

Agenda Topic: Accept Bids for Long-Term Facilities Maintenance Projects – Edgerton Elementary – Summer 2026 and Summer 2027
Meeting Date: December 9, 2025
Contact Person: Shari Thompson

Background:

Capacity issues and related additions to our buildings, remodeling and updating instructional spaces including media centers, safety improvements, and other improvements to facilities were completed as part of the bond referendum approved in 2017. In addition, the board annually approves a Long-Term Facility Maintenance Plan as part of its facility plan to upgrade HVAC and other mechanical systems and address other deferred maintenance.

We will be doing extensive deferred maintenance at Edgerton Elementary in a two-phase project. Phase one will happen in summer 2026, and phase two will be completed in summer 2027. This deferred maintenance work will include roof work, replacement of HVAC and other mechanical systems, and replacements of ceilings, floors, and millwork.

Bids were opened on October 21, 2025. We are pleased to share that bids were approximately \$1 million less than budgeted, after experiencing multiple years of high inflationary costs for labor and materials during and immediately following the epidemic.

Final Cleaning:

Five bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was SPAR, LLC, for a bid total of \$67,500. Administration recommends that the board award the contract to SPAR, LLC.

Concrete:

Five bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was B&D Associates, for a bid total of \$147,350. Administration recommends that the board award the contract to B&D Associates.

Masonry:

Three bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Northland Concrete & Masonry, for a bid total of \$127,771. Administration recommends that the board award the contract to Northland Concrete & Masonry.

Combined Steel:

Four bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Superior Steel Erectors, for a bid total of \$167,228. Administration recommends that the board award the contract to Superior Steel Erectors.

Carpentry:

Seven bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Ebert Construction, for a bid total of \$576,600, including one alternate. Administration recommends that the board award the contract to Ebert Construction.

Roofing:

Five bids were opened on Thursday, October 21, 2026. However, one bid was withdrawn. Of the qualified bids, the lowest bidder was Peterson Brothers Roofing & Construction, for a bid total of \$1,235,000. Administration recommends that the board award the contract to Peterson Brothers Roofing & Construction.

Joint Sealants:

One bid was opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Carciofini Company, for a bid total of \$11,900. Administration recommends that the board award the contract to Carciofini Company.

Doors, Frames, Hardware, material only:

Three bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Contract Hardware Co., Inc., for a bid total of \$74,815. Administration recommends that the board award the contract to Contract Hardware Co., Inc.

Exterior Glass & Glazing:

One bid was opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Brin Glass Company, for a bid total of \$10,420. Administration recommends that the board award the contract to Brin Glass Company.

Drywall:

Five bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Custom Drywall, for a bid total of \$168,895. Administration recommends that the board award the contract to Custom Drywall.

Tile:

Three bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Commercial Flooring Services, for a bid total of \$50,425. Administration recommends that the board award the contract to Commercial Flooring Services.

Ceiling and Acoustical Treatment:

Three bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Janning's Acoustics, for a bid total of \$195,700. Administration recommends that the board award the contract to Janning's Acoustics.

Carpet & Resilient Flooring:

Eight bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Arnquist Home Center dba Arnquist Carpets, for a bid total of \$206,227. Administration recommends that the board award the contract to Arnquist Carpets.

Painting & Wallcovering:

Five bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Wasche Commercial Finishes, Inc., for a bid total of \$122,430. Administration recommends that the board award the contract to Wasche Commercial Finishes, Inc.

Window Treatments:

Three potential bids were submitted. Bidders didn't provide a complete bid and/or entered information incorrectly. This work scope will be re-bid after January 1, 2026. A separate recommendation will be made upon completion.

Manufactured Casework:

Five bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Northwest Cabinets, Inc., for a bid total of \$268,949. Administration recommends that the board award the contract to Northwest Cabinets, Inc.

Fire Suppression:

Six bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Viking Automatic Sprinkler Co., for a bid total of \$141,575. Administration recommends that the board award the contract to Viking Automatic Sprinkler Co.

Plumbing:

Six bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Associated Mechanical Contractors, Inc., for a bid total of \$378,000. Administration recommends that the board award the contract to Associated Mechanical Contractors, Inc.

Combined HVAC:

Nine bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Pioneer Power, LLC, for a bid total of \$4,239,000. Administration recommends that the board award the contract to Pioneer Power, LLC.

Electrical:

Five bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was LTL LED, LLC dba Wolf River Electric, for a bid total of \$1,334,270. Administration recommends that the board award the contract to Wolf River Electric.

Site Clearing & Earthwork:

Two bids were opened on Thursday, October 21, 2026. Of the qualified bids, the lowest bidder was Urban Companies, LLC, for a bid total of \$109,000. Administration recommends that the board award the contract to Urban Companies, LLC.

Recommendation:

It is recommended that the board accept bids for long-term facilities maintenance construction projects at Edgerton Elementary School totaling \$9,204,000.

 X Action Required

 Informational – No Board Action Requested