

# CONTRACT OPPORTUNITIES

NORTHWESTERN MUTUAL TOWER AND COMMONS



Northwestern Mutual®

## HELP US BUILD THE FUTURE IN DOWNTOWN MILWAUKEE

Now that we've hired our general contractor – Gilbane Building Co. and C.G. Schmidt, Inc. – we're inviting local and small business enterprises (SBEs) to join us as we build our future and change the Milwaukee skyline with the **Northwestern Mutual Tower and Commons**.

There will be scores of subcontractor opportunities, and we are committed to fulfilling our promise to hire SBEs engaged in the construction trades. We want our fellow businesses to be partners in the process of making our vision a reality, and we're asking community-based organizations to help us get the word out to their constituents.

## JOB OPPORTUNITIES

- The project will create at least 1,000 construction jobs.
- We are committed to hiring small businesses for at least 25 percent of construction costs.
- We are committed to using Milwaukee residents for 40 percent of the hours worked on the site.
- We've already involved about 50 Wisconsin-based firms, including more than 30 SBEs.

## ABOUT THE PROJECT

- The 32-story **Tower** will be 550 feet tall.
- The **Tower and Commons** will contain approximately 1.1 million square feet of office space.
- The 3-story, 2-block long **Commons** will be open to the public and include a casual dining café and a visitors' center.
- Nearly 3 acres of green space, the **Northwestern Mutual Gardens**, will welcome the community with trees and plantings, walking paths, benches and a patio for outside dining.
- Our \$450 million investment in the Tower and Commons represents our commitment to **Milwaukee** and our faith in the city's future.
- The project enables us to retain 1,100 jobs downtown and will give us space to add 1,900 more.
- Designed to LEED standards, our building will support our commitment to sustainability.

## CONSTRUCTION TIMELINE

Construction is scheduled to begin in late 2014 and be complete in 2017.

## DEVELOPMENT AND CONSTRUCTION PARTNERS

Development Manager – Hines

Design Architects – Pickard Chilton, Valerio Dewalt Train Associates, Kendall Heaton Associates

Business Consulting – Prism Technical Management and Marketing Services

General Contractor – Gilbane Building Co. and C.G. Schmidt, Inc.

CONSTRUCTION TRADES REQUIRED		
Concrete	Masonry	Metals
Carpentry	Roofing / Waterproofing	Glass / Glazing
Doors / Frames / Hardware	Drywall / Plaster	Finishes
Flooring	Painting / Wall covering	Specialties
Equipment	Furnishings	Building MT / Window Washing
Elevators	Fire Suppression	Plumbing
Mechanical	Integrated Automation	Electrical / Fire Alarm
Electronic Safety / Security	Earthwork	Exterior Improvement
Utilities		

**INTERESTED COMPANIES SHOULD CONTACT:**



101 W. Pleasant St., Suite 104  
 Milwaukee, WI 53212  
 Phone: (414) 287-2600  
 Email: [MKEProject@Gilbaneco.com](mailto:MKEProject@Gilbaneco.com)

*For more information about the Northwestern Mutual Tower and Commons, please visit our website at [www.northwesternmutual.com/BuildingMKE](http://www.northwesternmutual.com/BuildingMKE).*