

CITY OF NEWTON

IN BOARD OF ALDERMEN

PUBLIC FACILITIES COMMITTEE REPORT

WEDNESDAY, FEBRUARY 22, 2012

Present: Ald. Salvucci (Chairman), Albright, Gentile, Crossley, Danberg, Laredo, and Lappin

Absent: Ald. Lennon

Also present: Ald. Baker, Blazar, Hess-Mahan, Kalis, Linsky, Merrill, and Sangiolo

City staff present: Lou Taverna (City Engineer), David Turocy (Commissioner of Public Works), and Josh Morse (Facilities and Operations Supervisor; Public Buildings Department)

#41-12 NATIONAL GRID petitioning for a grant of location to install and maintain approximately 125 feet of gas main easterly from the existing 4" gas main at the intersection of Broken Tree Road to provide service to 131 Old Farm Road.

ACTION: **PUBLIC HEARING CONTINUED TO MARCH 7, 2012**

NOTE: The above item was docketed without the plans and paperwork, as the property owner of 131 Old Farm Road has a failing oil burner that regularly shuts off and does not immediately restart. Unfortunately, National Grid was unable to supply the plans and paperwork for the project within a timeframe that allowed for notification of property owners. Therefore, the public hearing was continued to March 7, 2012.

#49-12 HIS HONOR THE MAYOR requesting modification of the layout of ELM ROAD in Newtonville between Lowell Avenue and Walnut Street including relocation, widening, and discontinuance of portions of ELM ROAD as follows:

- a) 33,456 sq. ft. of Elm Road to be relocated along the northern boundary of the school property adjacent to Russell Court from Walnut Street toward Kimball Terrace.
- b) Elm Road from Lowell Avenue to Kimball Terrace to be widened, adding 18,835 sq. ft. in area to accommodate the current physical roadway layout.
- c) 22,657 sq. ft. of Elm Road from Kimball Terrace to Walnut Street to be discontinued in its current layout as it lies beneath the new school. [02/13/12 @ 3:57 PM]

ACTION: **APPROVED 7-0**

NOTE: City Engineer Lou Taverna explained that the City has already completed all the necessary modifications to Elm Road during the construction of the new high school, including the relocation and widening of portions of the roadway. In addition, a portion of the roadway shown on the existing plan needs to be abandoned, as it runs under the high school. All of the modifications that occurred are in the public way or located on City property and meet all of the engineering, design and construction standards of the City.

The attached plan illustrates the location of the roadway widening, the relocated portion, and the portion to be discontinued. If the Board of Aldermen approves the roadway modifications, the layout plan would be filed with the Registry of Deeds for Southern Middlesex County.

The public hearing was opened and Steven Shufro, 20 Blithedale Street, stated that he supports the item, as long as there are no further modifications to Elm Road. Mr. Shufro is also a member of the Newton North Liaison Committee. Ralph and Priscilla Stanley, 11 Kimball Terrace asked if there were any changes planned for Elm Road in the near future. Mr. Taverna stated that there would not be any construction changes to Elm Road in the near future. Ms. Stanley inquired if additional busses would be using Elm Road. Elm Road will accommodate the same number of busses as it does today and has for the past year. The public hearing was closed, as no one else from the public wished to comment.

It was suggested that the Newton North Liaison Committee be informed of the item in order to answer any questions the neighborhood may have related to the relocation, widening, and discontinuance of portions of Elm Road. With that, Ald. Albright moved approval of the item, which carried unanimously.

#50-12 ROBERT CICCETTI, 44 Oak Street, petitioning for a common sewer to be constructed in OAKDALE ROAD from a sewer manhole in WALNUT HILL ROAD 125' ± easterly through a proposed 20' wide easement in OAKDALE ROAD to a proposed sewer manhole to provide service to a new building on Oakdale Road. [02/13/12 @ 3:57 PM]

PETITIONER TO PAY ENTIRE COST

ACTION: HELD 7-0

NOTE: Civil Engineer and Land Surveyor Verne Porter presented the petition for a sewer main extension of behalf of the petition Mr. Robert Cicchetti. The petition also includes a request to accept an easement for the proposed sewer main extension. Mr. Porter explained that originally the petitioner received a building permit to convert an existing garage to a single family home. However, the building permit was rescinded (see attached e-mail) after it was determined that the lot is non-compliant and at the very least would require a variance from the Zoning Board of Appeals to convert the garage.

The petitioner would like to go forward with the sewer petition to provide sewer service to the existing garage. The garage has an existing water service, which was installed in 1927. Mr. Porter pointed out that the water service should not have been installed without the sewer service. The sewer service would complement the water service and the property owner may install a bathroom in the garage, which would comply with the city's zoning code.

The public hearing was opened and Sergey Broude and Nina Bogdanovsky, 32 Walnut Hill Road, raised concern that if the petitioner receives approval of the sewer main extension, it would make it easier for him to receive the necessary variance to develop the lot. Ms. Bogdanovsky is very concerned that the lot could be developed, as it would block the view of the

conservation land next door to Mr. Cicchetti's lot. When Mr. Broude and Ms. Bogdanovsky purchased their home, they visited City Hall and were told the lot was unbuildable. Mr. Broude provided the attached pictures of the lot taken from his property.

Mr. John Holohan, 26 Waban Hill Road is very concerned that if the sewer petition is granted, it will be the first step to getting a variance to build a single-family home on the lot. Sharon Gorberg, 26 Walnut Hill Road is concerned that there was a for sale sign located on the property advertising a single-family home with contact information. She also inquired about the excavation of Oakdale Road. The road is a private way in poor shape and the excavation could make it much worse. It was explained that the permit for the sewer would require the petitioner to restore the road to a condition that is the same as or better than the existing roadway. The sewer would take approximately two weeks to install. Mr. Jeff Hurwitz, 71 Oakdale Road, added that he would like to understand how a building permit was issued for the lot. Mr. Hurwitz would like to purchase the lot to provide additional parking in the neighborhood. All the neighbors at the public hearing were opposed to the sewer.

The Chair explained that if Mr. Cicchetti wishes to develop his lot, he would need to petition the Zoning Board of Appeals. The Zoning Board of Appeals will hold a public hearing on the petition and neighbors will have an opportunity to speak on the petition.

Committee members would like an opinion from the Law Department regarding whether the sewer petition can be denied and if there would be any ramifications related to a denial. It was suggested that the petitioner might want to consider withdrawing the sewer petition until a decision is reached regarding the development of the property. With that, a motion to hold was made, which carried unanimously.

REFERRED TO PROG & SERV, PUBLIC FACIL. AND FINANCE COMMITTEES

- #367-10 HIS HONOR THE MAYOR requesting authorization to appropriate an amount not to exceed five million dollars (\$5,000,000) from bonded indebtedness for the following:
- (B) installation of up to six modular classrooms at five elementary schools as well as the addition of permanent classrooms and renovations to the core of F.A. Day Middle School. [11/29/10 @ 3:23 PM]
 - (A) \$75,000 for site plan work for 1 modular at Horace Mann, 2 at Zervas, and 1 at Burr was approved on December 20, 2010.
 - (B1) \$923,375 for installation of 4 modulares was approved on July 11, 2011
 - (B2A) \$86,545 for additional expenses related to the construction and installation of modular was approved on November 21, 2011.
 - (B2B) \$102,117 for design of sprinkler systems at three elementary schools was approved on November 21, 2011.
 - (B2C) Six hundred forty-three thousand five hundred dollars (\$643,500) of the remaining \$3,812,963 for the design and other related expenses associated with the building renovations to F.A. Day Middle School was approved on December 19, 2011.

#367-10(B2) – \$3,169,463 (remaining balance) for renovations to the core of F.A. Day Middle School and sprinkler systems.

NOTE: *Item amended as shown below to reflect the following requests for funding from the remaining \$3,169,463:*

#367-10(B2D) – One million four hundred seventy-four thousand one hundred ninety-four dollars (\$1,474,194) of the remaining \$3,169,463 for the purpose of funding construction, construction administration and related expenses for the sprinkler system installations at the Burr, Zervas, and Horace-Mann Elementary Schools.

PROGRAMS & SERVICES APPROVED 3-0-3 (Blazar, Linsky, Sangiolo abstaining) on 02/22/12

ACTION: **APPROVED 7-0**

NOTE: Facilities and Operations Supervisor Josh Morse presented the request for funds to administer and construct sprinkler systems in the Burr, Zervas, and Horace Mann Elementary Schools. The request is to use \$1,724,194 from the remaining \$3,169,463 to fund the projects. The original request from the Mayor dated February 13, 2012 was for \$1,196,883, which was based on an earlier estimate. The request was modified on February 17, 2012, as there was a more accurate construction estimate due to more complete design of the project. The estimate is based on the sprinkler installation, project administration, accessibility improvements, identified hazardous materials, and extensive ceiling demolition and restoration. Since that estimate was provided, the Public Buildings Department has met with the architect and it was determined that \$250,000 for painting sprinkler pipes could be eliminated. The pipes are not going to be located in a corrosive environment and the paint is for aesthetics. The attached construction cost estimate provides detailed costs for each part of the project.

The attached handout on the project provides further details on the estimate. Much of the increase in cost is related to the extensive ceiling work required at two of the schools. The original estimate of \$1,196,883 was based on running the entire sprinkler pipe exposed, which is the most cost effective type of installation. Unfortunately, it is not possible to run all of the piping exposed at two of the schools. The schools have solid plaster ceilings that require large portions of the ceilings be removed and replaced in order to hang pipe during the sprinkler installation. In addition, there is also asbestos in the ceilings that will need some type of abatement. Mr. Morse does not believe that the asbestos will require major abatement. At this point, it appears that abatement will mostly consist of encapsulation, as it appears that none of the asbestos is the sprayed-on type.

The handout also included a timeline of the project. The state has mandated that the sprinklers be installed by September 1, 2012. The project is expected to go out to bid on March 16, 2012. The contract should be awarded and executed on April 13, 2012. On April 16, 2012, the contractor would get field measurements, which would be during school vacation. The installation would take place over the summer at all three schools. If the project runs into the school year, there will be substantial cost increases, as the work would need to be done on a second shift to avoid conflict with students and teachers. It is very important that the timeline be followed by meeting all deadlines. There was a question regarding whether it would be reasonable to seek an additional one-year extension, as the sprinkler installations are large-scale

projects at three schools, which would be running simultaneously. Mr. Morse responded that it is unlikely that the State Fire Marshall would grant an additional extension before the City had even attempted to meet the original deadline. In addition, the cost of the project would rise due to the extension of time.

The Public Buildings Department has many projects to manage but there are two new project managers within the Department. The Public Buildings department is also discussing the possibility of including a third project manager in the new budget. The management of this project will be a collaborative effort and Mr. Morse will take the lead on the sprinkler installations. There will also be site supervisors and a project manager at each elementary school provided by the contractor. The RDK Architects will also provide assistance to manage the project. The Public Buildings Department, the architect, and contractor will have weekly construction and progress meetings.

There are accessibility improvements that will need to be made because of the projects. The Public Buildings Department is still investigating to determine the scope of the improvements. There is approximately \$13,000 in the estimate to cover accessibility improvements; however, there may need to be as much as \$250,000 worth of improvements to meet the accessibility requirements. \$150,000 for accessibility improvements at the Horace Mann School were included in the Capital Improvement Program and recently approved by the Board of Aldermen, which will be used to meet some of the requirements. The Public Buildings Department is also looking at getting waivers to extend the time requirements from the Architectural Access Board.

Members of both Committees voiced concern that the City is putting money into schools that may be replaced in the near future. Mr. Morse explained that once the modular classrooms were installed, the requirement to sprinkle the entire building was triggered. The City must comply with the requirements of the state.

There were several questions regarding the impact to the Capital Improvement Program (CIP) due to the \$277,311 increase over the original estimated cost of \$1,196,883 and the impact if costs should rise. The City has received favorable bid prices on two CIP projects that have resulted in close to \$300,000 in savings that will be used to fund the increase in this project. There was also a request that the Administration provide a list of CIP projects that will be pushed forward as a result of increases in costs to both the F.A. Day Middle School Project and the modular classroom projects. Mr. Morse will provide additional information at the Finance Committee meeting.

Ald. Gentile moved approval of the request less the aforementioned \$250,000 for pipe painting in the Public Facilities Committee. The Public Facilities Committee voted unanimously to recommend approval of the \$1,474,194 for sprinkler construction, construction administration, and related expenses for the sprinkler system installations at the Burr, Zervas, and Horace-Mann Elementary Schools. Ald. Hess-Mahan moved approval of the \$1,474,194 in the Programs & Service Committee, which carried by a vote of three in favor and three abstaining for the information pertaining the impact on the CIP.

#367-10(B2) – \$ 1,695,269 (remaining balance) for renovations to the core of F.A. Day Middle School and sprinkler systems.

PROGRAMS & SERVICES HELD 6-0

ACTION: **PUBLIC FACILITIES HELD 7-0**

NOTE: The item was held without discussion.

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

#407-11 **HIS HONOR THE MAYOR** requesting authorization to appropriate and expend the sum of ninety thousand dollars (\$90,000) from bonded indebtedness for the purpose of purchasing a backhoe for the Department of Public Works. [10/31/11 @ 2:48 PM]

ACTION: **APPROVED 7-0**

NOTE: The request is for funds to replace an out of service backhoe. The backhoe was purchased in 1996 and is currently out of service. It would require \$20,000 worth of repairs to rehabilitate the machine. The Commissioner of Public Works, David Turocy, does not feel investing that much money into a backhoe that is well past its prime, is a wise investment. The Department of Public Works uses backhoes all year for construction and snow operations and they are critical to the department. Therefore, the out of service backhoe needs to be replaced.

The request was part of the Fiscal Year 2012 Capital Improvement Program but was not submitted with the other items, as the qualified bidder provided a bid price of \$97,000. Commissioner Turocy negotiated with the bidder, who agreed to bring the price down to \$93,500 with a prompt payment discount of 2%, which would bring the cost down to \$91,630.

Commissioner Turocy asked the Committee to amend the item to \$93,500. The Chair of Finance explained that the Board of Aldermen could not increase the request without a letter from the Mayor. Ald. Gentile moved the item at \$90,000, which carried unanimously.

REFERRED TO PUBLIC FACILITIES & FINANCE COMMITTEES

#89-11 **FINANCE COMMITTEE** recommending that **Sec. 29-72(b) Same— Assessments upon owners of estates passed by new sewers.** of the City of Newton Rev Ordinances, 2007, be amended to increase the fixed uniform rates assessed upon owners of all estates passed by new sewers to rates that more accurately represent the estimated average cost of installing such sewers. [03-07-11 @9:30 AM]

ACTION: **APPROVED 6-0-1 (Gentile abstaining)**

NOTE: The Department of Public Works is recommending that the ordinances be amended to allow the use of the uniform unit rate method. The City is currently assuming most of the cost of new sewer installations. Massachusetts General Law allows the City of Newton to assess up to 50% of the cost of sewer installation to property owners passed by the new sewer. The state only allows two methods of assessment. One method is the fixed uniform rate, which the City currently uses. Property owners are currently assessed \$1 per linear foot of property

frontage and \$.25 upon each square foot of area within a fixed depth of 125' from the street. Using this method, the City assumes between 80% and 90% of the cost of installing the sewer. The second method is known as the uniform unit rate method and is based on 50% of the actual construction costs of the new sewer. A uniform unit is considered to be a single unit of housing. For example, a single family home would be assessed one unit and a two-family home would be assessed two units. The assessments for each property the new sewer passes are determined by proportionally dividing 50% of the cost of construction based on the equivalent dwelling unit of estates passed by the new sewer. The other 50% is funded by the City, as required by ordinance and state law.

There are currently approximately 315 homes that are still on septic systems in the City. Most of the homes are in clusters located along the Charles River. The cost of these sewer constructions are going to vary depending on the location, the amount of ledge and soil conditions in the area of construction. Each of these properties would be assessed if a new sewer is installed, regardless of whether the individual property owners connect to the sewer system.

There was concern related to property owners who are assessed but do not connect to the sewer system. It is only necessary for one person to petition for a new sewer. It was pointed out that there is a public hearing held in the Public Facilities Committee on each sewer petition, which gives property owners the opportunity to voice their opinion on the sewer extension. In addition, the City is not obligated to install a new sewer except in the case of an emergency, such as a failing septic system. The City Engineer stated that the theory behind the assessment for new sewers is that they are benefit to all of the property owners.

It was stated that with the implementation of the proposed change in method, there would be a substantial increase in assessments compared to what property owners have been paying for new sewers. The Engineering Department provided the Committee with the attached comparison of the Aspen Avenue, Hawthorne Avenue and Studio Road estimates using the current method and the new method. Using the current method the average cost to those homeowners is between \$2,000 and \$3,000. In the proposed methodology, the assessment would be \$11,764 per housing unit.

Ald. Gentile understood the rationale for the increase in sewer assessments but is bothered that a property owner is charged for the sewer whether they connect or not. The property owner may have recently upgraded their septic system at a great deal of expense. The current assessments do not create much of a hardship for property owners but the new method is a very large increase, which does not seem equitable.

Ald. Lappin moved approval, which carried by a vote of six in favor and one abstention.

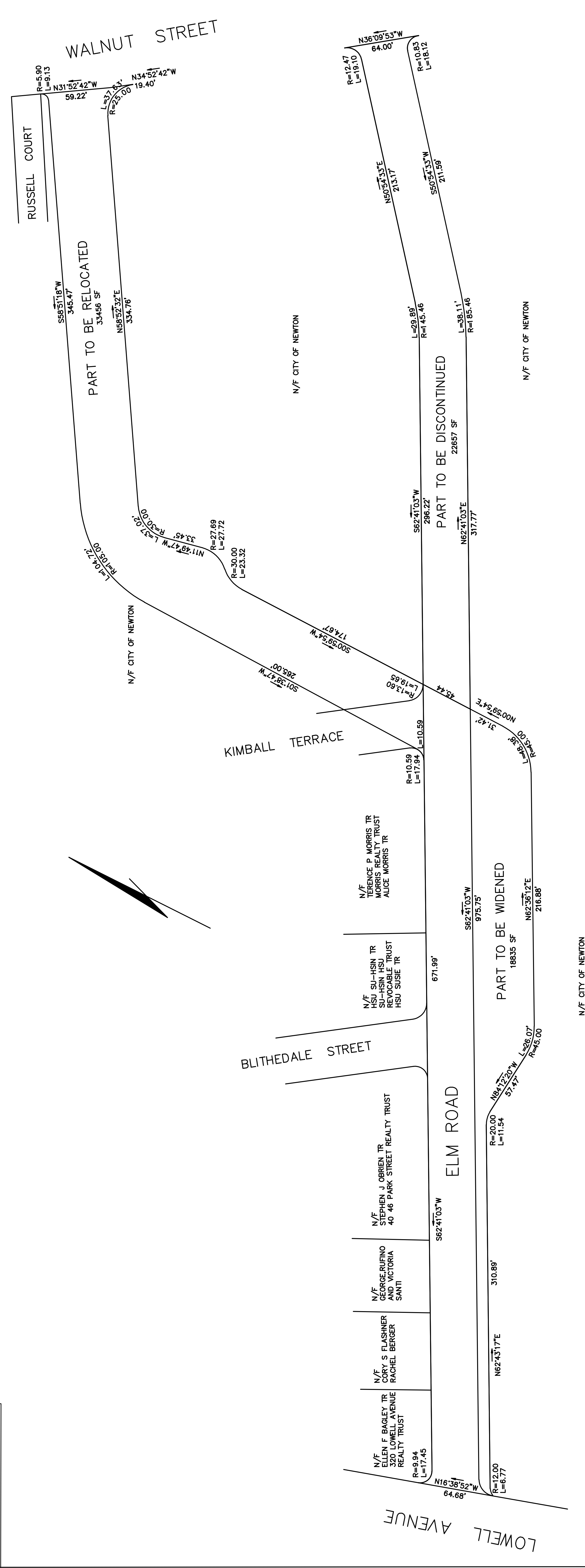
#280-11 ALD. SALVUCCI AND LINSKY requesting an amendment to Section 26-51 of the City of Newton Ordinances, 2007 – Public way improvements constituting specific repairs, to add the following design change text to paragraph 9a): “or any adjustment of the curbing that causes an intrusion into the roadway.” [09/20/11 @ 10:38 AM]

ACTION: NO ACTION NECESSARY 6-0 (Albright not voting)

NOTE: Public Works Commissioner David Turocy has agreed to implement an administrative process for all roadway design changes that result in an adjustment to curbing. The Commissioner of Public Works will inform the Chairman of Public Facilities Committee, who will inform the Ward Aldermen, if he deems the project a major change. If there are concerns regarding the design changes, the project will be brought to the Public Facilities Committee for discussion. A memo from Commissioner Turocy is attached, which outlines the process. The Committee was in agreement with the proposed administrative process; therefore, a motion for no action necessary was approved unanimously.

Respectfully submitted,

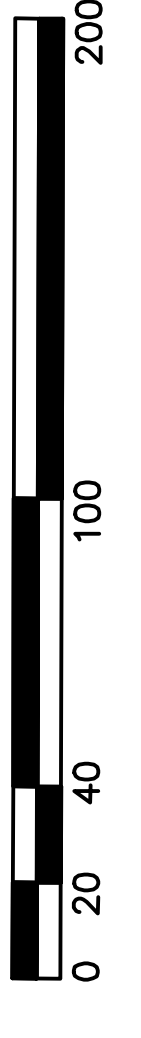
Anthony J. Salvucci, Chairman



I CERTIFY THAT THIS PLAN CONFORMS WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS

APPROVAL OF THIS PLAN UNDER THE SUBDIVISION CONTROL LAW NOT REQUIRED

CITY OF NEWTON
 MASSACHUSETTS
 ELM ROAD RELOCATION, WIDENING
 AND DISCONTINUANCE PLAN
 FEBRUARY 13, 2012 SCALE 1"=40'



LOUIS M. TAVERNA, P.E., CITY ENGINEER

Sullivan Shawna

From: "" <dnorton@newtonma.gov>
To: ssullivan@newtonma.gov
Date sent: Wed, 22 Feb 2012 15:48:50 -0500
Subject: 42 Oakdale Road
Priority: normal

Shawna;

I spent the better part of today researching the lot status of 42 Oakdale Road. After a long discussion with the Law Department it has been determined that the lot is non-compliant and the building permit that was issued was issued in error. That permit is now being rescinded. As far as the sewer line is concerned; if they want a line going to a garage then they can do that but in no way will this become a single family house without at least getting a variance from the Zoning Board of Appeals. If you need anything else just let me know.

David Norton
Zoning Enforcement Agent
ISD 1063





















Andover, MA
Boston, MA

Richard D. Kimball Company, Inc.
200 Brickstone Square
Andover, MA 01810-1488

P 978-475-0298
F 978-475-5768
W www.rdkengineers.com

CONSTRUCTION COST ESTIMATE - Newton Schools - Zervas, Mann & Burr

Project phase: Construction		Project: Newton Elementary Schools		Sheet 1 of 12			
Trade Specification Section: Summary		Zervas, Mann and Burr Schools		Date 2/23/2012			
By ram Checked By:		RDK Project Number: 20120013					
Description	Qty	Units	Material		Labor		Total
			Unit Cost	Total	Unit Cost	Total	
DIVISION 1 General Requirements			37,200	37,200	58,600	\$58,600	\$99,300
ACM Abatement (Estimated Work)	300	ea	100.00	30000			\$30,000
DIVISION 2 Sitework			27,738	27,738	24,732	\$24,732	\$52,470
DIVISION 3 Concrete							
DIVISION 4 Masonry							
DIVISION 5 Metals							
DIVISION 6 Carpentry							
DIVISION 7 Fire Proofing			5,370	5,370	6,930	\$6,930	\$12,300
DIVISION 8 Doors, Windows, Glass							
DIVISION 9 Drywall, Floors, Paint, Clgs.			165,717	165,717	231,235	\$231,235	\$396,952
DIVISION 10 Specialties							
DIVISION 11 Equipment							
DIVISION 12 Cabinets, Counters, Furnishings							
DIVISION 13 Special Construction							
DIVISION 14 Conveying							
Subtotal Division 1-14							\$591,022
DIVISION 15 Fire Protection			445,582	445,582	471,326	\$471,326	\$916,908
Plumbing							\$13,200
HVAC							
DIVISION 16 Electrical			8,675	8,675	8,400	\$8,400	\$17,075
Fire Alarm							\$63,425
Subtotal Division 15-16							\$1,010,608
Subtotal				\$ 720,282		\$ 801,224	\$1,601,630
General Contractors 5% Overhead and Bond on Sub Contracts (Division 1-14)							\$29,551
Subtotal							\$1,631,181
General Contractors 10% Profit on Sub Contracts (Division 1-14)							\$59,102
Subtotal							\$1,690,284
0% Contingency							
TOTAL							\$1,690,000

Building square footage's	132,300 sf
Attic Areas	0 sf
\$ PER SQ. FT	\$12.77

File Subbids

\$0	04001	Masonry Work	
\$0	05001	Miscellaneous Iron work	
\$0	09002	Tile	
\$0	09007	Painting	
\$13,000	15400	Plumbing	
\$0	15500	HVAC	
\$81,000	16000	Electrical	includes fire alarm

Work Attributed to MAAB upgrade

Zervas	\$4,400
Mann	\$4,400
Bur	\$4,400
Total:	\$13,200



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Andover, MA 01810-1488

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F 978-475-5768
W www.rdkengineers.com

CONSTRUCTION COST ESTIMATE - Newton Schools - Zervas, Mann & Burr

Project phase: Construction		Project: Newton Elementary Schools		Sheet			
Trade Specification Section: Division 1		Zervas, Mann and Burr Schools		2 of 12			
By: ram Checked By:		RDK Project Number: 20120013		Date			
				2/23/2012			
Description	Qty	Units	Material		Labor		Total
			Unit Cost	Total	Unit Cost	Total	
A. Job Organization							
Project Manager	12	wks			1,700	20,400	20,400
Field Superintendent	12	wks			2,100	25,200	25,200
Field Engineer							
Direct Labor Burden							
B. Field Engineering & other Services							
Survey & Site							
Construction Testing							
C. Travel Expenses							
Superintendents							
Freight & Handling							
D. Field Offices & Temp Bldg.	12	wks	200	2,400			2,400
Site Office							
Mobilization	1	ls	3,000	3,000	2,500	2,500	5,500
Storage Trailer and Sheds							
Phones	12	wks	200	2,400			2,400
Fax Line							
Utilities							
Toilets	12	wks	200	2,400			2,400
Water							
Office Supplies			1,000	1,000			1,000
E. Temp Utilities							0
Heat, Water, Lighting, Ventilation				3,000			3,000
F. Winter Protection							
Temp Heating Equipment							
Fuel							
Thawing Material							
Enclosures							
Snow Plowing							
G. Construction Equipment	8	wks	1,000	8,000			5,000
Small Power Equipment			2,000	2,000			2,000
H. Temp Construction							
Fencing & Barricades		In Sitework					
Site Signs							
Stairs & Ramps							
Traffic Control							
Dewatering							
Subtotal				\$ 24,200	\$ 48,100	\$ 69,300	



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Andover, MA 01810-1488

P 978-475-0298
F 978-475-5768
W www.rdkengineers.com

CONSTRUCTION COST ESTIMATE

Project phase: Construction		Project: Newton Elementary Schools		Sheet			
Trade Specification Section: Division 1		Zervas, Mann and Burr Schools		3 of 12			
By: ram Checked By:		RDK Project Number: 20120013		Date			
				2/23/2012			
Description	Qty	Units	Material		Labor		Total
			Unit Cost	Total	Unit Cost	Total	
I. Insurance	1	LS					12,000
Builders Risk							
Owners Protective Liability							
Umbrella Coverage							
Payment & Performance Bonds	1	LS	In 5% at front sheet				
J. General	1	LS	5,000	5,000	0	0	5,000
Building Permit							
Sewer, Water, Street Permits							
Reproduction							
Cutting/Patching							
OSHA/Safety Regs.							
K. Close-out & Cleanup	1	LS	3,000	3,000	8000	8,000	8,000
General & Daily							
Dumpster Rentals	5		1,000	5,000	500	2,500	5,000
Dump Fees							
Final Cleanup							
Punch List							
As Built Drawings							
Subtotal Page 1							\$ 69,300
Subtotal Page 2							\$ 30,000
Subtotal of Page 2				\$ 13,000	\$ 10,500		
Subtotal of Pages 1 & 2				\$ 37,200	\$ 58,600		\$ 99,300
SUB-TOTAL							\$ 99,300



Andover, MA
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Richard D. Kimball Company, Inc.
200 Brickstone Square
Andover, MA 01810-1488

P 978-475-0298
F 978-475-5768
W www.rdkengineers.com

CONSTRUCTION COST ESTIMATE - Newton Schools - Zervas, Mann & Burr

Project phase: Construction		Project: Newton Elementary Schools		Sheet			
Trade Specification Section: Division 2000		Zervas, Mann and Burr Schools		4 of 12			
SITEWORK		Fire Protection/Alarm Systems		Date			
By: ram	Checked By:	RDK Project Number: 20120013		2/23/2012			
Description	Qty	Units	Material		Labor		Total
			Unit Cost	Total	Unit Cost	Total	
Sitework							
Site Piping for Mann	400	LF	21	8,400	14	5,600	14,000
Excavation/Backfill	400	LF	5	2,000	15	6,000	8,000
2' wide x 8' deep trench							
Thrust Blocks/anchoring (blocks estimated at 3'x2')	4	ea	\$142	\$569			\$569
Repair grass & shrubery	600	SF	4	2,400	5	3,000	5,400
Repair Asphalt and sidewalks with concrete	100	SF	7	700	3	300	1,000
Site Piping to Veras & Burr	35	LF	21	735	14	490	1,225
Excavation/Backfill (piping)	35	LF	8	280	15	525	805
2' wide x 8' deep trench							
Thrust Blocks/anchoring (blocks estimated at 3'x2')	3	ea	\$107	\$320			\$320
Repair grass & shrubery	105	SF	4	420	5	525	945
Remove Asphalt Walks and Replace with Concrete	100	SF	8	800	3	300	1,100
Construction Barriers							
Temporary Fencing trench barricade	400	lf	2	800	3	1,200	2,000
Demolition							
DIVISION 2 - SHUTDOWN							
Shut down domestic service for switchover	3	ls	1,000	3,000	0	0	3,000
Remove existing Hydrants and piping, cap	0	ea	0.00	0.00	1000.00	0.00	0
New Hydrants	1	ea	2,500	2,500	2500	2,500	5,000
Asbestos Abatement	1	ls	0.00	0.00	0.00	0.00	0
ELECTRICAL SITE WORK - see diy 16000							
Subtotal				\$ 22,924	\$ 20,440		\$ 43,364
10% Overhead				\$ 2,292	\$ 2,044		\$ 4,336
Subtotal				\$ 25,216	\$ 22,484		\$ 47,700
10% Profit				\$ 2,522	\$ 2,248		\$ 4,770
TOTAL				\$ 27,738	\$ 24,732		\$ 52,470



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CONSTRUCTION COST ESTIMATE - Newton Schools - Zervas, Mann & Burr

Project phase: Construction		Trade Specification Section: Division 7000 Fire Proofing		Project: Newton Elementary Schools Zervas, Mann and Burr Schools Fire Protection/Alarm Systems		RDK Project Number: 20120013		Sheet 5 of 12
By: ram		Checked By:						Date 2/23/2012
Description	Qty	Units	Material		Labor		Total	
			Unit Cost	Total	Unit Cost	Total		
Caulking/Sealants/Etc.	1	ls	2,500.00	2,500.00	3,500.00	3,500	6,000	
Fire Proofing - Mechanical Room Pipe Penetrations	20	ea	41.00	820.00	49.00	980	1,800	
Fire Proofing - Electrical Penetrations	50	ea	41.00	2,050.00	49.00	2,450	4,500	
Subtotal				\$ 5,370		\$ 6,930	12,300	
10% Overhead				included in above				
Subtotal				5,370		6,930	12,300	
10% Profit				included in above				
TOTAL				5,370		6,930	12,300	

note - general fire caulking MEP is carried under each trade



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CONSTRUCTION COST ESTIMATE - Newton Schools - Zervas, Mann & Burr

Project phase: Construction		Project: Newton Elementary Schools		Sheet 6 of 12			
Trade Specification Section: Division 9000		Zervas, Mann and Burr Schools		Date 2/23/2012			
By: ram		RDK Project Number: 20120013					
Description	Qty	Units	Total		Labor		Total
			Unit Cost	Total	Unit Cost	Total	
Zervas							
Patch/paint walls	1	ls	5,500.00	5,500.00	12,000.00	12,000	17,500
Upgrade rear entrance door hardware	2	ls	1,500.00	3,000.00	1.50	3	3,003
Painting of pipe	8,000	ea	2.50	20000.00	4.50	36000.00	56,000
Zervas Subtotal							76,503
Mann							
New double swing doors and electric holds	2	ea	2,200.00	4,400.00	734.00	1,468	5,868
Patch/paint walls	1	ls	5,500.00	5,500.00	12,000.00	12,000	17,500
New doors and work in egress stair no 1	3	ea	2,130.00	6,390.00	1,400.00	4,200	10,590
New doors and work in egress stair no 2	3	ea	2,130.00	6,390.00	1,400.00	4,200	10,590
Ceiling Soffit - Upper floor slot removal and p	270	ft	26.00	7,020.00			7,020
Change door swings at classroom	1	ea	254.00	254.00			254
Upgrade door hardware	2	ls	1,500.00	3,000.00	1.50	3	3,003
Painting of pipe	#####	ea	2.50	29550.00	4.50	53190.00	82,740
Mann Subtotal							137,565
Burr							
Patch/paint walls	1	ls	10,000.00	10,000.00	24,000.00	24,000	34,000
New doors and work in egress stair no 1	3	ea	2,130.00	6,390.00	1,400.00	4,200	10,590
New doors and work in egress stair no 2	3	ea	2,130.00	6,390.00	1,400.00	4,200	10,590
Change door swings at stairs	2	ea	254.00	508.00			508
new rear exit canopy	1	ea	10,000.00	10,000.00	12,000.00	12,000	22,000
Upgrade door hardware	4	ls	1,500.00	6,000.00	1.50	6	6,006
Painting of pipe	#####	ea	2.50	35425.00	4.50	63765.00	99,190
Burr Subtotal							182,884
Subtotal				\$ 165,717		\$ 231,235	396,952
10% Overhead							included in above
Subtotal				165,717		231,235	396,952
10% Profit							included in above
TOTAL				165,717		231,235	396,952



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200 Brickstone Square
Andover, MA 01810-1488

P 978-475-0298
F 978-475-5768
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CONSTRUCTION COST ESTIMATE - Newton Schools - Zervas, Mann & Burr

Project phase: Construction		Project: Newton Elementary Schools		Sheet			
Trade Specification Section: Division 15300		Zervas, Mann and Burr Schools		7 of 12			
By: ram Checked By:		Fire Protection/Alarm Systems		Date			
RDK Project Number: 20120013		20120013		2/23/2012			
Description	Qty	Units	Material		Labor		Total
			Unit Cost	Total	Unit Cost	Total	
DIVISION 15300 - Fire Protection							
Zervas							
Fire Alarm Valves w/trim	1	ea	1000.00	1000.00	500.00	500.00	1,500
Sprinklers - Sidewall First Floor and Mechanical Room	180	ea	45.00	8100.00	27.00	4860.00	12,960
Sprinklers - Upright First Floor and Mechanical Room	120	ea	25.00	3000.00	27.00	3240.00	6,240
Sprinklers - Attics all attics	0	ea	55.00	0.00	40.00	0.00	0
Sprinkler Head cabinets - 1 per building	1	ea	100.00	100.00	100.00	100.00	200
Sprinklers - concealed spaces	0	ea	35.00	0.00	40.00	0.00	0
Mock up work in steel	1	ea	3500.00	3500.00	2500.00	2500.00	6,000
Fire valves/Stand pipes -none	0	ea	350.00	0.00	500.00	0.00	0
Fire Test valve station - 2-1/2 valves and hard connection	0	ea	1500.00	0.00	875.00	0.00	0
Coring - holes for main pipe runs	60	ea	25.00	1500.00	200.00	12000.00	13,500
Coring - holes for branch pipe runs	80	ea	17.00	1360.00	15.00	1200.00	2,560
Fire Stopping	140	ea	15.00	2100.00	25.00	3500.00	5,600
Escutcheons	280	ea	25.00	7000.00	12.00	3360.00	10,360
Zone Valves	1	ea	100.00	100.00	150.00	150.00	250
Flow switches	1	ea	50.00	50.00	100.00	100.00	150
Water Entrance	1	ls	2500.00	2500.00	1500.00	1500.00	4,000
Backflow preventer	1	ea	6000.00	6000.00	1500.00	1500.00	7,500
Post Indicator Valve	1	ea	1000.00	1000.00	150.00	150.00	1,150
8" piping - Underground	0	lf	52.00	0.00	35.00	0.00	0
4" piping - Underground	15	lf	52.00	780.00	35.00	525.00	1,305
Steel: 6" piping - Horizontal Distribution	0	lf	37.40	0.00	28.00	0.00	0
Steel: 4" piping - within building	1,000	lf	17.60	17600.00	17.00	17000.00	34,600
Steel: 3" piping - within building - distribution	400	lf	13.40	5360.00	15.12	6048.00	11,408
Steel: 1-1/2" to 2" piping - within building - floor distribution	3,600	lf	10.62	38214.00	11.54	41544.00	79,758
Steel: 1" piping - Rooms	1,500	lf	5.38	8068.50	7.29	10935.00	19,004
Piping to Concealed Spaces	0	lf	9.65	0.00	11.54	0.00	0
Galvanized Steel: 4" piping - within building - for dry system	0	lf	16.50	0.00	16.00	0.00	0
Galvanized Steel: 3" piping - attic dry systems	0	lf	15.40	0.00	17.00	0.00	0
Galvanized Steel: 2" piping - attic dry systems	0	lf	11.20	0.00	12.00	0.00	0
Galvanized Steel: 1" piping - attic dry systems	0	lf	7.70	0.00	9.00	0.00	0
Exterior Electric Bell and Wiring	1	ls	1500.00	1500.00	1800.00	1800.00	3,300
Site Pumper installation	1	ea	1100.00	1100.00	2500.00	2500.00	3,600
ACV and DPV	1	ea	2600.00	2600.00	1500.00	1500.00	4,100
Cleaning and Testing	1	ls	5000.00	5000.00	5000.00	5000.00	10,000
Zervas Subtotal							239,045
Mann							
Fire Alarm Valves w/trim	1	ea	1000.00	1000.00	500.00	500.00	1,500
Sprinklers - Sidewall	70	ea	25.00	1750.00	21.00	1470.00	3,220
Sprinklers - Upright	450	ea	25.00	11250.00	35.00	15750.00	27,000
Sprinklers - Attics all attics	0	ea	55.00	0.00	40.00	0.00	0
Sprinkler Head cabinets - 1 per building	1	ea	100.00	100.00	100.00	100.00	200
Sprinklers - concealed spaces	72	ea	35.00	2520.00	40.00	2880.00	5,400
Mock up work in steel	1	ea	3500.00	3500.00	2500.00	2500.00	6,000
Fire valves/Stand pipes -2 egress stair,3 floors,	6	ea	350.00	2100.00	500.00	3000.00	5,100
Fire Test valve station - (2) 2-1/2 valves and hard connection	3	ea	1500.00	4500.00	875.00	2625.00	7,125
Coring - holes for main pipe runs	40	ea	25.00	1000.00	200.00	8000.00	9,000
Coring - holes for branch pipe runs	10	ea	17.00	170.00	15.00	150.00	320
Fire Stopping	50	ea	15.00	750.00	25.00	1250.00	2,000
Escutcheons	100	ea	25.00	2500.00	12.00	1200.00	3,700
Zone Valves	6	ea	100.00	600.00	150.00	900.00	1,500
Flow switches	7	ea	50.00	350.00	100.00	700.00	1,050
Water Entrance	1	ls	2500.00	2500.00	1500.00	1500.00	4,000
Backflow preventer	1	ea	6000.00	6000.00	1500.00	1500.00	7,500
Post Indicator Valve	1	ea	1000.00	1000.00	150.00	150.00	1,150
8" piping - Underground	300	lf	52.00	15600.00	35.00	10500.00	26,100
6" piping - Underground	100	lf	52.00	5200.00	35.00	3500.00	8,700

Steel: 6" piping - within building	200	lf	37.40	7480.00	28.00	5600.00	13,080
Steel: 4" piping - within building	600	lf	17.60	10560.00	17.00	10200.00	20,760
Steel: 3" piping - within building - distribution	100	lf	13.40	1340.00	15.12	1512.00	2,852
Steel: 1-1/2" to 2" piping - within building - distribution	5,720	lf	10.62	60717.80	11.54	66008.80	126,727
Steel: 1" piping - Rooms	2,600	lf	5.38	13985.40	7.29	18954.00	32,939
Exterior Electric Bell and Wiring	1	ls	1500.00	1500.00	1800.00	1800.00	3,300
Site Pumper installation	1	ea	1100.00	1100.00	2500.00	2500.00	3,600
ACV and DPV	1	ea	2600.00	2600.00	1500.00	1500.00	4,100
Cleaning and Testing	1	ls	5000.00	5000.00	5000.00	5000.00	10,000
Mann Subtotal							337,923
<u>Burr</u>							
Fire Alarm Valves w/trim	1	ea	1000.00	1000.00	500.00	500.00	1,500
Sprinklers - Sidewall	190	ea	25.00	4750.00	21.00	3990.00	8,740
Sprinklers - Upright	380	ea	25.00	9500.00	35.00	13300.00	22,800
Sprinklers - Attics all attics	0	ea	55.00	0.00	40.00	0.00	0
Sprinkler Head cabinets - 1 per building	1	ea	100.00	100.00	100.00	100.00	200
Sprinklers - concealed spaces	0	ea	35.00	0.00	40.00	0.00	0
Mock up work in steel	1	ea	3500.00	3500.00	2500.00	2500.00	6,000
Fire valves/Stand pipes -none	0	ea	350.00	0.00	500.00	0.00	0
Fire Test valve station - 2-1/2 valves and hard connection	0	ea	1500.00	0.00	875.00	0.00	0
Coring - holes for main pipe runs	50	ea	25.00	1250.00	200.00	10000.00	11,250
Coring - holes for branch pipe runs	50	ea	17.00	850.00	15.00	750.00	1,600
Fire Stopping	100	ea	15.00	1500.00	25.00	2500.00	4,000
Escutcheons	200	ea	25.00	5000.00	12.00	2400.00	7,400
Zone Valves	2	ea	100.00	200.00	150.00	300.00	500
Flow switches	2	ea	50.00	100.00	100.00	200.00	300
Water Entrance	1	ls	2500.00	2500.00	1500.00	1500.00	4,000
Backflow preventer	1	ea	6000.00	6000.00	1500.00	1500.00	7,500
Post Indicator Valve	0	ls	15000.00	0.00	10000.00	0.00	0
8" piping - Underground	0	lf	52.00	0.00	35.00	0.00	0
4" piping - Underground	20	lf	52.00	1040.00	35.00	700.00	1,740
Steel: 6" piping - Horizontal Distribution	0	lf	37.40	0.00	28.00	0.00	0
Steel: 4" piping - within building	600	lf	17.60	10560.00	17.00	10200.00	20,760
Steel: 3" piping - within building - distribution	1,600	lf	13.40	21440.00	15.12	24192.00	45,632
Steel: 1-1/2" to 2" piping - within building - distribution on fl	6,270	lf	10.62	66556.05	11.54	72355.80	138,912
Steel: 1" piping - Rooms	2,850	lf	5.38	15330.15	7.29	20776.50	36,107
Exterior Electric Bell and Wiring	1	ls	1500.00	1500.00	1800.00	1800.00	3,300
Site Pumper installation	1	ea	1100.00	1100.00	2500.00	2500.00	3,600
ACV and DPV	1	ea	2600.00	2600.00	1500.00	1500.00	4,100
Cleaning and Testing	1	ls	5000.00	5000.00	5000.00	5000.00	10,000
Burr Subtotal							339,941
10% Overhead	included in above						
Subtotal				445,582		471,326	916,908
10% Profit	included in above						
TOTAL				\$ 445,582		\$ 471,326	\$ 916,908



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Andover, MA 01810-1488

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CONSTRUCTION COST ESTIMATE - Newton Schools - Zervas, Mann & Burr

Project phase: Construction		Project: Newton Elementary Schools		Sheet			
Trade Specification Section: 15400		Zervas, Mann and Burr Schools		8 of 12			
By: ram Checked By: Plumbing		Fire Protection/Alarm Systems		Date			
RDK Project Number: 20120013				2/23/2012			
Description	Qty	Units	Material		Labor		Total
			Unit Cost	Total	Unit Cost	Total	
DIVISION 15400 - Plumbing							
Zervas							
Handicap Bi-Level Water Cooler new	1	ea	2000.00	2000.00	2000.00	2000.00	4,000
Cleaning and Testing	1	ls	200.00	200.00	200.00	200.00	400
Zervas Subtotal							4,400
Mann							
Handicap Bi-Level Water Cooler new	1	ea	2000.00	2000.00	2000.00	2000.00	4,000
Cleaning and Testing	1	ls	200.00	200.00	200.00	200.00	400
Mann Subtotal							4,400
Burr							
Handicap Bi-Level Water Cooler new	1	ea	2000.00	2000.00	2000.00	2000.00	4,000
Cleaning and Testing	1	ls	200.00	200.00	200.00	200.00	400
Burr Subtotal							4,400
10% Overhead	included in above						
Subtotal				6,600		6,600	13,200
10% Profit	included in above						
TOTAL				\$ 6,600		\$ 6,600	\$ 13,200



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CONSTRUCTION COST ESTIMATE - Newton Schools - Zervas, Mann & Burr

Project phase: Construction		Project: Newton Elementary Schools		Sheet 9 of 12			
Trade Specification Section: 16000 Electrical		Zervas, Mann and Burr Schools		Date 2/23/2012			
By: ram Checked By:		RDK Project Number: 20120013					
Description	Qty	Units	Material		Labor		Total
			Unit Cost	Total	Unit Cost	Total	
DIVISION 16000 - Electrical Power and Lighting							
<u>Zervas</u>							
Normal Distribution							
Lighting/Gen. Purpose/Recps for EWC	1	ls	800.00	800	400.00	400	1,200
wiring to door operators	8	ls	400.00	3,200	300.00	2,400	5,600
Feeder Circuitry	100	lf	5.00	500	7.00	700	1,200
Normal Ltg/Egress Ltg/Exit Signage							
Exit Signage (new)	2	ea	175.00	350	300.00	600	950
Zervas Subtotal							8,950
<u>Mann</u>							
Normal Distribution							
Lighting/Gen. Purpose/Recps for EWC	1	ls	800.00	800	400.00	400	1,200
wiring to door operators	0	ls	400.00	0	300.00	0	0
Feeder Circuitry	100	lf	5.00	500	7.00	700	1,200
Normal Ltg/Egress Ltg/Exit Signage							
Exit Signage (new)	4	ea	175.00	700	300.00	1,200	1,900
Mann Subtotal							4,300
<u>Burr</u>							
Normal Distribution							
Lighting/Gen. Purpose/Outlet for EWC	1	ls	800.00	800	400.00	400	1,200
wiring to door operators	0	ls	400.00	0	300.00	0	0
Feeder Circuitry	100	lf	5.00	500	7.00	700	1,200
Normal Ltg/Egress Ltg/Exit Signage							
Exit Signage (new)	3	ea	175.00	525	300.00	900	1,425
Burr Subtotal							3,825
Subtotal				8,675		8,400	17,075
10% Overhead included in above							
Subtotal				8,675		8,400	17,075
10% Profit included in above							
TOTAL				8,675		8,400	17,075



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CONSTRUCTION COST ESTIMATE - Newton Schools - Zervas, Mann & Burr

Project phase: Construction		Project:		Sheet			
Trade Specification Section: 16300		Newton Elementary Schools		10 of 12			
By: ram Checked By: Fire Alarm		Zervas, Mann and Burr Schools		Date			
		Fire Protection/Alarm Systems		2/23/2012			
		RDK Project Number: 20120013					
Description	Qty	Units	Material		Labor		Total
			Unit Cost	Total	Unit Cost	Total	
DIVISION 16300 - Fire Alarm Systems							
Fire Alarm System							
<u>Zervas</u>							
Fire Alarm Circuitry New Points on Ext Sys							
Conductors/Cabling	1,200	lf	2.50	3,000	1.75	2,100	5,100
Conduit/Surfact-Mounted Raceway	1,200	lf	4.50	5,400	3.00	3,600	9,000
New Fire Alarm Devices							
Horn/Strobe Devices	15	ea	125.00	1,875	75.00	1,125	3,000
Smoke Detectors	0	ea	165.00	0	75.00	0	0
Manual Pull Stations	10	ea	80.00	800	75.00	750	1,550
Flow Switch	1	ea	100.00	100	75.00	75	175
Tamper Switch	4	ea	100.00	400	75.00	300	700
Fire Alarm System Reprogramming/Testing	1	ls	0.00	0	2,500.00	2,500	2,500
Zervas Subtotal							22,025
<u>Mann</u>							
Fire Alarm Circuitry New Points on Ext Sys							
Conductors/Cabling	1,200	lf	2.50	3,000	1.75	2,100	5,100
Conduit/Surfact-Mounted Raceway	1,200	lf	4.50	5,400	3.00	3,600	9,000
New Fire Alarm Devices							
Horn/Strobe Devices	4	ea	125.00	500	75.00	300	800
Smoke Detectors	0	ea	165.00	0	75.00	0	0
Manual Pull Stations	5	ea	80.00	400	75.00	375	775
Flow Switch	7	ea	100.00	700	75.00	525	1,225
Tamper Switch	9	ea	100.00	900	75.00	675	1,575
Fire Alarm System Reprogramming/Testing	1	ls	0.00	0	2,500.00	2,500	2,500
Mann Subtotal							20,975
<u>Burr</u>							
Fire Alarm Circuitry New Points on Ext Sys							
Conductors/Cabling	1,200	lf	2.50	3,000	1.75	2,100	5,100
Conduit/Surfact-Mounted Raceway	1,200	lf	4.50	5,400	3.00	3,600	9,000
New Fire Alarm Devices							
Horn/Strobe Devices	10	ea	125.00	1,250	75.00	750	2,000
Smoke Detectors	0	ea	165.00	0	75.00	0	0
Manual Pull Stations	5	ea	80.00	400	75.00	375	775
Flow Switch	2	ea	100.00	200	75.00	150	350
Tamper Switch	4	ea	100.00	400	75.00	300	700
Fire Alarm System Reprogramming/Testing	1	ls	0.00	0	2,500.00	2,500	2,500
Burr Subtotal							20,425

Zervas, Horace-Mann, and Burr School Sprinkler Project

The cost per square foot for sprinkler system installation ranges from \$8 to \$25/ft² depending on a large number of factors. Mounting styles, ceiling heights, head types, mounting structure, site conditions, water pressure, hazardous materials, the list goes on. The recent building assessment team used appx \$12/ft² as a cost estimate for sprinkler system install. This project cost estimate has a square foot cost of \$12.77/ft².

Our initial budget estimate of 1.19M was based on the square foot cost of running the pipe exposed and in the most cost effective means possible. We are still doing that, but during the design process it has been identified that 2 of the schools in question have solid plaster ceilings with big voids above. We knew that the schools had plaster ceilings, but we did not understand the conditions above the ceiling, nor the level of work required during installation. That means that we need to remove and replace large portions of the ceilings in order to hang pipe. In both cases, there is asbestos in the ceilings, and without knowing the exact conditions above the ceilings, we have to assume some level of restrictions. If you look at the cost estimate summary page, divisions 2(site work) and 15(fire protection) were the basis for the initial budget. The big unknown in the very beginning was the extent of the invasive ceiling work required. This could not have been known, until the design field work was completed.

What we have found is that there will not be a good square foot cost for this type of project that will apply to ever building. There are too many variables that can significantly change the project cost.

Below is the Sprinkler Project Timeline:

- September 2011: Engineering firms contacted for RFP for design services
- October 2011: Design proposals received, reviewed, and selection made
- November 2011: Design funds approved in PST, PF, Finance.
- December 2011: Design Funds approved by full BOA.
- January 2012: Design funds made available, and design awarded.
- February 2012: Project review with PBD, ISD, and Fire.
- February 22nd, 2012: PF meeting
- February 27th, 2012: Finance meeting
- March 5th, 2012: Full Board(with emergency pre-amble)
- March 16th, 2012: Project out to bid
- March 30th, 2012: Bid opening
- April 13th, 2012: Contract awarded and executed
- April 16th, 2012: Contractor gets field measurements during school vacation.
- April – June, 2012: Pipe is manufactured and prepped, site work and field prep completed
- June – July, 2012: Construction work in all normally occupied spaces
- August, 2012: Testing, punch list, closeout

Based on the above timeline, we had no choice but to bring this project to committee when we did. Missing this docket would have resulted in missing the April vacation measurements, which would have resulted in a smaller occupied space construction timeline, which would have meant a substantial cost increase in the labor required to complete the project on time.

Josh Morse
Director of Operations
Public Buildings Department
City Of Newton

Sprinkler Project Budget Breakdown

Initial Request in Nov 2012 for Design Services Through CD	\$ 102,117.00
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RDK Engineers Construction Cost Estimate	\$ 1,690,000.00
Design funds to complete project per RDK proposal	\$ 21,703.00
Design coningency to cover accessibility improvement as required	\$ 12,491.00
Total	\$ 1,724,194.00

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Aspen Ave-Hawthorne Ave-Studio Rd
Sanitary Sewer Extension
Betterment Assessment *
D R A F T FEB 2012
NOT FOR ACTUAL ASSESSMENTS

Ordinance rates

Address	Owner	Book & Page #	Lot Area Sq. Feet	Lot Area Sq Ft	Cost @ \$0.25 Per Sq Ft.	Frontage Feet	Cost @ \$1.00 Per Ft.	Total Betterment
239 Woodland Rd	Lasell College	9135/268	21262	21262	\$ 5,315.50	214	\$ 214.00	\$ 5,529.50
21 Studio Rd	Daniel Matloff	54242/250	17010	11875	\$ 2,968.75	95	\$ 95.00	\$ 3,063.75
29 Studio Rd	James E. & Kathleen W. Muller	30379/29	17010	11875	\$ 2,968.75	95	\$ 95.00	\$ 3,063.75
35 Studio Rd	Catherine M. Kosa	28080/578	15588	11875	\$ 2,968.75	95	\$ 95.00	\$ 3,063.75
47 Studio Rd	Kevin Shea (vacant lot)	22400/129	22350	19200	\$ 4,800.00	190	\$ 190.00	\$ 4,990.00
67 Studio Rd	Susan Sansby	32299/352	25001	20625	\$ 5,156.25	165	\$ 165.00	\$ 5,321.25
91 Aspen Ave	Betty I. Momingstar	25390/191	25010	13050	\$ 3,262.50	136	\$ 136.00	\$ 3,398.50
84 Aspen Ave	A. Leon Jr & Evelyn Higginbotham	23177/97	25016	25016	\$ 6,254.00	240	\$ 240.00	\$ 6,494.00
83 Aspen Ave	Richard D. Sewall	53854/188	20966	14375	\$ 3,593.75	115	\$ 115.00	\$ 3,708.75
81 Aspen Ave	Jerrold C & Lisa A Capasso Trs	41262/127	25000	23750	\$ 5,937.50	190	\$ 190.00	\$ 6,127.50
75 Aspen Ave	Annette L Baker	25222/538	21042	13500	\$ 3,375.00	108	\$ 108.00	\$ 3,483.00
63 Aspen Ave	Frank E Litwin	24498/359	41190	18500	\$ 4,625.00	148	\$ 148.00	\$ 4,773.00
55 Aspen Ave	Timothy P & Deborah W Moore	1128/82	50269	19375	\$ 4,843.75	155	\$ 155.00	\$ 4,998.75
50 Aspen Ave	Sisters of Charity Supporting	27551/117	17200	16250	\$ 4,062.50	130	\$ 130.00	\$ 4,192.50
41 Aspen Ave	Maria Bianchi Rosen	50933/5	37488	14500	\$ 3,625.00	116	\$ 116.00	\$ 3,741.00
33 Aspen Ave	Robert Anderson Stuart-Vail	34673/496	9965	9965	\$ 2,491.25	92	\$ 92.00	\$ 2,583.25
27 Aspen Ave	Susan L Rosen	1333/68	6860	6860	\$ 1,715.00	100	\$ 100.00	\$ 1,815.00
24 Aspen Ave	Carol Salter	49541/392	7091	7091	\$ 1,772.75	140	\$ 140.00	\$ 1,912.75
14 Aspen Ave	Ronald A Marini	42729/58	8383	8383	\$ 2,095.75	85	\$ 85.00	\$ 2,180.75
6 Aspen Ave	Mahmoud & Afarin Kebab	24770/205	20123	15000	\$ 3,750.00	120	\$ 120.00	\$ 3,870.00
111 Hawthorne Avt	Laura F Zigman	1300/93	7577	7577	\$ 1,894.25	77	\$ 77.00	\$ 1,971.25
110 Hawthorne Avt	Elmer E Jr & Elizabeth W Kendall	9976/36	10714	10714	\$ 2,678.50	108	\$ 108.00	\$ 2,786.50
107 Hawthorne Avt	Barry Robinson	1325/139	5800	5800	\$ 1,450.00	58	\$ 58.00	\$ 1,508.00
101 Hawthorne Avt	John J & Tracy J Aber	1262/46	5300	5300	\$ 1,325.00	53	\$ 53.00	\$ 1,378.00
98 Hawthorne Ave	Karl Jr & Carole Aghassi	33176/228	8583	8583	\$ 2,145.75	87	\$ 87.00	\$ 2,232.75
97 Hawthorne Ave	John J Jr & Stelita M Cronin	810/9	6000	6000	\$ 1,500.00	60	\$ 60.00	\$ 1,560.00
96 Hawthorne Ave	Marc & Donna Heimlich	1327/16	6905	6905	\$ 1,726.25	78	\$ 78.00	\$ 1,804.25
85 Hawthorne Ave	Michael G Kuronen	48205/73	10740	9125	\$ 2,281.25	73	\$ 73.00	\$ 2,354.25
79 Hawthorne Ave	Mark A & Andrea L Mahoney	53536/360	10110	9375	\$ 2,343.75	75	\$ 75.00	\$ 2,418.75
78 Hawthorne Ave	Robet Hanlon	46406/45	25727	21625	\$ 5,406.25	173	\$ 173.00	\$ 5,579.25
73 Hawthorne Ave	Jean K & Charles R Jr Mixer	33129/492	9812	9000	\$ 2,250.00	72	\$ 72.00	\$ 2,322.00
63 Hawthorne Ave	L Noreen & F Robert Rolfe	25258/257	25007	14375	\$ 3,593.75	115	\$ 115.00	\$ 3,708.75
57 Hawthorne Ave	John J & Anne W Freitas	22758/95	14209	9625	\$ 2,406.25	77	\$ 77.00	\$ 2,483.25
51 Hawthorne Ave	Helen R Wallstrom	7042/290	22182	20250	\$ 5,062.50	162	\$ 162.00	\$ 5,224.50

Total Assessment \$ 115,642 14.5%

Total Est Cost (City's Up Front Cost) \$ 800,000

* Per City Ordinance 29-71 and 29-72.

City's Final Cost (Less Betterments) \$ 684,358 85.5%



Setti D. Warren
Mayor

DEPARTMENT OF PUBLIC WORKS

#280-11

OFFICE OF THE COMMISSIONER
1000 Commonwealth Avenue
Newton Centre, MA 02459-1449

To: Alderman Salvucci, Chairman, Public Facilities Committee
From: David Turocy, Public Works Commissioner
Date: March 2, 2012
Subject: Public Works Projects in Public Right of Way

At the February 22, 2012 meeting of the Public Facilities Committee, the committee and the administration reached an agreement as to an administrative process for handling Public Works projects that extended into the public travel ways.

The DPW concerns lie mainly in the interest of efficiently moving projects forward during the construction season; being able to make necessary changes in the field, or make other emergent modifications that have not had a public discussion previously. The PFC was concerned with having the opportunity to vet projects in the public way and understand the full impact of these changes before they get constructed. Both groups acknowledged that the limited summer schedule of PFC meetings often make it difficult to get timely review and decisions for ongoing projects.

The PFC voted to approve an administrative process whereby the DPW would contact the Chair of PFC before going forward with proposed changes in the public way. If the Chair deems the changes to be minor, he will authorize DPW to proceed. If the Chair deems the changes to be major, the Chair would contact the Ward Aldermen for the affected area and have them review the proposed work. If they were satisfied with the proposal and the impact on the public way, they would relay that message to the Chair who would then authorize the DPW to proceed. If the Ward Alderman were not satisfied with the proposal, the DPW, and other proponents of the changes such as the Planning Department, would then be required to come before the PFC to explain the project and its impacts, and then get the Committee's approval before going ahead with the work.

David F. Turocy
Commissioner