

District: Town of Dartmouth
 School Name: Dartmouth Middle School
 Recommended Category: Project Funding Agreement
 Date: February 8, 2017

Recommendation

That the Executive Director be authorized to enter into a Project Funding Agreement with the Town of Dartmouth for a roof replacement project at the Dartmouth Middle School.

| District Info | |
|-------------------------|---|
| District Name | Town of Dartmouth |
| Elementary Schools | Andrew B. Cushman School (PK-K) George H. Potter Elementary School (K-5) James M. Quinn Elementary School (K-5) Joseph DeMello Elementary School (1-5) |
| Middle School | Dartmouth Middle School (6-8) |
| High School | Dartmouth High School (9-12) |
| Priority School Name | Dartmouth Middle School |
| Type of School | Middle School |
| Grades Served | 6-8 |
| Year Opened | 1956 |
| Existing Square Footage | 193,345 |
| Additions | 1960 Addition 1981 Addition |
| Building Issues | Roof |
| 2015-2016 Enrollment | 982 |

| MSBA Votes | |
|---|-----------------------------------|
| Invitation to Participate in the Accelerated Repair Program | May 25, 2016 |
| Project Funding Agreement Authorization | On February 15, 2017 Board agenda |
| Reimbursement Rate | 53.32% |

| Consultants | |
|-------------------------------------|--|
| Owner’s Project Manager (the “OPM”) | Atlantic Construction & Management, Inc. |
| Designer | CSS Architects, 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, CSS Architects, Inc., recommends a roof replacement project at the Dartmouth Middle School. 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 that were provided by the District. Also, MSBA staff discussed the scope and budget

with the District and its consultants. The District has provided a Total Project Budget of \$5,894,699, which includes a construction cost of \$4,821,349. Construction costs include:

- \$2,408,401 (\$19.69/sf) for the polyvinyl chloride (“PVC”) roof
- \$830,701 for demolition and abatement
- \$103,730 for roof-level masonry repairs
- \$175,581 to replace roof-edge aluminum fascia
- \$180,257 to replace roof-edge metal wall panel systems
- \$112,958 to replace roof drains
- \$123,938 in roof ladders and railings
- \$98,123 to replace walkway pads
- \$246,577 to replace exhaust fans and associated equipment (ineligible for reimbursement)
- \$40,320 to disconnect, remove, and dispose of existing vents and fans
- \$58,969 for new roof curbs and vents
- \$441,794 for wood blocking, concrete deck repair, and other associated roof replacement work

| Project Funding Agreement | |
|--|---------------------|
| Enrollment: 982 | District’s Proposed |
| Total Square Feet: 193,345 | Project Budget |
| Project Budget ¹ | \$5,619,999 |
| Scope Exclusions/Ineligible Costs ² | \$246,577 |
| Estimated Basis of Total Facilities Grant | \$5,373,422 |
| Reimbursement Rate | 53.32% |
| Estimated Maximum Total Facilities Grant ³ | \$2,865,109 |
| | |
| Project contingencies ⁴ | \$274,700 |
| Potentially eligible owner’s and construction contingencies | \$265,174 |
| Potential additional grant funds for eligible owner’s and construction contingency expenditures ⁵ | \$141,391 |
| | |
| Total Project Budget | \$5,894,699 |
| Maximum Total Facilities Grant ⁶ | \$3,006,500 |

¹ Does not include owner’s or construction contingencies.

² Scope exclusions/ineligible costs include a new roof exhaust system which is ineligible for reimbursement. Scope exclusions/ineligible costs do not include ineligible construction contingency and owner’s contingency.

³ The “Estimated Maximum Total Facilities Grant” is calculated by applying the reimbursement rate to the “Estimated Basis of Total Facilities Grant.” It does not include any grant funds for potentially eligible owner’s or construction contingency expenditures and is subject to MSBA review and audit.

⁴ Includes eligible and ineligible owner’s and construction contingency.

⁵ The “Potential additional grant funds for eligible owner’s and construction contingency expenditures” is calculated by applying the reimbursement rate to the “Potentially eligible owner’s and construction contingencies.”

⁶ Includes maximum possible owner's and construction contingency grant funds, the final amount of which, if any, shall be determined by the MSBA in accordance with its policies for the determination of eligibility. 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 \$2,865,109; however, the District may be eligible for up to an additional \$141,391 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 \$3,006,500 for the Project Funding Agreement for a roof replacement project at the Dartmouth Middle School.