



ISAKSEN GLERUM WACHTER . LLC

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File 1633

08 March 2017

Mr. Ota Dossett  
Urbana School District #116  
205 N. Race Street  
Urbana, Illinois 61801

Re: Yankee Ridge Elementary School Expansion & Renovation

Dear Ota:

We received bids for the Yankee Ridge Elementary School Expansion & Renovation project at 2:00 PM on March 7<sup>th</sup>, 2017 from a total of four (4) General Contractors. The low bidder was Johnco Construction, Inc. from Mackinaw, IL with a base bid amount of \$6,909,700. The original construction estimate not including contingency was \$7,434,090 so the base bid is \$524,390 under budget. Attached is a copy of the signed Bid Tabulation form for your use.

There were two add alternates included in the bid; Alternate Bid #1 for the east classroom addition and Alternate Bid #2 for the parents' drop-off canopy along the existing south wing. The alternate bids received from the low bidder were \$1,917,000 for Alternate Bid #1 and \$119,800 for Alternate Bid #2 for a total of \$2,036,800. Together, the alternate bids are \$281,330 below the estimated cost of \$2,318,130 not including contingency.

We have reviewed the scope of work and the bid amounts with Johnco Construction and they are comfortable with their bid. Based on the information provided above, we recommend the acceptance of the base bid for an amount of \$6,909,700. If the District accepts the base bid plus both alternate bids, the total cost would be \$8,946,500 and still under the previous construction estimate by \$805,720. We also recommend maintaining the previously budgeted \$633,090 construction contingency (Base Bid + Alternates) due to the nature and complexity of expanding and renovating an older facility like Yankee Ridge.

If you have any questions or comments, please feel free to contact me at your convenience.

Sincerely,

ISASKEN GLERUM WACHTER . LLC

A handwritten signature in black ink. The first name 'Rick' is on the left, and the last name 'Krall' is on the right, connected by a vertical line. Both names are written in a cursive, slightly slanted style.

Rick Krall  
Project Architect