

An aerial photograph of Arrowhead Elementary School. The school is a large, multi-winged building with a brown roof, situated in the center. To the left of the school is a large green field with a baseball diamond. To the right is a large, paved parking lot. The school is surrounded by dense green trees and a road runs along the left side. In the background, there are residential houses and swimming pools.

ARROWHEAD FORWARD

New Elementary School at Arrowhead

November 17, 2020 Update

SCHEDULE



- BOARD APPROVAL TO FINAL PHASE OF CONSTRUCTION DRAWINGS JUNE 23RD
- BOARD AUTHORIZATION TO ADVERTISE ACT 34 HEARING JULY 21ST
- ACT 34 HEARING SEPTEMBER 8TH
- THE “BIG NIGHT”...
 - NOVEMBER 9TH COMMITTEE REVIEW
NOVEMBER 17TH BOARD REVIEW
 - NOVEMBER 24TH APPROVE BIDS TO START CONSTRUCTION OF NEW SCHOOL



BID RESULTS

Bids were open at 3:15PM on October 29th

- (5) General Contractor Bids
- (13) Mechanical Contractor Bids
- (8) Electrical Contractor Bids
- (8) Plumbing Contractor Bids



BID RESULTS

Bids were open at 3:15PM on October 29th

Total Construction Budget = \$28,902,820

- (5) General Contractor Bids
Construction Budget = \$20,194,540
- (13) Mechanical Contractor Bids
Construction Budget = \$3,548,850
- (8) Electrical Contractor Bids
Construction Budget = \$3,470,290
- (8) Plumbing Contractor Bids
Construction Budget = \$1,689,140



BID RESULTS

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Total Construction Budget = \$28,902,820

Total Construction Base Bids = \$23,688,934

- (5) General Contractor Bids
Construction Budget = \$20,194,540
Base Bid Amount = \$15,381,000
- (13) Mechanical Contractor Bids
Construction Budget = \$3,548,850
Base Bid Amount = \$3,427,867
- (8) Electrical Contractor Bids
Construction Budget = \$3,470,290
Base Bid Amount = \$3,356,000
- (8) Plumbing Contractor Bids
Construction Budget = \$1,689,140
Base Bid Amount = \$1,524,067



BID RESULTS

Bids were open at 3:15PM on October 29th

Total Construction Budget = \$28,902,820

Total Construction Base Bids = \$23,688,934

\$5,213,886 UNDER BUDGET

- (5) General Contractor Bids

Construction Budget = \$20,194,540

Base Bid Amount = \$15,381,000

\$4,813,540 UNDER BUDGET

- (13) Mechanical Contractor Bids

Construction Budget = \$3,548,850

Base Bid Amount = \$3,427,867

\$120,983 UNDER BUDGET

- (8) Electrical Contractor Bids

Construction Budget = \$3,470,290

Base Bid Amount = \$3,356,000

\$114,290 UNDER BUDGET

- (8) Plumbing Contractor Bids

Construction Budget = \$1,689,140

Base Bid Amount = \$1,524,067

\$165,0730 UNDER BUDGET

BID RESULTS

Total construction base bid = \$23,688,934
\$5,213,886 UNDER BUDGET

If you took all DEDUCT alternates:

Total construction = \$22,655,858

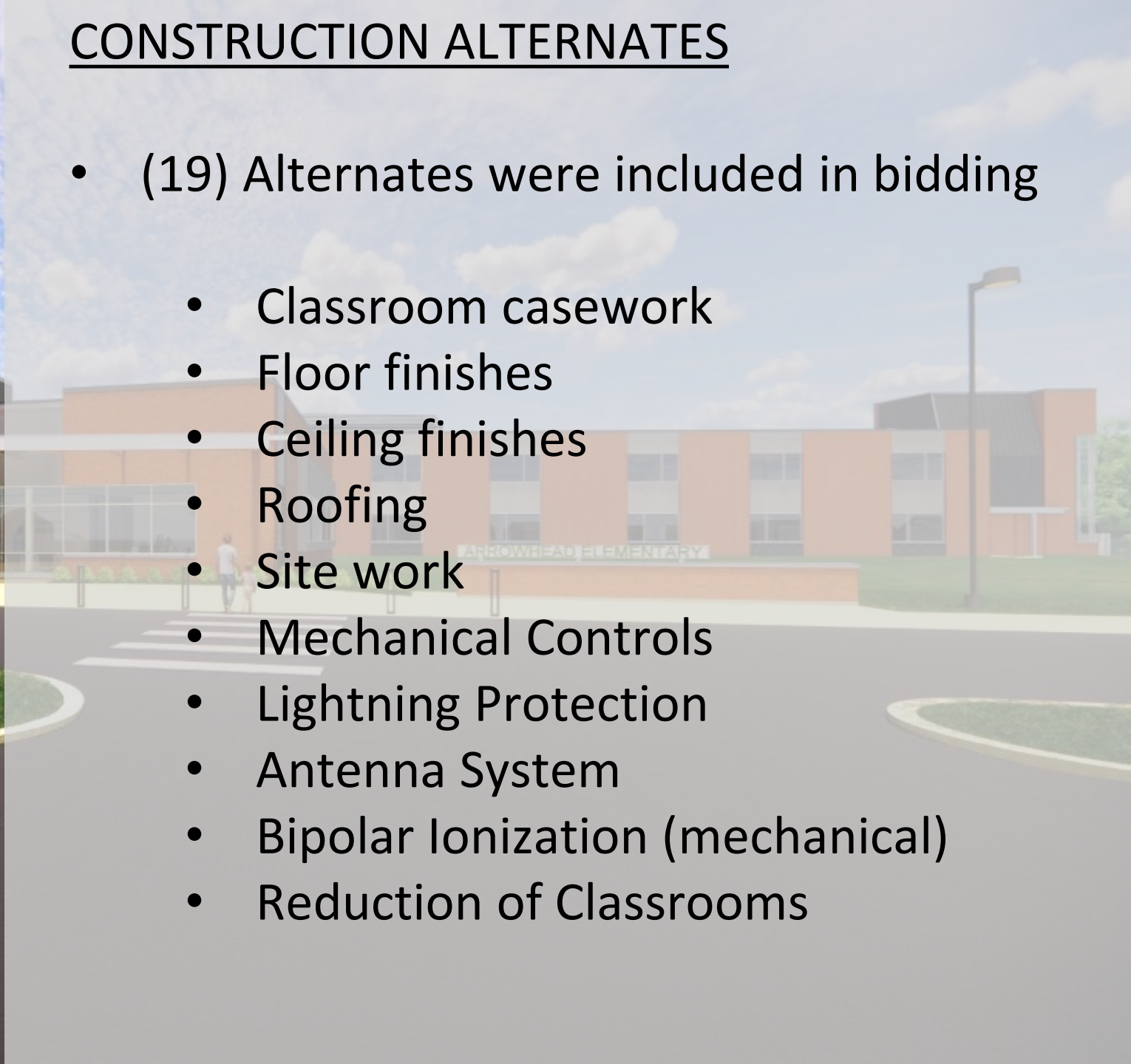
If you include all ADD alternates:

Total construction = \$24,269,661

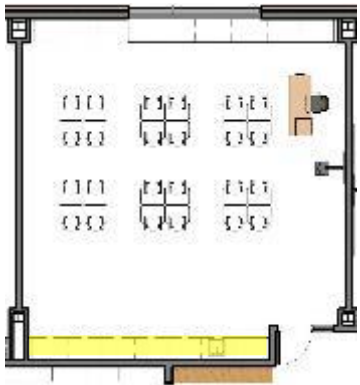


CONSTRUCTION ALTERNATES

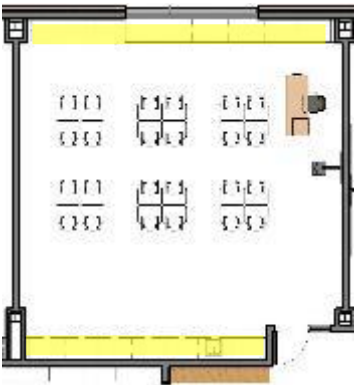
- (19) Alternates were included in bidding
 - Classroom casework
 - Floor finishes
 - Ceiling finishes
 - Roofing
 - Site work
 - Mechanical Controls
 - Lightning Protection
 - Antenna System
 - Bipolar Ionization (mechanical)
 - Reduction of Classrooms



TYPICAL CLASSROOM CASEWORK – BASE BID

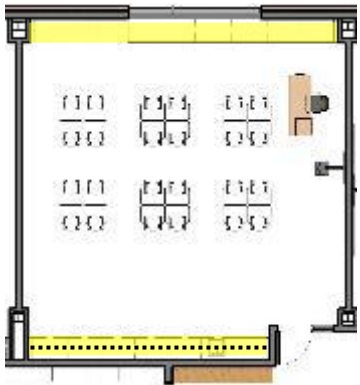


TYPICAL CLASSROOM CASEWORK – ALTERNATE 1



BID RESULT:
\$115,000

TYPICAL CLASSROOM CASEWORK – ALTERNATE 2



BID RESULT:
\$40,000

BID RESULT FOR BOTH:
\$155,000 (\$4843/classroom)
****Recommend Approving***

FLOORING (EXISTING ARROWHEAD)

(Base bid is Terrazzo in Corridors and Quartz Tile in classrooms)



EXISTING CLASSROOM FLOORS =
V.C.T. + CARPET

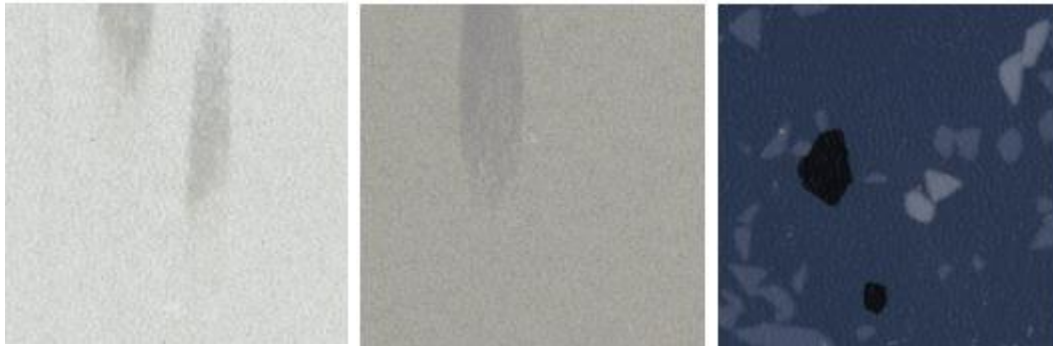


EXISTING CORRIDOR FLOORS = TERRAZZO + V.C.T. + CARPET



FLOORING (PROPOSED ARROWHEAD)

(Base bid is Terrazzo in Corridors and Quartz Tile in classrooms)



CLASSROOM FLOORS = QUARTZ



CORRIDOR FLOORS = TERRAZZO

TERRAZO FLOORING (DEDUCT ALTERNATES)

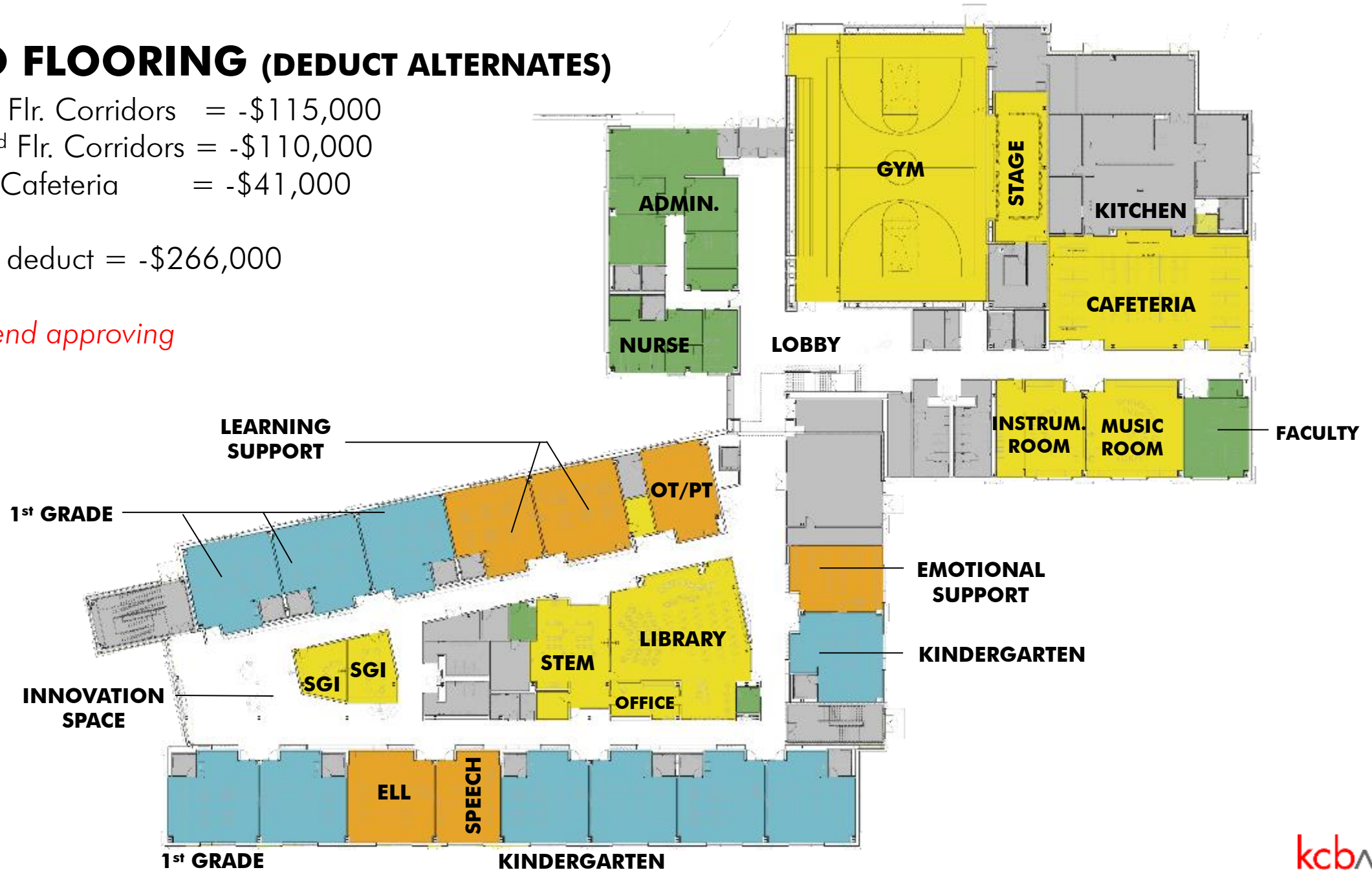
Quartz Tile 1st Flr. Corridors = -\$115,000

Quartz Tile 2nd Flr. Corridors = -\$110,000

Quartz Tile in Cafeteria = -\$41,000

Total potential deduct = -\$266,000

**Not recommend approving*



CLASSROOM FLOORING (DEDUCT ALTERNATES)

Base bid is Quartz Tile in classrooms

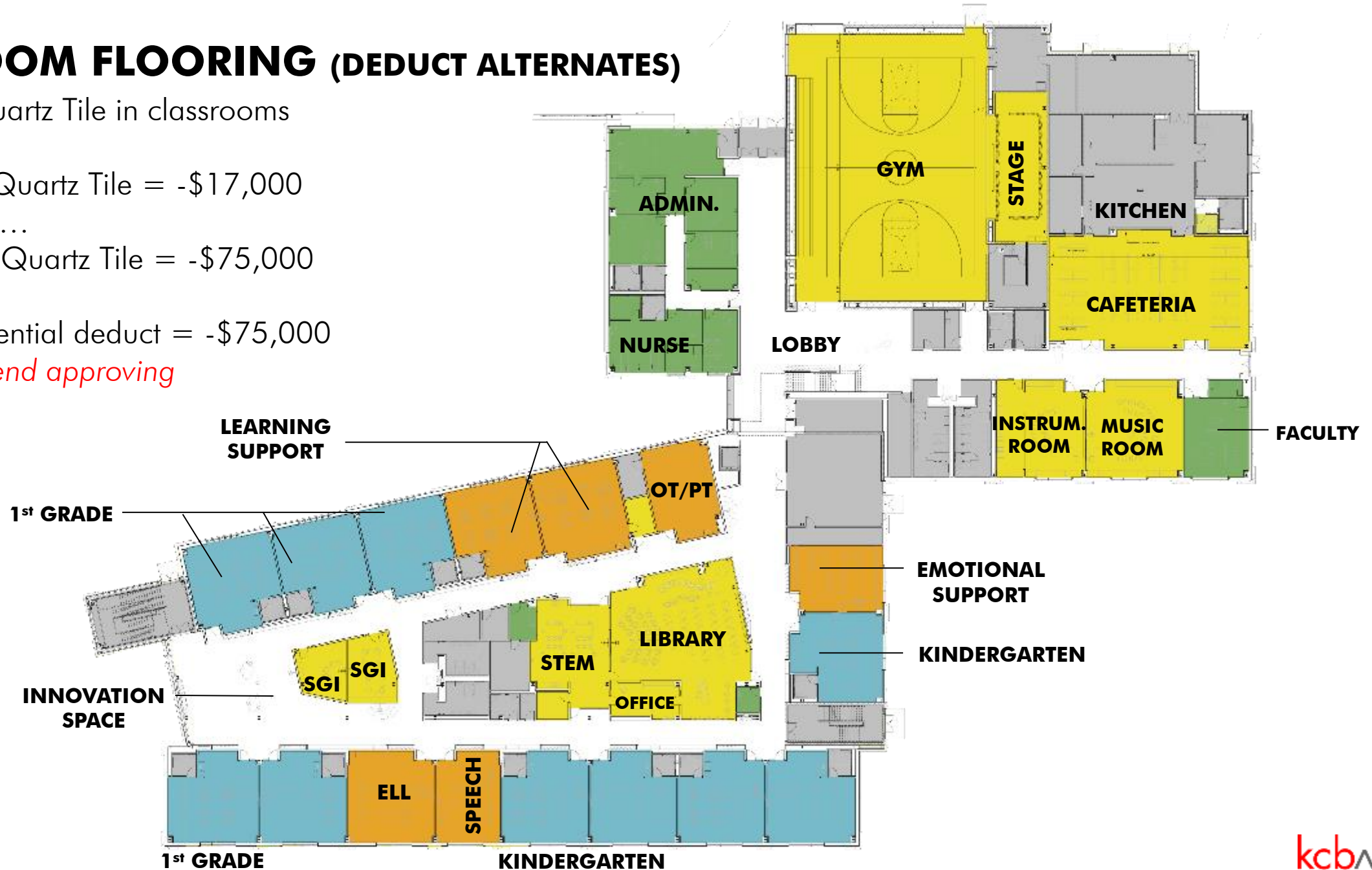
LVT in lieu of Quartz Tile = -\$17,000

...or...

VCT in lieu of Quartz Tile = -\$75,000

Maximum potential deduct = -\$75,000

**Not recommend approving*



FIRST FLOOR PLAN

CEILING FINISHES (DEDUCT ALTERNATE)

Linear Metal Ceiling in lieu of acoustical baffles in both innovative commons areas =
-\$12,000

**Not recommend approving*



Acoustical baffles

NRC = 1.06

*** Allows sound to
bounce up and around
ceiling*



Linear Metal

NRC = .85

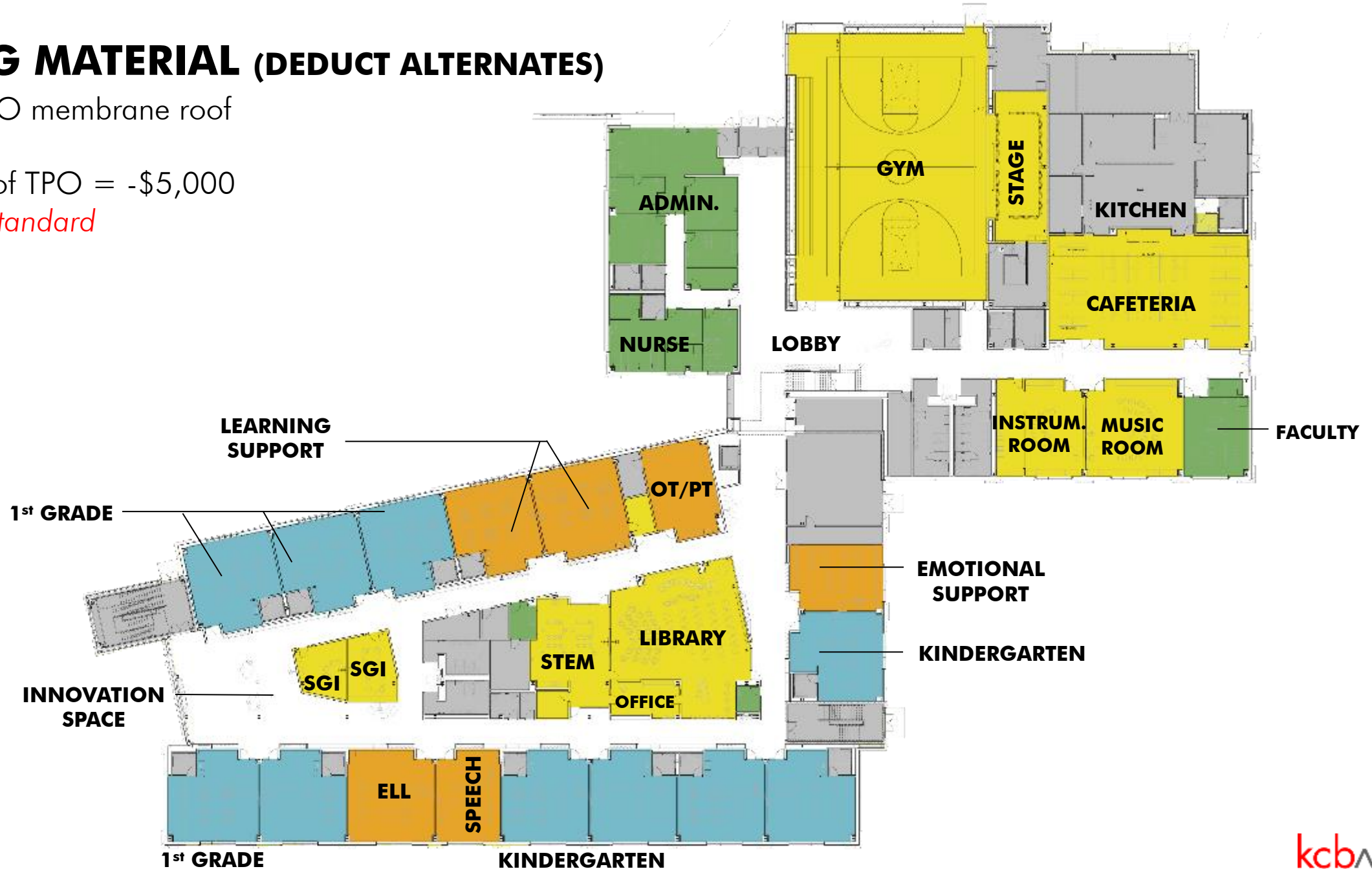


ROOFING MATERIAL (DEDUCT ALTERNATES)

Base bid is TPO membrane roof

EPDM in lieu of TPO = -\$5,000

**TPO district standard*



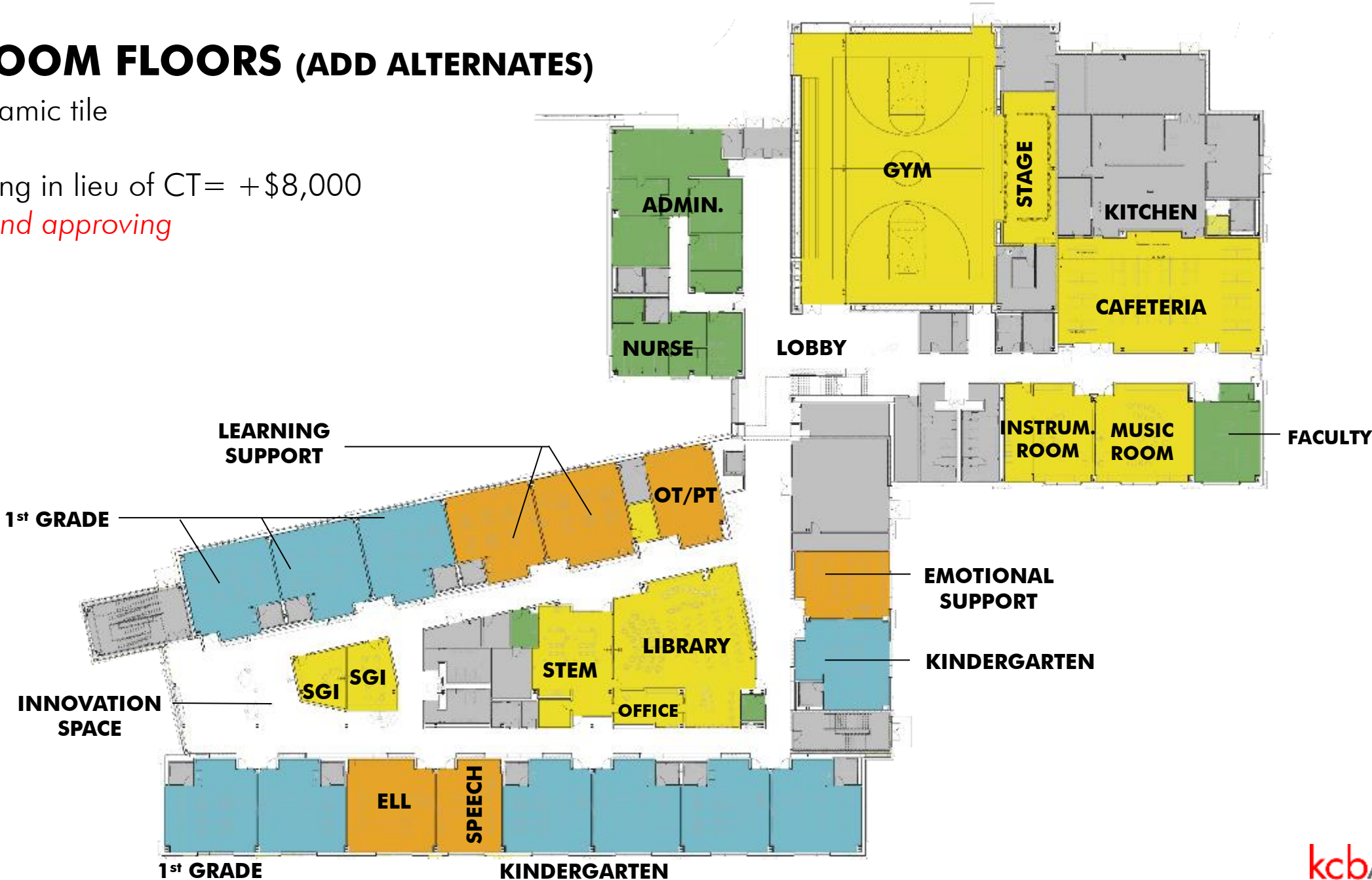
FIRST FLOOR PLAN

TOILET ROOM FLOORS (ADD ALTERNATES)

Base bid is ceramic tile

Resinous flooring in lieu of CT= +\$8,000

**Not recommend approving*



FIRST FLOOR PLAN

CONSTRUCTION ALTERNATES

Unclassified Site Work

- Contractor to removal any rock discovered underground
- Add of \$90,000

****Recommend Approving***

Fill within 5-Feet of building

- Contractor to provide stone fill around building pad
- Prevents delays due to wet soil
- Add of \$75,000

****Recommend Approving***



CONSTRUCTION ALTERNATES

Automatic Mechanical Controls

- Two alternative companies selected
- Tri-M = No change
- CM3 = Add of \$59,750

****Not Recommend Approving***

Lightning Protection

- Add of \$48,000

****Not Recommend Approving -
Consulted with Insurance Company***



CONSTRUCTION ALTERNATES

Distributed Antenna System

- Improved wireless service in building
- Add of \$100,000

****Recommend Approving***

Bipolar Ionization

- Bio-magnetic filtration of HVAC
- Better than using higher filters
- Less taxing on HVCA system
- Add of \$39,977

****Recommend Approving***



REDUCTION OF CLASSROOMS (DEDUCT ALTERNATES)

Eliminate Two Classrooms = -\$239,396

- \$119,698 per classroom
- \$140/square foot



REDUCTION OF CLASSROOMS (DEDUCT ALTERNATES)

Eliminate Two Classrooms = -\$239,396

- \$119,698 per classroom
- \$140/square foot

Eliminate Four Classrooms = -\$435,680

- \$108,920 per classroom
- \$128/square foot

Average building cost = \$281/sf

**Not recommend approving either option*





RECOMMEND SCOPE OF WORK

Bids were open at 3:15PM on October 29th

Total Construction Budget = \$28,902,820

Total Construction Base Bids = \$23,688,934

Total Recommended Construction = \$24,153,911

- (5) General Contractor Bids

Construction Budget = \$20,194,540

Base Bid Amount = \$15,381,000

Total Recommended = \$15,701,000

- (13) Mechanical Contractor Bids

Construction Budget = \$3,548,850

Base Bid Amount = \$3,427,867

Total Recommended = \$3,467,844

- (8) Electrical Contractor Bids

Construction Budget = \$3,470,290

Base Bid Amount = \$3,356,000

Total Recommended = \$3,461,000

- (8) Plumbing Contractor Bids

Construction Budget = \$1,689,140

Base Bid Amount = \$1,524,067

Total Recommended = \$1,524,067



CONSTRUCTION SCHEDULE

- NO LATER THAN WEEK OF DECEMBER 14, 2020 **“NOTICE TO PROCEED”**
- DECEMBER 2020 - JANUARY 2021 **SITE PREPARATION**
- FEBRUARY 2021 **CONSTRUCTION AREA PREPARATION**
- FEBRUARY 2021 - JULY 2022 **CONSTRUCTION OF NEW BUILDING**
- JULY 2022 - NOVEMBER 2022 **BUILDING DEMOLITION**
- APRIL 2023 **SITE RESTORATION**



**CONGRATULATIONS!
LET'S GET STARTED...**