

Watertown Public Schools Building Committee

DesignWatertown

Elementary Schools Project

*Ai3 Architects, LLC
Hill International, Inc*

Agenda - October 21, 2020

- Call to Order
- Review & Approval of Meeting Minutes
- September 16, 2020
- Review & Approval of Invoices
- Project Update: Executive Summary
- Interior Finishes Update
- Questions/Comments
- Adjournment

To Connect via Zoom:*

<https://us02web.zoom.us/j/87943866117?pwd=Tmp-SUHYrNHNRdytFeTQ2c2pDaFpXZz09>

Passcode: 409447

**Members of the Public: please use the Q&A button to ask questions when appropriate or email questions to: buildingforfuture@watertown-ma.gov*



Watertown Public Schools Building Committee

Call to Order





Watertown Public Schools Building Committee

Approvals

▶ **Meeting Minutes**

- September 16, 2020

▶ **Invoices**

- Elementary Schools

Summary of Invoices: Elementary Schools

VENDOR	PROJECT	INVOICE DATA	INVOICE NUMBER	INVOICE AMOUNT
Hill International	Elementary Schools	10/12/2020	0000016	\$93,910.00
Ai3 Architects	Elementary Schools	09/30/2020	0031B-1610.00	\$85,809.66
Ai3 Architects	Elementary Schools	09/30/2020	0025E-1610.00	\$110,286.55 <i>(Extra Services)</i>
Ai3 Architects	Elementary Schools	09/30/2020	0013R-1610.00	\$17,490.00 <i>(Reimbursable Expenses)</i>
Brait Builders	Elementary Schools	09/30/2020	00004	\$6,898,446.78
UTS	Elementary Schools	09/18/2020	90515	\$7,305.00
Colliers International	Elementary Schools	08/31/2020	007189	\$3,528.72
Colliers International	Elementary Schools	09/30/2020	007506	\$1,703.68
Total				\$7,218,480.39

Watertown Public Schools Building Committee

Executive Summary



Town of Watertown
Three Elementary Schools

Project Dashboard

October 16, 2020

EXECUTIVE SUMMARY



Hill International

Project Accomplishments from Last Month

Building Foundations and Backfill completed at Cunniff Elementary School
Structural Steel erection substantially completed this month at Cunniff Elementary School
All excess excavated material removed from Cunniff Elementary School construction site
Foundations started at Hosmer Elementary School
All excess excavated material removed from Hosmer Elementary School construction site
Phase 1 Parking Lot at Hosmermer Elementary completed

Projected Major Tasks This Month

Completion of Structural Steel erection and detail work at Cunniff Elementary School - Topping of Ceremony
Placement of concrete floors at Cunniff Elementary School
Installation of underground plumbing and electric at Cunniff Elementary School
Completion of the foundations at Hosmer Elementary School
Begin erection of Structural Steel at Hosmer Elementary School
Begin installation of underground plumbing and electric at Hosmer Elementary School in Area 3

Schedule Summary - Upcoming Milestones

	Scheduled Start	Scheduled Finish	Actual Start	Actual Finish
Foundations at the Cunniff ES	8/12/20	9/17/20	Completed	
Foundations at the Hosmer ES	9/8/20	10/26/20	Ongoing	
Underslab plumbing and electrical at Cunniff ES	9/3/20	10/30/20	Ongoing	
Underslab plumbing and electrical at Hosmer ES	10/2/20	12/11/20	Scheduled	
Foundation backfill - Cunniff Elementary School	8/10/20	9/22/20	Completed	
Foundation backfill - Hosmer Elementary	9/24/20	10/30/20	Ongoing	
Structural Steel - Cunniff Elementary School	9/14/20	10/30/20	Ongoing	Incl. Detail Work
Structural Steel - Hosmer Elementary School	10/19/20	12/18/20	Scheduled	Incl. Detail Work
Place concrete floors at the Cunniff ES	10/8/20	10/30/20	Ongoing	
Place concrete floors at the Hosmer ES	12/7/20	12/30/20	Scheduled	
Install roofing at Cunniff ES	10/19/20	12/30/20	Scheduled	
Install roofing at Hosmer ES	1/4/21	2/26/21	Scheduled	

Hosmer - Progress Photos



Cunniff - Progress Photos



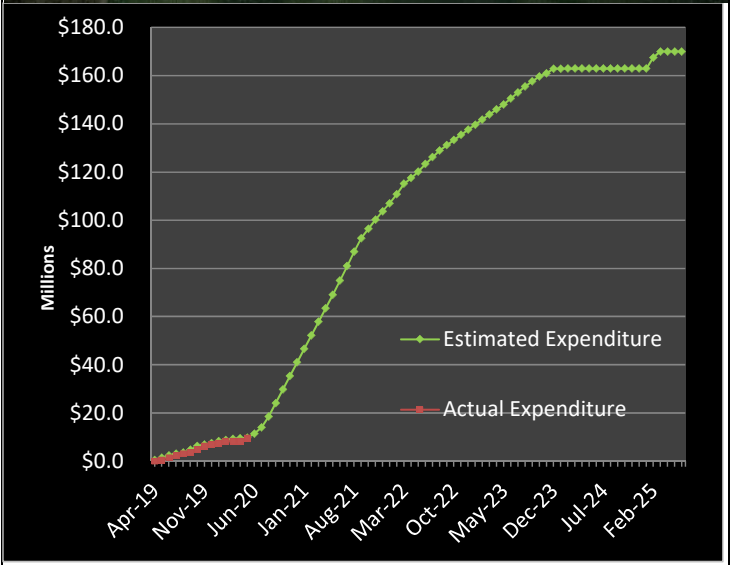
Scope changes from the Original Scope

No Change Orders This Month
CO #3 will be presented at the November Bld. Comm. Meeting
8 PCO's for the Cunniff Elementary School are being reviewed
8 PCO's for the Hosmer Elementary School are being reviewed
Total exposure for all 16 PCO's is approximately \$238,000.00

Lowell - Progress Photos



Description	BUDGET				COST				CASH FLOW	
	Baseline	Budget	Authorized Changes	Approved Budget	Committed Costs	Uncommitted Costs	Forecast Costs	Total Project Costs	Expenditures to Date	Balance To Spend
Construction	\$ 136,000,000	\$ (3,600,204)	\$ 132,399,796	\$ 95,399,796	\$ 37,000,000	\$ -	\$ 132,399,796	\$ 15,151,708	\$ 117,248,088	
Design Services	\$ 12,441,016	\$ -	\$ 12,441,016	\$ 12,441,016	\$ -	\$ -	\$ 12,441,016	\$ 9,792,329	\$ 2,648,687	
Administrative	\$ 8,908,984	\$ (580,000)	\$ 8,328,984	\$ 4,831,084	\$ 3,497,900	\$ -	\$ 8,328,984	\$ 1,274,068	\$ 7,054,916	
FF&E	\$ 4,150,000	\$ 225,000	\$ 4,375,000	\$ -	\$ 4,375,000	\$ -	\$ 4,375,000	\$ -	\$ 4,375,000	
SUBTOTAL	\$ 161,500,000	\$ (3,955,204)	\$ 157,544,796	\$ 112,671,896	\$ 44,872,900	\$ -	\$ 157,544,796	\$ 26,218,105	\$ 131,326,691	
Construction Contingency (Hard Cost)	\$ 7,400,000	\$ (444,796)	\$ 6,955,204	\$ -	\$ 6,955,204	\$ -	\$ 6,955,204	\$ -	\$ 6,955,204	
Owner's Contingency - COVID-19	\$ -	\$ 1,000,000	\$ 1,000,000	\$ -	\$ 1,000,000	\$ -	\$ 1,000,000	\$ -	\$ 1,000,000	
Owner's Contingency (Soft Cost)	\$ 1,100,000	\$ 3,400,000	\$ 4,500,000	\$ -	\$ 4,500,000	\$ -	\$ 4,500,000	\$ -	\$ 4,500,000	
SUBTOTAL	\$ 8,500,000	\$ 3,955,204	\$ 12,455,204	\$ -	\$ 12,455,204	\$ -	\$ 12,455,204	\$ -	\$ 12,455,204	
PROJECT TOTAL	\$ 170,000,000	\$ -	\$ 170,000,000	\$ 112,671,896	\$ 57,328,104	\$ -	\$ 170,000,000	\$ 26,218,105	\$ 143,781,895	





Watertown Public Schools Building Committee

Design Update

▶ Interior Finishes

- Once all submittals for interior finishes have been received by the Architect from the General Contractor, we can complete an in-house selection of interior finishes
- Ai3 will create physical sample boards with our selections to be available for viewing and reviewed by the Committee thereafter

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:
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Watertown Public Schools Building Committee

Adjournment

▶ **Adjournment**

- Roll Call Vote

Questions?
Thank you

