

Town of Carver, MA
 Carver Elementary School

CARVER ELEMENTARY SCHOOL PROJECT

May 2018 – Monthly Status Report

Project:	Carver Elementary School	Building Size (New):	112,350 sf	Phase 1 Substantial Completion:	22June2018
Current Phase:	Construction	Parcel Size:	0 sf	Phase 2 Substantial Completion:	30Nov2018
Construction Type:	New Construction	Design Enrollment:	825	Project Total Duration:	26 Months
Construction Start Date:	03Oct2016	Reimbursement Rate:	59.47%	Day 605 of 627 to Ph.1 Substantial:	96.5%

Project Safety Report

Safety Incidents this Month • [0]
 Past Lost Time Incidents • [0]
 Past Minor Reportable Incidents • [0]

Open Scope/Potential Issues

- Site Security/Fencing Maintenance from Weather
- FF&E/IT Delivery Schedule for Summer
- Continued Monitoring of Startup of RTU's
- Continued Testing and Balancing of RTU's
- Coordination of Tel/Com Utilities for New School
- Coordination of Punch List with Architect/GC
- Installation of Water Treatment Skid and Tie-In
- Third Party Commissioning Meetings Ongoing
- Landscaping and Irrigation Corrections & Adjustments
- Roofing Filed Sub Bid Scope Ownership 076200
- Potential Unforeseen Abatement

Project Budget Status

Total Project Budget: \$48,412,842 (05/31/18)
Actual Incurred to Date: \$38,726,979 (05/31/18) (82.1%)
Contingency Remaining: \$1,048,127* (05/31/18) (53.2%)

Construction Cost Summary:

Award Value (CTA):	\$37,625,070.00
Previously Executed CO's (Net)	\$486,449.80
Previous Contract Value:	\$38,111,519.80
CO's Executed this Month:	(\$7,585.81)
Current Contract Value:	\$38,103,933.99

Construction Payment Summary:

Previous Gross Amount:	\$37,625,070.00
This Month's Gross Amount:	\$1,144,302.47**
Gross Amount to-Date:	\$34,450,408.59
Retainage To-Date @ 5%:	\$1,722,520.52
Retainage Released	\$0.00
Current Retainage	\$ 1,722,520.52
Total Net Payable To-Date:	\$32,727,888.07

Remaining Balance to Finish (gross):	\$3,653,525.40
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*Value Represents Construction Contingency
 **Value Represents Adjusted Pencil for May

PROJECT STATUS

May 2018 Progress

- PMA Performed OPM Duties (i.e. contract document compliance verification, project controls, real-time issues ID and resolution, update TRC on potential changes in the work, etc.)
- Designer Continued Construction Administration (i.e. submittals, RFIs, weekly site visits, QA/QC, etc.)

- Final Painting Activities Continued Through B & C Wings
- Architect Began Punch List in A Wing Classrooms
- Continued Installation of Resilient Flooring Throughout Main Corridor
- Gymnasium Floor Installed and Finishing Began
- Monthly Commissioning Meetings with All Subs
- MEP Startups & Testing and Balancing Began
- Walkthroughs with AHJ's Began

June 2018 Forecasted Items

- Complete Installation of Gymnasium Wall Pads and Finish Game Lines on Wood Floor
- Complete Installation of Roof Edge/Metal Panels/Barrel Roofs
- Complete Final Painting in All Areas, Including Touch Up
- Programming of Lighting Schedule and Testing with Owner

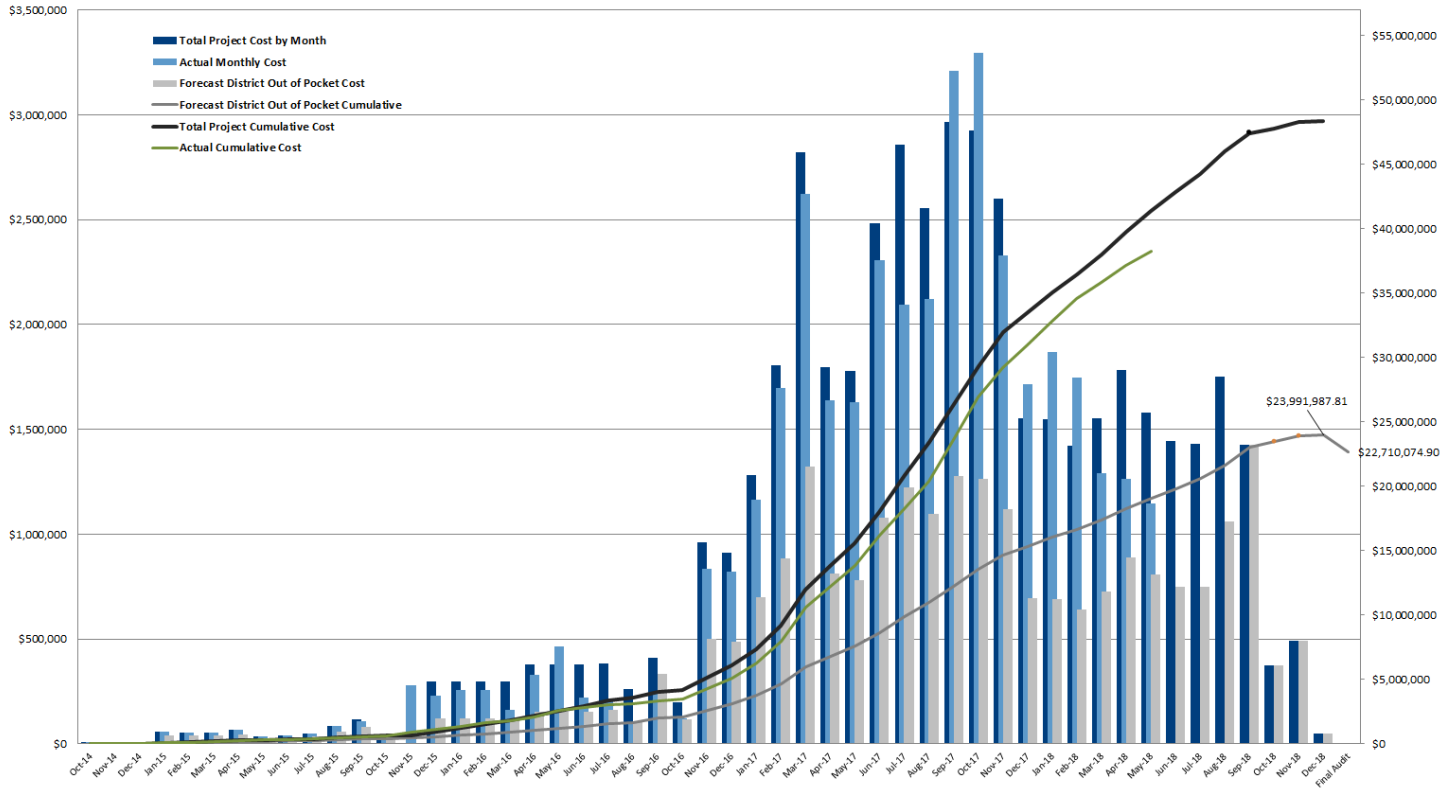
- Complete Installation of Water Treatment System
- Complete All Testing & Balancing of all RTU's
- General Contractor to Have All Areas of Building Ready for Architect to Complete Punch List
- Continue Commissioning Meetings and Testing Activities
- Continue Site Work Around Building & Prepare for Irrigation Pump Startup

Town of Carver, MA

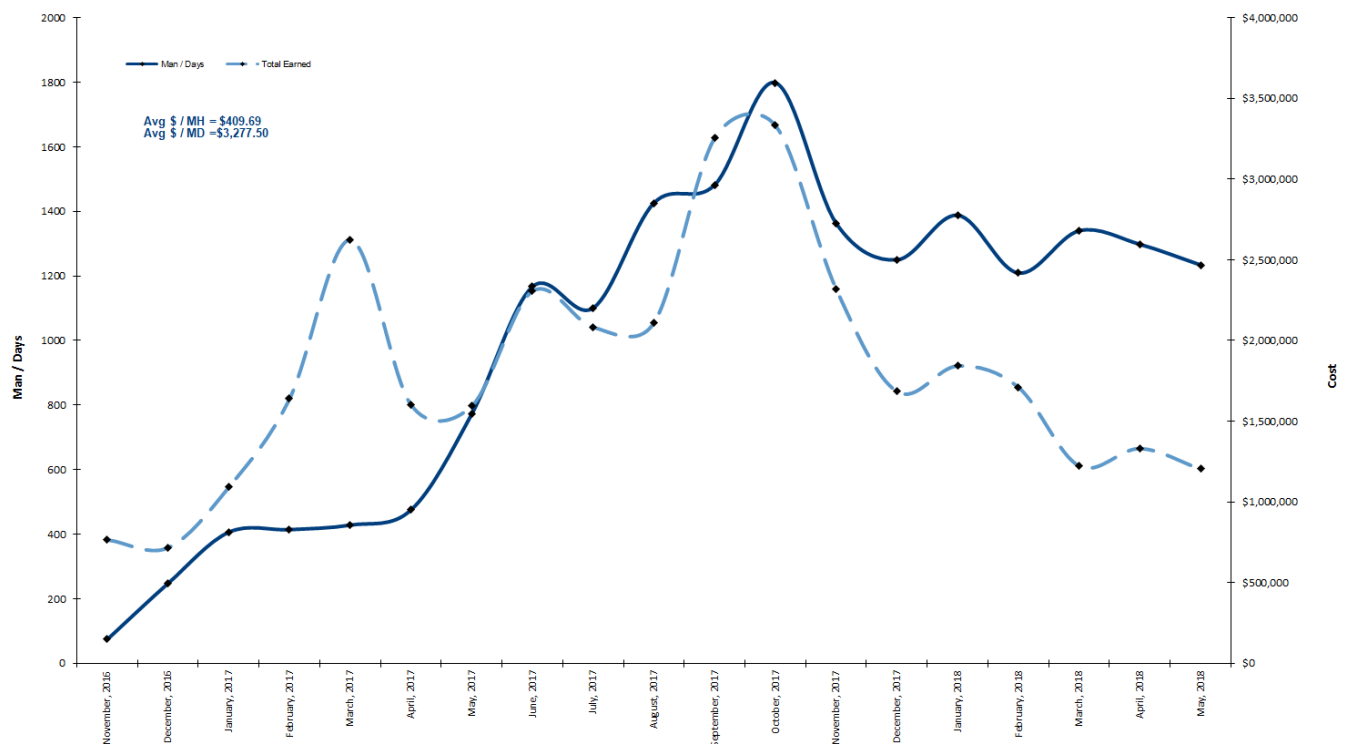
Carver Elementary School

PROJECT CASHFLOW PROJECTION

Carver Cashflow Projection - \$48.35M TPB (Adjusted at PFA Bid Amendment)



MANPOWER VS. COST ANALYSIS



Town of Carver, MA

Carver Elementary School

MILESTONE DATES

Milestone Dates	Forecast	Actual	Status	Schedule Notes
Notice to Proceed (NTP)	03Oct16	03Oct16	✓	Complete
Steel Topping Off	04May17	30Mar17	✓	Completed Ahead of Schedule
Area 'A' Roof Tight	18Jul17	23Jun17	✓	Completed Ahead of Schedule
Area 'B' Roof Tight (374)	02Aug17	26Jul17	✓	Completed
Area 'C' Roof Tight (394)	30Aug17	11Sep17	✓	Completed
Drywall Gymnasium Complete (837)	06Feb18	07Feb18	✓	Completed
HVAC Roof Top A/B/C Startup (870)	25Apr18	25Apr18	✓	Completed
Phase 1 Substantial Completion	22Jun18			On Target
Students & Teachers Return	27Aug18			On Target
Phase 2 Substantial Completion	30Nov18			On Target

CHANGE MANAGEMENT – POTENTIAL CONTINGENCY UTILIZATION

Town of Carver, Massachusetts
Carver Elementary School

PMA Construction Change Authorization Log

Key: Approved Under Review Rejected Pending

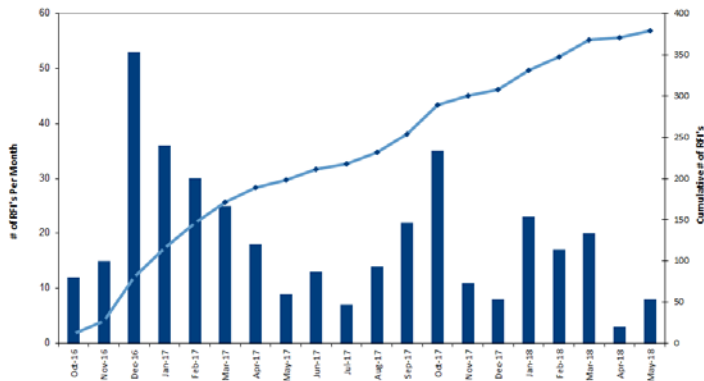
PCO	Issued By/For	Description	Proposed Cost	Pending Cost	Approved Cost	DELTA (final vs initial)	PMA Notes	Ball in Court
#058	Rustic	ASI #26 change fire protection back to upright head in gym	\$863.60	\$863.60	\$0.00	\$0.00	CTA submitted costs on 7/26/17 from Rustic, Per 7/27/17 meeting with TRC this cost is hold pending final resolution. PMA sent comments to CTA on RFI #266 answered on 10/26/17. CTA submitted costs for this issue on 3/14/18. See Specification 011400-6, §3.2.6 A201, Specification 002113-4 1.7 B, SCOPE IS RFI response on 9/29/17, CTA submitted costs on 10/20/17, HMFH/GGD reviewing, PMA sent response to CTA on 11/9/17.	CTA
#073	Silktown	Silktown roofing section 76200 scope ownership	\$280,420.87	\$280,420.87	\$0.00	\$0.00		CTA
#084	Silktown	RFI #253 Response to C Canopy Roof	\$935.95	\$935.95	\$0.00	\$0.00		CTA
#142	RBO, Total Irrigation, Don Martin	PR #65 - Landscape revisions for future walking path	\$36,561.19	\$15,000.00	\$0.00	(\$21,561.19)	PR #65 issued on 4/9/2018, CTA sent draft price on 4/20/18, HMFH to re-issue PR, PCO 142 to be voided	HMFH
#144	Araujo	PR #68 - Revisions to plumbing water service piping	\$25,125.23	\$5,000.00	\$0.00	(\$20,125.23)	PR #68 issued on 5/7/18, PMA/HMFH reviewing. Araujo piping incorrect in field to date. PR reissued to match field condition with clarification for control	CTA
#147	Complete Irrigation	PR #69 Irrigation Layout in Courtyards Add-Alt	\$24,461.64	\$24,461.64	\$0.00	\$0.00	PR #69 issued 5/11. PCO #147 rec'd 5/16. HMFH reviewing	HMFH
#147TBD	Complete Irrigation	PR #69R1 Credit for Irrigation Near Rt58 / XFMR	(\$5,000.00)	(\$5,000.00)	\$0.00	\$0.00	Pending SK from HMFH	HMFH
#148	WJGEI	PR #70 Additional Master Pull Station and Strobe	\$2,396.88	\$2,396.88	\$0.00	\$0.00	Confirmed via walk with CFD on 5/1, HMFH to issue sketch, PR #70 issued on 5/11/18, CTA submitted costs on 5/24/18. 5/24 TRC voted to approve (DS/SK), authorized to perform on premium time if that is an option.	PENDING

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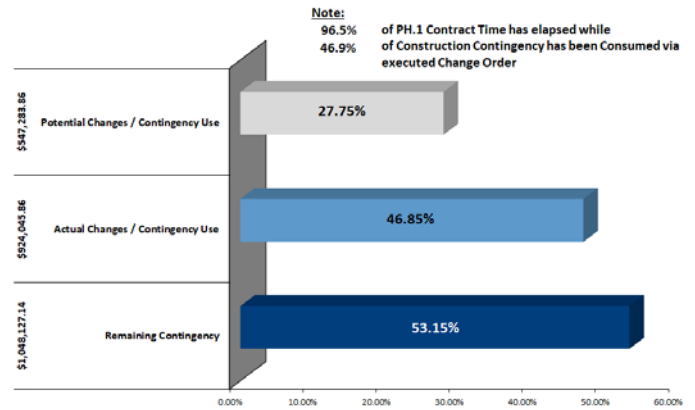
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GRAPHS & DATA

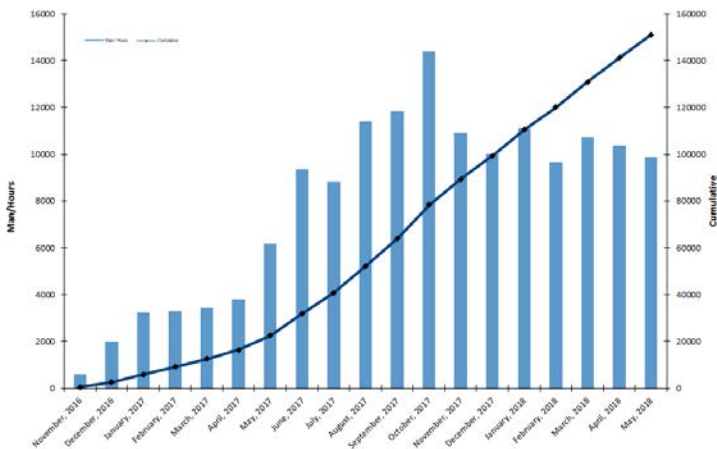
REQUEST FOR INFORMATION (RFIs)



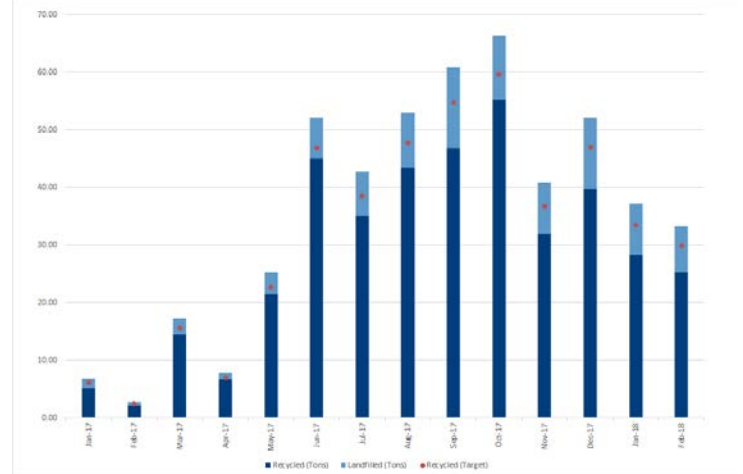
CONTINGENCY UTILIZATION



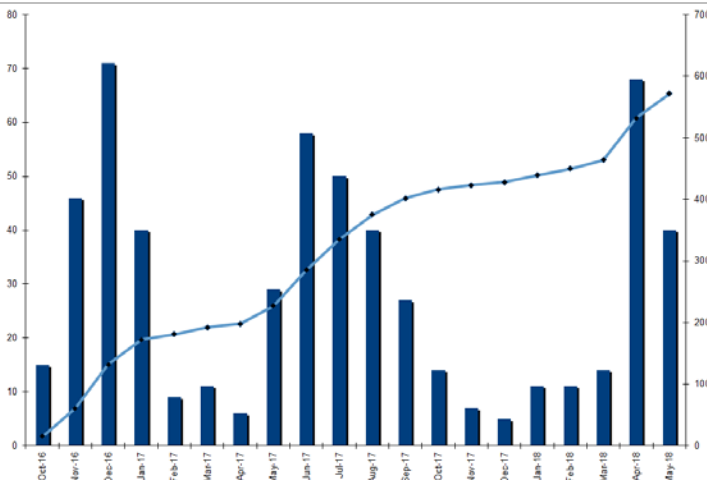
MONTHLY MANPOWER



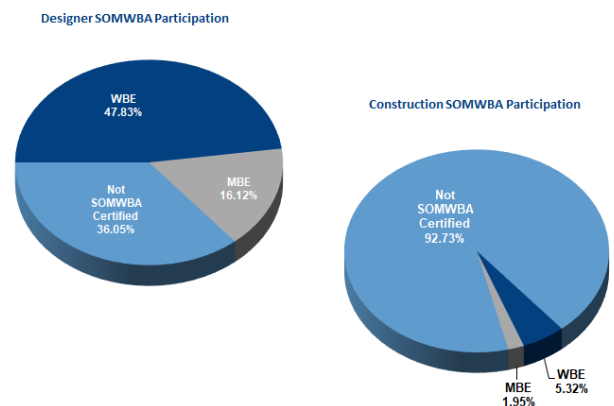
NE-CHPS WASTE MANAGEMENT



ECONOMIC IMPACT – WORK FORCE EMPLOYED TO DATE



MBE/WBE PARTICIPATION



Town of Carver, MA
Carver Elementary School

PROJECT PHOTOGRAPHS

Front Entry Plaza/Canopy/Cafeteria Curtain Wall Concrete Install



Playground Structure and Sub Grading Prior to Resilient Surface



Installation of Wood Floor at Gymnasium



Spreading Loam at Northwest of Site



Typical Bathroom Fixtures and Tile



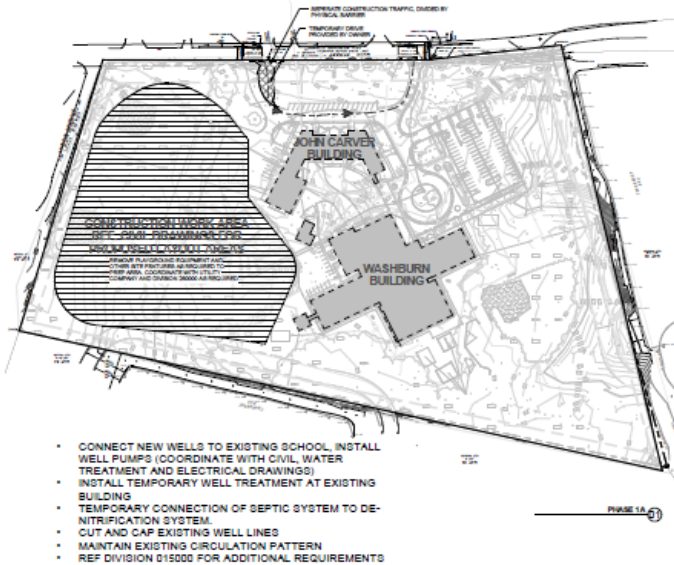
Book Collection Millwork Installation



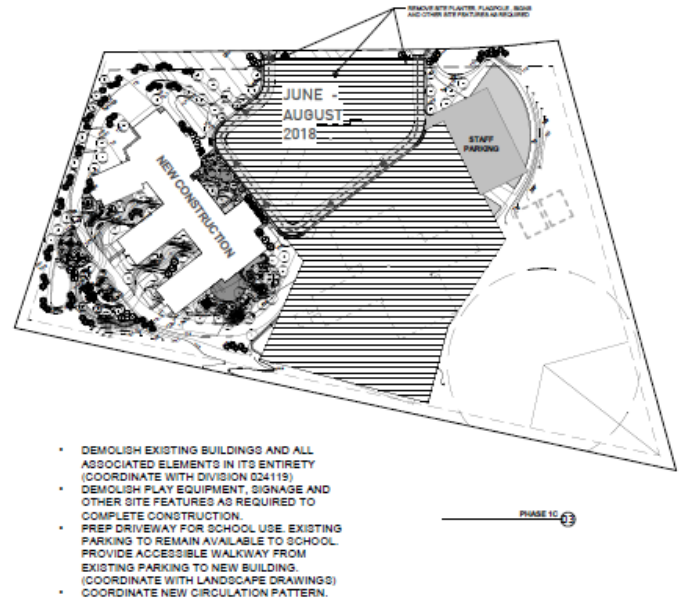
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PROJECT PHASING

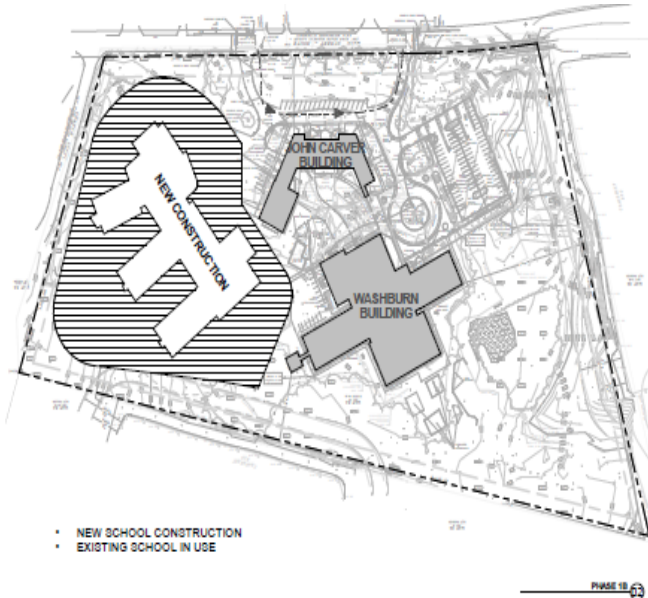
PHASE 1A: WELL CONNECTIONS



PHASE 1C: JUNE 2018 – AUGUST 2018



PHASE 1B: CONSTRUCTION OF NEW SCHOOL



PHASE 2: AUGUST 2018 – NOVEMBER 2018

