

District: Town of Florida
 School Name: Abbott Memorial School
 Recommended Category: Project Funding Agreement
 Date: August 18, 2021

Recommendation

That the Executive Director be authorized to enter into a Project Funding Agreement with the Town of Florida for a window/door replacement project at the Abbott Memorial School.

| District Info | |
|-------------------------|---|
| District Name | Town of Florida |
| Elementary Schools | Abbott Memorial School (K-8) |
| Middle School | N/A |
| High School | N/A |
| Priority School Name | Abbott Memorial School |
| Type of School | Elementary School |
| Grades Served | K-8 |
| Year Opened | 1951 |
| Existing Square Footage | 24,400 |
| Additions | Addition added in 1966, included 4 new classrooms |
| Building Issues | Windows/Doors |
| 2020-2021 Enrollment | 80 |

| MSBA Votes | |
|---|---------------------------------|
| Invitation to Participate in the Accelerated Repair Program | December 16, 2020 |
| Project Funding Agreement Authorization | On August 25, 2021 Board agenda |
| Reimbursement Rate | 72.21% |

| Consultants | |
|-------------------------------------|----------------------------|
| Owner’s Project Manager (the “OPM”) | Hill International Company |
| Designer | Gale Associates, Inc. |

Discussion

The OPM and Designer conducted a feasibility analysis of the facility and developed a Schematic Design including a proposed scope of work, schedule, and estimated budget. The District’s Designer, Gale Associates, Inc., recommends window/door replacement at the Abbott Memorial School. The Designer has confirmed that the window/door replacement will be in compliance with the MSBA’s sustainability requirements.

MSBA staff reviewed the consultants’ existing conditions analysis and proposed schedule that were provided by the District. Also, MSBA staff discussed the scope and budget with the District and its consultants. The District has provided a Total Project Budget of \$1,656,391, which includes a construction cost of \$1,217,704. Construction costs include:

- \$743,276 (\$232.86/sf) for aluminum windows and associated demolition;
- \$28,194 (\$140.97/sf) for storefront windows and associated demolition;
- \$18,115 for miscellaneous demolition;
- \$140,256 for cast stone sills;
- \$21,184 for blocking and trim;
- \$87,539 for doors and hardware;
- \$113,891 for other associated window costs.
- and \$65,249 for accessibility compliance upgrades.

| Project Funding Agreement | |
|--|---------------------|
| Enrollment: 80 | District's Proposed |
| Total Square Feet: 24,400 | Project Budget |
| Project Budget ¹ | \$1,589,417 |
| Scope Exclusions/Ineligible Costs ² | \$121,713 |
| Estimated Basis of Total Facilities Grant | \$1,467,704 |
| Reimbursement Rate | 72.21% |
| Estimated Maximum Total Facilities Grant ³ | \$1,059,829 |
| | |
| Project Contingencies ⁴ | \$66,974 |
| Potentially Eligible Owner's and Construction Contingencies | \$60,885 |
| Potential Additional Grant Funds for Eligible Owner's and Construction Contingency Expenditures ⁵ | \$43,965 |
| | |
| Total Project Budget | \$1,656,391 |
| Maximum Total Facilities Grant ⁶ | \$1,103,794 |

¹ Does not include Owner's or Construction Contingencies.

² Scope exclusions/ineligible costs include soft costs that exceed 20% of the construction budget cap.

³ The "Estimated Maximum Total Facilities Grant" is calculated by applying the reimbursement rate to the "Estimated Basis of Total Facilities Grant". It does not include any grant funds for potentially eligible Owner's or Construction Contingency Expenditures and is subject to MSBA review and audit.

⁴ Includes eligible and ineligible Owner's and Construction Contingency.

⁵ The "Potential Additional Grant Funds for Eligible Owner's and Construction Contingency Expenditures" is calculated by applying the reimbursement rate to the "Potentially Eligible Owner's and Construction Contingencies."

⁶ Includes maximum possible Owner's and Construction Contingency grant funds, the final amount of which, if any, shall be determined by the MSBA in accordance with its policies for the determination of eligibility. The MSBA does not anticipate that the District will expend all of its contingency funds on expenses that are eligible for MSBA reimbursement.

MSBA staff recommends an Estimated Maximum Total Facilities Grant of \$1,059,829; however, the District may be eligible for up to an additional \$43,965 in grant funds, subject to the MSBA's review and audit of the District's Owner's and Construction Contingency Expenditures. Accordingly, staff recommends a Maximum Total Facilities Grant of \$1,103,794 for the Project Funding Agreement for a window/door replacement project at the Abbott Memorial School.