

# POSNER BUILDING PROJECT

SBE and RPP Quarterly Report – August 2015

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Presented by: Mo Street Development, LLC

Date: 08/30/2015

## Human Resources Requirements

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### Summary

Project Address:	152 W. Wisconsin Avenue
Developer:	Mo Street Development, LLC
Total Construction Cost Subject to Inclusion	\$9,528,882
SBE Participation	\$3,154,229.01 or 33% of Total Construction Cost Subject to Inclusion
Professional Services Cost Subject to Inclusion	\$177,500
SBE Participation – Professional Services	\$6,000 or 3% of Professional Services Cost Subject to Inclusion
RPP Hours	9,669.63 hours or 14% of Total Hours Worked

### Small Business Enterprise & Residential Preference Program Participation

This project is the development of 105 apartments, renovation of approximately 20,000 square feet dedicated to commercial and retail tenants and operations, and restoration of the historical features of the façade at the northwest corner of Wisconsin Avenue and Plankinton Avenue. The project requires the inclusion of small business enterprise (SBE) and resident preference program (RPP) workers.

Category	Goal	Current
SBE Participation - Construction	25%	33%
SBE Participation – Professional Services	18%	3%
RPP Participation	40%	14%

These goals will be met by awarding prime contracts to SBE firms, encouraging prime contractors to subcontract to SBE firms referring RPP certified workers to contractors, assisting RPP workers to obtain certification, reinforcing the need for contractors to utilize such workers for this project and the teamwork of the General Contractor and Supplier and Workforce Diversity Consultant.

Total Construction Cost Subject to Inclusion:					\$9,528,882.00	
Construction Draw To Date:					\$6,559,706.00	
SBE Participation Goal: 25%					\$2,382,220.00	
SBE FIRM	SUBCONTRACTOR TO	SBE	SERVICES PERFORMED OR MATERIALS SUPPLIED	TOTAL CONTRACT AMOUNT	AMOUNT PAID THIS MONTH	TOTAL PAID TO DATE
Heider & Bolt	Alpine Plumbing	SBE	Plumbing Materials	\$1,159.41		\$1,159.41
UPI, LLC	Alpine Plumbing	SBE	Site Work	\$61,925.00		\$61,925.00
Con-Cor Company	Balestrieri Environmental & Development	SBE	Saw Cutting	\$17,930.00		\$17,930.00
LF Green Development	Balestrieri Environmental & Development	SBE	Labor, Consulting	\$51,057.46		\$51,057.46
RAMS Contracting	Balestrieri Environmental & Development	SBE	Waste Hauling	\$17,405.00		\$17,405.00
All-American Roofing, LLC	KBS Construction, Inc.	SBE	Roofing	\$317,422.00		\$259,045.20
Best Erectors	KBS Construction, Inc.	SBE	Metal Fabrication	\$366,600.00		\$198,522.00
Con-Cor Company, Inc.	KBS Construction, Inc.	SBE	Saw Cutting	\$74,285.00		\$74,285.00
Sonag Ready Mix	KBS Construction, Inc.	SBE	Concrete Supplier	\$55,242.00		\$55,168.57
RAMS Contracting	KBS Construction, Inc.	SBE	Excavation	\$110,411.48		\$99,370.48
Price & Sons	Pieper Electric	SBE	Electrical Materials	\$168,240.66		\$168,240.66
Insulation Technologies, Inc.	Mo Street Development, LLC	SBE	Insulation/Carpentry/Restoration	\$771,870.00		\$708,810.47
Sanchez Painting	Mo Street Development, LLC	SBE	Painting	\$214,753.00		175106.99
Gordan Solutions, LLC	Weather-Tek Design Center, Inc.	SBE	Window Installation	\$925,928.00		\$925,928.00
<b>TOTAL SBE PARTICIPATION</b>				<b>\$3,154,229.01</b>		<b>\$2,813,954.24</b>
<b>SBE PARTICIPATION, AS PERCENT OF TOTAL CONTRACT VALUE AND PAID TO DATE</b>				<b>33%</b>		<b>89%</b>

Professional Services Cost Subject to Inclusion:				\$177,500.00		
Professional Services Payments Made To Date				\$1,950.00		
SBE Participation:		18%		\$31,950		
SBE FIRM	SUBCONTRACTOR TO	SBE	SERVICES PERFORMED OR MATERIALS SUPPLIED	TOTAL CONTRACT AMOUNT	AMOUNT PAID THIS QUARTER	TOTAL PAID TO DATE
Cross Management Services, Inc.	Mo Street Development LLC	SBE	Consultant	\$6,000.00	\$1,950.00	\$1,950.00
TOTAL SBE PARTICIPATION				\$6,000.00	\$1,950.00	\$1,950.00
SBE PARTICIPATION, AS PERCENT OF TOTAL CONTRACT VALUE AND PAID TO DATE				3%		

**Resident Preference Program Participation**

Contractor	Trade	RPP Hours	Total Hours	RPP %
Access Elevator	Elevator	-		
All-American Roofing	Roofing	741.30	741.30	100%
Alpine Plumbing	Plumbing	-	3,840.80	-
Balestrieri	Demolition	1,858.00	4,215.50	44%
Best Erectors, Inc.	Supplier	153.80	592.60	26%
Cabinets & Countertops	Cabinets/Countertops	-		-
Carpetland Milwaukee	Flooring	-		
Chilstrom Erecting Corp.	Steel Erecting	-	66.00	-
Con-Cur Company, Inc.	Saw Cutting	-	552.00	-
Elastizell of Wisconsin, Inc.	Gypsum	-	445.00	-
Geis	Overhead Doors	-	18.75	-
Grand Appliances	Appliances			
Insulation Technologies	Insulation / Carpentry / Restoration	3,120.63	3,943.58	79%
J Buhler	Trash Chute / Accessories	-		
KBS Construction, Inc.	General Contractor/Labor	1,268.50	12,832.00	10%
Klein-Dickert Milwaukee, Inc.	Storefront	-	20.00	-
Otis Elevator Company	Elevator	-	252.50	-
Pieper Electric	Electric	-	10,914.00	-
Pukall	Masonry Restoration	651.00	2,526.00	26%
RAMS Contracting, LTD	Excavation	182.00	370.50	49%
Sanchez Painting Contractors	Painting	320.00	1,204.50	27%
Simplex-Grinnell Fire Protection	Fire Protection	-	2,465.40	-
Suburban Drywall	Drywall	105	10,301.50	1%
Total Mechanical	HVAC	-	9,342.25	-
Walsh Masonry	Masonry	-		-
Weather-Tek Design	Windows	1,140	3,433.80	33%
Wisc Window Treatments	Blinds, Wire Shelving	-		-
<b>Project Total</b>		<b>9,665.63</b>	<b>68,077.98</b>	<b>14.2%</b>

**RPP Detail Report**

Company	Zip Code	Trade	Apprentice / On-the-Job Trainee	Minority	Unemployed / Underemployed	Total Hours
All-American Roofing	53172	Roofer	No	Y	Underemployed	89.50
All-American Roofing	53202	Roofer	No	Y	Underemployed	114.50
All-American Roofing	53215	Roofer	No	Y	Underemployed	101.25
All-American Roofing	53207	Roofer	No	Y	Underemployed	142.75
All-American Roofing	53215	Roofer	No	Y	Underemployed	168.50
All-American Roofing	53172	Roofer	No	Y	Underemployed	124.75
Balestrieri Environmental	53221	Demolition		Y		352
Balestrieri Environmental	53215	Demolition		Y		192
Balestrieri Environmental	53215	Demolition		Y		329
Balestrieri Environmental	53221	Demolition		Y		8
Balestrieri Environmental	53204	Demolition		Y		24
Balestrieri Environmental	53215	Demolition		Y		16
Balestrieri Environmental	53215	Demolition		Y		421
Balestrieri Environmental	53215	Demolition		Y		176
Balestrieri Environmental	53204	Demolition		Y		340
Best Erectors	53209	Ironworker	N/A	N	Unemployed	29
Insulation Technologies, Inc.	53204	Carpenter	N/A	Y	Underemployed	745.93
Insulation Technologies, Inc.	53215	Carpenter	N/A	Y	Underemployed	246.11
Insulation Technologies, Inc.	53204	Insulator	N/A	Y		163.08
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		142.01
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		9.38
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		366.14
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		46.57
Insulation Technologies, Inc.	53204	Insulator	N/A	Y		405.86
Insulation Technologies, Inc.	53208	Insulator	N/A	Y		69.59
Insulation Technologies, Inc.	53204	Insulator	N/A	Y		23.07
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		95.7
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		176.86
Insulation Technologies, Inc.	53204	Insulator	N/A	Y		176.24

**RPP Detail Report**

Company	Zip Code	Trade	Apprentice / On-the-Job Trainee	Minority	Unemployed / Underemployed	Total Hours
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		27.06
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		141.24
Insulation Technologies, Inc.	53221	Insulator	N/A	Y		170.97
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		105.22
Insulation Technologies, Inc.	53215	Insulator	N/A	Y		9.6
KBS Construction	53207	Laborer	N/A	N	Unemployed	405
KBS Construction	53218	Laborer	N/A	Y	Unemployed	931
KBS Construction	53209	Laborer	N/A	Y	Unemployed	136
KBS Construction	53219	Laborer	N/A	Y	Unemployed	405
Pukall	53212	PCC	N/A	Y		651
RAMS Contracting, Ltd.	53210	Truck Driver	N/A	Y	Unemployed	30.75
RAMS Contracting, Ltd.	53222	Truck Driver	N/A	Y	Unemployed	30
Sanchez Painting	53204	Painter	N/A	Y	Unemployed	26
Sanchez Painting	53215	Painter	N/A	Y	Unemployed	57
Suburban Drywall	53212	Laborer	No	Y	Unemployed	105
Weather-Tek Design	53215	Apprentice Carpenter	Yes	Y	Unemployed	302.25
Weather-Tek Design	53218	Apprentice Carpenter	Yes	Y	Unemployed	533
Weather-Tek Design	53228	Apprentice Carpenter	Yes	Y	Unemployed	304.75
Total RPP Apprentices, Minority Workers and Hours Worked						9,665.63