

District: Dracut
 School Name: Dracut Senior High School
 Recommended Category: Project Scope and Budget
 Date: February 9, 2011

Recommendation:

That the Executive Director be authorized to enter into a Project Scope and Budget Agreement and a Project Funding Agreement with the Town of Dracut to construct additions and renovations at the existing Dracut Senior High School.

District Information	
District Name:	Town of Dracut
Elementary Schools:	4 – Brookside Elementary – Joseph A. Campbell Elementary – Greenmont Avenue Elementary – Parker Avenue Elementary
Middle Schools:	2 – George H Englesby Intermediate – Lakeview Junior High
High School:	1 – Dracut Senior High
Priority School Name:	Dracut Senior High
Type of School:	Senior High School
Grades Served:	9-12
Year Opened:	1957
Total Square Footage:	174,671
Additions:	1997 (addition/renovation); From 2004-07, a total of ten portable classrooms were added to alleviate overcrowding.
Acreage of Site:	85 acres (2 other public schools also located on site)
Building Issues:	The District noted deficiencies in the following areas: - Building envelope - Mechanical systems - Accessibility In addition to the physical plant issues, the District reported overcrowding that is limiting the ability to deliver its educational program.
Original Design Capacity:	975 (Including 1997 addition)
2009-2010 Enrollment:	1,149
Agreed Upon Enrollment:	1,160
Enrollment Specifics:	A mutually agreed upon design enrollment of 1,160 students serving grades 9-12.

MSBA Board Votes	
Invitation to Feasibility Study:	November 28, 2007
Preferred Schematic	November 17, 2010

Authorization:	
Project Scope & Budget Authorization:	February 9, 2011

Consultants	
Owners Project Manager:	RF Walsh Collaborative Partners
Designer:	Mount Vernon Group Architects

Discussion:

MSBA staff has reviewed the schematic drawings and specifications provided by the District and have met with the District and its consultants to discuss scope and budget. The District has provided a total project budget of \$60,414,642 which includes an estimated construction cost of \$47,290,611. The basis of the Total Facilities Grant would be \$58,398,935, which excludes legal fees, OPM basic services cost in excess of 3.5% of construction costs, designer basic services costs in excess of 10% of construction costs, ineligible hazardous material abatement costs, ineligible building costs associated with the existing fitness center, and site work costs over 8% of the building construction costs.

Dracut Senior High School 1,160 Students 226,844 square feet	District's Proposed Total Project Budget	Basis of Total Facilities Grant
Total Project Budget	\$60,414,642	\$58,398,935
Cost per square foot	\$266/SF	\$257/SF
Total Construction Budget	\$47,290,611	\$45,920,672
Cost per square foot*	\$208/SF	\$202/SF
Reimbursement Rate		62.50%
Total Maximum Facilities Grant		\$36,499,334

* Does not include Construction Contingency

MSBA staff recommends a Total Maximum Facilities Grant of \$36,499,334 for the Project Scope and Budget Agreement and Project Funding Agreement for the Dracut Senior High School project.