District:	Westfield
School Names:	Highland School Paper Mill School Southampton Road School Westfield High School Westfield Voc Tech High School
Recommended Category:	Project Funding Agreement Green Repair Program
Date:	June 8, 2011

Recommendation

That the Executive Director be authorized to enter into a Project Funding Agreement with the City of Westfield to replace the boilers at the Highland School, Paper Mill School, Southampton Road School and Westfield High School and to replace the roof, windows and boilers at the Westfield Voc Tech High School.

District Info	
District Name:	Westfield
Elementary Schools:	8 – Abner Gibbs School Fort Meadow ECC Franklin Avenue School Highland School Juniper Park School Munger Hill School Paper Mill School Southampton Road School
Middle Schools:	2 – North Middle School South Middle School
High Schools:	2 – Westfield High School Westfield Voc Tech High School

School Info					
School Name:	**Highland Elementary School**	**Paper Mill Elementary School**	**Southampton Road Elementary School**	**Westfield High School**	**Westfield Voc Tech High School**
Type of School:	Elementary School	Elementary School	Elementary School	High School	Vocational /Technical School
Grades Served:	K-5	K-5	K-5	9-12	9-12
Year Opened:	1952	1991	1955	1973	1934
Total Building Square Footage:	51,224	68,144	69,997	278,000	220,000
Building Issues:	Old and inefficient boiler system	Old and inefficient boiler system	Old and inefficient boiler system	Inconsistent heating/hot water	Roof, window and boilers past service life
2010-2011 Enrollment:	474	474	432	1,580	484

MSBA Votes	
Invited into Green Repair:	July 28, 2010
Project Funding Agreement Authorization:	June 8, 2011

Consultants	
Owner's Project Manager:	P3 Project Planning Professionals
Designer:	Tighe & Bond, Inc.

Discussion

The OPM and Designer conducted a feasibility analysis and schematic design of the facility and developed a proposed scope of work, schedule and estimated budget. The District's Designer, Tighe & Bond, Inc., recommends removing the existing dual fired boilers at each facility and replacing them with higher efficiency dual fired systems. At the Vocational Technical High School, the Designer recommends removing the existing roof and replacing it with a single-ply PVC White membrane and removing the existing windows and replacing them with energy efficient windows with argon-filled, tempered-insulating glazing within thermally broken aluminum frames with integral weather-stripping. The Designer has confirmed that the boilers, roof and windows will be in compliance with the Green Repair Program sustainability requirements.

MSBA staff reviewed the consultants' existing conditions analysis and proposed schedule provided by the District and have discussed the scope and budget with the District and its consultants. The District has provided a total project budget of $11,700,163 which includes an estimated final construction cost of $10,041,093. Construction costs include:

- Highland Elementary School
  - $334,375 for boiler replacement, $59,700 for demolition and abatement
- Paper Mill Elementary School
  - $312,470 for boiler replacement, $55,575 for demolition and abatement
- Southampton Road Elementary School
  - $502,679 for boiler replacement, $59,700 for demolition and abatement
- Westfield High School
  - $769,169 for boiler replacement, $113,550 for demolition and abatement
- Westfield Vocational Technical High School
  - $17/sf for roof replacement, $551,936 in associated costs for deck replacement, demolition and abatement
  - $121/sf for window replacement, $405,722 in associated costs for masonry, carpentry, demolition and abatement
  - $1,052,600 for boiler replacement, $168,320 for demolition and abatement

The basis of the Total Facilities Grant would be $11,700,163.

School Name:	**Highland Elementary School**	**Paper Mill Elementary School**	**Southampton Road Elementary School**	**Westfield High School**	**Westfield Voc Tech High School**	**TOTAL**
Project Scope:	Boiler	Boiler	Boiler	Boiler	Roof (148,000 sf), windows (22664 sf), boilers	
Total Project Budget:	$592,486	$555,796	$829,218	$1,279,901	$8,442,762	$11,700,163
Total Construction Budget*:	$488,653	$456,377	$697,351	$1,094,572	$7,304,140	$10,041,093
Basis of Total Facilities Grant:	$592,486	$555,796	$829,218	$1,279,901	$8,442,762	$11,700,163
Reimbursement Rate:	62.74%	62.74%	62.74%	62.74%	62.74%	62.74%
Maximum Total Facilities Grant:	$371,726	$348,706	$520,251	$803,010	$5,296,989	$7,340,682

* Does not include Construction Contingency.

MSBA staff recommends a maximum total facilities grant for each project in the amount set forth in the chart above, for a maximum Total Facilities Grant of $7,340,682 for the Project Funding Agreement for the City of Westfield. These amounts are subject to adjustment based on the MSBA's audit of project costs incurred by the District.