

District: Town of Hingham
 School Name: Hingham Middle School
 Recommended Category: Project Scope and Budget
 Date: September 21, 2011

Recommendation

That the Executive Director be authorized to enter into a Project Scope and Budget Agreement and a Project Funding Agreement with the Town of Hingham for the replacement of the existing Hingham Middle School with a new Model School on the existing site.

District Information	
District Name	Town of Hingham
Elementary School(s)	East Elementary School (Pre-K-5) Foster Elementary School (K-5) Plymouth River Elementary School (K-5) South Elementary School (K-5)
Middle School(s)	Hingham Middle School (6-8)
High School(s)	Hingham High School (9-12)
Priority School Name	Hingham Middle School
Type of School	Middle School
Grades Served	6-8
Year Opened	1962
Total Square Footage	114,000
Additions	Two Additions: 1996: 19,000 square-foot addition was constructed adding six science classrooms, four general purpose classrooms, a new library media center and a remodeled administrative office area 2008: Five modular classrooms of 900 square feet each were attached to the original 1962 building
Acreage of Site	31 acres
Building Issues	The District noted deficiencies in the following areas: <ul style="list-style-type: none"> - Windows - HVAC - Roof <p>In addition to the physical plant issues, the District reported overcrowding and undersized educational spaces that do not support the delivery of its educational program.</p>
Original Design Capacity	Unknown
2010-2011 Enrollment	931
Agreed Upon Enrollment	1,020
Enrollment Specifics	The District and MSBA have mutually agreed upon a design enrollment of 1,020 students serving grades 6-8.

MSBA Board Votes	
Invitation into the Model School Program	November 17, 2010
Project Scope & Budget Authorization	September 28, 2011

Consultants	
Owner's Project Manager	Knight, Bagge & Anderson, Inc.
Designer	Ai3 Architects LLC

Discussion

MSBA staff reviewed the documents provided by the District and met with the District and its consultants to discuss the scope and budget. The District has provided a total project budget of \$60,910,920 which includes an estimated construction cost of \$50,432,439. The basis of the Total Facilities Grant would be \$59,059,904, which excludes legal fees, bonding, excluded Designer fees associated with the septic design, ineligible costs associated with abatement of asbestos-containing floor materials, and site costs in excess of 8% of construction costs. The District is proposing alternates related to renovations of an existing wastewater treatment system that, if utilized, is categorically ineligible for reimbursement by the MSBA and would be borne 100% by the District.

Project Scope & Budget Agreement		
	District's Proposed	Basis of Total Facilities
	Total Project Budget	Grant
Design Enrollment: 1,020		
Total Gross Square Feet: 176,385		
Total Project Budget	\$60,910,920	\$59,059,904
Project Cost per square foot	\$345	\$335
Total Construction Budget	\$50,432,439	\$49,382,923
Construction Cost per square foot*	\$286	\$280
Reimbursement Rate**		43.87%
Total Facilities Grant (based on 43.87%)		\$25,909,580

* Does not include construction contingency

MSBA staff recommends a maximum Total Facilities Grant of \$25,909,580 for the Project Scope and Budget Agreement and Project Funding Agreement with the Town of Hingham for the construction of a new Hingham Middle School as part of the MSBA's Model School Program.