

Minutes

Members Present: Thomas Tyler, Anthony Tarnowski, Joe Ruiz, Lynn Goodwin, Irene Malsbenden, Paul Picard

Members Absent: None

Others Present: Tecton: Stephen P. Melington, Jeff McElravy; O&G: Lorel Purcell, Mark Jeffco, Gus Kotait; Arcadis: Jack Butkus, Pam Budas; Board of Finance Chairman Rob Tarlov; Director of Educational Operations Ken Jackson; First Selectman Art Shilosky; Citizens: Board of Selectman Liaison Rosemary Coyle

1. **Call to Order:** Chairman Tyler called the meeting to order at 7:02pm.
2. **Changes to the Agenda:** None
3. **Citizen's Comments:** None
 - a. **Town email:** None
4. **Approval of Minutes - December 22, 2016:** A. Tarnowski motioned to approve the December 22, 2016 meeting minutes, seconded by J. Ruiz. Vote was unanimous. **MOTION CARRIED.**
5. **Approval of invoices:**
 - I. Malsbenden motioned to approve the following invoices, seconded by L. Goodwin. Vote was unanimous. **MOTION CARRIED**

2017 JAN 12 PM 7:29
TOWN OF COLCHESTER
FIRST SELECTMAN
ART SHILOSKY

VENDOR	INV. #	DESCRIPTION	PRJT. #0043	PRJT. #0044	TOTAL
Tecton	Inv. #38737-R2 Dtd. 09/30/16	Billings to 09/30/16 CHANGE ORDER #1	18,759.00	741.00	19,500.00
Tecton	Inv. #39099 Dtd. 12/31/16	Billings to 12/31/16	27,953.50	850.00	28,803.50
Arcadis	Inv. #0824823 Dtd. 12/07/16	Billings to 11/21 – 12/25/16 Commissioning	14,020.00 0.00		14,020.00
Arcadis	Inv. #0824825 Dtd. 12/07/16	Billings to 11/21 – 12/25/16 Commissioning		600.00 0.00	600.00
Fuss & O'Neill	Inv. #: 0015242 Dtd. 12/27/16	Pre-Bid / Pre-Construction Mtg. Supplemental Sampling Supplemental Laboratory Analysis	1,443.00 6,682.71 <u>2,354.21</u> 10,479.92	57.00 263.97 <u>92.99</u> 413.96	1,500.00 6,946.68 <u>2,447.20</u> 10,893.88
TOTAL					\$62,923.50

6. **Project Manager update and potential action:**
 - Four packages went out for rebid as identified at the last meeting.
 - A drawdown from the State to the Town will be available in February.
 - Professional service agreements for both Tecton and Arcadis are still pending and will need to be acted on. Discussion regarding if any bid by Arcadis was based on job and not timeframe. Arcadis said they were contracted for the scope of the work and not on the ending time. It was agreed that contracts would be reviewed before approving.
 - Budget detail through December 31, 2016 was reviewed.

7. Architect update and potential action:

- Work was done on the alternates that were going out for rebid.
- Prices for rubber compared to VCT were looked at. The design currently calls for 1'x1' tiles. Rubber primarily comes in 2' x 2' tiles and would have to be cut. Tecton could redesign the flooring pattern to reflect the larger tiles. There would be a fee associated with the redesign but the savings to use the larger tiles as a whole and not having to cut them would be substantial enough to warrant the redesign.
- A. Tarnowski motioned to pay Tecton \$7,500 for additional design to revise the flooring pattern to reflect 2' x 2' tiles instead of the current 1' x 1' tile design, seconded by L. Goodwin. Vote was unanimous. **MOTION CARRIED.**

8. Construction Manager update and potential action:

- M.Jeffco introduced Gus Kotait as the Project Manager.
- Rebids are due February 7, 2017.
- L. Purcell reviewed Guaranteed Maximum Price Amendment No. 2. (See attached) A. Tarnowski asked J. Butkus if Arcadis had any issues with the GMP as presented. J. Butkus said he had reviewed thoroughly and has no issues.
- L. Goodwin motioned to approve and accept O&G Guaranteed Maximum Price Amendment No. 2 dated January 12, 2017 as presented and with correction of date on Exhibit D-24 to December 31, 2018; and to recommend and forward the AIA document to First Selectman Shilosky to sign. Motion was seconded by I. Malsbenden. Vote was unanimous. **MOTION CARRIED.**

9. Discussion on communication/social media: No new discussion

10. Citizen's Comments: None

11. Adjournment: P. Picard motioned to adjourn seconded by I. Malsbenden . Vote was unanimous. **MOTION CARRIED.** Chairman Tyler adjourned the meeting at 9:22pm.

Submitted by,

Dawn LePage, Clerk



AIA[®] Document A133[™] – 2009 Exhibit A

Guaranteed Maximum Price Amendment

Amendment No. 2
GMP FOR PHASE III – SITE AND BUILDING CONSTRUCTION
January 12, 2017

for the following PROJECT:
(Name and address or location)

William J. Johnston Middle School
Extension and Renovation as New Project
360 Norwich Ave.
Colchester, CT 06415

THE OWNER:
(Name, legal status and address)

Town of Colchester
127 Norwich Ave., Suite 202
Colchester, CT 06415

THE CONSTRUCTION MANAGER:
(Name, legal status and address)

O&G Industries, Inc.
112 Wall Street
Torrington, CT 06790

ARTICLE A.1

§ A.1.1 Guaranteed Maximum Price

Pursuant to Section 2.2.6 of the Agreement, the Owner and Construction Manager hereby amend the Agreement to establish a Guaranteed Maximum Price. As agreed by the Owner and Construction Manager, the Guaranteed Maximum Price is an amount that the Contract Sum shall not exceed. The Contract Sum consists of the Construction Manager's Fee plus the Cost of the Work, as that term is defined in Article 6 of this Agreement.

§ A.1.1.1 The Contract Sum is guaranteed by the Construction Manager not to exceed Thirty-Eight Million Six Hundred Fifty Thousand Seven Hundred Seven Dollars (\$ 38,650,707.00), subject to additions and deductions by Change Order as provided in the Contract Documents.

§ A.1.1.2 Itemized Statement of the Guaranteed Maximum Price. Provided below is an itemized statement of the Guaranteed Maximum Price organized by trade categories, allowances, contingencies, alternates, the Construction Manager's Fee, and other items that comprise the Guaranteed Maximum Price.
(Provide below or reference an attachment.)

ADDITIONS AND DELETIONS:

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

AIA Document A201[™]-2007, General Conditions of the Contract for Construction, is adopted in this document by reference. Do not use with other general conditions unless this document is modified.

Int.

Preconstruction Services	\$122,000.00
General Conditions and Reimbursables	\$2,068,750.00
CM Fee	\$475,663.00
Construction Costs	\$34,193,294.00
Construction Contingency	\$1,791,000.00
Total Phase III GMP Amendment No. 2:	\$38,650,707.00

§ A.1.1.3 The Guaranteed Maximum Price is based on the following alternates, if any, which are described in the Contract Documents and are hereby accepted by the Owner:

(State the numbers or other identification of accepted alternates. If the Contract Documents permit the Owner to accept other alternates subsequent to the execution of this Amendment, attach a schedule of such other alternates showing the amount for each and the date when the amount expires.)

See Exhibit B

§ A.1.1.4 Allowances included in the Guaranteed Maximum Price, if any:

(Identify allowance and state exclusions, if any, from the allowance price.)

See Exhibit C

Item	Price (\$0.00)
<i>(Row deleted)</i>	

§ A.1.1.5 Assumptions, if any, on which the Guaranteed Maximum Price is based:

See Exhibit D

§ A.1.1.6 The Guaranteed Maximum Price is based upon the following Supplementary and other Conditions of the Contract:

Document	Title	Date	Pages
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§ A.1.1.7 The Guaranteed Maximum Price is based upon the following Specifications:

(Either list the Specifications here, or refer to an exhibit attached to this Agreement.)

See Exhibit E – List of Drawings, Specifications and Addenda

Section	Title	Date	Pages
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§ A.1.1.8 The Guaranteed Maximum Price is based upon the following Drawings:

(Either list the Drawings here, or refer to an exhibit attached to this Agreement.)

See Exhibit E – List of Drawings, Specifications and Addenda

Number	Title	Date
--------	-------	------

§ A.1.1.9 The Guaranteed Maximum Price is based upon the following other documents and information:

(List any other documents or information here, or refer to an exhibit attached to this Agreement.)

Int.

ARTICLE A.2

§ A.2.1 The anticipated date of Substantial Completion established by this Amendment:

December 21, 2018

OWNER *(Signature)*

Art Shilosky - First Selectman
Town of Colchester

DATE:

(Printed name and title)

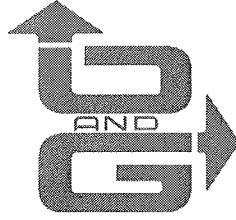
CONSTRUCTION MANAGER *(Signature)*

Aaron L. Mednick, Vice President
O&G Industries, Inc.

DATE:

(Printed name and title)

Init.



WILLIAM J. JOHNSTON MIDDLE SCHOOL ADDITION AND RENOVATIONS

Colchester, Connecticut

ATTACHMENT TO GUARANTEED MAXIMUM PRICE AMENDMENT

GUARANTEED MAXIMUM PRICE (GMP)

January 12, 2017

ARCHITECT
Tecton Architects
Hartford, CT

RECEIVED
COLCHESTER, CT
2017 JAN 19 PM 7:29
William J. Johnston
Middle School
Addition and
Renovations

PREPARED BY: LOREL H. PURCELL
PRE-CONSTRUCTION MANAGER

WILLIAM J. JOHNSTON MIDDLE SCHOOL ADDITION AND RENOVATIONS

GUARANTEED MAXIMUM PRICE

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EXHIBIT A1

WILLIAM J. JOHNSTON MIDDLE SCHOOL ADDITION AND RENOVATIONS

Colchester, Connecticut

January 12, 2017

GMP COST SUMMARY - PHASE III

	QTY	U/ M	GMP COSTS
CONSTRUCTION COSTS:			
PHASE II ABATEMENT AND DEMOLITION (SUMMER 2016)			
1			\$499,375
2			\$6,819
PHASE III BUILDING & SITE CONSTRUCTION			
3			\$33,148,648
4			\$538,452
		Subtotal:	\$34,193,294
REIMBURSABLES			
5			\$1,585,263
6			\$37,236
7			\$4,200
		Subtotal:	\$1,626,699
		Cost of the Work	\$35,819,993
CONTINGENCY:			
8	CM CONTINGENCY	5.00 %	\$1,791,000
		Cost of the Work incl. Contingencies	\$37,610,993
C.M. FEE:			
9	PRECONSTRUCTION PHASE		\$90,000
10	ADDITIONAL PRECONSTRUCTION DURATION, 4 MONTHS @ \$8,000 PER MONTH		\$32,000
11	CM FEE	1.25 %	\$475,663
		Subtotal:	\$597,663
C.M. BOND & INSURANCE			
12	GL INSURANCE	0.55 %	\$210,148
13	PERFORMANCE & PAYMENT BONDS	0.60 %	\$231,904
		Subtotal:	\$442,052
		TOTAL GMP COST	\$38,650,707

**WILLIAM J. JOHNSTON MIDDLE SCHOOL
& PUPIL SERVICES PROJECT**



**BID RESULTS
Bid Date: November 29, 2016**

DESCRIPTION	BASE BID	ALTERNATE NO. 1	ALTERNATE NO. 2	ALTERNATE NO. 3	ALTERNATE NO. 4	ALTERNATE NO. 5	ALTERNATE NO. 6	ALTERNATE NO. 7	ALTERNATE NO. 8	ALTERNATE NO. 10A Gym	ALTERNATE NO. 10B Gym	ALTERNATE NO. 11 Wall	ALTERNATE NO. 12	ALTERNATE NO. 13	ALTERNATE NO. 15	ALTERNATE NO. 16A	ALTERNATE NO. 16B	ALTERNATE NO. 17	ALTERNATE NO. 18	BASE BID PLUS ALL ALTERNATES
		Corridor Flooring	Classroom Flooring	Parking Lot - East	Landscape	Refinish Gym Floors	Composite Metal Wall Panels	Concrete Pavers	Skylights	Air Conditioning Gym F	Air Conditioning Gym P	Existing Windows and Doors	Provide RTU Screens	Increased Insurance Limits	Gymnasium Athletic Equipment Gym E E115	Gymnasium Athletic Equipment Gym B B112	Stamped Concrete	Rubber Tile in Stairs		
1.01 - Abatement and Demolition	\$2,637,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$15,000	\$15,000	\$0	\$35,000	\$0	\$25,000	\$0	\$0	\$0	\$0	\$2,727,000
Niram, Inc.	\$2,637,000									\$15,000	\$15,000		\$35,000		\$25,000					\$2,727,000
Southern Middlesex Industries (SMI)	\$2,933,333												\$0		\$45,000					\$2,978,333
Bestech Inc. of CT	\$2,918,000												\$70,000		\$1,500					\$2,989,500
AAIS, Corp.	\$3,225,000									\$3,000			\$22,000		\$5,000					\$3,255,000
American Environmental, Inc.	\$4,484,000																			\$4,484,000
Stamford Wrecking	\$4,507,350												\$6,000		\$0					\$4,513,350
1.02a - Sitework	\$3,625,918	\$0	\$0	\$82,603	\$66,736	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,775,257
Milton C. Beebe & Sons	\$3,625,918			\$82,603	\$66,736															\$3,775,257
Richards Corporation	\$3,647,757			\$50,000	\$65,000										\$16,000					\$3,778,757
Mizzy Construction	\$3,694,000			\$61,000	\$70,000															\$3,825,000
Gerber Construction, Inc.	\$3,885,000			\$70,000	\$80,000										\$12,000					\$4,047,000
Larosa Building/Earth Group	\$4,108,000			\$38,000	\$85,000			\$180,000												\$4,411,000
H.I. Stone & Son	\$4,300,000			\$45,000	\$88,000										\$34,000					\$4,467,000
Giordano Construction	\$4,698,122			\$100,965	\$92,000										\$20,000					\$4,911,087
CJ Fucci	\$4,957,756			\$87,001	\$75,001										\$3,200					\$5,122,958
1.02b - Concrete Sidewalks and Curbs	\$550,000	\$0	\$0	\$7,570	\$0	\$0	\$0	\$115,337	\$0	\$0	\$0	\$0	\$0	\$0	\$14,000	\$0	\$0	\$100,000	\$0	\$786,907
BUDGET FOR REBID	\$550,000			\$7,570				\$115,337							\$14,000			\$100,000		\$786,907
Connecticut Carpentry Corp.	\$410,000			\$0				\$148,000							\$9,000					\$567,000
Costa & Son LLC	\$533,751							\$39,944							\$14,000					\$587,695
Sil/Carr Corp.	\$512,500			\$8,590				\$115,337												\$636,427
Milton C Beebe	\$601,216			\$7,570				\$103,749												\$712,535
1.03 - Concrete	\$1,073,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,000	\$0	\$0	\$0	\$0	\$1,079,000
MT Ford Industries	\$1,073,000														\$6,000					\$1,079,000
Universal Concrete Group	\$1,150,800														\$30,000					\$1,180,800
McCarthy Concrete Inc.	\$1,209,000																			\$1,209,000
Hop River Concrete	\$1,277,000																			\$1,277,000
RJB Contracting, Inc.	\$1,360,000																			\$1,360,000
Marguerite Concrete Inc.	\$1,432,000																			\$1,432,000
1.04 - Masonry	\$1,751,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$12,400	\$0	\$0	\$0	\$0	\$11,700	\$0	\$0	\$0	\$0	\$1,775,100
Midstate Masonry Contractors	\$1,751,000									\$12,400					\$11,700					\$1,775,100
Connecticut Mason Contractors	\$1,947,000									\$6,900			\$8,500							\$1,962,400
Civitillo Masonry, Inc.	\$1,967,400									\$2,800										\$1,970,200
Acranom Masonry, Inc.	\$2,040,000												\$20,000							\$2,060,000
Joe Capasso Mason Enterprises	\$2,074,000									\$4,900					\$30,000					\$2,108,900
Noble Construction	\$2,244,000									\$8,740					\$18,000					\$2,270,740
John Filloramo Construction Co.	\$2,266,000									\$5,500			\$3,000		\$6,500					\$2,283,000

**WILLIAM J. JOHNSTON MIDDLE SCHOOL
& PUPIL SERVICES PROJECT**



**BID RESULTS
Bid Date: November 29, 2016**

DESCRIPTION	BASE BID	ALTERNATE NO. 1 Corridor Flooring	ALTERNATE NO. 2 Classroom Flooring	ALTERNATE NO. 3 Parking Lot - East	ALTERNATE NO. 4 Landscaping	ALTERNATE NO. 5 Radium Gym Floors	ALTERNATE NO. 6 Composite Metal Wall Panels	ALTERNATE NO. 7 Concrete Pavement	ALTERNATE NO. 8 Skylights	ALTERNATE NO. 10A Gym Air Conditioning Gym F E115	ALTERNATE NO. 10B Gym Air Conditioning Gym P B12	ALTERNATE NO. 11 Wall Panels Area E	ALTERNATE NO. 12 Existing Windows and Doors	ALTERNATE NO. 13 Provide RTU Screens	ALTERNATE NO. 15 Increased Insurance Limits	ALTERNATE NO. 16A Gymnasium Athletic Equipment Gym E E115	ALTERNATE NO. 16B Gymnasium Athletic Equipment Gym B B112	ALTERNATE NO. 17 Stamped Concrete	ALTERNATE NO. 18 Rubber Tile in Stairs	BASE BID PLUS ALL ALTERNATES
1.05a - Structural Steel	\$1,496,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	-\$14,500	\$0	\$0	\$0	\$0	\$0	\$5,000	\$0	\$0	\$0	\$0	\$1,486,500
QSR Steel Corporation	\$1,496,000								-\$14,500						\$5,000					\$1,486,500
Shepard Steel Co., Inc.	\$1,539,000								\$28,750						\$18,000					\$1,595,750
United Steel, Inc.	\$1,596,000								\$37,500											\$1,633,500
STS Steel	\$1,697,000								\$35,200						\$75,000					\$1,807,200
Schenectady Steel Co., Inc.	\$1,789,000								\$17,000						\$15,000					\$1,821,000
1.05b - Miscellaneous Metals	\$236,489	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$236,489
L&P Gate Co., Inc.	\$236,489																			\$236,489
QSR Steel Corporation	\$410,000																			\$410,000
Williams Welding & Iron Works - No Bid Bond	\$97,000																			\$97,000
1.06 - General Trades	\$2,845,000	\$0	\$0	\$0	\$0	\$60,700	\$0	\$0	\$0	\$0	\$0	\$0	\$14,000	\$0	\$0	\$26,000	\$33,300	\$0	\$0	\$2,979,000
Scope Construction Co., Inc.	\$2,845,000				\$60,700								\$14,000		\$0	\$26,000	\$33,300			\$2,979,000
G. Donovan Associates	\$2,843,000				\$67,300								\$34,500		\$30,000	\$29,600	\$36,900			\$3,041,300
WJ Mountford Co.	\$2,883,000				\$74,000								\$68,000		\$0	\$29,000	\$36,000			\$3,090,000
Sarazin General Contractors	\$3,152,500				\$68,300								\$33,650		\$72,000	\$29,650	\$36,500			\$3,392,600
Noble Construction	\$3,307,500				\$67,800								\$34,500		\$18,000	\$36,000	\$38,000			\$3,501,800
Nosal Builders	\$3,218,000				\$90,400								\$82,500		\$70,000	\$22,380	\$29,600			\$3,512,880
Conn Acoustics, Inc.	\$3,672,750				\$65,284								\$29,240		\$0	\$26,521	\$33,800			\$3,827,595
Connecticut Carpentry Corp. - withdrew bid	\$2,531,000				\$51,000								\$0		\$9,000	\$0	\$0			\$2,591,000
1.07 - Roofing	\$1,531,600	\$0	\$0	\$0	\$0	\$0	\$0	\$228,300	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,759,900
Silktown Roofing, Inc.	\$1,531,600							\$228,300							\$0					\$1,759,900
Imperial Company Inc.	\$1,524,000							\$255,715							\$10,000					\$1,789,715
Titan Roofing	\$1,912,800							\$248,000												\$2,160,800
Young Developers	\$2,310,000							\$230,000												\$2,540,000
Greenwood Industries Inc. - CT	\$2,257,000							\$365,000	\$2,360	\$4,500					\$13,200					\$2,642,060
1.08 - Aluminum Entrances and Storefronts	\$1,812,600	\$0	\$0	\$0	\$0	-\$11,300	\$0	\$0	\$0	\$0	\$142,300	\$172,460	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,116,060
Accurate Door & Window LLC	\$1,812,600					-\$11,300					\$142,300	\$172,460								\$2,116,060
Cherry Hill Glass Co., Inc.	\$2,298,680					\$92,400					\$310,550	\$115,030								\$2,816,670
Massey's Plate Glass & Aluminum	\$2,041,000					\$371,013					\$314,320	\$132,829								\$2,859,162
Lockheed Window Corp.	\$2,749,000					-\$2,570					\$425,200	\$19,000								\$3,190,630
1.09a - Drywall	\$1,814,958	\$0	\$0	\$0	\$0	\$0	\$0	\$23,760	\$0	\$0	\$0	\$4,384	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,843,102
Partitions, Inc.	\$1,814,958							\$23,760				\$4,384			\$0					\$1,843,102
GDS Contracting Group	\$1,999,000							\$11,360				\$910			\$0					\$2,011,270
H. Carr & Sons, Inc.	\$2,109,000											\$15,000			\$0					\$2,124,000
Professional Drywall Construction	\$2,145,000														\$0					\$2,145,000
Acoustics, Inc.	\$2,424,003									\$17,482										\$2,441,485
Conn Acoustics, Inc.	\$2,463,839							\$25,000				\$1,200			\$0					\$2,490,039
Interior Building Contractors	\$2,516,000							\$18,375							\$66,000					\$2,600,375
Generation Drywall Inc.	\$2,713,999							\$12,219												\$2,726,218

**WILLIAM J. JOHNSTON MIDDLE SCHOOL
& PUPIL SERVICES PROJECT**



**BID RESULTS
Bid Date: November 29, 2016**

DESCRIPTION	BASE BID	ALTERNATE NO. 1 Corridor Flooring	ALTERNATE NO. 2 Classroom Flooring	ALTERNATE NO. 3 Parking Lot - East	ALTERNATE NO. 4 Landscaping	ALTERNATE NO. 5 Refinish Gym Floors	ALTERNATE NO. 6 Composite Metal Wall Panels	ALTERNATE NO. 7 Concrete Pavers	ALTERNATE NO. 8 Skylights	ALTERNATE NO. 10A Gym Air Conditioning Gym F E115	ALTERNATE NO. 10B Gym Air Conditioning Gym P B112	ALTERNATE NO. 11 Wall Panels Area E	ALTERNATE NO. 12 Existing Windows and Doors	ALTERNATE NO. 13 Provide RTU Screens	ALTERNATE NO. 15 Increased Insurance Limits	ALTERNATE NO. 16A Gymnasium Athletic Equipment Gym E E115	ALTERNATE NO. 16B Gymnasium Athletic Equipment Gym B B112	ALTERNATE NO. 17 Stamped Concrete	ALTERNATE NO. 18 Rubber Tile in Stairs	BASE BID PLUS ALL ALTERNATES
1.09b - Acoustical	\$334,464	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$334,464
Acoustics, Inc.	\$334,464																			\$334,464
NT Oliva	\$359,500													\$20,200						\$379,700
Drywall Techniques, LLC																				
GDS Contracting Group																				
MCM Acoustics, LLC																				
1.09c - Flooring	\$722,000	\$250,000	\$246,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$55,000	\$1,273,000
BUDGET FOR REBID	\$722,000	\$250,000	\$246,000																\$55,000	\$1,273,000
Urban Contractors of CT	\$658,461	\$41,668	\$325,688																	\$925,817
Barall & Konover Floors, Inc.	\$741,410	\$28,166	\$238,133																	\$1,007,709
M. Frank Higgins & Co., Inc.	\$722,000	\$44,000	\$246,000																	\$1,012,000
Spectrum Floors, Inc.	\$738,777	\$47,000	\$227,000																	\$1,012,777
R & B Ceramic Tile & Floorcovering	\$898,000	\$30,000	\$275,000																	\$1,203,000
1.09d - Painting	\$259,000	\$0	\$0	\$0	\$0	\$0	\$0	\$1,800	\$0	\$0	\$0	\$7,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$267,800
M&P Painting, LLC	\$259,000							\$1,800				\$7,000								\$267,800
MacKenzie Service Corporation	\$313,000							\$1,000												\$314,000
Professional Painting	\$412,300							\$0				-\$5,000								\$407,300
Goodco Painting Inc.	\$427,770							-\$1,600				\$3,300								\$429,470
Quinn Painting LLC																				
1.10 - Firestopping	\$75,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$75,000
BUDGET FOR REBID	\$75,000																			\$75,000
Connecticut Carpentry Corp.	\$145,000													\$9,000						\$154,000
New Haven Firestop Systems - <i>withdrew bid</i>	\$57,434																			\$57,434
1.11 - Food Service Equipment	\$315,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$315,000
Kittredge Equipment Inc.	\$315,000													\$0						\$315,000
Warehouse Store Fixture Co.	\$318,992																			\$318,992
Paramount Restaurant Supply	\$358,000																			\$358,000
1.12 - Elevator	\$149,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$149,500
BUDGET FOR REBID	\$149,500																			\$149,500
Otis Elevator Co.	\$149,500																			\$149,500
1.13 - Plumbing	\$2,087,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,087,000
Ferguson Mechanical Co., Inc.	\$2,087,000													\$0						\$2,087,000
Eastern Energy Services, LLC	\$2,133,446													\$0						\$2,133,446
Modern Mechanical Systems, Inc.	\$2,293,800													\$20,000						\$2,313,800
MJ Daly LLC	\$2,433,000													\$2,000						\$2,435,000
Superior Mechanical Systems Inc.	\$2,480,000																			\$2,480,000
G&R Valley, Inc.	\$2,889,050													\$10,900						\$2,899,950

**WILLIAM J. JOHNSTON MIDDLE SCHOOL
& PUPIL SERVICES PROJECT**



**BID RESULTS
Bid Date: November 29, 2016**

DESCRIPTION	BASE BID	ALTERNATE NO. 1 Corridor Flooring	ALTERNATE NO. 2 Classroom Piping	ALTERNATE NO. 3 Parking Lot - East	ALTERNATE NO. 4 Landscaping	ALTERNATE NO. 5 Refinish Gym Floors	ALTERNATE NO. 6 Composite Metal Wall Panels	ALTERNATE NO. 7 Concrete Pavers	ALTERNATE NO. 8 Skylights	ALTERNATE NO. 10A Gym Air Conditioning Gym F E115	ALTERNATE NO. 10B Gym Air Conditioning Gym F B112	ALTERNATE NO. 11 - Wall Panels Area E	ALTERNATE NO. 12 Exterior Windows and Doors	ALTERNATE NO. 13 Provide RTU Screens	ALTERNATE NO. 14 Increased Insurance Limits	ALTERNATE NO. 15 Gymnasium Athletic Equipment Gym E E115	ALTERNATE NO. 16A Gymnasium Athletic Equipment Gym E E115	ALTERNATE NO. 16B Gymnasium Athletic Equipment Gym B B112	ALTERNATE NO. 17 Stamped Concrete	ALTERNATE NO. 18 Rubber Tile in Stairs	BASE BID PLUS ALL ALTERNATES
1.14 - Fire Protection	\$393,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$18,000	\$0	\$0	\$0	\$0	\$0	\$0
HHS Mechanical Contractors Inc.	\$393,000														\$18,000						
K & M Fire Protection Services	\$407,725														\$3,000						
MJ Daly, LLC	\$468,000														\$1,700						
1.15 - HVAC	\$4,687,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$63,000	\$110,000	\$0	\$0	\$153,255	\$28,000	\$0	\$0	\$0	\$0	\$0	\$0	\$5,041,255
Ferguson Mechanical Co., Inc.	\$4,687,000								\$63,000	\$110,000			\$153,255	\$28,000							\$5,041,255
MJ Daly, LLC	\$4,992,000								\$46,000	\$44,000											\$5,082,000
Superior Mechanical Systems Inc.	\$4,940,000								\$169,000	\$194,900					\$3,000						\$5,306,900
Pro-Mech, Inc.	\$5,077,000								\$136,000	\$138,000					\$12,000						\$5,363,000
Modern Mechanical Systems, Inc.	\$5,082,000								\$99,000	\$112,000			\$152,000	\$20,000							\$5,465,000
HHS Mechanical Contractors Inc.	\$5,198,500								\$151,000	\$148,000			\$125,000	\$18,000							\$5,640,500
Action Air Systems, Inc.	\$5,783,000								\$72,000	\$65,000											\$5,920,000
1.16 - Electrical	\$2,479,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,479,000
Custom Electric Inc.	\$2,479,000								\$0	\$0					\$0						\$2,479,000
Ferguson Electric Company	\$2,787,000								\$6,764	\$4,119					\$23,000						\$2,820,883
Electrical Contractors, Inc.	\$2,840,000								\$7,500	\$9,900					\$0						\$2,857,400
J E Shea Electric	\$3,073,000								\$2,800	\$0					\$0						\$3,075,800
Banton Construction Co., Inc.	\$3,104,000																				\$3,104,000
Dicin Electric Co.	\$3,291,000								-\$5,500	-\$1,200					\$6,050						\$3,290,350
Boulos Company - NO CTDAS Update	\$3,459,000								\$5,600	\$3,000					\$0						\$3,467,000
1.17 - Tele/Data/Communications	\$767,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$767,000
Custom Electric	\$767,000														\$0						\$767,000
JE Shea Electric	\$1,300,000														\$0						\$1,300,000
Mercury Cabling Systems	\$1,470,000																				\$1,470,000
1.18 - Security	\$138,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$138,500
Custom Electric	\$138,500														\$0						\$138,500
A-M Electric Company, LLC	\$249,000														\$7,000						\$256,000
JE Shea Electric	\$330,000														\$0						\$330,000
Dicin Electric Co.	\$325,000														\$6,050						\$331,050
1.19 - Fire Alarm	\$280,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$280,000
J E Shea Electric	\$280,000																				\$280,000
Custom Electric	\$286,700														\$0						\$286,700
A-M Electric Company, LLC	\$289,000														\$7,000						\$296,000
Dicin Electric Co.	\$358,250														\$6,050						\$362,300

**WILLIAM J. JOHNSTON MIDDLE SCHOOL
& PUPIL SERVICES PROJECT**



**BID RESULTS
Bid Date: November 29, 2016**

DESCRIPTION	BASE BID	ALTERNATE NO.																		BASE BID PLUS ALL ALTERNATES	
		1	2	3	4	5	6	7	8	10A	10B	11	12	13	15	16A	16B	17	18		
1.20 - Window Treatments	\$41,087	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$41,087
Alpha-Aero Draperies Inc.	\$41,087																				\$41,087
Turner Commercial Products, LLC	\$51,831																				\$51,831
G. Donovan Associates, Inc.	\$71,000														\$5,000						\$76,000
Connecticut Carpentry Corp.	\$125,000														\$9,000						\$134,000
1.21 - Final Cleaning	\$36,707	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$36,707
Horizon Services Corporation	\$36,707																				\$36,707
Charter Oak Building Maintenance, Inc.	\$87,913																				\$87,913
Conny Inc, dba Orange Cleaning Services																					
COMBINATION BIDS - 1.02a - SITEWORK & 1.03 - CONCRETE																					\$5,544,200
Waters Construction	\$5,436,700		\$48,000	\$59,500																	\$5,544,200
COMBINATION BIDS - 1.16 (Electrical), 1.17 (Tele/Data/Comm), 1.18 (Security) and 1.19 (Fir																					\$3,440,000
Custom Electric	3,440,000									0	0				0						3,440,000
JE Shea Electric	4,130,000									2,800	0				0						4,132,800
COMBINATION BIDS - 1.13 - PLUMBING & 1.15 - HVAC																					\$6,629,848
P&D Mechanical	6,360,848									223,000	162,000				-116,000						6,629,848
Ferguson Mechanical	6,687,000									63,000	110,000				153,255	28,000					7,041,255
MJ Daly	7,325,000																				7,325,000
Modern Mechanical Systems Inc.	7,325,000									99,000	112,000				152,000	20,000					7,708,000
COMBINATION BIDS - 1.16 - ELECTRICAL & 1.19 - FIRE ALARM																					\$3,983,700
A&S Electrical Services, Inc.	\$3,959,000									\$7,500	\$7,200				\$10,000						\$3,983,700

- ALTERNATE NO. 1 Corridor Flooring
- ALTERNATE NO. 2 Classroom Flooring
- ALTERNATE NO. 3 Parking Lot - East
- ALTERNATE NO. 4 Landscaping
- ALTERNATE NO. 5 Refinish Gym Floors
- ALTERNATE NO. 6 Composite Metal Wall Panels
- ALTERNATE NO. 7 Concrete Pavers
- ALTERNATE NO. 8 Skylights

- ALTERNATE NO. 10A Gym Air Conditioning Gym E E115
- ALTERNATE NO. 10B Gym Air Conditioning Gym B B112
- ALTERNATE NO. 11 Wall Panels Area E
- ALTERNATE NO. 12 Existing Windows and Doors
- ALTERNATE NO. 13 Provide RTU Screens
- ALTERNATE NO. 15 Increased Insurance Limits
- ALTERNATE NO. 16A Gymnasium Athletic Equipment Gym E E115
- ALTERNATE NO. 16B Gymnasium Athletic Equipment Gym B B112

- ALTERNATE NO. 17 Stamped Concrete
- ALTERNATE NO. 18 Rubber Tile in Stairs

**WILLIAM J. JOHNSTON MIDDLE SCHOOL
& PUPIL SERVICES PROJECT
CONTRACT AWARD SUMMARY
JANUARY 12, 2017**

Description	Apparent Low Bidder	Base Bid Amount	ALTERNATE NO. 1 Corridor Flooring	ALTERNATE NO. 2 Classroom Flooring	ALTERNATE NO. 3 Parking Lot - East	ALTERNATE NO. 4 Landscaping	ALTERNATE NO. 5 Refinish Gym Floors	ALTERNATE NO. 6 Composite Metal Wall Panels	ALTERNATE NO. 7 Concrete Pavers	ALTERNATE NO. 8 Skylights
1.01 - Abatement and Demolition	Niram, Inc.	\$2,637,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.02a - Sitework	Milton C. Beebe & Sons	\$3,625,918.00	\$0.00	\$0.00	\$82,603.00	\$66,736.00	\$0.00	\$0.00	\$0.00	\$0.00
1.02b - Concrete Sidewalks and Curbs	BUDGET FOR REBID	\$550,000.00	\$0.00	\$0.00	\$7,570.00	\$0.00	\$0.00	\$0.00	\$115,337.00	\$0.00
1.03 - Concrete	MT Ford Industries	\$1,073,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.04 - Masonry	Midstate Masonry Contractors	\$1,751,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.05a - Structural Steel	QSR Steel Corporation	\$1,496,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$14,500.00
1.05b - Miscellaneous Metals	L&P Gate Co., Inc.	\$236,489.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.06 - General Trades	Scope Construction Co., Inc.	\$2,845,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$60,700.00	\$0.00	\$0.00	\$0.00
1.07 - Roofing	Silktown Roofing, Inc.	\$1,531,600.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$228,300.00
1.08 - Aluminum Entrances and Storefronts	Accurate Door & Window LLC	\$1,812,600.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$11,300.00	\$0.00	\$0.00
1.09a - Drywall	Partitions, Inc.	\$1,814,958.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$23,760.00
1.09b - Acoustical	Acoustics, Inc.	\$334,464.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.09c - Flooring	BUDGET FOR REBID	\$722,000.00	\$250,000.00	\$246,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.09d - Painting	M&P Painting, LLC	\$259,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,800.00
1.10 - Firestopping	BUDGET FOR REBID	\$75,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.11 - Food Service Equipment	Kittredge Equipment Inc.	\$315,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.12 - Elevator	BUDGET FOR REBID	\$149,500.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.13 - Plumbing and 1.15 HVAC COMBO	P&D Mechanical	\$6,360,848.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.14 - Fire Protection	HHS Mechanical Contractors Inc.	\$393,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.16, 1.17, 1.18, 1.19 Electrical COMBO	Custom Electric Inc.	\$3,440,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.20 - Window Treatments	Alpha-Aero Draperies Inc.	\$41,087.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
1.21 - Final Cleaning	Horizon Services Corporation	\$36,707.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	TOTAL	\$31,500,171.00	\$250,000.00	\$246,000.00	\$90,173.00	\$66,736.00	\$60,700.00	-\$11,300.00	\$115,337.00	\$239,360.00

**WILLIAM J. JOHNSTON MIDDLE SCHOOL
& PUPIL SERVICES PROJECT
CONTRACT AWARD SUMMARY
JANUARY 12, 2017**

ALTERNATE NO. 10A Gym Air Conditioning Gym E E115	ALTERNATE NO. 10B Gym Air Conditioning Gym B B112	ALTERNATE NO. 11 Wall Panels Area E	ALTERNATE NO. 12 Existing Windows and Doors	ALTERNATE NO. 13 Provide RTU Screens	ALTERNATE NO. 15 Increased Insurance Limits	ALTERNATE NO. 16A Gymnasium Athletic Equipment Gym E E115	ALTERNATE NO. 16B Gymnasium Athletic Equipment Gym B B112	ALTERNATE NO. 17 Stamped Concrete	ALTERNATE NO. 18 Rubber Tile in Stairs	TOTAL OF ACCEPTED ALTERNATES	Anticipated Contract Amount	Description
\$15,000.00	\$15,000.00	\$0.00	\$35,000.00	\$0.00	\$25,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$90,000.00	\$2,727,000.00	1.01 - Abatement and Demolition
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$82,603.00	\$3,708,521.00	1.02a - Sitework
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$14,000.00	\$0.00	\$0.00	\$100,000.00	\$0.00	\$121,570.00	\$671,570.00	1.02b - Concrete Sidewalks and Curbs
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$6,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$6,000.00	\$1,079,000.00	1.03 - Concrete
\$0.00	\$12,400.00	\$0.00	\$0.00	\$0.00	\$11,700.00	\$0.00	\$0.00	\$0.00	\$0.00	\$24,100.00	\$1,775,100.00	1.04 - Masonry
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$9,500.00	\$1,486,500.00	1.05a - Structural Steel
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$236,489.00	1.05b - Miscellaneous Metals
\$0.00	\$0.00	\$0.00	\$14,000.00	\$0.00	\$0.00	\$26,000.00	\$33,300.00	\$0.00	\$0.00	\$134,000.00	\$2,979,000.00	1.06 - General Trades
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$228,300.00	\$1,759,900.00	1.07 - Roofing
\$0.00	\$0.00	\$142,300.00	\$172,460.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$303,460.00	\$2,116,060.00	1.08 - Windows and Entrances
\$0.00	\$0.00	\$0.00	\$4,384.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$28,144.00	\$1,843,102.00	1.09a - Drywall
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$334,464.00	1.09b - Acoustical
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$55,000.00	\$246,000.00	\$968,000.00	1.09c - Flooring
\$0.00	\$0.00	\$0.00	\$7,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$8,800.00	\$267,800.00	1.09d - Painting
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$75,000.00	1.10 - Firestopping
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$315,000.00	1.11 - Food Service Equipment
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$149,500.00	1.12 - Elevator
\$223,000.00	\$162,000.00	\$0.00	\$0.00	-\$116,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$385,000.00	\$6,745,848.00	1.13 - Plumbing and 1.15 HVAC COMBO
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$393,000.00	1.14 - Fire Protection
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,440,000.00	1.16, 1.17, 1.18, 1.19 Electrical COMBO
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$41,087.00	1.20 - Window Treatments
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$36,707.00	1.21 - Final Cleaning
\$238,000.00	\$189,400.00	\$142,300.00	\$232,844.00	-\$116,000.00	\$61,700.00	\$26,000.00	\$33,300.00	\$100,000.00	\$55,000.00	\$1,648,477.00	\$33,148,648.00	

EXHIBIT B

WILLIAM J. JOHNSTON MIDDLE SCHOOL ADDITION AND RENOVATIONS

EXHIBIT B - ALTERNATES
January 12, 2017

ACCEPTED ALTERNATES (INCLUDED IN GMP AMOUNT)			
Description	Est. Cost (Rebid)	Actual Cost	Accept
2 Classroom Flooring	\$246,000		
3 Parking Lot - East	\$7,570	\$82,603	YES
5 Refinish Gym Floors		\$60,700	YES
6 Composite Metal Wall Panels		(\$11,300)	
8 Skylights		\$239,360	YES
10A Gym Air Conditioning - Gym E E115		\$238,000	YES
10B Gym Air Conditioning - Gym B B112		\$189,400	YES
11 Wall Panels Area E		\$142,300	
12 Existing Windows and Doors		\$232,844	YES
15 Increased Insurance Limits	\$14,000	\$47,700	YES
16A Gymnasium Athletic Equipment - Gym E E115		\$26,000	YES
16B Gymnasium Athletic Equipment - Gym B B112		\$33,300	YES
17 Stamped Concrete	\$100,000		
REJECTED ALTERNATES			
Description	Est. Cost (Rebid)	Actual Cost	Accept
4 Landscaping		\$66,736	NO
PENDING ALTERNATES			
Description	Est. Cost (Rebid)	Actual Cost	Accept
1 Corridor Flooring	\$250,000		
7 Concrete Pavers	\$115,337		
18 Rubber Tile in Stairs	\$55,000		

EXHIBIT C

WILLIAM J. JOHNSTON MIDDLE SCHOOL ADDITION AND RENOVATIONS
SCHEDULE OF ALLOWANCES
 January 12, 2017

Allowance No.	Description/Purpose of Allowance	Qty	Unit of Measure	Unit Rate	Total Included
1	Break-up of frost/snow removal as required to facilitate starting work onsite on March 15, 2017	1	LS	\$50,000.00	\$50,000.00
2	Signage - site sign, Colchester tree graphic in Main Street, classroom window signage, interior emergency exit maps	1	LS	\$25,000.00	\$25,000.00
3	Second (4'x8') scissor lift at dumpster pad, including power	1	LS	\$23,000.00	\$23,000.00
4	Wash exterior of Building Areas A, B, E and F prior to masonry restoration	1	LS	\$30,000.00	\$30,000.00
5	Increase depth of furred-out walls at existing exterior walls (from 7/8" to 2-1/2")	1	LS	\$21,000.00	\$21,000.00
6	Additional Costs due to building abatement/demolition - Scope to be determined	1	LS	\$85,000.00	\$85,000.00
7	Overtime/Acceleration Costs, to be expended only on an as-needed basis	1	LS	\$48,500.00	\$48,500.00
8	Second Shift Superintendent, to be expended only on an as-needed basis	6	MO	\$17,992.00	\$107,952.00
9	Provide thermal break (rigid insulation) along edge of slab-on-grade in lieu of 1/2" compressible filler	1	LS	\$10,000.00	\$10,000.00
10	Structural - concrete trench enclosure for fuel oil piping in Boiler Room. Backfill and seal off existing crawl spaces and existing pipe tunnels in Area E/F.	1	LS	\$60,000.00	\$60,000.00
11	Exterior - extend weather barrier protection as necessary (result of BP 1.08)	1	LS	\$35,000.00	\$35,000.00
12	Provide wood blocking at existing window openings	1	LS	\$25,000.00	\$25,000.00
13	Gymnasium athletic equipment revisions, including power	1	LS	\$18,000.00	\$18,000.00
TOTAL CM ALLOWANCES					\$538,452.00

EXHIBIT D

WILLIAM J. JOHNSTON MIDDLE SCHOOL ADDITION AND RENOVATIONS ASSUMPTIONS, QUALIFICATIONS, EXCLUSIONS AND CLARIFICATIONS January 12, 2017

- 1 GMP excludes the State Educational portion of the State Permit Fees. Any Permit Fees assessed by the Town are excluded and shall be paid for directly by the Owner, if required.
- 2 GMP is based upon the project being sales tax exempt in accordance with CT State Statutes.
- 3 GMP excludes the following costs, which are to be provided by the Owner or Agents of the Owner: Moving, relocation and planning; Third Party inspections; Special Inspections and testing; Building Commissioning; air/wipe testing; and IAQ testing. The CM will coordinate activities as needed.
- 4 GMP is based upon the following assumptions for fuel consumption and utility connections and consumption:
 - a. An allowance is included in the GMP for fees associated with installation agreements and/or utility charges from electrical utility and communications companies as required for the installation of permanent services for the building.
 - b. An allowance is included in the GMP for consumption charges for gas or other fuel for temporary heat; except when permanent HVAC systems are being utilized, at which time, fuel consumption will be the responsibility of the Owner.
 - c. Utility consumption charges for temporary power and/or permanent power to support construction activities are excluded from the GMP and shall be the responsibility of the Owner.
- 5 GMP excludes safe and legal removal of all chemicals and other hazardous materials, other than those specifically called for in the contract documents. The Owner is responsible for the removal of those items.
- 6 The GMP includes advertisement costs of the CHRO Outreach event as well as the initial bid. The GMP also includes the approximate cost of advertisement of the Rebid for Bid Packages 1.02b - Concrete Sidewalks and Curbs, 1.09c - Flooring, 1.10 - Firestopping and 1.12- Elevator. The GMP excludes costs for printing of bid documents.
- 7 The removal of any and all Owner's furnishings and miscellaneous stored items from the classrooms and other areas of the existing building and site is the responsibility of the Owner and is excluded from this GMP.
- 8 GMP excludes costs for Furniture, Fixtures and Equipment (FF&E). Construction Manager will inform Owner of areas ready for delivery. Construction Manager is not responsible for unloading, installing, checking, waste management or accepting the FF&E. Rough-in for FF&E is included in the GMP per the bid documents (Exhibit E).
- 9 GMP excludes costs for Technology Equipment. Construction Manager will inform Owner of areas ready for delivery. Construction Manager is not responsible for unloading, installing, checking or accepting the Technology Equipment. Rough-in for technology is included in the GMP per the bid documents (Exhibit E).

EXHIBIT D

WILLIAM J. JOHNSTON MIDDLE SCHOOL ADDITION AND RENOVATIONS ASSUMPTIONS, QUALIFICATIONS, EXCLUSIONS AND CLARIFICATIONS January 12, 2017

- 10 Acceptance of the GMP constitutes acceptance of O&G Industries' recommended lowest responsible bidders listed in the GMP under Exhibit A1. The GMP is based upon the trade contractors' acceptance and execution of a contract with O&G to perform the work. Withdrawal of a bid by a trade contractor listed within the GMP will require an adjustment to the GMP to accommodate the next lowest responsible bidder's contract amount.
- 11 The GMP includes estimated amounts for the base bids and alternates associated with four (4) trade packages which are currently being rebid: 1.02b - Concrete Sidewalks and Curbs, 1.09c - Flooring, 1.10 - Firestopping and 1.12- Elevator. Any adjustments to these trade packages' base bid and alternate amounts, as well as approval of the remaining pending alternates, will be funded from, or credited to, the CM Contingency.
- 12 When/where the specification includes a basis of design product as well as a list of approved manufacturers and vendors, it is assumed that the list of approved manufacturers and vendors will not require different or additional infrastructure, supports, electrical feed sizes, power requirements or modifications to any other building component other than what is shown on the contract documents.
- 13 GMP includes costs of accepted Alternates No.'s 2, 3, 5, 6, 8, 10A, 10B, 11, 12, 15, 16A, 16B and 17 as described in Exhibit B in the total amount of \$1,648,477.00, to be performed by various contractors. Pricing of pending alternates are available for acceptance by the Owner until April 20, 2017.
- 14 Testing for humidity/moisture content in floors is included in the GMP. GMP excludes all other specified Testing lab services for the testing of materials and indoor air quality monitoring.
- 15 GMP excludes cleaning of existing ductwork. Any and all cleaning of existing building components located above existing ceilings, if required, is the responsibility of the Owner.
- 16 The GMP excludes corner guards, since there is no specification for this material and no details on the drawings to indicate the scope of this work.
- 17 Exhibit C indicates the CM Allowances included in the GMP. None of these allowances will be expended without prior approval by Owner.
- 18 Regarding the seismic ceiling Detail K3/A2.08 - work will not be provided exactly as indicated in these details, the ceiling installation work will comply with all indicated seismic requirements.
- 19 The GMP includes work indicated in the bid documents listed in Exhibit E. GMP excludes all costs associated with any Sketches, ASI's, etc. and/or any other revisions issued subsequent to the bid documents referenced herein.

EXHIBIT D

WILLIAM J. JOHNSTON MIDDLE SCHOOL ADDITION AND RENOVATIONS ASSUMPTIONS, QUALIFICATIONS, EXCLUSIONS AND CLARIFICATIONS

January 12, 2017

- 20 Existing systems, including the existing boilers, shall be maintained by the Owner until such systems are taken offline for construction. The Owner is responsible for the maintenance and code compliance of the existing communications, security and fire alarm systems until such time as the areas protected by these devices are renovated.
- 21 Fill of the new propane tank and new fuel oil tank for testing is excluded from the GMP and is the responsibility of the Owner. Fuel for testing the emergency generator is included in the GMP.
- 22 The removal or reinstallation of existing ropes and activity course equipment is excluded from the GMP. Ceiling-mounted items provided as part of the contract shall be located in Gymnasium B B112 as indicated on the contract documents. Any additional cost associated with relocating or modifying ceiling-mounted items due to ropes/activity equipment shall be funded from the Owner's contingency.
- 23 GMP includes Preconstruction Phase and Construction Phase CM Fees. GMP includes additional Preconstruction Fee based on added duration to the Preconstruction Phase of four (4) months.
- 24 The construction timeframe that the CM Reimbursables are based on is from January 1, 2017 through December 31, 2019, followed by contract closeout. Additional CM Reimbursable fees will be billed beyond this timeframe if additional time is added on to the project through delays or additional scope of work.
- 25 The GMP is based upon the phasing plan (Exhibit F) included in the contract documents. Required deviations from this plan by the Owner will be evaluated for cost and schedule impact and the GMP will be adjusted accordingly.
- 26 Contractor personnel background checks, temporary security fencing around contractor staging areas and temporary site lighting are included in the GMP. Watchmen or additional security services are to be provided by the Owner.
- 27 GMP Schedule and costs are based upon receiving approval of this GMP no later than January 19, 2017.

**WILLIAM J. JOHNSTON MIDDLE SCHOOL
COLCHESTER, CONNECTICUT
STATE PROJECT NO. 028-0043 EA/RR AND 028-0044 BE/EA/RR
EXHIBIT E - LIST OF DRAWINGS, SPECIFICATIONS AND ADDENDA**

Drawing No.	Description	Dated
VOLUME I OF II - ABATEMENT, CIVIL, LANDSCAPE, STRUCTURAL, ARCHITECTURAL, FOOD SERVICE		
General		
G0.01	General Information I	9/13/16
G0.02	General Information II	9/13/16
G1.01	Code Information I	9/13/16
G1.02	First Floor Code Plan	9/13/16
G1.03	Second Floor Code Plan	9/13/16
Hazardous Materials		
HM-01	Hazardous Materials Abatement Plan	9/13/16
HM-02	Hazardous Materials Roof Abatement Plan	9/13/16
Civil		
CI-001	Civil General Notes	9/13/16
VB-01	Limited Property Boundary & Topographic Survey	3/7/16
CP-100	Site Preparation Plan	9/13/16
CE-100	Erosion & Sediment Control Plan	9/13/16
CS-100	Overall Site	9/13/16
CS-101	Detailed Site Layout Plan	9/13/16
CS-102	Detailed Site Layout Plan	9/13/16
CS-103	Detailed Site Layout Plan	9/13/16
CS-104	Detailed Site Layout Plan	9/13/16
CG-100	Overall Grading & Drainage Plan	9/13/16
CG-101	Detailed Grading & Drainage Plan	9/13/16
CG-102	Detailed Grading & Drainage Plan	9/13/16
CG-103	Detailed Grading & Drainage Plan	9/13/16
CG-104	Detailed Grading & Drainage Plan	9/13/16
CU-100	Overall Site Utility Plan	9/13/16
CU-101	Detailed Site Utility Plan	9/13/16
CU-102	Detailed Site Utility Plan	9/13/16
CU-103	Detailed Site Utility Plan	9/13/16
CU-104	Detailed Site Utility Plan	9/13/16
CA-101	West Field Alternative Plan	9/13/16
CD-501	Erosion & Sediment Control Details	9/13/16
CD-502	Site Details	9/13/16
CD-503	Site Details	9/13/16
CD-504	Site Details	9/13/16
CD-505	Storm Drainage Details	9/13/16
CD-506	Storm Drainage Details	9/13/16
CD-507	Sanitary Sewer Details	9/13/16
CD-508	Sanitary Sewer Details	9/13/16
CD-509	Site Utility Details	9/13/16
CD-510	Site Utility Details	9/13/16

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Drawing No.	Description	Dated
Landscape		
LL.100	Site Enlargement - Layout	9/13/16
LL.101	Site Enlargement - Layout - Alt.	9/13/16
LL.200	Site Enlargement - Layout	9/13/16
LL.201	Site Enlargement - Layout - Alt.	9/13/16
LL.300	Site Enlargement - Layout	9/13/16
LG.200	Site Enlargement - Grading	9/13/16
LV.100	Site Enlargement - Planting	9/13/16
LV.200	Site Enlargement - Planting	9/13/16
LV.300	Site Planting - Overall	9/13/16
LV.301	Site Planting - Overall Alt.	9/13/16
LD.100	Landscape Details	9/13/16
Structural		
S0.0	Structural Notes and Typical Details	9/13/16
S0.01	Typical Sections and Details	9/13/16
S1.01	Foundation Plan - Area A	9/13/16
S1.02	Foundation Plan - Area B	9/13/16
S1.03	Foundation Plan - Area C	9/13/16
S1.04	Foundation Plan - Area D	9/13/16
S1.05	Foundation Plan - Area E/F	9/13/16
S2.03	Second Floor Framing Plan - Area C	9/13/16
S2.04	Second Floor Framing Plan - Area D	9/13/16
S3.01	Roof Framing Plan - Area A	9/13/16
S3.02	Roof Framing Plan - Area B	9/13/16
S3.03	Roof Framing Plan - Area C	9/13/16
S3.04	Roof Framing Plan - Area D	9/13/16
S3.05	Roof Framing Plan - Area E	9/13/16
S3.06	Roof Framing Plan - Gym Area E	9/13/16
S3.07	Roof Framing Plan - Monitor Roof - Area C	9/13/16
S3.08	Roof Framing Plan - Monitor Roof - Area D	9/13/16
S3.09	Base Bid Roof Framing Plans at Skylight Locations	9/13/16
S7.10	Structural Wall Sections - Area A	9/13/16
S7.20	Structural Sections - Area B	9/13/16
S7.21	Structural Wall Sections - Area B	9/13/16
S7.30	Structural Sections - Area C	9/13/16
S7.31	Structural Sections - Area C	9/13/16
S7.32	Structural Wall Sections - Area C	9/13/16
S7.33	Structural Wall Sections - Area C	9/13/16
S7.40	Structural Wall Sections - Area D	9/13/16
S7.41	Structural Wall Sections - Area D	9/13/16
S7.42	Structural Sections - Area D	9/13/16
S7.43	Structural Wall Sections at Elevator - Area D	9/13/16

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Drawing No.	Description	Dated
S7.50	Structural Sections - Area E	9/13/16
S7.51	Structural Wall Sections - Area E	9/13/16
S7.52	Structural Wall Sections - Area E	9/13/16
S7.53	Structural Wall Sections - Area E	9/13/16
S8.01	Foundation Plan Details	9/13/16
S8.02	Foundation Plan Details	9/13/16
S9.01	Structural Column Schedule	9/13/16
S11.01	Braced Frame Elevations	9/13/16
S11.02	Braced Frame Elevations	9/13/16
S11.03	Braced Frame Elevations	9/13/16
S11.04	Braced Frame Elevations	9/13/16
S11.05	Braced Frame Elevations	9/13/16
S12.01	Brace Frame Details	9/13/16
Architectural		
AD1.00	Overall Demolition Plan	9/13/16
AD1.01	First Floor Demolition Plan - Area A	9/13/16
AD1.02	First Floor Demolition Plan - Area B	9/13/16
AD1.05	First Floor Demolition Plan - Area E	9/13/16
A1.00	Overall Floor Plans	9/13/16
A1.01	First Floor Plan - Area A	9/13/16
A1.02	First Floor Plan - Area B	9/13/16
A1.03	First Floor Plan - Area C	9/13/16
A1.04	First Floor Plan - Area D	9/13/16
A1.05	First Floor Plan - Area E & F	9/13/16
A1.06	Second Floor Plan - Area C	9/13/16
A1.07	Second Floor Plan - Area D	9/13/16
A2.01	First Floor Reflected Ceiling Plan - Area A	9/13/16
A2.02	First Floor Reflected Ceiling Plan - Area B	9/13/16
A2.03	First Floor Reflected Ceiling Plan - Area C	9/13/16
A2.04	First Floor Reflected Ceiling Plan - Area D	9/13/16
A2.05	First Floor Reflected Ceiling Plan - Area E	9/13/16
A2.06	Second Floor Reflected Ceiling Plan - Area C	9/13/16
A2.07	Second Floor Reflected Ceiling Plan - Area D	9/13/16
A2.08	Soffit Details I	9/13/16
A3.00	Finish Material List	9/13/16
A3.01	First Floor Finish Plan - Area A	9/13/16
A3.02	First Floor Finish Plan - Area B	9/13/16
A3.03	First Floor Finish Plan - Area C	9/13/16
A3.04	First Floor Finish Plan - Area D	9/13/16
A3.05	First Floor Finish Plan - Area E	9/13/16
A3.06	Second Floor Finish Plan - Area C	9/13/16
A3.07	Second Floor Finish Plan - Area D	9/13/16

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Drawing No.	Description	Dated
A4.00	Overall Roof Plan	9/13/16
A4.01	Roof Plan - Area A	9/13/16
A4.02	Roof Plan - Area B	9/13/16
A4.03	Roof Plan - Area C	9/13/16
A4.04	Roof Plan - Area D	9/13/16
A4.05	Roof Plan - Area E & F	9/13/16
A4.06	Roof Details I	9/13/16
A4.07	Roof Details II	9/13/16
A4.08	Roof Details III	9/13/16
A5.00	Overall Exterior Elevations	9/13/16
A5.01	Exterior Elevations I - Area A & B	9/13/16
A5.02	Exterior Elevations II - Area C & D	9/13/16
A5.03	Exterior Elevations III - Area C & D	9/13/16
A5.04	Exterior Elevations IV - Area E & F	9/13/16
A6.01	Enlarged Plans	9/13/16
A6.02	Toilet & Locker Room Plans	9/13/16
A6.03	Stairs - Plans, Sections & Details	9/13/16
A6.04	Stairs - Plans, Sections & Details	9/13/16
A6.05	Ramp - Plans & Sections	9/13/16
A6.06	Elevators - Plans, Sections & Details	9/13/16
A7.01	Wall Sections I	9/13/16
A7.02	Wall Sections II	9/13/16
A7.03	Wall Sections III	9/13/16
A7.04	Wall Sections IV	9/13/16
A7.05	Wall Sections V	9/13/16
A7.06	Wall Sections VI	9/13/16
A7.07	Wall Sections VII	9/13/16
A7.08	Wall Sections VIII	9/13/16
A7.09	Sectional Details I	9/13/16
A7.10	Sectional Details II	9/13/16
A8.01	Column Details I	9/13/16
A8.02	Column Details II	9/13/16
A8.03	Column Details III	9/13/16
A8.04	Column Details IV	9/13/16
A8.05	Column Details V	9/13/16
A8.06	Column Details VI	9/13/16
A9.01	Door & Frame Elevations I	9/13/16
A9.02	Aluminum Frame Elevations I	9/13/16
A9.03	Aluminum Frame Elevations II	9/13/16
A9.04	Hollow Metal Head Details	9/13/16
A9.05	Hollow Metal Jamb Details	9/13/16
A9.06	Aluminum Frame Details	9/13/16

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Drawing No.	Description	Dated
A10.01	Miscellaneous Details I	9/13/16
A10.02	Miscellaneous Details II	9/13/16
A10.03	Miscellaneous Details III	9/13/16
A10.04	Miscellaneous Details IV	9/13/16
A11.01	Interior Elevations I	9/13/16
A11.02	Interior Elevations II	9/13/16
A11.03	Interior Elevations III	9/13/16
A11.04	Interior Elevations IV	9/13/16
A11.05	Interior Elevations V	9/13/16
A11.06	Interior Elevations VI	9/13/16
A11.07	Interior Elevations VII	9/13/16
A12.01	Casework Elevations I	9/13/16
A12.02	Casework Elevations II	9/13/16
A12.03	Casework Details I	9/13/16
A12.04	Casework Details II	9/13/16
Food Service		
K1.0	Kitchen-Servery Equipment Plan Equipment Schedule	9/13/16
K-1.1	Kitchen-Servery Electrical Stub-In Plan	9/13/16
K-1.2	Kitchen-Servery Plumbing Stub-In Plan	9/13/16
K-1.3	Kitchen-Servery Exhaust Details	9/13/16
K-1.4	Kitchen-Servery Walk-In Details	9/13/16
K-1.5	Kitchen-Servery Equipment Details	9/13/16
VOLUME II OF II - FIRE PROTECTION, PLUMBING, MECHANICAL, ELECTRICAL, TECHNOLOGY		
Site Utility		
SU1.00	Site Utility Plan	9/13/16
SU1.01	Site Utility Plan	9/13/16
MEP Demolition		
MEPD1.00	MEP Demolition Floor Plan	9/13/16
MEP Roof		
MEP1.01	MEP Roof Plan Area A	9/13/16
MEP1.02	MEP Roof Plan Area B	9/13/16
MEP1.03	MEP Roof Plan Area C	9/13/16
MEP1.04	MEP Roof Plan Area D	9/13/16
MEP1.05	MEP Roof Plan Area E	9/13/16

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Drawing No.	Description	Dated
Fire Protection		
FP1.01	Fire Protection First Floor Plan - Area A	9/13/16
FP1.02	Fire Protection First Floor Plan - Area B	9/13/16
FP1.03	Fire Protection First Floor Plan - Area C	9/13/16
FP1.04	Fire Protection First Floor Plan - Area D	9/13/16
FP1.05	Fire Protection First Floor Plan - Area E & F	9/13/16
FP1.06	Fire Protection Second Floor Plan - Area C	9/13/16
FP1.07	Fire Protection Second Floor Plan - Area D	9/13/16
FP2.00	Fire Protection Partial Plans	9/13/16
FP5.00	Fire Protection Details	9/13/16
Plumbing		
P1.00	Plumbing First Floor Underground Plan - Area A	9/13/16
P1.01	Plumbing First Floor Underground Plan - Area B	9/13/16
P1.02	Plumbing First Floor Underground Plan - Area C	9/13/16
P1.03	Plumbing First Floor Underground Plan - Area D	9/13/16
P1.04	Plumbing First Floor Underground Plan - Area E & F	9/13/16
P1.05	Plumbing First Floor Plan - Area A	9/13/16
P1.06	Plumbing First Floor Plan - Area B	9/13/16
P1.07	Plumbing First Floor Plan - Area C	9/13/16
P1.08	Plumbing First Floor Plan - Area D	9/13/16
P1.09	Plumbing First Floor Plan - Area E & F	9/13/16
P1.10	Plumbing Second Floor Plan - Area C	9/13/16
P1.11	Plumbing Second Floor Plan - Area D	9/13/16
P2.00	Plumbing Partial Plans - Kitchen	9/13/16
P2.01	Plumbing Partial Plans	9/13/16
P5.00	Plumbing Details	9/13/16
P6.00	Plumbing Schedules	9/13/16
P6.01	Plumbing Schedules	9/13/16
Mechanical		
MP1.01	Mechanical Piping First Floor Plan - Area A	9/13/16
MP1.02	Mechanical Piping First Floor Plan - Area B	9/13/16
MP1.03	Mechanical Piping First Floor Plan - Area C	9/13/16
MP1.04	Mechanical Piping First Floor Plan - Area D	9/13/16
MP1.05	Mechanical Piping First Floor Plan - Area E & F	9/13/16
MP1.06	Mechanical Piping Second Floor Plan - Area C	9/13/16
MP1.07	Mechanical Piping Second Floor Plan - Area D	9/13/16
M1.01	Mechanical Ductwork First Floor Plan - Area A	9/13/16
M1.02	Mechanical Ductwork First Floor Plan - Area B	9/13/16
M1.03	Mechanical Ductwork First Floor Plan - Area C	9/13/16
M1.04	Mechanical Ductwork First Floor Plan - Area D	9/13/16
M1.05	Mechanical Ductwork First Floor Plan - Area E & F	9/13/16

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Drawing No.	Description	Dated
M1.06	Mechanical Ductwork Second Floor Plan - Area C	9/13/16
M1.07	Mechanical Ductwork Second Floor Plan - Area D	9/13/16
M4.00	Mechanical Refrig. Piping Diagrams	9/13/16
M4.01	Mechanical Refrig. Piping Diagrams	9/13/16
M4.02	Mechanical Refrig. Piping Diagrams	9/13/16
M4.03	Mechanical Refrig. Piping Diagrams	9/13/16
M5.00	Mechanical Details	9/13/16
M5.01	Mechanical Details	9/13/16
M5.02	Mechanical Heating Hot Water Diagram	9/13/16
M6.00	Mechanical Schedules and Diagrams	9/13/16
M6.01	Mechanical Schedules and Diagrams	9/13/16
M6.02	Mechanical Schedules and Diagrams	9/13/16
Electrical		
EL1.01	Electrical Lighting First Floor Plan - Area A	9/13/16
EL1.02	Electrical Lighting First Floor Plan - Area B	9/13/16
EL1.03	Electrical Lighting First Floor Plan - Area C	9/13/16
EL1.04	Electrical Lighting First Floor Plan - Area D	9/13/16
EL1.05	Electrical Lighting First Floor Plan - Area E & F	9/13/16
EL1.06	Electrical Lighting Second Floor Plan - Area C	9/13/16
EL1.07	Electrical Lighting Second Floor Plan - Area D	9/13/16
EP1.01	Electrical Power First Floor Plan - Area A	9/13/16
EP1.02	Electrical Power First Floor Plan - Area B	9/13/16
EP1.03	Electrical Power First Floor Plan - Area C	9/13/16
EP1.04	Electrical Power First Floor Plan - Area D	9/13/16
EP1.05	Electrical Power First Floor Plan - Area E & F	9/13/16
EP1.06	Electrical Power Second Floor Plan - Area C	9/13/16
EP1.07	Electrical Power Second Floor Plan - Area D	9/13/16
E3.01	Electrical Power Riser Diagram	9/13/16
E3.02	Electrical Power Riser Diagram - Emergency	9/13/16
E3.03	Fire Alarm Riser Diagram	9/13/16
E3.04	Electrical Symbols and Abbreviations	9/13/16
E5.00	Electrical Details	9/13/16
E5.01	Electrical Details	9/13/16
E5.02	Electrical Details	9/13/16
E5.03	Electrical Details	9/13/16
E5.04	Electrical Details	9/13/16
E5.05	Electrical Details	9/13/16
E6.00	Kitchen Part Plan and Equipment Schedule	9/13/16
E6.01	Motor Circuit Schedule	9/13/16
E6.02	Lighting Fixture Schedule	9/13/16
E6.03	Electrical Schedules	9/13/16
E6.04	Electrical Schedules	9/13/16

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Drawing No.	Description	Dated
E6.05	Electrical Schedules	9/13/16
E6.06	Electrical Schedules	9/13/16
E6.07	Electrical Schedules	9/13/16
Technology		
T1.01	Technology First Floor Plan - Area A	9/13/16
T1.02	Technology First Floor Plan - Area B	9/13/16
T1.03	Technology First Floor Plan - Area C	9/13/16
T1.04	Technology First Floor Plan - Area D	9/13/16
T1.05	Technology First Floor Plan - Area E & F	9/13/16
T1.06	Technology Second Floor Plan - Area C	9/13/16
T1.07	Technology Second Floor Plan - Area D	9/13/16
T2.00	Technology Part Plans	9/13/16
T5.00	Technology Details	9/13/16
T5.01	Technology Details	9/13/16
T5.02	Technology Details	9/13/16
T5.03	Technology Details	9/13/16
T5.04	Technology Details	9/13/16
T5.05	Technology Details	9/13/16
T5.06	Technology Details	9/13/16
T5.07	Technology Details	9/13/16

Project Manual and Specifications entitled Phase III - Building & Site Construction for the William J. Johnston Middle School (State Project No. 028-0043 EA/RR) and Pupil Services (State Project No. 028-0044 BE/EA/RR), Issue Date: September 13, 2016, Bid Documents consisting of Volumes I, II and III, as prepared by Tecton Architects, PC.

Addenda:

- Addendum No. 1, dated 11/3/16
- Addendum No. 2, dated 11/10/16
- Addendum No. 3, dated 11/15/16
- Addendum No. 4, dated 11/17/16
- Addendum No. 5, dated 11/22/16
- Post-Bid Addendum No. 6, dated 1/10/16

Building Phasing Plan (Area E)

William J. Johnston Middle School, Colchester

October 13, 2016

Demo during Summer 2017

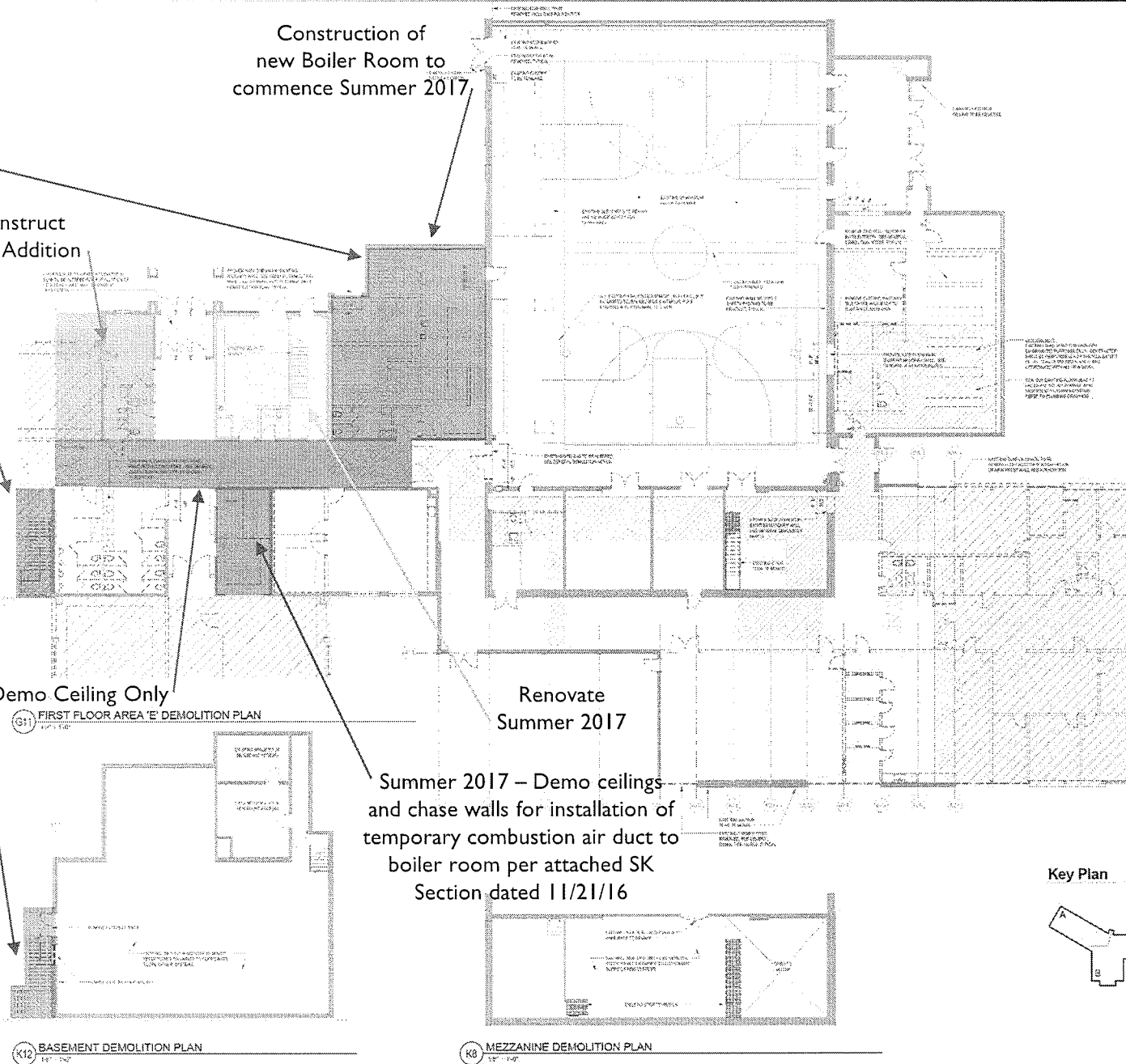
Construct with Addition

Construction of new Boiler Room to commence Summer 2017

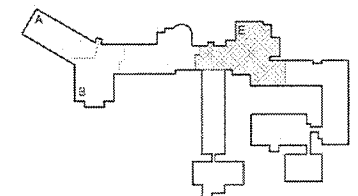
Demo Ceiling Only

Renovate Summer 2017

Summer 2017 – Demo ceilings and chase walls for installation of temporary combustion air duct to boiler room per attached SK Section dated 11/21/16



Key Plan



Act ID	Description	Dur	Start	Finish	2017	2018	2019	2020
PRE CON, SHOPS & FABRICATION								
1310	Issue Limited Notice to Proceed	0	09DEC 16		Issue Limited Notice to Proceed			
1315	Site Contractor obtain CT DEEP General Permit	60	09DEC 16	02MAR 17	Site Contractor obtain CT DEEP General Permit			
1140	Prepare Steel Shop Drawings	25	12DEC 16	13JAN 17	Prepare Steel Shop Drawings			
1143	Prepare Rebar Shop Drawings	20	12DEC 16	06JAN 17	Prepare Rebar Shop Drawings			
1265	AHU's Shops Submission and Approval	30	12DEC 16	20JAN 17	AHU's Shops Submission and Approval			
1270	Curtainwall/Storefront Shop Drawings & Fab	120	12DEC 16	26MAY 17	Curtainwall/Storefront Shop Drawings & Fab			
1170	Review/Revise/Approve Rebar Shop Drawings	15	09JAN 17	27JAN 17	Review/Revise/Approve Rebar Shop Drawings			
1190	Review/Revise/Approve Steel Shop Drawings	10	16JAN 17	27JAN 17	Review/Revise/Approve Steel Shop Drawings			
1145	AHU's Delivery Lead Time	60	23JAN 17	14APR 17	AHU's Delivery Lead Time			
1350	Structural Steel Fabrication	50	30JAN 17	07APR 17	Structural Steel Fabrication			
1560	Rebar Delivery Lead Time	20	30JAN 17	24FEB 17	Rebar Delivery Lead Time			
SITework								
1218	Construction Fencing and Erosion Controls	6	15MAR 17 *	22MAR 17	Construction Fencing and Erosion Controls			
1060	Building Excavation and Backfill (2nd Shift)	30	20MAR 17	28APR 17	Building Excavation and Backfill (2nd Shift)			
1010	Site Demolition	2	23MAR 17	24MAR 17	Site Demolition			
1070	Driveway/Parking Temp. Pave/Striping	2	23MAR 17	24MAR 17	Driveway/Parking Temp. Pave/Striping			
1650	Strip Topsoil & Set up Staging Area	5	27MAR 17	31MAR 17	Strip Topsoil & Set up Staging Area			
1208	Install Storm Drain Around Building	10	31MAR 17	13APR 17	Install Storm Drain Around Building			
1080	West-side Parking Lot	45	26JUN 17 *	28AUG 17	West-side Parking Lot			
2240	Landscaping & Plantings - West side	8	29AUG 17	07SEP 17	Landscaping & Plantings - West side			
2230	East-side parking Lot and Drives	45	25JUN 18 *	27AUG 18	East-side parking Lot and Drives			
2220	Landscaping & Plantings - East side	8	28AUG 18	06SEP 18	Landscaping & Plantings - East side			
2250	Construct Both Soccer Fields, including seeding	30	18SEP 18	29OCT 18	Construct Both Soccer Fields, including seeding			
ADDITION BUILDING ENVELOPE								
1120	Addition Foundations (perform on 2nd Shift)	40	22MAR 17	16MAY 17	Addition Foundations (perform on 2nd Shift)			
1180	Addition Underslab Utilities	15	28APR 17	18MAY 17	Addition Underslab Utilities			
1230	Slab-on-grade	7	19MAY 17	29MAY 17	Slab-on-grade			
1150	Addition Structural Steel & Metal Decking	35	30MAY 17	18JUL 17	Addition Structural Steel & Metal Decking			
1260	Elevated Slab	10	19JUL 17	01AUG 17	Elevated Slab			
2130	Install Roof Screen/Skylight Posts and Framing	10	19JUL 17	01AUG 17	Install Roof Screen/Skylight Posts and Framing			
1290	Exterior Metal Framing and Sheathing or CMU	45	26JUL 17	26SEP 17	Exterior Metal Framing and Sheathing or CMU			
1360	Roofing on Addition Weather-in	25	02AUG 17	05SEP 17	Roofing on Addition Weather-in			
1580	Install Roof Curbs and Temp-in	4	08AUG 17	11AUG 17	Install Roof Curbs and Temp-in			

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William J Johnston Middle School
 Colchester, Connecticut
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Act ID	Description	Dur	Start	Finish	2017	2018	2019	2020
1540	Roof Drains & Overflows	12	09AUG17	24AUG17				
1320	Set Roof-top Units	4	14AUG17	17AUG17				
1370	Install Acoust. Mech. Roof Screens	12	06SEP17	21SEP17				
2090	Install Vapor Barrier	7	27SEP17	05OCT17				
2080	Exterior Masonry (Column Line 7 on 2nd Shift)	45	06OCT17	07DEC17				
2180	Commission Building Envelope	15	06OCT17	26OCT17				
1280	Ctnw/Strfrnt/Mtl Pnl (Col. Line 7 on 2nd Shift)	25	24NOV17	29DEC17				
1890	Complete Brick Veneer at Building Connection	8	08DEC17	19DEC17				
1410	Addition Watertight & Temp. Heat On	0		29DEC17				
1380	Aluminum Fascia and Soffits	20	02JAN18	29JAN18				
ADDITION INTERIOR AND RENOVATION OF AREAS A & B								
1400	Layout and top track for interior framing	15	02AUG17	22AUG17				
1670	HM Frames - Install	30	02AUG17	12SEP17				
1830	CMU at Stairwells	40	02AUG17	26SEP17				
1640	Ductwork	40	06SEP17	31OCT17				
1250	Interior Metal Framing	40	20SEP17	14NOV17				
1390	Install Stairs with Temp. Railing / Panels	8	27SEP17	06OCT17				
1430	Concrete Stair Infills	6	09OCT17	16OCT17				
1420	HVAC Piping Roughing	25	01NOV17	05DEC17				
1630	Metal Framing - Ceilings/Soffits	35	15NOV17	04JAN18				
1490	Fire Protection Roughing	30	01DEC17	15JAN18				
1510	Plumbing Roughing	30	01DEC17	15JAN18				
1570	Electrical Roughing	30	01DEC17	15JAN18				
1590	Fire Alarm - Rough In	25	01DEC17	08JAN18				
1610	Low Voltage Wiring	30	01DEC17	15JAN18				
1660	Partition Drywall and Taping	45	02JAN18	05MAR18				
1700	Soffits/Ceiling Drywall and Taping	25	16JAN18	19FEB18				
1990	Painting - Primer and 1st Coat	35	23JAN18	12MAR18				
1710	Ceiling Grid	35	23FEB18	12APR18				
1760	Toilet Rooms - Ceramic Floor Tile	20	13MAR18	09APR18				
1730	Light Fixtures	45	30MAR18	31MAY18				
1480	Radiant Ceiling Panels	15	06APR18	26APR18				
1500	MEP Finishes (diff/grills, sprinkler heads)	20	06APR18	03MAY18				
1750	Toilet Rooms - Ceramic Wall Tile	20	10APR18	07MAY18				

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Act ID	Description	Dur	Start	Finish	20	2017	2018	2019	2020
1740	Ceiling Tile Cuts	20	13APR18	10MAY18					
1940	Casework & Millwork	20	13APR18	10MAY18					
2100	Fire Alarm Devices & Commx	30	20APR18	31MAY18					
1530	Plumbing Fixtures	7	08MAY18	16MAY18					
1920	VCT	25	11MAY18	14JUN18					
2010	Telephone/Data Outlets	20	11MAY18	07JUN18					
2110	Electrical Devices	20	11MAY18	07JUN18					
1780	Toilet Partitions & Accessories	6	17MAY18	24MAY18					
1680	Doors, Glazing and Hardware	19	24MAY18	19JUN18					
1790	Painting - Final Coat and Touchup	20	01JUN18	28JUN18					
1800	Marker and Tackboards	10	01JUN18	14JUN18					
1690	Balance of Ceiling Tile	10	08JUN18	21JUN18					
1330	Exterior Glass Doors	5	15JUN18	21JUN18					
AREAS A, B, C AND D COMMISSIONING & COMPLETION									
2140	Final Cleaning of Addition	6	05JUL18	12JUL18					
2155	Commission Cooling Equipment/Systems	25	05JUL18	08AUG18					
2145	Punchlist and Testing	10	13JUL18	26JUL18					
2120	Substantial Completion	0		26JUL18					
2160	FF&E Install	10	27JUL18	09AUG18					
2040	Move In	7	10AUG18	20AUG18					
2260	Commission Heating Equipment/Systems	25	05NOV18 *	07DEC18					

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AREAS E AND F - GYM & PUPIL SERVICES RENOVATIONS

Act ID	Description	Dur	Start	Finish
2790	Demo/Abate for New Boiler Room	25	28JUN17*	02AUG17
2500	Remove Exst Corridor ceiling from new Boiler Rm	20	05JUL17*	01AUG17
2510	Construct Temp. Partition in Locker Room	9	05JUL17	17JUL17
2550	Construct New Boiler Room	120	03AUG17	19JAN18
2600	Owner Move Out	10	25JUN18*	09JUL18
2480	Abatement	35	02JUL18	20AUG18
2820	Demolish Existing Boiler Room	25	10JUL18	13AUG18
2540	Selective Demolition	10	14AUG18	27AUG18
2520	Clearance Testing/Air Sampling	5	21AUG18	27AUG18
2530	Building Demolition	20	21AUG18	17SEP18
2760	Underslab plumbing	8	28AUG18	06SEP18
2810	Concrete Slab-on-grade Infills	4	07SEP18	12SEP18
2620	Metal Stud Framing / CMU Partitions	10	13SEP18	26SEP18
2630	MEP Rough-in	12	18SEP18	03OCT18
2640	Sheetrock and Tape	12	26SEP18	11OCT18
2670	Paint Exposed Ceiling Structures and MEP	5	12OCT18	18OCT18
2650	Prime and First Coat	5	19OCT18	25OCT18
2680	Install Ceiling Grid	9	01NOV18	13NOV18
2660	Finish MEP	10	07NOV18	20NOV18
2690	Finish Electrical	12	07NOV18	22NOV18
2700	Casework / Millwork	5	14NOV18	20NOV18
2720	Install Flooring and Base	6	21NOV18	28NOV18
2730	Ceiling tile cuts	4	23NOV18	28NOV18
2710	Doors, Hardware, Boards, Signage, etc.	6	26NOV18	03DEC18
2770	Install Balance of Ceiling Tile and Wall Panels	4	29NOV18	04DEC18
2740	Final Painting	6	04DEC18	11DEC18
2750	Final Cleaning and Punchlist	10	10DEC18	21DEC18
2175	Contract Closeout	40	24DEC18	19FEB19
2610	Owner Move into Pupil Services	5	24DEC18	31DEC18
2780	Commission Heating Equipment/Systems	20	24DEC18	22JAN19
2800	Commission Cooling Equipment/Systems	20	08JUL19*	02AUG19

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