

District: Town of Wilmington
 School Name: North Intermediate School
 Recommended Category: Project Funding Agreement
 Date: January 23, 2013

Recommendation

That the Executive Director be authorized to enter into a Project Funding Agreement with the Town of Wilmington for a window replacement project at the North Intermediate School.

| District Info | |
|----------------------|--|
| District Name | Town of Wilmington |
| Elementary School(s) | Boutwell Early Childhood Center (PK-K) North Intermediate School (4-5) Shawsheen Elementary School (1-3) West Intermediate School (4-5) Wildwood Early Childhood Center (PK-K) Woburn Street School (1-3) |
| Middle School(s) | Wilmington Middle School (6-8) |
| High School(s) | Wilmington High School (9-12) |
| Priority School Name | North Intermediate School |
| Type of School | Intermediate School |
| Grades Served | 4-5 |
| Year Opened | 1962 |
| Total Square Footage | 54,569 |
| Additions | N/A |
| Building Issues | Windows |
| 2011-2012 Enrollment | 313 |

| MSBA Votes | |
|---|----------------------------------|
| Invitation to Feasibility Study | March 28, 2012 |
| Project Funding Agreement Authorization | On January 30, 2013 Board agenda |
| Reimbursement Rate | 49.94% |

| Consultants | |
|-------------------------|--------------------------------------|
| Owner's Project Manager | Diversified Project Management, Inc. |
| Designer | Gale Associates, Inc. |

Discussion

The OPM and Designer conducted a feasibility analysis of the facility and developed a schematic design including a proposed scope of work, schedule, and estimated budget. The District's Designer, Gale Associates, Inc., recommends replacing the existing window and door systems with new, thermally-broken aluminum fixed window and

storefront systems. The Designer has confirmed that the windows will be in compliance with the MSBA’s sustainability requirements.

MSBA staff reviewed the consultants’ existing conditions analysis and proposed schedule provided by the District and have discussed the scope and budget with the District and its consultants. The District has provided a Total Project Budget of \$1,478,019 which includes a construction cost of \$1,206,312. Construction costs include:

- \$968,475 for new window systems; and
- \$237,837 for all associated costs.

The District is also proposing two add alternates which are not included in the Total Project Budget:

- \$25,200 to replace additional exterior doors; and
- \$40,425 to install new window treatments.

The District will only consider the alternates if the construction bids come in lower than the estimated construction budget shown in the Total Project Budget for this project.

| Project Funding Agreement | |
|---|------------------------------------|
| Enrollment: 313 | |
| Total Square Feet: 54,569 | District’s Proposed Project Budget |
| Project Budget ¹ | \$1,413,558 |
| Scope Exclusions/Ineligible Costs ² | \$1,500 |
| Estimated Basis of Total Facilities Grant | \$1,412,058 |
| Reimbursement Rate | 49.94% |
| Estimated Maximum Total Facilities Grant ³ | \$705,182 |
| | |
| Total owner’s and construction contingencies | \$64,461 |
| Potentially eligible owner’s and construction contingencies | \$64,461 |
| Potential additional grant funds for eligible owner’s and construction contingency expenditures | \$32,192 |
| | |
| Total Project Budget | \$1,478,019 |
| Maximum Total Facilities Grant ⁴ | \$737,374 |

¹ Does not include owner’s or construction contingencies.

² Scope exclusions/ineligible costs include asbestos floor tile replacement.

³ Does not include any grant funds for potentially eligible owner’s or construction contingency expenditures; subject to MSBA review and audit.

⁴ Includes maximum possible owner’s and construction contingency grant funds, the final amount of which, if any, shall be determined by the MSBA in its sole discretion. The MSBA does not anticipate that the District will expend all of its contingency funds on expenses that are eligible for MSBA reimbursement.

MSBA staff recommends an estimated maximum Total Facilities Grant of \$705,182; however, the District may be eligible for up to an additional \$32,192 in grant funds,

subject to the MSBA's review and audit of the District's owner's and construction contingency expenditures. Accordingly, staff recommends a maximum Total Facilities Grant of \$737,374 for the Project Funding Agreement for the window replacement project at the North Intermediate School.