221,600
Alternates							
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
Allowances (Included in Base Bid)							
Allowance 5 Unforeseen Conditions			\$ 25,000		\$ 25,000		\$ 25,000

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2
Bid Name:	Bid Package #6 Framing, Drywall, Acoustical, Flooring & Painting

Scope of Work

Total Base Bid Amount
Total Anticipated Award Amount

Bidder #1	Bidder #2	Bidder #3	Bidder #4
Monarch Construction	RB Construction	Denk & Roche	LoDestro

\$ 774,655	\$ 805,000	\$ 789,734	\$ 867,000
\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -
\$ 774,655	\$ 805,000	\$ 789,734	\$ 867,000

Alternates

	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -

Allowances (Included in Base Bid)

Allowance 6 Unforeseen Conditions	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000
-----------------------------------	-----------	-----------	-----------	-----------

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2						
Bid Name:	Bid Package #7 Fire Protection						
Scope of Work							
Total Base Bid Amount			\$ 61,034		\$ 83,740		\$ 106,187
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
Total Anticipated Award Amount			\$ 61,034		\$ 83,740		\$ 106,187
Alternates							
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
Allowances (Included in Base Bid)							
Allowance 7 Unforeseen Conditions			\$ 25,000		\$ 25,000		\$ 25,000

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2	Bidder #1		Bidder #2		Bidder #3	
Bid Name:	Bid Package #8 Plumbing	A&H PLumbing		DeFranco		Bruckner	
Scope of Work							
Total Base Bid Amount			\$ 309,000		\$ 297,405		\$ 288,800
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
Total Anticipated Award Amount			\$ 309,000		\$ 297,405		\$ 288,800
Alternates							
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
			\$ -		\$ -		\$ -
Allowances (Included in Base Bid)							
Allowance 8 Unforeseen Conditions			\$ 50,000		\$ 50,000		\$ 50,000

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2
Bid Name:	Bid Package #9 HVAC

Scope of Work

Total Base Bid Amount
Total Anticipated Award Amount

Bidder #1	Bidder #2	Bidder #3	Bidder #4	Bidder #5
Amber	DeKalb	Helm	Emcor	FE Moran
\$ 598,000	\$ 552,000	\$ 591,000	\$ 587,438	\$ 625,000
\$ -	\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -	\$ -
\$ 598,000	\$ 552,000	\$ 591,000	\$ 587,438	\$ 625,000

Alternates

\$ -	\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -	\$ -
\$ -	\$ -	\$ -	\$ -	\$ -

Allowances (Included in Base Bid)

Allowance 9 Unforeseen Conditions	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000
-----------------------------------	-----------	-----------	-----------	-----------	-----------

Arlington Heights School District 25 - Bid Tabulations

Project ID:	Phase 2
Bid Name:	Bid Package #10 Electrical

Bidder #1	Bidder #2	Bidder #3
Meany Electric	Carey	Prospect

Scope of Work

Total Base Bid Amount	\$ 632,000	\$ 495,990	\$ 514,000
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
Total Anticipated Award Amount	\$ 632,000	\$ 495,990	\$ 514,000

Alternates

	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -

Allowances (Included in Base Bid)

Allowance 10 Unforeseen Conditions	\$ 75,000	\$ 75,000	\$ 75,000
------------------------------------	-----------	-----------	-----------