



Agenda Item: XIII.E.
Date Prepared: January 14, 2025
ISD 834 Board Meeting

Agenda Item: 2025 Stillwater Area High School Addition and Renovation – Construction Bids
Meeting Date: January 21, 2025
Contact Person: Mark Drommerhausen, Executive Director of Operations and Transportation

Background: Wold Architects have been working with Stillwater Area Public Schools staff over the past year to design the SAHS Main Office addition, upgrading the Special Education toileting area and classrooms, upgrading the Media Center workroom, replacing the Clay Art kiln room venting and kiln and replacing the Pony Market kitchen floor. The project is scheduled to break ground in the spring of 2025 and be completed for the start of the 2025-2026 school year. Kraus-Anderson Construction Company worked with Stillwater Area Public Schools and Wold Architects to solicit bids for the work being completed at Stillwater Area High School. The bids were opened on January 7, 2024.

To obtain the lowest construction cost for the project, Kraus-Anderson Construction Company broke the project down into 15 separate work scopes. Their role will be coordinating the schedule of each work scope during the construction project. Stillwater Area Public Schools will enter into a separate contract with the lowest responsible bidder for each work scope.

These bids came in within budget and will keep us on our construction timeline. The Stillwater Area High School addition and renovations will be funded by the 2024A School Building Bonds and Long-Term Facilities Maintenance Fund. Kraus-Anderson, Wold Architects and Stillwater Area Public Schools will be working throughout the project to minimize expenses.

The following is a description and amount of each work scope:

Work Scope	Lowest Responsible Bidder and Amount
Combined Work Scope 03-A: Concrete and Masonry	Eight bids were received for both work scopes. The lowest responsible bidder is Donald R. Frantz Concrete Construction, LLC of St. Paul, MN for a bid total of \$428,850.00.
Work Scope 05-A: Structural Steel	Three bids were received. The lowest responsible bidder is Red Cedar Steel Erectors, Inc. of Menomonie, WI for a bid total of \$69,500.00.
Work Scope 06-A: Carpentry	Seven bids were received. The lowest responsible bidder is Ebert, Inc. dba Ebert Companies of Loretto, MN for a bid total of \$513,300.00.
Work Scope 07-H: Roofing	Two bids were received. The lowest responsible bidder is Palmer West Construction Company, Inc. of Rogers, MN for a combined bid total of \$107,100.00
Work Scope 08-A: Doors, Frames and Hardware – Material Only	Four bids were received. The lowest responsible bidder is Bredemus Hardware Co., Inc. of St. Paul, MN for a bid total of \$69,854.00.



Work Scope 08-F: Entrances Aluminum Storefronts, and Curtain Wall	Two bids were received. The lowest responsible bidder Ford Metro, Inc. of Rochester, MN for a bid total of \$48,500.00.
Work Scope 09-A: Drywall	Five bids were received. The lowest responsible bidder is RTL Construction, Inc. of Shakopee, MN for a bid total of \$133,600.00.
Work Scope 09-B: Tile	Six bids were received. The lowest responsible bidder is Commercial Flooring Services, LLC of Eagan, MN for a bid total of \$89,654.00.
Work Scope 09-C: Ceiling and Acoustical Treatment	Two bids were received. The lowest responsible bidder is Acoustics Associates Inc. of Brooklyn Park, MN for a bid total of \$57,995.00.
Work Scope 09-D: Flooring	Eight bids were received. The lowest responsible bidder is M.C.I., Inc. dba Multiple Concepts Interiors of Waite Park, MN for a bid total of \$75,296.00.
Work Scope 09-K: Painting and Wall Covering	Eight bids were received. The lowest responsible bidder is Admiral Coatings, Inc. of Maple Lake, MN for a bid total of \$44,395.00.
Work Scope 21-A: Fire Suppression	Three bids were received. The lowest responsible bidder is Viking Automatic Sprinkler Company of St. Paul, MN for a bid total of \$41,110.00.
Work Scope 23-B: Combined Mechanical	Eight bids were received. The lowest responsible bidder is Sentra-Sota Sheet Metal, Inc. of Waite Park, MN for a bid total of \$393,200.00.
Work Scope 26-A: Electrical	Six bids were received. The lowest responsible bidder is B&B Electric, Inc. of Eau Claire, WI for a bid total of \$318,800.00.
Work Scope 31-A: Site Clearing and Earthwork	Four bids were received. The lowest responsible bidder is Dimke Excavating, Inc. of Hugo, MN for a bid total of \$45,000.00.

The total amount for 15 work scopes is \$2,436,154.00. Each lowest responsible bidder has been identified per work scope. Additional costs may be incurred during the project to resolve issues not identified in the construction documents. Kraus-Anderson Construction Company recommends entering into a contract with each lowest responsible bidder identified above. Administration requests approval to award the bids to the respective bidders.

Location(s): Stillwater Area High School

Project Name: Stillwater Area High School 2025 Addition and Renovation

Fund Expense: 2024A School Building Bonds, \$1,526,100
 Long-Term Facilities Maintenance Fund, \$910,054

Description: Constructing an elementary school in Lake Elmo Minnesota

Item: All work scopes identified above

Amount: \$2,436,154.00

Recommendation:

A motion and a second to approve the work scope contracts will be requested.

Motion by: _____ **Seconded by:** _____ **Vote:** _____