



Elder-Jones
GENERAL CONTRACTOR

Construction Communicator

WINTER 2021



President's Corner

A CONTRACTOR LOOKS AT FIFTY



No, I'm not quite fifty years old yet, but you probably know by now that Elder-Jones is! As I write this article, I'm looking out the window of my 2nd story office here in Bloomington, and I remember looking out this very same window 38 years ago while "helping my dad at the office" by making photocopies of my hands on a Saturday morning (for a 5-year old kid in 1983, the photocopier was just about the most amazing piece of technology I'd ever seen). The view out this same window doesn't really look any different than I remember it back then. I'm sure the trees are much bigger, but I haven't really noticed them change. When I turn my head the other way and look into our office space, now that does look different. We're nearing the end of our first significant office remodel in more than 20 years, and the place is almost unrecognizable.

The people too have changed. Slowly over time those people I used to see when I'd visit my dad in the office are no longer

here, but many of them were here a long time and I remember them well. We've been lucky over the years to retain many wonderful people for long tenures. We're still small enough it's like a second family for most of us, and I believe that by fostering a culture of integrity and respect for all it has always made it a great place to work. That hasn't changed since the beginning.

As we celebrate our 50th anniversary, I came to realize this is also my 20th year here at Elder-Jones since I began working full-time out of college. Twenty years has seemingly gone by so fast. Sort of like having kids, there have been a few troublesome moments along the way when days felt like weeks. But looking back now I don't know where the time has gone. I've made many good friends along the way including employees here in the office, our guys out in the field, and so many of the customers I've had the opportunity to work with. I've had the chance to learn from many great people, and I'm still as excited to be here as I was the day I started.

Looking ahead to the start of our 51st year in business, the outlook is fantastic. Despite all the negative press of late, retail and related types of construction are booming. It would not be a stretch of the imagination for Elder-Jones to achieve

a record year for construction volume in 2022. Our business development team can barely keep up with new customer inquiries, meetings, and invitations to bid new work. Our existing customers are doing plenty of pre-planning as well, asking us to set aside resources to be certain their work will be adequately covered. It's been a long time since we've seen this level of advance notice on projects and expectations for an upcoming construction year. It's great to see, and we're ready to begin another successful fifty years with our foot to the floor.

Justin Elder
President

WHO ARE WE

Elder-Jones, Inc. is headquartered in Bloomington, Minnesota, and provides nationwide general contracting services in 49 states, Puerto Rico, and Canada.

Our Bloomington office also serves as headquarters to our associated companies: Elder-Jones Building Permit Service and Elder-Jones Construction of Canada, ULC.

Providing Uncompromised Service Since 1971

Golf Galaxy Project in Boston

Elder-Jones has partnered with Dick's Sporting Goods and their family of brands for many years. We recently completed a new 21,000 square foot prototype Golf Galaxy Performance Center in Framingham, Massachusetts, about 20 miles outside of Boston. This project presented many challenges as a novel design prototype for Golf Galaxy. The project included many new design elements featuring updated finishes and fixture layouts. Communication between all project stakeholders was key to a successful project delivery.

A project of this nature is never without challenges along the way. One noteworthy challenge came when we were more than halfway completed with the buildout. A change directive was issued to replace portions of the exterior of the space. This consisted of removing much of the existing building facade and reconstructing it from the foundation up. Items such as new structural steel, metal stud framing, brick and stone, glazing, and custom metal canopy panels were all part of the additional work scope. The current industry conditions surrounding material and labor shortages added to the complexity of completing this change

directive in a timely manner. Multiple site walks with our team and the Dick's Sporting Goods team were instrumental in getting this additional work to the finish line.

We are grateful to have been chosen as part of the team responsible for bringing this project to life. Elder-Jones' site superintendents, Johnny Fowler and Bob Bailey, deserve an immense amount of credit for making this project a success!



A Long Time Coming!

For 38 of the 50 years Elder-Jones has been in business, our headquarters have sat here at the corner of 12th Avenue and 80th Street in Bloomington, Minnesota. Over the course of the past several years, there was some consideration given to re-locating and building a newer, more modern office building. Because of Covid and a few other factors, it was decided that

we would stay in our current building and plan for a significant expansion and redesign of our space. Elder-Jones' space was last updated in 2001, and even then most of the furniture was re-used and the interior design still looked like it belonged in 1990. So in late 2020 we began working with Krech, O'Brien, Mueller & Associates, a local design and architectural firm, to design a new space that would be a better blend of functionality and employee-focused spaces. The final product will be an incredible upgrade, and the design and building elements will reflect the type of work we do. Construction began over the summer and is nearing completion. Look for a final update in the next edition of the Construction Communicator!

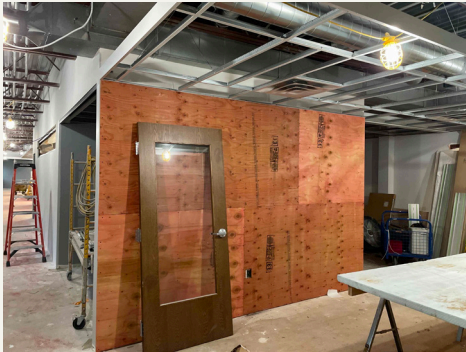


Photo Description




RRAM Services

Remodel Repair and Maintenance Services (RRAM) was established in 1998 as a subsidiary company to Shrader & Martinez Construction to enhance its service offerings. RRAM is a single source provider of facilities repairs, remodels and maintenance for hospitality, retail, and food services customers. RRAM's capabilities include coordinating work in all trades for scheduled maintenance services, turnkey remodels and refreshes, branding and re-imaging, emergency services 24/7, pest control, fencing, and parking lot repairs and striping.

In July 2018, Shrader & Martinez Construction transitioned to new ownership under Elder-Jones. Together the companies have expanded strengths and services to clients through best practices, shared talent and resources, and exceptional national coverage. RRAM in particular provides an increased level of services for many customers of the combined companies.









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Featured Project
 Charles Schwab
 Water damage remediation
 Paramus, NJ

PROGRESS PHOTOS

COMPLETION PHOTOS

Get to Know Elder-Jones

It is important to know who you're working with, so we are once again helping you "get to know" a few of Elder-Jones' finest.



ZACH GURHOLT – ASSISTANT PROJECT MANAGER

Zach has worked as an assistant project manager at Elder-Jones for nearly three years. He mostly works on projects for JD Sports, Pressed Juicery, and cannabis retail stores. Zach has been part of the Elder-Jones family for much longer though as his mom, Ann Gurholt, has worked in accounting at E-J for 17 years and his dad, Doug Gurholt, has been a superintendent on a few E-J projects. Zach grew up in Shakopee, Minnesota, and received his bachelor's degree in Organizational Communications from University of Wisconsin-Eau Claire.

Zach's favorite single project he has worked on is the Verve Wine restaurant in Chicago. It was a lot of work and had a ton of moving parts, but it turned out beautifully and he is really proud of what he and his team were able to accomplish. Zach is also currently helping manage the Elder-Jones office remodel project, and has really enjoyed being a part of that and trying to help give E-J employees something they can be excited about.

He is engaged to be married to his fiancé, Melissa Wheeler, in June 2022. In his spare time, Zach likes to go golfing and camping, and usually spends his weeknights watching whatever the next best TV show is. He is also a huge fan of all Minnesota sports, specifically a die-hard Vikings fan.

FLOYD JOHNSON – FIELD SUPERINTENDENT

Floyd has been a jobsite superintendent with Elder-Jones for over four years. And while his tenure with E-J may be short, he has worked in construction for over 40 years. While with Elder-Jones he has worked on projects for ASICS, Lululemon, Lovesac, Drybar, and Finish Line, just to name a few. Floyd said it's difficult to narrow down a favorite project when you enjoy what you do. Each job is different and has its own challenges and rewards. He feels blessed to have met many different people and worked with the many different trades over the years, and to have a career that has allowed him to visit most of the United States.

Floyd grew up in the tiny town of Vining, Minnesota—population 61. He now lives about 30 miles from there in Fergus Falls, Minnesota. Between he and his wife, they have five children and fourteen, soon to be fifteen, grandchildren. They are the highlights of Floyd's life. When Floyd is at home, between jobs or just home for the weekend, his family is where his focus is. Making memories with his family is his greatest joy.

Floyd also loves to grill/BBQ and cook in the kitchen, even making all their Thanksgiving pies from scratch. And whenever possible, he bakes his grandchildren's birthday cakes. And not just a sheet cake with sprinkles either, but three layer "Flash," "Spider-Man," or "PJ Masks" decorated cakes. He once even made a panda bear cake with three fondant pandas. All from scratch! Floyd has many other interests and hobbies. Some he doesn't do much anymore like gardening and woodworking, but being 'Papa' is by far his all-time favorite.





NATHANIEL MLINAR – ASSISTANT PROJECT MANAGER

Nathaniel is entering his fifth year at Elder-Jones and is an assistant project manager for our Building Permit Service division as well as our traditional retail construction projects. He works primarily with Charter Communications and Huntington Bank on permits. On the construction side, he assists with projects for Dick's Sporting Goods and Golf Galaxy

One of Nathaniel's favorite projects he has worked on is the Midwest Motor Express job in Mounds View, Minnesota. This was not a typical project for Elder-Jones, and it led to many new and exciting challenges. He enjoyed working on this project in its early development and being able to visit the site during construction.

Nathaniel grew up in Plymouth, Minnesota, and graduated from Wayzata High School.

He then attended the University of Northwestern, St. Paul, where he also met his wife. They have been married for five years and have two children. He and his family recently purchased a home in Fridley, Minnesota, and have enjoyed having their own yard to hang out in.

In his free time, Nathaniel loves to spend time with his wife and kids. He also really enjoys filmmaking and often finds himself watching movies and learning about how they're made. Occasionally, he will work on the many home projects he currently has going on.

BOB BAILEY – FIELD SUPERINTENDENT

Bob has worked for nearly 13 years as a jobsite superintendent for Elder-Jones. Among the dozens of projects he has worked on over those years, a few include Garage, Vineyard Vines, Vera Bradley, Sundance, Torrid, Lovesac, and Peloton. A couple jobs that stick out to him as favorites are Sundance, because it was a very pretty store with many challenges that his team overcame, and also Vineyard Vines, because it was a really fun project to work on.

Bob grew up in Cranston, Rhode Island, and went to all schools in Cranston, graduating from Cranston High School East. He has been married to his wife Lucretia for 52 years and they have two children and five grandchildren. He is very proud of his two children, daughter Kristine Rigby, who is a Providence school teacher, and son Robert Bailey Jr., who is Director of Enterprise Learning and Development at CVS Health.



Bob and Lucretia still live in Cranston. In their free time they most enjoy hanging out with their grandchildren and also getting to the ocean. They love to watch the sunrise at the beach in Narragansett, Rhode Island. They also really love cheering on their Patriots!

Elder-Jones Across the Nation

Recently completed projects from around the country.



SUNDANCE Westport, CT

Superintendent: Bob Bailey | Project Manager: John Lundebrak



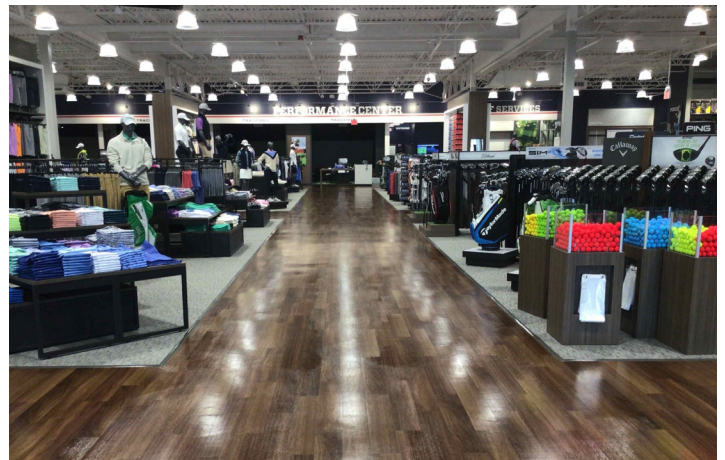
PURPLE Tualatin, OR

Superintendent: Jack Tatum | Project Manager: Ryan Callahan



LOVESAC St. Paul, MN

Superintendent: Troy Williams | Project Manager: Ryan Callahan



GOLF GALAXY Framingham, MA

Superintendent: Johnny Fowler | Project Manager: Chris Bonello



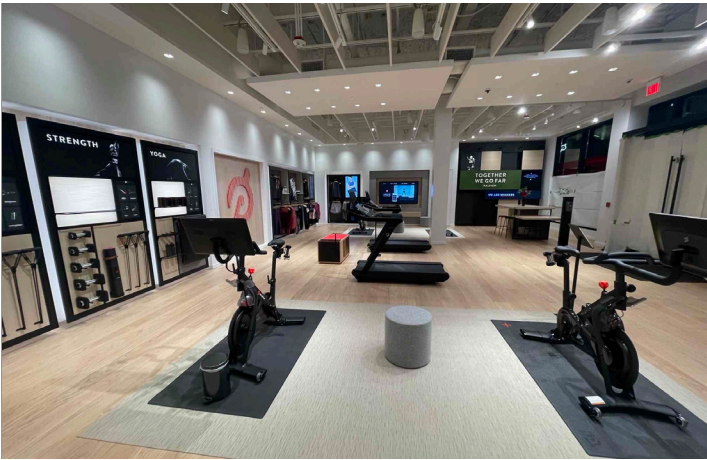
PRESSED JUICERY Prestonwood, TX

Superintendent: Jeff Welch | Project Manager: Jay Saterbak



OLD NAVY Wichita, KS

Superintendent: Darrell Autry | Project Manager: John Lundebrak



PELOTON Raleigh, NC
Superintendent: Bill McKnabb | Project Manager: Colton Remakel



AMAZON 4-STAR Roseville, MN
Superintendent: Troy Williams | Project Manager: Jason Ash



LULULEMON The Woodlands, TX
Superintendent: Garry Burton | Project Manager: Brandon Kylo



CONNECT HEARING Deerfield, IL
Superintendent: Darrell Autry | Project Manager: Jay Saterbak



BANANA REPUBLIC Mall of America | Bloomington, MN
Superintendent: Carroll Kerr | Project Manager: John Lundebrek



LUNYA Los Angeles, CA
Superintendents: Thomas Darby & Perry Huisken | Project Manager: Colton Remakel

Walleyes and Camaraderie Abound in Sioux Lookout

A group of Elder-Jones project managers and management (pictured below) recently revived an old Elder-Jones tradition of traveling to Winoga Lodge, a remote island near Sioux Lookout, Ontario, Canada, for a few days of walleye fishing and fun. The location did not disappoint, with over 400 walleyes caught by the group in just over 3 days of fishing. With all those fish caught, there were

a lot of fish to be eaten. Thanks to Jay Saterbak for doing the majority of cooking. Most of the group agreed the fish that Jay fried up were about the best they'd ever had! Lots of laughs and the best camaraderie was had by all. Thanks also to everyone at Winoga Lodge for being great hosts. The Elder-Jones group looks forward to making this a regular tradition!



Mike Gunderson and Justin Elder hoping to catch one more under the sunset



Colton Remakel showing off this tank of a walleye



Enjoying a fresh-caught shore lunch and an amazing view of Vaughn Lake on the Lac Suel chain



Colton Remakel, Trevor Schuster, Greg Lucivansky, Justin Elder, Jay Saterbak, Brian Perkkio, Mike Gunderson, and John Lundebrek

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