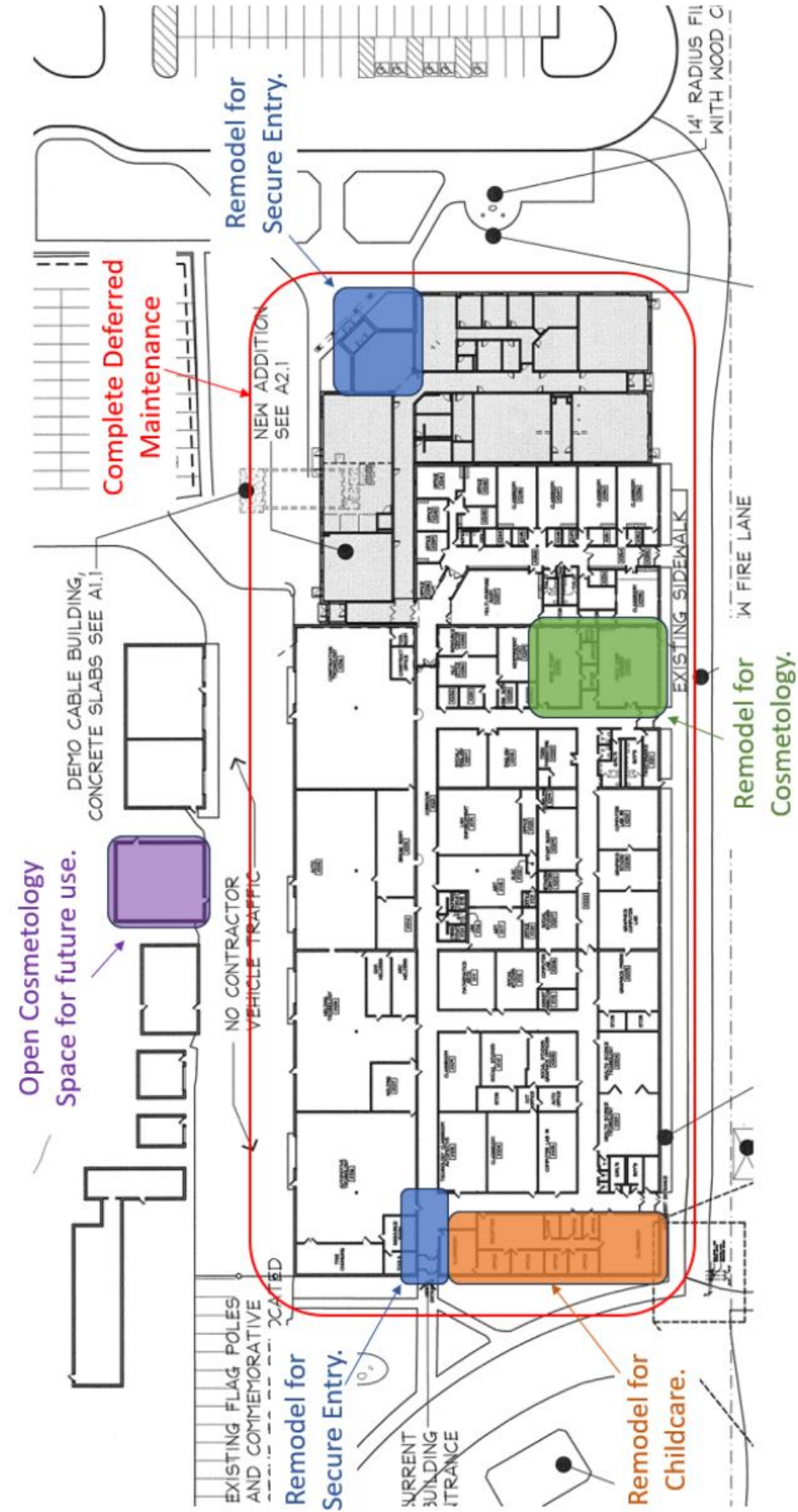


SCOPE of WORK



The Last **SURVIVING**
Vocational Cooperative
in the State of Minnesota



The **WRIGHT** path for High School

Wright Technical Center Capital Facilities Project Overview: See – [HF1043](#) & [SF1856](#)

The Wright Technical Center (WTC) is one of the original Vocational Cooperative public high schools established through a Joint Powers agreement in 1972 and is the last true Vocational Cooperative School District still in operation. Wright Technical Center is located within the City of Buffalo, MN while serving a geographic area with a much broader reach. Wright Technical Center serves as an advanced career and technical high school (Wright Tech) and an Alternative Learning Center (Wright Academy) for 8 surrounding districts. Wright Technical Center provides educational opportunities for: Annandale, Big Lake, Buffalo/Hanover/Montrose, Delano, Howard Lake/Waverly/Winsted, Maple Lake, Monticello, and St. Michael/Albertville.

In the 53 years as a Vocational Cooperative School District, over 33,000 juniors and seniors in high school have received advanced career and technical training. With the ever-growing shortage of skilled laborers, the opportunity for meeting the challenges employers face in filling positions is a huge benefit, not only for the business or industry but for the local, regional and state economy.

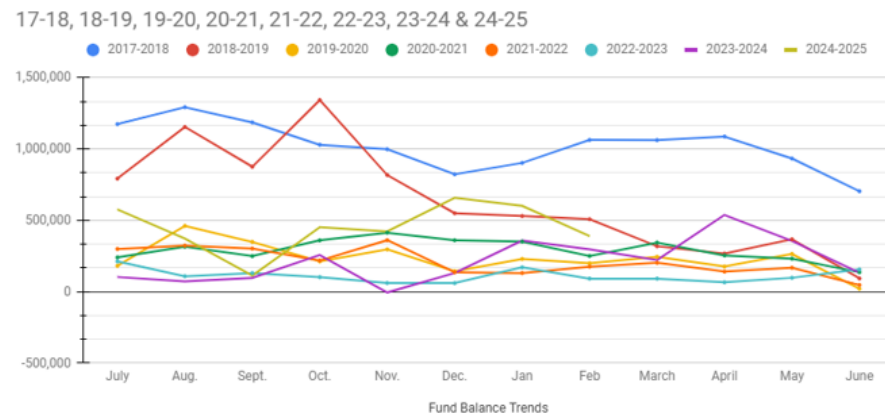
Students attending Wright Tech have twelve different advanced career and technical program choices to meet their needs, skills, and career interests. These programs include Automotive Technology, Creating Entrepreneurial Opportunities, Construction Technology, Cosmetology Careers, Early Childhood & Elementary Careers, Graphic Communications, Health Science, Law Enforcement & EMR, On-The-Job Training, Welding Technology, Heavy Equipment Operations & Maintenance and Youth Apprenticeship.

Wright Technical Center is in desperate need of facilities maintenance. The original building is now 53 years old, and is in urgent need of maintenance, replacement, or repairs of essential infrastructure, including mechanical unit replacement, roofing, electrical panel replacement, pavement and access, programmatic move, security, and building automation system. WTC does not have the levy authority as typical public school districts. The 8 member districts levy on behalf of WTC for the areas of CTE, LTFM and building bond debt. WTC does not receive additional levy dollars in the areas of Capital and Safe Schools as do typical districts. This has also caused a substantial reduction to the district's fund balance by having to make necessary purchases of maintenance equipment, technology equipment, office equipment, textbooks, student desks, etc., all with general fund dollars.

The proposed maintenance, repairs and capital improvements are essential to address structural and safety concerns at WTC's facility. Portions of the existing facilities have fallen below the Minnesota Department of Education's recommended standards. As all facilities age and require necessary updates, by not having funds available to maintain the 85,000 sq. ft. facility, the fund balance has now been depleted due to overdue repairs and necessary upgrades. With the rising cost associated with the necessary facility improvements, the delay of improvements may lead to further deterioration. These projects are necessary to enable the Wright Technical Center to continue to serve the student population of its eight-member school districts.

The facility also leases space to MAWSECO (Meeker and Wright County Special Education Cooperative), a separate school for level 4 special education program and WCCA (Wright County Community Action Head Start), which provides a space for early childhood education.

Fund Balance Trend impacted by unforeseen facility repairs and a decline in revenue since COVID



Project Details



Wright Technical Center Maintenance and Modernization

At A Glance

Project Summary: \$10,500,000 in state funds is requested to predesign, design, construct, renovate, furnish, and equip capital improvements at Wright Technical Center and its affiliated facilities in Buffalo, MN, including projects to preserve or replace mechanical, electrical, and security systems; utility Infrastructure; and site renovations to support ongoing operations.

Project Rationale and Public Purpose

The proposed maintenance and repairs in this bonding request are essential to address structural and safety concerns at WTC's current facility in Buffalo, MN, and to allow WTC to continue to carry out its public purpose of educating and preparing Minnesotans to thrive in a range of careers. Portions of the existing facilities have fallen below the Minnesota Department of Education's recommended standards. As a cooperative school district, WTC does not have levy authority, and therefore has limited options to address these needs without support from the state.

Needs for Consideration

Based on the physical condition analysis, facility utilization, and educational space comparison, the following is a list of needs that should be considered. These needs have been identified and are considered a high priority.

THE BASIS FOR THE HIGHEST PRIORITIZATION OF A NEED IS DETERMINED IF SOME OR ALL THE FOLLOWING CRITERIA ARE MET:

- A condition that left unresolved would increase the rate of deterioration of the building.
- A condition that is currently not meeting building or energy code.
- A condition that provides an unsafe environment for the occupants of the building.

SCOPE OUTLINE	Wright Technical Center 2024 Capital Budget Request	Construction Costs
Remodel for Childcare		\$985,000
Remodel for Cosmetology		\$705,000
Secure Entry at Childcare		\$210,000
Secure Entry at Main		\$160,000
Deferred Maintenance – Mechanical, Electrical, Finishes		\$5,020,000
CONSTRUCTION COSTS TOTAL		\$7,080,000
Construction Contingency		\$354,500
Furniture, Fixtures and Equipment		\$354,500
Site Services and Reimbursables		\$213,750
Building Permit/Fees/State Plan Review/Jurisdictional Approvals		\$131,800
Construction Testing/Site Survey/Commissioning		\$176,875
PROJECT COSTS TOTAL		\$1,231,425
Architectural/Engineering		\$671,750
Project Representation Services (CM/Owners Rep)		\$250,500
Technology		\$502,200
Bond Issuance/Underwriter Costs		\$170,000
SOFT COSTS TOTAL		\$1,594,450
GRAND TOTALS		\$9,905,875