



ADVERTISEMENT FOR STATEMENT OF QUALIFICATIONS

REQUEST FOR TRADE CONTRACTOR PREQUALIFICATION

For: Keystone Area Education Agency 1
The Bridge Learning Center Renovation
Elkader, IA

CMaR: Tricon Construction Group

Architect: Straka Johnson

Project Address

Keystone Area Education Agency
1400 2nd Street NW
Elkader, IA 52043

As the Construction Manager at Risk (CMaR) for the Keystone Area Education Agency Bridge Learning Center Renovation Project, Tricon Construction Group is issuing this Request for Bidder Prequalification (RFQ) to prequalify subcontractors and suppliers for upcoming trade contract bid packages in accordance with Iowa Code Chapter 26A.

The following trade categories are anticipated to be included in future bid packages:

- | | |
|----------------------------|-----------------------------|
| • Selective Demolition | • Painting |
| • Concrete | • Glass & Glazing |
| • Structural Steel | • Food Service Equipment |
| • Rough Carpentry | • Fire Suppression |
| • Doors, Frames & Hardware | • Plumbing |
| • Specialties | • HVAC / Mechanical |
| • Casework & Countertops | • Electrical |
| • Insulation | • Communications / Data |
| • Drywall & Metal Framing | • Security & Access Control |
| • Acoustical Ceilings | • Site Improvements |
| • Flooring | |

Additional bid packages may be developed as the project design progresses.

Schedule

Publish Qualification Requests: 06/22/2026

Prequalification Forms Available: Immediately

Prequalification Submission Deadline: 07/07/2026 at 4:00 PM CST

Anticipated Bid Package Release: July 2026

Anticipated Construction Start: July/Aug 2026 – Aug 2027

The construction schedule included is preliminary and provided for general planning purposes only. It does not represent a final or guaranteed timeline. The Construction Manager reserves the right to adjust milestone dates, durations, etc.

Project Description

The project consists of the renovation of Keystone Area Education Agency's existing Building A located at 1400 2nd Street NW, Elkader, Iowa, into The Bridge Learning Center.

The Bridge Learning Center will serve K-12 students with behavioral and educational support needs and will include classrooms, offices, activity spaces, food service facilities, and related support functions. Renovations will primarily include selective demolition, interior reconfiguration, new partitions, mechanical, electrical and plumbing improvements, security enhancements, finishes, and related building improvements necessary to create a safe and secure educational environment.

The existing facility is a pre-engineered metal building currently utilized for administrative offices. No building additions are anticipated, and exterior modifications are expected to be limited. The project will be constructed while maintaining coordination with Keystone operations as required.

Qualification Forms

To obtain a Contractor Prequalification Form, contact Nicolle Fluhr at tricon@triconcg.com (563-588-9516)

Questions / Clarifications

Any questions shall be submitted via email to tricon@triconcg.com

Submissions Due

No later than 07/07/2026 at 4:00 PM CST.

Completed Prequalifications shall be submitted electronically to tricon@triconcg.com

Only prequalified firms may be invited to participate in future bid package opportunities. The Construction Manager reserves the right to accept, reject, or request additional information from any responding firm.