

DRAFT

Colliers Project Leaders NE, LLC

Ken Guyette

Progress Report as of Date 2/29/2024

District Name	Haverhill	MSBA ID	201801280100
School Name	Consentino	Project Name	
OPM Firm Name	Colliers Project Leaders NE, LLC	School Building Committee Representative	Melinda E. Barrett
Project Director	Ken Guyette	Total Project Budget (ProPay)	\$159,944,154
Designer Firm Name	Dore & Whittier Architects, Inc.	Encumbered (Reporting Period)	\$75,000
Principal	Donald M Walter	Encumbered (to Date)	\$17,902,444
General Contractor Firm Name		Total Project Invoices Received (to Date)	\$8,617,800
General Contractor Contact Name		Project Completion Percentage	57%

OPM

Colliers Project Leaders NE, LLC

Progress Report as of Date 2/29/2024

Contract Summary

Payment Summary

Original Contract Amount	\$200,000	Total Contract Amount	\$4,785,205
Contract Amendments (to Date)	2	Invoices Paid (to Date)	\$745,171
Value of Contract Amendments (to Date)	\$4,585,205	Invoices Received (Reporting Period)	\$0
Total Contract Amount	\$4,785,205	Contract Amount Remaining	\$4,040,034

Contract Amendments as Percentage of Original Contract Amount 2,292.6%

OPM Activities (Reporting Period)

- Prepare and submit OPM Monthly Reports to City and MSBA.
- Perform Design and Bidding coordination with Designer and Owner.
- Perform follow up on Construction Document and Bidding open action items.
- Prepare documentation for and present to School Building Committee.
- Attend in person meetings with City.
- Continued to update and set baseline project schedule.
- Organize and attend contractor walkthrough at Consentino Middle School, on February 26, 2024.

Project Budget Status Project is on budget.

MSBA Closeout Status N/A

Potential Issues No potential issues at this time.

DESIGNER

Dore & Whittier Architects, Inc.

Progress Report as of Date 2/29/2024

Contract Summary

Payment Summary

Original Contract Amount	\$500,000	Total Contract Amount	\$12,588,858
Contract Amendments (to Date)	9	Invoices Paid (to Date)	\$7,636,663
Value of Contract Amendments (to Date)	\$12,088,858	Invoices Received (Reporting Period)	\$0
Total Contract Amount	\$12,588,858	Contract Amount Remaining	\$4,952,195

Contract Amendments as Percentage of Original Contract Amount 2,417.8%

MBE/WBE

Workforce Participation

MBE Percentage	6.6%	Total Hours	
MBE Actual	9.6%	Minority Hours	
WBE Percentage	15.0%	Minority Percentage	
WBE Actual	4.3%	Minority Workforce Participation	
		Female Hours	
		Female Percentage	
		Female Workforce Participation	

RFIs and Submittals

RFIs Issued (Reporting Period)	0
Total RFIs Issued (to Date)	0
Remaining Open RFIs – Past 30 Days	0
Notes	
Remaining Open RFIs – Past 60 Days	0
Notes	
Remaining Open RFIs – Past 90 Days	0
Notes	
Submittals Received (Reporting Period)	0
Total Submittals Received (to Date)	0
Submittals Reviewed (Reporting Period)	0
Total Submittals Reviewed (to Date)	0

Comments (Remaining Open Submittals) N/A

Phase	Design Development	Phase Scheduled Completion Date
Designer Activities (Reporting Period)	-Perform Design and Bidding coordination with OPM and Owner. -Perform follow up on Construction Document and Bidding open action items. -Prepare documentation for and present to School Building Committee. -Attend in person meetings with City. -Attend contractor walkthrough at Consentino Middle School, on February 26, 2024. -Received RFI's and issued addendums.	

30 Day Look Ahead

Commissioning Consultant	Fitzemeyer & Tocci Associates, Inc.
Commissioning Consultant Status	No new updates.

GENERAL CONTRACTOR

Progress Report as of Date 2/29/2024

Contract Summary

Original Contract Amount (including CM-At-Risk Amendments)
Change Orders (to Date)
Value of Change Orders (to Date)
Total Contract Amount
Procurement Type
Change Orders as Percentage of Original Contract Amount
Pending Change Orders
Change Order Status

Payment Summary

Total Contract Amount
Invoices Paid (to Date)
Invoices Received (Reporting Period)
Contract Amount Remaining

Procurement Type Design/Bid/Build

MBE/WBE

MBE Percentage
MBE Actual
WBE Percentage
WBE Actual

Workforce Participation

Total Hours
Minority Hours
Minority Percentage
Minority Workforce Participation
Female Hours
Female Percentage
Female Workforce Participation

Schedule Assessment

Notice to Proceed Date

Physical Progress

Substantial Completion Date (Reported) 10/2/2025

Substantial Completion Date (Contract)

Substantial Completion Date (Certificate)

Construction Progress (Reporting Period)

30 Day Look Ahead

Overall Schedule Assessment

Problems Identified (Schedule or Construction)

Quality Control

Safety Compliance

Number of Claims (to Date)

Value of Claims (to Date)

Comments

Recorded Manpower (Reporting Period)

Contractor Closeout Status

Certification

The undersigned hereby certifies that, to the best of his/her knowledge, the information contained in this monthly report and attached hereto are true and accurate.

Project Director/Project Manager

Mike Carroll _____ Print Name

 _____ Signature

03/08/2024 _____ Date

Haverhill - Consentino Middle School

Project Budget vs. Actual Spent to Date

March 1, 2024

Total Project Budget (Total Column A)	159,944,154
Encumbered - Reporting Period (Total Column E)	75,000
Encumbered - to Date (Total Column C)	17,902,444
Total Invoices Received - to Date (Total Column B)	8,617,800

Reimbursement Rate **80.00%**

	OPM ¹ "S"	Architect ¹ "A"	General Contractor "G"	
Total Contract Amount (Σ - column C)	4,785,205	12,588,858	-	
Payments Paid - to Date (assumes only prior month's invoices are paid ²)	745,171	7,636,663	-	
Invoices Received - Reporting Period (Σ - column D)	-	-	-	
Total Invoices Approved by Colliers to Date (Σ - column B)	745,171	7,636,663	-	Reference
Contract Amount Remaining	4,040,034	4,952,195	-	Reference

**Note 1: Does not include "Cost +" reimbursable expenses such as printing, permits, etc. -Only Base Contract + Consultants*

**Note 2: Based on MSBA OPM Report calculations*

Haverhill - Consentino Middle School

Project Budget vs. Actual Spent to Date

March 1, 2024

	A	B	C	D	E	F*	G*
	PFA Project Budget 10/19/2022	Invoices to Date	Encumbered to Date "Contracted"	Invoices this Period	Encumbered this Period	MSBA Eligible Project Costs to Date	Calculated MSBA Reimbursement
I. Feasibility Study Agreement							
1 OPM Feasibility Study	200,000	201,130	200,000	0	0	200,003	160,002
2 A&E Feasibility Study	500,000	500,000	500,000	0	0	500,000	400,000
3 Env. & Site	25,000	53,850	62,600	0	0	25,000	20,000
4 Other (see below)	25,000	18,586	18,586	0	0	18,166	14,533
Feasibility Study Agreement Subtotal	750,000	773,566	781,186	0	0	743,169	594,535
II. Administration							
A Legal Fees				0	0	0	0
B. Owner's Project Manager							
1 Design Development	376,896	298,729	298,729	0	0	298,485	238,788
2 Construction Contract Documents	383,250	209,812	461,417	0	0	69,752	55,802
3 Bidding	346,217		346,217	0	0		0
4 Construction Contract Administration	2,732,754		2,732,754	0	0		0
5 Closeout	621,337		621,338	0	0		0
6 Extra Services				0	0		0
7 Reimbursable & Other Services			75,000	0	75,000		0
8 Cost Estimates	55,000	35,500	49,750	0	0	35,500	28,400
C Advertising	3,000			0	0		0
D Permitting	1,248,600			0	0		0
E Owner's Insurance	187,300			0	0		0
F Other Administrative Costs	30,000	23,400	56,200	0	0		0
Administration Subtotal	5,984,354	567,441	4,641,405	0	75,000	403,737	322,990
IV. Architecture and Engineering							
A Basic Services							
1 Design Development	3,595,800	3,595,800	3,595,800	0	0	3,595,797	2,876,638
2 Construction Contract Documents	3,595,800	3,416,010	3,595,800	0	0	2,397,680	1,918,144
3 Bidding	359,580	119,848	359,580	0	0		0
4 Construction Contract Administration	4,195,100		4,195,100	0	0		0
5 Closeout	239,720		239,720	0	0		0
6 Other Basic Services		5,005	102,858	0	0		0
B Reimbursable Services							
1 Construction Testing				0	0		0
2 Printing (over minimum)	7,000			0	0		0
3 Other Reimbursable Costs	101,000			0	0	1,568	1,254
4 Hazardous Materials	215,000	55,000	239,800	0	0	34,650	27,720
5 Geotech & Geo-Env.	52,000	47,779	79,200	0	0	47,779	38,223
6 Site Survey	50,000	37,351	71,995	0	0	25,771	20,617
7 Wetlands				0	0		0
8 Traffic Studies	15,000			0	0		0
Architecture & Engineering Subtotal	12,426,000	7,276,793	12,479,853	0	0	6,103,245	4,882,596
V. CM at Risk Pre-Construction Services							
A Pre-Construction Services				0	0	0	0
VI. Site Acquisition							
Site Acquisition Subtotal	0	0	0	0	0	0	0
VII. Construction Costs							
Total Construction Budget	125,097,100	0	0	0	0		0
Change Orders from contingency		Included	Included	Included	Included		0

Haverhill - Consentino Middle School

Project Budget vs. Actual Spent to Date

March 1, 2024

Total Construction Budget		125,097,100	0	0	0	0	0	0
VII. Alternates								
A					0	0	0	0
<i>Alternates Subtotal</i>		<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>
VII.. Miscellaneous Project Costs								
A Utility Company Fees		25,000			0	0	0	0
B Testing Services		1,248,600			0	0	0	0
C Swing Space/Modulars					0	0	0	0
D Other Project Costs		150,000			0	0	0	0
<i>Total Misc. Project Costs</i>		<i>1,423,600</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>
IX. Furnishings and Equipment								
A Furnishings		2,268,000			0	0	0	0
B Equipment		1,296,000			0	0	0	0
C Computer Equipment					0	0	0	0
<i>FF&E Subtotal</i>		<i>3,564,000</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>
X. Owner's Contingency								
A Construction Contingency		6,242,900			0	0	n/a	0
B Owner's Contingency		4,456,200			0	0	n/a	0
Total Project Budget		159,944,154	8,617,800	17,902,444	0	75,000	7,250,151	5,800,121

* Note - Values in Columns F & G do not include ineligible costs, vendor invoices not yet submitted to the MSBA, and may not include recently submitted MSBA payment requests.

Haverhill Consentino Middle School Schedule

ID	% Complete	Task Name	Duration	Start	Finish	Total Slack	2	2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2	Half 1, 2	Half 2, 2
1	100%	Forming the Team (MODULE 2)	170 days	Mon 11/9/20	Wed 7/14/21	0 days	■	Forming the Team (MODULE 2)																														
2	100%	Owner's Project Management Selection	41 days	Mon 11/9/20	Fri 1/8/21	0 days	■	Owner's Project Management Selection																														
5	100%	Designer Selection Process	129 days	Mon 1/11/21	Wed 7/14/21	0 days	■	Designer Selection Process																														
14	100%	Feasibility Study Phase (MODULE 3)	270 days	Thu 7/15/21	Wed 8/10/22	0 days	■	Feasibility Study Phase (MODULE 3)																														
57	100%	Schematic Design (MODULE 4)	173 days	Tue 4/19/22	Fri 12/23/22	0 days	■	Schematic Design (MODULE 4)																														
68	100%	Funding the Project (MODULE 5)	63 days	Thu 10/27/22	Thu 1/26/23	0 days	■	Funding the Project (MODULE 5)																														
73	77%	Design Development (MODULE 6)	323 days	Fri 1/27/23	Thu 5/9/24	877 days	■	Design Development (MODULE 6)																														
74	100%	Design Development (DD)	110 days	Fri 1/27/23	Wed 7/5/23	0 days	■	Design Development (DD)																														
84	100%	60% Construction Documents Phase (60% CD)	102 days	Thu 6/1/23	Wed 10/25/23	0 days	■	60% Construction Documents Phase (60% CD)																														
97	85%	Final Construction Documents Phase (CD)	174 days	Wed 8/30/23	Thu 5/9/24	877 days	■	Final Construction Documents Phase (CD)																														
98	100%	90% Construction Documents	31 days	Wed 8/30/23	Fri 10/13/23	0 days	■	90% Construction Documents																														
99	100%	SBC Meeting	0 days	Thu 10/12/23	Thu 10/12/23	0 days	◆																															
100	100%	90% CDs Issued for Cost Estimating	0 days	Fri 10/13/23	Fri 10/13/23	0 days	◆																															
101	100%	90% CD Cost Estimating	9 days	Mon 10/16/23	Thu 10/26/23	0 days	■	90% CD Cost Estimating																														
102	100%	90% CD Reconciliation Meeting	1 day	Mon 10/30/23	Mon 10/30/23	0 days	■	90% CD Reconciliation Meeting																														
103	100%	90% CD Cost Estimating Update after Reconciliation	3 days	Tue 10/31/23	Thu 11/2/23	0 days	■	90% CD Cost Estimating Update after Reconciliation																														
104	100%	Admins Meeting - Approve 90% CD Submission	1 day	Fri 11/3/23	Fri 11/3/23	0 days	■	Admins Meeting - Approve 90% CD Submission																														
105	100%	SBC Meeting - Approve 90% CD Submission	1 day	Mon 11/6/23	Mon 11/6/23	0 days	■	SBC Meeting - Approve 90% CD Submission																														
106	100%	Submit 90% CD Package to MSBA	3 days	Tue 11/7/23	Thu 11/9/23	0 days	■	Submit 90% CD Package to MSBA																														
107	100%	MSBA review of 90% Package	12 days	Fri 11/10/23	Tue 11/28/23	0 days	■	MSBA review of 90% Package																														
108	100%	District Team's Response to MSBA Review of 90% package	10 days	Wed 11/29/23	Tue 12/12/23	0 days	■	District Team's Response to MSBA Review of 90% package																														
109	100%	Completion of the Bid Documents	61 days	Fri 11/10/23	Thu 2/8/24	0 days	■	Completion of the Bid Documents																														
110	100%	SBC Meeting - Approve Bid Document Submission	0 days	Thu 2/8/24	Thu 2/8/24	0 days	◆																															
111	0%	100% CD Package to MSBA	13 days	Mon 4/8/24	Thu 4/25/24	877 days	■	100% CD Package to MSBA																														
112	0%	100% CD DCAMM Designer Evaluation	10 days	Fri 4/26/24	Thu 5/9/24	877 days	■	100% CD DCAMM Designer Evaluation																														
113	100%	Prequalification	62 days	Thu 10/12/23	Thu 1/11/24	0 days	■	Prequalification																														
114	100%	SBC Meeting - Approve Prequal Sub Committee (PQC)	0 days	Thu 10/12/23	Thu 10/12/23	0 days	◆																															
115	100%	PQC - Kick-Off	0 days	Thu 10/26/23	Thu 10/26/23	0 days	◆																															
116	100%	PQC - Approve RFQ	0 days	Thu 10/26/23	Thu 10/26/23	0 days	◆																															
117	100%	PQC - Submit Ad for Qualifications	0 days	Thu 10/26/23	Thu 10/26/23	0 days	◆																															
118	100%	PQC - Advertise for Qualifications (GCs/FSB) online	1 day	Wed 11/1/23	Wed 11/1/23	0 days	■	PQC - Advertise for Qualifications (GCs/FSB) online																														
119	100%	PQC - Qualifications Submission Period	15 days	Thu 11/2/23	Wed 11/22/23	0 days	■	PQC - Qualifications Submission Period																														
120	100%	Issue Addendum to extend 1 week	20 days	Thu 11/2/23	Thu 11/30/23	0 days	■	Issue Addendum to extend 1 week																														
121	100%	Qualifications Due	0 days	Thu 11/30/23	Thu 11/30/23	0 days	◆																															
122	100%	PQC - Distribute & Review SOQs	2 days	Fri 12/1/23	Mon 12/4/23	0 days	■	PQC - Distribute & Review SOQs																														
123	100%	PQC - Review PreQuals	5 wks	Tue 12/5/23	Wed 1/10/24	0 wks	■	PQC - Review PreQuals																														
124	100%	PQC - Complete SOQ Review and Approve List of Contractors	1 day	Thu 1/11/24	Thu 1/11/24	0 days	■	PQC - Complete SOQ Review and Approve List of Contractors																														
125	51%	Permitting Docs (Planning, Building, Health, Fire, Etc)	142 days	Tue 8/15/23	Fri 3/8/24	71 days	■	Permitting Docs (Planning, Building, Health, Fire, Etc)																														
126	100%	EPA - NPDES Notice of Intent and Approval	65 days	Tue 8/15/23	Wed 11/15/23	0 days	■	EPA - NPDES Notice of Intent and Approval																														

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Baseline Milestone	◆	Task	■	Milestone	◆	Project Summary	■
Baseline Summary	■	Critical	■	Summary	■	Baseline	■

Haverhill Consentino Middle School Schedule

ID	% Complete	Task Name	Duration	Start	Finish	Total Slack	Calendar																											
							N	J	M	M	J	S	N	J	M	M	J	S	N	J	M	M	J	S	N	J	M	M	J	S	N	J	M	M
127	100%	Planning Submission	1 day	Thu 1/11/24	Thu 1/11/24	0 days	Planning Submission																											
128	100%	Hearing	1 day	Thu 1/25/24	Thu 1/25/24	0 days	Hearing																											
129	0%	Building - Foundation	15 days	Fri 1/26/24	Thu 2/15/24	56 days	Building - Foundation																											
130	0%	Health Department	15 days	Fri 1/26/24	Thu 2/15/24	56 days	Health Department																											
131	0%	Fire Department	15 days	Fri 1/26/24	Thu 2/15/24	56 days	Fire Department																											
132	0%	Building - Full Building (including Plumbing, Electrical, etc..)	15 days	Fri 2/16/24	Fri 3/8/24	71 days	Building - Full Building (including Plumbing, Electrical, etc..)																											
133	0%	Prepare Permit Documentation for Contract	5 days	Fri 2/16/24	Fri 2/23/24	56 days	Prepare Permit Documentation for Contract																											
134	11%	Bidding	46 days	Thu 2/1/24	Fri 4/5/24	31 days	Bidding																											
135	100%	Advertise for bids (Central Reg, New Paper, City Hall)	5 days	Thu 2/1/24	Wed 2/7/24	0 days	Advertise for bids (Central Reg, New Paper, City Hall)																											
136	100%	Issue Bid Docs to Project Dog for Clerical Review	0 days	Thu 2/8/24	Thu 2/8/24	0 days	◆ Issue Bid Docs to Project Dog for Clerical Review																											
137	100%	Bid Documents Published Online	2 days	Fri 2/9/24	Mon 2/12/24	0 days	Bid Documents Published Online																											
138	100%	Contractor Pre-Bid Briefing Session/Conference	0 days	Mon 2/26/24	Mon 2/26/24	0 days	◆ Contractor Pre-Bid Briefing Session/Conference																											
139	0%	Filed Sub-Bid time	20 days	Tue 2/13/24	Tue 3/12/24	41 days	Filed Sub-Bid time																											
140	0%	Filed Sub-Bids Due	0 days	Tue 3/12/24	Tue 3/12/24	41 days	◆ Filed Sub-Bids Due																											
141	0%	GC Bid Time	30 days	Tue 2/13/24	Tue 3/26/24	31 days	GC Bid Time																											
142	0%	General Contractor Bids Due	0 days	Tue 3/26/24	Tue 3/26/24	31 days	◆ General Contractor Bids Due																											
143	0%	Review Results of GC Bids with SBC	2 days	Wed 3/27/24	Thu 3/28/24	31 days	Review Results of GC Bids with SBC																											
144	0%	Vote to Approve GC Bid	0 days	Thu 3/28/24	Thu 3/28/24	31 days	◆ Vote to Approve GC Bid																											
145	0%	Issue Notice of Award	1 day	Fri 3/29/24	Fri 3/29/24	31 days	Issue Notice of Award																											
146	0%	Execute Contract	5 days	Mon 4/1/24	Fri 4/5/24	31 days	Execute Contract																											
147	0%	Construction Phase (MODULE 7)	812 days	Fri 3/29/24	Mon 6/28/27	32 days	Construction Phase (MODULE 7)																											
148	0%	Phase 1 - Build New School	558 days	Fri 3/29/24	Tue 6/23/26	32 days	Phase 1 - Build New School																											
149	0%	Notice to Proceed	0 days	Fri 3/29/24	Fri 3/29/24	32 days	◆ Notice to Proceed																											
150	0%	Meeting - Site Logistics/Kick off	0 days	Thu 4/4/24	Thu 4/4/24	32 days	◆ Meeting - Site Logistics/Kick off																											
151	0%	Construction	480 days	Mon 4/8/24	Tue 3/10/26	31 days	Construction																											
152	0%	Work to Complete List and Pre-Flush Out	20 days	Wed 3/11/26	Tue 4/7/26	31 days	Work to Complete List and Pre-Flush Out																											
153	0%	Flush Out Period	6 days	Wed 4/8/26	Wed 4/15/26	40 days	Flush Out Period																											
154	0%	Substantial Completion of New School Building	0 days	Wed 4/15/26	Wed 4/15/26	40 days	◆ Substantial Completion of New School Building																											
155	0%	Receive Temporary Certificate of Occupancy (TCO)	0 days	Wed 4/15/26	Wed 4/15/26	40 days	◆ Receive Temporary Certificate of Occupancy (TCO)																											
156	0%	Student/Staff Tours of New Building	10 days	Thu 4/16/26	Thu 4/30/26	40 days	Student/Staff Tours of New Building																											
157	0%	Contractor Work to Complete List for Designer	10 days	Wed 3/11/26	Tue 3/24/26	31 days	Contractor Work to Complete List for Designer																											
158	0%	Design Team Punch List	15 days	Wed 3/25/26	Tue 4/14/26	56 days	Design Team Punch List																											
159	0%	Punch List - Phase 1 Contractor to Perform Punch/WTC List	40 days	Wed 3/25/26	Wed 5/20/26	31 days	Punch List - Phase 1 Contractor to Perform Punch																											
160	0%	FF&E Punchlist	15 days	Wed 6/3/26	Tue 6/23/26	347 days	FF&E Punchlist																											
161	0%	50% DCAMM Rating	10 days	Mon 9/8/25	Fri 9/19/25	181 days	50% DCAMM Rating																											
162	0%	Summer School 2024	41 days	Fri 7/5/24	Fri 8/30/24	798 days	Summer School 2024																											
163	0%	Summer School 2025	40 days	Mon 7/7/25	Fri 8/29/25	549 days	Summer School 2025																											
164	0%	Furniture, Fixtures & Equipment	452 days	Fri 8/16/24	Tue 6/9/26	347 days	Furniture, Fixtures & Equipment																											
165	0%	FF&E Kickoff	44 days	Fri 8/16/24	Fri 10/18/24	418 days	FF&E Kickoff																											

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Baseline Milestone ◆ Task ▬ Milestone ◆ Project Summary
 Baseline Summary Critical ▬ Summary Baseline ▬

