

**Long-Range Facilities Plan Status Report**  
**Provided by Johnson Controls, Inc.**  
**April 9, 2010**

**Property Acquisition**

Denfeld: All property acquisitions are completed.

Lester Park: All property acquisitions are completed.

Congdon: We have one property in possession. We are working with three others and hope to bring them to this month's School Board meeting.

Laura MacArthur: All property acquisitions are completed.

Grant: We are working on one final property for acquisition.

Piedmont: We are continuing to work with Christ Lutheran Church.

Western Middle School: Western Middle School: We are working on acquisition of all properties on this site. The Rainbow property will be closing this month and we will have immediate possession. The RR property appraisal has been done and is now in the works with making a deal with the RR. We have offers out to most of the others and have closed and have possession of 3 properties, Purchase agreements on 2 others and closed on 2 others, waiting for possession. We are working on the County land also for a couple parcels and the main building site for the school.

**Project Design and Construction**

- Denfeld High School - Exterior masonry (brick) will be started in April. Plans are being made with staff to vacate the building in summer to allow contractors access to the entire facility. Bossardt, FJJ and DSGW are working with contractors to prepare for renovations.
- Eastern High School – Foundations are being completed. Bossardt and ARI are working to begin structural steel erection by May 1. Steel is currently being fabricated in the Duluth area.
- Eastern Middle School – Kraus-Anderson has started initial remodeling to accommodate staff during the summer. KA and LHB are working together to prepare for starting construction of the pool addition, all Sitework, and renovations of the 1966 addition this June.
- Lincoln Park Middle School – Property acquisition is proceeding. The EAW process is completed. Competitive bids will be received by KA and LHB by May. Construction will begin in July.

- Laura MacArthur Elementary – Bossardt is working with DSGW and contractors to finish the foundations for this new school. Meanwhile, structural steel is being fabricated in the Duluth area for steel erection that will start in May.
- Lester Park Elementary – Kraus-Anderson is working with SJA to start construction in May. Structural steel is being fabricated in the Duluth area.
- Piedmont Elementary – The existing Piedmont School demolition will occur in April. SJA and KA have acquired competitive bids. Following award of contracts in May, construction of the new school will begin.
- Grant Elementary - DSGW is designing working documents for Grant. An August construction start is currently planned.
- Congdon Park Elementary – Design efforts continue by John Ivey Thomas. Schematic design plans will be presented for School Board review in the near future. The construction start has been changed to June of 2012 to accommodate students, and to allow contractors sufficient time for this project.

#### **Utilization of Local Contractors and Labor**

- Johnson Controls, Bossardt and Kraus-Anderson are continuing to work closely with the Duluth Builder's Exchange and the Duluth Building and Construction Trades Council to:
  - a. Comply with Minnesota Competitive Bidding Statutes.
  - b. Comply with the LRFP Project Labor Agreement.
  - c. Maximize the utilization of local contractors and local labor.
- Of the 305 construction contracts awarded to date by the School Board for the LRFP, 159 (or 52%) have been awarded to local contractors as defined by the Duluth Builder's Exchange. On the basis of dollar volume, contracts totaling \$78,819,000 (or 59%) have been awarded to these local firms. This is evidence of the impact of ISD 709 utilizing the Construction Management approach where local contractors have greater assurance their low bid will actually be used.
- In addition, 90.4% of consulting agreements and related sub-consulting agreements (i.e. 47 out of 52) have been awarded to local professional service firms (e.g. architects, engineers, testing and surveying firms).
- Attached please find:
  - a. An updated LRFP Contractor/Supplier/Consultant Listing.