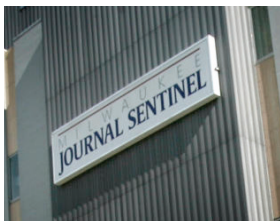


Journal Sentinel, Inc. Production Facility

WEST MILWAUKEE, WISCONSIN

The Journal Sentinel, Inc. constructed a new 448,000 SF state-of-the-art printing production facility. The project budget of approximately \$107 million included new production presses and packaging and distribution equipment as well as building on a 40-acre site located in West Milwaukee, Wisconsin.



Sigma functioned as the site design engineer and construction administration for site construction, representing approximately \$5 million of the overall project budget. Sigma was also selected by Journal Sentinel executives as the

Owner's Representative for the project. Sigma conducted all required environmental remediation, abatement and due diligence for the site, a former industrial brownfield, as well as Owner's Representative responsibilities.

Services provided by Sigma include:

Brownfield Redevelopment

The site selected by the Journal Sentinel was a 42-acre brownfield that straddles West Milwaukee and Milwaukee in the South 43rd Street industrial corridor.

Sigma assisted the Journal Sentinel through the Brownfield grant programs sponsored by the Wisconsin Department of Development and the Redevelopment Authority of the City of Milwaukee (RACM).



Civil/Site Engineering & Construction Administration

Sigma served the Journal Sentinel as both site design engineer and construction manager to coordinate and plan the project. Sigma performed an ALTA/ACSM land title survey for site design of grading, utilities, paving, retaining walls, rail spur upgrades and landscaping, as well as integrated environmental obstacles into site design and construction activities. Sigma evaluated air emission standards and secured permits for press operations, and new press technology increased production capacity by about 200% for high quality color print while reducing volatile organic compound emissions by 74 tons per year compared to previous operations.

Investigation/Remediation

Sigma completed extensive subsurface investigation and remedial actions in concurrence with WDNR involving exemption to construct on a landfill, passive venting for methane control, site-wide risk evaluation, and a practical soil management approach. Sigma obtained certificate of completion under the Voluntary Party Liability Exemption (VPLE) from the WDNR.

Owner's Representative

Sigma delivered the overall project from planning through commissioning limiting the owner's risk. Sigma was responsible for monitoring budget, scheduling of design, procurements and construction, bid review, value engineering and contract administration. Additional responsibilities as the Owner's Representative, included establishing and negotiating a design-build contract, managing the design development process by contributing construction and code experience to the designer and owner, agency coordination for code and permit reviews and approvals, and insuring the proper timing and release of construction bid packages. Sigma has also helped manage the coordination of owner-furnished equipment and vendors with the design-build firm.