

# Design Watertown



## Elementary Schools Project

*Hill International, Inc.*

*Ai3 Architects, LLC*

To Connect via Zoom\*:

Passcode: **899084**

<https://us02web.zoom.us/j/85782901747?pwd=UnF1UUhGVDZHTStjYmZiRnkwOGF6UT09>

*\*Members of the Public: Please use the Q&A button to ask questions when appropriate or email questions to:*

[buildingforfuture@watertown-ma.gov](mailto:buildingforfuture@watertown-ma.gov)

Agenda – January 18, 2023

- **Call to Order**
- **Approval of Meeting Minutes**
  - Elementary School Project – December 21, 2022
- **Review and Approval of:**
  - Elementary Schools Monthly Invoices
  - Ai3 Architects Amendment No. 12
- **Executive Summary**
- **Elementary School Projects Update – Lowell Elementary School**
  - FF&E Bid Results and Authorization to issue Purchase Orders
- **Elementary School - Questions / Comments**

*Watertown Public Schools Building Committee*

# **Call to Order**

*Watertown Public Schools Building Committee*

# Approvals

- ▶ **Meeting Minutes**
  - Elementary School meeting minutes for Dec. 21, 2022
  
- ▶ **Invoices**
  - Elementary Schools Project (December 2022)
  
- ▶ **Amendment**
  - Ai3 - Amendment No. 12 – Hosmer Elementary School

## *Approvals*

# Summary of Invoices Elementary Schools Project

For work completed during December 2022

Vendor	Project	Invoice Date	Invoice Number	Invoice Amount
Hill International	Elementary Schools	01/12/23	44	\$89,810.00
Ai3 Architects	Elementary Schools	12/31/22	0058B-1610.00	\$48,711.37
Ai3 Architects	Elementary Schools	12/31/22	0048E-1610.00	\$37,995.16
Ai3 Architects	Elementary Schools	12/31/22	0040R-1610.00	\$1,049.24
Brait Builders	Elementary Schools	12/31/22	Application #31	\$749,322.57
CTA Construction Managers	Elementary Schools	12/31/22	Application #10	\$2,565,964.57
RCN	Elementary Schools	12/28/22	0	\$5,484.00
UTS	Elementary Schools	12/09/22	6/5/2182	\$5,210.00
Colliers	Elementary Schools	12/31/22	811,042.00	\$4,450.99
			<b>Total</b>	<b>\$3,507,997.90</b>

## *Approvals*

### **Amendment No. 12**

### **Elementary Schools Project**

Request the approval of Amendment No. 12 for Ai3 Architect for additional design services associated with the added traditional swings, associated play surface area, walkways, and fencing at the Hosmer playground on the east side of the school and additional fencing at the sport court adjacent to Hancock Street. This amendment includes fees from Traverse Landscape Architects and The Vertex Companies, LLC for their contribution to further the design.

- Approval to amend Ai3 Architect's contract by **\$5,225.00**

*Watertown Public Schools Building Committee*

# **Executive Summary**



Project Accomplishments from Last Month

**Lowell Elementary School**  
 Zone 1 Addition - Wood blocking and roofing work substantially completed  
 Zone 1 Addition - Slab on grade work substantially completed  
 Zone 2 Addition - Curtain wall system substantially completed  
 Zone 2 Addition - Interior sheetrock mobilized  
 Zone 2 Existing - Interior sheetrock mobilized  
 Zone 1 Existing - Second floor wall framing and window wood blocking substantially completed  
 Zone 1 Existing - First floor wall framing and window wood blocking mobilized  
 Zone 1 Existing - Final Cafeteria, Kitchen and Lobby Design changes issued to the GC for coordination

Projected Major Tasks This Month

**Lowell Elementary School**  
 Zone 1 Existing - Roof replacement work continues  
 Zone 2 Addition - Exterior brick work continues  
 Zone 2 Addition - Sheetrock walls continues  
 Zone 2 Existing - Sheetrock walls continues  
 Zone 1 - Interior wall framing and wood blocking at window locations continues  
 Zone 1 - Rough Mechanical, Electrical, Plumbing, Sprinkler (MEPS) continue  
 Site underground drainage structures/piping continues

Schedule Summary - Upcoming Milestones

Description	Scheduled Start	Scheduled Finish	Status	Comments
<b>Hosmer Elementary School</b>				
Site work for Ballfields and PV structures	5/16/22	5/15/23	Ongoing	Sod in 2023
<b>Lowell Elementary School</b>				
Zone 2 Addition - Drywall (Addition and 1995 Section)	12/16/2022	2/24/2022	Ongoing	
Zone 2 Addition - Exterior Brick	11/28/2022	2/24/2023	Ongoing	Weather
Zone 2 - Taping/Painting (Addition and 1995 Section)	1/16/2022	6/20/2023	Scheduled	
Zone 2 Addition - Install Stairs #4 & #5	1/15/2023	3/15/2023	Scheduled	Fabrication
Site utility work and improvements	4/18/2022	6/15/2023	Ongoing	Weather
Zone 1 and Zone 2 Roofing	11/14/2022	3/15/2023	Ongoing	Weather
Zone 1 Interior wall framing	12/12/2022	1/31/2023	Ongoing	
Zone 1 Rough Mechanical, Electrical, Plumbing, Sprinkler	12/1/2022	3/3/2023	Ongoing	
Zone 1 Mechanical Room UG & Piping Above	12/1/2022	4/1/2023	Ongoing	
Zone 1 Concrete floor repairs	2/27/2022	3/31/2023	Scheduled	
Zone 1 and Zone 2 Windows	2/27/2023	4/28/2023	Scheduled	

Lowell - Zone 2 Addition Progress Photo



Lowell - Zone 2 Addition Progress Photo



Scope changes from the Original Scope

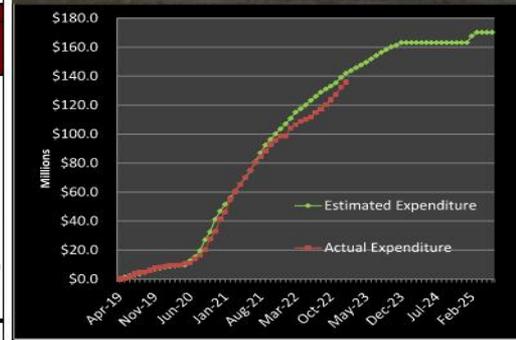
**CUNNIFF & HOSMER ELEMENTARY SCHOOLS**  
 Brait Builders - CO #1 - #14 - \$6,049,292.77

**LOWELL ELEMENTARY SCHOOL**  
 CTA - CO#1 Approved \$324,126.42 May 18, 2022  
 CTA - CO#2 Approved \$70,320.87 August 17, 2022  
 CTA - CO#3 Approved \$625,848.69 September 21, 2022  
 CTA - CO#4 Approved \$668,016.34 November 2, 2022  
 CTA - CO#5 Approved \$916,093.85 December 21, 2022

Lowell - Zone 1 & 2 Addition Progress Photo



Description	BUDGET			COST				CASH FLOW	
	Baseline	Budget	Authorized Changes	Approved Budget	Committed Costs	Uncommitted Costs	Forecast Costs	Total Project Costs	Expenditures to Date
Construction	\$ 136,000,000	\$ 5,583,449	\$ 141,583,449	\$ 141,583,449	\$ -	\$ 1,240,000	\$ 142,823,449	\$ 115,552,467	\$ 27,270,982
Design Services	\$ 13,819,615	\$ 456,676	\$ 14,276,291	\$ 14,276,291	\$ 0	\$ -	\$ 14,276,291	\$ 13,835,243	\$ 441,048
Administrative	\$ 7,530,385	\$ (553,520)	\$ 6,976,865	\$ 5,417,472	\$ 1,559,393	\$ 1,546,390	\$ 8,523,255	\$ 4,611,193	\$ 3,912,062
FF&E	\$ 4,150,000	\$ 225,000	\$ 4,375,000	\$ 1,870,539	\$ 2,504,461	\$ -	\$ 4,375,000	\$ 1,870,267	\$ 2,504,733
<b>SUBTOTAL</b>	<b>\$ 161,500,000</b>	<b>\$ 5,711,605</b>	<b>\$ 167,211,605</b>	<b>\$ 163,147,751</b>	<b>\$ 4,063,854</b>	<b>\$ 2,786,390</b>	<b>\$ 169,997,995</b>	<b>\$ 135,869,170</b>	<b>\$ 34,128,825</b>
Construction Contingency (Hard Cost)	\$ 7,400,000	\$ (5,628,449)	\$ 1,771,551	\$ -	\$ 1,771,551	\$ (1,240,000)	\$ 531,551	\$ -	\$ 531,551
Owner's Contingency - COVID-19	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Owner's Contingency (Soft Cost)	\$ 1,100,000	\$ (83,156)	\$ 1,016,844	\$ -	\$ 1,016,844	\$ (1,546,390)	\$ (529,546)	\$ -	\$ (529,546)
<b>SUBTOTAL</b>	<b>\$ 8,500,000</b>	<b>\$ (5,711,605)</b>	<b>\$ 2,788,395</b>	<b>\$ -</b>	<b>\$ 2,788,395</b>	<b>\$ (2,786,390)</b>	<b>\$ 2,005</b>	<b>\$ -</b>	<b>\$ 2,005</b>
<b>PROJECT TOTAL</b>	<b>\$ 170,000,000</b>	<b>\$ -</b>	<b>\$ 170,000,000</b>	<b>\$ 163,147,751</b>	<b>\$ 6,852,249</b>	<b>\$ -</b>	<b>\$ 170,000,000</b>	<b>\$ 135,869,170</b>	<b>\$ 34,130,831</b>



# Executive Summary

## **Hosmer Elementary School**

- Miscellaneous punch list items
- Ballfield Construction & PV supports and panels – Scheduled completion May/June 2023

## **Lowell Elementary School**

- Brick exterior at Zone 2 addition continuing
- Curtain Wall at Zone 2 addition substantially complete (balance to be completed in spring upon completion of brick and GFRP in Spring 2023)

## **Lowell Elementary School cont.**

- Roofing Zone 1 - existing roof replacement continuing
- Rough mechanical ductwork & piping, rough plumbing, rough electrical and fire protection in Zones 1 continuing
- Sheetrock walls in Zone 2 continuing
- Metal wall studs in Zone 1 continuing
- Presentation of Furniture, Fixture, and Equipment (FF&E) bid results and authorization to issue purchase orders for July 17, 2023, delivery
- Presentation of added swings/fences at the Hosmer Elementary School during the February SBC Meeting

*Watertown Public Schools Building Committee*

# Lowell Elementary School Update

<b>VENDOR</b>	<b>AMOUNT</b>
B&G Restaurant Supply, Inc.	\$3,962.24
Fisher Scientific Company	\$3,133.31
Hertz Furniture	\$121,515.87
Likarr, Inc	\$4,223.48
Monitor Equipment	\$268,243.00
Nextgen Supply Group	\$75,449.47
Red Thread Spaces	\$54,249.10
Robert H. Lord	\$958.50
W.B. Mason Co.	\$555,823.48
<b>Award Total:</b>	<b>\$1,087,558.45</b>

*Watertown Public Schools Building Committee*

# **Lowell Elementary School Update**

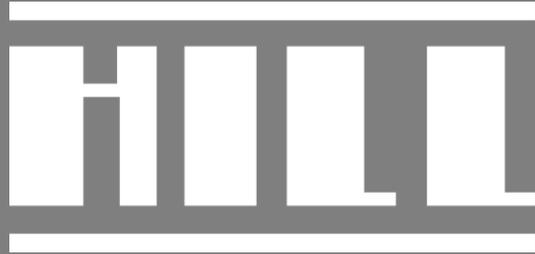
Lowell Elementary School – Furniture Fixtures & Equipment

- ***Upon review, seeking approval and authorization to proceed to issue a Purchase Order for July 17, 2023 delivery.***

*Watertown Public Schools Building Committee*

# Questions / Comments

Those members of the public joining via Zoom, please use the Q&A button at this time to ask questions or email questions to: [buildingforfuture@watertown-ma.gov](mailto:buildingforfuture@watertown-ma.gov)



[www.hillintl.com](http://www.hillintl.com)