



June 7, 2022

Bryan D. Albrecht, Ed.D.
President and CEO

Burlington Center
496 McCanna Pkwy.
Burlington, WI 53105-3623

Elkhorn Campus
400 County Road H
Elkhorn, WI 53121-2046

**HERO(Health And
Emergency Response
Occupations) Center**
380 McCanna Pkwy.
Burlington, WI 53105-3622

**Horizon Center For
Transportation
Technology**
4940 - 88th Avenue
Kenosha, WI 53144-7467

Inspire Center
3520 - 30th Avenue
Kenosha, WI 53144-1690

Kenosha Campus
3520 - 30th Avenue
Kenosha, WI 53144-1690

**Lakeview Advanced
Technology Center**
9449 - 88th Avenue (Highway H)
Pleasant Prairie, WI 53158-2216

Racine Campus
1001 South Main Street
Racine, WI 53403-1582

**SC Johnson
iMET (Integrated
Manufacturing
& Engineering
Technology) Center**
Renaissance Business Park
2320 Renaissance Blvd.
Sturtevant, WI 53177-1763

WGTD HD
Your Gateway to Public Radio
wgtd.org
262.564.3800

gtc.edu
800.247.7122

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empleador y educador

**NOTICE OF MEETING
GATEWAY TECHNICAL COLLEGE
DISTRICT BOARD
Organizational Meeting and Board Retreat – In Person and Virtual
Monday, July 11, 2022 – 8:00 a.m.
Kenosha Campus, Garden Room
3520 30th Avenue, Kenosha, WI 53144
Or by calling 1-312-626-6799, Meeting ID: 837 6249 8288**

The Gateway Technical College District Board will hold its annual organizational meeting on Monday, July 11, 2022 virtually and in person at 8:00 am at the Kenosha Campus, Garden Room, 3520 30th Avenue, Kenosha, WI 53144.

AGENDA FOR THE ORGANIZATIONAL MEETING

- I. Call to Order
 - A. Open Meeting Compliance
- II. Roll Call
- III. Announcements
- IV. Oath of Office
- V. Citizen Comments
- VI. Election of Officers
- VII. Action Agenda
 - A. ROLL CALL - Resolution No. F-2022-2023B.1 – Resolution Authorizing the Issuance of \$1,500,000 General Obligation Promissory Notes, Series 2022-2023B
 - B. Review of Draft Policy 2.5
 - C. Emeritus Designation
 - D. Presidential Search Ad Hoc Committee Membership
- VIII. Consent Agenda
 - A. Bid No. 1648 – Science Building Remodel, Kenosha Campus
 - B. Bid No. 1662 – Parking Lot Repairs, iMET Center, Sturtevant, WI
 - C. Bid No. 1663 – Classroom Noise Repairs, iMET Center, Sturtevant, WI
- IX. Appointment of Board Representatives
- X. Establish Dates, Times and Locations for the 2022-2023 Board Meetings
- XI. Next Meeting Date and Adjourn

Immediately following the organizational meeting, the Gateway Technical College District Board will meet for their annual retreat, which will not have a virtual option. The agenda for the retreat will include the Board’s goals and future strategic directions for the college. No action will be taken.

Bryan D. Albrecht, Ed.D.
President and Chief Executive Officer

To request disability accommodations, contact the Compliance Manager at [262-564-3062](tel:262-564-3062)/Wisconsin Relay 711, or vollendorff@gtc.edu, at least three days in advance.

To view Gateway's Notice Under the Americans with Disabilities Act, visit gtc.edu/eeo.

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD

Organizational Meeting

Monday, July 11, 2022 – 8:00 a.m.

In-Person and Virtual Meeting

Kenosha Campus, Garden Rooms

3520 30th Avenue, Kenosha, WI 53144

Or by calling 1-312-626-6799, Meeting ID: 837 6249 8288

- I. CALL TO ORDER
 - A. Open Meeting Compliance

II. ROLL CALL

Jesse Adams	_____
Ram Bhatia	_____
Benjamin DeSmidt	_____
William Duncan	_____
Zaida Hernandez-Irisson	_____
Rebecca Matoska-Mentink	_____
Nicole Oberlin	_____
Jason Tadlock	_____
Pamela Zenner-Richards	_____
Scott Pierce	_____

Our Positive Core – Gateway Technical College District Board

Our shared strengths as a Board that we draw upon to do our work:

- Belief in the value of Gateway Technical College
- Commitment to our community
- Common sense of mission
- Mutual respect
- Sense of humor
- Open-mindedness & willingness to question

III. Announcements

IV. Oath of Office

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD ORGANIZATIONAL MEETING

Roll Call	_____
Action	<u> X </u>
Information	_____
Discussion	_____

OATH OF OFFICE

Summary of Item: The following board appointees are required to take the Oath of Office:

D. Benjamin DeSmidt
William Duncan
Zaida Hernandez-Irisson

"I, _____, swear that I will support the Constitution of the United States and the Constitution of the State of Wisconsin, and will faithfully and impartially discharge the duties of the office of Technical College District Board Member for Gateway Technical College to the best of my ability."

V. CITIZEN COMMENTS

A. The Gateway Technical College District Board has established a limit of thirty minutes for citizen comments. Individuals will be limited to three to five minutes for their comments depending on the number of individuals who wish to address the Board. Citizens wishing to address the Board are to sign up prior to the meeting on the forms provided at the entrance to the meeting room.

VI. Election of Officers

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD ORGANIZATIONAL MEETING

Roll Call	_____
Action	_____X_____
Information	_____
Discussion	_____

ELECTION OF OFFICERS

Summary of Item: The District Board shall hold its annual organizational meeting on the second Monday in July at which it shall elect from among its members a Chairperson, Vice-Chairperson, Secretary and Treasurer. No person may serve as Chairperson for more than two (2) successive annual terms. (Source: Wisconsin Statutes, Section 38.08[3])

Procedure

The Board Chair's designee shall conduct the election by soliciting nominations from the membership.

In order for a name to be placed in nomination for the above-named offices, a motion and a second are required. The Board Chair's designee will call for the closing of the nominations and the distribution of ballots. The ballots will be tallied by the Board Chair's designee, and the results announced to the full Board.

At the conclusion of the elections, the newly elected officers will assume their duties.

Staff Designee: Kelly Bartlett

ELECTION OF OFFICERS

Nominations are now in order for the office of:

Chairperson

Nominations are now in order for the office of:

Vice Chairperson

Nominations are now in order for the office of:

Secretary

Nominations are now in order for the office of:

Treasurer

- VII. Action Agenda:
- A. ROLL CALL - Resolution No. F-2022-2023B.1 – Resolution Authorizing the Issuance of \$1,500,000 General Obligation Promissory Notes, Series 2022-2023B
 - B. Review of Draft Policy 2.5
 - C. Emeritus Designation
 - D. Presidential Search Ad Hoc Committee Membership

RESOLUTION AUTHORIZING THE ISSUANCE OF
\$1,500,000 GENERAL OBLIGATION PROMISSORY NOTES, SERIES 2022-2023B,
OF GATEWAY TECHNICAL COLLEGE DISTRICT, WISCONSIN

WHEREAS, Gateway Technical College District, Wisconsin (the “District”) is presently in need of \$1,500,000 for the public purpose of financing building remodeling and improvement projects; and

WHEREAS, the District Board deems it necessary and in the best interest of the District to borrow the monies needed for such purpose through the issuance of general obligation promissory notes pursuant to the provisions of Section 67.12(12), Wis. Stats.;

NOW, THEREFORE, BE IT:

RESOLVED, that the District shall issue general obligation promissory notes in the amount of \$1,500,000 for the public purpose of financing building remodeling and improvement projects; and be it further

RESOLVED, THAT:

Section 1. Note Authorization. The District shall issue the general obligation promissory notes authorized above in the aggregate principal amount of \$1,500,000 and designated “General Obligation Promissory Notes, Series 2022-2023B” (the “Notes”), the proceeds of which shall be used for the purpose specified above.

Section 2. Notice to Electors. The District Secretary shall, within ten (10) days hereafter, cause public notice of the adoption of this resolution to be given to the electors of the District by publishing notices thereof in the Elkhorn Independent, Kenosha News and Journal Times, the official District newspapers published and having general circulation in the District, which newspapers are found and determined to be likely to give notice to the electors, such notice to be in substantially the form set forth on Exhibit A hereto.

Section 3. Official Statement. The District Secretary shall cause an Official Statement to be prepared by Robert W. Baird & Co. Incorporated. The appropriate District officials shall determine when the Official Statement is final for purposes of Securities and Exchange Commission Rule 15c2-12 and shall certify said Statement, such certification to constitute full authorization of such Official Statement under this resolution.

Adopted this 11th day of July, 2022.

Chairperson

Attest:

Secretary

EXHIBIT A

NOTICE

TO THE ELECTORS OF:

Gateway Technical College
District, Wisconsin

NOTICE IS HEREBY GIVEN that the District Board of the above-named District, at a meeting duly called and held on July 11, 2022, adopted pursuant to the provisions of Section 67.12(12) of the Wisconsin Statutes, a resolution providing that the sum of \$1,500,000 be borrowed through the issuance of general obligation promissory notes of the District for the public purpose of financing building remodeling and improvement projects.

A copy of said resolution is on file in the District Office, 3520 30th Avenue, Kenosha, Wisconsin, and is available for public inspection weekdays, except holidays, between the hours of 8:00 A.M. and 4:00 P.M. or in the alternative by contacting Susan M. Debe at the District by email at the following address: debes@gtc.edu.

The District Board need not submit said resolution to the electors for approval unless within 30 days after the publication of this Notice there is filed with the Secretary of the District Board a petition meeting the standards set forth in Sec. 67.12(12)(e)5, Wis. Stats., requesting a referendum thereon at a special election.

Dated July 11, 2022.

BY ORDER OF THE DISTRICT BOARD

District Secretary

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD

Roll Call _____
Action X
Information _____
Discussion _____

ACTION AGENDA **Review of Draft Policy 2.5**

Board Liaison:

Chairperson

President Emeritus Designation

The Board may grant President Emeritus status to a retiring or retired College president. This designation should be reserved to honor, in retirement, a president who has provided outstanding and distinguished service to the College and has served a significant portion of his/her career at the College. Outstanding and distinguished service is defined as service which goes beyond the normal duties and responsibilities of the appointment, and which have had extraordinary impact on the College and/or broader community. Emeritus status is given to an individual who has demonstrated exceptional commitment and contributions to the College, exemplifying the highest standards of personal and professional integrity, civic responsibility, vision, and leadership. The designation identifies the retired president as a continuing member of the College community.

Accordingly,

1. A member of the Board of Trustees may nominate a retiring or retired College president as President Emeritus. This designation must be approved by a majority vote of the Board of Trustees.
2. In addition to the benefits and privileges received by all retired faculty and staff, a College president granted emeritus status will also receive:
 - a. A resolution naming and honoring the retiring or retired College president as President Emeritus;
 - b. The option to include this designation in appropriate College publications and/or website;
 - c. Use of the title “President Emeritus” in community and professional activities or in any College advocacy efforts requested by the current President;
 - d. Invitations to appropriate College events and activities; and
 - e. The option to participate in commencement exercises.
3. The current College president may call upon the President Emeritus to provide counsel, advocacy, or to serve in various volunteer roles and/or capacities in support of the College. Presidents Emeriti are not required to continue to be of service to the College community.
4. The title of President Emeritus confers no remuneration, rights to employment, or benefit in addition to those provided above. Presidents Emeriti do not exercise any of the authority or administrative functions associated with holding a staff position at the college.
5. The Board of Trustees retains the authority to withdraw a President Emeritus title at its discretion as it deems necessary and appropriate.
6. The title of President Emeritus may also be awarded posthumously.

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD

Roll Call _____
Action X
Information _____
Discussion _____

ACTION AGENDA Emeritus Designation

Board Liaison:

Chairperson

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD

Roll Call _____
Action X
Information _____
Discussion _____

ACTION AGENDA **Presidential Search Ad Hoc Committee Membership**

Board Liaison:

Chairperson

VIII. Consent Agenda:

Bids for Approval:

- A. Bid No. 1648 – Science Building Remodel, Kenosha Campus
- B. Bid No. 1662 – Parking Lot Repairs, iMET Center, Sturtevant, WI
- C. Bid No. 1663 – Classroom Noise Repairs, iMET Center, Sturtevant, WI

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD

Roll Call _____
Action X
Information _____
Discussion _____

BID NO. 1648 SCIENCE BUILDING REMODEL KENOSHA CAMPUS

Summary of Item: Sealed bids were received from subcontractors for the Science Building Remodel, Kenosha Campus. The administration is recommending the contract to provide all labor and materials required for this project be awarded to:

Riley Construction
Kenosha, WI

Contract Value: (Contract Value for Riley)	\$1,139,248
Architect & Engineering Fees: (PIDA Fee 8.5%)	96,838
Reimbursable Fees	310
Owner-held Contingency	<u>38,604</u>

Total Project Cost: \$1,275,000

Funding Sources: General Obligation Promissory Notes, Series FY 2022-2023A

Attachments: Letter of Recommendation for Award of Bid and Tabulation of Bids from Partners In Design Architects

Ends Statements
and/or Executive
Limitations:

Section 3 – Executive Limitations,
Policy 3.5, Financial Condition

Staff Liaison: John Thielen

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Partners in Design
ARCHITECTS

**Partners in Design
Architects, Inc.**

W I S C O N S I N
600 Fifty Second Street
Suite 220
Kenosha, WI 53140
262.652.2800

I L L I N O I S
2610 Lake Cook Road
Suite 280
Riverwoods, IL 60015
847.940.0300

June 23, 2022

Sharon Johnson
Gateway Technical College
3520 30th Avenue
Kenosha, Wisconsin 53140

RE: Kenosha Campus
Science Building Remodel
Official Notice No. 1648

Dear Mrs. Johnson:

On Thursday, March 24, 2022, at the office of your construction manager, Riley Construction, subcontractor bids were received and opened for Kenosha Campus Science Building HVAC Repairs. Rhonda Cerminara, Vicki Christensen and John Thielen were in attendance on behalf of Gateway Technical College. Garrick Palay, Michael Eiswerth and Ryan Marcangelo were in attendance on behalf of Riley Construction. I was in attendance on behalf of Partners In Design Architects.

Since bid day, Partners in Design Architects has been working with Riley Construction and Gateway Technical College to evaluate the bids and clarify the bid day numbers. We are recommending that the base bid, and alternate bids 1 and 2 be accepted. We are not recommending alternate 3 at this time.

Based on our bid evaluation and clarifications, we recommend that the contract value for Riley Construction be \$1,139,248.00 for the Kenosha Campus Science Building Remodel Project. Gateway Technical College should also budget approximately \$96,838.00 for architectural and engineering fees, and \$310.00 for reimbursable costs related to printing. We are also recommending the college carry a \$38,604.00 contingency for owner direct cost associated with Asbestos Abatement and unforeseen conditions.

Contract:	\$ 1,139,248.00	(Riley's Contract)
A&E Fees:	\$ 96,838.00	(PIDA fee 8.5%)
Reimbursable Fees:	\$ 310.00	
<u>Owner held contingency:</u>	<u>\$ 38,604.00</u>	
Total Project Cost:	\$ 1,275,000.00	

Should you have any questions regarding our recommendation, please do not hesitate to give me a call.

Sincerely,

Jeffrey E. Bridleman, AIA

www.pidarchitects.com

PIDA Proj. No.		191.21.216
GTC Proj No.		Official No. 1648
Proj Name		KE SCIENCE BLDG REMODEL
Total Project Budget		\$ 1,230,000.00
Accepted or Not	General Contractor	General Contractor
	Base bid	\$ 1,057,664.00
Accepted	Alternate Bid B1 (HVAC only - Lighting control Tie-in)	\$ 46,228.00
Accepted	Alternate Bid B2 (Flooring and Base for corridor)	\$ 35,356.00
<i>Not Accepted</i>	Alternate Bid B3 (New Lighting in the remaining classrooms)	
Construction Total		\$ 1,139,248.00
	A&E Fees - Estimated Fees	A&E Fees
Study Fees		
Base bid	Estimated Fee 8.5%	\$ 89,901.44
Alternate Bid B1	Estimated Fee 8.5%	\$ 3,929.38
Alternate Bid B2	Estimated Fee 8.5%	\$ 3,005.26
Alternate Bid B3	Estimated Fee 8.5% * 80%	
Sub-Total Fees		\$ 96,838.00
	Printing Cost: Bidding	\$ 310.00
	Printing Cost: For Construction	\$ -
	Geotesting Services	\$ -
	Topographic Survey	\$ -
	Environmental Assessment Fee	\$ -
	Notice of Intent - DNR	\$ -
	City of Kenosha	\$ -
	DSPS Submittal Fee: Arch/HVAC	\$ -
	DSPS Submittal Fee: Civil	\$ -
	DSPS Submittal Fee: General Plumb	\$ -
	DSPS Submittal Fee: Water Reuse	\$ -
Sub-Total Reimbursable		\$ 310.00
A& E Total fees		\$ 97,148.00
	GTC Responsible fees	GTC Responsible
	Asbestos Abatement	\$ 25,000.00
	Fiber Relocation	\$ -
	HVAC Commissioning	\$ -
	Telephone Service modifications	\$ -
	PerMar Security modifications	\$ -
	Complex Security Solutions	\$ -
	Graphic Signage	\$ -
	Testing Services	\$ -
	Building Permit Fees	\$ -
	Kenosha Registrar of Deeds	\$ -
	Impact fees	\$ -
	Environmental Impact fees	\$ -
	Contingency Fee held by GTC	\$ 13,604.00
GTC Project Cost		\$ 38,604.00
Total Project Cost		\$ 1,275,000.00

budget vs. actual bid cost difference: \$ (45,000.00)



GTC
Science Building North Remodel
 Kenosha, WI

Construction Documents Phase
 May 25, 2022

GMP Summary

CSI #	DESCRIPTION	AMOUNT	COST/SF	CONTRACTOR	Alternate Accepted			Alt 3: Clas
					Alt 1: CorL	Alt 2: CorF	Alternate Declined	
010000	General Conditions	90,116 \$	15.02	Riley Item	N/A	N/A	N/A	
020000	General Trades	216,410 \$	36.07	Riley Construction	6,560	N/A	N/A	
092000	Steel Studs & Drywall	132,590 \$	22.10	Common Links	N/A	N/A	N/A	
095100	Acoustical Ceiling	26,670 \$	4.45	Quality	10,900	N/A	N/A	
096000	Flooring	81,358 \$	13.56	Lippert	N/A	26,292	N/A	
099000	Painting & Wall Coverings	15,623 \$	2.60	Olympic	N/A	N/A	N/A	
211000	Fire Protection	24,400 \$	4.07	Southport	N/A	N/A	N/A	
220000	Plumbing	40,500 \$	6.75	Southport	N/A	3,800	N/A	
230000	HVAC	0 \$	-	0	9,000	N/A	N/A	
260000	Electrical	261,154 \$	43.53	0	12,886	N/A	62,300	
310000	Earthwork	9,800 \$	1.63	Straightline	N/A	N/A	N/A	
	Subtotal	898,621 \$	149.77		39,346	30,092	62,300	
	Design Contingency (5%)	44,931 \$	7.49		1,967	1,505	3,115	
	Construction Contingency (5%)	44,931 \$	7.49		1,967	1,505	3,115	
	Subtotal	988,483 \$	164.75		43,281	33,101	68,530	
	0	By Owner						
	Building Permit Allowance (1.5%)	14,827 \$	2.47		649	497	1,028	
	Subtotal	1,003,310 \$	167.22		43,930	33,598	69,558	
	General Liability Insurance (0.5%)	5,017 \$	0.84		220	168	348	
	Pre-Construction Fee (0.5%)	5,017 \$	0.84		220	168	348	
	CM Fee (3.5%)	35,116 \$	5.85		1,538	1,176	2,435	
	Subtotal	1,048,459 \$	174.74		45,907	35,110	72,688	
	Performance Bond (N/A)	9,205 \$	1.53		321	246	509	
	Riley GMP	1,057,664 \$	176.28		46,228	35,356	73,197	



Bid Revision Tracking Form
Gateway Technical College



Project:	Science Wing Remodel	
Project No.:	191.21.171	Bid Package: A
GTC P.O.:		

Bid Revision	Contract No.	Bid Amendment Description	Subcontractor	Documentation Attached	Total Change in Value	Accepted or Declined
1	1.06 Fire Protection	Decker Bid was rejected after scope review determined they did not include the correct scope. Southport (2nd low bidder) was determined to have included a complete scope and is recommended for award.	Southport		\$ 17,700.00	
1	1.09 Electrical	ECI's bid was not read on Bid Day. ECI notified Riley that they had submitted a bid during open bidding period. It was subsequently confirmed by Riley I.T. Department that the bid was delivered by email 14 minutes prior to due date/time. ECI bid was accepted by GTC as Low Bid.	ECI		\$ (64,175.00)	
2	1.09 Electrical	ECI price increased due to extreme material escalation after Bid Opening. Bidder's were required to hold price for 60 days only. Base Bid increased by \$35,929, Alternate #1 increased by \$1,286.	ECI		\$37,215.00	

Project:	Science Wing Remodel	Bid Administrator:	Riley Construction
Project No.:	191.21.171	Address Bids Received:	5301 99th Avenue, Kenosha, WI 53144
GTC P.O.:		Bid Due Date & Time:	3/24/21 11:00 AM
	Bid Package: A		

Contract #	Description	Low Bidder at Opening	Other Bidder(s)	Base Bid Amount	Low Bid after Scope Reviews		Notes	Post Scope Reviews Revisions	Notes	Contract Amount
					Bid Rev. 1	Notes				
1.01	General Trades	Riley		\$ 216,410.00	No Changes					\$ 216,410.00
1.02	Drywall	Common Links	Davco Commercial Walls & Ceilings Olympic Riley	\$ 132,590.00 \$ 136,463.00 \$ 149,750.00 \$ 145,975.00 \$ 142,680.00	No Changes				\$ 132,590.00	
1.03	Acoustical Ceilings	Quality	Common Links	\$ 26,670.00 \$ 30,350.00	No Changes					\$ 26,670.00
1.04	Resilient Flooring and Tile	Lippert		\$ 81,358.00	No Changes					\$ 81,358.00
1.05	Painting	Olympic	Service JDR Postorino	\$ 15,623.00 \$ 18,500.00 \$ 19,420.00 \$ 22,590.00	No Changes					\$ 15,623.00
1.06	Fire Protection	Decker		\$ 6,700.00 \$ 24,400.00	\$ 17,700.00	Bid Rejected-Incomplete Scope Changed low bidder from Decker to Southport				\$ 24,400.00
1.07	Plumbing	Southport	Joe DeBalek Just Mechanical Northern Mechanical Martin Petersen	\$ 40,500.00 \$ 49,985.00 \$ 43,702.00 \$ 59,761.00 \$ 69,800.00	No Changes				\$ 40,500.00	
1.09	Electrical	Premier	Rewald ECI	\$ 289,400.00 \$ 292,230.00	\$ (64,175.00)	Changed low bidder from Premier to ECI	\$ 35,929.00	Material Escalation post bid. Also added \$1,286 to Alt. #1		\$ 261,154.00 \$ 9,800.00
1.10	Earthwork	Straightline	DK Wanasek	\$ 9,800.00 \$ 15,686.00 \$ 11,450.00	No Changes					\$ 9,800.00 \$ 808,505.00
	Subtotal of Low Base Bids	\$ 808,505								
	Alternate #1	\$ 39,346								
	Alternate #2	\$ 30,092								
	Add GC's	\$ 90,116								
	Subtotal	\$ 968,059								
	Design Contingency (5%)	\$ 48,403								
	Construction Contingency (5%)	\$ 48,403								
	Subtotal	\$ 1,064,865								
	Building Permit Allowance (1.5%)	\$ 15,973								
	Subtotal	\$ 1,080,838								
	CM Fees/Insurance	\$ 48,638								
	Subtotal	\$ 1,129,476								
	Performance Bond	\$ 9,772								
	Riley GMP	\$ 1,139,248								

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD

Roll Call _____
Action X
Information _____
Discussion _____

BID NUMBER 1662 PARKING LOT REPAIRS, IMET CENTER, STURTEVANT, WI

Summary of Item: Sealed bids were received from subcontractors for parking lot repairs at the iMET Center, Sturtevant, WI. Administration is recommending the contract to provide all labor and materials required for these projects be awarded to:

Riley Construction, Kenosha, WI

Contract Value: (Contract Value for Riley)	\$554,324
Architect & Engineering Fees: (PIDA Fees at 8.75%)	50,404
Reimbursable Fees	5,747
Owner-held Contingency	<u>9,525</u>
Total Project Cost:	<u>\$620,000</u>

Funding Sources: General Obligation Promissory Notes, Series FY 2021-2022G

Attachments: Letter of Recommendation for Award of Bid and Tabulation of Bids from Partners In Design Architects

Ends Statements
and/or Executive
Limitations:

Section 3 – Executive Limitations,
Policy 3.5, Financial Condition

Staff Liaison: John Thielen

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Partners in Design
ARCHITECTS

**Partners in Design
Architects, Inc.**

W I S C O N S I N
600 Fifty Second Street
Suite 220
Kenosha, WI 53140
262.652.2800

I L L I N O I S
2610 Lake Cook Road
Suite 280
Riverwoods, IL 60015
847.940.0300

June 28, 2022

Mrs. Sharon Johnson
Gateway Technical College
3520 30th Avenue
Kenosha, Wisconsin 53140

RE: Racine Campus
iMET Center Parking Lot Repairs
Official Notice No. 1662

Dear Mrs. Johnson:

On Tuesday, June 21, 2022, at the office of your construction manager, Riley Construction, subcontractor bids were received and opened for iMET Center Parking Lot Repairs. John Thielen and Vicki Christensen were in attendance on behalf of Gateway Technical College. Patrick Mayhew, Graham Bullmore, and Garrick Palay were in attendance on behalf of Riley Construction. I was in attendance on behalf of Partners in Design Architects.

Since the date bids were received, Partners in Design Architects has been working with Riley Construction and Gateway Technical College to evaluate the bids and clarify the bid day numbers. The project requested a base bid and three alternate bids. For your reference, the alternates are noted as 2, 5, and 6. We recommend accepting the base bid and alternate bids 2 and 6.

Based on our bid evaluation and clarifications, we recommend that the contract value for Riley Construction be \$554,324.00 for the iMET Center Parking Lot Repairs. Gateway Technical College should also budget approximately \$50,404.00 for architectural and engineering fees and \$5,747.00 for reimbursable costs related to printing, geotesting services, topographic survey and DNR Notice of Intent permit.

Contract:	\$	554,324.00	(Riley's Contract)
A&E Fees:	\$	50,404.00	(PIDA fee 8.75%)
Reimbursable Fees:	\$	5,747.00	
<u>Owner held contingency:</u>	<u>\$</u>	<u>9,525.00</u>	
Total Project Cost:	\$	620,000.00	

Should you have any questions regarding our recommendation, please do not hesitate to give me a call.

Sincerely,

Jeffrey E. Bridleman, AIA, ALA

www.pidarchitects.com

PIDA Proj. No.		191.22.018
GTC Proj No.		Official No. 1662
Proj Name		RACINE IMET PARKING LOT REPAIRS
Total Project Budget		\$ 620,000.00

Accepted or Not	General Contractor		
	Base bid	\$	516,505.00
Accepted	Alternate bid No. 2 Geogrid	\$	23,967.00
Declined	<i>Alternate bid No. 5 Temporary Access Drive</i>	\$	<i>27,148.00</i>
Accepted	Alternate bid No. 6 Phased access	\$	13,852.00
Construction Total		\$	554,324.00

A&E Fees - Estimated Hourly Fees			
Study Fees			
Base bid	Estimated Fee 8.75%	\$	45,194.19
Alternate Bid No. 2	Estimated Fee 8.75%	\$	2,097.11
Alternate Bid No. 5	80% of Estimated fee 8.75%	\$	1,900.36
Alternate Bid No. 6	Estimated Fee 8.75%	\$	1,212.05
Sub-Total Fees		\$	50,404.00
	Printing Cost: Bidding	\$	172.00
	Printing Cost: For Construction	\$	-
	Geotesting Services	\$	3,200.00
	Topographic Survey	\$	2,200.00
	Notice of Intent - DNR	\$	175.00
	Village of Sturtevant <i>[estimated review fee]</i>	\$	-
Sub-Total Reimbursable		\$	5,747.00
A&E Total fees		\$	56,151.00

GTC Responsible fees			
	Asbestos Abatement	\$	-
	Fiber Relocation	\$	-
	HVAC Commissioning	\$	-
	Telephone Service modifications	\$	-
	PerMar Security modifications	\$	-
	Complex Security Solutions	\$	-
	Graphic Signage	\$	-
	Testing Services	\$	-
	Building Permit Fees	\$	-
	Kenosha Registrar of Deeds	\$	-
	Impact fees	\$	-
	Environmental Impact fees	\$	-
	Contingency Fee held by GTC	\$	9,525.00
GTC Project Cost		\$	9,525.00

Total Project Cost		\$	620,000.00
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budget vs. actual bid cost difference: \$ -

**Gateway Technical College
iMET Parking Lot Repairs
Racine, WI**

**Construction Documents Phase
June 21, 2022**

Bid Tabulation

010000 General Conditions				Accepted	Declined	Accepted	
Scope Items / Notes to Project Manager	Riley Item	Prescope Amount	Complete Bid	Alt 2: Geo	Alt 5: Temp	Alt 6: Phas	Unit Price #1
	Riley Item		42,611				
		PLUG					
		LOW BID	42,611	N/A	N/A	N/A	N/A
	Spread % 0%	Anticipated Savings =		Riley Item	Low Sub		
321216 Asphalt Paving							
Scope Items / Notes to Project Manager	Subcontractors	Prescope Amount	Complete Bid	Alt 2: Geo	Alt 5: Temp	Alt 6: Phas	Unit Price #1
	Cicchini		189,381		6,000	10,000	
		PLUG					
		LOW BID	189,381	N/A	6,000	10,000	N/A
	Spread % 0%	Anticipated Savings =		Cicchini	Low Sub		
310000 Earthwork							
Scope Items / Notes to Project Manager	Subcontractors	Prescope Amount	Complete Bid	Alt 2: Geo	Alt 5: Temp	Alt 6: Phas	Unit Price #1
	Wanasek		191,480	13,225	11,500	7,000	75.00/CY
Owner selected Alts. #2 and #6, making DK low bidder for total scope (Base + Alt #2 + Alt #6).	DK		196,021	12,939	17,505	1,993	90.00/CY
	Willkomm		225,800	12,400	13,100	6,000	81.50/CY
		PLUG	196,021				
		LOW BID	196,021	12,939	17,505	1,993	N/A
	Spread % 0%	Anticipated Savings =		DK	Low Sub		



**Gateway Technical College
iMET Parking Lot Repairs
iMET Campus**

**Construction Documents Phase
June 21, 2022**

GMP Summary

CSI #	DESCRIPTION	AMOUNT	CONTRACTOR	Alternate Accepted	Alternate Declined	Alternate Accepted
				Alt 2: Geo	Alt 5: Temp	Alt 6: Phas
010000	General Conditions	42,611	Riley Item	N/A	N/A	N/A
321216	Asphalt Paving	189,381	Cicchini	N/A	6,000	10,000
310000	Earthwork	196,021	DK	12,939	17,505	1,993
	Subtotal	428,013		12,939	23,505	11,993
	Design Contingency (2.5%)	10,700		647	1,175	600
	Construction Contingency (2.5%)	10,700		647	1,175	600
	Unsuitable Soils Allowance (LS)	35,000				
	Subtotal	484,414		14,233	25,856	13,192
	Builders Risk Insurance	By Owner				
	Parking Lot Permit	2,000		0	0	0
	Subtotal	486,414		14,233	25,856	13,192
	General Liability (0.5%)	2,432		71	129	66
	Preconstruction Fee (0.5%)	2,432		71	129	66
	CM Fee (4.0%)	19,457		569	1,034	528
	Subtotal	510,734		14,945	27,148	13,852
	Performance Bond (N/A)	5,771				
	Riley GMP	516,505		14,945	27,148	13,852

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD

Roll Call _____
Action X
Information _____
Discussion _____

BID NUMBER 1663 CLASSROOM NOISE REPAIRS IMET CENTER, STURTEVANT, WI

Summary of Item: Sealed bids were received from subcontractors for classroom noise repairs at the iMET Center, Sturtevant, WI. Administration is recommending the contract to provide all labor and materials required for these projects be awarded to:

Riley Construction, Kenosha, WI

Contract Value: (Contract Value for Riley)	\$172,832
Architect & Engineering Fees: (PIDA Fees at 9.5%)	17,665
Reimbursable Fees	203
Owner-held Contingency	<u>9,300</u>
Total Project Cost:	<u>\$200,000</u>

Funding Sources: General Obligation Promissory Notes, Series FY 2021-2022E

Attachments: Letter of Recommendation for Award of Bid and Tabulation of Bids from Partners In Design Architects

**Ends Statements
and/or Executive
Limitations:**

Section 3 – Executive Limitations,
Policy 3.5, Financial Condition

Staff Liaison: John Thielen

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June 28, 2022

Mrs. Sharon Johnson
Gateway Technical College
3520 30th Avenue
Kenosha, Wisconsin 53140

RE: Racine Campus
iMET Center Classroom Noise Repairs
Official Notice No. 1663

Dear Mrs. Johnson:

On Tuesday, June 21, 2022, at the office of your construction manager, Riley Construction, subcontractor bids were received and opened for iMET Center Classroom Noise Repairs. John Thielen and Vicki Christensen were in attendance on behalf of Gateway Technical College. Patrick Mayhew, Graham Bullmore, and Garrick Palay were in attendance on behalf of Riley Construction. I was in attendance on behalf of Partners in Design Architects.

Since the date bids were received, Partners in Design Architects has been working with Riley Construction and Gateway Technical College to evaluate the bids and clarify the bid day numbers. The project requested a base bid and three alternate bids. For your reference, the alternates are noted as 1, 3, and 4. We recommend accepting the base bid and alternate bid number 4.

Based on our bid evaluation and clarifications, we recommend that the contract value for Riley Construction be \$172,832.00 for the iMET Center Classroom Noise Repairs. Gateway Technical College should also budget approximately \$17,665.00 for architectural and engineering fees and \$203.00 for reimbursable costs related to printing.

Contract:	\$	172,832.00	(Riley's Contract)
A&E Fees:	\$	17,665.00	(PIDA fee 9.5%)
Reimbursable Fees:	\$	203.00	
<u>Owner held contingency:</u>	<u>\$</u>	<u>9,300.00</u>	
Total Project Cost:	\$	200,000.00	

Should you have any questions regarding our recommendation, please do not hesitate to give me a call.

Sincerely,

Jeffrey E. Bridleman, AIA, ALA

PIDA Proj. No.		191.22.011
GTC Proj No.		Official No. 1663
Proj Name		RA IMET CENTER CLASSROOM REPAIRS
Total Project Budget		\$ 300,000.00

Accepted or Not	General Contractor		
	Base bid	\$	165,185.00
<i>Declined</i>	<i>Alternate No.1 Owner supplied Carpet tile</i>	\$	<i>(5,441.00)</i>
<i>Declined</i>	<i>Alternate No.3 Spray foam insulation</i>	\$	<i>13,118.00</i>
Accepted	Alternate No. 4 Batt insulation above the ceiling and clouds	\$	7,647.00
Construction Total		\$	172,832.00

A&E Fees - Estimated Hourly Fees			
Study Fees			
Base bid	Estimated Fee 9.5%	\$	15,692.58
Alternate Bid no. 1	No fee on deductive credits	\$	-
Alternate Bid no. 3	80% of an Estimated Fee 9.5%	\$	1,246.21
Alternate Bid no. 4	Estimated Fee 9.5%	\$	726.47
Sub-Total Fees		\$	17,665.00
	Printing Cost: Bidding	\$	203.00
	Printing Cost: For Construction	\$	-
Sub-Total Reimbursable		\$	203.00
A& E Total fees		\$	17,868.00

GTC Responsible fees			
	Asbestos Abatement	\$	-
	Fiber Relocation	\$	-
	HVAC Commissioning	\$	-
	Telephone Service modifications	\$	-
	PerMar Security modifications	\$	-
	Complex Security Solutions	\$	-
	Graphic Signage	\$	-
	Testing Services	\$	-
	Building Permit Fees	\$	-
	Kenosha Registrar of Deeds	\$	-
	Impact fees	\$	-
	Environmental Impact fees	\$	-
	Contingency Fee held by GTC	\$	9,300.00
GTC Project Cost		\$	9,300.00

Total Project Cost		\$	200,000.00
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budget vs. actual bid cost difference: \$ 100,000.00



**Gateway Technical College
iMET Classroom Noise Repairs
Racine, WI**

**Construction Documents Phase
June 21, 2022**

GMP Summary

CSI #	DESCRIPTION	AMOUNT	CONTRACTOR	Alternate Declined Alternate Declined Alternate Accepted		
				Alt 1: Tile	Alt 3: Spra	Alt 4: Batt
010000	General Conditions	27,211	Riley Item	N/A	N/A	N/A
015000	General Trades	38,790	Riley Construction	-4,641	11,190	N/A
095100	Acoustical Ceiling	35,669	PCI Austad	N/A	N/A	6,523
230000	HVAC	19,850	Southport	0	N/A	N/A
260000	Electrical	17,225	Wil-Surge	N/A	N/A	N/A
	Subtotal	138,745		(4,641)	11,190	6,523
	Design Contingency (5%)	6,937		(232)	560	326
	Construction Contingency (5%)	6,937		(232)	560	326
	Subtotal	152,620		(5,105)	12,309	7,175
	Builders Risk Insurance	By Owner		By Owner	By Owner	By Owner
	Building Permit (Allowance (1.5%))	2,289		(77)	185	108
	Subtotal	154,909		(5,182)	12,494	7,283
	General Liability (0.5%)	775		(26)	62	36
	Preconstruction Fee (0.5%)	775		(26)	62	36
	CM Fee (4.0%)	6,196		(207)	500	291
	Subtotal	162,654		(5,441)	13,118	7,647
	Performance Bond (N/A)	2,531				
	Riley GMP	165,185		(5,441)	13,118	7,647

IX. Appointment of Board Representatives

GATEWAY TECHNICAL COLLEGE DISTRICT BOARD ORGANIZATIONAL MEETING

Roll Call	_____
Action	<u> X </u>
Information	
Discussion	

APPOINTMENT OF BOARD REPRESENTATIVES

Summary of Item: The Gateway Technical College Board Chairperson appoints a Board of Director member and committee members to the Wisconsin Technical College District Boards Association, the Gateway Technical College Foundation Board, and the Association of Community College Trustees.

APPOINTMENT OF BOARD REPRESENTATIVES

Position/Committee	2022-2023 Representative
Awards Committee Representative	
Internal Best Practices Committee Representatives: (up to 4)	
External Partnerships Committee Representatives: (up to 4)	
Bylaws, Policies, & Procedures Committee Representative:	
<i>Association Board of Director Member:</i>	
<i>Gateway Foundation Board:</i>	

APPOINTMENT OF BOARD REPRESENTATIVES

Position/Committee	2021-2022 Representative
Awards Committee Representative	Pamela Zenner-Richards
Internal Best Practices Committee Representatives: (up to 4)	Scott Pierce Rebecca Matoska-Mentink Jason Tadlock
External Partnerships Committee Representatives: (up to 4)	Bill Duncan Beth Ormseth Jesse Adams
Bylaws, Policies, & Procedures Committee Representative:	Ram Bhatia
Association Board of Director Member:	Bill Duncan
	<i>Bill is serving in this role because he is the Secretary/Treasurer for WTCS Board</i>
Gateway Foundation Board:	Zaida Hernandez-Irisson

DBA Committee Descriptions

Board of Directors

Each district board is asked to designate one trustee to represent the college on the DBA Board of Directors. The Board meets at the four Association quarterly meetings (hybrid- virtual or in-person) and for one Annual Planning Meeting, usually held in late August in Madison. The Board sets policy for the Association, has final approval of all bylaws, policy and procedures manual changes, determines the annual Association budget, approves compensation for staff, and is the governing and oversight board for the Executive Director.

Board of Directors Delegate Commitment: It is important that we have full representation from all colleges at the board meetings. Board of Directors Delegates are asked to attend all Association Board Meetings either in-person or virtually. If a delegate is unable to attend a meeting, they should identify a proxy delegate for that meeting and notify the DBA.

External Partnerships Committee

This committee meets during quarterly meetings (hybrid—virtual or in-person) and works to explore innovative partnerships, external challenges, and emerging opportunities for collaboration, while building understanding and strengthening relationships between trustees and local, state, and national leaders. In collaboration with the host college, the committee meets with strategic partners that include but are not limited to:

- K-12 leaders
- Employer-partners
- Chamber officials
- County board members
- Presidents Association
- Higher education leaders
- Association of Community College Trustees
- Community and Faith-Based Organizations
- Other stakeholders and partners

Led by two trustee co-chairs with support from staff, this committee also generates programming input for Association staff to develop for in-service sessions.

Each district board is asked to appoint one to four trustees to serve on the External Partnerships Committee.

Internal Best Practices Committee

This committee meets during quarterly meetings (hybrid—virtual or in-person) to share and discuss best practices internal to the technical college system on topics of interest to the members. Past topics appropriate for this committee include:

- Board and Association best practices around new member orientation;
- “Boardsmanship,” or how to be effective at the board table, legal and ethical parameters, and other skillsets for trustees;
- Human resources and employee compensation best practices;
- Student services best practices (mental health, veterans services);
- Instructional services best practices (career pathways, credit for prior learning, Promise programs); and
- Other emerging trends and topics

Led by the co-chairs, the Internal Best Practices Committee also generates programming input, suggesting topics for Association staff to develop for in-service sessions.

Each district board is asked to appoint one to four members to serve as part of the Internal Best Practices Committee.

Bylaws, Policies and Procedures Committee

The Bylaws, Policies and Procedures Committee, as set forth in Article IX of the Bylaws, reviews the Association's Bylaws, Policies and Procedures Manual and recommends changes to the Board of Directors where appropriate.

The Committee has additional specific assignments:

- At the Board of Directors' request, develop a select list of major issues on which the Board of Directors may request member consideration.
- At the request of the Board of Directors, committee chair, or an individual member district board of the Association, review a proposed resolution or proposed change in the bylaws, policies or procedures for the purpose of recommending whether the proposed language will accomplish the desired effect, and/or whether the proposed change would require amendment of any other portion of the corporate bylaws, policies, or procedures.

Awards Committee

The Awards Committee has responsibility for rating and identifying:

- Board Member of the Year;
- Technical Education Champion (TECh) Award recipients;
- Media Award recipients;
- Distinguished Alumni of the Year.

This committee conducts their work over e-mail/electronically, outside of the quarterly meetings. Each district board is asked to select one trustee to serve on the committee who will review and rate nominations for the Association awards program on behalf of their college.

The Committee determines, selects the recipients of, and delivers the Association's annual awards via the following process:

Association staff announce the nomination period for each award. At the end of the nomination period, the Association provides the Awards Committee with a slate of nominees eligible for the award, and with corresponding nomination materials. The Awards Committee selects award recipients by rating colleges' nominees against a set rubric of criteria for each award. Association staff then tabulate the scores and announce the winner. Whenever possible, awards are presented at the next quarterly meeting of the Association.

Awards Committee Commitment: The DBA requests ratings from each college for awards. Awards Committee members read nominations for each award (one award each quarter) and submit a rating for each nomination. Members have about two weeks to complete this activity. During the rating process, members read or view 8-10 nominations for an award and rate each award on 4 or 5 rating criteria. Members are allowed to split this responsibility with another board member.

X. Establish Dates, Times and Locations for the 2022-2023 Board Meetings

ESTABLISH DATES, TIMES AND LOCATIONS FOR BOARD MEETINGS 2022-2023

DATE AND TIME	GATEWAY DISTRICT BOARD	DISTRICT BOARD ASSOCIATION	ACCT
JULY 11, 2022 – Monday 8:00 AM	Organizational Meeting Virtual Meeting & In Person Kenosha Campus, Garden Room	Summer Meeting July 21-23, 2022 NTC/Wausau, WI	
AUGUST 18, 2022 – Thursday 8:00 AM	Regular Meeting Racine County Racine Campus, R102/R104	Annual Planning Meeting August 26-27, 2022 Madison, WI	New Trustee Governance Leadership August 4-6, Wash. D.C.
SEPTEMBER 22, 2022 – Thursday 8:00 AM	Regular Meeting Kenosha County Madrigrano Center, Board Room		
OCTOBER 20, 2022 – Thursday 8:00 AM	Regular Meeting Walworth County Elkhorn Campus, 112/114	Fall Meeting Oct 6-8, 2022 CVTC – Eau Claire, WI	Leadership Congress Oct 26-29, 2022 New York, NY
NOVEMBER 17, 2022 – Thursday 8:00 AM	Regular Meeting Racine County Racine Campus, R102/R104		
DECEMBER 15, 2022 – Thursday 3:00 PM	Regular Meeting Kenosha County Madrigrano Center, Board Room		
JANUARY 19, 2023 – Thursday 8:00 AM	Regular Meeting Racine County Racine Campus, R102/R104	Winter Meeting January 11-13, 2023 Madison, WI	
FEBRUARY 16, 2023 – Thursday 8:00 AM	Regular Meeting Walworth County Elkhorn Campus, 112/114		National Legis. Summit February 5-8, 2023 Wash. D.C.
MARCH 23, 2023 – Thursday 8:00 AM	Regular Meeting Kenosha County Madrigrano Center, Board Room		
APRIL 20, 2023 – Thursday 8:00 AM	Regular Meeting Walworth County Elkhorn Campus, 112/114	Spring Meeting April 20-22, 2023 Gateway	
MAY 9, 2023 – Tuesday 7:00 PM	Regular Meeting Racine County Racine Campus, R102/R104		
MAY 23, 2023 – Thursday 8:00 AM	Regular Meeting Kenosha County Madrigrano Center, Board Room		
JUNE 15, 2023 – Thursday 8:00 AM	Regular Meeting Walworth County Elkhorn Campus, 112/114		
JULY 10, 2023 – Monday 8:00 AM	Organizational Meeting Racine County Racine Campus, R102/R104	Summer Meeting July 2022 TBD	

- XI. Next Meeting Date and Adjourn
 - A. Regular Board Meeting – Thursday, August 18, 2022, 8:00 am – Racine Campus, Quad Rooms R102/R014 & Virtual
 - B. Adjourn