

District: Nauset Regional School District
 School Name: Nauset Regional Middle School
 Recommended Category: Project Funding Agreement
 Date: January 22, 2014

Recommendation

That the Executive Director be authorized to enter into a Project Funding Agreement with the Nauset Regional School District for a partial roof replacement project at the Nauset Regional Middle School. Nauset Regional School District has requested an additional 21 days beyond the requisite 90 days to receive appropriations for the project. At this time, staff is recommending 120 days for the Nauset Regional School District to secure funding for a Project Funding Agreement.

| District Info | |
|-------------------------|--|
| District Name | Nauset Regional School District |
| Elementary School(s) | N/A |
| Middle School(s) | Nauset Regional Middle School (6-8) |
| High School(s) | Nauset Regional High School (9-12) |
| Priority School Name | Nauset Regional Middle School |
| Type of School | Middle School |
| Grades Served | 6-8 |
| Year Opened | 1957 |
| Existing Square Footage | 150,000 |
| Additions | 1990: 67,082 sq. ft. addition, this included a new roofing system, boilers, HVAC components, and windows |
| Building Issues | Roof |
| 2012-2013 Enrollment | 585 |

| MSBA Votes | |
|---|----------------------------------|
| Invitation to Feasibility Study | June 5, 2013 |
| Project Funding Agreement Authorization | On January 29, 2014 Board agenda |
| Reimbursement Rate | 37.32% |

| Consultants | |
|-------------------------|------------------------------|
| Owner's Project Manager | Strategic Building Solutions |
| Designer | ICON Architecture, 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 ICON Architecture, Inc., recommends a partial roof replacement. The Designer has confirmed that the roof 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 \$2,438,439 which includes a construction cost of \$2,082,235. Construction costs include:

- \$17.94/sf for the PVC roof
- \$965,943 for associated work which includes \$232,502 for miscellaneous carpentry related to roof blocking, curbs, and sleepers as well as \$112,503 for the removal and reinstallation of rooftop exhaust fans

| Project Funding Agreement | |
|---|------------------------------------|
| Enrollment: 585 | |
| Total Square Feet: 150,000 | District's Proposed Project Budget |
| Project Budget ¹ | \$2,329,384 |
| Scope Exclusions/Ineligible Costs ² | \$0 |
| Estimated Basis of Total Facilities Grant | \$2,329,384 |
| Reimbursement Rate | 37.32% |
| Estimated Maximum Total Facilities Grant ³ | \$869,326 |
| Potentially eligible owner's and construction contingencies | \$109,055 |
| Potential additional grant funds for eligible owner's and construction contingency expenditures | \$40,699 |
| Total Project Budget | \$2,438,439 |
| Maximum Total Facilities Grant ⁴ | \$910,025 |

¹ Does not include owner's or construction contingencies.

² There are no scope exclusions/ineligible costs.

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 \$869,326; however, the District may be eligible for up to an additional \$40,699 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 \$910,025 for the Project Funding Agreement for a partial roof replacement project at the Nauset Regional Middle School.