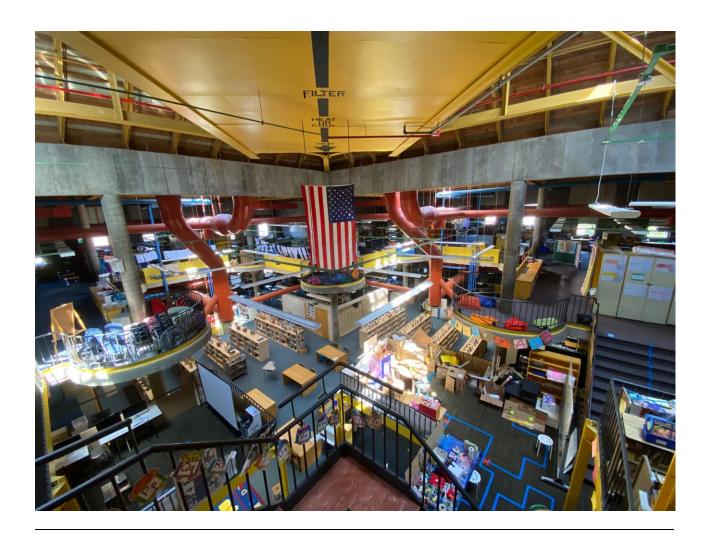


JOHN R. PIERCE SCHOOL

Brookline, MA

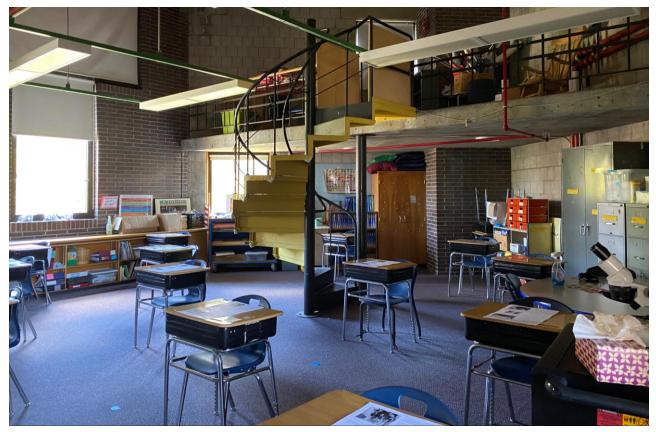


OPM Monthly Project Update Report

April 2021

FS SD DD	BIDDING	SEOUT	CONSTRUCTION	SITE	
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Existing Pierce Classroom

During the month of April, the Project Team and Pierce School leaders focused on developing the Educational Plan and the Space Summary to prepare to submit to the MSBA. In mid-April, Pierce welcomed all grades back into the school for in person learning. Due to the complexities involved with having more students in the building, the team decided it was best to push the PDP submission out from May 3rd to June 7th. This buffer existed in the project schedule and has allowed the team to spend more time fine tuning the Educational Plan.

The tentative dates below show the timeline that the Project will be following as it relates to MSBA and Town milestones.

- 06/07/21 Preliminary Design Program (PDP) Submission due to MSBA for staff review
- 09/08/21 Preferred Schematic Report (PSR) submitted to MSBA this means an option has been selected to explore further in Schematic Design
- 10/27/21 MSBA Board of Directors Meeting to approve Preferred Schematic Report
- 04/13/22 MSBA Board of Directors Meeting for Project Scope & Budget
- Town Meeting Vote: May 2022
- Debt Exclusion Override: June 2022



TASKS COMPLETED THROUGH APRIL 2021

The following tasks were completed in the month of April 2021:

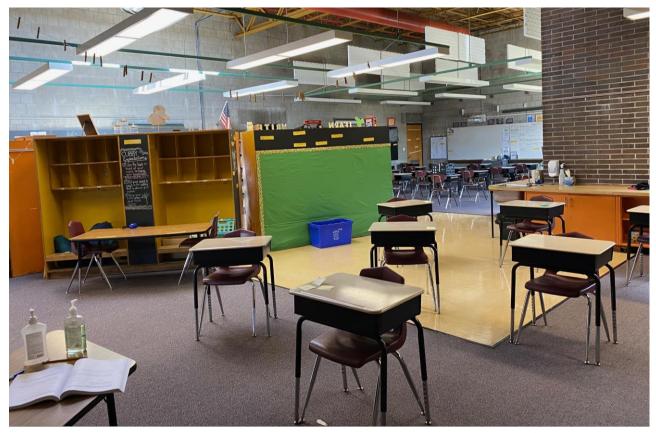
•	04/02/21	Site walk with MDS, Town, Consultants to review geotech/geoenv
	0.440.4401	boring locations – work over April Break
•	04/06/21	Educational Programming meeting to review Space Summary
•	04/08/21	March 2021 Monthly Report submitted to the Town & MSBA
•	04/13/21	Educational Programming meeting to review Space Summary
•	04/13/21	Faculty Visioning Workshop
•	04/13/21	Mass Save Incentive Discussion with Mass Save & Consultants
•	04/13/21	April Building Commission Meeting
•	04/19/21	Geotech/ geoenvironmental borings
•	04/20/21	Geotech/geoenvironmental borings, hazmat sampling, destructive
		structural testing/inspection
•	04/20/21	Geotech/geoenvironmental borings, hazmat sampling, destructive
		structural testing/inspection
•	04/21/21	Educational Programming meeting to review Space Summary
•	04/21/21	Geotech/geoenvironmental borings, hazmat sampling, destructive
		structural testing/inspection, site survey
•	04/22/21	Geotech/geoenvironmental borings, hazmat sampling, destructive
		structural testing/inspection, site survey
•	04/23/21	Geotech/geoenvironmental borings, hazmat sampling, destructive
		structural testing/inspection, site survey
•	04/29/21	Educational Programming meeting to review Space Summary

II. TASKS PLANNED FOR MAY 2021

The following tasks are planned for the month of May 2021:

•	05/03/21	Educational Programming meeting to review Space Summary
•	05/06/21	Educational Programming meeting to review Space Summary
•	05/10/21	Package to be sent to Estimator to price options
•	05/11/21	Educational Programming meeting to review Ed Plan
•	05/11/21	May Building Commission Meeting
•	05/24/21	Cost Estimate due
•	05/28/21	PDP sent to SBC for review
•	Week of 5/3	1 – 6/4 School Building Committee Meeting for approval of PDP
•	06/03/21	School Committee Meeting for approval of Ed Plan
•	06/07/21	PDP to be submitted to the MSBA





Existing Pierce Classroom

III. PROJECT BUDGET OVERVIEW

Expenditures against the budget totaled \$96,520.90 this month, which consisted of OPM, Designer and Designer Consultants fees for the Feasibility Study Phase Services.

Refer to the attached Total Project Budget Status Report and Cash Flow Charts, dated April 30, 2021.

IV. PROJECT SCHEDULE OVERVIEW

The Pierce Project is currently in MSBA Module 3 – the Feasibility Study. During the month of April, the Project Team gathered information on the building, site and the School's educational vision for the future. The School worked on developing the Educational Plan, analyzing the existing conditions of the Pierce School, and gathering preliminary feedback on all options available. This will be submitted to the MSBA as the Preliminary Design Program (PDP) for their review and comment. The Project is scheduled to submit the PDP for MSBA review on June 7th.



From there, the team will narrow the options down to one preferred option as they dig into each more closely. The Preferred Schematic Report (PSR), a report highlighting the single preferred solution and outlining the process taken to get to that solution, is then submitted to the MSBA for review and voted on by the MSBA Board of Directors (BOD), a board that only meets every other month. The Project is targeting submission of the PSR to the MSBA by September 8, 2021, which allows the MSBA time to review it prior to their October 27, 2021 BOD meeting. Prior to that meeting there will be meetings with MSBA staff to ensure the package is complete and ready for approval.

Once a preferred solution is approved by the MSBA BOD, the team moves into Schematic Design (SD) to further develop the solution. This solution will again be submitted to the MSBA for review and voted on by the MSBA BOD. The Project's target is to be on April 2022 BOD meeting agenda. After the SD submission is approved by the MSBA, the project will need to secure funding through a vote at Town Meeting in May 2022.

See attached Preliminary Project Schedule for more information.

The project team has analyzed the schedule and will be providing a Plan B approach that would push PSR submission from September 2021 to late October 2021. By moving the schedule out two months, big decisions and development toward those decisions are pushed out of the summer months when it is more difficult to gather community feedback. This schedule would also push a Town Meeting vote out from May 2022 to September 2022 via as Special Town Meeting. This change would allow ample time to communicate the information out to the community prior to requiring their vote. This plan B schedule would still allow the project time to secure funding by October 15, 2022 when the FSA with the MSBA expires, thus not requiring an extension to the timeline.

I. CONTRACT AMENDMENTS/BUDGET TRANSFERS

No new Contract Amendments or Budget Transfers were presented or approved in the month of April 2021.

II. COMMUNITY OUTREACH

The Pierce School Building Project Website will be used throughout the project to keep the community up to date with the latest information. Approved meeting minutes and presentation materials will be posted to the website as well. To subscribe to project updates, please visit the website: https://www.brookline.k12.ma.us/Page/2453.



III. ATTACHMENTS

Monthly Invoice Summary, dated April 30, 2021 Total Project Budget Status Report, dated April 30, 2021 Monthly and Cumulative Cash Flow Reports, dated April 30, 2021 Preliminary Project Schedule, dated April 30, 2021



April 30, 2021 John R. Pierce School - Brookline, MA Total Project Budget Status Report Total **Actual Spent to ProPay Code** Description **Total Project Budget Authorized Changes Revised Total Budget** % Cmtd to Date % Spent to Date **Balance To Spend** Comments Committed Date **FEASIBILITY STUDY AGREEMENT** 0001-0000 **OPM Feasibility Study/Schematic Design** 100,000 \$ 225,000 325,000 \$ 325,000 100% \$ 123,160 38% 201,840 *FSA 1 0002-0000 A&E Feasibility Study/Schematic Design 950,000 344,466 1,294,466 1,294,466 100% \$ 212,020 16% 1,082,446 *FSA 1 0003-0000 **Environmental & Site** 150,000 150,000 6,292 4% \$ 6,292 4% 143,708 *FSA 1 0004-0000 Other 800,000 \$ (569,466) 230,534 0% \$ 0% 230,534 SUB-TOTAL 2,000,000 \$ 2,000,000 1,625,758 81% \$ 341,472 17% 1,658,528 **ADMINISTRATION** 0101-0000 **Legal Fees Owner's Project Manager** \$ 0% \$ 0% 0102-0400 Design Development Ś Ś 0% \$ 0% 0102-0500 **Construction Documents** \$ \$ 0% \$ 0% 0% \$ 0102-0600 **Bidding** \$ 0% 0102-0700 Construction Administration Ś 0% \$ 0% 0% \$ 0% 0102-0800 Closeout \$ 0102-0900 Extra Services Ś Ś 0% \$ 0% 0102-1000 **Reimbursable Services** Ś \$ \$ 0% \$ 0% 0% \$ 0201-1100 **Cost Estimates** Ś Ś 0% 0103-0000 **Advertising & Printing** 0% Ś 0% \$ 0104-0000 0% \$ 0% Permitting \$ 0105-0000 Owner's Insurance - S Ś - \$ 0% \$ 0% 0199-0000 Other Administrative Costs - \$ \$ \$ 0% \$ 0% SUB-TOTAL \$ 0% \$ 0% **Architectural & Engineering** A/E Basic Services 0% \$ 0% 0201-0400 Design Development 0% \$ 0% \$ 0201-0500 **Construction Documents** 0% \$ 0% \$ - \$ 0201-0600 0% \$ 0% Bidding - S 0% \$ 0201-0700 **Construction Administration** \$ \$ 0% 0201-0800 Closeout Ś 0% \$ 0% 0% 0201-9900 0% \$ Other Basic Services \$ \$ 0% \$ 0% Extra/Reimbursable Services \$ - \$ 0203-9900 Other Reimbursables - Ś 0% \$ 0% 0204-0200 HazMat (incl. monitoring) \$ - \$ 0% \$ 0% 0204-0300 Geotechnical/Geo-Environmental 0% \$ 0% 0204-0400 Site Survey & Site Requirements 0% \$ 0% \$ - | \$ 0204-0500 Wetlands \$ - \$ 0% \$ 0% 0204-1200 Traffic Studies \$ - \$ 0% \$ 0% SUB-TOTAL 0% \$ 0% SITE ACQUISITION Land/Bldg. Purchase/Associated Services 0% \$ 0% - \$ 0% \$ SUB-TOTAL - \$



ay Code	Description	Total Project Budget	Authorized Changes	Revised Total Budget	Total Committed	% Cmtd to Date	Actual Spent to Date	% Spent to Date	Balance To Spend	Comments
	PRE CONSTRUCTION COSTS									
0501-0000	CMR Pre-Con Services SUB-TOTAL	\$ -			\$ -	0% 0%		0% 0%	\$ - \$ -	_
	CONSTRUCTION COSTS									
502-0001	Construction Budget	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
508-0000	Change Orders	\$ -		\$ -	\$ -	0%		0%	\$ -	
	SUB-TOTAL	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
	ALTERNATES									
0506-0000	SUB-TOTAL	\$ -			\$ - \$ -	0% 0%		0% 0%	\$ -	_
_	SUB-TOTAL	· -	-	· -	, .	0%	, .	0%	, -	
	OTHER PROJECT COSTS			^	A	90/	<u>^</u>	904		
507-0000	Construction Contingency Miscellaneous Project Costs	\$ -	\$ - \$ -	\$ -	\$ -	0% 0%		0% 0%	\$ -	
601-0000	Utility Company Fees	\$ -	•	\$ -	\$ -	0%		0%	\$ -	
602-0000	Testing Services	\$ -		\$ -	\$ -	0%		0%	\$ -	
699-0000	Other Project Costs	\$ -		\$ -	\$ -	0%	\$ -	0%	\$ -	
	Furnishings and Equipment	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
701-0000	Furnishings	\$ -		\$ -	\$ -	0%	\$ -	0%	\$ -	
702-0000	Equipment	\$ -		\$ -		0%		0%	\$ -	
703-0000	Technology Equipment	\$ -		\$ -	\$ -	0%	\$ -	0%	\$ -	
801-0000	Owner's Contingency	\$ -		\$ -	\$ -	0%	\$ -	0%	\$ -	
L	SUB-TOTAL	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
	TOTAL PROJECT BUDGET	\$ 2,000,000	\$ -	\$ 2,000,000	\$ 1,625,758	81%	\$ 341,472	17%	\$ 1,658,528	
_										
	FUNDING SOURCES	Max w/ Conting.	Max w/o Conting.							
-	Maximum State Share	\$ 645,200	\$ 645,200	Project	Scope Items Excluded	Contingencies	Basis of Total	Reimbursement		
	Local Share SUB-TOTAL	\$ 1,354,800 \$ 2,000,000	\$ 1,354,800 \$ 2,000,000	\$ 2,000,000	\$ -	\$ -	Facilities Grant \$ 2,000,000	Rate 32.36%		
	CONSTR. COST ESTIMATES	Date	Estimator	Amount	SF	Cost Per SF				
-	PSR Cost Estimate	Date	Estillator	Amount	51	#DIV/0!				
_	CM SD Cost Estimate					#DIV/0!				
_										
	FSA BRR C		ment Budget Transfers: Transfer \$225,000 from		DNA Foosibility Stud	u/Schomatic Docian	to fund ODM Pace	Contract for Egacibi	ility Study/Schomatic	_
	rsa brr (11/30/2020	Design.	Other Contignety to O	Pivi reasibility Stud	y/schematic besign	to fulla OPIVI Base	CONTRACT FOR FEASIDI	inty study/schematic	



John R. Pierce School - Brookline, MA April 30, 2021

Monthly Cash Flow

	Original		Revised		
Date	Projection	Actual	Projection	\$200,000	Monthly Expanditures
Sep-20	\$ 15,395	\$ -	.,	\$180,000	Monthly Expenditures Original Projection Actual Revised Projection
Oct-20	\$ 15,395	\$ _		\$180,000	
Nov-20	\$ 15,395	\$ 46,185		\$160,000	
Dec-20	\$ 15,395	\$ 15,395		3100,000	
Jan-21	\$ 115,395	\$ 15,395		\$140,000	
Feb-21	\$ 174,770	\$ 76,627		3140,000	
Mar-21	\$ 74,770	\$ 91,349		\$120,000	
Apr-21	\$ 74,770	\$ 96,521		\$120,000	
May-21	\$ 104,770		\$ 125,007	\$100,000	
Jun-21	\$ 104,770		\$ 131,299	\$100,000	
Jul-21	\$ 179,770		\$ 127,320	¢00.000	
Aug-21	\$ 179,770		\$ 126,299	\$80,000	
Sep-21	\$ 104,770		\$ 126,299	450,000	
Oct-21	\$ 74,770		\$ 101,833	\$60,000	
Nov-21	\$ 149,770		\$ 171,299		
Dec-21	\$ 149,770		\$ 171,299	\$40,000	
Jan-22	\$ 151,875		\$ 173,404		
Feb-22	\$ 76,875		\$ 99,884	\$20,000	
Mar-22	\$ 73,935		\$ 104,560		
Apr-22	\$ 73,935		\$ 104,560	\$-	
May-22	\$ 73,935		\$ 95,466		er jo og jo kan jo er jo leu jo ken j
Total:	\$ 2,000,000	\$ 341,472	\$ 1,658,528		



John R. Pierce School - Brookline, MA April 30, 2021

Cumulative Cash Flow

	Original	Actual	Revised	2,500,000	
Date	Projection	Cumulative	Forecast		Monthly Expenditures - Cumulative
Sep-20	15,395	\$ -			Original Projection Actual Cumulative • Revised Forecast
Oct-20	30,790	\$ -			
Nov-20	46,185	\$ 46,185		2,000,000	
Dec-20	61,580	\$ 61,580			
Jan-21	176,975	\$ 76,975			
Feb-21	351,745	\$ 153,602			
Mar-21	426,515	\$ 244,951		1,500,000	
Apr-21	501,285	\$ 341,472	\$ 341,472	2,500,000	
May-21	606,055		\$ 466,479		
Jun-21	710,825		\$ 597,778		
Jul-21	890,595		\$ 725,097	1,000,000	
Aug-21	1,070,365		\$ 851,396	1,000,000	
Sep-21	1,175,135		\$ 977,695		
Oct-21	1,249,905		\$ 1,079,528		
Nov-21	1,399,675		\$ 1,250,827		
Dec-21	1,549,445		\$ 1,422,126	500,000	
Jan-22	1,701,320		\$ 1,595,530		
Feb-22	1,778,195		\$ 1,695,414		
Mar-22	1,852,130		\$ 1,799,974		
Apr-22	1,926,065		\$ 1,904,534	-	
May-22	2,000,000		\$ 2,000,000	دع	the control of the co
Total:	\$ 2,000,000	\$ 341,472	\$ 2,000,000		



JOHN R. PIERCE SCHOOL PRELIMINARY PROJECT SCHEDULE Feasibility Study Phase

April 30, 2021 ID Task Name Start 0 | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | T | M | A | M | J | J | A | S | O | N | D | J | T | M | A | M | J | J | A | S | O | N | D | J | T | M | A | M | J | J | A | S | O | N | D | J | T | M | A | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M | M | J | J | A | S | O | N | D | J | T | M |Eligibility Period Mon 6/3/19 Wed 8/12/20 Eligibility Period ◆ MSBA Invitation to Eligibility Period MSBA Invitation to Eligibility Period Mon 6/3/19 Mon 6/3/19 Initial Compliance Certification Thu 12/12/19 Thu 12/12/19 Initial Compliance Certification Study Enrollment Certification Study Enrollment Certification Fri 12/13/19 Wed 3/25/20 MSBA Invitation to Conduct Feasibility Study MSBA Invitation to Conduct Feasibility Study Wed 4/15/20 Wed 4/15/20 City Appropriation of Funds for Feasibility Study City Appropriation of Funds for Feasibility Study Mon 5/11/20 Mon 5/11/20 Execution of Feasibility Study Agreemer Execution of Feasibility Study Agreement Wed 8/12/20 Tue 5/12/20 OPM Selection **OPM Selection** Thu 4/16/20 Tue 11/10/20 OPM RFS Process OPM RFS Process Thu 4/16/20 Thu 5/28/20 CPM RFS Advertisement (Submit - Appears) Thu 6/4/20 OPM RFS Advertisement (Submit - Appears) Fri 5/29/20 OPM Proposals Due 11 OPM Proposals Due Thu 6/18/20 Thu 6/18/20 OPM Proposals Review, Interviews, Ranking, Submital to MSBA & Negotiations with OPM OPM Proposals Review, Interviews, Ranking, Submital Thu 6/18/20 Wed 7/8/20 to MSBA & Negotiations with OPM YORM Fee Proposal & Contract Submitted OPM Fee Proposal & Contract Submitted Thu 7/9/20 Fri 7/17/20 MSBA OPM Panel Presentation 14 MSBA OPM Panel Presentation Mon 9/14/20 Mon 9/14/20 15 ▼MSBA OPM Approval Letter MSBA OPM Approval Letter Tue 9/15/20 Tue 9/15/20 16 Execute OPM Contract ▼ Execute OPM Contract Tue 11/10/20 Tue 11/10/20 17 Designer Selection Wed 9/16/20 Wed 3/10/21 Prepare & Submit Draft Designer RFS to MSBA Wed 9/16/20 Thu 9/24/20 Prepare & Submit Draft Designer RF\$ to MSBA 19 MSBA Designer RFS Review Period MSBA Designer RFS Review Period Fri 9/25/20 Wed 9/30/20 Final Designer RFS to MSBA Final Designer RFS to MSBA Thu 10/1/20 Thu 10/1/20 21 Designer RF\$ Advertisement (Submit - Appears) Designer RFS Advertisement (Submit - Appears) Thu 10/1/20 Wed 10/7/20 22 ◆ Select Local Representatives for DSP Select Local Representatives for DSP Tue 10/6/20 Tue 10/6/20 23 Designer Proposals Due Designer Proposals Due Wed 11/4/20 Wed 11/4/20 Review Designer Proposals and Check References Review Designer Proposals and Check References Thu 11/5/20 Wed 11/11/20 25 Submit DSP Materials to DSP Thu 11/12/20 Submit DSP Materials to DSP Thu 11/12/20 26 Designer Selection Panel (DSP) Meeting Designer Selection Panel (DSP) Meeting Tue 12/1/20 Tue 12/1/20 27 S DSP Interview DSP Interview Tue 12/15/20 Tue 12/15/20 Negotiate and Approve Designer Contract Negotiate and Approve Designer Contract Wed 12/16/20 Tue 1/26/21 ¥ MSBA Project Kick-Off Meeting 29 MSBA Project Kick-Off Meeting Thu 2/4/21 Thu 2/4/21 Send Contract and BRR to MSBA Send Contract and BRR to MSBA Wed 3/10/21 Wed 3/10/21 31 Preliminary Design Program (PDP) Preliminary Design Program (PDP) Thu 1/28/21 Mon 6/14/21 Designer Project Kick-Off Meeting Designer Project Kick-Off Meeting Thu 1/28/21 Thu 1/28/21 Develop Preliminary Design Program Develop Preliminary Design Program Fri 1/29/21 Fri 5/28/21 SBC Vote to Submit PDP SBC Vote to Submit PDP Thu 6/03/21 Thu 6/03/21 Submit PDP Submission to MSBA (Min. 10 Weeks Mon 6/07/21 Mon 6/07/21 Submit PDP Submission to MSBA (Min. 10 Weeks Prior to PSR) Prior to PSR) 36 MSBA PDP Review Period MSBA PDP Review Period Tue 6/08/21 Mon 6/28/21 Respond to MSBA PDP Review Comments Respond to MSBA PDP Review Comments Wed 7/14/21 Tue 6/29/21 38 Preferred Schematic Report (PSR) Preferred Schematic Report (PSR) Thu 6/08/21 Wed 10/27/21 Develop Preferred Schematic Schematic Report Thu 6/08/21 Tue 9/7/21 Develop Preferred Schematic Schematic Report Prepare and Submit Project Notification to Mass Historical Commission and Receive MHC Respons Prepare and Submit Project Notification to Mass Mon 8/2/21 Tue 8/31/21 Historical Commission and Receive MHC Response 41 SBC Vote to Submit PSR SBC Vote to Submit PSR Tue 9/7/21 Tue 9/7/21 Submit PSR Submission to MSBA 42 Submit PSR Submission to MSBA Wed 9/8/21 Wed 9/8/21 MSBA PSR Review Period MSBA PSR Review Period Thu 9/9/21 Wed 9/29/21 Respond to MSBA PSR Review Comments 44 Respond to MSBA PSR Review Comments Thu 9/30/21 Wed 10/13/21 Facilities Assessment Subcommittee (FAS) Presentation 45 Facilities Assessment Subcommittee (FAS) Wed 9/22/21 Wed 10/6/21 Address FAS Comments Address FAS Comments Thu 10/7/21 Thu 10/21/21 MSBA Board Vote on PSR & Approval to Move to Schematic Design MSBA Board Vote on PSR & Approval to Move to Wed 10/27/21 Wed 10/27/21 Schematic Design 48 Schematic Design (SD) Schematic Design (SD) Thu 10/28/21 Wed 4/13/22 Thu 10/28/21 Tue 1/25/22 - Develop Schematic Design Submission Develop Schematic Design Submission SD Cost Estimates and Reconciliation SD Cost Estimates and Reconciliation Wed 1/26/22 Tue 2/8/22 SBC Vote to Approve SD Submission to MSBA 51 SBC Vote to Approve SD Submission to MSBA Tue 2/8/22 Tue 2/8/22



JOHN R. PIERCE SCHOOL PRELIMINARY PROJECT SCHEDULE Feasibility Study Phase April 30, 2021

ID 7	Task Name	Start	Finish		2020 N D J F M A M J J A S O	2021 D N D J F M A M J J A S O N	2022 D J F M A M J J A S O N D J F M A M J J J		2025 J F M A M J J A S O N I	2026 D	2027 J F M A M J J A S O N D
52	MSBA Schematic Design Notification	Wed 2/9/22	Wed 2/9/22				M\$BA Schematic Design Notification				
53	Submit SD Submission to MSBA	Wed 2/23/22	Wed 2/23/22				Submit SD Submission to MSBA				
54	PSB Conference (either 3/9 or 3.23)	Wed 3/9/22	Wed 3/23/22				PSB Conference (either 3/9 or 3,23)				
55	MSBA Review Comments (3 weeks) and Project Team Response Period (2 weeks)	Wed 2/23/22	Wed 3/30/22				MSBA Review Comments (3 weeks) an	d Project Team Response Period (2 weeks			
56	Execute PSBA	Thu 3/24/22	Thu 4/7/22				Execute P\$BA				
57	MSBA Board Vote on SD & PSBA - Approval to Move	Wed 4/13/22	Wed 4/13/22				MSBA Board Vote on SD & PSBA - A	pproval to Move to PFA			
50	to PFA										
58	DESE Review	Wed 2/23/22	Thu 4/7/22			DESE R	view				
59	MSBA Review of DESE Submittal	Wed 2/23/22	Tue 3/15/22				MSBA Review of DESE Submittal				
60	DESE Review and Approval	Wed 3/16/22	Thu 4/7/22				DESE Review and Approval				
	Local Funding Approval/ Project Funding Agreement	Mon 1/31/22	Wed 9/7/22		Local Funding Ap	proval/ Project Funding Agreem	ent				
62	MSBA and Bond Counsel to Review Vote Language	Mon 1/31/22	Fri 2/25/22				MSBA and Bond Counsel to Review Vote	Language			
63	Town Meeting Process	Mon 2/28/22	Mon 5/9/22				Town Meeting Process				
64	Town Meeting Vote on Project Funding	Tue 5/10/22	Tue 5/10/22				Town Meeting Vote on Project Fund	ing			
65	Timeframe in which to Execute the PFA	Wed 5/11/22	Wed 9/7/22				Timeframe in which to Exe	ecute the PFA			
66	Design Development	Wed 5/11/22	Tue 11/8/22			Design D	evelopment 🕶 😎 🔻				
67	Design Development Documents	Wed 5/11/22	Fri 8/26/22				Design Development Docu	ments			
68	DD Cost Estimate	Mon 8/29/22	Fri 9/23/22				DD Cost Estimate				
69	DD Value Engineering and Reconciliation	Mon 9/26/22	Mon 10/3/22				DD Value Engineering s	nd Reconciliation			
70	Submit DD Package to MSBA	Mon 10/3/22	Mon 10/3/22				Submit DD Package to				
71	MSBA Review/Comments and Project Team Response Period	Tue 10/4/22	Tue 11/8/22					nents and Project Team Response Period			
72	Contract Documents	Tue 10/4/22	Fri 6/23/23				Contract Documents				
73	CD 60% Documents	Tue 10/4/22	Mon 11/28/22				CD 60% Document	S			
74	CD 60% Cost Estimate	Tue 11/29/22	Mon 12/26/22				CD 60% Cost Es	timate			
75	CD 60% VE and Reconciliation	Tue 12/27/22	Fri 12/30/22				CD 60% VE and	Reconciliation			
76	Submit 60% CD Package to MSBA	Mon 1/2/23	Mon 1/2/23				Submit 60% CD	Package to MSBA			
77	MSBA Review Comments (3 weeks) & Design Team Response Period (2 weeks)	Tue 1/3/23	Mon 2/6/23				MSBA Reviev	v Comments (3 weeks) & Design Team Res	sponse Period (2 weeks)		
78	Engage Inspectional Services & All Regulatory Departments Reviews	Tue 1/3/23	Mon 3/13/23				Engage In	spectional Services & All Regulatory Depart	ments Reviews		
79	CD 90% Documents	Tue 1/3/23	Mon 3/27/23				CD 90%	Documents			
80	CD 90% Cost Estimate	Tue 3/28/23	Mon 4/17/23					6 Cost Estimate			
81	CD 90% VE and Reconciliation	Tue 4/18/23	Fri 4/21/23				CD 909	6 VE and Reconciliation			
82	Submit 90% CD Package to MSBA	Mon 4/24/23	Mon 4/24/23					90% CD Package to MSBA			
83	MAAB Review and Approval	Tue 4/25/23	Mon 5/29/23					AB Review and Approval			
84	MSBA Review Comments (3 weeks) & Project Team Response Period (2 weeks)	Tue 4/25/23	Mon 5/29/23				MSI	3A Review Comments (3 weeks) & Project	Feam Response Period (2 we	eeks)	
85	CD 100% Documents	Tue 4/25/23	Mon 6/19/23		 			D 100% Documents			
86	Prepare 100% CDs for Final Bidding	Tue 6/20/23	Fri 6/23/23				P	epare 100% CDs for Final Bidding			
87	LEED	Mon 6/6/22	Fri 7/3/26				LEED .		+ + + + + + + + + + + + + + + + + + + +		
88	LEED Registration	Mon 6/6/22	Fri 6/10/22				LEED Registration				
89	LEED Kick-Off Meeting	Fri 6/10/22	Fri 6/10/22				LEED Kick-Off Meeting				
90	Submit Design Submittal to USGBC	Tue 7/18/23	Mon 10/9/23				.	Submit Design Submittal to USGBC			
91	Final LEED 10-month Cx Report	Fri 8/29/25	Thu 6/4/26							Final LEED 10-r	nonth Cx Report
92	Final Cx Report, Cx Completion Certificate	Fri 6/5/26	Thu 6/18/26								t, Cx Completion Certificate
93	Construction Submittal to USGBC	Fri 6/19/26	Fri 7/3/26								Submittal to USGBC
94	Targeted Date of LEED Certification Letter	Fri 7/3/26	Fri 7/3/26		 	1 1 1 1 1 1 1 1 1 1 1 1					e of LEED Certification Letter
95	CM at Risk Procurement Process (Or GC Below		Wed 6/7/23		CM at Risk Procureme	nt Process (Or GC Below)					
96	If CMR, SBC Approves Use of CM at Risk Delivery & Selection Committee	Mon 10/4/21	Mon 10/4/21				MR, SBC Approves Use of CM at Risk Delivery &	Selection Committee			
97	CM At Risk Application & submit to OIG (If Applicable)	Mon 10/4/21	Thu 10/14/21			CI	/ At Risk Application & submit to OIG (If Applicable)			
98	Office of Inspector General Review & Approval	Fri 10/15/21	Fri 11/12/21				Office of Inspector General Review & Approval	* 			
99	CM at Risk RFQ Process	Mon 11/15/21	Fri 11/12/21				CM at Risk RFQ Process				
	CIVI AL RISK REQ PIOCESS	IVIOIT 1 1/13/21	111 11/20/21				5 a. 1				



JOHN R. PIERCE SCHOOL PRELIMINARY PROJECT SCHEDULE Feasibility Study Phase April 30, 2021

	g	print 1	2010	April 30, 2021	12	2024	2026	1000	
Task Name	Start	Finish OND 3	$ \begin{array}{c ccccccccccccccccccccccccccccccccccc$	2022 M A M J J A S O N D J F M A M J J A S O N D J	23 F M A M J J .	2024 A S O N D J F M A M J J A S O N D J F M A M J J A	2026 S O N D J F M A M J	J A S O N D $ J F M$	AMJJA
0 CM at Risk SOQs Due	Fri 11/26/21	Fri 11/26/21		→ CM at Risk SOQs Due					
CM at Risk RFP Process (If Applicable)	Mon 11/29/21	Fri 12/17/21		CM at Risk RFP Process (If Appli	cable)				
CM at Risk Proposals Due	Fri 12/17/21	Fri 12/17/21		CM at Risk Proposals Due					
B CM Interviews (Notify CMs that all will be interviewed on this date in RFP)	Fri 12/17/21	Fri 12/17/21		CM Interviews (Notify CMs that a	I will be intervie	ewed on this date in RFP)			
CM Award/Notice to Proceed	Fri 12/17/21	Fri 12/17/21		CM Award/Notice to Proceed	 				
Preconstruction	Mon 12/20/21	Fri 6/17/22		Preconstruction	 				
GC Site Work Prequalification Process	Tue 1/3/23	Mon 2/13/23			GC Site Work	Prequalification Process			1 1 1 1
GC Main Construction Prequalification Process	Mon 5/1/23	Wed 6/7/23			GC GC	Main Construction Prequalification Process			
General Contractor & Trade Contractor Prequalifications	Thu 4/27/23	Thu 6/15/23		General Contractor & Trade Contractor Prequalificati	ons w				
Advertise General Contractor & Trade Contractors/GC RFQ	Thu 4/27/23	Wed 5/3/23			Adverti	se General Contractor & Trade Contractors/GC RFQ			
Trade Contractor/GC RFQ Advertisement & Response Time	Thu 5/4/23	Wed 5/24/23			Trade	e Contractor/GC RFQ Advertisement & Response Time			
11 Trade Contractors/GC SOQ Due	Wed 5/24/23	Wed 5/24/23			Trad	e Contractors/GC SOQ Due			1 1 1 1
Review Trade Contractor/GC SOQ	Thu 5/25/23	Wed 6/14/23			Rev	riew Trade Contractor/GC SOQ			
Prequalification Committee Review Meeting	Wed 6/14/23	Wed 6/14/23			Pre	equalification Committee Review Meeting			
4 Notify Trade Contractors/GCs for Bidding	Thu 6/15/23	Thu 6/15/23			No	tify Trade Contractors/GCs for Bidding			
Permitting and Regulatory Filing Requirement	Mon 1/9/23	Fri 7/7/23		Permitting and Regulatory Filing Requirement					
6 Zoning Board of Appeals	Mon 1/9/23	Fri 5/12/23			Zoning	Board of Appeals			
Notice of Intent to Conservation Commission (Review based on Preliminary Site Design w/ Final Site Design due at 60% CD)	Mon 1/9/23	Fri 5/12/23			Notice	of Intent to Conservation Commission (Review based on Preli	minary Site Design w/ Fi	inal Site Design due at 6	60% CD)
8 NPDS Construction General Permit	Mon 5/15/23	Fri 6/9/23			¥ NP[D\$ Construction General Permit			
9 EPA-NPDES/SWPPP	Mon 6/12/23	Fri 7/7/23			¥ È	PA-NPDES/SWPPP			
Permits from City Engineering Department	Mon 5/1/23	Fri 5/12/23			Permi	ts from City Engineering Department			
Special Permit to Planning Department (parking)	Mon 5/1/23	Fri 5/12/23			- Specia	al Permit to Planning Department (parking)			
2 Building Permit	Mon 5/22/23	Fri 6/16/23			Bui	Iding Permit		 	
Bid Phases (Site & Main Construction either DBB or CMR)	Wed 1/11/23	Wed 8/30/23	Bid Pha	ses (Site & Main Construction either DBB or CMR)					
Early Site Work Bid Period (after 60% CDs)	Wed 1/11/23	Tue 2/7/23			Early Site Wo	rk Bid Period (after 60% CDs)			
5 Award Sitework Contract	Wed 2/8/23	Tue 2/14/23			Award Sitewo				
6 Main Bid Period	Wed 6/21/23	Tue 8/1/23				Main Bid Period			
7 Final GMP Contract	Wed 8/2/23	Wed 8/30/23				Final GMP Contract		 	
8 Construction	Wed 2/15/23	Thu 8/28/25		Construction	T T T T T		 	 	1 1 1 1 1
9 Early Mobilization	Wed 2/15/23	Fri 3/10/23			Early Mobili	zation			
Start Early Site Work Construction	Fri 3/10/23	Tue 8/15/23			 	Start Early Site Work Construction			
Start Main Construction	Wed 8/2/23	Thu 5/29/25					ain Construction		
2 Substantial Completion	Fri 5/30/25	Fri 5/30/25				Substa	ntial Completion		
FFE Installation	Mon 6/2/25	Tue 7/29/25					E Installation		
Punchlist	Mon 6/2/25	Tue 7/29/25					unchlist		
Final Completion of New School	Wed 7/30/25	Thu 8/7/25					inal Completion of New	\$chool	
Teacher Move-In	Fri 8/8/25	Thu 8/28/25					Teacher Move-In		
School Opening	Thu 8/28/25	Thu 8/28/25				Sobod Opening		 	
Project Closeout Phase	Fri 8/29/25	Fri 12/5/25							
Prepare and Submit Closeout Documents	Fri 8/29/25	Fri 10/31/25					Prepare and Subn	nit Closeout Doduments	
Prepare and Submit Closeout Documents Final Application for Payment	Fri 10/31/25	Fri 10/31/25					Final Application f		
	Mon 11/3/25	Fri 11/7/25						AMM Contractor Evalua	ations
	Fri 11/7/25	Fri 11/7/25			1 1 1 1 1		Final Reimburser		
2 Final Reimbursement Request					1 1 1 1 1 1				

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Revised 11/28/12