

April 14, 2021

P.O. Box 727
 200 Stanley Street
 New Britain, CT 06050
 office 860.229.3755
 fax 860.225.3617

Town of Newington
 New Town Hall & Community Center

Subject: **Downes Building Committee Agenda**

1. Project Update

A. Project Financial Summary

Original GMP	\$27,760,989.00
Approved Change Order Requests	<u>\$ 1,005,844.16</u>
Total Revised GMP	\$28,766,833.16
Pending/Approximate Change Order Requests	<u>\$ 0.00</u>
Total Anticipated Final GMP	\$28,766,833.16
Construction Manager's Construction Contingency	\$ 831,809.00
Approved COPs	\$ 748,126.52
Pending COPs	<u>\$ 83,682.48</u>
Remaining CM Contingency	\$ 0.00 w/GMP Above
Owner's Contingency	\$ 868,405.00 (reconciled w/town 1/28/20)
Approved	\$ 868,286.08 (reconciled w/town 7/16/20)
Pending Construction COPs	\$ 0.00
Approx. Cost	\$ 0.00
Pending Soft Cost COPs	<u>\$ TBD</u>
Remaining Owner Contingency	\$ 118.92 (Excludes Day 2 Work)
Owner's Soft Cost	\$1,706,810.00
Approved Change Order Requests	\$ 0.00
Pending/Approximate Change Order Requests	<u>\$ 0.00</u>
Revised Owner's Soft Cost	<u>\$1,706,810.00</u>
CIP Funds Available	\$ 326,556.88
Additional CIP Funds	\$ 96,983.82
Approved	\$ 272,136.75
Pending COP's	\$ 97,807.74
Approx. Cost	<u>\$ 10,692.65</u>
Remaining CIP Funds	\$ 42,903.56 (Excludes Day 2 Work)
Total Project Budget	\$30,473,762.80
Current Budget in Place	\$28,818,358.00

B. Schedule Update

I.) Work Completed

- Phase 2 - Building envelope at PD
- Phase 2 - Parking lot light fixtures including lower lot at PD
- Phase 2 - Prep / placement of concrete sidewalks along Garfield Street
- Phase 2 - Fine grading for new parking lot
- Phase 2 – Plantings, substantially complete
- Previously approved change order work (food pantry cooling)

II.) Work In Progress

- Phase 2 – binder course
- Remaining Owner/Architect's punch list items (gym / new town hall exterior)

III.) Work to Start

- Phase 2- Balance of plantings (within new islands)
- Phase 2 – Top course
- Phase 2 – Line striping / signage / site furnishings
- Phase 2 – Hydro-seeding
- Balance of pending change order work

IV.) Other Critical Items/Milestones

- “Day 2 Work”, see list of items included
- Final demobilization

2. Action Items

- a. Change Order Proposals for Approval
- b. Pending Revisions/Orders of Magnitude (owner's contingency)
- c. Pending Revisions/Orders of Magnitude (CIP funds)
- d. Rejected COP's
- e. Requisition Approvals
- f. Day 2 Work Review for discussion only

a. COP's for review and approval:

- COP #339 – Extend GC's / project req'ts, \$0 (CM Contingency)
- COP #369 – Winter conditions partial costs, \$0 (CM Contingency)

Total: \$0 (CM contingency)

b. COP's for review and approval:

- COP #266 – Installation labor for flagpole brackets, flagpoles, \$10,617.65
- COP #369 – Phase 2 – winter conditions, \$53,148.32
- COP #371 – Phase 2 – infill west side opening with brick, \$7,005.45
- COP #372 – Phase 2 – Roof repair at PD, \$15,409.97
- COP #373 – Phase 2 – EIFS repair due to existing conditions, \$4,103.00
- COP #374 – Reconcile drywall allowance, (\$687.48)
- COP #376 – Phase 2 - Asphalt Curbing to separate turf from lot, \$4,422.60
- COP #377 – Phase 2 - Raise condensate piping to install new roof, \$3,788.23

Total: \$97,807.74 (CIP funds)



c. Orders of Magnitude/Pending Revisions – Monthly Budget & Contingency Pending Reports will be included in the Monthly Report for all COP's that are pending.

- COP #355 – Bond reconciliation for various trades, \$8,463.00 ROM
- COP #378 – PR#122 – PD item required for final CO, \$13,984.95 ROM
- COP #379 – Floor base at PD, \$528.94 ROM
- COP #380 - Credit for plantings no longer required, (\$2,000.00) ROM
- COP #381 – Handicap signs for lower lot, \$1,057.88 ROM
- COP #382 – Reconcile original site work contract line item, (\$5,000.00) ROM
- COP #383 – Reconcile dumpster/temp toilet allowance, (\$4,900.00) ROM
- COP #384 – Reconcile painting contract line item, (\$2,500.00) ROM

Total: \$10,692.65 (CIP funds)

d. Rejected COP's

- Parapet detail at gymnasium, \$1,721.00
- Additional framing for duct sock, \$3,703.00
- Additional sidewalk along east side of gym, \$32,482.90
- Extend Mazzoccoli Way to Cedar w/right turn only, \$46,431.82
- Operable partition for daycare, \$28,245.00
- New AC unit /condensor /relocate existing AC for NCTV, \$25,000.00
- Credit modular retaining wall, \$0 (CM contingency)

e. Requisitions:

- March 2021 requisition processed. Approx. \$378k balance to finish (excludes retainage)

f. “DAY 2” Work Items For Discussion (Excluded from current project budget)

- COP #331 - Irrigation system, \$35,000.00 ROM
- COP #333 - Cx Clarifications, \$2,116.00 ROM
- COP #343 – Isolators for RTU compressor, \$TBD (Need design info)
- COP #349 - Dry chemical system for data rooms, \$60,000.00 ROM
- COP #350 - Privacy screen inside men's room, \$2,200.00, ROM
- COP #351 - FRP in custodial closets, \$2,200.00 ROM
- COP #366 – Art Room Cooling Issues, \$16,500 ROM
- COP #379 – Add floor base inside PD, \$500 ROM

Total: \$118,516.00