



**Kalamazoo Public Schools
Woodward School Connector
Addition & Renovation**

PRE-BID MEETING

April 28, 2026

PRE-BID MEETING



Kalamazoo Public Schools

Every child. Every opportunity. Every time.

Woodward School Connector Addition & Renovation
606 Stuart Ave.
Kalamazoo, MI 49007

OWNER



Kalamazoo Public Schools

- **Karen Jackson - Director of Facilities Management**



ARCHITECT



TowerPinkster

- Mike Galovan, Senior Project Manager

mgalovan@towerpinkster.com

269-492-6763

TowerPinkster
Architecture · Engineering · Interiors

THE SKILLMAN TEAM



ACCOUNT EXECUTIVE

- Michael Kounelis
- 269-207-3049
- mjkounelis@skillman.com

PROJECT MANAGER

- Max Tackett
- 269-568-2433
- mtackett@skillman.com

PROJECT ENGINEER

- Will Karnes
- 269-908-9684
- wkarnes@skillman.com

SITE MANAGER

- Tom Tackett
- 269-567-8450
- ttackett@skillman.com

ADMIN. ASSISTANT

- Caralee Sokolowski
- 269-350-5757
- csokolowski@skillman.com

CONSTRUCTION DOCUMENTS



Construction Documents are available at:
www.skillmanplanroom.com

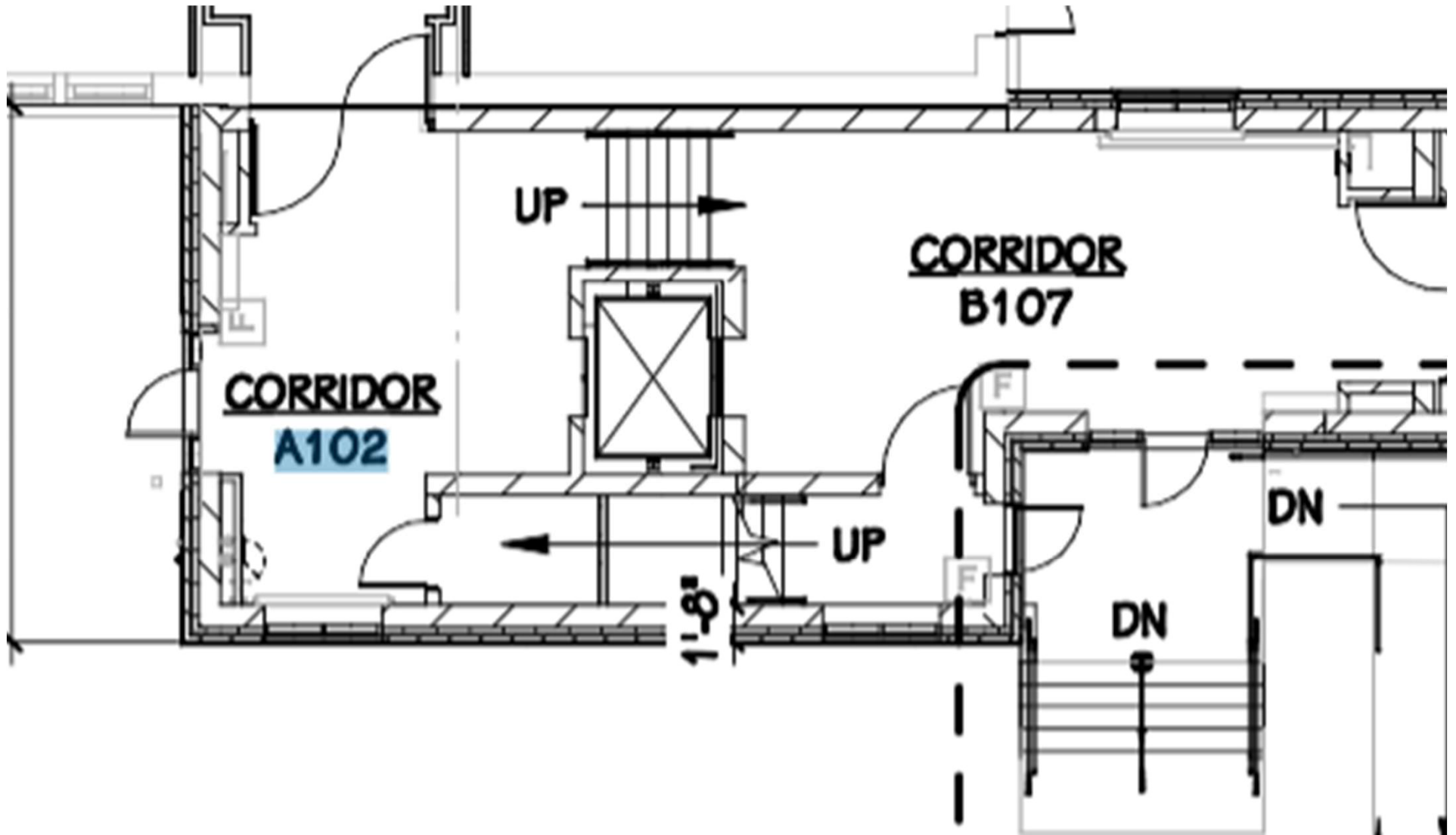
Bidding Contractors are required to pay for printed Documents. The electronic files are available at no cost.

SCOPE OF WORK

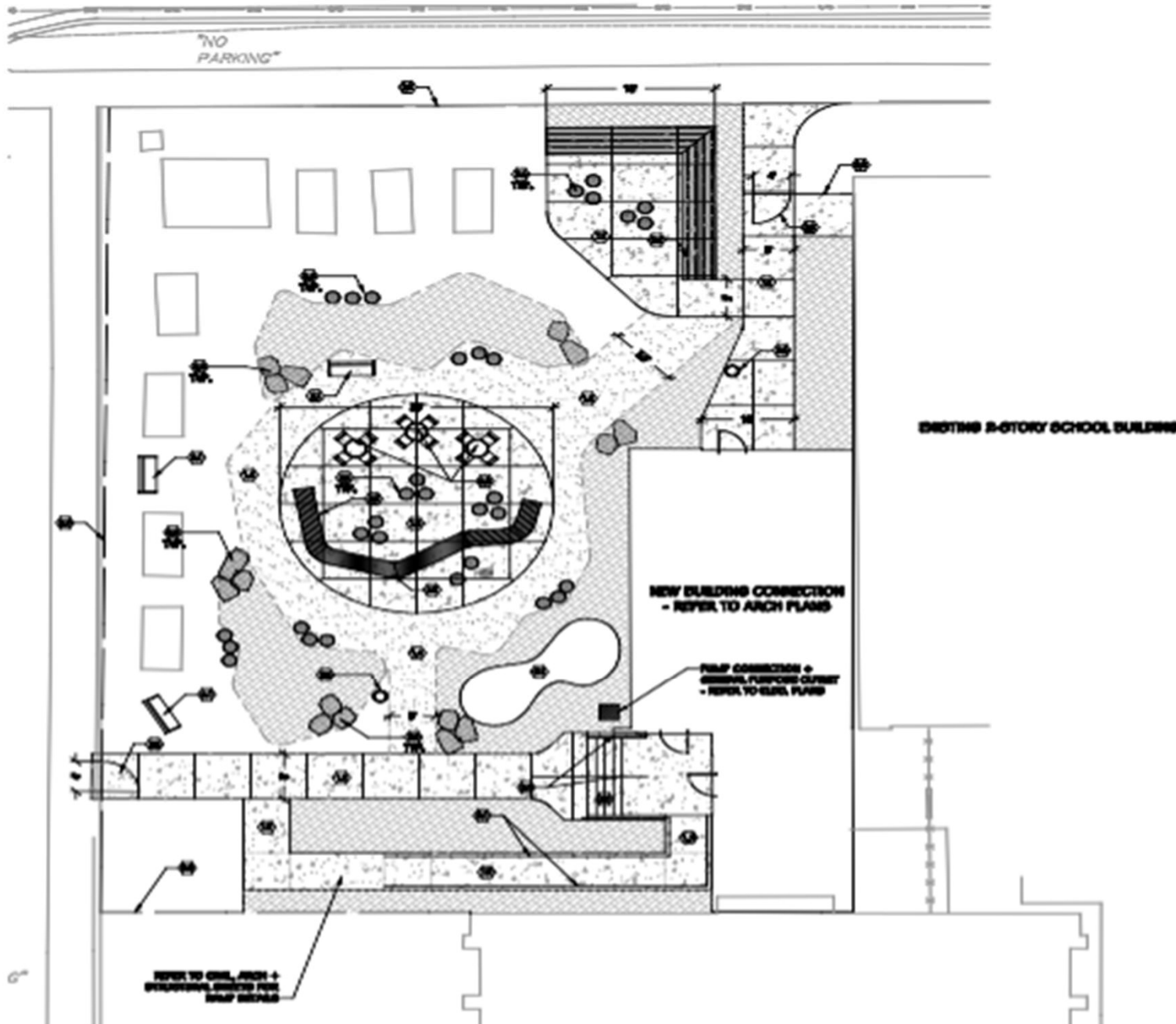


- Demolition of an existing exterior breezeway connector, stairways, and site furnishings. New two-story corridor addition with footings/foundations, CMU, brick, roofing, new exterior and interior doors and hardware, new elevator, and new stairway. New landscaping, walking path, sidewalks, pavers, and site furnishings. Also includes Gym and Corridor flooring replacement throughout the school.
- New Addition = Approx.. 2,200 sqft.
- June through December Construction
- Spring 2027 Sitework Restoration
- Addendum #1 will have a Guideline Schedule and Site Logistics Plan

FLOOR PLANS / SITE PLANS



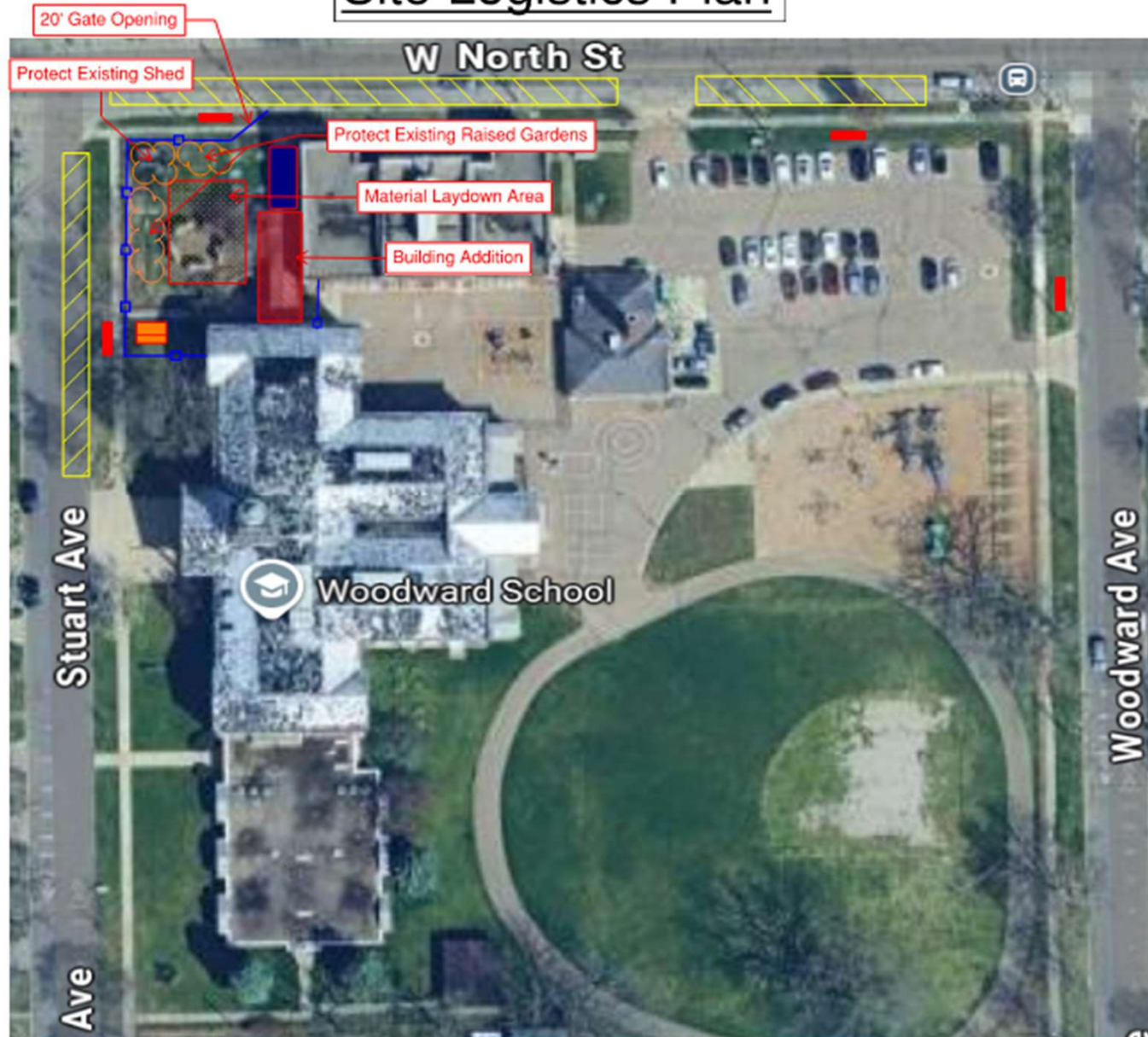
FLOOR PLANS / SITE PLANS



SITE LOGISTICS PLAN



Site Logistics Plan



Kalamazoo Public Schools
Woodward Connection Project

Kalamazoo Public Schools

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Legend:

Contractor Parking	
Fence Panels	
Dumpsters	
Building Addition	
Project Signage	
Temporary Restrooms	
Material Laydown Area	

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The SKILLMAN Corporation
AN EMPLOYEE-OWNED COMPANY

BID CATEGORIES



BID CATEGORY NO. 1	Demolition
BID CATEGORY NO. 2	Sitework
BID CATEGORY NO. 3	Concrete
BID CATEGORY NO. 4	Masonry
BID CATEGORY NO. 5	Structural Steel
BID CATEGORY NO. 6	General Trades
BID CATEGORY NO. 7	Flooring
BID CATEGORY NO. 8	Electrical

MULTIPLE CONTRACT SUMMARY



**Review Section 01 12 00 – Multiple Contract Summary.
Review all Specification Sections that are in your Scope
of Work.**

- **1.05 Prime Contractors Use of Premises**
- **1.07 Occupancy Requirements**
- **1.09 Permits, Fees and Notices**
- **1.10 Labor and Materials. A, B, & C**
- **1.14 Schedules of Contract Responsibilities-Scope**
- **1.16 Time of Commencement and Completion**

ALLOWANCES



Review Section 01 21 00 for Allowances that apply to your Scope of Work.

Bid Category No. 01	Demolition	\$10,000
Bid Category No. 02	Sitework	\$10,000
Bid Category No. 03	Concrete	\$5,000
Bid Category No. 04	Masonry	\$5,000
Bid Category No. 05	Structural Steel	\$5,000
Bid Category No. 06	General Trades	\$10,000
Bid Category No. 07	Flooring	\$5,000
Bid Category No. 08	Electrical	\$5,000

INCLUDE THIS AMOUNT IN YOUR BASE BID.

ANTICIPATED CHALLENGES



- **Expediting construction start.**
- **State review time.**
- **Procuring permits.**
- **Expediting submittals and samples.**
- **Expediting material procurement.**
- **Isolating work areas.**
- **Expediting inspections.**
- **Demo/Shoring/Salvage coordination.**

ALTERNATES



Review Section 01 23 00 for Alternates that may alter your Scope of Work.

- **No Alternates for this project.**

INSTRUCTIONS TO BIDDERS



Review Section 00 10 00 for Instructions to Bidders.

- **1.02 Bidders Examination & Representation**
- **1.10 Bidding Procedures, (R.) Sales Tax (include in bid)**
- **1.15 Determination of Lowest Responsible & Responsive Bid**
- **1.17 Execution of The Contract**
- **1.19 Wage Rates-NOT APPLICABLE.**

RFI PROCESS



Each Bidder is encouraged to contact the Architect and Construction Manager if problems occur or questions arise in analyzing the Drawings and Specifications, where additional clarification or information would be helpful in the preparation of a proper bid.

Submit all questions in writing to: Max Tackett mtackett@skillman.com

All RFIs must be received before: **5/1/2026**

SUBSTITUTION REQUESTS



Prior to receipt of bids, the Architect will consider proposals for substitution of materials, equipment, and methods only when such proposals are submitted in writing within the time period stated before the date and time set for receipt bids, and are accompanied by full and complete technical data and other information required by the Architect to evaluate the proposed substitution.

Request for product approval shall be submitted on the Substitution Request Form and sent to: Max Tackett mtackett@skillman.com

CONSTRUCTION TIMELINE



Review Section 01 32 00 – Schedules & Reports.

Anticipated Construction Start Date: June 15, 2026

Anticipated Construction

Completion Date: December 31, 2026

BID TO AWARD TIMELINE



- Post the Bid Tab to the PlanRoom: **May 14, 2026**
- Pre Award Conferences: **May 18 – 21, 2026**
- KPS Board Meeting: **June 11, 2026**

All Subcontractor & Products Lists

must be submitted by: May 18, 2026

BID FORM



Review and fully complete the Bid Form 00 31 00

Complete all alternates on the Bid Form that may affect your Scope of Work.

BIDDERS' REMINDER LIST



	YES	NO
Have you properly and completely executed the Bid Form (Section 00 31 00)?		
Is the Bid Total written in both words and figures?		
Are the Alternate quantities in both words and figures and noted as Add or Deduct ?		
Is the Non-Collusion Affidavit , part of the Bid Form, signed, & notarized?		
Is the Familial Disclosure Affidavit , part of the Bid Form, signed and notarized?		
Is the Iran Sanctions Act Certificate of Compliance , part of the Bid Form, signed and notarized?		
Have you enclosed a certified check or Bid Bond ? (Note: bond must be signed by Surety and Principal)		
Have you included your company's Financial Statement ?		
On the outside of the envelope containing your Bid have you indicated: The Project Name Bidder's Name Bid Category No. Date and Time of Bid Opening Owner's Address Address to Where Bid is to be Delivered if different from Owner's Address		

IF ANY OF THE REQUIRED BIDDING DOCUMENTS ARE NOT INCLUDED, DATED, OR PROPERLY EXECUTED, THE CONTRACTOR'S BID MAY NOT BE ACCEPTED.

BID OPENING



Date: May 13, 2026

Time: 2:00 PM

**Location: Kalamazoo Public Schools Facilities Office
600 West Vine Street
Kalamazoo, MI 49008**

Q & A



Woodward School

Kalamazoo Public Schools

Kalamazoo Public Schools
 Woodward School – Connector
 Addition & Renovation



DATE: April 28, 2026

TSC PROJECT NO.: 224010.14

PRE-BID MEETING SIGN-IN SHEET

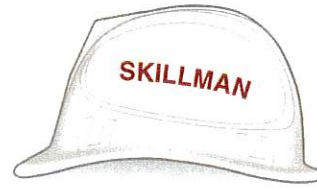
COMPANY REPRESENTED	ATTENDEE NAME	EMAIL ADDRESS	PHONE NUMBER
KALAMAZOO PUBLIC SCHOOLS	Karen Jackson		
THE SKILLMAN CORPORATION	Max Tackett	mtackett@skillman.com	269-568-2433
THE SKILLMAN CORPORATION	Tom Tackett	ttackett@skillman.com	269-567-8450
THE SKILLMAN CORPORATION	Will Karen	wkarnes@skillman.com	269-908-9684
THE SKILLMAN CORPORATION	Caralee Sokolowski	csokolowski@skillman.com	269-568-1460
TOWERPINKSTER			
Ar-Tech	Andrew Clemons		
Pitsch	Gene W Gutting		



TSC PROJECT NO.: 224010.14

PRE-BID MEETING SIGN-IN SHEET

COMPANY REPRESENTED	ATTENDEE NAME	EMAIL ADDRESS	PHONE NUMBER
Miller-Pavis Jordan Corstange	Jordan Corstange		
Corcoran Elec.	Andy VanOrder		
Earley Associates	Todd Blaylock		
Ritsema	Brian Justus		
Ritsema	Luke Terpstra		
Eand L Conc.	Doug Shelton		
Eikenhout	Mike Henton		



TSC PROJECT NO.: 224010.14

PRE-BID MEETING SIGN-IN SHEET

COMPANY REPRESENTED	ATTENDEE NAME	EMAIL ADDRESS	PHONE NUMBER
	Brian L		
Trumble Group Trumble Group	Jordan Shavlis	js	
Circuit Elec. Circuit Elec.	Chris Coyer		
A2 Ref Mech. Pmg. A2 Ref Mech. Pmg.	Ken Pluta		
Shawn Murphy Shawn Murphy	Shawn Murphy		
Hi-Tech	Joshua Knopf		
KMI	Bruce Zache		



TSC PROJECT NO.: 224010.14

PRE-BID MEETING SIGN-IN SHEET

COMPANY REPRESENTED	ATTENDEE NAME	EMAIL ADDRESS	PHONE NUMBER
Postema Sign	Jeff Sneider		
Modern Flooring	Brett Plew		248-574-3573
	James Snyder		248 - 574 - 3573
	James Snyder		