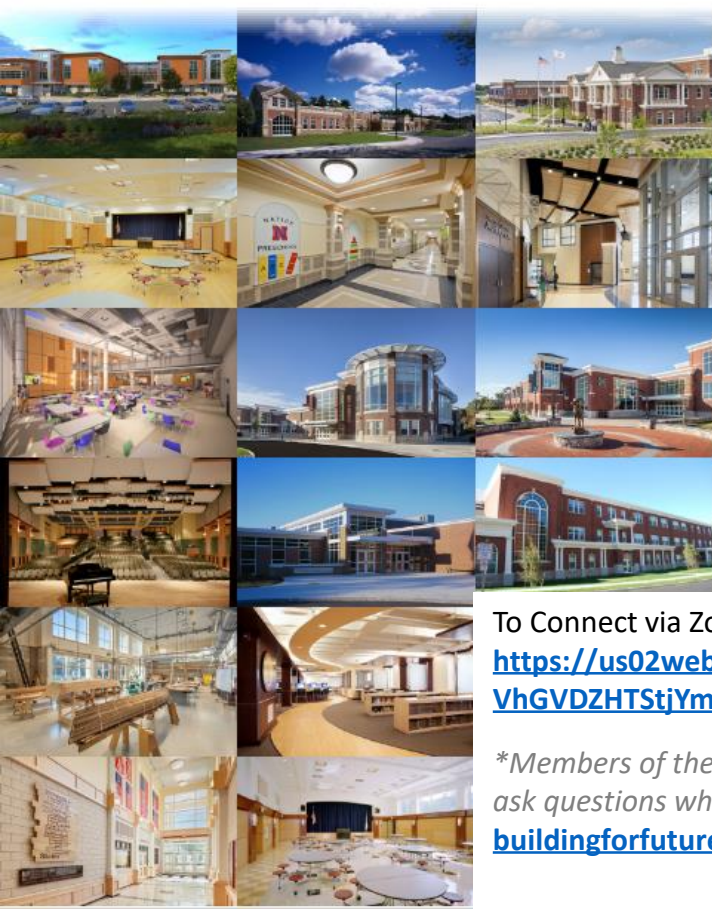


# Design Watertown



## Elementary Schools Project

*Hill International, Inc.*

*Ai3 Architects, LLC*

## Agenda – September 20, 2023

- **Call to Order**
- **Review and Approval of Meeting Minutes**
  - Elementary School Projects – August 19, 2023
- **Review and Approval of:**
  - Elementary Schools Monthly Invoices
  - Brait Builders Change Order No.16
- **Executive Summary**
- **Elementary School - Questions / Comments**

To Connect via Zoom\*:

Passcode: **899084**

<https://us02web.zoom.us/j/85782901747?pwd=UnF1UVhGVdZHTStjYmZiRnkWOGF6UT09>

*\*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)

*Watertown Public Schools Building Committee*

# **Call to Order**

# Approvals

- ▶ Meeting Minutes
  - Elementary School meeting minutes for August 19, 2023
  
- ▶ Invoices
  - Elementary Schools Project Invoices August 2023
  - Hosmer & Cunniff Elementary School Project - Change Order No. 16

# Approvals

## Summary of Invoices

### Elementary Schools Project

For work completed during August 2023

Vendor	Project	Invoice Date	Invoice Number	Invoice Amount
Hill International	Elementary Schools	09/07/23	52	\$63,860.00
Ai3 Architects	Elementary Schools	08/31/23	0066B-1610.00	\$11,884.94
Brait Builders	Elementary Schools	08/31/23	Application #39	\$124,823.17
CTA Construction Managers	Elementary Schools	08/31/23	Application #18	\$2,101,140.98
UTS – Lowell	Elementary Schools	08/18/23	107357	\$3,212.00
Walecka & Sons (Movers)	Elementary Schools	08/31/23	X144061	\$9,900.00
Colliers International	Elementary Schools	08/31/23	879115	\$3,138.22
			<b>Total</b>	<b>\$2,317,959.31</b>

## Approvals

### Change Order No. 16

### Elementary Schools Project

For work related to Hosmer & Cunniff Elementary School Project

PR#	PCO#	Brief Description	Proposed Cost
	C-063R2	Delayed permanent power generator rental.	\$18,255.00
	H-090	Remove and replace existing sewer service in Winthrop Street.	\$12,127.87
HPR-063	H-150R3	Furnish and install additional play surface area, curbing, concrete paving and swing play structure.	\$162,863.03
HPR-064	H-153	Furnish and install 6" perforated underdrain at bioretention area 3 (BIO-3).	\$10,076.45
	H-154	Relocation of ornamental fencing at the playground.	\$8,833.61
HPR-058	H-155	Relocation of PV canopies C3 & C6 - building up manhole inverts.	\$3,257.14
	H-156	Excavation & backfill for Verizon duct relocation at Boylston Street bio retention area.	\$8,798.50
	H-157	Furnish and install underdrain behind the restroom facility.	\$4,279.72
	H-158	Relocation of the PV metering cabinet and extension of concrete pad.	\$42,766.29
	H-161	Provide underdrains at the Boylston Street bioretention areas.	\$55,641.13
	H-162	Provide plumbing pressure relief valves at the toilet room building per the Plumbing Inspector's request.	\$718.64
HPR-065	H-164	Furnish and install guardrail at the Concord Road sidewalk along the boulder retaining wall.	\$36,296.19
		<b>Total</b>	<b>\$363,913.57</b>

*Watertown Public Schools Building Committee*

# **Executive Summary**



**Project Challenges**

**Lowell Elementary School**  
 Zone 1 & 2 - Chiller arrived and is installed/Boiler Breaching is installed  
 Zone 1 & 2 - North and South Entrance Railings  
 Zone 1 & 2 - All Entry Canopy Ceilings and Drainage Connections  
 Zone 1 & 2 - GFRP installation and remaining roof edge metal at Main Lowell Avenue Entrance  
 Zone 1 & 2 - Millwork at First Floor Corridor, Main Entrance Area and Cafeteria Area  
 Zone 1 & 2 - Fire Alarm and Bi-Directional Amplifiers System Operational Inspection  
 Zone 1 & 2 - Kitchen and Cafeteria Work Continuing Until Late September  
 Site Work - Garden and Playground Area

**Projected Major Tasks This Month**

**Lowell Elementary School**  
 Zone 1 & 2 - Final cleaning of the building continues  
 Zone 1 & 2 - GFRP installation continues  
 Zone 1 & 2 - Flooring and base installation continues  
 Zone 1 & 2 - Millwork installation continues  
 Zone 1 & 2 - furniture, Fixture and equipment (FF&E) continues  
 Zone 1 & 2 - Mechanical, Plumbing, Fire Protection, Electrical, Board of Health and Building Inspections  
 Complete Sitework - Garden area, Playground area, Walkways, Landscaping, Line Painting and Site Signage

**Schedule Summary - Upcoming Milestones**

Description	Scheduled Start	Scheduled Finish	Status	Comments
<b>Hosmer Elementary School</b>				
Ballfield Maintenance and PV issues	5/16/22	9/30/2023	Ongoing	Sod in 2023
<b>Lowell Elementary School</b>				
Zone 1 & 2 - GFRP and metal edge installation	4/15/23	9/30/2023	Ongoing	
Zone 1 & 2 - Lightning protection	5/15/2023	9/15/2023	Completed	
Zone 1 & 2 - Interior doors and frames	5/15/2023	9/30/2023	Ongoing	
Zone 1 & 2 - Stair #2 & #3 rubber threads	8/1/2023	9/30/2023	Ongoing	
Zone 1 & 2 - Millwork	4/15/2023	9/30/2023	Ongoing	
Zone 1 & 2 - Chiller fabrication, delivery and installation	8/1/2023	9/15/2023	Completed	
Zone 1 & 2 - Flooring and Painting	5/1/2023	9/30/2023	Ongoing	
Zone 1 & 2 - Fire prot., plumb., hvac, elect., boh, & build	3/15/2023	9/30/2023	Ongoing	Inspections
Zone 2 - Elevator Inspection	8/17/2023	9/8/2023	Completed	
Garden, Playground, and Landscape areas	8/1/2023	9/30/2023	Ongoing	Weather
Site Work - Sidewalks, finish paving, line paint	7/15/2025	9/30/2023	Ongoing	Weather

**Lowell ES - South Entrance**



**Lowell ES South Entrance**



**Scope changes from the Original Scope**

**CUNNIFF & HOSMER ELEMENTARY SCHOOLS**  
 Brairt Builders - CO #1 - #15 - \$6,106,677.04  
 Brairt Builders - CO #16 - \$363,913.57 Pending Approval

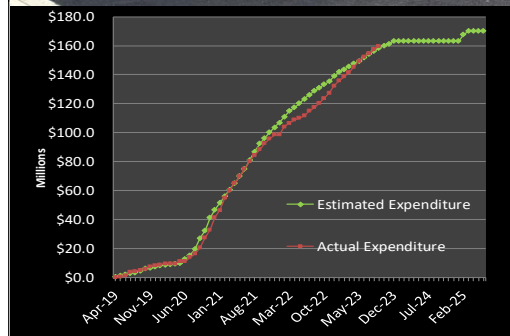
**LOWELL ELEMENTARY SCHOOL**  
 CTA - CO#1 - CO #9 - Approved \$3,947,618.95

**Lowell ES - Lowell Avenue entrance**



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	\$ 6,984,046	\$ 142,984,046	\$ 142,984,046	\$ -	\$ 157,000	\$ 143,141,046	\$ 138,395,108	#####	\$ -
Design Services	\$ 13,819,615	\$ 477,522	\$ 14,297,137	\$ 14,297,137	\$ 0	\$ -	\$ 14,297,137	\$ 14,226,646	\$ 70,491	\$ -
Administrative	\$ 7,530,385	\$ (888,520)	\$ 6,641,865	\$ 5,476,847	\$ 1,165,018	\$ 1,035,390	\$ 7,677,255	\$ 5,241,131	#####	\$ -
FF&E	\$ 4,150,000	\$ 733,099	\$ 4,883,099	\$ 2,958,098	\$ 1,925,001	\$ -	\$ 4,883,099	\$ 1,870,267	#####	\$ -
<b>SUBTOTAL</b>	<b>\$ 161,500,000</b>	<b>\$ 7,306,147</b>	<b>\$ 168,806,147</b>	<b>\$ 165,716,128</b>	<b>\$ 3,090,019</b>	<b>\$ 1,192,390</b>	<b>\$ 169,998,537</b>	<b>\$ 159,733,153</b>	<b>#####</b>	<b>\$ -</b>
Construction Contingency (Hard Cost)	\$ 7,400,000	\$ (7,152,145)	\$ 247,855	\$ -	\$ 247,855	\$ (157,000)	\$ 90,855	\$ -	\$ -	\$ 90,855
Owner's Contingency - COVID-19	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Owner's Contingency (Soft Cost)	\$ 1,100,000	\$ (154,002)	\$ 945,998	\$ -	\$ 945,998	\$ (1,035,390)	\$ (89,392)	\$ -	#####	\$ -
<b>SUBTOTAL</b>	<b>\$ 8,500,000</b>	<b>\$ (7,306,147)</b>	<b>\$ 1,193,853</b>	<b>\$ -</b>	<b>\$ 1,193,853</b>	<b>\$ (1,192,390)</b>	<b>\$ 1,463</b>	<b>\$ -</b>	<b>#####</b>	<b>\$ -</b>
<b>PROJECT TOTAL</b>	<b>\$ 170,000,000</b>	<b>\$ -</b>	<b>\$ 170,000,000</b>	<b>\$ 165,716,128</b>	<b>\$ 4,283,872</b>	<b>\$ -</b>	<b>\$ 170,000,000</b>	<b>\$ 159,733,153</b>	<b>#####</b>	<b>\$ -</b>



# Executive Summary

## **Lowell Elementary School**

- Chiller delivered and Installed
- Exterior stair railing to be delivered and installed September 2023
- GFRP continues throughout September 2023
- Millwork continues throughout September 2023
- Flooring / Base continues throughout September 2023
- Ceilings and Painting continues throughout September 2023
- Elevator Inspection completed – Sept 8, 2023

## **Lowell Elementary School cont.**

- Final Inspections – September 2023
- Furniture, Fixture, and Equipment (FF&E) September 5<sup>th</sup> – 29<sup>th</sup>
- Move Management / October 4<sup>th</sup> – 9<sup>th</sup>
- Sitework and Landscaping August –October 2023



*Watertown Public Schools Building Committee*

# **Executive Summary**

**Lowell Elementary School**

**Ribbon Cutting and Open House**

**Tuesday, October 3rd**

**4:00 pm through 6:00 pm**

*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)