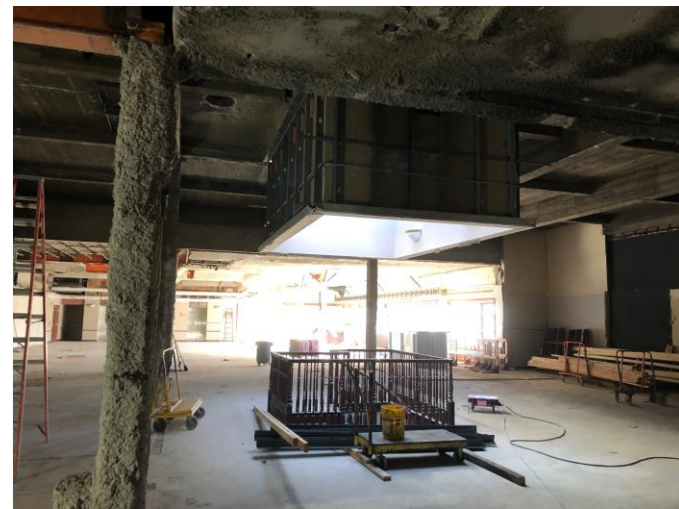


JS1924 Project

SBE and RPP Participation Performance Report through September 30, 2021



Submitted by:

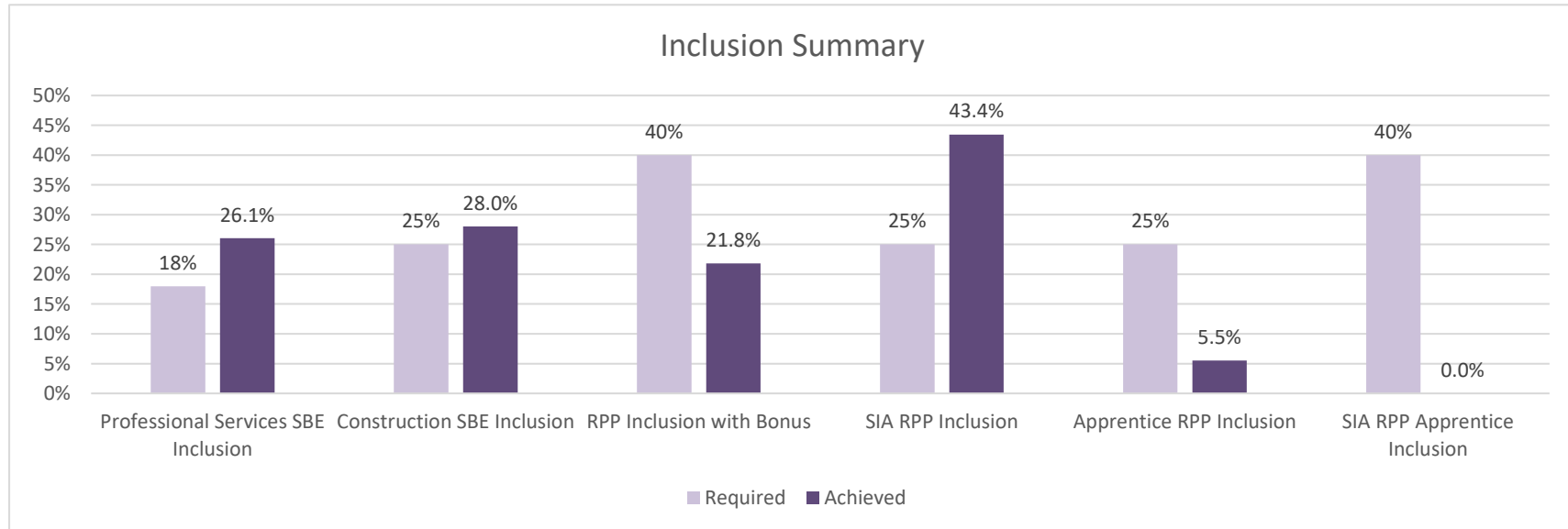


Date: October 18, 2021

Project Summary

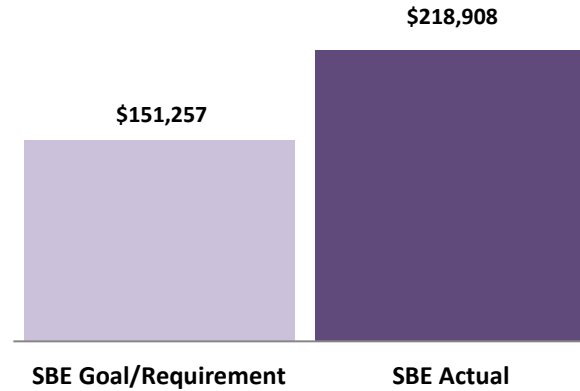
The former Milwaukee Journal Sentinel's buildings are being redeveloped mainly as affordable housing, including student apartments. The JS1924 Project further develops the 1924 Building, which is six stories and approximately 149,000 square feet, into 141 market rate apartments with supporting common spaces.

Developer:	J. Jeffers & Co.
Project Address:	225 East Michigan Avenue, Suite 300, Milwaukee, WI 53202
Professional Services Cost Subject to Inclusion	\$840,320
Professional Services Payments to Date	\$4,499
Construction Cost Subject to Inclusion	\$19,608,693
Construction Draw to Date	\$38,227



SBE Professional Services Inclusion

Through the period covered by this report, this project has achieved 26.1% SBE participation for Professional Services.



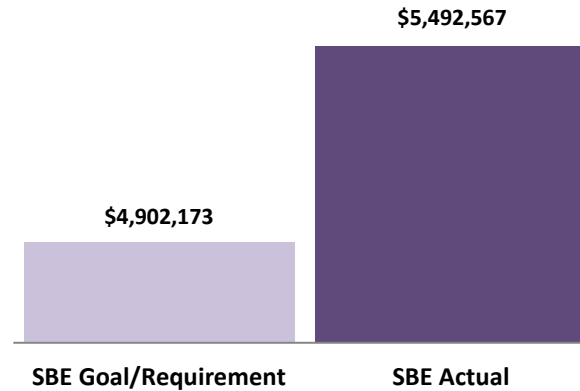
Total Value of SBE Payments	Goal/Requirement	Actual	Status
SBE Participation Percentage	18.0%	26.1%	+8.1%
Value of SBE Participation	\$151,257	\$218,908	+\$67,651

Table 1: Professional Services SBE Inclusion

NAME OF CERTIFIED FIRM	DBE/SBE	SUBCONTRACTOR OF	SERVICE PERFORMED OR MATERIALS SUPPLIED	SUBCONTRACT AWARD AMOUNT	TOTAL AMOUNT PAID TO DATE
Cross Management Services, Inc.	SBE	J. Jeffers & Co., Inc.	JS1924 Inclusion Consultant	\$ 61,000	\$ 4,499
Gestra Engineering Inc.	SBE	J. Jeffers & Co., Inc.	JS1924 Material Testing	\$ 10,000	\$ -
Quorum Architects	SBE	J. Jeffers & Co., Inc.	JS1924 Architect	\$ 147,908	\$ -
TOTAL INCLUSION				\$ 218,908	\$ 4,499
INCLUSION, AS PERCENT OF PROFESSIONAL SERVICES COST SUBJECT TO INCLUSION				26.1%	
INCLUSION, AS PERCENT OF PROFESSIONAL SERVICES DRAW TO DATE					100.0%

SBE Construction Inclusion

Through the period covered by this report, this project has achieved 28.0% SBE participation for Construction.



Total Value of SBE Payments	Goal/Requirement	Actual	Status
SBE Participation Percentage	25.0%	28.0%	+3.0%
Value of SBE Participation	\$4,902,173	\$5,492,567	+\$590,394

Table 2: Construction SBE Inclusion

NAME OF CERTIFIED FIRM	DBE / SBE	SUBCONTRACTOR OF	SERVICE PERFORMED OR MATERIALS SUPPLIED	SUBCONTRACT AWARD AMOUNT	TOTAL AMOUNT PAID TO DATE
Gordon Solutions LLC	SBE	C.G. Schmidt, Inc.	Fiberglass Windows	\$ 161,200	\$ -
Hetzel-Sanfilippo, Inc.	DBE	C.G. Schmidt, Inc.	Metal Framing & Gypsum	\$ 4,294,520	\$ -
Hetzel Tile & Marble, Inc.	DBE	C.G. Schmidt, Inc.	Tile	\$ 64,535	\$ -
McKinley's Corporation	SBE	C.G. Schmidt, Inc.	Elevator Demolition	\$ 16,000	\$ -
Thomas A Mason Co., Inc.	SBE	C.G. Schmidt, Inc.	Flooring	\$ 956,312	\$ -
TOTAL INCLUSION				\$ 5,492,567	\$ -
INCLUSION, AS PERCENT OF CONSTRUCTION COST SUBJECT TO INCLUSION				28.0%	
INCLUSION, AS PERCENT OF CONSTRUCTION DRAW TO DATE					0.0%

RPP Participation

As shown in the Table 3 below, the RPP inclusion achieved is 21.8% when the bonus hours for SIA RPP and RPP Apprentice hours are included.

Table 3: RPP Participation by Contractor

Contractor	Trade	On-Site Construction Hours				
		Total Hours Worked	RPP Worker	RPP %	SIA RPP Hours	SIA RPP %
CG Schmidt	Carpentry / Cement Finisher	412.00	299.00	72.6%	159.00	53.2%
Lemberg Electric Co., Inc.	Electricians	505.50				
Mattox Plumbing	Plumbers	75.00	67.00	89.3%		
Schindler Elevator Corporation	Elevator Constructor	528.00				
Walsh Masonry Inc.	Bricklayer / Laborers	158.00				
Total		1,678.50	366.00	21.8%	159.00	43.4%

Table 4: RPP Participation by Craft

Craft	RPP Hours	# of RPP Workers
Carpenters	299.00	2
Plumbers	67.00	2
Total	366.00	4

Table 5: RPP Participation by Zip Code

Zip Code	RPP Hours	# of RPP Workers
53207	25.00	1
53215	159.00	1
53221	42.00	1
53222	140.00	1
Total	366.00	4

Table 6: RPP Participation by Race

Race	RPP Hours	# of RPP Workers
African American	140.00	1
Asian		
Causasian	42.00	1
Hispanic	25.00	1
Native American		
Not Specified	159.00	1
Total	366.00	4

Table 7: RPP Participation by Gender

Gender	RPP Hours	# of RPP Workers
Male	366.00	4
Female		
Not Specified		
Total	366.00	4

Table 8: Apprenticeship & On-The-Job Trainee Participation

Craft	# of Apprentices / OJT Trainees	Total Hours Worked	RPP Apprentice Hours	RPP Apprentice %	SIA RPP Apprentice Hours	SIA RPP Apprentice %
Electricians	5	266.50		0.0%		0.0%
Elevator Constructors	3	161.00				
Plumbers	1	25.00	25.00	100.0%		0.0%
Total	9	452.50	25.00	5.5%	-	0.0%

Table 9: Apprentice Participation by Race

Race	Hours	# of Workers
Asian		
African-American		
Causasian	384.50	6
Hispanic	68.00	3
Native American		
Not Specified		
Total	452.50	9

Table 10: Apprentice Participation by Gender

Gender	Total Hours	# of Workers
Male	452.50	9
Female		
Not Specified		
Total	452.50	9