

Preliminary Bid Recap

JOB NAME: Hanover Elementary Mechanical Upgrades
ARCHITECT: DeVetter Design Group
BID DATE: Thursday October 9, 2025 2:00 PM



"right from the start"

Bid Sect	Action	DESCRIPTION	Estimate	Apparent Low Bid	Contractor
					Name
		TOTAL General Conditions	\$ 100,000	\$ 100,000	
5A		Steel Supply	\$ 20,571	\$ 41,474	KNB Contracting, LLC
5B		Steel Erection	\$ 20,286	\$ 40,499	KNB Contracting, LLC
6A		Carpentry	\$ 83,840	\$ 111,060	Yamry Construction, Inc.
6B		Architectural Woodwork	\$ 9,500	\$ 30,708	Woodside Industries, Inc.
8A		Doors, Frames & Hardware	\$ 18,050	\$ 32,273	Mid Central Door
8B		Aluminum Doors & Windows	\$ 62,250	\$ 78,488	Heartland Glass Company, Inc.
9A		Gypsum System	\$ 125,080	\$ 112,500	Andrews Custom Carpentry, LLC
9B		Acoustical Ceilings	\$ 99,524	\$ 115,815	St. Cloud Acoustics, Inc.
9C & 9E Combo		Floor Covering & Tilework	\$ 76,752	\$ 95,000	Super Set Flooring and Tile, LLC
9D		Painting	\$ 50,650	\$ 35,495	DeGolier Quality Painting, Inc.
9E		Tilework	\$ 6,600	in 9C	
10A		Signage	\$ 6,400	\$ 7,500	Allowance
21A		Fire Suppression	\$ 56,000	\$ 57,400	Breth-Zenzen Fire Protection, LLC
23A		Plumbing & HVAC Combination	\$ 1,500,000	\$ 1,913,950	St. Cloud Refrigeration, Inc. dba SCR, Inc.
26A		Electrical	\$ 350,000	\$ 290,590	Teknik, Inc.
		SUBTOTAL	\$ 2,585,503	\$ 3,062,752	
		Escalation	\$ 79,362		
		Design Contingency	\$ 99,202		
		Construction Contingency	\$ 187,889	\$ 187,889	
		ESTIMATED TOTAL COST	\$ 2,951,956	\$ 3,250,641	
		Misc. Owner Expenses	\$ 36,374	\$ 36,374	
		Permits, Plan Reviews	\$ 24,855	\$ 24,855	
		SOFT COSTS	\$ 61,229	\$ 61,229	
		TOTAL PROJECT	\$ 3,013,185	\$ 3,311,870	

Bid Results Recap - Hanover Elementary Mechanical Upgrades

Section		Bid #1	Bid #2	Bid #3	Bid#4	Bid#5	Bid#6	Bid#7	Bid #8	Average Bid	Low Bid	2nd Low Bid	Contract Amounts Without Alternates
	General Conditions	\$100,000								\$100,000	\$100,000	\$100,000	\$100,000
5A	Steel Supply	\$41,474	\$48,915							\$45,195	\$41,474	\$48,915	\$41,474
5B	Steel Erection	\$40,499	\$45,065	\$49,800	\$50,000					\$46,341	\$40,499	\$45,065	\$40,499
6A	Carpentry	\$111,060	\$147,700	\$199,500	\$224,000	\$249,900				\$186,432	\$111,060	\$147,700	\$111,060
6B	Architectural Woodwork	\$30,708	\$42,000	\$71,900						\$48,203	\$30,708	\$42,000	\$30,708
7C	EPDM Roofing Systems									\$0	\$0	\$0	\$0
8A	Doors, Frames & Hardware	\$32,273								\$32,273	\$32,273	\$32,273	\$32,273
8B	Aluminum Doors & Windows	\$78,488								\$78,488	\$78,488	\$78,488	\$78,488
9A	Gypsum System	\$112,500	\$119,390	\$132,000						\$121,297	\$112,500	\$119,390	\$112,500
9B	Acoustical Ceilings	\$115,815	\$119,000	\$124,000	\$166,720	\$199,850				\$145,077	\$115,815	\$119,000	\$115,815
9C	Floor Covering	\$80,000	\$80,860	\$87,060	\$88,885	\$26,625				\$72,686	\$80,000	\$80,860	\$80,000
9D	Painting	\$35,495	\$39,482	\$107,000						\$60,659	\$35,495	\$39,482	\$35,495
9E	Tilework	\$22,000	\$24,995	\$30,864	\$33,200					\$27,765	\$22,000	\$24,995	\$22,000
21A	Fire Suppression	\$57,400	\$61,200	\$163,000						\$93,867	\$57,400	\$61,200	\$57,400
23A	Plumbing & HVAC Combination	\$1,913,950	\$1,998,000	\$2,004,000	\$2,093,000	\$2,143,000	\$2,202,000	\$2,210,500		\$2,080,636	\$1,913,950	\$1,998,000	\$1,913,950
26A	Electrical	\$290,590	\$359,300	\$400,275	\$415,000					\$366,291	\$290,590	\$359,300	\$290,590
		\$0								\$0	\$0	\$0	\$0
TOTALS										\$3,512,708	\$3,069,752	\$3,304,168	\$3,069,752

Note:

Results do not include proposed alternates or unit prices.

Competitive Bid Savings =	\$442,956
% Savings =	14.43%
Number Of Contractors Interested	60
Number of Bids Received	56



5A *Steel Supply*

10/22/2025[authors int.]



5B *Steel Erection*

10/22/2025[authors int.]



BID RESULTS FORM

Architect:	DeVetter Design Group	No. Interested/Called:	5
Project Name:	Hanover Elementary Mechanical Upgrades	No. of Bids:	5
Date/Time:	Thursday October 9, 2025 2:00 PM	Estimate:	\$ 83,840

6A Carpentry												
Contractor	Bid Security	Addendums	Base Bid	Alt. 1	Alt. 2	Alt. 3	Alt. 4	Alt. 5	Alt. 6	Comments	App. Low Bid	2nd Low Bid
Yamry Construction, Inc.	Yes	1	\$ 111,060.00									
Ebert, Inc. dba Ebert Companies	Yes	1	\$ 147,700.00									
Andrews Custom Carpentry, LLC	Yes	1	\$ 199,500.00									
BCI Construction, Inc.	Yes	1	\$ 224,000.00									
KNB Contracting, LLC	Yes	1	\$ 249,900.00									



BID RESULTS FORM

Architect:	DeVetter Design Group	No. Interested/Called:	4
Project Name:	Hanover Elementary Mechanical Upgrades	No. of Bids:	3
Date/Time:	Thursday October 9, 2025 2:00 PM	Estimate:	\$ 9,500

6B	Architectural Woodwork
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Contractor	Bid Security	Addendums	Base Bid	Alt. 1	Alt. 2	Alt. 3	Alt. 4	Alt. 5	Alt. 6	Comments	App. Low Bid	2nd Low Bid
Woodside Industries, Inc.	Yes	1	\$ 30,708.00									
BCI Construction, Inc.	No	1	\$ 42,000.00									
KNB Contracting, LLC	Yes	1	\$ 71,900.00									
Northern Woodwork												



BID RESULTS FORM

Architect:	DeVetter Design Group	No. Interested/Called:	2
Project Name:	Hanover Elementary Mechanical Upgrades	No. of Bids:	1
Date/Time:	Thursday October 9, 2025 2:00 PM	Estimate:	\$ 18,050

8A **Doors, Frames & Hardware**

Contractor	Bid Security	Addendums	Base Bid	Alt. 1	Alt. 2	Alt. 3	Alt. 4	Alt. 5	Alt. 6	Comments	App. Low Bid	2nd Low Bid
Mid Central Door	Yes	1	\$ 32,273.00									
Wheeler Hardware												



8B *Aluminum Doors & Windows*

10/22/2025[authors int.]



9A	<i>Gypsum System</i>
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BID RESULTS FORM

Architect:	DeVetter Design Group	No. Interested/Called:	5
Project Name:	Hanover Elementary Mechanical Upgrades	No. of Bids:	5
Date/Time:	Thursday October 9, 2025 2:00 PM	Estimate:	\$ 99,524

9B Acoustical Ceilings												
Contractor	Bid Security	Addendums	Base Bid	Alt. 1	Alt. 2	Alt. 3	Alt. 4	Alt. 5	Alt. 6	Comments	App. Low Bid	2nd Low Bid
St. Cloud Acoustics, Inc.	Yes	1	\$ 115,815.00									
Minnesota Acoustics, Inc.	Yes	1	\$ 119,000.00									
Wood Acoustics, Inc.	Yes	1	\$ 124,000.00									
Acoustics Associates, Inc.	Yes	1	\$ 166,720.00									
Twin City Acoustics, Inc.	Yes	1	\$ 199,850.00									



BID RESULTS FORM

Architect:	DeVetter Design Group	No. Interested/Called:	5
Project Name:	Hanover Elementary Mechanical Upgrades	No. of Bids:	5
Date/Time:	Thursday October 9, 2025 2:00 PM	Estimate:	\$ 76,752

9C Floor Covering												
Contractor	Bid Security	Addendums	Base Bid	Alt. 1	Alt. 2	Alt. 3	Alt. 4	Alt. 5	Alt. 6	Comments	App. Low Bid	2nd Low Bid
Super Set Flooring and Tile, LLC	Yes	1	\$ 80,000.00							Combo \$95,000		
Grazzini Brothers & Company	Yes	1	\$ 80,860.00									
M.C.I., Inc. dba Multiple Concepts Interiors	Yes	1	\$ 87,060.00									
North Floors, LLC	Yes	1	\$ 88,885.00									
Arnquist Home Center, Inc. dba Arnquist Carpets Plus Color Tile	Yes	1	\$ 26,625.00									



9D *Painting*

10/22/2025[authors int.]



BID RESULTS FORM

Architect:	DeVetter Design Group	No. Called:	6
Project Name:	Hanover Elementary Mechanical Upgrades	No. of Bids:	4
Date/Time:	Thursday October 9, 2025 2:00 PM	Estimate:	\$ 6,600

9E Tilework												
Contractor	Bid Security	Addendums	Base Bid	Alt. 1	Alt. 2	Alt. 3	Alt. 4	Alt. 5	Alt. 6	Comments	App. Low Bid	2nd Low Bid
Super Set Flooring and Tile, LLC	Yes	1	\$ 22,000.00							Combo \$95,000		
Mid-State Tile Company, Inc.	Yes	1	\$ 24,995.00									
Blackhawk Tile & Stone, Inc.	Yes	1	\$ 30,864.00									
Grazzini Brothers & Company	Yes	1	\$ 33,200.00									
Arnquist Flooring												
MCI												



10A	Signage
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10/22/2025[authors int.]



21A *Fire Suppression*

10/22/2025[authors int.]



BID RESULTS FORM

Architect:	DeVetter Design Group	No. Called:	7
Project Name:	Hanover Elementary Mechanical Upgrades	No. of Bids:	7
Date/Time:	Thursday October 9, 2025 2:00 PM	Estimate:	\$ 1,500,000
23A	Plumbing & HVAC Combination		

Contractor	Bid Security	Addendums	Base Bid	Alt. 1	Alt. 2	Alt. 3	Alt. 4	Alt. 5	Alt. 6	Comments	App. Low Bid	2nd Low Bid
St. Cloud Refrigeration, Inc. dba SCR, Inc.	Yes	1	\$ 1,913,950.00									
Thelen Heating & Roofing, Inc.	Yes	1	\$ 1,998,000.00									
Davis Mechanical Systems	Yes	1	\$ 2,004,000.00									
Chappell Central, Inc.	Yes	1	\$ 2,093,000.00									
Sentra-Sota Sheet Metal, Inc.	Yes	1	\$ 2,143,000.00									
Weidner Plumbing and Heating Co.	Yes	1	\$ 2,202,000.00									
McDowall Company	Yes	1	\$ 2,210,500.00									



26A	Electrical
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10/22/2025[authors int.]