



WAUKESHA PUBLIC LIBRARY

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Bruce Gay, Library Director
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April 2, 2021

To: Library Board of Trustees
From: Bruce Gay, Library Director
Re: First Floor Renovation

The First Floor Renovation Project is moving ahead. Some updates and issues below:

- On March 31 the Library hosted a pre-bid meeting for contractors and sub-contractors. This meeting gave interested parties a chance to look through the library and prepare questions about the bid which they can later email. City Project Engineer Katie Jelacic ran the meeting. She had expected up to 20 contractors to attend. Instead, we had 55. This seems to indicate great interest in the project and more competitive bids. Thanks particularly to Matt Messerschmidt and Patrick Karl who helped contractors into the library's nooks and crannies to view different parts of our systems.
- Bids will be opened on April 16. The Board of Public Works will approve the selected bid on April 22. The Common Council will approve the bid on May 4. The Library will approve the contract at its next meeting on May 13.
- Depending on pricing, the library may reduce or remove some parts of the project.
- The contractor will provide a construction schedule showing the different phases of the project. This was done to provide the contractor as much leeway to provide a lower price as possible. We anticipate meeting with the contractor before May 4 to discuss staging the project and identifying areas of the library that need to be ready first for construction.
- Construction will begin around June 1 and could last through February 2022.
- The contractor will be responsible for moving bookcases.
- The staff parking lot will be used to stage construction. We are in the process of looking for temporary staff parking during construction.
- Katie Jelacic will manage the project and will provide weekly construction updates—all board members will be included in this weekly email.
- Staff should anticipate noise and displacement through the project.