



November 26, 2024

Mr. Scott Hogen
Mankato Area Public Schools
10 Civic Center Plaza
Mankato, MN 56002

RE: **Mankato West High School Renovation and Additions**
Contract Award Letter

Dear Mr. Hogen:

This letter is concerning the contract awards for the above referenced project that was bid on November 7, 2024.

Kraus-Anderson has verified bidders and we submit the following lowest responsible bidders and their total bid amount:

<i>Work Scope</i>	<i>Contractor, City, State</i>	<i>Bid Amount</i>
WS 08F	Aluminum Storefronts, Entrances & Glazing	Ford Metro, Inc. Rochester, MN
		BEST VALUE Base Bid
		Alternate #1
		Alternate #3
		Alternate #4
		Alternate #5
		Total 08F Contract
WS 23B	Combined Mechanical	Harty Mechanical Austin, MN
		BEST VALUE Base Bid
		Alternate #1
		Alternate #3
		Alternate #4
		Alternate #5
		Total 23B Contract
WS 26A	Electrical	Laketown Electric Corporation Waconia, MN
		BEST VALUE Base Bid
		Alternate #1
		Alternate #3
		Alternate #4
		Alternate #5
		Total 26A Contract

WS 01J	Final Cleaning	Prime Solutions LLC Bloomington, MN	Base Bid	\$85,000.00
			Alternate #1	\$0
			Alternate #3	\$0
			Alternate #4	\$0
			Alternate #5	\$0
			Total 01J Contract	\$85,000.00
WS 02A	Demolition	Frattalone Companies Little Canada, MN	Base Bid	\$1,044,800.00
			Alternate #1	\$0
			Alternate #3	\$0
			Alternate #4	\$0
			Alternate #5	\$0
			Total 02A Contract	\$1,044,800.00

WS 03B	Structural Precast	Molin Concrete Products Company Lino Lakes, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 03B Contract	\$2,172,054.00 \$0 \$0 \$0 \$0 \$2,172,054.00
WS 05A	Structural Steel Material	Ben's Structural Fabrication, Inc. Waite Park, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 05A Contract	\$1,287,163.00 \$0 \$0 \$0 \$0 \$1,287,163.00
WS 05B	Structural Steel Erection	Spartan Steel Erectors, Inc. Mound, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 05B Contract	\$716,200.00 \$0 \$0 \$0 \$0 \$716,200.00
WS 07F	Metal Panel	Nordstrom Architectural Sheet Metal & Roofing Rockford, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 07F Contract	\$926,700.00 (\$11,130.00) (\$135,700.00) \$0 \$0 \$779,870.00
WS 08D	Specialty Door	Skold Specialty Contracting, LLC. Elk River, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 08D Contract	\$43,900.00 \$0 \$0 \$0 \$0 \$43,900.00
WS 09B	Tile	Grazzini Brothers & Company Egan, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 09B Contract	\$683,433.00 \$0 \$0 \$0 \$0 \$683,433.00
WS 09C	Ceilings & Acoustical Treatment	Sonus Interiors, Inc. Golden Valley, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 09C Contract	\$913,500.00 \$0 \$0 \$0 \$0 \$913,500.00
WS 09D	Flooring – Resilient and Carpet	Rickway Inc, DBA Rickway Carpet Mankato, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 09D Contract	\$423,100.00 \$0 \$0 (\$30,000.00) \$0 \$393,100.00
WS 09G	Terrazzo	Advance Terrazzo & Tile Co., Inc. Coon Rapids, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 09G Contract	\$197,300.00 \$0 \$0 \$224,650.00 \$0 \$421,950.00

WS 09K	Painting	Admiral Coatings, Inc. Maple Lake, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 09K Contract	\$305,400.00 \$0 \$0 \$0 \$0 \$305,400.00
WS 10J	Lockers	Wenger Corp. Owatonna, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 10J Contract	\$18,790.00 \$0 \$0 \$0 \$0 \$18,790.00
WS 11K	Athletic Equipment	H & B Specialized Products, Inc. Eden Prairie, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 11K Contract	\$231,600.00 \$0 \$0 \$0 \$0 \$231,600.00
WS 12C	Manufactured Casework	Woodside Industries, Inc. Cavalier, ND	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 12C Contract	\$483,449.00 \$0 \$0 \$0 \$0 \$483,449.00
WS 12H	Multiple Seating	SAAFE, LLC Ellendale, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 12H Contract	\$410,228.00 \$0 \$0 \$0 \$0 \$410,228.00
WS 21A	Fire Suppression	The Fire Group, Inc. Sioux Falls, SD	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 21A Contract	\$702,315.00 (\$400.00) \$0 \$0 \$0 \$701,915.00
WS 31C	Special Foundation	Michels Corporation, Inc. Otsego, MN	Base Bid Alternate #1 Alternate #3 Alternate #4 Alternate #5 Total 31C Contract	\$1,343,888.00 \$0 \$0 \$0 \$0 \$1,343,888.00

Base Bid Total: \$24,776,320.00

Total Alternate #1: \$(11,530.00)

Total Alternate #3: \$(135,700.00)

Total Alternate #4: \$194,650.00

Total Alternate #5: \$598,305.00

Contract Total Including Accepted Alternates: \$25,422,045.00

Remaining Anticipated Contracts:

WS 03-A Concrete – BEST VALUE

WS 04-A Masonry

WS 06-A Carpentry – BEST VALUE

WS 07-H Roofing



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WS 08-A Doors, Frames, Hardware – BEST VALUE
WS 09-A Drywall – BEST VALUE
WS 09-F Wood Flooring – BEST VALUE
WS 09-H Fluid Applied Athletic Flooring
WS 13-E Special Purpose Room
WS 14-B Elevator
WS 31-A Site Clearing & Earthwork
WS 32-A Asphalt Paving
WS 32-B Concrete Paving – BEST VALUE
WS 32-C Athletic & Recreation Surface
WS 32-F Landscape & Irrigation

Anticipated Contract Total: \$35,665,936.60

We have enclosed the Bid Tabulation sheets that reflect the bids received.

If you have any questions regarding this information, please do not hesitate to contact me at 612.490.0256.

Very truly yours,

KRAUS-ANDERSON® CONSTRUCTION COMPANY



Mike Veaderko
Project Manager



KRAUS-ANDERSON®



design | build | repair | replace

Mankato Area Public Schools
10 Civic Center Plaza
Mankato, MN, 56001
November 19, 2024

Subject: Mankato West High School Project Bid Package 07-F

Dear Mankato Area Public Schools,

I hope this message finds you well. We have conducted a thorough review of the bid that we recently submitted for the metal panel work scope (Package 07-F) for the Mankato West project. It has come to our attention that there was a mathematical error, and we had mistakenly omitted the roof equipment screens in our price. We did acknowledge the addenda where this was noted, however, the price for that component did not carry through to our summary estimate file prior to entering the final number. The cost for the roof equipment screens was \$220,600.00. Therefor the total price for the base bid would have been a total of \$908,301.00.

We understand the importance of accuracy in these matters and apologize for any inconvenience this may cause. We are eager to discuss this with you to see if there is a way to still proceed with the addition of the omitted price for the equipment screen (\$220,600.00).

If the best course of action is to withdraw our bid, we understand and kindly request the return of our bid bond due to this mathematical error.

Thank you for your understanding and consideration of our request. Please feel free to contact me directly if you wish to discuss this further.

Sincerely,

A handwritten signature in black ink that reads "Eric Dosch".

Eric Dosch
Vice President
Schwickerts Tecta America
edosch@tectaaamerica.com
Cell: (507) 995-0538

330 Poplar Street
Mankato, MN 56001
507.387.3101

204 Schumann Dr. NW
Stewartville, MN 55976
507.281.0611

8600 West 125th Street
Savage, MN 55378
612.284.4233

1841 E. 1450 Road
Lawrence, KS 66044
913.674.4445



Tim's Construction Group

11025 255th Ave NW
Zimmerman MN 55398

Bid Withdrawal

Re: Mankato Area Public School District
Project: Mankato West High School Building Renovation & Additions
Work Scope – 9 B Tile

To School District

I am writing to formally request that the district allow Tim's Construction Group to withdraw our bid for the Mankato West High School Building Renovation & Additions project due to a clerical error.

We understand the importance of this project and the need to move forward with the lowest responsible bidder. We sincerely apologize for any inconvenience this may cause. Please return bid security.

Thank you for your time and consideration.

Best regards,

Olena Yurchenko
Tim's Construction Group

Project Manager/Estimator
olena@timstile.com
(612)772-1365

10/14/2024



BID TABULATIONS

WS 08F - Aluminum Storefronts, Entrances & Glazing - BEST VALUE

[illegible]



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 23B - Combined Mechanical - BEST VALUE[illegible]



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Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

Electrical 26A - BEST VALUE

	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER
	Laketown Electric Corporation	BLK Electric, Inc.	Hunt Electric Corporation	Master Electric Co., Inc.		
BID SECURITY	BOND	BOND	BOND	BOND		
CONTRACTOR AFFADAVIT	Yes	Yes	Yes	Yes		
ADDENDA REC'D.	1-3	1-3	1-3	1-3		
BASE BID	\$2,929,300.00	\$3,100,750.00	\$3,915,657.00	\$5,450,000.00		
COMBINED BASE BID						
Alt #1 Entry Vestibule	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #2 Additional Solatubes	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #3 MP-2A and MP-2B	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #4 Terrazzo Flooring	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #5 Emergency Generator	\$588,305.00	\$575,666.00	\$643,100.00	\$1,210,000.00		
Alt #6 Wall Panel Widths	\$0.00	\$0.00	\$0.00	\$0.00		



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 02A - Demolition

[illegible]



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 03B - Structural Precast

	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER
	Molin Concrete Products Company	Wells Concrete Products Co.	Collins Precast LLC	Gage Bros. Concrete Products, Inc.	Taracon Precast, LLC	
BID SECURITY	BOND	BOND	BOND	BOND	BOND	
CONTRACTOR AFFADAVIT	Yes	Yes	Yes	No	Yes	
ADDENDA REC'D.	1-3	1-3	1-3	1-3	1-3	
BASE BID	\$2,172,054.00	\$2,261,125.00	\$2,555,588.00	\$2,694,350.00	\$2,763,777.00	
COMBINED BASE BID						
Alt #1 Entry Vestibule	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Alt #2 Additional Solatubes	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Alt #3 MP-2A and MP-2B	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Alt #4 Terrazzo Flooring	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Alt #5 Emergency Generator	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
Alt #6 Wall Panel Widths	(\$25,020.00)	(\$55,840.00)	(\$37,000.00)	\$0.00	(\$72,024.00)	



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 05A - Structural Steel Material

	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER
	Ben's Structural Fabrication, Inc.	Jrk Steel	Construction Systems, Inc.	Marshall Machine Shop, Inc.		
BID SECURITY	BOND	BOND	BOND	BOND		
CONTRACTOR AFFIDAVIT	Yes	Yes	Yes	Yes		
ADDENDA REC'D.	1-3	1-3	1-3	1-3		
BASE BID	\$1,287,163.00	\$1,341,994.00	\$1,420,000.00	\$1,434,000.00		
COMBINED BASE BID						
Alt #1 Entry Vestibule	\$0.00	\$0.00	\$0.00	\$3,400.00		
Alt #2 Additional Solatubes	\$4,568.00	\$0.00	\$8,683.00	\$0.00		
Alt #3 MP-2A and MP-2B	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #4 Terrazzo Flooring	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #5 Emergency Generator	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #6 Wall Panel Widths	\$0.00	\$0.00	\$0.00	\$0.00		



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 05B - Structural Steel Erection

	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER
	Spartan Steel Erectors, Inc.	Hawk and Sons Steel Erectors, Machinery Moving & Rigging LLC	Red Cedar Steel Erectors, Inc.	Sowles Company		
BID SECURITY	BOND	BOND	BOND	BOND		
CONTRACTOR AFFADAVIT	Yes	Yes	Yes	Yes		
ADDENDA REC'D.	1-3	1-3	1-3	1-3		
BASE BID	\$716,200.00	\$834,250.00	\$1,253,400.00	\$1,550,000.00		
COMBINED BASE BID						
Alt #1 Entry Vestibule	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #2 Additional Solatubes	\$4,000.00	\$10,800.00	\$17,500.00	\$0.00		
Alt #3 MP-2A and MP-2B	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #4 Terrazzo Flooring	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #5 Emergency Generator	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #6 Wall Panel Widths	\$0.00	\$0.00	\$0.00	\$0.00		



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 07F - Metal Panel

	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER
	Schwickert's Tecta America LLC	Nordstrom Architectural Sheet Metal	Minnkota Architectural Products, Co.	Progressive Building Systems, Ltd.		
BID SECURITY	BOND	BOND	BOND	BOND		
CONTRACTOR AFFADAVIT	Yes	Yes	Yes	Yes		
ADDENDA REC'D.	1-3	1-3	1-3	1-3		
BASE BID	\$687,701.00	\$926,700.00	\$1,095,177.00	\$1,297,519.00		
COMBINED BASE BID						
Alt #1 Entry Vestibule	\$16,715.00	(\$11,130.00)	\$14,422.00	(\$15,500.00)		
Alt #2 Additional Solatubes	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #3 MP-2A and MP-2B	\$121,494.00	(\$135,700.00)	\$137,374.00	(\$72,000.00)		
Alt #4 Terrazzo Flooring	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #5 Emergency Generator	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #6 Wall Panel Widths	\$0.00	\$0.00	\$0.00	\$0.00		



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Mankato West High School Renovation & Additions
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BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 08D - Specialty Door

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Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 09B - Tile

	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER
	Tim's Construction Group LLC	Grazzini Brothers & Company	Commercial Flooring Services, LLC	Mud Construction Group, Inc.		
BID SECURITY	BOND	BOND	BOND	BOND		
CONTRACTOR AFFADAVIT	Yes	Yes	Yes	Yes		
ADDENDA REC'D.	1-3	1-3	1-3	1-3		
BASE BID	\$410,333.00	\$683,433.00	\$690,521.00	\$788,370.00		
COMBINED BASE BID						
Alt #1 Entry Vestibule	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #2 Additional Solatubes	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #3 MP-2A and MP-2B	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #4 Terrazzo Flooring	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #5 Emergency Generator	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #6 Wall Panel Widths	\$0.00	\$0.00	\$0.00	\$0.00		



BID TABULATIONS

WS 09C - Ceilings and Acoustical Treatment

[illegible]



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 09D - Flooring - Resilient and Carpet

	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER
	Rickway Inc. DBA Rickway Carpet	Sonus Interiors, Inc.	Commercial Flooring Services LLC	Arnquist Home Center, Inc. DBA Arnquist Carpets Plus Color Tile	Grazzini Brothers & Company	Diverzify + (Minnesota), LLC
BID SECURITY	BOND	BOND	BOND	BOND	BOND	BOND
CONTRACTOR AFFADAVIT	Yes	Yes	Yes	Yes	Yes	No
ADDENDA REC'D.	1-3	1-3	1-3	1-3	1-3	1-3
BASE BID	\$423,100.00	\$469,000.00	\$510,728.00	\$522,121.00	\$527,140.00	\$616,819.00
COMBINED BASE BID						
Alt #1 Entry Vestibule	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Alt #2 Additional Solatubes	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Alt #3 MP-2A and MP-2B	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Alt #4 Terrazzo Flooring	(\$30,000.00)	(\$30,000.00)	(\$39,575.00)	\$0.00	(\$53,380.00)	\$0.00
Alt #5 Emergency Generator	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Alt #6 Wall Panel Widths	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00



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Mankato West High School Renovation & Additions
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BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 09G - Terrazzo

[illegible]



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 09K - Painting

	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER
	Admiral Coatings Inc.	Mulcahy Nickolaus LLC	Reichel Painting Company, Inc.	Steinbrecher Painting Company		
BID SECURITY	BOND	NO	BOND	BOND		
CONTRACTOR AFFADAVIT	Yes	No	Yes	Yes		
ADDENDA REC'D.	1-3	1-3	1-3	1-3		
BASE BID	\$305,400.00	\$389,435.00	\$412,915.00	\$482,175.00		
COMBINED BASE BID						
Alt #1 Entry Vestibule	\$500.00	\$0.00	\$425.00	\$730.00		
Alt #2 Additional Solatubes	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #3 MP-2A and MP-2B	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #4 Terrazzo Flooring	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #5 Emergency Generator	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #6 Wall Panel Widths	\$0.00	\$0.00	\$0.00	\$0.00		



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 10J - Lockers

[illegible]



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Mankato West High School Renovation & Additions
Mankato, MN

BID TABULATIONS

11/7/24 2:00 PM

OWNER: Mankato Area Public Schools ISD #77

ARCHITECT: LSE

WS 11K - Athletic Equipment

	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER	BIDDER
	H & B Specialized Products, Inc.	The Centre Stage Manufacturing Co., LLC	Sports Con - AALCO	H2I Group, Inc.		
BID SECURITY	BOND	BOND	BOND	BOND		
CONTRACTOR AFFADAVIT	Yes	Yes	Yes	Yes		
ADDENDA REC'D.	1-3	1-3	1-3	1-3		
BASE BID	\$231,600.00	\$234,700.00	\$276,777.00	\$290,191.00		
COMBINED BASE BID						
Alt #1 Entry Vestibule	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #2 Additional Solatubes	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #3 MP-2A and MP-2B	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #4 Terrazzo Flooring	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #5 Emergency Generator	\$0.00	\$0.00	\$0.00	\$0.00		
Alt #6 Wall Panel Widths	\$0.00	\$0.00	\$0.00	\$0.00		

