



**To: The City of the Village of Douglas City Council**  
**From: Lisa Nocerini, City Manager**  
**RE: 415 Wiley Road-Workshop**  
**Date: Wednesday, April 17, 2024**

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On February 20<sup>th</sup>, 2024, during a City Council Workshop, the council directed the City Administration to issue new request for proposals for 415 Wiley Road. The two directives included issuing a proposal for renovating the building or demolishing the building and replacing it with a new structure (new build).

On April 4<sup>th</sup>, 2024, at 2:00 p.m., when the bid processed officially closed, the City received seven (7) proposals. The proposals received were from the following companies (listed in alphabetical order):

1. Carbon 6 Construction (Renovation/New Build)  
Renovation: \$2,644,645.00  
New Build: \$4,991,790.00
2. EV Construction (Renovation)  
Renovation: \$5754,099.00- \$6,348,349.00
3. GDK Construction (Renovation)  
Renovation: Fee Schedule/TBD (\$3,500,000.00-\$5,000,000.00)
4. Lakewood Construction (Renovation)  
Renovation: \$2,363,635.00-\$2,612,439.00
5. Midwest Construction/Edgewater Resources (Renovation/New Build)  
Renovation: \$2,091,006.00  
New Build: \$3,441,200.00
6. Mugen Construction (Renovation)  
Renovation: \$5,332,500.00
7. Wolverine Building Group (Renovation)  
Renovation: \$3,950,000.00

Once the bids were received, the Building Committee made up of three councilmembers, Mayor North, Mayor Pro Tem Walker, and Councilmember Seabert, reviewed the documents and subsequently requested that each member of council also review them in preparation for a City Council Workshop to be scheduled on Wednesday, April 17, 2024.

This workshop has been scheduled to provide council with an opportunity to discuss the proposals and provide direction to the City Administration regarding next steps, including, but not limited to, scheduling additional workshops to discuss the proposals further and invite those who applied under the RFP process to answer additional questions about their submitted proposals.