

**MEMORANDUM**

**TO:** The Honorable Mayor and City Council

**FROM:** Al Schefske, Facilities Manager

**DATE:** October 4, 2021

**SUBJECT:** **Recommendation for Engineering Services for the Wheaton Place and Willow Avenue Parking Structures**

**Request**

Approve the resolution for the award of Engineering Services for the Wheaton Place and Willow Avenue Parking Structures.

**Background**

Every five years, a consultant with structural expertise evaluates all structural components and floors for corrosion and exposed reinforcement bars on all City owned parking structures. A structural report is prepared following inspection of both facilities which identifies locations of all defects followed by a recommendation on appropriate repairs to keep the facilities structurally sound and safe for public use. Recommendation for repairs include patching concrete surfaces with exposed reinforcement bars, and bead blasting floors and wall surfaces in preparation of applying a protective sealer.

**Scope of Work**

The project scope includes inspection and repairs to City owned parking garages at 220 S. Cross Street (Willow Avenue) and at 232 W. Wesley Street (Wheaton Place). The Engineer shall consider the value of alternate materials in developing a design for the project that is consistent with the City's schedule and budget for the cost the work. Services shall include, but not be limited to: Prepare Construction Documents to implement the repairs. Designing repair details and/or work item descriptions as well as preparing Construction Specifications.

**Proposal Results**

Proposals were received from the following vendors:

<b>Vendor</b>	<b>Total Cost</b>
DESMAN, Inc.	\$21,290.00
American Structurepoint	\$23,730.00
Restore Consulting	\$33,790.00
Walker Consultants	\$37,345.14
Wiss, Janney & Elster	\$41,464.32
Bloom Companies	\$46,180.00



**Procurement Review**

Procurement staff reviewed the proposal from DESMAN, Inc. for conformity with the City's terms and insurance requirements. DESMAN, Inc. is compliant with the proposal requirements.

**Budget Impact**

A total of \$15,000 is allocated in the Parking Fund for engineering. This year, \$20,000 was also allocated for sealant replacement and this work will not be completed. There is sufficient money in the parking fund to cover the difference in cost.

**Recommendation**

Staff recommends the City Council adopt the resolution authorizing the execution of Agreement No. 233 with DESMAN, Inc. for a total amount not to exceed \$21,290 for Engineering Services for the Wheaton Place and Willow Avenue Parking Structures.

The Agreement, exhibits, proposal package and responses are on file in the City Clerk's office and available for review.

**RESOLUTION R-2021-**

**A RESOLUTION AUTHORIZING THE EXECUTION OF AGREEMENT NO. 233 WITH  
DESMAN, INC. FOR PROFESSIONAL ENGINEERING SERVICES FOR THE WHEATON PLACE AND  
WILLOW AVENUE PARKING STRUCTURES FOR A TOTAL AMOUNT NOT TO EXCEED \$21,290**

**WHEREAS**, the City prepared a Request for Proposal package (RFP Number 21-105) that included Engineering Services for Wheaton Place and Willow Avenue Parking Structures; and

**WHEREAS**, Desman, Inc. submitted a proposal to provide professional engineering services for the Wheaton Place and Willow Avenue parking structures in the amount of \$21,290; and

**WHEREAS**, it was determined by the City that the DESMAN, Inc. proposal meets the City's needs;  
and

**WHEREAS**, the City budgeted \$15,000 in the Parking Fund for Engineering Services for Wheaton Place and Willow Avenue Parking Structures. A total of \$20,000 was allocated in the Parking Fund for sealant replacement, however this work will not be completed. There are sufficient funds available in the Parking Fund to accommodate the additional cost; and

**WHEREAS**, both parties agree to the terms and conditions set forth in the RFP and the agreement contained in the City's RFP package for Engineering Services for Wheaton Place and Willow Avenue Parking Structures; and

**WHEREAS**, the corporate authorities of the City of Wheaton, DuPage County, Illinois find it reasonable and appropriate to enter into an agreement with DESMAN, Inc., 20 North Clark Street, 4<sup>th</sup> floor, Chicago, Illinois, 60602, for Engineering Services for Wheaton Place and Willow Avenue Parking Structures.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and City Council of the City of Wheaton, Illinois,  
that:

The Mayor is hereby authorized to execute, and the City Clerk is hereby directed to attest to City of Wheaton Agreement No. 233, with DESMAN, Inc., 20 North Clark Street, 4<sup>th</sup> floor, Chicago, Illinois, 60602 for Engineering Services for the Wheaton Place and Willow Avenue Parking Structures for a total amount not to exceed \$21,290; a copy of that certain City of Wheaton Agreement No. 233 is on file with the City Clerk's office as Exhibit A to this Resolution R-2021-\_\_\_\_ and is hereby incorporated into this Resolution as if fully set forth herein.

**ADOPTED** the 4<sup>th</sup> day of October 2021.

\_\_\_\_\_  
Mayor

ATTEST:

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City Clerk

Roll Call Vote

Ayes:

Nays:

Absent: