Agawam High School
Feasibility Study

Agawam Public Schools
Agawam, Massachusetts

Volume 2
Appendix

Module 3 - Preliminary Design Program

July 27, 2023

FLANSBURGH

Appendix

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A. Copy of Statement of Interest

Preliminary Design Program
Agawam High School

Massachusetts School Building Authority

Next Steps to Finalize Submission of your FY 2020 Statement of Interest

Thank you for submitting your FY 2020 Statement of Interest (SOI) to the MSBA electronically. **Please note, the District's submission is not yet complete**. The District is required to mail all required supporting documentation, which is described below.

VOTES: Each SOI must be submitted with the proper vote documentation. This means that (1) the required governing bodies have voted to submit each SOI, (2) the specific vote language required by the MSBA has been used, and (3) the District has submitted a record of the vote in the format required by the MSBA.

- **School Committee Vote:** Submittal of all SOIs must be approved by a vote of the School Committee.
  - For documentation of the vote of the School Committee, Minutes of the School Committee meeting at which the vote was taken must be submitted with the original signature of the Committee Chairperson. The Minutes must contain the actual text of the vote taken which should be substantially the same as the MSBA's SOI vote language.
- **Municipal Body Vote:** SOIs that are submitted by cities and towns must be approved by a vote of the appropriate municipal body (e.g., City Council/ Aldermen/Board of Selectmen) in addition to a vote of the School Committee.
  - Regional School Districts do not need to submit a vote of the municipal body.
  - For the vote of the municipal governing body, a copy of the text of the vote, which shall be substantially the same as the MSBA's SOI vote language, must be submitted with a certification of the City/Town Clerk that the vote was taken and duly recorded, and the date of the vote must be provided.

ADDITIONAL DOCUMENTATION FOR SOI PRIORITIES #1 AND #3: If a District selects Priority #1 and/or Priority #3, the District is required to submit additional documentation with its SOI.

- If a District selects Priority #1, Replacement or renovation of a building which is structurally unsound or otherwise in a condition seriously jeopardizing the health and safety of the school children, where no alternative exists, the MSBA requires a hard copy of the engineering or other report detailing the nature and severity of the problem and a written professional opinion of how imminent the system failure is likely to manifest itself. The District also must submit photographs of the problematic building area or system to the MSBA.
- If a District selects Priority #3, Prevention of a loss of accreditation, the SOI will not be considered complete unless and until a summary of the accreditation report focused on the deficiency as stated in this SOI is provided.

ADDITIONAL INFORMATION: In addition to the information required above, the District may also provide any reports, pictures, or other information they feel will give the MSBA a better understanding of the issues identified at a facility.

If you have any questions about the SOI process please contact the MSBA at 617-720-4466 or SOI@massschoolbuildings.org.

Massachusetts School Building Authority

School District Agawam

District Contact Rob Clickstein TEL: (413) 821-0550

Name of School Agawam High

Submission Date 5/4/2020

SOI CERTIFICATION

To be eligible to submit a Statement of Interest (SOI), a district must certify the following:

- The district hereby acknowledges and agrees that this SOI is NOT an application for funding and that submission of this SOI in no way commits the MSBA to accept an application, approve an application, provide a grant or any other type of funding, or places any other obligation on the MSBA.
- The district hereby acknowledges that no district shall have any entitlement to funds from the MSBA, pursuant to M.G.L. c. 70B or the provisions of 963 CMR 2.00.
- The district hereby acknowledges that the provisions of 963 CMR 2.00 shall apply to the district and all projects for which the district is seeking and/or receiving funds for any portion of a municipally-owned or regionally-owned school facility from the MSBA pursuant to M.G.L. c. 70B.
- The district hereby acknowledges that this SOI is for one existing municipally-owned or regionally-owned public school facility in the district that is currently used or will be used to educate public PreK-12 students and that the facility for which the SOI is being submitted does not serve a solely early childhood or Pre-K student population.
- After the district completes and submits this SOI electronically, the district must mail hard copies of the required documentation described under the "Vote" tab, on or before the deadline.
- The district will schedule and hold a meeting at which the School Committee will vote, using the specific language contained in the "Vote" tab, to authorize the submission of this SOI. This is required for cities, towns, and regional school districts.
- Prior to the submission of the SOI, the district will schedule and hold a meeting at which the City Council/Board of Aldermen or Board of Selectmen/equivalent governing body will vote, using the specific language contained in the "Vote" tab, to authorize the submission of this SOI. This is not required for regional school districts.
- On or before the SOI deadline, the district will submit the minutes of the meeting at which the School Committee votes to authorize the Superintendent to submit this SOI. The District will use the MSBA's vote template and the vote will specifically reference the school and the priorities for which the SOI is being submitted. The minutes will be signed by the School Committee Chair. This is required for cities, towns, and regional school districts.
- The district has arranged with the City/Town Clerk to certify the vote of the City Council/Board of Aldermen or Board of Selectmen/equivalent governing body to authorize the Superintendent to submit this SOI. The district will use the MSBA's vote template and submit the full text of this vote, which will specifically reference the school and the priorities for which the SOI is being submitted, to the MSBA on or before the SOI deadline. This is not required for regional school districts.
- The district hereby acknowledges that this SOI submission will not be complete until the MSBA has received all of the required vote documentation in a format acceptable to the MSBA. If Priority 1 is selected, your SOI will not be considered complete unless and until you provide the required engineering (or other) report, a professional opinion regarding the problem, and photographs of the problematic area or system. If Priority 3 is selected, your SOI will not be considered complete unless and until you provide a summary of the accreditation report focused on the deficiency as stated in this SOI.

LOCAL CHIEF EXECUTIVE OFFICER/DISTRICT SUPERINTENDENT/SCHOOL COMMITTEE CHAIR
(E.g., Mayor, Town Manager, Board of Selectmen)

Chief Executive Officer *	**School Committee Chair**	**Superintendent of Schools**
William Sapelli	William Sapelli	Steve Lemanski
Mayor		
		
(signature)	(signature)	(signature)
Date	Date	Date
5/4/2020 8:58:18 AM	5/4/2020 8:55:36 AM	5/1/2020 12:27:30 PM

* Local chief executive officer: In a city or town with a manager form of government, the manager of the municipality; in other cities, the mayor; and in other towns, the board of selectmen unless, in a city or town, some other municipal office is designated to the chief executive office under the provisions of a local charter. Please note, in districts where the Superintendent is also the Local Chief Executive Officer, it is required for the same person to sign the Statement of Interest Certifications twice.

Massachusetts School Building Authority

School District Agawam

District Contact Rob Clickstein TEL: (413) 821-0550

Name of School Agawam High

Submission Date 5/4/2020

Note

The following Priorities have been included in the Statement of Interest:

1. ė Replacement or renovation of a building which is structurally unsound or otherwise in a condition seriously jeopardizing the health and safety of school children, where no alternative exists.
2. ė Elimination of existing severe overcrowding.
3. þ Prevention of the loss of accreditation.
4. ė Prevention of severe overcrowding expected to result from increased enrollments.
5. þ Replacement, renovation or modernization of school facility systems, such as roofs, windows, boilers, heating and ventilation systems, to increase energy conservation and decrease energy related costs in a school facility.
6. ė Short term enrollment growth.
7. þ Replacement of or addition to obsolete buildings in order to provide for a full range of programs consistent with state and approved local requirements.
8. ė Transition from court-ordered and approved racial balance school districts to walk-to, so-called, or other school districts.

SOI Vote Requirement

þ I acknowledge that I have reviewed the MSBA's vote requirements for submitting an SOI which are set forth in the Vote Tab of this SOI. I understand that the MSBA requires votes from specific parties/governing bodies, in a specific format using the language provided by the MSBA. Further, I understand that the MSBA requires certified and signed vote documentation to be submitted with the SOI. I acknowledge that my SOI will not be considered complete and, therefore, will not be reviewed by the MSBA unless the required accompanying vote documentation is submitted to the satisfaction of the MSBA.

Potential Project Scope: Potential New School

Is this SOI the District Priority SOI? YES

School name of the District Priority SOI: 2020 Agawam High

Is this part of a larger facilities plan? NO

If "YES", please provide the following:

Facilities Plan Date:

Planning Firm:

Please provide a brief summary of the plan including its goals and how the school facility that is the subject of this SOI fits into that plan:

Please provide the current student to teacher ratios at the school facility that is the subject of this SOI: 13 students per teacher

Please provide the originally planned student to teacher ratios at the school facility that is the subject of this SOI: 13 students per teacher

Does the District have a Master Educational Plan that includes facility goals for this building and all school buildings in District? NO

Does the District have related report(s)/document(s) that detail its facilities, student configurations at each facility, and District operational budget information, both current and proposed? NO

If "NO", please note that:
If, based on the SOI review process, a facility rises to the level of need and urgency and is invited into the Eligibility Period, the District will need to provide to the MSBA a detailed Educational Plan for not only that facility, but all facilities in the District in order to move forward in the MSBA's school building construction process.

Is there overcrowding at the school facility? NO

If "YES", please describe in detail, including specific examples of the overcrowding.

Has the district had any recent teacher layoffs or reductions? NO

If "YES", how many teaching positions were affected? 0
At which schools in the district?
Please describe the types of teacher positions that were eliminated (e.g., art, math, science, physical education, etc.).

Has the district had any recent staff layoffs or reductions? NO

If "YES", how many staff positions were affected? 0
At which schools in the district?
Please describe the types of staff positions that were eliminated (e.g., guidance, administrative, maintenance, etc.).

Please provide a description of the program modifications as a consequence of these teacher and/or staff reductions, including the impact on district class sizes and curriculum.

NA

Please provide a description of the local budget approval process for a potential capital project with theMSBA. Include schedule information (i.e. Town Meeting dates, city council/town council meetings dates, regional school committee meeting dates). Provide, if applicable, the District's most recent budget approval process that resulted in a budget reduction and the impact of the reduction to the school district (staff reductions, discontinued programs, consolidation of facilities).

NA

General Description

BRIEF BUILDING HISTORY: Please provide a detailed description of when the original building was built, and the date(s) and project scopes(s) of any additions and renovations (maximum of 5000 characters).

The original building was erected in 1955 as a 161,000 square foot one-level structure. In 1961, the west wing was added providing an additional 22,000 square feet. The science wing was added in 1980, which provided an additional 40,665 square footage. In 1997 the front office wing was added which provided 35,000 square feet for administrative offices. Lastly, in 2001, the library addition was completed which added 8,164 square feet.

TOTAL BUILDING SQUARE FOOTAGE: Please provide the original building square footage PLUS the square footage of any additions.

266829

SITE DESCRIPTION: Please provide a detailed description of the current site and any known existing conditions that would impact a potential project at the site. Please note whether there are any other buildings, public or private, that share this current site with the school facility. What is the use(s) of this building(s)? (maximum of 5000 characters).

The Agawam Senior High School sits on 44.5 acres of land located at 760 Cooper Street. The site is city owned and was used as agricultural land prior to the building construction in 1955. Currently the High School is located in a residential neighborhood and is surrounded by the school's athletic fields and the city's public library. The site does contain a 20,000 gallon steel oil tank which is in a vault.

ADDRESS OF FACILITY: Please type address, including number, street name and city/town, if available, or describe the location of the site. (Maximum of 300 characters)

760 Cooper Street, Agawam MA 01010

BUILDING ENVELOPE: Please provide a detailed description of the building envelope, types of construction materials used, and any known problems or existing conditions (maximum of 5000 characters).

The building is a one-story, concrete block infill and exterior brick veneer. The building addition in 1997 was fabricated with a steel-frame structure.

Has there been a Major Repair or Replacement of the EXTERIOR WALLS? NO
Year of Last Major Repair or Replacement:(YYYY) 1955
Description of Last Major Repair or Replacement:
Original, except for addition of new exterior walls with the building additions of 1961 and 1980

Roof Section A
Is the District seeking replacement of the Roof Section? YES
Area of Section (square feet) 100
Type of ROOF (e.g., PVC, EPDM, Shingle, Slate, Tar & Gravel, Other (please describe)
Sarnafil Rubber Membrane
Age of Section (number of years since the Roof was installed or replaced) 22
Description of repairs, if applicable, in the last three years. Include year of repair:
Maintenance and repairs can no longer keep up with the ongoing issues that have occurred on the roof. Currently we have areas with active leaks; in-house maintenance staff have been proactive in repairs, caulking flashing every year, small penetration repairs and clearing of the drains. Over the past few years multiple roofing companies have patched

small holes, large areas, and replaced flashing. Currently we have quotes to replace an 8,200 sq. ft. section that received emergency patching and needs to be replaced immediately. January 2020 the High School roof also received approximatley 100 patches due to hail damage from recent storms.

Window Section A
Is the District seeking replacement of the Windows Section? YES
Windows in Section (count) 100
Type of WINDOWS (e.g., Single Pane, Double Pane, Other (please describe))
Double Pane Window with a metal frame/Hallways/classrooms original to building.

Window sizes:
Hallways/classrooms 43”x79”
Shops 45”x45”
Language hall 56”x76”
Science 27”x79”
Math/computers 56”x79”
Special services 40”x79”
Age of Section (number of years since the Windows were installed or replaced) 3
Description of repairs, if applicable, in the last three years. Include year of repair:
Replacement of gym and cafeteria windows with double pane windows

MECHANICAL and ELECTRICAL SYSTEMS: Please provide a detailed description of the current mechanical and electrical systems and any known problems or existing conditions (maximum of 5000 characters).

The mechanical system at the Agawam Senior High School was installed in 1979. It is comprised of two HB Smith Model 640 Mills which are duel-fuel, gas and oil. The heat distribution system is a circulating hot water system which uses pipes and univents. The electrical system was upgraded in 1998. All new wiring and panels were installed. A new digital fire alarm was installed which is tied in directly with the local 911 system. All exterior doors and windows are alarmed and are monitored by the local police dispatch system. At this time a new intercom and clock system was also installed.

Boiler Section 1
Is the District seeking replacement of the Boiler? YES
Is there more than one boiler room in the School? YES
What percentage of the School is heated by the Boiler? 100
Type of heating fuel (e.g., Heating Oil, Natural Gas, Propane, Other)
Two hot water boilers (HP Smith-Model 450 mills) are original to the building in 1955. In 1980 industrial combustion gas/oil burners were installed. The pumps are 15 horse power model BB 4012
Age of Boiler (number of years since the Boiler was installed or replaced) 40
Description of repairs, if applicable, in the last three years. Include year of repair:
Over the years multiple sections of the boilers have been replaced; repairing these leaks requires dismantling and reassembling the boiler is a risky undertaking with no assurance of success. Summer of 2019 saw three more sections removed and installed. Winter of 2019 both boilers were locking out for different reasons, with no monitoring equipment the school was unable to find out until the following school day

Has there been a Major Repair or Replacement of the HVAC SYSTEM? NO
Year of Last Major Repair or Replacement:(YYYY) 1998
Description of Last Major Repair or Replacement:
With over 40 rooftop exhaust systems, many are original to building and are beyond maintenance; replacement for the majority of them is a priority. Due to age, vibration of the units is a problem, causing staff to shut them off thus directly affecting the heating, cooling and ventilation systems of the school. Ventilation is important to create a proper air exchange for the building and to help insure heating and cooling run properly.

Has there been a Major Repair or Replacement of the ELECTRICAL SERVICES AND DISTRIBUTION SYSTEM? YES

Year of Last Major Repair or Replacement:(YYYY) 1998

Description of Last Major Repair or Replacement:

Many of the electrical panels are original to the building; approaching 65 years of age many of the breakers have become obsolete or hard to find. With the ever-changing technologies in the building more space for adding addition electrical has become challenging due the lack of extra breakers. Older breakers in some cases are close to their end of life and replacement is a must in the future. A 2000 amp service was added and rewired in the building including upgrading the cafeteria to all electrical systems and upgrades to all classroom power receptacles. Most recently new lighting fixtures were added through out building to T-8 fluorescent lamps.

BUILDING INTERIOR: Please provide a detailed description of the current building interior including a description of the flooring systems, finishes, ceilings, lighting, etc. (maximum of 5000 characters).

The building is vinyl tile through out the building and the ceilings are drop ceilings with recessed panels through out. Lighting fixtures are T-8 fluorescent lamps.

PROGRAMS and OPERATIONS: Please provide a detailed description of the current grade structure and programs offered and indicate whether there are program components that cannot be offered due to facility constraints, operational constraints, etc. (maximum of 5000 characters).

Currently, a full range of academic programs are offered at Agawam Senior High School, including core academics in English, Math, Science, Social Studies, Foreign Language, Business, Technology, Career Ed, Health Education, Physical Education, Technology, Visual and Performing Arts. We also offer a number of honors and advanced placement courses as well. Agawam Public Schools also provides many athletic and after school activities for our students. We also provide a range of programs for our Special Education students . Our programs are limited in the STEM areas due to our facility limitations. We do not have the capacity to offer more science, technolgy, engineering and math courses due to our building inadequacies.

EDUCATIONAL SPACES: Please provide a detailed description of the Educational Spaces within the facility, a description of the number and sizes (in square feet) of classrooms, a description of science rooms/labs including ages and most recent updates, a description of the cafeteria, gym and/or auditorium and a description of the media center/library (maximum of 5000 characters).

11-English Classrooms, 11 Math Classrooms, 6-Classrooms for Business and Computer Tech, 5-Science Labs, 7-Science Lecture Classrooms, 2-Art Classrooms, 1-Band Room 1-Chorus Room, 1-Music Room, 8-Special Education Classrooms, 5-Tech Ed Classrooms, 11- Social Studies Classrooms, 7-Foreign Language Classrooms, 3-Health/Food/Consumer Science Classrooms, 3-Gyms 1-Teacher Workroom

CAPACITY and UTILIZATION: Please provide the original design capacity and a detailed description of the current capacity and utilization of the school facility. If the school is overcrowded, please describe steps taken by the administration to address capacity issues. Please also describe in detail any spaces that have been converted from their intended use to be used as classroom space (maximum of 5000 characters).

All classrooms are at full capacity and scheduling is difficult. Many teachers at this time do not have dedicated classroom space and must travel between classrooms to instruct.

MAINTENANCE and CAPITAL REPAIR: Please provide a detailed description of the district's current maintenance practices, its capital repair program, and the maintenance program in place at the facility that is the subject of this SOI. Please include specific examples of capital repair projects undertaken in the past, including any override or debt exclusion votes that were necessary (maximum of 5000 characters).

The building is maintained by eight full-time custodians. It is also supported by the Town Maintenance Department which

has a core staff of craftsmen, plumbers, carpenters, and electricians. The facility is inspected annually and the condition updated and documented. Work orders are issued for all items requiring repair. Any repair costing more than $20,000 must be proposed on the annual capital budget.

Priority 3

Question 1: Please provide a detailed description of the "facility-related" issues that are threatening accreditation. Please include in this description details related to the program or facility resources (i.e. Media Center/Library, Science Rooms/Labs, general classroom space, etc.) whose condition or state directly threatens the facility's accreditation status.

The facility-related issues that are threatening the Agawam High School's accreditation occur in the Science, Technology, and Agricultural areas of the building. The Science and Technology classrooms should be designed adjacent, and not scattered throughout the building as they are now, in order to adhere to STEM (Science, Technology, Engineering, and Mathematics) requirements. Science and Technology teachers and students need to collaborate to foster dynamic lessons that incorporate 21st century skills that follow current curriculum requirements. In addition, the Science classrooms have insufficient ventilation, storage and laboratory preparation space, and electrical capabilities. Most importantly, safety is an enormous concern specifically the lack of GFCI outlets, drains for the eyewash stations a hood ventilation. As a result, the STEM classes cannot conduct the following labs without triggering the fire alarms, causing classroom congestion issues, or tripping electrical circuits, such as:

- Microbiology labs involving the sterilization of inoculating loops
- Oxidizing magnesium and student-centered labs involving melting wax
- Demonstrating alkali metals in water
- Plugging in more than one hot plate at a time

Some labs cannot be conducted at all because some classrooms cannot be set up prior to the class, with proper safety precautions, due to lack of storage and preparation space. This results in an inability to offer our students relevant, hands-on experiences that connect the content of our courses to real-life situations.

The insufficient ventilation in the greenhouse and technology spaces also impede the new Agricultural Program. Without the proper ventilation the plants cannot thrive, and sometimes die, during weather fluxuations. The greenhouse roof also contains cracks and holes which allows the roof to leak. The greenhouse walls are opaque which blocks out sunlight.

Priority 3

Question 2: Please describe the measures the district has taken to mitigate the problem(s) described above.

Some measures have been taken, but have not actually mitigated several Science and Technology classroom issues and deficiencies. Teachers have tried to alter their classrooms to provide laboratory storage and preparation space. Large cabinets and shelving have been purchased for science classrooms to provide science lab storage. Some Science teachers physically relocate themselves daily to other classrooms for specific labs and lessons because their classroom are not conducive to the learning objectives. In some cases teachers must go to students instead of students passing to their class. A designated, partitioned library area, with dividers and filing cabinets, was created as a science instruction space. One classroom, lacking lab stations, safety equipment, and proper storage has also been utilized for science instruction. Two art instruction and three lecture classrooms have been converted into science classrooms. Teachers have to improvise by having students make diagrams and draw pictures instead of doing hands-on science labs with equipment and chemicals.

Priority 3

Question 3: Please provide a detailed explanation of the impact of the problem described in this priority on your district's educational program. Please include specific examples of how the problem prevents the district from delivering the educational program it is required to deliver and how students and/or teachers are directly affected by the problem(s) identified.

The lack of corresponding Science and Technology classrooms containing proper ventilation, storage space, and preparation areas, as well as a dilapidated agricultural greenhouse, impact and impede the Agawam High School's educational programs. The deficiency of Science and Technology storage and preparation areas within these classrooms hinder usage of classroom space and time spent on the curriculum. Not only are teachers unable to set up proper labs in existing classrooms, they do not have space or resources for hood ventilation, and necessary appliances. Space and electrical resources are needed for refrigerators, freezers, microwaves, sinks, gas lines, locking storage units, and chemical showers/eyewash stations to facilitate the appropriate Science and Technology curriculum, safely. There should be a preparation and storage room for every two science classes. Several science teachers need to move from one room to another throughout the day. Each classroom they move to contain different layouts and materials. This makes it nearly impossible to have an engaging curriculum that is consistent for all students. In the library an area was converted into a science classroom but lacks a door, access to water, gas, storage, and safety equipment. The other art and lecture classrooms that are used for science instruction also lack lab stations, safety equipment, and proper storage. The use of large cabinets and storage shelves in the existing classrooms impede the amount of space available for students and faculty and creates a congested, dangerous atmosphere. Other safety concerns pertaining to the lacking science and technology areas are the existence of non GFCI outlets near the sinks, the lack of ventilation/hoods, lack of hot water for proper cleanup, improper drainage for eyewash/shower stations, and a small, outdated chemical storage room.

Please also provide the following:

Name of accrediting entity (maximum of 100 characters):
NEASC

Current Accreditation Status: Please provide appropriate number as 1=Passed, 2=Probation, 3=Warning, 4=Lost:
3

If "WARNING", indicate the date accreditation may be switched to Probation or lost: 3/7/2010

If "PROBATION", indicate the date accreditation may be lost:

Please provide the date of the first accreditation visit that resulted in your current accreditation status.:
9/29/2009

Please provide the date of the follow-up accreditation visit: 9/29/2020

Are facility-related issues related to Media Center/Library? If yes, please describe in detail in Question 1 below.:

YES

Are facility-related issues related to Science Rooms/Labs? If yes, please describe in detail in Question 1 below.:
YES

Are facility-related issues related to general classroom spaces? If yes, please describe in detail in Question 1 below.: YES

Are facility-related issues related to SPED? If yes, please describe in detail in Question 1 below.: NO

Are facility-related issues related to support spaces? If yes, please describe in detail in Question 1 below.:
NO

Are facility-related issues related to "Other"? If yes, please identify the other area below and describe in detail in Question 1 below.: NO

Please describe (maximum of 100 characters).:

Note: We have not received an official response as to our status

Priority 5

Question 1: Please provide a detailed description of the issues surrounding the school facility systems (e.g., roof, windows, boilers, HVAC system, and/or electrical service and distribution system) that you are indicating require repair or replacement. Please describe all deficiencies to all systems in sufficient detail to explain the problem.

Boilers

The two Agawam High School hot water boilers are original to the building 1955, they are HP Smith model 450 mills, and have industrial combustion gas/oil burners installed in 1980. The circulator pumps are 7.5 horse power Taco model BB 4010 and 15 horse power model BB 4012. Over the years multiple sections of the boilers have been replaced; repairing these leaks requires dismantling and reassembling the boiler; a risky undertaking with no assurance of success. Summer of 2019 saw three more sections removed and installed. Winter of 2019 both boilers were locking out for different reasons, with no monitoring equipment the school was unable to find out until the following school day. There is corrosion around the bottoms of both boilers and signs of leaking in the rear of boiler #2. Circulating pumps are approaching 20 years of age and require frequent and expensive maintenance due to leaking seals and failing electrical equipment.

Roof

The Agawam High School roof was installed in 1998 using Sika-Sarnafil's roofing system, this membrane style roof came with a 15 year warranty that expired in 2013. As the roof approaches 22 years the membrane has become brittle and is susceptible to tearing and to load impacts that would otherwise not cause damage to membranes. August 19, 2019 the Town suffered a hail storm which created widespread damage to a number of facility buildings, the High School saw the worst damage, with divots, tears and roof penetration from 2'' sized hail.

Although originally pitched to the roof drains currently water is pooling in several large areas causing ponding water which contains algae and other contaminants. Fear of standing water entering the building has raised health concerns regarding mold and other respiration issues for students and staff. Numerous roof drains have needed maintenance and over the years as the original piping for these systems is approaching 65 years of age.

Roof deck insulation after a core test was revealed to have minimal insulation of 1.5'', having such a low R-value is causing the Towns heating system to work in an inefficient manner, thus driving up our fuel consumption and putting unneeded stress on the heating equipment. This strain on the boilers increases maintenance calls and reduces equipment life.

There is a number of areas where the flashing reglet is failing due to degradation and age of the building materials. During previous roof installation weep holes that drain water were covered with flashing thus not letting water escape, we are also experiencing flashing issues as well at the base of the Kalwall panels were water is believed to enter during driving rain storms.

In the 1998 addition, additional office space and Special Services suites was completed using asphalt shingles; approaching their end of life these shingles have become brittle and damaged in areas due to weather and age. Maintenance and repairs have been needed to stop small areas from leaking; moving forward repairs will no longer be an option.

Windows

The Agawam High School windows are original to the building they are constructed of double pane with a metal frame. Hardware for the windows to allow for opening, closing and locking have become damaged and broken over the years; replacement parts for these windows are hard to find. There are no screens in any of the windows original to the building; this is concern for insects, bees or birds entering the building. The metal frames have no insulation allowing the cold weather to penetrate into the classrooms. Complaints of drafty windows is a major staff issues throughout the building.

Priority 5

Question 2: Please describe the measures the district has already taken to mitigate the problem/issues described in Question 1 above.

Boilers

The town continues to maintain the boilers with yearly preventive maintenance and emergency service work. Sections of boiler are continually replaced when they fail or leak.

Roof

Maintenance and repairs can no longer keep up with the ongoing issues that have occurred on this roof. Currently we have areas with active leaks, in-house maintenance staff have been proactive in repairs, caulking flashing every year, small penetration repairs and clearing of the drains. Over the past few years multiple roofing companies have patched small holes, large areas, and replaced flashing. Currently we have quotes coming in to replace an 8,200 sq. ft. section that received emergency patching and needs to be replaced immediately. January 2020 the High School roof also received around 100 patches due to hail damage.

Windows

Over the years the maintenance staff has replaced broken hardware and boarded up some windows allowing the outside air directly into the classroom. Attempts to help with lack of insulation have also been performed.

Priority 5

Question 3: Please provide a detailed explanation of the impact of the problem/issues described in Question 1 above on your district's educational program. Please include specific examples of how the problem prevents the district from delivering the educational program it is required to deliver and how students and/or teachers are directly affected by the problem identified.

Boilers

With boilers approaching 40 years of age failure to heat the building is a major concern. Maintenance has become more frequent requiring boilers to shut down in order to repair them. Shutting down of the heating system can cause the building to have temperature swings causing discomfort to staff and students. If the boilers were to fail there is no alternative to heat the school at this point and would require a shutdown.

Roof

There are various areas of the school that will actively leak during rain storms; this is causing the administration to relocate classrooms of students and staff to other areas of the building. Leaking has been detected in our practice gym areas, if this were to occur in the main gym athletics, and other activities would need to be canceled and moved to other facilities in the area. Maintenance to these areas is also impacting students and staff causing them to relocate during repairs. With water penetrating the building the concerns of mold growth and slipping and falling is a major issue for the staff and students.

Windows

Students and staff are directly affected by the outside temperature; winter months brings cold drafts and summer months bring hot weather both of which are issues now and will continue to be. Staff has had to rearrange rooms to move away from windows, this is more of an issue where the wind is more prevalent on certain sides of the building.

Priority 5

Question 4: Please describe how addressing the school facility systems you identified in Question 1 above will extend the useful life of the facility that is the subject of this SOI and how it will improve your district's educational program.

Boilers

Replacing the current boilers would help extend the life of the school ensuring for the future that the heating system will function properly and no worries of failing boilers will be a burden on the Town.

Roof

Providing a new roof for the Agawam High School will ensure a weather tight roofing system for years to come, students and staff will no longer be moving throughout the building to avoid leaking classrooms. Without a secure building exterior some renovations and interior building upgrades are not an option until this issue is addressed.

Windows

Installation of new windows will directly affect the schools heating system causing less stress and more energy savings immediately. Comfort levels of students and staff will be directly related to addressing window issues.

Please also provide the following:

Have the systems identified above been examined by an engineer or other trained building professional?: NO

If "YES", please provide the name of the individual and his/her professional affiliation (maximum of 250 characters):

The date of the inspection:

A summary of the findings (maximum of 5000 characters):

Priority 7

Question 1: Please provide a detailed description of the programs not currently available due to facility constraints, the state or local requirement for such programs, and the facility limitations precluding the programs from being offered.

Agawam Public Schools is committed to embedding 21st Century skills into our curriculum so students graduate with the most important and necessary skills. These skills include communication, collaboration, problem solving, critical thinking, emotional intelligence, and digital literacy. Our current physical layout prohibits collaboration and offers very few work spaces for students that promote innovation. Our hope is to develop programs to engage students in meaningful, hands-on learning experiences that will prepare them for college and career opportunities.

- There are many science classrooms that have been substantially limited because of the physical plant. Teachers have had to modify the lab experience because of the building's shortcomings. Many teachers have to move from room to room, which limits their ability to plan in depth activities.
- We are limited to the amount of students who are able to take our Computer Essentials class due to the lack of space available to work on and rebuild computers. This course is the first class of our Information Technology Pathway.
- We need a Makerspace classroom. This will enable more collaboration between our STEAM Coach and our teachers.
- It is our plan to offer a Health Careers Pathway. We need a room that is dedicated to that with enough space for CPR training and the additional equipment necessary.

Priority 7

Question 2: Please describe the measures the district has taken or is planning to take in the immediate future to mitigate the problem(s) described above.

Over the last five years the district has taken many steps to mitigate the issues that have impeded our ability to provide a quality education to our students.

- We have created four science classrooms that have enabled less teachers traveling using carts.
- We will use/share a Biology room that was converted from an Art room to conduct the Health Careers Pathway classes
- We have converted a teachers' room into a workspace for students to work on computers.
- The MakerSpace Coach at times will work in the Tech Ed teacher's office and travel with a cart to teachers' classrooms. This position is an essential safety requirement. Due to the layout of the technology education space, specifically the manufacturing area, two adults are required because one can not see students working on the floor and in the classroom at the same time.
- The district has tried to re-invent ways to use the library/media space.

Priority 7

Question 3: Please provide a detailed explanation of the impact of the problem described in this priority on your district's educational program. Please include specific examples of how the problem prevents the district from delivering the educational program it is required to deliver and how students and/or teachers are directly affected by the problem identified.

In general, the current state of Agawam High School greatly impacts our ability to equitably service our students, particular in the areas of science and technology. We have started, and plan to expand, programs that address the current workforce and provide our students with choices and opportunities that take us into the 21st century. Unfortunately, our physical plant is limited and stuck in the 20th century.

- Teachers are unable to present the content with the breadth and depth the students need to fully comprehend all the course has to offer The staff at Agawam High School has made many accommodations in order to meet the demand of a technology-driven curriculum.
- We will continue to limit the number of students able to able to enroll in the Information Technology Pathway and other pathways
- Collaboration with the STEAM coach and the teachers will continue to be limited due to the lack of a designated Makerspace classroom.
- We will use/share a Biology room, that was converted from an Art room to conduct the Health Careers Pathway classes
- Technology is not distributed in an equitable way. Every classroom has a unique set up. This makes the technology easy to use for the individual teacher in the classroom, but the students access different technology in each classroom they enter. This creates a barrier of entry and lack of continuity is technology.

REQUIRED FORM OF VOTE TO SUBMIT AN SOI

REQUIRED VOTES

If the SOI is being submitted by a City or Town, a vote in the following form is required from both the City Council/Board of Aldermen **OR** the Board of Selectmen/equivalent governing body **AND** the School Committee.

If the SOI is being submitted by a regional school district, a vote in the following form is required from the Regional School Committee only. FORM OF VOTE Please use the text below to prepare your City's, Town's or District's required vote(s).

FORM OF VOTE

Please use the text below to prepare your City's, Town's or District's required vote(s).

Resolved: Having convened in an open meeting on _____, prior to the closing date, the _____*[City Council/Board of Aldermen, Board of Selectmen/Equivalent Governing Body/School Committee]* of _____*[City/Town]*, in accordance with its charter, by-laws, and ordinances, has voted to authorize the Superintendent to submit to the Massachusetts School Building Authority the Statement of Interest dated _____ for the _____*[Name of School]* located at _____*[Address]* which describes and explains the following deficiencies and the priority category(s) for which an application may be submitted to the Massachusetts School Building Authority in the future

_____

_____

_____

_____

_____

_____; *[Insert a description of the priority(s) checked off on the Statement of Interest Form and a brief description of the deficiency described therein for each priority];* and hereby further specifically acknowledges that by submitting this Statement of Interest Form, the Massachusetts School Building Authority in no way guarantees the acceptance or the approval of an application, the awarding of a grant or any other funding commitment from the Massachusetts School Building Authority, or commits the City/Town/Regional School District to filing an application for funding with the Massachusetts School Building Authority.

CERTIFICATIONS

The undersigned hereby certifies that, to the best of his/her knowledge, information and belief, the statements and information contained in this statement of Interest and attached hereto are true and accurate and that this Statement of Interest has been prepared under the direction of the district school committee and the undersigned is duly authorized to submit this Statement of Interest to the Massachusetts School Building Authority. The undersigned also hereby acknowledges and agrees to provide the Massachusetts School Building Authority, upon request by the Authority, any additional information relating to this Statement of Interest that may be required by the Authority.

Chief Executive Officer *	**School Committee Chair**	**Superintendent of Schools**
William Sapelli	William Sapelli	Steve Lemanski
Mayor		
		
(signature)	(signature)	(signature)
Date	Date	Date
5/4/2020 8:58:18 AM	5/4/2020 8:55:36 AM	5/1/2020 12:27:30 PM

* Local Chief Executive Officer: In a city or town with a manager form of government, the manager of the municipality; in other cities, the mayor; and in other towns, the board of selectmen unless, in a city or town, some other municipal office is designated to the chief executive office under the provisions of a local charter. Please note, in districts where the Superintendent is also the Local Chief Executive Officer, it is required for the same person to sign the Statement of Interest Certifications twice.

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B. Copy of MSBA Board Action Letter

Preliminary Design Program
Agawam High School

Massachusetts School Building Authority

Deborah B. Goldberg
Chairman, State Treasurer

James A. MacDonald
Chief Executive Officer

John K. McCarthy
Executive Director / Deputy CEO

April 27, 2022

The Honorable William P. Sapelli, Mayor
Town of Agawam
Office of the Mayor
36 Main Street
Agawam, MA 01001

Re: Town of Agawam, Agawam High School

Dear Mayor Sapelli:

I am pleased to report that the Board of the Massachusetts School Building Authority (the "MSBA") has voted to invite the Town of Agawam (the "Town") to partner with the MSBA in conducting a Feasibility Study for the Agawam High School. The Board's vote follows the Town's timely completion of all of the requirements of the MSBA's Eligibility Period.

I do want to emphasize that this invitation to partner on a Feasibility Study is ***not*** approval of a project but is strictly an invitation to the Town to work with the MSBA to explore potential solutions to the problems that have been identified. Moving forward in the MSBA's process requires collaboration with the MSBA, and communities that "get ahead" of the MSBA without MSBA approval will not be eligible for grant funding. To qualify for any funding from the MSBA, local communities must follow the MSBA's statute, regulations, and policies which require MSBA collaboration and approval at each step of the process.

During the Feasibility Study phase, the Town and the MSBA will partner pursuant to the terms of the Feasibility Study Agreement to find the most fiscally responsible and educationally appropriate solution to the problems identified at the Agawam High School. The Feasibility Study, which will be conducted pursuant to the MSBA's regulations and policies, requires the Town to work with the MSBA on the procurement of an Owner's Project Manager and Designer, which will help bring the Town's Feasibility Study to fruition.

We will be contacting you soon to discuss these next steps in more detail. In the meantime, however, I wanted to share with you the Board's decision and provide a brief overview of what this means for the Town of Agawam.

I look forward to continuing to work with you as part of the MSBA's grant program. As always, feel free to contact me or my staff at (617) 720-4466 should you have any questions.

Sincerely,

John K. McCarthy
Executive Director

Cc: Legislative Delegation
Christopher C. Johnson, President, Agawam City Council
Jennifer Bonfiglio, Chief Procurement Officer, Town of Agawam
Shelley Reed, Vice-Chair, Agawam School Committee
Sheila Hoffman, Superintendent, Agawam Public Schools
Robert Clickstein, School Business Administrator, Agawam Public Schools
File: 10.2 Letters (Region 1)

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C. Copy of MSBA Enrollment Letter

Preliminary Design Program
Agawam High School

Massachusetts School Building Authority

Deborah B. Goldberg
Chairman, State Treasurer

James A. MacDonald
Chief Executive Officer

John K. McCarthy
Executive Director / Deputy CEO

March 11, 2022

The Honorable William P. Sapelli, Mayor
Town of Agawam
Office of the Mayor
36 Main Street
Agawam, MA 01001

Re: Town of Agawam, Agawam High School

Dear Mayor Sapelli:

I would like to thank representatives of the Town of Agawam (the "District") for meeting with Massachusetts School Building Authority (the "MSBA") staff on January 31, 2022 to review enrollment projections and methodologies for the Agawam High School project (the "Proposed Project"). As discussed, the next critical step is for the MSBA and the District to agree on a design enrollment for the Agawam High School.

The MSBA works with local communities to create affordable, sustainable, and energy efficient schools across Massachusetts. A critical early component in achieving these objectives begins with an appropriate design enrollment that positions the District to efficiently meet space capacity needs throughout potential future enrollment variations.

The MSBA uses a data driven enrollment projection methodology based on the widely accepted modified grade-to-grade cohort survival methodology (the "enrollment methodology"). The MSBA's enrollment methodology generates a baseline enrollment projection as discussed during the January 31, 2022 enrollment meeting, and as further described on the MSBA's website found under the 'Building With Us', 'MSBA Enrollment Methodology' section.

Based on information supplied by the District, data from sources such as the Department of Elementary and Secondary Education ("DESE") and Department of Public Health, and discussion with the District, the MSBA has been able to create an enrollment projection for the Agawam High School project, as follows.

The Agawam High School presently serves the District's entire grades 9 through 12 enrollment. Accordingly, this analysis will be focused on the enrollment projections for grades 9 through 12.

The table below illustrates the District's K-12 enrollment during the most recent ten-year period, including enrollment for the 2021-2022 school year as reported by DESE.

School Year	K-5	6-8	9-12	Total
2012-2013	1,687	964	1,327	3,978
2013-2014	1,750	923	1,290	3,963
2014-2015	1,705	941	1,280	3,926
2015-2016	1,651	871	1,249	3,771
2016-2017	1,674	871	1,216	3,761
2017-2018	1,652	874	1,165	3,691
2018-2019	1,603	869	1,104	3,576
2019-2020	1,564	872	1,074	3,510
2020-2021	1,497	855	1,050	3,402
2021-2022	1,465	825	1,012	3,302

The total grade 9-12 enrollment in the Town of Agawam as reported by the District for the 2021-2022 school year was 1,012 students, which reflects a decrease of 315 students (-31.1%) from the grade 9-12 enrollment reported in 2013, which was the maximum grade 9-12 enrollment reported in the preceding ten years. Additionally, the current year's grade 9-12 enrollment reflects a decrease of approximately 165 students (-16.3%) from the average grade 9-12 enrollment reported during the preceding ten-year period. The MSBA understands that the District is proposing a design enrollment to accommodate approximately 880 students in grades 9-12 at the Agawam High School.

With respect to future enrollments, the MSBA's base enrollment projection indicates the District's grade 9-12 enrollment will continue to experience a declining trend through the 2031-2032 school year as illustrated in the Enrollment Projection package. In accordance with the MSBA's Enrollment Methodology, the baseline enrollment is calculated using the ten-year average of projected enrollments. As such, the average grade 9-12 base enrollment projection for the Agawam High School through the 2031-2032 school year is 935 students.

As a result of a sensitivity analysis performed by the MSBA on this base enrollment projection and further discussion with the District, the following adjustment has been made to the base enrollment projection:

- Out-of-District Enrollment
  - In order to adjust for fluctuations to the out-of-district enrollment patterns of the District's residents over time, the MSBA has made an additional adjustment to the base enrollment projection.
  - In order to make this adjustment, the MSBA adjusted the grade-to-grade survival ratios for grades 9-12 by a total of 3.3 % throughout a four-year period in the projection.

- This adjustment added 20 students to the base grade 9-12 enrollment as compared to the projection without this adjustment.

As a result of analysis on the average base enrollment projection, the adjustment to the base projection described above, and based on the historical enrollment trends of the District, the MSBA recommends a design enrollment of 955 students for the Agawam High School project.

The MSBA believes that this design enrollment recommendation will position the District to efficiently meet space capacity needs throughout future enrollment variations. Please sign and return the attached certification within 21 calendar days to confirm agreement on this design enrollment. If the District feels that this design enrollment does not meet the needs of the District, please respond to this letter via e-mail to Allison Sullivan (Allison.Sullivan@MassSchoolBuildings.org) and propose three meeting/conference call times for which the District can be available to discuss enrollment.

If you have any questions regarding this matter, please do not hesitate to contact me or Allison Sullivan (Allison.Sullivan@MassSchoolBuildings.org) at 617-720-4466.

Sincerely,

Mary Pichetti
Director of Capital Planning

Cc: Legislative Delegation
Christopher C. Johnson, President, Agawam City Council
Shelley Reed, Vice-Chair, Agawam School Committee
Sheila Hoffman, Superintendent, Agawam Public Schools
Robert Clickstein, School Business Administrator, Agawam Public Schools
File: 10.2 Letters (Region 1)

MASSACHUSETTS SCHOOL BUILDING AUTHORITY
TOWN OF AGAWAM
AGAWAM HIGH SCHOOL
DESIGN ENROLLMENT CERTIFICATION

As a result of a collaborative analysis with the Massachusetts School Building Authority (the "MSBA") of enrollment projections and space capacity needs for the proposed project at the Agawam High School, the Town of Agawam hereby acknowledges and agrees that the design of the proposed project at Agawam High School shall be based on an enrollment of no more than 955 students in grades 9-12. The Town of Agawam further acknowledges and agrees that, pursuant to 963 CMR 2.00 *et seq.*, the MSBA shall determine the square feet per student space allowance and total square footage for grades 9-12 in a high school serving 955 students. The Town of Agawam acknowledges and agrees that it has no right or entitlement to any particular design enrollment, square feet per student space allowance, or total square footage and that it has no right or entitlement to a design enrollment any greater than 955 students for the Agawam High School, and further acknowledges and agrees that it shall not bring any claim or action, legal or equitable, against the MSBA, or any of its officers or employees, for the purpose of obtaining an increase in the design enrollment of the Agawam High School that it has acknowledged and agreed to herein. The Town of Agawam further acknowledges and agrees that, among other things, the design enrollment, square feet per student space allowance, and total square footage of the Agawam High School shall be subject to the approval of the MSBA's Board and that the final approval of a proposed project at Agawam High School shall be within the sole discretion of the MSBA's Board.

The undersigned, for themselves and the Town of Agawam, hereby certify that they have read and understand the contents of this Design Enrollment Certification and that each of the above statements is true, complete and accurate. The undersigned also hereby certify that they have been duly authorized by the appropriate governmental body to execute this Certification on behalf of the Town of Agawam and to bind the Town of Agawam to its terms.

William P. Sgarelli
Mayor, City of Agawam

3/11/22
Date

William P. Sgarelli Chair
Duly Authorized Representative of School Committee

3/11/22
Date

Superintendent of Schools

3/11/22
Date

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D. Project Directory

Preliminary Design Program
Agawam High School

PROJECT DIRECTORY

Town of Agawam
Jennifer Bonfiglio, Chief Procurement Officer JBonfiglio@agawam.ma.us
36 Main Street
Agawam, MA 01001
(413) 726 9742

Agawam City Council
Chris Johnson, President
Dino R. Mercadante, Vice President
George Bitzas
Paul C. Cavallo
Thomas D. Hendrickson
Robert E Rossi
Gerald F. Smith
Anthony J. Russo
Rosemary Sandlin
Cecilia P. Calabrese
Anthony R. Suffriti

Agawam School Committee
William Sapelli, Mayor/Chairperson
Wendy Rua
Dawn DeMatteo
Kerri O'Connor
Shelley Reed
A.J. Christopher
Michael Perry

Agawam School Building Committee

Jim Blain	Principal Agawam HS
Jennifer Bonfiglio	Chief Procurement Officer
Christopher Caputo	Treasurer/Collector
Raymond Casella	Community Member/Local Architect
Robert Clickstein	School Business Administrator
Louis Conte	Retired Agawam Public Schools AD/Teacher
Dawn DeMatteo	School Committee Member
Sheila Hoffman	School Superintendent
Timothy Karetka	Assist. Principal Agawam HS
Brian Melloni	Teacher
Brian Pagella	Building Maintenance Director
William Sapelli	Mayor
Anthony Suffriti	City Councilor
Robin Wozniak	Community Member

Massachusetts School Building Authority
40 Broad Street,
Suite 5000,
Boston MA 02109
(617) 720 4466

Allison Sullivan, Senior Project Coordinator	Allison.Sullivan@MassSchoolBuildings.org
Sarah Przybylowicz, Project Coordinator	Sarah.Przybylowicz@massschoolbuildings.org
Christina Forde, Project Coordinator	Christina.Forde@massschoolbuildings.org

Owners Project Manager
LeftField, LLC

Jim Rogers, Principal in Charge	jrogers@leftfieldpm.com	(617) 593 0661
James Riefstahl, Project Director	jriefstahl@leftfieldpm.com	(617) 291 5449
Linda Liporto, Senior Project Manager	lliporto@leftfieldpm.com	(617) 224 8684
Adele Sands, Educational Liaison	asands@leftfieldpm.com	(774) 301 1352
Jay Faxon, MEP Specialist	jfaxon@leftfieldpm.com	(978) 891 7280

Designer
Flansburgh

Kent Kovacs, Principal in Charge	kkovacs@flansburgh.com
Vince Dube , Project Manager	vdube@flansburgh.com
Madeleine Lee, Project Architect	mlee@flansburgh.com

Civil Engineering	Samiotes Consultants, Inc.
Landscape Architecture	Terraink
Structural Engineering	Engineers Design Group, Inc.
Fire Protection Engineering	R.W. Hall
Plumbing Engineering	R.W. Hall
HVAC Engineering	Vanderweil
Electrical/Lighting	Vanderweil
Data/Communications	Vanderweil
Environmental Permitting	Samiotes Consultants, Inc.
Geotechnical Engineering	Lahlaf Geotechnical Consulting
Geoenvironmental Engineering	CDW Consultants, Inc.
Hazardous Materials	CDW Consultants, Inc.
Cost Estimating	PM&C, LLC
Kitchen/Food Service Consultant	Crabtree McGrath Assciates, Inc.
Laboratory Consultant	Point Line Space, Inc.
Acoustical Consultant	Acentech, Inc.
Specifications Consultant	Kalin Associates
Library/Media	Stefura Associates
Technology Consultant/Audio Visual Consultant	Stefura Associates
Theatrical Consultant	Stefura Associates
Sustainable/Green Design/Renewable Energy Consultant	The Green Engineer, Inc.
Code Consultant	R.W. Sullivan Engineering, Inc.
Accessibility Consultant	Kalin Associates
Traffic Consultant	Vanasse Hangen Brustlin, Inc.

Furniture, Fixtures and Equipment Consultant	Stefura Associates
Site Surveying	Samiotes Consultants, Inc.
Security Consultant	Pamela Perini Consulting
Hardware Consultant	Campbell-McCABE Worldwide

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E. Project Schedule

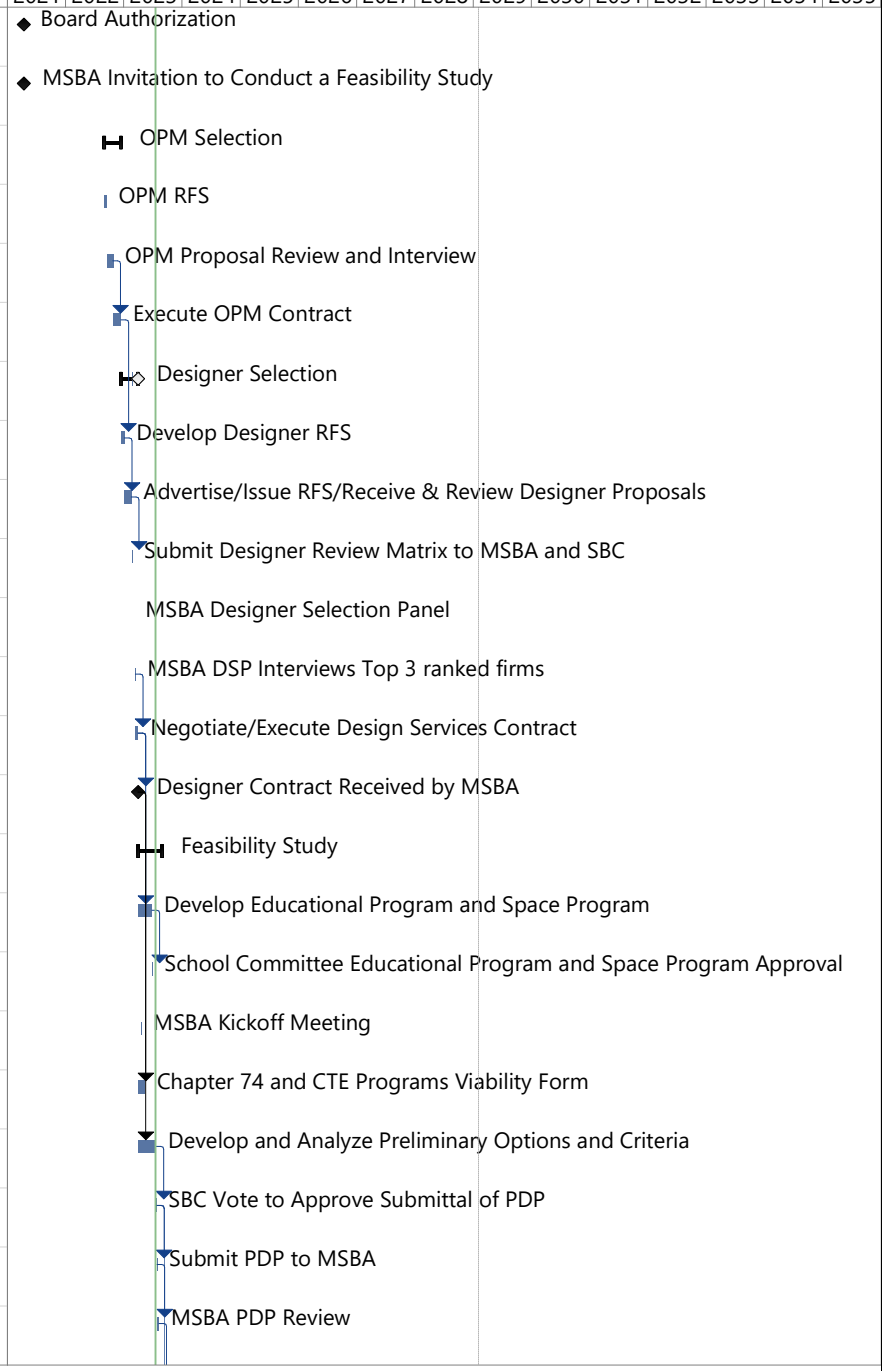
Preliminary Design Program
Agawam High School

LeftField
THE RIGHT CHOICE IN PROJECT MANAGEMENT

AGAWAM HIGH SCHOOL - Preliminary Project Schedule

PDP Submission July 27, 2023

ID	Task Name	Start	Finish
1	**Board Authorization**	**Wed 4/14/21**	**Wed 4/14/21**
2	MSBA Invitation to Conduct a Feasibility Study	Wed 4/14/21	Wed 4/14/21
3	**OPM Selection**	**Wed 8/31/22**	**Wed 12/14/22**
4	OPM RFS	Wed 8/31/22	Thu 9/15/22
5	OPM Proposal Review and Interview	Fri 9/16/22	Mon 10/24/22
6	Execute OPM Contract	Tue 10/25/22	Wed 12/14/22
7	**Designer Selection**	**Thu 12/15/22**	**Fri 3/31/23**
8	Develop Designer RFS	Thu 12/15/22	Wed 1/4/23
9	Advertise/Issue RFS/Receive & Review Designer Proposals	Wed 1/4/23	Fri 2/17/23
10	Submit Designer Review Matrix to MSBA and SBC	Mon 2/20/23	Tue 2/21/23
11	MSBA Designer Selection Panel	Tue 2/28/23	Tue 2/28/23
12	MSBA DSP Interviews Top 3 ranked firms	Tue 3/14/23	Tue 3/14/23
13	Negotiate/Execute Design Services Contract	Wed 3/15/23	Fri 3/31/23
14	Designer Contract Received by MSBA	Fri 3/31/23	Fri 3/31/23
15	**Feasibility Study**	**Mon 4/3/23**	**Wed 8/30/23**
16	Develop Educational Program and Space Program	Mon 4/3/23	Mon 6/26/23
17	School Committee Educational Program and Space Program Approval	Tue 6/27/23	Tue 6/27/23
18	MSBA Kickoff Meeting	Wed 4/19/23	Wed 4/19/23
19	Chapter 74 and CTE Programs Viability Form	Mon 4/3/23	Fri 5/12/23
20	Develop and Analyze Preliminary Options and Criteria	Mon 4/3/23	Fri 7/21/23
21	SBC Vote to Approve Submittal of PDP	Mon 7/24/23	Mon 7/24/23
22	Submit PDP to MSBA	Thu 7/27/23	Fri 7/28/23
23	MSBA PDP Review	Sat 7/29/23	Thu 8/10/23



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THE RIGHT CHOICE IN PROJECT MANAGEMENT

AGAWAM HIGH SCHOOL - Preliminary Project Schedule

PDP Submission July 27, 2023

ID	Task Name	Start	Finish
24	Address PDP Comments	Thu 8/10/23	Wed 8/30/23
25	**Preferred Schematic Report**	**Tue 7/25/23**	**Wed 1/10/24**
26	Develop Preferred Schematic Report & Cost Estimate	Tue 7/25/23	Tue 9/26/23
27	SBC Vote on Preferred Schematic Report	Wed 9/27/23	Tue 10/3/23
28	**Submit Preferred Schematic Report to MSBA**	**Thu 10/26/23**	**Thu 10/26/23**
29	MSBA PSR Review	Wed 11/1/23	Mon 11/20/23
30	Address PSR Comments	Tue 11/21/23	Sun 12/3/23
31	MSBA FAS Review Meeting	Wed 12/6/23	Wed 12/20/23
32	Address FAS Comments	Thu 12/21/23	Wed 1/3/24
33	Board Vote on Preferred Schematic: Move to SD	Wed 1/10/24	Wed 1/10/24
34	**Schematic Design**	**Thu 1/11/24**	**Fri 7/19/24**
35	Develop SD Package	Thu 1/11/24	Wed 3/6/24
36	SD Cost Estimate and Reconcile	Thu 3/7/24	Wed 3/27/24
37	Town of Agawam Approval of Budget	Thu 3/28/24	Wed 5/8/24
38	SD Notification to SBC/MSBA	Thu 5/9/24	Thu 5/9/24
39	SBC Review/Vote - SD Submission	Fri 5/10/24	Thu 5/16/24
40	Submit SD Package to MSBA	Wed 5/22/24	Wed 5/22/24
41	MBSA Review / Comments and Project Team Response Period	Wed 5/22/24	Thu 6/20/24
42	Address MBSA Comments	Fri 6/21/24	Fri 7/5/24
43	MSBA Board of Directors Meeting	Fri 6/21/24	Fri 6/21/24
44	Project Scope and Budget Agreement Executed	Fri 6/21/24	Fri 7/19/24
45	**DESE Review**	**Wed 5/22/24**	**Tue 9/3/24**
46	MSBA Review of DESE Submittal	Wed 5/22/24	Fri 5/31/24

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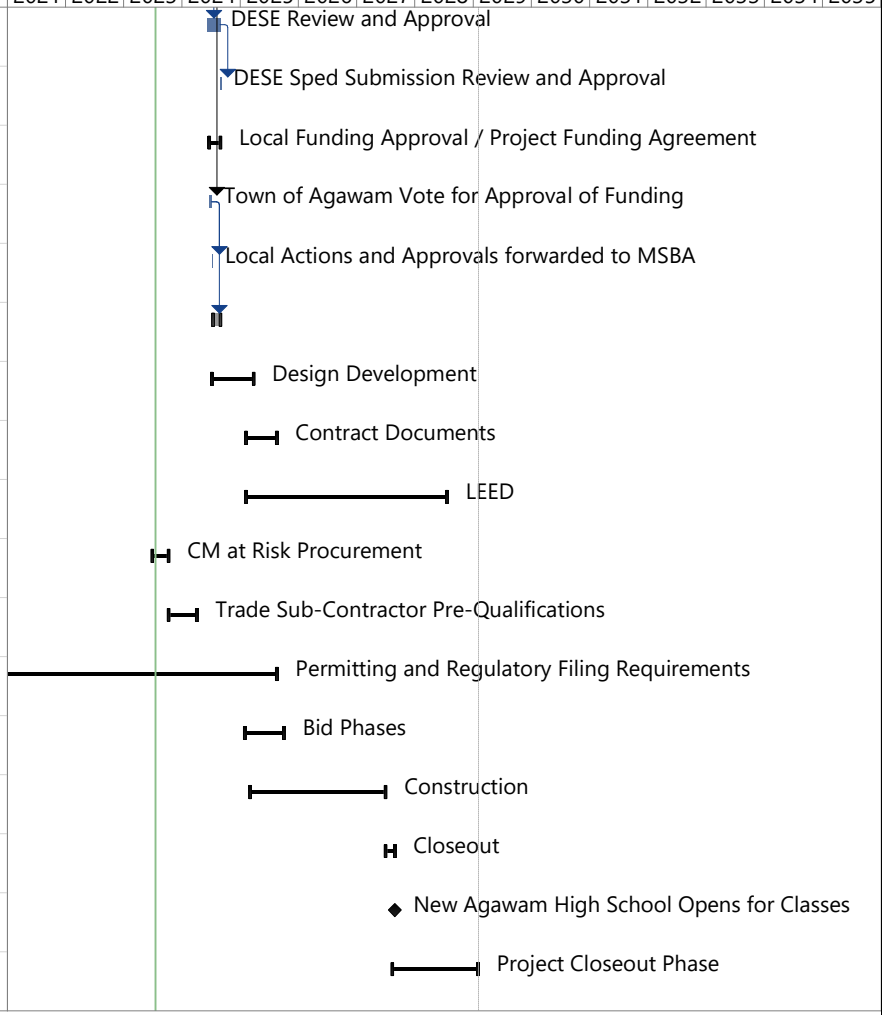
THE RIGHT CHOICE IN PROJECT MANAGEMENT

AGAWAM HIGH SCHOOL - Preliminary Project Schedule

PDP Submission July 27, 2023

ID	Task Name	Start	Finish
47	DESE Review and Approval	Mon 6/3/24	Mon 8/26/24
48	DESE Sped Submission Review and Approval	Tue 8/27/24	Tue 9/3/24
49	**Local Funding Approval / Project Funding Agreement**	**Fri 6/21/24**	**Fri 8/30/24**
50	Town of Agawam Vote for Approval of Funding	Fri 6/21/24	Fri 7/5/24
51	Local Actions and Approvals forwarded to MSBA	Mon 7/8/24	Fri 7/12/24
52	Project Funding Agreement	Mon 7/15/24	Fri 8/30/24
53	**Design Development**	**Mon 7/8/24**	**Wed 3/26/25**
62	**Contract Documents**	**Thu 2/6/25**	**Tue 8/19/25**
76	**LEED**	**Thu 2/6/25**	**Fri 7/21/28**
85	**CM at Risk Procurement**	**Fri 6/30/23**	**Tue 10/10/23**
95	**Trade Sub-Contractor Pre-Qualifications**	**Wed 10/11/23**	**Wed 4/3/24**
120	**Permitting and Regulatory Filing Requirements**	**Tue 12/1/20**	**Tue 8/19/25**
136	**Bid Phases**	**Thu 1/30/25**	**Wed 10/1/25**
139	**Construction**	**Thu 3/6/25**	**Thu 7/1/27**
143	**Closeout**	**Fri 7/2/27**	**Fri 8/27/27**
149	**New Agawam High School Opens for Classes**	**Fri 8/27/27**	**Fri 8/27/27**
150	**Project Closeout Phase**	**Fri 8/13/27**	**Wed 1/31/29**



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F. Educational Vision Workshop Notes

Preliminary Design Program
Agawam High School

AGAWAM HIGH SCHOOL

Educational Visioning Narrative

July 1, 2023

MLP
INTEGRATED DESIGN

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EXECUTIVE SUMMARY

Educational visioning is the first step toward building a roadmap for future school improvements, be those changes in teaching, curriculum, and/or the design of the learning environment itself. Activities related to educational visioning (like those described below) serve as a catalyst for generating ideas regarding how the school might best be designed to foster engaging and authentic learning while simultaneously incorporating the needs of the community. Utilizing an integrated approach, educational visioning challenges educators and architects to think beyond current practices and facility shortcomings and instead focus on the alignment of future curriculum, instruction, learners, and the learning environment.

During the months of May and June 2023, a combined 60+ participants – including Agawam Public Schools leadership, Agawam High School (AHS) staff, students, and administrators, parents, and community members – participated in a variety of visioning and programming sessions run by My Learning Place (MLP) Integrated Design and Flansburgh Architects. Each session was part of a collaborative process designed to inform the AHS Massachusetts School Building Authority (MSBA) Feasibility Study and pre-design process.

Participants were led through a step-by-step visioning process aimed at capturing their high-level thinking about the following: 1) educational, architectural, and community goals and priorities; 2) vision of authentic and engaging learning; and, 3) vision of an ideal learning environment to support their vision of teaching and learning.

The following six-page executive summary offers key outcomes from each major visioning workshop. A more in-depth documentation of outcomes from each session can be found in the full visioning narrative following the executive summary. Additionally, presentations from each workshop have been included in the Appendix of the full PDP report.

Workshop Schedule:

Date	Session Focus	Group(s)
May 4, 2023	Visioning Kick-Off Meeting	Leadership Team
May 4, 2023	Initial Programming Conversations	Department Leaders
May 18, 2023	Initial Listening Session / Visioning 1	Leadership Team, Department Leaders, AHS Staff
May 18, 2023	Observation Immersion (learning walk to observe current experiences and teaching practice)	AHS Principal, Superintendent
May 25, 2023	Visioning Session 2 – Teaching and Learning	Leadership Team, Department Leaders, AHS Staff, Students, Parents, Community
June 8, 2023	Visioning Session 3 – Learning Environment (Space Types, Features, & Adjacencies)	Leadership Team, Department Leaders, AHS Staff, Students, Parents, Community

Educational, Architectural, and Community Priorities

During the Initial Listening Session (Visioning 1), participants identified the following overarching educational, architectural, and community priorities and considerations for the design of the AHS facility:

- Spaces, Opportunities, and Technology to Support Authentic Learning, Cross-Curricular Experiences, Student Voice, and Collaboration
- Spaces and Opportunities to Support Teacher Collaboration, Cross-Curricular Planning, and Professional Learning
- Flexibility in Space Types and Features to Support All
- Building Organization, Features, and Operational Structures to Improve Overall Experience
- Dedicated Space to Support the Needs of Each Program
- Spaces and Opportunities for students to Take a Breath and Convene Informally
- Expansion of Media Center's Reach and Integration, Even Beyond School Walls
- Functional, Multi-Use Space to Elevate the Student and Community Experience
- Intentional Outdoor Use for Learning and Movement
- Showcasing Student Work and Learning

Identification of Strengths & Challenges

During the Initial Listening Session (Visioning 1) participants also identified the following existing strengths and challenges that could either help or hinder the district in reaching their identified goals and priorities as listed above:

Strengths	Challenges
• Adults and students want to work collaboratively • Collegiality & consistency of instruction improving • Movement toward project-based learning and student-led discussions • Motivated staff and students (2) • Collaboration among departments • Teachers/faculty care about students & learning • It's a one-floor building, which leads to staff interacting with each other • Have not spoken to student who does not have at least one faculty/admin advocate • Programs for all students • Desire to meet students' needs as they change • Pathways, programs, and internships • Collaboration with outside resources (i.e. Biotechnology program w/STCC and Harvard) • Having programs for every type of learner • Have many classrooms and variety of AP clubs • Course offerings (AP, Pathways, electives) • Diverse population • Strong leadership • Teachers collaborating to share spaces in classrooms • Students are cooperative and adaptive to working on different activities in different spaces • Greenhouse and outdoor classroom • Collaboration within department to share supplies and lessons	• Traditional environment, including schedule, building layout, and furniture (2) • The schedule and layout do not allow us the flexibility that **all** of us want • Rigid schedule • Low student ownership of learning • Time throughout the day and available areas to meet with colleagues • Getting staff to feel comfortable with not having their own room • Technology isn't up to 21st century standards • It's a one floor building and it takes an enormous amount of time to get from point A to point B leading to students missing lots of class time • Find a space for students to make a recording work on an art-related project that is **not done** in the hallway • Building does not meet our needs; out of date • Need more collab space • Schedule revolving around CTEC • Schedule reflecting the 1980s • Figuring out a building that keeps the needs of all departments in mind; different needs for each department but common attributes throughout • Need more collaboration between departments • Floating teacher; can't move equipment = no labs • No lab space or lack of safety equipment • Inability to do experiments without setting off fire alarms; no fume hoods

Identification of Future Ready Skills, Knowledge, and Mindsets

During Visioning Session 2, participants ranked academic, transferrable, and social-emotional skills. The following word clouds illustrate the outcomes of that ranking, with larger words representing a higher level of importance.

Top Academic Skills:

Top Transferrable Skills:

Top Social-Emotional Skills:

Identification of Idealized Learning Experiences

Following the ranking of skills, knowledge, and mindsets, participants were asked, *what teaching and learning experiences can allow AHS students to function and thrive in school and the real world?* The following statements about teaching and learning were derived from discussions on this topic:

The future Agawam High School should…

- Support community involvement, among/within the high school, and between the high school and wider community.
- Provide school day professional collaboration (e.g. this isn't triple booked in the schedule but prioritized).
- Foster student engagement by ensuring that content is representative of students' identities/interests, integrating choice, and promoting a collaborative environment for students and staff.
- Support student engaged learning with project-based experiences or real-life applications.
- Support community connection/collaboration, meaningful time to build relationships, in order to minimize stress and yield student successes in a flexible "environment" (physical/schedule/how time is thought about).
- Support a flexible schedule where students and staff have choices in an open learning environment.
- Support student-led learning experiences that work to create meaningful connections to the community and to students' futures.
- Support flexible and diverse scheduling, spaces, teaching, assessments, assignments, faculty and student interactions in order to meet the students where they are (choice, different focus at each year)

Educationally-Based Guiding Design Principles

The following guiding principles for the design of the AHS facility were brainstormed during Visioning Session 3.

- Space for students to break off into different areas that are close together
- Department integration
- Spaces and strategies for kids and adults to manage stress
- Spaces to support mental health – students and teachers feeling connected and feeling like their needs are being met
- Space "for kids, run by kids" – these spaces build ownership and academic skills
    - Student Center
    - Career Center
    - Student lounge
- Flexible space for dining experiences
    - Different dining options that aren't typical; areas that are visually connected but acoustically separate; dining opportunities within Student Center
    - Cafeteria space should bridge different populations
    - More communal kitchen and cafeteria experience
- Representation in content; safe educational space
- Space to support bringing outsiders/guests/experts into building
- Student investment
- Spaces to support healthy student independence
- Mini-makerspaces throughout building to support more integration, opportunities, and project-based learning
- Unify groups – reverse inclusion
- More access to student IT Center

Desired Design Patterns

The following desired design patterns for the design of the AHS facility were identified during Visioning Session 3.

Building Organization and Academic Features

- Collaborative Learning Communities/Suites (46 votes)
- Public Heart of the School (42 votes)
- Breakout/Quiet Space & Embedded Intervention (41 votes)
- Learning Commons (36 votes)
- Community Access (38 votes)
- Adjacencies to Support Innovation & Integration (35 votes)
- Multiple Teaching Walls (30 votes)
- Clusters of Varied-Sized Spaces (21 votes)
- Spatial Synergies to Support All Needs (16 votes)
- Paired Classrooms (5 votes)

Socially-Emotionally Responsive Building Features

- Personalized Dining/Social Experiences (32 votes)
- Open Areas of Respite (27 votes)
- Outdoor Learning (20 votes)
- Outdoor Casual Experiences (18 votes)
- Visibility & Transparency (5 votes)

Building Support Spaces

- Varied Performance Venues (37 votes)
- STEAM Production Spaces (34 votes)
- Teacher Planning and Professional Work Space (32 votes)
- Varied Health & Wellness Spaces (29 votes)

Desired Building Adjacencies & Organization

Based on all of visioning session outcomes as listed above, participants developed adjacency bubble diagrams using cut-out program pieces representative of the draft AHS educational program. Outcomes from the bubble diagramming can be found in the full visioning narrative summary that follows.

VISIONING WORKSHOPS OVERVIEW

During the months of May and June 2023, a combined 60+ participants – including Agawam Public Schools leadership, Agawam High School (AHS) staff, students, and administrators, parents, and community members – participated in a variety of visioning and programming sessions run by My Learning Place (MLP) Integrated Design and Flansburgh Architects.

Participants were led through a step-by-step visioning process aimed at capturing their high-level thinking about the following: 1) educational, architectural, and community goals and priorities; 2) vision of authentic and engaging learning; and, 3) vision of an ideal learning environment to support their vision of teaching and learning. The visioning process included the following:

- A 2-hour Visioning Kick-Off on May 4, 2023 with Leadership Team to complete the following:
    - Outline visioning process
    - Identify desired outcomes and stakeholder groups for each visioning session/workshop
- Observation Immersion with MLP, AHS Principal, and Agawam Superintendent to complete the following:
    - Observe existing student/staff experience
    - Observe current teaching practices and facilities pitfalls
- A series of 45-minute Initial Programming Conversations with department leaders from each major program area to complete the following:
    - Identify overall program needs, spatial considerations, and overall vision; programming conversations were accompanied by "Program Snapshots" where department leaders and AHS administration further identified the needs and vision of each key program
- A 3-hour Initial Listening Session (Visioning 1) with leadership team, department leaders, and AHS staff to complete the following:
    - Identify overarching educational, architectural, and community goals and priorities
- A 3-hour Visioning Session 2 focused on teaching and learning with leadership team, department leaders, AHS staff, students, parents, and community to complete the following:
    - Identify the vision for teaching, learning, and social-emotional wellness at AHS
    - Identify knowledge, skills, mindsets, and experiences AHS students need to thrive at school and in the real world
- A 3-hour Visioning Session 3 focused on the learning environment (space types, features, adjacencies) with leadership team, department leaders, AHS staff, students, parents, and community to complete the following:
    - Identify educationally-based guiding design principles for the renovated or new AHS facility
    - Rank desired design patterns to support the AHS vision of teaching and learning
    - Identify key spaces and overall building features and adjacencies for the AHS facility

Initial Listening Session / Visioning 1

Part I - Educational, Architectural, and Community Priorities

In Part I, participants were given the following questions and were asked to identify educational, architectural, and community priorities on individual Post-It Notes.

- What is at the "heart" of this project?
- What programs, learning experiences, or aspects of high school education matter most to you?
- What programs, learning experiences, or traditions are you looking to preserve? Improve? Create?

Each Post-It Note response was later grouped and categorized to identify overarching project goals and considerations for the design of the Agawam High School (AHS) facility, including the following:

- Spaces, Opportunities, and Technology to Support **Authentic Learning**, **Cross-Curricular Experiences, Student Voice,** and **Collaboration**
- Spaces and Opportunities to Support **Teacher Collaboration**, Cross-Curricular **Planning,** and **Professional Learning**
- **Flexibility** in Space Types and Features **to Support All**
- **Building Organization**, **Features,** and **Operational Structures** to Improve Overall Experience
- **Dedicated Space** to Support the Needs of Each Program
- Spaces and Opportunities for **students** to **Take a Breath** and **Convene Informally**
- **Expansion of Media Center's Reach** and **Integration**, Even Beyond School Walls
- **Functional, Multi-Use Space** to Elevate the Student and Community Experience
- Intentional **Outdoor Use** for Learning and Movement
- **Showcasing Student Work** and Learning

The individual responses that fall under each of these overarching project goals are documented in the pages that follow.

EXPANSION OF MEDIA CENTER'S REACH & INTEGRATION, EVEN BEYOND SCHOOL WALLS

Expand media's reach and integration with classrooms and curriculum

Partnership with Public Library to benefit from their selections and possible reduce our collection

Small group rooms off media center

Media's entrance should draw students in

Media has meeting and presentation space that's flexible

INTENTIONAL OUTDOOR USE FOR LEARNING & MOVEMENT

Easy access to outdoor classroom; ADA compliant; stream and forested area

Possibly allow students to walk outside between classes

Building designed like outdoor shopping outlets (Wrentham Village) - reduce germs, outdoor hallways

Dedicated outdoor educational spaces.

Have a new greenhouse

Outdoor space that is ADA compliant

Outdoor learning areas with seating and wifi

FUNCTIONAL, MULTI-USE SPACE TO ELEVATE THE STUDENT AND COMMUNITY EXPERIENCE

Performing arts space that meets school and community needs

College campus feel = a level of freedom and independence

Decorate a door contest

Student store - accessible to all students to access but near businesses classes

A real Career Center

Performing arts space that is accessible for summer programs & after school music opportunities

Public speaking and presentations; open mic, guest speakers

Large community spaces for events (i.e. food truck event, Culture Jam, science exhibitions

School and community engagement

PE athletic space to meet needs of community and education

SHOWCASING STUDENT WORK & LEARNING

Showcase student work

Displays located throughout building and along a main street

Art showcases, permanent and temporary

Showcase student work in lobby of building with a school store for swag/merch

DEDICATED SPACE TO SUPPORT THE NEEDS OF EACH PROGRAM

IT & TV Production needs a separate TV studio attached to a classroom

Lab prep area needs desks, tables, outlets, dishwasher, freezer, fridge, water, glassware, chem storage, supply storage, ventilation, microwave

Science rooms - teaching area; lab stations with water, gas, storage, outlets; ventilation with hood; movable lab tables; storage for chem and equipment

Pre-school lab

Medical Pathway needs simulated hospital room; area for mannequin storage and usage; area for equipment to take vital signs

Arts should not be an afterthought

Business department rms. area for conferences with students such as mock interviews

Dedicated space for AP testing, MCAS, etc.

Tech Pathways & Tech Education - ability to move large pieces of equipment (CNC machine); large work areas; storage for tools and supplies

Functional team and PE spaces

Classroom for every educator

Performing arts has a nice space like others

More language lab availability

Space for testing

Actual art studios and creative spaces; NOT classrooms used as art rooms

SPACE & OPPORTUNITIES FOR STUDENTS TO TAKE A BREATH AND CONVENE INFORMALLY

Wellness and physical activity

Open seating options for breakfast or lunch

Time out area for students in crisis or at risk

Space for smaller quiet lunch area

2 different eating space options including outdoor eating space

Counseling offices on both sides of the suite with an area at the end for students to take a mental health break w/out people walking by or looking at them

Opportunities for students to gather informally - work, talk, take a breath

Spaces for mental breaks and relaxation

Areas in hallways w/couches or seats for students to meet up

Student lounge separate from media center

Seats and intentional space in halls to collaborate

Large space and more options for lunch time experience

Functional alternative spaces for students (ie student lounge)

Animal visits for SEL

Study area for athletes after school

Spaces sit sit in the locker rooms; comfortable chairs; relax

FLEXIBILITY IN SPACE TYPES AND FEATURES TO SUPPORT ALL

Flexible presentation space for large groups

Flexible presentation space per department

Adaptable space & furniture; short-term within school day and long-term as our needs change over years

Wall to wall white boards

Classrooms that allow for multiple forms of instruction

Stand up desks

Sometimes teaching is fluid & class procedures are often linked w/physical space; how do we approach that to find a solution?

Flexible seating that allows small group engagement with peers

Teacher access to student screens

Flexible seating in the classroom

Flexible classroom space for transition from lecture to group work/active learning

A table area where teachers can pull students to reteach or support

Library media needs flexible set-up to meet different needs; mobile

Small group instructional spaces; interpersonal within pods/depts.

Classroom arrangements for multiple focal points

Storage for student belongings in art rooms

Department use space of semi-perm walls is good; not for classrooms or instead of

BUILDING ORGANIZATION, FEATURES, & OPERATIONAL STRUCTURES TO IMPROVE OVERALL EXPERIENCE

Focus on security, safety, and logistics

Building organization that "makes sense" for students & community; signage; consecutively numbered classrooms

Explore revising schedule

Secured academic areas so they are safe and separate from rentable community space

Elementary cozy feeling (professional but homey)

Pathways and pods of like-subjects near each other

Gender neutral bathrooms for students

Creative scheduling! Do seniors need 7 classes?

Building layout that provides shorter student transition times (under 4 mins.)

Single stall bathrooms with proper ventilation for staff

A better plan for beginning and end of the day

Being able to control the environment to avoid sensory overload and support medical needs

Space should not isolate students or teachers but should not mean there is no privacy

Should be modern but not heartless and sterile

SPACES, OPPORTUNITIES, AND TECHNOLOGY TO SUPPORT AUTHENTIC LEARNING, CROSS-CURRICULAR EXPERIENCES, STUDENT VOICE, AND COLLABORATION

- Student centered learning spaces
- Alternative spaces for instruction vs. labs
- Space to communicate with students
- Academic class space near applied space
- Place to collaborate shouldn't be far from classrooms
- Collaboration space for cross-curricular projects
- Access to periodicals for links to real-world experiences and curriculum
- Lab space close to classrooms for interpersonal communication
- Space for collaboration, both teacher and student
- Classroom environment that allows for flexibility - collaboration, student voice (moves away from desks in rows)
- Life skills, critical thinking, problem solving
- Space to create and invent that is not "owned" by tech class or teacher
- Opportunities for relevant learning experiences
- Personalized learning possibilities
- Classrooms to meet the needs of 21st Century learners
- Library Media Center needs computers and tech
- Creative/maker space for group projects
- Tech classes - due to space & curric. - are the keepers of technology; classroom teachers need access and training or support to implement different levels of making
- Modern lab spaces for meaningful, hands-on learning
- Collaboration areas for students to work on projects
- Interactive Smartboard; technology display is visible by everyone in the room
- Smartboards for every classroom
- Dedicated space for Special Education programs to do cross-curricular activities
- Alternative spaces for instruction vs. labs
- Maker area with access to computers, 3D printers, materials, craft supplies, and work areas to build complex projects for science, tech, and all classes
- Being able to print at large scale

SPACE AND OPPORTUNITY TO SUPPORT TEACHER COLLABORATION, CROSS-CURRICULAR PLANNING, AND PROFESSIONAL LEARNING

- Department "office" space for resource storage & collaboration
- Spaces should support professional collaboration, cross-curricular learning & teaching
- Collaborative mindset among staff
- Faculty meeting space
- Faculty lunch room/work space on each floor
- Common planning time
- Staff area for all depts. (resource center)
- Connected department areas that allow for collaboration (semi-permanent walls)
- Departments close together to increase collaboration
- Teacher lunch room that holds over 10 people

To conclude this exercise, participants were asked to elaborated on the goals and priorities they identified. A list of major conversation points is documented below:

- Flexible seating & space
    - Space to integrate different skills and programs -- "If I don't know how to teach that, there are other people who do!"
    - Presentation space, multi-purpose and multi-media
    - Large, auditorium-sized space and medium-sized space (50-75 people)
    - Flexible walls
    - Large meeting spaces to rent
    - Gymnasium (no other spaces in Agawam)
    - Walking/running track
    - Connected access for public
    - Building to be used off hours for public; could be used by community during school hours with better security and planning
- Classrooms with white boards
- Focus on security
- Would be ideal to have a better layout; could layout help improve the transition of 9th graders?
- Library to be more of an updated technology hub
- Semi-permanent areas for collaboration
- Single stall bathrooms
- Centrally located faculty meeting areas for conversations, planning, lunch, quiet time; could be used by subs and other teachers/faculty from outside as well
- Student Center for small and large groups
- Collaboration spaces within classroom areas to support multiple forms of instruction
- Casual meeting spaces
- What is downtime? Could it be more of an open schedule where students can take a breath, teacher and students just talk, clubs are held at this time
- The professional lives of our grandchildren will be very different from what it is now; professional spaces have open areas for eating, lunch, collaboration; professionals have opportunities to go breathe outside – outdoor space becomes learning space
- Maker space/creative space needed that isn't held by technology all the time; multiple classes/teachers could use the space at the same time
- Technology needs:
    - Simplify tech so it can be "plug and play"
    - Devices that can connect to Chromebooks for projection and flexibility

- Collaboration needs:
    - Flexible spaces, breakout spaces, private spaces with different layouts for more ambiance
    - Lighting, varied furniture, "soft" areas
    - Professional space
    - "A building with ambiance and practicality, not having kids in classrooms all the time"

Part I.A - Identification of Strengths & Challenges

In Part I.A, participants identified existing academic and facility strengths and challenges that could either help or prohibit AHS from reaching the identified goals and priorities documented in Part I.

Strengths	Challenges
• Adults and students want to work collaboratively • Collegiality & consistency of instruction improving • Movement toward project-based learning and student-led discussions • Motivated staff and students (2) • Collaboration among departments • Teachers/faculty care about students & learning • It's a one-floor building, which leads to staff interacting with each other • Have not spoken to student who does not have at least one faculty/admin advocate • Programs for all students • Desire to meet students' needs as they change • Pathways, programs, and internships • Collaboration with outside resources (i.e. Biotechnology program w/STCC and Harvard) • Having programs for every type of learner • Have many classrooms and variety of AP clubs • Course offerings (AP, Pathways, electives) • Diverse population • Strong leadership • Teachers collaborating to share spaces in classrooms • Students are cooperative and adaptive to working on different activities in different spaces • Greenhouse and outdoor classroom • Collaboration within department to share supplies and lessons	• Traditional environment, including schedule, building layout, and furniture (2) • The schedule and layout do not allow us the flexibility that **all** of us want • Rigid schedule • Low student ownership of learning • Time throughout the day and available areas to meet with colleagues • Getting staff to feel comfortable with not having their own room • Technology isn't up to 21st century standards • It's a one floor building and it takes an enormous amount of time to get from point A to point B leading to students missing lots of class time • Find a space for students to make a recording work on an art-related project that is **not done** in the hallway • Building does not meet our needs; out of date • Need more collab space • Schedule revolving around CTEC • Schedule reflecting the 1980s • Figuring out a building that keeps the needs of all departments in mind; different needs for each department but common attributes throughout • Need more collaboration between departments • Floating teacher; can't move equipment = no labs • No lab space or lack of safety equipment • Inability to do experiments without setting off fire alarms; no fume hoods

Visioning Session 2

Part II - Identification of Future Ready Skills, Knowledge, and Mindsets

In Part II, participants were asked to consider the following question: What are the **skills, knowledge, and mindsets** AHS students need to function and thrive in school and the real world?

MLP led participants through a discussion on educational best practices and future ready skills for an AHS graduate. As part of the discussion, eight teams of five participants worked in small groups to rank various sets of skills, each focusing on a specific core area: 1) academic and career knowledge and skills; 2) transferrable skills; and, 3) social emotional factors and skills. Each group then submitted their ranking into an online polling platform that tabulated each group's response into an overall ranking. The results of each skill set ranking has been documented below using a word cloud format. Words appearing larger received more votes, and were, therefore, ranked higher by the groups.

Identify your TOP 10 Academic and Career Knowledge and Skills

56 answers

Identify your TOP 10 Transferrable Skills

80 answers

Identify your TOP 10 Social Emotional Skills

70 answers

Part II.A - Identification of Idealized Learning Experiences

In Part II.A, participants were asked to consider the following question: What **teaching and learning experiences** can allow AHS students to function and thrive in school and the real world?

Participants rotated to eight stations and responded to a series of research-based statements about best practices in teaching and learning. Then, they returned to small table groups and synthesized the responses from one station, grouping everyone's responses according to like ideas or themes. Finally, participants applied the content to the overarching question, *what **teaching and learning experiences** can allow AHS students to function and thrive both in school and in the real world?* Groups created one-sentence summaries and related key factors to document their vision of teaching and learning at the future AHS. The research-based statements provided at each station and the one-sentence summary outcomes are documented below.

Belief 1:

- People learn best when they find the **content and process relevant** and when the experience includes **interaction**.

Statements:

- The future Agawam High School should support community involvement, among/within the high school, and between the high school and wider community.
- The Agawam High School schedule should provide school day professional collaboration (e.g. this isn't triple booked in the schedule but prioritized).
- The future Agawam High School will foster student engagement by ensuring that content is representative of students' identities/interests, integrating choice, and promoting a collaborative environment for students and staff.

Key Factors:

- Collaborative
- Interdisciplinary
- Infrastructure/forums
- Live/virtual
- Idea sharing
- Have students work in diverse group that show a variety of view points
- Make sure there is time built into the school day
- Time given for collaboration
- Less structure, if needed
- Engage adult members of the community to initiate real world collaboration
- Guests are invited in to co-teach
- Guest speakers and professionals
- Modeling – bringing in outside experts to share their own expertise
- Community support
- Communicate with real world people, about real world issues
- Need to practice these conversations
- Final product is choice
- Interest/poll/survey at beginning of year

Belief 2:

- People learn best when they **feel connected to**, as well as **accepted by**, the **people and environment** around them.

Statement:

- Teaching and learning at Agawam High School should support student engaged learning with project-based experiences or real-life applications.

Key Factors:

- Create time for building relationships
- Student accomplishment displays
- Know student interests and celebrate somehow
- Showcase student groups
- Student choice and voice – What are they into?
- Cater curriculum to class composition
- More inclusive, diverse activities and classes
- Culture fairs
- Create common culture and acceptance
- Understanding where students come from
- More getting to know each other personally – make a connection
- "Breakfast Club" to bring different groups together to learn about how others learn/think
- Representation in content
- Project-based
- Student-led
- Real world application
- Student leadership
- Enable leaders to share skill set and student learning
- Student engaged learning
- Differentiation or scaffolded lessons
- Student investment
- Solve problems and complete projects through collaboration
- Common planning tine for co-teachers and departments
- Create specific conditions for collaboration (lose rigidity)
- Cross curricular connections

Belief 3:

- People learn best when they are **free of anxiety or stress**.

Statements:

- A future Agawam High School should support community connection/collaboration, meaningful time to build relationships, in order to minimize stress and yield student successes in a flexible "environment" (physical/schedule/how time is thought about).

Key Factors:

- Hands-on/props
- Opportunities for movement
- Active engagement
- Critical thinking
- Flexibility
- Group classes together – 5-minute passing time and a place to stop/regroup on the way to class
- Longer lunch
- Longer passing time
- Less institutionalized
- Ability to become more comfortable with peers and surroundings to ease anxiety
- Connection
- Community
- Communication
- Community outreach in collaboration with social agencies and community groups for family education and parent skills development
- Make more parental connections
- More parent supports
- Healthy downtime (no technology)
- Provide time/space for decompression
- Ownership
- Turn and talks
- Allow students to have brain break time
- Downtime during the day
- Teachers/staff monitoring hall during passing so students feel safe which helps reduce stress
- Help students develop strategies to cope with stress
- Fun, interactive
- Celebrations
- Free healthy lunch
- Make sure students' basic needs are met: food/drink, personal

Belief 4:

- People learn best when they have **meaningful agency over their learning**.

Statements:

- A future Agawam High School should support a flexible schedule where students and staff have choices in an open learning environment.

Key Factors:

- Open-ended assignments where students can finish the project in a variety of methods (essay, poster, poem, slideshow)
- Choice of assessments
- Interdisciplinary projects
- Choice board for assignments
- Common planning time/release time to plan cross curricular experiences
- Intentional common planning time
- Teaming for Grade 9 (Freshman Academy)
- Teaming or looping (if possible) with Grade 9 in transition
- Integrate content areas (Humanities, STEAM)
- Differentiated instruction
- Department integration means mandated inter-department time
- Reduce home (out of school) work
- Students will better "own" their learning when they have pride in their physical space
- Open/comfortable space for students to learn/work
- Give students chances to learn outside the classroom
- Having location of certain pods/areas
- Common learning spaces
- Flexible schedules
- Provide more choice with schedules
- Change the schedule

Belief 5:

- People learn best when new **learning is experienced in memorable ways** and when **resources** and **supports** are **aligned with** their **unique needs.**

Statements:

- Agawam High School, and its stakeholders, should support student-led learning experiences that work to create meaningful connections to the community and to students' futures.

Key Factors:

- Enthusiasm and dedication from stakeholders
- Immersive experience
- Guest speakers/guest teachers
- Contagious passion
- Community involvement
- Field trips
- Money/supplies/ and flexible time needed to give students a chance to learn in different ways
- Meet students where they are ("show us what they know") in meaningful ways for each individual
- Open-ended summative assessments (anything but a test)
- Use what we already know – 504s and IEPs
- Celebrating differences
- Use of polls/surveys to learn about students
- Use costumes and role playing
- Students explore different view points
- Student-led discussions with student-created rubrics
- Varied assessments
- Learning in the hands of the students
- Student driven opportunities
- Less copies of worksheets that have been used for 10+ years
- Write a song about a topic
- Student generated problems
- Group work
- Project-based
- Student-led
- Connection to community
- Encourage creativity
- Multi-modal assignments
- Learning without walls
- Experiential-based learning
- Cross-curricular, project-based learning
- Hands-on learning with student choice is proof of outcome/mastery
- Student engagement in real world application
- Connect to the real world – how to apply it outside of school

Belief 6:

- People learn best when **experiences** are **aligned** with where they are **developmentally**.

Statements:

- A future Agawam High School should support flexible and diverse scheduling, spaces, teaching, assessments, assignments, faculty and student interactions in order to meet the students where they are. (choice, different focus at each year)

Key Factors:

- Grade 9 pod (focus on transition)
- Grade 12 (Career Center, work study)
- Flexible dining
- Student mentors
- Student leaders
- Space and time
- Opportunity for small group breakouts
- Flexible, specific, varied supports
- More inclusive and unified opportunities
- Differentiated core subjects (not just CP/H/AP)
- Diagnostics for data
- PBL across curriculum
- Make assignments and projects relevant to their world (Tik Tok, memes)
- Listening
- Lead group discussions based on recent trends but also align with classwork
- Listen to your Special Education experts (They have strategies for ALL students, not just their caseload.)

Visioning Session 3

Part III – Educationally-Based Guiding Design Principles

Using the one-sentence statements about teaching and learning created in Part II, table groups considered what the information communicated about how best to envision the organization and design of the new Agawam High School. Outcomes from the group discussions were as follows:

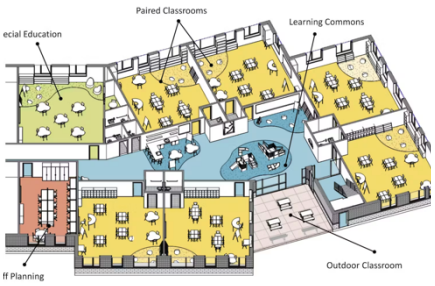
- Space for students to break off into different areas that are close together
- Department integration
- Spaces and strategies for kids and adults to manage stress
- Spaces to support mental health – students and teachers feeling connected and feeling like their needs are being met
- Space "for kids, run by kids" – these spaces build ownership and academic skills
    - Student Center
    - Career Center
    - Student lounge
- Flexible space for dining experiences
    - Different dining options that aren't typical; areas that are visually connected but acoustically separate; dining opportunities within Student Center
    - Cafeteria space should bridge different populations
    - More communal kitchen and cafeteria experience
- Representation in content; safe educational space
- Space to support bringing outsiders/guests/experts into building
- Student investment
- Spaces to support healthy student independence
- Mini-makerspaces throughout building to support more integration, opportunities, and project-based learning
- Unify groups – reverse inclusion
- More access to student IT Center

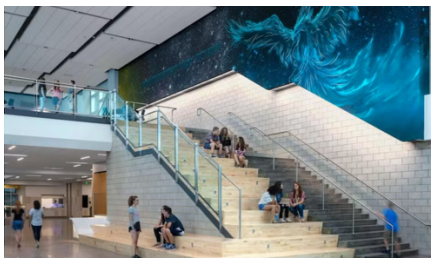
Part III.A – Desired Design Patterns

In Part III.A, participants rated a series of school design features via online polling. Individual participants rated each design feature as a heart (must have); thumbs up (nice to have); or, thumbs down (don't need). The resulting list of design features has been placed in priority order based on the cumulative total of hearts, thumbs up, and priority ratings each received.

Building Organization & Academic Features

- Collaborative Learning Communities/Suites (46 votes)
- Public Heart of the School (42 votes)
- Breakout/Quiet Space & Embedded Intervention (41 votes)
- Learning Commons (36 votes)
- Community Access (38 votes)
- Adjacencies to Support Innovation & Integration (35 votes)
- Multiple Teaching Walls (30 votes)
- Clusters of Varied-Sized Spaces (21 votes)
- Spatial Synergies to Support All Needs (16 votes)
- Paired Classrooms (5 votes)





Socially-Emotionally Responsive Building Features

- Personalized Dining/Social Experiences (32 votes)
- Open Areas of Respite (27 votes)
- Outdoor Learning (20 votes)
- Outdoor Casual Experiences (18 votes)
- Visibility & Transparency (5 votes)

Building Support Spaces

- Varied Performance Venues (37 votes)
- STEAM Production Spaces (34 votes)
- Teacher Planning and Professional Work Space (32 votes)
- Varied Health & Wellness Spaces (29 votes)

Part III.B – Desired Building Adjacencies & Organization

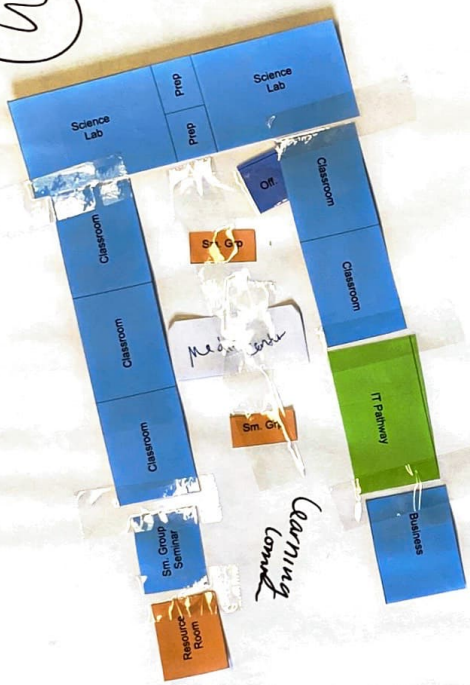
Participants worked in small table groups of 5-6 to communicate their ideas about spatial adjacencies for the new and/or renovated AHS facility.

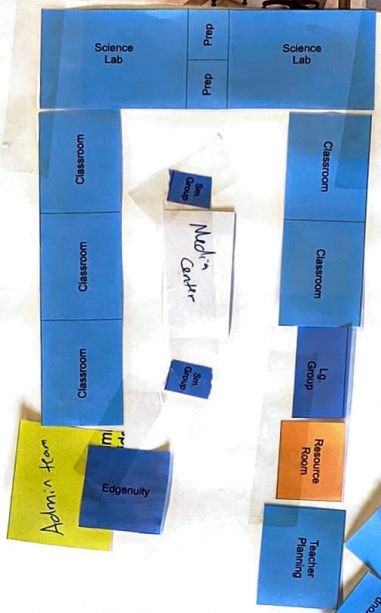
Educational Planner, Mike Pirollo, asked participants to consider the outcomes from Part III.A and all of the educational visioning conversations about teaching and learning to best inform their overall building organization. Additionally, Mike asked participants to consider the following questions related to district-identified goals to help shape their design thinking:

- What building organization might create the collaboration and project-based, cross-curricular experiences that Agawam envisions?
- What adjacencies could really lead to some powerful crossovers? What programs might cover similar skills? Use similar equipment and space?
- What CTE programs and core academic programs might play well together?
- How is administration and guidance stationed throughout the building? What are the goals and roles of admin and guidance?
- What is the role of AHS library/media? What is the role of the public library?
- What spaces could create opportunities for students to “convene informally” and take a breath?

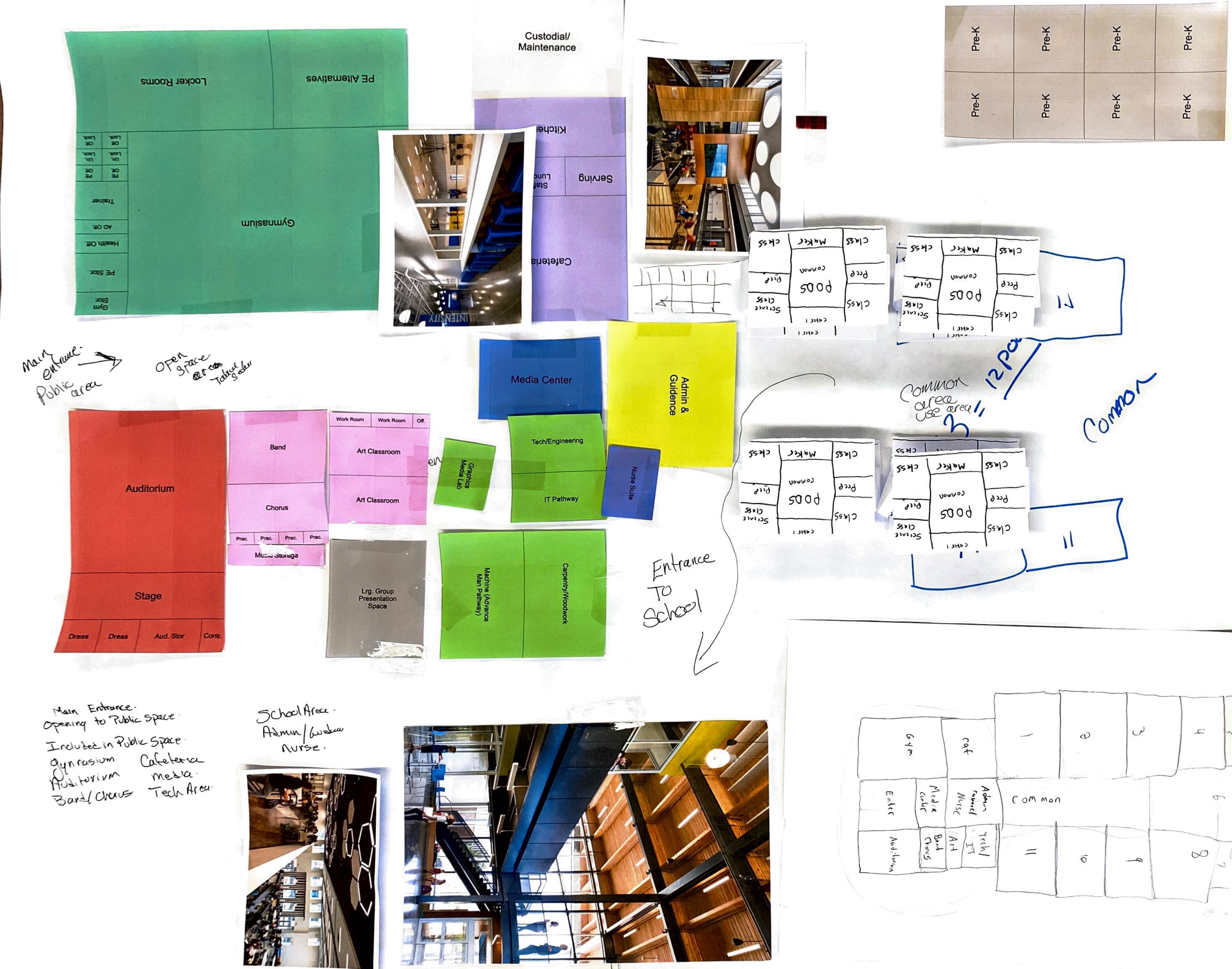
Outcomes from the diagramming activity are documented in the pages that follow.

Classroom (AOP)
Classroom (AOP)
Classroom (AOP)
Life Skills (ASPIRE)
Classroom (ASPIRE)
Classroom (ASPIRE)
OT/PT
OT/PT
Classroom (Connections)
Classroom (Connections)
Classroom (Connections)
Special Services
ESL
Custodial/ Maintenance
Carpentry/Woodwork
Machine (Advance Man Pathway)
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Greenhouse
Social + Public Space
Admin team
Meeting room
Kitchen
Serving
Staff Lunch
Chair Stor.
Cafeteria
Nurse Suit
Lrg. Group Presentation Space
Chorus
Music Storage
Pract.
Pract.
Pract.
Dress
Dress
Aud. Stor
Cont.
Stage
Auditorium
Tickets
Band
Gymnasium
PE Alternatives
Locker Rooms
Science Lab
Prep
Classroom
Graphics Media Lab
Sm. Grp
Teacher Planning
Classroom
Classroom
Classroom
Classroom
Digital Lab
Classroom (118-22)
Classroom
Classroom
Classroom
Sm. Grp
Classroom
Resource Room
Media Center
Art
Classroom
Classroom
Classroom
Teacher Planning
Classroom
Classroom
Tech/Engineering
Classroom
Classroom
Science Lab
Prep
Prep
Science Lab
Classroom (118-22)
Sm. Grp
Classroom
Classroom
Classroom
Classroom
Classroom
Admin team
Café open
Aud.
Gym





IT Department


Custodial/ Maintenance
Locker Rooms
PE Alternatives
Gymnasium
Trainer
AD Off.
Health Off.
PE Stor.
Gym Stor.
Kitchen
Serving
Cafeteria
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Main entrance Public area
Open space
Media Center
Admin & Guidence
Tech/Engineering
IT Pathway
Nurse Suite
Graphics Media Lab
Auditorium
Stage
Dress
Dress
Aud. Stor
Contr.
Band
Chorus
Prac.
Prac.
Prac.
Prac.
Music Storage
Work Room
Work Room
Off.
Art Classroom
Art Classroom
Lrg. Group Presentation Space
Machine (Advance Man Pathway)
Carpentry/Woodwork
PODS
Class
Maker
Prep
Common
Common area use area
12 pods
Common
Entrance To School
Main Entrance.
Opening to Public Space.
Included in Public Space.
Gymnasium
Auditorium
Band/Chorus
Cafeteria
Media
Tech Area
School Area.
Admin/Guidance
Nurse.
Gym
Caf
Enter
Media Center
Nurse
Admin Guidance
Common
Auditorium
Band Chorus
Art
Tech/IT


Pre-K Wait.
Pre-K Conf.
Pre-K Off.
Pre-K Off.
Pre-K Off.
Pre-K Supp.
Pre-K Nurse
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Pre-K
Classroom (I18-22)
Classroom (I18-22)
Admin & Guidence
Cafeteria
Serving
Staff Lunch
Chair Stor.
Kitchen
Nurse Suite
Auditorium
Stage
Dress
Dress
Aud. Stor
Band
Chorus
Prac.
Prac.
Prac.
Prac.
Music Storage
Gymnasium
Gym Stor.
PE Stor.
Health Off.
AD Off.
Trainer
PE Off.
PE Off.
Un. Lock.
Un. Lock.
Off. Lock.
Off. Lock.
PE Alternatives
Locker Rooms
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Classroom
Teacher Planning
Machine (Advance Man. Pathway)
Carpentry/Woodwork
Life Skills (ASPIRE)
OT/PT
OT/PT
Classroom (ASPIRE)
Classroom (ASPIRE)
Sm. Grp
Sm. Grp
Healthcare Pathway
Science Lab
Prep
Prep
Science Lab
Art Classroom
Work Room
Art Classroom
Work Room
Off.
Science Lab
Prep
Prep
Science Lab
Greenhouse


Entrance
Public Space
Outdoor Dining
Cafeteria
Serving
Staff Lunch
Chair Stor.
Kitchen
Stage
Dress
Aud. Stor
Contr.
Auditorium
Lg. Group Presentation Space
Admin & Guidence
Gymnasium
Gym Stor.
PE Stor.
Health Off.
AD Off.
Trainer
PE Off.
Un. Lock.
Off. Lock.
IT Department
Healthcare Pathway
Nurse Suite
PE Alternatives
Locker Rooms
Custodial Space
Music Storage
Prac.
Chorus
Band
Art Classroom
Work Room
Off.
Edgenuity
Digital Lab
Media Center
Sm. Group
Lg. Group
Carpentry/Woodwork
Machine (Advance Man Pathway)
Greenhouse
Classroom
Sm. Group Seminar
Sm. Grp
Science Lab
Chem.
Prep
ESL
Tech/Engineering
IT Pathway
Classroom (AOP)
Classroom (Connections)
Resource Room
Special Services
Life Skills (ASPIRE)
Classroom (ASPIRE)
Communal Space
OT/PT
Classroom (I18-22)
Resource Room
1st Floor
Closer to entrance & Nurse
Pre-K
Pre-K Wait.
Pre-K Cont.
Pre-K Off.
Pre-K Supp.
Pre-K Nurse

Tech/Engineering

Classroom | Classroom | Classroom | Classroom

Lg. Group

Science Lab

Teacher Planning

Sm. Grp

Classroom | Classroom | Classroom | Classroom

Prep | Prep

Sm. Grp

Science Lab

Classroom | Classroom

Classroom

Machine (Advance Main Pathway)

Off

Carpentry/Woodwork

Chem. Prep

Science Lab

Sm. Group

Classroom | Classroom

Teacher Planning

Classroom

Resource Room

Classroom | Classroom

Sm. Group

Custodial/ Maintenance

Kitchen

Serving | Staff Lunch | Chair Stor.

Cafeteria

Healthcare Pathway

Teacher Planning

Classroom | Classroom | Classroom | Classroom

Science Lab

Classroom

Classroom | Classroom

Classroom (AOP) | Classroom (AOP) | Classroom (AOP)

Sm. Grp

Classroom | Classroom | Classroom

Resource Room

Classroom | Classroom

Sm. Group Seminar

Graphics Media Lab

Digital Lab

Lg. Group

ESL

Off. | Work Room | Work Room

Art Classroom | Art Classroom

Main Street

ATRIUM (commons space)

Classroom (Connections) | Classroom (Connections) | Classroom (Connections)

Media Center

IT Pathway

Edgenuity

Admin & Guidance

Nurse Suite

Sm. Group Seminar

Sm. Group

Business

Connections Resource Room Community

Science Lab

Prep | Prep

Science Lab

Classroom | Classroom | Teacher Planning

Sm. Grp

Science Lab

Prep | Prep

Science Lab

Gym Stor. | PE Stor. | Health Off. | AD Off. | Trainer | PE Off. | PE Off. | Un. Lock. | Un. Lock. | Off. Lock. | Off. Lock.

Gymnasium

wall of mirrors please!!

PE Alternatives

Locker Rooms

Auditorium

Contr. | Aud. Stor | Dress | Dress

Stage

OT/PT | Classroom (ASPIRE) | Classroom (I18-22) TRANSITION

OT/PT | Classroom (ASPIRE) | Classroom (I18-22) TRANSITION

KITCHEN SPACE TO USE as CONCESSIONS for BLACK BOX ACTIVITIES

Life Skills (ASPIRE)

moveable wall

Lrg. Group Presentation Space

needs direct access to auditorium

Band

Chorus

Prac. | Prac. | Prac. | Prac.

Music Storage

Classroom | Classroom | Classroom | Classroom

Sm Grp

Science Lab

Prep | Prep

Science Lab

Greenhouse

school farm area

Program Snapshots

Early on in the visioning and programming process, MLP and Flansburgh architects met with academic leaders from each AHS department area to identify their program needs, spatial considerations, and overall vision. Additionally, AHS department leaders and administration developed “Program Snapshots”, which further identified the specific needs and vision of key AHS programs. The following “snapshots” were created by staff members using Google Slides and were later reviewed in follow up programming meetings.

PROGRAM: Counseling

- Provide services by addressing students' academic, career, and social emotional developmental needs. Counselors assists and supports students as they begin to understand themselves, develop decision-making and problem solving skills, and plan for the future.
- Includes school counselors, school adjustment counselors and support staff, and an area for students and or parents to wait to be seen.

KEY PROGRAM FEATURES:

- There are 5 school counselors and 3 school adjustment counselors.
- All counselors work closely with each other in order to fully support the students so we should be together.
- The counselors should be in a central location, near administration and the career center.
- The department needs to have an area for college reps to visit students in an area with working technology, a large table and chairs.
- There should be a private area for groups with a large round table and chairs.
- There should be a door that can be closed between the waiting area and the offices.

SPACE NEEDS:

- 9 offices - one per counselor and one for visiting outside therapists. Close proximity to each other for collaboration.
- Open lobby area for admin assistance and soft seats for informal chats/collaboration and waiting to be seen.
- Would like to be near the career center if not incorporated within the counseling area.
- Warm and inviting space.
- Area within the counseling center for students to re-set within view of staff.
- Area for college reps to visit with students

THE VISION…

- Would like a warm, welcoming feel. Space should feel open and inviting for students to come to.
  - The area should be a place where students come for a variety of reasons and can speak confidentiality with someone, but also may be there for a generic reason and no one can tell the difference.
  - The area should be large enough for meetings with parents or outside agencies without being too confined in space.
  - The counselors should be near a conference room if they do not have space in their offices to hold small group lessons.

PROGRAM: Physical Education

- The Physical Education program is designed to meet the ongoing challenge of instilling in students the importance of keeping an active and healthy lifestyle. Students will participate in a variety of self and team competitive physical, recreational, and health-related activities. Through the development of a wholesome attitude toward exercise and fitness activities, the students participating in the program will recognize the benefits of keeping themselves healthy throughout their lifetime.
- Currently there are 5 teachers teaching Physical Education

KEY PROGRAM FEATURES:

- PHYSICAL EDUCATION/ PE LABS Required for graduation The Physical Education program offers units of instruction geared towards lifetime fitness and skills. Course offerings include a balance between individual and group activities.
- FITNESS FOR LIFE elective Grades 11 and 12
- This course is designed to help students develop a positive and healthy attitude about health, wellness and fitness. Students will examine the most recent findings from scientific research in the areas of fitness, cardiovascular health, exercise physiology, nutrition, injury prevention and healing. Upon completion of this course students will have a better understanding of how to lead a healthier lifestyle.

Agawam High School Building Project
Program Snapshot

SPACE NEEDS:

New heat and ventilation system for all 3 gyms exterior wall intake and exit fans Repairs to Basketball hoops- closest to the boys locker room hoop #4 More storage for equipment and uniforms Doors that lock from both inside and outside so in case of an emergency an instructor is not left outside the locker room trying to lock the door and then running to another door to get to safety and their students. In the locker rooms visibility is an issue. The office area should be raised so staff can see the area where there are too many blind spots in the locker rooms.Repairs to the leaking ceilings in the hallways Better ventilation and lighting to the middle gym- a vent to the outside to bring air in and out. New floor in the fitness room Better WIFI in The area and outside New white board hung outside the office and in the locker rooms

THE VISION…

If the gym is to be replaced.

- Redesigned Locker rooms
- Three areas for Instruction Large gym, Smaller Gym and fitness/weight room area
- Better heating and ventilation
- Better lighting
- STORAGE is a must
- Walking track
- Wifi inside and out that works
- A collaborative learning environment where students and teachers have the technology, flexibility, and physical space to create and facilitate more interactive and communication-based learning.

PROGRAM: Family Consumer Science

- Family and Consumer Sciences courses enable students to develop the attitudes, knowledge, and skills needed for responsible and effective management of their lives. Our goal is to empower students to take charge of their lives, to maximize their potential, and to function independently and interdependently in our complex world.
  These are elective courses.
- Currently there is one staff member in the program

KEY PROGRAM FEATURES:

- CHILD DEVELOPMENT for students in grades 11 and 12
- This course is an introduction to understanding children and their unique qualities. Students obtain “hands-on” experience by interacting with young children who visit the classroom and through the use of Real Care baby simulators. Students planning careers in education or child care are encouraged to take this course.
- INTERIOR DESIGN Open to All Students
- Actual design experience will be gained through the use of computer software and hands-on projects. Recommended for students with a personal interest in design or plans to pursue a career in a design related field (e.g., architecture). This course fulfills the AHS art requirement.

SPACE NEEDS:

- 2 classrooms with sinks and counter space
  - A space/office for teacher collaboration and common planning.
  - Classroom needs would include white board surface space, video and chromebook projection capabilities, and the flexibility to work in pairs/groups on project-based lessons.
  - Storage space a must for classroom materials.
  - Open areas for student centered learning and individual learning in the same classroom.

THE VISION…

- A collaborative learning environment where students and teachers have the technology, flexibility, and physical space to create and facilitate more interactive and communication-based learning.
- A learning environment where students feel safe and comfortable. A space that doesn’t hinder learning with uncomfortable temps, noises, smells, screens on the windows. Proper lighting and ventilation
- Learning spaces that are both flexible enough to accommodate multiple classes .
- The return of Foods lab classes
- Furniture that allows for project based learning

PROGRAM: Health

- Health Education a required course for graduation Our courses enable students to develop the attitudes, knowledge, and skills needed for responsible and effective management of their lives. Our goal is to empower students to take charge of their lives, to maximize their potential, and to function independently and interdependently in our complex world. Career exploration and preparation is strongly emphasized.
- Currently there are 3 teacher teaching Health classes

KEY PROGRAM FEATURES:

- ISSUES IN HEALTH grades 10 and 11
- This course is a graduation requirement for all students. A variety of pertinent health and social issues are examined, including responsible decision making, healthy relationships, substance abuse prevention, violence prevention, first aid, and nutrition. Students are encouraged to make healthy lifestyle choices by learning to interpret health information, assess risks, and demonstrate health-enhancing behaviors. Upon successful
- completion of the course, students will be CPR/AED certified.
- LIFE AFTER HIGH SCHOOL
- This course is designed to increase awareness and knowledge of crucial skills and healthy lifestyle choices that should be maintained finance, basic life skills, career exploration, job searches and Once this course is completed, students will leave with the skills and tools they will need in order to succeed out in the world.

SPACE NEEDS:

- 2 classrooms with sinks and counter space
- A space/office for teacher collaboration and common planning.
- Classroom needs would include white board surface space, video and chromebook projection capabilities, and the flexibility to work in pairs/groups on project-based lessons.
- Storage space a must for classroom materials.
- Open areas for student centered learning and individual learning in the same classroom.

THE VISION…

- A collaborative learning environment where students and teachers have the technology, flexibility, and physical space to create and facilitate more interactive and communication-based learning.
- A learning environment where students feel safe and comfortable. A space that doesn't hinder learning with uncomfortable temps, noises, smells, screens on the windows. Proper lighting and ventilation
- Learning spaces that are both flexible enough to accommodate multiple classes .
- A classroom with a kitchenette /living space for life after high school.
- Furniture that allows for project based learning

PROGRAM: **Special Education: Offices and other service providers**

- Current AHS facility houses the Special Education office for the district.
- Director of Special Services, Assistant Director, 504 coordinator
- Family support services
- 3 School Psychologists
- 5 Education Team Facilitators
- 3 Administrative assistants
- 2 High School SLPs/Audiologist

KEY PROGRAM FEATURES:

- Current Special Services suite houses district wide personnel. High school IEP and 504 team meetings occur in this area along with personnel testing students and enrollment into Agawam Public School System.

SPACE NEEDS:

- Reception area with Administrative Assistants
- 15 Offices
- 2 Conference rooms

THE VISION…

- Create a welcoming space for all staff and families.

PROGRAM: Special Education: Agawam Occupational Program (AOP)

- Modified general education curriculum within content courses according to individual needs (IEP)
- Half day vocational program available (CTEC)
- 3 teachers and 6 paraprofessionals (changes with enrollment)
- Related service providers;BCBA specialist, SLP, OT, PT, TVI

SPACE NEEDS:

- 3 sub sep classrooms for grades 9-12
- 2 testing/emotional support/crisis intervention rooms
- Ctec vocational program off site

KEY PROGRAM FEATURES:

- The Agawam Occupational Program (AOP) is an academic/vocational program for students who are significantly below grade level. They require accommodations and modifications to experience curriculum and skills to be successful as they transition out of high school.
- Common practices is working closely with students, vocational instructors, counseling, and other professionals.
- Works with daily “check-ins”, guidance, teacher support, and providing a safe environment to build confidence.
- Adjustment counselor is connected.

THE VISION…

- Students in the AOP will receive grade level academics to match their learning abilities in addition to attending CTEC to gain vocational skills.

PROGRAM: Special Education: Connections

- Sub-separate academic and behavioral/social
- 3 teachers, 3 paraprofessionals (changes with enrollment) and 1 embedded adjustment counselor (SAC)
- 1 Behavioral Interventionist
- +/- 2 Contracted BHN Counselors

SPACE NEEDS:

- 3 classrooms for academics
- 1 counseling room - private
- 1 crisis intervention room - soundproof
- All rooms need to be in the same location/suite
- 1 Community/common room

KEY PROGRAM FEATURES:

- Strategies utilized; room arrangement, structured, predictable daily schedules, appropriate and motivating curriculum and lessons, appropriate instructional pacing based on student need and grade level curriculum expectations
- high rates of positive responses from staff, positive behavioral supports, home/school collaboration and communication
- de-escalation techniques, planned ignoring techniques, assistive technology as appropriate, data collection and documentation, social skills instruction, problem-solving skills instruction, self-regulation instruction, individualized behavior intervention plans, and counseling as needed.
- ultimate goal is that the students can learn to manage their behavior and be successful in the least restrictive environment

THE VISION…

- Connections provides a predictable and structured routine that focuses on growth and learning and is designed to increase a child's coping, self-regulation, and problem-solving skills as well as their capacity to establish positive connections with peers and adults.

PROGRAM: Special Education: Inclusion/Language Based

- Co-taught and supported in general ed classrooms
- 9 teachers and 2 paraprofessionals
- Related services personnel 2 SLP, 1 Behaviorist consult

SPACE NEEDS:

- 2 classrooms for ILS
- 2 Confidential testing areas
- Office space for collaboration and storage of confidential materials
- Work space for small groups within general education classrooms.

KEY PROGRAM FEATURES:

- Staff support students in four major content areas; English, Math, Science, Social Studies
- Pull out services include Integrated Learning Strategies (ILS), a study skills curriculum based class to support all academics
- Other related services provided (counseling, SLP, OT, PT, Behavioral, Audiology, TVI and any other related services)
- Common planning time between staff, when possible
- Data collection and student assessment to measure progress
- Formal assessments;pre, middle and post test

THE VISION…

- Climate control
- Windows that can open
- Natural lighting
- Space for storage
- Space for flexible seating
- Sound proof
-

Agawam High School Building Project
Program Snapshot

PROGRAM: Special Education: Aspire and Aspire ABA

- Special Education Life Skills programs
- 1 Classroom for students with intellectual disabilities and Classrooms for students on the Autism Spectrum or similar needs
- 2 Teachers and upwards of 15 paraprofessionals determined by the number of students each school year
- Related Service Providers: SLP, BCBA, Vision Specialist, OT, PT, AAC specialist

KEY PROGRAM FEATURES:

- The Aspire and Aspire/ABA classrooms meet the needs of students with intellectual disabilities, Level 2 and 3 ASD, physical disabilities, multiple disabilities, vision and hearing impairments
- Students in these classrooms work on functional academics, functional life skills, social skill building, communication, community living, activities of daily living, behavior
- Students are able to get the individualized instruction based on their IEPs as well as have access to inclusion opportunities both in and outside of the high school
- Students in these programs will move on to the 18-22 programs (Strive and transition)

SPACE NEEDS:

- 1 Aspire classroom to accommodate up to 12 students
- 2 connecting ABA classrooms (one for life skills and one for individual work spaces) for up to 12 students
- Safe space for behavioral intervention
- Each classroom should have a fully accessible kitchen space with oven/stove, sink, fridge, dishwasher, microwave, cabinet space, food prep space/island
- Accessible laundry area with washer/dryer
- Each classroom should have a fully accessible bathroom including an adult-sized changing table
- Connecting therapy room for pull-out services
- Storage area for adaptive equipment (i.e. Standers, bikes, etc)

THE VISION…

- Warm, welcoming classrooms in a central location within the school building but also near an elevator to easily access the rest of the school
- Aspire/ABA classrooms should be located next to each other for collaboration
- All areas should be fully accessible to meet the needs of all students
- Accessible lockers directly outside of the classroom
- Accessible emergency routes directly to outside of building

Agawam High School Building Project
Program Snapshot

PROGRAM: Special Education: Strive and High School Based Transition (18-22)

- Special Education transition programs for students ages 18-22
- 2 Classrooms for students ages 18-22 (1 classroom for high school based transition students and another for community/college based transition students)
- 2 Teachers and upwards of 15 paraprofessionals determined by the number of students each school year
- Related Service Providers: SLP, Vision specialist, BCBA, PT, OT

KEY PROGRAM FEATURES:

- The transition programs meet the needs of students with intellectual disabilities, Level 1, 2 and 3 ASD, physical disabilities, multiple disabilities, vision and hearing impairments until their 22nd birthday
- Students in these classrooms work on pre-vocational skills, functional life skills, social skill building, community living, activities of daily living
- Students are able to get the individualized instruction based on their IEPs as they prepare for the transition to adult services
- Students in the transition programs come from the Aspire, Aspire/ABA, and AOP programs

SPACE NEEDS:

- A “Transition Suite” with separate entrance. Suite should contain 3 spaces of 2 classrooms (each for up to 12 students) and a central common life skills area
- Common Life Skills room should have a fully accessible kitchen space with oven/stove, sink, fridge, dishwasher, microwave, cabinet space, food prep space/island
- Safe space for behavioral intervention
- Accessible laundry area with washer/dryer
- The suite should have a fully accessible bathroom including an adult-sized changing table
- Connecting therapy room for pull-out services
- Storage area for adaptive equipment (i.e. Standers, bikes, etc)

THE VISION…

- A Transition suite with its **own private entrance to the outside** that would combine our current transition programs so that ALL 18-22 year old students could access needed supports, but also feel as though they’ve completed their time at the high school
- All areas should be fully accessible to meet the needs of all students

PROGRAM: Science

- The science classes perform experiments and laboratory investigations to explore the physical world
- The majority of staff and students are involved with three areas of science which include physics, biology, and chemistry
- Science teachers include: Soniya Balli, Teresa Buklerewicz, Joe Buonagurio, Mitch Chambers, Beata Fleury, Kaleigh Florek, Bethany Healy, Gail Howe, Brian Melloni, Raymond Peters, Geoff Phillips, Shawn Rumplik, Cheryl Santagate-Sutton, Julie Scannell, and Ian Williamson

KEY PROGRAM FEATURES:

- Biology classes explore microbiology, biochemistry, genetics, human anatomy, and ecology
- Chemistry classes explore atomic structure, chemical bonding, acids and bases, and chemical reactions
- Physics classes explore matter, energy, motion, electricity, and magnetism
- Our electives explore astronomy, genetics, horticulture, anatomy, forensics, marine biology, microbiology, and survival science
- The science classes include laboratory investigations and hands-on activities
- The science classes are connected to the technology classes and pathway programs

Agawam High School Building Project
Program Snapshot

SPACE NEEDS:

- Rooms will need at least six dedicated laboratory areas with sinks, water nozzles, gas nozzles, vacuum nozzles, electrical, and storage
- Space for class lectures and demonstrations with digital projectors
- Safety equipment such as eye wash, shower, and fire extinguisher
- Chemical hoods for ventilation and protection from harmful reactions
- Chemical storage area for acids, alcohols, and other chemicals
- Storage area for glassware, microscopes, probeware, physics tracks, electricity & magnetism, genetics equipment, and more
- Prep rooms with microwaves, dish washer, ice maker, fridge, freezer, and storage

THE VISION…

- The space will need to accommodate several functions
- Access to proper safety equipment including eye washes and chemical showers
- Proper ventilation for chemical reactions in chemistry and biology classes
- Each classroom will include a dynamic space for lecture based learning along with lab areas
- Movable lab tables can be used as desks, tables, lab stations, group work areas and be moved out of the way for floor space
- Each room can easily accommodate physics, chemistry, or biology based lessons
- Enough storage, electrical, equipment, and space in each room to facilitate seamless transitions from lecture to hands-on laboratory investigations for all science classes
- Productive prep areas where staff can effectively prepare investigations, store supplies, and communicate ideas

PROGRAM: Social Studies Department

- Our department offers twenty courses in history and the social sciences.
- Our staff includes eleven teachers.
- Students must pass three years of social studies to graduate from AHS including successful completion of two years of U.S. History.

KEY PROGRAM FEATURES:

- Our department offers five advanced placement courses, three honors courses, and eight half-year electives.
- Students are registered for 1070 roster spots in department courses for next school year.
- All students taking APUSH, U.S. II and U.S. II Honors will have the opportunity to complete a Civic Action Project.
- We offer co-taught inclusion classes in World History, U.S. I, and U.S. II.
- Several of our courses can be taken to fulfill the Healthcare and Social Assistance Innovation Pathway.

SPACE NEEDS:

- Our department requires classroom space for 11 teachers and 55 class periods of teaching..
- A space/office for teacher collaboration and common planning.
- Classroom needs would include white board surface space, video and chromebook projection capabilities, and the flexibility to work in pairs/groups on project-based lessons.
- Storage space for books and other classroom materials.

THE VISION…

- A collaborative learning environment where students and teachers have the technology, flexibility, and physical space to create and facilitate more interactive and project-based lessons.

PROGRAM: English Department

- Our department offers twenty courses in history and the social sciences.
- Our staff includes 13 teachers, but that number drops to 12 teachers as of 2023-2024.
- Students must pass fours years of English to graduate from AHS.

KEY PROGRAM FEATURES:

- Our department offers two advanced placement courses, four honors courses, and 7 half-year electives.
- Students are registered for 1070 roster spots in department courses for next school year.
- We offer co-taught inclusion classes in English 9, 10, 11, and 12.

SPACE NEEDS:

- Our department requires classroom space for 12 teachers and 60 class periods of teaching.
- A space/office for teacher collaboration and common planning.
- Classroom needs would include white board surface space, video and chromebook projection capabilities, and the flexibility to work in pairs/groups on project-based lessons.
- Storage space for books and other classroom materials.
- Open areas for student centered learning and individual learning in the same classroom.

THE VISION…

- A collaborative space where students and teachers have the technology, flexibility, and space to do more interactive and project-based lessons.
- An environment that doesn't impede learning-comfortable temperatures, no uninvited wildlife or insects, lighting that isn't headache inducing/constantly blinking, and a total lack of mold.
- Desks that students can easily move into or out of groups.
- Dependable teacher technology-interactive whiteboards.

PROGRAM: Mathematics Department

- Our department offers twenty courses in mathematics including 3 AP classes (AB Calc, BC Calc and Stats).
- Our staff includes eleven teachers.
- Students must pass four years of mathematics to graduate from AHS including obtaining the required score on MCAS..

KEY PROGRAM FEATURES:

- The math department offers college prep, honors, AP and remedial level courses to help meet the needs of a diverse student body.
- Several of our courses can be taken to fulfill the Healthcare and Social Assistance, Information Technology and Advanced Manufacturing & Engineering Innovation Pathways.

SPACE NEEDS:

- Our department requires classroom space for 11 teachers and 55 class periods of teaching.
- A space/office for teacher collaboration and common planning.
- Classroom needs would include white board surface space on all walls, video and chromebook projection capabilities, and the flexibility to work in pairs/groups for inquiry based lessons.
- Storage space for books and other classroom materials.

THE VISION…

- A collaborative learning environment where students and teachers have the technology, flexibility, and physical space to create and facilitate more interactive and inquiry based lessons.
- A learning environment where students feel safe and comfortable. A space that doesn't hinder learning with uncomfortable temps, noises, smells, etc.

PROGRAM: Healthcare and Social Assistance Pathway

- This pathway is designed to help introduce students to various careers in the healthcare field and incorporate skills needed to be successful in these careers.
- Students explore healthcare through coursework and career-based internships with the ability to earn college credit and industry-recognized certifications
- Staff include Joe Buonagurio, Lisa Sheehan, science teachers, and staff from other departments as well

KEY PROGRAM FEATURES:

- The students explore various healthcare careers with an introduction to medical terminology
- Students use hospital equipment including beds and mannequins to simulate patients
- Students will learn CPR and First Aid
- Students also take blood pressure and other essential vital signs from patients
- Investigate infection control and use proper hand washing techniques
- The program is connected to other science classes including biology, anatomy, microbiology, and more
- There are also connections to classes outside of science such as Psychology and Statistics

SPACE NEEDS:

- Sinks are needed to learn about hand washing and sanitation
- Pull down electrical outlets to plug in medical equipment
- Space for class lectures and demonstrations
- A digital projector and internet capabilities
- Enough space for at least two full size hospital beds
- Floor space to perform CPR on mannequins
- Space for medical equipment such as vital sign machines
- Storage space for medical equipment such as blood pressure cuffs, thermometers, CPR mannequins, blood pressure mannequin arms, etc

THE VISION…

- The space will need to accommodate several functions
- We are looking to simulate a hospital and health care setting for students to experience what it is like to work in the healthcare setting
- We are also looking for a space where students can attend lectures to go over medical terminology, practices, and protocols
- Open floor space for work on medical mannequins.

Agawam High School Building Project
Program Snapshot

PROGRAM: Technology

- The technology program focuses on engineering and manufacturing
- There are also courses that focus on agriculture, graphic arts, and woodworking
- The Career Technical Standards from The MA DOE are used in the classes with a focus on safety and introductory machine skills
- Science and technology standards are also pursued in the curriculum
- Staff include Daniel Balbony and Christophe Huestis

KEY PROGRAM FEATURES:

- Students have opportunities to learn the safe use of metal and wood working machines to complete projects following the engineering design cycle
- Other classes included are robotics, graphic arts, and agricultural engineering
- Students are taught with a hands-on project based learning approach
- Many of classes support the pathways programs and are also connected to science classes

SPACE NEEDS:

- The space needs to fit several large pieces of machinery including CNC Lathe and Mills, Metal Working Equipment,Band Saws, Drill Presses, Grinders
- Well ventilated welding booths are needed
- Secure storage for tools and materials
- Safety equipment is a priority with gear necessary emergency response such as eyewash and shower
- A sink is needed for hand washing and water source
- High voltage electrical is needed to support several of the machines
- A garage door to move large machinery
- A greenhouse to support the agriculture program

THE VISION…

- We are looking for a space where students can use equipment and solve problems
- Students will explore machines in a hands-on setting in order to facilitate knowledge needed to build meaningful projects
- The space also needs to have the capacity to be easily updated to meet the needs of the future

Agawam High School Building Project
Program Snapshot

PROGRAM: Advanced Manufacturing & Engineering Pathway

- Gives students advanced manufacturing, through coursework that will help students earn certifications and gain insight into the field
- Students participate in a variety of unique networking opportunities providing students with exposure to the workplace environment and the opportunity to learn about 21st Century job skills
- Staff include Christophe Huestis, Daniel Balbony, Science Teachers, and Business Teachers

KEY PROGRAM FEATURES:

- Students will learn the skills needed to use software in the design process
- The program is designed to expose students to various types of machines that will be used in the manufacturing industry
- Students learn how to safely use CNC Machines, Lathes, Welding Equipment, and Plasma Cutters
- This program is connected to the technology department, science department, and the business department

SPACE NEEDS:

- The space needs to fit several large pieces of machinery including CNC Lathe and Mills, Metal Working Equipment,Band Saws, Drill Presses, Grinders
- Well ventilated welding booths are needed
- Secure storage for tools and materials
- Safety equipment is a priority with gear necessary emergency response such as eyewash and shower
- A sink is needed for hand washing and water source
- High voltage electrical is needed to support several of the machines
- A garage door to move large machinery

THE VISION…

- Emerging technologies and technological systems exert an ever-greater influence on our lives today
- The study of designed solutions to practical problems is an essential component of public education.
- Emphasis is given to the Engineering Design Process, Computer Aided Design, and the study of communication, construction, manufacturing, transportation and power/energy systems.
- Courses provide students with the activities that introduce engineering concepts to prepare them with a solid foundation for work in the industry

Agawam High School Building Project
Program Snapshot

PROGRAM: Visual Art Department

- VIsual Arts currently offers numerous creative, hands on elective experiences for students. Courses are offered at beginning, advanced, Honors, and soon AP levels
- Visual Art Educators: Dianna DeCaro, Rebecca Osborn, Amber Waters

KEY PROGRAM FEATURES:

- AHS Visual arts are all studio based courses
- All Art students work in a hands on studio setting creating numerous types of art
- Student at AHS must fulfill an art requirement. Studios are also used for additional club and extracurricular experiences
- Unified Art, Art Club, Photography Club
- Honors Art, AP Studio art (2024-25)

SPACE NEEDS:

- The Art department would function best with three studio spaces, and a central location for two electric kilns. Classroom cabinets or shelving and a shared walk in storage area with flat files for paper and shelves/ cabinets for other supplies would also be a necessity. Numerous electrical outlets and lighting options for drawing studios
- 3 art studios with large basin sinks with adjoined walk in storage closets
- All studios must have art appropriate tables and chairs with sit/ stand option
- It would work best if all studios were connected/ near each other in proximity as well as have direct access to an outdoor space and preferably near engineering and manufacturing shops

THE VISION…

- The Visual Arts at AHS strives to create an inclusive, safe and welcoming environment for all learners. We are hopeful to gain better creative spaces as to accommodate more collaboration and innovative projects and lessons.
  - As a full inclusion subject it is our hope that studios can support advanced learning while also being able to support special needs students with space to safely move about the room.
  - New course offerings and larger studio spaces to better accommodate 21st century learning
  - An emphasis on hands on experiences will require space for movement and adequate storge

PROGRAM: World Language Department

- The WL department offers language classes in 3 modern World Languages: French, Italian, Spanish
- The French and Spanish programs offer levels 1-AP; Italian offers classes in levels 1-3
- Faculty includes: 1 Italian teacher, 1.5 French teachers, 4.5 Spanish teachers.

KEY PROGRAM FEATURES:

- Consistent with National ACTFL Standards, current MA State Frameworks, and AHS Academic Expectations, we strive to produce bilingual and bicultural students in our vertically aligned program.
- Our classes are rooted in cooperative learning, with frequent “pivots” among partner, small-group, whole class, and individual instruction and application. We incorporate technology but - being a language - put a high premium on authentic (scaffolded), communication-based learning spanning the interpretive, interpersonal, and presentational modes of communication.
- Students develop second language literacy and oracy, as well as a multicultural global view. Proficiency is assessed across levels, culminating with the Seal of Biliteracy test at the end of level 5/AP.

SPACE NEEDS:

- Our department requires instruction and storage space for 7 teachers and 35 classes throughout the school day.
- Classroom needs would include white board surface space on at least two walls, video and chromebook projections capabilities, and the flexibility to work in pairs/groups.
- Classroom set-up and size should be able to accommodate the recording of individual and paired speaking samples.
- Space would need to accommodate the material and needs of multiple instructor (floaters) typically teaching 3-5 preps each.

THE VISION…

- A collaborative learning environment where students and teachers have the technology, flexibility, and physical space to create and facilitate more interactive and communication-based learning.
- A learning environment where students feel safe and comfortable. A space that doesn’t hinder learning with uncomfortable temps, noises, smells, etc.
- Learning spaces that are both flexible enough to accommodate multiple classes and teachers but also imbued with a sense of the community of students learning within them.

PROGRAM: Business, Instructional Technology, and Career

- Our department offers 12 Business/Career elective courses and 21 IT/Computer Science elective courses, and 2 electives in TV Production & Broadcast Journalism.
- Our staff includes 5 teachers and one Career Center/Internship Coordinator
- Beginning with the Class of 2027, students will need to take Personal Finance as a graduation requirement.

KEY PROGRAM FEATURES:

- Our business department includes courses such as Accounting, Personal Finance, Business Law, Management, Marketing, Entrepreneurship, Career Exploration, Leadership
- The entrepreneurship course is bringing back the student store. This year it was done online, but we would like to have space for an actual store so students can learn all aspects of owning a business
- We offer opportunities for speakers to present to our courses as well as for students to give presentations, and we do mock interviews with the students
- Our IT department includes courses such as digital photography, web design, digital/video production, 3D animation & modeling, video game design, exploring computer science, mobile app development, C++ programing, and TV production & broadcast journalism
- Several of our courses can be taken to fulfill the Information Technology and Advanced Manufacturing & Engineering Innovation Pathways, as well as the Instructional Technology graduation requirement.

Agawam High School Building Project
Program Snapshot

SPACE NEEDS:

- Our department requires classroom space for 5 teachers and 25 class periods of teaching.
- A space/office for teacher collaboration and common planning.
- Classroom needs would include white board surface space, video and chromebook projection capabilities, the flexibility to work in pairs/groups on project-based lessons, and electrical outlets near student desks to charge chromebooks
- Storage space for books and other classroom materials.
- Space needed for a TV studio to include storage space for equipment, green screen, standing video cameras, etc.
- Space for a small student store to be used by the entrepreneurship class

THE VISION…

- An save, inclusive, and welcoming environment for all learners with a collaborative space where students and teachers have the technology, flexibility, and space to engage in more interactive and project-based lessons.
- A learning environment where students feel safe and comfortable. A space that doesn't hinder learning with uncomfortable temperatures, noises, bad lighting, etc.
- Desks that students can easily move into or out of groups.
- Dependable teacher technology, such as presentation boards with additional TV's located on other walls so everyone in the classroom can see the presentation, information, etc.
- A TV Studio/learning environment
- A Student Store to be run by the entrepreneurship class

PROGRAM: Career Center

- The career center offers internship opportunities for the students, both in-school and community based.
- Workplace Experience Opportunities in which students leave to go to their workplace
- All of the pathways coordination is done through the Career Center. The Career Center/Pathways Coordinator is the liaison between the school and the community

SPACE NEEDS:

- Presentation Board
- Conference Table (8 to 10 people)
- Room for a desk and two file cabinets
- Space for students to work on resumes/mock interviews
- Close to counseling department as I work closely with the counselors and students.

KEY PROGRAM FEATURES:

- Career Center Coordinator meets with students and parents when discussing their future goals and how the community based internship is a way to gain experience and knowledge in the career area of interest.
- CCC also meets with students that are interested in the workplace experience program.
- CCC meets with families, students, teachers, the state (DESE) and Community Partners when working on placing students in internships, or explaining to families the benefits of being in the pathway. Meetings are held with community partners, members of the state, post secondary schools and parents.

THE VISION…

- The vision is to have a space that the CCC can hold meetings, work with students and even teach a class on soft skills prior to students starting their internships. It is a space that is separate and is its own entity, but also a place that instill confidentiality for students, parents and meetings.

PROGRAM: Information Technology Pathways

- The Information Technology (IT) Pathways is designed to train students using software and hardware in various IT careers including Helpdesk Technician, Network Administrator, and Cybersecurity Engineer.
- The courses include IT Essentials, Network Technology, and Cybersecurity. The course involves hands on activities, collaboration, and reflection on content.
- The software that is at the core of the IT Pathways includes, Windows, Windows Server, Oracle VM VirtualBox, Ubuntu Linux, Kali Linux, Wireshark, and PuTTY.

KEY PROGRAM FEATURES:

- Each course in the IT Pathways has an option for the students to take the course for honors credit.
- With honors credit the students can gain certification in TestOut IT Fundamentals Pro, TestOut Network Pro, and TestOut Security Pro. We are working on an articulation agreement with STCC.
- Students learn basic electronics by building an Ethernet cable, they take apart and reassemble desktop computers, connect PC's and share folders, build a Windows Local Area Network (LAN), set up a domain with Windows Server, enforce Group Policy on a network, set up a VirtualBox, work with Raspberry Pi, learn the OSI model, set up a Network Attached Storage (NAS) unit, set up a DHCP server, set up a DNS Server, configure a firewall, and learn how to use Kali Linux.

SPACE NEEDS:

- The program needs a teacher workstation that sits on a built in counter. The Windows computer needs an Internet connection for the instructor.
- The reason for the connected Windows computer is so the instructor can download and create current installation media for Windows.
- The room needs air conditioning. The ideal temperature for the longevity of the equipment is 70 degrees fahrenheit and 45% humidity year round.
- The Uninterrupted Power Supply (UPS) battery backup needs a powerful enough electrical outlet to power all the equipment on the half server rack.
- Windows desktops need to be around the perimeter of the lab on a permanent counter, each workstation needs a dual monitor. The desks or tables in the middle need outlets in the floor or furniture for charging Chromebooks. The lab would have a total of 23 Windows desktop workstations (22 student and 1 teacher) and 24 seats in the middle.

THE VISION…

- The vision is for a state of the art technology hub with multiple TV display units so the students have access to teacher content from all angles.
- At this point we have one Computer Science teacher who teaches the Information Pathways (Mr. Matt Stinson). The goal is that this teacher would be able to teach his 9 different classes in this space.
- The room would be used for the 3 Pathways courses and the other 6 Computer Science / Technology classes that Mr. Stinson teaches.

Agawam High School Building Project
Program Snapshot

PROGRAM: Performing Arts

Music Ensembles	General Music Classes	General Music Classes
Band	Piano	2 full-time teachers
Choir	Guitar	4 extra-curricular instructors
Jazz Band	History of Rock & Roll	
Marching Band	Studio Production	
Musicals	Music Theory	

KEY PROGRAM FEATURES:

The Music Department provides an aesthetic arts education in the performing arts that includes both ensemble experiences, general music classes/experiences, and music immersion for students with exceptional learning needs. The music department gives students a safe place to belong and a creative outlet during the school day. There are significant outside of the school day opportunities through the marching band, jazz band, color guard, and A Capella programs that engage students outside of the traditional classroom experience.

KEY PROGRAM FEATURES:

Agawam High School Building Project
Program Snapshot

SPACE NEEDS:

- **The overarching need is for a full music suite that is connected, logical, and set up to meet the needs of an active department**
- **Band Room**
  - Tall ceilings with acoustic treatment
  - Big enough for the concert band to be set up AND hold marching rehearsals
  - Attached office space with window to full room
  - Recording capability & a sink for repairs
  - Close access to auditorium
  - Outdoor access with double door
- **Music Technology/Piano Lab**
  - Centralized piano teacher system
  - Desks for computers
  - Mac desktops with keyboards to use pianos as MIDI inputs
    - Mac desktops with ProTools, Sibelius, and GarageBand
- **Auditorium**
  - Acoustically engineered with music performances in mind
  - Attached workshop for building sets
  - Attached paint room with industrial sink/drain
  - Sound/light booth with access to all stage lights, work lights, and house lights
  - Cue-Programmable light board
  - Remote controllable lights
- **Choir Room**
  - Tall ceilings with acoustic treatment
  - Big enough to have chairs AND risers set up for 60 students each
  - Attached office space with window to full room
  - Recording capability
  - Close access to Auditorium
  - Double doors (to fit a grand piano)
  - Large screen/projector that is visible for all students while teacher is teaching AND teacher can access their computer
- **Music Office**
  - 2 offices needed
- **Music Library Room**
  - Joint music library storage space to house over 1,000 pieces of music
- **Practice Rooms (4)**
- **Instrument Storage**
- **Uniform Storage**
- **Equipment storage**

THE VISION...

- Warm, welcoming, suite space that meets musical needs
- Hub of musical activity
- Close proximity to the auditorium to achieve a true performing arts vibe
- The space needs to be reflective of the quality and value of the music program

FLANSBURGH

G. MHC Project Notification Form

Preliminary Design Program
Agawam High School

G. MHC PROJECT NOTIFICATION FORM

The Massachusetts Historical Commission submission is in progress and has been attached. The completed report will be submitted in August of 2023 as options are refined.

DRAFT

950 CMR: OFFICE OF THE SECRETARY OF THE COMMONWEALTH

APPENDIX A

MASSACHUSETTS HISTORICAL COMMISSION
220 MORRISSEY BOULEVARD
BOSTON, MASS. 02125
617-727-8470, FAX: 617-727-5128

PROJECT NOTIFICATION FORM

Project Name: New or Renovated Agawam High School

Location / Address: 760 Cooper Street

City / Town: Agawam

Project Proponent

Name: _____

Address: _____

City/Town/Zip/Telephone: _____

Agency license or funding for the project (list all licenses, permits, approvals, grants or other entitlements being sought from state and federal agencies).

Agency Name	Type of License or funding (specify)

Project Description (narrative):
The proposed project includes either renovation/additions to Agawam High School or reconstruction of a new high school on the campus. The existing campus serving grades 9-12 and consists of wings built in 1955, 1961, 1979, 1995 and a renovation in 2001. The building is under significant strain to meet the academic needs of the school and is disjointed due to the sprawling nature of the many additions. The building is being evaluated as part of a feasibility study for the MSBA.

Does the project include demolition? If so, specify nature of demolition and describe the building(s) which are proposed for demolition.
Depending on the final selection, some or all of the existing Agawam High School will be demolished. Seven site plans have been attached illustrating a range of options from extensive renovations to reconstruction of the entire campus.

Does the project include rehabilitation of any existing buildings? If so, specify nature of rehabilitation and describe the building(s) which are proposed for rehabilitation.
Depending on the final scheme selected, the project may include extensive renovation to part of the building, including retaining the structural frame of the buildings and replacing the building systems and interior finishes.

Does the project include new construction? If so, describe (attach plans and elevations if necessary).
Yes, new additions may be constructed to supplement renovated space. Some options proposing new construction in another areas of the site is under consideration as well; see option 1A, 1B, and 1C attached.

DRAFT

APPENDIX A (continued)

To the best of your knowledge, are any historic or archaeological properties known to exist within the project's area of potential impact? If so, specify.

No.

What is the total acreage of the project area?

Woodland	3.5 acres	Productive Resources:	
Wetland	0 acres	Agriculture	0 acres
Floodplain	0 acres	Forestry	0 acres
Open space	32.73 acres	Mining/Extraction	0 acres
Developed	5.42 acres	Total Project Acreage	41.65 acres

What is the acreage of the proposed new construction? +/- 10 acres **What is the present land use of the project area?**

Project area currently houses the existing Agawam High School building, associated parking, a greenhouse, and athletic fields.

Please attach a copy of the section of the USGS quadrangle map which clearly marks the project location.
USGS map is attached.

This Project Notification Form has been submitted to the MHC in compliance with 950 CMR 71.00.

Signature of Person submitting this form: _____ Date: _____

Name: Kent Kovacs, Flansburgh Architects

Address: 77 North Washington Street

City/Town/Zip: Boston, MA 02114

Telephone: 617-367-3970

REGULATORY AUTHORITY

950 CMR 71.00: M.G.L. c. 9, §§ 26-27C as amended by St. 1988, c. 254.

Agawam High School Site, 760 Cooper Street, Agawam, MA

South Entry

Aerial View of Campus

West Facade Classroom Wing

Lower Level East Facade

Courtyard with Greenhouse

USGS science for a changing world

U.S. DEPARTMENT OF THE INTERIOR
U.S. GEOLOGICAL SURVEY

The National Map US Topo

WEST SPRINGFIELD QUADRANGLE
MASSACHUSETTS - CONNECTICUT
7.5-MINUTE SERIES

SITE LOCATION

Produced by the United States Geological Survey
North American Datum of 1983 (NAD83)
World Geodetic System of 1984 (WGS84). Projection and
1 000-meter grid:Universal Transverse Mercator, Zone 18T

This map is not a legal document. Boundaries may be generalized for this map scale. Private lands within government reservations may not be shown. Obtain permission before entering private lands.

Imagery.....NAIP, August 2018 - November 2018
Roads..... U.S. Census Bureau, 2018 - 2018
Names.....GNIS, 1974 - 2020
Hydrography.....National Hydrography Dataset, 2004 - 2021
Contours.....National Elevation Dataset, 2018
Boundaries.....Multiple sources; see metadata file 2018 - 2019

Wetlands.....FWS National Wetlands Inventory 2008 - 2010

UTM GRID AND 2019 MAGNETIC NORTH DECLINATION AT CENTER OF SHEET
MN 13°42′ 244 MILS
GN 1°33′ 28 MILS

U.S. National Grid
100,000 - m Square ID
XM
Grid Zone Designation 18T

SCALE 1:24 000
1 0.5 0 KILOMETERS 1 2
1000 500 0 METERS 1000 2000
1 0.5 0 1 MILES
1000 0 1000 2000 3000 4000 5000 6000 7000 8000 9000 10000 FEET

CONTOUR INTERVAL 10 FEET
NORTH AMERICAN VERTICAL DATUM OF 1988

This map was produced to conform with the National Geospatial Program US Topo Product Standard.

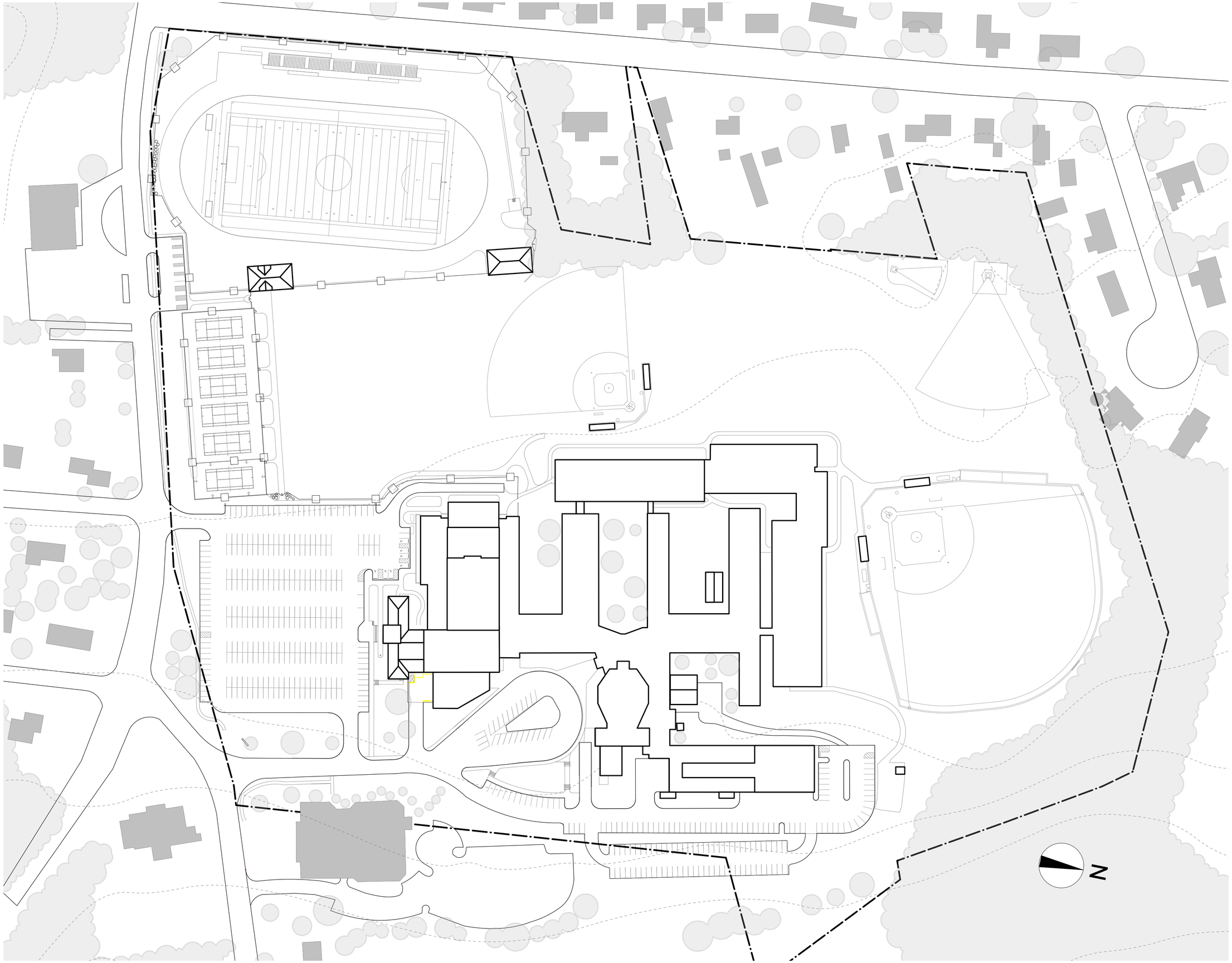
MASSACHUSETTS
QUADRANGLE LOCATION

ADJOINING QUADRANGLES
1 Woronoco
2 Mount Tom
3 Springfield North
4 Southwick
5 Springfield South
6 Tariffville
7 Windsor Locks
8 Broad Brook

ROAD CLASSIFICATION
Expressway
Secondary Hwy
Ramp
Local Connector
Local Road
4WD
Interstate Route
US Route
State Route

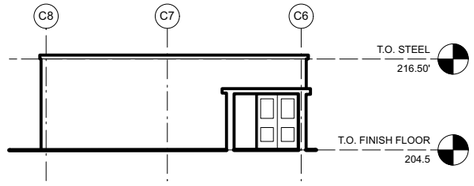
WEST SPRINGFIELD, MA, CT
2021

NSN 7643016369677
NGA REF NO. USGSX24K48347

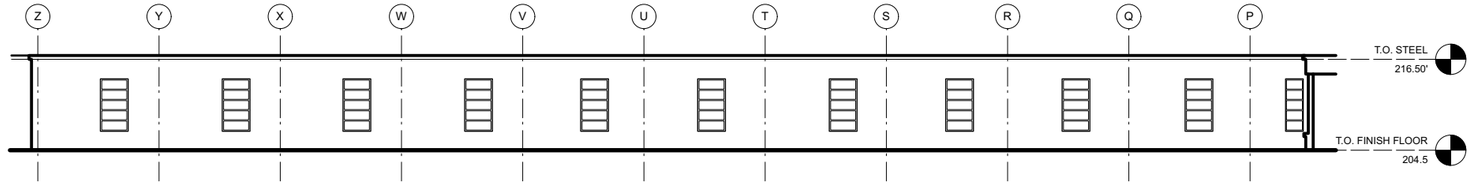


Site

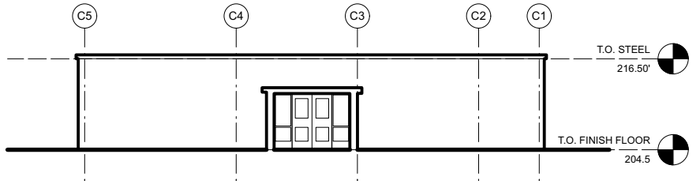
Scale: 1" = 100'-0"



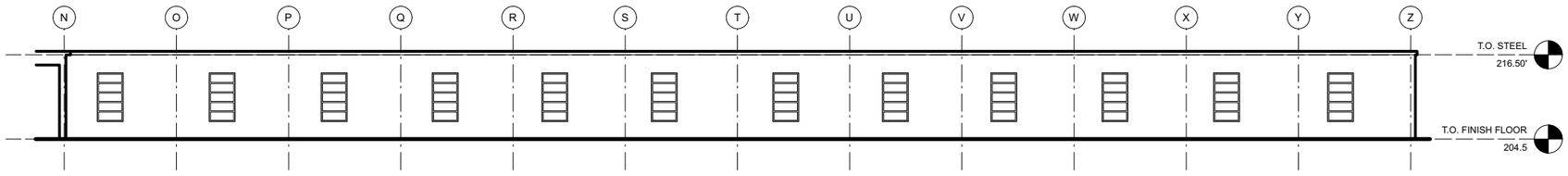
West Elevation of Section C North Wing	1



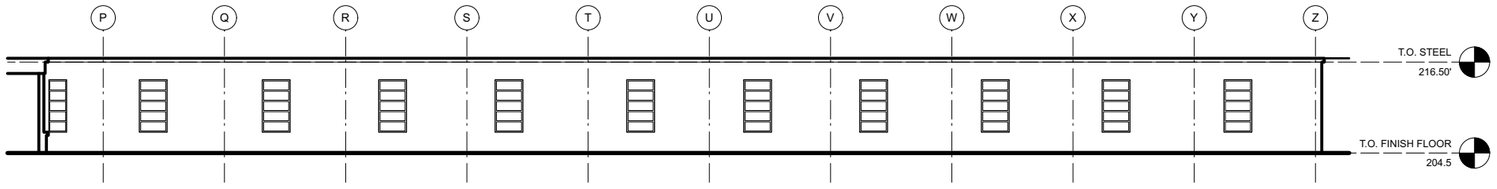
South Elevation of Section C South Wing	1



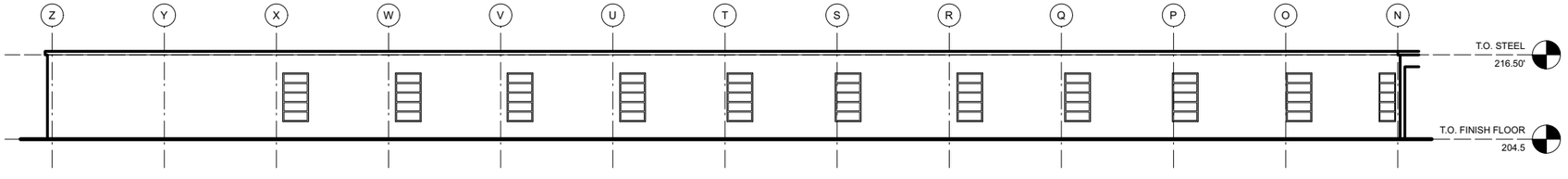
West Elevation of Section C South Wing	1



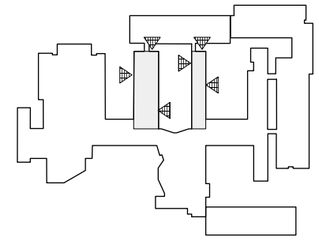
North Elevation of Section C South Wing	1



North Elevation of Section C North Wing	1

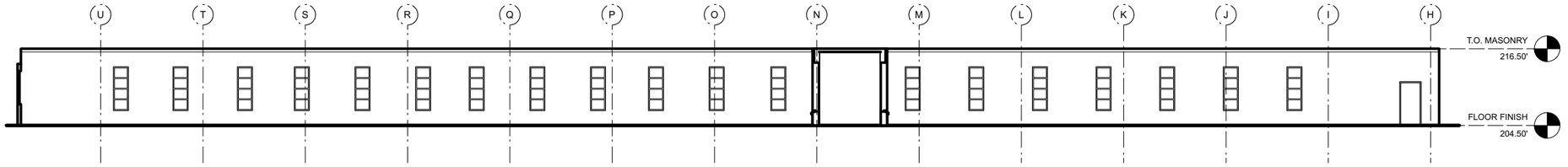


South Elevation of Section C North Wing	1

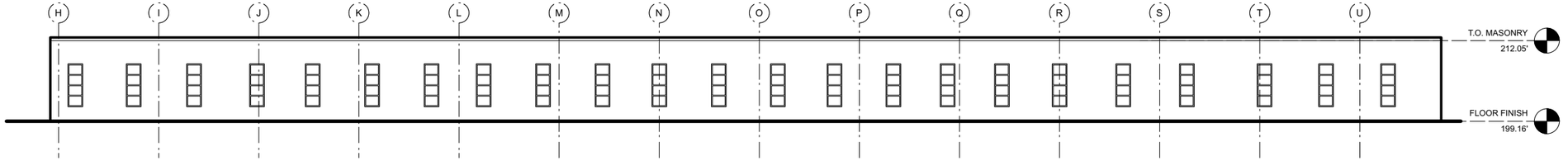


Section C
Exterior Elevations

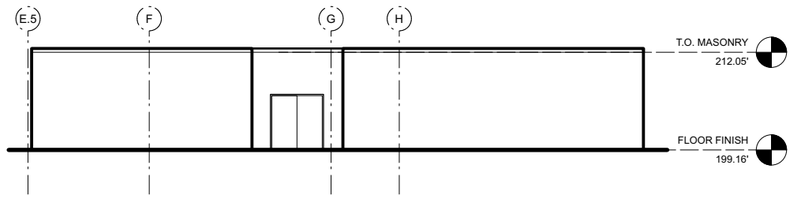
Scale1:240



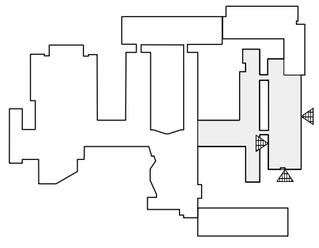
South Elevation - NE D-Wing | 1



North Elevation - NE D-Wing | 1

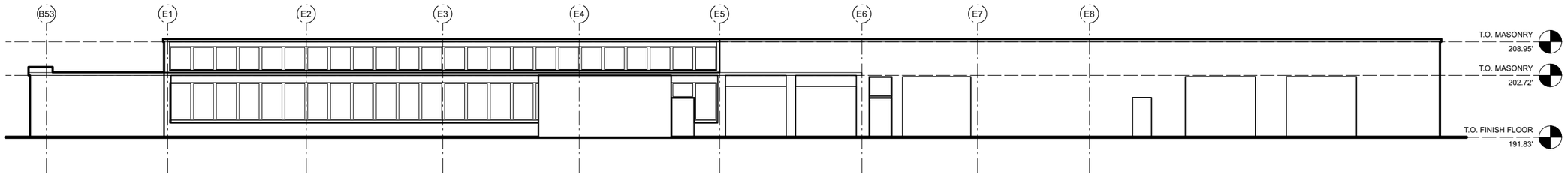


East Elevation - NE D-Wing | 1

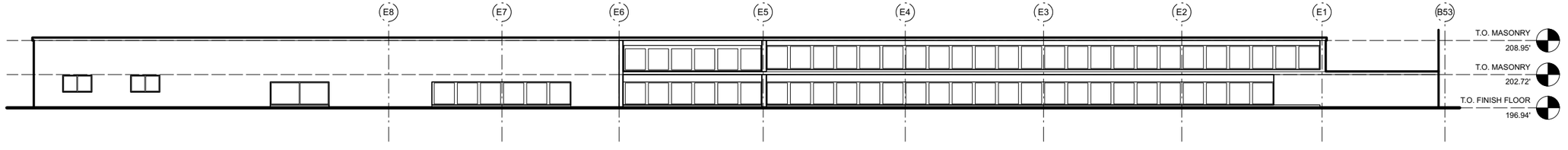


Section D
Exterior Elevations

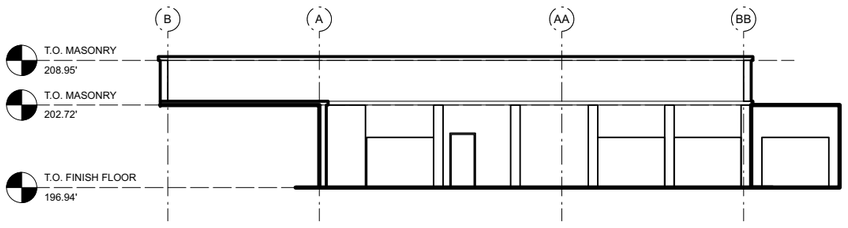
Scale1:240



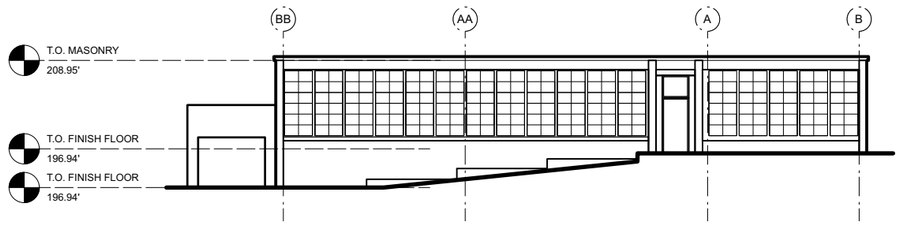
East Elevation - Section E | 1



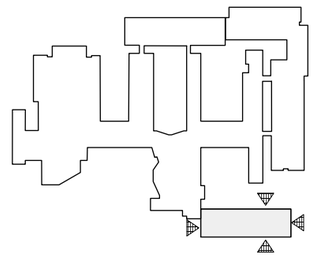
West Elevation - Section E | 1



South Elevation - Section E | 1

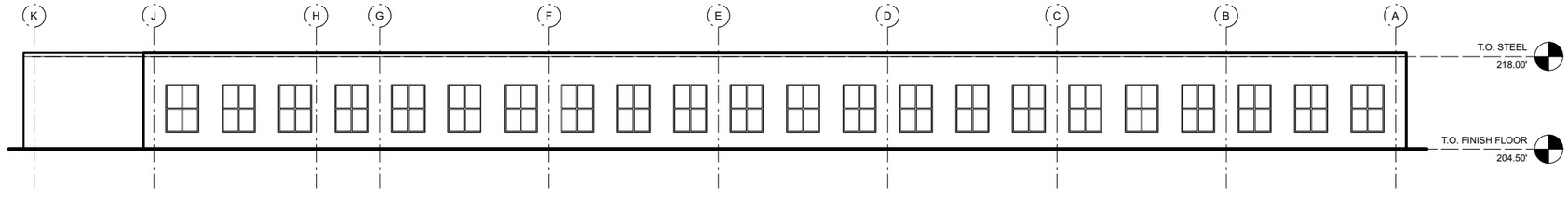


North Elevation - Section E | 1

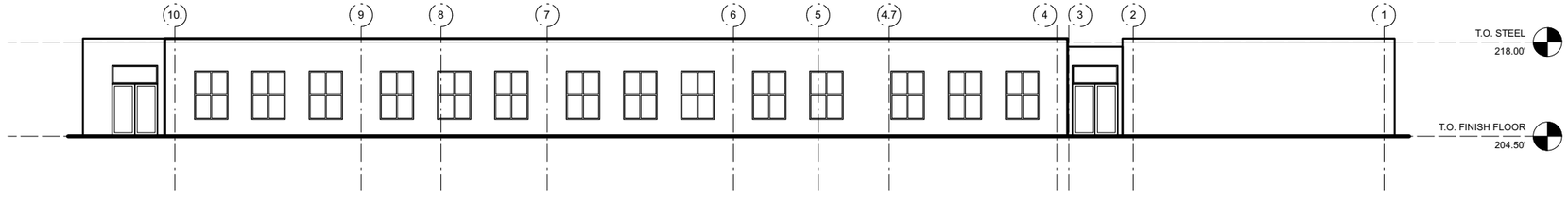


Section E
Exterior Elevations

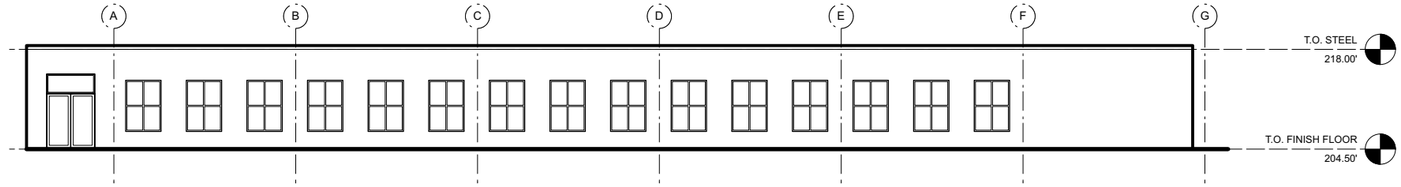
Scale1:240



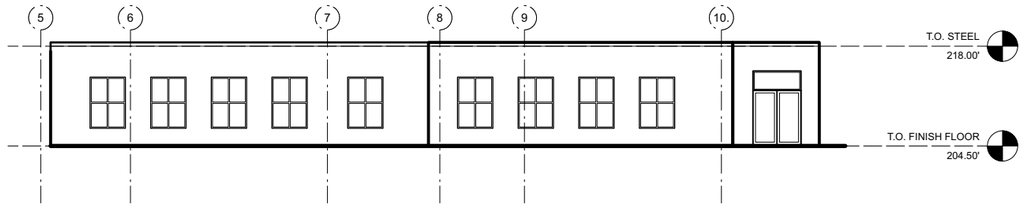
West Elevation of NW Wing	1



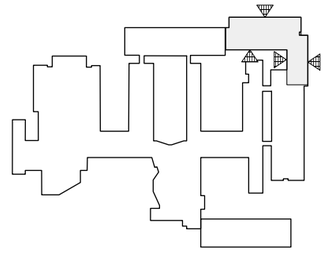
North Elevation of NW Wing	1



East Elevation of NW Wing	1

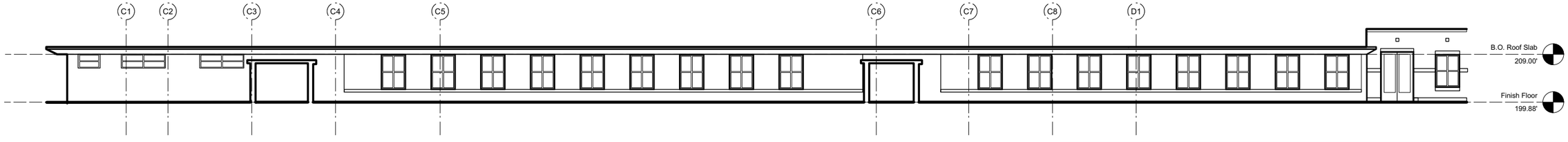


South Elevation of NW Wing	1

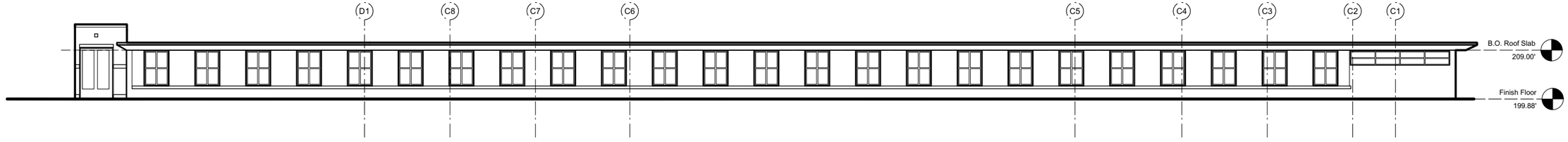


Section F
Exterior Elevations

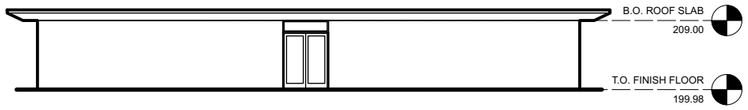
Scale1:240



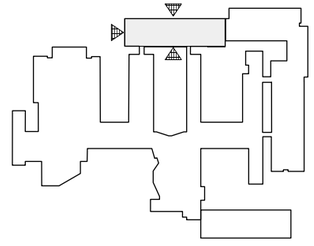
East Elevation of West Classroom Wing | 1



West Elevation of West Classroom Wing | 1

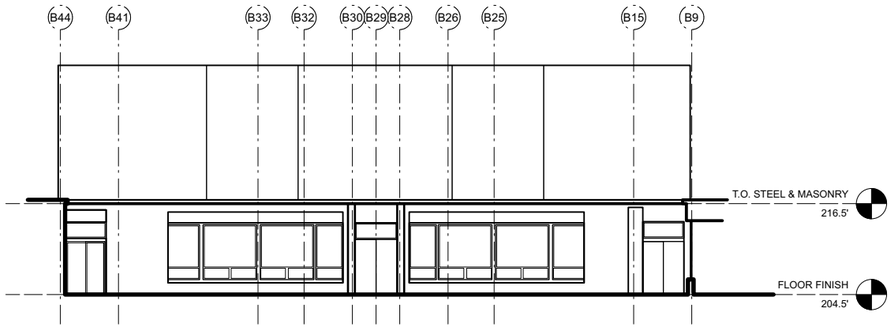


South Elevation of West Classroom Wing | 1

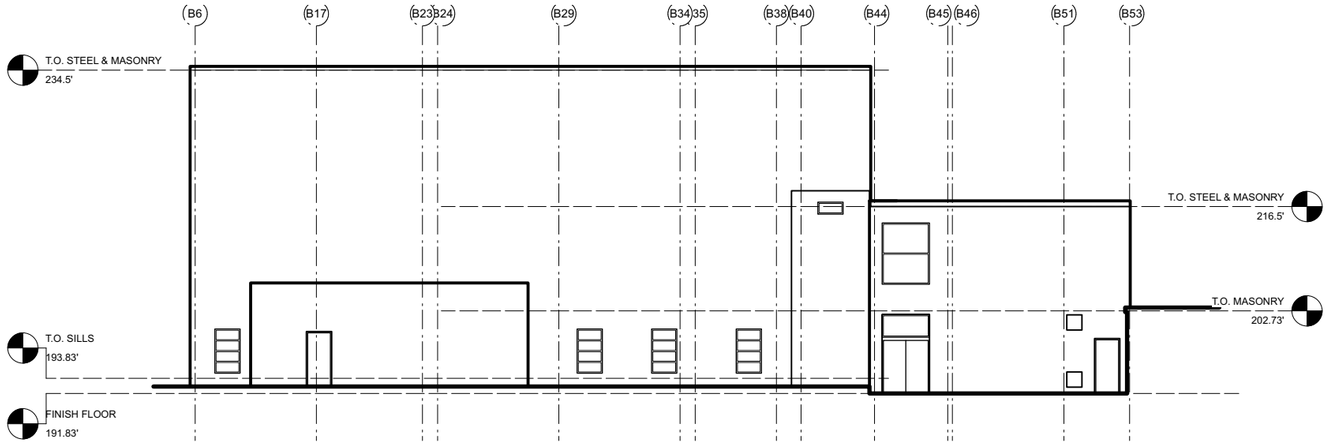


Section F
Exterior Elevations

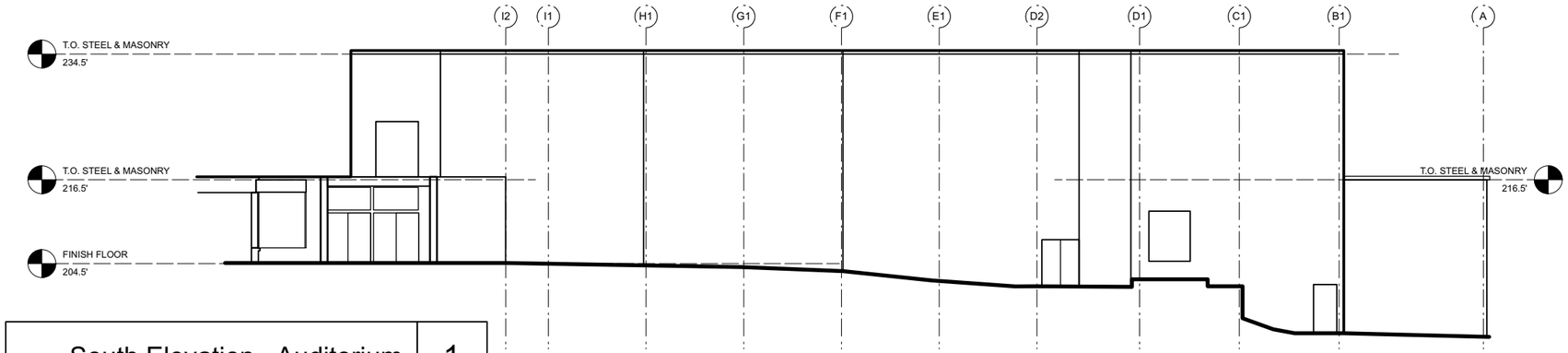
Scale1:240



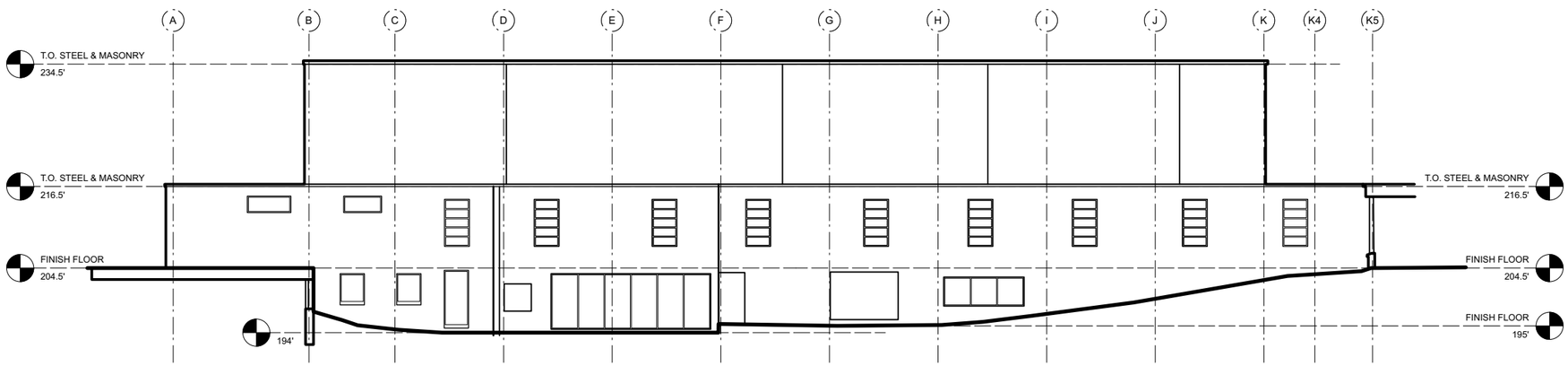
West Elevation - Auditorium | 1



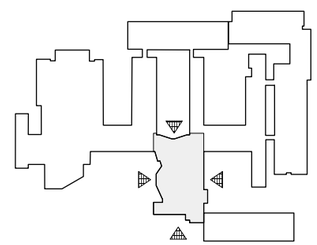
East Elevation - Auditorium | 1



South Elevation - Auditorium | 1

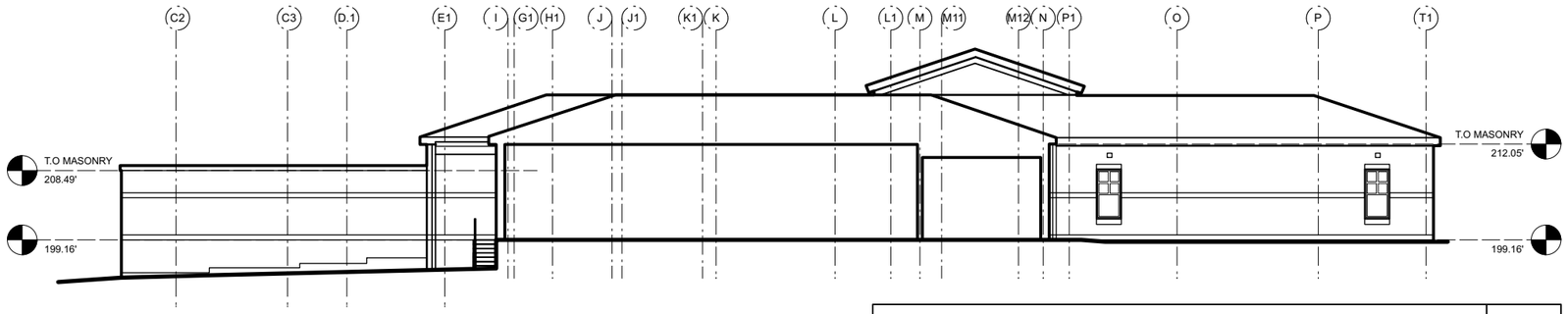


North Elevation - Auditorium | 1

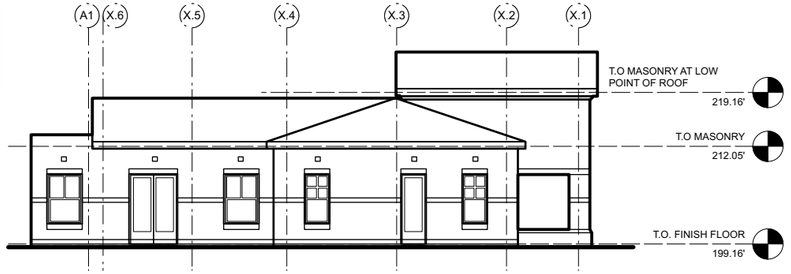


Section B
Exterior Elevations

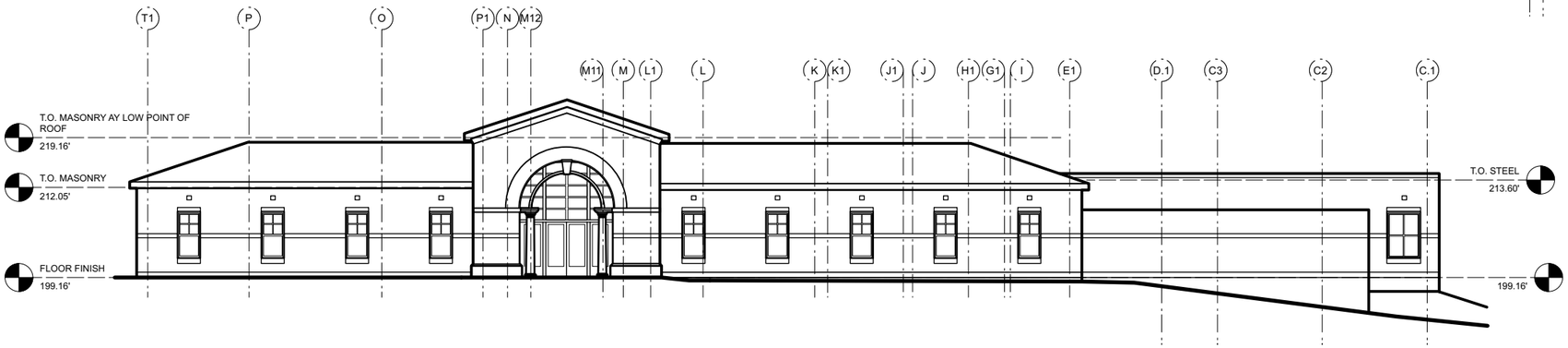
Scale1:240



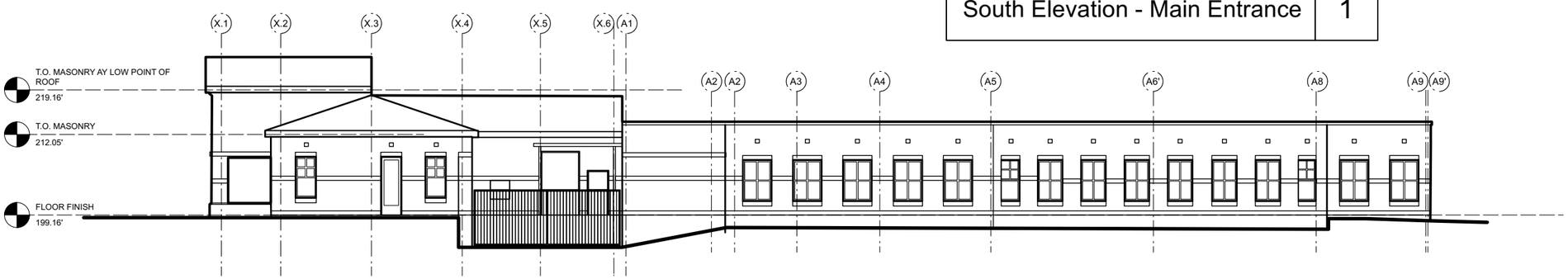
North Elevation / Section through Receiving | 1



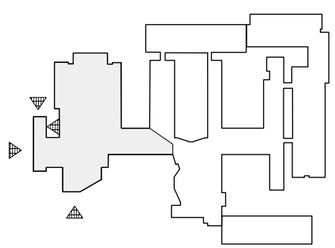
West Elevation - Main Entrance | 1



South Elevation - Main Entrance | 1

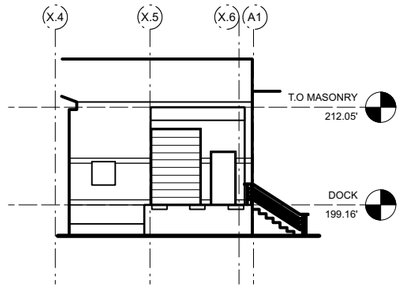


East Elevation - Main Entrance | 1

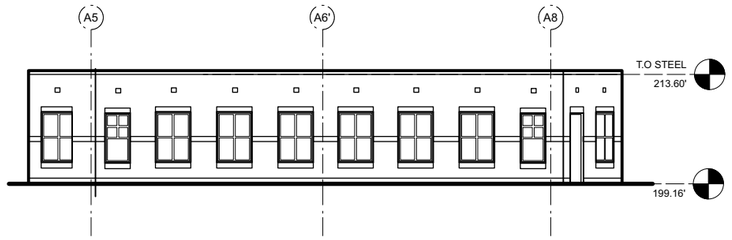


Section A
Exterior Elevations

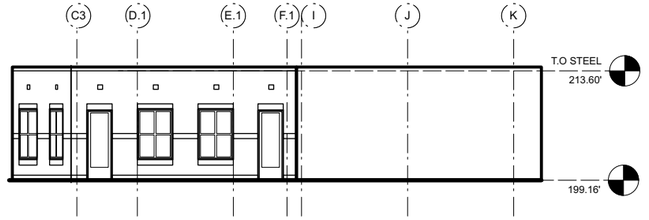
Scale1:240



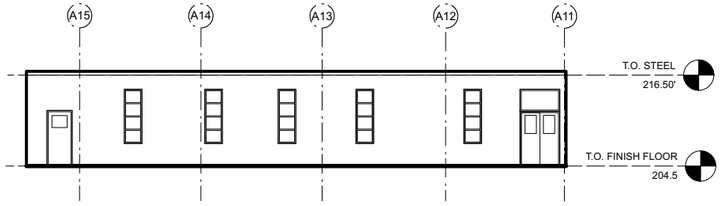
East Elevation at Receiving | 1



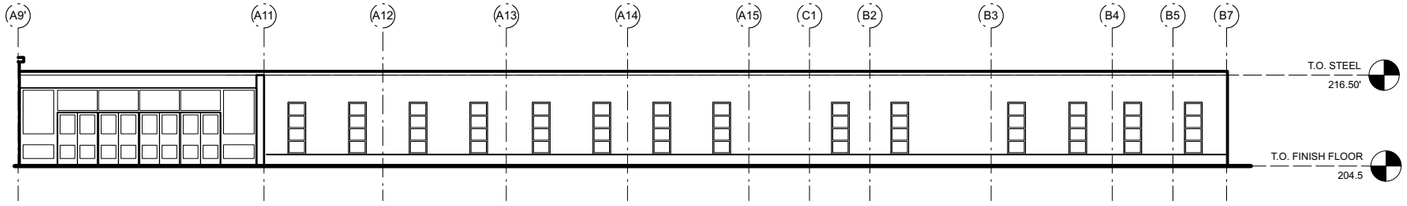
Elevation at Splayed Cafeteria Wall | 1



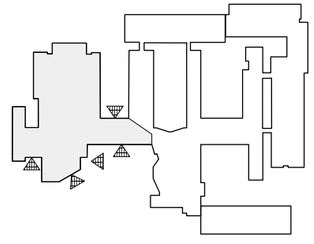
North Elevation at Cafeteria | 1



West Elevation Main Wing | 1



East Elevation Main Wing | 1



Section A
Exterior Elevations

Scale1:240

FLANSBURGH

H. Property Deeds

Preliminary Design Program
Agawam High School

484

BOOK 79 Aug 1 '33

Witness our hand and seal this 19th day of November 1953

Roland W. Boyden — Robin G. Matthews

To Both — Martha R. Matthews

The Commonwealth of Massachusetts

Hampden ss. November 19th 1953

Then personally appeared the above named Robin G. Matthews and Martha R. Matthews

and acknowledged the foregoing instrument to be their free act and deed, before me

Roland W. Boyden
Notary Public — Justice of the Peace

My Commission Expires Feb 4 1955

REC'D NOV 19 1953 AT 10:39 A.M. AND REC'D FROM THE ORIGINAL

28475

Agawam, Massachusetts

Plans 41
Page 116

KNOW ALL MEN BY THESE PRESENTS, that, we, FREDERICK C. EMERSON, EDWARD W. TALMADGE, and WILLIAM E. VIGNEAUX, acting as the BOARD OF SELECTMEN of the Town of Agawam, County of Hampden, Commonwealth of Massachusetts, did on the said 26th day of October, 1953, adopt the following order, to wit:-

ORDERED, that the said, FREDERICK C. EMERSON, EDWARD W. TALMADGE and WILLIAM E. VIGNEAUX, acting as the BOARD OF SELECTMEN in the exercise of the power conferred upon them as such Board of Selectmen of the Town of Agawam, by Section 14 of Chapter 40 and Chapter 79 of the General Laws, (Ter. Ed.) and of all other acts in addition thereto and in amendment thereof and of all other power and authority hereunto enabling having been duly authorized by vote of the Town, adopted by the Town Meeting held December 8, 1952, at which meeting an appropriation for the taking of the parcels of land hereinafter described having been made, have taken and do take for school purposes the fee simple in the land together with all trees thereof, if any, and structures affixed thereto, if any, situated in the Town and described as follows.

PARCEL 1. Beginning at a point in the Northerly line of Cooper Street distant Four Hundred Eighty-One and 6/10 (481.6) feet South 83° 1' West of County Highway bound on the Northerly line of Cooper Street; thence
NORTHERLY 4° 39' EAST, Eight Hundred Thirty-Six and 07/100 (836.07) feet along the Westerly line of a parcel of land owned by Tony and Margaret Liquori and described as Parcel 1 in Book 1700, Page 81 as recorded in the Hampden County Registry of Deeds, to a stone bound; thence
WESTERLY along land of Michael Peter Losito and along land of Charles H. and Elizabeth M. Thornton to the Easterly line of Line Street, otherwise known as the parish line between Agawam and Feeding Hills; thence
SOUTHERLY along the easterly line of said Line Street to the Northerly line of property of George H. Provost; thence
EASTERLY and SOUTHERLY along said Provost to an iron pin in the Northerly line of Mill Street; thence
EASTERLY along the Northerly line of Mill Street to the Northerly line of Cooper Street and continuing
EASTERLY along the Northerly line of Cooper Street to the point of beginning.

Being Parcel 2 and Parcel 3 of property owned by TONY and MARGARET LIQUORI as described in Book 1700, Page 81, Hampden County Registry of Deeds.

Being shown as Parcel 1 on the plan hereinafter referred to.

The above parcel is owned by TONY and MARGARET LIQUORI.

PARCEL 2. Beginning on the Northerly line of Mill Street at the Southwest corner of property of Tony and Margaret Liquori at an iron pipe and running
NORTHERLY along said Liquori to a point, thence
WESTERLY along said Liquori to a point, Three Hundred (300) feet from the Easterly line of Line Street, known as the parish line

between Agawam and Feeding Hills; thence
SOUTHERLY through property of George H. Provost to a point in the Northerly line of Mill Street distant Three Hundred (300) feet from the Easterly line of the aforementioned Line Street; thence
EASTERLY along the Northerly line of Mill Street to the point of beginning.

Being a portion of land owned by George H. Provost and described in Book 1954, Page 528 and 529, Hampden County Registry of Deeds.

Being shown as Parcel 2, on a plan hereinafter referred to.

The above parcel is owned by GEORGE H. PROVOST.

PARCEL 3. Beginning at an iron pipe in the Easterly line of Line Street at the Southwesterly corner of property of Kenneth E. and Alice L. Claflin and running
SOUTH 4° WEST along the Easterly line of Line Street, Nineteen (19) feet to an iron pipe; thence
NORTHERLY 81° 32' EAST, Four Hundred Ten and 36/100 (410.36) feet along property of Charles H. and Elizabeth M. Thornton to an iron pipe; thence
SOUTH 9° 10' EAST, One Hundred Twenty-Three (123) feet along said Thornton to an iron pipe; thence
NORTHERLY 73° 10' EAST, Eleven Hundred Forty-Four and 5/10 (1144.5) feet along property of Tony and Margaret Liquori; thence
NORTHERLY 38° 03' EAST, Two Hundred Ninety-Seven (297) feet along said Liquori to a stone bound; thence
TURNING an interior angle 118° 28' with the last described course and running
WESTERLY, Thirty-Three (33) feet to a stone bound at the Southerly end of an old ditch; thence
SOUTHERLY 71° 55' WEST, Nine Hundred Twenty-Five and 65/100 (925.65) feet along property of Giacinto and Teresa Losito to an iron pipe; thence
SOUTH 4° WEST along property of Kenneth E. and Alice L. Claflin, Fifty-Three and 6/10 (53.6) feet to an iron pipe; thence
SOUTHERLY 71° 55' WEST along said Claflin, Four Hundred Thirty-Five and 60/100 (435.60) feet to an iron pipe on the Easterly line of Line Street at the point of beginning.

Being all land conveyed to Michael Peter Losito as recorded in Book 1942, Page 344, Hampden County Registry of Deeds.

Being shown as Parcel 3 on the plan hereinafter referred to.

The above parcel is owned by MICHAEL PETER LOSITO.

PARCEL 4. Beginning at a point in the Southerly line of property of Giacinto and Teresa Losito and being distant Three Hundred (300) feet from the Easterly line of Line Street and running
NORTH 71° 55' EAST, One Hundred Thirty-Five and 6/10 (135.6) feet to an iron pipe; thence
SOUTH 4° WEST, Fifty-Three and 6/10 (53.6) feet to an iron pipe; thence
SOUTH 71° 55' WEST, One Hundred Thirty-Five and 6/10 (135.6) feet to a point in the Southerly line of property of Kenneth E. and Alice L. Claflin; thence
NORTH 4° EAST, Fifty-Three and 6/10 (53.6) feet to the point of beginning.

Being the Easterly portion of land owned by Kenneth E. and Alice L. Claflin and recorded in Book 1930, Page 275 and Book 1829, Page 577, Hampden County Registry of Deeds.

Being shown as Parcel 4 on the plan hereinafter referred to.

The above parcel is owned by KENNETH E. AND ALICE L. CLAFLIN.

PARCEL 5. Beginning at a point in the Northerly line of property of Tony and Margaret Liquori being distant Three Hundred (300) feet from an iron pipe in the Easterly line of Line Street at the Southwesterly corner of Charles H. and Elizabeth M. Thornton and running
NORTH 73° 10' EAST, One Hundred Fifty-Five (155) feet, more or less, to an iron pipe at the Southeasterly corner of property of said Thornton; thence
NORTH 9° 10' WEST, One Hundred Twenty-Three (123) feet to an iron pipe; thence
SOUTH 81° 32' WEST, One Hundred Ten and 36/100 (110.36) feet to a point in the Northerly line of the aforementioned Thornton; thence

SOUTHERLY through land of said Thornton to the point of beginning.

Being a portion of property of Charles H. and Elizabeth M. Thornton as recorded in Book 1657, Page 2, Hampden County Registry of Deeds.

Being shown as Parcel 5 on the plan hereinafter referred to.

The above parcel is owned by CHARLES H. and ELIZABETH M. THORNTON.

PARCEL 6. Beginning at a point on the Northerly line of Kenneth and Alice E. Claflin and distant Three Hundred (300) feet Easterly of the Easterly line of Line Street known as the Parish Line between Agawam and Feeding Hills and running

NORTH 71° EAST, Sixty-Four and 3/10 (64.3) rods to a ditch; thence
NORTH 20° WEST on the said ditch, Nine (9) rods, Twenty-Three (23) Links to a stone bound; thence
SOUTH 71° WEST to a point, Three Hundred (300) feet East of the Easterly line of Line Street; thence
SOUTHERLY to the point of beginning.

Being the Easterly portion of land conveyed to Giacinto and Teresa Losito and recorded in Book 1300, Page 273, Hampden County Registry of Deeds.

Being shown as Parcel 6 on the plan hereinafter referred to.

The above parcel is owned by GIACINTO and TERESA LOSITO.

All of the above 6 parcels are as shown on a plan entitled "High School Site Agawam, Mass." drawn by the Engineering Department, dated June 1953, scale 1" - 100', to be recorded herewith.

It is further ordered that the sum of ONE DOLLAR be awarded to each of the several owners above mentioned for the damage caused by the takings of their properties.

THAT the damages shall be payable when entry shall be made upon the land as laid out and when possession thereof shall be taken.

THAT the Treasurer of the Town be and hereby is authorized to pay the said sums to the owners of the land as specified above or their heirs, successors or assigns when the same shall become payable as above provided.

THAT immediately after the right to damages becomes vested the Town Clerk in the name and on behalf of the Town shall give notice thereof to the persons entitled thereto in compliance with the provisions of Section 8 of Chapter 79 of the General Laws (Ter. Ed.) and acts in amendment thereof and in addition thereto.

THAT within thirty (30) days after the adoption of this order a copy thereof certified by the Town Clerk together with the plan hereinbefore mentioned pertaining to the taking of said land for school purposes, be recorded in the Registry of Deeds for the County of Hampden.

BOARD OF SELECTMEN
OF THE
TOWN OF AGAWAM

Frederick C. Lawson

Edward W. Holmes Jr.

William L. Vigneaux

A true copy.

Attest:

Brandon R. Stebbins
Town Clerk

TOWN OF AGAWAM MASSACHUSETTS

OFFICE OF TOWN CLERK AND TREASURER

BRANDON N. LETELLIER,
Town Clerk and Treasurer

June 1, 1953

I hereby certify that the following is a true copy of a vote taken at the Special Town Meeting held December 8, 1952:

Article 14. Voted 385-Yes to 50-No, To take by Eminent Domain and/or by purchase under the authority of General Laws, Chapter 79, Section 1 to 3 inclusive, and Chapter 40, Section 14, and to transfer the sum of $25,000.00 from the Excess and Deficiency Fund for said taking by Eminent Domain and/or purchase and to authorize the Board of Selectmen to make such taking by Eminent Domain and/or purchase for School purposes the following described parcels of land:

Parcel 1

Beginning at a point in the northerly line of Cooper Street distant 481.6 feet South 83° 1' West of County Highway bound on the northerly line of Cooper Street; thence northerly 4° 39' East 836.07 feet along the westerly line of a parcel of land owned by Tony and Margaret Liquori and described as parcel 1 in Book 1700, Page 81 as recorded in the Hampden County Registry of Deeds, to a stone bound; thence westerly along land of Michael Peter Losito and along land of Charles H. and Elizabeth M. Thornton to the easterly line of Line Street, otherwise known as the parish line between Agawam and Feeding Hills; thence southerly along the easterly line of said Line Street to the northerly line of property of George H. Provost; thence easterly and southerly along said Provost to an iron pin in the northerly line of Mill Street; thence easterly along the northerly line of Mill Street to the northerly line of Cooper Street and continuing easterly along the northerly line of Cooper Street to the point of beginning. Being parcel 2 and parcel 3 of property owned by Tony and Margaret Liquori as described in Book 1700, Page 81 Hampden County Registry of Deeds.

Parcel 2

Beginning on the northerly line of Mill Street at the southwest corner of Property of Tony and Margaret Liquori at an iron pipe and running northerly along said Liquori to a point, thence westerly along said Liquori to a point 300 feet from the easterly line of Line Street, known as the parish line between Agawam and Feeding Hills; thence southerly through property of George H. Provost to a point in the northerly line of Mill Street distant 300 feet from the easterly line of the aforementioned Line Street; thence easterly along the northerly line of Mill Street to the point of beginning. Being a portion of land owned by George H. Provost and described in Book 1054, Pages 528 and 529 Hampden County Registry of Deeds.

Parcel 3

Beginning at an iron pipe in the easterly line of Line Street at the southwesterly corner of property of Kenneth E. and Alice L. Claflin and running South 4° West along the easterly line of Line Street 19 feet to an iron pipe; thence northerly 81° 32' East 410.36 feet along property of Charles H. and Elizabeth M. Thornton to an iron pipe; thence South 9° 10' East 123 feet along said Thornton to an iron pipe; thence northerly 73° 10' East 1144.5 feet along property of Tony and Margaret Liquori; thence northerly 38° 03' East 297 feet along said Liquori to a stone bound; thence turning an interior angle 118° 28' with the last described course and running westerly 33 feet to a stone bound at the southerly end of an old ditch; thence southerly 71° 55' West 925.65 feet along property of Giacinto and Teresa Losito to an iron pipe; thence South 4° West along Property of Kenneth E. and Alice L. Claflin 53.6 feet to an iron pipe; thence southerly 71° 55' West along said Claflin 435.60 feet to an iron pipe on the easterly line of Line Street at the point of beginning. Being all land conveyed to Michael Peter Losito as recorded in Book 1942, Page 344, Hampden County Registry of Deeds.

Parcel 4

Beginning at a point in the southerly line of property of Giacinto and Teresa Losito and being distant 300 feet from the easterly line of Line Street and running North 71° 55' East 135.6 feet to an iron pipe in the southerly line of said Losito; thence South 4° West 53.6 feet to an iron pipe; thence South 71° 55' West 135.6 feet to a point in the southerly line of property of Kenneth E. and Alice L. Claflin; thence North 4° East 53.6 feet to the point of beginning. Being the easterly portion of land owned by Kenneth E. and Alice L. Claflin and recorded in Book 1930, Page 275 and Book 1829, Page 577, Hampden County Registry of Deeds.

Parcel 5

Beginning at a point in the northerly line of property of Tony and Margaret Liquori being distant 300 feet from an iron pipe in the easterly line of Line Street at the southwesterly corner of Charles H. and Elizabeth M. Thornton and running North 73° 10' East 155 feet more or less to an iron pipe at the southeasterly corner of property of said Thornton; thence North 9° 10' West 123 feet to an iron pipe; thence South 81° 32' West 110.36 feet to a point in the northerly line of the aforementioned Thornton; thence southerly through land of said Thornton to the point of beginning. Being a portion of property of Charles H. and Elizabeth M. Thornton as recorded in Book 1657, Page 2, Hampden County Registry of Deeds.

Parcel 6

Beginning at a point on the northerly line of Kenneth and Alice E. Claflin and distant 300 feet easterly of the easterly line of Line Street Known as the Parish Line between Agawam and Feeding Hills and running North 71° East 64.3 rods to a ditch; thence North 20° West on the said ditch 9 rods 23 links to a stone bound; thence South 71° West to a point 300 feet East of the easterly line of Line Street; thence southerly to the point of beginning. Being the easterly portion of land conveyed to Giacinto and Teresa Losito and recorded in Book 1300, Page 273, Hampden County Registry of Deeds.

Attest: Brandon G. Letellier
Town Clerk

(SEAL) ...PORATED JUNE...

REC'D NOV 20 1956 AT 10:45 AM AND RECD FROM:

See B2251 P240

28477

Commonwealth of Massachusetts

HAMPDEN, SS.

To the Sheriffs of our several Counties, or their Deputies, or the Constables of any City or Town within our said Commonwealth duly qualified to serve civil process,

Greeting:

WHEREAS, First Personal Bankers Inc., a corporation duly organized by law and having a regular and usual place of business in

Springfield, in said County, Plaintiff, on the thirteenth day of November in the year of our Lord one thousand nine hundred and fifty- three before the District Court of Springfield, recovered judgment against

Karl Hartman of 89 LaSalle Street, in East Longmeadow

in said Hampden County, for the sum of five hundred five - - - - - - - - - - - - - - - - - - dollars and twenty-six - - - - - - - - - - cents, debt or damage, and eighteen - - - - - - - - - - dollars and fifty - - - cents, costs of suit, as to us appears of record, whereof execution remains to be done.

Dam. $505.26

Costs 18.50

523.76

We command you, therefore, that of the money of the said judgment debtor or of his goods or chattels, lands or tenements within your precinct, at the value thereof in money, you cause to be levied, paid and satisfied unto said judgment creditor the aforesaid sums, being five hundred twenty-three dollars and seventy-six cents in the whole, together with interest thereon from the day of the rendition of said judgment,

FLANSBURGH

I. AHS SBC Meeting Minutes

Preliminary Design Program
Agawam High School

Town of Agawam

School Building Committee

36 Main Street, Agawam, MA 01001-1837

Phone: 413-786-0400 Fax: 413-786-9927

Meeting Minutes
June 21, 2022

Committee Members Present: Jim Blain, Jennifer Bonfiglio, Raymond Casella, Robert Clickstein, Louis Conte, Dawn DeMatteo, Sheila Hoffman, Brian Pagella, Mayor William Sapelli, Anthony Suffriti, Robin Wozniak, Melissa Zawadzki
Others Present: None

Meeting called to order at 10:00 AM by Chair Bonfiglio

1. **Welcome** – Introduction of Committee Members:

Jim Blain, Jennifer Bonfiglio, Raymond Casella, Robert Clickstein, Louis Conte, Dawn DeMatteo, Sheila Hoffman, Timothy Karetka, Brian Melloni, Brian Pagella, Mayor William Sapelli, Anthony Suffriti, Robin Wozniak, Melissa Zawadzki

2. **Review of Committee Charge**

Chair Bonfiglio provided documentation outlining the charge of the school building committee to oversee the design and building process of a new school project. Future meetings will be schedule at the Library conference Room with a target time of 3:00 PM.

3. **Organization of Committee**

Chair Bonfiglio entertained nominations for Vice-Chair & Secretary. After a brief description of responsibilities, Jim Blain motion to nominate Dawn DeMatteo for Secretary. Motion was seconded by Louis Conte. All in favor. Motion by Dawn DeMatteo to nominate Anthony Suffriti as Vice Chair. Motion seconded by Robin Wozniak. All in favor.

4. **Update on Massachusetts School Building Authority (MSBA) Process**

Chair Bonfiglio updated the committee on the MSBA process including description of the modules. She further explained the district is currently in Module 2 which includes Forming the Project Team. A vote will be needed tonight to approve the draft Request for Service be sent to MSBA for approval. The Committee will also need to form an OPM Selection Subcommittee.

5. **Review draft Owner's Project Manager (OPM) Request for Services (RFS)**

Chair Bonfiglio provided a brief description on the Request for Services Process which will be used to select an Owner's Project Manager to work with the Town on the project. After completion of the OPM

Selection, the Town will begin a similar process to select a Designer. Both must be approved by MSBA. Chair Bonfiglio prepared the draft RFS which is ready to be sent to MSBA for approval.

6. Vote to approve the RFS to be sent to MSBA

Motion by Anthony Suffriti to approve the draft Request for Services to be sent to MSBA for approval. And authorize the Selection Committee to asvertise the RFS. Second by Melissa Zawadzki. All in favor.

7. Appoint OPM Selection Committee

Motion by Jim Blain to form a 3-person OPM selection Committee and nominate Jennifer Bonfiglio, Brian Pagella and Raymond Casella. Second by Melissa Zawadzki. All in favor.

8. Review timeline and project milestones

Chair Bonfiglio provided the following timeline:

August 24, 2022	RFS is advertised and appears in Central Register.
September 7, 2022	2:30 PM Informational meeting and site inspection
September 15, 2022	Responses due
October 12, 2022	Final selection submitted to the MSBA for review and approval
November 7, 2022	Anticipated MSBA OPM Review Panel Meeting

9. Correspondences: None

10. Any other business that may legally come before the Committee: None

11. Adjournment: Motion to adjourn by Anthony Suffriti. Second by Melissa Zawadzki. All in favor.

I CERTIFY THAT THIS IS A TRUE COPY OF THE ORIGINAL.
ATTEST: _____
VINCENT GIOSCIA, TOWN CLERK
TOWN OF AGAWAM, MASSACHUSETTS, U.S.A.

RECEIVED
2022 NOV -7 A 11:48
CLERK'S OFFICE
TOWN OF AGAWAM

SCHOOL BUILDING COMMITTEE (SBC) MEETING – KICK-OFF MEETING

December 13, 2022 | In-Person Meeting | 3:00PM

High School Building Committee
Agawam Public Library, Pierce Conference Room
750 Cooper Street
Agawam, MA 01001

William Sapelli- Chair	Jim Blain	Jennifer Bonfiglio	Raymond Casella
Robert Clickstein	Louis Conte	Dawn DeMatteo	Sheila Hoffman
Timothy Karetka	Brian Melloni	Brian Pagella	Anthony Suffriti
Robin Wozniak	Christopher Caputo	Linda Liporto	James Riefstahl
Jim Rogers	Adele Sands	Jay Faxon	

Meeting Minutes for December 13, 2022

A scheduled meeting of the High School Building Committee was held on December 13, 2022 at 3:00pm, at the Pierce Conference Room in Agawam Public Library. Committee members and attendees present were:

Voting Member	**Present**	**Absent**	**Notes**
William Sapelli-Chair	X		
Jennifer Bonfiglio	X		
Raymond Casella	X		
Robert Clickstein		X	
Louis Conte	X		
Dawn DeMatteo	X		
Sheila Hoffman		X	
Timothy Karetka	X		
Brian Melloni	X		
Brian Pagella	X		
Anthony Suffriti	X		
Robin Wozniak		X	
Christopher Caputo	X		
Project Team Members			
Linda Liporto	X		Leftfield - Senior Project Manager
James Riefstahl	X		Leftfield - Project Director
Jim Rogers		X	Leftfield - Owner
Adele Sands		X	Leftfield - Education Liaison

Meeting was called to order by Chair-Mayor Sapelli at 3:04pm.
(7 voting members required for a quorum).

1 – Introductions

James Riefstahl and Linda Liporto introduced themselves as the Leftfield team. All SBC members introduced themselves around the room.

2 – Meeting Presentation

The Leftfield team displayed a digital presentation that covered the upcoming steps in the process. The presentation started with introductions of the LeftField team, covered the upcoming 20 months schedule, the designer selection process, and the MSBA upcoming steps.

3 - MSBA Process

During the presentation the MSBA Designer Selection Panel ("DSP") was discussed. This panel is required for any project over $5 million dollars and is led by the MSBA's DSP which is composed of 13 MSBA and Industry experts plus 3 assigned Agawam representatives. One member must be the Superintendent or their designee, one must be the CEO/Mayor/Town Manager or their designee, and one must be a member of the School Committee. Nine members present constitutes a quorum.

After Committee discussion, a request for a vote to assign the Mayor William Sapelli, Superintendent Sheila Hoffman and School Committee member Dawn DeMatteo as DSP Members was made by Jim Blain, second by Anthony Suffriti, and motion was approved unanimously by those present via roll call:

Voting Member	In Favor	Opposed	Absent	Abstained
William Sapelli-Chair	X			
Jennifer Bonfiglio	X			
Raymond Casella	X			
Robert Clickstein			X	
Louis Conte	X			
Dawn DeMatteo	X			
Sheila Hoffman			X	
Timothy Karetka	X			
Brian Melloni	X			
Brian Pagella	X			
Anthony Suffriti	X			
Robin Wozniak			X	
Christopher Caputo	X			

Jennifer Bonfiglio made a motion to approve the submission of the draft RFS to the MSBA. The motion was seconded by Anthony Suffriti and approved unanimously by those present via roll call:

Voting Member	In Favor	Opposed	Absent	Abstained
William Sapelli-Chair	X			
Jennifer Bonfiglio	X			
Raymond Casella	X			
Robert Clickstein			X	
Louis Conte	X			
Dawn DeMatteo	X			
Sheila Hoffman			X	
Timothy Karetka	X			
Brian Melloni	X			
Brian Pagella	X			
Anthony Suffriti	X			
Robin Wozniak			X	
Christopher Caputo	X			

4 – Public Comment

No public attendees were present.

5 – New Business

No questions were raised.

6 – Next Meeting

Leftfield asked about upcoming meetings, and the suggestion for SBC meetings every 2nd and 4th Tuesday at 3pm was made. Next meeting will be January 10, 2023 via zoom. Discussion of some meetings being held in person when a presentation is made, and some meetings that only requires updates and votes can be held via zoom. The January 10th meeting will be an update on the Designer RFS process only, and will be held via zoom.

A motion to adjourn was made by Chris Caputo, seconded by Louis Conte.

Voting Member	In Favor	Opposed	Absent	Abstained
William Sapelli-Chair	X			
Jennifer Bonfiglio	X			
Raymond Casella	X			
Robert Clickstein			X	
Louis Conte	X			
Dawn DeMatteo	X			
Sheila Hoffman			X	
Timothy Karetka	X			
Brian Melloni	X			
Brian Pagella	X			
Anthony Suffriti	X			
Robin Wozniak			X	
Christopher Caputo	X			

SCHOOL BUILDING COMMITTEE (SBC) MEETING

January 10, 2023 Zoom Meeting 3:00PM

High School Building Committee

William Sapelli- Chair	Jim Blain	Jennifer Bonfiglio	Raymond Casella
Robert Clickstein	Louis Conte	Dawn DeMatteo	Sheila Hoffman
Timothy Karetka	Brian Melloni	Brian Pagella	Anthony Suffriti
Robin Wozniak	Christopher Caputo		

LeftField

Jim Rogers	James Riefstahl	Linda Liporto	Jay Faxon
Adele Sands			

Meeting Minutes for January 10, 2023

A scheduled meeting of the High School Building Committee was held on January 10, 2023 at 3:00pm via zoom. Committee members and attendees present were:

Voting Member	**Present**	**Absent**	**Notes**
William Sapelli-Chair	X		
Jim Blain	X		
Jennifer Bonfiglio	X		
Raymond Casella		X	
Robert Clickstein	X		
Louis Conte		X	
Dawn DeMatteo	X		
Sheila Hoffman	X		
Timothy Karetka	X		
Brian Melloni	X		
Brian Pagella		X	
Anthony Suffriti	X		
Robin Wozniak	X		
Christopher Caputo	X		
Project Team Members			
Linda Liporto	X		Leftfield - Senior Project Manager
James Riefstahl	X		Leftfield - Project Director
Jim Rogers	X		Leftfield - Owner
Adele Sands	X		Leftfield - Education Liaison
Jay Faxon	X		LeftField MEP

Meeting was called to order by Chair-Mayor Sapelli at 3:06pm.
(7 voting members required for a quorum).

1 – Introductions

James Riefstahl and Linda Liporto introduced themselves as the Leftfield team, as did Jim Rogers and Jax Faxon.

2 – Approval of December minutes

Jennifer Bonfiglio made a motion to approve the minutes of December 13, 2022. Mayor Sapelli seconded the motion and it was unanimously approved via roll call with Robert Clickstein, Sheila Hoffman, and Robin Wozniak abstaining.

3 – Approval of Invoice(s)

Linda Liporto requested a vote to approve LeftField's invoice for December totaling $15,000. Jennifer Bonfiglio made the motion to approve, seconded by Anthony Suffriti. The motion was unanimously approved via roll call vote.

4 – Designer Selection Process

Linda Liporto, LeftField explained the need for monthly SBC meetings as well as the Designer Selection Process. She described the RFS that had been posted and the recent walkthrough, attended by design teams, consultants and engineers. James Riefstahl added that the design teams that came to the walkthrough were impressive. Ms. Liporto mentioned that there may be firms who submit proposals even though they did not attend the walkthrough. Once the proposals are submitted, the LeftField team will work with Agawam on sending everything to the MSBA, as well as working with the Agawam Designer Selection Team, Mayor Sapelli, Ms. Bonfiglio and Ms. Wozniak, on their process and preparation for the February MSBA Designer Selection meeting. Jim Rogers mentioned how the MSBA vote works and after a follow-up question by Mayor Sapelli, Ms. Liporto added more detail regarding how many votes the District gets versus the number of votes the MBSA gets.

4 – Public Comment

There was no public in attendance, therefore no public comment.

5 – New Business

There was no new business.

6 – Next Meeting

Ms. Liporto addressed the need to have a monthly meeting, which will ultimately need to be twice monthly when there is a designer on board or when other issues arise. That would make the next meeting fall on **February 14, 2023.** She suggested that it might be beneficial to the committee to have the meeting in person, as the proposals with be in. Ms. Bonfiglio and Mayor Sapelli agreed, so it was decided to hold the meeting in person at 3pm in the library.

7-Adjournment

A motion to adjourn was made by Christopher Caputo, seconded by Anthony Suffriti. The motion was carried unanimously, via roll call vote. The meeting was adjourned at 3:32pm

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) MEETING

February 14, 2023 Zoom Meeting 3:00PM

High School Building Committee

William Sapelli- Chair	Jim Blain	Jennifer Bonfiglio	Raymond Casella
Robert Clickstein	Louis Conte	Dawn DeMatteo	Sheila Hoffman
Timothy Karetka	Brian Melloni	Brian Pagella	Anthony Suffriti
Robin Wozniak	Christopher Caputo		

LeftField

Jim Rogers	James Riefstahl	Linda Liporto	Jay Faxon
Adele Sands			

Meeting Minutes for February 14, 2023

A scheduled meeting of the High School Building Committee was held on February 14, 2023 at 3:00pm at the Community Room at the Library. Committee members and attendees present were:

Voting Member	**Present**	**Absent**	**Notes**
William Sapelli-Chair	X		
Jim Blain	X		
Jennifer Bonfiglio	X		
Raymond Casella		X	
Robert Clickstein	X		
Louis Conte		X	
Dawn DeMatteo	X		
Sheila Hoffman	X		
Timothy Karetka	X		
Brian Melloni		X	
Brian Pagella	X		
Anthony Suffriti	X		
Robin Wozniak	X		Arrived at 3:07pm
Christopher Caputo	X		
Project Team Members			
Linda Liporto	X		Leftfield - Senior Project Manager
James Riefstahl	X		Leftfield - Project Director
Jim Rogers		X	Leftfield - Owner
Adele Sands		X	Leftfield - Education Liaison
Jay Faxon		X	LeftField MEP

Meeting was called to order by Chair-Mayor Sapelli at 3:05pm.
(7 voting members required for a quorum).

1 – Introductions

James Riefstahl and Linda Liporto briefly went through the agenda for the meeting.

2 – Approval of January minutes

Mayor Sapelli made a motion to approve the minutes of January 10, 2023. Christopher Caputo seconded the motion and it was unanimously approved via roll call.

3 – Approval of Invoice(s)

Linda Liporto requested a vote to approve LeftField's invoice for January totaling $15,000. Jennifer Bonfiglio made the motion to approve, seconded by Dawn DeMatteo. The motion was unanimously approved via roll call vote.

4 – OPM & Designer Update

Linda Liporto and James Riefstahl, LeftField gave an update on the Designer Selection Process by summarizing the Advertisement that was posted on 1/4/23, the subsequent walkthrough on 1/9/23 and gave a list of companies that attended the walkthrough. Proposals were due on 2/1 and three companies submitted proposals – the companies were Caolo & Bieniek, Flansburgh and JCJ Architecture. Next steps will be the Designer Selection Process with the DSP, starting with an internal meeting with the Agawam panel members on 2/17 and then the DSP Panel meeting on 2/28.

Next James Riefstahl went through some of the initial design concepts that were presented by the three firms in their proposals. The concepts show different site options with ideas of renovated building layouts and options of locations for the buildings on the existing site.

The last slide in the presentation gave a brief overview of the current schedule for the project.

4 – Public Comment

There was no public in attendance, therefore no public comment.

5 – New Business

There was no new business.

6-Adjournment

A motion to adjourn was made by Christopher Caputo, seconded by Mayor Sapelli. The motion was carried unanimously, via roll call vote. The meeting was adjourned at 4:23pm

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) MEETING #4

March 27, 2023 Agawam Pubic Library Community Room 3:00PM

Meeting Minutes for March 27, 2023

A scheduled meeting of the High School Building Committee was held on March 27, 2023 at 3:00pm at the Community Room at the Library. Committee members and attendees present were:

Voting Member	**Present**	**Absent**	**Notes**
William Sapelli-Chair	X		
Jim Blain	X		
Jennifer Bonfiglio	X		
Raymond Casella	X		
Robert Clickstein	X		
Louis Conte	X		
Dawn DeMatteo	X		
Sheila Hoffman	X		
Timothy Karetka	X		
Brian Melloni	X		
Brian Pagella	X		
Anthony Suffriti	X		Arrived at 3:29pm
Robin Wozniak		X	
Christopher Caputo	X		
Project Team Members			
Linda Liporto	X		Leftfield - Senior Project Manager
James Riefstahl	X		Leftfield - Project Director
Jim Rogers		X	Leftfield - Owner
Adele Sands		X	Leftfield - Education Liaison
Jay Faxon		X	LeftField MEP
Kent Kovacs	X		Flansburgh - Principal-in-Charge
Vince Dubé	X		Flansburgh - Project Manager
Madeleine Le	X		Flansburgh - Project Architect
Roberta Nardi		X	Flansburgh - Project Designer

7 voting members required for a quorum

Meeting was called to order by Chair-Mayor Sapelli at 3:05pm.

1 – Agenda

James Riefstahl and Linda Liporto briefly went through the agenda for the meeting and introduced members of the Flansburgh Team in attendance to the Committee.

2 – Approval of February Minutes

Mayor Sapelli made a motion to approve the minutes of February 14, 2023. Christopher Caputo seconded the motion and it was unanimously approved via roll call.

3 – Approval of Invoice(s)

Linda Liporto requested a vote to approve LeftField's invoice for February totaling $20,000. Jennifer Bonfiglio made the motion to approve, seconded by Dawn DeMatteo. The motion was unanimously approved via roll call vote.

4 – OPM & Designer Updates

Designer Selection Process – Complete: Linda Liporto and James Riefstahl, LeftField gave an update on the Designer Selection Panel (DSP), summarized as follows: On Tuesday, March 14th the DSP interviewed the 3 firms Caolo & Bieniek, Flansburgh, and JCJ Architecture. The DSP voted to proceed with Flansburgh Architects, with the majority of 1st place votes going to Flansburgh. Second place was JCJ and third place was Caolo & Bieniek.

Flansburgh Presentation: The Flansburgh Team – Kevin Kovacs, Vince Dubé, and Madeleine Le – presented to the Committee a condensed version of what was presented at the DSP interview.

5 – Designer Contract

Linda Liporto provided an overview of the Designer contract to the School Building Committee. Their contract was set up as follows: Feasibility Study (lump sum) - $365,000; Schematic Design (lump sum) - $320,000; Reimbursable allowances - $100,000; for a total of $785,000.

LeftField explained the differences between payment of lump sum and allowances. With lump sums, the vendor is entitled to the full fee, and is usually paid in accordance with a pre-determined fee schedule. Allowances are used when a type of scope is expected to be performed, but the exact quantity is unknown at the time of contract. It is a best-guess, and the vendor is only entitled to the expenses that it costs them to perform this work.

The total contract value was $15,000 under the initially allotted budget. These savings were moved to the Other budget line where it can be utilized for other project costs.

LeftField reviewed the value of their contract as compared to other projects and found it in line with other architect's contracts.

LeftField provided the following motion:

Motion to approve the Feasibility Study/Schematic Design Flansburgh contract as presented for a total contract fee of $785,000, which is comprised of $685,000 of a lump sum fee for basic services and $100,000 of fee dedicated to reimbursable services allowance.

This motion was moved by Jennifer Bonfiglio and seconded by Sheila Hoffman. The motion was unanimously approved via roll call vote.

6 – Next Steps

LeftField provided a brief overview of the project, with Flansburgh noting their agreement with the schedule as laid out.

7 – Public Comment

There was no public in attendance, therefore no public comment.

8 – New Business

There was no new business.

9– Next Meeting

The Committee and Project Team agreed to schedule the SBC meetings for every 2nd and 4th Monday of the month, at 3pm, in the Agawam Public Library Community Room, with the option to be hybrid and/or virtual as desired.

10 – Adjournment

A motion to adjourn was made by Christopher Caputo, seconded by Mayor Sapelli. The motion was carried unanimously, via roll call vote. The meeting was adjourned at 4:15pm.

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) MEETING #5

May 8, 2023 Agawam Pubic Library Community Room 3:00PM

Meeting Minutes for May 8, 2023

A scheduled meeting of the High School Building Committee was held on May 8, 2023 at 3:00pm at the Community Room at the Library. Committee members and attendees present were:

Voting Member	**Present**	**Absent**	**Notes**
William Sapelli-Chair	X		
Jim Blain	X		
Jennifer Bonfiglio	X		
Raymond Casella		X	
Robert Clickstein	X		
Louis Conte		X	
Dawn DeMatteo	X		
Sheila Hoffman	X		
Timothy Karetka	X		
Brian Melloni	X		
Brian Pagella	X		
Anthony Suffriti		X	
Robin Wozniak		X	
Christopher Caputo		X	
Project Team Members			
Linda Liporto	X		Leftfield - Senior Project Manager
James Riefstahl	X		Leftfield - Project Director
Jim Rogers		X	Leftfield - Owner
Adele Sands		X	Leftfield - Education Liaison
Jay Faxon		X	LeftField MEP
Kent Kovacs	X		Flansburgh - Principal-in-Charge
Vince Dubé		X	Flansburgh - Project Manager
Madeleine Le		X	Flansburgh - Project Architect
Roberta Nardi		X	Flansburgh - Project Designer

7 voting members required for a quorum

Meeting was called to order by Chair-Mayor Sapelli at 3:06pm.

1 – Agenda

Linda Liporto went through the agenda for the meeting.

2 – Approval of Meeting Minutes

Mayor Sapelli made a motion to approve the minutes of March 27, 2023. Jennifer Bonfiglio seconded the motion. No discussion occurred. It was unanimously approved via roll call vote.

3 – Approval of Invoice(s)

Linda Liporto requested a vote to approve LeftField's invoices for March and April totaling $35,000. Mayor Sapelli made the motion to approve, seconded by Brian Pagella. No discussion occurred. The motion was unanimously approved via roll call vote.

4 – OPM & Designer Updates

MSBA Reimbursement Process & Procedures: James Riefstahl provided an overview of how the MSBA reimbursement process works. At the conclusion, LeftField reminded the SBC that reimbursement is not a simple formula of total project cost times the MSBA reimbursement rate. Rather, it is complex formula with the MSBA reimbursing only on MSBA-deemed eligible costs.

Linda Liporto presented on the cost drivers and impacts of the recent and current inflation.

Designer Update: Kent Kovacs of Flansburgh Architects presented a high-level FS/SD design schedule. He also presented the findings from their existing conditions surveys to date via plans, space summary table, narratives and photos. They also presented the current building's existing programmatic breakdown; circulation patterns; multiple level changes; and natural light study.

Flansburgh also presented its findings on what were school spaces in the building vs District or City spaces. The MSBA will generally only reimburse on school specific spaces. As such, a separate project task will be to identify what will remain at the new high school, and what must find a new location elsewhere in the city prior to construction.

7 – Public Comment

There was no public in attendance, therefore no public comment.

8 – New Business

There was no new business.

9– Next Meeting

The Committee and Project Team agreed to schedule the SBC meetings for every 2nd and 4th Monday of the month, at 3pm, in the Agawam Public Library Community Room, with the option to be hybrid and/or virtual as desired. The next meeting is scheduled for **June 12, 2023.**

10 – Adjournment

A motion to adjourn was made by Brian Pagella, seconded by Mayor Sapelli. The motion was carried unanimously, via voice vote. The meeting was adjourned at 4:28pm.

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) MEETING #6

June 12, 2023 Agawam Pubic Library Community Room 3:00PM

Meeting Minutes for June 12, 2023

A scheduled meeting of the High School Building Committee was held on June 12, 2023 at 3:00pm at the Community Room at the Library. Committee members and attendees present were:

Voting Member	**Present**	**Absent**	**Notes**
William Sapelli-Chair	X		
Jim Blain	X		
Jennifer Bonfiglio	X		Arrived at 3:06pm
Raymond Casella	X		
Robert Clickstein	X		
Louis Conte	X		
Dawn DeMatteo	X		
Sheila Hoffman	X		
Timothy Karetka	X		
Brian Melloni	X		
Brian Pagella	X		
Anthony Suffriti	X		
Robin Wozniak		X	
Christopher Caputo	X		
Project Team Members			
Linda Liporto	X		Leftfield - Senior Project Manager
James Riefstahl	X		Leftfield - Project Director
Jim Rogers		X	Leftfield - Owner
Adele Sands	X		Leftfield - Education Liaison
Jay Faxon		X	LeftField MEP
Kent Kovacs	X		Flansburgh - Principal-in-Charge
Vince Dubé		X	Flansburgh - Project Manager
Madeleine Le		X	Flansburgh - Project Architect
Roberta Nardi		X	Flansburgh - Project Designer
Mike Pirollo	X		MLP Integrated Design

7 voting members required for a quorum

Meeting was called to order by Chair-Mayor Sapelli at 3:06pm.

1 – Agenda

Linda Liporto went through the agenda for the meeting.

2 – Approval of Meeting Minutes

Mayor Sapelli made a motion to approve the minutes of May 8, 2023. Sheila Hoffman seconded the motion. No discussion occurred. It was unanimously approved via roll call vote.

3 – Approval of Invoice(s)

Linda Liporto reviewed the current budget and monthly update, and requested a vote to approve LeftField's invoice for May totaling $15,000, and Flansburgh's invoices for April and May services totaling $104,290. Mayor Sapelli made the motion to approve, seconded by Brian Pagella. No discussion occurred. The motion was unanimously approved via roll call vote.

4 –Designer Updates

Schedule Update: Kent Kovacs reviewed the current schedule for educational programming, the Districts Educational Plan completion, as well as a space summary, existing conditions and design alternatives update.

Educational Visioning: Mike Pirollo of MLP made a presentation summarizing the outcome of the prior visioning sessions with faculty, staff, students and parents. It summarized the observations and snapshots of what current challenges exists, strengths and weaknesses, and what the overall goals and priorities are.

Building Evaluation: Kent Kovacs gave an update on the space summary and reviewed the current square footages, as well as what the new programming will require. Part two of that presentation reviewed space variations of what is needed versus what the MSBA might participate in.

Design Alternatives: Kent Kovacs reviewed the upcoming design alternatives that Flansburgh will be working on for the PDP submission.

7 – Public Comment

There was no public in attendance, therefore no public comment.

8 – New Business

There was no new business.

9– Next Meeting

The next meeting is scheduled for **June 26, 2023.**

10 – Adjournment

A motion to adjourn was made by Chris Caputo, seconded by Jennifer Bonfiglio. The motion was carried unanimously, via voice vote. The meeting was adjourned at 4:25pm.

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) MEETING #7

June 26, 2023 Agawam Pubic Library Pierce Conference Room 3:00PM

Meeting Minutes for June 26, 2023

A scheduled meeting of the High School Building Committee was held on June 26, 2023 at 3:00pm at the Pierce Conference Room at the Library. Committee members and attendees present were:

Voting Member	**Present**	**Absent**	**Notes**
William Sapelli-Chair	X		
Jim Blain	X		
Jennifer Bonfiglio	X		
Raymond Casella	X		
Robert Clickstein	X		
Louis Conte	X		
Dawn DeMatteo	X		
Sheila Hoffman	X		
Timothy Karetka	X		
Brian Melloni		X	
Brian Pagella		X	
Anthony Suffriti	X		
Robin Wozniak		X	
Christopher Caputo	X		
Project Team Members			
Linda Liporto	X		Leftfield - Senior Project Manager
James Riefstahl	X		Leftfield - Project Director
Jim Rogers		X	Leftfield - Owner
Adele Sands	X		Leftfield - Education Liaison
Jay Faxon		X	LeftField MEP
Kent Kovacs	X		Flansburgh - Principal-in-Charge
Vince Dubé		X	Flansburgh - Project Manager
Madeleine Le		X	Flansburgh - Project Architect
Roberta Nardi		X	Flansburgh - Project Designer
Mike Pirollo	X		MLP Integrated Design

7 voting members required for a quorum

Meeting was called to order by Chair-Mayor Sapelli at 3:00pm.

1 – Agenda

James Riefstahl went through the agenda for the meeting.

2 – Approval of Meeting Minutes

Jennifer Bonfiglio made a motion to approve the minutes of June 12, 2023. Chris Caputo seconded the motion. No discussion occurred. It was unanimously approved via roll call vote.

3 –Designer Updates

Schedule Update: Kent Kovacs reviewed the current schedule for the Districts Educational Plan completion, as well as a space summary, existing conditions and design alternatives update.

Building Evaluation: Kent Kovacs gave an update on the space summary and reviewed the current square footages, as well as what the new programming will require. Part two of that presentation reviewed space variations of what is needed versus what the MSBA might participate in.

Design Alternatives: Building on the information gleaned from the building evaluation, Kent Kovacs presented (3) series of design alternatives that Flansburgh will be working on for the PDP submission:

- New Construction (2 options)
- 75% Addition/ 25% Renovation (2 options)
- 50% Addition/ 50% Renovation (2 options)

Committee comments and conversation focused on impacts to the existing education operation should an addition/renovation be selected. In some cases (i.e., the gym going offline during a renovation) it was hard to envision a temporary replacement and the related logistics of maintaining the physical education and related sports programs.

7 – Public Comment

There was no public in attendance, therefore no public comment.

8 – New Business

There was no new business.

9– Next Meeting

The next meeting is scheduled for **July 10, 2023.**

10 – Adjournment

A motion to adjourn was made by Chris Caputo, seconded by Robert Clickstein. The motion was carried unanimously, via voice vote. The meeting was adjourned at 4:30pm.

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) MEETING #8

July 10, 2023 Agawam Senior Center, Veterans Hall, 954 Main Street 3:00PM

Meeting Minutes for July 10, 2023

A scheduled meeting of the Agawam High School Building Committee was held on July 10, 2023 at 3:00pm at the Veterans Hall at the Senior Center. Committee members and attendees present were:

Voting Member	**Present**	**Absent**	**Notes**
William Sapelli-Chair	X		
Jim Blain	X		
Jennifer Bonfiglio	X		
Raymond Casella	X		
Robert Clickstein	X		
Louis Conte	X		
Dawn DeMatteo	X		
Sheila Hoffman	X		
Timothy Karetka		X	
Brian Melloni	X		
Brian Pagella	X		
Anthony Suffriti	X		
Robin Wozniak	X		
Christopher Caputo	X		
Project Team Members			
Linda Liporto	X		Leftfield - Senior Project Manager
James Riefstahl		X	Leftfield - Project Director
Jim Rogers		X	Leftfield - Owner
Adele Sands	X		Leftfield - Education Liaison
Jay Faxon		X	LeftField MEP
Kent Kovacs	X		Flansburgh - Principal-in-Charge
Vince Dubé		X	Flansburgh - Project Manager
Madeleine Le		X	Flansburgh - Project Architect
Roberta Nardi		X	Flansburgh - Project Designer
Mike Pirollo		X	MLP Integrated Design

7 voting members required for a quorum

Meeting was called to order by Chair-Mayor Sapelli at 3:04pm.

1 – Agenda

Linda Liporto went through the agenda for the meeting.

2 – Approval of Meeting Minutes

Jennifer Bonfiglio made a motion to approve the minutes of June 26, 2023. Anthony Suffriti seconded the motion. No discussion occurred. It was unanimously approved via roll call vote.

3 – Approval of Invoices

Jennifer Bonfiglio made a motion to approve the invoice for LeftField in the amount of $15,000 and Flansburgh in the amount of $52,145 for a total of $67,145.00 for June services. A presentation of the current budget was also made. Anthony Suffriti seconded the motion. No discussion occurred. It was unanimously approved via roll call vote.

4 –Designer Updates

Kent Kovacs reviewed the current schedule, space summary and current square footages that were presented at the last SBC meeting.

Part two of the presentation showed updates on the (3) series of design alternatives that Flansburgh has been working on for the PDP submission. The updates were made to reflect comments from the SBC at the last meeting, as well as comments during the last Leadership meeting, and took into account concerns about the gym, auditorium and fields not being able to be used for 12-14 months during a potential renovation.

Linda Liporto also mentioned that a comparative and qualitative evaluation sheet will be emailed out to SBC members on 7/11 with a due date of 7/14 for members to review and rate the current options. It was also mentioned that there is no plan for eliminating and voting to discard any options prior to PDP submission at the end of July.

7 – Public Comment

There was no public in attendance, therefore no public comment.

8 – New Business

There was no new business.

9– Next Meeting

The next meeting is scheduled for **July 24, 2023.** Linda and Kent mentioned there may be a need for an interim virtual SBC meeting to present cost comparisons for the current options. Jennifer Bonfiglio also mentioned that next meeting as well as any future meetings might be held at the Senior Center instead of the library.

10 – Adjournment

A motion to adjourn was made by Robert Clickstein, seconded by Mayor Sapelli. The motion was carried unanimously, via voice vote. The meeting was adjourned at 4:05pm.

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) MEETING #9

July 19, 2023 Virtual Zoom meeting 3:00PM

Meeting Minutes for July 19, 2023

A scheduled meeting of the Agawam High School Building Committee was held virtually on July 19, 2023 at 3:00pm via Zoom. Committee members and attendees present were:

Voting Member	**Present**	**Absent**	**Notes**
William Sapelli-Chair	X		
Jim Blain	X		Arrived at 3:03pm
Jennifer Bonfiglio	X		
Raymond Casella	X		Arrived at 3:09pm
Robert Clickstein	X		
Louis Conte		X	
Dawn DeMatteo	X		
Sheila Hoffman	X		
Timothy Karetka	X		
Brian Melloni		X	
Brian Pagella		X	
Anthony Suffriti	X		
Robin Wozniak		X	
Christopher Caputo	X		
Project Team Members			
Linda Liporto	X		Leftfield - Senior Project Manager
James Riefstahl	X		Leftfield - Project Director
Jim Rogers		X	Leftfield - Owner
Adele Sands		X	Leftfield - Education Liaison
Jay Faxon		X	LeftField MEP
Kent Kovacs		X	Flansburgh - Principal-in-Charge
Vince Dubé		X	Flansburgh - Project Manager
Madeleine Le		X	Flansburgh - Project Architect
Roberta Nardi		X	Flansburgh - Project Designer
Jessica Libby	X		Flansburgh – Project Architect
Mike Pirollo		X	MLP Integrated Design

7 voting members required for a quorum

Meeting was called to order by Chair-Mayor Sapelli at 3:00pm.

1 – Agenda

Linda Liporto went through the agenda for the meeting.

2 – Approval of Meeting Minutes

Jennifer Bonfiglio made a motion to approve the minutes of July 10, 2023. Anthony Suffriti seconded the motion. No discussion occurred. It was unanimously approved via roll call vote.

3 – PDP Submission Update

Linda Liporto went through the qualitative summary of the 8 options that have been reviewed and submitted by the SBC committee via email. The basis of the report is that the code upgrade did not receive much support, and that Option 1C for New Construction is the clear winner so far.

Jessica Libby went through the options summaries and noted pro's and con's for each option. Considerations included schedule duration, alignment with MSBA space standards, building standards, district educational program and displacement of existing program.

Linda Liporto also went through the quantitative summary for the 8 options that summarize cost, district share and percentage of reimbursement. At this point in time these are just for comparison, and not actual project costs. Most notable is that all the options are fairly close in comparison to each other, and also close to the option of just doing a code upgrade of the building.

Ray Casella asked if future options will have more detail of building layouts and floor plans, and Linda Liporto noted that the next steps in the process will have more details and layouts as the plan is to reduce the number of options for the next MSBA submission.

Upcoming meetings will discuss the options further, and there will also be another Community Forum. Dawn DeMatteo asked if the flyers for the next Community Forum could be issued soon for distribution to the community.

4 – Public Comment

Kathy Carra and Raymond Rossini were present. Public comment via chat "I have a question....15:23:26 From Kathy Carra to Everyone: What would the schools use in place of the gym and auditorium when it is "offline"?
Linda Liporto responded there is no other location for gym and auditorium functions in the Town of Agawam. Some activities would go outside, others would have to be reconfigured from an educational standpoint. Principal Jim Blain commented, "this is something we struggle with on some of the options, and we know would be tough to work with".

5 – New Business

There was no new business.

6 – Adjournment

A motion to adjourn was made by Chris Caputo, seconded by Anthony Suffriti. The motion was carried unanimously, via voice vote. The meeting was adjourned at 3:41pm.

Agawam High School Building Committee

Agawam High School Building Committee Kick-off Meeting
Tuesday June 21, 2022
10:00 A.M.
Agawam Senior Center
Conference Room
954 Main Street
Agawam, MA 01001

AGENDA

1. Welcome – Introduction of Committee Members
2. Review of Committee Charge
3. Organization of Committee (Entertain Nominations for Vice-Chair & Secretary)
4. Update on Massachusetts School Building Authority (MSBA) Process
5. Review draft Owner's Project Manager (OPM) Request for Services (RFS)
6. Vote to approve the RFS to be sent to MSBA
7. Appoint OPM Selection Committee
8. Review timeline and project milestones
9. Correspondences
10. Any other business that may legally come before the Committee.
11. Adjournment

The listings of matters are those reasonably anticipated by the Chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING

Tuesday December 13, 2022 | Community Room at The Public Library | 3:00PM

Meeting Link Information (if Virtual)

Agenda

1. Introductions

2. Communication Protocol
   - Team Members Contact Information/Project Directory
   - List of Those to be Copied on Correspondence

3. Agawam High School Project
   - Discuss Projects' Background Information
   - Collect Available Project Data from District (Reports, Floor Plans, etc.)

4. MSBA Process
   - Designer Request for Services (RFS) Review
   - Assignment of Designer Selection Panel (DSP) Representatives – (Vote of SBC)
   - Information on MSBA Designer Selection Process Link
   - ProPay and OPM Report Access Forms

5. Project Schedule
   - DSP Schedule
   - Discuss Potential Project Schedule and Determine Timeline for Feasibility Study/Schematic Design
   - Look-Ahead Schedule/Work Plan

6. Public Comment

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING #2

Tuesday January 10, 2023 3:00PM

Meeting Link Information (Virtual Only)

https://us02web.zoom.us/j/81727446473?pwd=U20yNTNLYzh2QitNajJEZTdNd1dzQT09&from=addon
Meeting ID: 817 2744 6473
Passcode: 938016

Agenda

1. Approve meeting minutes from December 13, 2022 meeting
2. Vote to approve LeftField December invoice to move forward for processing
3. Designer selection process update
    - Designer RFS update
    - Designer walkthrough
    - Designer Selection Panel (DSP) next steps
4. Public comment
5. New business
6. Next meeting

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING #3

Tuesday February 14, 2023	Community Room at The Public Library	3:00PM

Meeting Information (virtual meetings only)

Agenda

1. Approve meeting minutes from January 10, 2023 meeting
2. Vote to approve LeftField January invoice to move forward for processing
3. Designer selection process update
    - Designer RFS update
    - Designer Selection Panel (DSP) next steps
4. Public comment
5. New business
6. Next meeting

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING #4

Monday March 27, 2023	Community Room at The Public Library	3:00PM

Meeting Information

Agenda

1. Approve meeting minutes from February 14, 2023 meeting
2. Vote to approve LeftField February invoice to move forward for processing
3. Designer selection process update
    - Designer selection process complete
    - Selected designer introduction – Flansburgh presentation
4. Vote to approve Flansburgh contract (if ready)
5. Next steps in feasibility study process
6. Public comment
7. New business
8. Upcoming meeting

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING #5

Monday May 8, 2023	Community Room at The Public Library	3:00PM

Meeting Information

Agenda

1. Approve meeting minutes from March 27, 2023 meeting
2. Vote to approve LeftField March and April invoices to move forward for processing
3. OPM & Designer update
    - MSBA Reimbursement Process & Procedures
    - Designer Update
4. Public comment
5. New business
6. Adjourn

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING #6

Monday June 12, 2023	Community Room at The Public Library	3:00PM

Meeting Information

Agenda

1. Approve meeting minutes from May 8, 2023 meeting
2. Vote to approve LeftField and Flansburgh invoices to move forward for processing
3. Designer update
    - Space Summary
    - Existing Building Conditions
4. Public comment
5. New business
6. Adjourn

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING #7

Monday June 26, 2023	Community Room at The Public Library	3:00PM

Meeting Information

Agenda

1. Approve meeting minutes from June 12, 2023 meeting
2. Designer update
    - Review updated space summary
    - Design option test-fits
3. Public comment
4. New business
5. Adjourn

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING #8

Monday July 10, 2023	Agawam Senior Center, Veterans Hall, 954 Main Street	3:00PM

Meeting Information

Agenda

1. Approve meeting minutes from June 26, 2023 meeting
2. Approve Invoices for June from LeftField and Flansburgh
3. Designer update
    - Traffic and geotechnical consultant update
    - Review of PDP design alternatives
4. Public comment
5. New business
6. Adjourn

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING #9

Wednesday July 19, 2023 Virtual Meeting Only 3:00PM

Virtual Meeting Information

https://us02web.zoom.us/j/89977701479?pwd=U0puUTNEaklwTUJVTUpQaUwyLzdkZz09&from=addon

Meeting ID: 899 7770 1479 Passcode: 099487

Agenda

1. Approve meeting minutes from July 10, 2023 meeting
2. PDP Submission update
    - Quantitative Comparative Cost Analysis
    - Qualitative Comparative Analysis of Options
    - Advantages & Disadvantages of Options
3. Public comment
4. New business
5. Adjourn

AGAWAM HIGH SCHOOL PROJECT – Agawam, MA

SCHOOL BUILDING COMMITTEE (SBC) PROJECT MEETING #10

Monday July 24, 2023	Agawam Senior Center, Veterans Hall, 954 Main Street	3:00PM

Meeting Information

Agenda

1. Approve meeting minutes from July 19, 2023 meeting
2. PDP submission update
    - Review of submission package
    - Vote to submit PDP to MSBA
3. Next steps
4. Public comment
5. New business
6. Adjourn

FLANSBURGH

J. Comparative Probable Cost Analysis

Preliminary Design Program
Agawam High School

QUANTITATIVE SUMMARY

Option	Comparative Project Cost (M)	Comparative District Share (M)	Comparative Reimbursement Rate	Notes
Option 1 Existing Building	$154	$154	0%	Excludes Pre-K & Greenhouse
Option 1A New Construction w/Pre-K	$226	$161	28%	Pre-K value $11.7M. Greenhouse $483k
Option 1B New Construction w/Pre-K	$225	$161	29%	Pre-K value $11M. Greenhouse $483k
Option 1C New Construction w/Pre-K	$226	$162	28%	Pre-K value $11M. Greenhouse $483k
Option 2A Add/reno w/Pre-K	$231	$157	32%	Pre-K value $11M. Greenhouse $497k
Option 2B Add/reno w/Pre-K	$234	$160	32%	Pre-K value $11M. Greenhouse $497k
Option 3A Add/reno w/Pre-K	$240	$165	31%	Pre-K value $11M. Greenhouse $497k
Option 3B Add/reno w/Pre-K	$238	$163	32%	Pre-K value $11M. Greenhouse $497k

OPTIONS TO BE FURTHER STUDIED DURING THE PSR PHASE AT A MINIMUM ARE: A CODE UPGRADE, AN ADDITION/RENOVATION, AND A NEW OPTION.

FLANSBURGH

K. Cost Estimate

Preliminary Design Program
Agawam High School

PDP Submission Estimate

Agawam High School

Agawam, MA

PM&C LLC
20 Downer Avenue, Suite 5
Hingham, MA 02043
(T) 781-740-8007
(F) 781-740-1012

Prepared for:

Flansburgh

July 14, 2023

Agawam High School

14-Jul-23

Agawam, MA

PDP Submission Estimate

INTRODUCTION

NOTE: The costs for the various PDP Options indicated above are intended to be an analysis of the relative costs between options and NOT a prediction of the actual final cost of any individual option. Major variables such as geotechnical, site grading, structural system and final MEP systems have yet to be designed and costs will vary significantly from the benchmark cost estimating included as part of this PDP cost analysis. The costs outlined in this report should not be represented as the FINAL construction budget.

This PSR Design Submission cost estimate was produced from narratives and outline drawings received June 29th, 2023 prepared by Flansburgh and their design team.

This estimate includes all direct construction costs, construction managers overhead and profit and design contingency. Cost escalation assumes start dates indicated.

Bidding conditions are expected to be public bidding under 149a of the Massachusetts General Laws to pre-qualified construction managers, and pre-qualified sub-contractors, open specifications for materials and manufacturers.

The estimate is based on prevailing wage rates for construction in this market and represents a reasonable opinion of cost. It is not a prediction of the successful bid from a contractor as bids will vary due to fluctuating market conditions, errors and omissions, proprietary specifications, lack or surplus of bidders, perception of risk, etc. Consequently the estimate is expected to fall within the range of bids from a number of competitive contractors or subcontractors, however we do not warrant that bids or negotiated prices will not vary from the final construction cost estimate.

ITEMS NOT CONSIDERED IN THIS ESTIMATE

Items not included in this estimate are:

- All professional fees and insurance
- Building Permit costs
- Removal of contaminated soils
- Rock excavation
- Land acquisition, feasibility, and financing costs
- All Furnishings, Fixtures and Equipment
- Items identified in the design as Not In Contract (NIC)
- Items identified in the design as by others
- Owner supplied and/or installed items (e.g. draperies, furniture and equipment)
- Utility company back charges, including work required off-site
- Work to City streets and sidewalks, (except as noted in this estimate)

PM&C

Agawam High School
Agawam, MA

14-Jul-23

PDP Submission Estimate

OPTION	Gross Floor Area	$/sf	Estimated Construction Cost
CODE UPGRADE/ BASE REPAIR OPTION	216,300	$578.33	$125,092,445
OPTION 1A - NEW CONSTRUCTION WITH PRE-K	213,900	$815.62	$174,461,706
PK with PK Associated Site	17,500	$667.46	$11,680,575
OPTION 1B - NEW CONSTRUCTION WITH PRE-K	213,900	$815.13	$174,356,223
PK with PK Associated Site	17,500	$629.61	$11,018,175
OPTION 1C - NEW CONSTRUCTION WITH PRE-K	213,900	$819.56	$175,304,765
PK with PK Associated Site	17,500	$629.61	$11,018,175
OPTION 2A - ADDITION + RENOVATION WITH PRE-K	213,900	$798.61	$170,823,227
PK with PK Associated Site	17,500	$629.61	$11,018,175
OPTION 2B - ADDITION + RENOVATION WITH PRE-K	213,900	$809.65	$173,184,213
PK with PK Associated Site	17,500	$629.61	$11,018,175
OPTION 3A - ADDITION + RENOVATION WITH PRE-K	213,900	$817.16	$174,790,701
PK with PK Associated Site	17,500	$629.61	$11,018,175
OPTION 3B - ADDITION + RENOVATION WITH PRE-K	213,900	$807.50	$172,723,506
PK with PK Associated Site	17,500	$629.61	$11,018,175

BREAKOUT COSTS (Included in Numbers Above) [1]

4,200 sf Black Box Theater	$3,187,800
4,290 sf Special Services	$2,841,696
2,100 sf District IT	$1,391,040

[1] *Costs include all markups*

PMC - Project Management Cost

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Agawam High School
Agawam, MA

14-Jul-23

PDP Submission Estimate

MAIN CONSTRUCTION COST SUMMARY

	Construction Start		Gross Floor Area	$/sf	Estimated Construction Cost
Code Upgrade/ Base Repair Option					
SELECTIVE REPAIR	Dec-25		216,300	$355.82	$76,962,914
HAZARDOUS MATERIAL ABATEMENT					$3,000,000
SITEWORK - Allowance 5% of Building Costs					$3,848,146
SUB-TOTAL			216,300	$387.48	$83,811,060
DESIGN AND PRICING CONTINGENCY	12.0%				$10,057,327
ESCALATION	10.00%				$8,381,106
SUB-TOTAL					$102,249,493
NON TRADES SUB BONDS					Included In Rates
GENERAL CONDITIONS		42	MTHS	$160,000	$6,720,000
GENERAL REQUIREMENTS	4.0%				$4,089,980
PHASING PREMIUM INCLUDING 2ND SHIFT IN SUMMER MTHS	4.5%				$4,601,227
BONDS	0.9%				$920,245
GENERAL LIABILITY INSURANCE	1.1%				$1,124,744
PERMIT					WAIVED
SUB-TOTAL					$119,705,689
CM FEE	2.5%				$2,992,642
GMP Contingency	2.0%				$2,394,114
ALLOWANCE FOR MODULAR SWING SPACE AND ASSOCIATED SITEWORK					By Owner
TOTAL OF ALL CONSTRUCTION			216,300	$578.33	**$125,092,445**

PMC - Project Management Cost

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Agawam High School
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MAIN CONSTRUCTION COST SUMMARY

	Construction Start		Gross Floor Area	$/sf	Estimated Construction Cost
OPTION 1A - NEW CONSTRUCTION WITH PRE-K					
NEW CONSTRUCTION					
NEW BUILDING	Dec-25		213,900	$501.61	$107,294,903
GREENHOUSE			1,400	$250.00	$350,000
PRE-K RENOVATION			7,900	$400.00	$3,160,000
PRE-K NEW ADDITION			9,600	$450.00	$4,320,000
DEMOLITION			208,400	$8.00	$1,667,200
HAZARDOUS MATERIAL ABATEMENT					$3,000,000
SITEWORK					$15,013,973
SUB-TOTAL			213,900	$630.23	$134,806,076
DESIGN AND PRICING CONTINGENCY	12.0%				$16,176,729
ESCALATION	10.00%				$13,480,608
SUB-TOTAL					$164,463,413
NON TRADES SUB BONDS					Included In Rates
GENERAL CONDITIONS		34	MTHS	$160,000	$5,440,000
GENERAL REQUIREMENTS	3.0%				$4,933,902
BONDS	0.9%				$1,480,171
GENERAL LIABILITY INSURANCE	1.1%				$1,809,098
PERMIT					WAIVED
SUB-TOTAL					$178,126,584
CM FEE	2.0%				$3,562,532
GMP Contingency	2.5%				$4,453,165
TEMPORARY CLASSROOMS					NR
TOTAL OF ALL CONSTRUCTION			213,900	$870.23	**$186,142,281**

CONSTRUCTION COSTS BREAKDOWN

213,900 New School Building	**$175,336,881**
17,500 SF of Pre-K - Building	**$10,322,400**
Pre-K Play Area	**$1,130,475**
Pre-K Associated Parking - 30 Spaces	**$227,700**
1,400 SF Greenhouse	**$483,000**

PMC - Project Management Cost

PM&C

Agawam High School
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PDP Submission Estimate

MAIN CONSTRUCTION COST SUMMARY

	Construction Start		Gross Floor Area	$/sf	Estimated Construction Cost
OPTION 1B - NEW CONSTRUCTION WITH PRE-K					
NEW CONSTRUCTION					
NEW BUILDING	Dec-25		213,900	$504.75	$107,966,443
GREENHOUSE			1,400	$250.00	$350,000
PRE-K RENOVATION			17,500	$400.00	$7,000,000
DEMOLITION			198,800	$8.00	$1,590,400
HAZARDOUS MATERIAL ABATEMENT					$3,000,000
SITEWORK					$14,325,608
SUB-TOTAL			213,900	$627.55	$134,232,451
DESIGN AND PRICING CONTINGENCY	12.0%				$16,107,894
ESCALATION	10.00%				$13,423,245
SUB-TOTAL					$163,763,590
NON TRADES SUB BONDS					Included In Rates
GENERAL CONDITIONS		34	MTHS	$160,000	$5,440,000
GENERAL REQUIREMENTS	3.0%				$4,912,908
BONDS	0.9%				$1,473,872
GENERAL LIABILITY INSURANCE	1.1%				$1,801,399
PERMIT					WAIVED
SUB-TOTAL					$177,391,769
CM FEE	2.0%				$3,547,835
GMP Contingency	2.5%				$4,434,794
TEMPORARY CLASSROOMS					NR
TOTAL OF ALL CONSTRUCTION			213,900	$866.64	**$185,374,398**

CONSTRUCTION COSTS BREAKDOWN

213,900 New School Building	**$175,231,398**
17,500 SF of Pre-K - Building	**$9,660,000**
Pre-K Play Area	**$1,130,475**
Pre-K Associated Parking - 30 Spaces	**$227,700**
1,400 SF Greenhouse	**$483,000**

PMC - Project Management Cost

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MAIN CONSTRUCTION COST SUMMARY

	Construction Start		Gross Floor Area	$/sf	Estimated Construction Cost
OPTION 1C - NEW CONSTRUCTION WITH PRE-K					
NEW CONSTRUCTION					
NEW BUILDING	Dec-25		213,900	$506.82	$108,407,998
GREENHOUSE			1,400	$250.00	$350,000
PRE-K RENOVATION			17,500	$400.00	$7,000,000
DEMOLITION			198,800	$8.00	$1,590,400
HAZARDOUS MATERIAL ABATEMENT					$3,000,000
SITEWORK					$14,592,635
SUB-TOTAL			213,900	$630.86	$134,941,033
DESIGN AND PRICING CONTINGENCY	12.0%				$16,192,924
ESCALATION	10.00%				$13,494,103
SUB-TOTAL					$164,628,060
NON TRADES SUB BONDS					Included In Rates
GENERAL CONDITIONS		34	MTHS	$160,000	$5,440,000
GENERAL REQUIREMENTS	3.0%				$4,938,842
BONDS	0.9%				$1,481,653
GENERAL LIABILITY INSURANCE	1.1%				$1,810,909
PERMIT					WAIVED
SUB-TOTAL					$178,299,464
CM FEE	2.0%				$3,565,989
GMP Contingency	2.5%				$4,457,487
TEMPORARY CLASSROOMS					NR
TOTAL OF ALL CONSTRUCTION			213,900	$871.07	**$186,322,940**

CONSTRUCTION COSTS BREAKDOWN

213,900 New School Building	**$176,179,940**
17,500 SF of Pre-K - Building	**$9,660,000**
Pre-K Play Area	**$1,130,475**
Pre-K Associated Parking - 30 Spaces	**$227,700**
1,400 SF Greenhouse	**$483,000**

PMC - Project Management Cost

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Agawam High School
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PDP Submission Estimate

MAIN CONSTRUCTION COST SUMMARY

	Construction Start		Gross Floor Area	$/sf	Estimated Construction Cost
OPTION 2A - ADDITION + RENOVATION WITH PRE-K					
ADDITION/ RENOVATION					
NEW ADDITION	Dec-25		159,300	$496.75	$79,132,871
RENOVATION			54,600	$423.51	$23,123,570
PARTIAL DEMOLITION			144,200	$10.00	$1,442,000
GREENHOUSE			1,400	$250.00	$350,000
PRE-K RENOVATION			17,500	$400.00	$7,000,000
HAZARDOUS MATERIAL ABATEMENT					$3,000,000
SITEWORK					$14,179,725
SUB-TOTAL			213,900	$599.48	$128,228,166
DESIGN AND PRICING CONTINGENCY	12.0%				$15,387,380
ESCALATION	10.00%				$12,822,817
SUB-TOTAL					$156,438,363
NON TRADES SUB BONDS					Included In Rates
GENERAL CONDITIONS		40	MTHS	$160,000	$6,400,000
GENERAL REQUIREMENTS	3.0%				$4,693,151
PHASING PREMIUM	2.0%				$3,350,630
BONDS	0.9%				$1,407,945
GENERAL LIABILITY INSURANCE	1.1%				$1,720,822
PERMIT					WAIVED
SUB-TOTAL					$174,010,911
CM FEE	2.0%				$3,480,218
GMP Contingency	2.5%				$4,350,273
ALLOWANCE FOR MODULAR SWING SPACE AND ASSOCIATED SITEWORK					By OWNER
TOTAL OF ALL CONSTRUCTION			213,900	$850.12	**$181,841,402**

CONSTRUCTION COSTS BREAKDOWN

213,900 New School Building	**$171,684,402**
17,500 SF of Pre-K - Building	**$9,660,000**
Pre-K Play Area	**$1,130,475**
Pre-K Associated Parking - 30 Spaces	**$227,700**
1,400 SF Greenhouse	**$497,000**

PMC - Project Management Cost

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Agawam High School
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PDP Submission Estimate

MAIN CONSTRUCTION COST SUMMARY

	Construction Start		Gross Floor Area	$/sf	Estimated Construction Cost
OPTION 2B - ADDITION + RENOVATION WITH PRE-K					
ADDITION/ RENOVATION					
NEW ADDITION	Dec-25		159,300	$505.11	$80,464,132
RENOVATION			54,600	$423.51	$23,123,570
PARTIAL DEMOLITION			144,200	$10.00	$1,442,000
GREENHOUSE			1,400	$250.00	$350,000
PRE-K RENOVATION			17,500	$400.00	$7,000,000
HAZARDOUS MATERIAL ABATEMENT					$3,000,000
SITEWORK					$14,578,240
SUB-TOTAL			213,900	$607.56	$129,957,942
DESIGN AND PRICING CONTINGENCY	12.0%				$15,594,953
ESCALATION	10.00%				$12,995,794
SUB-TOTAL					$158,548,689
NON TRADES SUB BONDS					Included In Rates
GENERAL CONDITIONS		40	MTHS	$160,000	$6,400,000
GENERAL REQUIREMENTS	3.0%				$4,756,461
PHASING PREMIUM	2.0%				$3,394,103
BONDS	0.9%				$1,426,938
GENERAL LIABILITY INSURANCE	1.1%				$1,744,036
PERMIT					WAIVED
SUB-TOTAL					$176,270,227
CM FEE	2.0%				$3,525,405
GMP Contingency	2.5%				$4,406,756
ALLOWANCE FOR MODULAR SWING SPACE AND ASSOCIATED SITEWORK					By OWNER
TOTAL OF ALL CONSTRUCTION			213,900	$861.16	**$184,202,388**

CONSTRUCTION COSTS BREAKDOWN

213,900 New School Building	**$174,045,388**
17,500 SF of Pre-K - Building	**$9,660,000**
Pre-K Play Area	**$1,130,475**
Pre-K Associated Parking - 30 Spaces	**$227,700**
1,400 SF Greenhouse	**$497,000**

PMC - Project Management Cost

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Agawam High School
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PDP Submission Estimate

MAIN CONSTRUCTION COST SUMMARY

	Construction Start		Gross Floor Area	$/sf	Estimated Construction Cost
OPTION 3A - ADDITION + RENOVATION WITH PRE-K					
ADDITION/ RENOVATION					
NEW ADDITION	Dec-25		117,100	$548.07	$64,178,540
RENOVATION			96,800	$418.95	$40,554,243
PARTIAL DEMOLITION			102,000	$10.00	$1,020,000
GREENHOUSE			1,400	$250.00	$350,000
PRE-K RENOVATION			17,500	$400.00	$7,000,000
HAZARDOUS MATERIAL ABATEMENT					$3,000,000
SITEWORK					$14,782,255
SUB-TOTAL			213,900	$611.90	$130,885,038
DESIGN AND PRICING CONTINGENCY	12.0%				$15,706,205
ESCALATION	10.00%				$13,088,504
SUB-TOTAL					$159,679,747
NON TRADES SUB BONDS					Included In Rates
GENERAL CONDITIONS		42	MTHS	$160,000	$6,720,000
GENERAL REQUIREMENTS	3.0%				$4,790,392
PHASING PREMIUM	2.0%				$3,423,803
BONDS	0.9%				$1,437,118
GENERAL LIABILITY INSURANCE	1.1%				$1,756,477
PERMIT					WAIVED
SUB-TOTAL					$177,807,537
CM FEE	2.0%				$3,556,151
GMP Contingency	2.5%				$4,445,188
ALLOWANCE FOR MODULAR SWING SPACE AND ASSOCIATED SITEWORK					By OWNER
TOTAL OF ALL CONSTRUCTION			213,900	$868.67	**$185,808,876**

CONSTRUCTION COSTS BREAKDOWN

213,900 New School Building	**$175,651,876**
17,500 SF of Pre-K - Building	**$9,660,000**
Pre-K Play Area	**$1,130,475**
Pre-K Associated Parking - 30 Spaces	**$227,700**
1,400 SF Greenhouse	**$497,000**

PMC - Project Management Cost

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Agawam High School
Agawam, MA

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PDP Submission Estimate

MAIN CONSTRUCTION COST SUMMARY

	Construction Start		Gross Floor Area	$/sf	Estimated Construction Cost
OPTION 3B - ADDITION + RENOVATION WITH PRE-K					
ADDITION/ RENOVATION					
NEW ADDITION	Dec-25		117,100	$535.13	$62,664,009
RENOVATION			96,800	$418.95	$40,554,243
PARTIAL DEMOLITION			102,000	$10.00	$1,020,000
GREENHOUSE			1,400	$250.00	$350,000
PRE-K RENOVATION			17,500	$400.00	$7,000,000
HAZARDOUS MATERIAL ABATEMENT					$3,000,000
SITEWORK					$14,782,255
SUB-TOTAL			213,900	$604.82	$129,370,507
DESIGN AND PRICING CONTINGENCY	12.0%				$15,524,461
ESCALATION	10.00%				$12,937,051
SUB-TOTAL					$157,832,019
NON TRADES SUB BONDS					Included In Rates
GENERAL CONDITIONS		42	MTHS	$160,000	$6,720,000
GENERAL REQUIREMENTS	3.0%				$4,734,961
PHASING PREMIUM	2.0%				$3,385,740
BONDS	0.9%				$1,420,488
GENERAL LIABILITY INSURANCE	1.1%				$1,736,152
PERMIT					WAIVED
SUB-TOTAL					$175,829,360
CM FEE	2.0%				$3,516,587
GMP Contingency	2.5%				$4,395,734
ALLOWANCE FOR MODULAR SWING SPACE AND ASSOCIATED SITEWORK					By OWNER
TOTAL OF ALL CONSTRUCTION			213,900	$859.01	**$183,741,681**

CONSTRUCTION COSTS BREAKDOWN

213,900 New School Building	**$173,584,681**
17,500 SF of Pre-K - Building	**$9,660,000**
Pre-K Play Area	**$1,130,475**
Pre-K Associated Parking - 30 Spaces	**$227,700**
1,400 SF Greenhouse	**$497,000**

PMC - Project Management Cost

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST

Code Upgrade/ Base Repair Option

GROSS FLOOR AREA CALCULATION

Lower Level	30,775
Upper Level	185,525

TOTAL GROSS FLOOR AREA (GFA) **216,300** ***sf***

A1010 STANDARD FOUNDATIONS

No work assumed

A1020 SPECIAL FOUNDATIONS

No work assumed

SUBTOTAL -

A1030 LOWEST FLOOR CONSTRUCTION

033000 CONCRETE

Remove and replace slab on grade as necessary to accommodate new fixtures and fittings/ ADA upgrades to ramps etc.	**10,000**	sf	15.00	150,000	

312000 EARTHWORK

SUBTOTAL 150,000

TOTAL - FOUNDATIONS **$150,000**

A20 BASEMENT CONSTRUCTION

A2010 BASEMENT EXCAVATION

No Work in this section

SUBTOTAL -

A2020 BASEMENT WALLS

No Work in this section

SUBTOTAL -

TOTAL - BASEMENT CONSTRUCTION

B10 SUPERSTRUCTURE

B1010 FLOOR CONSTRUCTION

051200 STRUCTURAL STEEL FRAMING

No work assumed

SUBTOTAL -

B1020 ROOF CONSTRUCTION

051200 STRUCTURAL STEEL FRAMING

Add steel angle at roof edge for additional roof insulation	**6,000**	lf	60.00	360,000	
Allowance for supplemental support framing at new rooftop mechanical equipment - allowance	**185,525**	sf	4.00	742,100	

SUBTOTAL 1,102,100

TOTAL - SUPERSTRUCTURE **$1,102,100**

B20 EXTERIOR CLOSURE

B2010 EXTERIOR WALLS *82,215* *sf* Total Exterior Closure

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
Code Upgrade/ Base Repair Option							
040001	*MASONRY*						
	Selectively repoint masonry at exterior walls as required	**1**	ls	50,000.00	50,000		
055000	*MISCELLANOUS METALS*						
	Prepare and repaint steel lintels, plates and other exterior metal items	**65,772**	sf	1.00	65,772		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Liquid applied vapor barrier @ etr masonry walls	**65,772**	sf	8.50	NR		
	Air barrier/flashing at openings	**8,222**	lf	8.50	NR		
	Rake out existing masonry control joints; provide new backer rod and joint sealant - allow				NR		
072100	*THERMAL INSULATION*						
	Upgrade thermal envelope	**65,772**	sf	7.00	460,404		
074213	*WALL PANELS*						
092900	*GYPSUM BOARD ASSEMBLIES*						
	Furring + GWB at inside face of exterior wall	**65,772**	sf	11.00	723,492		
101400	*SIGNAGE*						
	New signage	**1**	ls	15,000.00	15,000		
	SUBTOTAL					1,314,668	
B2020	**WINDOWS**	*16,443*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**8,222**	lf	14.00	115,108		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**8,222**	lf	10.00	82,220		
080001	*METAL WINDOWS*						
	Replace all existing windows, storefront and curtainwall, triple glazed - 20%	**16,443**	sf	210.00	3,453,030		
089100	*LOUVERS*						
	Louvers				N/A		
	SUBTOTAL					3,650,358	
B2030	**EXTERIOR DOORS**						
	Exterior door replacement allowance	**216,300**	gsf	2.50	540,750		
	SUBTOTAL					540,750	
	TOTAL - EXTERIOR CLOSURE						**$5,505,776**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	Replace w/ new adhered PVC roofing includes edge coping, blocking, flashings and roof accessories etc. (assumes removal of existing included w/ haz mat)	**185,525**	sf	35.00	6,493,375		
	SUBTOTAL					6,493,375	
B3020	**ROOF OPENINGS**						
	Allowance to replace roof hatches, ladders etc.	**1**	ls	30,000.00	30,000		
	SUBTOTAL					30,000	
	TOTAL - ROOFING						**$6,523,375**
C10	***INTERIOR CONSTRUCTION***						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
Code Upgrade/ Base Repair Option							
C1010	**PARTITIONS**						
	Modify interior CMU/GWB walls, glazed partitions + BL's, operable walls etc. to accommodate code upgrades	**216,300**	gsf	15.00	3,244,500		
	Seismic clips at the top of interior masonry walls - allow @ 32" oc				NR		
	SUBTOTAL					3,244,500	
C1020	**INTERIOR DOORS**						
	Allowance for new doors at ADA upgrades door locations. Replace hardware at all ETR doors. Prep and paint all ETR doors. Replace wire glass w/ tempered or laminated safety glass at door and frames.	**216,300**	gsf	3.00	648,900		
	SUBTOTAL					648,900	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**216,300**	gsf	2.50	540,750		
064100	*FINISH CARPENTRY*						
	Modify existing millwork as required to meet dimensional requirements	**216,300**	gsf	1.50	324,450		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**216,300**	gsf	1.00	216,300		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB complete	**216,300**	gsf	1.60	346,080		
101400	*SIGNAGE*						
	New interior signage	**216,300**	gsf	0.80	173,040		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	New toilet partitions/bathroom accessories	**216,300**	gsf	1.00	216,300		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	15,000.00	15,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						
	Repair existing corridor and locker room lockers throughout	**216,300**	gsf	0.50	108,150		
	SUBTOTAL					1,941,570	
	TOTAL - INTERIOR CONSTRUCTION						**$5,834,970**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	Replace main stair	**1**	flt	65,000.00	65,000		
	Replace ramps	**4**	loc	40,000.00	160,000		
	SUBTOTAL					225,000	
C2020	**STAIR FINISHES**						
	New finishes at ETR stairs	**1**	flt	5,000.00	5,000		
	SUBTOTAL					5,000	
	TOTAL - STAIRCASES						**$230,000**
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Prep and paint all etr and new interior walls	**216,300**	gsf	5.50	1,189,650		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
Code Upgrade/ Base Repair Option							
	Allowance for miscellaneous wall finishes; acoustic panels, FRP etc.	**216,300**	sf	1.50	324,450		
	SUBTOTAL					1,514,100	
C3020	**FLOOR FINISHES**						
	Allowance for leveler at new floor finishes	**201,400**	sf	3.00	604,200		
	Replace finishes throughout with resilient flooring and resilient base	**201,400**	sf	8.00	1,611,200		
	Gymnasium flooring	**9,000**	sf		assume ETR		
	Quarry tile in kitchen & support spaces	**2,400**	sf		assume ETR		
	Concrete sealer in Mech/ Elec/ Boiler spaces	**3,500**	sf		assume ETR		
	Allowance to clean etr floors	**14,900**	sf	2.00	29,800		
	SUBTOTAL					2,245,200	
C3030	**CEILING FINISHES**						
	Ceiling replacement throughout	**216,300**	sf	12.00	2,595,600		
	SUBTOTAL					2,595,600	
	TOTAL - INTERIOR FINISHES						**$6,354,900**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
142000	*ELEVATOR*						
	Existing to remain elevator - new controls, call stations, signals, 2-way emergency communications and finishes; New lift at Auditorium	**1**	ea	150,000.00	150,000		
	SUBTOTAL					150,000	
	TOTAL - CONVEYING SYSTEMS						**$150,000**
D20	***PLUMBING***						
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; replace each system, fixtures & all equipment including domestic water, AG sanitary W&V and AG storm. Reuse underground sanitary and storm piping. Reuse acid waste & natural gas piping.	**216,300**	gsf	22.00	4,758,600		
	Demolition; cut & cap, make safe, removal by others	**216,300**	gsf	0.70	151,410		
	SUBTOTAL					4,910,010	
	TOTAL - PLUMBING						**$4,910,010**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	4,095,000		
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**216,300**	gsf	95.00	20,548,500		
	SUBTOTAL					24,643,500	
	TOTAL - HVAC						**$24,643,500**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**216,300**	gsf	8.50	1,838,550		
	Demolition	**216,300**	gsf	0.65	140,595		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
Code Upgrade/ Base Repair Option							
	SUBTOTAL					1,979,145	
	TOTAL - FIRE PROTECTION						**$1,979,145**
D50	***ELECTRICAL***						
	Electrical system incl 3,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**216,300**	gsf	60.00	12,978,000		
	PV system 200kW	**1**	ls	550,000.00	NR		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	350,000		
	Network switches	**216,300**	sf	1.50	By Owner		
	Wi-Fi equipment	**216,300**	sf	1.00	By Owner		
	Video Surveillance system	**216,300**	sf	2.00	432,600		
	Access Control system	**216,300**	sf	1.00	216,300		
	VOIP telephone system	**216,300**	sf	1.50	324,450		
	SUBTOTAL					14,301,350	
	TOTAL - ELECTRICAL						**$14,301,350**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	15,000		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	800,000		
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	10,000		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	ETR		
	Portable bleachers in Band room	**1**	ls	24,375.00	ETR		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	ETR		
	Basketball backstops, motorized	**6**	ea	10,000.00	ETR		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	ETR		
	Volleyball net and standards	**1**	ls	5,000.00	ETR		
	Score board in Gym - allow	**1**	ea	20,000.00	ETR		
	Bleachers; 550 capacity	**1**	ls	110,000.00	ETR		
	SUBTOTAL					825,000	
	TOTAL - EQUIPMENT						**$825,000**
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Window treatment replacements - allowance	**16,443**	sf	8.00	131,544		
123000	*CASEWORK*						
	Provide new casework where broken or exceeded lifespan - allowance	**216,300**	gsf	8.00	1,730,400		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
Code Upgrade/ Base Repair Option							
	SUBTOTAL					1,861,944	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$1,861,944**
F10	***SPECIAL CONSTRUCTION***						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
F20	***SELECTIVE BUILDING DEMOLITION***						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	Demo and remove existing floor slab	**10,000**	sf	8.00	80,000		
	Remove exterior windows and storefront	**16,443**	sf	8.00	131,544		
	Demo and remove interior floor finishes, ceilings and wall finishes etc.	**216,300**	gsf	4.00	865,200		
	Misc. selective interior demolition as req'd, partitions, specialties, furnishings, door hardware etc. - allowance	**216,300**	gsf	3.00	648,900		
	Selective interior MEP demolition including removal of cut & capped MEP equipment & fixtures	**216,300**	gsf	4.00	865,200		
	SUBTOTAL					2,590,844	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						**$2,590,844**
	TRADE SUBTOTAL						**$76,962,914**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST

OPTION 1A - NEW CONSTRUCTION

GROSS FLOOR AREA CALCULATION

First Floor	106,950
Second Floor	106,950
TOTAL GROSS FLOOR AREA (GFA)	**213,900** ***sf***

	A1010	**STANDARD FOUNDATIONS**					
	033000	*CONCRETE*					
		Strip Footings	*245*	*CY*	$848 /cy		
		Foundation Walls	*559*	*CY*	$1,270 /cy		
		Spread Footings	*528*	*CY*	$786 /cy		
		Grade beams	*86*	*CY*	$1,298 /cy		
		Piers	*68*	*CY*	$1,944 /cy		
		Total Foundation Concrete	*1,486*	*CY*			
		Strip footing, typical; 2'-4" x 12"					
		Formwork	**5,400**	sf	16.00	86,400	
		Re-bar	**27,000**	lbs.	2.00	54,000	
		Concrete material	**245**	cy	155.00	37,975	
		Placing concrete	**245**	cy	120.00	29,400	
		Strip footing at retaining wall; 4'-6" x 16" - assumed not required					
		Formwork		sf	16.00		
		Re-bar		lbs.	2.00		
		Concrete material		cy	155.00		
		Placing concrete		cy	120.00		
		Foundation wall; 16" thick					
		Formwork	**21,600**	sf	20.00	432,000	
		Re-bar	**48,600**	lbs.	2.00	97,200	
		Concrete material	**559**	cy	155.00	86,645	
		Placing concrete	**559**	cy	120.00	67,080	
		Form shelf	**2,700**	lf	10.00	27,000	
		Retaining wall; 16" thick x 5' high - assumed not required					
		Formwork		sf	22.00		
		Re-bar		lbs.	2.00		
		Concrete material		cy	155.00		
		Placing concrete		cy	120.00		
		Form shelf		lf	10.00		
		Exterior spread footings, typical; 7'-0"x 7'-0"x 22"					
		Formwork	**3,843**	sf	18.00	69,174	
		Re-bar	**35,625**	lbs.	2.00	71,250	
		Concrete material	**262**	cy	155.00	40,610	
		Placing concrete	**262**	cy	120.00	31,440	
		Set anchor bolts grout plates	**75**	ea	150.00	11,250	
		Interior spread footings, typical; 9'-6"x 9'-6"x 26"					
		Formwork	**2,882**	sf	18.00	51,876	
		Re-bar	**30,625**	lbs.	2.00	61,250	
		Concrete material	**266**	cy	155.00	41,230	
		Placing concrete	**266**	cy	120.00	31,920	
		Set anchor bolts grout plates	**35**	ea	150.00	5,250	
		Grade beams at braced frames, allow	**550**	LF			
		Formwork	**2,200**	sf	15.00	33,000	
		Re-bar	**27,500**	lbs.	2.00	55,000	
		Concrete material	**86**	cy	155.00	13,330	
		Placing concrete	**86**	cy	120.00	10,320	
		Piers/Pilasters					
		Formwork	**3,696**	sf	20.00	73,920	
		Re-bar	**19,800**	lbs	2.00	39,600	
		Concrete material	**68**	cy	155.00	10,540	
		Placing concrete	**68**	cy	120.00	8,160	
		Miscellaneous					

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1A - NEW CONSTRUCTION							
	Elevator pit	**2**	loc	40,000.00	80,000		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Trowelled-on bituminous mastic dam proofing at foundation walls	**10,800**	sf	4.00	43,200		
	Waterproofing at elevator pit	**360**	sf	16.00	5,760		
072100	*THERMAL INSULATION*						
	2" Insulation at foundation walls	**10,800**	sf	3.00	32,400		
312000	*EARTHWORK*						
	Strip footings/Fdn wall						
	Excavation	**1,800**	cy	10.00	18,000		
	Remove off-site	**1,800**	cy	32.00	57,600		
	Backfill with imported material	**1,555**	cy	48.00	74,640		
	Spread footings/Grade beams						
	Excavation	**1,835**	cy	10.00	18,350		
	Remove off-site	**1,835**	cy	32.00	58,720		
	Backfill with imported material	**1,221**	cy	48.00	58,608		
	Building						
	Cut; assumed 2 feet	**7,922**	cy	15.00	118,830		
	Fill - granular fill pad; allow 2 feet	**7,922**	cy	48.00	380,256		
	Miscellaneous						
	Gravel fill beneath footings, 12"	**527**	cy	40.00	21,080		
	Perimeter drain	**2,700**	lf	30.00	81,000		
	Temporary dewatering for foundation work	**1**	ls	20,000.00	20,000		
	SUBTOTAL					2,645,264	
A1020	**SPECIAL FOUNDATIONS**						
	Allowance for rammed aggregate piers				Assumed NR		
	SUBTOTAL					-	
A1030	**LOWEST FLOOR CONSTRUCTION**						
033000	*CONCRETE*						
	Slab on grade	*106,950*	*sf*				
	Vapor barrier at slab on grade	**106,950**	sf	1.25	133,688		
	WWF reinforcement	**122,993**	sf	1.80	221,387		
	Concrete - 6" thick	**2,080**	cy	155.00	322,400		
	Barrier One Admixture	**2,080**	cy		Assumed Not Required		
	Placing concrete	**2,080**	cy	90.00	187,200		
	Finishing and curing concrete	**106,950**	sf	3.00	320,850		
	Allowance for slab depressions at entries, first floor toilets and Gym	**1**	ls	5,000.00	5,000		
	Miscellaneous						
	Stage ramp	**1**	ls	50,000.00	50,000		
	Equipment pads	**1**	ls	10,000.00	10,000		
	Radon system	**106,950**	sf	3.00	320,850		
072100	*THERMAL INSULATION*						
	Slab insulation, 2" thick; 2' @ SOG	**106,950**	sf	2.50	267,375		
312000	*EARTHWORK*						
	Building						
	Improve soils/ground improvement allowance	**106,950**	sf	8.00	855,600		
	Gravel base, 12"	**3,961**	cy	48.00	190,128		
	Compact existing sub-grade	**106,950**	sf	1.00	106,950		
	Under slab E&B for plumbing	**106,950**	sf	1.50	160,425		
	SUBTOTAL					3,151,853	
	TOTAL - FOUNDATIONS						**$5,797,117**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1A - NEW CONSTRUCTION							
A20	***BASEMENT CONSTRUCTION***						
A2010	**BASEMENT EXCAVATION**						
	No Work in this section						
	SUBTOTAL					-	
A2020	**BASEMENT WALLS**						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						
B10	***SUPERSTRUCTURE***						
B1010	**FLOOR CONSTRUCTION**						
		14.5	*lbs/sf*				
		1,550	*tns*	excluding roof screens and canopies			
		$7,053	*$/Ton*				
033000	*CONCRETE*						
	WWF reinforcement	**122,993**	sf	1.80	221,387		
	Concrete fill to metal deck; 3-1/2" normal weight, total thickness 5 1/2"	**1,905**	cy	160.00	304,800		
	Place and finish concrete	**106,950**	sf	3.50	374,325		
	Rebar to decks	**32,085**	lbs	2.00	64,170		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf	**775**	tns	5,600.00	4,340,000		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**26,738**	ea	3.50	93,583		
	2" metal floor deck	**106,950**	sf	6.50	695,175		
	Allowance for expansion joint	**1**	ls	10,000.00	10,000		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fire proofing to columns and beams	**106,950**	sf	2.75	294,113		
	Intumescent allowance	**1**	ls	35,000.00	35,000		
	SUBTOTAL					6,432,553	
B1020	**ROOF CONSTRUCTION**						
033000	*CONCRETE*	Allowance at mechanical equipment/low roof					
	Concrete fill to metal roof deck	**13,000**	sf	10.00	130,000		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf at typical roof	**775**	tns	5,600.00	4,340,000		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**26,738**	ea	3.50	93,583		
	1-1/2" metal floor deck at typical roof	**106,950**	sf	6.00	641,700		
	Premium for sloped roof	**58,650**	slope	8.00	469,200		
	Premium for 3" acoustic deck at gymnasium	**6,800**	sf	6.50	44,200		
	HSS support framing at roof screen @ 110 lbs/lf	**10**	tns	5,800.00	58,000		
	Steel framing at canopies @ 20 lbs/sf	**27**	tns	5,800.00	156,600		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fireproofing to roof deck and structure				NR		
	SUBTOTAL					5,933,283	
	TOTAL - SUPERSTRUCTURE						**$12,365,836**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1A - NEW CONSTRUCTION							
B20	***EXTERIOR CLOSURE***	86,921	sf				
B2010	**EXTERIOR WALLS**	*86,921*	*sf*	Total Exterior Closure			
040001	*MASONRY*						
	Brick veneer; 40%	**34,768**	sf	44.00	1,529,792		
	Precast trim	**34,768**	sf	2.00	69,536		
	8" CMU backup at Kitchen and Receiving	**1,395**	sf	32.00	44,640		
	Staging/Lifts to exterior wall				Included		
055000	*MISCELLANOUS METALS*						
	Miscellaneous metals to exterior; lintels, angles etc.	**34,768**	sf	1.00	34,768		
	Relieving angles			assume included in lbs/sf tns			
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Air barrier	**69,536**	sf	8.80	611,917		
	Air barrier/flashing at windows	**5,795**	lf	6.25	36,219		
	Air barrier @ overhangs/soffits	**2,700**	sf	8.50	22,950		
	Miscellaneous sealants to closure	**69,536**	sf	0.50	34,768		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**69,536**	sf	4.00	278,144		
	Spray insulation; 2" typical	**69,536**	sf	3.00	208,608		
	3" Rigid insulation @ overhangs/soffits	**2,700**	sf	4.00	10,800		
	Insulation at window openings	**5,795**	lf	6.00	34,770		
074213	*WALL PANELS*						
	Alucobond metal panels: 40%	**34,768**	sf	90.00	3,129,120		
	Prefinished aluminum panels at roof overhang soffits	**2,700**	sf	90.00	243,000		
	Pre-finished metal fascia, assume 12" wide	**2,700**	lf	90.00	243,000		
	Roof screen; allow 175 LF x 10ft H	**1,750**	sf	65.00	113,750		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Framing at soffits	**2,700**	sf	18.00	48,600		
	8" metal stud backup, typical	**68,141**	sf	14.00	953,974		
	Gypsum Sheathing	**68,141**	sf	3.50	238,494		
	Drywall lining to interior face of stud backup	**68,141**	sf	4.00	272,564		
101400	*SIGNAGE*						
	Signage	**1**	ls	10,000.00	10,000		
	SUBTOTAL					8,169,414	
B2020	**WINDOWS; 20% glazed**	*17,384*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**5,795**	lf	14.00	81,130		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**5,795**	lf	10.00	57,950		
080001	*METAL WINDOWS*						
	Aluminum windows/CW/Storefront; triple glazed	**17,384**	sf	210.00	3,650,640		
	Sun control at south facing classrooms - allow	**500**	lf	250.00	125,000		
	Premium for 3M security film @ first floor	**1,500**	sf	40.00	60,000		
	Premium for triple glazing				Excluded		
089100	*LOUVERS*						
	Louvers - allowance	**100**	sf	85.00	8,500		
	SUBTOTAL					3,983,220	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1A - NEW CONSTRUCTION							
B2030	**EXTERIOR DOORS**						
	Exterior door allowance	**213,900**	gsf	1.50	320,850		
	SUBTOTAL					320,850	
	TOTAL - EXTERIOR CLOSURE						**$12,473,484**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	PVC roofing membrane; Sarnafil, single ply w/ 8" insulation and vapor barrier includes blocking and flashings etc.	**55,950**	sf	32.00	1,790,400		
	Standing seam meal roofing	**58,650**	slope	65.00	3,812,250		
	Pre-finished metal coping	**2,700**	lf	50.00	135,000		
	Canopy roof system	**2,700**	sf	32.00	86,400		
	Allowance for roof hatches, ladders, walkway pads etc.	**1**	ls	30,000.00	30,000		
	SUBTOTAL					5,854,050	
B3020	**ROOF OPENINGS**						
	No items in this section						
	SUBTOTAL					-	
	TOTAL - ROOFING						**$5,854,050**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						
	Interior partitions; gwb/ metal stud partitions including premium for CMU in Stairs, Gym and kitchen and allowance for glazed partitions throughout. Abuse resistant board at select areas.	**213,900**	sf	37.00	7,914,300		
	SUBTOTAL					7,914,300	
C1020	**INTERIOR DOORS**						
	Interior doors; complete	**213,900**	gsf	7.00	1,497,300		
	SUBTOTAL					1,497,300	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**213,900**	gsf	2.50	534,750		
064100	*FINISH CARPENTRY*						
	Millwork allowance	**213,900**	gsf	4.00	855,600		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**213,900**	gsf	1.00	213,900		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB/ Flagpoles complete	**213,900**	gsf	1.60	342,240		
	Interactive White Board projectors				FF&E		
101400	*SIGNAGE*						
	Signage; complete package	**213,900**	gsf	0.80	171,120		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	Toilet partitions/bathroom accessories	**213,900**	gsf	1.00	213,900		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	10,000.00	10,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1A - NEW CONSTRUCTION							
	Student lockers/ cubbies, kitchen lockers etc.	**213,900**	gsf	1.50	320,850		
	SUBTOTAL					2,663,860	
	TOTAL - INTERIOR CONSTRUCTION						**$12,075,460**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	New stairs; complete	**4**	flt	45,000.00	180,000		
	Premium for Main stair	**1**	flt	15,000.00	15,000		
	Platform steps	**1**	ls	5,000.00	5,000		
	SUBTOTAL					200,000	
C2020	**STAIR FINISHES**						
	Finishes complete	**4**	flt	5,000.00	20,000		
	SUBTOTAL					20,000	
	TOTAL - STAIRCASES						**$220,000**
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Premium for auditorium	**1**	ls	250,000.00	250,000		
	Wall finishes	**213,900**	sf	9.00	1,925,100		
	SUBTOTAL					2,175,100	
C3020	**FLOOR FINISHES**						
	HD Sheet linoleum, patterned; typical	**178,144**	sf	8.00	1,425,152		
	Epoxy floor in toilets	**4,736**	sf	20.00	94,720		
	Sealed concrete in BOH/ receiving	**2,000**	sf	2.50	5,000		
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	115,200		
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	46,400		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	182,400		
	Platform flooring	**1,725**	sf	28.00	48,300		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	Allowances for bases throughout	**1**	ls	192,717.20	192,717		
	SUBTOTAL					2,119,889	
C3030	**CEILING FINISHES**						
	Ceiling finishes	**213,900**	gsf	12.00	2,566,800		
	SUBTOTAL					2,566,800	
	TOTAL - INTERIOR FINISHES						**$6,861,789**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
142000	*ELEVATOR*						
	New two stop elevator	**2**	ea	180,000.00	360,000		
	Elevator sills and pit ladder	**1**	ls	3,000.00	3,000		
	SUBTOTAL					363,000	
	TOTAL - CONVEYING SYSTEMS						**$363,000**
D20	***PLUMBING***						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1A - NEW CONSTRUCTION							
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**213,900**	gsf	27.00	5,775,300		
	SUBTOTAL					5,775,300	
	TOTAL - PLUMBING						**$5,775,300**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	4,095,000		
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**213,900**	gsf	95.00	20,320,500		
	SUBTOTAL					24,415,500	
	TOTAL - HVAC						**$24,415,500**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**213,900**	gsf	8.50	1,818,150		
	SUBTOTAL					1,818,150	
	TOTAL - FIRE PROTECTION						**$1,818,150**
D50	***ELECTRICAL***						
D50	**ELECTRICAL**						
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**213,900**	gsf	65.00	13,903,500		
	PV system 200kW	**1**	ls	550,000.00	Excluded		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	350,000		
	Network switches	**213,900**	sf	1.50	By Owner		
	Wi-Fi equipment	**213,900**	sf	1.00	By Owner		
	Video Surveillance system	**213,900**	sf	2.00	427,800		
	Access Control system	**213,900**	sf	1.00	213,900		
	VOIP telephone system	**213,900**	sf	1.50	320,850		
	SUBTOTAL					15,216,050	
	TOTAL - ELECTRICAL						**$15,216,050**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	15,000		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	800,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1A - NEW CONSTRUCTION							
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	10,000		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	250,000		
	Portable bleachers in Band room	**1**	ls	24,375.00	24,375		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	33,000		
	Basketball backstops, motorized	**6**	ea	10,000.00	60,000		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	25,920		
	Volleyball net and standards	**1**	ls	5,000.00	5,000		
	Score board in Gym - allow	**1**	ea	20,000.00	20,000		
	Bleachers; 550 capacity	**1**	ls	110,000.00	110,000		
	SUBTOTAL					1,353,295	
	TOTAL - EQUIPMENT						**$1,353,295**
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Shades; allowance	**17,384**	sf	8.00	139,072		
123000	*CASEWORK*						
	Wood casework w/ solid surface counters throughout	**213,900**	gsf	12.00	2,566,800		
	SUBTOTAL					2,705,872	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$2,705,872**
F10	***SPECIAL CONSTRUCTION***						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
F20	***SELECTIVE BUILDING DEMOLITION***						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	SUBTOTAL					-	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						
	TRADE SUBTOTAL						**$107,294,903**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
	SITEWORK: OPTION 1A						
	G SITEWORK	*1,080,000*	*sf*		-		
	G10 PHASING						
	6' high site construction fence	**4,900**	lf	18.00	88,200		
	Site construction entrance and removal/restoration	**2**	loc	12,000.00	24,000		
	Temporary parking area - phase 1	**1**	ls	60,000.00	60,000		
	Contractor laydown area - phase 1	**1**	ls	10,000.00	10,000		
	Temporary utilities allowance	**1**	ls	50,000.00	50,000		
	Temporary signage	**1**	ls	10,000.00	10,000		
	Mobilizations	**2**	ea	35,000.00	70,000		
	Street sweeping allowance	**1**	ls	10,000.00	10,000		
	Traffic control measures - allowance	**1**	ls	25,000.00	25,000		
	Snow removal allowance	**1**	ls	25,000.00	25,000		
	SUBTOTAL					372,200	
	G10 SITE PREPARATION & DEMOLITION						
311000	*GENERAL CONDITIONS*						
	Layout/As-builts/Survey	**1**	ls	15,000.00	15,000		
311000	*SITE DEMOLITION AND RELOCATIONS*						
	Demolish existing pavement	**225,000**	sf	1.25	281,250		
	Demolish existing basketball courts	**1**	ls	5,000.00	5,000		
	Allowance for misc. demo	**1**	ls	100,000.00	100,000		
311000	*UTILITY DEMOLITION*						
	Demolish existing utility allowance	**1**	ls	75,000.00	75,000		
	Cut/cap allowance	**1**	ls	30,000.00	30,000		
	Protection of utilities during construction allowance	**1**	ls	25,000.00	25,000		
311000	*ROADWAY WORK - allowance*						
	Sawcut	**320**	lf	8.25	2,640		
	Remove pavement	**800**	sf	3.50	2,800		
	Temp pavement patching	**800**	sf	8.00	6,400		
	Steel plates	**1**	ls	2,500.00	2,500		
	Police details	**7**	dy	850.00	5,950		
	Permanent pavement patch	**800**	sf	10.00	8,000		
	Restore areas of utility connections	**820**	sf	10.00	8,200		
311000	*VEGETATION & TOPSOIL MANAGEMENT*						
	Tree clearing allowance				NR		
	Street sweeping allowance during hauling	**1**	ls	10,000.00	10,000		
312000	*EROSION & SEDIMENT CONTROL*						
	Silt Fence; installation and removal	**4,900**	lf	12.00	58,800		
	Silt Sacks; installation and removal	**1**	ls	4,000.00	4,000		
	Erosion Control monitoring & maintenance	**1**	ls	15,000.00	15,000		
	SUBTOTAL					655,540	
312000	*SITE EARTHWORK*						
	Strip + stockpile topsoil; 8" thick	**11,167**	cy	10.00	111,670		
	Load + remove topsoil; allowance 25%	**2,792**	cy	45.00	125,640		
	Site cut to design subgrade						
	Cut + fills - assume 1 ft and balanced site	**51,852**	cy	15.00	777,780		
	Fill - imported granular fill				Assumed Not Required		
312000	*SOIL DISPOSAL*						
	Load excess soils for disposal				Assumed Not Required		
	Less than RCS-1 site disposal 1.8x				Assumed Not Required		
312000	*ROCK REMOVAL - allowances*				assume no rock		
312000	*ESTABLISHING GRADE*						
	Sub grade establishment	**600,000**	sf	0.15	90,000		
	Fine grading throughout the site	**600,000**	sf	0.35	210,000		
312000	*HAZARDOUS MATERIALS*						
	UST removal allowance				Already removed		
	SUBTOTAL					1,315,090	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 1A							
G20	**SITE IMPROVEMENTS**						
320000	***ROADWAYS AND PARKING LOTS***						
	Asphalt Paving; roadways/parking lots	*237,829*	*sf*				
	gravel base; 12" thick	**8,808**	cy	55.00	484,440		
	asphalt top; 1.5" thick	**2,274**	tns	225.00	511,650		
	asphalt binder; 2.5" thick	**3,783**	tns	190.00	718,770		
320000	*CURBING*						
	Vertical granite curb	**13,199**	lf	52.00	686,348		
	ADA Curb cuts - allowance	**1**	ls	15,000.00	15,000		
320000	*ROAD MARKINGS AND SIGNS*						
	Parking spot	**450**	ea	85.00	38,250		
	Parking spot ADA	**26**	ea	250.00	6,500		
	Sign allowance	**1**	ls	40,000.00	40,000		
	Pavement markings allowance	**1**	ls	3,000.00	3,000		
	Crosswalk hatching	**2**	loc	2,500.00	5,000		
	SUBTOTAL					2,508,958	
320000	***PEDESTRIAN PAVING***						
	Concrete sidewalks	*36,000*	*sf*				
	gravel base; 6" thick	**667**	cy	60.00	40,020		
	Broom finish concrete paving; 4" thick pavement	**36,000**	sf	12.00	432,000		
	Tennis Courts						
	gravel base; 6" thick				ETR		
	asphalt top; 1" thick				ETR		
	asphalt binder; 2" thick				ETR		
	Allowance for color play surfacing				ETR		
	Nets				ETR		
	Concrete Plaza	*7,500*	*sf*				
	gravel base; 6" thick	**139**	cy	60.00	8,340		
	Broom finish concrete paving; 4" thick - colored pavement	**7,500**	sf	15.00	112,500		
	Unit pavers	*7,500*	*sf*				
	crushed stone; 8" thick	**186**	cy	55.00	10,230		
	Unit Pavers	**7,500**	sf	32.00	240,000		
	Geotextiles	**7,500**	sf	0.55	4,125		
	SUBTOTAL					847,215	
320000	***SITE IMPROVEMENTS***						
320000	*SITE FURNISHINGS*						
	Bollards - utility	**15**	ea	1,200.00	18,000		
	Bollards - stainless steel	**15**	ea	2,500.00	37,500		
	Trash receptacles	**5**	ea	3,141.60	15,708		
	Flagpole - 40' Ht.	**1**	ea	9,000.00	9,000		
	Flagpole foundation	**1**	ea	3,200.00	3,200		
	Benches	**12**	ea	3,500.00	42,000		
	Benches - concrete	**4**	ea	4,000.00	16,000		
	Bike racks	**15**	ea	850.00	12,750		
	School sign	**1**	ls	25,000.00	25,000		
	Landscape curbing allowance	**1**	ls	50,000.00	50,000		
	Dumpster enclosure allowance	**1**	ls	10,000.00	10,000		
320000	*GRASS FIELD*	*320,000*	*sf*				
	Grass field with drainage	**320,000**	sf	8.00	2,560,000		
	Softball Infields	*13,000*	*sf*				
	Infield mix	**262**	tn	225.00	58,950		
	Sand gravel fill; 12" thick	**481**	cy	50.00	24,050		
320000	*ATHLETIC EQUIPMENT*						

	CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
		SITEWORK: OPTION 1A						
124		Softball						
125		Softball mound	**2**	loc	3,500.00	7,000		
126		Softball bases	**2**	set	2,500.00	5,000		
127		Softball batters boxes	**2**	loc	3,500.00	7,000		
128		Softball foul poles	**4**	ea	4,800.00	19,200		
129		Softball backstop	**2**	ea	55,000.00	110,000		
130		Softball dugouts - players benches	**8**	ea	4,000.00	32,000		
131		Softball dugouts	**4**	ea	25,000.00	100,000		
132	*320000*	*FENCING*						
133		4' Ht - Chain link fence at playground	**600**	lf	65.00	39,000		
134		8' Ht - Chain link fence at perimeter				NR		
135		12' Ht - Chain link fence				deleted		
136	*320000*	*PLAY AREAS*						
137		Playground - pour-in-place safety surfacing	15,000	*sf*				
138		asphalt binder; 2" thick	**192**	tns	190.00	36,480		
139		crushed stone; 5" thick	**231**	cy	55.00	12,705		
140		Pour-in-place safety surface	**15,000**	sf	28.00	420,000		
141		Allowance for play equipment	**1**	ls	350,000.00	350,000		
142		SUBTOTAL					4,020,543	
143								
144	*329900*	*SITE WALLS/Ramps/Stairs*						
145		Allowance for retaining walls	**1**	ls	150,000.00	150,000		
146		Allowance for seating walls, steps etc.	**1**	ls	250,000.00	250,000		
147		SUBTOTAL					400,000	
148								
149		**Landscaping**						
150	*329900*	*LAWN AND SEED*						
151		Screen topsoil	**11,167**	cy	15.00	167,505		
152		Export tailings from screening process - assume clean rock	**3,350**	cy	8.50	28,475		
153		Amend/Place	**7,817**	cy	26.00	203,242		
154		Soil and mulch at planting areas; 8" thick	**1**	ls	30,000.00	30,000		
155		Rain gardens; planting	**9,000**	sf	10.00	90,000		
156		Lawn seed mix	**200,000**	sf	0.35	70,000		
157		Irrigation at play fields	**320,000**	sf	2.00	640,000		
158		Courtyards	**2**	loc	50,000.00	100,000		
159	*329900*	*PLANTS*	**Allowance**					
160		Trees, Shrubs etc.	**1**	ls	300,000.00	300,000		
161		SUBTOTAL					1,629,222	
162								
163	**G30**	**CIVIL MECHANICAL UTILITIES**						
164	*210000*	*FIRE PROTECTION*						
165		Allowance for new water supply for fire protection	**2,400**	lf	100.00	240,000		
166		Street connections	**2**	ea	15,000.00	30,000		
167		Fire hydrant	**2**	ea	6,500.00	13,000		
168	*331000*	*WATER UTILITIES*						
169		Allowance for new water supply for domestic service	**300**	lf	80.00	24,000		
170		SUBTOTAL					307,000	
171								
172	*333000*	*SANITARY SEWER*						
173		Allowance for new sewer service and grease trap	**1**	ls	125,000.00	125,000		
174		SUBTOTAL					125,000	
175								
176	*334000*	*STORM DRAINAGE*						
177		Allowance for structures/piping/rain gardens etc.	**237,829**	sf	8.00	1,902,632		
178		SUBTOTAL					1,902,632	
179								
180	*220001*	*NATURAL GAS*						
181		No work in this section						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 1A							
182	SUBTOTAL					-	
183							
184	**G40 ELECTRICAL UTILITIES**						
185	Power						
186	Power riser	**1**	ea	2,500.00	2,500		
187	Primary service duct bank	**300**	lf	80.00	24,000		
188	Pad mount transformer pad (TX by Utility Co)	**1**	ea	3,000.00	3,000		
189	3000A Secondary service duct bank	**100**	lf	1,500.00	150,000		
190	Generator						
191	Generator duct bank	**70**	lf	500.00	35,000		
192	Electric Vehicle Stations						
193	2-4" for future EV system	**1**	ls	15,000.00	15,000		
194	Security						
195	Site camera system, allow	**1**	ls	50,000.00	50,000		
196	Telecommunications						
197	Communication riser	**1**	ea	2,500.00	2,500		
198	Telcom duct bank 4-4" (empty)	**300**	lf	180.00	54,000		
199	Site lighting						
200	Site lighting allowance	**237,829**	sf	2.50	594,573		
201	Add Signals - flashing yellow lights				Assumed NR		
202	SUBTOTAL					930,573	
203							
	TOTAL - SITE DEVELOPMENT						**$15,013,973**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST

OPTION 1B - NEW CONSTRUCTION

GROSS FLOOR AREA CALCULATION

First Floor	106,950
Second Floor	106,950
TOTAL GROSS FLOOR AREA (GFA)	**213,900** ***sf***

	A1010	**STANDARD FOUNDATIONS**					
	033000	*CONCRETE*					
		Strip Footings	*256*	*CY*	$850 /cy		
		Foundation Walls	*585*	*CY*	$1,271 /cy		
		Spread Footings	*562*	*CY*	$791 /cy		
		Grade beams	*86*	*CY*	$1,298 /cy		
		Piers	*75*	*CY*	$1,926 /cy		
		Total Foundation Concrete	*1,564*	*CY*			
		Strip footing, typical; 2'-4" x 12"					
		Formwork	**5,658**	sf	16.00	90,528	
		Re-bar	**28,290**	lbs.	2.00	56,580	
		Concrete material	**256**	cy	155.00	39,680	
		Placing concrete	**256**	cy	120.00	30,720	
		Strip footing at retaining wall; 4'-6" x 16" - assumed not required					
		Formwork		sf	16.00		
		Re-bar		lbs.	2.00		
		Concrete material		cy	155.00		
		Placing concrete		cy	120.00		
		Foundation wall; 16" thick					
		Formwork	**22,632**	sf	20.00	452,640	
		Re-bar	**50,922**	lbs.	2.00	101,844	
		Concrete material	**585**	cy	155.00	90,675	
		Placing concrete	**585**	cy	120.00	70,200	
		Form shelf	**2,829**	lf	10.00	28,290	
		Retaining wall; 16" thick x 5' high - assumed not required					
		Formwork		sf	22.00		
		Re-bar		lbs.	2.00		
		Concrete material		cy	155.00		
		Placing concrete		cy	120.00		
		Form shelf		lf	10.00		
		Exterior spread footings, typical; 7'-0"x 7'-0"x 22"					
		Formwork	**4,355**	sf	18.00	78,390	
		Re-bar	**40,375**	lbs.	2.00	80,750	
		Concrete material	**296**	cy	155.00	45,880	
		Placing concrete	**296**	cy	120.00	35,520	
		Set anchor bolts grout plates	**85**	ea	150.00	12,750	
		Interior spread footings, typical; 9'-6"x 9'-6"x 26"					
		Formwork	**2,882**	sf	18.00	51,876	
		Re-bar	**30,625**	lbs.	2.00	61,250	
		Concrete material	**266**	cy	155.00	41,230	
		Placing concrete	**266**	cy	120.00	31,920	
		Set anchor bolts grout plates	**35**	ea	150.00	5,250	
		Grade beams at braced frames, allow	**550**	LF			
		Formwork	**2,200**	sf	15.00	33,000	
		Re-bar	**27,500**	lbs.	2.00	55,000	
		Concrete material	**86**	cy	155.00	13,330	
		Placing concrete	**86**	cy	120.00	10,320	
		Piers/Pilasters					
		Formwork	**4,032**	sf	20.00	80,640	
		Re-bar	**21,600**	lbs	2.00	43,200	
		Concrete material	**75**	cy	155.00	11,625	
		Placing concrete	**75**	cy	120.00	9,000	
		Miscellaneous					

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1B - NEW CONSTRUCTION							
	Elevator pit	**2**	loc	40,000.00	80,000		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Trowelled-on bituminous mastic dam proofing at foundation walls	**11,316**	sf	4.00	45,264		
	Waterproofing at elevator pit	**360**	sf	16.00	5,760		
072100	*THERMAL INSULATION*						
	2" Insulation at foundation walls	**11,316**	sf	3.00	33,948		
312000	*EARTHWORK*						
	Strip footings/Fdn wall						
	Excavation	**1,886**	cy	10.00	18,860		
	Remove off-site	**1,886**	cy	32.00	60,352		
	Backfill with imported material	**1,630**	cy	48.00	78,240		
	Spread footings/Grade beams						
	Excavation	**1,940**	cy	10.00	19,400		
	Remove off-site	**1,940**	cy	32.00	62,080		
	Backfill with imported material	**1,292**	cy	48.00	62,016		
	Building						
	Cut; assumed 2 feet	**7,922**	cy	15.00	118,830		
	Fill - granular fill pad; allow 2 feet	**7,922**	cy	48.00	380,256		
	Miscellaneous						
	Gravel fill beneath footings, 12"	**556**	cy	40.00	22,240		
	Perimeter drain	**2,829**	lf	30.00	84,870		
	Temporary dewatering for foundation work	**1**	ls	20,000.00	20,000		
	SUBTOTAL					2,754,204	
A1020	**SPECIAL FOUNDATIONS**						
	Allowance for rammed aggregate piers				Assumed NR		
	SUBTOTAL					-	
A1030	**LOWEST FLOOR CONSTRUCTION**						
033000	*CONCRETE*						
	Slab on grade	*106,950*	*sf*				
	Vapor barrier at slab on grade	**106,950**	sf	1.25	133,688		
	WWF reinforcement	**122,993**	sf	1.80	221,387		
	Concrete - 6" thick	**2,080**	cy	155.00	322,400		
	Barrier One Admixture	**2,080**	cy		Assumed Not Required		
	Placing concrete	**2,080**	cy	90.00	187,200		
	Finishing and curing concrete	**106,950**	sf	3.00	320,850		
	Allowance for slab depressions at entries, first floor toilets and Gym	**1**	ls	5,000.00	5,000		
	Miscellaneous						
	Stage ramp	**1**	ls	50,000.00	50,000		
	Equipment pads	**1**	ls	10,000.00	10,000		
	Radon system	**106,950**	sf	3.00	320,850		
072100	*THERMAL INSULATION*						
	Slab insulation, 2" thick; 2' @ SOG	**106,950**	sf	2.50	267,375		
312000	*EARTHWORK*						
	Building						
	Improve soils/ground improvement allowance	**106,950**	sf	8.00	855,600		
	Gravel base, 12"	**3,961**	cy	48.00	190,128		
	Compact existing sub-grade	**106,950**	sf	1.00	106,950		
	Under slab E&B for plumbing	**106,950**	sf	1.50	160,425		
	SUBTOTAL					3,151,853	
	TOTAL - FOUNDATIONS						**$5,906,057**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1B - NEW CONSTRUCTION							
A20	***BASEMENT CONSTRUCTION***						
A2010	**BASEMENT EXCAVATION**						
	No Work in this section						
	SUBTOTAL					-	
A2020	**BASEMENT WALLS**						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						
B10	***SUPERSTRUCTURE***						
B1010	**FLOOR CONSTRUCTION**						
		14.5	*lbs/sf*				
		1,550	*tns*	excluding roof screens and canopies			
		$7,053	*$/Ton*				
033000	*CONCRETE*						
	WWF reinforcement	**122,993**	sf	1.80	221,387		
	Concrete fill to metal deck; 3-1/2" normal weight, total thickness 5 1/2"	**1,905**	cy	160.00	304,800		
	Place and finish concrete	**106,950**	sf	3.50	374,325		
	Rebar to decks	**32,085**	lbs	2.00	64,170		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf	**775**	tns	5,600.00	4,340,000		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**26,738**	ea	3.50	93,583		
	2" metal floor deck	**106,950**	sf	6.50	695,175		
	Allowance for expansion joint	**1**	ls	10,000.00	10,000		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fire proofing to columns and beams	**106,950**	sf	2.75	294,113		
	Intumescent allowance	**1**	ls	35,000.00	35,000		
	SUBTOTAL					6,432,553	
B1020	**ROOF CONSTRUCTION**						
033000	*CONCRETE*	Allowance at mechanical equipment/low roof					
	Concrete fill to metal roof deck	**13,000**	sf	10.00	130,000		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf at typical roof	**775**	tns	5,600.00	4,340,000		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**26,738**	ea	3.50	93,583		
	1-1/2" metal floor deck at typical roof	**106,950**	sf	6.00	641,700		
	Premium for sloped roof	**58,650**	slope	8.00	469,200		
	Premium for 3" acoustic deck at gymnasium	**6,800**	sf	6.50	44,200		
	HSS support framing at roof screen @ 110 lbs/lf	**10**	tns	5,800.00	58,000		
	Steel framing at canopies @ 20 lbs/sf	**27**	tns	5,800.00	156,600		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fireproofing to roof deck and structure				NR		
	SUBTOTAL					5,933,283	
	TOTAL - SUPERSTRUCTURE						**$12,365,836**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1B - NEW CONSTRUCTION							
B20	***EXTERIOR CLOSURE***	91,074	sf				
B2010	**EXTERIOR WALLS**	*91,074*	*sf*	Total Exterior Closure			
040001	*MASONRY*						
	Brick veneer; 40%	**36,430**	sf	44.00	1,602,920		
	Precast trim	**36,430**	sf	2.00	72,860		
	8" CMU backup at Kitchen and Receiving	**1,395**	sf	32.00	44,640		
	Staging/Lifts to exterior wall				Included		
055000	*MISCELLANOUS METALS*						
	Miscellaneous metals to exterior; lintels, angles etc.	**36,430**	sf	1.00	36,430		
	Relieving angles			assume included in lbs/sf tns			
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Air barrier	**72,860**	sf	8.80	641,168		
	Air barrier/flashing at windows	**6,072**	lf	6.25	37,950		
	Air barrier @ overhangs/soffits	**2,700**	sf	8.50	22,950		
	Miscellaneous sealants to closure	**72,860**	sf	0.50	36,430		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**72,860**	sf	4.00	291,440		
	Spray insulation; 2" typical	**72,860**	sf	3.00	218,580		
	3" Rigid insulation @ overhangs/soffits	**2,700**	sf	4.00	10,800		
	Insulation at window openings	**6,072**	lf	6.00	36,432		
074213	*WALL PANELS*						
	Alucobond metal panels: 40%	**36,430**	sf	90.00	3,278,700		
	Prefinished aluminum panels at roof overhang soffits	**2,700**	sf	90.00	243,000		
	Pre-finished metal fascia, assume 12" wide	**2,829**	lf	90.00	254,610		
	Roof screen; allow 175 LF x 10ft H	**1,750**	sf	65.00	113,750		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Framing at soffits	**2,700**	sf	18.00	48,600		
	8" metal stud backup, typical	**71,465**	sf	14.00	1,000,510		
	Gypsum Sheathing	**71,465**	sf	3.50	250,128		
	Drywall lining to interior face of stud backup	**71,465**	sf	4.00	285,860		
101400	*SIGNAGE*						
	Signage	**1**	ls	10,000.00	10,000		
	SUBTOTAL					8,537,758	
B2020	**WINDOWS; 20% glazed**	*18,215*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**6,072**	lf	14.00	85,008		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**6,072**	lf	10.00	60,720		
080001	*METAL WINDOWS*						
	Aluminum windows/CW/Storefront; triple glazed	**18,215**	sf	210.00	3,825,150		
	Sun control at south facing classrooms - allow	**500**	lf	250.00	125,000		
	Premium for 3M security film @ first floor	**1,500**	sf	40.00	60,000		
	Premium for triple glazing				Excluded		
089100	*LOUVERS*						
	Louvers - allowance	**100**	sf	85.00	8,500		
	SUBTOTAL					4,164,378	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1B - NEW CONSTRUCTION							
B2030	**EXTERIOR DOORS**						
	Exterior door allowance	**213,900**	gsf	1.50	320,850		
	SUBTOTAL					320,850	
	TOTAL - EXTERIOR CLOSURE						**$13,022,986**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	PVC roofing membrane; Sarnafil, single ply w/ 8" insulation and vapor barrier includes blocking and flashings etc.	**55,950**	sf	32.00	1,790,400		
	Standing seam meal roofing	**58,650**	slope	65.00	3,812,250		
	Pre-finished metal coping	**2,829**	lf	50.00	141,450		
	Canopy roof system	**2,700**	sf	32.00	86,400		
	Allowance for roof hatches, ladders, walkway pads etc.	**1**	ls	30,000.00	30,000		
	SUBTOTAL					5,860,500	
B3020	**ROOF OPENINGS**						
	No items in this section						
	SUBTOTAL					-	
	TOTAL - ROOFING						**$5,860,500**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						
	Interior partitions; gwb/ metal stud partitions including premium for CMU in Stairs, Gym and kitchen and allowance for glazed partitions throughout. Abuse resistant board at select areas.	**213,900**	sf	37.00	7,914,300		
	SUBTOTAL					7,914,300	
C1020	**INTERIOR DOORS**						
	Interior doors; complete	**213,900**	gsf	7.00	1,497,300		
	SUBTOTAL					1,497,300	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**213,900**	gsf	2.50	534,750		
064100	*FINISH CARPENTRY*						
	Millwork allowance	**213,900**	gsf	4.00	855,600		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**213,900**	gsf	1.00	213,900		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB/ Flagpoles complete	**213,900**	gsf	1.60	342,240		
	Interactive White Board projectors				FF&E		
101400	*SIGNAGE*						
	Signage; complete package	**213,900**	gsf	0.80	171,120		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	Toilet partitions/bathroom accessories	**213,900**	gsf	1.00	213,900		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	10,000.00	10,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1B - NEW CONSTRUCTION							
	Student lockers/ cubbies, kitchen lockers etc.	**213,900**	gsf	1.50	320,850		
	SUBTOTAL					2,663,860	
	TOTAL - INTERIOR CONSTRUCTION						**$12,075,460**
	C20 STAIRCASES						
C2010	**STAIR CONSTRUCTION**						
	New stairs; complete	**4**	flt	45,000.00	180,000		
	Premium for Main stair	**1**	flt	15,000.00	15,000		
	Platform steps	**1**	ls	5,000.00	5,000		
	SUBTOTAL					200,000	
C2020	**STAIR FINISHES**						
	Finishes complete	**4**	flt	5,000.00	20,000		
	SUBTOTAL					20,000	
	TOTAL - STAIRCASES						**$220,000**
	C30 INTERIOR FINISHES						
C3010	**WALL FINISHES**						
	Premium for auditorium	**1**	ls	250,000.00	250,000		
	Wall finishes	**213,900**	sf	9.00	1,925,100		
	SUBTOTAL					2,175,100	
C3020	**FLOOR FINISHES**						
	HD Sheet linoleum, patterned; typical	**178,144**	sf	8.00	1,425,152		
	Epoxy floor in toilets	**4,736**	sf	20.00	94,720		
	Sealed concrete in BOH/ receiving	**2,000**	sf	2.50	5,000		
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	115,200		
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	46,400		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	182,400		
	Platform flooring	**1,725**	sf	28.00	48,300		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	Allowances for bases throughout	**1**	ls	192,717.20	192,717		
	SUBTOTAL					2,119,889	
C3030	**CEILING FINISHES**						
	Ceiling finishes	**213,900**	gsf	12.00	2,566,800		
	SUBTOTAL					2,566,800	
	TOTAL - INTERIOR FINISHES						**$6,861,789**
	D10 CONVEYING SYSTEMS						
D1010	**ELEVATOR**						
142000	*ELEVATOR*						
	New two stop elevator	**2**	ea	180,000.00	360,000		
	Elevator sills and pit ladder	**1**	ls	3,000.00	3,000		
	SUBTOTAL					363,000	
	TOTAL - CONVEYING SYSTEMS						**$363,000**
	D20 PLUMBING						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1B - NEW CONSTRUCTION							
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**213,900**	gsf	27.00	5,775,300		
	SUBTOTAL					5,775,300	
	TOTAL - PLUMBING						**$5,775,300**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	4,095,000		
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**213,900**	gsf	95.00	20,320,500		
	SUBTOTAL					24,415,500	
	TOTAL - HVAC						**$24,415,500**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**213,900**	gsf	8.50	1,818,150		
	SUBTOTAL					1,818,150	
	TOTAL - FIRE PROTECTION						**$1,818,150**
D50	***ELECTRICAL***						
D50	**ELECTRICAL**						
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**213,900**	gsf	65.00	13,903,500		
	PV system 200kW	**1**	ls	550,000.00	Excluded		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	350,000		
	Network switches	**213,900**	sf	1.50	By Owner		
	Wi-Fi equipment	**213,900**	sf	1.00	By Owner		
	Video Surveillance system	**213,900**	sf	2.00	427,800		
	Access Control system	**213,900**	sf	1.00	213,900		
	VOIP telephone system	**213,900**	sf	1.50	320,850		
	SUBTOTAL					15,216,050	
	TOTAL - ELECTRICAL						**$15,216,050**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	15,000		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	800,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1B - NEW CONSTRUCTION							
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	10,000		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	250,000		
	Portable bleachers in Band room	**1**	ls	24,375.00	24,375		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	33,000		
	Basketball backstops, motorized	**6**	ea	10,000.00	60,000		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	25,920		
	Volleyball net and standards	**1**	ls	5,000.00	5,000		
	Score board in Gym - allow	**1**	ea	20,000.00	20,000		
	Bleachers; 550 capacity	**1**	ls	110,000.00	110,000		
	SUBTOTAL					1,353,295	
	TOTAL - EQUIPMENT						**$1,353,295**
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Shades; allowance	**18,215**	sf	8.00	145,720		
123000	*CASEWORK*						
	Wood casework w/ solid surface counters throughout	**213,900**	gsf	12.00	2,566,800		
	SUBTOTAL					2,712,520	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$2,712,520**
F10	***SPECIAL CONSTRUCTION***						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
F20	***SELECTIVE BUILDING DEMOLITION***						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	SUBTOTAL					-	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						
	TRADE SUBTOTAL						**$107,966,443**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
	SITEWORK: OPTION 1B						
	G SITEWORK	*1,080,000*	*sf*		-		
	G10 PHASING						
	6' high site construction fence	**4,900**	lf	18.00	88,200		
	Site construction entrance and removal/restoration	**2**	loc	12,000.00	24,000		
	Temporary parking area - phase 1	**1**	ls	60,000.00	60,000		
	Contractor laydown area - phase 1	**1**	ls	10,000.00	10,000		
	Temporary utilities allowance	**1**	ls	50,000.00	50,000		
	Temporary signage	**1**	ls	10,000.00	10,000		
	Mobilizations	**2**	ea	35,000.00	70,000		
	Street sweeping allowance	**1**	ls	10,000.00	10,000		
	Traffic control measures - allowance	**1**	ls	25,000.00	25,000		
	Snow removal allowance	**1**	ls	25,000.00	25,000		
	SUBTOTAL					372,200	
	G10 SITE PREPARATION & DEMOLITION						
311000	*GENERAL CONDITIONS*						
	Layout/As-builts/Survey	**1**	ls	15,000.00	15,000		
311000	*SITE DEMOLITION AND RELOCATIONS*						
	Demolish existing pavement	**225,000**	sf	1.25	281,250		
	Demolish existing basketball courts	**1**	ls	5,000.00	5,000		
	Allowance for misc. demo	**1**	ls	100,000.00	100,000		
311000	*UTILITY DEMOLITION*						
	Demolish existing utility allowance	**1**	ls	75,000.00	75,000		
	Cut/cap allowance	**1**	ls	30,000.00	30,000		
	Protection of utilities during construction allowance	**1**	ls	25,000.00	25,000		
311000	*ROADWAY WORK - allowance*						
	Sawcut	**320**	lf	8.25	2,640		
	Remove pavement	**800**	sf	3.50	2,800		
	Temp pavement patching	**800**	sf	8.00	6,400		
	Steel plates	**1**	ls	2,500.00	2,500		
	Police details	**7**	dy	850.00	5,950		
	Permanent pavement patch	**800**	sf	10.00	8,000		
	Restore areas of utility connections	**820**	sf	10.00	8,200		
311000	*VEGETATION & TOPSOIL MANAGEMENT*						
	Tree clearing allowance				NR		
	Street sweeping allowance during hauling	**1**	ls	10,000.00	10,000		
312000	*EROSION & SEDIMENT CONTROL*						
	Silt Fence; installation and removal	**4,900**	lf	12.00	58,800		
	Silt Sacks; installation and removal	**1**	ls	4,000.00	4,000		
	Erosion Control monitoring & maintenance	**1**	ls	15,000.00	15,000		
	SUBTOTAL					655,540	
312000	*SITE EARTHWORK*						
	Strip + stockpile topsoil; 8" thick	**11,167**	cy	10.00	111,670		
	Load + remove topsoil; allowance 25%	**2,792**	cy	45.00	125,640		
	Site cut to design subgrade						
	Cut + fills - assume 1 ft and balanced site	**51,852**	cy	15.00	777,780		
	Fill - imported granular fill				Assumed Not Required		
312000	*SOIL DISPOSAL*						
	Load excess soils for disposal				Assumed Not Required		
	Less than RCS-1 site disposal 1.8x				Assumed Not Required		
312000	*ROCK REMOVAL - allowances*				assume no rock		
312000	*ESTABLISHING GRADE*						
	Sub grade establishment	**600,000**	sf	0.15	90,000		
	Fine grading throughout the site	**600,000**	sf	0.35	210,000		
312000	*HAZARDOUS MATERIALS*						
	UST removal allowance				Already removed		
	SUBTOTAL					1,315,090	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 1B							
G20	**SITE IMPROVEMENTS**						
320000	***ROADWAYS AND PARKING LOTS***						
	Asphalt Paving; roadways/parking lots	*206,390*	*sf*				
	gravel base; 12" thick	**7,644**	cy	55.00	420,420		
	asphalt top; 1.5" thick	**1,973**	tns	225.00	443,925		
	asphalt binder; 2.5" thick	**3,283**	tns	190.00	623,770		
320000	*CURBING*						
	Vertical granite curb	**11,244**	lf	52.00	584,688		
	ADA Curb cuts - allowance	**1**	ls	15,000.00	15,000		
320000	*ROAD MARKINGS AND SIGNS*						
	Parking spot	**436**	ea	85.00	37,060		
	Parking spot ADA	**26**	ea	250.00	6,500		
	Sign allowance	**1**	ls	40,000.00	40,000		
	Pavement markings allowance	**1**	ls	3,000.00	3,000		
	Crosswalk hatching	**2**	loc	2,500.00	5,000		
	SUBTOTAL					2,179,363	
320000	***PEDESTRIAN PAVING***						
	Concrete sidewalks	*30,000*	*sf*				
	gravel base; 6" thick	**556**	cy	60.00	33,360		
	Broom finish concrete paving; 4" thick pavement	**30,000**	sf	12.00	360,000		
	Tennis Courts						
	gravel base; 6" thick				ETR		
	asphalt top; 1" thick				ETR		
	asphalt binder; 2" thick				ETR		
	Allowance for color play surfacing				ETR		
	Nets				ETR		
	Concrete Plaza	*7,500*	*sf*				
	gravel base; 6" thick	**139**	cy	60.00	8,340		
	Broom finish concrete paving; 4" thick - colored pavement	**7,500**	sf	15.00	112,500		
	Unit pavers	*7,500*	*sf*				
	crushed stone; 8" thick	**186**	cy	55.00	10,230		
	Unit Pavers	**7,500**	sf	32.00	240,000		
	Geotextiles	**7,500**	sf	0.55	4,125		
	SUBTOTAL					768,555	
320000	***SITE IMPROVEMENTS***						
320000	*SITE FURNISHINGS*						
	Bollards - utility	**15**	ea	1,200.00	18,000		
	Bollards - stainless steel	**15**	ea	2,500.00	37,500		
	Trash receptacles	**5**	ea	3,141.60	15,708		
	Flagpole - 40' Ht.	**1**	ea	9,000.00	9,000		
	Flagpole foundation	**1**	ea	3,200.00	3,200		
	Benches	**12**	ea	3,500.00	42,000		
	Benches - concrete	**4**	ea	4,000.00	16,000		
	Bike racks	**15**	ea	850.00	12,750		
	School sign	**1**	ls	25,000.00	25,000		
	Landscape curbing allowance	**1**	ls	50,000.00	50,000		
	Dumpster enclosure allowance	**1**	ls	10,000.00	10,000		
320000	*GRASS FIELD*	*320,000*	*sf*				
	Grass field with drainage	**320,000**	sf	8.00	2,560,000		
	Softball Infields	*13,000*	*sf*				
	Infield mix	**262**	tn	225.00	58,950		
	Sand gravel fill; 12" thick	**481**	cy	50.00	24,050		
320000	*ATHLETIC EQUIPMENT*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 1B							
	Softball						
	Softball mound	**2**	loc	3,500.00	7,000		
	Softball bases	**2**	set	2,500.00	5,000		
	Softball batters boxes	**2**	loc	3,500.00	7,000		
	Softball foul poles	**4**	ea	4,800.00	19,200		
	Softball backstop	**2**	ea	55,000.00	110,000		
	Softball dugouts - players benches	**8**	ea	4,000.00	32,000		
	Softball dugouts	**4**	ea	25,000.00	100,000		
320000	*FENCING*						
	4' Ht - Chain link fence at playground	**600**	lf	65.00	39,000		
	8' Ht - Chain link fence at perimeter				NR		
	12' Ht - Chain link fence				deleted		
320000	*PLAY AREAS*						
	Playground - pour-in-place safety surfacing	15,000	*sf*				
	asphalt binder; 2" thick	**192**	tns	190.00	36,480		
	crushed stone; 5" thick	**231**	cy	55.00	12,705		
	Pour-in-place safety surface	**15,000**	sf	28.00	420,000		
	Allowance for play equipment	**1**	ls	350,000.00	350,000		
	SUBTOTAL					4,020,543	
329900	*SITE WALLS/Ramps/Stairs*						
	Allowance for retaining walls	**1**	ls	150,000.00	150,000		
	Allowance for seating walls, steps etc.	**1**	ls	250,000.00	250,000		
	SUBTOTAL					400,000	
	Landscaping						
329900	*LAWN AND SEED*						
	Screen topsoil	**11,167**	cy	15.00	167,505		
	Export tailings from screening process - assume clean rock	**3,350**	cy	8.50	28,475		
	Amend/Place	**7,817**	cy	26.00	203,242		
	Soil and mulch at planting areas; 8" thick	**1**	ls	30,000.00	30,000		
	Rain gardens; planting	**9,000**	sf	10.00	90,000		
	Lawn seed mix	**200,000**	sf	0.35	70,000		
	Irrigation at play fields	**320,000**	sf	2.00	640,000		
	Courtyards	**3**	loc	50,000.00	150,000		
329900	*PLANTS*	**Allowance**					
	Trees, Shrubs etc.	**1**	ls	300,000.00	300,000		
	SUBTOTAL					1,679,222	
G30	**CIVIL MECHANICAL UTILITIES**						
210000	*FIRE PROTECTION*						
	Allowance for new water supply for fire protection	**2,400**	lf	100.00	240,000		
	Street connections	**2**	ea	15,000.00	30,000		
	Fire hydrant	**2**	ea	6,500.00	13,000		
331000	*WATER UTILITIES*						
	Allowance for new water supply for domestic service	**300**	lf	80.00	24,000		
	SUBTOTAL					307,000	
333000	*SANITARY SEWER*						
	Allowance for new sewer service and grease trap	**1**	ls	125,000.00	125,000		
	SUBTOTAL					125,000	
334000	*STORM DRAINAGE*						
	Allowance for structures/piping/rain gardens etc.	**206,390**	sf	8.00	1,651,120		
	SUBTOTAL					1,651,120	
220001	*NATURAL GAS*						
	No work in this section						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 1B							
	SUBTOTAL					-	
G40	**ELECTRICAL UTILITIES**						
	Power						
	Power riser	**1**	ea	2,500.00	2,500		
	Primary service duct bank	**300**	lf	80.00	24,000		
	Pad mount transformer pad (TX by Utility Co)	**1**	ea	3,000.00	3,000		
	3000A Secondary service duct bank	**100**	lf	1,500.00	150,000		
	Generator						
	Generator duct bank	**70**	lf	500.00	35,000		
	Electric Vehicle Stations						
	2-4" for future EV system	**1**	ls	15,000.00	15,000		
	Security						
	Site camera system, allow	**1**	ls	50,000.00	50,000		
	Telecommunications						
	Communication riser	**1**	ea	2,500.00	2,500		
	Telcom duct bank 4-4" (empty)	**300**	lf	180.00	54,000		
	Site lighting						
	Site lighting allowance	**206,390**	sf	2.50	515,975		
	Add Signals - flashing yellow lights				Assumed NR		
	SUBTOTAL					851,975	
	TOTAL - SITE DEVELOPMENT						**$14,325,608**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST

OPTION 1C - NEW CONSTRUCTION

GROSS FLOOR AREA CALCULATION

First Floor	126,600
Second Floor	87,300
TOTAL GROSS FLOOR AREA (GFA)	**213,900** ***sf***

	A1010	**STANDARD FOUNDATIONS**					
	033000	*CONCRETE*					
		Strip Footings	*250*	*CY*	$848 /cy		
		Foundation Walls	*570*	*CY*	$1,270 /cy		
		Spread Footings	*674*	*CY*	$776 /cy		
		Grade beams	*86*	*CY*	$1,298 /cy		
		Piers	*82*	*CY*	$1,936 /cy		
		Total Foundation Concrete	*1,662*	*CY*			
		Strip footing, typical; 2'-4" x 12"					
		Formwork	**5,508**	sf	16.00	88,128	
		Re-bar	**27,540**	lbs.	2.00	55,080	
		Concrete material	**250**	cy	155.00	38,750	
		Placing concrete	**250**	cy	120.00	30,000	
		Strip footing at retaining wall; 4'-6" x 16" - assumed not required					
		Formwork		sf	16.00		
		Re-bar		lbs.	2.00		
		Concrete material		cy	155.00		
		Placing concrete		cy	120.00		
		Foundation wall; 16" thick					
		Formwork	**22,032**	sf	20.00	440,640	
		Re-bar	**49,572**	lbs.	2.00	99,144	
		Concrete material	**570**	cy	155.00	88,350	
		Placing concrete	**570**	cy	120.00	68,400	
		Form shelf	**2,754**	lf	10.00	27,540	
		Retaining wall; 16" thick x 5' high - assumed not required					
		Formwork		sf	22.00		
		Re-bar		lbs.	2.00		
		Concrete material		cy	155.00		
		Placing concrete		cy	120.00		
		Form shelf		lf	10.00		
		Exterior spread footings, typical; 7'-0"x 7'-0"x 22"					
		Formwork	**4,099**	sf	18.00	73,782	
		Re-bar	**38,000**	lbs.	2.00	76,000	
		Concrete material	**279**	cy	155.00	43,245	
		Placing concrete	**279**	cy	120.00	33,480	
		Set anchor bolts grout plates	**80**	ea	150.00	12,000	
		Interior spread footings, typical; 9'-6"x 9'-6"x 26"					
		Formwork	**4,282**	sf	18.00	77,076	
		Re-bar	**45,500**	lbs.	2.00	91,000	
		Concrete material	**395**	cy	155.00	61,225	
		Placing concrete	**395**	cy	120.00	47,400	
		Set anchor bolts grout plates	**52**	ea	150.00	7,800	
		Grade beams at braced frames, allow	**550**	LF			
		Formwork	**2,200**	sf	15.00	33,000	
		Re-bar	**27,500**	lbs.	2.00	55,000	
		Concrete material	**86**	cy	155.00	13,330	
		Placing concrete	**86**	cy	120.00	10,320	
		Piers/Pilasters					
		Formwork	**4,435**	sf	20.00	88,700	
		Re-bar	**23,760**	lbs	2.00	47,520	
		Concrete material	**82**	cy	155.00	12,710	
		Placing concrete	**82**	cy	120.00	9,840	
		Miscellaneous					

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1C - NEW CONSTRUCTION							
	Elevator pit	**2**	loc	40,000.00	80,000		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Trowelled-on bituminous mastic dam proofing at foundation walls	**11,016**	sf	4.00	44,064		
	Waterproofing at elevator pit	**360**	sf	16.00	5,760		
072100	*THERMAL INSULATION*						
	2" Insulation at foundation walls	**11,016**	sf	3.00	33,048		
312000	*EARTHWORK*						
	Strip footings/Fdn wall						
	Excavation	**1,836**	cy	10.00	18,360		
	Remove off-site	**1,836**	cy	32.00	58,752		
	Backfill with imported material	**1,586**	cy	48.00	76,128		
	Spread footings/Grade beams						
	Excavation	**2,278**	cy	10.00	22,780		
	Remove off-site	**2,278**	cy	32.00	72,896		
	Backfill with imported material	**1,518**	cy	48.00	72,864		
	Building						
	Cut; assumed 2 feet	**9,378**	cy	15.00	140,670		
	Fill - granular fill pad; allow 2 feet	**9,378**	cy	48.00	450,144		
	Miscellaneous						
	Gravel fill beneath footings, 12"	**597**	cy	40.00	23,880		
	Perimeter drain	**2,754**	lf	30.00	82,620		
	Temporary dewatering for foundation work	**1**	ls	20,000.00	20,000		
	SUBTOTAL					2,931,426	
A1020	**SPECIAL FOUNDATIONS**						
	Allowance for rammed aggregate piers				Assumed NR		
	SUBTOTAL					-	
A1030	**LOWEST FLOOR CONSTRUCTION**						
033000	*CONCRETE*						
	Slab on grade	*126,600*	*sf*				
	Vapor barrier at slab on grade	**126,600**	sf	1.25	158,250		
	WWF reinforcement	**145,590**	sf	1.80	262,062		
	Concrete - 6" thick	**2,462**	cy	155.00	381,610		
	Barrier One Admixture	**2,462**	cy		Assumed Not Required		
	Placing concrete	**2,462**	cy	90.00	221,580		
	Finishing and curing concrete	**126,600**	sf	3.00	379,800		
	Allowance for slab depressions at entries, first floor toilets and Gym	**1**	ls	5,000.00	5,000		
	Miscellaneous						
	Stage ramp	**1**	ls	50,000.00	50,000		
	Equipment pads	**1**	ls	10,000.00	10,000		
	Radon system	**126,600**	sf	3.00	379,800		
072100	*THERMAL INSULATION*						
	Slab insulation, 2" thick; 2' @ SOG	**126,600**	sf	2.50	316,500		
312000	*EARTHWORK*						
	Building						
	Improve soils/ground improvement allowance	**126,600**	sf	8.00	1,012,800		
	Gravel base, 12"	**4,689**	cy	48.00	225,072		
	Compact existing sub-grade	**126,600**	sf	1.00	126,600		
	Under slab E&B for plumbing	**126,600**	sf	1.50	189,900		
	SUBTOTAL					3,718,974	
	TOTAL - FOUNDATIONS						**$6,650,400**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1C - NEW CONSTRUCTION							
A20	***BASEMENT CONSTRUCTION***						
A2010	**BASEMENT EXCAVATION**						
	No Work in this section						
	SUBTOTAL					-	
A2020	**BASEMENT WALLS**						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						
B10	***SUPERSTRUCTURE***						
B1010	**FLOOR CONSTRUCTION**						
		14.5	*lbs/sf*				
		1,551	*tns*	excluding roof screens and canopies			
		$7,046	*$/Ton*				
033000	*CONCRETE*						
	WWF reinforcement	**100,395**	sf	1.80	180,711		
	Concrete fill to metal deck; 3-1/2" normal weight, total thickness 5 1/2"	**1,555**	cy	160.00	248,800		
	Place and finish concrete	**87,300**	sf	3.50	305,550		
	Rebar to decks	**26,190**	lbs	2.00	52,380		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf	**633**	tns	5,600.00	3,544,800		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**21,825**	ea	3.50	76,388		
	2" metal floor deck	**87,300**	sf	6.50	567,450		
	Allowance for expansion joint	**1**	ls	10,000.00	10,000		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fire proofing to columns and beams	**87,300**	sf	2.75	240,075		
	Intumescent allowance	**1**	ls	35,000.00	35,000		
	SUBTOTAL					5,261,154	
B1020	**ROOF CONSTRUCTION**						
033000	*CONCRETE*	Allowance at mechanical equipment/low roof					
	Concrete fill to metal roof deck	**13,000**	sf	10.00	130,000		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf at typical roof	**918**	tns	5,600.00	5,140,800		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**31,650**	ea	3.50	110,775		
	1-1/2" metal floor deck at typical roof	**126,600**	sf	6.00	759,600		
	Premium for sloped roof	**58,650**	slope	8.00	469,200		
	Premium for 3" acoustic deck at gymnasium	**6,800**	sf	6.50	44,200		
	HSS support framing at roof screen @ 110 lbs/lf	**10**	tns	5,800.00	58,000		
	Steel framing at canopies @ 20 lbs/sf	**27**	tns	5,800.00	156,600		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fireproofing to roof deck and structure				NR		
	SUBTOTAL					6,869,175	
	TOTAL - SUPERSTRUCTURE						**$12,130,329**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1C - NEW CONSTRUCTION							
B20	***EXTERIOR CLOSURE***	86,012	sf				
B2010	**EXTERIOR WALLS**	*86,012*	*sf*	Total Exterior Closure			
040001	*MASONRY*						
	Brick veneer; 40%	**34,405**	sf	44.00	1,513,820		
	Precast trim	**34,405**	sf	2.00	68,810		
	8" CMU backup at Kitchen and Receiving	**1,395**	sf	32.00	44,640		
	Staging/Lifts to exterior wall				Included		
055000	*MISCELLANOUS METALS*						
	Miscellaneous metals to exterior; lintels, angles etc.	**34,405**	sf	1.00	34,405		
	Relieving angles			assume included in lbs/sf tns			
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Air barrier	**68,810**	sf	8.80	605,528		
	Air barrier/flashing at windows	**5,734**	lf	6.25	35,838		
	Air barrier @ overhangs/soffits	**2,700**	sf	8.50	22,950		
	Miscellaneous sealants to closure	**68,810**	sf	0.50	34,405		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**68,810**	sf	4.00	275,240		
	Spray insulation; 2" typical	**68,810**	sf	3.00	206,430		
	3" Rigid insulation @ overhangs/soffits	**2,700**	sf	4.00	10,800		
	Insulation at window openings	**5,734**	lf	6.00	34,404		
074213	*WALL PANELS*						
	Alucobond metal panels: 40%	**34,405**	sf	90.00	3,096,450		
	Prefinished aluminum panels at roof overhang soffits	**2,700**	sf	90.00	243,000		
	Pre-finished metal fascia, assume 12" wide	**2,597**	lf	90.00	233,730		
	Roof screen; allow 175 LF x 10ft H	**1,750**	sf	65.00	113,750		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Framing at soffits	**2,700**	sf	18.00	48,600		
	8" metal stud backup, typical	**67,415**	sf	14.00	943,810		
	Gypsum Sheathing	**67,415**	sf	3.50	235,953		
	Drywall lining to interior face of stud backup	**67,415**	sf	4.00	269,660		
101400	*SIGNAGE*						
	Signage	**1**	ls	10,000.00	10,000		
	SUBTOTAL					8,082,223	
B2020	**WINDOWS; 20% glazed**	*17,202*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**5,734**	lf	14.00	80,276		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**5,734**	lf	10.00	57,340		
080001	*METAL WINDOWS*						
	Aluminum windows/CW/Storefront; triple glazed	**17,202**	sf	210.00	3,612,420		
	Sun control at south facing classrooms - allow	**500**	lf	250.00	125,000		
	Premium for 3M security film @ first floor	**1,500**	sf	40.00	60,000		
	Premium for triple glazing				Excluded		
089100	*LOUVERS*						
	Louvers - allowance	**100**	sf	85.00	8,500		
	SUBTOTAL					3,943,536	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1C - NEW CONSTRUCTION							
B2030	**EXTERIOR DOORS**						
	Exterior door allowance	**213,900**	gsf	1.50	320,850		
	SUBTOTAL					320,850	
	TOTAL - EXTERIOR CLOSURE						**$12,346,609**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	PVC roofing membrane; Sarnafil, single ply w/ 8" insulation and vapor barrier includes blocking and flashings etc.	**75,600**	sf	32.00	2,419,200		
	Standing seam meal roofing	**58,650**	slope	65.00	3,812,250		
	Pre-finished metal coping	**2,597**	lf	50.00	129,850		
	Canopy roof system	**2,700**	sf	32.00	86,400		
	Allowance for roof hatches, ladders, walkway pads etc.	**1**	ls	30,000.00	30,000		
	SUBTOTAL					6,477,700	
B3020	**ROOF OPENINGS**						
	No items in this section						
	SUBTOTAL					-	
	TOTAL - ROOFING						**$6,477,700**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						
	Interior partitions; gwb/ metal stud partitions including premium for CMU in Stairs, Gym and kitchen and allowance for glazed partitions throughout. Abuse resistant board at select areas.	**213,900**	sf	37.00	7,914,300		
	SUBTOTAL					7,914,300	
C1020	**INTERIOR DOORS**						
	Interior doors; complete	**213,900**	gsf	7.00	1,497,300		
	SUBTOTAL					1,497,300	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**213,900**	gsf	2.50	534,750		
064100	*FINISH CARPENTRY*						
	Millwork allowance	**213,900**	gsf	4.00	855,600		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**213,900**	gsf	1.00	213,900		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB/ Flagpoles complete	**213,900**	gsf	1.60	342,240		
	Interactive White Board projectors				FF&E		
101400	*SIGNAGE*						
	Signage; complete package	**213,900**	gsf	0.80	171,120		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	Toilet partitions/bathroom accessories	**213,900**	gsf	1.00	213,900		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	10,000.00	10,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1C - NEW CONSTRUCTION							
	Student lockers/ cubbies, kitchen lockers etc.	**213,900**	gsf	1.50	320,850		
	SUBTOTAL					2,663,860	
	TOTAL - INTERIOR CONSTRUCTION						**$12,075,460**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	New stairs; complete	**4**	flt	45,000.00	180,000		
	Premium for Main stair	**1**	flt	15,000.00	15,000		
	Platform steps	**1**	ls	5,000.00	5,000		
	SUBTOTAL					200,000	
C2020	**STAIR FINISHES**						
	Finishes complete	**4**	flt	5,000.00	20,000		
	SUBTOTAL					20,000	
	TOTAL - STAIRCASES						**$220,000**
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Premium for auditorium	**1**	ls	250,000.00	250,000		
	Wall finishes	**213,900**	sf	9.00	1,925,100		
	SUBTOTAL					2,175,100	
C3020	**FLOOR FINISHES**						
	HD Sheet linoleum, patterned; typical	**178,144**	sf	8.00	1,425,152		
	Epoxy floor in toilets	**4,736**	sf	20.00	94,720		
	Sealed concrete in BOH/ receiving	**2,000**	sf	2.50	5,000		
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	115,200		
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	46,400		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	182,400		
	Platform flooring	**1,725**	sf	28.00	48,300		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	Allowances for bases throughout	**1**	ls	192,717.20	192,717		
	SUBTOTAL					2,119,889	
C3030	**CEILING FINISHES**						
	Ceiling finishes	**213,900**	gsf	12.00	2,566,800		
	SUBTOTAL					2,566,800	
	TOTAL - INTERIOR FINISHES						**$6,861,789**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
142000	*ELEVATOR*						
	New two stop elevator	**2**	ea	180,000.00	360,000		
	Elevator sills and pit ladder	**1**	ls	3,000.00	3,000		
	SUBTOTAL					363,000	
	TOTAL - CONVEYING SYSTEMS						**$363,000**
D20	***PLUMBING***						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1C - NEW CONSTRUCTION							
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**213,900**	gsf	27.00	5,775,300		
	SUBTOTAL					5,775,300	
	TOTAL - PLUMBING						**$5,775,300**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	4,095,000		
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**213,900**	gsf	95.00	20,320,500		
	SUBTOTAL					24,415,500	
	TOTAL - HVAC						**$24,415,500**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**213,900**	gsf	8.50	1,818,150		
	SUBTOTAL					1,818,150	
	TOTAL - FIRE PROTECTION						**$1,818,150**
D50	***ELECTRICAL***						
D50	**ELECTRICAL**						
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**213,900**	gsf	65.00	13,903,500		
	PV system 200kW	**1**	ls	550,000.00	Excluded		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	350,000		
	Network switches	**213,900**	sf	1.50	By Owner		
	Wi-Fi equipment	**213,900**	sf	1.00	By Owner		
	Video Surveillance system	**213,900**	sf	2.00	427,800		
	Access Control system	**213,900**	sf	1.00	213,900		
	VOIP telephone system	**213,900**	sf	1.50	320,850		
	SUBTOTAL					15,216,050	
	TOTAL - ELECTRICAL						**$15,216,050**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	15,000		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	800,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 1C - NEW CONSTRUCTION							
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	10,000		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	250,000		
	Portable bleachers in Band room	**1**	ls	24,375.00	24,375		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	33,000		
	Basketball backstops, motorized	**6**	ea	10,000.00	60,000		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	25,920		
	Volleyball net and standards	**1**	ls	5,000.00	5,000		
	Score board in Gym - allow	**1**	ea	20,000.00	20,000		
	Bleachers; 550 capacity	**1**	ls	110,000.00	110,000		
	SUBTOTAL					1,353,295	
	TOTAL - EQUIPMENT						**$1,353,295**
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Shades; allowance	**17,202**	sf	8.00	137,616		
123000	*CASEWORK*						
	Wood casework w/ solid surface counters throughout	**213,900**	gsf	12.00	2,566,800		
	SUBTOTAL					2,704,416	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$2,704,416**
F10	***SPECIAL CONSTRUCTION***						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
F20	***SELECTIVE BUILDING DEMOLITION***						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	SUBTOTAL					-	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						
	TRADE SUBTOTAL						**$108,407,998**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 1C							
	G SITEWORK	*1,080,000*	*sf*		-		
	G10 PHASING						
	6' high site construction fence	**4,900**	lf	18.00	88,200		
	Site construction entrance and removal/restoration	**2**	loc	12,000.00	24,000		
	Temporary parking area - phase 1	**1**	ls	60,000.00	60,000		
	Contractor laydown area - phase 1	**1**	ls	10,000.00	10,000		
	Temporary utilities allowance	**1**	ls	50,000.00	50,000		
	Temporary signage	**1**	ls	10,000.00	10,000		
	Mobilizations	**2**	ea	35,000.00	70,000		
	Street sweeping allowance	**1**	ls	10,000.00	10,000		
	Traffic control measures - allowance	**1**	ls	25,000.00	25,000		
	Snow removal allowance	**1**	ls	25,000.00	25,000		
	SUBTOTAL					372,200	
	G10 SITE PREPARATION & DEMOLITION						
311000	*GENERAL CONDITIONS*						
	Layout/As-builts/Survey	**1**	ls	15,000.00	15,000		
311000	*SITE DEMOLITION AND RELOCATIONS*						
	Demolish existing pavement	**225,000**	sf	1.25	281,250		
	Demolish existing basketball courts	**1**	ls	5,000.00	5,000		
	Allowance for misc. demo	**1**	ls	100,000.00	100,000		
311000	*UTILITY DEMOLITION*						
	Demolish existing utility allowance	**1**	ls	75,000.00	75,000		
	Cut/cap allowance	**1**	ls	30,000.00	30,000		
	Protection of utilities during construction allowance	**1**	ls	25,000.00	25,000		
311000	*ROADWAY WORK - allowance*						
	Sawcut	**320**	lf	8.25	2,640		
	Remove pavement	**800**	sf	3.50	2,800		
	Temp pavement patching	**800**	sf	8.00	6,400		
	Steel plates	**1**	ls	2,500.00	2,500		
	Police details	**7**	dy	850.00	5,950		
	Permanent pavement patch	**800**	sf	10.00	8,000		
	Restore areas of utility connections	**820**	sf	10.00	8,200		
311000	*VEGETATION & TOPSOIL MANAGEMENT*						
	Tree clearing allowance				NR		
	Street sweeping allowance during hauling	**1**	ls	10,000.00	10,000		
312000	*EROSION & SEDIMENT CONTROL*						
	Silt Fence; installation and removal	**4,900**	lf	12.00	58,800		
	Silt Sacks; installation and removal	**1**	ls	4,000.00	4,000		
	Erosion Control monitoring & maintenance	**1**	ls	15,000.00	15,000		
	SUBTOTAL					655,540	
312000	*SITE EARTHWORK*						
	Strip + stockpile topsoil; 8" thick	**11,167**	cy	10.00	111,670		
	Load + remove topsoil; allowance 25%	**2,792**	cy	45.00	125,640		
	Site cut to design subgrade						
	Cut + fills - assume 1 ft and balanced site	**51,852**	cy	15.00	777,780		
	Fill - imported granular fill				Assumed Not Required		
312000	*SOIL DISPOSAL*						
	Load excess soils for disposal				Assumed Not Required		
	Less than RCS-1 site disposal 1.8x				Assumed Not Required		
312000	*ROCK REMOVAL - allowances*				assume no rock		
312000	*ESTABLISHING GRADE*						
	Sub grade establishment	**600,000**	sf	0.15	90,000		
	Fine grading throughout the site	**600,000**	sf	0.35	210,000		
312000	*HAZARDOUS MATERIALS*						
	UST removal allowance				Already removed		
	SUBTOTAL					1,315,090	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 1C							
G20	**SITE IMPROVEMENTS**						
320000	***ROADWAYS AND PARKING LOTS***						
	Asphalt Paving; roadways/parking lots	*220,117*	*sf*				
	gravel base; 12" thick	**8,152**	cy	55.00	448,360		
	asphalt top; 1.5" thick	**2,104**	tns	225.00	473,400		
	asphalt binder; 2.5" thick	**3,502**	tns	190.00	665,380		
320000	*CURBING*						
	Vertical granite curb	**11,703**	lf	52.00	608,556		
	ADA Curb cuts - allowance	**1**	ls	15,000.00	15,000		
320000	*ROAD MARKINGS AND SIGNS*						
	Parking spot	**436**	ea	85.00	37,060		
	Parking spot ADA	**26**	ea	250.00	6,500		
	Sign allowance	**1**	ls	40,000.00	40,000		
	Pavement markings allowance	**1**	ls	3,000.00	3,000		
	Crosswalk hatching	**2**	loc	2,500.00	5,000		
	SUBTOTAL					2,302,256	
320000	***PEDESTRIAN PAVING***						
	Concrete sidewalks	*30,000*	*sf*				
	gravel base; 6" thick	**556**	cy	60.00	33,360		
	Broom finish concrete paving; 4" thick pavement	**30,000**	sf	12.00	360,000		
	Tennis Courts						
	gravel base; 6" thick				ETR		
	asphalt top; 1" thick				ETR		
	asphalt binder; 2" thick				ETR		
	Allowance for color play surfacing				ETR		
	Nets				ETR		
	Concrete Plaza	*7,500*	*sf*				
	gravel base; 6" thick	**139**	cy	60.00	8,340		
	Broom finish concrete paving; 4" thick - colored pavement	**7,500**	sf	15.00	112,500		
	Unit pavers	*7,500*	*sf*				
	crushed stone; 8" thick	**186**	cy	55.00	10,230		
	Unit Pavers	**7,500**	sf	32.00	240,000		
	Geotextiles	**7,500**	sf	0.55	4,125		
	SUBTOTAL					768,555	
320000	***SITE IMPROVEMENTS***						
320000	*SITE FURNISHINGS*						
	Bollards - utility	**15**	ea	1,200.00	18,000		
	Bollards - stainless steel	**15**	ea	2,500.00	37,500		
	Trash receptacles	**5**	ea	3,141.60	15,708		
	Flagpole - 40' Ht.	**1**	ea	9,000.00	9,000		
	Flagpole foundation	**1**	ea	3,200.00	3,200		
	Benches	**12**	ea	3,500.00	42,000		
	Benches - concrete	**4**	ea	4,000.00	16,000		
	Bike racks	**15**	ea	850.00	12,750		
	School sign	**1**	ls	25,000.00	25,000		
	Landscape curbing allowance	**1**	ls	50,000.00	50,000		
	Dumpster enclosure allowance	**1**	ls	10,000.00	10,000		
320000	*GRASS FIELD*	*320,000*	*sf*				
	Grass field with drainage	**320,000**	sf	8.00	2,560,000		
	Softball Infields	*13,000*	*sf*				
	Infield mix	**262**	tn	225.00	58,950		
	Sand gravel fill; 12" thick	**481**	cy	50.00	24,050		
320000	*ATHLETIC EQUIPMENT*						

	CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
		SITEWORK: OPTION 1C						
124		Softball						
125		Softball mound	**2**	loc	3,500.00	7,000		
126		Softball bases	**2**	set	2,500.00	5,000		
127		Softball batters boxes	**2**	loc	3,500.00	7,000		
128		Softball foul poles	**4**	ea	4,800.00	19,200		
129		Softball backstop	**2**	ea	55,000.00	110,000		
130		Softball dugouts - players benches	**8**	ea	4,000.00	32,000		
131		Softball dugouts	**4**	ea	25,000.00	100,000		
132	*320000*	*FENCING*						
133		4' Ht - Chain link fence at playground	**600**	lf	65.00	39,000		
134		8' Ht - Chain link fence at perimeter				NR		
135		12' Ht - Chain link fence				deleted		
136	*320000*	*PLAY AREAS*						
137		Playground - pour-in-place safety surfacing	15,000	*sf*				
138		asphalt binder; 2" thick	**192**	tns	190.00	36,480		
139		crushed stone; 5" thick	**231**	cy	55.00	12,705		
140		Pour-in-place safety surface	**15,000**	sf	28.00	420,000		
141		Allowance for play equipment	**1**	ls	350,000.00	350,000		
142		SUBTOTAL					4,020,543	
143								
144	*329900*	*SITE WALLS/Ramps/Stairs*						
145		Allowance for retaining walls	**1**	ls	150,000.00	150,000		
146		Allowance for seating walls, steps etc.	**1**	ls	250,000.00	250,000		
147		SUBTOTAL					400,000	
148								
149		**Landscaping**						
150	*329900*	*LAWN AND SEED*						
151		Screen topsoil	**11,167**	cy	15.00	167,505		
152		Export tailings from screening process - assume clean rock	**3,350**	cy	8.50	28,475		
153		Amend/Place	**7,817**	cy	26.00	203,242		
154		Soil and mulch at planting areas; 8" thick	**1**	ls	30,000.00	30,000		
155		Rain gardens; planting	**9,000**	sf	10.00	90,000		
156		Lawn seed mix	**200,000**	sf	0.35	70,000		
157		Irrigation at play fields	**320,000**	sf	2.00	640,000		
158		Courtyards	**3**	loc	50,000.00	150,000		
159	*329900*	*PLANTS*	**Allowance**					
160		Trees, Shrubs etc.	**1**	ls	300,000.00	300,000		
161		SUBTOTAL					1,679,222	
162								
163	**G30**	**CIVIL MECHANICAL UTILITIES**						
164	*210000*	*FIRE PROTECTION*						
165		Allowance for new water supply for fire protection	**2,400**	lf	100.00	240,000		
166		Street connections	**2**	ea	15,000.00	30,000		
167		Fire hydrant	**2**	ea	6,500.00	13,000		
168	*331000*	*WATER UTILITIES*						
169		Allowance for new water supply for domestic service	**300**	lf	80.00	24,000		
170		SUBTOTAL					307,000	
171								
172	*333000*	*SANITARY SEWER*						
173		Allowance for new sewer service and grease trap	**1**	ls	125,000.00	125,000		
174		SUBTOTAL					125,000	
175								
176	*334000*	*STORM DRAINAGE*						
177		Allowance for structures/piping/rain gardens etc.	**220,117**	sf	8.00	1,760,936		
178		SUBTOTAL					1,760,936	
179								
180	*220001*	*NATURAL GAS*						
181		No work in this section						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 1C							
	SUBTOTAL					-	
G40	**ELECTRICAL UTILITIES**						
	Power						
	Power riser	**1**	ea	2,500.00	2,500		
	Primary service duct bank	**300**	lf	80.00	24,000		
	Pad mount transformer pad (TX by Utility Co)	**1**	ea	3,000.00	3,000		
	3000A Secondary service duct bank	**100**	lf	1,500.00	150,000		
	Generator						
	Generator duct bank	**70**	lf	500.00	35,000		
	Electric Vehicle Stations						
	2-4" for future EV system	**1**	ls	15,000.00	15,000		
	Security						
	Site camera system, allow	**1**	ls	50,000.00	50,000		
	Telecommunications						
	Communication riser	**1**	ea	2,500.00	2,500		
	Telcom duct bank 4-4" (empty)	**300**	lf	180.00	54,000		
	Site lighting						
	Site lighting allowance	**220,117**	sf	2.50	550,293		
	Add Signals - flashing yellow lights				Assumed NR		
	SUBTOTAL					886,293	
	TOTAL - SITE DEVELOPMENT						**$14,592,635**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST

OPTION 2A ADDITION

GROSS FLOOR AREA CALCULATION

First Floor	86,500
Second Floor	72,800
TOTAL GROSS FLOOR AREA (GFA)	**159,300** ***sf***

A1010 STANDARD FOUNDATIONS

033000	*CONCRETE*						
	Strip Footings	*164*	*CY*	$849	/cy		
	Foundation Walls	*375*	*CY*	$1,270	/cy		
	Spread Footings	*402*	*CY*	$779	/cy		
	Grade beams	*31*	*CY*	$1,307	/cy		
	Piers	*50*	*CY*	$1,926	/cy		
	Total Foundation Concrete	*1,022*	*CY*				
	Strip footing, typical; 2'-4" x 12"						
	Formwork	**3,622**	sf	16.00		57,952	
	Re-bar	**18,110**	lbs.	2.00		36,220	
	Concrete material	**164**	cy	155.00		25,420	
	Placing concrete	**164**	cy	120.00		19,680	
	Foundation wall; 16" thick						
	Formwork	**14,488**	sf	20.00		289,760	
	Re-bar	**32,598**	lbs.	2.00		65,196	
	Concrete material	**375**	cy	155.00		58,125	
	Placing concrete	**375**	cy	120.00		45,000	
	Form shelf	**1,811**	lf	10.00		18,110	
	Exterior spread footings, typical; 7'-0"x 7'-0"x 22"						
	Formwork	**2,562**	sf	18.00		46,116	
	Re-bar	**23,750**	lbs.	2.00		47,500	
	Concrete material	**174**	cy	155.00		26,970	
	Placing concrete	**174**	cy	120.00		20,880	
	Set anchor bolts grout plates	**50**	ea	150.00		7,500	
	Interior spread footings, typical; 9'-6"x 9'-6"x 26"						
	Formwork	**2,470**	sf	18.00		44,460	
	Re-bar	**26,250**	lbs.	2.00		52,500	
	Concrete material	**228**	cy	155.00		35,340	
	Placing concrete	**228**	cy	120.00		27,360	
	Set anchor bolts grout plates	**30**	ea	150.00		4,500	
	Grade beams at braced frames, allow	200	LF				
	Formwork	**800**	sf	15.00		12,000	
	Re-bar	**10,000**	lbs.	2.00		20,000	
	Concrete material	**31**	cy	155.00		4,805	
	Placing concrete	**31**	cy	120.00		3,720	
	Piers/Pilasters						
	Formwork	**2,688**	sf	20.00		53,760	
	Re-bar	**14,400**	lbs	2.00		28,800	
	Concrete material	**50**	cy	155.00		7,750	
	Placing concrete	**50**	cy	120.00		6,000	
	Miscellaneous						
	Elevator pit	**2**	loc	40,000.00		80,000	
	Foundations against existing building	**225**	lf	350.00		78,750	
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Trowelled-on bituminous mastic dam proofing at foundation walls	**7,244**	sf	4.00		28,976	
072100	*THERMAL INSULATION*						
	2" Insulation at foundation walls	**7,244**	sf	3.00		21,732	
312000	*EARTHWORK*						
	Strip footings/Fdn wall						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A ADDITION							
	Excavation	**1,207**	cy	10.00	12,070		
	Remove off-site	**1,207**	cy	32.00	38,624		
	Backfill with imported material	**1,043**	cy	48.00	50,064		
	Spread footings/Grade beams						
	Excavation	**1,303**	cy	10.00	13,030		
	Remove off-site	**1,303**	cy	32.00	41,696		
	Backfill with imported material	**870**	cy	48.00	41,760		
	Building						
	Cut; assumed 2 feet	**6,407**	cy	15.00	96,105		
	Fill - granular fill pad; allow 2 feet	**6,407**	cy	48.00	307,536		
	Miscellaneous						
	Gravel fill beneath footings, 12"	**362**	cy	40.00	14,480		
	Perimeter drain	**1,811**	lf	30.00	54,330		
	Temporary dewatering for foundation work	**1**	ls	20,000.00	20,000		
	SUBTOTAL					1,964,577	
A1020	**SPECIAL FOUNDATIONS**						
	Allowance for rammed aggregate piers				Assumed NR		
	SUBTOTAL					-	
A1030	**LOWEST FLOOR CONSTRUCTION**						
033000	*CONCRETE*						
	Slab on grade	*86,500*	*sf*				
	Vapor barrier at slab on grade	**86,500**	sf	1.25	108,125		
	WWF reinforcement	**99,475**	sf	1.80	179,055		
	Concrete - 6" thick	**1,682**	cy	155.00	260,710		
	Barrier One Admixture	**1,682**	cy		Assumed Not Required		
	Placing concrete	**1,682**	cy	90.00	151,380		
	Finishing and curing concrete	**86,500**	sf	3.00	259,500		
	Allowance for slab depressions at entries, first floor toilets and Gym	**1**	ls	2,000.00	2,000		
	Miscellaneous						
	Equipment pads	**1**	ls	5,000.00	5,000		
	Radon system	**86,500**	sf	3.00	259,500		
072100	*THERMAL INSULATION*						
	Slab insulation, 2" thick; 2' @ perimeter only	**7,244**	sf	2.50	18,110		
312000	*EARTHWORK*						
	Improve soils/ground improvement allowance	**86,500**	sf	8.00	692,000		
	Building						
	Gravel base, 12"	**3,204**	cy	48.00	153,792		
	Compact existing sub-grade	**86,500**	sf	1.00	86,500		
	Under slab E&B for plumbing	**86,500**	sf	1.50	129,750		
	SUBTOTAL					2,305,422	
	TOTAL - FOUNDATIONS						**$4,269,999**
A20	***BASEMENT CONSTRUCTION***						
A2010	**BASEMENT EXCAVATION**						
	No Work in this section						
	SUBTOTAL					-	
A2020	**BASEMENT WALLS**						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A ADDITION							
B10	***SUPERSTRUCTURE***						
B1010	**FLOOR CONSTRUCTION**						
		14.5	*lbs/sf*				
		1,155	*tns*	excluding roof screens and canopies			
		$7,084	*$/Ton*				
033000	*CONCRETE*						
	WWF reinforcement	**83,720**	sf	1.80	150,696		
	Concrete fill to metal deck; 3-1/2" normal weight, total thickness 5 1/2"	**1,297**	cy	160.00	207,520		
	Place and finish concrete	**72,800**	sf	3.50	254,800		
	Rebar to decks	**21,840**	lbs	2.00	43,680		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf	**528**	tns	5,600.00	2,956,800		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**18,200**	ea	3.50	63,700		
	2" metal floor deck	**72,800**	sf	6.50	473,200		
	Allowance for expansion joint	**1**	ls	10,000.00	10,000		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fire proofing to columns and beams	**72,800**	sf	2.75	200,200		
	Intumescent allowance	**1**	ls	35,000.00	35,000		
	SUBTOTAL					4,395,596	
B1020	**ROOF CONSTRUCTION**						
033000	*CONCRETE*	Allowance at mechanical equipment/low roof					
	Concrete fill to metal roof deck	**1,500**	sf	10.00	15,000		
051200	*STRUCTURAL STEEL FRAMING*	627					
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf at typical roof	**627**	tns	5,500.00	3,448,500		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**21,625**	ea	3.50	75,688		
	Premium for sloped roof	**53,763**	slope	8.00	430,104		
	1-1/2" metal floor deck at typical roof	**86,500**	sf	6.00	519,000		
	HSS support framing at roof screen @ 110 lbs/lf	**10**	tns	5,800.00	58,000		
	Steel framing at canopies @ 20 lbs/sf	**27**	tns	5,800.00	156,600		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fireproofing to roof deck and structure				NR		
	SUBTOTAL					4,702,892	
	TOTAL - SUPERSTRUCTURE						**$9,098,488**
B20	***EXTERIOR CLOSURE***	53,361	sf				
B2010	**EXTERIOR WALLS**	*53,361*	*sf*	Total Exterior Closure			
040001	*MASONRY*						
	Brick veneer; 40%	**21,344**	sf	44.00	939,136		
	Precast trim	**21,344**	sf	2.00	42,688		
	Staging/Lifts to exterior wall				Included		
055000	*MISCELLANOUS METALS*						
	Miscellaneous metals to exterior; lintels, angles etc.	**21,344**	sf	1.00	21,344		
	Relieving angles			assume included in lbs/sf tns			

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A ADDITION							
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Air barrier	**42,688**	sf	8.80	375,654		
	Air barrier/flashing at windows	**3,557**	lf	6.25	22,231		
	Air barrier @ overhangs/soffits	**2,700**	sf	8.50	22,950		
	Miscellaneous sealants to closure	**42,688**	sf	0.50	21,344		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**42,688**	sf	4.00	170,752		
	Spray insulation; 2" typical	**42,688**	sf	3.00	128,064		
	3" Rigid insulation @ overhangs/soffits	**2,700**	sf	4.00	10,800		
	Insulation at window openings	**3,557**	lf	6.00	21,342		
074213	*WALL PANELS*						
	Alucobond metal panels: 40%	**21,344**	sf	90.00	1,920,960		
	Prefinished aluminum panels at roof overhang soffits	**2,700**	sf	90.00	243,000		
	Pre-finished metal fascia, assume 12" wide	**1,811**	lf	90.00	162,990		
	Roof screen; allow 175 LF x 10ft H	**1,750**	sf	65.00	113,750		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Framing at soffits	**2,700**	sf	18.00	48,600		
	8" metal stud backup, typical	**42,688**	sf	14.00	597,632		
	Gypsum Sheathing	**42,688**	sf	3.50	149,408		
	Drywall lining to interior face of stud backup	**42,688**	sf	4.00	170,752		
101400	*SIGNAGE*						
	Signage	**1**	ls	10,000.00	10,000		
	SUBTOTAL					5,193,397	
B2020	**WINDOWS; 20% glazed**	*10,672*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**3,557**	lf	14.00	49,798		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**3,557**	lf	10.00	35,570		
080001	*METAL WINDOWS*						
	Aluminum windows/CW/Storefront; triple glazed	**10,672**	sf	210.00	2,241,120		
	Sun control at south facing classrooms - allow	**200**	lf	250.00	50,000		
	Premium for 3M security film @ first floor	**320**	sf	40.00	12,800		
	Premium for triple glazing				Excluded		
089100	*LOUVERS*						
	Louvers - allowance	**100**	sf	85.00	8,500		
	SUBTOTAL					2,397,788	
B2030	**EXTERIOR DOORS**						
	Exterior door allowance	**159,300**	gsf	1.50	238,950		
	SUBTOTAL					238,950	
	TOTAL - EXTERIOR CLOSURE						**$7,830,135**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	PVC roofing membrane; Sarnafil, single ply w/ 8" insulation and vapor barrier includes blocking and flashings etc.	**39,750**	sf	32.00	1,272,000		
	Standing seam meal roofing	**53,763**	slope	65.00	3,494,595		
	Pre-finished metal coping	**1,811**	lf	50.00	90,550		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A ADDITION							
	Canopy roof system	**2,700**	sf	32.00	86,400		
	Allowance for roof hatches, ladders, walkway pads etc.	**1**	ls	10,000.00	10,000		
	SUBTOTAL					4,953,545	
B3020	**ROOF OPENINGS**						
	No items in this section						
	SUBTOTAL					-	
	TOTAL - ROOFING						**$4,953,545**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						
	Interior partitions; gwb/ metal stud partitions including premium for CMU in Stairs, Gym and kitchen and allowance for glazed partitions throughout. Abuse resistant board at select areas.	**159,300**	sf	37.00	5,894,100		
	SUBTOTAL					5,894,100	
C1020	**INTERIOR DOORS**						
	Interior doors; complete	**159,300**	gsf	7.00	1,115,100		
	SUBTOTAL					1,115,100	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**159,300**	gsf	2.50	398,250		
064100	*FINISH CARPENTRY*						
	Millwork allowance	**159,300**	gsf	4.00	637,200		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**159,300**	gsf	1.00	159,300		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB/ Flagpoles complete	**159,300**	gsf	1.60	254,880		
	Interactive White Board projectors				FF&E		
101400	*SIGNAGE*						
	Signage; complete package	**159,300**	gsf	0.80	127,440		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	Toilet partitions/bathroom accessories	**159,300**	gsf	1.00	159,300		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	5,000.00	5,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						
	Student lockers/ cubbies, kitchen lockers etc.	159,300	gsf	1.50	238,950		
	SUBTOTAL					1,981,820	
	TOTAL - INTERIOR CONSTRUCTION						**$8,991,020**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	New stairs; complete	**3**	flt	45,000.00	135,000		
	Premium for Main stair	**1**	flt	15,000.00	15,000		
	Platform steps	**1**	ls	5,000.00	5,000		
	SUBTOTAL					155,000	
C2020	**STAIR FINISHES**						
	Finishes complete	**3**	flt	5,000.00	15,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A ADDITION							
	SUBTOTAL					15,000	
	TOTAL - STAIRCASES						**$170,000**
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Premium for auditorium	**1**	ls	250,000.00	250,000		
	Wall finishes	**159,300**	sf	9.00	1,433,700		
	SUBTOTAL					1,683,700	
C3020	**FLOOR FINISHES**						
	HD Sheet linoleum, patterned; typical	**126,274**	sf	8.00	1,010,192		
	Epoxy floor in toilets	**4,736**	sf	20.00	94,720		
	Sealed concrete in BOH/ receiving	**2,000**	sf	2.50	5,000		
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	W/Reno		
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	W/Reno		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	W/Reno		
	Platform flooring	**1,725**	sf	28.00	48,300		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	Allowances for bases throughout	**1**	ls	116,821.20	116,821		
	SUBTOTAL					1,285,033	
C3030	**CEILING FINISHES**						
	Ceiling finishes	**159,300**	gsf	12.00	1,911,600		
	SUBTOTAL					1,911,600	
	TOTAL - INTERIOR FINISHES						**$4,880,333**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
	New two stop elevator	**2**	ea	180,000.00	360,000		
	Elevator sills and pit ladder	**1**	ls	3,000.00	3,000		
	SUBTOTAL					363,000	
	TOTAL - CONVEYING SYSTEMS						**$363,000**
D20	***PLUMBING***						
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**159,300**	gsf	27.00	4,301,100		
	SUBTOTAL					4,301,100	
	TOTAL - PLUMBING						**$4,301,100**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	4,095,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A ADDITION							
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**159,300**	gsf	95.00	15,133,500		
	SUBTOTAL					19,228,500	
	TOTAL - HVAC						**$19,228,500**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**159,300**	gsf	8.50	1,354,050		
	SUBTOTAL					1,354,050	
	TOTAL - FIRE PROTECTION						**$1,354,050**
D50	***ELECTRICAL***						
D50	**ELECTRICAL**						
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**159,300**	gsf	65.00	10,354,500		
	PV system 200kW	**1**	ls	550,000.00	Excluded		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	350,000		
	Network switches	**159,300**	sf	1.50	By Owner		
	Wi-Fi equipment	**159,300**	sf	1.00	By Owner		
	Video Surveillance system	**159,300**	sf	2.00	318,600		
	Access Control system	**159,300**	sf	1.00	159,300		
	VOIP telephone system	**159,300**	sf	1.50	238,950		
	SUBTOTAL					11,421,350	
	TOTAL - ELECTRICAL						**$11,421,350**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	W/Reno		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	W/Reno		
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	W/Reno		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	250,000		
	Portable bleachers in Band room	**1**	ls	24,375.00	24,375		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	W/Reno		
	Basketball backstops, motorized	**6**	ea	10,000.00	W/Reno		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	W/Reno		
	Volleyball net and standards	**1**	ls	5,000.00	W/Reno		
	Score board in Gym - allow	**1**	ea	20,000.00	W/Reno		
	Bleachers; 550 capacity	**1**	ls	110,000.00	W/Reno		

PM&C

Agawam High School
Agawam, MA

14-Jul-23

PDP Submission Estimate

GFA 159,300

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A ADDITION							
	SUBTOTAL					274,375	
	TOTAL - EQUIPMENT						**$274,375**
	E20 FURNISHINGS						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Shades; allowance	**10,672**	sf	8.00	85,376		
123000	*CASEWORK*						
	Wood casework w/ solid surface counters throughout	**159,300**	gsf	12.00	1,911,600		
	SUBTOTAL					1,996,976	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$1,996,976**
	F10 SPECIAL CONSTRUCTION						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
	F20 SELECTIVE BUILDING DEMOLITION						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	SUBTOTAL					-	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						
	TRADE SUBTOTAL						**$79,132,871**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A: RENOVATION							
	GROSS FLOOR AREA CALCULATION						
		First Floor		54,600			
	TOTAL GROSS FLOOR AREA (GFA)				**54,600**	***sf***	
	A1010 STANDARD FOUNDATIONS						
	Shear wall footings @ connection to new additions and for new layout configurations generally to resist current seismic loads - allow	**250**	lf	500.00	125,000		
	SUBTOTAL					125,000	
	A1020 SPECIAL FOUNDATIONS						
	No work required per Engineer's report						
	SUBTOTAL					-	
	A1030 LOWEST FLOOR CONSTRUCTION						
033000	*CONCRETE*						
	Remove and replace slab on grade as necessary to accommodate new fixtures and fittings/ ADA upgrades to ramps/ space reconfigurations/ shear walls etc.	**15,000**	sf	15.00	225,000		
	SUBTOTAL					225,000	
	TOTAL - FOUNDATIONS						**$350,000**
	A20 BASEMENT CONSTRUCTION						
	A2010 BASEMENT EXCAVATION						
	No Work in this section						
	SUBTOTAL					-	
	A2020 BASEMENT WALLS						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						
	B10 SUPERSTRUCTURE						
	B1010 FLOOR CONSTRUCTION						
	SUBTOTAL					-	
	B1020 ROOF CONSTRUCTION						
051200	*STRUCTURAL STEEL FRAMING*						
	Allowance for supplemental support framing at new rooftop mechanical equipment - allowance	**54,600**	sf	10.00	546,000		
	SUBTOTAL					546,000	
	TOTAL - SUPERSTRUCTURE						**$546,000**
	B20 EXTERIOR CLOSURE						
	B2010 EXTERIOR WALLS	*16,510*	*sf*	Total Exterior Closure			
040001	*MASONRY*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A: RENOVATION							
	Selectively repoint masonry at exterior walls as required	**13,208**	sf	40.00	528,320		
055000	*MISCELLANOUS METALS*						
	Prepare and repaint steel lintels, plates and other exterior metal items	**13,208**	sf	1.00	13,208		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Liquid applied vapor barrier @ etr masonry walls	**13,208**	sf	7.50	99,060		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**13,208**	sf	4.00	52,832		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Metal stud furring	**13,208**	sf	14.00	184,912		
	Drywall lining to interior face of stud backup	**13,208**	sf	4.00	52,832		
101400	*SIGNAGE*						
	New signage	**1**	ls	15,000.00	15,000		
	SUBTOTAL					946,164	
B2020	**WINDOWS**	*3,302*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**1,651**	lf	14.00	23,114		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**1,651**	lf	10.00	16,510		
080001	*METAL WINDOWS*						
	Replace all existing windows, storefront and curtainwall, triple glazed - 20%	**3,302**	sf	210.00	693,420		
089100	*LOUVERS*						
	Louvers				N/A		
	SUBTOTAL					733,044	
B2030	**EXTERIOR DOORS**						
	Exterior door replacement allowance	**54,600**	gsf	2.00	109,200		
	SUBTOTAL					109,200	
	TOTAL - EXTERIOR CLOSURE						**$1,788,408**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	Replace w/ new adhered PVC roofing includes edge coping, blocking, flashings and roof accessories etc. (assumes removal of existing included w/ haz mat)	**54,600**	sf	35.00	1,911,000		
	SUBTOTAL					1,911,000	
B3020	**ROOF OPENINGS**						
	Allowance to replace roof hatches, ladders etc.	**1**	ls	30,000.00	30,000		
	SUBTOTAL					30,000	
	TOTAL - ROOFING						**$1,941,000**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A: RENOVATION							
	Modify interior CMU/GWB walls, glazed partitions + BL's, operable walls etc. to accommodate code upgrades and reconfigured spaces - kitchen and gymnasium layouts to remain. Allowance to open up existing exterior walls at infilled courtyards.	**54,600**	gsf	25.00	1,365,000		
	Seismic clips at the top of interior masonry walls - allow @ 32" oc	**54,600**	gsf	4.00	218,400		
	SUBTOTAL					1,583,400	
C1020	**INTERIOR DOORS**						
	New doors and hardware throughout	**54,600**	gsf	7.00	382,200		
	SUBTOTAL					382,200	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**54,600**	gsf	2.50	136,500		
064100	*FINISH CARPENTRY*						
	New millwork throughout	**54,600**	gsf	4.00	218,400		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**54,600**	gsf	1.00	54,600		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB complete	**54,600**	gsf	1.60	87,360		
101400	*SIGNAGE*						
	New interior signage	**54,600**	gsf	0.80	43,680		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	New toilet partitions/bathroom accessories	**54,600**	gsf	1.00	54,600		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	10,000.00	10,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						
	New corridor and locker room lockers throughout	**54,600**	gsf	1.50	81,900		
	SUBTOTAL					688,540	
	TOTAL - INTERIOR CONSTRUCTION						**$2,654,140**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	SUBTOTAL					-	
C2020	**STAIR FINISHES**						
	SUBTOTAL					-	
	TOTAL - STAIRCASES						
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Allowance for miscellaneous wall finishes; acoustic panels, FRP etc.	**54,600**	sf	9.00	491,400		
	SUBTOTAL					491,400	
C3020	**FLOOR FINISHES**						
	Allowance for leveler at new floor finishes	**45,165**	sf	3.00	135,495		
	Replace finishes throughout with resilient flooring and resilient base	**31,765**	sf	8.00	254,120		
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	115,200		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A: RENOVATION							
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	46,400		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	182,400		
	Premium for tile in bathrooms	**5,735**	sf	32.00	183,520		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	SUBTOTAL					927,135	
C3030	**CEILING FINISHES**						
	Ceiling finishes	**54,600**	gsf	12.00	655,200		
	SUBTOTAL					655,200	
	TOTAL - INTERIOR FINISHES						**$2,073,735**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
	SUBTOTAL					-	
	TOTAL - CONVEYING SYSTEMS						
D20	***PLUMBING***						
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**54,600**	gsf	27.00	1,474,200		
	Demolition; cut & cap, make safe, removal by others	**54,600**	gsf	0.70	38,220		
	SUBTOTAL					1,512,420	
	TOTAL - PLUMBING						**$1,512,420**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	W/Addition		
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**54,600**	gsf	95.00	5,187,000		
	SUBTOTAL					5,187,000	
	TOTAL - HVAC						**$5,187,000**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**54,600**	gsf	8.50	464,100		
	Demolition	**54,600**	gsf	0.65	35,490		
	SUBTOTAL					499,590	
	TOTAL - FIRE PROTECTION						**$499,590**
D50	***ELECTRICAL***						
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**54,600**	gsf	65.00	3,549,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A: RENOVATION							
	PV system 200kW	**1**	ls	550,000.00	W/Addition		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	W/Addition		
	Network switches	**54,600**	sf	1.50	By Owner		
	Wi-Fi equipment	**54,600**	sf	1.00	By Owner		
	Video Surveillance system	**54,600**	sf	2.00	109,200		
	Access Control system	**54,600**	sf	1.00	54,600		
	VOIP telephone system	**54,600**	sf	1.50	81,900		
	SUBTOTAL					3,794,700	
	TOTAL - ELECTRICAL						**$3,794,700**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	15,000		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	800,000		
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	10,000		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	W/Addition		
	Portable bleachers in Band room	**1**	ls	24,375.00	W/Addition		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	33,000		
	Basketball backstops, motorized	**6**	ea	10,000.00	60,000		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	25,920		
	Volleyball net and standards	**1**	ls	5,000.00	5,000		
	Score board in Gym - allow	**1**	ea	20,000.00	20,000		
	Bleachers; 550 capacity	**1**	ls	110,000.00	110,000		
	SUBTOTAL					1,078,920	
	TOTAL - EQUIPMENT						**$1,078,920**
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Window treatment replacements - allowance	**3,302**	sf	8.00	26,416		
123000	*CASEWORK*						
	New casework throughout	**54,600**	gsf	12.00	655,200		
	SUBTOTAL					681,616	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$681,616**
F10	***SPECIAL CONSTRUCTION***						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2A: RENOVATION							
	TOTAL - SPECIAL CONSTRUCTION						
F20	***SELECTIVE BUILDING DEMOLITION***						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	Demo and remove existing floor slab	**15,000**	sf	8.00	120,000		
	Remove exterior windows and storefront	**3,302**	sf	8.00	26,416		
	Demo and remove exterior wall at connection to new additions, shore as necessary	**3,375**	sf	15.00	50,625		
	Demo and remove interior floor finishes, ceilings and wall finishes etc.	**54,600**	gsf	4.00	218,400		
	Misc. selective interior demolition as req'd, partitions, specialties, furnishings, door hardware etc. - allowance	**54,600**	gsf	7.00	382,200		
	Selective interior MEP demolition including removal of cut & capped MEP equipment & fixtures	**54,600**	gsf	4.00	218,400		
	SUBTOTAL					1,016,041	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						**$1,016,041**
	TRADE SUBTOTAL						**$23,123,570**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
	SITEWORK: OPTION 2A						
	G SITEWORK	*1,080,000*	*sf*		-		
	G10 PHASING						
	6' high site construction fence	**4,900**	lf	18.00	88,200		
	Site construction entrance and removal/restoration	**2**	loc	12,000.00	24,000		
	Temporary parking area - phase 1	**1**	ls	60,000.00	60,000		
	Contractor laydown area - phase 1	**1**	ls	10,000.00	10,000		
	Temporary utilities allowance	**1**	ls	50,000.00	50,000		
	Temporary signage	**1**	ls	10,000.00	10,000		
	Mobilizations	**2**	ea	35,000.00	70,000		
	Street sweeping allowance	**1**	ls	10,000.00	10,000		
	Traffic control measures - allowance	**1**	ls	25,000.00	25,000		
	Snow removal allowance	**1**	ls	25,000.00	25,000		
	SUBTOTAL					372,200	
	G10 SITE PREPARATION & DEMOLITION						
311000	*GENERAL CONDITIONS*						
	Layout/As-builts/Survey	**1**	ls	15,000.00	15,000		
311000	*SITE DEMOLITION AND RELOCATIONS*						
	Demolish existing pavement	**225,000**	sf	1.25	281,250		
	Demolish existing basketball courts	**1**	ls	5,000.00	5,000		
	Allowance for misc. demo	**1**	ls	100,000.00	100,000		
311000	*UTILITY DEMOLITION*						
	Demolish existing utility allowance	**1**	ls	75,000.00	75,000		
	Cut/cap allowance	**1**	ls	30,000.00	30,000		
	Protection of utilities during construction allowance	**1**	ls	25,000.00	25,000		
311000	*ROADWAY WORK - allowance*						
	Sawcut	**320**	lf	8.25	2,640		
	Remove pavement	**800**	sf	3.50	2,800		
	Temp pavement patching	**800**	sf	8.00	6,400		
	Steel plates	**1**	ls	2,500.00	2,500		
	Police details	**7**	dy	850.00	5,950		
	Permanent pavement patch	**800**	sf	10.00	8,000		
	Restore areas of utility connections	**820**	sf	10.00	8,200		
311000	*VEGETATION & TOPSOIL MANAGEMENT*						
	Tree clearing allowance				NR		
	Street sweeping allowance during hauling	**1**	ls	10,000.00	10,000		
312000	*EROSION & SEDIMENT CONTROL*						
	Silt Fence; installation and removal	**4,900**	lf	12.00	58,800		
	Silt Sacks; installation and removal	**1**	ls	4,000.00	4,000		
	Erosion Control monitoring & maintenance	**1**	ls	15,000.00	15,000		
	SUBTOTAL					655,540	
312000	*SITE EARTHWORK*						
	Strip + stockpile topsoil; 8" thick	**11,167**	cy	10.00	111,670		
	Load + remove topsoil; allowance 25%	**2,792**	cy	45.00	125,640		
	Site cut to design subgrade						
	Cut + fills - assume 1 ft and balanced site	**51,852**	cy	15.00	777,780		
	Fill - imported granular fill				Assumed Not Required		
312000	*SOIL DISPOSAL*						
	Load excess soils for disposal				Assumed Not Required		
	Less than RCS-1 site disposal 1.8x				Assumed Not Required		
312000	*ROCK REMOVAL - allowances*				assume no rock		
312000	*ESTABLISHING GRADE*						
	Sub grade establishment	**600,000**	sf	0.15	90,000		
	Fine grading throughout the site	**600,000**	sf	0.35	210,000		
312000	*HAZARDOUS MATERIALS*						
	UST removal allowance				Already removed		
	SUBTOTAL					1,315,090	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 2A							
G20	**SITE IMPROVEMENTS**						
320000	***ROADWAYS AND PARKING LOTS***						
	Asphalt Paving; roadways/parking lots	*200,000*	*sf*				
	gravel base; 12" thick	**7,407**	cy	55.00	407,385		
	asphalt top; 1.5" thick	**1,912**	tns	225.00	430,200		
	asphalt binder; 2.5" thick	**3,182**	tns	190.00	604,580		
320000	*CURBING*						
	Vertical granite curb	**11,000**	lf	52.00	572,000		
	ADA Curb cuts - allowance	**1**	ls	15,000.00	15,000		
320000	*ROAD MARKINGS AND SIGNS*						
	Parking spot	**450**	ea	85.00	38,250		
	Parking spot ADA	**26**	ea	250.00	6,500		
	Sign allowance	**1**	ls	40,000.00	40,000		
	Pavement markings allowance	**1**	ls	3,000.00	3,000		
	Crosswalk hatching	**2**	loc	2,500.00	5,000		
	SUBTOTAL					2,121,915	
320000	***PEDESTRIAN PAVING***						
	Concrete sidewalks	*36,000*	*sf*				
	gravel base; 6" thick	**667**	cy	60.00	40,020		
	Broom finish concrete paving; 4" thick pavement	**36,000**	sf	12.00	432,000		
	Tennis Courts						
	gravel base; 6" thick				ETR		
	asphalt top; 1" thick				ETR		
	asphalt binder; 2" thick				ETR		
	Allowance for color play surfacing				ETR		
	Nets				ETR		
	Concrete Plaza	*7,500*	*sf*				
	gravel base; 6" thick	**139**	cy	60.00	8,340		
	Broom finish concrete paving; 4" thick - colored pavement	**7,500**	sf	15.00	112,500		
	Unit pavers	*7,500*	*sf*				
	crushed stone; 8" thick	**186**	cy	55.00	10,230		
	Unit Pavers	**7,500**	sf	32.00	240,000		
	Geotextiles	**7,500**	sf	0.55	4,125		
	SUBTOTAL					847,215	
320000	***SITE IMPROVEMENTS***						
320000	*SITE FURNISHINGS*						
	Bollards - utility	**15**	ea	1,200.00	18,000		
	Bollards - stainless steel	**15**	ea	2,500.00	37,500		
	Trash receptacles	**5**	ea	3,141.60	15,708		
	Flagpole - 40' Ht.	**1**	ea	9,000.00	9,000		
	Flagpole foundation	**1**	ea	3,200.00	3,200		
	Benches	**12**	ea	3,500.00	42,000		
	Benches - concrete	**4**	ea	4,000.00	16,000		
	Bike racks	**15**	ea	850.00	12,750		
	School sign	**1**	ls	25,000.00	25,000		
	Landscape curbing allowance	**1**	ls	50,000.00	50,000		
	Dumpster enclosure allowance	**1**	ls	10,000.00	10,000		
320000	*GRASS FIELD*	*320,000*	*sf*				
	Grass field with drainage	**320,000**	sf	8.00	2,560,000		
	Softball Infields	*13,000*	*sf*				
	Infield mix	**262**	tn	225.00	58,950		
	Sand gravel fill; 12" thick	**481**	cy	50.00	24,050		
320000	*ATHLETIC EQUIPMENT*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 2A							
	Softball						
	Softball mound	**2**	loc	3,500.00	7,000		
	Softball bases	**2**	set	2,500.00	5,000		
	Softball batters boxes	**2**	loc	3,500.00	7,000		
	Softball foul poles	**4**	ea	4,800.00	19,200		
	Softball backstop	**2**	ea	55,000.00	110,000		
	Softball dugouts - players benches	**8**	ea	4,000.00	32,000		
	Softball dugouts	**4**	ea	25,000.00	100,000		
320000	*FENCING*						
	4' Ht - Chain link fence at playground	**600**	lf	65.00	39,000		
	8' Ht - Chain link fence at perimeter				NR		
	12' Ht - Chain link fence				deleted		
320000	*PLAY AREAS*						
	Playground - pour-in-place safety surfacing	15,000	*sf*				
	asphalt binder; 2" thick	**192**	tns	190.00	36,480		
	crushed stone; 5" thick	**231**	cy	55.00	12,705		
	Pour-in-place safety surface	**15,000**	sf	28.00	420,000		
	Allowance for play equipment	**1**	ls	350,000.00	350,000		
	SUBTOTAL					4,020,543	
329900	*SITE WALLS/Ramps/Stairs*						
	Allowance for retaining walls	**1**	ls	150,000.00	150,000		
	Allowance for seating walls, steps etc.	**1**	ls	250,000.00	250,000		
	SUBTOTAL					400,000	
	Landscaping						
329900	*LAWN AND SEED*						
	Screen topsoil	**11,167**	cy	15.00	167,505		
	Export tailings from screening process - assume clean rock	**3,350**	cy	8.50	28,475		
	Amend/Place	**7,817**	cy	26.00	203,242		
	Soil and mulch at planting areas; 8" thick	**1**	ls	30,000.00	30,000		
	Rain gardens; planting	**9,000**	sf	10.00	90,000		
	Lawn seed mix	**200,000**	sf	0.35	70,000		
	Irrigation at play fields	**320,000**	sf	2.00	640,000		
	Courtyards	**1**	loc	50,000.00	50,000		
329900	*PLANTS*	**Allowance**					
	Trees, Shrubs etc.	**1**	ls	300,000.00	300,000		
	SUBTOTAL					1,579,222	
G30	**CIVIL MECHANICAL UTILITIES**						
210000	*FIRE PROTECTION*						
	Allowance for new water supply for fire protection	**2,400**	lf	100.00	240,000		
	Street connections	**2**	ea	15,000.00	30,000		
	Fire hydrant	**2**	ea	6,500.00	13,000		
331000	*WATER UTILITIES*						
	Allowance for new water supply for domestic service	**300**	lf	80.00	24,000		
	SUBTOTAL					307,000	
333000	*SANITARY SEWER*						
	Allowance for new sewer service and grease trap	**1**	ls	125,000.00	125,000		
	SUBTOTAL					125,000	
334000	*STORM DRAINAGE*						
	Allowance for structures/piping/rain gardens etc.	**200,000**	sf	8.00	1,600,000		
	SUBTOTAL					1,600,000	
220001	*NATURAL GAS*						
	No work in this section						

PDP Submission Estimate

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 2A							
	SUBTOTAL					-	
G40	**ELECTRICAL UTILITIES**						
	Power						
	Power riser	**1**	ea	2,500.00	2,500		
	Primary service duct bank	**300**	lf	80.00	24,000		
	Pad mount transformer pad (TX by Utility Co)	**1**	ea	3,000.00	3,000		
	3000A Secondary service duct bank	**100**	lf	1,500.00	150,000		
	Generator						
	Generator duct bank	**70**	lf	500.00	35,000		
	Electric Vehicle Stations						
	2-4" for future EV system	**1**	ls	15,000.00	15,000		
	Security						
	Site camera system, allow	**1**	ls	50,000.00	50,000		
	Telecommunications						
	Communication riser	**1**	ea	2,500.00	2,500		
	Telcom duct bank 4-4" (empty)	**300**	lf	180.00	54,000		
	Site lighting						
	Site lighting allowance	**200,000**	sf	2.50	500,000		
	Add Signals - flashing yellow lights				Assumed NR		
	SUBTOTAL					836,000	
	TOTAL - SITE DEVELOPMENT						**$14,179,725**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST

OPTION 2B ADDITION

GROSS FLOOR AREA CALCULATION

First Floor	80,100
Second Floor	79,200
TOTAL GROSS FLOOR AREA (GFA)	**159,300** ***sf***

A1010 STANDARD FOUNDATIONS

033000	*CONCRETE*						
	Strip Footings	*174*	*CY*	$848	/cy		
	Foundation Walls	*396*	*CY*	$1,272	/cy		
	Spread Footings	*402*	*CY*	$779	/cy		
	Grade beams	*31*	*CY*	$1,307	/cy		
	Piers	*50*	*CY*	$1,926	/cy		
	Total Foundation Concrete	*1,053*	*CY*				
	Strip footing, typical; 2'-4" x 12"						
	Formwork	**3,832**	sf	16.00		61,312	
	Re-bar	**19,160**	lbs.	2.00		38,320	
	Concrete material	**174**	cy	155.00		26,970	
	Placing concrete	**174**	cy	120.00		20,880	
	Foundation wall; 16" thick						
	Formwork	**15,328**	sf	20.00		306,560	
	Re-bar	**34,488**	lbs.	2.00		68,976	
	Concrete material	**396**	cy	155.00		61,380	
	Placing concrete	**396**	cy	120.00		47,520	
	Form shelf	**1,916**	lf	10.00		19,160	
	Exterior spread footings, typical; 7'-0"x 7'-0"x 22"						
	Formwork	**2,562**	sf	18.00		46,116	
	Re-bar	**23,750**	lbs.	2.00		47,500	
	Concrete material	**174**	cy	155.00		26,970	
	Placing concrete	**174**	cy	120.00		20,880	
	Set anchor bolts grout plates	**50**	ea	150.00		7,500	
	Interior spread footings, typical; 9'-6"x 9'-6"x 26"						
	Formwork	**2,470**	sf	18.00		44,460	
	Re-bar	**26,250**	lbs.	2.00		52,500	
	Concrete material	**228**	cy	155.00		35,340	
	Placing concrete	**228**	cy	120.00		27,360	
	Set anchor bolts grout plates	**30**	ea	150.00		4,500	
	Grade beams at braced frames, allow	**200**	LF				
	Formwork	**800**	sf	15.00		12,000	
	Re-bar	**10,000**	lbs.	2.00		20,000	
	Concrete material	**31**	cy	155.00		4,805	
	Placing concrete	**31**	cy	120.00		3,720	
	Piers/Pilasters						
	Formwork	**2,688**	sf	20.00		53,760	
	Re-bar	**14,400**	lbs	2.00		28,800	
	Concrete material	**50**	cy	155.00		7,750	
	Placing concrete	**50**	cy	120.00		6,000	
	Miscellaneous						
	Elevator pit	**2**	loc	40,000.00		80,000	
	Foundations against existing building	**225**	lf	350.00		78,750	
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Trowelled-on bituminous mastic dam proofing at foundation walls	**7,664**	sf	4.00		30,656	
072100	*THERMAL INSULATION*						
	2" Insulation at foundation walls	**7,664**	sf	3.00		22,992	
312000	*EARTHWORK*						
	Strip footings/Fdn wall						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B ADDITION							
	Excavation	**1,277**	cy	10.00	12,770		
	Remove off-site	**1,277**	cy	32.00	40,864		
	Backfill with imported material	**1,103**	cy	48.00	52,944		
	Spread footings/Grade beams						
	Excavation	**1,303**	cy	10.00	13,030		
	Remove off-site	**1,303**	cy	32.00	41,696		
	Backfill with imported material	**870**	cy	48.00	41,760		
	Building						
	Cut; assumed 2 feet	**5,933**	cy	15.00	88,995		
	Fill - granular fill pad; allow 2 feet	**5,933**	cy	48.00	284,784		
	Miscellaneous						
	Gravel fill beneath footings, 12"	**371**	cy	40.00	14,840		
	Perimeter drain	**1,916**	lf	30.00	57,480		
	Temporary dewatering for foundation work	**1**	ls	20,000.00	20,000		
	SUBTOTAL					1,982,600	
A1020	**SPECIAL FOUNDATIONS**						
	Allowance for rammed aggregate piers				Assumed NR		
	SUBTOTAL					-	
A1030	**LOWEST FLOOR CONSTRUCTION**						
033000	*CONCRETE*						
	Slab on grade	*80,100*	*sf*				
	Vapor barrier at slab on grade	**80,100**	sf	1.25	100,125		
	WWF reinforcement	**92,115**	sf	1.80	165,807		
	Concrete - 6" thick	**1,558**	cy	155.00	241,490		
	Barrier One Admixture	**1,558**	cy		Assumed Not Required		
	Placing concrete	**1,558**	cy	90.00	140,220		
	Finishing and curing concrete	**80,100**	sf	3.00	240,300		
	Allowance for slab depressions at entries, first floor toilets and Gym	**1**	ls	2,000.00	2,000		
	Miscellaneous						
	Equipment pads	**1**	ls	5,000.00	5,000		
	Radon system	**80,100**	sf	3.00	240,300		
072100	*THERMAL INSULATION*						
	Slab insulation, 2" thick; 2' @ perimeter only	**7,664**	sf	2.50	19,160		
312000	*EARTHWORK*						
	Improve soils/ground improvement allowance	**80,100**	sf	8.00	640,800		
	Building						
	Gravel base, 12"	**2,967**	cy	48.00	142,416		
	Compact existing sub-grade	**80,100**	sf	1.00	80,100		
	Under slab E&B for plumbing	**80,100**	sf	1.50	120,150		
	SUBTOTAL					2,137,868	
	TOTAL - FOUNDATIONS						**$4,120,468**
A20	***BASEMENT CONSTRUCTION***						
A2010	**BASEMENT EXCAVATION**						
	No Work in this section						
	SUBTOTAL					-	
A2020	**BASEMENT WALLS**						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B ADDITION							
	B10 SUPERSTRUCTURE						
B1010	**FLOOR CONSTRUCTION**						
		14.5	*lbs/sf*				
		1,155	*tns*	excluding roof screens and canopies			
		$7,090	*$/Ton*				
033000	*CONCRETE*						
	WWF reinforcement	**91,080**	sf	1.80	163,944		
	Concrete fill to metal deck; 3-1/2" normal weight, total thickness 5 1/2"	**1,411**	cy	160.00	225,760		
	Place and finish concrete	**79,200**	sf	3.50	277,200		
	Rebar to decks	**23,760**	lbs	2.00	47,520		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf	**574**	tns	5,600.00	3,214,400		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**19,800**	ea	3.50	69,300		
	2" metal floor deck	**79,200**	sf	6.50	514,800		
	Allowance for expansion joint	**1**	ls	10,000.00	10,000		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fire proofing to columns and beams	**79,200**	sf	2.75	217,800		
	Intumescent allowance	**1**	ls	35,000.00	35,000		
	SUBTOTAL					4,775,724	
B1020	**ROOF CONSTRUCTION**						
033000	*CONCRETE*	Allowance at mechanical equipment/low roof					
	Concrete fill to metal roof deck	**1,500**	sf	10.00	15,000		
051200	*STRUCTURAL STEEL FRAMING*	581					
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf at typical roof	**581**	tns	5,500.00	3,195,500		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**20,025**	ea	3.50	70,088		
	Premium for sloped roof	**53,763**	slope	8.00	430,104		
	1-1/2" metal floor deck at typical roof	**80,100**	sf	6.00	480,600		
	HSS support framing at roof screen @ 110 lbs/lf	**10**	tns	5,800.00	58,000		
	Steel framing at canopies @ 20 lbs/sf	**27**	tns	5,800.00	156,600		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fireproofing to roof deck and structure				NR		
	SUBTOTAL					4,405,892	
	TOTAL - SUPERSTRUCTURE						**$9,181,616**
	B20 EXTERIOR CLOSURE	65,476	sf				
B2010	**EXTERIOR WALLS**	*65,476*	*sf*	Total Exterior Closure			
040001	*MASONRY*						
	Brick veneer; 40%	**26,190**	sf	44.00	1,152,360		
	Precast trim	**26,190**	sf	2.00	52,380		
	Staging/Lifts to exterior wall				Included		
055000	*MISCELLANOUS METALS*						
	Miscellaneous metals to exterior; lintels, angles etc.	**26,190**	sf	1.00	26,190		
	Relieving angles			assume included in lbs/sf tns			

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B ADDITION							
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Air barrier	**52,380**	sf	8.80	460,944		
	Air barrier/flashing at windows	**4,365**	lf	6.25	27,281		
	Air barrier @ overhangs/soffits	**2,700**	sf	8.50	22,950		
	Miscellaneous sealants to closure	**52,380**	sf	0.50	26,190		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**52,380**	sf	4.00	209,520		
	Spray insulation; 2" typical	**52,380**	sf	3.00	157,140		
	3" Rigid insulation @ overhangs/soffits	**2,700**	sf	4.00	10,800		
	Insulation at window openings	**4,365**	lf	6.00	26,190		
074213	*WALL PANELS*						
	Alucobond metal panels: 40%	**26,190**	sf	90.00	2,357,100		
	Prefinished aluminum panels at roof overhang soffits	**2,700**	sf	90.00	243,000		
	Pre-finished metal fascia, assume 12" wide	**1,916**	lf	90.00	172,440		
	Roof screen; allow 175 LF x 10ft H	**1,750**	sf	65.00	113,750		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Framing at soffits	**2,700**	sf	18.00	48,600		
	8" metal stud backup, typical	**52,380**	sf	14.00	733,320		
	Gypsum Sheathing	**52,380**	sf	3.50	183,330		
	Drywall lining to interior face of stud backup	**52,380**	sf	4.00	209,520		
101400	*SIGNAGE*						
	Signage	**1**	ls	10,000.00	10,000		
	SUBTOTAL					6,243,005	
B2020	**WINDOWS; 20% glazed**	*13,095*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**4,365**	lf	14.00	61,110		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**4,365**	lf	10.00	43,650		
080001	*METAL WINDOWS*						
	Aluminum windows/CW/Storefront; triple glazed	**13,095**	sf	210.00	2,749,950		
	Sun control at south facing classrooms - allow	**200**	lf	250.00	50,000		
	Premium for 3M security film @ first floor	**320**	sf	40.00	12,800		
	Premium for triple glazing				Excluded		
089100	*LOUVERS*						
	Louvers - allowance	**100**	sf	85.00	8,500		
	SUBTOTAL					2,926,010	
B2030	**EXTERIOR DOORS**						
	Exterior door allowance	**159,300**	gsf	1.50	238,950		
	SUBTOTAL					238,950	
	TOTAL - EXTERIOR CLOSURE						**$9,407,965**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	PVC roofing membrane; Sarnafil, single ply w/ 8" insulation and vapor barrier includes blocking and flashings etc.	**33,350**	sf	32.00	1,067,200		
	Standing seam meal roofing	**53,763**	slope	65.00	3,494,595		
	Pre-finished metal coping	**1,916**	lf	50.00	95,800		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B ADDITION							
	Canopy roof system	**2,700**	sf	32.00	86,400		
	Allowance for roof hatches, ladders, walkway pads etc.	**1**	ls	10,000.00	10,000		
	SUBTOTAL					4,753,995	
B3020	**ROOF OPENINGS**						
	No items in this section						
	SUBTOTAL					-	
	TOTAL - ROOFING						**$4,753,995**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						
	Interior partitions; gwb/ metal stud partitions including premium for CMU in Stairs, Gym and kitchen and allowance for glazed partitions throughout. Abuse resistant board at select areas.	**159,300**	sf	37.00	5,894,100		
	SUBTOTAL					5,894,100	
C1020	**INTERIOR DOORS**						
	Interior doors; complete	**159,300**	gsf	7.00	1,115,100		
	SUBTOTAL					1,115,100	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**159,300**	gsf	2.50	398,250		
064100	*FINISH CARPENTRY*						
	Millwork allowance	**159,300**	gsf	4.00	637,200		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**159,300**	gsf	1.00	159,300		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB/ Flagpoles complete	**159,300**	gsf	1.60	254,880		
	Interactive White Board projectors				FF&E		
101400	*SIGNAGE*						
	Signage; complete package	**159,300**	gsf	0.80	127,440		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	Toilet partitions/bathroom accessories	**159,300**	gsf	1.00	159,300		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	5,000.00	5,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						
	Student lockers/ cubbies, kitchen lockers etc.	**159,300**	gsf	1.50	238,950		
	SUBTOTAL					1,981,820	
	TOTAL - INTERIOR CONSTRUCTION						**$8,991,020**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	New stairs; complete	**3**	flt	45,000.00	135,000		
	Premium for Main stair	**1**	flt	15,000.00	15,000		
	Platform steps	**1**	ls	5,000.00	5,000		
	SUBTOTAL					155,000	
C2020	**STAIR FINISHES**						
	Finishes complete	**3**	flt	5,000.00	15,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B ADDITION							
	SUBTOTAL					15,000	
	TOTAL - STAIRCASES						**$170,000**
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Premium for auditorium	**1**	ls	250,000.00	250,000		
	Wall finishes	**159,300**	sf	9.00	1,433,700		
	SUBTOTAL					1,683,700	
C3020	**FLOOR FINISHES**						
	HD Sheet linoleum, patterned; typical	**126,274**	sf	8.00	1,010,192		
	Epoxy floor in toilets	**4,736**	sf	20.00	94,720		
	Sealed concrete in BOH/ receiving	**2,000**	sf	2.50	5,000		
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	W/Reno		
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	W/Reno		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	W/Reno		
	Platform flooring	**1,725**	sf	28.00	48,300		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	Allowances for bases throughout	**1**	ls	116,821.20	116,821		
	SUBTOTAL					1,285,033	
C3030	**CEILING FINISHES**						
	Ceiling finishes	**159,300**	gsf	12.00	1,911,600		
	SUBTOTAL					1,911,600	
	TOTAL - INTERIOR FINISHES						**$4,880,333**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
	New two stop elevator	**2**	ea	180,000.00	360,000		
	Elevator sills and pit ladder	**1**	ls	3,000.00	3,000		
	SUBTOTAL					363,000	
	TOTAL - CONVEYING SYSTEMS						**$363,000**
D20	***PLUMBING***						
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**159,300**	gsf	27.00	4,301,100		
	SUBTOTAL					4,301,100	
	TOTAL - PLUMBING						**$4,301,100**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	4,095,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B ADDITION							
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**159,300**	gsf	95.00	15,133,500		
	SUBTOTAL					19,228,500	
	TOTAL - HVAC						**$19,228,500**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**159,300**	gsf	8.50	1,354,050		
	SUBTOTAL					1,354,050	
	TOTAL - FIRE PROTECTION						**$1,354,050**
D50	***ELECTRICAL***						
D50	**ELECTRICAL**						
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**159,300**	gsf	65.00	10,354,500		
	PV system 200kW	**1**	ls	550,000.00	Excluded		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	350,000		
	Network switches	**159,300**	sf	1.50	By Owner		
	Wi-Fi equipment	**159,300**	sf	1.00	By Owner		
	Video Surveillance system	**159,300**	sf	2.00	318,600		
	Access Control system	**159,300**	sf	1.00	159,300		
	VOIP telephone system	**159,300**	sf	1.50	238,950		
	SUBTOTAL					11,421,350	
	TOTAL - ELECTRICAL						**$11,421,350**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	W/Reno		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	W/Reno		
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	W/Reno		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	250,000		
	Portable bleachers in Band room	**1**	ls	24,375.00	24,375		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	W/Reno		
	Basketball backstops, motorized	**6**	ea	10,000.00	W/Reno		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	W/Reno		
	Volleyball net and standards	**1**	ls	5,000.00	W/Reno		
	Score board in Gym - allow	**1**	ea	20,000.00	W/Reno		
	Bleachers; 550 capacity	**1**	ls	110,000.00	W/Reno		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B ADDITION							
	SUBTOTAL					274,375	
	TOTAL - EQUIPMENT						**$274,375**
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Shades; allowance	**13,095**	sf	8.00	104,760		
123000	*CASEWORK*						
	Wood casework w/ solid surface counters throughout	**159,300**	gsf	12.00	1,911,600		
	SUBTOTAL					2,016,360	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$2,016,360**
F10	***SPECIAL CONSTRUCTION***						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
F20	***SELECTIVE BUILDING DEMOLITION***						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	SUBTOTAL					-	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						
	TRADE SUBTOTAL						**$80,464,132**

PM&C

Agawam High School
Agawam, MA

14-Jul-23

PDP Submission Estimate

GFA 54,600

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B: RENOVATION							
	GROSS FLOOR AREA CALCULATION						
	First Floor			54,600			
	TOTAL GROSS FLOOR AREA (GFA)				**54,600**	***sf***	
	A1010 STANDARD FOUNDATIONS						
	Shear wall footings @ connection to new additions and for new layout configurations generally to resist current seismic loads - allow	**250**	lf	500.00	125,000		
	SUBTOTAL					125,000	
	A1020 SPECIAL FOUNDATIONS						
	No work required						
	SUBTOTAL					-	
	A1030 LOWEST FLOOR CONSTRUCTION						
033000	*CONCRETE*						
	Remove and replace slab on grade as necessary to accommodate new fixtures and fittings/ ADA upgrades to ramps/ space reconfigurations/ shear walls etc.	**15,000**	sf	15.00	225,000		
	SUBTOTAL					225,000	
	TOTAL - FOUNDATIONS						**$350,000**
	A20 BASEMENT CONSTRUCTION						
	A2010 BASEMENT EXCAVATION						
	No Work in this section						
	SUBTOTAL					-	
	A2020 BASEMENT WALLS						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						
	B10 SUPERSTRUCTURE						
	B1010 FLOOR CONSTRUCTION						
	SUBTOTAL					-	
	B1020 ROOF CONSTRUCTION						
051200	*STRUCTURAL STEEL FRAMING*						
	Allowance for supplemental support framing at new rooftop mechanical equipment - allowance	**54,600**	sf	10.00	546,000		
	SUBTOTAL					546,000	
	TOTAL - SUPERSTRUCTURE						**$546,000**
	B20 EXTERIOR CLOSURE						
	B2010 EXTERIOR WALLS	*16,510*	*sf*	Total Exterior Closure			
040001	*MASONRY*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B: RENOVATION							
	Selectively repoint masonry at exterior walls as required	**13,208**	sf	40.00	528,320		
055000	*MISCELLANOUS METALS*						
	Prepare and repaint steel lintels, plates and other exterior metal items	**13,208**	sf	1.00	13,208		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Liquid applied vapor barrier @ etr masonry walls	**13,208**	sf	7.50	99,060		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**13,208**	sf	4.00	52,832		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Metal stud furring	**13,208**	sf	14.00	184,912		
	Drywall lining to interior face of stud backup	**13,208**	sf	4.00	52,832		
101400	*SIGNAGE*						
	New signage	**1**	ls	15,000.00	15,000		
	SUBTOTAL					946,164	
B2020	**WINDOWS**	*3,302*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**1,651**	lf	14.00	23,114		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**1,651**	lf	10.00	16,510		
080001	*METAL WINDOWS*						
	Replace all existing windows, storefront and curtainwall, triple glazed - 20%	**3,302**	sf	210.00	693,420		
089100	*LOUVERS*						
	Louvers				N/A		
	SUBTOTAL					733,044	
B2030	**EXTERIOR DOORS**						
	Exterior door replacement allowance	**54,600**	gsf	2.00	109,200		
	SUBTOTAL					109,200	
	TOTAL - EXTERIOR CLOSURE						**$1,788,408**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	Replace w/ new adhered PVC roofing includes edge coping, blocking, flashings and roof accessories etc. (assumes removal of existing included w/ haz mat)	**54,600**	sf	35.00	1,911,000		
	SUBTOTAL					1,911,000	
B3020	**ROOF OPENINGS**						
	Allowance to replace roof hatches, ladders etc.	**1**	ls	30,000.00	30,000		
	SUBTOTAL					30,000	
	TOTAL - ROOFING						**$1,941,000**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B: RENOVATION							
	Modify interior CMU/GWB walls, glazed partitions + BL's, operable walls etc. to accommodate code upgrades and reconfigured spaces - kitchen and gymnasium layouts to remain. Allowance to open up existing exterior walls at infilled courtyards.	**54,600**	gsf	25.00	1,365,000		
	Seismic clips at the top of interior masonry walls - allow @ 32" oc	**54,600**	gsf	4.00	218,400		
	SUBTOTAL					1,583,400	
C1020	**INTERIOR DOORS**						
	New doors and hardware throughout	**54,600**	gsf	7.00	382,200		
	SUBTOTAL					382,200	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**54,600**	gsf	2.50	136,500		
064100	*FINISH CARPENTRY*						
	New millwork throughout	**54,600**	gsf	4.00	218,400		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**54,600**	gsf	1.00	54,600		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB complete	**54,600**	gsf	1.60	87,360		
101400	*SIGNAGE*						
	New interior signage	**54,600**	gsf	0.80	43,680		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	New toilet partitions/bathroom accessories	**54,600**	gsf	1.00	54,600		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	10,000.00	10,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						
	New corridor and locker room lockers throughout	**54,600**	gsf	1.50	81,900		
	SUBTOTAL					688,540	
	TOTAL - INTERIOR CONSTRUCTION						**$2,654,140**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	SUBTOTAL					-	
C2020	**STAIR FINISHES**						
	SUBTOTAL					-	
	TOTAL - STAIRCASES						
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Allowance for miscellaneous wall finishes; acoustic panels, FRP etc.	**54,600**	sf	9.00	491,400		
	SUBTOTAL					491,400	
C3020	**FLOOR FINISHES**						
	Allowance for leveler at new floor finishes	**45,165**	sf	3.00	135,495		
	Replace finishes throughout with resilient flooring and resilient base	**31,765**	sf	8.00	254,120		
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	115,200		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B: RENOVATION							
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	46,400		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	182,400		
	Premium for tile in bathrooms	**5,735**	sf	32.00	183,520		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	SUBTOTAL					927,135	
C3030	**CEILING FINISHES**						
	Ceiling finishes	**54,600**	gsf	12.00	655,200		
	SUBTOTAL					655,200	
	TOTAL - INTERIOR FINISHES						**$2,073,735**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
	SUBTOTAL					-	
	TOTAL - CONVEYING SYSTEMS						
D20	***PLUMBING***						
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**54,600**	gsf	27.00	1,474,200		
	Demolition; cut & cap, make safe, removal by others	**54,600**	gsf	0.70	38,220		
	SUBTOTAL					1,512,420	
	TOTAL - PLUMBING						**$1,512,420**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	W/Addition		
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**54,600**	gsf	95.00	5,187,000		
	SUBTOTAL					5,187,000	
	TOTAL - HVAC						**$5,187,000**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**54,600**	gsf	8.50	464,100		
	Demolition	**54,600**	gsf	0.65	35,490		
	SUBTOTAL					499,590	
	TOTAL - FIRE PROTECTION						**$499,590**
D50	***ELECTRICAL***						
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**54,600**	gsf	65.00	3,549,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B: RENOVATION							
	PV system 200kW	**1**	ls	550,000.00	W/Addition		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	W/Addition		
	Network switches	**54,600**	sf	1.50	By Owner		
	Wi-Fi equipment	**54,600**	sf	1.00	By Owner		
	Video Surveillance system	**54,600**	sf	2.00	109,200		
	Access Control system	**54,600**	sf	1.00	54,600		
	VOIP telephone system	**54,600**	sf	1.50	81,900		
	SUBTOTAL					3,794,700	
	TOTAL - ELECTRICAL						**$3,794,700**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	15,000		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	800,000		
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	10,000		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	W/Addition		
	Portable bleachers in Band room	**1**	ls	24,375.00	W/Addition		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	33,000		
	Basketball backstops, motorized	**6**	ea	10,000.00	60,000		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	25,920		
	Volleyball net and standards	**1**	ls	5,000.00	5,000		
	Score board in Gym - allow	**1**	ea	20,000.00	20,000		
	Bleachers; 550 capacity	**1**	ls	110,000.00	110,000		
	SUBTOTAL					1,078,920	
	TOTAL - EQUIPMENT						**$1,078,920**
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Window treatment replacements - allowance	**3,302**	sf	8.00	26,416		
123000	*CASEWORK*						
	New casework throughout	**54,600**	gsf	12.00	655,200		
	SUBTOTAL					681,616	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$681,616**
F10	***SPECIAL CONSTRUCTION***						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 2B: RENOVATION							
	TOTAL - SPECIAL CONSTRUCTION						
F20	***SELECTIVE BUILDING DEMOLITION***						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	Demo and remove existing floor slab	**15,000**	sf	8.00	120,000		
	Remove exterior windows and storefront	**3,302**	sf	8.00	26,416		
	Demo and remove exterior wall at connection to new additions, shore as necessary	**3,375**	sf	15.00	50,625		
	Demo and remove interior floor finishes, ceilings and wall finishes etc.	**54,600**	gsf	4.00	218,400		
	Misc. selective interior demolition as req'd, partitions, specialties, furnishings, door hardware etc. - allowance	**54,600**	gsf	7.00	382,200		
	Selective interior MEP demolition including removal of cut & capped MEP equipment & fixtures	**54,600**	gsf	4.00	218,400		
	SUBTOTAL					1,016,041	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						**$1,016,041**
	TRADE SUBTOTAL						**$23,123,570**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 2B							
	G SITEWORK	*1,080,000*	*sf*		-		
	G10 PHASING						
	6' high site construction fence	**4,900**	lf	18.00	88,200		
	Site construction entrance and removal/restoration	**2**	loc	12,000.00	24,000		
	Temporary parking area - phase 1	**1**	ls	60,000.00	60,000		
	Contractor laydown area - phase 1	**1**	ls	10,000.00	10,000		
	Temporary utilities allowance	**1**	ls	50,000.00	50,000		
	Temporary signage	**1**	ls	10,000.00	10,000		
	Mobilizations	**2**	ea	35,000.00	70,000		
	Street sweeping allowance	**1**	ls	10,000.00	10,000		
	Traffic control measures - allowance	**1**	ls	25,000.00	25,000		
	Snow removal allowance	**1**	ls	25,000.00	25,000		
	SUBTOTAL					372,200	
	G10 SITE PREPARATION & DEMOLITION						
311000	*GENERAL CONDITIONS*						
	Layout/As-builts/Survey	**1**	ls	15,000.00	15,000		
311000	*SITE DEMOLITION AND RELOCATIONS*						
	Demolish existing pavement	**225,000**	sf	1.25	281,250		
	Demolish existing basketball courts	**1**	ls	5,000.00	5,000		
	Allowance for misc. demo	**1**	ls	100,000.00	100,000		
311000	*UTILITY DEMOLITION*						
	Demolish existing utility allowance	**1**	ls	75,000.00	75,000		
	Cut/cap allowance	**1**	ls	30,000.00	30,000		
	Protection of utilities during construction allowance	**1**	ls	25,000.00	25,000		
311000	*ROADWAY WORK - allowance*						
	Sawcut	**320**	lf	8.25	2,640		
	Remove pavement	**800**	sf	3.50	2,800		
	Temp pavement patching	**800**	sf	8.00	6,400		
	Steel plates	**1**	ls	2,500.00	2,500		
	Police details	**7**	dy	850.00	5,950		
	Permanent pavement patch	**800**	sf	10.00	8,000		
	Restore areas of utility connections	**820**	sf	10.00	8,200		
311000	*VEGETATION & TOPSOIL MANAGEMENT*						
	Tree clearing allowance				NR		
	Street sweeping allowance during hauling	**1**	ls	10,000.00	10,000		
312000	*EROSION & SEDIMENT CONTROL*						
	Silt Fence; installation and removal	**4,900**	lf	12.00	58,800		
	Silt Sacks; installation and removal	**1**	ls	4,000.00	4,000		
	Erosion Control monitoring & maintenance	**1**	ls	15,000.00	15,000		
	SUBTOTAL					655,540	
312000	*SITE EARTHWORK*						
	Strip + stockpile topsoil; 8" thick	**11,167**	cy	10.00	111,670		
	Load + remove topsoil; allowance 25%	**2,792**	cy	45.00	125,640		
	Site cut to design subgrade						
	Cut + fills - assume 1 ft and balanced site	**51,852**	cy	15.00	777,780		
	Fill - imported granular fill				Assumed Not Required		
312000	*SOIL DISPOSAL*						
	Load excess soils for disposal				Assumed Not Required		
	Less than RCS-1 site disposal 1.8x				Assumed Not Required		
312000	*ROCK REMOVAL - allowances*				assume no rock		
312000	*ESTABLISHING GRADE*						
	Sub grade establishment	**600,000**	sf	0.15	90,000		
	Fine grading throughout the site	**600,000**	sf	0.35	210,000		
312000	*HAZARDOUS MATERIALS*						
	UST removal allowance				Already removed		
	SUBTOTAL					1,315,090	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 2B							
G20	**SITE IMPROVEMENTS**						
320000	***ROADWAYS AND PARKING LOTS***						
	Asphalt Paving; roadways/parking lots	*222,500*	*sf*				
	gravel base; 12" thick	**8,241**	cy	55.00	453,255		
	asphalt top; 1.5" thick	**2,127**	tns	225.00	478,575		
	asphalt binder; 2.5" thick	**3,540**	tns	190.00	672,600		
320000	*CURBING*						
	Vertical granite curb	**11,000**	lf	52.00	572,000		
	ADA Curb cuts - allowance	**1**	ls	15,000.00	15,000		
320000	*ROAD MARKINGS AND SIGNS*						
	Parking spot	**450**	ea	85.00	38,250		
	Parking spot ADA	**26**	ea	250.00	6,500		
	Sign allowance	**1**	ls	40,000.00	40,000		
	Pavement markings allowance	**1**	ls	3,000.00	3,000		
	Crosswalk hatching	**2**	loc	2,500.00	5,000		
	SUBTOTAL					2,284,180	
320000	***PEDESTRIAN PAVING***						
	Concrete sidewalks	*36,000*	*sf*				
	gravel base; 6" thick	**667**	cy	60.00	40,020		
	Broom finish concrete paving; 4" thick pavement	**36,000**	sf	12.00	432,000		
	Tennis Courts						
	gravel base; 6" thick				ETR		
	asphalt top; 1" thick				ETR		
	asphalt binder; 2" thick				ETR		
	Allowance for color play surfacing				ETR		
	Nets				ETR		
	Concrete Plaza	*7,500*	*sf*				
	gravel base; 6" thick	**139**	cy	60.00	8,340		
	Broom finish concrete paving; 4" thick - colored pavement	**7,500**	sf	15.00	112,500		
	Unit pavers	*7,500*	*sf*				
	crushed stone; 8" thick	**186**	cy	55.00	10,230		
	Unit Pavers	**7,500**	sf	32.00	240,000		
	Geotextiles	**7,500**	sf	0.55	4,125		
	SUBTOTAL					847,215	
320000	***SITE IMPROVEMENTS***						
320000	*SITE FURNISHINGS*						
	Bollards - utility	**15**	ea	1,200.00	18,000		
	Bollards - stainless steel	**15**	ea	2,500.00	37,500		
	Trash receptacles	**5**	ea	3,141.60	15,708		
	Flagpole - 40' Ht.	**1**	ea	9,000.00	9,000		
	Flagpole foundation	**1**	ea	3,200.00	3,200		
	Benches	**12**	ea	3,500.00	42,000		
	Benches - concrete	**4**	ea	4,000.00	16,000		
	Bike racks	**15**	ea	850.00	12,750		
	School sign	**1**	ls	25,000.00	25,000		
	Landscape curbing allowance	**1**	ls	50,000.00	50,000		
	Dumpster enclosure allowance	**1**	ls	10,000.00	10,000		
320000	*GRASS FIELD*	*320,000*	*sf*				
	Grass field with drainage	**320,000**	sf	8.00	2,560,000		
	Softball Infields	*13,000*	*sf*				
	Infield mix	**262**	tn	225.00	58,950		
	Sand gravel fill; 12" thick	**481**	cy	50.00	24,050		
320000	*ATHLETIC EQUIPMENT*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 2B							
	Softball						
	Softball mound	**2**	loc	3,500.00	7,000		
	Softball bases	**2**	set	2,500.00	5,000		
	Softball batters boxes	**2**	loc	3,500.00	7,000		
	Softball foul poles	**4**	ea	4,800.00	19,200		
	Softball backstop	**2**	ea	55,000.00	110,000		
	Softball dugouts - players benches	**8**	ea	4,000.00	32,000		
	Softball dugouts	**4**	ea	25,000.00	100,000		
320000	*FENCING*						
	4' Ht - Chain link fence at playground	**600**	lf	65.00	39,000		
	8' Ht - Chain link fence at perimeter				NR		
	12' Ht - Chain link fence				deleted		
320000	*PLAY AREAS*						
	Playground - pour-in-place safety surfacing	15,000	*sf*				
	asphalt binder; 2" thick	**192**	tns	190.00	36,480		
	crushed stone; 5" thick	**231**	cy	55.00	12,705		
	Pour-in-place safety surface	**15,000**	sf	28.00	420,000		
	Allowance for play equipment	**1**	ls	350,000.00	350,000		
	SUBTOTAL					4,020,543	
329900	*SITE WALLS/Ramps/Stairs*						
	Allowance for retaining walls	**1**	ls	150,000.00	150,000		
	Allowance for seating walls, steps etc.	**1**	ls	250,000.00	250,000		
	SUBTOTAL					400,000	
	Landscaping						
329900	*LAWN AND SEED*						
	Screen topsoil	**11,167**	cy	15.00	167,505		
	Export tailings from screening process - assume clean rock	**3,350**	cy	8.50	28,475		
	Amend/Place	**7,817**	cy	26.00	203,242		
	Soil and mulch at planting areas; 8" thick	**1**	ls	30,000.00	30,000		
	Rain gardens; planting	**9,000**	sf	10.00	90,000		
	Lawn seed mix	**200,000**	sf	0.35	70,000		
	Irrigation at play fields	**320,000**	sf	2.00	640,000		
	Courtyards	**1**	loc	50,000.00	50,000		
329900	*PLANTS*	**Allowance**					
	Trees, Shrubs etc.	**1**	ls	300,000.00	300,000		
	SUBTOTAL					1,579,222	
G30	**CIVIL MECHANICAL UTILITIES**						
210000	*FIRE PROTECTION*						
	Allowance for new water supply for fire protection	**2,400**	lf	100.00	240,000		
	Street connections	**2**	ea	15,000.00	30,000		
	Fire hydrant	**2**	ea	6,500.00	13,000		
331000	*WATER UTILITIES*						
	Allowance for new water supply for domestic service	**300**	lf	80.00	24,000		
	SUBTOTAL					307,000	
333000	*SANITARY SEWER*						
	Allowance for new sewer service and grease trap	**1**	ls	125,000.00	125,000		
	SUBTOTAL					125,000	
334000	*STORM DRAINAGE*						
	Allowance for structures/piping/rain gardens etc.	**222,500**	sf	8.00	1,780,000		
	SUBTOTAL					1,780,000	
220001	*NATURAL GAS*						
	No work in this section						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 2B							
	SUBTOTAL					-	
G40	**ELECTRICAL UTILITIES**						
	Power						
	Power riser	**1**	ea	2,500.00	2,500		
	Primary service duct bank	**300**	lf	80.00	24,000		
	Pad mount transformer pad (TX by Utility Co)	**1**	ea	3,000.00	3,000		
	3000A Secondary service duct bank	**100**	lf	1,500.00	150,000		
	Generator						
	Generator duct bank	**70**	lf	500.00	35,000		
	Electric Vehicle Stations						
	2-4" for future EV system	**1**	ls	15,000.00	15,000		
	Security						
	Site camera system, allow	**1**	ls	50,000.00	50,000		
	Telecommunications						
	Communication riser	**1**	ea	2,500.00	2,500		
	Telcom duct bank 4-4" (empty)	**300**	lf	180.00	54,000		
	Site lighting						
	Site lighting allowance	**222,500**	sf	2.50	556,250		
	Add Signals - flashing yellow lights				Assumed NR		
	SUBTOTAL					892,250	
	TOTAL - SITE DEVELOPMENT						**$14,578,240**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST

OPTION 3A ADDITION

GROSS FLOOR AREA CALCULATION

First Floor	77,500
Second Floor	39,600
TOTAL GROSS FLOOR AREA (GFA)	**117,100** ***sf***

A1010 STANDARD FOUNDATIONS

033000	*CONCRETE*						
	Strip Footings	*162*	*CY*	$848	/cy		
	Foundation Walls	*370*	*CY*	$1,269	/cy		
	Spread Footings	*399*	*CY*	$791	/cy		
	Grade beams	*31*	*CY*	$1,307	/cy		
	Piers	*53*	*CY*	$1,930	/cy		
	Total Foundation Concrete	*1,015*	*CY*				
	Strip footing, typical; 2'-4" x 12"						
	Formwork	**3,572**	sf	16.00		57,152	
	Re-bar	**17,860**	lbs.	2.00		35,720	
	Concrete material	**162**	cy	155.00		25,110	
	Placing concrete	**162**	cy	120.00		19,440	
	Foundation wall; 16" thick						
	Formwork	**14,288**	sf	20.00		285,760	
	Re-bar	**32,148**	lbs.	2.00		64,296	
	Concrete material	**370**	cy	155.00		57,350	
	Placing concrete	**370**	cy	120.00		44,400	
	Form shelf	**1,786**	lf	10.00		17,860	
	Exterior spread footings, typical; 7'-0"x 7'-0"x 22"						
	Formwork	**3,074**	sf	18.00		55,332	
	Re-bar	**28,500**	lbs.	2.00		57,000	
	Concrete material	**209**	cy	155.00		32,395	
	Placing concrete	**209**	cy	120.00		25,080	
	Set anchor bolts grout plates	**60**	ea	150.00		9,000	
	Interior spread footings, typical; 9'-6"x 9'-6"x 26"						
	Formwork	**2,059**	sf	18.00		37,062	
	Re-bar	**21,875**	lbs.	2.00		43,750	
	Concrete material	**190**	cy	155.00		29,450	
	Placing concrete	**190**	cy	120.00		22,800	
	Set anchor bolts grout plates	**25**	ea	150.00		3,750	
	Grade beams at braced frames, allow	**200**	LF				
	Formwork	**800**	sf	15.00		12,000	
	Re-bar	**10,000**	lbs.	2.00		20,000	
	Concrete material	**31**	cy	155.00		4,805	
	Placing concrete	**31**	cy	120.00		3,720	
	Piers/Pilasters						
	Formwork	**2,856**	sf	20.00		57,120	
	Re-bar	**15,300**	lbs	2.00		30,600	
	Concrete material	**53**	cy	155.00		8,215	
	Placing concrete	**53**	cy	120.00		6,360	
	Miscellaneous						
	Elevator pit	**2**	loc	40,000.00		80,000	
	Foundations against existing building	**800**	lf	350.00		280,000	
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Trowelled-on bituminous mastic dam proofing at foundation walls	**7,144**	sf	4.00		28,576	
072100	*THERMAL INSULATION*						
	2" Insulation at foundation walls	**7,144**	sf	3.00		21,432	
312000	*EARTHWORK*						
	Strip footings/Fdn wall						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A ADDITION							
	Excavation	**1,191**	cy	10.00	11,910		
	Remove off-site	**1,191**	cy	32.00	38,112		
	Backfill with imported material	**1,029**	cy	48.00	49,392		
	Spread footings/Grade beams						
	Excavation	**1,293**	cy	10.00	12,930		
	Remove off-site	**1,293**	cy	32.00	41,376		
	Backfill with imported material	**863**	cy	48.00	41,424		
	Building						
	Cut; assumed 2 feet	**5,741**	cy	15.00	86,115		
	Fill - granular fill pad; allow 2 feet	**5,741**	cy	48.00	275,568		
	Miscellaneous						
	Gravel fill beneath footings, 12"	**361**	cy	40.00	14,440		
	Perimeter drain	**1,786**	lf	30.00	53,580		
	Temporary dewatering for foundation work	**1**	ls	20,000.00	20,000		
	SUBTOTAL					2,120,382	
A1020	**SPECIAL FOUNDATIONS**						
	Allowance for rammed aggregate piers				Assumed NR		
	SUBTOTAL					-	
A1030	**LOWEST FLOOR CONSTRUCTION**						
033000	*CONCRETE*						
	Slab on grade	*77,500*	*sf*				
	Vapor barrier at slab on grade	**77,500**	sf	1.25	96,875		
	WWF reinforcement	**89,125**	sf	1.80	160,425		
	Concrete - 6" thick	**1,507**	cy	155.00	233,585		
	Barrier One Admixture	**1,507**	cy		Assumed Not Required		
	Placing concrete	**1,507**	cy	90.00	135,630		
	Finishing and curing concrete	**77,500**	sf	3.00	232,500		
	Allowance for slab depressions at entries, first floor toilets and Gym	**1**	ls	2,000.00	2,000		
	Miscellaneous						
	Equipment pads	**1**	ls	5,000.00	5,000		
	Radon system	**77,500**	sf	3.00	232,500		
072100	*THERMAL INSULATION*						
	Slab insulation, 2" thick; 2' @ perimeter only	**7,144**	sf	2.50	17,860		
312000	*EARTHWORK*						
	Improve soils/ground improvement allowance	**77,500**	sf	8.00	620,000		
	Building						
	Gravel base, 12"	**2,870**	cy	48.00	137,760		
	Compact existing sub-grade	**77,500**	sf	1.00	77,500		
	Under slab E&B for plumbing	**77,500**	sf	1.50	116,250		
	SUBTOTAL					2,067,885	
	TOTAL - FOUNDATIONS						**$4,188,267**
A20	***BASEMENT CONSTRUCTION***						
A2010	**BASEMENT EXCAVATION**						
	No Work in this section						
	SUBTOTAL					-	
A2020	**BASEMENT WALLS**						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A ADDITION							
	B10 SUPERSTRUCTURE						
B1010	**FLOOR CONSTRUCTION**						
		14.5	*lbs/sf*				
		849	*tns*	excluding roof screens and canopies			
		$7,265	*$/Ton*				
033000	*CONCRETE*						
	WWF reinforcement	**45,540**	sf	1.80	81,972		
	Concrete fill to metal deck; 3-1/2" normal weight, total thickness 5 1/2"	**705**	cy	160.00	112,800		
	Place and finish concrete	**39,600**	sf	3.50	138,600		
	Rebar to decks	**11,880**	lbs	2.00	23,760		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf	**287**	tns	5,600.00	1,607,200		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**9,900**	ea	3.50	34,650		
	2" metal floor deck	**39,600**	sf	6.50	257,400		
	Allowance for expansion joint	**1**	ls	10,000.00	10,000		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fire proofing to columns and beams	**39,600**	sf	2.75	108,900		
	Intumescent allowance	**1**	ls	35,000.00	35,000		
	SUBTOTAL					2,410,282	
B1020	**ROOF CONSTRUCTION**						
033000	*CONCRETE*	Allowance at mechanical equipment/low roof					
	Concrete fill to metal roof deck	**1,500**	sf	10.00	15,000		
051200	*STRUCTURAL STEEL FRAMING*	**562**					
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf at typical roof	**562**	tns	5,500.00	3,091,000		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**19,375**	ea	3.50	67,813		
	Premium for sloped roof	**53,763**	slope	8.00	430,104		
	1-1/2" metal floor deck at typical roof	**77,500**	sf	6.00	465,000		
	HSS support framing at roof screen @ 110 lbs/lf	**10**	tns	5,800.00	58,000		
	Steel framing at canopies @ 20 lbs/sf	**27**	tns	5,800.00	156,600		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fireproofing to roof deck and structure				NR		
	SUBTOTAL					4,283,517	
	TOTAL - SUPERSTRUCTURE						**$6,693,799**
	B20 EXTERIOR CLOSURE	63,483	sf				
B2010	**EXTERIOR WALLS**	*63,483*	*sf*	Total Exterior Closure			
040001	*MASONRY*						
	Brick veneer; 40%	**25,393**	sf	44.00	1,117,292		
	Precast trim	**25,393**	sf	2.00	50,786		
	Staging/Lifts to exterior wall				Included		
055000	*MISCELLANOUS METALS*						
	Miscellaneous metals to exterior; lintels, angles etc.	**25,393**	sf	1.00	25,393		
	Relieving angles			assume included in lbs/sf tns			

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A ADDITION							
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Air barrier	**50,786**	sf	8.80	446,917		
	Air barrier/flashing at windows	**4,232**	lf	6.25	26,450		
	Air barrier @ overhangs/soffits	**2,700**	sf	8.50	22,950		
	Miscellaneous sealants to closure	**50,786**	sf	0.50	25,393		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**50,786**	sf	4.00	203,144		
	Spray insulation; 2" typical	**50,786**	sf	3.00	152,358		
	3" Rigid insulation @ overhangs/soffits	**2,700**	sf	4.00	10,800		
	Insulation at window openings	**4,232**	lf	6.00	25,392		
074213	*WALL PANELS*						
	Alucobond metal panels: 40%	**25,393**	sf	90.00	2,285,370		
	Prefinished aluminum panels at roof overhang soffits	**2,700**	sf	90.00	243,000		
	Pre-finished metal fascia, assume 12" wide	**1,786**	lf	90.00	160,740		
	Roof screen; allow 175 LF x 10ft H	**1,750**	sf	65.00	113,750		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Framing at soffits	**2,700**	sf	18.00	48,600		
	8" metal stud backup, typical	**50,786**	sf	14.00	711,004		
	Gypsum Sheathing	**50,786**	sf	3.50	177,751		
	Drywall lining to interior face of stud backup	**50,786**	sf	4.00	203,144		
101400	*SIGNAGE*						
	Signage	**1**	ls	10,000.00	10,000		
	SUBTOTAL					6,060,234	
B2020	**WINDOWS; 20% glazed**	*12,697*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**4,232**	lf	14.00	59,248		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**4,232**	lf	10.00	42,320		
080001	*METAL WINDOWS*						
	Aluminum windows/CW/Storefront; triple glazed	**12,697**	sf	210.00	2,666,370		
	Sun control at south facing classrooms - allow	**200**	lf	250.00	50,000		
	Premium for 3M security film @ first floor	**320**	sf	40.00	12,800		
	Premium for triple glazing				Excluded		
089100	*LOUVERS*						
	Louvers - allowance	**100**	sf	85.00	8,500		
	SUBTOTAL					2,839,238	
B2030	**EXTERIOR DOORS**						
	Exterior door allowance	**117,100**	gsf	1.50	175,650		
	SUBTOTAL					175,650	
	TOTAL - EXTERIOR CLOSURE						**$9,075,122**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	PVC roofing membrane; Sarnafil, single ply w/ 8" insulation and vapor barrier includes blocking and flashings etc.	**30,750**	sf	32.00	984,000		
	Standing seam meal roofing	**53,763**	slope	65.00	3,494,595		
	Pre-finished metal coping	**1,786**	lf	50.00	89,300		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A ADDITION							
	Canopy roof system	**2,700**	sf	32.00	86,400		
	Allowance for roof hatches, ladders, walkway pads etc.	**1**	ls	10,000.00	10,000		
	SUBTOTAL					4,664,295	
B3020	**ROOF OPENINGS**						
	No items in this section						
	SUBTOTAL					-	
	TOTAL - ROOFING						**$4,664,295**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						
	Interior partitions; gwb/ metal stud partitions including premium for CMU in Stairs, Gym and kitchen and allowance for glazed partitions throughout. Abuse resistant board at select areas.	**117,100**	sf	37.00	4,332,700		
	SUBTOTAL					4,332,700	
C1020	**INTERIOR DOORS**						
	Interior doors; complete	**117,100**	gsf	7.00	819,700		
	SUBTOTAL					819,700	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**117,100**	gsf	2.50	292,750		
064100	*FINISH CARPENTRY*						
	Millwork allowance	**117,100**	gsf	4.00	468,400		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**117,100**	gsf	1.00	117,100		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB/ Flagpoles complete	**117,100**	gsf	1.60	187,360		
	Interactive White Board projectors				FF&E		
101400	*SIGNAGE*						
	Signage; complete package	**117,100**	gsf	0.80	93,680		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	Toilet partitions/bathroom accessories	**117,100**	gsf	1.00	117,100		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	5,000.00	5,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						
	Student lockers/ cubbies, kitchen lockers etc.	**117,100**	gsf	1.50	175,650		
	SUBTOTAL					1,458,540	
	TOTAL - INTERIOR CONSTRUCTION						**$6,610,940**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	New stairs; complete	**3**	flt	45,000.00	135,000		
	Premium for Main stair	**1**	flt	15,000.00	15,000		
	Platform steps	**1**	ls	5,000.00	5,000		
	SUBTOTAL					155,000	
C2020	**STAIR FINISHES**						
	Finishes complete	**3**	flt	5,000.00	15,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A ADDITION							
	SUBTOTAL					15,000	
	TOTAL - STAIRCASES						**$170,000**
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Premium for auditorium	**1**	ls	250,000.00	W/Reno		
	Wall finishes	**117,100**	sf	9.00	1,053,900		
	SUBTOTAL					1,053,900	
C3020	**FLOOR FINISHES**						
	HD Sheet linoleum, patterned; typical	**86,184**	sf	8.00	689,472		
	Epoxy floor in toilets	**4,736**	sf	20.00	94,720		
	Sealed concrete in BOH/ receiving	**2,000**	sf	2.50	5,000		
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	W/Reno		
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	W/Reno		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	W/Reno		
	Platform flooring	**1,725**	sf	28.00	48,300		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	Allowances for bases throughout	**1**	ls	84,749.20	84,749		
	SUBTOTAL					932,241	
C3030	**CEILING FINISHES**						
	Ceiling finishes	**117,100**	gsf	12.00	1,405,200		
	SUBTOTAL					1,405,200	
	TOTAL - INTERIOR FINISHES						**$3,391,341**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
	New two stop elevator	**2**	ea	180,000.00	360,000		
	Elevator sills and pit ladder	**1**	ls	3,000.00	3,000		
	SUBTOTAL					363,000	
	TOTAL - CONVEYING SYSTEMS						**$363,000**
D20	***PLUMBING***						
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**117,100**	gsf	27.00	3,161,700		
	SUBTOTAL					3,161,700	
	TOTAL - PLUMBING						**$3,161,700**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	4,095,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A ADDITION							
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**117,100**	gsf	95.00	11,124,500		
	SUBTOTAL					15,219,500	
	TOTAL - HVAC						**$15,219,500**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**117,100**	gsf	8.50	995,350		
	SUBTOTAL					995,350	
	TOTAL - FIRE PROTECTION						**$995,350**
D50	***ELECTRICAL***						
D50	**ELECTRICAL**						
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**117,100**	gsf	65.00	7,611,500		
	PV system 200kW	**1**	ls	550,000.00	Excluded		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	W/Reno		
	Network switches	**117,100**	sf	1.50	By Owner		
	Wi-Fi equipment	**117,100**	sf	1.00	By Owner		
	Video Surveillance system	**117,100**	sf	2.00	234,200		
	Access Control system	**117,100**	sf	1.00	117,100		
	VOIP telephone system	**117,100**	sf	1.50	175,650		
	SUBTOTAL					8,138,450	
	TOTAL - ELECTRICAL						**$8,138,450**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	W/Reno		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	W/Reno		
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	W/Reno		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	W/Reno		
	Portable bleachers in Band room	**1**	ls	24,375.00	W/Reno		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	W/Reno		
	Basketball backstops, motorized	**6**	ea	10,000.00	W/Reno		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	W/Reno		
	Volleyball net and standards	**1**	ls	5,000.00	W/Reno		
	Score board in Gym - allow	**1**	ea	20,000.00	W/Reno		
	Bleachers; 550 capacity	**1**	ls	110,000.00	W/Reno		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A ADDITION							
	SUBTOTAL					-	
	TOTAL - EQUIPMENT						
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Shades; allowance	**12,697**	sf	8.00	101,576		
123000	*CASEWORK*						
	Wood casework w/ solid surface counters throughout	**117,100**	gsf	12.00	1,405,200		
	SUBTOTAL					1,506,776	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$1,506,776**
F10	***SPECIAL CONSTRUCTION***						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
F20	***SELECTIVE BUILDING DEMOLITION***						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	SUBTOTAL					-	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						
	TRADE SUBTOTAL						**$64,178,540**

PM&C

Agawam High School
Agawam, MA

14-Jul-23

PDP Submission Estimate

GFA 96,800

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A: RENOVATION							
	GROSS FLOOR AREA CALCULATION						
	First Floor			96,800			
	TOTAL GROSS FLOOR AREA (GFA)				**96,800**	***sf***	
A1010	**STANDARD FOUNDATIONS**						
	Shear wall footings @ connection to new additions and for new layout configurations generally to resist current seismic loads - allow	**500**	lf	500.00	250,000		
	SUBTOTAL					250,000	
A1020	**SPECIAL FOUNDATIONS**						
	No work required						
	SUBTOTAL					-	
A1030	**LOWEST FLOOR CONSTRUCTION**						
033000	*CONCRETE*						
	Remove and replace slab on grade as necessary to accommodate new fixtures and fittings/ ADA upgrades to ramps/ space reconfigurations/ shear walls etc.	**30,000**	sf	15.00	450,000		
	SUBTOTAL					450,000	
	TOTAL - FOUNDATIONS						**$700,000**
A20	***BASEMENT CONSTRUCTION***						
A2010	**BASEMENT EXCAVATION**						
	No Work in this section						
	SUBTOTAL					-	
A2020	**BASEMENT WALLS**						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						
B10	***SUPERSTRUCTURE***						
B1010	**FLOOR CONSTRUCTION**						
	SUBTOTAL					-	
B1020	**ROOF CONSTRUCTION**						
051200	*STRUCTURAL STEEL FRAMING*						
	Allowance for supplemental support framing at new rooftop mechanical equipment - allowance	**96,800**	sf	10.00	968,000		
	SUBTOTAL					968,000	
	TOTAL - SUPERSTRUCTURE						**$968,000**
B20	***EXTERIOR CLOSURE***						
B2010	**EXTERIOR WALLS**	*25,417*	*sf*	Total Exterior Closure			
040001	*MASONRY*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A: RENOVATION							
	Selectively repoint masonry at exterior walls as required	**20,334**	sf	40.00	813,360		
055000	*MISCELLANOUS METALS*						
	Prepare and repaint steel lintels, plates and other exterior metal items	**20,334**	sf	1.00	20,334		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Liquid applied vapor barrier @ etr masonry walls	**20,334**	sf	7.50	152,505		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**20,334**	sf	4.00	81,336		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Metal stud furring	**20,334**	sf	14.00	284,676		
	Drywall lining to interior face of stud backup	**20,334**	sf	4.00	81,336		
101400	*SIGNAGE*						
	New signage	**1**	ls	15,000.00	15,000		
	SUBTOTAL					1,448,547	
B2020	**WINDOWS**	*5,083*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**2,542**	lf	14.00	35,588		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**2,542**	lf	10.00	25,420		
080001	*METAL WINDOWS*						
	Replace all existing windows, storefront and curtainwall, triple glazed - 20%	**5,083**	sf	210.00	1,067,430		
089100	*LOUVERS*						
	Louvers				N/A		
	SUBTOTAL					1,128,438	
B2030	**EXTERIOR DOORS**						
	Exterior door replacement allowance	**96,800**	gsf	2.00	193,600		
	SUBTOTAL					193,600	
	TOTAL - EXTERIOR CLOSURE						**$2,770,585**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	Replace w/ new adhered PVC roofing includes edge coping, blocking, flashings and roof accessories etc. (assumes removal of existing included w/ haz mat)	**96,800**	sf	35.00	3,388,000		
	SUBTOTAL					3,388,000	
B3020	**ROOF OPENINGS**						
	Allowance to replace roof hatches, ladders etc.	**1**	ls	30,000.00	30,000		
	SUBTOTAL					30,000	
	TOTAL - ROOFING						**$3,418,000**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A: RENOVATION							
	Modify interior CMU/GWB walls, glazed partitions + BL's, operable walls etc. to accommodate code upgrades and reconfigured spaces - kitchen and gymnasium layouts to remain. Allowance to open up existing exterior walls at infilled courtyards.	**96,800**	gsf	25.00	2,420,000		
	Seismic clips at the top of interior masonry walls - allow @ 32" oc	**96,800**	gsf	4.00	387,200		
	SUBTOTAL					2,807,200	
C1020	**INTERIOR DOORS**						
	New doors and hardware throughout	**96,800**	gsf	7.00	677,600		
	SUBTOTAL					677,600	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**96,800**	gsf	2.50	242,000		
064100	*FINISH CARPENTRY*						
	New millwork throughout	**96,800**	gsf	4.00	387,200		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**96,800**	gsf	1.00	96,800		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB complete	**96,800**	gsf	1.60	154,880		
101400	*SIGNAGE*						
	New interior signage	**96,800**	gsf	0.80	77,440		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	New toilet partitions/bathroom accessories	**96,800**	gsf	1.00	96,800		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	10,000.00	10,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						
	New corridor and locker room lockers throughout	**96,800**	gsf	1.50	145,200		
	SUBTOTAL					1,211,820	
	TOTAL - INTERIOR CONSTRUCTION						**$4,696,620**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	SUBTOTAL					-	
C2020	**STAIR FINISHES**						
	SUBTOTAL					-	
	TOTAL - STAIRCASES						
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Premium for auditorium	**1**	ls	250,000.00	250,000		
	Allowance for miscellaneous wall finishes; acoustic panels, FRP etc.	**96,800**	sf	9.00	871,200		
	SUBTOTAL					1,121,200	
C3020	**FLOOR FINISHES**						
	Allowance for leveler at new floor finishes	**87,365**	sf	3.00	262,095		
	Replace finishes throughout with resilient flooring and resilient base	**73,965**	sf	8.00	591,720		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A: RENOVATION							
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	115,200		
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	46,400		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	182,400		
	Premium for tile in bathrooms	**5,735**	sf	32.00	183,520		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	SUBTOTAL					1,391,335	
C3030	**CEILING FINISHES**						
	Ceiling finishes	96,800	gsf	12.00	1,161,600		
	SUBTOTAL					1,161,600	
	TOTAL - INTERIOR FINISHES						**$3,674,135**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
	SUBTOTAL					-	
	TOTAL - CONVEYING SYSTEMS						
D20	***PLUMBING***						
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**96,800**	gsf	27.00	2,613,600		
	Demolition; cut & cap, make safe, removal by others	**96,800**	gsf	0.70	67,760		
	SUBTOTAL					2,681,360	
	TOTAL - PLUMBING						**$2,681,360**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	W/Addition		
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**96,800**	gsf	95.00	9,196,000		
	SUBTOTAL					9,196,000	
	TOTAL - HVAC						**$9,196,000**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**96,800**	gsf	8.50	822,800		
	Demolition	**96,800**	gsf	0.65	62,920		
	SUBTOTAL					885,720	
	TOTAL - FIRE PROTECTION						**$885,720**
D50	***ELECTRICAL***						

	CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
	OPTION 3A: RENOVATION							
229		Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**96,800**	gsf	65.00	6,292,000		
230		PV system 200kW	**1**	ls	550,000.00	W/Addition		
231		AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	350,000		
232		Network switches	**96,800**	sf	1.50	By Owner		
233		Wi-Fi equipment	**96,800**	sf	1.00	By Owner		
234		Video Surveillance system	**96,800**	sf	2.00	193,600		
235		Access Control system	**96,800**	sf	1.00	96,800		
236		VOIP telephone system	**96,800**	sf	1.50	145,200		
237		SUBTOTAL					7,077,600	
238								
239		***TOTAL - ELECTRICAL***						**$7,077,600**
240								
241								
242	***E10***	***EQUIPMENT***						
243								
244	**E10**	**EQUIPMENT, GENERALLY**						
245								
246	*113100*	*APPLIANCES*						
247		Residential appliances; allowance	**1**	ls	15,000.00	15,000		
248								
249	*114000*	*FOODSERVICE EQUIPMENT*						
250		Kitchen equipment allowance	**1**	ls	800,000.00	800,000		
251								
252	*115213*	*PROJECTION SCREENS*						
253		Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	10,000		
254								
255	*116200*	*THEATRE EQUIPMENT*						
256		Curtain and rigging; allowance	**1**	ls	250,000.00	250,000		
257		Portable bleachers in Band room	**1**	ls	24,375.00	24,375		
258								
259	*116600*	*ATHLETIC EQUIPMENT*						
260		Gym safety wall pads	**1,650**	sf	20.00	33,000		
261		Basketball backstops, motorized	**6**	ea	10,000.00	60,000		
262		Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	25,920		
263		Volleyball net and standards	**1**	ls	5,000.00	5,000		
264		Score board in Gym - allow	**1**	ea	20,000.00	20,000		
265		Bleachers; 550 capacity	**1**	ls	110,000.00	110,000		
266		SUBTOTAL					1,353,295	
267								
268		***TOTAL - EQUIPMENT***						**$1,353,295**
269								
270								
271	***E20***	***FURNISHINGS***						
272								
273	**E2010**	**FIXED FURNISHINGS**						
274								
275	*122100*	*WINDOW TREATMENT*						
276		Window treatment replacements - allowance	**5,083**	sf	8.00	40,664		
277								
278	*123000*	*CASEWORK*						
279		New casework throughout	**96,800**	gsf	12.00	1,161,600		
280		SUBTOTAL					1,202,264	
281								
282	**E2020**	**MOVABLE FURNISHINGS**						
283		All movable furnishings to be provided and installed by owner						
284		SUBTOTAL					NIC	
285								
286		***TOTAL - FURNISHINGS***						**$1,202,264**
287								

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3A: RENOVATION							
	F10 SPECIAL CONSTRUCTION						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
	F20 SELECTIVE BUILDING DEMOLITION						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	Demo and remove existing floor slab	**30,000**	sf	8.00	240,000		
	Remove exterior windows and storefront	**5,083**	sf	8.00	40,664		
	Demo and remove exterior wall at connection to new additions, shore as necessary	**13,200**	sf	15.00	198,000		
	Demo and remove interior floor finishes, ceilings and wall finishes etc.	**96,800**	gsf	4.00	387,200		
	Misc. selective interior demolition as req'd, partitions, specialties, furnishings, door hardware etc. - allowance	**96,800**	gsf	7.00	677,600		
	Selective interior MEP demolition including removal of cut & capped MEP equipment & fixtures	**96,800**	gsf	4.00	387,200		
	SUBTOTAL					1,930,664	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						**$1,930,664**
	TRADE SUBTOTAL						**$40,554,243**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
	SITEWORK: OPTION 3A						
	G SITEWORK	*1,080,000*	*sf*		-		
	G10 PHASING						
	6' high site construction fence	**4,900**	lf	18.00	88,200		
	Site construction entrance and removal/restoration	**2**	loc	12,000.00	24,000		
	Temporary parking area - phase 1	**1**	ls	60,000.00	60,000		
	Contractor laydown area - phase 1	**1**	ls	10,000.00	10,000		
	Temporary utilities allowance	**1**	ls	50,000.00	50,000		
	Temporary signage	**1**	ls	10,000.00	10,000		
	Mobilizations	**2**	ea	35,000.00	70,000		
	Street sweeping allowance	**1**	ls	10,000.00	10,000		
	Traffic control measures - allowance	**1**	ls	25,000.00	25,000		
	Snow removal allowance	**1**	ls	25,000.00	25,000		
	SUBTOTAL					372,200	
	G10 SITE PREPARATION & DEMOLITION						
311000	*GENERAL CONDITIONS*						
	Layout/As-builts/Survey	**1**	ls	15,000.00	15,000		
311000	*SITE DEMOLITION AND RELOCATIONS*						
	Demolish existing pavement	**225,000**	sf	1.25	281,250		
	Demolish existing basketball courts	**1**	ls	5,000.00	5,000		
	Allowance for misc. demo	**1**	ls	100,000.00	100,000		
311000	*UTILITY DEMOLITION*						
	Demolish existing utility allowance	**1**	ls	75,000.00	75,000		
	Cut/cap allowance	**1**	ls	30,000.00	30,000		
	Protection of utilities during construction allowance	**1**	ls	25,000.00	25,000		
311000	*ROADWAY WORK - allowance*						
	Sawcut	**320**	lf	8.25	2,640		
	Remove pavement	**800**	sf	3.50	2,800		
	Temp pavement patching	**800**	sf	8.00	6,400		
	Steel plates	**1**	ls	2,500.00	2,500		
	Police details	**7**	dy	850.00	5,950		
	Permanent pavement patch	**800**	sf	10.00	8,000		
	Restore areas of utility connections	**820**	sf	10.00	8,200		
311000	*VEGETATION & TOPSOIL MANAGEMENT*						
	Tree clearing allowance				NR		
	Street sweeping allowance during hauling	**1**	ls	10,000.00	10,000		
312000	*EROSION & SEDIMENT CONTROL*						
	Silt Fence; installation and removal	**4,900**	lf	12.00	58,800		
	Silt Sacks; installation and removal	**1**	ls	4,000.00	4,000		
	Erosion Control monitoring & maintenance	**1**	ls	15,000.00	15,000		
	SUBTOTAL					655,540	
312000	*SITE EARTHWORK*						
	Strip + stockpile topsoil; 8" thick	**11,167**	cy	10.00	111,670		
	Load + remove topsoil; allowance 25%	**2,792**	cy	45.00	125,640		
	Site cut to design subgrade						
	Cut + fills - assume 1 ft and balanced site	**51,852**	cy	15.00	777,780		
	Fill - imported granular fill				Assumed Not Required		
312000	*SOIL DISPOSAL*						
	Load excess soils for disposal				Assumed Not Required		
	Less than RCS-1 site disposal 1.8x				Assumed Not Required		
312000	*ROCK REMOVAL - allowances*				assume no rock		
312000	*ESTABLISHING GRADE*						
	Sub grade establishment	**600,000**	sf	0.15	90,000		
	Fine grading throughout the site	**600,000**	sf	0.35	210,000		
312000	*HAZARDOUS MATERIALS*						
	UST removal allowance				Already removed		
	SUBTOTAL					1,315,090	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 3A							
G20	**SITE IMPROVEMENTS**						
320000	***ROADWAYS AND PARKING LOTS***						
	Asphalt Paving; roadways/parking lots	*232,000*	*sf*				
	gravel base; 12" thick	**8,593**	cy	55.00	472,615		
	asphalt top; 1.5" thick	**2,218**	tns	225.00	499,050		
	asphalt binder; 2.5" thick	**3,691**	tns	190.00	701,290		
320000	*CURBING*						
	Vertical granite curb	**13,200**	lf	52.00	686,400		
	ADA Curb cuts - allowance	**1**	ls	15,000.00	15,000		
320000	*ROAD MARKINGS AND SIGNS*						
	Parking spot	**450**	ea	85.00	38,250		
	Parking spot ADA	**26**	ea	250.00	6,500		
	Sign allowance	**1**	ls	40,000.00	40,000		
	Pavement markings allowance	**1**	ls	3,000.00	3,000		
	Crosswalk hatching	**2**	loc	2,500.00	5,000		
	SUBTOTAL					2,467,105	
320000	***PEDESTRIAN PAVING***						
	Concrete sidewalks	*30,000*	*sf*				
	gravel base; 6" thick	**556**	cy	60.00	33,360		
	Broom finish concrete paving; 4" thick pavement	**30,000**	sf	12.00	360,000		
	Tennis Courts						
	gravel base; 6" thick				ETR		
	asphalt top; 1" thick				ETR		
	asphalt binder; 2" thick				ETR		
	Allowance for color play surfacing				ETR		
	Nets				ETR		
	Concrete Plaza	*7,500*	*sf*				
	gravel base; 6" thick	**139**	cy	60.00	8,340		
	Broom finish concrete paving; 4" thick - colored pavement	**7,500**	sf	15.00	112,500		
	Unit pavers	*7,500*	*sf*				
	crushed stone; 8" thick	**186**	cy	55.00	10,230		
	Unit Pavers	**7,500**	sf	32.00	240,000		
	Geotextiles	**7,500**	sf	0.55	4,125		
	SUBTOTAL					768,555	
320000	***SITE IMPROVEMENTS***						
320000	*SITE FURNISHINGS*						
	Bollards - utility	**15**	ea	1,200.00	18,000		
	Bollards - stainless steel	**15**	ea	2,500.00	37,500		
	Trash receptacles	**5**	ea	3,141.60	15,708		
	Flagpole - 40' Ht.	**1**	ea	9,000.00	9,000		
	Flagpole foundation	**1**	ea	3,200.00	3,200		
	Benches	**12**	ea	3,500.00	42,000		
	Benches - concrete	**4**	ea	4,000.00	16,000		
	Bike racks	**15**	ea	850.00	12,750		
	School sign	**1**	ls	25,000.00	25,000		
	Landscape curbing allowance	**1**	ls	50,000.00	50,000		
	Dumpster enclosure allowance	**1**	ls	10,000.00	10,000		
320000	*GRASS FIELD*	*320,000*	*sf*				
	Grass field with drainage	**320,000**	sf	8.00	2,560,000		
	Softball Infields	*13,000*	*sf*				
	Infield mix	**262**	tn	225.00	58,950		
	Sand gravel fill; 12" thick	**481**	cy	50.00	24,050		
320000	*ATHLETIC EQUIPMENT*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 3A							
	Softball						
	Softball mound	**2**	loc	3,500.00	7,000		
	Softball bases	**2**	set	2,500.00	5,000		
	Softball batters boxes	**2**	loc	3,500.00	7,000		
	Softball foul poles	**4**	ea	4,800.00	19,200		
	Softball backstop	**2**	ea	55,000.00	110,000		
	Softball dugouts - players benches	**8**	ea	4,000.00	32,000		
	Softball dugouts	**4**	ea	25,000.00	100,000		
320000	*FENCING*						
	4' Ht - Chain link fence at playground	**600**	lf	65.00	39,000		
	8' Ht - Chain link fence at perimeter				NR		
	12' Ht - Chain link fence				deleted		
320000	*PLAY AREAS*						
	Playground - pour-in-place safety surfacing	15,000	*sf*				
	asphalt binder; 2" thick	**192**	tns	190.00	36,480		
	crushed stone; 5" thick	**231**	cy	55.00	12,705		
	Pour-in-place safety surface	**15,000**	sf	28.00	420,000		
	Allowance for play equipment	**1**	ls	350,000.00	350,000		
	SUBTOTAL					4,020,543	
329900	*SITE WALLS/Ramps/Stairs*						
	Allowance for retaining walls	**1**	ls	150,000.00	150,000		
	Allowance for seating walls, steps etc.	**1**	ls	250,000.00	250,000		
	SUBTOTAL					400,000	
	Landscaping						
329900	*LAWN AND SEED*						
	Screen topsoil	**11,167**	cy	15.00	167,505		
	Export tailings from screening process - assume clean rock	**3,350**	cy	8.50	28,475		
	Amend/Place	**7,817**	cy	26.00	203,242		
	Soil and mulch at planting areas; 8" thick	**1**	ls	30,000.00	30,000		
	Rain gardens; planting	**9,000**	sf	10.00	90,000		
	Lawn seed mix	**200,000**	sf	0.35	70,000		
	Irrigation at play fields	**320,000**	sf	2.00	640,000		
	Courtyards	**1**	loc	50,000.00	50,000		
329900	*PLANTS*	**Allowance**					
	Trees, Shrubs etc.	**1**	ls	300,000.00	300,000		
	SUBTOTAL					1,579,222	
G30	**CIVIL MECHANICAL UTILITIES**						
210000	*FIRE PROTECTION*						
	Allowance for new water supply for fire protection	**2,400**	lf	100.00	240,000		
	Street connections	**2**	ea	15,000.00	30,000		
	Fire hydrant	**2**	ea	6,500.00	13,000		
331000	*WATER UTILITIES*						
	Allowance for new water supply for domestic service	**300**	lf	80.00	24,000		
	SUBTOTAL					307,000	
333000	*SANITARY SEWER*						
	Allowance for new sewer service and grease trap	**1**	ls	125,000.00	125,000		
	SUBTOTAL					125,000	
334000	*STORM DRAINAGE*						
	Allowance for structures/piping/rain gardens etc.	**232,000**	sf	8.00	1,856,000		
	SUBTOTAL					1,856,000	
220001	*NATURAL GAS*						
	No work in this section						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 3A							
	SUBTOTAL					-	
G40	**ELECTRICAL UTILITIES**						
	Power						
	Power riser	**1**	ea	2,500.00	2,500		
	Primary service duct bank	**300**	lf	80.00	24,000		
	Pad mount transformer pad (TX by Utility Co)	**1**	ea	3,000.00	3,000		
	3000A Secondary service duct bank	**100**	lf	1,500.00	150,000		
	Generator						
	Generator duct bank	**70**	lf	500.00	35,000		
	Electric Vehicle Stations						
	2-4" for future EV system	**1**	ls	15,000.00	15,000		
	Security						
	Site camera system, allow	**1**	ls	50,000.00	50,000		
	Telecommunications						
	Communication riser	**1**	ea	2,500.00	2,500		
	Telcom duct bank 4-4" (empty)	**300**	lf	180.00	54,000		
	Site lighting						
	Site lighting allowance	**232,000**	sf	2.50	580,000		
	Add Signals - flashing yellow lights				Assumed NR		
	SUBTOTAL					916,000	
	TOTAL - SITE DEVELOPMENT						**$14,782,255**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST

OPTION 3B ADDITION

GROSS FLOOR AREA CALCULATION

First Floor	71,100
Second Floor	46,000
TOTAL GROSS FLOOR AREA (GFA)	**117,100** ***sf***

A1010 STANDARD FOUNDATIONS

033000	*CONCRETE*						
	Strip Footings	*121*	*CY*	$847	/cy		
	Foundation Walls	*276*	*CY*	$1,269	/cy		
	Spread Footings	*399*	*CY*	$791	/cy		
	Grade beams	*31*	*CY*	$1,307	/cy		
	Piers	*53*	*CY*	$1,930	/cy		
	Total Foundation Concrete	*880*	*CY*				
	Strip footing, typical; 2'-4" x 12"						
	Formwork	**2,664**	sf	16.00		42,624	
	Re-bar	**13,320**	lbs.	2.00		26,640	
	Concrete material	**121**	cy	155.00		18,755	
	Placing concrete	**121**	cy	120.00		14,520	
	Foundation wall; 16" thick						
	Formwork	**10,656**	sf	20.00		213,120	
	Re-bar	**23,976**	lbs.	2.00		47,952	
	Concrete material	**276**	cy	155.00		42,780	
	Placing concrete	**276**	cy	120.00		33,120	
	Form shelf	**1,332**	lf	10.00		13,320	
	Exterior spread footings, typical; 7'-0"x 7'-0"x 22"						
	Formwork	**3,074**	sf	18.00		55,332	
	Re-bar	**28,500**	lbs.	2.00		57,000	
	Concrete material	**209**	cy	155.00		32,395	
	Placing concrete	**209**	cy	120.00		25,080	
	Set anchor bolts grout plates	**60**	ea	150.00		9,000	
	Interior spread footings, typical; 9'-6"x 9'-6"x 26"						
	Formwork	**2,059**	sf	18.00		37,062	
	Re-bar	**21,875**	lbs.	2.00		43,750	
	Concrete material	**190**	cy	155.00		29,450	
	Placing concrete	**190**	cy	120.00		22,800	
	Set anchor bolts grout plates	**25**	ea	150.00		3,750	
	Grade beams at braced frames, allow	**200**	LF				
	Formwork	**800**	sf	15.00		12,000	
	Re-bar	**10,000**	lbs.	2.00		20,000	
	Concrete material	**31**	cy	155.00		4,805	
	Placing concrete	**31**	cy	120.00		3,720	
	Piers/Pilasters						
	Formwork	**2,856**	sf	20.00		57,120	
	Re-bar	**15,300**	lbs	2.00		30,600	
	Concrete material	**53**	cy	155.00		8,215	
	Placing concrete	**53**	cy	120.00		6,360	
	Miscellaneous						
	Elevator pit	**2**	loc	40,000.00		80,000	
	Foundations against existing building	**780**	lf	350.00		273,000	
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Trowelled-on bituminous mastic dam proofing at foundation walls	**5,328**	sf	4.00		21,312	
072100	*THERMAL INSULATION*						
	2" Insulation at foundation walls	**5,328**	sf	3.00		15,984	
312000	*EARTHWORK*						
	Strip footings/Fdn wall						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B ADDITION							
	Excavation	**888**	cy	10.00	8,880		
	Remove off-site	**888**	cy	32.00	28,416		
	Backfill with imported material	**767**	cy	48.00	36,816		
	Spread footings/Grade beams						
	Excavation	**1,293**	cy	10.00	12,930		
	Remove off-site	**1,293**	cy	32.00	41,376		
	Backfill with imported material	**863**	cy	48.00	41,424		
	Building						
	Cut; assumed 2 feet	**5,267**	cy	15.00	79,005		
	Fill - granular fill pad; allow 2 feet	**5,267**	cy	48.00	252,816		
	Miscellaneous						
	Gravel fill beneath footings, 12"	**322**	cy	40.00	12,880		
	Perimeter drain	**1,332**	lf	30.00	39,960		
	Temporary dewatering for foundation work	**1**	ls	20,000.00	20,000		
	SUBTOTAL					1,876,069	
A1020	**SPECIAL FOUNDATIONS**						
	Allowance for rammed aggregate piers				Assumed NR		
	SUBTOTAL					-	
A1030	**LOWEST FLOOR CONSTRUCTION**						
033000	*CONCRETE*						
	Slab on grade	*71,100*	*sf*				
	Vapor barrier at slab on grade	**71,100**	sf	1.25	88,875		
	WWF reinforcement	**81,765**	sf	1.80	147,177		
	Concrete - 6" thick	**1,383**	cy	155.00	214,365		
	Barrier One Admixture	**1,383**	cy		Assumed Not Required		
	Placing concrete	**1,383**	cy	90.00	124,470		
	Finishing and curing concrete	**71,100**	sf	3.00	213,300		
	Allowance for slab depressions at entries, first floor toilets and Gym	**1**	ls	2,000.00	2,000		
	Miscellaneous						
	Equipment pads	**1**	ls	5,000.00	5,000		
	Radon system	**71,100**	sf	3.00	213,300		
072100	*THERMAL INSULATION*						
	Slab insulation, 2" thick; 2' @ perimeter only	**5,328**	sf	2.50	13,320		
312000	*EARTHWORK*						
	Improve soils/ground improvement allowance	**71,100**	sf	8.00	568,800		
	Building						
	Gravel base, 12"	**2,633**	cy	48.00	126,384		
	Compact existing sub-grade	**71,100**	sf	1.00	71,100		
	Under slab E&B for plumbing	**71,100**	sf	1.50	106,650		
	SUBTOTAL					1,894,741	
	TOTAL - FOUNDATIONS						**$3,770,810**
A20	***BASEMENT CONSTRUCTION***						
A2010	**BASEMENT EXCAVATION**						
	No Work in this section						
	SUBTOTAL					-	
A2020	**BASEMENT WALLS**						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B ADDITION							
B10	***SUPERSTRUCTURE***						
B1010	**FLOOR CONSTRUCTION**						
		14.5	*lbs/sf*				
		849	*tns*	excluding roof screens and canopies			
		$7,274	*$/Ton*				
033000	*CONCRETE*						
	WWF reinforcement	**52,900**	sf	1.80	95,220		
	Concrete fill to metal deck; 3-1/2" normal weight, total thickness 5 1/2"	**819**	cy	160.00	131,040		
	Place and finish concrete	**46,000**	sf	3.50	161,000		
	Rebar to decks	**13,800**	lbs	2.00	27,600		
051200	*STRUCTURAL STEEL FRAMING*						
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf	**334**	tns	5,600.00	1,870,400		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**11,500**	ea	3.50	40,250		
	2" metal floor deck	**46,000**	sf	6.50	299,000		
	Allowance for expansion joint	**1**	ls	10,000.00	10,000		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fire proofing to columns and beams	**46,000**	sf	2.75	126,500		
	Intumescent allowance	**1**	ls	35,000.00	35,000		
	SUBTOTAL					2,796,010	
B1020	**ROOF CONSTRUCTION**						
033000	*CONCRETE*	Allowance at mechanical equipment/low roof					
	Concrete fill to metal roof deck	1,500	sf	10.00	15,000		
051200	*STRUCTURAL STEEL FRAMING*	515					
	Steel floor framing, columns and lateral bracing;						
	Floor framing 14.5 lbs/sf at typical roof	**515**	tns	5,500.00	2,832,500		
	Allowance for additional miscellaneous steel angles, plates etc.			assume included in lbs/sf tns			
	Shear studs	**17,775**	ea	3.50	62,213		
	Premium for sloped roof	**53,763**	slope	8.00	430,104		
	1-1/2" metal floor deck at typical roof	**71,100**	sf	6.00	426,600		
	HSS support framing at roof screen @ 110 lbs/lf	**10**	tns	5,800.00	58,000		
	Steel framing at canopies @ 20 lbs/sf	**27**	tns	5,800.00	156,600		
078100	*FIREPROOFING/FIRESTOPPING*						
	Fireproofing to roof deck and structure				NR		
	SUBTOTAL					3,981,017	
	TOTAL - SUPERSTRUCTURE						**$6,777,027**
B20	***EXTERIOR CLOSURE***	56,524	sf				
B2010	**EXTERIOR WALLS**	*56,524*	*sf*	Total Exterior Closure			
040001	*MASONRY*						
	Brick veneer; 40%	**22,610**	sf	44.00	994,840		
	Precast trim	**22,610**	sf	2.00	45,220		
	Staging/Lifts to exterior wall				Included		
055000	*MISCELLANOUS METALS*						
	Miscellaneous metals to exterior; lintels, angles etc.	**22,610**	sf	1.00	22,610		
	Relieving angles			assume included in lbs/sf tns			

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B ADDITION							
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Air barrier	**45,220**	sf	8.80	397,936		
	Air barrier/flashing at windows	**3,768**	lf	6.25	23,550		
	Air barrier @ overhangs/soffits	**2,700**	sf	8.50	22,950		
	Miscellaneous sealants to closure	**45,220**	sf	0.50	22,610		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**45,220**	sf	4.00	180,880		
	Spray insulation; 2" typical	**45,220**	sf	3.00	135,660		
	3" Rigid insulation @ overhangs/soffits	**2,700**	sf	4.00	10,800		
	Insulation at window openings	**3,768**	lf	6.00	22,608		
074213	*WALL PANELS*						
	Alucobond metal panels: 40%	**22,610**	sf	90.00	2,034,900		
	Prefinished aluminum panels at roof overhang soffits	**2,700**	sf	90.00	243,000		
	Pre-finished metal fascia, assume 12" wide	**1,332**	lf	90.00	119,880		
	Roof screen; allow 175 LF x 10ft H	**1,750**	sf	65.00	113,750		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Framing at soffits	**2,700**	sf	18.00	48,600		
	8" metal stud backup, typical	**45,220**	sf	14.00	633,080		
	Gypsum Sheathing	**45,220**	sf	3.50	158,270		
	Drywall lining to interior face of stud backup	**45,220**	sf	4.00	180,880		
101400	*SIGNAGE*						
	Signage	**1**	ls	10,000.00	10,000		
	SUBTOTAL					5,422,024	
B2020	**WINDOWS; 20% glazed**	*11,305*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**3,768**	lf	14.00	52,752		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**3,768**	lf	10.00	37,680		
080001	*METAL WINDOWS*						
	Aluminum windows/CW/Storefront; triple glazed	**11,305**	sf	210.00	2,374,050		
	Sun control at south facing classrooms - allow	**200**	lf	250.00	50,000		
	Premium for 3M security film @ first floor	**320**	sf	40.00	12,800		
	Premium for triple glazing				Excluded		
089100	*LOUVERS*						
	Louvers - allowance	**100**	sf	85.00	8,500		
	SUBTOTAL					2,535,782	
B2030	**EXTERIOR DOORS**						
	Exterior door allowance	**117,100**	gsf	1.50	175,650		
	SUBTOTAL					175,650	
	TOTAL - EXTERIOR CLOSURE						**$8,133,456**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	PVC roofing membrane; Sarnafil, single ply w/ 8" insulation and vapor barrier includes blocking and flashings etc.	**24,350**	sf	32.00	779,200		
	Standing seam meal roofing	**53,763**	slope	65.00	3,494,595		
	Pre-finished metal coping	**1,332**	lf	50.00	66,600		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B ADDITION							
	Canopy roof system	**2,700**	sf	32.00	86,400		
	Allowance for roof hatches, ladders, walkway pads etc.	**1**	ls	10,000.00	10,000		
	SUBTOTAL					4,436,795	
B3020	**ROOF OPENINGS**						
	No items in this section						
	SUBTOTAL					-	
	TOTAL - ROOFING						**$4,436,795**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						
	Interior partitions; gwb/ metal stud partitions including premium for CMU in Stairs, Gym and kitchen and allowance for glazed partitions throughout. Abuse resistant board at select areas.	**117,100**	sf	37.00	4,332,700		
	SUBTOTAL					4,332,700	
C1020	**INTERIOR DOORS**						
	Interior doors; complete	**117,100**	gsf	7.00	819,700		
	SUBTOTAL					819,700	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**117,100**	gsf	2.50	292,750		
064100	*FINISH CARPENTRY*						
	Millwork allowance	**117,100**	gsf	4.00	468,400		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**117,100**	gsf	1.00	117,100		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB/ Flagpoles complete	**117,100**	gsf	1.60	187,360		
	Interactive White Board projectors				FF&E		
101400	*SIGNAGE*						
	Signage; complete package	**117,100**	gsf	0.80	93,680		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	Toilet partitions/bathroom accessories	**117,100**	gsf	1.00	117,100		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	5,000.00	5,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						
	Student lockers/ cubbies, kitchen lockers etc.	**117,100**	gsf	1.50	175,650		
	SUBTOTAL					1,458,540	
	TOTAL - INTERIOR CONSTRUCTION						**$6,610,940**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	New stairs; complete	**3**	flt	45,000.00	135,000		
	Premium for Main stair	**1**	flt	15,000.00	15,000		
	Platform steps	**1**	ls	5,000.00	5,000		
	SUBTOTAL					155,000	
C2020	**STAIR FINISHES**						
	Finishes complete	**3**	flt	5,000.00	15,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B ADDITION							
	SUBTOTAL					15,000	
	TOTAL - STAIRCASES						**$170,000**
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Premium for auditorium	**1**	ls	250,000.00	W/Reno		
	Wall finishes	**117,100**	sf	9.00	1,053,900		
	SUBTOTAL					1,053,900	
C3020	**FLOOR FINISHES**						
	HD Sheet linoleum, patterned; typical	**86,184**	sf	8.00	689,472		
	Epoxy floor in toilets	**4,736**	sf	20.00	94,720		
	Sealed concrete in BOH/ receiving	**2,000**	sf	2.50	5,000		
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	W/Reno		
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	W/Reno		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	W/Reno		
	Platform flooring	**1,725**	sf	28.00	48,300		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	Allowances for bases throughout	**1**	ls	84,749.20	84,749		
	SUBTOTAL					932,241	
C3030	**CEILING FINISHES**						
	Ceiling finishes	**117,100**	gsf	12.00	1,405,200		
	SUBTOTAL					1,405,200	
	TOTAL - INTERIOR FINISHES						**$3,391,341**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
	New two stop elevator	**2**	ea	180,000.00	360,000		
	Elevator sills and pit ladder	**1**	ls	3,000.00	3,000		
	SUBTOTAL					363,000	
	TOTAL - CONVEYING SYSTEMS						**$363,000**
D20	***PLUMBING***						
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**117,100**	gsf	27.00	3,161,700		
	SUBTOTAL					3,161,700	
	TOTAL - PLUMBING						**$3,161,700**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	4,095,000		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B ADDITION							
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**117,100**	gsf	95.00	11,124,500		
	SUBTOTAL					15,219,500	
	TOTAL - HVAC						**$15,219,500**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**117,100**	gsf	8.50	995,350		
	SUBTOTAL					995,350	
	TOTAL - FIRE PROTECTION						**$995,350**
D50	***ELECTRICAL***						
D50	**ELECTRICAL**						
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**117,100**	gsf	65.00	7,611,500		
	PV system 200kW	**1**	ls	550,000.00	Excluded		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	W/Reno		
	Network switches	**117,100**	sf	1.50	By Owner		
	Wi-Fi equipment	**117,100**	sf	1.00	By Owner		
	Video Surveillance system	**117,100**	sf	2.00	234,200		
	Access Control system	**117,100**	sf	1.00	117,100		
	VOIP telephone system	**117,100**	sf	1.50	175,650		
	SUBTOTAL					8,138,450	
	TOTAL - ELECTRICAL						**$8,138,450**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	W/Reno		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	W/Reno		
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	W/Reno		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	W/Reno		
	Portable bleachers in Band room	**1**	ls	24,375.00	W/Reno		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	W/Reno		
	Basketball backstops, motorized	**6**	ea	10,000.00	W/Reno		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	W/Reno		
	Volleyball net and standards	**1**	ls	5,000.00	W/Reno		
	Score board in Gym - allow	**1**	ea	20,000.00	W/Reno		
	Bleachers; 550 capacity	**1**	ls	110,000.00	W/Reno		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B ADDITION							
	SUBTOTAL					-	
	TOTAL - EQUIPMENT						
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Shades; allowance	**11,305**	sf	8.00	90,440		
123000	*CASEWORK*						
	Wood casework w/ solid surface counters throughout	**117,100**	gsf	12.00	1,405,200		
	SUBTOTAL					1,495,640	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$1,495,640**
F10	***SPECIAL CONSTRUCTION***						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
F20	***SELECTIVE BUILDING DEMOLITION***						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	SUBTOTAL					-	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						
	TRADE SUBTOTAL						**$62,664,009**

PM&C

Agawam High School
Agawam, MA

14-Jul-23

PDP Submission Estimate

GFA 96,800

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B: RENOVATION							
	GROSS FLOOR AREA CALCULATION						
	First Floor			96,800			
	TOTAL GROSS FLOOR AREA (GFA)				**96,800** ***sf***		
A1010	**STANDARD FOUNDATIONS**						
	Shear wall footings @ connection to new additions and for new layout configurations generally to resist current seismic loads - allow	**500**	lf	500.00	250,000		
	SUBTOTAL					250,000	
A1020	**SPECIAL FOUNDATIONS**						
	No work required						
	SUBTOTAL					-	
A1030	**LOWEST FLOOR CONSTRUCTION**						
033000	*CONCRETE*						
	Remove and replace slab on grade as necessary to accommodate new fixtures and fittings/ ADA upgrades to ramps/ space reconfigurations/ shear walls etc.	**30,000**	sf	15.00	450,000		
	SUBTOTAL					450,000	
	TOTAL - FOUNDATIONS						**$700,000**
A20	***BASEMENT CONSTRUCTION***						
A2010	**BASEMENT EXCAVATION**						
	No Work in this section						
	SUBTOTAL					-	
A2020	**BASEMENT WALLS**						
	No Work in this section						
	SUBTOTAL					-	
	TOTAL - BASEMENT CONSTRUCTION						
B10	***SUPERSTRUCTURE***						
B1010	**FLOOR CONSTRUCTION**						
	SUBTOTAL					-	
B1020	**ROOF CONSTRUCTION**						
051200	*STRUCTURAL STEEL FRAMING*						
	Allowance for supplemental support framing at new rooftop mechanical equipment - allowance	**96,800**	sf	10.00	968,000		
	SUBTOTAL					968,000	
	TOTAL - SUPERSTRUCTURE						**$968,000**
B20	***EXTERIOR CLOSURE***						
B2010	**EXTERIOR WALLS**	*25,417*	*sf*	Total Exterior Closure			
040001	*MASONRY*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B: RENOVATION							
	Selectively repoint masonry at exterior walls as required	**20,334**	sf	40.00	813,360		
055000	*MISCELLANOUS METALS*						
	Prepare and repaint steel lintels, plates and other exterior metal items	**20,334**	sf	1.00	20,334		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Liquid applied vapor barrier @ etr masonry walls	**20,334**	sf	7.50	152,505		
072100	*THERMAL INSULATION*						
	3" Rigid insulation	**20,334**	sf	4.00	81,336		
092900	*GYPSUM BOARD ASSEMBLIES*						
	Metal stud furring	**20,334**	sf	14.00	284,676		
	Drywall lining to interior face of stud backup	**20,334**	sf	4.00	81,336		
101400	*SIGNAGE*						
	New signage	**1**	ls	15,000.00	15,000		
	SUBTOTAL					1,448,547	
B2020	**WINDOWS**	*5,083*	sf				
092900	*GYPSUM BOARD ASSEMBLIES*						
	Wood blocking at openings	**2,542**	lf	14.00	35,588		
079200	*JOINT SEALANTS*						
	Backer rod & double sealant	**2,542**	lf	10.00	25,420		
080001	*METAL WINDOWS*						
	Replace all existing windows, storefront and curtainwall, triple glazed - 20%	**5,083**	sf	210.00	1,067,430		
089100	*LOUVERS*						
	Louvers				N/A		
	SUBTOTAL					1,128,438	
B2030	**EXTERIOR DOORS**						
	Exterior door replacement allowance	**96,800**	gsf	2.00	193,600		
	SUBTOTAL					193,600	
	TOTAL - EXTERIOR CLOSURE						**$2,770,585**
B30	***ROOFING***						
B3010	**ROOF COVERINGS**						
	Replace w/ new adhered PVC roofing includes edge coping, blocking, flashings and roof accessories etc. (assumes removal of existing included w/ haz mat)	**96,800**	sf	35.00	3,388,000		
	SUBTOTAL					3,388,000	
B3020	**ROOF OPENINGS**						
	Allowance to replace roof hatches, ladders etc.	**1**	ls	30,000.00	30,000		
	SUBTOTAL					30,000	
	TOTAL - ROOFING						**$3,418,000**
C10	***INTERIOR CONSTRUCTION***						
C1010	**PARTITIONS**						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B: RENOVATION							
	Modify interior CMU/GWB walls, glazed partitions + BL's, operable walls etc. to accommodate code upgrades and reconfigured spaces - kitchen and gymnasium layouts to remain. Allowance to open up existing exterior walls at infilled courtyards.	**96,800**	gsf	25.00	2,420,000		
	Seismic clips at the top of interior masonry walls - allow @ 32" oc	**96,800**	gsf	4.00	387,200		
	SUBTOTAL					2,807,200	
C1020	**INTERIOR DOORS**						
	New doors and hardware throughout	**96,800**	gsf	7.00	677,600		
	SUBTOTAL					677,600	
C1030	**SPECIALTIES / MILLWORK**						
055000	*MISCELLANEOUS METALS*						
	Miscellaneous metals complete including ceiling grid supports	**96,800**	gsf	2.50	242,000		
064100	*FINISH CARPENTRY*						
	New millwork throughout	**96,800**	gsf	4.00	387,200		
070001	*WATERPROOFING, DAMPPROOFING AND CAULKING*						
	Miscellaneous sealants throughout building	**96,800**	gsf	1.00	96,800		
101100	*VISUAL DISPLAY SURFACES*						
	Marker boards/TB complete	**96,800**	gsf	1.60	154,880		
101400	*SIGNAGE*						
	New interior signage	**96,800**	gsf	0.80	77,440		
102110	*TOILET COMPARTMENTS + ACCESSORIES*						
	New toilet partitions/bathroom accessories	**96,800**	gsf	1.00	96,800		
104400	*FIRE PROTECTION SPECIALTIES*						
	Fire extinguisher cabinets	**1**	ls	10,000.00	10,000		
	AED cabinets	**1**	ls	1,500.00	1,500		
105113	*LOCKERS*						
	New corridor and locker room lockers throughout	**96,800**	gsf	1.50	145,200		
	SUBTOTAL					1,211,820	
	TOTAL - INTERIOR CONSTRUCTION						**$4,696,620**
C20	***STAIRCASES***						
C2010	**STAIR CONSTRUCTION**						
	SUBTOTAL					-	
C2020	**STAIR FINISHES**						
	SUBTOTAL					-	
	TOTAL - STAIRCASES						
C30	***INTERIOR FINISHES***						
C3010	**WALL FINISHES**						
	Premium for auditorium	**1**	ls	250,000.00	250,000		
	Allowance for miscellaneous wall finishes; acoustic panels, FRP etc.	**96,800**	sf	9.00	871,200		
	SUBTOTAL					1,121,200	
C3020	**FLOOR FINISHES**						
	Allowance for leveler at new floor finishes	**87,365**	sf	3.00	262,095		
	Replace finishes throughout with resilient flooring and resilient base	**73,965**	sf	8.00	591,720		

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B: RENOVATION							
	Quarry tile in kitchen, mudset	**3,200**	sf	36.00	115,200		
	HD linoleum flooring at cafeteria	**5,800**	sf	8.00	46,400		
	Maple athletic flooring in gymnasium	**7,600**	sf	24.00	182,400		
	Premium for tile in bathrooms	**5,735**	sf	32.00	183,520		
	Entry mats - walk-off mats	**500**	sf	20.00	10,000		
	SUBTOTAL					1,391,335	
C3030	**CEILING FINISHES**						
	Ceiling finishes	96,800	gsf	12.00	1,161,600		
	SUBTOTAL					1,161,600	
	TOTAL - INTERIOR FINISHES						**$3,674,135**
D10	***CONVEYING SYSTEMS***						
D1010	**ELEVATOR**						
	SUBTOTAL					-	
	TOTAL - CONVEYING SYSTEMS						
D20	***PLUMBING***						
D20	**PLUMBING, GENERALLY**						
	Plumbing system complete; new fixtures & equipment including domestic water, sanitary W&V, storm, acid W&V & natural gas piping.	**96,800**	gsf	27.00	2,613,600		
	Demolition; cut & cap, make safe, removal by others	**96,800**	gsf	0.70	67,760		
	SUBTOTAL					2,681,360	
	TOTAL - PLUMBING						**$2,681,360**
D30	***HVAC***						
D30	**HVAC, GENERALLY**						
	GSHP OPTION						
	Closed loop wells; 300 FT deep	**210**	wells	19,500.00	W/Addition		
	HVAC system complete; 600 ton modular air-to-water heat pump system; condensing gas-fired boiler; Vertical 4-pipe FCU system for classrooms, labs, admin, AHU's (39,000 cfm) to health + physical education, 25,000 cfm VAV AHU serving auditorium + cafe, 27,000 cfm VAV AHU serving other spaces	**96,800**	gsf	95.00	9,196,000		
	SUBTOTAL					9,196,000	
	TOTAL - HVAC						**$9,196,000**
D40	***FIRE PROTECTION***						
D40	**FIRE PROTECTION, GENERALLY**						
	Fire protection complete system	**96,800**	gsf	8.50	822,800		
	Demolition	**96,800**	gsf	0.65	62,920		
	SUBTOTAL					885,720	
	TOTAL - FIRE PROTECTION						**$885,720**
D50	***ELECTRICAL***						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B: RENOVATION							
	Electrical system incl 4,000 amp normal power, 400kW generator power, Mech wiring, lighting, controls, receptacles, circuitry, fire alarm, stage lighting, PV infrastructure, BDA, DAS, TD (RI and devices and cabling), security system, AV rough-in, lightning protection system, assisted listening systems, master clock/PA etc.	**96,800**	gsf	65.00	6,292,000		
	PV system 200kW	**1**	ls	550,000.00	W/Addition		
	AV sound system and projection at Auditorium/café/gym	**1**	ls	350,000.00	350,000		
	Network switches	**96,800**	sf	1.50	By Owner		
	Wi-Fi equipment	**96,800**	sf	1.00	By Owner		
	Video Surveillance system	**96,800**	sf	2.00	193,600		
	Access Control system	**96,800**	sf	1.00	96,800		
	VOIP telephone system	**96,800**	sf	1.50	145,200		
	SUBTOTAL					7,077,600	
	TOTAL - ELECTRICAL						**$7,077,600**
E10	***EQUIPMENT***						
E10	**EQUIPMENT, GENERALLY**						
113100	*APPLIANCES*						
	Residential appliances; allowance	**1**	ls	15,000.00	15,000		
114000	*FOODSERVICE EQUIPMENT*						
	Kitchen equipment allowance	**1**	ls	800,000.00	800,000		
115213	*PROJECTION SCREENS*						
	Projection screen - 12'-8" wide x 8' high; cafeteria stage	**1**	ea	10,000.00	10,000		
116200	*THEATRE EQUIPMENT*						
	Curtain and rigging; allowance	**1**	ls	250,000.00	250,000		
	Portable bleachers in Band room	**1**	ls	24,375.00	24,375		
116600	*ATHLETIC EQUIPMENT*						
	Gym safety wall pads	**1,650**	sf	20.00	33,000		
	Basketball backstops, motorized	**6**	ea	10,000.00	60,000		
	Gymnasium dividing curtain; (1) @ 60'	**1,440**	sf	18.00	25,920		
	Volleyball net and standards	**1**	ls	5,000.00	5,000		
	Score board in Gym - allow	**1**	ea	20,000.00	20,000		
	Bleachers; 550 capacity	**1**	ls	110,000.00	110,000		
	SUBTOTAL					1,353,295	
	TOTAL - EQUIPMENT						**$1,353,295**
E20	***FURNISHINGS***						
E2010	**FIXED FURNISHINGS**						
122100	*WINDOW TREATMENT*						
	Window treatment replacements - allowance	**5,083**	sf	8.00	40,664		
123000	*CASEWORK*						
	New casework throughout	**96,800**	gsf	12.00	1,161,600		
	SUBTOTAL					1,202,264	
E2020	**MOVABLE FURNISHINGS**						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL					NIC	
	TOTAL - FURNISHINGS						**$1,202,264**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
OPTION 3B: RENOVATION							
	F10 SPECIAL CONSTRUCTION						
F10	**SPECIAL CONSTRUCTION**						
	SUBTOTAL					-	
	TOTAL - SPECIAL CONSTRUCTION						
	F20 SELECTIVE BUILDING DEMOLITION						
F2010	**BUILDING ELEMENTS DEMOLITION**						
	Demo and remove existing floor slab	**30,000**	sf	8.00	240,000		
	Remove exterior windows and storefront	**5,083**	sf	8.00	40,664		
	Demo and remove exterior wall at connection to new additions, shore as necessary	**13,200**	sf	15.00	198,000		
	Demo and remove interior floor finishes, ceilings and wall finishes etc.	**96,800**	gsf	4.00	387,200		
	Misc. selective interior demolition as req'd, partitions, specialties, furnishings, door hardware etc. - allowance	**96,800**	gsf	7.00	677,600		
	Selective interior MEP demolition including removal of cut & capped MEP equipment & fixtures	**96,800**	gsf	4.00	387,200		
	SUBTOTAL					1,930,664	
F2020	**HAZARDOUS COMPONENTS ABATEMENT**						
	See main summary for HazMat allowance				See Summary		
	SUBTOTAL						
	TOTAL - SELECTIVE BUILDING DEMOLITION						**$1,930,664**
	TRADE SUBTOTAL						**$40,554,243**

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
	SITEWORK: OPTION 3B						
	G SITEWORK	*1,080,000*	*sf*		-		
	G10 PHASING						
	6' high site construction fence	**4,900**	lf	18.00	88,200		
	Site construction entrance and removal/restoration	**2**	loc	12,000.00	24,000		
	Temporary parking area - phase 1	**1**	ls	60,000.00	60,000		
	Contractor laydown area - phase 1	**1**	ls	10,000.00	10,000		
	Temporary utilities allowance	**1**	ls	50,000.00	50,000		
	Temporary signage	**1**	ls	10,000.00	10,000		
	Mobilizations	**2**	ea	35,000.00	70,000		
	Street sweeping allowance	**1**	ls	10,000.00	10,000		
	Traffic control measures - allowance	**1**	ls	25,000.00	25,000		
	Snow removal allowance	**1**	ls	25,000.00	25,000		
	SUBTOTAL					372,200	
	G10 SITE PREPARATION & DEMOLITION						
311000	*GENERAL CONDITIONS*						
	Layout/As-builts/Survey	**1**	ls	15,000.00	15,000		
311000	*SITE DEMOLITION AND RELOCATIONS*						
	Demolish existing pavement	**225,000**	sf	1.25	281,250		
	Demolish existing basketball courts	**1**	ls	5,000.00	5,000		
	Allowance for misc. demo	**1**	ls	100,000.00	100,000		
311000	*UTILITY DEMOLITION*						
	Demolish existing utility allowance	**1**	ls	75,000.00	75,000		
	Cut/cap allowance	**1**	ls	30,000.00	30,000		
	Protection of utilities during construction allowance	**1**	ls	25,000.00	25,000		
311000	*ROADWAY WORK - allowance*						
	Sawcut	**320**	lf	8.25	2,640		
	Remove pavement	**800**	sf	3.50	2,800		
	Temp pavement patching	**800**	sf	8.00	6,400		
	Steel plates	**1**	ls	2,500.00	2,500		
	Police details	**7**	dy	850.00	5,950		
	Permanent pavement patch	**800**	sf	10.00	8,000		
	Restore areas of utility connections	**820**	sf	10.00	8,200		
311000	*VEGETATION & TOPSOIL MANAGEMENT*						
	Tree clearing allowance				NR		
	Street sweeping allowance during hauling	**1**	ls	10,000.00	10,000		
312000	*EROSION & SEDIMENT CONTROL*						
	Silt Fence; installation and removal	**4,900**	lf	12.00	58,800		
	Silt Sacks; installation and removal	**1**	ls	4,000.00	4,000		
	Erosion Control monitoring & maintenance	**1**	ls	15,000.00	15,000		
	SUBTOTAL					655,540	
312000	*SITE EARTHWORK*						
	Strip + stockpile topsoil; 8" thick	**11,167**	cy	10.00	111,670		
	Load + remove topsoil; allowance 25%	**2,792**	cy	45.00	125,640		
	Site cut to design subgrade						
	Cut + fills - assume 1 ft and balanced site	**51,852**	cy	15.00	777,780		
	Fill - imported granular fill				Assumed Not Required		
312000	*SOIL DISPOSAL*						
	Load excess soils for disposal				Assumed Not Required		
	Less than RCS-1 site disposal 1.8x				Assumed Not Required		
312000	*ROCK REMOVAL - allowances*				assume no rock		
312000	*ESTABLISHING GRADE*						
	Sub grade establishment	**600,000**	sf	0.15	90,000		
	Fine grading throughout the site	**600,000**	sf	0.35	210,000		
312000	*HAZARDOUS MATERIALS*						
	UST removal allowance				Already removed		
	SUBTOTAL					1,315,090	

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 3B							
G20	**SITE IMPROVEMENTS**						
320000	***ROADWAYS AND PARKING LOTS***						
	Asphalt Paving; roadways/parking lots	*232,000*	*sf*				
	gravel base; 12" thick	**8,593**	cy	55.00	472,615		
	asphalt top; 1.5" thick	**2,218**	tns	225.00	499,050		
	asphalt binder; 2.5" thick	**3,691**	tns	190.00	701,290		
320000	*CURBING*						
	Vertical granite curb	**13,200**	lf	52.00	686,400		
	ADA Curb cuts - allowance	**1**	ls	15,000.00	15,000		
320000	*ROAD MARKINGS AND SIGNS*						
	Parking spot	**450**	ea	85.00	38,250		
	Parking spot ADA	**26**	ea	250.00	6,500		
	Sign allowance	**1**	ls	40,000.00	40,000		
	Pavement markings allowance	**1**	ls	3,000.00	3,000		
	Crosswalk hatching	**2**	loc	2,500.00	5,000		
	SUBTOTAL					2,467,105	
320000	***PEDESTRIAN PAVING***						
	Concrete sidewalks	*30,000*	*sf*				
	gravel base; 6" thick	**556**	cy	60.00	33,360		
	Broom finish concrete paving; 4" thick pavement	**30,000**	sf	12.00	360,000		
	Tennis Courts						
	gravel base; 6" thick				ETR		
	asphalt top; 1" thick				ETR		
	asphalt binder; 2" thick				ETR		
	Allowance for color play surfacing				ETR		
	Nets				ETR		
	Concrete Plaza	*7,500*	*sf*				
	gravel base; 6" thick	**139**	cy	60.00	8,340		
	Broom finish concrete paving; 4" thick - colored pavement	**7,500**	sf	15.00	112,500		
	Unit pavers	*7,500*	*sf*				
	crushed stone; 8" thick	**186**	cy	55.00	10,230		
	Unit Pavers	**7,500**	sf	32.00	240,000		
	Geotextiles	**7,500**	sf	0.55	4,125		
	SUBTOTAL					768,555	
320000	***SITE IMPROVEMENTS***						
320000	*SITE FURNISHINGS*						
	Bollards - utility	**15**	ea	1,200.00	18,000		
	Bollards - stainless steel	**15**	ea	2,500.00	37,500		
	Trash receptacles	**5**	ea	3,141.60	15,708		
	Flagpole - 40' Ht.	**1**	ea	9,000.00	9,000		
	Flagpole foundation	**1**	ea	3,200.00	3,200		
	Benches	**12**	ea	3,500.00	42,000		
	Benches - concrete	**4**	ea	4,000.00	16,000		
	Bike racks	**15**	ea	850.00	12,750		
	School sign	**1**	ls	25,000.00	25,000		
	Landscape curbing allowance	**1**	ls	50,000.00	50,000		
	Dumpster enclosure allowance	**1**	ls	10,000.00	10,000		
320000	*GRASS FIELD*	*320,000*	*sf*				
	Grass field with drainage	**320,000**	sf	8.00	2,560,000		
	Softball Infields	*13,000*	*sf*				
	Infield mix	**262**	tn	225.00	58,950		
	Sand gravel fill; 12" thick	**481**	cy	50.00	24,050		
320000	*ATHLETIC EQUIPMENT*						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 3B							
	Softball						
	Softball mound	**2**	loc	3,500.00	7,000		
	Softball bases	**2**	set	2,500.00	5,000		
	Softball batters boxes	**2**	loc	3,500.00	7,000		
	Softball foul poles	**4**	ea	4,800.00	19,200		
	Softball backstop	**2**	ea	55,000.00	110,000		
	Softball dugouts - players benches	**8**	ea	4,000.00	32,000		
	Softball dugouts	**4**	ea	25,000.00	100,000		
320000	*FENCING*						
	4' Ht - Chain link fence at playground	**600**	lf	65.00	39,000		
	8' Ht - Chain link fence at perimeter				NR		
	12' Ht - Chain link fence				deleted		
320000	*PLAY AREAS*						
	Playground - pour-in-place safety surfacing	15,000	*sf*				
	asphalt binder; 2" thick	**192**	tns	190.00	36,480		
	crushed stone; 5" thick	**231**	cy	55.00	12,705		
	Pour-in-place safety surface	**15,000**	sf	28.00	420,000		
	Allowance for play equipment	**1**	ls	350,000.00	350,000		
	SUBTOTAL					4,020,543	
329900	*SITE WALLS/Ramps/Stairs*						
	Allowance for retaining walls	**1**	ls	150,000.00	150,000		
	Allowance for seating walls, steps etc.	**1**	ls	250,000.00	250,000		
	SUBTOTAL					400,000	
	Landscaping						
329900	*LAWN AND SEED*						
	Screen topsoil	**11,167**	cy	15.00	167,505		
	Export tailings from screening process - assume clean rock	**3,350**	cy	8.50	28,475		
	Amend/Place	**7,817**	cy	26.00	203,242		
	Soil and mulch at planting areas; 8" thick	**1**	ls	30,000.00	30,000		
	Rain gardens; planting	**9,000**	sf	10.00	90,000		
	Lawn seed mix	**200,000**	sf	0.35	70,000		
	Irrigation at play fields	**320,000**	sf	2.00	640,000		
	Courtyards	**1**	loc	50,000.00	50,000		
329900	*PLANTS*	**Allowance**					
	Trees, Shrubs etc.	**1**	ls	300,000.00	300,000		
	SUBTOTAL					1,579,222	
G30	**CIVIL MECHANICAL UTILITIES**						
210000	*FIRE PROTECTION*						
	Allowance for new water supply for fire protection	**2,400**	lf	100.00	240,000		
	Street connections	**2**	ea	15,000.00	30,000		
	Fire hydrant	**2**	ea	6,500.00	13,000		
331000	*WATER UTILITIES*						
	Allowance for new water supply for domestic service	**300**	lf	80.00	24,000		
	SUBTOTAL					307,000	
333000	*SANITARY SEWER*						
	Allowance for new sewer service and grease trap	**1**	ls	125,000.00	125,000		
	SUBTOTAL					125,000	
334000	*STORM DRAINAGE*						
	Allowance for structures/piping/rain gardens etc.	**232,000**	sf	8.00	1,856,000		
	SUBTOTAL					1,856,000	
220001	*NATURAL GAS*						
	No work in this section						

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
SITEWORK: OPTION 3B							
	SUBTOTAL					-	
G40	**ELECTRICAL UTILITIES**						
	Power						
	Power riser	**1**	ea	2,500.00	2,500		
	Primary service duct bank	**300**	lf	80.00	24,000		
	Pad mount transformer pad (TX by Utility Co)	**1**	ea	3,000.00	3,000		
	3000A Secondary service duct bank	**100**	lf	1,500.00	150,000		
	Generator						
	Generator duct bank	**70**	lf	500.00	35,000		
	Electric Vehicle Stations						
	2-4" for future EV system	**1**	ls	15,000.00	15,000		
	Security						
	Site camera system, allow	**1**	ls	50,000.00	50,000		
	Telecommunications						
	Communication riser	**1**	ea	2,500.00	2,500		
	Telcom duct bank 4-4" (empty)	**300**	lf	180.00	54,000		
	Site lighting						
	Site lighting allowance	**232,000**	sf	2.50	580,000		
	Add Signals - flashing yellow lights				Assumed NR		
	SUBTOTAL					916,000	
	TOTAL - SITE DEVELOPMENT						**$14,782,255**

FLANSBURGH

L. GBCI LEED for School Version 4 Registration

Preliminary Design Program
Agawam High School

K. GBCI LEED FOR SCHOOL VERSION 4 REGISTRATION

The Agawam High School Project has been registered with USGBC. The project ID is 1000182578.