



**DATE:** May 26, 2026

**TO:** Alderman Kevin Frost, Chair  
Members of the Finance and Personnel Committee

**FROM:** Jeremy Carter, Traffic and Development Engineer

**RE:** **Change Order: Activate Church Street and Main Street Two-Way Conversion (Supplemental #2)**

<b>ACTIVATE CHURCH STREET AND MAIN STREET TWO-WAY CONVERSION</b>			
<b>Change Order Details</b>		<b>Project Details</b>	
Vendor	GFT Infrastructure, Inc. (formerly TranSystems Corporation)	Design Engineering	\$799,243.56 <i>(Council Approved 5-20-2019)</i>  \$66,350.00 (Supplement #1) <i>(Council Approved 11-21-2022)</i>  <b>\$225,113.83</b> <b>(Current Item)</b>
Original Contract Amount	\$1,150,808.56	Construction Inspection	\$500,000.00 <i>(Estimated)</i>
Previously Approved Change Orders	\$351,565 (Supplement #1)	Construction	\$8,425,000.00 <i>(Estimated)</i>
Current Proposed Change Order	\$708,236.27 <b>(Current Item)</b>	Land Acquisition	\$285,215.00 (Supplement #1) <i>(Council Approved 11-21-2022)</i>  <b>\$483,122.44</b> <b>(Current Item)</b>  \$75,000.00 <i>(Easements and ROW Costs)</i> <i>(Estimated)</i>

<b>Amended Contract Amount</b>	<b>\$1,859,044.83</b>	Utility Relocation	TBD
Percentage Added to Original Contract	62%	Demolition	N/A
Contract Durations	<b>Completion 2027</b>	Water Main Costs	N/A
Funding Source	1% Infrastructure Sales Tax and State of Illinois Jurisdictional Transfer Funds	Misc/Contingency Costs	TBD
		<b>Total Projected Cost</b>	<b>\$10,859,044.83</b>

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**NARRATIVE**

Based on qualifications, in 2019, the Department of Public Works entered into an agreement with TranSystems Corporation (now doing business as GFT Infrastructure, Inc.) for preliminary engineering to return traffic on Church Street and Main Street to two-way travel. The project includes design engineering for two-way traffic on Church Street from Cedar Street to John Street and Main Street from Park Avenue to John Street. Public engagement has included working with businesses and institutions along the corridor to understand their needs and address transportation and parking concerns.

This change order is recommended due to the need for Right-of Way (ROW) / land acquisition for the project to be handled by the consultant. Many of the intersections along the corridor require small corner clip type ROW acquisition. Additional work included appraisal services, including initial appraisal and review appraisal, land acquisition negotiations, title commitment and ROW plats at approximately 42 parcels along the corridor. The Land Acquisition process will be done in conformance with State and Local Property Acquisitions Standards. In addition, additional work was required to address comments received during Illinois Department of Transportation (IDOT) reviews. This additional work included survey and design for drainage plans, ADA ramps, and maintenance of traffic plans.

This project is done in accordance with the “Capital Roadway Improvements Program” chapter of the *FY 2026-2030 Capital Improvement Program*, adopted by City Council on December 15, 2025.

If you have any questions, please contact Jeremy Carter, Traffic and Development Engineer, at (779) 348-7656.

**RESOLUTION**  
**of the**  
**CITY COUNCIL OF THE CITY OF ROCKFORD, ILLINOIS**  
**SUBMITTED BY: FINANCE AND PERSONNEL COMMITTEE**

RESOLUTION AWARDING CHANGE ORDER FOR ACTIVATE CHURCH STREET AND MAIN STREET TWO-WAY  
CONVERSION (SUPPLEMENTAL #2)

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WHEREAS, the Compiled Statutes of the State of Illinois, in section 50 ILCS 510/5, provides for the selection of professional services shall, unless a satisfactory relationship already exists, be made through qualifications based selection and competitive, advertised requests for qualifications.

WHEREAS, a satisfactory relationship exists with an engineering firm to perform work for:

CHANGE ORDER FOR ACTIVATE CHURCH STREET AND MAIN STREET TWO-WAY CONVERSION (SUPPLEMENTAL  
#2)

WHEREAS, the Finance and Personnel Committee of the City Council for the City of Rockford, Illinois has reviewed the recommendation and proposal received for the aforementioned item(s) and recommends awarding a supplemental engineering agreement as follows:

Vendor: GFT INFRASTRUCTURE, INC. (formerly TranSystems Corporation)

Additional Amount: \$708,236.27

Amended Contract Total: \$1,859,044.83

WHEREAS, the Finance and Personnel Committee has determined that the funding for the aforementioned agreement shall be as follows:

1% INFRASTRUCURE SALES TAX

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Rockford, Illinois that the Mayor execute an agreement with GFT INFRASTRUCTURE, INC. of CHICAGO, IL for ACTIVATE CHURCH STREET AND MAIN STREET TWO-WAY CONVERSION CHANGE ORDER (SUPPLEMENTAL #2), in the additional amount of \$708,236.27 and a total amended amount of \$1,859,044.83, subject to the specifications in the contract.

BE IT FURTHER RESOLVED, that this Resolution shall be in full force and effective immediately upon its adoption and the Legal Director is hereby authorized to prepare and deliver certified copies of this Resolution to the Central Services Manager.

The above and foregoing Resolution was adopted by the City Council of the City of Rockford, Illinois, this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

ATTEST:

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Angela L. Hammer, Legal Director and  
Ex Officio Keeper of the Records and Seal of the  
City of Rockford, Illinois

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Thomas P. McNamara, Mayor  
City of Rockford, Illinois

**RECOMMENDATION FOR RESOLUTION**

**TO THE CITY COUNCIL OF THE CITY OF ROCKFORD:**

Council Members:

The Committee on Finance and Personnel having received a request hereby begs leave to report recommending **approval** of the agreement with GFT INFRASTRUCTURE, INC of CHICAGO, IL for ACTIVATE CHURCH STREET AND MAIN STREET TWO-WAY CONVERSION CHANGE ORDER (SUPPLEMENTAL #2) for an additional amount of \$708,236.27, and a total amended amount of \$1,859,044.83. The Legal Director shall prepare the appropriate resolution.

\_\_\_\_\_  
Kevin Frost (Chair)

\_\_\_\_\_  
Jonathan Logemann (Vice chair)

\_\_\_\_\_  
Frank Beach

\_\_\_\_\_  
Dawn Granath

\_\_\_\_\_  
Chad Tuneberg

Committee Action Taken:

Frost:	Ayes:___	Nays:___	Absent:___
Logemann:	Ayes:___	Nays:___	Absent:___
Beach:	Ayes:___	Nays:___	Absent:___
Granath:	Ayes:___	Nays:___	Absent:___
Tuneberg:	Ayes:___	Nays:___	Absent:___



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March 20, 2026

Mr. Jeremy Carter, City Traffic Engineer  
Department of Public Works  
425 E. State Street  
Rockford, IL 61104

RE: Church and Main Two-Way Conversion Design Project – Additional Scope of Services,  
Supplement No. 2 - REVISED

Dear Jeremy,

Based on your March 9<sup>th</sup> letter we are providing some additional backup and revised hours related to this supplement. Please see **Table 1 Revised** that includes the City's comments and our responses. We are happy to discuss.

Note that our estimate includes the following:

- Increase in hourly rates from 2018-2025 and escalation of rates through the letting date, anticipated in the fall of 2027.
- Project restart which includes reviewing prefinal plans to inform where we left off, coordination to revisit project with IDOT and City;
- Update specifications, pay items and standards to reflect current IDOT requirements.
- Revision of 2 IDSs and associated ADA details sheet and traffic signal coordination at: SW corner of Main Street/John Street, and NE/SE corners at Church/Mulberry
- Update of prefinal plans to incorporate IDS changes
- Resubmittal of ESR form and exhibits to IDOT
- Re-coordination with utility companies
- Land acquisition for 53 easement plans and 3 revised ROW plats including negotiation services
- Title and appraisal services
- Out of scope work items including ADA ramp details
- Additional typical sections due to milling
- Out of scope project management oversight and coordination with IDOT/City
- Overall project management and coordination

Our submittal of the additional scope and fee is made with the following assumptions:

- Two project meetings with IDOT
- Letting date is Fall 2027; construction Spring 2028



- IDOT will not be reviewing the plats and legals since this is local funding. Hours are not included for any IDOT review and revision.
- No Transportation Management Plan (TMP) will be required by IDOT. The scope for the TMP was in the original budget but the hours and fee were removed as part of Supplement 1.
- No public meeting or public engagement activities
- No major changes in the design of the project from the current prefinal plans.

As shown, the total fee to complete the remaining items for this project is **\$708,236.27**.

Sincerely,

**Gina M. Trimarco**

Assistant Vice President/Senior Transportation Planner

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**Table 1 REVISED**

Scope to Complete Final Plans	Initial Proposal: Hours to Complete Final Plans	Revised Proposal: Hours to Complete Final Plan	City Comments	Response	Initial Fee to Complete Final Plans	Revised Fee To Complete Final Plans
<b>TRANSYSTEMS/GFT ADDITIONAL WORK</b>						
Review/Submittal of 2 IDSs	10	10	N/A	N/A		
Project Restart	160	99	Unclear on why so much time is needed to restart	Willing to reduce somewhat but this category also includes Project Management/QAQC/Utilities Coordination and the ESR Update		
Update to Prefinal Plans to include IDS	26	26	N/A	N/A		
Final Contract Plans to Include New Specs, Provisions, Attend Prebid and Bid Opening	288	288	N/A	N/A		
Land Acquisition Oversight	40	40	N/A	N/A		
<b>TranSystems Subtotal Hours/Fee</b>	<b>524</b>	<b>463</b>			<b>\$108,441.00</b>	<b>\$93,229.00</b>
Reimbursables					\$ 500.00	\$ 500.00
<b>TranSystems Subtotal Fee (w/out \$ remaining)</b>					<b>\$108,941.00</b>	<b>\$93,729.00</b>
<b>IMEG ADDITIONAL WORK</b>						
Prepare and Submit 2 IDSs	70	70	N/A	N/A		
Project Restart/Coordination	132	132	Unclear on why so much time is needed to restart	Restart is 20 hours, but Task 7 is Assuming PM and admin time of 4 hours/month x 24 month = 96 hrs.		
Update to Prefinal Plans to include IDS	168	168	N/A	N/A		
Attend Prebid and Bid Opening	32	0	Covered under previous contract	Agree		
Land Acquisition Services	608	608	N/A	N/A		
Out of Scope ADA Ramp Details	976	292	Covered under previous contract	IMEG had 8 hours each for City ADA details, however IDOT required IDOT ADA details traditionally 12 hours each		
Out of Scope Final Quantities, Schedules, Estimates for Pre-Final	64	64	N/A	N/A		
Out of Scope Coordination	42	42	N/A	N/A		
Additional Typical Sections Due to Milling	80	80	Covered under previous contract	IMEG did not receive additional hours due to adding Milling as part of Supplement #1		
<b>IMEG Subtotal Hours/Fee</b>	<b>2,172</b>	<b>1456</b>			<b>\$334,184.00</b>	<b>\$229,326.00</b>
Reimbursables					\$1,850.00	\$1,850.00
Land Acquisition Subconsultant Services					\$483,122.44	\$483,122.44
<b>IMEG Subtotal Fee (w/out \$ remaining)</b>					<b>\$819,156.44</b>	<b>\$714,298.44</b>



<b>TranSystems/GFT and IMEG TOTAL Fee Combined</b>					<b>\$928,097.44</b>	<b>\$808,027.44</b>
Budget Remaining TranSystems/IMEG					\$ 99,791.17	\$ 99,791.17
<b>Fee for Additional Services</b>					<b>\$828,306.27</b>	<b>\$708,236.27</b>