

JOHN R. PIERCE SCHOOL

Brookline, MA



OPM Monthly Project Update Report

July 2025

FS	SD	DD	CD	BIDDING	CONSTRUCTION	CLOSEOUT	SITE
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During the month of July, significant progress was made across all active areas: sitework, utilities and concrete.

Excavation and prep for footings was a daily occurrence, with our geotechnical rep (LGCI) on site to review subsurface conditions and suitability. Excavated material was generated and trucked off site to appropriate landfills. Backfilling and compaction was observed and tested to ensure the spec was being met.

J. Derenzo had utility crews in both School and Harvard streets to install new connections and pipe in the streets for future building connections. There were two water shutdowns with no incidents, and the major power shutdown/restart of the Town Hall and Library also went off smoothly. There has been some ongoing work/discussion/design around the storm and underslab drain lines and where they will connect, with constructive meetings between the project team and the Town to review options.

School Street has been closed from 7:00am – 4:30pm (usually opening by 3:00pm) in July with few issues –coordination/communication was ongoing with BPD details and neighbors to ensure access continued for businesses, residents, trash pickup and deliveries.

The geothermal piping work under the building was completed, tested and backfilled, and we expect those lines to be extended under School Street prior to Labor Day.

The building mock-up construction continued this month, with sheathing and waterproofing installed. The Quality team including the envelope consultant met and discussed details several times this month, ahead of envelope completion and expected testing in August.

At the Historic Building, work to expose the building foundation to allow for future waterproofing was completed on three sides of the building. Support of Excavation (SOE) was installed along the parking lot side of the building. The project team has decided to install the waterproofing and concrete at the footings in stages to maintain the stability of the existing foundation in a few specific areas.

Concrete pours typically happened twice per week with minor variation, and as a result over 90% of the footings and over 80% of the walls in Area A were completed. Concrete testing has been ongoing per the specs and the team is monitoring results. Rebar inspections (also by UTS) have also been ongoing, and Consigli has continued to follow their quality process by maintaining 'pour cards' that fully document the work.

On-site vibration monitors are still in place and are working correctly. Soil to be removed has been characterized and trucking is being monitored. Soil compaction, rebar inspections and concrete testing have been ongoing by UTS, with reports filed in Procore

as they are received. The Building Department is notified weekly when UTS will be on site for rebar inspections and concrete testing.

Project Team Meetings continued to coordinate and guide the project.

All executed Contract Amendments and Budget Revision Requests have been submitted to MSBA.

I. TASKS COMPLETED THROUGH JULY 2025

The following tasks were completed in the month of July 2025:

07/01/25	MEP Coordination
07/02/25	MSBA Construction Kickoff; OAC Meeting
07/02/25	PFA Amendment 2 for GMP Received
07/08/25	MEP Coordination, Building Commission Mtg
07/09/25	OAC Meeting
07/10/25	Level 1 Slab and High Wall Coordination
07/15/25	MEP Coordination
07/16/25	OAC Meeting
07/17/25	School Building Committee Mtg (Report sent, no mtg)
07/21/25	Drain Line Review
07/22/25	MEP Coordination
07/23/25	OAC Meeting
07/28/25	Project Review w/ new Principal
07/29/25	MEP Coordination; Drain Line Follow up
07/30/25	Mock-up Review; OAC Meeting
07/31/25	Material Health Contractor Session

Construction Activities

The construction activities accomplished in July 2025 are:

- Excavated material was trucked off site
- Excavation, structural fill, compaction and testing for footings
- Form/Rebar/Place (F/R/P) foundation footings, piers, walls and structural slab
- Temporary power completed
- Utility connections in streets made/ongoing.
- SOE in place at Historic Building; foundation exposed on 3 sides of building.
- Building mock-up sheathing and waterproofing in place.
- Geothermal piping installed from mechanical room to inside of foundation exit

XIX. TASKS PLANNED FOR AUGUST 2025

The following tasks are planned for the month of August 2025:

08/05/25	MEP Coordination
08/06/25	LEED Check-in; OAC Meeting
08/12/25	MEP Coordination, Building Commission Mtg
08/13/25	OAC Meeting
08/14/25	Material Health Contractor Session #3
08/19/25	MEP Coordination
08/20/25	OAC Meeting
08/26/25	MEP Coordination
08/27/25	OAC Meeting

Construction Activities

The construction activities planned for August 2025 are:

- Placing of foundation footings, piers and walls, Area B
- Place concrete structural slab (Pours #2, 3), Area A
- Begin waterproofing and concrete work at foundation of Historic Building
- Begin selective demolition at Historic Building
- Complete planned utility work in School and Harvard Streets
- Complete envelope of mock-up and test.

XX. MSBA OPM REPORTING SYSTEM

The July 2025 OPM Monthly Report has been submitted via the MSBA OPM Reporting System.

XXI. PROJECT SCHEDULE OVERVIEW

The Project remains on schedule.

XXII. PROJECT BUDGET OVERVIEW

Expenditures against the budget totaled \$3,167,915.64 this month. Costs were for OPM, Designer, Designer Consultants fees and Testing Services and Construction costs.

Refer to the attached Total Project Budget Status Report and Cash Flow Charts, dated July 31, 2025.

XXIII. CONTRACT AMENDMENTS/BUDGET TRANSFERS/CHANGE ORDERS

Designer Contract Amendment No. 18 for \$69,377.00 for Additional LSP Services and Unforeseen Existing Conditions at Harvard Street requiring design adjustments was approved at the July 8, 2025 Building Commission Meeting. Budget Revision Request No. 13 required to fund Designer Contract Amendment No. 18 was also approved at the July 8, 2025 Building Commission Meeting.

Designer Contract Amendment No. 19 for \$51,837.00 for Additional Geo-environmental Services for found PSBs in soils at the Historic Building and for School Street Drainage Revisions due to Unforeseen Conditions will be presented for approval at the August 12, 2025 Building Commission Meeting. Budget Revision Request No. 14 required to fund Designer Contract Amendment No. 19 will also be presented for approval at the August 12, 2025 Building Commission Meeting.

All approved Contract Amendments and Budget Revision Requests have been submitted to MSBA.

XXIV. CONTRACTOR'S SAFETY PERFORMANCE AND MANPOWER

Safety Orientations and Inspections: Safety orientations have been completed for all onsite personnel to date. The project's overall average safety score is 98.9%.

Accidents/Incidents: No recordable accidents or incidents for the month of July 2025.

Man-hours: There were 14,092 on site man-hours worked over 22 total workdays for the month of July, representing an average of 80 workers on site daily. Man-hours to date total 61,080 man-hours.

NOTE: This report includes trade workers only. This report does not include Construction Managers, Safety Personnel, Delivery/Unload only Personnel, Project Superintendent or General Superintendent(s). Total manhours include work performed on weekends.

XXV. DESIGNER QA/QC

MDS/Sasaki reviews submittals and RFIs as they are submitted. They and their engineering consultants perform periodic onsite field observations and issue Field Observation Reports. MDS/Sasaki orchestrates the onsite field visits and observations of their consultants to coordinate effectively with the construction activities and with review of the CM's Pencil

Applications for Payment. MDS/Sasaki attends all project and preconstruction/construction meetings.

RFIs Issued to Date:	364	RFI Responses to Date:	348
Submittals Issued to Date:	609	Submittal Responses to Date:	457

XXVI. DESIGNER & CM MBE / WBE COMPLIANCE AND PARTICIPATION UPDATE

The Minority Business Enterprise (MBE) participation goal is 5.1% and for Women Business Enterprise (WBE) participation, the goal is 10%. Based on the Designer Subcontracts awarded to date, the percentage of fee for MBE is 8.4% and WBE is 35.9% for a combined total MBE/WBE participation of 44.3%.

Workforce Participation Update for July 2025:

Minority Hours:	15,076.75	Minority Workforce Participation:	21.42%
Women Hours:	34,699.75	Women Workforce Participation:	49.30%
Total Hours Worked:	70,390.25		

Attached is the Designer's Workforce Participation Report for July 2025.

The CM's MBE goal is targeted for 5.1% and WBE goal is targeted for 10% to meet the combined requirement of MBE/WBE participation of 10.4%. As of July 2025, MBE participation was 2.56% and WBE participation was 12.70%. The CM's Workforce Participation goals are 15.3% for Minorities and 6.9% for Female and are tracking at 68% for Minorities and 7% for Females.

XXVII. COMMUNITY OUTREACH

In addition to the Pierce School Building Project Website (for meeting minutes/recordings and presentation materials: <https://www.brookline.k12.ma.us/Page/2453>), a page for weekly updates called "Pierce School Project Updates" has been created. The public can sign up at <https://www.brooklinema.gov/list.aspx?ListID=816>

XXVIII. ATTACHMENTS

Construction Photographs, July 2025
MSBA Online Report Submission, dated July 31, 2025
Invoice Summary, dated July 31, 2025
Designer Contract Amendment No. 19
Budget Revision Request No. 14

Total Project Budget Status Report, dated July 31, 2025
Monthly and Cumulative Cash Flow Reports, dated July 31, 2025
CM Budget Tracking, dated July 31, 2025
OPM Amendment Status Log, dated July 31, 2025
Architect/Engineer Amendment Status Log, dated July 31, 2025
Construction Manager Amendment Status Log, dated July 31, 2025
Relocation Budget Tracking, dated July 31, 2025
Preliminary Project Schedule, dated July 31, 2025
CM Look-Ahead Schedule, dated July 31, 2025
Designer Workforce Participation Log, July 31, 2025
Pierce School Weekly Updates, July 2025

PROJECT PHOTOS

JULY 2025



July 2: street utility work.



July 8: geothermal lines.



July 8: footings and foundations.



July 15: footings and foundations.



July 16: mock-up.



July 17: Historic Building foundation exposure.



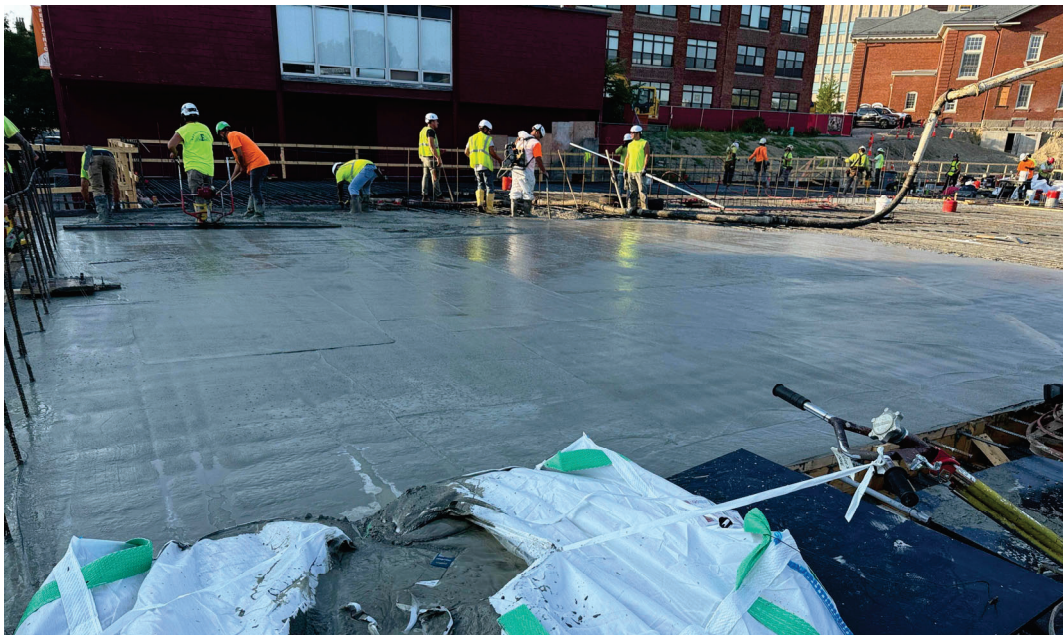
July 21: view of site.



July 24: view of site.



July 30: mock-up.



July 30: concrete pour at structural slab.

Leftfield, LLC		Jim Rogers	Progress Report as of Date 7/31/2025	
District Name	Brookline	MSBA ID	201800460040	
School Name	Pierce	Project Name		
OPM Firm Name	Leftfield, LLC	School Building Committee Representative	Bernard Greene	
Project Director	Jim Rogers	Total Project Budget (ProPay)	\$211,915,958	
Designer Firm Name	Miller Dyer Spears Inc.	Encumbered (Reporting Period)	\$64,277	
Principal	Will Spears	Encumbered (to Date)	\$196,328,201	
General Contractor Firm Name	Consigli Construction Company, Inc.	Total Project Invoices Received (to Date)	\$37,254,673	
General Contractor Contact Name	Jody Staruk	Project Completion Percentage	18%	

OPM Leftfield, LLC		Progress Report as of Date 7/31/2025	
<u>Contract Summary</u>		<u>Payment Summary</u>	
Original Contract Amount	\$325,000	Total Contract Amount	\$7,162,435
Contract Amendments (to Date)	6	Invoices Paid (to Date)	\$1,959,884
Value of Contract Amendments (to Date)	\$6,837,435	Invoices Received (Reporting Period)	\$131,000
Total Contract Amount	\$7,162,435	Contract Amount Remaining	\$5,071,551
Contract Amendments as Percentage of Original Contract Amount	2,103.8%		
OPM Activities (Reporting Period)	-07/01/25 MEP Coordination -07/02/25 MSBA Construction Kickoff; OAC Meeting -07/02/25 PFA Amendment 2 for GMP Received -07/08/25 MEP Coordination, Building Commission Mtg -07/09/25 OAC Meeting -07/10/25 Level 1 Slab and High Wall Coordination -07/15/25 MEP Coordination -07/16/25 OAC Meeting -07/17/25 School Building Committee Mtg (Report sent, no mtg) -07/21/25 Drain Line Review -07/22/25 MEP Coordination -07/23/25 OAC Meeting -07/28/25 Project Review w/ new Principal -07/29/25 MEP Coordination; Drain Line Follow up -07/30/25 Mock-up Review; OAC Meeting -07/31/25 Material Health Contractor Session Expenditures against the budget totaled \$3,167,915.64 this month. Costs were for OPM, Designer, Designer Consultants fees and Testing Services and Construction costs.		
Project Budget Status	Refer to the attached Total Project Budget Status Report and Cash Flow Charts, dated July 31, 2025.		
MSBA Closeout Status	The Project is in the Construction Phase.		
Potential Issues	There are no potential issues to report at this time.		

DESIGNER Miller Dyer Spears Inc.		Progress Report as of Date 7/31/2025	
<u>Contract Summary</u>		<u>Payment Summary</u>	
Original Contract Amount	\$1,294,466	Total Contract Amount	\$19,625,816
Contract Amendments (to Date)	19	Invoices Paid (to Date)	\$13,818,933
Value of Contract Amendments (to Date)	\$18,331,350	Invoices Received (Reporting Period)	\$192,438
Total Contract Amount	\$19,625,816	Contract Amount Remaining	\$5,614,445
Contract Amendments as Percentage of Original Contract Amount	1,416.1%		
<u>MBE/WBE</u>		<u>Workforce Participation</u>	
MBE Percentage	5.1%	Total Hours	70,390
MBE Actual	8.4%	Minority Hours	15,077
WBE Percentage	10.0%	Minority Percentage	8.4%
WBE Actual	35.9%	Minority Workforce Participation	21.4%
		Female Hours	34,700
		Female Percentage	35.9%
		Female Workforce Participation	49.3%

RFIs and Submittals

RFIs Issued (Reporting Period)	36
Total RFIs Issued (to Date)	364
Remaining Open RFIs – Past 30 Days	0
Notes	
Remaining Open RFIs – Past 60 Days	0
Notes	
Remaining Open RFIs – Past 90 Days	0
Notes	
Submittals Received (Reporting Period)	0
Total Submittals Received (to Date)	648
Submittals Reviewed (Reporting Period)	0
Total Submittals Reviewed (to Date)	493
Comments (Remaining Open Submittals)	

Phase	Construction	Phase Scheduled Completion Date	7/27/2027
	-07/01/25 MEP Coordination -07/02/25 MSBA Construction Kickoff; OAC Meeting -07/02/25 PFA Amendment 2 for GMP Received -07/08/25 MEP Coordination, Building Commission Mtg -07/09/25 OAC Meeting -07/10/25 Level 1 Slab and High Wall Coordination -07/15/25 MEP Coordination -07/16/25 OAC Meeting -07/17/25 School Building Committee Mtg (Report sent, no mtg) -07/21/25 Drain Line Review -07/22/25 MEP Coordination -07/23/25 OAC Meeting -07/28/25 Project Review w/ new Principal -07/29/25 MEP Coordination; Drain Line Follow up -07/30/25 Mock-up Review; OAC Meeting -07/31/25 Material Health Contractor Session		
Designer Activities (Reporting Period)			
	08/05/25 MEP Coordination 08/06/25 LEED Check-in; OAC Meeting 08/12/25 MEP Coordination, Building Commission Mtg 08/13/25 OAC Meeting 08/14/25 Material Health Contractor Session #3 08/19/25 MEP Coordination 08/20/25 OAC Meeting 08/26/25 MEP Coordination 08/27/25 OAC Meeting		
30 Day Look Ahead			
Commissioning Consultant	NV5		
Commissioning Consultant Status	NV5 will be reviewing pertinent submittals.		

GENERAL CONTRACTOR Consigli Construction Company, Inc.**Progress Report as of Date 7/31/2025****Contract Summary**

Original Contract Amount (including CM-At-Risk Amendments)	\$168,426,339
Change Orders (to Date)	0
Value of Change Orders (to Date)	\$0
Total Contract Amount	\$168,426,339
Procurement Type	CM-at-Risk
Change Orders as Percentage of Original Contract Amount	0.0%
Pending Change Orders	\$0
Change Order Status	

Payment Summary

Total Contract Amount	\$168,426,339
Invoices Paid (to Date)	\$15,896,203
Invoices Received (Reporting Period)	\$283,037
Contract Amount Remaining	\$152,247,099

MBE/WBE

MBE Percentage	5.1%
MBE Actual	2.6%
WBE Percentage	10.0%
WBE Actual	8.8%

Workforce Participation

Total Hours	61,080
Minority Hours	41,534
Minority Percentage	2.6%
Minority Workforce Participation	68.0%
Female Hours	4,276
Female Percentage	8.8%
Female Workforce Participation	7.0%

Schedule Assessment

Notice to Proceed Date	2/10/2025
Physical Progress	16%
Substantial Completion Date (Reported)	7/27/2027
Substantial Completion Date (Contract)	7/27/2027
Substantial Completion Date (Certificate)	
Construction Progress (Reporting Period)	The construction activities accomplished in July 2025 are: - Excavated material was trucked off site - Excavation, structural fill, compaction and testing for footings - Form/Rebar/Place (F/R/P) foundation footings, piers, walls and structural slab - Temporary power completed - Utility connections in streets made/ongoing. - SOE in place at Historic Building; foundation exposed on 3 sides of building. - Building mock-up sheathing and waterproofing in place. - Geothermal piping installed from mechanical room to inside of foundation exit
30 Day Look Ahead	The construction activities planned for August 2025 are: - Placing of foundation footings, piers and walls, Area B - Place concrete structural slab (Pours #2, 3), Area A - Begin waterproofing and concrete work at foundation of Historic Building - Begin selective demolition at Historic Building - Complete planned utility work in School and Harvard Streets - Complete envelope of mock-up and test.
Overall Schedule Assessment	The Project remains on schedule.
Problems Identified (Schedule or Construction)	No problems identified
Quality Control	The CM's Superintendents and LeftField's Site Representatives were on site full-time to monitor construction activities and quality of work. The Design Team and their Consultants made weekly observations.
Safety Compliance	Safety orientations have been completed for all onsite personnel to date. The project's overall average safety score is 98.9%.
Number of Claims (to Date)	0
Value of Claims (to Date)	\$0
Comments	
Recorded Manpower (Reporting Period)	There were 14,092 on site man-hours worked over 22 total workdays for the month of July, representing an average of 80 workers on site daily. Man-hours to date total 61,080 man-hours.
Contractor Closeout Status	The Project is in the early stages of Construction.

Certification

The undersigned hereby certifies that, to the best of his/her knowledge, the information contained in this monthly report and attached hereto are true and accurate.

Project Director/Project Manager

_____ Print Name

_____ Signature

_____ Date

MEMORANDUM

To: Brookline Building Commission
 From: Lynn Stapleton, LeftField, LLC
 Date: August 5, 2025
 Re: John R. Pierce School – July 2025 Invoice Summary
 Cc: Jim Rogers, Adam Keane, Andrew Deschenes - LeftField, LLC

Enclosed for approval and processing, please find the following invoices:

INVOICES						
ProPay Code	Vendor	Invoice #	Budget Category	Invoice Date	Description of Services	Invoice \$
0102-0700	LeftField	47	OPM – Construction Administration	07/31/25	OPM Construction Administration Services: July 1 – 31, 2025	\$131,000.00
0201-0700	MDS	69983	A/E– Construction Administration	08/05/25	A/E Construction Administration Services: June 1 – 30, 2025	\$156,437.09
0203-9900	MDS-ABC Imaging	69983	A/E – Other Reimbursable Services	08/05/25	Printing	\$105.31
0204-0300	MDS	69983	A/E – Geotechnical/ Geo-Environ.	08/05/25	MDS – Lahlaf Geotechnical Consulting (Amendment # 6)	\$34,517.45
0203-9900	MDS	69983	A/E – Other Reimbursable Services	08/05/25	MDS - Geothermal Alternate (Amendment # 6)	\$293.25
0203-9900	MDS - GGD	69983	A/E – Other Reimbursable Services	08/05/25	GGD - Geothermal Alternate (Amendment # 6)	\$1,085.00
					MDS Invoice #69983 Total: (For Reference Only)	\$192,438.10
0602-0000	UTS	118200	Testing Services	07/18/25	Soils, Concrete, Reinforcing Steel Inspections & Testing	\$12,440.25
0502-0010	Consigli	AFP 14	Construction	07/31/25	CM Fee	\$52,797.06
0502-0020	Consigli	AFP 14	Construction	07/31/25	Insurances & Bonds	\$33,349.48

0502-0100	Consigli	AFP 14	Construction	07/31/25	Division 1 – General Requirements	\$32,784.00
0502-0300	Consigli	AFP 14	Construction	07/31/25	Division 3 - Concrete	\$1,437,500.00
0502-0500	Consigli	AFP 14	Construction	07/31/25	Division 5 - Steel	\$532,160.00
0502-0700	Consigli	AFP 14	Construction	07/31/25	Division 7 – Thermal & Moisture Protection	\$18,900.00
0502-0800	Consigli	AFP 14	Construction	07/31/25	Division 8 – Openings	\$8,827.95
0502-0900	Consigli	AFP 14	Construction	07/31/25	Division 9 - Finishes	\$44,613.91
0502-2100	Consigli	AFP 14	Construction	07/31/25	Division 21 – Fire Protection	\$5,385.00
0502-2200	Consigli	AFP 14	Construction	07/31/25	Division 22 - Plumbing	\$80,380.00
0502-2300	Consigli	AFP 14	Construction	07/31/25	Division 23 - HVAC	\$79,411.50
0502-2600	Consigli	AFP 14	Construction	07/31/25	Division 26 - Electrical	\$33,657.50
0502-3100	Consigli	AFP 14	Construction	07/31/25	Division 31 - Sitework	\$613,658.00
0502-9900	Consigli	AFP 14	Construction	07/31/25	Retainage Withheld from Contractor	(\$141,387.11)
					Total for Consigli Application for Payment No. 14: (For References Only)	\$2,832,037.29
					TOTAL:	\$3,167,915.64

The invoices listed above are consistent with the approved Total Project Budget and to the best of our knowledge are eligible for reimbursement from the Massachusetts School Building Authority. LeftField, LLC recommends that the invoices be approved and paid.

The July 2025 OPM Monthly Report will be electronically submitted to the MSBA and to the Pierce School Building Committee, Building Commission, School Committee and Select Board by the required August 12, 2025 deadline. All invoices above will be included in the July 2025 Project Budget Report unless rejected by the Committees.

If you have any questions, please feel free to contact Lynn Stapleton, Owner's Project Manager, LeftField, LLC.



Building Commission
Town of Brookline
Town Hall
333 Washington Street
Brookline, MA 02445

Invoice Date: 7/31/25
Invoice No: 47

FOR: Project Management Services
John R. Pierce School
50 School Street, Brookline, MA 02445

Professional Services from July 1, 2025 to July 31, 2025

OPM Services		Amount
7/31/25	Construction Administration Phase Services	\$ 131,000.00

Total Labor: \$ 131,000.00

Reimbursable Expenses		Amount
Reimbursables 7/01/25 - 7/31/25		\$0.00
Date	Vendor Invoice # Amount 10% LeftField Fee	

Total Expenses: \$0.00

Total this Invoice: \$ 131,000.00

Contract Status	Budget	Previous	Current	Total To Date	Balance
Feasibility Study/Schematic Design Phase	\$325,000	\$325,000	\$0	\$325,000	\$0
Design Development Phase	\$700,000	\$700,000	\$0	\$700,000	\$0
Construction Documents Phase	\$1,045,000	\$1,045,000	\$0	\$1,045,000	\$0
Bid Phase	\$175,000	\$175,000	\$0	\$175,000	\$0
Construction Phase	\$4,650,000	\$1,048,000	\$131,000	\$1,179,000	\$3,471,000
Closeout Phase	\$180,000	\$0	\$0	\$0	\$180,000
Cost Estimating	\$52,800	\$52,800	\$0	\$52,800	\$0
OPM Services Total:	\$7,127,800	\$3,345,800	\$131,000	\$3,476,800	\$3,651,000
Reimbursable Expenses Total*:	\$33,850	\$33,850	\$0	\$33,850	\$0
Total Contract:	\$7,161,650	\$3,379,650	\$131,000	\$3,510,650	\$3,651,000

*OPM Contract Amendment No. 1 for independent cost estimating for PSR/SD

*OPM Contract Amendment No. 2 for printing PSR Submission

*OPM Contract Amendment No. 3 for Extended Basic Services

*OPM Contract Amendment No. 4 for Cost Estimating Services

*OPM Contract Amendment No. 5 for Bidding Services

*OPM Contract Amendment No. 6 for Advertising, Prequal & 60% Structural Peer Review Services

*OPM Contract Amendment No. 7 for eBid & 90% Structural Peer Review Services

Please Remit Payment To:

LeftField, LLC
P.O. Box 307
Hingham, MA 02043

Invoice

Miller Dyer Spears Inc.
40 Broad Street, Suite 103
Boston, MA 02109

August 05, 2025

Project No: 2101-000

Invoice No: 69983

Town of Brookline
333 Wasington Street
email Jen Carlson jcarlson@leftfieldpm.com
and Lynn: lstapleton@leftfieldpm.com
Brookline, MA 02445

Project 2101-000 Brookline Pierce School
Amendment No. 6 total \$17,267,439

Professional Services thru July 31, 2025

Phase 10 Reimbursable Expenses

Reimbursable Expenses

Reproductions

6/5/2025

ABC Imaging, Inc.

Rowan I-227192263259

95.74

Total Reimbursables**1.1 times****95.74****105.31****Total this Phase****\$105.31****Billings to Date**

	Current	Prior	Total
Expense	105.31	4,155.35	4,260.66
Totals	105.31	4,155.35	4,260.66

Phase 15 Construction Administration

Fee

Total Fee 5,046,358.00

Percent Complete

16.30

Total Earned

822,556.35

Previous Fee Billing

666,119.26

Current Fee Billing

156,437.09

Total Fee**156,437.09****Total this Phase****\$156,437.09****Billings to Date**

	Current	Prior	Total
Fee	156,437.09	666,119.26	822,556.35
Totals	156,437.09	666,119.26	822,556.35

Phase 16 Completion Phase

Fee

Total Fee 394,247.00

Percent Complete

0.00

Total Earned

0.00

Previous Fee Billing

0.00

Current Fee Billing

0.00

Total Fee**0.00****Total this Phase****0.00**

Phase 17 A/E Reimbursable Svcs (Am#6 Part 1)

Project	2101-000	Brookline Pierce School	Invoice	69983
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Amendment #6 Part 1 total \$275,000.
 Furniture \$165,000
 Tech Procurement \$32,200
 LEED Expenses \$19,800 LTD \$17,917.80
 RDH Brick Analysis \$19,250 LTD \$19,288.32
 RDH air tightness Test \$35,750 LTD 0 billed (credited 16,500 in May's invoice)

Billing Limits	Current	Prior	To-Date	
Total Billings	0.00	37,879.87	37,879.87	
Limit			746,000.00	
Remaining			708,120.13	
Total this Phase				0.00

Billings to Date

	Current	Prior	Total
Consultant	0.00	19,962.07	19,962.07
Expense	0.00	17,917.80	17,917.80
Totals	0.00	37,879.87	37,879.87

Phase 18 HAZMAT Services (Am#6)
 \$173,157.00 original less Summer Invest Am#5 Amt for LGCI \$29,822.00 + 10% mark up 2,982.20 = \$140,352.80
 (decrease went to Unencumb Phase 24)

Billing Limits	Current	Prior	To-Date	
Consultants	0.00	99,947.43	99,947.43	
Limit			140,352.30	
Remaining			40,404.87	
Total this Phase				0.00

Billings to Date

	Current	Prior	Total
Consultant	0.00	99,947.43	99,947.43
Totals	0.00	99,947.43	99,947.43

Phase 19 Geotechnical/Geo-Env Geo-Thermal (Am#6)
 \$509,883.00 original less Summer Invest Am#5 Amt \$23,890 + 3,139.59 + 10% mark up 2,389 = \$480,464.41 Plus
 GeoFrac Tank GEI \$3,800 (decrease went to Unencumb Phase 24)

Consultants

Lahlaf Geotechnical Consulting Inc.				
7/31/2025	Lahlaf Geotechnical Consulting Inc.	Geotechnical Limit 387,630 LTD 69,562.16	31,379.50	
Total Consultants		1.1 times	31,379.50	34,517.45

Billing Limits	Current	Prior	To-Date	
Consultants	34,517.45	116,922.17	151,439.62	
Limit			480,464.41	
Remaining			329,024.79	
Total this Phase				\$34,517.45

Billings to Date

	Current	Prior	Total
Consultant	34,517.45	116,922.17	151,439.62
Totals	34,517.45	116,922.17	151,439.62

Phase 20 Site Survey (Am#6)
 \$54,780 original less Summer Invest Am#5 Amt \$5,750 + 10% mark up 575 = \$48,488 (decrease went to Unencumb Phase 24)

Project	2101-000	Brookline Pierce School	Invoice	69983
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Billing Limits	Current	Prior	To-Date	
Consultants	0.00	42,003.59	42,003.59	
Limit			48,455.00	
Remaining			6,451.41	
Total this Phase				0.00

Billings to Date

	Current	Prior	Total
Consultant	0.00	42,003.59	42,003.59
Totals	0.00	42,003.59	42,003.59

Phase 21 Traffic Studies (Am#6)

Billing Limits	Current	Prior	To-Date	
Consultants	0.00	13,750.00	13,750.00	
Limit			13,750.00	
Total this Phase				0.00

Billings to Date

	Current	Prior	Total
Consultant	0.00	13,750.00	13,750.00
Totals	0.00	13,750.00	13,750.00

Phase 23 Geothermal Alternate (Am#6 Part 2) \$471K

Geothermal Design Alternate \$471,000 (breakdown below)
(MDS \$50,000) ; (GGD \$185K); (Sasaki \$95K); (GEI 141K LTD \$20,721.59)= \$471K

Fee

Billing Phase	Fee	Percent Complete	Earned	Previous Fee Billing	Current Fee Billing
Architecture - MDS	50,000.00	83.427	41,713.50	41,420.25	293.25
MEP/FP - GGD	185,000.00	83.427	154,340.00	153,255.00	1,085.00
Geothermal - GEI	43,100.00	100.00	43,100.00	43,100.00	0.00
Geoenvironmental - GEI	97,900.00	1.213	1,187.50	1,187.50	0.00
Landscape Architecture - Sasaki	95,000.00	66.5789	63,250.00	63,250.00	0.00
Total Fee	471,000.00		303,591.00	302,212.75	1,378.25
Total Fee					1,378.25
Total this Phase					\$1,378.25

Billings to Date

	Current	Prior	Total
Fee	1,378.25	302,212.75	303,591.00
Totals	1,378.25	302,212.75	303,591.00

Phase 24 Unencumbered Am#6

BSC Article 97 Phase 1 21,400 x 1.1 = 23,540 LTD 23,540
Airlit Peer Review 7K + TEDI 27,500 x 1.1 = \$37,950 LTD 32,450
RDH Peer Review 3K x 1.1 = \$3,300 LTD 3,300
Total 64,790 - limit 64,747 (43 adjustment)

Billing Limits	Current	Prior	To-Date	
Total Billings	0.00	64,747.00	64,747.00	
Limit			64,747.00	
Total this Phase				0.00

Project	2101-000	Brookline Pierce School	Invoice	69983
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Billings to Date

	Current	Prior	Total	
Consultant	0.00	64,747.00	64,747.00	
Totals	0.00	64,747.00	64,747.00	
			Total this Invoice	\$192,438.10

Billing Backup

Tuesday, August 5, 2025

Miller Dyer Spears Inc.

Invoice 69983 Dated 8/5/2025

11:45:40 AM

Project	2101-000	Brookline Pierce School
Phase	10	Reimbursable Expenses

Reimbursable Expenses

Reproductions

AP 50761	6/5/2025	ABC Imaging, Inc. / Rowan I-227192263259	95.74	
Total Reimbursables			1.1 times	95.74
			Total this Phase	\$105.31

Phase	19	Geotechnical/Geo-Env Geo-Thermal (Am#6)
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Consultants

Lahlaf Geotechnical Consulting Inc.

AP 50878	7/31/2025	Lahlaf Geotechnical Consulting Inc. / Geotechnical Limit 387,630 BTD 69,562.16	31,379.50	
Total Consultants			1.1 times	31,379.50
			Total this Phase	\$34,517.45
			Total this Project	\$34,622.76
			Total this Report	\$34,622.76



Remit Payment to :
ABC Imaging of Washington, Inc.
P.O. Box 2345
West Chester, PA 19380-0110

Invoice No: I-22719226

For Credit card payments, call (202) 429-8870

Bill To: MDSINC
MILLER DYER SPEARS, INC
ACCOUNTS PAYABLE
40 Broad Street, suite 103
BOSTON, MA 02109

Invoice Date: 04/30/2025	Contract: MAIN
Store Code: 1801	Work Order No.: 22348427
CSR JtEntryService	P.O. No.:
Sales Rep JtEntryService	

Drawings Mass historic commission related to
change in windows replacement scope

Ordered By: Rowan Greenlaw	Job No.: 2101-23	Job Name: Pierce Elementary School
Company:	MILLER DYER SPEARS, INC	
Order Date: April 17, 2025	Order Due Date: April 17, 2025	Ticket No: 23849142

Item Code	Description	Unit Size	Originals	Copies	Unit Price	Extended Price
8000PBB3648	Cad Plot Bond, First Set 36 X 48	0.00000	17	1	1.9200	\$ 32.64
8000PBB2436	Cad Plot Bond, First Set 24 X36	0.00000	8	1	.9600	\$ 7.68
2000FPC1117	Digital Output/Color Laser Print*11x17	0.00000	6	1	.9500	\$ 5.70
2000FPC8511	Digital Output/Color Laser Print*8.5x11	0.00000	5	1	.5000	\$ 2.50
8000DSB0100	Custom Binding & Collating Up to 100 Sheets (Per Set)	0.00000	3	1	.9500	\$ 2.85
6190FSS0000	Stapling	0.00000	1	1	.1500	\$ 0.15
8000ENV0001	Environmental Impact Fee	0.00000	1	1	1.0000	\$ 1.00
	Shipping and Handling	0	1	1	40.0000	\$ 40.00

Subtotal:	\$ 92.52
02125 - SUFFOLK (MA) (6.25000 %)	\$ 3.22
Total:	\$ 95.74

Comments:

TERMS: Net 30

1 1/2% INTEREST CHARGE PER MONTH WILL BE ADDED TO ALL PAST DUE INVOICES OLDER THAN 30 DAYS

We impose a 3% surcharge on credit cards that is not greater than our cost of acceptance.

Page 1 of 2

INVOICE IN US Dollars

76 Battery March Street Boston, MA 02110 Ph: +1
617-399-0980





Remit Payment to :
ABC Imaging of Washington, Inc.
P.O. Box 2345
West Chester, PA 19380-0110

Invoice No: I-22719226

For Credit card payments, call (202) 429-8870

Type	Delivery To	Tracking Numbers
Dispatch	ATTN: HISTORICAL COMMISSION MASSACHUSETTS HISTORICAL COMMISSION 220 WILLIAM T MORRISSEY BLVD DORCHESTER, MA 02125	

TERMS: Net 30

1 1/2% INTEREST CHARGE PER MONTH WILL BE ADDED TO ALL PAST DUE INVOICES OLDER THAN 30 DAYS

We impose a 3% surcharge on credit cards that is not greater than our cost of acceptance.

Page 2 of 2

INVOICE IN US Dollars

76 Batterymarch Street Boston, MA 02110 Ph: +1
617-399-0980





Work Order Backup for Invoice 22719226

Thank you for the opportunity to be of service to you.

ABC Imaging - Boston, MA Store
76 Batterymarch Street
Suite 1 & 2
Boston, MA 02110
Phone: +1 617-399-0980

Date 04/17/2025	Work Order No. 22348427
Store 1801	Ticket No. 23849142
JtEntryService	
JtEntryService	Invoiced

Bill To:

MDSINC
MILLER DYER SPEARS, INC
ACCOUNTS PAYABLE
40 Broad Street, suite 103
BOSTON, MA 02109 US

Due Date Thu 04/17/2025	Ordered By Rowan Greenlaw	Phone +1 617-338-5350	Job Name Pierce Elementary School
Time 3:00 PM	Company MILLER DYER SPEARS, INC	Email rgreenlaw@mds-bos.com	Job Number 2101-23

Item Code	Description	Unit Size	Originals	Copies	Unit Price	Extended Price
8000PBB3648	Cad Plot Bond, First Set 36 X 48	--	17	1	\$ 1.92	\$ 32.64
8000PBB2436	Cad Plot Bond, First Set 24 X36	--	8	1	\$ 0.96	\$ 7.68
2000FPC1117	Digital Output/Color Laser Print*11x17	--	6	1	\$ 0.95	\$ 5.70
2000FPC8511	Digital Output/Color Laser Print*8.5x11	--	5	1	\$ 0.50	\$ 2.50
8000DSB0100	Custom Binding & Collating Up to 100 Sheets (Per Set)	--	3	1	\$ 0.95	\$ 2.85
6190FSS0000	Stapling	--	1	1	\$ 0.15	\$ 0.15
8000ENV0001	Environmental Impact Fee	--	1	1	\$ 1.00	\$ 1.00
	Shipping	--	1	1	\$ 40.00	\$ 40.00

Type	Delivery To
Dispatch	ATTN: HISTORICAL COMMISSION MASSACHUSETTS HISTORICAL COMMISSION 220 WILLIAM T MORRISSEY BLVD DORCHESTER, MA 02125 +1 617-727-8470

	Subtotal	\$ 92.52
	02125 - SUFFOLK (MA) (6.25000 %)	\$ 3.22
Comments	Total	\$ 95.74

MDS 10%: \$ 9.25
Total: \$105.31

We impose a 3% surcharge on credit cards that is not greater than our cost of acceptance.

We impose a 3% surcharge on credit cards that is not greater than our cost of acceptance.



LGCI

Lahlaf Geotechnical Consulting, Inc.
100 Chelmsford Road
Suite 2
Billerica, MA 01862
Phone: (978) 330-5912
Fax: (978) 330-5056
E-mail: LGCI@LGCinc.net

Invoice

Invoice No.:	2101-10
Invoice for Period Ending:	06/01/2025
Date:	6/26/2025

Bill To

2101-000 Phase 19

Margaret Clark
Miller Dyer Spears
40 Broad Street, Suite 103
Boston, MA 02109

Geotechnical Limit 387,630 BTD 69,562.16

Terms	Client No.	Project Name	Project Number	Location
Due on receipt	1370	Prop. Pierce Elem. School	2101	Brookline, MA
Description		Qty	Rate	Amount
Services Performed April 28, 2025 through June 01, 2025				
LGCI Proposal No. 22127-Rev. 1				\$387,630.00
Amount Previously Invoiced				\$62,528.80
Current LGCI Invoice No. 2101-10				\$31,379.50
Amount Invoiced to date (incl. this invoice)				\$93,908.30
Balance remaining from Budget amount				\$293,721.70
Task 3.2 Review Submittals and RFI's				
Senior Geotechnical Engineer		4.9	150.00	735.00
Geotechnical Field Representative		6.8	110.00	748.00
Task 3.3 Field Visits and Mobilization Cost				
Senior Geotechnical Engineer (1 Site Visit)		5	150.00	750.00
Geotechnical Field Representative (25 site visits)		210.8	110.00	23,188.00
Mileage		1,250	0.70	875.00
Task 3.4 Review, Coordination and Field Reports				
Senior Geotechnical Engineer - Coordination & Review		14.2	150.00	2,130.00
Geotechnical Field Representative - Field Report		26.85	110.00	2,953.50
Make check payable to Lahlaf Geotechnical Consulting, Inc.				
Total due this invoice				\$31,379.50

Balance Due \$31,379.50

ok per Amy/Kelsey/Margaret
8/4/25

MDS 10%: \$ 3,137.95
Total: \$ 34,517.45

Invoice

GGD Consulting Engineers, Inc.
375 Faunce Corner Road, Suite D
Dartmouth, MA 02747

ok per Amy/Kelsey/Margaret
8/4/25

July 10, 2025

Project No: 87502101.00

Invoice No: 125225

MDS/Miller Dyer Spears Inc.
40 Broad Street, Suite 103
Boston, MA 02109

Project 87502101.00 Pierce School, Brookline MA

Attn: Mr. Will Spears, AIA, LEED AP, MCPPO

Plumbing, Fire Protection, HVAC, Electrical and Technology Engineering Services.

2101-000 in fee

Professional Services from June 1, 2025 to June 30, 2025

Fee

Phase	Fee	Percent Complete	Fee Earned	Previous Fee Billed	Current Fee Billing	
Geothermal Design - DD	50,000.00	100.00	50,000.00	50,000.00	0.00	
Geothermal Design - CD	100,000.00	100.00	100,000.00	100,000.00	0.00	
Geothermal Design - CA	35,000.00	12.40	4,340.00	3,255.00	1,085.00	T23



UTS Of Massachusetts Inc.
"The Construction Testing People"

5 Richardson Lane, Stoneham, MA 02180 781-438-7755 (Voice) 781-438-6216 (Fax)

To: LeftField Project Management
Lynn Stapleton
225 Franklin Street
Boston, MA 02110

Invoice Date: 7/18/2025

Page Number: 1

Invoice Number: 118200

Job Number: 29802

Terms: **Due Upon Receipt**

PO #:

Project: **Pierce School 50 School Street, Brookline, MA**

DATE	QUANTITY	DESCRIPTION	RATE	AMOUNT
05/17/2025	10.00	Hrs/Soils - Saturday	54.00	540.00
06/18/2025	4.00	Hrs/Rebar	60.00	240.00
06/19/2025	8.00	Hrs/Soils	54.00	432.00
06/24/2025	18.00	Cylinders - 4 x 8	20.00	360.00
06/24/2025	7.00	Hrs/Field	52.50	367.50
06/24/2025	4.00	Hrs/Rebar	60.00	240.00
06/24/2025	4.50	Hrs/Soils	54.00	243.00
06/25/2025	4.00	Hrs/Rebar	60.00	240.00
06/25/2025	8.00	Hrs/Soils	54.00	432.00
06/26/2025	1.00	Cyl/Trans	75.00	75.00
06/26/2025	18.00	Cylinders - 4 x 8	20.00	360.00
06/26/2025	4.50	Hrs/Field	52.50	236.25
06/26/2025	1.00	Call-in Surcharge	100.00	100.00
06/27/2025	1.00	Cyl/Trans	75.00	75.00
06/27/2025	7.50	Hrs/Soils	54.00	405.00
06/28/2025	16.00	Hrs/Soils - Saturday	54.00	864.00
06/30/2025	4.00	Hrs/Rebar	60.00	240.00
06/30/2025	7.50	Hrs/Soils	54.00	405.00
07/01/2025	6.00	Cylinders - 4 x 8	20.00	120.00
07/01/2025	7.00	Hrs/Soils	54.00	378.00
07/01/2025	1.00	Call-in Surcharge - Soils	100.00	100.00
07/02/2025	1.00	Cyl/Trans	75.00	75.00
07/02/2025	4.00	Hrs/Rebar	60.00	240.00
07/02/2025	7.50	Hrs/Soils	54.00	405.00
07/03/2025	12.00	Cylinders - 4 x 8	20.00	240.00
07/03/2025	5.50	Hrs/Field	52.50	288.75



UTS Of Massachusetts Inc.
"The Construction Testing People"

5 Richardson Lane, Stoneham, MA 02180 781-438-7755 (Voice) 781-438-6216 (Fax)

To: LeftField Project Management
Lynn Stapleton
225 Franklin Street
Boston, MA 02110

Invoice Date: 7/18/2025

Page Number: 2

Invoice Number: 118200

Job Number: 29802

Terms: **Due Upon Receipt**

PO #:

Project: **Pierce School 50 School Street, Brookline, MA**

DATE	QUANTITY	DESCRIPTION	RATE	AMOUNT
07/03/2025	4.00	Hrs/Soils	54.00	216.00
07/03/2025	1.00	Proctor #281	140.00	140.00
07/03/2025	1.00	Sieve Analysis #281	130.00	130.00
07/03/2025	1.00	#200 Wash Sieve #281	130.00	130.00
07/07/2025	1.00	Cyl/Trans	75.00	75.00
07/07/2025	4.00	Hrs/Rebar	60.00	240.00
07/09/2025	1.00	Cyl/Trans	75.00	75.00
07/09/2025	4.00	Hrs/Rebar	60.00	240.00
07/10/2025	6.00	Cylinders - 4 x 8	20.00	120.00
07/10/2025	5.00	Hrs/Field	52.50	262.50
07/10/2025	6.00	Cylinders - 4 x 8	20.00	120.00
07/11/2025	1.00	Cyl/Trans	75.00	75.00
07/14/2025	4.00	Hrs/Rebar	60.00	240.00
07/15/2025	12.00	Cylinders - 4 x 8	20.00	240.00
07/15/2025	4.50	Hrs/Field	52.50	236.25
07/15/2025	4.00	Hrs/Rebar	60.00	240.00
07/15/2025	8.00	Hrs/Soils	54.00	432.00
07/16/2025	1.00	Cyl/Trans	75.00	75.00
07/16/2025	8.00	Hrs/Soils	54.00	432.00
07/17/2025	6.00	Cylinders - 4 x 8	20.00	120.00
07/17/2025	4.00	Hrs/Field	52.50	210.00
07/17/2025	6.00	Cylinders - 4 x 8	20.00	120.00
07/18/2025	6.00	Cylinders - 4 x 8	20.00	120.00
07/18/2025	4.00	Hrs/Field	52.50	210.00
07/18/2025	4.00	Hrs/Rebar	60.00	240.00

TOTAL THIS INVOICE:

12,440.25

All File Test reports will be discarded 3 years after completion of our services.



Of Massachusetts Inc.
"The Construction Testing People"

5 Richardson Lane, Stoneham, MA 02180 781-438-7755 (Voice) 781-438-6216 (Fax)

To: LeftField Project Management
Lynn Stapleton
225 Franklin Street
Boston, MA 02110

Invoice Date: 7/18/2025

Page Number: 3

Invoice Number: 118200

Job Number: 29802

Terms: **Due Upon Receipt**

PO #:

Project: **Pierce School 50 School Street, Brookline, MA**

DATE	QUANTITY	DESCRIPTION	RATE	AMOUNT
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CC:

Company Name

LeftField Project Management

Contact Name

Lynn Stapleton

Invoice Type

Original

Delivery Method

Email



Of Massachusetts Inc.
"The Construction Testing People"

5 Richardson Lane, Stoneham, MA 02180 781-438-7755 (Voice) 781-438-6216 (Fax)

To: LeftField Project Management
Lynn Stapleton
225 Franklin Street
Boston, MA 02110

Invoice Date: 7/18/2025

Page Number: 4

Invoice Number: 118200

Job Number: 29802

Terms: **Due Upon Receipt**

PO #:

Project: **Pierce School 50 School Street, Brookline, MA**

DATE	QUANTITY	DESCRIPTION	RATE	AMOUNT
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P.O. Recap

P.O. Amount: 250,000.00

<u>Invoice No.</u>	<u>Invoice Date</u>	<u>Invoice Amount</u>
114400	10/11/2024	1,095.00
114789	11/08/2024	358.00
116560	03/28/2025	270.00
116950	04/25/2025	855.00
117378	05/23/2025	7,378.00
117805	06/20/2025	12,847.75
118200	07/18/2025	12,440.25
Invoiced to Date		\$35,244.00
P. O. Remaining		214,756.00

APPLICATION AND CERTIFICATION FOR PAYMENT

AIA DOCUMENT G702

TO OWNER: Town of Brookline, MA
50 School Street
BROOKLINE, MA 02445

PROJECT: Brookline - John R. Pierce
Sch

Invoice 14
Draw

Application date: 7/31/2025
Period ending date: 7/31/2025

DISTRIBUTE TO:
☐ OWNER
☐ ARCHITECT
☐ CONTRACTOR

FROM CONTRACTOR: Consigli Construction Co., Inc.
72 Sumner Street
Milford, MA 01757

VIA ARCHITECT: Miller Dyer Spears
40 Broad Street, Suite 103
Boston, MA 02109

PROJECT NO: 2776

CONTRACT DATE:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown above, in connection with the Contract. Continuation Sheet, AIA Document G703, is attached.

- 1 ORIGINAL CONTRACT SUM \$168,022,660.00
- 2 NET CHANGE BY CHANGE ORDERS \$0.00
- 3 CONTRACT SUM TO DATE (Line 1 ± 2) \$168,022,660.00
- 4 TOTAL COMPLETED & STORED TO DATE (Column G on G703) \$19,166,668.84

- 5 RETAINAGE:
 - a. 4.41 % of Completed Work \$ 825,116.84 (Column D + E on G703)
 - b. 4.41 % of Stored Material \$ 19,739.10 (Column F on G703)

Total Retainage (Lines 5a+5b or Total in Column I on G703)

\$844,855.94

- 6 TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total) \$18,321,812.90
- 7 LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 From Prior Certificate) \$15,489,775.61

- 8 CURRENT PAYMENT DUE (Line 6 Less Line 7) \$2,832,037.29
- 9 BALANCE TO FINISH INCLUDING RETAINAGE (Line 3 Less Line 6) \$149,700,847.10

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner		
Total approved this Month		
TOTALS		
NET CHANGES by Change Order		

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Consigli Construction Co., Inc.

By: [Signature] Date: 8/5/25

State of: MA County of: Worcester

On this the 5th day of August before me,

proved to me through satisfactory evidence of identity, which was/were personal knowledge

to be the person(s) whose name(s) was/were signed on the preceding or attached document in my presence, and who, swore or affirmed to me that the contents of this document are truthful and accurate to the best of his/her knowledge and belief.

Notary Public: [Signature] **NOTARY PUBLIC**
Commonwealth of Massachusetts
My Commission expires: 7/14/2028
My Commission Expires July 14, 2028

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED:\$ 2,832,037.29

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHIT [Signature] Signed by:

By: Margaret Clark Date: 8/5/2025
502CD393EFBF4E9...

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CONTINUATION SHEET

AIA DOCUMENT G703

AIA Document G702, APPLICATION AND CERTIFICATION FOR PAYMENT, containing Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on contracts where variable retainage for items may apply.

Project: 2776-01 / Brookline - John R. Pierce Sch

Invoice 14
Draw
Application date: 7/31/2025
Period ending date: 7/31/2025

A	B													
ITEM NO.	DESCRIPTION OF WORK		ORIGINAL BUDGET	APPROVED CHANGE ORDERS	APPROVED TRANSFERS	C	D	E		F	G	H	I	
						SCHEDULED VALUE	FROM PREV. APPLICATION (D + E)	WORK COMPLETED		MATERIALS PRESENTLY STORED (NOT IN D / E)	TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE (IF VARIABLE RATE)
									THIS PERIOD					
	0502-0010													
25-001	Contractors Fee	3,239,084.00				3,239,084.00	316,782.42	52,797.06			369,579.48	11.41	2,869,504.52	18,478.99
	Subtotal	3,239,084.00	.00	.00	.00	3,239,084.00	316,782.42	52,797.06		.00	369,579.48	11.41	2,869,504.52	18,478.99
	0502-0010 Total	3,239,084.00	.00	.00	.00	3,239,084.00	316,782.42	52,797.06		.00	369,579.48	11.41	2,869,504.52	18,478.99
	0502-0020													
1-910	Consigli payment & perf bond	1,040,387.36				1,040,387.36	995,970.00				995,970.00	95.73	44,417.36	49,798.50
1-920	Builder's Risk Insurance	730,000.00				730,000.00	536,839.00				536,839.00	73.54	193,161.00	26,841.95
1-930	General Liability Insurance	1,873,566.35				1,873,566.35	180,424.44	33,349.48			213,773.92	11.41	1,659,792.43	10,688.69
1-940	Subcontractor default insurnce	999,670.33				999,670.33	121,611.00				121,611.00	12.17	878,059.33	6,080.55
	Subtotal	4,643,624.04	.00	.00	.00	4,643,624.04	1,834,844.44	33,349.48		.00	1,868,193.92	40.23	2,775,430.12	93,409.69
	0502-0020 Total	4,643,624.04	.00	.00	.00	4,643,624.04	1,834,844.44	33,349.48		.00	1,868,193.92	40.23	2,775,430.12	93,409.69
	0502-0030													
19-001	Construction Contingency	3,950,102.00				3,950,102.00							3,950,102.00	
	Subtotal	3,950,102.00	.00	.00	.00	3,950,102.00				.00			3,950,102.00	
	0502-0030 Total	3,950,102.00	.00	.00	.00	3,950,102.00				.00			3,950,102.00	
	0502-0100													
01 - GCs														
1-001	General Conditions	10,694,549.00				10,694,549.00	1,651,959.12				1,651,959.12	15.45	9,042,589.88	82,597.96
AT-001	Precon Survey of Existing Cond	19,000.00				19,000.00							19,000.00	
AT-003	Vibration Monitoring 1 Year	35,600.00				35,600.00							35,600.00	
AT-004	Code Red Reports	42,500.00				42,500.00							42,500.00	
HT-01D	Added Scope for CMP	10,320.00				10,320.00							10,320.00	
HT-04D	Added Scope for CMP - Part 2	9,899.00				9,899.00							9,899.00	
	01 - GCs Subtotal	10,811,868.00	.00	.00	.00	10,811,868.00	1,651,959.12			.00	1,651,959.12	15.28	9,159,908.88	82,597.96
02 - GRs														
1-002	General Requirements	7,662,147.00			-132,443.00	7,529,704.00	371,188.00	20,426.00			391,614.00	5.20	7,138,090.00	19,580.70
AT-006	Police Detail for Street Light	502.00				502.00	502.00				502.00	100.00	1,597.00	25.10
AT-009	Additional Support Framing at	1,597.00				1,597.00								
AT-010	Police Details - 9/24-11/24	16,416.00				16,416.00								
AT-012	Police Details													
AT-020	Police Details 3/25 - 5/25													
BT-003	Temp Electric Room Budget Move				28,386.00	28,386.00	16,416.00				16,416.00	100.00		820.80
HT-014	Additional Air Quality Testing				23,826.00	23,826.00	28,386.00				28,386.00	100.00		1,419.30
HT-017	Additional Surveying				68,912.00	68,912.00	11,296.00	12,358.00			12,358.00	51.87	11,468.00	617.90
HT-01A	Added Scope for CMP	37,000.00			2,400.00	2,400.00	2,400.00				2,400.00	16.39	57,616.00	120.00
	02 - GRs Subtotal	7,717,662.00	.00	.00	8,919.00	8,919.00	10,952.00				10,952.00	29.60	8,919.00	
	03 - Final Clea													
1-860	Final Cleaning - Interior	343,427.28				343,427.28	441,140.00	32,784.00			473,924.00	6.14	7,243,738.00	23,131.40
	03 - Final Clea Subtotal	343,427.28	.00	.00	.00	343,427.28				.00			343,427.28	
24-014	GMP - Winter Conditions	500,000.00			-15,846.00	484,154.00							484,154.00	
AT-16A	Winter Conditions				15,846.00	15,846.00							15,846.00	
	04 - Winter Con Subtotal	500,000.00	.00	.00	.00	500,000.00				.00			500,000.00	

CONTINUATION SHEET

AIA DOCUMENT G703

AIA Document G702, APPLICATION AND CERTIFICATION FOR PAYMENT, containing Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on contracts where variable retainage for items may apply.

Project:

2776-01 / Brookline - John R. Pierce Sch

Invoice 14

Draw

Application date: 7/31/2025

Period ending date: 7/31/2025

A	B	ORIGINAL BUDGET	APPROVED CHANGE ORDERS	APPROVED TRANSFERS	C	D	E	F	G	H	I
ITEM NO.	DESCRIPTION OF WORK				SCHEDULED VALUE	WORK COMPLETED FROM PREV. APPLICATION (D + E)	THIS PERIOD	MATERIALS PRESENTLY STORED (NOT IN D / E)	TOTAL COMPLETED AND STORED TO DATE (D + E + F)	BALANCE TO FINISH (C - G)	RETAINAGE (IF VARIABLE RATE)
	0502-0200	19,372,957.28	.00	.00	19,372,957.28	2,093,099.12	32,784.00	.00	2,125,883.12	17,247,074.16	105,729.36
2-001	Selective Demolition Sub	4,719,236.00		-2,631.00	4,716,605.00	4,341,750.00			4,341,750.00	374,855.00	217,087.50
2-002	HOLD-Bulletin 4&5 Demo	89,967.00		-89,967.00							
2-096	HOLD - OAL 2 CMP traffic cont	34,392.00			34,392.00					34,392.00	
2-097	HOLD - OAL 2 Confoot lieu shor	57,686.00			57,686.00					57,686.00	
2-098	HOLD - OAL 2 F&I Temp barriers	68,981.00			68,981.00					68,981.00	
2-099	HOLD - OAL 2 Rodent Control	13,185.00			13,185.00					13,185.00	
24-001	OAL 2 - Add unforeseen abate	309,817.00		-125,683.00	184,134.00					184,134.00	
24-002	OAL 2 - Vibration monit/test	39,400.00			39,400.00					39,400.00	
24-005	OAL 2 - Unfor exist build debr	80,000.00			80,000.00					80,000.00	
24-047	ALT1 - Demo Existing Windows	24,000.00		-15,464.00	8,536.00					8,536.00	
AT-007	RFI 13 - 62 Harvard Sewer Rewo			12,217.00	12,217.00				12,217.00	100.00	610.85
AT-011	Added Abatement Main School Sa	186,936.00			186,936.00				186,936.00	100.00	9,346.80
AT-013	PTO to Move the Existing Switc			2,103.00	2,103.00				2,103.00	100.00	105.15
AT-014	Out of Sequence Abatement for			27,781.00	27,781.00	22,519.00			22,519.00	81.06	1,125.95
AT-018	Premium Time Only for Saturday			8,926.00	8,926.00				8,926.00	100.00	446.30
AT-019	Premium Time Only			1,881.00	1,881.00				1,881.00	100.00	94.05
AT-021	Unforeseen Abatement Orangebur			15,448.00	15,448.00				15,448.00	100.00	772.40
AT-022	9 Historic Window Removal			15,464.00	15,464.00				15,464.00	100.00	773.20
AT-025	Additional Asbestos on the Tun			59,958.00	59,958.00				59,958.00	100.00	2,997.90
CR-008	Bulletin 004 - Slab Trench and			4,329.00	4,329.00				4,329.00	100.00	216.45
CR-009	Added Cost for EPA ID	1,650.00			1,650.00				1,650.00	100.00	82.50
CR-12A	Bulletin 05			85,638.00	85,638.00					85,638.00	
HT-01C	Added Scope for CMP	6,587.00			6,587.00				6,587.00	100.00	329.35
HT-04B	Added Scope for CMP - Part 2	380.00			380.00				359.00	21.00	17.95
HT-10A	Test Pits in the Historic Bull	1,419.00			1,419.00				1,419.00	100.00	70.95
	Subtotal	5,633,636.00	.00	.00	5,633,636.00	4,681,546.00		.00	4,681,546.00	952,090.00	234,077.30
	0502-0200 Total	5,633,636.00	.00	.00	5,633,636.00	4,681,546.00		.00	4,681,546.00	952,090.00	234,077.30
24-015	Conc - Sidewalk patch ETR	30,000.00			30,000.00					30,000.00	
3-110	Concrete subcontractor	10,805,000.00			10,805,000.00	1,260,300.00	1,437,500.00		2,697,800.00	8,107,200.00	134,890.00
3-192	HOLD-Slab patch work & hist	30,000.00			30,000.00					30,000.00	
3-193	HOLD-Add admix for H/C work	30,000.00			30,000.00					30,000.00	
3-194	HOLD-Add mob for rebar deliver	10,000.00			10,000.00					10,000.00	
3-195	HOLD-Add rein accessor for site	10,000.00			10,000.00					10,000.00	
3-196	HOLD-undefin embed items	20,000.00			20,000.00					20,000.00	
3-197	HOLD-Schedule Main Weather/Rain	100,000.00			100,000.00					100,000.00	
3-198	HOLD-Add slab pens & boxout	25,000.00			25,000.00					25,000.00	
3-199	HOLD-PVC weeps at topping slab	48,368.00			48,368.00					48,368.00	
3-860	Gypcrete	470,400.00			470,400.00					470,400.00	
HT-05B	Install Concrete Foundation in	54,960.00			54,960.00	54,960.00			54,960.00	100.00	2,748.00
HT-10B	Test Pits in the Historic Bull	1,870.00			1,870.00	1,870.00			1,870.00	100.00	93.50

CONTINUATION SHEET

AIA DOCUMENT G703

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containing Contractor's signed certification is attached.

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Project:

2776-01 / Brookline - John R. Pierce Sch

Invoice 14

Draw

Application date: 7/31/2025

Period ending date: 7/31/2025

A	B					C	D	E		F	G		H	I
ITEM NO.	DESCRIPTION OF WORK	ORIGINAL BUDGET	APPROVED CHANGE ORDERS	APPROVED TRANSFERS	SCHEDULED VALUE	WORK COMPLETED		THIS PERIOD		MATERIALS PRESENTLY STORED (NOT IN D / E)	TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE (IF VARIABLE RATE)
	Subtotal	11,635,598.00	.00	.00	11,635,598.00	1,317,130.00	1,437,500.00	1,437,500.00		.00	2,754,630.00	23.67	8,880,968.00	137,731.50
	0502-0300 Total	11,635,598.00	.00	.00	11,635,598.00	1,317,130.00	1,437,500.00	1,437,500.00		.00	2,754,630.00	23.67	8,880,968.00	137,731.50
0502-0400														
24-016	Mason - Winter Cond H/C Admix	50,000.00			50,000.00								50,000.00	-
4-220	Masonry Sub	4,849,000.00			4,849,000.00								4,849,000.00	-
4-293	HOLD-Mason patch at main scho	15,000.00			15,000.00								15,000.00	-
4-294	HOLD-Masonry Patch @ historic	9,000.00			9,000.00								9,000.00	-
4-295	HOLD-Demo and open in Historic	10,000.00			10,000.00								10,000.00	-
4-296	HOLD-Stl Strap Anc Cor 6/SO.05	9,000.00			9,000.00								9,000.00	-
4-297	HOLD-A3.07 Cut 4 Door @ Load D	5,000.00			5,000.00								5,000.00	-
4-298	HOLD-Add flash 4 open in Mason	25,000.00			25,000.00								25,000.00	-
4-299	HOLD-Add open mason 4 MEPs	15,000.00			15,000.00								15,000.00	-
	Subtotal	4,987,000.00	.00	.00	4,987,000.00					.00			4,987,000.00	-
	0502-0400 Total	4,987,000.00	.00	.00	4,987,000.00					.00			4,987,000.00	-
0502-0500														
24-017	Struc - Add Beam Pens	36,000.00			36,000.00								36,000.00	-
24-018	Struc - Add Deck/Floor Pens	50,000.00			50,000.00								50,000.00	-
24-019	MiscM - Add Misc Met Not Shown	46,284.00			46,284.00								46,284.00	-
5-120	Structural steel	5,620,900.00			5,620,900.00	932,000.00	97,160.00	97,160.00		435,000.00	1,464,160.00	26.05	4,156,740.00	73,208.00
5-196	HOLD-Add Picks 4 Trades	48,000.00			48,000.00								48,000.00	-
5-197	HOLD-Add Engineer for 68 Harv	20,000.00			20,000.00								20,000.00	-
5-198	HOLD-Supple Steel 4 othr Trade	100,000.00			100,000.00								100,000.00	-
5-199	HOLD-Schedule Main Weathr/Rain	100,000.00			100,000.00								100,000.00	-
5-501	Miscellaneous metals sub	3,075,000.00			3,075,000.00	24,500.00		24,500.00			24,500.00	0.80	3,050,500.00	1,225.00
5-598	HOLD-Add Lintel @ Historic MEP	30,000.00			30,000.00								30,000.00	-
5-599	HOLD-Thermal Break @ Roof Anc	10,000.00			10,000.00								10,000.00	-
	Subtotal	9,136,184.00	.00	.00	9,136,184.00	956,500.00	97,160.00	97,160.00		435,000.00	1,488,660.00	16.29	7,647,524.00	74,433.00
	0502-0500 Total	9,136,184.00	.00	.00	9,136,184.00	956,500.00	97,160.00	97,160.00		435,000.00	1,488,660.00	16.29	7,647,524.00	74,433.00
0502-0600														
6-130	Rough Carp Sub	849,000.00			849,000.00								849,000.00	-
6-199	HOLD-Coord Exist Cond Historic	50,000.00			50,000.00								50,000.00	-
6-601	Finish carpentry subcontractor	3,109,666.00			3,109,666.00								3,109,666.00	-
6-698	HOLD-Add Surface Mount Block	15,000.00			15,000.00								15,000.00	-
6-699	HOLD-Cutout/Coord w/Others	15,000.00			15,000.00								15,000.00	-
	Subtotal	4,038,666.00	.00	.00	4,038,666.00					.00			4,038,666.00	-
	0502-0600 Total	4,038,666.00	.00	.00	4,038,666.00					.00			4,038,666.00	-
0502-0700														
24-020	WaterP - Patch Wear Slb S1.02B													-
24-021	WaterP - Exist Gar WP Repair	20,000.00			20,000.00								20,000.00	-
24-022	Roof - Temp Roof 4 Weather Tit	303,750.00			303,750.00								303,750.00	-
24-023	MetalP - Slate Replace @ Wall	25,000.00			25,000.00								25,000.00	-
		30,000.00			30,000.00								30,000.00	-

CONTINUATION SHEET

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Use Column I on contracts where variable retainage for items may apply.

2776-01 / Brookline - John R. Pierce Sch

Invoice 14
Draw

Application date: 7/31/2025

Period ending date: 7/31/2025

A	B	C	D	E		F	G	H	I
				WORK COMPLETED FROM PREV. APPLICATION (D + E)	THIS PERIOD				
ITEM NO.	DESCRIPTION OF WORK	ORIGINAL BUDGET	APPROVED CHANGE ORDERS	APPROVED TRANSFERS	SCHEDULED VALUE		TOTAL COMPLETED AND STORED TO DATE (D + E + F)	BALANCE TO FINISH (C - G)	RETAINAGE (IF VARIABLE RATE)
24-048	ALT1 - Waterproof @ Hist Wind	57,000.00			57,000.00			57,000.00	
7-101	Waterdampproof/caulking sub	2,288,000.00			2,288,000.00			2,288,000.00	
7-198	HOLD-Add Caulking Not Shown	46,284.00			46,284.00			46,284.00	
7-199	HOLD-Add Found Waterp Tie Ins	20,000.00			20,000.00			20,000.00	
7-475	Metal siding	4,244,075.00			4,244,075.00		67,750.00	4,176,325.00	3,387.50
7-494	HOLD-Coor for PV & MP Install	50,000.00			50,000.00			50,000.00	
7-495	HOLD-CF Frame EWA-41-S A0.03A	60,500.00			60,500.00			60,500.00	
7-496	HOLD-Schedule Main Weather/Rain	100,000.00			100,000.00			100,000.00	
7-497	HOLD-Exp Mat 4 Mock Up/Fin Con	50,000.00			50,000.00			50,000.00	
7-498	HOLD-Met Ang@Roof A5.11 & Coor	50,000.00			50,000.00			50,000.00	
7-499	HOLD-Add Insula btwn Trades	25,000.00			25,000.00			25,000.00	
7-501	Membrane roofing sub	2,787,000.00			2,787,000.00	5,167.50	35,682.50	2,751,317.50	1,784.13
7-595	HOLD-Added Roof Patching	30,000.00			30,000.00			30,000.00	
7-596	HOLD-Add Roof Pens for MEPs	30,000.00			30,000.00			30,000.00	
7-597	HOLD-Angle 8&11/S5.11 & Bridge	30,000.00			30,000.00			30,000.00	
7-598	HOLD-Add Roof Safety Mods	21,088.00			21,088.00			21,088.00	
7-599	HOLD-Add Roof Walk Pads 4 MEP's	10,000.00			10,000.00			10,000.00	
7-601	Expansion Joint Covers	54,000.00			54,000.00			54,000.00	
7-810	Fireproofing	333,300.00			333,300.00	2,650.00	5,300.00	328,000.00	265.00
7-817	HOLD-Fireproof Patching	44,000.00			44,000.00			44,000.00	
7-818	HOLD-Add Mask/Prep 4 MEP Hang	40,000.00			40,000.00			40,000.00	
7-819	HOLD-Add Fireproof Mobs	9,000.00			9,000.00			9,000.00	
7-840	Firestopping	302,950.00			302,950.00			302,950.00	
	Subtotal	11,060,947.00	.00	.00	11,060,947.00	26,567.50	108,732.50	10,952,214.50	5,436.63
	0502-0700 Total	11,060,947.00	.00	.00	11,060,947.00	26,567.50	108,732.50	10,952,214.50	5,436.63
0502-0800									
24-024	Curtain - Exp CW 4 Mock/Final	50,000.00			50,000.00			50,000.00	
8-001	Door/Frame/Hardware supplier	1,476,248.00			1,476,248.00			1,476,248.00	
8-094	HOLD-Temp Door 4 Const & Mock	50,000.00			50,000.00			50,000.00	
8-095	HOLD-Coord Low Volt 4 Security	10,000.00			10,000.00			10,000.00	
8-096	HOLD-Temp Locks & Cores 4 Con	25,000.00			25,000.00			25,000.00	
8-097	HOLD-DFH Replacements	20,000.00			20,000.00			20,000.00	
8-098	HOLD-Expedite Doors/Frames	25,000.00			25,000.00			25,000.00	
8-099	HOLD-Bondo/Touch up Frames	10,000.00			10,000.00			10,000.00	
8-360	Overhead Doors	62,790.00			62,790.00			62,790.00	
8-399	HOLD-Coord 4 Track/Column Cov	15,000.00			15,000.00			15,000.00	
8-401	Alum entrances/storefront sub	4,124,700.00			4,124,700.00		54,000.00	4,070,700.00	2,700.00
8-498	HOLD-Schedule Main Weather/Rain	48,000.00			48,000.00			48,000.00	
8-499	HOLD-Met Ang@Roof A5.11 & Coor	50,000.00			50,000.00			50,000.00	
8-801	Glass & glazing	634,000.00			634,000.00	8,827.95	31,321.90	602,678.10	1,566.10
8-899	HOLD-Smoke Baffle & Shoe Seq	20,000.00			20,000.00			20,000.00	
	Subtotal	6,620,738.00	.00	.00	6,620,738.00	8,827.95	85,321.90	6,535,416.10	4,266.10
	0502-0900 Total	6,620,738.00	.00	.00	6,620,738.00	8,827.95	85,321.90	6,535,416.10	4,266.10

AIA DOCUMENT G703

Invoice 14

Draw

Application date: 7/31/2025

Period ending date: 7/31/2025

A	B	C	D	E	F	G	H	I				
ITEM NO.	DESCRIPTION OF WORK	ORIGINAL BUDGET	APPROVED CHANGE ORDERS	APPROVED TRANSFERS	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (NOT IN D / E)	TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE (IF VARIABLE RATE)
						FROM PREV. APPLICATION (D + E)	THIS PERIOD					
24-025	Resil - Moist Mit w/High Prime	75,000.00			75,000.00						75,000.00	-
24-026	Terrazzo - Crack Repair in Con	20,000.00			20,000.00						20,000.00	-
24-027	Carpet - Add Floor Prep Histor	14,400.00			14,400.00						14,400.00	-
24-028	Carpet - Add Floor Prep Main	23,037.00			23,037.00						23,037.00	-
9-220	Drywall subcontractor	8,392,000.00			8,392,000.00	62,500.00	36,500.00		99,000.00	1.18	8,293,000.00	4,950.00
9-295	HOLD-Add Blocking Not Called 4	46,284.00			46,284.00						46,284.00	-
9-296	HOLD-Drywall Patching Labor	54,000.00			54,000.00						54,000.00	-
9-297	HOLD-Drywall Patching Material	30,000.00			30,000.00						30,000.00	-
9-298	HOLD-Staging 4 Monument Stair	50,000.00			50,000.00						50,000.00	-
9-299	HOLD-Schedule Main Weather/Rain	60,000.00			60,000.00						60,000.00	-
9-301	Tile subcontractor	654,800.00			654,800.00	6,233.90	4,208.54		10,442.44	1.59	644,357.56	522.12
9-310	Polish Concrete - Sub	80,175.00			80,175.00						80,175.00	-
9-401	Terrazzo flooring	755,955.00			755,955.00						755,955.00	-
9-498	HOLD-Terrazzo Floor Patching	24,402.00			24,402.00						24,402.00	-
9-499	HOLD-Ter Schedule Main Off-Hour	48,000.00			48,000.00						48,000.00	-
9-501	Acoustical ceilings sub	909,500.00			909,500.00						909,500.00	-
9-599	HOLD-ACT Patching	30,000.00			30,000.00						30,000.00	-
9-620	Epoxy Flooring Sub	281,595.00			281,595.00						281,595.00	-
9-640	Wood flooring	225,369.00			225,369.00						225,369.00	-
9-648	HOLD-Wood Floor Leveling	8,475.00			8,475.00						8,475.00	-
9-649	HOLD-Volleyball Sleeves WD Fir	10,000.00			10,000.00						10,000.00	-
9-650	Resilient flooring sub	725,820.00			725,820.00	8,787.11	3,905.37		12,692.48	1.75	713,127.52	634.63
9-657	HOLD-Resilient Floor Patching	30,000.00			30,000.00						30,000.00	-
9-658	HOLD-Res Schedule Main Off-Hour	16,000.00			16,000.00						16,000.00	-
9-659	HOLD-Add Moist Probs Resil	10,000.00			10,000.00						10,000.00	-
9-680	Carpet subcontractor	156,838.00			156,838.00						156,838.00	-
9-840	Acoustical wall panels	265,729.00			265,729.00						265,729.00	-
9-901	Painting subcontractor	937,000.00			937,000.00						937,000.00	-
9-997	HOLD-Paint Touch Up/Repair	37,500.00			37,500.00						37,500.00	-
9-998	HOLD-Pnt Schedule Main Off-Hour	12,500.00			12,500.00						12,500.00	-
9-999	HOLD-Add Sealant not Shown	45,000.00			45,000.00						45,000.00	-
	Subtotal	14,029,379.00	.00	.00	14,029,379.00	77,521.01	44,613.91	.00	122,134.92	.87	13,907,244.08	6,106.75
	0502-0900 Total	14,029,379.00	.00	.00	14,029,379.00	77,521.01	44,613.91	.00	122,134.92	.87	13,907,244.08	6,106.75
10-401	Signage	181,230.00			181,230.00						181,230.00	-
10-801	Specialties sub	957,723.00			957,723.00						957,723.00	-
10-999	HOLD-Toilet Part & Supp 4 Inst	9,000.00			9,000.00						9,000.00	-
24-029	Sign - Temp Signs for Inspect	11,571.00			11,571.00						11,571.00	-
24-030	Sign - Add Sign per Final Walk	11,571.00			11,571.00			.00			11,571.00	-
	Subtotal	1,171,095.00	.00	.00	1,171,095.00			.00			1,171,095.00	-
	0502-1000 Total	1,171,095.00	.00	.00	1,171,095.00			.00			1,171,095.00	-
	0502-1100											-

CONTINUATION SHEET

AIA DOCUMENT G703

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Use Column I on contracts where variable retainage for items may apply.

Project:

2776-01 / Brookline - John R. Pierce Sch

Invoice 14

Draw

Application date: 7/31/2025

Period ending date: 7/31/2025

A	B	C	D	E		F	G		H	I		
ITEM NO.	DESCRIPTION OF WORK	ORIGINAL BUDGET	APPROVED CHANGE ORDERS	APPROVED TRANSFERS	SCHEDULED VALUE	WORK COMPLETED		MATERIALS PRESENTLY STORED (NOT IN D / E)	TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE (IF VARIABLE RATE)
						FROM PREV. APPLICATION (D + E)	THIS PERIOD					
11-060	Theater equipment	483,778.00			483,778.00						483,778.00	-
11-099	HOLD-Theat Unistrut Supports	30,000.00			30,000.00						30,000.00	-
11-401	Food service equipment	627,771.00			627,771.00						627,771.00	-
11-406	HOLD-FS Elec/Serv 4 Equip Chos	15,000.00			15,000.00						15,000.00	-
11-407	HOLD-FS Kitchen Equip Connect	12,000.00			12,000.00						12,000.00	-
11-408	HOLD-FS Design 4 Hood Support	10,000.00			10,000.00						10,000.00	-
11-409	HOLD-FS Add Life Safety Req	10,000.00			10,000.00						10,000.00	-
11-480	Gymnasium equipment	353,152.00			353,152.00						353,152.00	-
11-498	HOLD-Gym Control Wire Score	5,000.00			5,000.00						5,000.00	-
11-499	HOLD-Misc Supp 4 Basketball	10,000.00			10,000.00						10,000.00	-
11-500	Bleachers - Sub	236,394.00			236,394.00						236,394.00	-
11-599	HOLD-Bleacher Elec Connections	10,000.00			10,000.00						10,000.00	-
11-650	Parking Equipment - Sub	83,000.00			83,000.00						83,000.00	-
24-031	Theat - Elec Control Wiring	15,000.00			15,000.00						15,000.00	-
	Subtotal	1,901,095.00	.00	.00	1,901,095.00	.00		.00			1,901,095.00	-
	0502-1100 Total	1,901,095.00	.00	.00	1,901,095.00	.00		.00			1,901,095.00	-
0502-1200												-
12-320	Manufactured Casework Sub	1,489,303.00			1,489,303.00						1,489,303.00	-
12-399	HOLD-Cutouts for Other Trades	15,000.00			15,000.00						15,000.00	-
12-490	Window treatments	258,996.00			258,996.00						258,996.00	-
	Subtotal	1,763,299.00	.00	.00	1,763,299.00	.00		.00			1,763,299.00	-
	0502-1200 Total	1,763,299.00	.00	.00	1,763,299.00	.00		.00			1,763,299.00	-
0502-1400												-
14-240	Hydraulic elevator	722,350.00			722,350.00						722,350.00	-
24-032	Elevator - Operator 4 Constrct	84,000.00			84,000.00						84,000.00	-
	Subtotal	806,350.00	.00	.00	806,350.00	.00		.00			806,350.00	-
	0502-1400 Total	806,350.00	.00	.00	806,350.00	.00		.00			806,350.00	-
0502-2100												-
15-301	Fire protection subcontractor	1,760,000.00			1,760,000.00						1,760,000.00	-
15-397	HOLD-FP Schedule Main Off-Hour	50,000.00			50,000.00						50,000.00	-
15-398	HOLD-Add Req 4 NFPA 241 Garage	20,000.00			20,000.00						20,000.00	-
15-399	HOLD-FP Coord w/ MEP Equipment	37,500.00			37,500.00						37,500.00	-
24-033	FP - Add Heads Due to Calcs	25,000.00			25,000.00						25,000.00	-
24-034	FP - Add Brookline FD Requests	50,000.00			50,000.00						50,000.00	-
24-035	FP - Town Hall/Library Garage	1,250,000.00			1,197,819.00					98.02	1,197,819.00	-
CR-013	68 Harvard Column Fixes & Expl				33,755.00					100.00	668.00	1,654.35
CR-20A	Bulletin 11				-7,995.00						-7,995.00	-399.75
CR-20B	Bulletin 11				26,421.00						26,421.00	2,705.80
HT-06A	Temporary Sprinkler System in				54,707.00					98.92	591.00	287.50
RB-01A	Moving Savings from Demo to EI				5,750.00					100.00		4,247.90
	Subtotal	3,252,957.00	.00	.00	3,252,957.00	.00		.00		2.61	3,167,999.00	4,247.90
	0502-2100 Total	3,252,957.00	.00	.00	3,252,957.00	.00		.00		2.61	3,167,999.00	4,247.90

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2776-01 / Brookline - John R. Pierce Sch

Invoice 14

Draw

Application date: 7/31/2025

Period ending date: 7/31/2025

A	B	C	D	E		F	G		H	I
				WORK COMPLETED	THIS PERIOD		TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G / C)		
ITEM NO.	DESCRIPTION OF WORK	ORIGINAL BUDGET	APPROVED CHANGE ORDERS	APPROVED TRANSFERS	SCHEDULED VALUE	FROM PREV. APPLICATION (D + E)			BALANCE TO FINISH (C - G)	RETAINAGE (IF VARIABLE RATE)
0502-2200										
15-401	Plumbing subcontractor	4,417,000.00			4,417,000.00	233,265.00	72,580.00	7,800.00	4,103,355.00	15,682.25
15-405	Phase 1 Plumbing Subcontractor	22,594.00			22,594.00	21,500.00			1,094.00	-68.70
15-491	HOLD-Protect/Rework Roof Drain	25,000.00			25,000.00				25,000.00	
15-492	HOLD-Repair Pipe Insulation	25,000.00			25,000.00				25,000.00	
15-493	HOLD-Floor Drain/Garage RD Cor	20,000.00			20,000.00				20,000.00	
15-494	HOLD-P Schedule Main OffHour	75,000.00			75,000.00				75,000.00	
15-495	HOLD-Temp Water Services Req	30,000.00		-1,326.00	28,674.00				28,674.00	
15-496	HOLD-Add Test to Expedite Wall	15,000.00			15,000.00				15,000.00	
15-497	HOLD-Add Temp Rain Leader	15,000.00		-897.00	14,103.00				14,103.00	
15-498	HOLD-Add Heat Trace MEP Coor	20,000.00			20,000.00				20,000.00	
15-499	HOLD-P Coord w/ MEPs Equipment	100,000.00			100,000.00				100,000.00	
CR-011	62 Harvard Video Sewer & Drain			897.00	897.00	897.00				44.85
HT-013	Removal of P Trap in 62 Harvar			1,326.00	1,326.00	1,326.00				66.30
RB-02B	Add Temp Water for Demo & Abat	1,374.00			1,374.00	1,374.00				68.70
	Subtotal	4,765,968.00	.00	.00	4,765,968.00	258,362.00	72,580.00	7,800.00	4,427,226.00	15,793.40
	0502-2200 Total	4,765,968.00	.00	.00	4,765,968.00	258,362.00	72,580.00	7,800.00	4,427,226.00	15,793.40
0502-2300										
15-501	HVAC subcontractor	18,804,000.00			18,804,000.00	366,871.50	79,411.50		18,357,717.00	22,314.16
15-505	Phase 1 HVAC Subcontractor	22,594.00			22,594.00	18,900.00			3,694.00	
15-593	HOLD-Duct & Pipe Insul Repair	25,000.00			25,000.00				25,000.00	
15-594	HOLD-Temp Filter 4 Construct	30,000.00			30,000.00				30,000.00	
15-595	HOLD-M Schedule Main OffHour	100,000.00			100,000.00				100,000.00	
15-596	HOLD-TAB Adjust 4 Commission	15,000.00			15,000.00				15,000.00	
15-597	HOLD-Add Crane Pick 4 Rood Sil	12,000.00			12,000.00				12,000.00	
15-598	HOLD-M Coord w/ MEPs Equipment	100,000.00			100,000.00				100,000.00	
15-599	HOLD-Add Drip Pan/Water Bugs	15,000.00			15,000.00				15,000.00	
24-036	M - Humid Control for Finishes	50,000.00			50,000.00				50,000.00	
24-037	M - Add HVAC Contrl/FA 4 Schol	40,000.00			40,000.00				40,000.00	
	Subtotal	19,213,594.00	.00	.00	19,213,594.00	385,771.50	79,411.50	.00	18,748,411.00	22,314.16
	0502-2300 Total	19,213,594.00	.00	.00	19,213,594.00	385,771.50	79,411.50	.00	18,748,411.00	22,314.16
0502-2600										
16-001	Electrical subcontractor	11,888,888.00			11,888,888.00	198,769.50	28,650.00	5,007.50	11,656,461.00	11,621.36
16-005	Phase 1 Elec Subcontractor	309,495.00			309,495.00	309,495.00				15,474.75
16-006	HOLD-Bulletin 05 Early Elec	52,554.00		-6,504.00	46,050.00				46,050.00	
16-092	HOLD-Temp FA Mods 4 Garage	20,000.00			20,000.00				20,000.00	
16-093	HOLD-Add Temp Power Require	25,000.00			25,000.00				25,000.00	
16-094	HOLD-E Coord w/ MEPs Equipment	20,000.00			20,000.00				20,000.00	
16-095	HOLD-Add Elec for Arch Trades	50,000.00			50,000.00				50,000.00	
16-096	HOLD-E Schedule Main OffHour	100,000.00		-6,604.00	43,396.00				43,396.00	
16-097	HOLD-Coord w/ Theater Sub	40,000.00			40,000.00				40,000.00	
16-098	HOLD-Add Heat Trace 4 MEPs	20,000.00			20,000.00				20,000.00	

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A ITEM NO.	B DESCRIPTION OF WORK	ORIGINAL BUDGET	APPROVED CHANGE ORDERS	APPROVED TRANSFERS	C SCHEDULED VALUE	D WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D / E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	H BALANCE TO FINISH (C - G)	I RETAINAGE (IF VARIABLE RATE)
						FROM PREV. APPLICATION (D + E)	THIS PERIOD				
16-099	HOLD-Add Ext Lite Coor LS/S/MM	25,000.00			25,000.00					25,000.00	-
24-038	E - Add Req for NFPA 241 Plan	20,000.00			20,000.00					20,000.00	-
24-049	ALT1 - Photovoltaic	2,829,378.68			2,829,378.68					2,829,378.68	-
CR-021	RFI-015 Recessed F2 Light Fixt			6,604.00	6,604.00					6,604.00	-
CR-12B	Bulletin 05			6,504.00	6,504.00					6,504.00	-
HT-04C	Added Scope for CMP - Part 2	8,801.00			8,801.00	8,801.00			8,801.00		440.05
HT-06B	Temporary Sprinkler System in	3,068.00			3,068.00	3,068.00			3,068.00		153.40
RB-01B	Moving Savings from Demo to EI	44,091.00			44,091.00	44,091.00			44,091.00		2,204.55
	Subtotal	15,456,275.68	.00	.00	15,456,275.68	564,224.50	28,650.00	5,007.50	597,882.00	14,858,393.68	29,894.11
	0502-2600 Total	15,456,275.68	.00	.00	15,456,275.68	564,224.50	28,650.00	5,007.50	597,882.00	14,858,393.68	29,894.11
0502-3100											
2-320	Site Demolition	2,038,000.00			2,038,000.00	1,965,000.00			1,965,000.00		-
2-393	HOLD - OAL 3 Clean Catch Basin	5,000.00			5,000.00					73,000.00	-
2-394	HOLD - OAL 3 Test Pit Lib/66H	42,903.00		-528.00	42,375.00					5,000.00	-
2-395	HOLD - OAL 3 Dewat storm >2"	50,000.00			50,000.00					42,375.00	-
2-396	HOLD - OAL 3 Temp Tree Protec	2,030.00			2,030.00					50,000.00	-
2-397	HOLD - OAL 3 Protect 68 Harv	50,000.00			50,000.00					2,030.00	-
2-398	HOLD - OAL 3 F&I Temp Barriers	20,000.00			20,000.00					50,000.00	-
2-399	HOLD - OAL 3 Asbuilt w/EngStam	5,000.00			5,000.00					20,000.00	-
24-007	OAL 3 - Treat of storm water	40,000.00			40,000.00					5,000.00	-
24-008	OAL 3 - Underpin 86 Harvard St	15,600.00			15,600.00					40,000.00	-
24-009	OAL 3 - Unfore obstruct at SOE	80,000.00			80,000.00					15,600.00	-
2-401	General site excavation sub	10,034,000.00		-59,193.00	20,807.00	1,240,607.00	613,658.00		1,854,265.00	20,807.00	92,713.25
24-011	OAL 3 - Exisit Condition Survey	38,500.00			38,500.00					8,179,735.00	-
24-012	OAL 3 - Hist Buil E&B Und Slab	40,250.00			40,250.00					38,500.00	-
24-013	OAL 3 - SWPP Prep & Monitor	23,000.00			23,000.00					40,250.00	-
24-039	Site - Dewater for Rain >2"	50,000.00			50,000.00					23,000.00	-
24-040	Site - Rate 4 Asphalt Increase	30,000.00			30,000.00					50,000.00	-
24-041	Site - Snow Plowing/Removal	96,000.00		-15,388.00	80,612.00					30,000.00	-
24-042	Site - Add Winter/Ground Thaw	50,000.00			50,000.00					80,612.00	-
24-043	Site - Add Underpin 68Har/Hist	100,000.00			100,000.00					50,000.00	-
24-044	Site - Dispose Reg Mat RCS<1	102,636.00			102,636.00					100,000.00	-
2-496	HOLD-Schedule Main Weathr/Rain	60,000.00			60,000.00					102,636.00	-
2-497	HOLD-Dust Monitoring Site	33,600.00			33,600.00					60,000.00	-
2-498	HOLD-Repair Exist Manholes	20,000.00			20,000.00					33,600.00	-
2-499	HOLD-Add Crane Mats/JB Moves	15,000.00			15,000.00					20,000.00	-
AT-002	SWPP Plan Creation	2,000.00			2,000.00	2,000.00			2,000.00	15,000.00	100.00
AT-008	Additional SOE Cost in Lieu of	59,400.00			59,400.00	59,400.00			59,400.00		-
AT-015	Added SOE Pile for Sewer Rewor	24,904.00		24,904.00	24,904.00	24,904.00			24,904.00		-
AT-017	Unforeseen Obstructions During	34,289.00		34,289.00	34,289.00	34,289.00			34,289.00		-
AT-16B	Winter Conditions			15,388.00	15,388.00	15,388.00			15,388.00		97.40
HT-002	Tree Transplanting per Walkthr	2,970.00			2,970.00	2,970.00			2,970.00		-
HT-003	Temp Fencing for Early Riser P	1,815.00			1,815.00	1,815.00			1,815.00		-
HT-007	Added Test Pit at 68 Harvard f	3,808.00			3,808.00	3,808.00			3,808.00		-

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ITEM NO.	DESCRIPTION OF WORK	ORIGINAL BUDGET	APPROVED CHANGE ORDERS	APPROVED TRANSFERS	SCHEDULED VALUE	WORK COMPLETED			MATERIALS PRESENTLY STORED (NOT IN D / E)	TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G / C)	BALANCE TO FINISH (C - G)	RETAINAGE (IF VARIABLE RATE)
						FROM PREV APPLICATION (D + E)	THIS PERIOD						
HT-008	Asphalt Over Old Ped Bridge To	6,019.00			6,019.00	6,019.00				6,019.00	100.00		-
HT-009	Remove Crosswalks and Added Si	1,078.00			1,078.00	1,078.00				1,078.00	100.00		-
HT-011	Replacement Windows for the Li			528.00	528.00	528.00				528.00	100.00		-
HT-01B	Added Scope for CMP	37,395.00			37,395.00	37,395.00				37,395.00	100.00		-
HT-04A	Added Scope for CMP - Part 2	4,148.00			4,148.00	4,148.00				4,148.00	100.00		-
HT-05A	Install Concrete Foundation in	29,579.00			29,579.00	29,579.00				29,579.00	100.00		-
RB-02A	Add Temp Water for Demo & Abat	32,636.00			32,636.00	32,636.00				32,636.00	100.00		-
	Subtotal	13,222,367.00	.00	.00	13,222,367.00	3,461,564.00	613,688.00	.00	.00	4,075,222.00	30.82	9,147,145.00	92,937.05
	0502-3100 Total	13,222,367.00	.00	.00	13,222,367.00	3,461,564.00	613,688.00	.00	.00	4,075,222.00	30.82	9,147,145.00	92,937.05
24-045	Land - Tree Maint/Warden Req	20,000.00			20,000.00							20,000.00	-
2-920	Fencing (<6'h)	125,160.00			125,160.00							125,160.00	-
2-970	Landscaping subcontractor	4,462,850.00			4,462,850.00							4,462,850.00	-
2-988	HOLD-LSchedule Main Weath/Rain	72,000.00			72,000.00							72,000.00	-
2-989	HOLD-Adjust Landscape for Sub	30,000.00			30,000.00							30,000.00	-
	Subtotal	4,710,010.00	.00	.00	4,710,010.00			.00	.00	4,710,010.00		4,710,010.00	-
	0502-3200 Total	4,710,010.00	.00	.00	4,710,010.00			.00	.00	4,710,010.00		4,710,010.00	-
24-046	GeoWell - Water Treat 4 PH Lvl	60,000.00			60,000.00							60,000.00	-
2-740	Geothermal Wells	3,301,734.00			3,301,734.00							3,301,734.00	-
2-799	HOLD-GSchedule Main Weath/Rain	50,000.00			50,000.00							50,000.00	-
	Subtotal	3,411,734.00	.00	.00	3,411,734.00			.00	.00	3,411,734.00		3,411,734.00	-
	0502-3300 Total	3,411,734.00	.00	.00	3,411,734.00			.00	.00	3,411,734.00		3,411,734.00	-
	GRAND TOTALS	168,022,660.00	.00	.00	168,022,660.00	16,185,576.94	2,533,284.40	447,807.50	19,166,668.84	11.41		148,855,991.16	844,855.94

Users may obtain validation of this document by requesting a completed AIA Document D401 - Certification of Document's Authenticity from the Licensee

CONTRACT FOR DESIGNER SERVICES

AMENDMENT NO. 19

WHEREAS, the TOWN OF BROOKLINE (“Owner”) and MILLER DYER SPEARS, INC. (the “Designer”) (collectively, the “Parties”) entered into a Contract for Designer Services for the Feasibility Study and Schematic Design Phases for the John R. Pierce Elementary School Project (Project Number 201800460040) on January 26, 2021, (“Contract”). The John R. Pierce Elementary School is located at 50 School Street, Brookline, MA 02445; and

WHEREAS, the scope of this work is summarized in the two attached Miller Dyer Spears (MDS) Additional Services Request Proposals, one dated July 29, 2025, for Limited Removal Action – Assessment and Evaluation from GEIS and one dated, August 4, 2025, for School Street Drainage Revisions from Sasaki.

WHEREAS, Contract Amendment No. 1 was approved by the Town of Brookline on August 10, 2021; and

WHEREAS, Contract Amendment No. 2 was approved by the Town of Brookline on September 14, 2021; and

WHEREAS, Contract Amendment No. 3 was approved by the Town of Brookline on January 11, 2022; and

WHEREAS, Contract Amendment No. 4 was approved by the Town of Brookline on June 29, 2022; and

WHEREAS, Contract Amendment No. 5 was approved for approval by the Town of Brookline on July 11, 2023; and

WHEREAS, Contract Amendment No. 6 was approved for approval by the Town of Brookline on July 11, 2023; and

WHEREAS, Contract Amendment No. 7 was approved by the Town of Brookline on May 14, 2024 and on June 11, 2024; and

WHEREAS, Contract Amendment No. 8 was approved by the Town of Brookline on June 11, 2024; and

WHEREAS, Contract Amendment No. 9 was approved by the Town of Brookline on June 11, 2024; and

WHEREAS, Contract Amendment No. 10 was approved by the Town of Brookline on June 11, 2024; and

WHEREAS, Contract Amendment No. 11 was approved by the Town of Brookline on September 4, 2024; and

WHEREAS, Contract Amendment No. 12 was approved by the Town of Brookline on October 8, 2024; and

WHEREAS, Contract Amendment No. 13 was approved by the Town of Brookline on November 12, 2024; and

WHEREAS, Contract Amendment No. 14 was approved by the Town of Brookline on February 11, 2025; and

WHEREAS, Contract Amendment No. 15 was approved by the Town of Brookline on April 8, 2025; and

WHEREAS, Contract Amendment No. 16 was approved by the Town of Brookline on May 13, 2025; and

WHEREAS, Contract Amendment No. 17 was approved by the Town of Brookline on June 10, 2025; and

WHEREAS, Contract Amendment No. 18 was approved by the Town of Brookline on July 8, 2025; and

WHEREAS, effective as of August 12, 2025, the parties wish to amend the contract, as amended:

NOW, THEREFORE, in consideration of the promises and the mutual covenants contained in this Amendment, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, the Parties, intending to be legally bound, hereby agree as follows:

1. The Owner hereby authorizes this Contract Amendment No. 19 for the total value of **\$51,837.00**. The Miller Dyer Spears' (MDS) Contract Amendment is comprised of the two attached proposals: Limited Removal Action – Assessment and Evaluation, dated July 29, 2025, for \$38,000.00 for GEI and \$3,800.00 for MDS' Mark-up for a total of \$41,800.00; and School Street Drainage Revisions , dated August 4, 2025, for \$9,125.00 for Sasaki and \$912.00 for MDS' mark-up for a total of \$10,037.00. The Designer is herein authorized to commence the services outlined in this Amendment, pursuant to the terms and conditions set forth in the Contract, as amended.
2. For the performance of services required under the Contract, as amended, the Designer shall be compensated by the Owner in accordance with the following Fee for Basic Services:

Fee for Basic Services	Original Contract	Previous Amendments	Amount of This Amendment	Total of All Amendments
Feasibility Study/Schematic Design Phase	\$1,294,466	\$ 170,652.11	\$ 0	\$ 1,465,118.11
Design Development Phase	\$ 0	\$ 3,705,919	\$ 0	\$ 3,705,919
Construction Documents Phase	\$ 0	\$ 6,229,098	\$ 0	\$ 6,229,098
Bidding Phase	\$ 0	\$ 394,247	\$ 0	\$ 394,247
Construction Phase	\$ 0	\$ 5,164,912	\$ 0	\$ 5,164,912
Completion Phase	\$ 0	\$ 394,247	\$ 0	\$ 394,247
Printing (Over Min.)	\$ 0	\$ 0	\$ 0	\$ 0
A/E Reimbursable Services	\$ 0	\$ 1,270,999.75	\$ 10,037.00	\$ 1,281,036.75
HAZMAT Services	\$ 0	\$ 275,083	\$ 0	\$ 275,083
Geotechnical/Geo-Environmental	\$ 0	\$ 532,570.50	\$ 41,800.00	\$ 574,370.50
Site Survey	\$ 0	\$ 63,311.60	\$ 0	\$ 63,311.60
Traffic Studies	\$ 0	\$ 78,473	\$ 0	\$ 78,473
Total Fee	\$1,294,466	\$18,279,513.96	\$ 51,837.00	\$19,625,817.96

This Amendment is for Geo-environmental Services required for assessment and evaluation of PSBs found in soils south of the Historic Building and Civil and Landscape Services for School Street Drainage Revisions.

3. The Construction Budget shall be as follows:

Original Budget: \$168,022,660

Amended Budget _____

4. The Project Schedule shall be as follows:

Original Schedule: (based on 6/1/23 DD start) Substantial Completion – 7/21/27

Amended Schedule

5. This Amendment contains all of the terms and conditions agreed upon by the Parties as amendments to the original Contract, as amended. No other understandings or representations, oral or otherwise, regarding amendments to the original Contract, as amended, shall be deemed to exist or bind the Parties, and all other terms and conditions of the Contract, as amended, remain in full force and effect.

IN WITNESS WHEREOF, the Owner, with the prior approval of the Authority, and the Designer have caused this Amendment to be executed by their respective authorized officers.

OWNER:

TOWN OF BROOKLINE

(print name)

(print name)

(print title)

(print title)

By: _____
(signature)

(signature)

Date: _____

DESIGNER:

MILLER DYER SPEARS, INC.

(print name)

(print name)

(print title)

(print title)

By: _____
(signature)

(signature)

Date: _____



July 29, 2025

Ms. Lynn Stapleton
101 Federal Street,
Boston, MA 02110

Re: Pierce School – LSP – Limited Removal Action – Assessment and Evaluation

Dear Lynn,

As discussed with Adam Keane, MDS is submitting this proposal for expenses to be incurred by MDS in the form of additional LSP Services related to the limited removal action assessment and evaluation phase for the found PSBs in soils south of the historic building.

See GEI proposal attached.

Exclusions:

A supplemental proposal will be prepared to include MCP regulatory support and soil remediation support when that scope is more defined.

For the additional scope defined above, MDS proposes the fees below:

Fee Proposal:	
GEI	\$38,000
MDS markup	\$3,800
Total Additional Service	\$41,800

Please do not hesitate to contact me if you have any questions.

Sincerely,

A handwritten signature in blue ink, appearing to read "Margaret O. Clark", written over a light blue circular stamp.

MDS ARCHITECTS
Margaret O. Clark, AIA, LEED AP BD+C, WELL AP
Associate Principal

Cc: A. Mackrell

Consulting
Engineers and
Scientists

July 28, 2025
Proposal 2403583

Ms. Margaret Clark
MDS/Miller Dyer Spears, Inc.
40 Broad Street, Suite 103
Boston, Massachusetts 02109

Dear Ms. Clark:

Re: **Proposal for Environmental Engineering Services – Additional Service #4
Pierce Elementary School Project
50 School Street
Brookline, Massachusetts 02445**

GEI Consultants, Inc. is submitting this proposal to continue providing environmental engineering services for the proposed Pierce Elementary School project at 50 School Street in Brookline, Massachusetts.

Background

As part of soil pre-characterization sampling performed on March 28, 2025, polychlorinated biphenyls (PCBs) were detected in a soil sample adjacent to the historic building at a concentration constituting a 120-day reporting condition to the Massachusetts Department of Environmental Protection (MassDEP) under the Massachusetts Contingency Plan (MCP). GEI notified MDS and Leftfield of this condition on April 16, 2025, the Town of Brookline was notified on the same day. The 120-day deadline for reporting to MassDEP is August 14, 2025.

Between April and July 2025, GEI has been working with MDS, Leftfield, Consigli Construction Co., and J. Derenzo Company to develop and implement soil sampling plans to evaluate the extent of PCB contamination in soil. The assessment has been completed. The current proposal is intended to include the level of effort performed by GEI between April and mid-August 2025 during assessment and evaluation activities.

A supplemental proposal will be prepared to include MCP regulatory support and soil remediation support when that scope is more defined.

Scope of Work

1. **PCB Assessment:** We have performed the following out-of-scope activities to assess PCBs in a timely and responsive manner given the aggressive construction schedule:
 - Prepared for and observed test pits on 6 days to collect soil samples for PCBs to define the extent of PCB contamination (May 1, May 28, June 16, July 1, July 2, and July 14).

- Tested 85 samples for PCBs, 30 of which were analyzed on expedited turnaround times at a premium cost to receive results sooner.
 - Tested two samples for other waste characterization parameters to facilitate soil receiving facility approval:
 - Volatile organic compounds (VOCs)
 - Semi-volatile organic compounds (SVOCs)
 - Total petroleum hydrocarbons (TPH) by method 8100M
 - MCP 14 total metals
 - Conductivity
 - Corrosivity
 - Ignitability
 - Reactivity
 - Evaluated PCB testing results, including tabulating data, preparing sketches, preparing test pit logs, and discussing internally to develop subsequent steps.
 - Participated in multiple calls with MDS, Leftfield, Consigli, and Derenzo to discuss sampling plans, sampling results, regulatory implications, construction sequencing, and other aspects of work related to the presence of PCBs in soil.
2. Ongoing Evaluation: We will continue to evaluate results and provide input to the team regarding soil remediation plans and regulatory strategy. We have assumed \$5,000 for Task 2 for forecasted support through mid-August, including preparing the Release Notification Form (RNF) to formally notify MassDEP of the PCB contamination in soil. As described above, a supplemental proposal will be prepared to include regulatory support and soil remediation support when that scope is more defined.

Fee

Our fee for the above scope of work is \$38,000. Reimbursable expenses such as environmental laboratory testing, field equipment, and other incidentals (all included in the costs above) are approximately \$10,000.

Additional services will be performed on a negotiated lump sum or unit cost basis. Invoices will be submitted monthly based on the work performed for each lump sum task and the actual units completed for the other tasks at the end of the billing period.

We will notify you before we reach the budgeted cost for any task before completing the planned scope if unanticipated conditions arise.

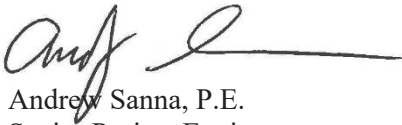
Terms and Conditions

Our services will be provided in accordance with the existing contract between GEI and Miller Dyer Spears, Inc. dated May 30, 2023. If this proposal is acceptable, please return a signed copy, which will serve as our contract and notice-to-proceed.

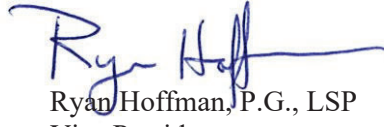
We appreciate the opportunity to submit this proposal. Please call Andy Sanna at 781-721-4020 or Ryan Hoffman at 781-424-9920 if you have any questions.

Sincerely,

GEI CONSULTANTS, INC.



Andrew Sanna, P.E.
Senior Project Engineer



Ryan Hoffman, P.G., LSP
Vice President

RSH:

c. Adam Keane, LeftField Project Management

B:\Working\MDS ARCHITECTS\2302441 Pierce School Geothermal\02_PM\Additional Services\#04 Initial PCB Assessment\GEI Proposal_Pierce School PCBs Assessment_2025-07-28.docx

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Accepted by:

MILLER DYER SPEARS, INC.

(Signature)

(Title)

(Typed/Printed Name)

(Date)

Task	Unit	Unit Price	Quantity	Original Budget	Reallocated Amount	Reallocated Budget	Billed to Date	Remaining Budget	Proposed Budget Increase	Proposed New Budget	Rationale
Geothermal											
1.1. Test Well Program	Lump Sum	\$70,500.00	NA	\$70,500.00		\$70,500.00	\$70,500.00	\$0.00		\$70,500.00	
1.2. Well Field Design	Lump Sum	\$35,000.00	NA	\$35,000.00	\$8,100.00	\$43,100.00	\$43,100.00	\$0.00		\$43,100.00	
1.3. Construction Administration	Lump Sum	\$106,000.00	NA	\$106,000.00	(\$8,700.00)	\$97,300.00	\$2,037.50	\$95,262.50		\$97,300.00	
Environmental											
2.1. Phase II ESA	Lump Sum	\$19,000.00	NA	\$19,000.00		\$19,000.00	\$19,000.00	\$0.00		\$19,000.00	
2.2. Soil Pre-Characterization - Existing Building Demolition (2024) (8 samples)	Lump Sum	\$21,500.00	NA	\$21,500.00		\$21,500.00	\$21,500.00	\$0.00		\$21,500.00	
2.3. Soil Pre-Characterization - New Building Construction (2025) (24 samples)	Lump Sum	\$42,000.00	NA	\$42,000.00	\$13,260.00	\$55,260.00	\$55,260.00	\$0.00		\$55,260.00	
2.4. Soil Pre-Characterization - Geothermal Well Installation (2025) (6 samples)	Lump Sum	\$16,000.00	NA	\$16,000.00		\$16,000.00	\$16,000.00	\$2,000.00		\$18,000.00	
2.5. Specifications	Lump Sum	\$6,000.00	NA	\$6,000.00		\$6,000.00	\$6,000.00	\$0.00		\$6,000.00	
2.6. Design Phase Team Meetings and Consultation (32 hours)	Lump Sum	\$11,000.00	NA	\$11,000.00	(\$3,400.00)	\$7,600.00	\$6,100.00	\$1,500.00		\$7,600.00	
2.7. Community Meetings	Meeting	\$3,250.00	3	\$9,750.00	(\$8,200.00)	\$1,550.00	\$0.00	\$1,550.00		\$1,550.00	
2.8. NPDES DRGP NOI (single permit for school and park sites)	Lump Sum	\$12,000.00	NA	\$12,000.00	\$3,000.00	\$15,000.00	\$13,500.00	\$1,500.00		\$15,000.00	
2.9. Bidding Phase Team Meetings and Consultation (6 hours)	Lump Sum	\$2,000.00	NA	\$2,000.00	(\$2,000.00)	\$0.00	\$0.00	\$0.00		\$0.00	
2.10. Submittal Reviews and RFIs (50 hours)	Lump Sum	\$10,000.00	NA	\$10,000.00	(\$5,000.00)	\$5,000.00	\$2,600.00	\$2,400.00		\$5,000.00	
2.11. Soil Disposal Coordination (6 LSP Opinion Letters)	Letter	\$3,000.00	6	\$18,000.00		\$18,000.00	\$18,000.00	\$0.00		\$18,000.00	
2.12. Construction Phase Meetings and Consultation (40 hours)	Lump Sum	\$10,000.00	NA	\$10,000.00	(\$9,250.00)	\$750.00	\$750.00	\$0.00		\$750.00	
2.13. Dust Monitoring Mobilization/Demobilization	Lump Sum	\$6,000.00	NA	\$6,000.00	\$3,400.00	\$9,400.00	\$9,900.00	\$0.00		\$9,900.00	
2.14. Dust Monitoring and Reporting	Month	\$9,200.00	4	\$32,800.00	\$8,200.00	\$41,000.00	\$41,000.00	\$0.00		\$41,000.00	
2.15. UST Confirmatory Soil Sampling	Lump Sum	\$2,000.00	NA	\$2,000.00		\$2,000.00	\$2,000.00	\$0.00		\$2,000.00	
2.16. UST Closure Report	Report	\$4,500.00	1	\$4,500.00		\$4,500.00	\$1,750.00	\$2,750.00		\$4,500.00	
Environmental Unit Costs											
3.1. Construction Observation - Full Days	Full Day	\$1,275.00	10	\$12,750.00		\$12,750.00	\$7,650.00	\$5,100.00		\$12,750.00	
3.2. Construction Observation - Half Days	Half Day	\$650.00	30	\$25,500.00		\$25,500.00	\$13,600.00	\$11,900.00		\$25,500.00	
3.3. Construction Observation - PID Rental	Day	\$75.00	40	\$3,000.00		\$3,000.00	\$1,650.00	\$1,350.00		\$3,000.00	
3.4. UST Removal Observation - Full Days	Full Day	\$1,275.00	3	\$3,825.00		\$3,825.00	\$2,550.00	\$1,275.00		\$3,825.00	
3.5. UST Removal Observation - PID Rental	Day	\$75.00	3	\$225.00		\$225.00	\$150.00	\$75.00		\$225.00	
Amendment 17											
4.1. Soil Pre-Characterization - New Building Construction	Lump Sum	\$17,750.00	1	\$17,750.00		\$17,750.00	\$1,750.00	\$16,000		\$17,750.00	
4.2. Soil Pre-Characterization - Geothermal Well Installation	Lump Sum	\$13,000.00	1	\$13,000.00		\$13,000.00	\$0.00	\$13,000.00		\$13,000.00	
4.3. Soil Disposal Coordination	Letter	\$3,000.00	7	\$21,000.00		\$21,000.00	\$6,000.00	\$15,000		\$21,000.00	
Proposed Amendment											
5.1. PCB Assessment and Mitigation (through mid-August 2025)	Lump Sum	\$38,000.00	1	\$0.00		\$0.00		\$0.00		\$38,000.00	Assessment and evaluation of PCB contaminated soils encountered south of historic building.
Total:				\$533,600.00	\$0.00	\$533,600.00	\$362,337.50	\$171,262.50	\$38,000.00	\$571,600.00	

Notes:

- Billed to Date is through June 27, 2025
- Future services associated with PCB assessment and mitigation are not included in the Proposed Budget Increases described above.
- Reallocated Budget accounts for task budget re-allocations approved by MDS on February 20, 2025 (decreasing Task 1.3 by \$8,100 and increasing Task 1.2 by \$8,100; decreasing Task 2.6 and 2.7 by \$3,400 and \$9,200, respectively, and increasing Tasks 2.13 and 2.14 by \$3,400 and \$8,200, respectively); on May 27, 2025 (decreasing Task 2.9 by \$2,000, Task 2.10 by \$5,000, and Task 2.12 by \$9,250 and increasing Task 2.3 by \$13,250 and Task 2.4 by \$3,000).



August 4, 2025

Ms. Lynn Stapleton
101 Federal Street,
Boston, MA 02110

Re: Pierce School – Additional Services – School Street Drainage Revisions

Dear Lynn,

As discussed with Adam Keane, MDS is submitting this proposal for additional expenses to be incurred by MDS in the form of additional civil and landscape services due to the discrepancy in field conditions versus survey and record plans of the existing brick drain in School Street.

This additional service includes the following scope of work:

- Coordination meetings with Brookline DPW, Consigli, and their subcontractors
- Concept-level routing and hydraulic calculations for proposed alternatives
- Final design and hydraulic calculations for preferred direction
- Revisions to civil drawings, including the following:
 - C2-01 and C2-02, demolition sheets
 - C3-01, utility plan for coordination between geothermal, school utilities, and updated drain line
 - C4-02, update Section 2 for school street crossing
 - C5-00, updated drainage connections
 - C5-02 and new sheet C5-02a to capture new drain line connection to Tannery Brook Sewer
 - C5-05 and C5-06, updated structure tables
 - C6-02, updated drainage profiles
 - Nominal updates to landscape drawings for drainage structure shifts

Exclusions:

This proposal does not include any additional obstructions that may be found later.

For the additional scope defined above, MDS proposes the fees below:

Fee Proposal:

Sasaki	\$9,125
MDS Markup 1.1	\$912
Total Additional Service	\$10,037

Please do not hesitate to contact me if you have any questions.

Sincerely,

A handwritten signature in blue ink, appearing to read "Margaret O. Clark". The signature is fluid and cursive, with the first name "Margaret" being the most prominent part.

MDS ARCHITECTS
Margaret O. Clark, AIA, LEED AP BD+C, WELL AP
Associate Principal

Cc: A. Mackrell

TO: Director of Capital Planning
FROM: Bella T. Wong, J.D., Ed. M., Interim Superintendent of Schools, Public Schools of Brookline
Brookline
John R. Pierce School
MSBA Project ID Number: 201800460040
DATE: August 12, 2025
RE: Project Funding Agreement Budget Revision Request, NUMBER: 14

Pursuant to Section 3.6 of the Project Funding Agreement between the TOWN OF BROOKLINE (the "District") and the MASSACHUSETTS SCHOOL BUILDING AUTHORITY (the "Authority"), the District hereby requests a revision to the Project Funding Agreement Budget, Exhibit A, dated December 14, 2022, for the John R. Pierce School Project. As required, the District has provided the information outlined in the table below to indicate the Total Project Budget categories (line items) affected, the amounts needed and the reasons for the proposed revision.

The District acknowledges and agrees that it will not seek reimbursement from the Authority for any costs that exceed the already approved line item limits set forth in Exhibit A until after the Authority has accepted this Total Project Budget Revision Request, and the Authority's ProPay system has been adjusted accordingly.

The District further acknowledges and agrees that in accordance with Sections 3.6 and 3.7 of the Project Funding Agreement, any revisions to the Total Project Budget will not result in an increase to the Total Facilities Grant amount set forth in Section 2.1 of the Project Funding Agreement.

The District further acknowledges and agrees that the need for these revisions to the Total Project Budget have been identified in the OPM monthly report as required pursuant to the Contract for Owner's Project Management Services between the District and the OPM.

The District further acknowledges and agrees that all of the information contained in this Total Project Budget Revision Request has been reviewed and approved by the TOWN OF BROOKLINE's School Building Committee, and it further certifies and acknowledges that the funds to pay for the costs associated with these proposed revisions are available as indicated by the signatures noted below.

Table 1: Owner's Contingency Budget Revision

Use Table 1 below for identification of expenditures against the Owner's contingency. The Total Owner's Contingency in the Current Total Project Budget, Exhibit A of the PFA dated 12/14/2022 is \$1,680,227. (Please attach all supporting documentation, e.g., executed contracts, amendments and/or supporting invoices for reimbursable expenses)

MSBA USE ONLY							
Ineligible/Cost/Scope Items excluded from the Total Facilities Grant				Amount Remaining in Owner's Contingency	Reason for transfer	Amount	Note if any
From Classification Code	From Classification Name	To Classification Code	To Classification Name				
0801-0000	Owner's Contingency	0203-9900	A/E - Other Reimbursable Services	\$10,037.00	School Street Drainage Revisions due to Unforeseen Conditions (Designer Contract Amendment 19)	\$2,144,556	
0801-0000	Owner's Contingency	0204-0300	A/E - Geotechnical/Geo-Environ	\$41,800.00	Additional Geo-environmental Services due to PSBs found in soils near Historic Building (Designer Contract Amendment 19)	\$2,102,756	

Table 2: Construction Contingency Budget Revision

Use Table 2 below for identification of expenditures against the Construction Contingency. The Total Construction Contingency in the Current Total Project Budget, Exhibit A of the PFA dated 12/14/2022 is \$7,701,133. (Please attach all supporting documentation, e.g., executed contracts, amendments and/or supporting invoices for reimbursable expenses)

MSBA USE ONLY									
From Classification Code	From Classification Name	To Classification Code	To Classification Name	Budget Revision Amount	Reason for transfer	Amount Remaining in Construction Contingency	Ineligible/Cost/Scope Items excluded from the Total Facilities Grant		
							New Scope Exclusion	Transfer Scope Exclusion	Note if any

Table 3: Budget Revisions not originally from Owner's or Construction Contingency

Use Table 3 below for identification of expenditures not originally from Owner's or Construction Contingency. The Current Total Project Budget, Exhibit A of the PFA dated 12/14/2022 is \$211,915,958. (Please attach all supporting documentation, e.g., executed contracts, amendments and/or supporting invoices for reimbursable expenses)

From Classification Code	From Classification Name	To Classification Code	To Classification Name	Budget Revision Amount	Reason for transfer	Amount Remaining in Revised Budget Line	MSBA USE ONLY		
							Ineligible/Cost/Scope Items excluded from the Total Facilities Grant		Note if any
							New Scope Exclusion	Transfer Scope Exclusion	

Notes (applicable where marked in corresponding rows of tables above)

- 1.) This budget transfer has already been incorporated into the ProPay budget as accepted in PFA Bid Amendment. All items noted as N/A in exclusion columns; **no** budget revision request to be entered into ProPay.
- 2.) The exclusions noted in this BRR are not new exclusions, but rather maintain the overall amount of excluded costs in the Total Project Budget without increase. An exclusion amount equal to the amount of the buyout savings entered in GMP contingency will be reduced in the divisions of the construction budget, offsetting the buyout savings amount, in order that the total excluded amount does not increase as a result of the transfer of buyout savings.
- 3.) The exclusions noted in this BRR are not new exclusions, but rather maintain the overall amount of excluded costs in the Total Project Budget without increase. An exclusion amount equal to the amount of the exclusions shown in this BRR will be reduced from the Construction Contingency line item, offsetting the amount being added to the Construction Change Order line item shown in this BRR, in order that the total excluded amount does not increase as a result of the budget transfers included in this BRR. Therefore the 1% or 2% potentially eligible Construction Contingency amount, whichever is applicable to this project, will not be reduced by this BRR.

By signing this Total Project Budget Revision Request, I hereby certify that I have read and understand the terms of this Request and further certify that the information supplied by the District in the tables is true, accurate and complete.

By signing this Total Project Budget Revision Request, I hereby certify that I have read and understand the terms of this Request and further certify that the information supplied by the District in the tables is true, accurate and complete.

By signing this Total Project Budget Revision Request, I hereby certify that I have read and understand the terms of this Request and further certify that the information supplied by the District in the tables is true, accurate and complete.

By (Please Print): **Bernard Greene**

Title: **Chief Executive Officer**

Date:

By (Please Print): **Bella T. Wong, J.D., Ed.M.**

Title: **Interim Superintendent of Schools**

Date:

By (Please Print): **Valerie Frias**

Title: **Chair of the School Committee**

Date:

MASSACHUSETTS SCHOOL BUILDING AUTHORITY

Date: _____

By (Please Print):

Title: Director of _____

Total Project Budget Status Report

ProPay 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
FEASIBILITY STUDY AGREEMENT										
0001-0000	OPM Feasibility Study/Schematic Design	\$ 100,000	\$ 245,884	\$ 345,884	\$ 345,884	100%	\$ 345,884	100%	\$ -	*FSA 1, 4, 5
0002-0000	A&E Feasibility Study/Schematic Design	\$ 950,000	\$ 515,118	\$ 1,465,118	\$ 1,465,118	100%	\$ 1,465,118	100%	\$ 0.01	*FSA 1, 2, 3, 5, 6, 7
0003-0000	Environmental & Site	\$ 150,000	\$ (73,720)	\$ 76,280	\$ 76,280	100%	\$ 76,280	100%	\$ -	*CCC PCSD-CCC CAL, 7
0004-0000	Other	\$ 800,000	\$ (687,282)	\$ 112,718	\$ 112,718	100%	\$ 112,718	100%	\$ -	*FSA 1, 2, 3, 4, 5, 6, 7
	SUB-TOTAL	\$ 2,000,000	\$ -	\$ 2,000,000	\$ 2,000,000	100%	\$ 2,000,000	100%	\$ 0	
ADMINISTRATION										
0101-0000	Legal Fees	\$ -	\$ -	\$ -	\$ -	-	\$ -	-	\$ -	
	Owner's Project Manager	\$ 7,195,000	\$ (350,000)	\$ 6,845,000	\$ 6,817,376	100%	\$ 3,166,376	46%	\$ 3,678,624	
0102-0400	Design Development	\$ 700,000	\$ -	\$ 700,000	\$ 700,000	100%	\$ 700,000	100%	\$ -	
0102-0500	Construction Documents	\$ 1,045,000	\$ -	\$ 1,045,000	\$ 1,045,000	100%	\$ 1,045,000	100%	\$ -	
0102-0600	Bidding	\$ 175,000	\$ -	\$ 175,000	\$ 175,000	100%	\$ 175,000	100%	\$ -	
0102-0700	Construction Administration	\$ 5,000,000	\$ (350,000)	\$ 4,650,000	\$ 4,650,000	100%	\$ 1,179,000	25%	\$ 3,471,000	
0102-0800	Closeout	\$ 180,000	\$ -	\$ 180,000	\$ 180,000	100%	\$ -	0%	\$ 180,000	
0102-0900	Extra Services	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
0102-1000	Reimbursable Services	\$ 35,000	\$ -	\$ 35,000	\$ 14,576	42%	\$ 14,576	42%	\$ 20,424	
0201-1100	Cost Estimates	\$ 60,000	\$ -	\$ 60,000	\$ 52,800	88%	\$ 52,800	88%	\$ 7,200	
0103-0000	Advertising & Printing	\$ 35,000	\$ -	\$ 35,000	\$ -	0%	\$ -	0%	\$ 35,000	
0104-0000	Permitting	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
0105-0000	Owner's Insurance	\$ 175,000	\$ -	\$ 175,000	\$ -	0%	\$ -	0%	\$ 175,000	
0199-0000	Other Administrative Costs	\$ 150,000	\$ -	\$ 150,000	\$ 22,347	15%	\$ 8,711	6%	\$ 141,289	
	SUB-TOTAL	\$ 7,555,000	\$ (350,000)	\$ 7,205,000	\$ 6,839,724	95%	\$ 3,175,088	44%	\$ 4,029,912	
Architectural & Engineering										
	A/E Basic Services	\$ 15,769,869	\$ 118,554	\$ 15,888,423	\$ 15,888,423	100%	\$ 11,247,772	71%	\$ 4,640,651	
0201-0400	Design Development	\$ 3,705,919	\$ -	\$ 3,705,919	\$ 3,705,919	100%	\$ 3,705,919	100%	\$ -	
0201-0500	Construction Documents	\$ 6,229,098	\$ 118,554	\$ 6,347,652	\$ 6,347,652	100%	\$ 6,325,050	100%	\$ 22,602	*PFA 8
0201-0600	Bidding	\$ 394,247	\$ -	\$ 394,247	\$ 394,247	100%	\$ 394,247	100%	\$ -	
0201-0700	Construction Administration	\$ 5,046,358	\$ -	\$ 5,046,358	\$ 5,046,358	100%	\$ 822,556	16%	\$ 4,223,802	
0201-0800	Closeout	\$ 394,247	\$ -	\$ 394,247	\$ 394,247	100%	\$ -	0%	\$ 394,247	
0201-9900	Other Basic Services	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
	Extra/Reimbursable Services	\$ 2,520,000	\$ (247,725)	\$ 2,272,275	\$ 1,558,917	68.61%	\$ 1,298,481	57%	\$ 973,794	
0203-0200	Printing (over min.)	\$ 75,000	\$ (75,000)	\$ -	\$ -	0%	\$ -	0%	\$ -	
0203-9900	Other Reimbursables	\$ 850,000	\$ 431,037	\$ 1,281,037	\$ 1,271,000	99%	\$ 920,511	72%	\$ 360,525	*PFA 4,5,8,10,11
0204-0200	HazMat (incl. monitoring)	\$ 750,000	\$ (474,917)	\$ 275,083	\$ 114,929	42%	\$ 133,519	49%	\$ 141,564	*PFA 9
0204-0300	Geotechnical/Geo-Environmental	\$ 750,000	\$ (175,630)	\$ 574,371	\$ 49,408	9%	\$ 123,973	22%	\$ 450,397	*PFA 6
0204-0400	Site Survey & Site Requirements	\$ 75,000	\$ (11,688)	\$ 63,312	\$ 45,107	71%	\$ 42,004	66%	\$ 21,308	*PFA 7
0204-0500	Wetlands	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
0204-1200	Traffic Studies	\$ 20,000	\$ 58,473	\$ 78,473	\$ 78,473	100%	\$ 78,473	100%	\$ -	*PFA 5
	SUB-TOTAL	\$ 18,289,869	\$ (129,171)	\$ 18,160,698	\$ 17,447,340	96%	\$ 12,546,253	69%	\$ 5,614,445	
SITE ACQUISITION										
0301-0000	Land/Bldg. Purchase/Associated Services	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
	SUB-TOTAL	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	

Total Project Budget Status Report

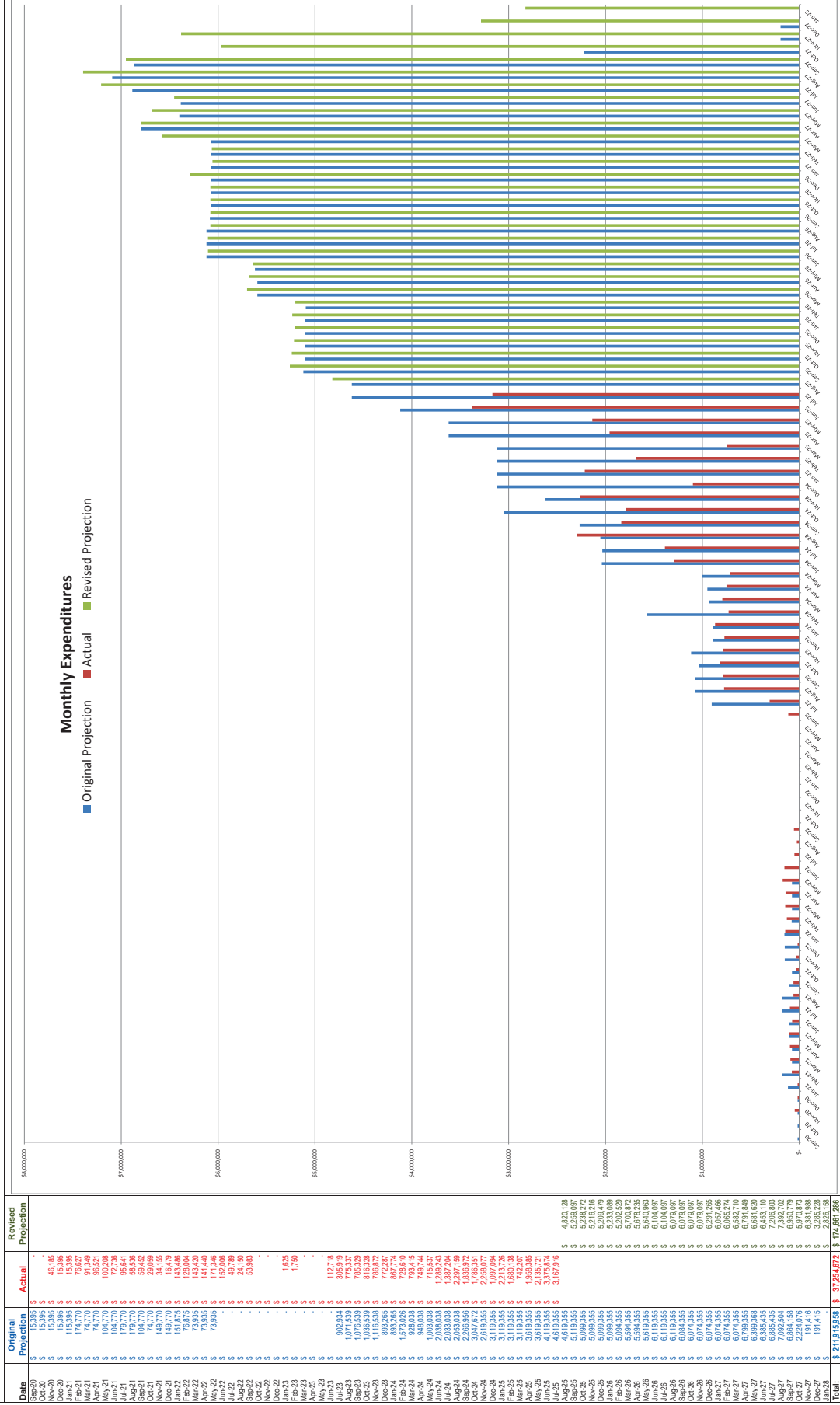
ProPay Code	Description	Total Project Budget	Authorized Changes	Revised Total Budget	Total Committed	% Cmtd to Date	Actual Spent to Date	% Spent to Date	Balance To Spend	Comments
PRE CONSTRUCTION COSTS										
0501-0000	CMR Pre-Con Services	\$ 300,000	\$ 41,991	\$ 341,991	\$ 341,991	100%	\$ 341,991	100%	\$ -	*PFA 1,2,3
	SUB-TOTAL	\$ 300,000	\$ 41,991	\$ 341,991	\$ 341,991	100%	\$ 341,991	100%	\$ -	
CONSTRUCTION COSTS										
0502-0001	Construction Budget	\$ 188,022,660	\$ -	\$ 188,022,660	\$ 188,022,660	100%	\$ 18,324,561	11%	\$ 149,698,099	
0508-0000	Change Orders	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
	SUB-TOTAL	\$ 188,022,660	\$ -	\$ 188,022,660	\$ 188,022,660	0%	\$ 18,324,561	11%	\$ 149,698,099	
ALTERNATES										
0506-0000		\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
	SUB-TOTAL	\$ -	\$ -	\$ -	\$ -	0%	\$ -	0%	\$ -	
OTHER PROJECT COSTS										
0507-0000	Construction Contingency	\$ 7,701,133	\$ -	\$ 7,701,133	\$ -	0%	\$ -	0%	\$ 7,701,133	
	Miscellaneous Project Costs	\$ 3,000,000	\$ 14,651	\$ 3,014,651	\$ 1,601,982	53%	\$ 856,552	28%	\$ 2,158,099	
0601-0000	Utility Company Fees	\$ 200,000	\$ -	\$ 200,000	\$ 31,199	0%	\$ 31,199	0%	\$ 168,801	
0602-0000	Testing Services	\$ 300,000	\$ -	\$ 300,000	\$ 22,804	7.60%	\$ 35,244	11.7%	\$ 264,756	
0603-0000	Swing-Space/Modulars	\$ 1,500,000	\$ 14,651	\$ 1,514,651	\$ 1,514,651	100%	\$ 756,782	50%	\$ 757,870	*PFA 2
0699-0000	Other Project Costs	\$ 1,000,000	\$ -	\$ 1,000,000	\$ 33,328	3%	\$ 33,328	3%	\$ 966,672	
	Furnishings and Equipment	\$ 3,367,069	\$ -	\$ 3,367,069	\$ 10,227	0%	\$ 10,227	0%	\$ 3,356,842	
0701-0000	Furnishings	\$ 1,850,000	\$ -	\$ 1,850,000	\$ 10,227	0%	\$ 10,227	0%	\$ 1,839,773	
0703-0000	Technology Equipment	\$ 1,517,069	\$ -	\$ 1,517,069	\$ -	0%	\$ -	0%	\$ 1,517,069	
0801-0000	Owner's Contingency	\$ 1,680,227	\$ 422,529	\$ 2,102,756	\$ -	0%	\$ -	0%	\$ 2,102,756	*PFA 1,2,3,4,5,6,7,8,9,10,11
	SUB-TOTAL	\$ 15,748,429	\$ 437,180	\$ 16,185,609	\$ 1,612,209	10%	\$ 866,780	5%	\$ 15,318,829	
	TOTAL PROJECT BUDGET	\$ 211,915,958	\$ (0)	\$ 211,915,958	\$ 196,263,924	93%	\$ 37,254,672	18%	\$ 174,661,286	
FUNDING SOURCES*										
	Maximum State Share	\$ 37,839,511	\$ 36,047,549							
	Local Share	\$ 174,076,447	\$ 175,868,409							
	SUB-TOTAL	\$ 211,915,958	\$ 211,915,958							
CONSTRUCTION COST ESTIMATES										
	PSR Cost Estimate	09/17/21	AM Fogarty	Amount	SF	Cost Per SF				
	CM SD Cost Estimate	10/27/22	Consigli	\$146,388,307	305,740	\$478.80				
				\$168,022,660	246,123	\$682.68				

Feasibility Study Agreement Budget Transfers:

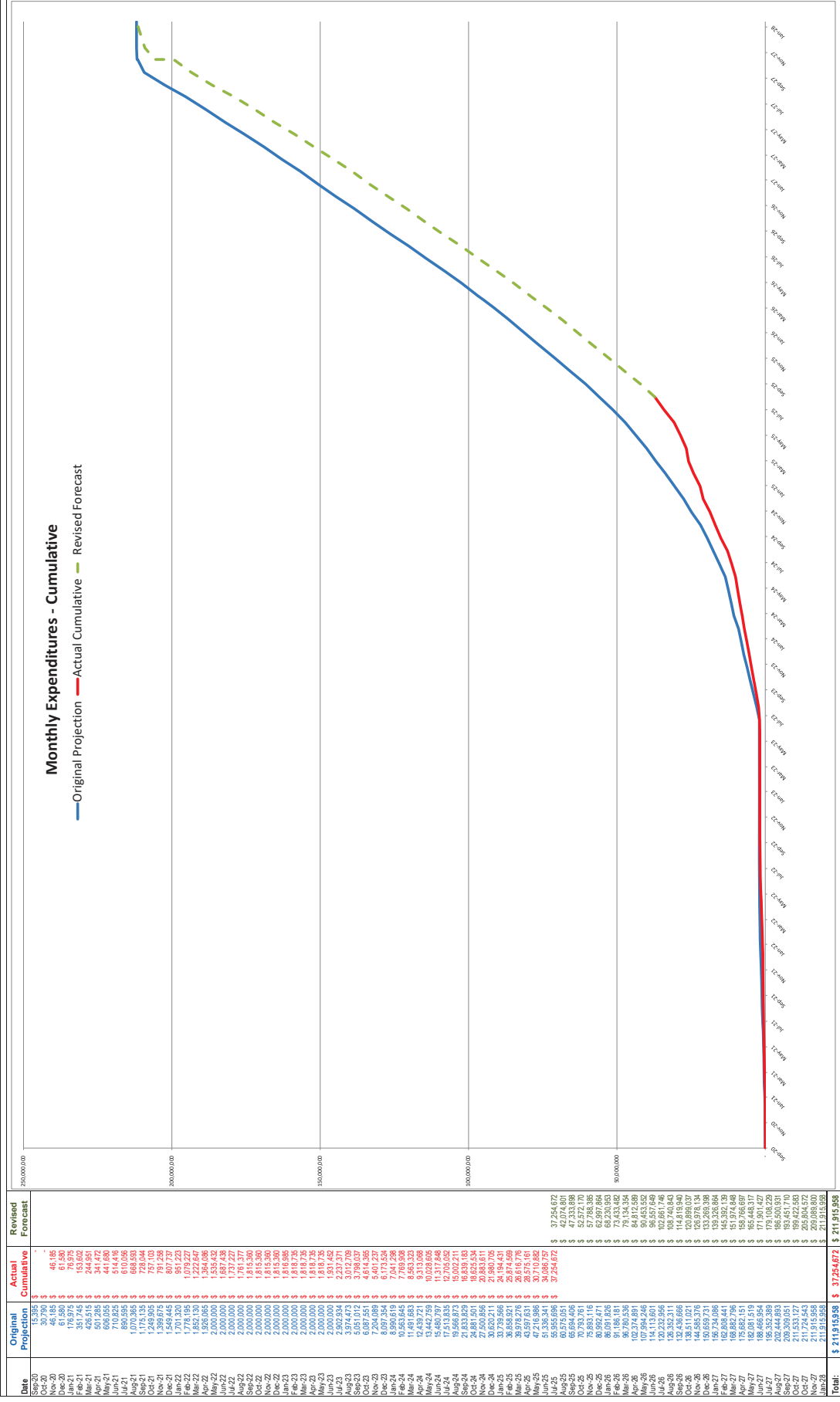
FSA BRR 01	11/30/2020	Transfer \$225,000 from Other Contingency to OPM Feasibility Study/Schematic Design to fund OPM Base Contract for Feasibility Study/Schematic Design.
FSA BRR 01	2/9/2021	Transfer \$344,466 from Other Contingency to A/E Feasibility Study/Schematic Design to fund A/E Base Contract for Feasibility Study/Schematic Design.
FSA BRR 02	8/10/2021	Transfer \$1,650 from Other Contingency to A/E Feasibility Study/Schematic Design to fund survey of interior slab deflection. (A/E Contract Amendment #1)
FSA BRR 03	9/14/2021	Transfer \$26,400 from Other Contingency to A/E Feasibility Study/Schematic Design to fund surveys of Garages A, B, D and E. (A/E Contract Amendment #2)
FSA BRR 04	10/12/2021	Transfer \$19,800 from Other Contingency to OPM Feasibility Study/Schematic Design to fund cost estimating services for PSR and SD. (OPM Contract Amendment #1)

ProPay 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
Feasibility Study Agreement Budget Transfers (Continued):										
FSA BRR 05	1/11/2022	Transfer \$134,750.00 from Other Contingency to A/E Feasibility Study/Schematic Design to fund Traffic Analysis and Geothermal Due Diligence and \$1,084.04 to OPM Feasibility Study/Schematic Design to printing costs for the PSR Submission. (A/E Contract Amendment #3 & OPM Contract Amendment #2)								
FSA BRR 06	6/29/2022	Transfer \$1,647.12 from Other Contingency to A/E Feasibility Study/Schematic Design to fund hydrant flow test and reporting for FP design. (A/E Contract Amendment #4)								
FSA BRR 07	7/11/2023	Transfer \$67,514.73 from Environmental & Site to Other Contingency to fund TOB salaries and transfer \$6,204.99 from Environmental & Site to A/E Feasibility Study/Schematic Design to fund additional SD due diligence work. (A/E Contract Amendment #5)								
Project Funding Agreement Budget Transfers:										
PFA BRR 01	10/10/2023	Transfer \$29,842.54 from Owner's Contingency to CM Preconstruction Services to perform additional due diligence work for HAZMAT and Structural Exploratory. (CM Contract Amendment 3)								
PFA BRR 02	1/9/2024	Transfer \$14,651.30 from Owner's Contingency to Swing Space for relocation from Pierce and install at Newbury 18 Monitors and \$6,820.18 to CM Preconstruction Services (CM Contract Amendment 4).								
PFA BRR 03	3/12/2024	Transfer \$5,328.53 from Owner's Contingency to CM Preconstruction Services (CM Contract Amendment 5).								
PFA BRR 04	5/14/2024	Transfer \$326,785.00 from Owner's Contingency to A/E - Other Reimbursables (Designer Contract Amendment 7).								
PFA BRR 05	6/11/2024	Transfer from Owner's Contingency \$98,780.00 to A/E - Other Reimbursables for (Designer Contract Amendment 8); \$64,723.00 for A/E Traffic Studies for (Designer Contract Amendment 9); and \$19,060.00 to A/E - Other Reimbursables for (Designer Contract Amendment 10).								
PFA BRR 06	9/10/2024	Transfer from Owner's Contingency \$22,687.50 to A/E - Geotechnical/Geo-environmental for (Designer Contract Amendment 11).								
PFA BRR 07	10/8/2024	Transfer from Owner's Contingency \$8,531.60 to A/E - Site Survey & Site Requirements for (Designer Contract Amendment 12).								
PFA BRR 08	11/12/2024	Transfer from Owner's Contingency \$155,343.50; of which \$118,554 to A/E Construction Documents and \$36,789.50 to A/E Reimbursable Services for (Designer Contract Amendment 13).								
PFA BRR 09	2/11/2025	Transfer from Owner's Contingency \$33,572.00 to A/E Hazardous Materials (Designer Contract Amendment 14).								
PFA BRR 10	4/8/2025	Transfer from Owner's Contingency \$8,028.25 to A/E Other Reimbursables for Additional Unforeseen Structural Scope at 68 Harvard St. (Designer Contract Amendment 15).								
PFA BRR 11	5/13/2025	Transfer from Owner's Contingency \$5,225.00 to A/E Other Reimbursables for Unforeseen Conditions at the Historic Building Coulmns. (Designer Contract Amendment 16).								
PFA BRR 12	6/10/2025	Transfer from Owner's Contingency \$69,377.00, of which \$56,925 to A/E HAZMAT for additional LSP Services and \$12,452 to A/E Other Reimbursables for Unforeseen Conditions in Havarad Street requiring adjustments to design. (Designer Contract Amendment 17).								
PFA BRR 13	7/8/2025	Transfer from Owner's Contingency \$29,309.00, of which \$11,429 to A/E HAZMAT for additional HAZMAT Services and \$17,880 to A/E Other Reimbursables for Unforeseen Conditions at historic building foundations requiring adjustments to design. (Designer Contract Amendment 18).								
PFA BRR 14	8/12/2025	Transfer from Owner's Contingency \$51,837.00, of which \$41,800.00 to A/E Geotechnical/Geo-environmental for Geo-environmental Services PSBs in soils and \$10,037.00 to A/E Other Reimbursables for School Street Dringae Revisions due to differing conditions. (Designer Contract Amendment 19).								

Monthly Cash Flow



Cumulative Cash Flow



John R. Pierce School
CM Budget Tracking

July 31, 2025

Code	Division	Division Costs	Subdivision Costs	Internal Budget Transfers	External Changes (Add/Deduct)	Revised Budget	Expenditures Preconstruction	Expenditures AFP 1	Expenditures AFP 2	Expenditures AFP 3	Expenditures AFP 4	Expenditures AFP 5	Expenditures AFP 6	Expenditures AFP 7	Expenditures AFP 8	Expenditures AFP 9
	Preconstruction Fee - Schematic Design	\$ 57,400.00			\$ 4,288.00	\$ 61,688.00	\$ 61,688.00									
	Preconstruction - DD-CD	\$ 300,000.00			\$ 41,991.25	\$ 341,991.25	\$ 341,991.25									
	Construction Budget					\$ -										
0502-0010	CM Fee	\$ 3,239,084.00				\$ 3,239,084.00		\$ 10,803.66	\$ 10,597.39	\$ 28,414.41	\$ 20,653.31	\$ 11,809.25	\$ 20,601.74	\$ 16,347.31	\$ 37,129.53	\$ 22,116.93
0502-0020	Insurance and Bonds	\$ 4,643,623.00				\$ 4,643,623.00		\$ 367,177.00								\$ 8,498.00
	Builder's Risk Insurance															
	CCIP & SDI Insurances															
	P&P Bond															
	Allowances															
0502-0030	GMP Contingency	\$ 3,950,102.00				\$ 3,950,102.00										
0502-0100	Division 1 - General Conditions	\$ 10,590,549.00				\$ 10,590,549.00		\$ 114,144.27	\$ 111,964.91	\$ 321,184.01	\$ 229,295.87	\$ 130,141.89	\$ 227,037.92	\$ 180,152.85	\$ 338,037.50	
0502-0100	Division 1 - General Requirements	\$ 8,670,327.00				\$ 8,670,327.00		\$ 1,494.16	\$ (1,494.16)	\$ 6,305.00	\$ 31,184.00	\$ 4,717.00	\$ 13,641.00		\$ 48,509.00	\$ 250,119.00
0502-0200	Division 2 - Existing Conditions (Demo/Abatement)	\$ 5,729,599.00				\$ 5,729,599.00		\$ 50,000.00	\$ 133,280.00	\$ 869,695.00	\$ 582,136.00	\$ 302,884.00	\$ 723,455.00	\$ 568,186.00	\$ 684,967.00	\$ 658,426.00
0502-0300	Division 3 - Concrete	\$ 11,635,598.00				\$ 11,635,598.00						\$ 54,960.00			\$ (54,960.00)	
0502-0400	Division 4 - Masonry	\$ 4,987,000.00				\$ 4,987,000.00										
0502-0500	Division 5 - Metals	\$ 9,136,184.00				\$ 9,136,184.00										
	Structural Steel															
	Miscellaneous Metals															
0502-0600	Division 6 - Wood, Plastics & Composites (Millwork)	\$ 4,038,666.00				\$ 4,038,666.00										
0502-0700	Division 7 - Thermal & Moisture Protection	\$ 11,060,947.00				\$ 11,060,947.00										
	Waterproofing															
	Roofing & Flashing															
	Metal Panels															
	Spray Fireproofing															
0502-0800	Division 8 - Openings	\$ 6,620,738.00				\$ 6,620,738.00										
	Curtainwall															
	Glass & Glazing															
	Doors, Frames and Hardware															
0502-0900	Division 9 - Finishes	\$ 14,029,379.00				\$ 14,029,379.00										
	Drywall/General Trades															
	Resilient Flooring															
	Tile															
	Painting															
	Acoustic Tile															
	Wood Flooring															
	Resinous Flooring															
	Carpeting															
0502-1000	Division 10 - Specialties	\$ 1,171,095.00				\$ 1,171,095.00										
	Specialties															
	Signage															
	Overhead Doors															
0502-1100	Division 11 - Equipment	\$ 1,901,095.00				\$ 1,901,095.00										
	Food Service															
	Gym Equipment															
	Theater Equipment															
0502-1200	Division 12 - Furnishings (Window Treatment)	\$ 1,763,299.00				\$ 1,763,299.00										
0502-1400	Division 14 - Conveying Systems (Elevators)	\$ 806,350.00				\$ 806,350.00										
0502-2100	Division 21 - Fire Protection	\$ 3,252,957.00				\$ 3,252,957.00										
0502-2200	Division 22 - Plumbing	\$ 4,765,968.00				\$ 4,765,968.00										
0502-2300	Division 23 - HVAC	\$ 19,213,594.00				\$ 19,213,594.00						\$ 21,500.00	\$ 1,374.00		\$ (1,374.00)	
0502-2600	Division 26 - Electrical	\$ 12,626,897.00				\$ 12,626,897.00			\$ 59,027.95	\$ 136,222.05	\$ 79,126.35	\$ 38,531.65	\$ 5,000.00	\$ 15,246.00	\$ (41,659.00)	\$ 3,500.00
0502-3100	Division 31 - Sitemwork	\$ 13,134,486.00				\$ 13,134,486.00		\$ 7,500.00	\$ 227,100.00	\$ 67,780.00	\$ 111,000.00	\$ 38,777.00	\$ 58,444.00		\$ 936,627.00	\$ 340,201.00
0502-3200	Division 32 - Site Improvements	\$ 4,710,010.00				\$ 4,710,010.00										
	Site Improvement															
	Synthetic Grass Surfacing															
0502-3300	Division 33 - Geothermal Wells	\$ 3,411,734.00				\$ 3,411,734.00										
0502-9900	Retainage					\$ -		\$ (27,555.95)	\$ (27,023.81)	\$ (72,425.02)	\$ (52,669.78)	\$ (30,166.03)	\$ (547,640.99)	\$ (541,720.69)	\$ (594,639.78)	\$ (564,143.05)

Totals \$ 165,550,681.00 \$ 46,279.25 \$ - \$ 513,452.28 \$ 1,376,075.45 \$ 1,000,725.75 \$ 573,154.76 \$ 1,001,912.67 \$ 792,693.09 \$ 1,798,155.63 \$ 1,218,717.88

Log of Amendments - OPM

Amendment #		Approved Amount	Vendor	Proposal Date	Code	Description	Amount Paid	Balance	% of Contract Amount Complete
Base		\$ 325,000.00	Leftfield Base Contract		OPMFSSD	Schematic Design	\$ 325,000.00	\$ -	100%
	Total Base:	\$ 325,000.00							
01		\$ 19,800.00	PM&C	8/18/2021	OPMFSSD	Cost Estimating Services for PSR & SD	\$ 19,800.00	\$ -	100%
	Total 01:	\$ 19,800.00							
02		\$ 1,084.04	Boston Business Printers		OPMFSSD	Printing Services for the PSR Submission	\$ 1,084.04	\$ -	100%
	Total 02:	\$ 1,084.04							
03		\$ 700,000.00	Leftfield - Extended Basic Services	7/11/2023	OPMDD	Design Development Phase	\$ 700,000	\$ -	100%
		\$ 1,045,000.00	Leftfield - Extended Basic Services	7/11/2023	OPMCD	Construction Documents Phase	\$ 1,045,000	\$ -	100%
		\$ 175,000.00	Leftfield - Extended Basic Services	7/11/2023	OPMBID	Bidding Phase	\$ 175,000	\$ -	100%
		\$ 4,650,000.00	Leftfield - Extended Basic Services	7/11/2023	OPMCA	Construction Administration Phase	\$ 1,179,000	\$ 3,471,000.00	25%
		\$ 180,000.00	Leftfield - Extended Basic Services	7/11/2023	OPMCLO	Closeout Phase	\$ -	\$ 180,000.00	0%
	Total 03:	\$ 6,750,000.00							
04		\$ 52,800.00	PM&C		OPMFSSD	Cost Estimating Services for DD	\$ 52,800.00	\$ -	100%
	Total 04:	\$ 52,800.00							
05		\$ 825.00	BidDocs Online		OPMR	Online Bid Services	\$ 825.00	\$ -	100%
	Total 05:	\$ 825.00							
06		\$ 12,926.43	PM&C		OPMR	Prequalification Advertising & Online Services, Materials Testing Advertising	\$ 12,926.43	\$ -	100%
	Total 06:	\$ 12,926.43							
	TOTAL:	\$ 7,149,509.04					\$ 3,498,509.04	\$ 3,651,000.00	49%

Log of Amendments - A/E

Amendment #	Approved Amount	Vendor	Proposal Date	Code	Description	Amount Paid	Balance	% of Contract Amount Complete
Base		Miller Dyer Spears Base Contract	01/26/21	AFSSD	Feasibility Study	\$ 408,215.00	\$ -	100%
		Miller Dyer Spears Base Contract	01/26/21	AFSSD	Schematic Design	\$ 658,976.00	\$ -	100%
		Miller Dyer Spears Base Contract	01/26/21	AFSSD	Reimbursable Services	\$ 220,741.81	\$ 6,533.19	97%
Total Base:	\$ 1,294,466.00							
01		Feldman	5/21/2021	AFSSD	Garage Slab Deflection Survey	\$ 1,650.00	\$ -	100%
Total 01:	\$ 1,650.00							
02		Feldman	05/13/21	AFSSD	AS-Build Garage Conditions Survey	\$ 26,400.00	\$ -	100%
Total 02:	\$ 26,400.00							
03		CDM Smith	1/3/2022	AFSSD	Geothermal Feasibility Study	\$ 44,000.00	\$ -	100%
		Vanasse & Associates	1/3/2022	AFSSD	School Street Modification Study	\$ 90,335.80	\$ 414.20	100%
Total 03:	\$ 134,750.00							
04		GGD	06/21/22	AFSSD	Hydrant Flow Test	\$ 1,647.12	\$ -	100%
Total 04:	\$ 1,647.12							
05		Miller Dyer Spears Base	7/11/2023	AFSSD	Reimbursable Services	\$ -	\$ 6,204.99	0%
Total 05:	\$ 6,204.99							
06		MDS - Extended Basic Services	7/11/2023	ADD	Design Development Phase	\$ 3,705,919	\$ -	100%
		MDS - Extended Basic Services	7/11/2023	ACD	Construction Documents Phase	\$ 6,259,458	\$ 88,194.00	99%
		MDS - Extended Basic Services	7/11/2023	ABID	Bidding Phase	\$ 394,247	\$ -	100%
		MDS - Extended Basic Services	7/11/2023	ACA	Construction Administration Phase	\$ 822,556	\$ 4,223,801.65	16%
		MDS - Extended Basic Services	7/11/2023	ACLO	Closeout Phase	\$ -	\$ 394,247.00	0%
		Reimbursable Services	7/11/2023	ARE	Other Reimbursables	\$ 920,511	\$ 360,525.31	72%
		Reimbursable Services	7/11/2023	AHM	Hazardous Materials	\$ 114,929	\$ 160,153.57	42%
		Reimbursable Services	7/11/2023	AGEO	Geotechnical/Geo-environmental	\$ 123,973	\$ 450,397.28	22%
		Reimbursable Services	7/11/2023	ASUR	Site Survey & Site Requirements	\$ 35,605	\$ 27,706.71	56%
		Reimbursable Services	7/11/2023	ATRF	Traffic Studies	\$ 40,719	\$ 37,753.90	52%
Total 06:	\$ 18,160,697.85							
07		GEI Consultants	5/14/2024	ARE	LSP Services and Construction Monitoring	\$ 211,849.29	\$ 85,535.71	71%
		Vanasse & Associates/MDS/Sasaki	5/14/2024	ARE	Design Modifications by Transportation Board	\$ 72,475.98	\$ (43,075.98)	247%
Total 07:	\$ 326,785.00							

08				\$ 98,780.00	BSC Group/MDS/Saski	6/11/2024	ARE	Article 97/MEPA Process	\$ 77,290.00	\$ 21,490.00	
	Total 08:	\$ 98,780.00									
09				\$ 64,723.00	Vanasse & Associates/MDS/Saski	6/11/2024	ATRF	Transportation Board Requests	\$ 64,723.00	\$ -	100%
	Total 09:	\$ 64,723.00									
10				\$ 19,060.00	MDS/Saski	6/11/2024	ARE	Phosphorus Removal Design & Documentation	\$ 19,060.00	\$ -	100%
	Total 10:	\$ 19,060.00									
11				\$ 22,687.50	Lahlaif/MDS/Saski	9/10/2024	AGEO	Added Geotechnical Services		\$ 22,687.50	0%
	Total 11:	\$ 22,687.50									
12				\$ 8,531.60	MDS/Saski	10/8/2024	ASUR	Additional Site Surveying		\$ 8,531.60	0%
	Total 12:	\$ 8,531.60									
13				\$ 118,554.00	MDS/GGD/Vanasse, Saski	11/12/2024	ACD	Added Construction Documents Scope, Library & Town Hall Garage Study, Park Mitigation, Street Lighting, Historic Window Replacement Alternate	\$ 95,951.75	\$ 22,602.25	81%
				\$ 36,789.50	BSC Group	11/12/2024	ARE	MEPA SEIR Scope		\$ 36,789.50	
	Total 13:	\$ 155,343.50									
14				\$ 33,572.00	UEC	2/11/2025	AHM	Additional Hazardous Materials Monitoring	\$ 33,572.00	\$ -	100%
	Total 14:	\$ 33,572.00									
15				\$ 8,028.25	MDS/ST&P	4/8/2025	ARE	Additional Structural Work at 68 Havard St.	\$ 8,028.25	\$ -	100%
	Total 15:	\$ 8,028.25									
16				\$ 5,225.00	MDS/ST&P	5/13/2025	ARE	Unforeseen Existing Conditions for Historic Building Columns		\$ 5,225.00	0%
	Total 16:	\$ 5,225.00									
17				\$ 56,925.00	GEI	6/10/2025	AHM	Additional LSP Services		\$ 56,925.00	0%
				\$ 12,452.00	MDS/Saski	6/10/2025	ARE	Unforeseen Havard St.		\$ 12,452.00	0%
	Total 17:	\$ 69,377.00									
18				\$ 17,880.00	MDS/ST&P	7/8/2025	ARE	Unforeseen Conditions at Historic Building Foundations		\$ 17,880.00	0%
				\$ 11,429.00	MDS/UEC		AHM	Additional HAZMAT Services for found Utilities and Historic Windows		\$ 11,429.00	0%
	Total 18:	\$ 29,309.00									
19		Pending		\$ 41,800.00	GEI	8/12/2025	ARE	Additional LSP Services		\$ 41,800.00	0%
		Pending		\$ 10,037.00	Saski	8/12/2025	AGEO	Unforeseen Havard St.		\$ 10,037.00	0%
	Total 17:	\$ 51,837.00									
	TOTAL:	\$ 20,437,928.81		\$ 20,437,928.81					\$ 14,452,834.43	\$ 5,985,094.38	71%

Log of Amendments - CM

Amendment #	Approved Amount	Vendor	Proposal Date	Code	Description	Amount Paid	Balance	% of Contract Amount Complete
Base		Consigli	05/17/22	ENVIRO	Schematic Design - Preconstruction Services	\$ 57,400.00	\$ -	100%
Total Base:	\$ 57,400.00							
01		Consigli	8/9/2022	ENVIRO	Destructive HAZMAT Exploratory Services	\$ 4,288.00	\$ -	100%
Total 01:	\$ 4,288.00							
02		Consigli	7/11/2023	CMPC	Extended Preconstruction Services	\$ 300,000.00	\$ -	100%
Total 02:	\$ 300,000.00							
03		Consigli	10/10/2023	CMPC	Additional HAZMAT & Structural Exploratory Services (CM Amendment 3)	\$ 29,842.54	\$ -	100%
Total 03:	\$ 29,842.54							
04		Consigli	2/13/2024	CMPC	Additional Exploratory Services (CM Amendment 4)	\$ 6,820.18	\$ -	100%
Total 04:	\$ 6,820.18							
05		Consigli	3/12/2024	CMPC	Additional Exploratory Services (CM Amendment 5)	\$ 5,328.53	\$ -	100%
Total 05:	\$ 5,328.53							
06		Consigli	4/9/2024	CMCON	GMP #1 (CM Amendment 6)	\$ 13,150,019.00	\$ -	100%
Total 06:	\$ 13,150,019.00							
07		Consigli	2/11/2025	CMCON	GMP #2 (CM Amendment 7)	\$ 5,174,542.00	\$ 149,698,099.00	3%
Total 07:	\$ 154,872,641.00							
TOTAL:	\$ 168,426,339.25					\$ 18,728,240.25	\$ 149,698,099.00	11%

Relocation Budget

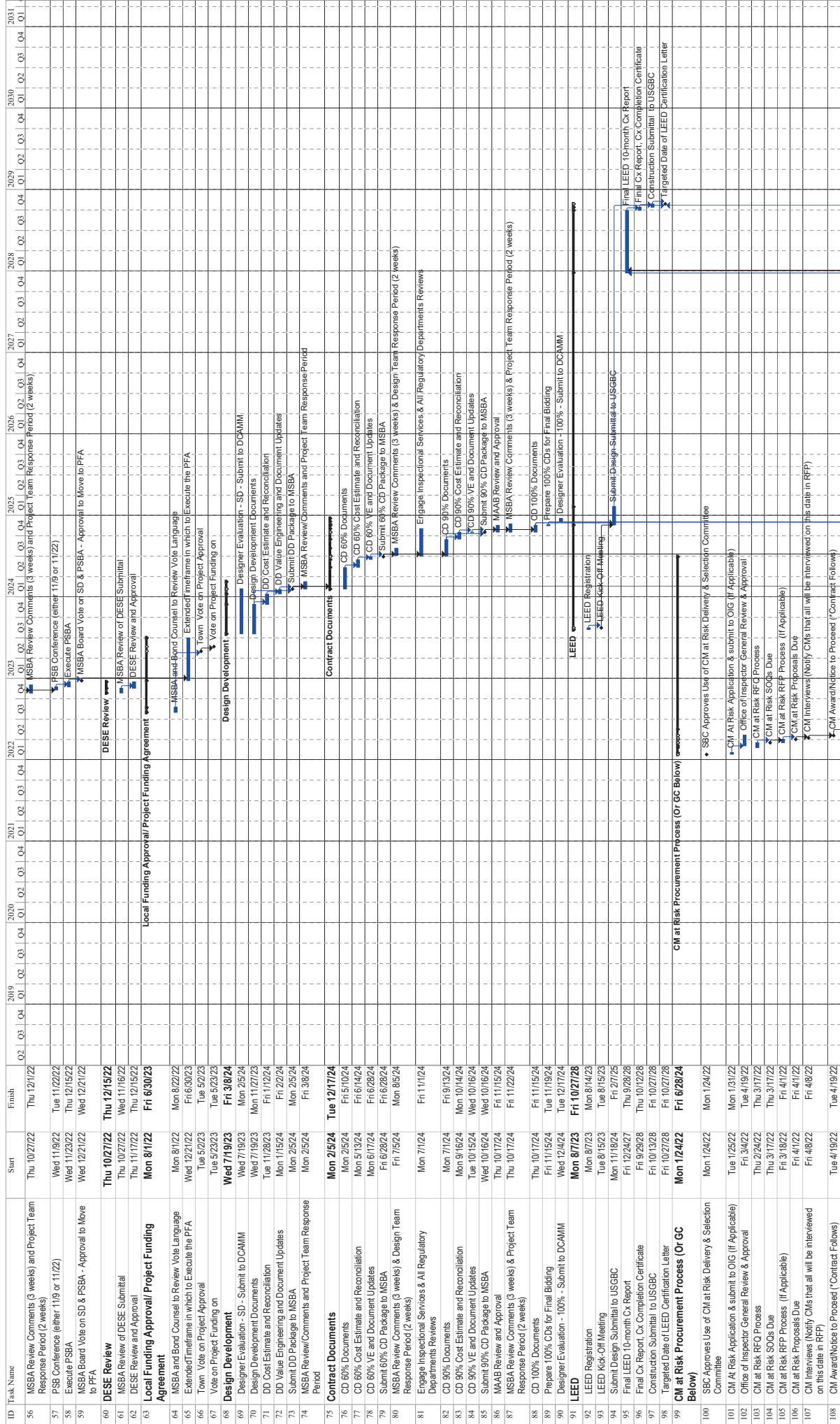
Capital (Newbury)		Total Budget	Revised Budget	Total Spent According to Town	Invoices Received & Submitted to MSBA	Remaining Budget	Forecasted
	Elevator	\$110,000	\$109,730	\$109,730	\$109,730	\$0	\$0
	Security	\$25,000	\$23,870	\$23,870	\$23,870	\$0	\$0
	HVAC Upgrade/System Integration	\$142,000	\$110,424	\$102,424	\$102,424	\$8,000	\$8,000
	Data Wiring	\$50,000	\$54,049	\$54,049	\$54,049	\$0	\$0
	Power	\$11,200	\$31,154	\$22,301	\$22,301	\$8,853	\$8,853
	Fiber Increase	\$7,000	\$6,743	\$6,743	\$6,743	\$0	\$0
	Painting	\$16,000	\$15,739	\$15,739	\$15,739	\$0	\$0
	Mounted Projection	\$0	\$14,651	\$14,651	\$14,651	\$0	\$0
	Code/Consultation/Site Review-ADA/School	\$4,200	\$4,200	\$4,200	\$4,200	\$0	\$0
	Signs	\$0	\$1,048	\$1,048	\$1,048	\$0	\$0
	Play Area Upgrades/Repairs	\$115,000	\$92,632	\$92,632	\$92,632	\$0	\$0
	Newbury Sub Total	\$480,400	\$ 464,241	\$ 447,387	\$ 447,387	\$ 16,853	\$ 16,853
Capital (Old Lincoln)							
	Security	\$0	\$4,209	\$4,209	\$4,209	\$0	\$0
	Mounted Projection	\$0	\$5,265	\$5,265	\$5,265	\$0	\$0
	Signs	\$0	\$3,124	\$3,124	\$3,124	\$0	\$0
	Play Area Upgrades/Repairs	\$0	\$5,470	\$5,470	\$5,470	\$0	\$0
	Old Lincoln Sub Total	\$0	\$18,068	\$18,068	\$18,067	\$0	\$0
Total OLS/Newbury		\$480,400	\$482,308	\$465,455	\$465,455	\$16,853	\$16,853
Transportation (3.5 years)		\$720,000	\$670,000	\$102,427	\$102,427	\$567,573	\$567,573
Move							
	Move Out	\$102,000	\$162,237	\$162,237	\$162,237	\$0	\$0
	Move Back	\$95,000	\$95,000	\$0	\$0	\$95,000	\$95,000
	Packing	See Teacher Costs	See Teacher Costs	See Teacher Costs	See Teacher Costs		
Total Move		\$197,000	\$257,237	\$162,237	\$162,237	\$95,000	\$95,000
TOTAL RELOCATION BUDGET		\$1,397,400	\$ 1,409,545	\$ 730,119	\$ 730,119	\$ 679,426	\$ 679,426
Salaries							
	Crossing Guard	\$ 61,000	\$ 61,000		\$ 0	\$61,000	\$61,000
	Teachers Costs	\$ 26,633	\$ 26,633	\$ 26,633	\$ 26,633	\$0	\$0
		\$87,633	\$87,633	\$26,633	\$26,633	\$61,000	\$61,000
TOTAL RELOCATION BUDGET + SALARIES		\$1,485,033	\$1,497,179	\$756,752	\$756,752	\$740,426	\$740,426

Budget in MSBA ProPay System = \$1,500,000

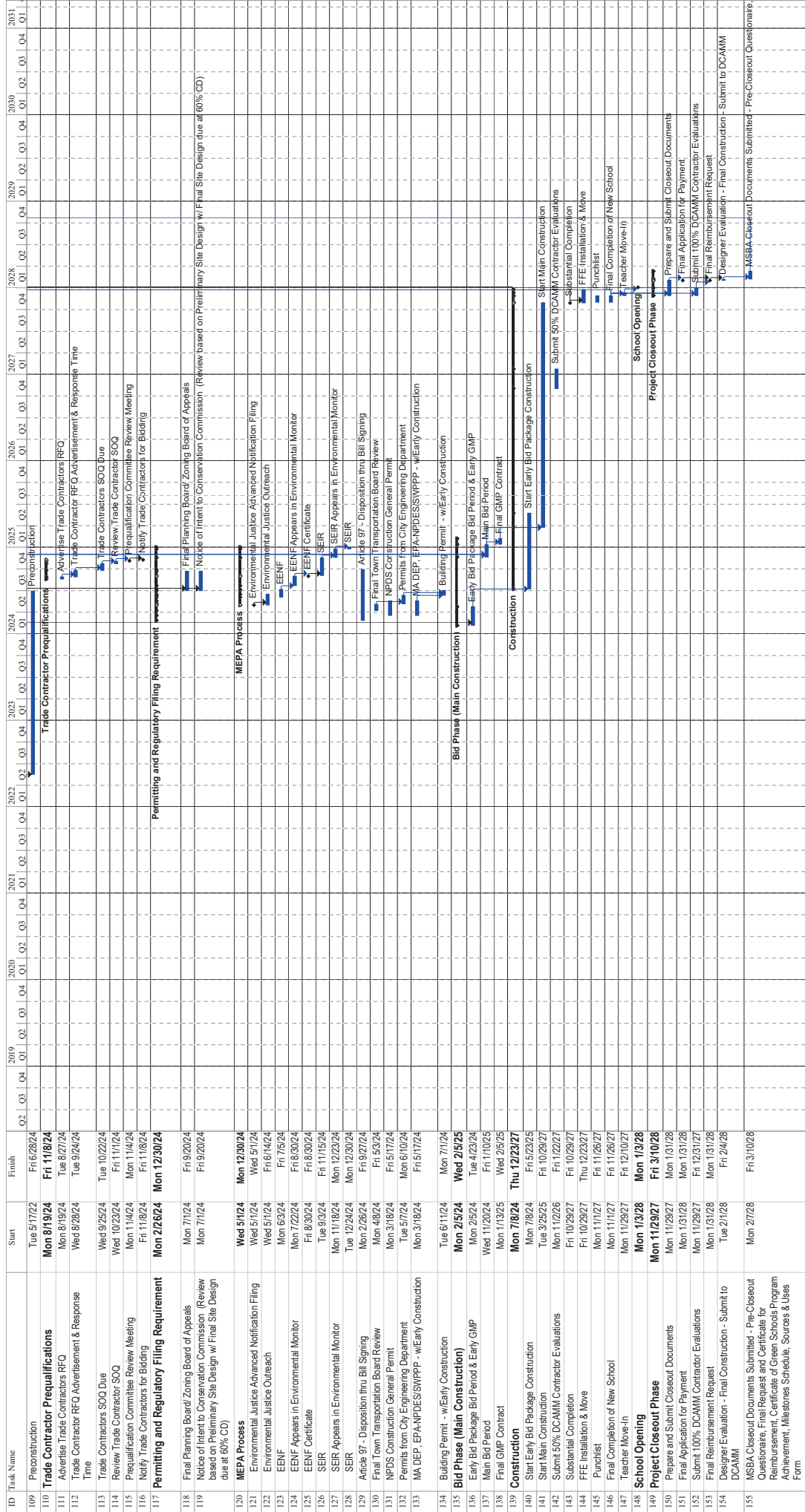
JOHN R. PIERCE SCHOOL
PRELIMINARY PROJECT SCHEDULE
Construction Phase
July 31, 2025

ID	Task Name	Start	Finish	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	
1	Eligibility Period	Mon 6/3/19	Wed 8/12/20																								
2	MSBA Invitation to Eligibility Period	Mon 6/3/19	Mon 6/3/19																								
3	Initial Compliance Certification	Thu 12/12/19	Thu 12/12/19																								
4	Study Enrollment Certification	Fri 12/13/19	Wed 3/25/20																								
5	MSBA Invitation to Conduct Feasibility Study	Wed 4/15/20	Wed 4/15/20																								
6	City Appropriation of Funds for Feasibility Study	Mon 5/11/20	Mon 5/11/20																								
7	Execution of Feasibility Study Agreement	Tue 5/12/20	Wed 8/12/20																								
8	OPM Selection	Thu 4/16/20	Tue 11/10/20																								
9	OPM RFS Process	Thu 4/16/20	Thu 5/28/20																								
10	OPM RFS Advertisement (Submit - Appears)	Fri 5/29/20	Thu 6/4/20																								
11	OPM Proposals Due	Thu 6/18/20	Thu 6/18/20																								
12	OPM Proposals Review, Interviews, Ranking, Submit to MSBA & Negotiations with OPM	Wed 7/8/20	Wed 7/8/20																								
13	OPM Fee Proposal & Contract Submitted	Thu 7/9/20	Fri 7/17/20																								
14	MSBA OPM Panel Presentation	Mon 9/14/20	Mon 9/14/20																								
15	MSBA OPM Approval Letter	Tue 9/15/20	Tue 9/15/20																								
16	Execute OPM Contract	Tue 11/10/20	Tue 11/10/20																								
17	Designer Selection	Wed 9/16/20	Wed 3/10/21																								
18	Prepare & Submit Draft Designer RFS to MSBA	Wed 9/16/20	Thu 9/24/20																								
19	MSBA Designer RFS Review Period	Fri 9/25/20	Wed 9/30/20																								
20	Final Designer RFS to MSBA	Thu 10/1/20	Thu 10/1/20																								
21	Designer RFS Advertisement (Submit - Appears)	Wed 10/7/20	Wed 10/7/20																								
22	Select Local Representatives for DSP	Tue 10/6/20	Tue 10/6/20																								
23	Designer Proposals Due	Wed 11/4/20	Wed 11/4/20																								
24	Review Designer Proposals and Check References	Thu 11/5/20	Wed 11/11/20																								
25	Submit DSP Materials to DSP	Thu 11/12/20	Thu 11/12/20																								
26	Designer Selection Panel (DSP) Meeting	Tue 12/1/20	Tue 12/1/20																								
27	DSP Interview	Tue 12/15/20	Tue 12/15/20																								
28	Negotiate and Approve Designer Contract/NTP	Wed 12/16/20	Tue 12/22/21																								
29	MSBA Project Kick-Off Meeting	Tue 12/22/21	Thu 2/4/21																								
30	Send Contract and BRR to MSBA	Wed 3/10/21	Wed 3/10/21																								
31	Preliminary Design Program (PDP)	Mon 12/14/20	Tue 7/20/21																								
32	Designer Work Plan/Existing Conditions Drawings/Files	Mon 12/14/20	Mon 2/1/21																								
33	Research/Review	Tue 2/2/21	Mon 6/14/21																								
34	Develop Preliminary Design Program	SBC Vote to Submit PDP	Mon 6/14/21																								
35	Submit PDP Submission to MSBA (Min. 10 Weeks Prior to PSR)	Tue 6/15/21	Tue 6/15/21																								
36	MSBA PDP Review Period	Wed 6/16/21	Tue 7/6/21																								
37	Respond to MSBA PDP Review Comments	Wed 7/7/21	Tue 7/20/21																								
38	Preferred Schematic Report (PSR)	Wed 6/16/21	Wed 3/2/22																								
39	Develop Preferred Schematic Schematic Report	Wed 6/16/21	Wed 11/17/21																								
40	Prepare and Submit Project Notification to Mass Historical Commission and Receive MHC Response	Wed 12/8/21	Tue 1/4/22																								
41	SBC Vote to Submit PSR	Mon 12/13/21	Mon 12/13/21																								
42	Submit PSR Submission to MSBA	Tue 12/28/21	Tue 12/28/21																								
43	MSBA PSR Review Period	Tue 12/28/21	Mon 1/17/22																								
44	Respond to MSBA PSR Review Comments	Mon 1/18/22	Mon 1/18/22																								
45	Facilities Assessment Subcommittee (FAS) Presentation	Wed 2/2/22	Wed 2/2/22																								
46	Address FAS Comments	Thu 2/10/22	Thu 2/10/22																								
47	MSBA Board Vote on PSR & Approval to Move to Schematic Design	Wed 3/2/22	Wed 3/2/22																								
48	Schematic Design (SD)	Thu 3/3/22	Wed 12/21/22																								
49	Develop Schematic Design Submission* (Start in Jan.)	Thu 3/3/22	Fri 7/8/22																								
50	SD Cost Estimates, Reconciliation and VE	Mon 7/11/22	Mon 8/8/22																								
51	SD Draft to SBC	Tue 8/9/22	Thu 8/11/22																								
52	SBC Vote to Recommend SD Submission to MSBA	Fri 9/30/22	Fri 9/30/22																								
53	Present to Building Commission, Select Board and School Committee	Mon 10/3/22	Wed 10/12/22																								
54	MSBA Schematic Design Notification	Thu 10/13/22	Thu 10/13/22																								
55	Submit SD Submission to MSBA	Thu 10/27/22	Thu 10/27/22																								

JOHN R. PIERCE SCHOOL
PRELIMINARY PROJECT SCHEDULE
Construction Phase
July 31, 2025



JOHN R. PIERCE SCHOOL
PRELIMINARY PROJECT SCHEDULE
Construction Phase
July 31, 2025



Brookline - John R. Pierce School 4 Week Look Ahead Schedule for 2776 Last Updated: 7/30/25 by JF			CONSIGLI Est. 1905														indicates second shift (3pm-8pm) indicates normal work shift (7am-3:30pm) indicates Holiday														Indicates Weekend Work															
Activity			Subcontractor														7/28	7/29	7/30	7/31	8/1	8/2	8/3	8/4	8/5	8/6	8/7	8/8	8/9	8/10	8/11	8/12	8/13	8/14	8/15	8/16	8/17	8/18	8/19	8/20	8/21	8/22	8/23	8/24		
Misc Scope/ Deliveries																																														
School Street New Utilities																																														
Demo existing stair tower base at the field			Derenzo																																											
Excavate Drain Lines Across School Street			Derenzo																																											
Excavate Geothermal Lines Across School Street			Derenzo																																											
Historical Building																																														
Excavate The South Side of The Historical Building			Derenzo																																											
Selective Demo/ Shoring			SOS																																											
Building A-B Construction																																														
Building A Foundation Wall Line N 1-9			S&F																																											
Building A Foundation Wall 6.2 Line			S&F																																											
Foundation Wall AA Line 9-15.1A			S&F																																											
Level 1 Sky Deck System			S&F																																											
Set Control Level 1 A Building			Feldman																																											
Subs Install Sleeves/ Box Outs Level 1 Pour 1/2																																														
Install Rebar Level 1			S&F																																											
Pour 1 Level 1 Slab			S&F																																											
Pour 2 Level 1 Slab			S&F																																											
Pour 3 Level 1 Slab			S&F																																											
Mock Up																																														
TWC Install AVB			TWC																																											
Install All Fasteners/ Clips																																														
Install Roof AVB			Greenwood																																											
AVB Test			UTS																																											
Install Roof Insulation/TPO			Greenwood																																											
Install Punch Windows/ Curtain Walls			Chandler																																											
Sealant Cure																																														

PIERCE SCHOOL WEEKLY UPDATE, 07/04/25



SCHOOL STREET WILL BE CLOSED FROM 7:00AM-4:30PM DAILY THROUGH LABOR DAY

THIS WEEK (June 30-July 4)

- Excavate for footings and geothermal pipe
- Form/Rebar/Pour footings, walls and piers
- Water shutoff/new connection on School St
- Sewer connection on School St
- Install lagging along Historic Building
- Install geothermal pipe mains.

PROJECT TRACKING:

- Footings: 29%; wall: 31%; piers: 16%

ANTICIPATING NEXT WEEK (July 7-11)

- In-road utility work continues in School Street
- F/R/P footings, high and low walls, piers
- Begin installation of structural deck
- Finish SOE at Historic Building
- Pour level 2 deck at mock-up, begin sheathing

MILESTONES:

- Complete concrete walls 'A' side: 07/11/25
- First structural deck concrete pour: 07/28/25

Narrative:

Successful concrete pours on Tuesday and Thursday at high walls and footings. The site contractor continued with excavation, fill and compaction for the next areas of foundation work. Two utility crews on School Street installed a new water connection (requiring a brief water shutdown coordinated with the Town) and a new sewer connection.

Geothermal pipe mains were fused together and placed in the trench from the mechanical room across to Building B.

At the Historic Building, wood lagging was installed for 80% of the SOE, and on the back side of the building, a crew demolished the stone retaining wall and excavated down to determine the bottom of foundation for the Design Team. Additional soil sampling has taken place with additional testing required to determine the limits of trace PCB's.

Deck forms for the structural deck were delivered on Wednesday, that work will begin next week.

Overall, the project remains on schedule.

For other project details, please visit the Project Website: <https://www.brookline.k12.ma.us/Page/2463>

To sign up for Project Updates, please go to: <https://www.brooklinema.gov/list.aspx?ListID=816>

PIERCE SCHOOL WEEKLY UPDATE, 07/11/25



SCHOOL STREET WILL BE CLOSED FROM 7:00AM-4:30PM DAILY THROUGH LABOR DAY

THIS WEEK (July 7-11)

- Utility connections continued on School Street
- Form/Rebar/Pour footings, walls and piers
- Structural deck installation began
- Temp FP system brought online
- Prepare for cutover of temp electrical service
- Complete/test/backfill geothermal pipe mains

PROJECT TRACKING:

- Footings: 40%; walls: 32%; piers: 20%

ANTICIPATING NEXT WEEK (July 14-18)

- In-road utility work on School/Harvard Streets
- F/R/P footings, high and low walls, piers
- Continue installation of structural deck
- Sun/Mon power shutdown for temp power
- Begin sheathing of mock-up
- Excavation around Historic Building

MILESTONES:

- Complete concrete walls 'A' side: 07/11/25
- First structural deck concrete pour: 07/28/25

Narrative:

Successful concrete pours on Tuesday and Thursday at footings, wall and columns. The site contractor continued with excavation, fill and compaction for the next areas of foundation work, and assisted with the installation of the geothermal pipe mains that run under the new building. A utility crew on School Street worked on sewer, water and drain connections.

Under-building geothermal pipe mains were completed, tested and backfilled.

At the Historic Building, wood lagging was completed, and that crew demobilized. The next phase of excavation will begin 7/14/25.

Additional forms for the structural deck were delivered and installation began, making good progress.

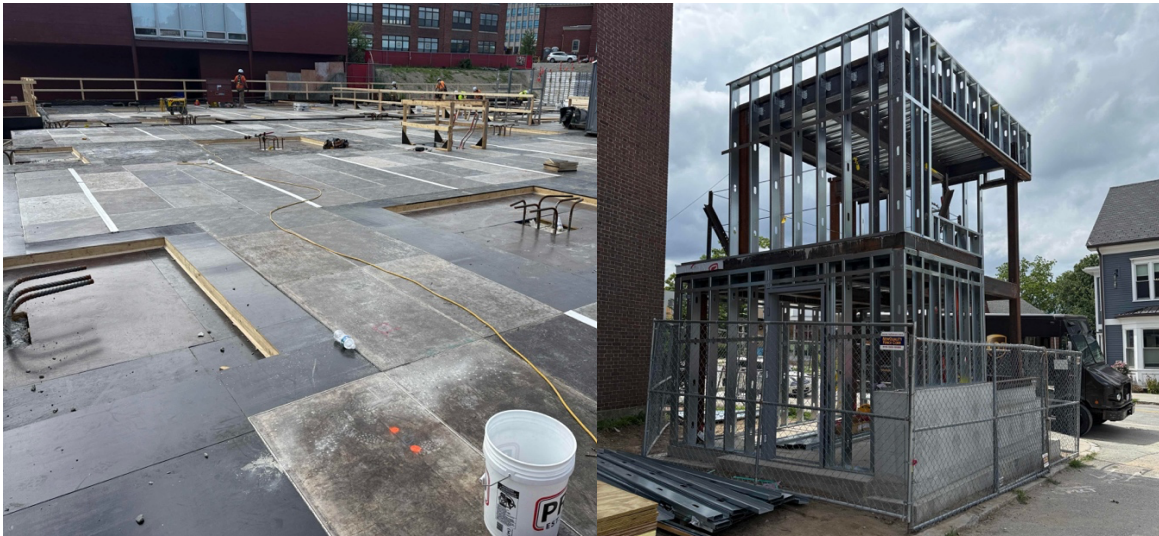
On Sunday July 13th into Monday morning July 14th, power will be shut off to Town Hall and the Library, allowing the full temporary power setup to be lived. This temporary service will support the entire construction operation until permanent power is available.

Overall, the project remains on schedule.

For other project details, please visit the Project Website: <https://www.brookline.k12.ma.us/Page/2463>

To sign up for Project Updates, please go to: <https://www.brooklinema.gov/list.aspx?ListID=816>

PIERCE SCHOOL WEEKLY UPDATE, 07/18/25



SCHOOL STREET WILL BE CLOSED FROM 7:00AM-4:30PM DAILY THROUGH LABOR DAY

THIS WEEK (July 14-18)

- Utility connections continued on School Street
- Form/Rebar/Pour footings, walls and columns
- Structural deck installation ongoing
- Temp electrical service completed
- Mock-up framing completed
- Excavation around Historic Building foundation.

PROJECT TRACKING:

- Footings: 42%; walls: 42%; piers: 27%

ANTICIPATING NEXT WEEK (July 21-25)

- In-road utility work on School/Harvard Streets
- F/R/P footings, high and low walls
- Begin rebar at structural deck
- Begin sheathing, roofing of mock-up
- Excavation around Historic Building

MILESTONES:

- ~~Complete concrete walls 'A' side: 07/17/25~~
- First structural deck concrete pour: 07/28/25

Narrative:

Successful concrete pours on Tuesday and Thursday at footings, wall and columns. The structural deck formwork progressed well, keeping on target for a 7/23 delivery of rebar and the 7/28 concrete pour. The plumber was on site to review and locate deck sleeves. The site contractor continued with excavation, fill and compaction for the next areas of foundation work. A utility crew on School Street worked on sewer connections and the crew on Harvard Street completed the last cut and cap of utilities and completed a test pit for the design team.

At the Historic Building, excavation to expose the South side of the foundation began.

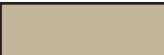
Power was shut off to Town Hall and the Library, allowing the full temporary power setup to be livened. This temporary service will support the construction operation until permanent power is available. There were no issues with the overnight shutdown and startup.

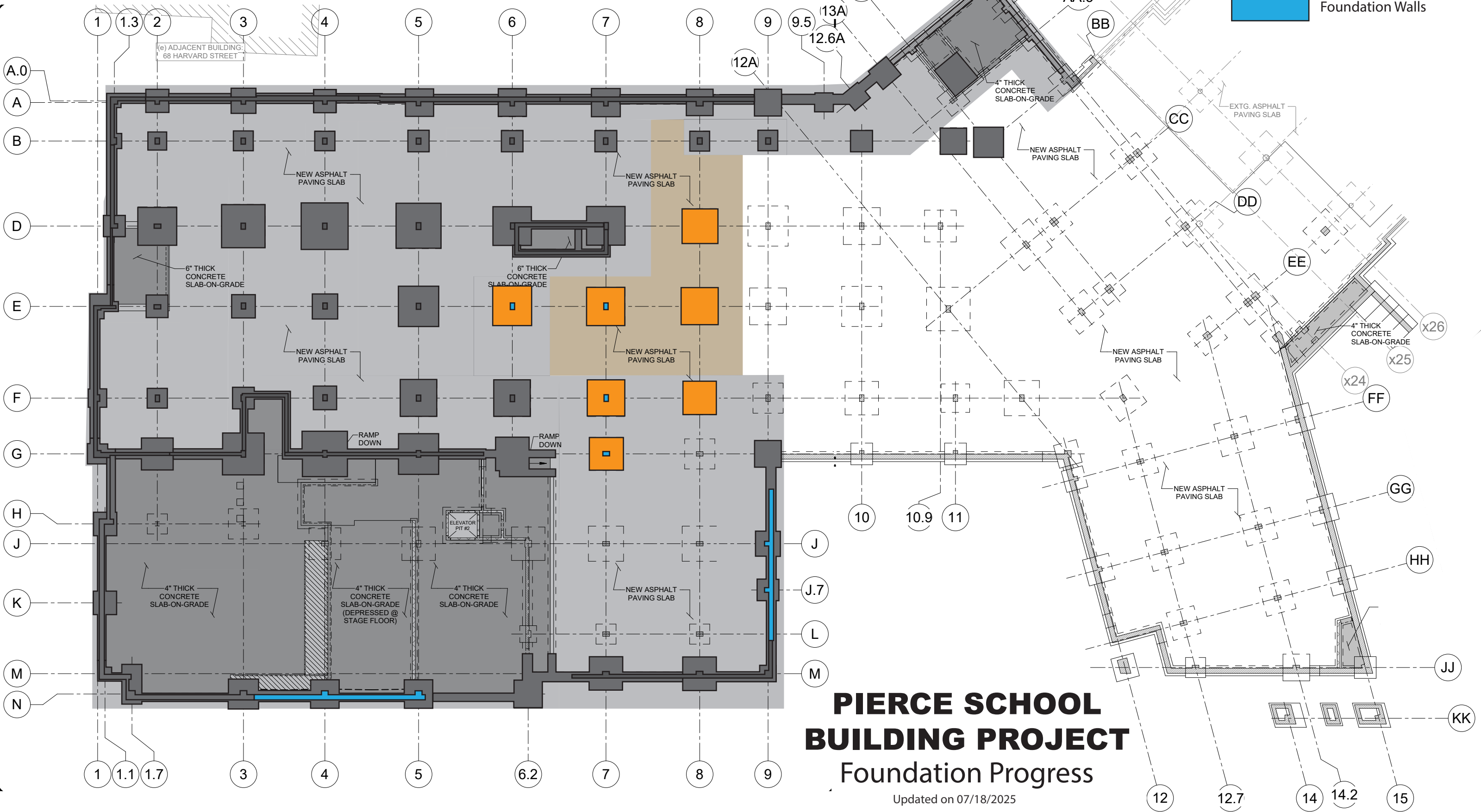
Overall, the project remains on schedule.

For other project details, please visit the Project Website: <https://www.brookline.k12.ma.us/Page/2463>

To sign up for Project Updates, please go to: <https://www.brooklinema.gov/list.aspx?ListID=816>

Bldg A | Bldg B

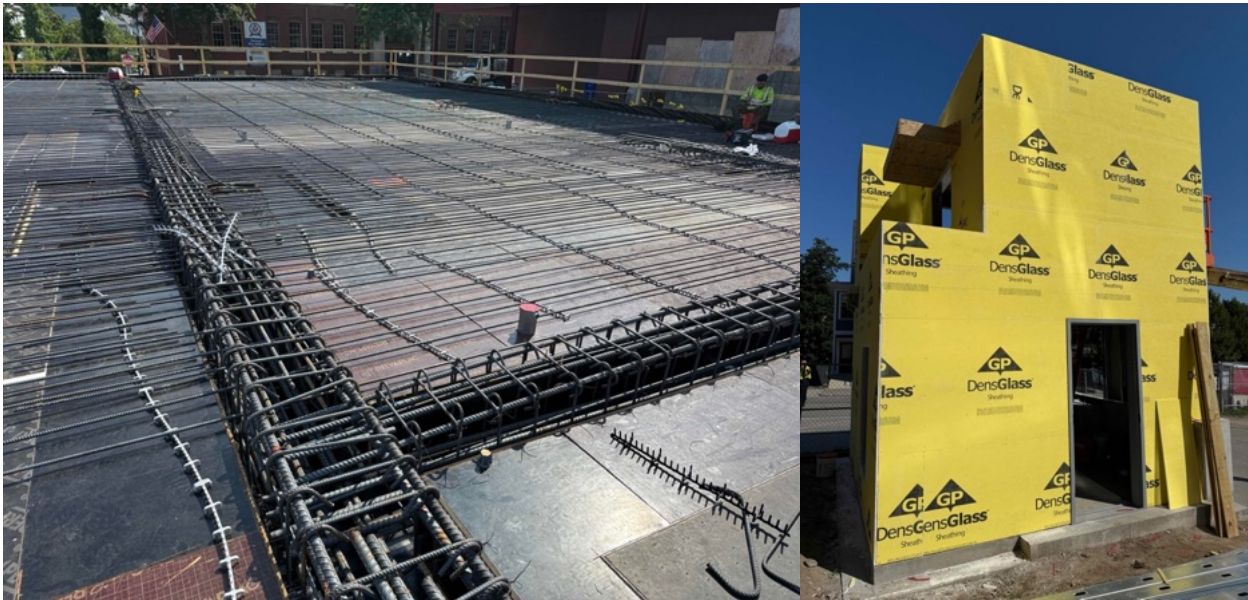
-  Footing/Site Prep
-  Footings
-  Foundation Walls



**PIERCE SCHOOL
BUILDING PROJECT**
Foundation Progress

Updated on 07/18/2025

PIERCE SCHOOL WEEKLY UPDATE, 07/25/25



SCHOOL STREET WILL BE CLOSED FROM 7:00AM-4:30PM DAILY THROUGH LABOR DAY

THIS WEEK (July 21-25)

- Sewer connection continued on School Street
- Form/Rebar/Pour footings, walls and columns
- Start footing prep, Building B
- Structural deck forms and rebar ongoing
- Mock-up sheathing/blocking completed

PROJECT TRACKING:

- Footings: 53%; walls: 43%; piers: 29%

ANTICIPATING NEXT WEEK (July 28-August 1)

- Prep for footings, Building B
- F/R/P footings, walls in Building A
- First concrete pour on structural deck
- Begin waterproofing on mock-up

MILESTONES:

- First structural deck concrete pour: 07/29/25

Narrative:

Concrete pour occurred on Thursday only this week – walls, footings and columns in Building A, to stay ahead of the structural deck formwork. Received deck rebar as scheduled on multiple days, first pour slid one day out, to Tuesday 7/29/25. Plumbers and electricians have been on site to locate slab sleeves.

The site contractor continued with excavation, backfill and compaction for the next areas of foundation work in Building A, and began footing prep in Building B. A utility crew on School Street worked on a sewer connection.

Overall, the project remains on schedule.

For other project details, please visit the Project Website: <https://www.brookline.k12.ma.us/Page/2463>

To sign up for Project Updates, please go to: <https://www.brooklinema.gov/list.aspx?ListID=816>