AGENDA

ROSEAU BOARD OF EDUCATION

September 30, 2019

1. Call to Order at __:___ P.M.
2. Roll Call
   2. 1. Roll Call: Pete Kvien, Vonda Danielson, Thor Didrikson, Micky Hulst, Tim Fugleberg, Jodee Haugen
   2. 2. Administration: Tom Jerome
3. Approval of Agenda
   3. 1. A motion was made by _____, seconded by _____ and UC that, BE IT RESOLVED that the Board of Education approve the agenda of the September 30th, 2019 Work Session as presented/amended.
4. Work Session 2

   - School Board members, Dan Miller and associates from JLG Architectural Firm, members of the subset of School Facilities Improvement Task Force as well as representatives from "Kraus Anderson" will meet in work session to confirm Roseau School District goals and priorities as well as timeline of events necessary for completion as they relate to My 12th, 2020 Roseau School District building ballot question(s).

5. Adjournment
   Motion_____ Second_____

JLG k12 architects

ROSEAU COMMUNITY SCHOOLS
ARCHITECTURAL DESIGN

ROSEAU COMMUNITY SCHOOLS
AUGUST 28, 2019

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JLG Architects helped the Grand Forks School District capture and repurpose unprogrammed corridor square footage into educational learning commons space outside of the classrooms.

DISCOVERY ELEMENTARY SCHOOL
GRAND FORKS, ND

JLG architects k12

Dear Mr. Jerome and School Board,

JLG Architects is pleased to present our professional services proposal for Roseau Community Schools' upcoming facility needs. We have toured your facilities and have a good understanding of the facility issues your District is facing. We firmly believe we have the right project experience and team to make your upcoming project a success for your students, staff and community!

EXPERIENCE JLG Architects has an incredible amount of experience with K12 projects in our portfolio. Our 3 decades of experience has resulted in work with over 85+ school districts and more than $3 Billion in construction. We have a dedicated K12 practice studio with dedicated K12 staff that are engaged in organizations regionally and nationally promoting Next Century teaching and learning. We desire to bring our experience and expertise to work for you.

CAPACITY A major differentiator for our firm is the depth of resources we can bring to Roseau Community Schools. We will keep your point-of-contact/key staff consistent while leveraging our 120+ employees to seamlessly navigate all stages of the planning process on the timeline you desire. We can make that promise because we have these resources at our disposal.

VISION The best ideas are often come from within your District. Students, teachers, administration, and even community members will often intuitively know what the right solution should be, but just need the professional help to make that vision a reality. That is our mission at JLG; to help you realize your facility vision in a collaborative process that you own. We look forward to discussing this process in more detail with you.

RIGHT TEAM Having the right team and personnel is key to project success. We have assembled an outstanding team of JLGers that you will enjoy working with and will be a tool to your success on the upcoming referendum and subsequent projects. Additionally, we have a highly experienced pool of consulting engineers that have teamed with JLG for decades and will be hand-picked for your work with your input.

This is an exciting opportunity for us. We wish to bring our firm's project approach, processes, staff, and capabilities to you as your tool for your success. Successful clients are happy clients. Happy clients are repeat clients. We want to demonstrate our commitment to you and be Roseau Community Schools' trusted advisor for years to come.

We look forward to working with you and building a relationship for not only your immediate facility needs, but for your future projects as well.

Sincerely,

Dan Miller, AIA, LEED AP BD+C | dmiller@jlgarchitects.com | Principal Officer

Andrew Budke | abudke@jlgarchitects.com | K12 Designer

Josh Kehrwald, AIA | jkehrwald@jlgarchitects.com | Project Manager/Project Architect

JLG Architects
124 North Fourth Street | Grand Forks, ND 58203
701.746.1727 | jlgk12.com

SECTION 1

FIRM OVERVIEW

JLG is one of the top 100 K-12 Architecture Firms on *Building Design+Construction's* annual Industry Giants list in the U.S.

JLG Architects

Founded in 1989 as a two-person architecture firm, JLG's 120 employee-owners across our 13 offices approach architecture in the same way we do the design of our company – to stand the test of time. As one the country's top 50 Best Places to Work (Inc. Magazine) and 50 Most Admired Companies (MSN Money), **JLG is driven by the belief that what we do is more than just a job; it's about making life better for our clients and communities.** We do that by elevating what it means to provide value by creating collaborative solutions that increase our clients' well-being, brands, and bottom lines without ever missing a budget; and by giving back by donating 1% of our architectural billings every year to not-for-profit service.

K12 EDUCATION ARCHITECTURE

Studies have shown that the classroom environment can affect a child's academic progress over a year by as much as 25%. JLG's in-house primary and secondary education practice studio is focused on creating NEXT-Century learning environments that are flexible enough to grow and change into the 22nd century while remaining responsible to the budgets of today. JLG has built new or renovated millions of square feet of learning spaces for 85+ school districts around the region. **Our unique JLG process propels your project forward in a clear, open and transparent way that delivers your needs, builds excitement and limit surprises.**

100+
Design Awards
Committed to raising the bar & elevating expectations

<1%
Design Change Orders
New construction average at JLG – the national average is 2-5%

16
LEED Projects
Average 23% energy savings on all JLG buildings

GOOD DESIGN & GOOD SENSE

At our heart, JLG lives and breathes design excellence; it counts – at every level and for every position. **We use innovative design to generate solutions that solve problems and prepare our clients for the future.** Function is the baseline; form is what lifts up the spirit and elevates the experience.

ON BUDGET, ALWAYS

At JLG, our clients' budgets are as intertwined in our design solutions as the architecture itself. We work closely with our clients to create value-driven "experiences" that are regularly cost-checked by our in-house cost estimating team. **JLG averages 1.4% under budget on thousands of projects over almost 30 years.**

THOUGHTFUL STEWARDSHIP

At JLG, we are careful stewards of our clients' and Earth's finite resources. We take seriously our responsibility to balance immediate needs and pressures on time and finances with long-term impact and value. **We create solutions that meet our clients' goals while lowering operation costs and designing flexible buildings that last well into the next generation.**

ADDRESSES OF ALL OFFICES

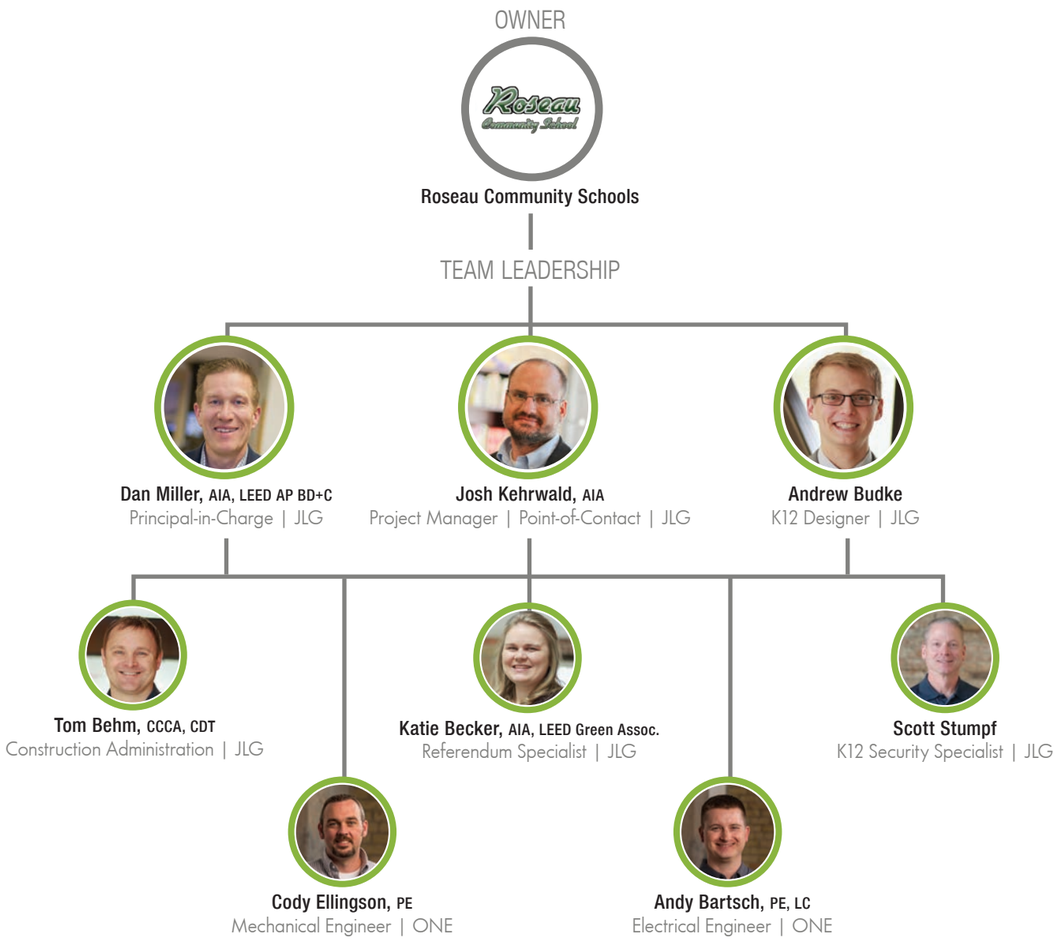
- 525 Broadway, Alexandria, MN 56308
- 416 East Main Avenue, Bismarck, ND 58501
- 314 Main Avenue Suite #2, Brookings, SD 57006
- 103 First Avenue West, Dickinson, ND 58601
- 214 Broadway, Fargo, ND 58102
- 124 North Third Street, Grand Forks, ND 58203
- 322 First Avenue North Suite #600, Minneapolis, MN 55401
- 2705 Fourth Avenue North West, Minot, ND 58703
- 510 Ninth Street Suite #202, Rapid City, SD 57701
- 609 Fourth Street North West, Rochester, MN 55901
- 232 South Main Avenue, Sioux Falls, SD 57104
- 505 West Saint Germain Street, Suite #200 St. Cloud, MN
- 301 Second Street East Suite #400, Williston, ND 58801

YEARS DELIVERING EDUCATIONAL PROJECTS 30 Years

SECTION 2

TEAM & EXPERIENCE

Team Organization & Resumes



JOSH KEHRWALD
AIA

Project Manager
Point-of-Contact
JLG Architects

Registered Architect: MN
17 Years Experience

Josh will manage the implementation of the District's project goals through all phases.

As a Project Manager with over 15 years of experience, Josh has delivered some of JLG's largest, most complex, and visible design projects throughout the region. Josh is familiar with the minute details associated with each of these methods, and is able to leverage the ins-and-outs of each to ensure healthcare projects stay on schedule and on budget. Josh received a Master of Architecture and Bachelor of Environmental Design from Montana State University, where he was also a member of the school's club hockey team. Josh is able to convey this in-depth knowledge of project process and delivery to his clients to simplify a very complex process.

SELECT EXPERIENCE

- Eagle Valley School; Alexandria, MN
- Lakes Area Charter School
- Alexandria High School; Alexandria, MN
- Grand Forks Central High School; Grand Forks, ND
- Wachter Middle School; Bismarck, ND

DAN MILLER
AIA, LEED AP BD+C

Principal-in-Charge
JLG Architects

Registered Architect: MN
LEED-Accredited Professional + Building Design Construction
25 Years Experience

Dan will help lead the pre-referendum and masterplanning stages of the project.

As JLG's K12 Practice Leader and a principal architect within JLG, Dan Miller has over 24 years of experience shaping learning environments and their communities in the Upper Midwest. Dan's commitment to architecture has earned his work over 30 industry awards, and Dan himself received the 2003 Young Architect of the Year from the North Dakota Chapter of the American Institute of Architects. In 2009, he named one of Prairie Business Magazine's "20 Under 40." Dan is a Registered Architect in Minnesota, South Dakota and North Dakota, as well as a LEED-Accredited Professional and is certified as an active shooter responder instructor.

SELECT EXPERIENCE

- Watford City High School; Watford City, ND
- Williston High School; Williston, ND
- Discovery Elementary School; Grand Forks, ND
- Edison Elementary School; Minot, ND
- South Prairie K-8 School; Minot, ND
- Minot Public School Elementary Additions; Minot, ND

ANDREW BUDKE

K12 Designer
JLG Architects

7 Years Experience

Andrew will guide the facility design as it progresses from preliminary space planning to construction documents.

Andrew comes to JLG after earning a Master of Architecture and a Bachelor of Science with majors in Environmental Design and Music from North Dakota State University. While at NDSU, Andrew received the Presidential Scholarship, the Bill Euren Fellowship, the North Dakota State Grant, the Class of 1949 Scholarship, and the Freshman Scholarship, was President of the Tau Sigma Delta Architecture Honor Society, and graduated Summa Cum Laude. Andrew was a member of the NDSU Saxophone Quartet, which won the 2010 MTNA-ND Chamber Ensemble Competition and performed in the final round of the 2012 Coleman Chamber Music Competition in Pasadena, CA.

SELECT EXPERIENCE

- Williston High School; Williston, ND
- EGF Senior High Expansion and Remodel; East Grand Forks, MN
- South Heart Pre-Referendum; South Heart, ND
- Ray, ND Facility Assessment and Master Plan; Ray, ND
- Grand Forks Facility Assessment and Master Plan; Grand Forks, ND

KATIE BECKER
AIA, LEED GREEN ASSOCIATE

Referendum Specialist
JLG Architects

Registered Architect: ND
LEED Green Associate
5 Years Experience

Katie will address educational assessments and the space programming as it relates to the District's unique values.

As a key player in JLG's dedicated k12 practice studio, Katie has been heavily involved in research and implementation of new design trends and making sure our projects meet to today's standards of education. Katie started at JLG after earning a Master of Architecture and a Bachelor of Science in Environmental Design from North Dakota State University. After graduation Katie joined JLG full time and is now located in our Sioux Falls office. She is currently a member of the Association for Learning Environments.

SELECT EXPERIENCE
- Watford City High School; Watford City, ND
- Williston High School; Williston, ND
- Discovery Elementary School; Grand Forks, ND
- Watford City Elementary School; Watford City, ND
- Bismarck Century High School; Bismarck, ND
- East Grand Forks High School; East Grand Forks, MN
- Edison Elementary School; Minot, ND
- Groton Elementary School; Groton, SD

TOM BEHM
CDT, CCCA

Construction Administration
JLG Architects

Certified Document Technician
Certified Construction Contract Admin
25 Years Experience

Tom will have close collaboration with the design team on constructability, budget, and schedule.

As the Director of Construction Services, Tom is JLG's in-house Estimator and Construction Manager, and oversees JLG's construction services team on all projects. Through his years of experience, Tom can offer a scrutinizing eye to every project that comes across JLG's table. He is dedicated to being under budget; he excels at troubleshooting project costs and thinking of alternative ways to get the project in on budget. Tom received a degree in Architectural Drafting and Design Technology from Northwest Technical College in 1993 and is a member of the Construction Specifications Institute.

SELECT EXPERIENCE
- Grand Forks Central Fine Arts and Gymnasium Addition; Grand Forks, ND
- Grand Forks Central Renovation; Grand Forks, ND
- Valley Middle School Addition and Remodel; Grand Forks, ND
- Watford City High School; Watford City, ND
- Williston High School; Williston, ND
- Discovery Elementary School; Grand Forks, ND

SCOTT STUMPF

K12 Security Specialist
JLG Architects

33 Years Experience

Scott will provide review and comment on the safety and security aspects of the design as it develops

Scott is a Law Enforcement Instructor at Alexandria Technical Community College where he educates students in a variety of areas of law enforcement to include classroom and learning lab environments. Not only is he an educator, but Scott is a licensed peace office as well. Since the start of his career as a police officer in 1986, he has been trained in enforcing state and local laws, and is qualified and practiced as a use of force instructor, firearms instructor, defensive tactics instructor, and field training officer, school drug education officer, and investigator. Scott has 32 years' experience of educational and law enforcement brings a unique perspective to the dialog of School Safety.

SELECT EXPERIENCE
- A.L.I.C.E. Instructor (Alert, Lockdown, Inform, Counter, Evacuate); Active Shooter Training
- Taser X-26 & M26 Advanced Taser Instructor- Taser International
- Firearms/Use of Force Instructor - St. Paul P.D. Professional Development Institute

CODY ELLINGSON
PE

Mechanical Engineer
Obermiller Nelson Engineering

Professional Engineer
15 Years Experience

Cody will be responsible for the mechanical and plumbing aspects of the Roseau Community Schools.

Cody has worked on several office buildings, medical facilities and agricultural facilities. Cody has put together several energy efficient systems utilizing geothermal heating/cooling as well as innovative control systems to be among the highest of industry standards in regards to low operating costs. Through experience and study, he has gained several certifications that he has utilized to work directly on equipment in commercial buildings to provide the additional understanding of the special requirements of each piece of equipment.

SELECT EXPERIENCE
- Ada Borup School Upgrades; Ada, MN
- Bagley School Upgrades; Bagley, MN
- Brainerd Public Schools, Harrison Elementary School; Baxter, MN
- Brainerd Public Schools, Nisswa Elementary School; Nisswa, MN
- Center Cass School; Casselton, ND
- Chisago Lakes High School Addition; Lindstrom, MN
- Ellendale School Addition and Remodeling; Ellendale, ND
- Perham High School; Perham, MN

ANDY BARTSCH
PE, LC

Electrical Engineer
Obermiller Nelson Engineering

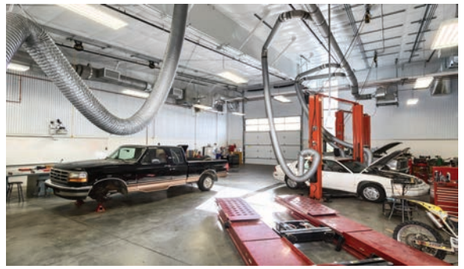
Professional Engineer
18 Years Experience

Andy will be responsible for the electrical, power, lighting, and special systems.

Andy has project experience higher education, government, commercial, healthcare, assisted living, residential, religious, hospitality, office, and civic market segments. His experience includes design and specification of site lighting, lighting control systems, interior lighting, power distribution, grounding, under floor heating systems, electric heat, electrical service, engine generator systems, UPS systems, data systems/ telephone and television systems, nurse call systems, door access systems, doctor patient registry systems, video surveillance systems, fire alarm systems and sound systems (paging and background music). Working in the field since the age of 14, Andy has gained experience in electrical engineering ranging from lighting control systems to fire alarm systems.

SELECT EXPERIENCE
- Perham High School; Perham, MN
- Moose Lake Community School; Moose Lake, MN
- Ada Borup School Upgrades; Ada, MN
- Ashland Schools Remodel and Addition; Ashland, WI

Similar High School Experience



Williston High School

WILLISTON, NORTH DAKOTA

Relevance: A 21st Century new high school with a focus on CTE that is tailored to the needs of the regional industries.

Williston sits in the epicenter of the explosive growth resulting from the technological advances in oil development in Western North Dakota. The demographic projections for the city of Williston project a total population growth of 94.7% over a seven year window. JLG led the community through programming and planning for the possibility of a new high school facility – converting the former 5-8 middle school. The concepts were developed and entered the public input phase which featured extensive use of public forums to discuss options, costs, and final solutions. After a successful bond passage, the project has just completed construction.

The new high school includes a competition gym, cardio and wrestling rooms, music rehearsal and practice rooms, art rooms, a media center and an outdoor stadium. The campus also includes a standalone building for specialized career and technical education (CTE). Most of the classrooms are gathered in their own wing, away from the public areas, in order to create a connection between the community and the school. All of the public spaces are organized along a central spine, punctuated regularly by "storefronts," both for ease of use and security.

Completion Date
2016

Square Footage
175,000 new construction

Delivery Method
CMAR

Cost Information
Construction Cost: $62,504,257
3.8% Under Budget

Client Reference
Michael Campbell, Superintendent
701.572.1580

Luverne High School Renovation & Addition

LUVERNE, MINNESOTA

Relevance: Transforming the existing school framework into NEXT-Century learning environments that save cost by saving space.

JLG Architects is currently collaborating with the Luverne School District to generate a facility improvements that will transform their campus into a 21st Century Learning Environment that brings two separated elementary and Middle/High School facilities together into a cohesive single facility. With the addition of a 750 seat performing arts center and a new commons /cafeteria, Luverne Schools is positioned to now be a community destination for fine arts events and community gatherings. Expanded elementary class space allows flexibility for learning and room for special educational needs to be right-sized for the student population. Middle school classroom wings are being transformed into Professional Learning Communities by grade level with a shared learning commons in each community. Existing class environments throughout the facility are being transformed into flexible learning spaces with increased technology, learning stations, and ample storage. A holistic vision of safety and security is now being applied to the School campus that now is providing an ordered control of access to and from the facility. By focusing the construction budget on key areas of the building, the entire facility is being transitioned to a future-ready campus for education.

Completion Date
2019

Square Footage
49,089 new construction
10,5050 renovation

Delivery Method
CM Agency

Cost Information
Construction Budget: $23,500,000

Client Reference
Craig Oftedahl, Superintendent
507.283.8088

Park Christian School Renovation

MOORHEAD, MINNESOTA

Relevance: Existing classroom settings transformed in to 21st Century Professional Learning Communities with focus on the fine arts and activities.

Park Christian School has commenced on a building vision to grow their enrollment capacity from 400 to 600 students. With JLG moderating a district and community wide participatory design process, PCS is planning for a new elementary expansion that accommodates a professional Learning Community (PLC) model and engages the students with outdoor learning opportunities that are connected to the interior learning environment. A new athletics/activities expansion is planned as well as a new music suite and a new secure public commons and entry to the campus. The middle school and high school grades are transitioning into new 21st-Century learning spaces that are being fashioned from the previously existing elementary areas of the facility. As the mission and growth of PCS continues, their new facility will be able to expand as they grow due to the expansion points being master-planned into their campus by JLG.

Completion Date
2019

Square Footage
67,218 existing
23,212 phase 1
25,415 phase 2

Delivery Method
CM Agency

Cost Information
Construction Budget: $10,000,000

Client Reference
Jason Loney
701.232.3665

Century High School Renovation

BISMARCK, NORTH DAKOTA

Relevance: The entire organization of CHS was re-envisioned to create a collaborative, 21st Century learning environment that spans across all educational departments.

Bismarck Public Schools called on JLG to create a master plan for Century High School and then implement the projects once the master plan was completed. Comprised of two phases, Phase 1 of the master plan is the first step towards bringing the building's student population capacity to 1,600 students through renovations and additions to the existing building. These include expanding the commons and creating a secondary servicing area to increase the number of students staying on campus for lunch and allowing for more seating space, as well as better function and flow for concessions. These updates first require a move in the administration spaces, including a small addition to the west side that organizes the administration area and creates a main entry focal point for the building. This new entrance is meant to provide clarity as well as a single and secure access point for students and parents each school day. Phase II of the Century master plan addresses critical space needs for nearly every user group that was not improved in Phase I. The objective is to have enough classroom and core spaces to accommodate 1,600 students. This project also brings art classes into the secured building and eliminates modular classrooms with a two story addition to the east. The music spaces have been updated through both an addition and some renovation to their teaching spaces. There is also a significant renovation portion which provides upgrades to current FACS spaces, expands the current Special Education area, and significantly improves that athletics and physical education locker room, storage and faculty areas.

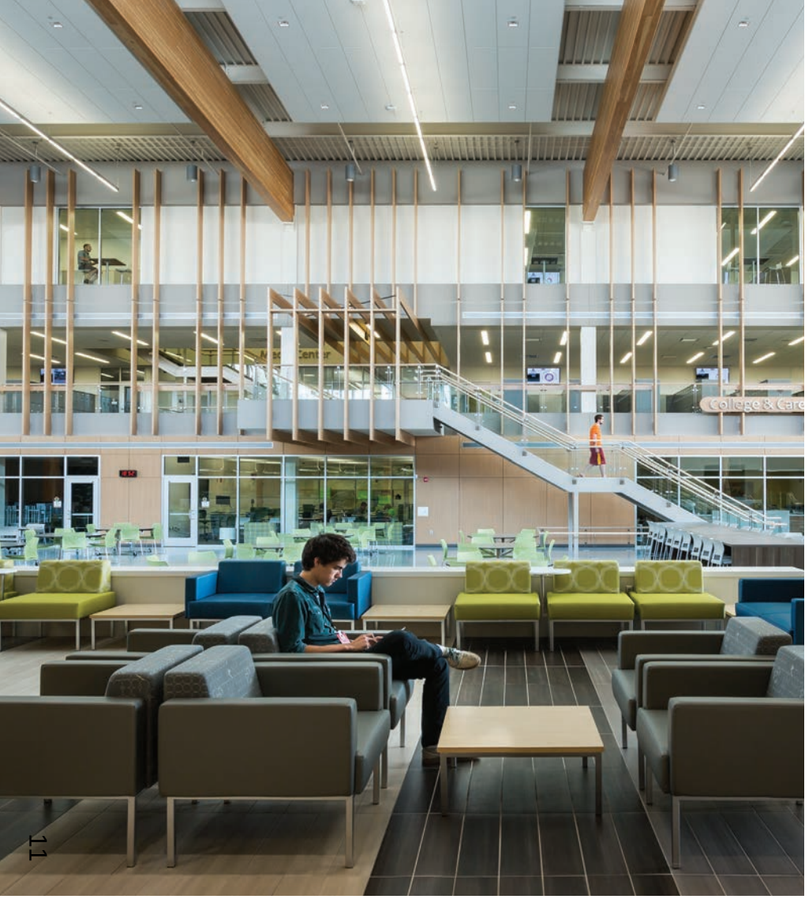
Completion Date
2019

Square Footage
88,300 renovation & addition

Delivery Method
Design-Bid-Build

Cost Information
Construction Budget: $11,000,000

Client Reference
Darin Scherr, BPS Business and Operations Manager
701.323.4500



Alexandria Area High School

ALEXANDRIA, MINNESOTA

Relevance: The standard in collaborative NEXT-Century learning environments while embracing out-state Minnesota values.

Following a schoolwide master plan, JLG Architects worked closely with the Alexandria community to design the "world's greatest high school," which incorporates all of the typical high school spaces—commons, administration, laboratories, classrooms, and physical education—in an environment that encourages students to think outside the box. Utilizing an open design concept, some of the classrooms have typical walls, while other rooms have half-walls or moveable walls for flexibility. With the goals of being not only a school, but an arts center, the Alexandria High School offers indoor and outdoor performance spaces. JLG worked with Cuningham Group, and was specifically retained to plan and design the sports and recreation areas of the project.

Design Awards
Project of the Year, Minnesota Contractors Association
CEFPI Project of Distinction
Finance & Commerce "Top Project"
A4LE MacConnell Award Finalist

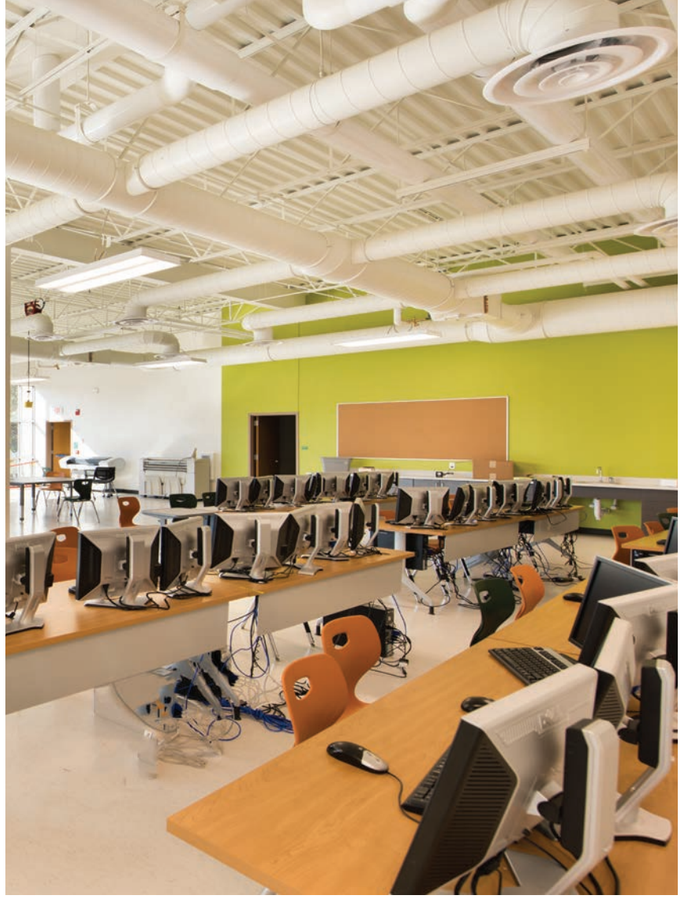
Completion Date
2014

Square Footage
200,000 new construction

Delivery Method
CMAR

Cost Information
Construction Cost: $54,988,764
9.8% Under Budget
1.7% Design Change Orders

Client Reference
Trevor Peterson, Business Administrator
320.762.2141



East Grand Forks High School

EAST GRAND FORKS, MINNESOTA

Relevance: A re-imagining of the high school setting culminates in a fine arts community and an activities learning environment that is accessible to the community.

Faced with growing enrollment, an aging facility and remote classrooms the East Grand Forks Public School District #595 engaged JLG to assess the existing building's ability to meet the needs of future generations of students. Educational adequacy, building condition and code reviews highlighted opportunities for improvements to the existing High School and identified the need to expand. The re-envisioned High School enhances collaboration between departments, updates STEM resources to meet emerging technologies, consolidates Arts and Music programs to support the Performing Arts Center, doubles shop space to meet 'Project Lead the Way' criteria and expands undersized gymnasium and athletic facilities.

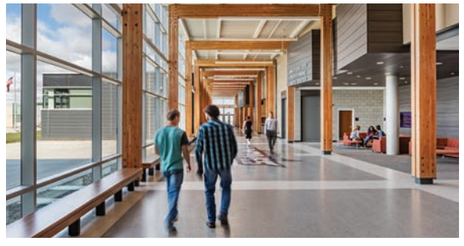
Completion Date
2017

Square Footage
58,645 addition & renovation

Delivery Method
CMAR

Cost Information
Construction Cost: $19,439,309
.1% Under Budget
1% Design Change Orders

Client Reference
Brian Loer, Principal
218.773.2405



Watford City High School

WATFORD CITY, NORTH DAKOTA

Relevance: WCHS combines resources to create an all-inclusive, community-wide campus for recreation, learning, events, and economic development.

After explosive oil boom-related growth, the McKenzie County School District and JLG Architects came together to initiate an aggressive plan to not only meet their space needs, but create a new-and-improved academic program to transform their future graduates and create a sense of place and identity for the whole community. A new high school facilitates the 21st Century collaborative learning environments and flexible education needed in the modern day delivery of academics. An open, light-filled concourse greets students, staff and visitors and is an organizing "street" that connects all the components of the buildings program, all the way from the gym to the classroom wing and everything in between. The concourse, locker bays and cafeteria offer sweeping views of the site and landscape beyond. The design includes exciting and modern athletic facilities that work together with the adjacent Event Center for an unprecedented teaching experience and venue. The cafeteria and kitchen are a destination point in the building, rather than a circulation space which allows for its flexible use as a teaching and community event space without disruption. A state-of-the-art theater is located in the heart of the facility and provides new opportunities for the students and enhances opportunities for the arts in the entire community.

Design Award
AIA North Dakota, Honor Award

Completion Date
2015

Square Footage
161,000 new construction

Delivery Method
CMAR

Cost Information
Project Budget: $50,207,725
GMP: $43,731,300
Construction Cost: $49,488,431

Client Reference
Dr. Steven Holen, Superintendent
791.444.3626

Northland Community Schools Renovation & Addition

REMER, MINNESOTA

Relevance: A deep study of the facility conditions yields 10,000 more SF of space than what the District original thought possible.

JLG Architects is completed the design work on a K-12 school in Remer, MN for the Northland Community Schools ISD 118. We were engaged following the referendum process and tasked with developing and documenting a design to fit a previously established aggressive schedule. The original pre-referendum design was predicated on removal of 85% of the existing facility and creating new construction space to satisfy the programmatic needs of the school. The approach suggested (and subsequently implemented) by JLG Architects was to keep a larger percentage of the existing building, and repurposing this space from high school academic space to elementary academic space. As a result, the school district received about 10,000 sf of additional space. Additionally, all of the academic spaces were designed to maintain as much flexibility as possible, allowing the teaching methodologies to adjust and adapt over time without need for significant renovations or remodeling efforts.

Completion Date
2017

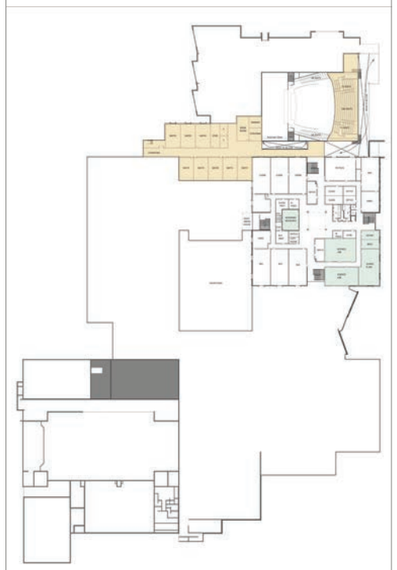
Square Footage
58,338 addition
57,294 renovation

Delivery Method
CM Agency

Cost Information
Construction Budget: $19,200,000
14.8% Under Budget at Bidding
Construction Cost at Bidding: $16,400,000

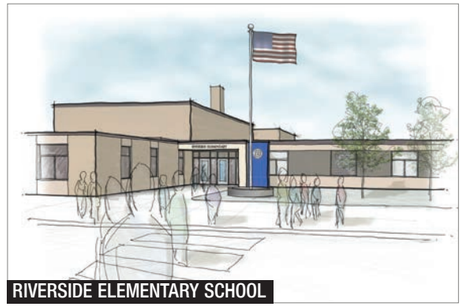
Client Reference
Tim Maclyn, Former Superintendent
605.778.6231

BRAINERD HIGH SCHOOL FIRST FLOOR



BRAINERD HIGH SCHOOL SECOND FLOOR

LOWELL ELEMENTARY SCHOOL



RIVERSIDE ELEMENTARY SCHOOL

BAXTER ELEMENTARY SCHOOL

Brainerd Public Schools

BRAINERD, MINNESOTA

Relevance: JLG provided the conceptual planning for multiple District-wide projects that culminates in a $75+ million total improvements of the High School.

The Brainerd Public School District recently passed the largest school facility bond referendum in Minnesota, outside of the Metro area. Under the program management of ICS Consulting, JLG Architects joined a team of multiple design professionals as the K12 education-expert architecture firm for this $200 million multiple-facility undertaking. Working to ensure that the Brainerd School District's goals for Next-Century Educational learning environments was consistent throughout the 13 facilities that were scheduled for improvements or new construction; JLG Architects established the schematic design direction for the projects based on the pre-referendum scope and budgets that had been established. Many of these conceptual k12 school project designs were turned over to the teaming firms of WSN and Wold to be completed with JLG continuing in an educational planning – advising role. JLG Architects is carrying the full design of Harrison Elementary, Lowell Elementary, and Riverside Elementary to completion for the Brainerd School District.

Completion Date
2021, 2022

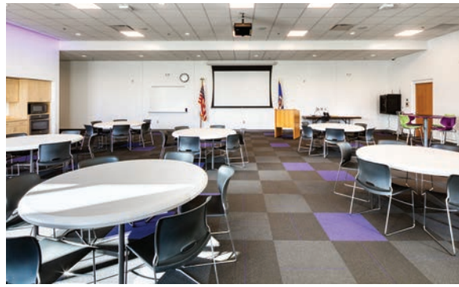
Square Footage
various

Delivery Method
CM Agency

Cost Information
Referendum Budget: $200,000,000

Client Reference
Laine Larson, Superintendent
218.454.6911

BEFORE



Hill City Facility Upgrades

HILL CITY, SOUTH DAKOTA

Relevance: Community vision leads to an expanded activities learning environment that is also is a community resource.

The Hill City School District wanted to create fitness and multi-purpose spaces within their existing facility that would serve the whole community as well as the students and staff. Hill City engaged with JLG to create these spaces as well as upgrade the existing spaces to shape the building for NEXT Century education. A new front entrance was created to accommodate a secure entrance for the students while providing community access for the public. By creating the new entrance, the team was able to provide much needed daylight into the new spaces by utilizing large expanses of glass windows – creating a welcoming entrance and connection to the community.

Completion Date
2018

Square Footage
45,000 new construction

Delivery Method
CM Agency

Cost Information
Construction Cost: $3,200,000

Client Reference
Pat Rendle, Superintendent
605.697.2394

Barnes County North K12 School

WIMBLEDON, NORTH DAKOTA

Relevance: A NEXT-Century learning environment that combine economy and efficiency four a rural community.

After two failed bond referendums due to a lack of unification among 17 small communities, the Barnes County North School District had reached an impasse. With three facilities constructed decades ago that were facing a host of major issues, the District needed a solution to keep their students, teachers, and bottom line healthy and successful. Enter a new idea. Could a single new school building be so efficient that it could pay for itself? Could it improve the quality of education, unify the seventeen small towns and create a sense of community for the students that would now all be under the same roof? With the help of a strong architectural team the District felt it could by constructing the new Barnes County North K12 School without an increase in taxes.

The District tightened its building footprint from that across the three original buildings and, coupled with a highly efficient geo-thermal heating/cooling plant, reduced their utility costs by 85%. Staffing needs were reduced by 38%.

The increased student density allowed the district to add new course offerings and having all 350 students under the same roof has inspired the student body (school nickname is the Bison) to adopt the slogan "Our Strength is in the Herd".

Completion Date
2013

Square Footage
85,000 new construction

Delivery Method
CM Agency

Cost Information
Construction Cost: $15,015,033
.1% Under Budget
.3% Design Change Orders

Client Reference
Doug Jacobson, Former Superintendent
701.646.6202

DISCOVERY ELEMENTARY SCHOOL

SCHROEDER MIDDLE SCHOOL

RED RIVER HIGH SCHOOL

CENTRAL HIGH SCHOOL

Grand Forks Public School District

GRAND FORKS, NORTH DAKOTA

Relevance: A 30 year relationship that is built on trust, great educational design, and value.

JLG Architects has been the trusted advisor to the Grand Forks School District for the last 30 years. From the design and construction of Red River High School, to the implementation of Discovery Elementary that is a new paradigm shift in NEXT-Century learning environments for primary grade levels, JLG has assisted the District with the majority of their facility-related needs.

In fact, Central High School has had only JLG designs implemented over the past 30 years on this downtown high school campus. From the events and activities wing of the 1980's, to the reconstruction of the entire campus after the flood of 1997, to the most recent fine arts additions and renovations, JLG continues to be the go-to firm for CHS. Most recently, JLG just helped the Grand Forks School District formulate a District-wide facility condition assessment and master plan that identified more than $50 million of deferred maintenance that is being timed and spaced out over the next 10 years.

Completion Date
1989-Present

Square Footage
various

Delivery Method
various

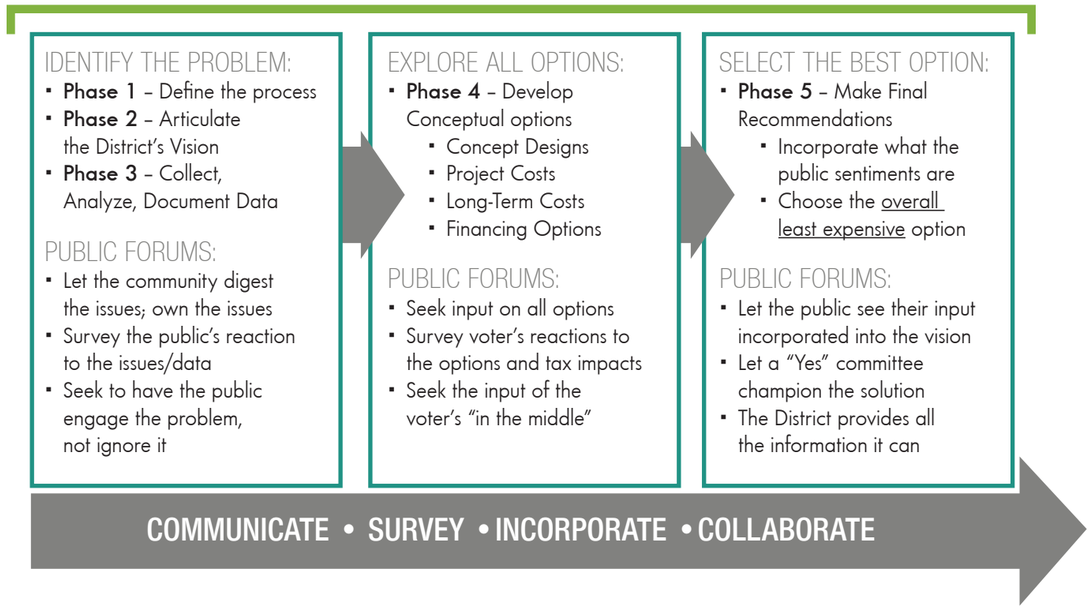
Cost Information
Construction Cost: $44,702,146

Client Reference
Chris Arnold, Building and Grounds Director
701.746.2200

SECTION 3

PROJECT APPROACH

JLG Architects believes that the best solutions for NEXT-Century Learning environments comes from combing the vision of the Roseau School District's leadership with the shared values of the community. This can only be done in an open and transparent planning process that LISTENS and EXPLORES. Then the right solution becomes an obvious choice.



JLG can moderate planning and visioning workshops with students, staff and community representatives to balance the priorities of everyone in the Roseau community.

Project Approach

A. Describe the project design philosophy and approach of the project team:

JLG Architects structures our design teams for K12 work to be led by dedicated members of the JLGk12 Practice Studio. With over 120 JLG employees supporting our Roseau Community Schools project team leaders, JLG has the capacity, experience, and horsepower to complete your project on-time with high quality documents that offer a cost-effective and smooth construction process. Our consultants are selected for their familiarity with the K12 market in Minnesota as well as their deep understanding of JLG's processes and standards.

We believe that the design process is as much of a "product" as the final design solution is. Our goal is to help you realize the vision that you already have for your School District. From engaging the community to help you communicate the educational planning, to offering guidance to your educational staff to re-think how they can teach within their new educational facilities, JLG is the right tool for Roseau Community Schools to make their educational vision and goals a reality.

B. Describe the process to be utilized by the lead designers to achieve a high quality performance school in conformance with educational and cost objectives:

Roseau Community Schools has already done a great job of prioritizing facility needs and assessment of the school conditions. You are really at the cross-roads of using that information to launch into an exploration of what will be the right solution for your District. We recommend a taskforce that can represent both district staff, students and the community to work with JLG to test out various planning solutions and balance the potential costs against the tax appetite of the community. JLG will then assist the taskforce and District in communicating and surveying the community about the viability of the proposed facility solutions. Only when this balance between needs and cost is met, then we recommend proceeding to a referendum vote. It may sound simple, but it is not always the easiest to balance all the competing interests when it comes to such large investments in our schools. We look forward to elaborating more on this planning process in person with you.

C. Describe the approach that will be utilized to incorporate the District's guidelines and requirements for educational environment and facility standards:

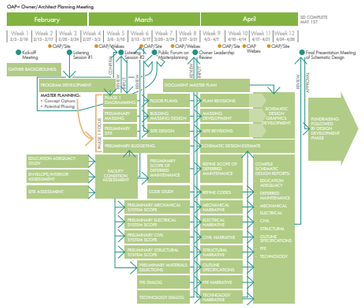
JLG Architects' K-12 experience has been done by a successfully collaborated Owner/Arch relationship for school districts. The owner and architect each bring a unique focus to the project process. The architect's primary responsibility is to carry out the District's programmatic needs and seek the best design quality practically possible while adhering to the indicated schedule and budget requirements.

Your administration and staff are key to success for JLG to incorporate the best educational standards and requirements into the design. While we will continually present new ideas from our K12 design experience to you, ultimately the series of listening sessions and collaborative user group design meetings are your platform to express your design vision. It's JLG's job to make that vision into reality in the design that emerges. JLG will coordinate a design schedule that works for your administration and teaching representatives guides the discussion from the big picture to the details.

D. Describe procedures proposed to monitor and manage the schedule from design through occupancy and closeout:

JLG's approach to design production scheduling is a balance between pacing the design decisions required of the Owner and the production / modeling time required by our design staff and consultants to produce the final construction documents for bidding and construction. We start this balancing process by proposing a graphic timeline that has blocks of tasks delineated over a series of weeks, each block showing the estimated time required by the design team to complete those tasks. Superimposed over these time-defined blocks of tasks are meeting dates and milestone dates that show when critical decisions / agenda items need to be addressed and reviewed. This allows your school staff and facility committee members to see and understand how the timing of decisions coincides with the production of the design. Your district is empowered to prioritize issues and decisions when you are armed with the ability to understand the impact to the overall schedule by all the decisions that will be upcoming in the design process.

From the initial review of the design timeline with the building committee, we will re-visit the timeline at each meeting to show progress. As issues come up, they can be discussed as to whether they warrant an adjustment to the overall timeline or not. Opportunities will always rise in the design process that may make the final design better, but sometimes there is a cost in time to explore those opportunities. Continually quantifying those opportunities with the time impact they may generate is the best way to allow the school district to utilize its staffing and time resources as well as allowing the District to best maximize the resources of the design team to their advantage.



SAMPLE DESIGN SCHEDULE

E. Describe your procedures for monitoring and managing the quality of the project though contract closeout:

JLG Architects' quality control process consists of four mechanisms: standardized procedures, layered (or multiple) staff/ disciplines, our QA review process for the design documents, and quality control during the construction phase.

Standardized Procedures While the concept of a "checklist" may seem rigid and formulaic, JLG's unique Project Checklist, that is customized for K12 work, is actually structured in order to maximize creativity by minimizing potential issues and other surprises which can throw off budgets, schedules and programs. JLG's 48-page project process checklist covers all aspects from pre-contractual to project closeout/post project. This checklist is a guide to all the staff working on the project during each phase of design. In addition to the JLG checklist, the Districts standards and checklists for submittal requirements will be superimposed over JLG's standards. Another standard procedure of JLG is progress reports. These progress reports are sent to the client at an interval predetermined at the kickoff meeting with the clients' needs in mind. Typically done weekly or bi-weekly, a one-page summary of what has been accomplished, what will be accomplished next, and what possible risks to the success of the project are currently observed.

Layered (or Multiple Staff) Disciplines Within JLG, each project is assigned a principal-in-charge, a project manager/ architect (PM/PA), and a project designer, plus project support staff as needed. Even though the scope of the project could be accomplished by one competent project architect, we believe that the division of responsibilities throughout the design process allows for more checks and balances, and also allows each team member to focus more specifically on their role. For example, the project manager/architect is primarily responsible for the schedule and staffing availability for the project and focuses on making sure the overall goals of the client are attained. This frees up the project designer to specifically dedicate their time, under the direction of the PM/PA seeing that the specific design needs of the client are ultimately incorporated into the final construction documents. Specialized staff, like Katie Becker, our K12 Planner, oversee the programmatic function of the developing design and the link between the design process and the District's educational space standards. The principal-in-charge then is the final fail-safe for client satisfaction. The PIC is an additional contact point for communication and oversees the design process as it is implemented by the PM/PA and the PD.

Quality Assurance (QA) Review Process No matter what the project, every JLG construction set is quality-reviewed at 16 different review points within the SD, DD and CD phases, in addition to the District's standard review periods for each phase of the work. QA is integral through the life of the project design and documentation process. Code and constructability reviews are conducted by JLG's Director of Construction Services and Director of Production in Schematic Design and Design Development to address any potential issues early to avoid rework during design. Design teams work closely with in house documentation and construction experts as needed on their projects and formal QA reviews of the contract documents is scheduled at 75% complete in both Design Development and Construction Documents.

Quality Control During the construction phase, the project is assigned a Construction Services Specialist who assures that the construction process goes smoothly and creates an effective communication plan amongst the Owner, Contractor and JLG design team to assure that decisions are made fairly and a timely manner. The CSS also assists in site visits, submittals and change order review, works closely with the owner to hire a code required third-party testing agency, and helps to ensure QAQC is being followed and met. JLG's quality control team provides on-site follow-through during construction to make sure what is designed gets built.

Your District's leadership are the stewards of the taxpayer's dollar. JLG assumes that same responsibility. "Over-budget" is not an option!

F. Describe your procedure to manage the total expenditures for the project from design through occupancy and closeout:

At JLG, we are proud to be hardworking, purpose-driven people who understand the value of a dollar, and we approach our projects in the same way. No two projects or clients are created alike and, as such, JLGers are driven by finding solutions and opportunities to unique problems. We are dedicated to doing what's right for our clients and our projects – which means we stay on budget.

Led by JLG's Director of Construction Services, our in-house cost estimating and constructability team has averaged 1.4% under budget on thousands of projects over 30 years.

Every project team at JLG works with our estimators to create a set of criteria and goals which are used to evaluate all project decisions in order to make the best programmatic, budgetary and scheduling choices. In turn, JLG's estimators provide clear, accurate and defined breakdowns of all project costs at multiple checkpoints throughout the design process using a unique JLG cost database. They also make recommendations for where to focus the majority of funds – for example, in highly visible areas – and where costs could be minimized without a dramatic modification to the design intent.

More importantly, JLG's estimators look over possible change orders, which have the possibility to not only break, but shatter, a budget during construction. They collaborate closely with engineers, construction managers and other consultants to identify possible budget breakers and fix those situations before they occur to mitigate any surprises in the field. On average in the United States, design change orders account for 2-5% of the total project cost. At JLG, design change orders average less than 1% on new construction.

G. Describe your approach to ensure that the District's short term and long-term goals are addressed in regards to facility operation and maintenance:

On-going ease of facility operations is a prerequisite for the design process with JLG. Whether it is testing pay-back on various building systems or coordinating our specifications to match the materials that the District already stocks, JLG will continually be looking for options to make facility maintenance and operations simple for Roseau Schools. Also, through our Q/A process, your facility staff will have opportunity to be guided through the main systems and material choices so your preferences and review are evident in the final design documentation.

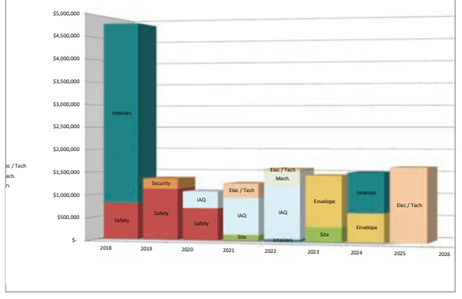
While a facility condition assessment was done in 2017 for Roseau Schools, JLG will re-visit that study and have our engineering team review it with your District's facility staff. We will develop a shared understanding of the condition of your facilities, what can still be utilized and what should be replaced.

Since all deferred maintenance issues may not be able to be addressed in your upcoming referendum project, JLG can assist the District with the added service of planning out your LTFM (long term facilities maintenance needs to match your LTFM funding stream. This can ensure your constituents that you have a plan in place to care for ALL of your facilities needs, not just the main priorities of the referendum project.

terest/Inflation	2018	2019	2020	2021	2022	2023	2024	2025
0%	$ 12,000,000	$ 7,599,509	$ 6,663,691	$ 6,010,102	$ 5,173,909	$ 4,012,138	$ 2,990,874	$ 1,901,568
	Total District Maint Costs	Total District Maint Costs	Total District Maint Costs	Total District Maint Costs	Total District Maint Costs	Total District Maint Costs	Total District Maint Costs	Total District Maint Costs
	$ 4,820,491	$ 1,355,818	$ 1,073,588	$ 1,256,193	$ 1,581,771	$ 1,441,264	$ 1,509,307	$ 1,629,125
Maintenance Fund Yr Ex	$ 7,179,509	$ 6,243,691	$ 5,590,102	$ 4,753,909	$ 3,592,138	$ 2,570,874	$ 1,481,568	$ 272,443

Yearly Expenditures by Category

	2018	2019	2020	2021	2022	2023	2024	2025
Site Improvements	$ -	$ -	$ -	$ 125,191	$ -	$ 320,100	$ -	$ -
Envelope	$ -	$ -	$ -	$ -	$ -	$ 1,121,164	$ 635,717	$ -
Safety	$ 795,491	$ 1,123,375	$ 702,596	$ -	$ -	$ -	$ -	$ -
Security	$ -	$ 232,444	$ -	$ -	$ -	$ -	$ -	$ -
Interiors	$ 4,025,000	$ -	$ -	$ -	$ 40,714	$ -	$ 873,589	$ -
Indoor Air Quality	$ -	$ -	$ 371,082	$ 817,713	$ 1,149,208	$ -	$ -	$ -
Mechanical	$ -	$ -	$ -	$ -	$ 340,538	$ -	$ -	$ -
Electrical / Networking	$ -	$ -	$ -	$ 313,289	$ 51,312	$ -	$ -	$ 1,629,125



LTFM MASTER PLANNING SERVICES

H. Outline quality control and quality assurance procedures for this project:

While every project is unique, there are certain built elements that come up time and time again. After 30 years, JLG has thousands of tried-and-true technical and design details for schools – for example, the proper ceiling clearances for basketball courts or mounting heights and layouts for teaching walls – and we use those as a starting point to craft construction drawings that get built right.

No Surprises. While the concept of a "checklist" may seem rigid and formulaic, JLG's unique Project Checklist is actually structured to maximize value-driven creativity by minimizing potential issues and other surprises which can throw off budgets, schedules, and programs. The JLG Checklist covers all aspects from before the contract is signed through closeout, and will be overlaid with Roseau Community Schools' standards and checklists for submittal requirements. We communicate the checklist and process to the entire team through regular progress reports that summarize what has been accomplished, what is forthcoming, and any potential risks to the success of the project.

Quality Assurance. No matter what the project, every JLG construction set is quality-reviewed at 16 different points in the DD and CD phases by JLG's dedicated Production Leader. Our Production Leader checks for technical and code compliance, and works closely with the specifications writer to eliminate any questions that may arise in the field.

Quality Control. JLG's quality control team provides on-site follow-through during construction to make sure what is designed gets built. For critical construction components, JLG sets up pre-installation meetings and mockups. Once in the field, JLG meets and walks the site on an ongoing basis and communicates any concerns or questions through field reports, one-on-one calls, or construction meetings.

I. Capability of proposed Architect team to collaborate and integrate the various team members to meet the District's needs and achieve the District's desired outcome in the short term through longer of the facility:

At JLG, we plan for our collective success. As a professional services firm, our greatest asset is our people and so we know that robust and high-functioning project management systems for our people are non-negotiable. Over the course of our thirty years, we have custom-built those systems to align with our culture of client service and design excellence, ensuring not only quality, but consistency, efficiency, and predictability.

Specifically, those systems include:

Development of specialized teams. We are a team of specialists, not generalists, resulting in greater depth of knowledge, efficiency, and bandwidth.

Project front-end alignment process. We set up your project in-house the day we decide to pursue it. We match the talent with the opportunity, overlay scope and schedule to map the work plan, and then plug in hours to our customized Schedule Manager months in advance of actually receiving a notice of award so as to hit the ground running.

Integrative software and technology. We have worked with Ajera Project Management engineers to customize their software to our unique model, resulting in a detailed schedule manager that monitors projects schedules and drills to a reporting and agility level not utilized by other firms. Our IT backbone supports the real-time collaboration of all team members, regardless of geographic location and time zone.

Construction Manager Experience

The design team has extensive experience with the Construction Management project delivery. In Construction Managed projects, the Owner contracts separately with a designer and a construction manager. In this delivery method, the design and construction phases overlap, which offers significant input into a project's constructability before the design is complete. The majority of JLG's projects have been completed, via construction management over the last decade.

The Construction Managed delivery method is most successful when the CM is engaged to:

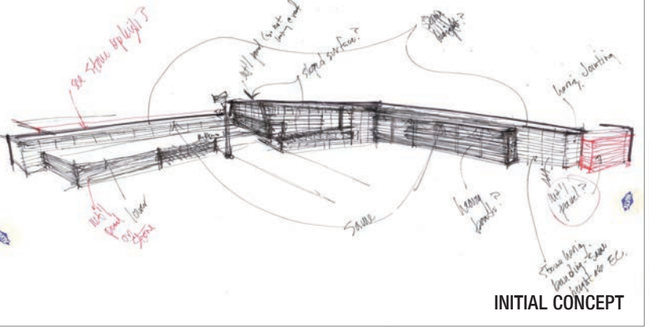
- Evaluate cost implications of design decisions
- Develop a construction schedule with the team and the Owner which may include consideration of "early construction packages" or the pre-purchase of long lead materials
- Consider appropriate contingency planning with the Owner and Architect
- Provide scheduled cost updates until the issuance of Construction Documents or establishment of a Guaranteed Maximum Price
- Complete Quality Assurance / Quality Control sessions with the design team
- Coordinate with the design team during Commissioning, Occupancy, and close-out

JLG has worked with Construction Management on several projects, including:

- Woodland Elementary School; Alexandria, MN
- Alexandria High School; Alexandria, MN
- Garfield Elementary School; Alexandria, MN
- Clearbrook-Gonvick k12 School; Clearbrook, MN
- Win-E-Mac k12 School; Erskine, MN
- Luverne School Addition and Renovation; Luverne, MN
- EGF High School Addition; East Grand Forks, MN
- UM-Morris WCROC; Morris, MN
- UMC Wellness Center; Crookston, MN
- SCSU Shoemaker Hall; St. Cloud, MN
- SCSU Herb Brooks National Hockey Center; St. Cloud, MN
- Sanford Moorhead Clinic; Moorhead, MN
- Discovery Elementary School; Grand Forks, ND
- South Heart School Addition; South Heart, ND
- Twin Buttes Elementary School; Twin Buttes, ND
- Watford City High School; Watford, ND
- Williston High School; Williston, ND
- UND School of Medicine & Health Sciences; Grand Forks, ND
- LRSC Erlandson Technical Center; Devils Lake, ND
- UND Wilkerson Commons Renovations; Grand Forks, ND
- BSC Communications and Creative Arts Center; Bismarck, ND
- WSC Front Drive; Williston, ND
- WSC Stevens Hall; Williston, ND
- Sanford Fargo Medical Center; Fargo, ND
- Williston Area Recreation Center; Williston, ND
- Highlands Engineering Headquarters; Dickinson, ND
- Ward County Government Campus; Minot, ND
- Lead-Deadwood School Improvements; Lead, SD
- Groton Elementary School Addition and Renovation; Groton, SD
- Sanford Fieldhouse Power Center; Sioux Falls, SD
- Sanford Pentagon; Sioux Falls, SD

SECTION 4

LITIGATION & REFERENCES

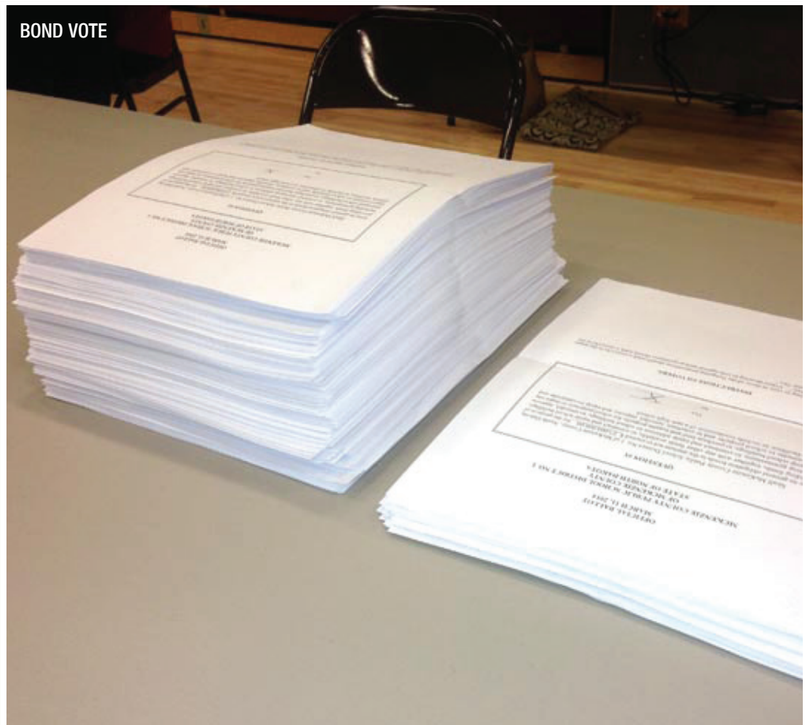

INITIAL CONCEPT

3D RENDERING

ACTUAL BUILT

JLG led McKenzie County School District through a detailed educational study, master plan and bond referendum for a new high school – which passed by 90%.

MCKENZIE COUNTY SCHOOL DISTRICT
WATFORD CITY, ND


BOND VOTE

Litigation

In JLG's 30-year history, we have been named in group lawsuits two times. Both of the suits have been resolved and JLG was not found to have been at fault.

Client References

Brainerd Public Schools
Laine Larson, Superintendent
laine.larson@isd181.org
218.454.6911

D-G-F Public Schools
Bryan Thygeson, Superintendent
bthygeson@dgf.k12.mn.us
218.477.6946

Harrisburg Elementary School
Jim Holbeck, Frmr. Superintendent
Jim.Holbeck@k12.sd.us
605.743.2567

Underwood School
Jeremy Olson, Frmr. Superintendent
jeremyolson@isd593.org
218.281.5313

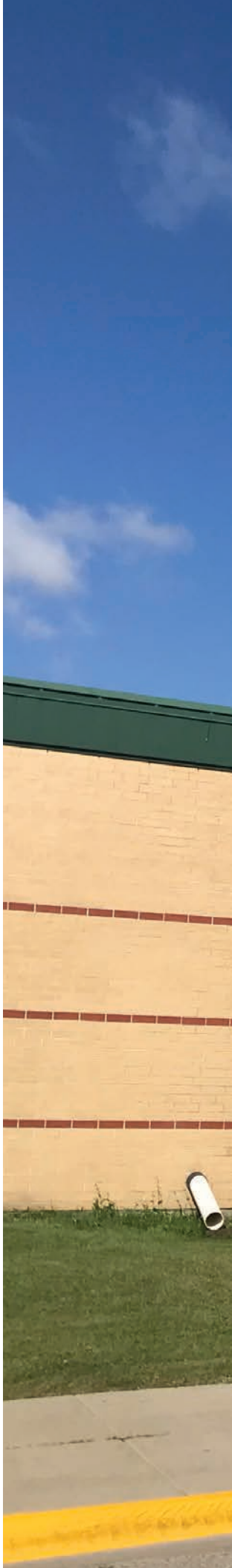
Northland Community Schools
Tim Mayclin, Former Superintendant
tim.mayclin@k12.sd.us
605.778.6232

ENR Mountain States'
Design Firm of the Year

Inc. Magazine's 50
Best Places to Work in America

MSN Money's 50
Most Admired Companies in the U.S.

Building Design+Construction's
Top K12 Education Architecture Firms in the U.S.

JLG architects 30 YEARS

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