

District: Acton
 School Name: CT Douglas Elementary School
 Recommended Category: Project Funding Agreement
 Green Repair Program
 Date: September 29, 2010

Recommendation

That the Executive Director be authorized to enter into a Project Funding Agreement with the Town of Acton for the partial roof replacement at the CT Douglas Elementary School.

District Info	
District Name:	Acton
Elementary Schools:	5 – CT Douglas Elementary (K-6) Gates Elementary (K-6) Luther Conant Elementary (K-6) McCarthy-Towne Elementary (K-6) Merriam Elementary (PK-6)
Middle Schools:	1 – Grey Junior High School (Acton-Boxboro)
High Schools:	1 – Acton-Boxboro Regional High School
Priority School Name:	CT Douglas Elementary School
Type of School:	Elementary School
Grades Served:	K-6
Year Opened:	1965
Total Building Square Footage:	46,300
Additions:	N/A
Building Issues:	- Existing roof is failing in many areas - District has spent considerable budget funds on maintenance of roof
Original Design Capacity:	Unknown
2009-2010 Enrollment:	499

MSBA Votes	
Invited into Green Repair:	May 26, 2010
Project Funding Agreement Authorization:	September 29, 2010

Consultants/Contractor	
Owner's Project Manager	N/A
Designer	CBI Consulting, Inc.
Project Bid	May 2010
Contractor	Gibson Roofs
Construction NTP	May 2010
Project Completion	July 2010

Discussion

The District's Designer, CBI Consulting, performed an existing conditions analysis and concluded the existing roof and drains were failing. Based on this analysis, the Designer recommended a replacement of the roofing system including EPDM membrane fully adhered over tapered rigid insulation with associated edge, parapet cap and other flashings.

MSBA staff has reviewed the 100% construction drawings, specifications, and contractor payment requisitions provided by the District and have met with the District and its consultants to discuss the scope and budget. The District has provided a total project budget of \$471,699 that includes an estimated final construction cost of \$460,700. The basis of the Total Facilities Grant would be \$471,699.

Project Funding Agreement: ACTON		
Design Enrollment: N/A Total Roof Replacement SF: 36,285	District's Proposed Total Project Budget	Basis of Total Facilities Grant
Total Project Budget:	\$471,699	\$471,699
Project Cost per square foot:	\$12.99	
Total Construction Budget:	\$460,700	
Construction Cost per square foot:*	\$12.70	
Reimbursement Rate:		43.85%
Maximum Total Facilities Grant:		\$206,840

* Does not include Construction Contingency

MSBA staff recommends a maximum Total Facilities Grant of \$206,840 for the Project Funding Agreement for the CT Douglas Elementary School. This amount is subject to adjustments based on the MSBA's audit of project costs incurred by the District.