

TOWN OF BROOKLINE  
333 Washington Street, Brookline, Massachusetts 02445

PURCHASE ORDER CHANGE FORM

INVOICE DATE: 13-May-24

TO: Gilbane Building Company  
7 Jackson Walkway  
Providence RI 02903

Purchase Order Number

22009076

Vendor Number

1299

PAYMENT AMOUNT

\$61,127.00

BUDGET \$99,625,207.00  
BALANCE \$62,078,333.54

FUND	ORGANIZATION	ACTIVITY	OBJECT
	2594C210		6C0002

FOR: Driscoll School Renovation

Change Order #	Date	
38	5/2/2024	Various Changes to Contract Work

AMOUNT  
\$61,127.00

BUILDING COMMISSION

APPROVAL OF:

Janet Fierman, Chairman

George Cole

Karen Breslawski

Nathan E. Peck

Brooke Duskin

BOARD OF SELECTMEN

APPROVAL OF:

Charles Carey, Town Administrator

Bernard Greene, Chairman

Michael Sandman

John VanScoyoc

Miriam Aschkenasy

Paul Warren

SCHOOL COMMITTEE

APPROVAL OF:

Deputy Superintendent For Administration and Finance

5/7/24

Driscoll School Project  
Change Order #38 Summary

<u>Change Proposal Number</u>	<u>Change Value</u>
ATP-369R1, RFI-742 Phase 2 Temp Play Area	\$37,424.00
ATP-272R3, ASI-080 & RFI-648 BDA Cabinet Location	\$12,381.00
ATP-394R2, ASI-81 BMS Monitoring of Automatic Transfer Switch (boilers)	\$4,974.00
ATP-404, RFI-809 Removing Millwork Benches	\$3,374.00
ATP-434, RFI 837 Spring Startup for Temp Cooler	\$2,974.00
<b>Total Change Order Value</b>	<b>\$61,127.00</b>

ATP-369, RFI-742 Phase 2 Temp Play Area \$37,424.00

Installation of temporary play area outside of the cafeteria including temporary paving, stairs and ramp modifications for accessible travel path to Westbourne Terrace during Phase II construction.

ATP-272, ASI-080 & RFI-648 BDA Cabinet Location \$12,381.00

Upgraded fire rating to partitions and door assemblies in IDF rooms.

ATP-394, ASI-087 BMS Monitoring of Automatic Transfer Switch \$4,974.00

Owner scope change for additional control wiring and programming to monitor and control the electric boilers when the automatic transfer switch is engaged.

ATP-404, RFI-809 Removing Millwork Benches \$3,374.00

Owner scope change for millwork benches to be removed from the corridors, and VCT patched.

ATP-434 Spring Startup for Temp Cooler \$2,974.00

Owner scope change for coordinating the seasonal changeover for the temporary cooler, including additional inspection and glycol recharge.

**Owner Change Order (OCO)**

Project Name: Brookline - Driscoll  
School  
Gilbane Project No.: J08864.000

OCO: OCO-0038

PCI: OS-00189, OS-00264, OS-  
00373, OS-00402, OS-00417  
Alternate Tracking #:

Attention:  
Owner: Town of Brookline  
Address: 333 Washington Street  
  
Brookline, MA 02445 US  
Architect: Jonathan Levi Architects LLC, Mark Warner

Date Issued: 05/03/2024

The Contract changes as follows:

Scope Of Changes: OCO 38 Misc. Changes

Description: May Change Order for ATPs 272, 369, 394, 404, and 434

**Attachments:**

Number	Title	PCI	Change Date	Revision
00000001	OCO 38 Backup.pdf		05/02/2024	

Job	PCI Code	Phase Code	Description	Subcontractor	Basis	Amount	ATP
J08864.000		01.02A.030000.F	Cast-In-Place Concrete	Marguerite Concrete Contractors, Inc	Final	\$9,781.00	ATP-0369
J08864.000		01.02A.030000.F	Cast-In-Place Concrete	Marguerite Concrete Contractors, Inc	Final	\$11,034.00	ATP-0369
J08864.000		01.09A.051001.S	Drywall / General Trades	Central Ceilings Inc	Final	\$2,564.00	ATP-0369
J08864.000		01.31A.311000.X	Sitework	J. Derenzo Company	Final	\$7,914.00	ATP-0369
J08864.000		01.31A.311000.X	Sitework	J. Derenzo Company	Final	\$2,754.00	ATP-0369

J08864.000		99.970.950050.Z	Gen & Excess Liability Insurance		Final	\$979.00	ATP-0369
J08864.000		99.970.997000.Z	Performance & Payment Bond		Final	\$207.00	ATP-0369
J08864.000		99.975.996000.Z	Subcontractor Default Insurance		Final	\$409.00	ATP-0369
J08864.000		99.999.999000.Z	Fee		Final	\$1,782.00	ATP-0369
TOTAL FOR PCI No. OS-00189						\$37,424.00	
J08864.000		01.08C.081000.E	Doors, Frames and Hardware	Kamco Supply Corp. of Boston	Final	\$1,778.00	ATP-0272
J08864.000		01.09A.051001.S	Drywall / General Trades	Central Ceilings Inc	Final	\$6,964.00	ATP-0272
J08864.000		01.23A.230000.TC	HVAC	Patrick J Kennedy & Sons Inc	Final	\$ .00	ATP-0272
J08864.000		01.26A.110000.X	Electrical	Wayne J. Griffin Electric, Inc.	Final	\$2,552.00	ATP-0272
J08864.000		99.970.950050.Z	Gen & Excess Liability Insurance		Final	\$324.00	ATP-0272
J08864.000		99.970.997000.Z	Performance & Payment Bond		Final	\$68.00	ATP-0272
J08864.000		99.975.996000.Z	Subcontractor Default Insurance		Final	\$105.00	ATP-0272
J08864.000		99.999.999000.Z	Fee		Final	\$590.00	ATP-0272
TOTAL FOR PCI No. OS-00264						\$12,381.00	
J08864.000		01.06A.053000.X	Millwork	Polybois Inc	Final	\$1,289.00	ATP-0404
J08864.000		01.09B.096000.X	Resilient Flooring	CJM Services, Inc.	Final	\$1,802.00	ATP-0404
J08864.000		99.970.950050.Z	Gen & Excess Liability Insurance		Final	\$88.00	ATP-0404
J08864.000		99.970.997000.Z	Performance & Payment Bond		Final	\$19.00	ATP-0404
J08864.000		99.975.996000.Z	Subcontractor Default Insurance		Final	\$15.00	ATP-0404
J08864.000		99.999.999000.Z	Fee		Final	\$161.00	ATP-0404
TOTAL FOR PCI No. OS-00373						\$3,374.00	
J08864.000		01.23A.230000.TC	HVAC	Patrick J Kennedy & Sons Inc	Final	\$4,580.00	ATP-0394
J08864.000		99.970.950050.Z	Gen & Excess Liability Insurance		Final	\$130.00	ATP-0394
J08864.000		99.970.997000.Z	Performance & Payment Bond		Final	\$27.00	ATP-0394
J08864.000		99.975.996000.Z	Subcontractor Default Insurance		Final	\$ .00	ATP-0394
J08864.000		99.999.999000.Z	Fee		Final	\$237.00	ATP-0394
TOTAL FOR PCI No. OS-00402						\$4,974.00	
J08864.000		01.23A.230000.TC	HVAC	Patrick J Kennedy & Sons Inc	Final	\$2,738.00	ATP-0434

J08864.000		99.970.950050.Z	Gen & Excess Liability Insurance		Final	\$78.00	ATP-0434
J08864.000		99.970.997000.Z	Performance & Payment Bond		Final	\$16.00	ATP-0434
J08864.000		99.975.996000.Z	Subcontractor Default Insurance		Final	\$.00	ATP-0434
J08864.000		99.999.999000.Z	Fee		Final	\$142.00	ATP-0434
TOTAL FOR PCI No. OS-00417						\$2,974.00	

**Submitted Amt: \$61,127.00**

Signature of the Owner indicates agreement herewith, including any adjustment in the Contract Sum or the Contract Time

The Original Contract price was	\$94,298,030.00
Net change by previously authorized Change Orders	\$7,224,792.20
Contract Price prior to this Change Order	\$101,522,822.20
Contract Price will be changed by this Change Order in the Amount	\$61,127.00
The new Contract Price including this Change Order will be	\$101,583,949.20
The Contract Time will be changed by	0
The date of Substantial Completion for construction as of the date of this Change Order therefore is	08/14/2024

Gilbane Building Company

Gilbane Building Company	
Signed: 5/3/2024 9:01:33 AM Eastern Standard Time - By: Nathan Burnham (Sr Project Executive )	
Gilbane Building Company: 10.41.200.180	

Jonathan Levi Architects LLC

By:	Carol Harris
Title:	Project Manager
Company:	Jonathan Levi Architects
Date:	5/3/24
Printed Name:	Carol Harris

LeftField, LLC

By:	Lynn Stapleton
Title:	OPM
Company:	LeftField Project Management
Date:	5/7/24
Printed Name:	Lynn Stapleton

Town of Brookline

By:	
Title:	
Company:	
Date:	
Printed Name:	



**Gilbane Building Company**  
**Authorization To Proceed**


**CONTRACT FOR:** Brookline - Driscoll School  
**OWNER:** Town of Brookline  
**ADDRESS:** 333 Washington Street  
 Brookline, MA 02445

**ARCHITECT:** Jonathan Levi Architects LLC, Mark Warner

**PROJECT NUMBER:** J08864.000  
**ATP NO:** ATP-0272  
**ATP VERSION:** 0  
**DATE OF ISSUANCE:** 05/23/2023  
**SUBMITTED BY:** Gilbane Building Company  
**ALTERNATE TRACKING #:**

The Contract Documents are hereby amended to include the additional Work described below, which is outside of the current scope of the Work and constitutes a change.

**Upon Owner approval,** Gilbane Building Company **will proceed with the Work promptly.**

Costs as incurred are in addition to the current contract Sum and will be invoiced and paid on a monthly basis and identified as separate items within the requisition. Once final cost of the Work involved and change in Sum and Time (if any) are fully determined, it will be submitted for inclusion in a final Change Order adjusting the Contract Sum and/or Time.

**TITLE:** ASI 80 & RFI 648- BDA Cabinet Location

**DESCRIPTION:** This ATP represents the cost associated with modifying room 4226 from an electrical room to an IDF room. This includes updating the door and frame to 90 minute rated and revising the partitions to be 2 hour rated. The work related to the ductless split unit in room 4226 has been removed from the pricing, as it will now be completed directly by the Town of Brookline. No cost related to electrical, HVAC, BMS, or MFG assistance with the split unit has been included in this pricing.

**Attachments:**

Number	Description:	PCI Number	Change Date	Revision
00000001	ATP-272R3 Backup.pdf		02/01/2024	

The Following information is provided by Gilbane Building Company  
**Method of determining change in Contract:**

☐ Guaranteed Maximum Price
 ☐ Cost Plus Fee
 ☐ Unit Price
 ☐ Lump Sum
 ☐ Other

**Change In Contract Sum**  
 Dollar Amount: \$12,381.00

☐ Fixed
 ☐ Maximum
 ☐ Estimated
 ☐ Time and Material

**Change In Contract Time**  
 Time (Days): TBD

☐ Fixed
 ☐ Maximum
 ☐ Estimated

Job	PCI No.	Description	Phase Code	SubContractor	Amount
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Job	PCI No.	Description	Phase Code	SubContractor	Amount
J08864.000	OS-00264	Doors, Frames and Hardware	01.08C.081000.E	Kamco Supply Corp. of Boston	\$1,778.00
J08864.000	OS-00264	Drywall / General Trades	01.09A.051001.S	Central Ceilings Inc	\$6,964.00
J08864.000	OS-00264	HVAC	01.23A.230000.TC	Patrick J Kennedy & Sons Inc	\$0.00
J08864.000	OS-00264	Electrical	01.26A.110000.X	Wayne J. Griffin Electric, Inc.	\$2,552.00
J08864.000	OS-00264	Gen & Excess Liability Insurance	99.970.950050.Z		\$324.00
J08864.000	OS-00264	Performance & Payment Bond	99.970.997000.Z		\$68.00
J08864.000	OS-00264	Subcontractor Default Insurance	99.975.996000.Z		\$105.00
J08864.000	OS-00264	Fee	99.999.999000.Z		\$590.00
TOTAL FOR PCI No. OS-00264					\$12,381.00

**Submitted Amt:** \$12,381.00

Gilbane Building Company

<b>Gilbane Building Company</b>
<b>Signed: 2/7/2024 3:49:33 PM Eastern Standard Time - By: Justin MacEachern (Business Leader III)</b>
<b>Gilbane Building Company: 10.41.104.63</b>

Jonathan Levi Architects LLC

DocuSigned by:	<i>Carol Harris</i>
By:	AF1EA2FE15C445D
Title:	Project Manager
Company:	Jonathan Levi Architects
Date:	4/2/2024
Printed Name:	Carol Harris

LEFTFIELD, LLC

DocuSigned by:	<i>Lynn Stapleton</i>
By:	368E4375FA58451
Title:	OPM
Company:	LeftField
Date:	4/1/2024
Printed Name:	Lynn Stapleton

Town of Brookline

DocuSigned by:	<i>Lap Yan</i>
By:	P233000341DD480
Title:	Director of Capital Construction
Company:	Town of Brookline BLDG Dept
Date:	4/18/2024
Printed Name:	Lap Yan



Date: 1/31/2024  
Revised:

Project Name: Michael Driscoll School  
Project No: J08864

### Change Summary

Change Number: OS-00264  
Description: ASI 80 RFI 648- BDA Cabinet Location

Bid Package / Scope of Work	Subcontractor	Cost
02A Abatement / Demolition	American Environmental	\$0.00
03A Concrete	Marguerite Concrete, Inc.	\$0.00
05A Structural Steel	SuperMetal Structures Inc.	\$0.00
06A Millwork	Polybois	\$0.00
07C Metal Panels	Salem Glass Company	\$0.00
07D Spray Fireproofing	Ricmor Construction, Inc.	\$0.00
08A Storefront	Salem Glass Company	\$0.00
08C Doors, Frames, and Hardware	Kamco Supply Corp. of Boston	\$1,778.00
09A Drywall & General Trades	Central Ceilings, Inc.	\$6,964.00
09F Wood Athletic Flooring	JJ Curran	\$0.00
09G Resinous Floors	Stonhard	\$0.00
09H Carpeting	Capital Carpet & Flooring Specialists	\$0.00
10A Specialties	Managanaro	\$0.00
10B Signage	Metro Signs	\$0.00
10C Overhead Doors	Baron	\$0.00
11A Theater Lighting	Barbazon	\$0.00
11B Gym Equipment and Bleachers	The Pappas Co.	\$0.00
11C Food Service Equipment	Kitteridge Equipment Company, Inc.	\$0.00
12B Window Treatments	Walker Specialties	\$0.00
31A Site Enabling	J. Derenzo Co.	\$0.00
32A Landscaping	Brightview	\$0.00
Subguard Insurance (CDI)	1.20%	\$105.00
<b>Subcontractor Total</b>		<b>\$8,847.00</b>

Bid Package / Scope of Work	Trade Contractor	Cost
04A Masonry	Fernandes Masonry, Inc.	\$0.00
05B Miscellaneous & Ornamental Iron	United Steel, Inc.	\$0.00
07A Waterproofing and Caulking	Armani Restoration, Inc.	\$0.00
07B Roofing and Flashing	J.D. Rivet & Co. Inc.	\$0.00
08B Glass and Glazing	Kapiloff's Glass, Inc.	\$0.00
09B Resilient Flooring	CJM Services, Inc.	\$0.00
09C Tile	Pavillion Floors, Inc.	\$0.00
09D Painting	Color Concepts Inc.	\$0.00
09E Acoustical Ceiling Tile	The Cheviot Corporation	\$0.00
14A Elevator	Delta Elevator Service Corp.	\$0.00
21A Fire Protection	Johnson Controls Fire Protection LP	\$0.00
22A Plumbing Enabling.	Patrick J. Kennedy & Sons, Inc.	\$0.00
23A HVAC	Patrick J. Kennedy & Sons, Inc.	\$0.00
26A Electrical	Wayne J Griffin Electric, Inc.	\$2,552.00
Bond (included in above cost)		
<b>Trade Contractor Total</b>		<b>\$2,552.00</b>

Subcontractor/Trade Contractor Total	-	\$11,399.00
General Conditions		\$0.00
CM Bond	0.600%	\$68.00
Total CCIP	2.750%	\$324.00
Fee	5.00%	\$590.00
<b>TOTAL</b>		<b>\$12,381.00</b>


 Phone (508) 238-6985  
 Fax (508) 238-2191

**CENTRAL**  
 SPECIALTY CONTRACTING YOU CAN BUILD ON

**PROPOSAL #:** 388600 - 121

**Date:** March 31, 2023

**To:** Gilbane Building Company  
 10 Channel Center St., Suite 100  
 Boston, MA 02210

**Phone:** 617-960-2956

**Project:** Driscoll School  
 64 Westbourne Terrace  
 Brookline, MA 02446

**Central Job #** 388600 -

**GC Job #** 108864.000

**GC Reference:**
**Change Request Reference**
**Reference:** PCI # OS-264  
 Bulletin # ASI-80

**Date:**
**Work Description:** Upgrade Room 4324 to 2-hour rated assembly.

**Attn:**

Central Ceilings, Inc. will perform the following work in accordance with PCI # OS-264 Bulletin #ASI-80 Upgrade Room 4324 to 2-hour rated assembly. for the above referenced project.

**Scope of Work:**

Supervision &amp; Coordination

Furnish &amp; install Added Layer of Drywall at IDF Room 4324.

Furnish &amp; install added Fire-Caulking at Top of wall

Remove Door Frame 4324. Re-Install new door frame at opening 4324.

**Material:**

704 SF 5/8" Drywall Type X	422.40
28 LF 3-5/8" 20Ga. ProStud	39.20
10 LF 3-5/8" 20Ga. Track	14.00
3 EA Taping Compound & Tape	82.50
40 LF Firecaulk & Saling	80.00
1 EA Misc. Fastners	32.00
<b>Subtotal:</b>	<b>\$670.10</b>
<b>OH&amp;P 10%</b>	<b>\$67.01</b>

**Equipment Rental:**

12-16ft Narrow Scissor for 1 Week	\$262.50
Environmental Fee	\$1.32
<b>Subtotal:</b>	<b>\$263.82</b>
<b>OH&amp;P 10%</b>	<b>\$26.38</b>

**Labor:**

<b>Carpenter Foreman</b>					
Straight Time	4.00	hours @	\$118.28	=	\$473.12
<b>Carpenter Journeyman</b>				=	
Straight Time	38.00	hours @	\$116.79	=	\$4,438.02
<b>Taper Foreman</b>				=	
Straight Time	8.00	hours @	\$116.37	=	\$930.96
<b>Labor Journeyman</b>				=	
Straight Time	1.00	hours @	\$94.99	=	\$94.99
<b>Subtotal:</b>					<b>\$5,937.09</b>

**GRAND TOTAL:** \$6,964.00

Thank you for the opportunity to price this additional work. Price is valid for thirty days. Signed Central Ceilings, Inc. Change Order Requests and/or Proposals are legal tender to bill against on the next requisition period. The construction schedule shall be subject to material availability. Please call if you need additional pricing or to review the scope of work in further detail.

Sincerely,

Acceptance:

John Cunha

Central Ceilings, Inc.

Gilbane Building Company



Kamco Supply Corp of Boston  
181 New Boston Street  
Woburn, MA 01801  
Phone: (781) 938-0909  
Fax:

**PROPOSAL**

Page: 1  
Proposal No.: JOB003477  
Proposal Change No.: 004  
Customer P.O. No.: JO8864.000.0029  
Proposal Date: 3/30/2023  
Customer ID: GILBOS  
Salesperson: Christos Ganas  
Salesperson Phone: 781-726-8864  
Salesperson Email: cganas@kamcoboston.com  
Project Manager: CSG

Submitted To: Gilbane Building Co.  
TRISTAN  
10 Channel Center Street  
Suite 100  
Boston, MA 02110

Ship to: MICHAEL DRISCOLL SCHOOL  
TRISTAN  
64 WESTBOURNE TERRACE  
BROOKLINE, MA 02446

ASI-080 / RFI-648

Job Name: MICHAEL DRISCOLL SCHOOL DR4324 CHANGED TO 90 MINUTE RATING

Item No.	Description	Unit	Quantity	Unit Price	Total Price
NSHMF3SF	HMF-30710 6 1/2(6 1/8" WALL) B LABEL	EA	1	790.00	790.00
NSWDDPREF	WDD-PREFINISHED MAPLE 30710 90MINUTE FLUSH	EA	1	988.00	988.00

Accepted By: \_\_\_\_\_

Date: \_\_\_\_\_ Purchase Order No. \_\_\_\_\_

Subtotal: 1,778.00  
Sales Tax: 0.00  
Total: 1,778.00



WAYNE J.  
**GRIFFIN ELECTRIC**  
INC.

January 31, 2024

VIA EMAIL ONLY: [d.murphy@gilbaneco.com](mailto:d.murphy@gilbaneco.com)

Mr. Doug Murphy, Senior Project Manager  
Gilbane Building Company  
10 Channel Center Street  
Boston, MA 02210

RE: Job #2732 - Michael Driscoll School, Brookline, MA  
Proposal #172

Dear Mr. Murphy:

Wayne J. Griffin Electric, Inc. ("WJGEI") proposes to modify our contract to perform the following lump sum revisions to our work per our enclosed detailed backup:

**DESCRIPTION OF WORK:**

WJGEI is providing the following proposal for the scope outlined in the project change referred to below.

OS-00264 - ASI #80(R) BDA Cabinet Locations

WJGEI provided a 12-2 wire with a 15amp feed to the rough location of the DCCUc-12 unit that is being added to IDF Room #4226. This was installed because once the building is finished there is no access without major repair work.

The roof top unit shall be fed from the indoor DCUc unit.

WJGEI has removed all other materials associated with this scope that are related to the roof work or the installation, testing and commissioning on.

Excludes: This cost proposal does not include any roof weatherproof sealant, roof dunnage for the DCUc units, cutting, patching, painting, ceiling tile replacement, floor protection, controls, equipment other than what is specified above, acceleration, or permit.

**Corporate Headquarters:**

116 Hopping Brook Road  
Holliston, MA 01746  
Phone: (508) 429-8830  
Fax: (508) 429-7825

**Regional Offices:**

296 Cahaba Valley Parkway  
Pelham, AL 35124  
Phone: (205) 733-8848  
Fax: (205) 733-8107

2395 Pleasantdale Road  
Suite 14  
Doraville, GA 30340  
Phone: (678) 417-9377  
Fax: (678) 417-9373

2310 Presidential Drive  
Suite 101  
Durham, NC 27703  
Phone: (919) 627-9724  
Fax: (919) 627-9727

9801-C Southern Pine Boulevard  
Charlotte, NC 28273  
Phone: (704) 522-3851  
Fax: (704) 522-3856

Mr. Doug Murphy

January 31, 2024

Page 2

Material	\$	384.54
Labor		2,114.75
Overhead & Profit		38.45
Subtotal	\$	2,537.74
Bond		14.47
Total	\$	2,552.21

This is a lump sum forward looking estimate of the above-noted change to our scope of work. This estimate represents a price we are willing to accept to assume the cost risk of this change to our ongoing work given the information provided to us. The labor and material prices contained in this proposal are based upon vendor/subcontractor quotes (if noted) and/or electrical industry pricing guides such as NECA, Trade Service, or R.S. Means, which guides are widely used and accepted in the construction industry to facilitate timely and consistent change order pricing. This estimate is offered for your review, approval and acceptance.

The value included in this proposal does not include any amounts for extended contract duration, overtime, changes in the sequence of work, acceleration, disruptions, interference and/or impacts, and the right is expressly reserved to recover any and all of these related items prior to any final settlement of this contract. The working relationship between your company and ours shall be in accordance with our mutually agreed to contract form.

Wayne J. Griffin Electric, Inc. reserves the right to void this proposal after thirty (30) days from the date above.

If you have any questions regarding the above, please do not hesitate to contact me at (508) 306-5408 or [apaul@wjgei.com](mailto:apaul@wjgei.com).

Very truly yours,

WAYNE J. GRIFFIN ELECTRIC, INC.



Andrew J. Paul  
Project Manager

AJP/law

ACKNOWLEDGMENT: The contract modifications stated for the above proposal are acceptable for the work to be performed. The value of the work completed to the date of the next requisition may be billed on that requisition.

Date: \_\_\_\_\_ Authorized Signature: \_\_\_\_\_

cc: Robert Hannula, Project Engineer II, Gilbane Building Company, [rhannula@gilbaneco.com](mailto:rhannula@gilbaneco.com)  
Tom Donahue, Project Executive, Wayne J. Griffin Electric, Inc.  
Jordan Duarte, Project Foreman, Wayne J. Griffin Electric, Inc.





116 Hopping Brook Road, Holliston, MA 01746  
(508) 429-8830 FAX (508) 429-9251

CCN#: P-0172, OS-00264 - ASI #80R RFI #648 - BDA  
Date: 1/25/2024  
Project Name: Michael Driscoll School  
Project Number: 02732-00-21  
Page Number: 1

## Work Description

WJGEI is providing the following proposal for the scope outlined in the project changed referred below.

OS-00264 - ASI #80(R) BDA Cabinet Locations

WJGEI provided a 12-2 wire with a 15amp feed to the rough location of the DCCUC-12 unit that is being added to IDF Room 4226. This was installed because once the building is finished there will be no access without major repair work.

Roof top unit will be fed from the indoor DCUC unit.

WJGEI has removed all other materials associated with this scope related to roof work or installation, testing and commissioning on

### Excludes:

This Cost Proposal does not include any roof weatherproof sealant, roof dunnage for DCUC units, cutting, patching, painting, ceiling tile replacement, floor protection, controls, equipment other than what is specified above, acceleration, permit.

### Itemized Breakdown

Description	Qty	Net Price	UM	Materials (\$)	Labor	Total Hours
Cleanup/As/Builts/Safety	0.00	0.0000	HRS	0.000	0.000	0.620
Field Coordination & Layout	0.00	0.0000	HRS	0.000	0.000	2.730
3/8" ONE HOLE STEEL CLIP	8.00	0.3800		3.040	0.030	0.240
12/2 MC CABLE - 1000FT REEL	180.00	1.1777	FT	211.990	0.038	6.750
GROUNDING PIGTAILS #12	5.00	0.6920	EA	3.460	0.060	0.300
12 WIRE TERMINATION LBR	3.00	0.0000	EA	0.000	0.200	0.600
4" SQ. BOX 2-1/8" DEEP 1/2" & 3/4" KO	5.00	2.2440	EA	11.220	0.350	1.750
4" SQ. COVER FLAT BLANK	4.00	0.7525	EA	3.010	0.090	0.360
15/2 BOLT-ON BREAKER	1.00	119.5700	EA	119.570	0.600	0.600
1/2" BX /MC 2-SCREW STR-CONNECTOR	6.00	1.6483	EA	9.890	0.220	1.320
UP TO 1" RED FIRE STOP CAULK 10.3 OZ	1.00	22.3600	EA	22.360	0.500	0.500
<b>Totals</b>				<b>384.54</b>		<b>15.77</b>
<b>Tax</b>				<b>0.00</b>		
<b>Materials with Tax</b>				<b>384.54</b>		

## Summary

<b>Itemized Breakdown Total</b>		<b>384.54</b>
Electrical Journeyman	(15.7700 hrs @ \$134.10 / hr )	2,114.76
		<b>2,114.76</b>
Overhead & Profit - Material Or (\$384.54 @ 10.00%)		38.45
		<b>38.45</b>
Bond	(\$2,537.74 @ 0.57%)	14.47
		<b>14.47</b>
		<b>52.92</b>
<b>Total</b>		<b>\$2,552.21</b>



Patrick J. Kennedy & Sons, Inc.

MECHANICAL CONTRACTORS

39 Gibson Street  
Boston, MA 02122-1222  
Ph : (617)265-5535

**PROPOSED CHANGE ORDER**

**Number:** PCO-0030R2

**Date:** 6/28/23

**Phone:**

**Job:** 2021-05 Driscoll School - HVAC

**To:** Douglas Murphy  
Gilbane Building Co  
10 Channel Center St  
Suite 100  
Driscoll School - HVAC  
Boston, MA 02210

**Description:** ASI-080R Electric Room Modifications 4222A (OS-264)

Source: ASI # 80R

**Scope of work:**

- Layout for installation new units, piping, hangers/supports.
- Installation of new refrigeration & condensate piping w/ required insulation
- Coordination with roofer and carpenter for new roof box/stand installation
- Installation of New DCU with associated accessories (as shown on attached cutsheet)
- Startup, Tagging, Checkout, Cx associated with new DCU.

Coring/Layout/Sleeving/Firestopping/Acoustical - 16hrs  
Piping/Hangers/Roof Blocks/Stand/Baffles - 46Hrs (10.04.2023 reduced labor down -4hrs to 42hrs)  
Startup/Commissioning/Checkout/Warranty - 3Hrs  
Updating Daikin Database/Project Documents - 1Hr

**Notes:**

- Work priced on a premium basis (Saturdays)
- Work area to be reviewed and made accessible by others (ceilings/roof/ect.)
- Due to Cable Rack unit location to be revised to adjacent wall, (model appears to show limited space).
- Location of DCU on roof to be revised to location not in conflict.

**Exclusions:**

- Any required rebar scanning if required at core wall (Current markings in place GBCo to confirm acceptability).
- Any cutting/opening/patching required for the work (Ceiling/Walls/Roof as required for work).
- Any work not identified under the HVAC scope (including any required supplemental supports for openings)
- Any blocking required on the roof for new equipment & supports
- Any special protections required for coring roof.
- Any relocation of electrical/Data equipment for protection while coring roof/wall.
- Any special provisions for the fire alarm system to allow installation to be handled by others now that building is "occupied" (ie disabling fire alarm system, covering detectors) 10/04/2023
- Any cleanup/disposal to a location other than central location in the work area shall be by others 10/04/2023

Rev1 - 06.28.2023 Reduced Fire Detail to single day, Reduced Pipefitting OT portion to 45hrs with 21hrs now during regular time (Reduced Startup/Cx/Checkout/Warranty to 3hrs; PJK has been working premium time every week on premium basis for contract work). Updated JCI quote.

Rev2 - 10.04.2023 Updated for current labor rates, Reduced Pipefittings hours by 4hrs (noted above), Revised all pipefitting labor to be during normal working hours (any work required to be premium time per GBCo or the Owner will be tracked on a separate slip and premium portion will be billed since future access is not specifically defined), Removed Scissor Lift all work will need to be via ladders now, Revised JCI proposal attached with all work during normal working hours, if off hours (outside 7-3 Monday-Friday) add would be \$3,000 for JCI portion.



**Patrick J. Kennedy & Sons, Inc.**  
**MECHANICAL CONTRACTORS**

39 Gibson Street  
 Boston, MA 02122-1222  
 Ph : (617)265-5535

**PROPOSED CHANGE ORDER**

**Number:** PCO-0030R2

**Date:** 6/28/23

**Phone:**

**Job:** 2021-05 Driscoll School - HVAC

**To:** Douglas Murphy  
 Gilbane Building Co  
 10 Channel Center St  
 Suite 100  
 Driscoll School - HVAC  
 Boston, MA 02210

Rev3 - 01.12.2024 - All costs voided; Owner to complete directly. No HVAC/BMS/MFG assistance to be provided.

Description	Quantity	Unit	Unit Price	Price
Materials (Attached List)	1.00	ls	\$8,068.36	\$8,068.36
Pipefitting Labor (All Standard Time-no PT)	62.00	hr	\$144.63	\$8,967.06
Sub-Contractors (Viking)	1.00	ls	\$1,711.62	\$1,711.62
Sub-Contractors (JCI)	1.00	ls	\$10,033.00	\$10,033.00
Sub-Contractors (Brookline FD Detail)	1.00	ls	\$501.40	\$501.40
Equipment & Rental (Electric Scissor)		wk	\$250.00	
			Subtotal:	\$29,281.44
			Material Markup	\$8,318.36 10.00% \$831.84
			Bond Cost	\$30,113.28 1.44% \$433.63
			Void - No Work Required	\$29,281.44 -104.32% \$-30,546.91
			<b>Total:</b>	<b>\$0.00</b>

Please note that Patrick J. Kennedy & Sons, Inc. will require an extra 3 Days.

If you have any questions, please contact me at 617-446-8000.

Submitted by: Raymond Hanley  
 Patrick J. Kennedy & Sons, Inc

Approved by: \_\_\_\_\_  
 Date: \_\_\_\_\_

# ARCHITECTURAL SUPPLEMENTAL INFORMATION

To: Douglas Murphy

Project Name: Driscoll School

Project No.: 1823

Date of Issuance: March 16, 2023

ASI No.: 080

Re: BDA Cabinet Location

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The work shall be carried out in accordance with the supplemental instructions described herein issued in accordance with the Contract Documents without change in the Contract Sum or Contract Time. Prior to proceeding in accordance with these instructions, indicate your acceptance of these instructions for minor change to the Work as consistent with the Contract Documents and return a copy to the Designer. The additions, deletions, or modifications described herewith are for information only. Changes to the contract will be accomplished by Change Order or Construction Change Directive.

## DESCRIPTION

In reference to RFI 648 (BDA Cabinet Location):

### A SK 117:

1. Electrical Room 4226 redesignated as IDF 4226.
2. Door 4324 revised to 90-minute door and frame (refer to A SK 117).
3. GWB partitions revised to 2-hour fire-rated partitions to provide continuous 2 hour fire rated enclosure for IDF Room 4324.

### SKE-0.25

1. Provide power for ductless split unit in IDF 4226 as indicated.

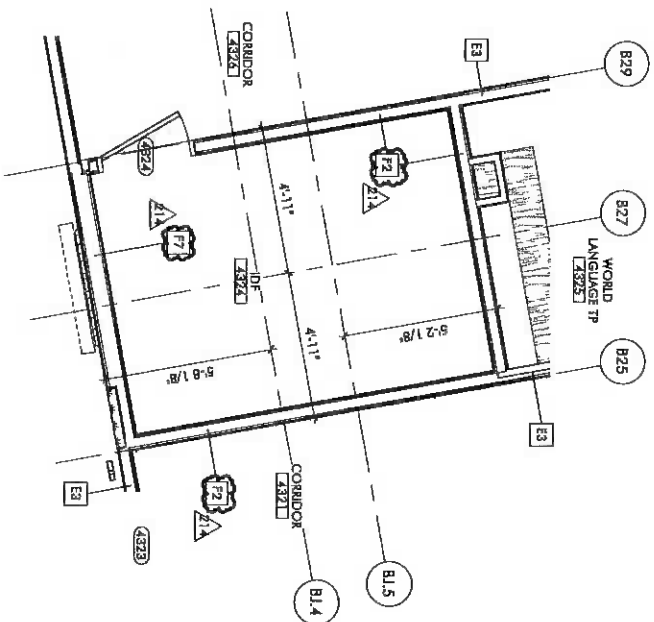
### M SK 028

1. Install a ductless split AC unit in IDF 4226 as indicated on the attached sketches.

## ATTACHMENTS

- A SK 117 – IDF ROOM REVISIONS
- SKE-0.25 – REVISED IDF ROOM 4226 FOR ADDED DCUc-12
- M SK 028 - ADDITION OF DCU-12 TO IDF 4226

1 ENLARGED PLAN - IDF RM 4226  
1/4" = 1'-0"



2 PLAN - FLOOR 4 - IDF ROOM 4324  
1/4" = 1'-0"

Door No.	From Room: 105	From Room: 4324	Fire Label: 5-0*	Width: 24"	Height: 7'-10"	Door	Thickness: 0" - 1 3/4"	Panel Type: WD	Panel Material: STN	Panel Finish: T	Framo Material: HMM	Framo Finish: TTD	Head Detail: H1	Jamb Detail: J1	Sill Detail: 4	Glazing: 2B	HDWR SET	Electrical Features	Sign Type: AI	Comments
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Door No.	From Room: 105	From Room: 4324	Fire Label: 5-0*	Width: 24"	Height: 7'-10"	Door	Thickness: 0" - 1 3/4"	Panel Type: WD	Panel Material: STN	Panel Finish: T	Framo Material: HMM	Framo Finish: TTD	Head Detail: H1	Jamb Detail: J1	Sill Detail: 4	Glazing: 2B	HDWR SET	Electrical Features	Sign Type: AI	Comments
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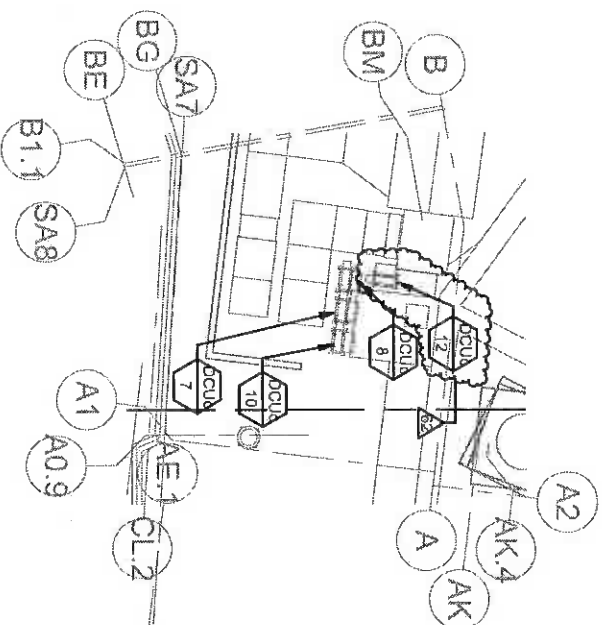


**JK**  
 JOURNAL OF KITCHEN ARCHITECTURE  
 266 DOBSON STREET  
 BOSTON, MA 02118  
 TEL: 617 452 1855  
 FAX: 617 452 1855

Project:  
TOWN OF BROOKLINE  
DRISCOLL SCHOOL  
Sketch Title  
IDF ROOM REVISIONS

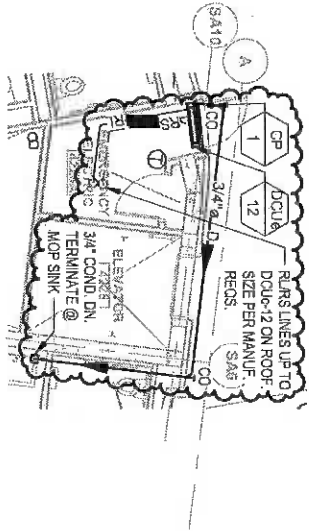
No.: <span style="border: 1px solid black; padding: 2px;">214</span>		Date: <span style="border: 1px solid black; padding: 2px;">09/09/23</span>		Description: <span style="border: 1px solid black; padding: 2px;">AS-080</span>	
Reference Sheet:		Sketch Number: <span style="border: 1px solid black; padding: 2px;">ASK 117</span>			
Project No.: <span style="border: 1px solid black; padding: 2px;">1823</span>					
Scale: <span style="border: 1px solid black; padding: 2px;"><math>1/4" = 1'-0"</math></span>					

EQUIPMENT AND CONNECTIONS									
UNIT NO.	DESCRIPTION	LOCATION	LOAD CHARACTERISTICS	VOLT	PH	PANEL CIRCUIT	BREAKER	FEEDER	REMARKS
DCU6-12	BUSINESS COOKING UNIT	ON ROOF ABOVE HP-228	100 KW/1750 MOP	208	1	EP-9A-35-38	15A-2P	3#12S #1/2S-3W-C	CONNECT "WP" RECEPTACLE (1) MP-4-9
DCU6-12	BUSINESS COOLING UNIT	IDF	1.0 AMP	208	1	-	-	-	REMOVE 3#12S #1/2S - 3# TO BUS-6-12 CONNECT (2-1) TO MP-4-9

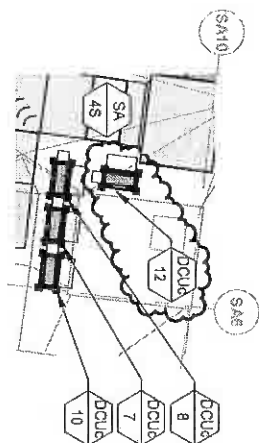


2  
SKE  
0.25  
ROOF POWER - ASI-080  
SCALE: 1/16" = 1'-0"

<b>JLV</b>	PROJECT NO.	DATE	SHEET NO.
2046 SOUTHVIEW AVENUE DUBLINOE, MO 63114	2046 SOUTHVIEW AVENUE DUBLINOE, MO 63114	09/09/2023	1823
<b>Project:</b> DRISCOLL SCHOOL			
<b>Owner:</b> REVISED IDF ROOM 4226 FOR ADDED DCUQ-12			
<b>Sketch Title:</b> SKETCH NUMBER SKE 0.25			
<b>Reference Sheet:</b> E300/E252		<b>Scale:</b> As indicated	
62		1823	



1 ASI #080 - FOURTH FLOOR PIPING PLAN  
1/8" = 1'-0"



2 ASI #080 - HVAC - ROOF PLAN  
3/32" = 1'-0"

### DUCTLESS COOLING UNIT SYSTEMS

UNIT NO.	MANUF.	SERVICE	EVA/P LOCATION	COND. PUMP	EVAPORATOR UNITS			CONDENSER UNITS			V	PH	MCA/MOCP	MIN. EER	MIN. SEER (EER)	REMARKS	
					CFM	COOLING MBH	HEATING MBH	TAG	MODEL	COOLING MBH							HEATING MBH
DCU-1	PKA	DATA RACK COOLING	0125 HEAD END	CP-1	635	24.0	15.7	DCU-1	PWZ	24.0	15.7	208	1	19/26	12.2	21.4	LOW AMBIENT
DCU-2	PKA	REDUNDANT RACK CLING	0125 HEAD END	CP-1	635	24.0	15.7	DCU-2	PWZ	24.0	15.7	208	1	19/26	12.2	21.4	LOW AMBIENT
DCU-3	PKA	XPRM COOLING	0130 ELEC (MAIN)	CP-1	635	24.0	15.7	DCU-3	PWZ	24.0	15.7	208	1	19/26	12.2	21.4	LOW AMBIENT
DCU-4	PKA	DATA RACK COOLING	0810 IDF	CP-1	320	12.0	9.2	DCU-4	PWZ	12.0	9.2	208	1	11/28	12.0	20.8	LOW AMBIENT
DCU-5	PKA	DATA RACK COOLING	2820 IDF	CP-1	320	12.0	9.2	DCU-5	PWZ	12.0	9.2	208	1	11/28	12.0	20.8	LOW AMBIENT
DCU-6	PKA	DATA RACK COOLING	2729 IDF	CP-1	320	12.0	9.2	DCU-6	PWZ	12.0	9.2	208	1	11/28	12.0	20.8	LOW AMBIENT
DCU-7	PKA	HEAT PUMP	0220 CUST. WORKSHOP	CP-1	320	12.0	9.2	DCU-7	PWZ	12.0	9.2	208	1	11/28	12.0	20.8	LOW AMBIENT
DCU-8	PKA	DATA RACK COOLING	3226 IDF	CP-1	320	12.0	9.2	DCU-8	PWZ	12.0	9.2	208	1	11/28	12.0	20.8	LOW AMBIENT
DCU-9	PKA	DATA RACK COOLING	4324 IDF	CP-1	320	12.0	11.3	DCU-9	PWZ	12.0	11.3	208	1	11/28	9.9	18.5	LOW AMBIENT
DCU-10	PKA	EMR COOLING	0224 ELEV. MACHINE RM	CP-1	320	12.0	9.2	DCU-10	PWZ	12.0	9.2	208	1	11/28	12.0	20.8	LOW AMBIENT
DCU-11	PKA	HEAT PUMP	4226 IDF	CP-1	381	6.0	5.9	DCU-11	PWZ	6.0	5.9	208	1	10/15	18.0	33.1	LOW AMBIENT
DCU-12	MSZ	DATA RACK/BDU COOLING	4226 IDF	CP-1	381	6.0	5.9	DCU-12	MSZ	6.0	5.9	208	1	10/15	18.0	33.1	LOW AMBIENT

SELECTION BASED ON "MITSUBISHI", PROVIDE REMOTE TEST AT LOW AMBIENT CONTROL, AND INTERNAL MOUNTED CONDENSATE PUMP OF MODEL LISTED ABOVE. CFM BASED ON FANS SET AT LOW SPEED. PROVIDE WITH MATCHING AIR COOLED CONDENSING UNIT AS SCHEDULED. ALL REFRIGERANT TUBING SHALL BE SIZED BY UNIT MANUFACTURER. PROVIDE ALL NECESSARY JOINT KITS, FITTINGS AND ACCESSORIES FOR A COMPLETE OPERATING SYSTEM PER MANUFACTURER'S RECOMMENDATIONS. PROVIDE NECESSARY EQUIPMENT FOR BAS INTERFACE. FOR EVAPORATOR UNITS WITHOUT ELECTRICAL DATA, POWER IS PROVIDING THROUGH WIRING FROM THE CONDENSER PROVIDE 24" SNOW PROTECTION STAND FOR CONDENSERS.

3 ASI #080 - HVAC - SCHEDULES II  
N.T.S.

	Project	TOWN OF BROOKLINE			
	Client	DRISCOLL SCHOOL			
	Sketch Title	ADDITION OF DCU-12 TO IDF 4226			
	Scale	As Indicated			
Sheet No.	37	Date	03/04/2023	Discipline	AS 080
Rel. Sheet	M011 & M016	Project No.	1823	Sketch Number	M SK 028

**Gilbane Building Company  
Authorization To Proceed**

**CONTRACT FOR:** Brookline - Driscoll School  
**OWNER:** Town of Brookline  
**ADDRESS:** 333 Washington Street  
Brookline, MA 02445

**ARCHITECT:** Jonathan Levi Architects LLC, Mark Warner

**PROJECT NUMBER:** J08864.000  
**ATP NO:** ATP-0369  
**ATP VERSION:** 0  
**DATE OF ISSUANCE:** 10/24/2023  
**SUBMITTED BY:** Gilbane Building Company  
**ALTERNATE TRACKING #:**

The Contract Documents are hereby amended to include the additional Work described below, which is outside of the current scope of the Work and constitutes a change.

**Upon Owner approval,** Gilbane Building Company **will proceed with the Work promptly.**

Costs as incurred are in addition to the current contract Sum and will be invoiced and paid on a monthly basis and identified as separate items within the requisition. Once final cost of the Work involved and change in Sum and Time (if any) are fully determined, it will be submitted for inclusion in a final Change Order adjusting the Contract Sum and/or Time.

**TITLE:**RFI #742 Access to the Play Area During Phase 2

**DESCRIPTION:**This ATP represents the cost associated with providing access to the play area during phase 2 of the project during the 2023/2024 school year. The cost includes demoing the stairs to complete the project as shown on the drawings. The pricing excludes protection of the permanent finishes.

This revised ATP value is \$37,424 is attributed to \$52,753 of the original ATP value being applied to OA-10.

**Attachments:**

Number	Description:	PCI Number	Change Date	Revision
00000001	ATP-369R2 Backup.pdf		03/01/2024	

The Following information is provided by Gilbane Building Company  
**Method of determining change in Contract:**

☒ Guaranteed Maximum Price  
☐ Other

☐ Cost Plus Fee

☐ Unit Price

☐ Lump Sum

**Change In Contract Sum**  
Dollar Amount: \$37,424.00

☒ Fixed

☐ Maximum

☐ Estimated

☐ Time and Material

**Change In Contract Time**  
Time (Days): TBD

☒ Fixed

☐ Maximum

☐ Estimated



Job	PCI No.	Description	Phase Code	SubContractor	Amount
J08864.000	OS-00189	Cast-In-Place Concrete	01.02A.030000.F	Marguerite Concrete Contractors, Inc	\$9,781.00
J08864.000	OS-00189	Cast-In-Place Concrete	01.02A.030000.F	Marguerite Concrete Contractors, Inc	\$11,034.00
J08864.000	OS-00189	Drywall / General Trades	01.09A.051001.S	Central Ceilings Inc	\$2,564.00
J08864.000	OS-00189	Sitework	01.31A.311000.X	J. Derenzo Company	\$7,914.00
J08864.000	OS-00189	Sitework	01.31A.311000.X	J. Derenzo Company	\$2,754.00
J08864.000	OS-00189	Gen & Excess Liability Insurance	99.970.950050.Z		\$979.00
J08864.000	OS-00189	Performance & Payment Bond	99.970.997000.Z		\$207.00
J08864.000	OS-00189	Subcontractor Default Insurance	99.975.996000.Z		\$409.00
J08864.000	OS-00189	Fee	99.999.999000.Z		\$1,782.00
TOTAL FOR PCI No. OS-00189					\$37,424.00

**Submitted Amt:** \$37,424.00

Gilbane Building Company

<b>Gilbane Building Company</b>	
<b>Signed: 3/2/2024 8:25:03 AM Eastern Standard Time - By: Nathan Burnham (Sr Project Executive )</b>	
<b>Gilbane Building Company: 10.41.168.178</b>	

Jonathan Levi Architects LLC

DocuSigned by:	
<i>Carol Harris</i>	
By:	AF1EA2FE15C445D
Title:	Project Manager
Company:	Jonathan Levi Architects
Date:	3/7/2024
Printed Name:	3/7/2024

LeftField, LLC

DocuSigned by:	
<i>Lynn Stapleton</i>	
By:	368E4375FA58451
Title:	OPM
Company:	LeftField
Date:	3/7/2024
Printed Name:	Lynn Stapleton

Town of Brookline

DocuSigned by:	
<i>Lap Yan</i>	
By:	E750600347DD495
Title:	Director of Capital Construction
Company:	Town Of Brookline BLDG Dept
Date:	4/18/2024
Printed Name:	Lap Yan



Date: 2/29/2024  
Revised:

Project Name: Michael Driscoll School  
Project No: J08864

### Change Summary

Change Number: OS-189  
Description: RFI #742- Phase 2 Temp Play Area

Bid Package / Scope of Work	Subcontractor	Cost
02A Abatement / Demolition	American Environmental	\$0.00
03A Concrete	Marguerite Concrete, Inc.	\$20,815.00
05A Structural Steel	SuperMetal Structures Inc.	\$0.00
06A Millwork	Polybois	\$0.00
07C Metal Panels	Salem Glass Company	\$0.00
07D Spray Fireproofing	Ricmor Construction, Inc.	\$0.00
08A Storefront	Salem Glass Company	\$0.00
08C Doors, Frames, and Hardware	Kamco Supply Corp. of Boston	\$0.00
09A Drywall & General Trades	Central Ceilings, Inc.	\$2,564.00
09F Wood Athletic Flooring	JJ Curran	\$0.00
09G Resinous Floors	Stonhard	\$0.00
09H Carpeting	Capital Carpet & Flooring Specialists	\$0.00
10A Specialties	Managanaro	\$0.00
10B Signage	Metro Signs	\$0.00
10C Overhead Doors	Baron	\$0.00
11A Theater Lighting	Barbazon	\$0.00
11B Gym Equipment and Bleachers	The Pappas Co.	\$0.00
11C Food Service Equipment	Kitteridge Equipment Company, Inc.	\$0.00
12B Window Treatments	Walker Specialties	\$0.00
31A Site Enabling	J. Derenzo Co.	\$10,668.00
32A Landscaping	Brightview	\$0.00
Subguard Insurance (CDI)	1.20%	\$409.00
<b>Subcontractor Total</b>		<b>\$34,456.00</b>

Bid Package / Scope of Work	Trade Contractor	Cost
04A Masonry	Fernandes Masonry, Inc.	\$0.00
05B Miscellaneous & Ornamental Iron	United Steel, Inc.	\$0.00
07A Waterproofing and Caulking	Armani Restoration, Inc.	\$0.00
07B Roofing and Flashing	J.D. River & Co. Inc.	\$0.00
08B Glass and Glazing	Kapiloff's Glass, Inc.	\$0.00
09B Resilient Flooring	CJM Services, Inc.	\$0.00
09C Tile	Pavillion Floors, Inc.	\$0.00
09D Painting	Color Concepts Inc.	\$0.00
09E Acoustical Ceiling Tile	The Cheviot Corporation	\$0.00
14A Elevator	Delta Elevator Service Corp.	\$0.00
21A Fire Protection	Johnson Controls Fire Protection LP	\$0.00
22A Plumbing Enabling.	Patrick J. Kennedy & Sons, Inc.	\$0.00
23A HVAC	Patrick J. Kennedy & Sons, Inc.	\$0.00
26A Electrical	Wayne J Griffin Electric, Inc.	\$0.00
<i>Bond (included in above cost)</i>		
<b>Trade Contractor Total</b>		<b>\$0.00</b>

Subcontractor/Trade Contractor Total	-	\$34,456.00
General Conditions		\$0.00
CM Bond	0.600%	\$207.00
Total CCIP	2.750%	\$979.00
Fee	5.00%	\$1,782.00
<b>TOTAL</b>		<b>\$37,424.00</b>



338 HOWARD ST. | BROCKTON, MA | 02302

August 23, 2023

**Gilbane Building Company**

10 Channel Center St.

Boston, MA 02210

Attn: **Douglas Murphy, Project Manager**  
Project: **Michael Driscoll School – Brookline, MA**  
Re: **JDC PCO 024R1 – RFI742 Temp Paving**

William,

J. Derenzo Co. proposes to perform the scope detailed herein, based on the stated qualifications, inclusions, and exclusions, for a lump sum price of ~~\$49,499.60~~ 7,914.34

A detailed breakdown of change in scope referenced in this cover sheet is enclosed.

**Qualifications:**

- RFI742 Temp Play areas responded by Jonathon Levi Associates dated 6/15/23

**Inclusions:**

- Prepare, compact, and dispose for temp binder and binder asphalt
- Pave approximately 3,900 square feet with 2" binder course
- Strip and dispose temp binder locations at a future date to install proposed rain garden
- Demo temporary concrete stairs & sidewalk placed at Northeast corner of Building C

**Exclusions:**

- Premium Time – nights, weekends, holidays, etc.
- Prep for concrete pavement section carried under contract
- Assumed binder course will be sufficient for temporary conditions (pedestrian traffic 2023-2024 school year)
- Area paved over 3900 sf will be sent under separate changeorder
- Base cost of liquid asphalt under this changeorder is \$495.00. Any increase in costs upon installation of asphalt will be sent under separate changeorder
- Work planned to be performed in (1) Mobilizations. Additional mobilizations will be sent as a changeorder under separate cover
- Pavement Markings
- Signage

If you have any questions concerning this proposal, please do not hesitate to contact me using the information listed below.

Respectfully,  
J. DERENZO CO.

Christian Rivera  
Project Manager  
617-272-0240  
[crivera@jderenzo.com](mailto:crivera@jderenzo.com)

Proposal

From:

J Derenzo Co  
338 Howard Street  
Brockton, MA 02302 USA  
Phone: (508) 427-6441

Project:

21018 DRISCOLL PCO24 RFI742  
TEMP PAVING

Description:

ITEM / DESCRIPTION	BID QTY	U/M	UNIT BID	AMOUNT
<del>021</del> Prep for temp paving	<del>275.00</del>	<del>TON</del>	<del>\$62.48</del>	<del>\$17,181.84</del>
<del>022</del> Asphalt Paving	<del>1.000</del>	<del>LS</del>	<del>\$20,350.00</del>	<del>\$20,350.00</del>
<del>023</del> Asphalt Strip & Dispose	<del>1.000</del>	<del>LS</del>	<del>\$4,053.42</del>	<del>\$4,053.42</del>
024 Demo Temp Stairs & Sidewalk	1.000		\$7,914.34	\$7,914.34
			TOTAL BID:	<del>\$48,499.60</del>

PROJECT : 21018 DRISCOLL PC024

ITEM SHEET COSTS  
AS SHOWN

Item: 024  
 Description: Demo Temp Stairs & Sidewalk  
 Cost Code:  
 Production: DAYS  
 Hours per Day: 8  
 Alternate:

Unit of Measure:  
 Bid Quantity: 1.00  
 Take-off Quantity: 1.000  
 Total Man-Hours: 24.00  
 Man-Hours per Unit: 24.0000  
 Units / MH: 0.0417

## Item Production

ITEM#	DESCRIPTION	U/M	QTY	Time Units	Time Req'd
024	Demo Temp Stairs & Sidewalk		1.00	1.00 (D)	1.00

## Cost Detail for Item 024

R	Code	Description	QTY	U/M	Factor	Rate	Cost
L	JDC-FOR	FOREMAN	1.00		1.00	768.40	768.40
L	JDC-LAB	LABORER	2.00		1.00	763.04	1,526.08
E	WRITEIN	CAT322 Rubber Tire Excavator w/Operator	1.00		1.00	3,348.00	3,348.00
E	WRITEIN	Triaxle	1.00		1.00	1,859.36	1,859.36
S	WRITEIN	Concrete Disposal	1.00	LD	1.00	375.00	375.00
Item Unit Cost:			7,876.84		Item Total Cost:		7,876.84

	Labor	Equipment	Rental Eq	Material	Subcontract	Other
Total:	2,294.48	5,207.36	0.00	0.00	375.00	0.00
Unit:	2,294.48	5,207.36	0.00	0.00	375.00	0.00

## Bid Data for Item: 024

	Quantity	Bid Unit	Bid Amount	Total Cost	Prof & Ovhd	Windfall
Bid Qty:	1.00	7,914.34	7,914.34	7,876.84	37.50	
Take-off Qty:	1.00	7,914.34	7,914.34	7,876.84	37.50	0.00



338 Howard Street | Brockton, MA | 02302

### Change Order Request

To: William Heiberger  
Gilbane Building Company  
155 Federal Street  
Boston, MA 02110  
Ph: (617)478-3300

Number: 56  
Date: 8/30/23  
Job: JDC21018 Michael Driscoll School (GILBA)

Description of Work: OS-189 Backfill & Subgrade For Temp Ramp

Below are the costs associated with the additional work in conjunction with our contract.

OS-189 Backfill & Subgrade For Temp Ramp

The total amount to provide this work is ..... \$2,753.84

Kindly issue a change order for this additional work. If you have any questions, please contact me at (508)897-8030.

Submitted by: Christian Rivera  
J Derenzo Companies

Approved by: Christian Rivera  
Date: 8/30/23

Created by: Caitlin Spector

# J.DERENZO COMPANY



338 Howard Street | Brockton, MA | 02302

## COR 56 Price Breakdown

Job: JDC21018 Michael Driscoll School (GILBA)  
Description of Work: OS-189 Backfill & Subgrade For Temp Ramp

Description	Quantity	Unit	Unit Price	Price
Slip# 55807				8/11/2023
CAT M320 Rubber Tire Excavator with Operator	4.00	hrs	\$389.57	\$1,558.28
Labor Foreman	4.00	hrs	\$100.13	\$400.52
Laborer(2)	8.00	hrs	\$99.38	\$795.04
			Slip# 55807 Total:	\$2,753.84
			Subtotal	\$2,753.84
			Material Markup	\$0.00
			Sub Markup	\$0.00
			Total	\$2,753.84



## EXTRA WORK ORDER FORM



55807

338 Howard Street • Brockton MA • 02302

G.C. / OWNER

JOB NAME

JOB NUMBER

PHYSICAL ADDRESS

Gilbane  
Driscoll School  
21028  
64 West Bay Terrace

DATE WORK PERFORMED

FORM COMPLETED BY

GC / OWNER ORDER #

8/11/2023  
Julio Ruelas

IS WORK DESCRIBED ABOVE PART OF AN ALLOWANCE

Y

N

## EQUIPMENT

TYPE OF EQUIPMENT	EQUIPMENT ID	HOURS
<u>Cat 320 RTE Excavator w/p</u>	<u>RTE-10</u>	<u>4 hrs</u>

## MATERIALS

DESCRIPTION	VENDOR	UNIT OF MEASURE	QUANTITY

## JDC LABOR

NAME	POSITION	REGULAR HOURS	O/T HOURS
<u>Julio Ruelas</u>	<u>Superintendent w/p</u>	<u>4 hrs</u>	
<u>Mark Ruelas</u>	<u>Laborer</u>	<u>4 hrs</u>	
<u>Robert Gagliardi</u>	<u>Laborer</u>	<u>4 hrs</u>	

## SUBCONTRACTOR LABOR

NAME	HOURS

## DESCRIPTION OF WORK

Backfill and subgrade for Temp Ramp on West Bay

**GILBANE BUILDING COMPANY**  
 SIGNATURE ACKNOWLEDGES TIME AND  
 MATERIALS EXPENDED FOR THE WORK  
 BUT DOES NOT CHANGE THE CONTRACTUAL  
 OBLIGATIONS OF EITHER PARTY.

GC Owner Signature

PCI #: 95-189

DATE:

8/11/23

DATE

Print Name and Title

GILBANE: [Signature]

TITLE

ACCOUNTING SIGNED



PCO #079

Project: 21-06-115 - Driscoll School  
64 Westbourne Terrace  
Brookline, Massachusetts 02446

## Prime Contract Potential Change Order #079: Temporary Stair at C Building

TO:	Gilbane Building Company 10 Channel Center St Suite 100 Boston, Massachusetts 02210	FROM:	Marguerite Concrete Inc. 11 Rosenfeld Drive Hopedale, Massachusetts 01747
PCO NUMBER/REVISION:	079 / 0	CONTRACT:	1 - Driscoll School Prime Contract**WBE
REQUEST RECEIVED FROM:		CREATED BY:	Jasmine Washington (Marguerite Concrete Inc.)
STATUS:	Pending - Proceeding	CREATED DATE:	7/14/2023
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
		TOTAL AMOUNT:	\$9,780.96

POTENTIAL CHANGE ORDER TITLE: Temporary Stair at C Building

CHANGE REASON: No Change Reason

### POTENTIAL CHANGE ORDER DESCRIPTION: (The Contract Is Changed As Follows)

#### CE #CO #29 - Temporary Stair at C Building

Construct a temporary concrete stair as required by RFI #742.  
Stair to rise from elevation 106 to elevation 110, five feet wide.

### ATTACHMENTS:

Description	UOM	Unit Price	Quantity	Subtotal
Carpenter	hours	\$118.70	16	\$1,899.20
Laborer	hours	\$99.83	16	\$1,597.28
Cement Finisher	hours	\$120.53	16	\$1,928.48
Pumping	ls	\$3,000.00	1	\$3,000.00
Concrete 4000psi	cy	\$120.00	3	\$360.00
Formwork	ls	\$400.00	1	\$400.00
Tools and Consumables	ls	\$200.00	1	\$200.00
OH&P 10.00%				\$396.00
Grand Total:				\$9,780.96

Gilbane Building Company  
10 Channel Center St Suite 100  
Boston, Massachusetts 02210

Marguerite Concrete Inc.  
11 Rosenfeld Drive  
Hopedale, Massachusetts 01747

SIGNATURE

DATE

SIGNATURE

DATE

SIGNATURE

DATE

**PCO #083**

Project: 21-06-115 - Driscoll School  
64 Westbourne Terrace  
Brookline, Massachusetts 02446

## Prime Contract Potential Change Order #083: Provide Temp Concrete Access Ramp for Project Phasing

<b>TO:</b>	Gilbane Building Company 10 Channel Center St Suite 100 Boston, Massachusetts 02210	<b>FROM:</b>	Marguerite Concrete Inc. 11 Rosenfeld Drive Hopedale, Massachusetts 01747
<b>PCO NUMBER/REVISION:</b>	083 / 0	<b>CONTRACT:</b>	1 - Driscoll School Prime Contract**WBE
<b>REQUEST RECEIVED FROM:</b>		<b>CREATED BY:</b>	Jasmine Washington (Marguerite Concrete Inc.)
<b>STATUS:</b>	Pending - Proceeding	<b>CREATED DATE:</b>	9/18/2023
<b>REFERENCE:</b>		<b>PRIME CONTRACT CHANGE ORDER:</b>	None
<b>FIELD CHANGE:</b>	No		
<b>LOCATION:</b>		<b>ACCOUNTING METHOD:</b>	Amount Based
<b>SCHEDULE IMPACT:</b>		<b>PAID IN FULL:</b>	No
		<b>TOTAL AMOUNT:</b>	\$11,034.19

**POTENTIAL CHANGE ORDER TITLE:** Provide Temp Concrete Access Ramp for Project Phasing

**CHANGE REASON:** No Change Reason

**POTENTIAL CHANGE ORDER DESCRIPTION:** *(The Contract Is Changed As Follows)*

CE #CO #33 - Provide Temp Concrete Access Ramp for Project Phasing

T&M Ticket # 18: Last placement of the temp ramp on Westbourne terrace. Frame, place, finish. | [Download PDF](#) | [View Ticket](#)

T&M Ticket # 17: Construct temporary concrete pedestrian ramp at Westbourne Terrace at Gilbane direction to accommodate project phasing.

Preparation, pouring, finishing, stripping. | [Download PDF](#) | [View Ticket](#)

**ATTACHMENTS:**

[1694104522285.640869\\_templimage.jpeg](#) [1694103309312.410889\\_templimage.jpeg](#) [1692724590430.489990\\_templimage.jpeg](#)

Description	UOM	Unit Price	Quantity	Subtotal
Laborer Journeyman - Regular Time	hours	\$100.93	11	\$1,110.23
Cement Finisher Journeyman - Regular Time	hours	\$123.04	19	\$2,337.76
Cement Finisher Foreman - Regular Time	hours	\$125.79	15	\$1,886.85
Laborer Foreman - Regular Time	hours	\$102.03	12	\$1,224.36
Carpenter Journeyman - Regular Time	hours	\$111.94	18	\$2,014.92
Superintendent - Regular Time	hours	\$122.00	12	\$1,464.00
2x4x16 - Wood	ea	\$7.49	9	\$67.41
Carpenter Foreman - Regular Time	hours	\$115.24	8	\$921.92
OH&P 10.00%				\$6.74
<b>Grand Total:</b>				<b>\$11,034.19</b>



**PCO #083**

**Gilbane Building Company**  
10 Channel Center St Suite 100  
Boston, Massachusetts 02210

**Marguerite Concrete Inc.**  
11 Rosenfeld Drive  
Hopedale, Massachusetts 01747

SIGNATURE

DATE

SIGNATURE

DATE

SIGNATURE

DATE



Project: 21-06-115 - Driscoll School

64 Westbourne Terrace

Brookline, Massachusetts 02446

## T&M Ticket #17

<b>Performed on</b>	Aug 16, 2023	<b>Reference #</b>	
<b>Location</b>	Westbourne terrace ramp	<b>Ordered by</b>	Lucas Seiferth
<b>Status</b>	Ready For Review		
<b>Description</b>	Construct temporary concrete pedestrian ramp at Westbourne Terrace at Gilbane direction to accommodate project phasing. Preparation, pouring, finishing, stripping.		

### Labor (8)

Employee	Classification	Time Type	Hours
Bryce Carter	Laborer Journeyman	Regular Time	8.0
Christopher St. Germain	Cement Finisher Journeyman	Regular Time	8.0
Jason Rockett	Cement Finisher Journeyman	Regular Time	8.0
Nilton Estrela	Cement Finisher Foreman	Regular Time	12.0
Andrew Lindsey	Laborer Foreman	Regular Time	8.0
Pavlo Tsykhotskyy	Carpenter Journeyman	Regular Time	8.0
Igor Shapkin	Carpenter Foreman	Regular Time	8.0
Oleksiy Zhyboyedov (Marguerite Concrete Inc.)	Superintendent	Regular Time	8.0
			<b>Total: 68.0</b>

### Materials (1)

Material	Description	Unit	Quantity
2x4x16	Wood	ea	5.0
			<b>Total: 5.0</b>

### Attachments



1692724590430.489990\_tempImage.jpeg



Project: 21-06-115 - Driscoll School  
64 Westbourne Terrace  
Brookline, Massachusetts 02446

## T&M Ticket #17

Performed on Aug 16, 2023 Reference #  
Location Westbourne terrace ramp Ordered by Lucas Seiferth  
Status Ready For Review  
Description Construct temporary concrete pedestrian ramp at Westbourne Terrace at Gilbane direction to accommodate project phasing. Preparation, pouring, finishing, stripping.

### Labor (8)

Employee	Classification	Time Type	Hours
Bryce Carter	Laborer Journeyman	Regular Time	8.0
Christopher St. Germain	Cement Finisher Journeyman	Regular Time	8.0
Jason Rockett	Cement Finisher Journeyman	Regular Time	8.0
Nilton Estrela	Cement Finisher Foreman	Regular Time	12.0
Andrew Lindsey	Laborer Foreman	Regular Time	8.0
Pavlo Tsykhotskyy	Carpenter Journeyman	Regular Time	8.0
Igor Shapkin	Carpenter Foreman	Regular Time	8.0
Oleksiy Zhyboyedov (Marguerite Concrete Inc.)	Superintendent	Regular Time	8.0
<b>Total:</b>			<b>68.0</b>

### Materials (1)

Material	Description	Unit	Quantity
2x4x16	Wood	ea	5.0
<b>Total:</b>			<b>5.0</b>

### Attachments



1692724590430.489990 templaimage.jpeg

GILBANE BUILDING COMPANY  
SIGNATURE ACKNOWLEDGES TIME AND  
MATERIALS EXPENDED FOR THE WORK  
BUT DOES NOT CHANGE THE CONTRACTUAL  
OBLIGATIONS OF EITHER PARTY.

PCI #: 05-189 DATE: 9/22/23  
GILBANE:

T&M Ticket #17

Project: 21-06-115 - Driscoll School

Approvals

DL

Aug 22, 2023

COMPANY SIGNATURE  
Oleksiy Zhyboyedov  
Marguerite Concrete Inc.

DATE

CUSTOMER SIGNATURE

DATE

Notes



Project: 21-06-115 - Driscoll School  
64 Westbourne Terrace  
Brookline, Massachusetts 02446

## T&M Ticket #18

Performed on Sep 7, 2023 Reference #  
Location Westbourne terrace ramp Ordered by Lucas Seiferth  
Status Ready For Review  
Description Last placement of the temp ramp on Westbourne terrace. Frame, place, finish.

### Labor (6)

Employee	Classification	Time Type	Hours
Lucas Ixcoy	Laborer Journeyman	Regular Time	3.0
Jason Rockett	Cement Finisher Journeyman	Regular Time	3.0
Nilton Estrela	Cement Finisher Foreman	Regular Time	3.0
Andrew Lindsey	Laborer Foreman	Regular Time	4.0
Pavlo Tsykhotskyy	Carpenter Journeyman	Regular Time	10.0
Oleksiy Zhyboyedov (Marguerite Concrete Inc.)	Superintendent	Regular Time	4.0

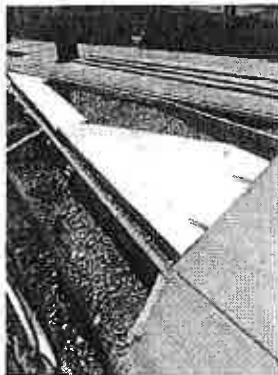
Total: 27.0

### Materials (1)

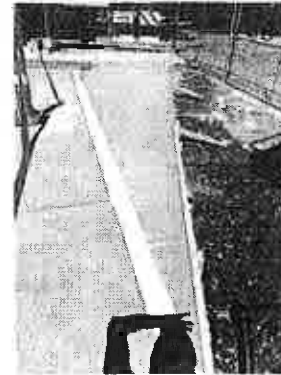
Material	Description	Unit	Quantity
2x4x16	Wood	ea	4.0

Total: 4.0

### Attachments



1694103309312.410889\_tmplImage.jpeg



1694104522285.640869\_tmplImage.jpeg

GILBANE BUILDING COMPANY  
SIGNATURE ACKNOWLEDGES TIME AND  
MATERIALS EXPENDED FOR THE WORK  
BUT DOES NOT CHANGE THE CONTRACTUAL  
OBLIGATIONS OF EITHER PARTY.

PCI #: 05-189

DATE: 9/22/23

GILBANE:



T&M Ticket #18

Project: 21-06-115 - Driscoll School

Approvals



Sep 7, 2023

COMPANY SIGNATURE  
Oleksiy Zhyboyedov  
Marguerite Concrete Inc.

DATE

CUSTOMER SIGNATURE

DATE

Notes



Phone (508) 238-6985  
Fax (508) 238-2191

**CENTRAL**  
SPECIALTY CONTRACTING YOU CAN BUILD ON

**PROPOSAL #:** 388600 - 158

**Date:** August 2, 2023  
**To:** Gilbane Building Company  
10 Channel Center St., Suite 100  
Boston, MA 02210

**Phone:** 617-960-2956  
**Project:** Driscoll School  
64 Westbourne Terrace  
Brookline, MA 02446

**Central Job #** 388600 -  
**GC Job #** J08864.000

**GC Reference:**

**Change Request Reference**

**Reference:** PCI # OS-189  
RFI # 742

**Date:**

**Work Description:** Furnish & Install temp rail at stairs

**Attn:**

Central Ceilings, Inc. will perform the following work in accordance with PCI # OS-189 RFI #742 Furnish & Install temp rail at stairs for the above referenced project.

**Scope of Work:**

Furnish & Install temp rail at stairs

**Material:**

27.5 LF PT Rail  
1 EA Misc. Fastners

357.50

42.00

**Subtotal:** \$399.50

**OH&P 10%** \$39.95

**Labor:**

**Carpenter Foreman**

*Straight Time*

2.00 hours @ \$118.28 = \$236.56

**Carpenter Journeyman**

*Straight Time*

16.00 hours @ \$117.98 = \$1,887.68

**Subtotal:** \$2,124.24

**GRAND TOTAL:** \$2,564.00

Thank you for the opportunity to price this additional work. Price is valid for thirty days. Signed Central Ceilings, Inc. Change Order Requests and/or Proposals are legal tender to bill against on the next requisition period. The construction schedule shall be subject to material availability. Please call if you need additional pricing or to review the scope of work in further detail.

Sincerely,

John Cunha

Central Ceilings, Inc.

Acceptance:

Gilbane Building Company

**RFI #742**

Gilbane Building Company  
 10 Channel Center Street  
 Suite 100  
 Boston, Massachusetts 02210  
 Phone: (617) 478-2981

**Project:** J08864.000 - Michael Driscoll School - Brookline  
 725 Washington Street  
 Brookline, Massachusetts 02446

## Temp Play Areas

<b>TO:</b> Mark Warner (Jonathan Levi Architects LLC) James Machek (Jonathan Levi Architects LLC) Carol Harris (Jonathan Levi Architects LLC)	<b>FROM:</b> Lucas Seiferth (Gilbane Building Company)	<b>STATUS:</b> Open
<b>DATE INITIATED:</b> 06/09/2023	<b>DUE DATE:</b> 06/14/2023	<b>COST CODE:</b>
<b>LOCATION:</b>	<b>SCHEDULE IMPACT:</b>	<b>SPEC SECTION:</b>
<b>PROJECT STAGE:</b>	<b>REFERENCE:</b>	
<b>SUB JOB:</b>		
<b>COST IMPACT:</b> TBD		
<b>DRAWING NUMBER:</b>		
<b>LINKED DRAWINGS:</b>		
<b>RECEIVED FROM:</b> Lucas Seiferth (Gilbane Building Company)		
<b>COPIES TO:</b> Andrew Deschenes (LEFTFIELD, LLC), Robert Hannula (Gilbane Building Company), William Heiberger (Gilbane Building Company), Thomas Hennigan (Gilbane Building Company), Julio pinhancos (J. Derenzo Company), Christian Rivera (J. Derenzo Company), Patrick Ryan (BrightView landscape Development, Inc.), Lucas Seiferth (Gilbane Building Company), David Stempler (Marguerite Concrete Contractors, Inc), Brendan Walsh (Gilbane Building Company), Dave Wilson (Gilbane Building Company), Oleksiy Zhyboyedov (Marguerite Concrete Contractors, Inc)		

### Question from Lucas Seiferth (Gilbane Building Company) at 09:41 AM on 06/09/2023

Please see attached marked up drawing regarding temp play areas and other conditions around the building for the building turnover as discussed in previous meeting with JLA, Michael Driscoll Staff and GBCo. Please confirm the plan as marked up is correct and matched the expectations as discussed in the meeting.

**Attachments:**  
[Temp Play Areas.pdf](#)

Awaiting an Official Response

### All Replies:

Confirmed as noted; refer to attached JLA comments.

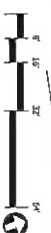
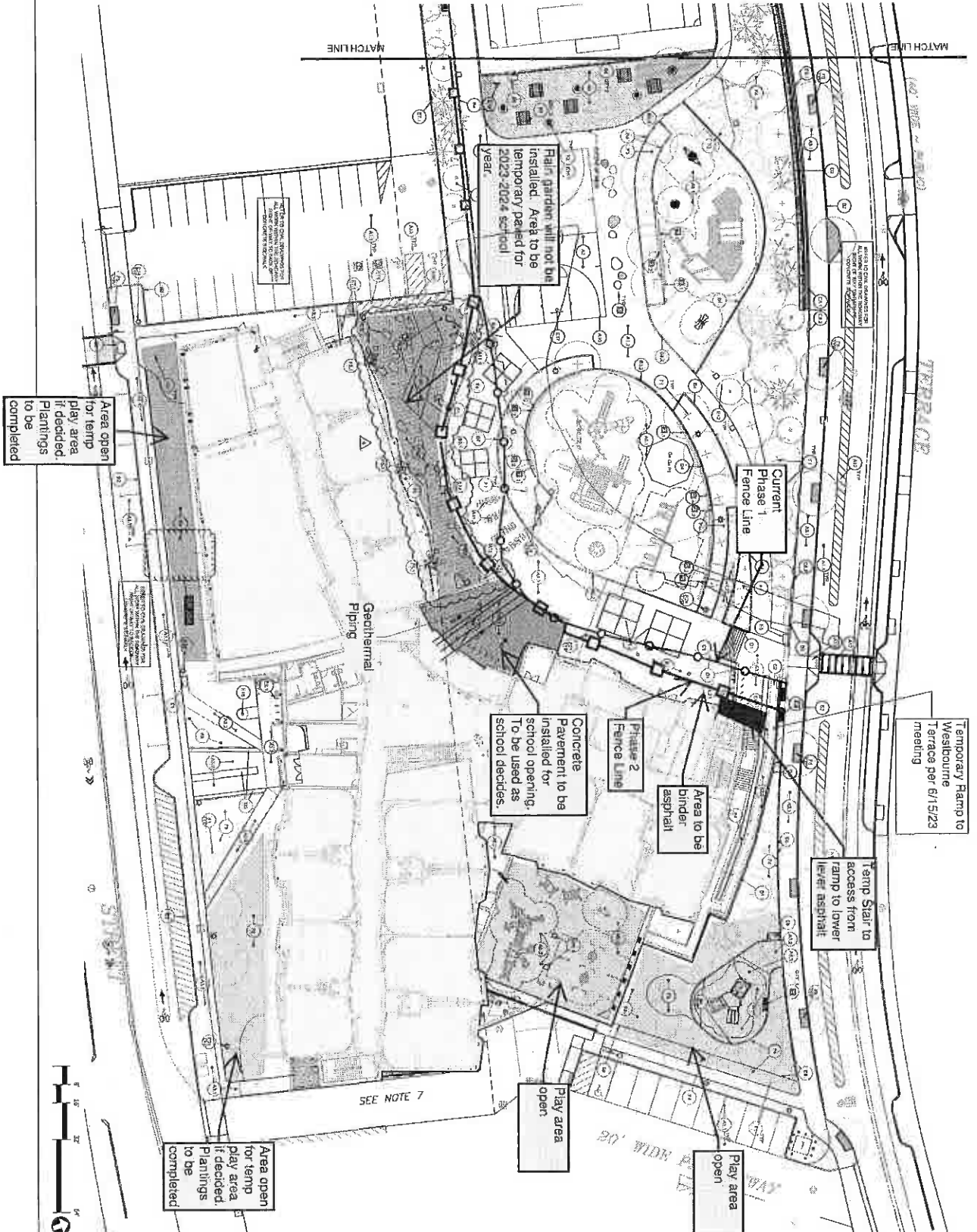
JLA 06/15/23

If the information provided in the response to this RFI constitutes a change in contract price or time, the trade contractor shall not proceed with this work unless authorized to do so by the Construction Manager in writing. The trade contractor shall provide the Construction Manager written notice within five (5) working days from receipt of this Request for Information that this RFI constitutes a change, all in accordance with Article 8 of the Contract Agreement. Should no change be required, a no cost change will be issued to you incorporating this RFI into your contract.

BY

DATE

COPIES TO



L101

DRAWING TITLE: MATERIALS PLAN

DATE: 06/15/23

DRAWN BY: J. HALL

CHECKED BY: J. HALL

APPROVED BY: J. HALL

PROJECT NAME: [illegible]

LOCATION: [illegible]

SCALE: [illegible]

DATE: [illegible]

DRAWN BY: [illegible]

CHECKED BY: [illegible]

APPROVED BY: [illegible]

PROJECT NAME: [illegible]

LOCATION: [illegible]

SCALE: [illegible]

DATE: [illegible]

DRAWN BY: [illegible]

CHECKED BY: [illegible]

APPROVED BY: [illegible]

PROJECT NAME: [illegible]

LOCATION: [illegible]

SCALE: [illegible]

DATE: [illegible]

DRAWN BY: [illegible]

CHECKED BY: [illegible]

APPROVED BY: [illegible]

PROJECT NAME: [illegible]

LOCATION: [illegible]

HALVORSON

ARCHITECTS

1000 10TH AVENUE, SUITE 100

MINNEAPOLIS, MN 55403

TEL: 612.338.1111

FAX: 612.338.1112

WWW.HALVORSONARCHITECTS.COM

PROJECT: [illegible]

DATE: [illegible]

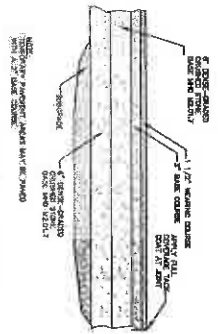
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CHECKED BY: [illegible]

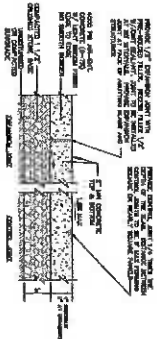
APPROVED BY: [illegible]

PROJECT NAME: [illegible]

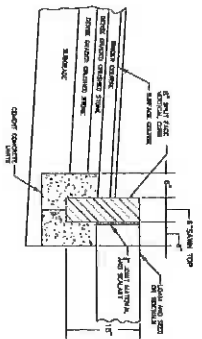
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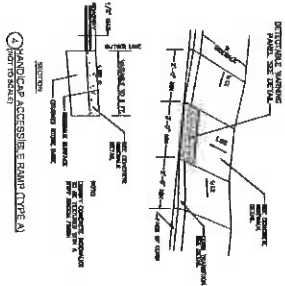
1. ELEVATION OF CONCRETE PARAPET



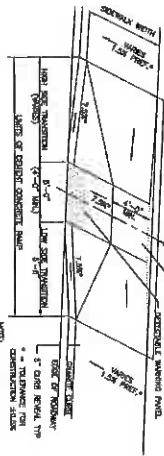
2. CONCRETE SIDEWALK



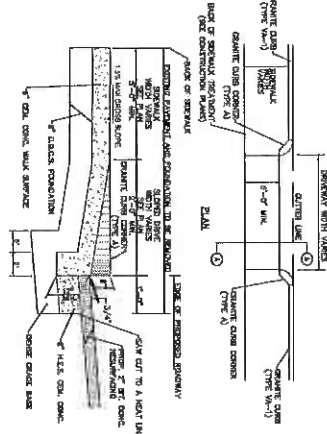
3. VERTICAL GRANITE CURB



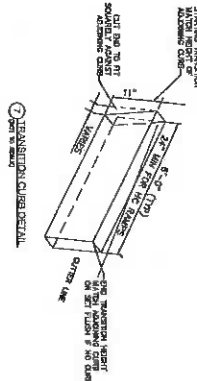
4. ELEVATION OF GRANITE CURB



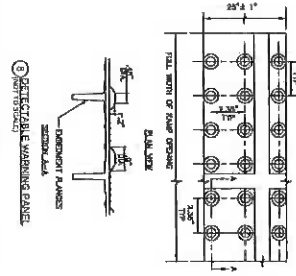
5. TYPICAL SIDEWALK AT SIDEWALK



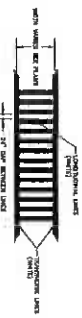
6. TYPICAL SIDEWALK AT SIDEWALK



7. TRANSITION CURB DETAIL

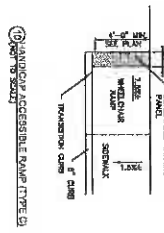


8. ELEVATION OF GRANITE CURB

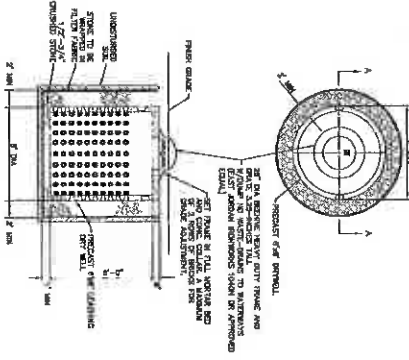


9. TYPICAL SIDEWALK AT SIDEWALK

10. CROSSWALK DETAIL



11. TYPICAL SIDEWALK AT SIDEWALK



12. TRANSITION CURB DETAIL

**Gilbane Building Company  
Authorization To Proceed**

**CONTRACT FOR:** Brookline - Driscoll School  
**OWNER:** Town of Brookline  
**ADDRESS:** 333 Washington Street  
 Brookline, MA 02445

**PROJECT NUMBER:** J08864.000  
**ATP NO:** ATP-0394  
**ATP VERSION:** 0  
**DATE OF ISSUANCE:** 12/06/2023  
**SUBMITTED BY:** Gilbane Building Company  
**ALTERNATE TRACKING #:**

**ARCHITECT:** Jonathan Levi Architects LLC, Mark Warner

The Contract Documents are hereby amended to include the additional Work described below, which is outside of the current scope of the Work and constitutes a change.

**Upon Owner approval,** Gilbane Building Company **will proceed with the Work promptly.**

Costs as incurred are in addition to the current contract Sum and will be invoiced and paid on a monthly basis and identified as separate items within the requisition. Once final cost of the Work involved and change in Sum and Time (if any) are fully determined, it will be submitted for inclusion in a final Change Order adjusting the Contract Sum and/or Time.

**TITLE:** ASI #87 BMS Monitoring of Automatic Transfer Switch (Boilers)

**DESCRIPTION:** This ATP represents the cost associated with additional wiring from the Automatic Transfer Switch to the electric boilers to monitor and control them, per ASI #87. The cost also includes programming, verifying, and creating graphics for both the monitoring and control points.

**Attachments:**

Number	Description:	PCI Number	Change Date	Revision
00000001	ATP-394R2 Backup.pdf		03/07/2024	

The Following information is provided by Gilbane Building Company

**Method of determining change in Contract:**

☒ Guaranteed Maximum Price  
☐ Other

☐ Cost Plus Fee

☐ Unit Price

☐ Lump Sum

**Change In Contract Sum**

Dollar Amount: \$4,974.00

☒ Fixed

☐ Maximum

☐ Estimated

☐ Time and Material

**Change In Contract Time**

Time (Days): TBD

☒ Fixed

☐ Maximum

☐ Estimated

Job	PCI No.	Description	Phase Code	SubContractor	Amount
-----	---------	-------------	------------	---------------	--------

Job	PCI No.	Description	Phase Code	SubContractor	Amount
J08864.000	OS-00402	HVAC	01.23A.230000.TC	Patrick J Kennedy & Sons Inc	\$4,580.00
J08864.000	OS-00402	Gen & Excess Liability Insurance	99.970.950050.Z		\$130.00
J08864.000	OS-00402	Performance & Payment Bond	99.970.997000.Z		\$27.00
J08864.000	OS-00402	Subcontractor Default Insurance	99.975.996000.Z		\$.00
J08864.000	OS-00402	Fee	99.999.999000.Z		\$237.00
TOTAL FOR PCI No. OS-00402					\$4,974.00

**Submitted Amt:** \$4,974.00

Gilbane Building Company

<p align="center"><b>Gilbane Building Company</b></p> <p><b>Signed: 3/7/2024 6:19:54 PM Eastern Standard Time - By: Nathan Burnham (Sr Project Executive )</b></p> <p><b>Gilbane Building Company: 10.41.246.160</b></p>
--

Jonathan Levi Architects LLC

DocuSigned by:	
By:	<u>Carol Harris</u>
	<small>AF4EA2FE45C445D</small>
Title:	<u>Project Manager</u>
Company:	<u>Jonathan Levi Architects</u>
Date:	<u>4/2/2024</u>
Printed Name:	<u>Carol Harris</u>

LeftField, LLC

DocuSigned by:	
By:	<u>Lynn Stapleton</u>
	<small>388E4276FA58451</small>
Title:	<u>OPM</u>
Company:	<u>LeftField</u>
Date:	<u>4/1/2024</u>
Printed Name:	<u>Lynn Stapleton</u>

Town of Brookline

DocuSigned by:	
By:	<u>Lap Yan</u>
	<small>F260000047DB45E</small>
Title:	<u>Director of Capital Construction</u>
Company:	<u>Town Of Brookline BLDG Dept</u>
Date:	<u>4/18/2024</u>
Printed Name:	<u>Lap Yan</u>





Date: 3/7/2024  
Revised:

Project Name: Michael Driscoll School  
Project No: J08864

### Change Summary

Change Number: OS-402  
Description: ASI #87 BMS Monitoring of Automatic Transfer Switch (Bollers)

Bid Package / Scope of Work	Subcontractor	Cost
02A Abatement / Demolition	American Environmental	\$0.00
03A Concrete	Marguerite Concrete, Inc.	\$0.00
05A Structural Steel	SuperMetal Structures Inc.	\$0.00
06A Millwork	Polybois	\$0.00
07C Metal Panels	Salem Glass Company	\$0.00
07D Spray Fireproofing	Ricnor Construction, Inc.	\$0.00
08A Storefront	Salem Glass Company	\$0.00
08C Doors, Frames, and Hardware	Kanco Supply Corp. of Boston	\$0.00
09A Drywall & General Trades	Central Cellings, Inc.	\$0.00
09F Wood Athletic Flooring	JJ Curran	\$0.00
09G Resinous Floors	Stonhard	\$0.00
09H Carpeting	Capital Carpet & Flooring Specialists	\$0.00
10A Specialties	Managanaro	\$0.00
10B Signage	Metro Signs	\$0.00
10C Overhead Doors	Baron	\$0.00
11A Theater Lighting	Barbazon	\$0.00
11B Gym Equipment and Bleachers	The Pappas Co.	\$0.00
11C Food Service Equipment	Kitteridge Equipment Company, Inc.	\$0.00
12B Window Treatments	Walker Specialties	\$0.00
31A Site Enabling	J. Derenzo Co.	\$0.00
32A Landscaping	Brightview	\$0.00
Subguard Insurance (CDI)	1.20%	\$0.00
Subcontractor Total		\$0.00

Bid Package / Scope of Work	Trade Contractor	Cost
04A Masonry	Fernandes Masonry, Inc.	\$0.00
05B Miscellaneous & Ornamental Iron	United Steel, Inc.	\$0.00
07A Waterproofing and Caulking	Armani Restoration, Inc.	\$0.00
07B Roofing and Flashing	J.D. River & Co. Inc.	\$0.00
08B Glass and Glazing	Kapiloff's Glass, Inc.	\$0.00
09B Resilient Flooring	CJM Services, Inc.	\$0.00
09C Tile	Pavillion Floors, Inc.	\$0.00
09D Painting	Color Concepts Inc.	\$0.00
09E Acoustical Ceiling Tile	The Cheviot Corporation	\$0.00
14A Elevator	Delta Elevator Service Corp.	\$0.00
21A Fire Protection	Johnson Controls Fire Protection LP	\$0.00
22A Plumbing Enabling.	Patrick J. Kennedy & Sons, Inc.	\$0.00
23A HVAC	Patrick J. Kennedy & Sons, Inc.	\$4,580.00
26A Electrical	Wayne J Griffin Electric, Inc.	\$0.00
Bond (included in above cost)		
Trade Contractor Total		\$4,580.00

Subcontractor/Trade Contractor Total	-	\$4,580.00
General Conditions		\$0.00
CM Bond	0.600%	\$27.00
Total CCIP	2.750%	\$130.00
Fee	5.00%	\$237.00
TOTAL		\$4,974.00

**Request for Quotation  
(RFQ)**

Project Name: Brookline - Driscoll  
School  
Gilbane Project No.: J08864.000

PCI: OS-00402

Due Date: 12/14/2023

Attention:  
To: Patrick J Kennedy & Sons Inc  
39 Gibson Street

Date Issued: 12/4/2023 1:38:49 PM

Boston  
MA  
02122

Contract: J08864.000-0012

PCI Subject: ASI #87 BMS Monitoring of Automatic Transfer Switch (Boilers)

Scope:

HVAC

Attachments:

Number	Title	Change Date	Revision
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☐ Do Not Proceed, submit quotation only      ☐ Submittal(s) required      ☐ Proceed with the work & submit quotation

Return this request with your quotation noted below and attach all detailed documentation for the change outlined above. Your quotation will not be considered valid unless detailed documentation is included. Failure to comply will result in payment delays.

**Section to be Completed by the Trade Contractor**

☐ No Change to contract price or schedule

The following pricing is for the changes outlined above. Zero (\$0) dollars have been entered for changes that have no cost impact.

Job	Phase Code	Description	Quoted Amount	Diversity Participation
J08864.000	01.23A.230000.TC	HVAC	\$ 5,209.86 \$4,579.91	
			\$ 0	

This change increases/(decreases) our Disadvantaged Business Enterprise participation by the below amounts which are included in the above quotation:

Phase Code	Company	(Minority) MBE	(Women) WBE	(Small) SBE	Other	Disadvantaged DBE
01.23A.230000.TC	Patrick J Kennedy & Sons Inc	%	%	%	%	%

The above changes will necessitate additional days extension of the original contract completion date by

0 days

Note that any days extension requested will require substantiating documentation to support the request for time including demonstration of the direct impact to the critical path. If left blank, no additional time extensions will be accepted.

**Upload Your Supporting Documentation Here**

Close

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20

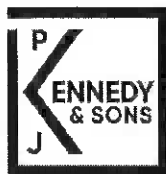
**Signatures**

Gilbane Building Company

<p align="center"><b>Gilbane Building Company</b></p> <p><b>Signed: 12/4/2023 1:38:49 PM Eastern Standard Time - By: Robert Hannula, (Project Engineer II)</b></p> <p><b>Gilbane Building Company: 10.126.8.59</b></p>
--

Patrick J Kennedy & Sons Inc

<b>By:</b>	_____
<b>Title:</b>	Project Manager
<b>Company:</b>	Patrick J Kennedy & Sons Inc.
<b>Date:</b>	12/5/2023 (Revised 01/04/2024) (Revised 01/25/2024)
<b>Printed Name:</b>	Raymond Hanley



Patrick J. Kennedy &amp; Sons, Inc.

MECHANICAL CONTRACTORS

39 Gibson Street  
 Boston, MA 02122-1222  
 Ph : (617)265-5535

## PROPOSED CHANGE ORDER

Number: PCO-0045R2

Date: 12/5/23

Phone:

Job: 2021-05 Driscoll School - HVAC

To: Douglas Murphy  
 Gilbane Building Co  
 10 Channel Center St  
 Suite 100  
 Driscoll School - HVAC  
 Boston, MA 02210

Description: OS-00402 ASI-87 BMS Monitoring of the Automatic Transfer Switch

Source: ASI # 087

Additional BMS costs associated with monitoring the Automatic Transfer Switch per JCI attached proposal dated 12/4/23.

Rev1 - PJK has adjusted JCI hours down to the noted 8hrs. 01/04/2024

Rev2 - PJK adjusted JCI OHP 01/25/2024

## Notes:

- Pricing valid until 2/15/24
- Premium time costs excluded
- Any Patching and painting is excluded.

Description	Quantity	Unit	Unit Price	Price
Sub-Contractors (JCI)	1.00	ls	\$7,022.90	\$7,022.90
Sub-Contractors (PJK Adjustment JCI Hrs)	-12.00	hrs	\$190.00	<del>\$2,280.00</del>
Sub-Contractors (PJK Adjustment JCI OHP)	1.00	ls	\$-228.00	<del>\$-228.00</del>
			Subtotal:	\$4,514.90
		Bond Cost	\$4,514.90	1.44%
				\$65.01
			Total:	\$4,579.91

Please note that Patrick J. Kennedy &amp; Sons, Inc. will require an extra 0 days.

If you have any questions, please contact me at 617-446-8000.

Submitted by: Raymond Hanley  
 Patrick J. Kennedy & Sons, Inc

Approved by: \_\_\_\_\_  
 Date: \_\_\_\_\_

**Original Submittal Response:**

We have reviewed the Patrick J. Kennedy & Sons, Inc. portion of Authorization to Proceed No. 394 in the amount of \$7,529.00 for the costs associated with providing status of the Automatic Transfer Switch to determine when the building is operating on emergency power. We do not recommend approval at this time and offer the following comments for your consideration:

- Johnson Control, Inc.'s quoted 20 hours for a HVAC Controls Engineer appears excessive for the limited scope outlined in ASI #87. We recommend this labor be reduced to 8 hours. Please note, the additional scope is limited to the addition of monitoring the ATS status to determine emergency power. As such, the referenced boiler and heat recovery chiller limitations are owned per project contract drawing M301, "Emergency Power Sequence".
- Remaining wiring labor, project management labor, and material costs appear acceptable.

**PJK Resubmittal 01/04/20224:**

**We adjusted JCI's costs to correspond with GGDs comment above.**

**PJK Resubmittal 01/25/20224:**

**We additionally reduced OHP to match the labor adjustment made.**



## Proposal

Johnson Controls  
39 Salem Street  
Lynnfield, MA 01940-0840  
Phone: 781-246-5500  
Fax: 781-245-9561

**TO:** Atn: Ray Hanley  
P.J. Kennedy

**Date:** December 4, 2023

**Project:** Driscoll School in Brookline  
**Proposal Ref:** ATS monitoring

We propose to furnish the materials and/or perform the work described below for the net price of:

~~\$7,643.90~~  
\$7,022.90

**SEVEN THOUSAND SIX HUNDRED FORTY-THREE AND 90/100 DOLLARS**

**For the above price this proposal includes:**

Extra work required for monitoring of Automatic Transfer Switch.

- Electrical install of wiring needed to monitor ATS and control Electric boilers.
- Engineering for programming monitoring point and control points to the HRC and Electric boilers
  - o Programming
  - o P2P checkout
  - o Creating new graphics
  - o Third Party Commissioning
- Project management

**This proposal DOES NOT include:**

- Premium Time
- Patching and painting

This proposal and alternates listed below are hereby  
accepted and Johnson Controls is authorized to proceed

This proposal is valid until: 31 December 2023

JCI Controls, Inc.

Project:  
Reference Number:

Page: 2

**with work; subject, however to credit approval by Johnson  
Controls, Inc., Milwaukee, Wisconsin.**

Customer

**Name:** \_\_\_\_\_  
**Title:** \_\_\_\_\_  
**Date:** \_\_\_\_\_  
\_\_\_\_\_

Johnson Controls, Inc.

**Name:** \_\_\_\_\_  
**Title:** \_\_\_\_\_  
**Date:** \_\_\_\_\_  
\_\_\_\_\_



JCI Controls, Inc.

Project:  
Reference Number:

Page: 3

<b>Description</b>	<b>Totals</b>
Equipment & Material	\$ -
Facilities, Tools & Miscellaneous	\$ -
Johnson Controls Labor	\$ 3,890.00
Total JCI Cost	\$ 3,890.00
Total JCI w/ OH&P	\$ 4,473.50
Sucontractors	\$ 2,317.64
Total Subcontractors w/ OH&P	\$ 2,549.40
Subtotal	\$ 7,022.90
<b>Total Sell Price</b>	<b>\$ 7,022.90</b>

<b>500 - Subcontractors</b>			
<i>Electrical Subcontractor</i>	<i>Rate</i>	<i>Hours</i>	<i>Totals</i>
Foreman Straight Time	\$ 160.33	8	\$ 1,282.64
Foreman Over Time	\$ -	0	\$ -
Foreman Differential	\$ -	0	\$ -
Journeyman Straight Time	\$ -	0	\$ -
Journeyman Over Time	\$ -	0	\$ -
Journeyman Differential	\$ -	0	\$ -
Materials, Tools, Rentals			\$ 185.00
<b>Lump Sum Proposal</b>			\$ -
<i>Total Electrical</i>	\$ 1,467.64		
<i>Pneumatics</i>	<i>Rate</i>	<i>Hours</i>	<i>Totals</i>
Foreman Fitter Straight Time	\$ -	0	\$ -
Foreman Overtime	\$ -	0	\$ -
Foreman Differential	\$ -	0	\$ -
Journeyman Straight Time	\$ -	0	\$ -
Journeyman Over Time	\$ -	0	\$ -
Journeyman Differential	\$ -	0	\$ -
Materials, Tools, Rentals			
<b>Signed Slips</b>			
<i>Total Instrumentation</i>	\$ -		
Graphics	\$ 850.00		
<b>Subcontractor Totals</b>	\$ 2,317.64		

JCI Controls, Inc.

Project:  
Reference Number:

Page: 4

<b>700 - Johnson Controls, Inc</b>	<i>Rate</i>	<i>Hours</i>	<i>Totals</i>	
Project Management	\$ <del>270.00</del>	<del>2.0</del>	<del>\$ 540.00</del>	
HVAC Controls Lead Systems Specialist	\$ 225.00	0.0	\$ -	
HVAC Controls System Engineer	\$ 190.00	20.0	\$ 3,800.00	
HVAC Controls Technician	\$ 175.00	0.0	\$ -	
COA Administrative Support	\$ 90.00	1.0	\$ 90.00	
Vehicle, Safety and Tools	\$ 230.00	0.0	\$ -	
			<del>\$ 4,430.00</del>	\$3,890.00
<b>Total Labor</b>	<del>\$ 4,430.00</del>			
	\$3,890.00			

## TERMS AND CONDITIONS

By accepting this proposal, Purchaser agrees to be bound by the following terms and conditions:

1. **SCOPE OF WORK.** This proposal is based upon the use of straight time labor only. Plastering, patching and painting are excluded. "In-line" duct and piping devices, including, but not limited to, valves, dampers, humidifiers, wells, taps, flow meters, orifices, etc., if required hereunder to be furnished by Johnson Controls, Inc. (hereinafter referred to as JCI), shall be distributed and installed by others under JCI's supervision but at no additional cost to JCI. Purchaser agrees to provide JCI with required field utilities (electricity, toilets, drinking water, project hoist, elevator service, etc.) without charge. JCI agrees to keep the job site clean of debris arising out of its own operations. Purchaser shall not back charge JCI for any costs or expenses without JCI's written consent unless specifically noted in the statement of the scope of work or services undertaken by JCI under this agreement. JCI's obligations under this agreement expressly exclude any work or service of any nature associated or connected with the identification, abatement, clean up, control, removal, or disposal of environment Hazards or dangerous substances, to include but not be limited to asbestos or PCSs, discovered in or on the premises. Any language or provision of the agreement elsewhere contained which may authorize or empower the Purchaser to change, modify, or alter the scope of work or services to be performed by JCI shall not operate to compel JCI to perform any work relating to Hazards without JCI's express written consent.
2. **INVOICING & PAYMENTS.** JCI may invoice Purchaser monthly for all materials delivered to the job site or to an off-site storage facility and for all work performed on-site and off-site. Ten percent (10%) of the contract price is for engineering, drafting and other mobilization costs incurred prior to installation. This 10% shall be included in JCI's initial invoice. Purchaser agrees to pay JCI the amount invoiced upon receipt of the invoice. Waivers of lien will be furnished upon request as the work progresses to the extent payments are received. If JCI's invoice is not paid within 30 days of its issuance, it is delinquent.
3. **MATERIALS.** If the materials or equipment included in this proposal become temporarily or permanently unavailable for reasons beyond the control and without the fault of JCI, then in the case of such temporary unavailability, the time for performance of the work shall be extended to the extent thereof, and in the case of permanent unavailability, JCI shall (a) be excused from furnishing said materials or equipment, and (b) be reimbursed for the difference between the cost of the materials or equipment permanently unavailable and the cost of a reasonably available substitute therefore.
4. **WARRANTY.** JCI warrants that the equipment manufactured by it shall be free from defects in material and workmanship arising from normal usage for a period of ninety (90) days from delivery of said equipment, or if installed by JCI, for a period of ninety (90) days from installation. JCI warrants that for equipment furnished and/or installed but not manufactured by JCI, JCI will extend the same warranty terms and conditions which JCI receives from the manufacturer of said equipment. For equipment installed by JCI, if Purchaser provides written notice to JCI of any such defect within thirty (30) days after the appearance or discovery of such defect, JCI shall, at its option, repair or replace the defective equipment. For equipment not installed by JCI, if Purchaser returns the defective equipment to JCI within thirty (30) days after appearance or discovery of such defect, JCI shall, at its option, repair or replace the defective equipment and return said equipment to Purchaser. All transportation charges incurred in connection with the warranty for equipment not installed by JCI shall be borne by Purchaser. These warranties do not extend to any equipment which has been repaired by others, abused, altered or misused, or which has not been properly and reasonably maintained. THESE WARRANTIES ARE IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, BUT NOT LIMITED TO, THOSE OF MERCHANTABILITY AND FITNESS FOR A SPECIFIC PURPOSE
5. **LIABILITY.** JCI shall not be liable for any special, indirect or consequential damages arising in any manner from the equipment or material furnished or the work performed pursuant to this agreement.
6. **TAXES.** The price of this proposal does not include duties, sales, use, excise, or other similar taxes, unless required by federal, state or local law. In addition to the stated price, purchaser shall pay all taxes not legally required to be paid by JCI or, alternatively, shall provide JCI with acceptable tax exemption certificates. JCI shall provide Purchaser with any tax payment certificate upon request and after completion and acceptance of the work.
7. **DELAYS.** JCI shall not be liable for any delay in the performance of the work resulting from or attributed to acts or circumstances beyond JCI's control, including, but not limited to, acts of God, fire, riots, labor disputes, conditions of the premises, acts or omissions of the Purchaser, Owner or other Contractors or delays caused by suppliers or subcontractors of JCI, etc.
8. **COMPLIANCE WITH LAWS.** JCI shall comply with all applicable federal, state and local laws and regulations and shall obtain all temporary licenses and permits required for the prosecution of the work. Licenses and permits of a permanent nature shall be procured and paid for by the Purchaser.
9. **DISPUTES.** All disputes involving more than \$15,000 shall be resolved by arbitration in accordance with the rules of the American Arbitration Association. The prevailing party shall recover all legal costs and attorney's fees incurred as a result. Nothing here shall limit any rights under construction lien laws.
10. **INSURANCE.** Insurance coverage in excess of JCI's standard limits will be furnished when requested and required. No credit will be given or premium paid by JCI for insurance afforded by others.
11. **INDEMNITY.** The Parties hereto agree to indemnify each other from any and all liabilities, claims, expenses, losses or damages, including attorneys' fees, which may arise in connection with the execution of the work herein specified and which are caused, in whole or in part, by the negligent act or omission of the Indemnifying Party.

JCI Controls, Inc.

Project:  
Reference Number:

Page: 6

12. OCCUPATIONAL SAFETY AND HEALTH. The Parties hereto agree to notify each other immediately upon becoming aware of an inspection under, or any alleged violation of, the Occupational Safety and Health Act relating in any way to the project or project site.

13. LEGAL FEES. Purchaser agrees to pay and reimburse JCI for any and all reasonable legal fees which are incurred by JCI in the collection of amounts due and payable under this Agreement.

14. ENTIRE AGREEMENT. This proposal, upon acceptance, shall constitute the entire agreement between the parties and supersedes any prior representations or understandings.

15. CHANGES. No change or modification of any of the terms and conditions stated herein shall be binding upon Johnson unless accepted by Johnson in writing.

# ARCHITECTURAL SUPPLEMENTAL INFORMATION

To: Douglas Murphy

Project Name: Driscoll School

Project No.: 1823

Date of Issuance: December 4, 2023

ASI No.: 087

Re: BMS Monitoring of Automatic Transfer Switch  
(Boilers)

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The work shall be carried out in accordance with the supplemental instructions described herein issued in accordance with the Contract Documents without change in the Contract Sum or Contract Time. Prior to proceeding in accordance with these instructions, indicate your acceptance of these instructions for minor change to the Work as consistent with the Contract Documents and return a copy to the Designer. The additions, deletions, or modifications described herewith are for information only. Changes to the contract will be accomplished by Change Order or Construction Change Directive.

## DESCRIPTION

Clarification for monitoring emergency power status and limitations on the boiler plant operation.

## ATTACHMENTS

M86921 BMS Monitoring of Automatic Transfer Switch

GGD Consulting Engineers, Inc.

M#86921  
J#680 018 00.00

DATE: December 4, 2023

MEMO

TO: Carol Harris  
Jonathan Levi Architects

FROM: Sean Strassell



DEPT: Mechanical

PROJECT: Driscoll School  
Brookline, MA

SUBJECT: BMS Monitoring of the Automatic Transfer Switch

---

Please issue the following to the HVAC, ATC, and Electrical Contractors:

At the request of the Owner, please provide pricing to add the following into the project scope of the ATC Contactor:

Provide monitoring of the Automatic Transfer Switch (ATS) through the ATS control panel for the purpose of determining emergency power status. The emergency power status shall further be utilized to enable emergency power limitations on the boiler plant per drawing M010 schedule notes, heat recovery heat pump chiller, and associated pumps per the "emergency power sequence" on drawing M301. When in emergency power restriction, the boiler plant shall be limited to single boiler operation and the heat pump heat recovery chiller shall be restricted to 3 of the 6 modules.

If you have any questions or concerns regarding the above, please contact our office at your earliest convenience.

SS: ss

Cc: Mark L. Warner AIA LEED BD+C, Jonathan Levi Architects  
James Machek, AIA LEED AP, Jonathan Levi Architects  
Frank J. Mortell, GGD Consulting Engineers, Inc.

**Gilbane Building Company  
Authorization To Proceed**

**CONTRACT FOR:** Brookline - Driscoll School  
**OWNER:** Town of Brookline  
**ADDRESS:** 333 Washington Street  
 Brookline, MA, 02445

**ARCHITECT:** Jonathan Levi Architects LLC, Mark Warner

**PROJECT NUMBER:** J08864.000  
**ATP NO:** ATP-0404  
**ATP VERSION:** 0  
**DATE OF ISSUANCE:**  
**SUBMITTED BY:** Gilbane Building Company  
**ALTERNATE TRACKING #:**

The Contract Documents are hereby amended to include the additional Work described below, which is outside of the current scope of the Work and constitutes a change.

**Upon Owner approval,** Gilbane Building Company **will proceed with the Work promptly.**

Costs as incurred are in addition to the current contract Sum and will be invoiced and paid on a monthly basis and identified as separate items within the requisition. Once final cost of the Work involved and change in Sum and Time (if any) are fully determined, it will be submitted for inclusion in a final Change Order adjusting the Contract Sum and/or Time.

**TITLE:** RFI #809- Removing Millwork Benches

**DESCRIPTION:** This ATP represents the cost associated with removing the millwork benches in the hallway, and replacing the VCT flooring that was under the benches that the benches were fastened through, per RFI 809 and RFI 809.1

**Attachments:**

Number	Description:	PCI Number	Change Date	Revision
00000001	ATP-404 Backup.pdf		12/22/2023	

The Following information is provided by Gilbane Building Company  
**Method of determining change in Contract:**

☒ Guaranteed Maximum Price ☐ Cost Plus Fee ☐ Unit Price ☐ Lump Sum  
☐ Other

**Change In Contract Sum**  
 Dollar Amount: \$3,374.00

☒ Fixed ☐ Maximum ☐ Estimated ☐ Time and Material

**Change In Contract Time**  
 Time (Days): TBD

☒ Fixed ☐ Maximum ☐ Estimated

Job	PCI No.	Description	Phase Code	SubContractor	Amount	Accept?
J08864.000	OS-00373	Millwork	01.06A.053000.X	Polybois Inc	\$1,289.00	<input type="radio"/> Yes <input type="radio"/> No
J08864.000	OS-00373	Resilient Flooring	01.09B.096000.X	CJM Services, Inc.	\$1,802.00	<input type="radio"/> Yes <input type="radio"/> No

Job	PCI No.	Description	Phase Code	SubContractor	Amount	Accept?
J08864.000	OS-00373	Gen & Excess Liability Insurance	99.970.950050.Z		\$88.00	<input checked="" type="radio"/> Yes <input type="radio"/> No
J08864.000	OS-00373	Performance & Payment Bond	99.970.997000.Z		\$19.00	<input checked="" type="radio"/> Yes <input type="radio"/> No
J08864.000	OS-00373	Subcontractor Default Insurance	99.975.996000.Z		\$15.00	<input checked="" type="radio"/> Yes <input type="radio"/> No
J08864.000	OS-00373	Fee	99.999.999000.Z		\$161.00	<input checked="" type="radio"/> Yes <input type="radio"/> No
TOTAL FOR PCI No. OS-00373					\$3,374.00	

**Submitted Amt:** \$3,374.00



Gilbane Building Company

Gilbane Building Company	
Signed: 12/26/2023 10:49:18 AM Eastern Standard Time - By: Douglas Murphy (Project Executive )	
Gilbane Building Company: 10.126.8.57	

Jonathan Levi Architects LLC

DocuSigned by:	
By:	Carol Harris
	AE1EA2FE15C445D
Title:	Project Manager
Company:	Jonathan Levi Architects
Date:	4/2/2024
Printed Name:	Carol Harris

LEFTFIELD, LLC

DocuSigned by:	
By:	Lynn Stapleton
	008F4076FA604E1
Title:	OPM
Company:	LeftField
Date:	4/1/2024
Printed Name:	Lynn Stapleton

Town of Brookline

DocuSigned by:	
By:	Lap Yan
	F260000347DD406
Title:	Director of Capital Construction
Company:	Town Of Brookline BLDG Dept
Date:	4/18/2024
Printed Name:	Lap Yan



Date: 12/22/2023  
Revised:

Project Name: Michael Driscoll School  
Project No: J08864

### Change Summary

Change Number: OS-373  
Description: RFI #809- Removing Millwork Benches

Bid Package / Scope of Work	Subcontractor	Cost
02A Abatement / Demolition	American Environmental	\$0.00
03A Concrete	Marguerite Concrete, Inc.	\$0.00
05A Structural Steel	SuperMetal Structures Inc.	\$0.00
06A Millwork	Polybois	\$1,289.00
07C Metal Panels	Salem Glass Company	\$0.00
07D Spray Fireproofing	Ricmor Construction, Inc.	\$0.00
08A Storefront	Salem Glass Company	\$0.00
08C Doors, Frames, and Hardware	Kamco Supply Corp. of Boston	\$0.00
09A Drywall & General Trades	Central Ceilings, Inc.	\$0.00
09F Wood Athletic Flooring	JJ Curran	\$0.00
09G Resinous Floors	Stonhard	\$0.00
09H Carpeting	Capital Carpet & Flooring Specialists	\$0.00
10A Specialties	Managanaro	\$0.00
10B Signage	Metro Signs	\$0.00
10C Overhead Doors	Baron	\$0.00
11A Theater Lighting	Barbazon	\$0.00
11B Gym Equipment and Bleachers	The Pappas Co.	\$0.00
11C Food Service Equipment	Kitteridge Equipment Company, Inc.	\$0.00
12B Window Treatments	Walker Specialties	\$0.00
31A Site Enabling	J. Derenzo Co.	\$0.00
32A Landscaping	Brightview	\$0.00
Subguard Insurance (CDI)	1.20%	\$15.00
<b>Subcontractor Total</b>		<b>\$1,304.00</b>

Bid Package / Scope of Work	Trade Contractor	Cost
04A Masonry	Fernandes Masonry, Inc.	\$0.00
05B Miscellaneous & Ornamental Iron	United Steel, Inc.	\$0.00
07A Waterproofing and Caulking	Armani Restoration, Inc.	\$0.00
07B Roofing and Flashing	J.D. Rivet & Co. Inc.	\$0.00
08B Glass and Glazing	Kapiloff's Glass, Inc.	\$0.00
09B Resilient Flooring	CJM Services, Inc.	\$1,802.00
09C Tile	Pavillion Floors, Inc.	\$0.00
09D Painting	Color Concepts Inc.	\$0.00
09E Acoustical Ceiling Tile	The Cheviot Corporation	\$0.00
14A Elevator	Delta Elevator Service Corp.	\$0.00
21A Fire Protection	Johnson Controls Fire Protection LP	\$0.00
22A Plumbing Enabling.	Patrick J. Kennedy & Sons, Inc.	\$0.00
23A HVAC	Patrick J. Kennedy & Sons, Inc.	\$0.00
26A Electrical	Wayne J Griffin Electric, Inc.	\$0.00
<i>Bond (included in above cost)</i>		
<b>Trade Contractor Total</b>		<b>\$1,802.00</b>

Subcontractor/Trade Contractor Total		\$3,106.00
General Conditions		\$0.00
CM Bond	0.600%	\$19.00
Total CCIP	2.750%	\$88.00
Fee	5.00%	\$161.00
<b>TOTAL</b>		<b>\$3,374.00</b>



# POLYBOIS INC.

MENUISERIE ARCHITECTURALE / ARCHITECTURAL MILLWORK

Tel.: (418) 338-4638 / 1-800-463-6322 / Fax: (418) 338-8059

Internet: <http://www.polybois.ca> / E-mail: [luc.m@polybois.ca](mailto:luc.m@polybois.ca)

TO: William Heiberger  
Gilbane Building Company

401 - 640 - 4336

DATE:	2023-10-19
PROJET:	Brookline Michael Driscoll School
CONTRAT #:	C-1987
CLIENT REF :	OS -373
POLYBOIS REF:	P-17

## MODIFICATION

EXTRA WORK ORDER 2342 TO REMOVE BENCHES PER OWNER REQUEST  
PER RFI 801

Material		0,00 \$	
Fabrication	0,00 78\$/h	0,00 \$	
Shipping		0,00 \$	
Installation	10,00 122,72 \$	1 227,20 \$	
O.H.P.:5%		61,36 \$	
Bond/QCP	0%	0,00 \$	
			<u>1 288,56 \$</u>

**TOTAL USD\$**

**1 288,56 \$**

APPROVED & AUTHORIZED BY:

BY: POLYBOIS INC.

\_\_\_\_\_  
NAME AND TITLE

\_\_\_\_\_  
DATE

Luc McCutcheon, eng.  
President, General Manager

[luc.m@polybois.ca](mailto:luc.m@polybois.ca)

Licence RBQ: 1208-3739-90



**POLYBOIS** INC.

MENUISERIE ARCHITECTURALE / ARCHITECTURAL MILLWORK

739, rue Monfette Est, Thetford Mines (Québec) Canada G6G 7K7

Tél. : 418-338-4638 / 1-800-463-6322

[www.polybois.ca](http://www.polybois.ca)



AWI

EWO 2342

PCO

## EXTRA WORK ORDER

Project : Driscoll School

Contractor : Gilbane

Job location : \_\_\_\_\_

Date: 10-17 + 10-18

### DESCRIPTION OF EXTRA WORK

DESCRIPTION OF EXTRA WORK  
Removal of Benches in hallway's (1<sup>st</sup> - 4<sup>th</sup> floor)  
and put in a Room in Basement

REF - 809

THE UNDERSIGNED HEREBY AUTHORIZES THE PERFORMANCE OF THE ABOVE WORK, WHICH CONSTITUTES AN EXTRA TO THE CONTRACT, AND FOR WHICH THE CONTRACTOR AGREES TO PAY UPON PRESENTATION OF INVOICE, TIME AND MATERIAL TO BE VERIFIED UPON COMPLETION OF THE WORK.

NAME OF CONTRACTOR (printed)

AUTHORIZED SIGNATURE

## LIST OF ALL MATERIAL FURNISHED

### LIST OF ALL LABOR FURNISHED

FOREMAN: Jason / Liberty

FOREMAN : \_\_\_\_\_

TOTAL FOREMEN:

REGULAR	PREMIUM	DOUBLE	TOTAL
1	1	1	3
2	2	2	4
3	3	3	6
4	4	4	8
5	5	5	10
6	6	6	12
7	7	7	14
8	8	8	16
9	9	9	18
10	10	10	20
11	11	11	22
12	12	12	24
13	13	13	26
14	14	14	28
15	15	15	30
16	16	16	32
17	17	17	34
18	18	18	36
19	19	19	38
20	20	20	40
21	21	21	42
22	22	22	44
23	23	23	46
24	24	24	48
25	25	25	50
26	26	26	52
27	27	27	54
28	28	28	56
29	29	29	58
30	30	30	60
31	31	31	62
32	32	32	64
33	33	33	66
34	34	34	68
35	35	35	70
36	36	36	72
37	37	37	74
38	38	38	76
39	39	39	78
40	40	40	80
41	41	41	82
42	42	42	84
43	43	43	86
44	44	44	88
45	45	45	90
46	46	46	92
47	47	47	94
48	48	48	96
49	49	49	98
50	50	50	100

5			

JOURNEYMAN :

Jeff Chompton



GILBANE BUILDING COMPANY

SIGNATURE ACKNOWLEDGES TIME AND MATERIALS EXPENDED FOR THE WORK BUT DOES NOT CHANGE THE CONTRACTUAL OBLIGATIONS OF EITHER PARTY.

TOTAL JOURNEYMEN

PCI #: 05-373

DATE \_\_\_\_\_

THE UNDERSIGNED VERIFIES THE PERFORMANCE OF THE ABOVE WORK, WHICH CONSTITUTES AN EXTRA TO THE CONTRACT, AND FOR WHICH THE CONTRACTOR AGREES TO PAY UPON PRESENTATION OF INVOICE. TIME AND MATERIAL TO BE VERIFIED UPON COMPLETION OF THE WORK.

NAME OF CONTRACTOR (printed)

AUTHORIZED SIGNATURE

White copy : GENERAL CONTRACTOR

Yellow cony : PROJECT MANAGER

Pink copy : SUPERINTENDENT

**CJM Change Order****FORMAT FOR SUBMISSION OF CHANGE ORDER****Job Name: Michael Driscoll School - T&M Slip #20512 10.24.2023****WORK OF THE "FILED SUB" CONTRACTOR****1. DIRECT LABOR: "FILED SUB CONTRACTOR":**

To Include: Prevailing Wage Per Specifications or Verified Union Base Wage, Health/Welfare, Pension and Annuities

<u>Trade</u>	<u>Classification</u>	<u>No. of Workers</u>	<u>Total Hrs. Worked</u>	<u>Pay Per Hour</u>	<u>Total Cost</u>
Flooring	Mechanic	1	8	\$ 78.88	\$ 631.04
Flooring	Mechanic	2	4	\$ 78.88	\$ 631.04
					\$ -
					\$ -
					\$ -
					\$ -

**TOTAL LABOR****COST: \$ 1,262.08****2. MATERIALS: "FILED SUB CONTRACTOR":**

<u>Type of Material</u>	<u>Quantity</u>	<u>Item Price</u>	<u>Total Cost</u>
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -

**TOTAL MATERIALS****COST: \$ -****3. EQUIPMENT: "FILED SUB CONTRACTOR":**

<u>Type of Equipment</u>	<u>Hours Required</u>	<u>Cost per Unit per hr.</u>	<u>Total Cost</u>
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -

**TOTAL EQUIPMENT****COST: \$ -****4. SUB TOTAL "FILED SUB CONTRACTOR" COST FOR ITEMS 1, 2. & 3:****SUB TOTAL: \$ 1,262.08****5. MISC. LUMP SUM SERVICES PROVIDED TO "FILED SUB CONTRACTOR" (POLICE DETAIL, UTILITIES, LUMP SUM SUB SUB WORK, ETC.):**

Type of Miscellaneous Lump Sum Service	Cost	Total Cost	
		\$ -	
		\$ -	
		\$ -	

TOTAL MISC. LUMP SUM SERVICE COST: \$ -

### CHANGE ORDER SUBMISSION FORMAT CONTINUED:

6. **"FILED SUB" ALLOWED 10% O&P Mark Up - MISC. LUMP SUM SERVICE** 10% x ITEM 5.: \$ -

7. SUB TOTAL **"FILED SUB CONTRACTOR"** LINE ITEMS 4., 5. & 6.: SUB TOTAL: \$ 1,262.08

8. **INSURANCE AND TAXES ON "FILED SUB CONTRACTOR" DIRECT LABOR ONLY:**

A. Insurance And Taxes At 30% (Enter 32% x Total of Item 1.): 30% x ITEM 1.: \$ 378.62

OR

B. Actual Documented Cost Of Insurance & Taxes On Direct Labor Only. As Per Contract Include Only The Following:

\* Workmen's Compensation

\* Massachusetts Unemployment Compensation

\* Federal Social Security

Documented Insurance & Taxes (Enter Approved % x Total of Item 1.): 0.00% x ITEM 1.: \$ -

9. **OVERHEAD AND PROFIT OF "FILED SUB CONTRACTOR":**

Filed Sub Contractor can charge 10% of actual total cost of Item 4.:

FILED SUB  
10% x ITEM 4.: \$ 126.21

10. **TOTAL OF ITEMS 7., 8. (A. or B.), 9.**

**TOTAL COST OF WORK PERFORMED BY "FILED SUB CONTRACTOR":**

\$ 1,766.91

11. **"FILED SUB CONTRACTOR" PREMIUM FOR BOND**

Only allowed to be used by "Filed Sub Contractor" if required by page "F." of the contract. Percentage of approved bond x item 23.

Total Work of the "Filed Sub Contractor":

2.0000% x ITEM 12.: \$ 35.34

12. **TOTAL CHANGE ORDER - ADD 10 AND 11**

\$ 1,802.25

PRODUCT 6558

**C.J.M. Services, Inc.**  
P.O. Box 424 - 50 Kerry Place  
Norwood, MA 02062  
P:781-440-0000 F:781-440-0046

**JOB WORK ORDER**  
**20512**

CUSTOMER'S ORDER NO.		PHONE	MECHANIC	HELPER	DATE OF ORDER 10.24.23
BILL TO Gilbane Building Co.		STARTING DATE 10/24/23			ORDER TAKEN BY
ADDRESS 10 Channel Center St Suite 100		<input type="checkbox"/> DAY WORK <input type="checkbox"/> CONTRACT <input type="checkbox"/> EXTRA			
CITY Boston MA 02110					
JOB NAME AND LOCATION Michael Driscoll School		JOB PHONE			
Brookline MA					

DESCRIPTION OF WORK:

3 Guys 8 hours 1 Guy - 8 HRS 2 Guys - 4 HRS demo

Rip up and Install  
Color circled in Hallways

# 2 C


3 A, C

4 A, C

**GILBANE BUILDING COMPANY**

SIGNATURE ACKNOWLEDGES TIME AND  
MATERIALS EXPENDED FOR THE WORK  
BUT DOES NOT CHANGE THE CONTRACTUAL  
OBLIGATIONS OF EITHER PARTY

PCI #: 05-373 DATE: 10/25/23

GILBANE: 

TOTAL MATERIALS			
TOTAL LABOR			
TAX			
DATE COMPLETED / /	WORK ORDERED BY	TOTAL AMOUNT	\$

Signature \_\_\_\_\_

☐ No one home ☐ Total amount due for above work; or ☐ Total billing to be mailed after completion of work

I hereby acknowledge the satisfactory completion of the above described work.

## Hannula, Robert

---

**From:** Adam Keane <akeane@leftfieldpm.com>  
**Sent:** Tuesday, October 17, 2023 4:39 PM  
**To:** Heiberger, William; Andrew Deschenes; Lynn Stapleton; Jim Rogers; Tony Guigli; David Youkilis; Karen King  
**Cc:** mwarner@leviarc.com; Carol Harris; Murphy, Douglas J.; Hannula, Robert; Seiferth, Lucas X.  
**Subject:** Re: Driscoll School - RFI #809 - Delete Millwork Benches (OS-373)

[EXTERNAL]

Bill,

Yes, that's correct. Thanks

Adam Keane

Project Executive

Boston | Worcester | Providence

c: 617.593.9539

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



---

**From:** Heiberger, William <WHeiberger@GilbaneCo.com>

**Date:** Tuesday, October 17, 2023 at 3:45 PM

**To:** Adam Keane <akeane@leftfieldpm.com>, Andrew Deschenes <adeschenes@leftfieldpm.com>, Lynn Stapleton <lstapleton@leftfieldpm.com>, Jim Rogers <jrogers@leftfieldpm.com>, Tony Guigli <tguigli@brooklinema.gov>, David Youkilis <david\_youkilis@psbma.org>, Karen King <karen\_king@psbma.org>

**Cc:** mwarner@leviarc.com <mwarner@leviarc.com>, Carol Harris <charris@leviarc.com>, Murphy, Douglas J. <D.Murphy@GilbaneCo.com>, Hannula, Robert <RHannula@GilbaneCo.com>, Seiferth, Lucas X. <LXSeiferth@GilbaneCo.com>

**Subject:** Driscoll School - RFI #809 - Delete Millwork Benches (OS-373)

Adam-

This email is to confirm that Gilbane is to remove the millwork benches in accordance with RFI-809. Polybois will be directed to proceed on a T&M basis, cost will be tracked under OS-373.

William Heiberger  
Manager of Engineering  
Gilbane Building Company



Cell: (401) 640-4336

On Oct 17, 2023, at 11:01 AM, Michel Lalonde <[michel.l@polybois.ca](mailto:michel.l@polybois.ca)> wrote:

[EXTERNAL]

Guys

Do you need us to get involve on this , if yes not sure that it is clear what they want , please advised

Michel Lalonde

Gérant de projets Sénior / Senior Project Manager

Polybois Inc.  
739, Monfette Est  
Thetford Mines, Québec  
Canada, G6G 7K7  
Tel: 418.338.4638, ext:242  
Cel: 418.814.0042  
Fax: 418.338.8059  
Email: [michel.l@polybois.ca](mailto:michel.l@polybois.ca)

De : William Heiberger (Gilbane Building Company) <[Gilbane\\_Building\\_Company@procoretech.com](mailto:Gilbane_Building_Company@procoretech.com)>

Envoyé : 26 septembre 2023 15:30

À : Michel Lalonde <[michel.l@polybois.ca](mailto:michel.l@polybois.ca)>

Objet : Michael Driscoll School - Brookline: RFI #809 has been closed

Michael Driscoll School -  
Brookline



More details [View online](#) [Open In App](#)

RFI #809 - Millwork Benches - Deletion has been closed.

## RFI Details

### QUESTION 1

Asked By: William Heiberger (Gilbane Building Company)

Date: Thu Sep 21, 2023 at 07:01 am EDT

---

Location:	Holistic Building
Question:	<p>It is our understanding that the school has requested the millwork benches to be deleted. Please confirm which benches are to be removed. Note the benches have been fastened down thru the finish flooring so flooring will need to be replaced.</p> <p>1. Clarify what benches are to be removed and what to do with them.</p> <p>2. Provide pattern sketch on how the VCT flooring is to be addressed at deleted benches.</p>
Attachments:	None

---

### Official Response

---

Answered By:	Carol Harris (Jonathan Levi Architects LLC)
Date:	Tue Sep 26, 2023 at 03:17 pm EDT
Response:	Refer to JLA response attached.
Attachments:	<a href="#">RFI-809 Millwork Benches RESPONSE.pdf</a>

---

### All Replies

---

Answered By:	Carol Harris (Jonathan Levi Architects LLC)
Date:	Tue Sep 26, 2023 at 03:17 pm EDT
Response:	Refer to JLA response attached.
Attachments:	<a href="#">RFI-809 Millwork Benches RESPONSE.pdf</a>

---

### ADDITIONAL DETAILS

---

Project:	Michael Driscoll School - Brookline
Subject:	Millwork Benches - Deletion
Date Initiated:	09/21/23
Created By:	William Heiberger (Gilbane Building Company)

---

Assigned To: Machek, James (Jonathan Levi Architects LLC)  
Warner, Mark (Jonathan Levi Architects LLC)  
Harris, Carol (Jonathan Levi Architects LLC)

Responsible Contractor: Gilbane Building Company

Received From: Lucas Seiferth (Gilbane Building Company)

Distribution List: Deschenes, Andrew (LEFTFIELD, LLC)  
Hannula, Robert (Gilbane Building Company)  
Lalonde, Michel (Polybois Inc)  
Morris, Charles (CJM Services, Inc.)  
Murphy, Doug (Gilbane Building Company)  
Seiferth, Lucas (Gilbane Building Company)  
Wilson, Dave (Gilbane Building Company)

Cost Impact: Yes (Unknown)

[View online](#) [Open In App](#)

Powered By Procore | [support@procore.com](mailto:support@procore.com) | <https://support.procore.com>

**RFI #809**

Gilbane Building Company  
10 Channel Center Street  
Suite 100  
Boston, Massachusetts 02210  
Phone: (617) 478-2981

**Project:** J08864.000 - Michael Driscoll School - Brookline  
725 Washington Street  
Brookline, Massachusetts 02446

## Millwork Benches - Deletion

<b>TO:</b>	James Machek (Jonathan Levi Architects LLC) Mark Warner (Jonathan Levi Architects LLC) Carol Harris (Jonathan Levi Architects LLC)	<b>FROM:</b>	William Heiberger (Gilbane Building Company) 7 Jackson Walkway Providence, Rhode Island 02903
<b>DATE INITIATED:</b>	09/21/2023	<b>STATUS:</b>	Closed on 09/26/23
<b>LOCATION:</b>	Holistic Building	<b>DUE DATE:</b>	09/26/2023
<b>PROJECT STAGE:</b>		<b>COST CODE:</b>	
<b>SUB JOB:</b>		<b>SCHEDULE IMPACT:</b>	
<b>COST IMPACT:</b>	Yes (Unknown)	<b>SPEC SECTION:</b>	
<b>DRAWING NUMBER:</b>		<b>REFERENCE:</b>	
<b>LINKED DRAWINGS:</b>			

**RECEIVED FROM:** Lucas Seiferth (Gilbane Building Company)

**COPIES TO:**

Andrew Deschenes (LEFTFIELD, LLC), Robert Hannula (Gilbane Building Company), Michel Lalonde (Polybois Inc), Charles Morris (CJM Services, Inc.), Doug Murphy (Gilbane Building Company), Lucas Seiferth (Gilbane Building Company), Dave Wilson (Gilbane Building Company)

### Question from William Heiberger (Gilbane Building Company) at 07:01 AM on 09/21/2023

It is our understanding that the school has requested the millwork benches to be deleted. Please confirm which benches are to be removed. Note the benches have been fastened down thru the finish flooring so flooring will need to be replaced.

1. Clarify what benches are to be removed and what to do with them.
2. Provide pattern sketch on how the VCT flooring is to be addressed at deleted benches.

**Official Response:** Carol Harris (Jonathan Levi Architects LLC) responded on Tuesday, September 26th, 2023 at 3:17PM EDT

Refer to JLA response attached.

**Attachments:**

RFI-809 Millwork Benches\_RESPONSE.pdf

### All Replies:

### Response from Carol Harris (Jonathan Levi Architects LLC) at 03:17 PM on 09/26/2023

Refer to JLA response attached.

**Attachments:**

RFI-809 Millwork Benches\_RESPONSE.pdf

If the information provided in the response to this RFI constitutes a change in contract price or time, the trade contractor shall not proceed with this work unless authorized to do so by the Construction Manager in writing. The trade contractor shall provide the Construction Manager written notice within five (5) working days from receipt of this Request for Information that this RFI constitutes a change. Should no change be required, a no cost change will be issued to you incorporating this RFI into your contract.

BY \_\_\_\_\_

DATE \_\_\_\_\_

COPIES TO \_\_\_\_\_

**RFI #809**

Gilbane Building Company  
10 Channel Center Street  
Suite 100  
Boston, Massachusetts 02210  
Phone: (617) 478-2981

Project: J08864.000 - Michael Driscoll School - Brookline  
725 Washington Street  
Brookline, Massachusetts 02446

## Millwork Benches

<b>TO:</b>	Mark Warner (Jonathan Levi Architects LLC) James Machek (Jonathan Levi Architects LLC) Carol Harris (Jonathan Levi Architects LLC)	<b>FROM:</b>	William Heiberger (Gilbane Building Company) 7 Jackson Walkway Providence, Rhode Island 02903
<b>DATE INITIATED:</b>	09/21/2023	<b>STATUS:</b>	Open
<b>LOCATION:</b>	Holistic Building	<b>DUE DATE:</b>	09/26/2023
<b>PROJECT STAGE:</b>		<b>COST CODE:</b>	
<b>SUB JOB:</b>		<b>SCHEDULE IMPACT:</b>	
<b>COST IMPACT:</b>	Yes (Unknown)	<b>SPEC SECTION:</b>	
<b>DRAWING NUMBER:</b>		<b>REFERENCE:</b>	
<b>LINKED DRAWINGS:</b>			

**RECEIVED FROM:** Lucas Seiferth (Gilbane Building Company)

**COPIES TO:**  
Andrew Deschenes (LEFTFIELD, LLC), Robert Hannula (Gilbane Building Company), Michel Lalonde (Polybois Inc), Charles Morris (CJM Services, Inc.), Doug Murphy (Gilbane Building Company), Lucas Seiferth (Gilbane Building Company), Dave Wilson (Gilbane Building Company)

### Question from William Heiberger (Gilbane Building Company) at 07:01 AM on 09/21/2023

It is our understanding that the school has requested the millwork benches to be deleted. Please confirm which benches are to be removed. Note the benches have been fastened down thru the finish flooring so flooring will need to be replaced.

1. Clarify what benches are to be removed and what to do with them.
2. Provide pattern sketch on how the VCT flooring is to be addressed at deleted benches.

Awaiting an Official Response

### All Replies:

- 1) Refer to following JLA sketch highlighting millwork benches to be deleted at levels 2-4 per owner request.
- 2). VCT flooring patterns in these areas shall remain as shown in finish plans (A140 series).  
Refer to PR-028. Installed benches (to be removed) may be used as a reference template.

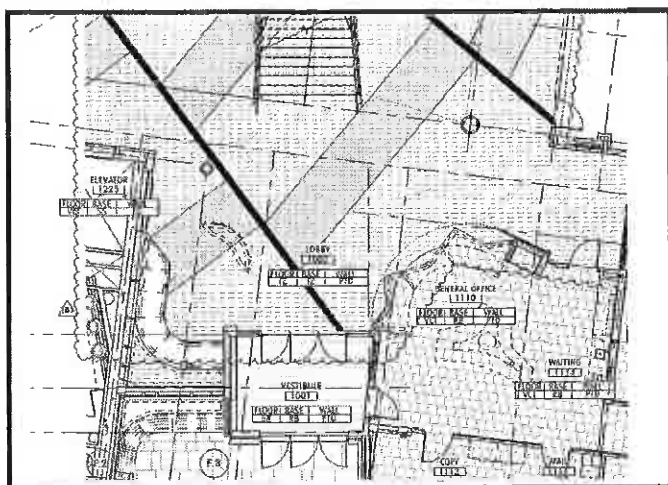
Jarnes Machek JLA 09/26/23

If the information provided in the response to this RFI constitutes a change in contract price or time, the trade contractor shall not proceed with this work unless authorized to do so by the Construction Manager in writing. The trade contractor shall provide the Construction Manager written notice within five (5) working days from receipt of this Request for Information that this RFI constitutes a change. Should no change be required, a no cost change will be issued to you incorporating this RFI into your contract.

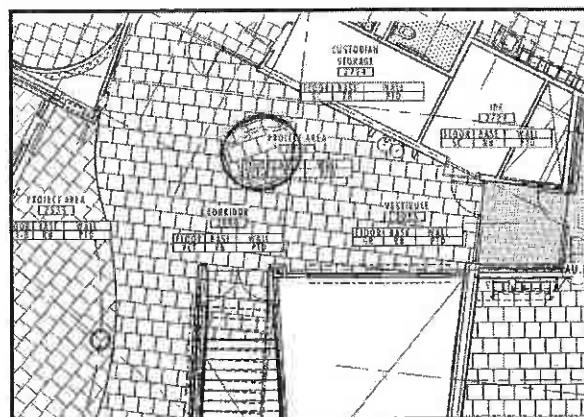
BY \_\_\_\_\_

DATE \_\_\_\_\_

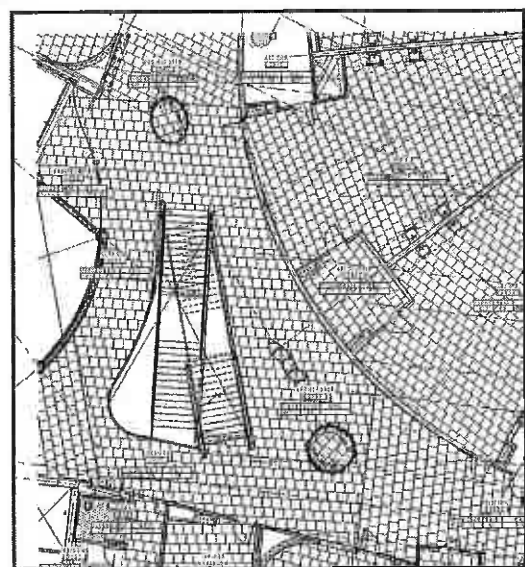
COPIES TO \_\_\_\_\_



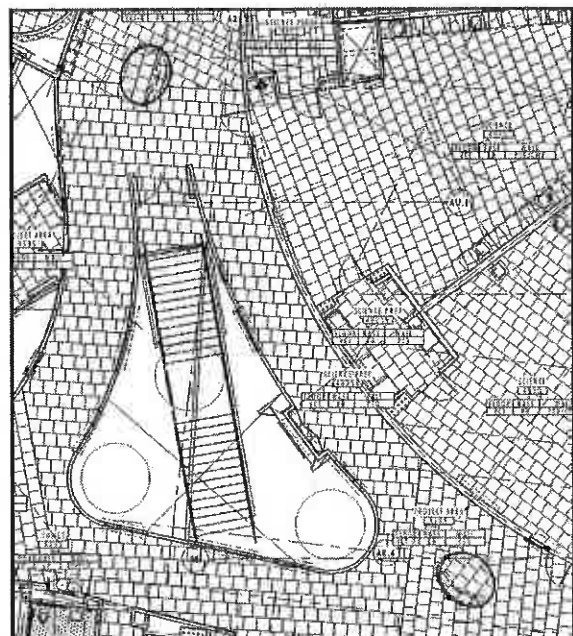
Level 1



Level 2



Level 3



Level 4



RFI #809.1

Gilbane Building Company  
10 Channel Center Street  
Suite 100  
Boston, Massachusetts 02210  
Phone: (617) 478-2981

Project: J08864.000 - Michael Driscoll School - Brookline  
725 Washington Street  
Brookline, Massachusetts 02446

## REV Millwork Benches-Deletion

<b>TO:</b>	Andrew Deschenes (LEFTFIELD, LLC)	<b>FROM:</b>	William Heiberger (Gilbane Building Company)
<b>DATE INITIATED:</b>	10/05/2023		7 Jackson Walkway
<b>LOCATION:</b>			Providence, Rhode Island 02903
<b>PROJECT STAGE:</b>		<b>STATUS:</b>	Closed on 10/18/23
<b>SUB JOB:</b>		<b>DUE DATE:</b>	10/10/2023
<b>COST IMPACT:</b>		<b>COST CODE:</b>	
<b>DRAWING NUMBER:</b>		<b>SCHEDULE IMPACT:</b>	
<b>LINKED DRAWINGS:</b>		<b>SPEC SECTION:</b>	
		<b>REFERENCE:</b>	

**RECEIVED FROM:** William Heiberger (Gilbane Building Company)

**COPIES TO:**

Tristan Bezzant (Gilbane Building Company), Colleen Shouldice (Gilbane Building Company), Andrew Deschenes (LEFTFIELD, LLC), Tammy Errington (CJM Services, Inc.), Robert Hannula (Gilbane Building Company), William Heiberger (Gilbane Building Company), Jean Hentz (CJM Services, Inc.), Adam Keane (LEFTFIELD, LLC), Michel Lalonde (Polybois Inc), Charles Morris (CJM Services, Inc.), George Morris (CJM Services, Inc.), Benjamin Peek (Gilbane Building Company), Lucas Seiferth (Gilbane Building Company), Jason Thibert (Polybois Inc), Brady Whitehill (Gilbane Building Company)

### Question from William Heiberger (Gilbane Building Company) at 08:34 AM on 10/05/2023

**UPDATED:**

1. Where are benches to be stored?

2. Note VCT under benches footprint is dependent on this answer.

It is our understanding that the school has requested the millwork benches to be deleted. Please confirm which benches are to be removed. Note the benches have been fastened down thru the finish flooring so flooring will need to be replaced.

1. Clarify what benches are to be removed and what to do with them.

2. Provide pattern sketch on how the VCT flooring is to be addressed at deleted benches.

**Official Response:** Andrew Deschenes (LEFTFIELD, LLC) responded on Wednesday, October 18th, 2023 at 9:37AM EDT

As directed via email, the installed benches will be removed and discarded as they are unable to be removed without significant damage. The remaining, uninstalled bench should be moved to the PTO room in the basement once the floor has been painted.

**Attachments:**

### All Replies:

#### Response from Andrew Deschenes (LEFTFIELD, LLC) at 09:37 AM on 10/18/2023

As directed via email, the installed benches will be removed and discarded as they are unable to be removed without significant damage. The remaining, uninstalled bench should be moved to the PTO room in the basement once the floor has been painted.

**Attachments:**



**RFI #809.1**

If the information provided in the response to this RFI constitutes a change in contract price or time, the trade contractor shall not proceed with this work unless authorized to do so by the Construction Manager in writing. The trade contractor shall provide the Construction Manager written notice within five (5) working days from receipt of this Request for Information that this RFI constitutes a change. Should no change be required, a no cost change will be issued to you incorporating this RFI into your contract.

---

BY

---

DATE

---

COPIES TO



## Hannula, Robert

---

**From:** Adam Keane <akeane@leftfieldpm.com>  
**Sent:** Tuesday, October 17, 2023 4:39 PM  
**To:** Heiberger, William; Andrew Deschenes; Lynn Stapleton; Jim Rogers; Tony Guigli; David Youkilis; Karen King  
**Cc:** mwarner@leviarc.com; Carol Harris; Murphy, Douglas J.; Hannula, Robert; Seiferth, Lucas X.  
**Subject:** Re: Driscoll School - RFI #809 - Delete Millwork Benches (OS-373)

[EXTERNAL]

Bill,

Yes, that's correct. Thanks

Adam Keane

Project Executive

Boston | Worcester | Providence

c: 617.593.9539

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



---

**From:** Heiberger, William <WHeiberger@GilbaneCo.com>  
**Date:** Tuesday, October 17, 2023 at 3:45 PM  
**To:** Adam Keane <akeane@leftfieldpm.com>, Andrew Deschenes <adeschenes@leftfieldpm.com>, Lynn Stapleton <lstapleton@leftfieldpm.com>, Jim Rogers <jrogers@leftfieldpm.com>, Tony Guigli <tguigli@brooklinema.gov>, David Youkilis <david\_youkilis@psbma.org>, Karen King <karen\_king@psbma.org>  
**Cc:** mwarner@leviarc.com <mwarner@leviarc.com>, Carol Harris <charris@leviarc.com>, Murphy, Douglas J. <D.Murphy@GilbaneCo.com>, Hannula, Robert <RHannula@GilbaneCo.com>, Seiferth, Lucas X. <LXSeiferth@GilbaneCo.com>  
**Subject:** Driscoll School - RFI #809 - Delete Millwork Benches (OS-373)

Adam-

This email is to confirm that Gilbane is to remove the millwork benches in accordance with RFI-809. Polybois will be directed to proceed on a T&M basis, cost will be tracked under OS-373.

William Heiberger  
Manager of Engineering  
Gilbane Building Company

Cell: (401) 640-4336

On Oct 17, 2023, at 11:01 AM, Michel Lalonde <[michel.l@polybois.ca](mailto:michel.l@polybois.ca)> wrote:

[EXTERNAL]

Guys

Do you need us to get involve on this , if yes not sure that it is clear what they want , please advised

**Michel Lalonde**

Gérant de projets Sénior / Senior Project Manager

Polybois inc.  
739, Monfette Est  
Thetford Mines, Québec  
Canada, G6G 7K7  
Tel: 418.338.4638, ext:242  
Cel: 418.814.0042  
Fax: 418.338.8059  
Email: [michel.l@polybois.ca](mailto:michel.l@polybois.ca)

**De :** William Heiberger (Gilbane Building Company) <[Gilbane\\_Building\\_Company@procoretech.com](mailto:Gilbane_Building_Company@procoretech.com)>

**Envoyé :** 26 septembre 2023 15:30

**À :** Michel Lalonde <[michel.l@polybois.ca](mailto:michel.l@polybois.ca)>

**Objet :** Michael Driscoll School - Brookline: RFI #809 has been closed

Michael Driscoll School -  
Brookline



View online [View online](#) [Open In App](#)

RFI #809 - Millwork Benches - Deletion has been closed.

## RFI Details

### QUESTION 1

Asked By: William Heiberger (Gilbane Building Company)

Date: Thu Sep 21, 2023 at 07:01 am EDT

---

Location: Holistic Building

Question: It is our understanding that the school has requested the millwork benches to be deleted. Please confirm which benches are to be removed. Note the benches have been fastened down thru the finish flooring so flooring will need to be replaced.

1. Clarify what benches are to be removed and what to do with them.
2. Provide pattern sketch on how the VCT flooring is to be addressed at deleted benches.

Attachments: None

---

### Official Response

---

Answered By: Carol Harris (Jonathan Levi Architects LLC)

Date: Tue Sep 26, 2023 at 03:17 pm EDT

Response: Refer to JLA response attached.

Attachments: [RFI-809 Millwork Benches RESPONSE.pdf](#)

---

### All Replies

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Answered By: Carol Harris (Jonathan Levi Architects LLC)

Date: Tue Sep 26, 2023 at 03:17 pm EDT

Response: Refer to JLA response attached.

Attachments: [RFI-809 Millwork Benches RESPONSE.pdf](#)

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### ADDITIONAL DETAILS

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Project: Michael Driscoll School - Brookline

Subject: Millwork Benches - Deletion

Date Initiated: 09/21/23

Created By: William Heiberger (Gilbane Building Company)

---

Assigned To: Machek, James (Jonathan Levi Architects LLC)  
Warner, Mark (Jonathan Levi Architects LLC)  
Harris, Carol (Jonathan Levi Architects LLC)

Responsible Contractor: Gilbane Building Company

Received From: Lucas Seiferth (Gilbane Building Company)

Distribution List: Deschenes, Andrew (LEFTFIELD, LLC)  
Hannula, Robert (Gilbane Building Company)  
Lalonde, Michel (Polybois Inc)  
Morris, Charles (CJM Services, Inc.)  
Murphy, Doug (Gilbane Building Company)  
Seiferth, Lucas (Gilbane Building Company)  
Wilson, Dave (Gilbane Building Company)

Cost Impact: Yes (Unknown)

More details: [View online](#) [Open In App](#)

Powered By [Procore](#) | [support@procore.com](mailto:support@procore.com) | <https://support.procore.com>

**Gilbane Building Company  
Authorization To Proceed**

**CONTRACT FOR:** Brookline - Driscoll School  
**OWNER:** Town of Brookline  
**ADDRESS:** 333 Washington Street  
 Brookline, MA 02445

**PROJECT NUMBER:** J08864.000  
**ATP NO:** ATP-0434  
**ATP VERSION:** 0  
**DATE OF ISSUANCE:**  
**SUBMITTED BY:** Gilbane Building Company

**ARCHITECT:** Jonathan Levi Architects LLC, Mark Warner

**ALTERNATE  
TRACKING #:**

The Contract Documents are hereby amended to include the additional Work described below, which is outside of the current scope of the Work and constitutes a change.

**Upon Owner approval,** Gilbane Building Company **will proceed with the Work promptly.**

Costs as incurred are in addition to the current contract Sum and will be invoiced and paid on a monthly basis and identified as separate items within the requisition. Once final cost of the Work involved and change in Sum and Time (if any) are fully determined, it will be submitted for inclusion in a final Change Order adjusting the Contract Sum and/or Time.

**TITLE:** Spring Startup for Temp. Cooler

**DESCRIPTION:** This ATP represents the cost associated with starting up and adding glycol to the temp. cooler for the spring. During the addition of the temp cooler in PR-3, the specs were not updated to include a plan for winterize it. In RFI 837, PJ Kennedy submitted a plan on winterizing the temp cooler by draining down the system and isolating the valves, and this plan was approved by GGD. The cost now is to re-add glycol that was previously drained down, and inspect the piping and equipment to ensure that system is running properly.

**Attachments:**

Number	Description:	PCI Number	Change Date	Revision
00000001	ATP-434 Backup.pdf		04/23/2024	

The Following information is provided by Gilbane Building Company  
**Method of determining change in Contract:**

☒ Guaranteed Maximum Price  
☐ Other

☐ Cost Plus Fee

☐ Unit Price

☐ Lump Sum

**Change In Contract Sum**  
 Dollar Amount: \$2,974.00

☒ Fixed ☐ Maximum

☐ Estimated

☐ Time and Material

**Change In Contract Time**  
 Time (Days): TBD

☒ Fixed ☐ Maximum

☐ Estimated

Job	PCI No.	Description	Phase Code	SubContractor	Amount
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Job	PCI No.	Description	Phase Code	SubContractor	Amount
J08864.000	OS-00417	HVAC	01.23A.230000.TC	Patrick J Kennedy & Sons Inc	\$2,738.00
J08864.000	OS-00417	Gen & Excess Liability Insurance	99.970.950050.Z		\$78.00
J08864.000	OS-00417	Performance & Payment Bond	99.970.997000.Z		\$16.00
J08864.000	OS-00417	Subcontractor Default Insurance	99.975.996000.Z		\$.00
J08864.000	OS-00417	Fee	99.999.999000.Z		\$142.00
TOTAL FOR PCI No. OS-00417					\$2,974.00

**Submitted Amt:** \$2,974.00

Gilbane Building Company

<b>Gilbane Building Company</b>
<b>Signed: 4/23/2024 5:00:33 PM Eastern Standard Time - By:</b> <b>Nathan Burnham (Sr Project Executive )</b>
<b>Gilbane Building Company: 10.41.143.135</b>

Jonathan Levi Architects LLC

DocuSigned by:	
By:	<u>Carol Harris</u>
Title:	<u>Project Manager</u>
Company:	<u>Jonathan Levi Architects</u>
Date:	<u>4/29/2024</u>
Printed Name:	<u>Carol Harris</u>

LeftField, LLC

DocuSigned by:	
By:	<u>Lynn Stapleton</u>
Title:	<u>OPM</u>
Company:	<u>LeftField</u>
Date:	<u>4/26/2024</u>
Printed Name:	<u>Lynn Stapleton</u>

Town of Brookline

DocuSigned by:	
By:	<u>Lap Yan</u>
Title:	<u>Director of Capital Construction</u>
Company:	<u>Town Of Brookline BLDG Dept</u>
Date:	<u>4/29/2024</u>
Printed Name:	<u>Lap Yan</u>



Date: 4/23/2024  
Revised:

Project Name: Michael Driscoll School  
Project No: J08864

### Change Summary

Change Number: 08-417  
Description: Spring Startup for Temp. Cooler

Bid Package / Scope of Work	Subcontractor	Cost
02A Abatement / Demolition	American Environmental	\$0.00
03A Concrete	Marguerite Concrete, Inc.	\$0.00
05A Structural Steel	SuperMetal Structures Inc.	\$0.00
06A Millwork	Polybois	\$0.00
07C Metal Panels	Salem Glass Company	\$0.00
07D Spray Fireproofing	Ricmor Construction, Inc.	\$0.00
08A Storefront	Salem Glass Company	\$0.00
08C Doors, Frames, and Hardware	Kameco Supply Corp. of Boston	\$0.00
09A Drywall & General Trades	Central Ceilings, Inc.	\$0.00
09F Wood Athletic Flooring	JJ Curran	\$0.00
09G Resinous Floors	Stonhard	\$0.00
09H Carpeting	Capital Carpet & Flooring Specialists	\$0.00
10A Specialties	Managanaro	\$0.00
10B Signage	Metro Signs	\$0.00
10C Overhead Doors	Baron	\$0.00
11A Theater Lighting	Barbazon	\$0.00
11B Gym Equipment and Bleachers	The Pappas Co.	\$0.00
11C Food Service Equipment	Kitteridge Equipment Company, Inc.	\$0.00
12B Window Treatments	Walker Specialties	\$0.00
31A Site Enabling	J. Derenzo Co.	\$0.00
32A Landscaping	Brightview	\$0.00
Subguard Insurance (CDI)	1.20%	\$0.00
Subcontractor Total		\$0.00

Bid Package / Scope of Work	Trade Contractor	Cost
04A Masonry	Fernandes Masonry, Inc.	\$0.00
05B Miscellaneous & Ornamental Iron	United Steel, Inc.	\$0.00
07A Waterproofing and Caulking	Armani Restoration, Inc.	\$0.00
07B Roofing and Flashing	J.D. Rivet & Co. Inc.	\$0.00
08B Glass and Glazing	Kapiloff's Glass, Inc.	\$0.00
09B Resilient Flooring	CJM Services, Inc.	\$0.00
09C Tile	Pavillion Floors, Inc.	\$0.00
09D Painting	Color Concepts Inc.	\$0.00
09E Acoustical Ceiling Tile	The Cheviot Corporation	\$0.00
14A Elevator	Delta Elevator Service Corp.	\$0.00
21A Fire Protection	Johnson Controls Fire Protection LP	\$0.00
22A Plumbing Enabling	Patrick J. Kennedy & Sons, Inc.	\$0.00
23A HVAC	Patrick J. Kennedy & Sons, Inc.	\$2,738.00
26A Electrical	Wayne J Griffin Electric, Inc.	\$0.00
Bond (included in above cost)		
Trade Contractor Total		\$2,738.00

Subcontractor/Trade Contractor Total		\$2,738.00
General Conditions		\$0.00
CM Bond	0.600%	\$16.00
Total CCIP	2.750%	\$78.00
Fee	5.00%	\$142.00
TOTAL		\$2,974.00





Patrick J. Kennedy &amp; Sons, Inc.

MECHANICAL CONTRACTORS

39 Gibson Street

Boston, MA 02122-1222

Ph : (617)265-5535

## PROPOSED CHANGE ORDER

Number: PCO-0052

Date: 3/13/24

Phone:

Job: 2021-05 Driscoll School - HVAC

To: Douglas Murphy  
 Gilbane Building Co  
 10 Channel Center St  
 Suite 100  
 Driscoll School - HVAC  
 Boston, MA 02210

Description: Temporary Cooler Spring Startup

Source: Other

Additional costs associated with returning to the site to perform spring startup of the temporary cooler lines. Currently for winterization the lines have been partially drained (110gal of +20%) along with adding an additional 55 gal of 99% glycol to lower the freeze point. Work to put back into service would be to confirm no issues with stored glycol, confirm no defects in piping/equipment from the winter conditions, pump stored glycol back into temp lines, confirm percentages of the temporary correspond with the building side to prevent any contamination, open manual valves and circulate loop.

## Notes:

- All work during normal working hours.
- Require date to be selected 2 weeks in advance of scheduling.

Description	Quantity	Unit	Unit Price	Price
Labor (Pipefitter Foreman)	8.00	hrs	\$144.63	\$1,157.04
Labor (Pipefitter Journeyman)	2.00	hrs	\$141.88	\$283.76
Materials (Glycol Currently added)	1.00	ls	\$1,179.22	\$1,179.22
			Subtotal:	\$2,620.02
		Material Markup @ 10%	\$1,179.22 10.00%	\$117.92
			Total:	\$2,737.94

Please note that Patrick J. Kennedy &amp; Sons, Inc. will require an extra 0 days.

If you have any questions, please contact me at 617-446-8000.

Submitted by: Raymond Hanley  
 Patrick J. Kennedy & Sons, Inc

Approved by: \_\_\_\_\_  
 Date: \_\_\_\_\_

Saybrooke Management LLC

PO Box 5  
Sharon, MA 02067**Invoice**

Date	Invoice #
12/13/2023	20571

Bill To
Patrick J. Kennedy & Sons, Inc. Attn: Accounts Payable 39 Gibson Street Dorchester, MA 02122

P.O. No.	Terms	Project
DSH 18093RH	Net 30	

Quantity	Description	Rate	Amount
1	Unifrost Concentrate - Propylene Glycol, inhibited, non-DOT regulated, 55 gallon drum, 480 lbs. each	997.22	997.22
	Flat freight fee	95.00	95.00
	Flat fuel fee	87.00	87.00
	This invoice corresponds to the order placed by Ray Hanley for delivery to PJ Kennedy shop in Dorchester, MA.		
Thank you for your business.		<b>Total</b>	<b>\$1,179.22</b>



RFI #837

Gilbane Building Company  
10 Channel Center Street  
Suite 100  
Boston, Massachusetts 02210  
Phone: (617) 478-2981

Project: J08864.000 - Michael Driscoll School - Brookline  
725 Washington Street  
Brookline, Massachusetts 02446

## Temp Cooler - Winter Isolation Plan

<b>TO:</b>	Construction Administration (Garcia Galuska DeSousa Inc) James Machek (Jonathan Levi Architects LLC) Mark Warner (Jonathan Levi Architects LLC) Carol Harris (Jonathan Levi Architects LLC)	<b>FROM:</b>	Ray Hanley (Patrick J. Kennedy & Sons, Inc.)
<b>DATE INITIATED:</b>	12/14/2023	<b>STATUS:</b>	Closed on 01/02/24
<b>LOCATION:</b>		<b>DUE DATE:</b>	12/19/2023
<b>PROJECT STAGE:</b>	Course of Construction	<b>COST CODE:</b>	
<b>SUB JOB:</b>		<b>SCHEDULE IMPACT:</b>	No
<b>COST IMPACT:</b>	No	<b>SPEC SECTION:</b>	23 00 01 - HVAC
<b>DRAWING NUMBER:</b>		<b>REFERENCE:</b>	
<b>LINKED DRAWINGS:</b>			
<b>RECEIVED FROM:</b>	Ray Hanley (Patrick J. Kennedy & Sons, Inc.)		
<b>COPIES TO:</b>	Andrew Deschenes (LEFTFIELD, LLC), Robert Hannula (Gilbane Building Company), Doug Murphy (Gilbane Building Company), Lucas Seiferth (Gilbane Building Company)		

### Question from Ray Hanley (Patrick J. Kennedy & Sons, Inc.) at 02:25 PM on 12/14/2023

For the Winter 2023, we propose the following for the protection of piping and temp fluid cooler. Please advise if there are any concerns regarding this method in lieu of completely draining the system external of the building.

- Isolate CW S&R before it exits the building via manual valves
- Drain Down 160Gal of CW outside the building (drums left onsite).
- Pump In 55Gal of 96% Unifrost Inhibited Glycol at the temp cooler above ground piping
- Circulate the Isolated CW at the drains (w temp inline pump) outside to allow for mixing of the outdoor piping until solution samples show approx 29-31% glycol consistent for only the UG Temp Piping & Cooler.
- Tag inside manual valves to remain isolated until Temp Cooling Tower is being utilized for next season

The Current System Volume after Isolation Valves to Fluid Cooler: 640 Gallons (approx: 141 gal glycol reading 22%)

The System Volume after Isolation Valves to Fluid Cooler after Drain Down: 480 Gallons (approx 105 gal glycol)

The New Temp System Volume for Winter 2023: 535 Gallons (158 gal glycol) = 29.6% Temp Glycol solution

#### Attachments:

[BDS\\_HVAC PJK RFI 071 Temp Cooler Winter 2023 Plan.pdf](#)

**Official Response:** Carol Harris (Jonathan Levi Architects LLC) responded on Tuesday, January 2nd, 2024 at 10:58AM EST

Refer to GGD response attached.

#### Attachments:

[RFI-837 Temp Cooler - Winter Isolation Plan\\_Response.pdf](#)

### All Replies:

#### Response from Carol Harris (Jonathan Levi Architects LLC) at 10:58 AM on 01/02/2024

Refer to GGD response attached.

#### Attachments:

[RFI-837 Temp Cooler - Winter Isolation Plan\\_Response.pdf](#)



**RFI #837**

If the information provided in the response to this RFI constitutes a change in contract price or time, the trade contractor shall not proceed with this work unless authorized to do so by the Construction Manager in writing. The trade contractor shall provide the Construction Manager written notice within five (5) working days from receipt of this Request for Information that this RFI constitutes a change. Should no change be required, a no cost change will be issued to you incorporating this RFI into your contract.

BY _____	DATE _____	COPIES TO _____
----------	------------	-----------------

GGD Consulting Engineers, Inc.

REQUEST FOR INFORMATION - RFI

M#87201  
J#680 018 00.00

DATE: December 27, 2023

TO: Carol Harris  
Jonathan Levi Architects

FROM: Sean Strassell



DEPT: HVAC

PROJECT: Driscoll School  
Brookline, MA

SUBJECT: RFI# 837: Temp Cooler - Winter Isolation Plan

---

Question:

For the Winter 2023, we propose the following for the protection of piping and temp fluid cooler. Please advise if there are any concerns regarding this method in lieu of completely draining the system external of the building.

- Isolate CW S&R before it exits the building via manual valves
- Drain Down 160Gal of CW outside the building (drums left onsite).
- Pump In 55Gal of 96% Unifrost Inhibited Glycol at the temp cooler above ground piping
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The System Volume after Isolation Valves to Fluid Cooler after Drain Down: 480 Gallons (approx 105 gal glycol)

The New Temp System Volume for Winter 2023: 535 Gallons (158 gal glycol) = 29.6% Temp Glycol solution

Response:

*The provided Temp Cooler drain down and isolation plan is acceptable. As described within the RFI, the final percentage of glycol solution should provide burst protection down to approximately -5°F. Please note, the exterior piping shall remain isolated until intend reactivation of the temporary cooler, at which time, the temporary winter solution shall be drained/refilled to the appropriate 20% for proper working fluid operation.*

SS:md

Enc.

**GGD** Consulting Engineers, Inc.

M#86451

J#685 018 00.00

Page 2

Cc: Mark L. Warner AIA LEED BD+C, Jonathan Levi Architects  
James Machek, AIA LEED AP, Jonathan Levi Architects  
Cheryl Cieplik, GGD Consulting Engineers  
Frank Mortell, GGD Consulting Engineers



Gilbane Building Company  
10 Channel Center Street  
Suite 100  
Boston, Massachusetts 02210  
Phone: (617) 478-2981



**RFI #837**

Project: J08864.000 - Michael Driscoll School - Brookline  
725 Washington Street  
Brookline, Massachusetts 02446

## Temp Cooler - Winter Isolation Plan

<b>TO:</b>	Mark Warner (Jonathan Levi Architects LLC) James Machek (Jonathan Levi Architects LLC) Construction Administration (Garcia Galuska DeSousa Inc) Carol Harris (Jonathan Levi Architects LLC)	<b>FROM:</b>	Ray Hanley (Patrick J. Kennedy & Sons, Inc.)
<b>DATE INITIATED:</b>	12/14/2023	<b>STATUS:</b>	Open
<b>LOCATION:</b>		<b>DUE DATE:</b>	12/19/2023
<b>PROJECT STAGE:</b>	Course of Construction	<b>COST CODE:</b>	
<b>SUB JOB:</b>		<b>SCHEDULE IMPACT:</b>	No
<b>COST IMPACT:</b>	No	<b>SPEC SECTION:</b>	23 00 01 - HVAC
<b>DRAWING NUMBER:</b>		<b>REFERENCE:</b>	
<b>LINKED DRAWINGS:</b>			
<b>RECEIVED FROM:</b>	Ray Hanley (Patrick J. Kennedy & Sons, Inc.)		
<b>COPIES TO:</b>	Andrew Deschenes (LEFTFIELD, LLC), Robert Hannula (Gilbane Building Company), Doug Murphy (Gilbane Building Company), Lucas Seiferth (Gilbane Building Company)		

### Question from Ray Hanley (Patrick J. Kennedy & Sons, Inc.) at 02:25 PM on 12/14/2023

For the Winter 2023, we propose the following for the protection of piping and temp fluid cooler. Please advise if there are any concerns regarding this method in lieu of completely draining the system external of the building.

- Isolate CW S&R before it exits the building via manual valves
- Drain Down 160Gal of CW outside the building (drums left onsite).
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The New Temp System Volume for Winter 2023: 535 Gallons (158 gal glycol) = 29.6% Temp Glycol solution

#### Attachments:

BDS\_HVAC PJK RFI 071 Temp Cooler Winter 2023 Plan.pdf

Awaiting an Official Response

### All Replies:

If the information provided in the response to this RFI constitutes a change in contract price or time, the trade contractor shall not proceed with this work unless authorized to do so by the Construction Manager in writing. The trade contractor shall provide the Construction Manager written notice within five (5) working days from receipt of this Request for Information that this RFI constitutes a change. Should no change be required, a no cost change will be issued to you incorporating this RFI into your contract.

BY \_\_\_\_\_ DATE \_\_\_\_\_ COPIES TO \_\_\_\_\_



Patrick J. Kennedy & Sons, Inc.

MECHANICAL CONTRACTORS

39 Gibson Street  
Boston, MA 02122-1222  
Ph : (617)265-5535

REQUEST FOR INFORMATION

Number: 71

Date: 12/14/2023

Phone:

**Job:** 2021-05 Driscoll School - HVAC

**To:** Douglas Murphy  
Gilbane Building Co  
10 Channel Center St  
Suite 100  
Driscoll School - HVAC  
Boston, MA 02210

**CC:**

**Subject:** Temp Cooling Tower - Winter Isolation

**Drawing:**

**Spec Section:** 23 00 00

**Cost Impact:** None

**Schedule Impact:** None

**Request:**

**Date Required:**

For the Winter 2023 we propose the following for the protection of piping and temp fluid cooler. Please advise if there are any concerns regarding this method in lieu of completely draining the system external of the building.

- Isolate CW S&R before it exits the building via manual valves
- Drain Down 160Gal of CW outside the building (drums left onsite).
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Current System Volume after Isolation Valves to Fluid Cooler: 640Gallons (approx: 141 gal glycol reading 22%)  
System Volume after Isolation Valves to Fluid Cooler after Drain Down: 480Gallons (approx 105 gal glycol)  
New Temp System Volume for Winter 2023: 535 Gallons (158 gal glycol) = 29.6% Temp Glycol solution

**Requested by:** Raymond Hanley  
Patrick J. Kennedy & Sons, Inc

**Response:**

Answered by

Company

Date



## Typical Concentrations of DOWFROST™ Heat Transfer Fluid Required to Provide Freeze and Burst Protection at Various Temperatures

Temperature		Percent DOWFROST™ Heat Transfer Fluid Concentration Required	
°C	(°F)	For Freeze Protection Volume %	For Burst Protection Volume %
-7	(20)	18.8	12.6
-12	(10)	30.4	20.9
-18	(0)	37.7	25.1
-23	(-10)	44.0	29.3
-29	(-20)	48.2	31.4
-34	(-30)	52.4	34.6
-40	(-40)	56.5	36.6
-46	(-50)	59.7	36.6
-51	(-60)	62.8	36.6

Note: These figures are examples only and may not be appropriate to your situation. Generally, for an extended margin of protection, you should select a temperature in this table that is at least 3°C (5°F) lower than the expected lowest ambient temperature. Inhibitor levels should be adjusted for solutions of less than 30% glycol. Contact Dow for information on specific cases or further assistance.

Attention: These are typical numbers only and are not to be regarded as specifications. As use conditions are not within its control, Dow does not guarantee results from use of the information or products herein; and gives no warranty, express or implied.

## Typical Freezing and Boiling Points of DOWFROST™ Heat Transfer Fluid<sup>1</sup>

Wt. % Propylene Glycol	Vol. % Propylene Glycol	Wt. % DOWFROST™ Heat Transfer Fluid	Vol. % DOWFROST™ Heat Transfer Fluid	Freezing Point		Boiling Point °C @ 101 kPa (°F @ 760 mmHG)		Degree Brix <sup>2</sup>	Refractive Index 22°C (72°F)
				°C	(°F)				
0.0	0.0	0.0	0.0	0	(32.0)	100.0	(212)	0.0	1.3328
5.0	4.8	5.2	5.2	-1.6	(29.1)	100.0	(212)	4.8	1.3383
10.0	9.6	10.5	10.0	-3.3	(26.1)	100.0	(212)	8.4	1.3438
15.0	14.5	15.7	15.1	-5.1	(22.9)	100.0	(212)	12.9	1.3495
20.0	19.4	20.9	20.3	-7.1	(19.2)	100.6	(213)	15.4	1.3555
25.0	24.4	26.1	25.5	-9.6	(14.7)	101.1	(214)	19.0	1.3615
30.0	29.4	31.4	30.7	-12.7	(9.2)	102.2	(216)	22.0	1.3675
35.0	34.4	36.6	36.0	-16.4	(2.4)	102.8	(217)	26.1	1.3733

1. Typical properties, not to be construed as specifications.
2. Degree Brix is a measure of the sugar concentration in a fluid and is important in fermentation and syrups applications. Although there is no sugar present in DOWFROST™ heat transfer fluids, the glycol affects the refractive index of the fluid in a similar fashion.

NOTE: Generally for an extended margin of protection, you should select a temperature in this table that is at least 3°C (5°F) lower than the expected lowest ambient temperature. Inhibitor levels should be adjusted for solutions of less than 30% glycol. Contact Dow for information on specific cases or further assistance.