PMA Consultants

City of Somerville, MA
Somerville High School

SOMERVILLE HIGH SCHOOL PROJECT

November 2017 – Monthly Status Report

Project: Somerville High School	**Building Size:** 377,406 SF	**Phase 1 Completion:** August 2019
Current Phase: 90% Design	**Project Budget:** $255,982,704	**Phase 2 Completion:** August 2020
Construction Type: 78% New / 22% Reno	**Design Enrollment:** 1,590	**Phase 3 Completion:** May 2021
Phase 1 Start: April 2018	**Reimbursement Rate:** 75.29%	**Day 0 of 1134 to Ph.1 Substantial:** 0%

BUDGET STATUS

Total Project Budget: $255,982,704
Actual Costs Incurred to Date: $9,003,659 (3.5%)

PROJECT STATUS

November 2017 Progress

- 60% Estimate Package Completed by SMMA
- 60% Cost Estimates Completed and Reconciled, Budget on Target
- 60% Design Reviews by PMA, Suffolk and WSP
- Massachusetts Historical Commission (MHC) Memorandum of Agreement Executed
- Department of Elementary and Secondary Education Approval of 60% Design Submission
- Somerville Zoning Board of Appeals (ZBA) Approval of Building Height & Setback

December 2017 Forecasted Items

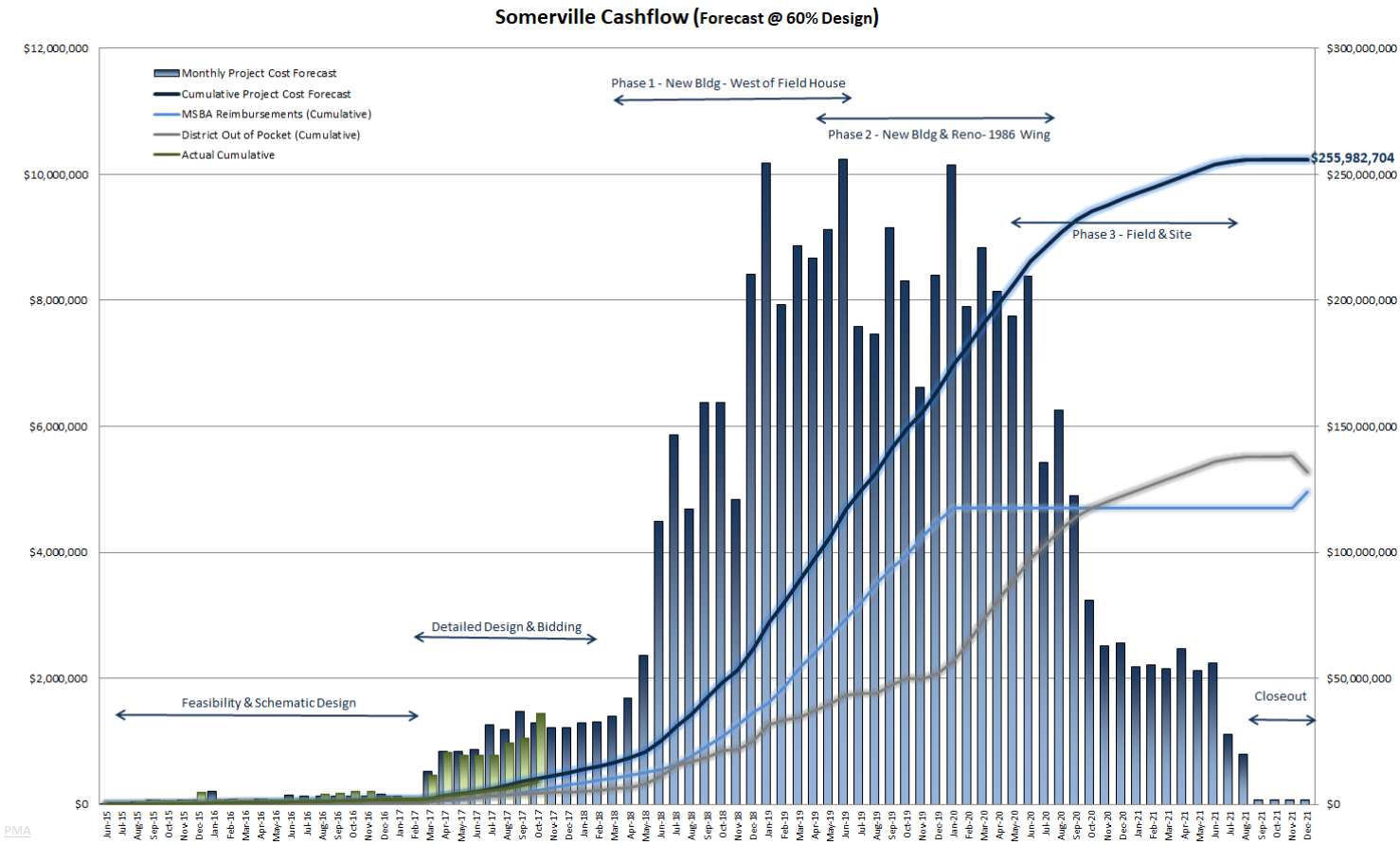
- 60% Design Submission to MSBA on December 8, 2017
- Mobilize Sitework Subcontractor to Complete Modular Classroom Pad Dec 11th through Dec 22nd
- Delivery & Placement of 20 Modular Classroom Trailers: Dec 27th through Dec 29th
- Design Submission to Massachusetts Architectural Access Board
- Somerville Zoning Board of Appeals on December 13, 2017

MILESTONE DATES

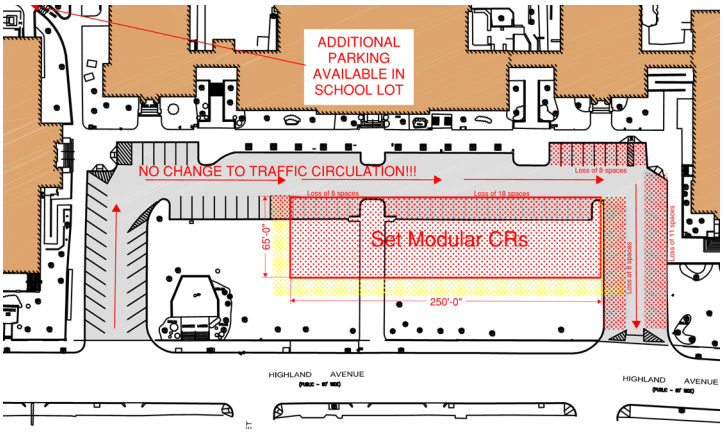
Milestone Dates	Forecast	Actual	Status	Schedule Notes
Design Development - Submit to MSBA	01Sep17	01Sep17	√	Complete
60% Design – Submit to MSBA	08Dec17	08Dec17	√	Complete
Re-Mobilize Site Subcontractor for Modular CRs	11Dec17	11Dec17	√	Complete
Complete Modular Pad	22Dec17			On Target
Begin Delivery of Modular Classroom	27Dec17			On Target
Issue Request for Qualifications for Trade Bidders	24Jan17			On Target
90% Design – Submit to MSBA	02Mar17			On Target
Complete Interior Fit-out of Modular CRs	13Apr17			On Target
Vacate “C” Building – Occupy Modular Bldg	20Apr17			On Target
Close Drive Loop & Begin Phase 1 Demolition	23Apr17			On Target

City of Somerville, MA
Somerville High School

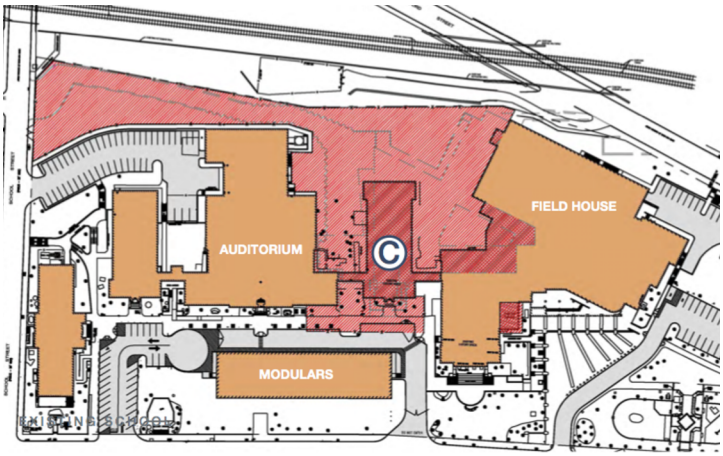
PROJECT CASHFLOW PROJECTION



27Dec17 – 29Dec17 Parking Restrictions (During Modular Classroom Placement)



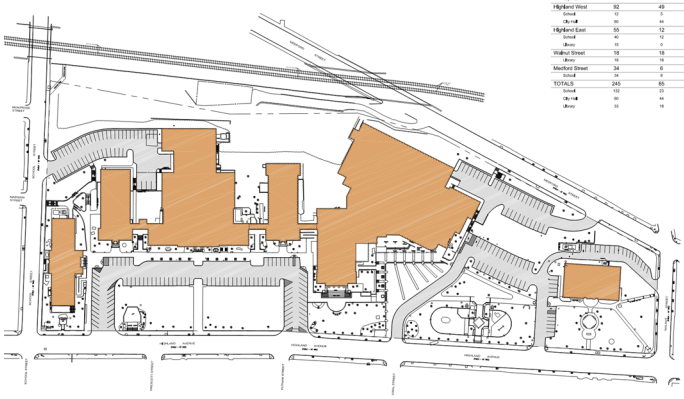
April 16, 2018 – August 2019 Phase 1 Construction Limit of Work



City of Somerville, MA
Somerville High School

CONSTRUCTION PHASING & LIMIT OF WORK BY PHASE

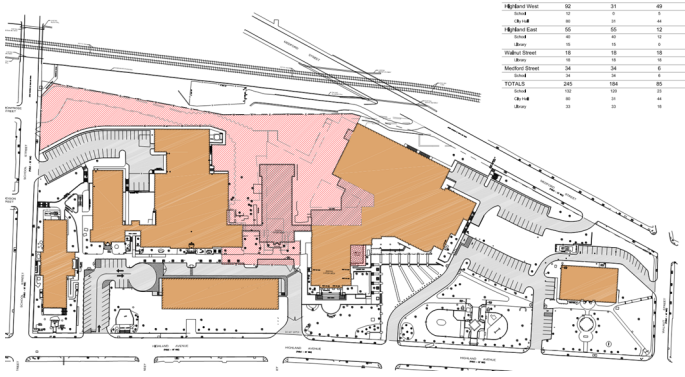
EXISTING CONDITION



SOMERVILLE HIGH SCHOOL DRAFT PARKING COUNTS 7/25/2017

LOCATION	EXISTING	PROPOSED	MASTERPLAN
School Street	46	0	0 (No Garage)
School	46	0	0
City Hall	0	0	0
Highland West	92	49	15
School	12	5	0
City Hall	80	44	15
Highland East	55	12	12
School	40	12	12
Library	15	0	0
Walnut Street	18	18	18
Library	18	18	18
Medford Street	34	6	5
School	34	6	5
TOTALS	245	85	50
School	132	23	17
City Hall	80	44	15
Library	33	18	18

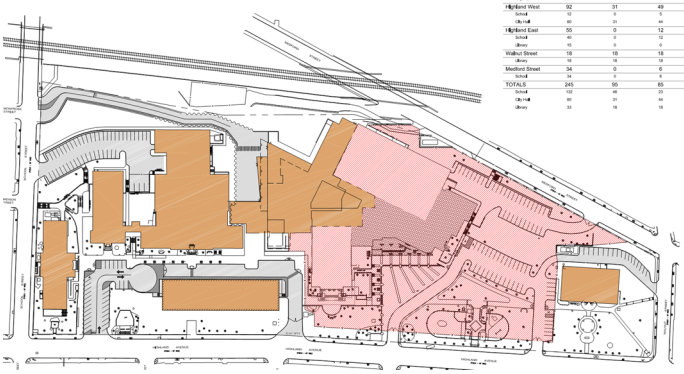
APRIL 2018 – COMMENCE PHASE 1 – NEW BLDG WEST



SOMERVILLE HIGH SCHOOL DRAFT PARKING COUNTS 7/25/2017

LOCATION	EXISTING	PHASE 1	PROPOSED	MASTERPLAN
School Street	46	46	0	0 (No Garage)
School	46	46	0	0
City Hall	0	0	0	0
Highland West	92	31	49	15
School	12	0	5	0
City Hall	80	31	44	15
Highland East	55	55	12	12
School	40	40	12	12
Library	15	15	0	0
Walnut Street	18	18	18	18
Library	18	18	18	18
Medford Street	34	34	6	5
School	34	34	6	5
TOTALS	245	154	85	50
School	132	120	23	17
City Hall	80	31	44	15
Library	33	33	18	18

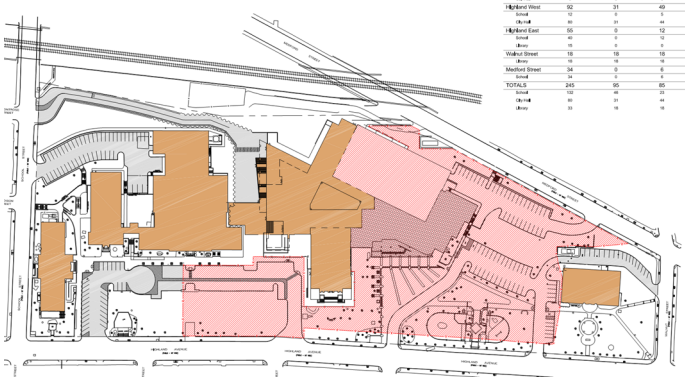
JUNE 2019 – COMMENCE PHASE 2 – NEW BLDG EAST



SOMERVILLE HIGH SCHOOL DRAFT PARKING COUNTS 7/25/2017

LOCATION	EXISTING	PHASE 2A	PROPOSED	MASTERPLAN
School Street	46	46	0	0 (No Garage)
School	46	46	0	0
City Hall	0	0	0	0
Highland West	92	31	49	15
School	12	0	5	0
City Hall	80	31	44	15
Highland East	55	0	12	12
School	40	0	12	12
Library	15	0	0	0
Walnut Street	18	18	18	18
Library	18	18	18	18
Medford Street	34	0	6	5
School	34	0	6	5
TOTALS	245	95	85	50
School	132	46	23	17
City Hall	80	31	44	15
Library	33	18	18	18

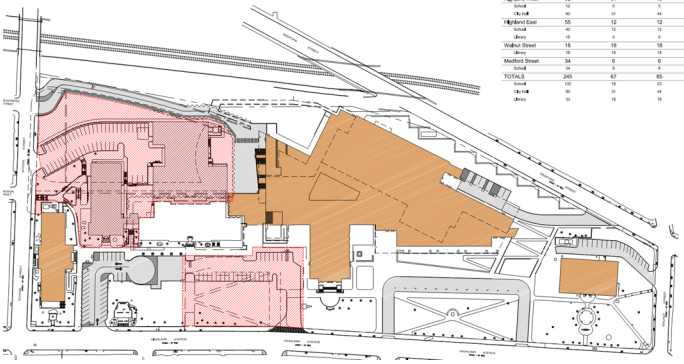
SUMMER 2019 – SITE IMPROVEMENTS & REMOVE MODS



SOMERVILLE HIGH SCHOOL DRAFT PARKING COUNTS 8/10/2017

LOCATION	EXISTING	PHASE 2	PROPOSED	MASTERPLAN
School Street	46	46	0	0 (No Garage)
School	46	46	0	0
City Hall	0	0	0	0
Highland West	92	31	49	15
School	12	0	5	0
City Hall	80	31	44	15
Highland East	55	0	12	12
School	40	0	12	12
Library	15	0	0	0
Walnut Street	18	18	18	18
Library	18	18	18	18
Medford Street	34	0	6	5
School	34	0	6	5
TOTALS	245	95	85	50
School	132	46	23	17
City Hall	80	31	44	15
Library	33	18	18	18

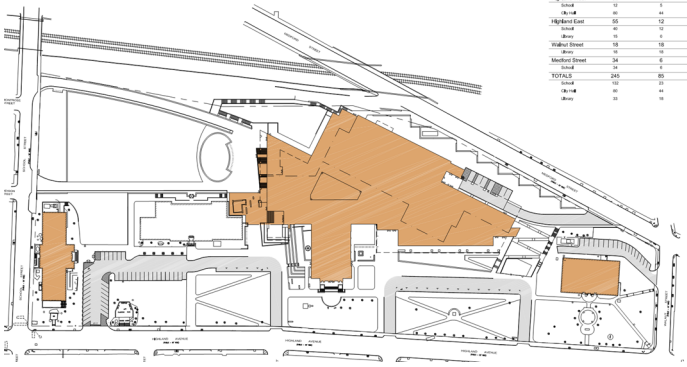
JUNE 2020 – COMMENCE PHASE 3 – ATHLETIC FIELD



SOMERVILLE HIGH SCHOOL DRAFT PARKING COUNTS 7/25/2017

LOCATION	EXISTING	PHASE 3	PROPOSED	MASTERPLAN
School Street	46	0	0	0 (No Garage)
School	46	0	0	0
City Hall	0	0	0	0
Highland West	92	31	49	15
School	12	0	5	0
City Hall	80	31	44	15
Highland East	55	12	12	12
School	40	12	12	12
Library	15	0	0	0
Walnut Street	18	18	18	18
Library	18	18	18	18
Medford Street	34	6	6	5
School	34	6	6	5
TOTALS	245	67	85	50
School	132	15	23	17
City Hall	80	31	44	15
Library	33	19	18	18

SUMMER 2021 – HIGH SCHOOL PROJECT COMPLETE



SOMERVILLE HIGH SCHOOL DRAFT PARKING COUNTS 7/25/2017

LOCATION	EXISTING	PROPOSED	MASTERPLAN
School Street	46	0	0 (No Garage)
School	46	0	0
City Hall	0	0	0
Highland West	92	49	15
School	12	5	0
City Hall	80	44	15
Highland East	55	12	12
School	40	12	12
Library	15	0	0
Walnut Street	18	18	18
Library	18	18	18
Medford Street	34	6	5
School	34	6	5
TOTALS	245	85	50
School	132	23	17
City Hall	80	44	15
Library	33	18	18

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PROACTIVE MEASURES RELAVENT TO COMMUNITY INTERACTION DURING CONSTRUCTION

Conduct of Contractor Personnel:

All Construction Personnel must be CORI checked. The Contractor must establish and enforce rules as are appropriate to ensure the safety of the school programs and appropriate demeanor in the presences of the students, staff, parents and other visitors. Personnel must wear identification badges when on site. Workers are forbidden from intermingling with students or entering a school occupied area except with prior approval of the Owner.

Working Hours:

The Contractor is allowed to work on site between 7:00AM to 7:00PM Monday-Friday and between 9:00AM and 7:00PM on Saturdays. Work on Sunday and Legal Holidays is prohibited.
Any deviation from this plan requires a request made by the contractor 72 hours in advance of the work being performed and the approval of the DPW Commissioner.

Use of site:

Site Work and Work outside the building may be performed while school is in session if it does not interfere with or impede school activities, including but not limited to arrivals and departures of students and staff, and outdoor athletic and play activities. Before performing work in any area that is immediately outside an occupied area of the building, the contractor must notify the Owner and obtain written authorization.
Any operations that would result in high levels of noise, vibration, odors or other disruption to the school must be coordinated to with school prior to the activity commencing. Any operation causing interruptions to the school activities will be stopped as required by the school.
Prior to execution of the work, the contractor is required to submit a site utilization plan, weather protection and heating plan, dust containment plan, and traffic and hauling plan.

Existing Utility Interruptions:

Utilities serving the property are not allowed to be interrupted. When utilities connections need to be modified, temporary services must be provided and put in place to insure uninterrupted utility service to the school, unless otherwise approved by the Owner.

Indoor Air Quality

The contractor will develop and enforce procedures for preventing construction activities from creating unacceptable Indoor Air Quality within occupied areas. This includes use of dust protection, filters, containment, ventilation and negative air pressurization. The contractor is required to monitor work practices and have systems in place for early detection of potential Indoor Air Quality issues. The contractor is required to provide monthly monitoring of the building indoor air quality with additional monitoring required when construction operations generate higher levels of potential contaminants.

Noise Control

The contractor is required to develop and maintain a noise abatement program and enforce strict discipline over personnel to minimize noise. The must employ construction methods and equipment which reduce excess noise.