

**Town of Stonington
K-12 Building Committee
Regular Meeting Minutes
Tuesday, February 2, 2016
7:00pm
Central Office, Old Mystic, CT
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TOWN CLERK
CYNTHIA LADWIG
16 FEB - 9 AM 11:15
RECEIVED FOR RECORD
STONINGTON, CT

Members Present: Rob Marseglia, Chairman; Bill Sternberg, Vice Chairman; Julie Holland, Secretary; Deborah Downie, Kathy Sanford, June Strunk and Rob Sundman

Members Absent: George Crouse

Late Arrival: Mike Fauerbach, 7:50pm

Recording Secretary: Sandy Tisiere

Guests and Citizens: Bill King, Director of Operations and Facilities, Stonington Public Schools; Gary Shettle, Director of Finance, Stonington Public Schools; Jim Sullivan, Director of Finance, Town of Stonington; Kate Rotella, Selectwoman, Town of Stonington; Marc Sklenka, Chuck Warrington, Colliers International; Peter Manning, Gilbane; Jim Barrett, Anwar Hossain, DRA and Wendy Wilbert

1. Call to Order

Chairman Marseglia called the meeting to order at 7:02pm

2. Approval of Outstanding minutes

The following minutes need approval: January 11, January 12, January 19 and January 26, 2016.

The following motion was made by Julie Holland and seconded by Bill Sternberg:

Motion: To approve the minutes from January 11, January 12, January 19 and January 26, 2016.

All: Aye

3. Owner's Representative Report

- a. Process for Architect/SPS Admin Meetings - Marc Sklenka and Chuck Warrington distributed hard copies of the submitted final versions of the State form ED049 (attachment #1). If the committee wants to view the State grant priority list they can visit the State of Connecticut, Department of Administrative Services, Division of Construction Services website and choose the link marked Priority List located in the upper right hand column.

The PMS roof project was the next topic of discussion. Bill King had sent an email to the committee with information he received from Tom Reault, School Facilities, State of Connecticut, regarding the PMS renovation from 1988. Mr. Reault said the 1988 project had not been closed out and this created a problem with the application for the roof replacement. As the project was not closed out in 1988, it wasn't officially closed until 1998 making the current application a replacement request for a new roof that is less than 20 years old. Mr. King explained the email regarding the reimbursement amounts in conjunction with resubmitting the grant application. The committee decided Colliers and Mr. King would work together contacting the state for more clarification and any additional recommendations. There will be a subcommittee meeting on Tuesday, February 9 at 7:00pm to discuss the information gathered.

- b. Discussion of State form ED053 - A copy of this form is included with the form ED049 (attachment #1).
- c. Financial Statement - Marc Sklenka and Chuck Warrington from Colliers distributed copies of the approved Total Project Budget for all three projects, West Vine Street School, Deans Mill School and the Pawcatuck Middle School roof (attachment #2). They explained these are

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global budget sheets. There will be a financial statement file for each project that covers the budget and amount spent. These financial statement files will have a common format to manage and track expenditures. Gilbane and DRA will have their own files as well. The budget will be reconciled monthly to ensure all monies are being tracked. Colliers will communicate with the K-12 Building committee to apprise them of all spending activity.

A discussion ensued around the status of the PMS roof testing. From the initial tests, it was found additional testing was needed. So far, the costs have exceeded the original approved amount. There was some conversation around lack of communication. Allied Roofing showed up on Monday, January 18, to do testing but was unable to access the building and the cold prevented them from doing patching. It was agreed when any hired services needed to access the school buildings, a school district employee would have to be present.

The ongoing insurance issue regarding insurance coverage of the two buildings during construction was discussed. CIRMA (the town's insurance carrier) will provide liability insurance during the construction project but not buildings and grounds. This insurance will have to be purchased through another carrier. Chris Wardrop, USI Insurance Services, the town's insurance advisor, has been providing services to resolve these insurance needs. For these additional services, his company is requesting \$5,000 above the fee paid by the town. This \$5,000 would procure the services of USI Insurance Services for the life of the project.

The following motion was made by Bill Sternberg and seconded by June Strunk:

Motion: To approve the \$5,000 expenditure for Chris Wardrop who is the town's insurance advisor.

The following amended motion was made by Bill Sternberg and seconded by June Strunk:

Motion: To approve the \$5,000 expenditure to the USI Insurance Company for the duration of the project for all insurance purposes.

All Aye

- d. Process for Document Review - The committee asked Jim Sullivan and Colliers about the process of processing proposals and paying invoices? Jim Sullivan will work with Colliers to set up a process for to expedite this procedure.

4. New Business

- a. Process for Architect/SPS Admin Meetings - Jim Barrett addressed the process for Architect/SPS Admin Meetings. He told the committee that Van Riley, Superintendent, had developed a schedule of meetings with a different focus/discussion for each meeting. Mr. Barrett explained the meetings schedule are based on the timeline developed by Colliers. He reiterated these meetings were data gathering meetings with the end users. Due to a miscommunication, the first meeting was held on January 28 which the committee was unaware was happening so no one attended. The majority of the meetings will be held on Thursdays from 1-3pm. It was decided, as more than one committee member may want to attend, the meetings would be publicly posted and one of the committee members would take minutes. Mr. Barrett told the committee the data gathering meetings would result in a

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schematic design by the end of March. DRA will present different schematic designs with their recommendation. Once this is done, the committee concurred they should meet twice a month, the first and third Tuesdays to ensure keeping on schedule.

The following questions were asked: 1) Are the 5th grade teachers included in these meetings? As the 5th grade is part of the renovation project, the teachers will be involved in the 5th grade classroom design. (2) Who initiated the invitation to participate? The invitation was sent by the building principals.

To move into the discussion of the PMS roof project, Chairman Marseglia introduced Anwar Hossain, AIA, Sr. Project Architect of DRA. A roundtable introduction of who was at the meeting followed. Also, new to the discussions is Gary Shettle, Director of Finance, Stonington Public Schools. Chairman Marseglia welcomed them both.

Anwar Hossain shared with the committee the draft schedule (attachment #3) for the PMS roof project. This schedule works with the Colliers timeline. The pros and cons of two different types of roofing materials were compared. To keep with consistency, the EDPM (ethylene propylene diene terpolymer) would be the choice. Mr. Hossain discussed the replacement of the copings. The current cast stone copings failed because of their porous nature and water seeping into and behind them. He presented a metal product that can be shaped into decorative shapes to ensure aesthetic integrity. There was a conversation around stone versus metal being used for the copings. The committee concurred that metal would be the better choice. Mr. Hossain will contact the planning office at the town hall to question them about using this product.

Items b. – d. were tabled for a future discussion.

5. Construction Manager Contract Update

There are still some unresolved items on the Construction Manager Contract. There was liquidated damages clause that was a sticking point. Chairman Marseglia explained to the committee that Gilbane wanted to provide a fee at risk. This means the K-12 Committee would develop key milestones to trigger an incentive fee to ensure the project was progressing according the timeline. The committee concurred this would be the better option. Marc Sklenka will work with Peter Manning, Gilbane to resolve any remaining issues. The Contract Sub-Committee will meet on Monday, February 8 at 6:00pm at Central Office to finalize the contract.

6. Adjourn

The following motion was made by June Strunk and seconded by Rob Sundman:

Motion: To adjourn the meeting at 9:49pm.

All:

Julie Holland, Secretary

FORM ED049.
PROJECT APPLICATION
 State project #: TMP-137-ZVRR Facility: West Vine Street School

Form Status: Signed-Off

FORM ED049. GRANT APPLICATION AND EXECUTIVE SUMMARY OF EDUCATIONAL SPECIFICATIONS FOR A SCHOOL BUILDING PROJECT

SCHOOL FACILITY INFO
 West Vine Street School
 129 West Vine Street
 Pawcatuck, CT 06379

Note: This application must be accompanied by (A) a certified copy of the resolution or resolutions adopted by the legislative body of the applicant (i) establishing a building committee for the project; (ii) authorizing at least the preparation of schematic drawings and outline specifications for the proposed project, and (iii) authorizing the filing of the grant application, and (B) education specifications for the project and written approval of such education specifications by the district's board of education.

Contact Name: BILL KING Contact Phone: 860-572-0506

- Type of Facility (Choose one)**
- Standard Program
 - Vocational Agricultural
 - Special Education
 - Board of Education
 - Interdistrict Cooperative
 - Interdistrict Magnet

- Type of Project/Construction**
- Facility Purchase (PF) File Schedule 1,2,3,4
 - New Construction (N) File Schedule 1,2,3,4,6
 - Extention of Facility (E) File Schedule 1,2,3,4,6,8
 - Alteration of Existing Facility (A) File Schedule 1,2,4,5,6,8
 - Relocatable Classrooms (RE) File Schedule 1,2,3,4,8,8
 - Roof Replacement (RR) File Schedule 1,2,7
 - Energy Conservation (EC) File Schedule 1,2,3,4,6,8
 - Code Violation (CV) File Schedule 1,2,5
 - Site Acquisition (PS) File Schedule 1,2,3,4
 - Vo-Ag Equipment pursuant to CGS Section 10-65 (VE) File Schedule 1;2
 - Renovation pursuant to CGS Sec. 10-286 (RN) File Schedule 1,2,3,4,5,6,7,8
 - Indoor Air Quality (IAQ) File Schedule 1,2,5

- Complete Schedule 9 if eligible for additional reimbursement as a:**
- School Readiness Program pursuant to CGS Section 10-285a(e) File Schedule 9
 - Lighthouse School pursuant to CGS Section 10-285a(f) File Schedule 9

- Interdistrict Attendance Program pursuant to CGS Section 10-285a(g) File Schedule 9
- Class Size Reduction Program pursuant to CGS Section 10-285a(h) File Schedule 9
- Full-Day Kindergarten Program Pursuant to CGS Section 10-285a(i) File Schedule 9

CERTIFICATION: I hereby certify that the above referenced school district has been duly authorized in accordance with C.G.S. Section 10-283 to apply for and accept grants as provided in Chapter 173 of the Connecticut General Statutes and that all requirements of Section 10-287c-4 of the regulations of the state board of education pertaining to use of funds, maintaining of records and access thereto will be met.

**FORM ED049. Schedules
Status**

State project #: TMP-137-ZVRR Facility: West Vine Street School

Project Summary Info	Complete
Schedule 1 - General Project Data	Complete
Schedule 2 - Estimated Project Costs and Financing	Complete
Schedule 3 - Site and Facility Purchase	Complete
Schedule 4 - Education Technology Infrastructure	Complete
Schedule 5 - Codes	Complete
Schedule 6 - Space Standards	Complete
Schedule 7 - Roof Replacement	Complete
Schedule 8 - Extension and Alteration Detail	Complete
Schedule 9 - Supplemental Data	Not needed
Cost Analysis Worksheet	Complete

FORM ED049. Schedule 1
General Project Data
 State project #: TMP-137-ZVRR Facility: West Vine Street School

a. Is this project in accordance with the district's long-term school building program established pursuant to CGS Section 10-220 ? Yes No

Explain answer:

This project modernizes a 50 year old elementary school in order to convert from a K-4 program to a Pre-K - 5 program.

b. Does the district intend to continue using this facility for public educational purposes for the foreseeable future ? Yes No

If 'NO', explain answer:

c. Check all applicable reasons for this project.

- Increased facility enrollment due to general student population increases.
- Increased facility enrollment due to redistricting or regrading of facilities.
- Programmatic changes within the facility.
- Correction of code violations.
- Upgrade of facility due to general age and condition.
- Replacement of existing facility.

Name of facility being replaced:

- Upgrade of facility to current voice, data and video technology standards.
- Repair to facility for damages due to catastrophic loss (flood, fire, wind, etc.).
- Energy conservation (describe):

See attachment - letter from C.E.S.

Other(explain):

This project will consolidate an existing k-2 at West Vine, a grade 3-4 at West Broad and relocate grade 5 from Pawcatuck Middle School into one facility; a Prek - grade 5 school.

d. Within the 5 years prior to the date of this application, has the district abandoned, sold, leased, demolished or redirected the use of any school facility constructed or renovated with state assistance ? Yes No

If 'YES', provide name of facility and brief details:

FORM ED049. Schedule 2
ESTIMATED PROJECT COSTS AND FINANCING
 State project #: TMP-137-ZVRR Facility: West Vine Street School

A. Eligible Auditorium Seating Area:

a1. Auditorium Seating Capacity	
a2. Total Square Footage of Auditorium	
a3. Square Footage of Seating Area	
a4. Total Construction Cost of Auditorium (excluding seats and installation)	
a5. Construction costs of seating area ((a3 / a2) x a4)	\$0
a6. Costs of Seats and Installation (not including item a4)	
a7. Total Cost of Auditorium Seating Area (a5 + a6):	\$0

B. PROJECT FINANCING:

State School Construction Grant Payments (Progress Payments)	\$6,633,131	
General Fund	\$0	To be calculated by
Current Bonds/Notes	\$0	OSCG.
Future Bonds/Notes	\$25,204,544	
Sub-Total General Fund/Bonding:	\$31,837,675	\$31,587,675
Rebates	\$0	
Insurance Proceeds	\$0	
Federal/Other State Grants	\$0	
Other Financing Describe:	\$0	
Sub-Total Other Funding:	\$0	
Total Financing:	\$31,837,675	\$31,587,675

C. ESTIMATED PROJECT COSTS:

ELIGIBLE COSTS		
Architectural Design	\$2,281,764	
Site Acquisition	\$0	
Facility Purchase	\$0	
Other Professional Fees	\$1,697,329	
Construction (fully eligible)	\$24,852,850	\$24,802,850
Bonus Costs - School Readiness	\$0	
Bonus Costs - Full Day K/Class Size Reduction	\$0	
Equipment/Furnishings	\$1,128,000	
Eligible Costs SubTotal:	\$29,859,943	\$29,709,943

LIMITED ELIGIBLE COSTS		
Outdoor Athletic Facilities And Tennis Courts	\$0	
Natatorium	\$0	
Eligible Auditorium Seating Area	\$0	
Eligible Gymnasium Seating Area	\$0	
Limited Eligible Costs SubTotal:	\$0	

INELIGIBLE COSTS		
Ineligible Site Acquisition Costs	\$0	
Ineligible Facility Purchase Price	\$0	
Ineligible Construction Costs	\$610,085	
Ineligible Bonus Costs - School Readiness	\$0	
Ineligible Bonus Costs - Full Day K/Class Size Reduction	\$0	
Unauthorized Cost Increase	\$0	

Contingency	\$1,267,647
Other Ineligible Costs Describe:	\$0
Ineligible Costs SubTotal:	\$1,877,732
Total Estimated Project Costs:	\$31,937,676
	\$31,587,675

TOTAL PROJECT FINANCING MUST AGREE WITH TOTAL ESTIMATED PROJECT COSTS

FORM ED049. Schedule 3
SITE AND FACILITY PURCHASE
 State project #: TMP-137-ZVRR Facility: West Vine Street School

Note: The cost of purchasing a site or a building and site shall not be eligible for reimbursement unless the State Department of Education has inspected and authorized the use of the site or the building and site prior to review of final plans. No school building project for which state assistance is sought shall be undertaken except according to a plan and on a site approved by the State Department of Education, the town or regional board of education and by the building committee of such town or district.

a. This project includes purchase of: (check all that apply)

No site or facility purchase

Building (Submit copies of two current independent appraisals)

Relocatable(s) (If previously owned, submit copies of two current independent appraisals)

Site (Submit copies of two current independent appraisals)

b. Number of acres owned for this facility prior to this purchase:

c. Number of acres purchased as part of this project:

d. Total acres after purchase (b + c):

FORM ED049. Schedule 4
EDUCATIONAL TECHNOLOGY INFRASTRUCTURE
State project #: TMP-137-ZVRR Facility: West Vine Street School

a. Does this project include educational technology enhancements for voice, data and video ?

b. Are technology enhancements planned in accordance with the Guidelines for Technology Infrastructure in Connecticut Schools, published by the State Department of Education ?

c. Indicate the extent of the educational technology infrastructure in the facility at completion of this project (check all that apply):

- Entire Facility
- Student Support Areas
- Some Classrooms
- All Classrooms
- Media Center
- Computer Labs

- None of above

d. If this project does not address the needs of educational technology, explain why not.
 Already addressed by entire facility.
 Other(explain):

FORM ED049. Schedule 5
CODES
 State project #: TMP-137-ZVRR Facility: West Vine Street School

Indicate the codes being addressed by this project.
(Check all that apply)

OSHA

ACCESS FOR PERSONS WITH DISABILITIES

- Accessibility to all programs
- Limited Accessibility (describe)

BUILDING

- Building Area Limits
- Structural Load
- Seismic Analysis
- Mixed Use

HEALTH

- Asbestos
- Kitchen
- Toilet
- Environment

FIRE

- Sprinkler
- Rating of Elements
- Fire Alarm
- Emergency Lighting
- HVAC
- Rescue and Vent Windows
- Electrical

Other (describe work not listed above):

**FORM ED049. Schedule 6
SPACE STANDARDS DATA**
State project #: TMP-137-ZVRR Facility: West Vine Street School

a. YEAR OF ORIGINAL CONSTRUCTION (4 digit): 1967

b. Total facility floor area prior to this project: 24,300 sq.f.

c. Existing floor area which will be removed from service as part of this project: 1,800 sq.f.

d. Updated existing floor area (b-c): 22,500 sq.f.

e. New floor area to be added as part of this project: 33,900 sq.f.

f. Total facility floor area at the completion of this project: 56,400 sq.f.

g. Portion of the total facility floor area constructed prior to 1950 (square feet): 0 sq.f.

h. Highest projected enrollment for this facility during the 8 year period starting with the next October 1 following the date of this application: ~~444~~ 437

i. Grades which will be housed in the facility during this 8-year projection period
(check all that apply):

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> Pre-K / Kindergarten | <input checked="" type="checkbox"/> Grade 1 | <input checked="" type="checkbox"/> Grade 2 |
| <input checked="" type="checkbox"/> Grade 3 | <input checked="" type="checkbox"/> Grade 4 | <input checked="" type="checkbox"/> Grade 5 |
| <input type="checkbox"/> Grade 6 | <input type="checkbox"/> Grade 7 | <input type="checkbox"/> Grade 8 |
| <input type="checkbox"/> Grade 9 | <input type="checkbox"/> Grade 10 | <input type="checkbox"/> Grade 11 |
| <input type="checkbox"/> Grade 12 | | |

j. Space standard from Space Standard Worksheet: 91.333333 % 97%

SPACE STANDARDS WORKSHEET
 State project #: TMP-137-ZVRR Facility: West Vine Street School

State Standard Space Specification Spreadsheet

Projected Enrollment	Grades												
	Pre-K and k	1	2	3	4	5	6	7	8	9	10	11	12
	Allowable Square Footage per Pupil												
0 - 350	124	124	124	124	124	156	156	180	180	180	194	194	194
351 - 750	120	120	120	120	120	152	152	176	176	176	190	190	190
751 - 1500	116	116	116	116	116	148	148	170	170	170	184	184	184
Over 1500	112	112	112	112	112	142	142	164	164	164	178	178	178

1. Under the column headed " Projected Enrollment ", find the range within which your school's highest projected 8-year enrollment (411) falls.

Selected grades	Pre-K and k	1	2	3	4	5	6	7	8	9	10	11	12
	<input checked="" type="checkbox"/>	<input type="checkbox"/>											
	120	120	120	120	120	132							

2. Using above figures, calculate Maximum Square Footage

- 2a. Total Square Footage (K thru 12): 752 sq.f.
- 2b. Number of Grades Housed: 6
- 2c. Average Square Footage (rounded): 125 sq.f.
- 2d. Highest Projected 8-year Enrollment: 411
- 2e. Maximum Square Footage (c x d): 51,512 sq.f.

3. Total Square Footage at Completion of Project:

- 3a. Existing area constructed pre-1950: 0 sq.f.
- 3b. Multiply "a." by 80%: 0 sq.f.
- 3c. Area at Completion of Project constructed in 1950 or later: 56,400 sq.f.
- 3d. Square Footage for Space Standards Computation (b + c): 56,400 sq.f.

If line 2(e) is greater than line 3(d), there is no grant reduction.

If line 3(d) is greater than line 2(e), divide 2(e) by 3(d). 91 %

*This factor will be used to reduce total eligible costs because of space in excess of the maximum eligible for reimbursement.

If a project exceeds the standards solely as the result of extraordinary programmatic requirements, the superintendent may submit a request to the commissioner for a waiver. A detailed list of space allocations for all extraordinary programs with explanations must be included with the request.

**PLEASE SEE FOLLOWING PAGE
 FOR REVISED SPACE STANDARD
 CALCULATIONS**

West Vine Street School
SPACE STANDARDS WORKSHEET

This worksheet should be completed and submitted with the application for any N (new), E (extension), A (alteration), or RENO (renovation) project, or combination of such types of project.

State Standard Space Specifications
Grades

Projected Enrollment	Pre-K and K	Allowable Square Footage per Pupil											
		1	2	3	4	5	6	7	8	9	10	11	12
0 - 350	124	124	124	124	124	156	156	180	180	180	194	194	194
351 - 750	120	120	120	120	120	152	152	176	176	176	190	190	190
751 - 1500	116	116	116	116	116	148	148	170	170	170	184	184	184
Over 1500	112	112	112	112	112	142	142	164	164	164	178	178	178

- Under the column headed "Projected Enrollment", find the range within which your school's highest projected 8 year enrollment falls.
- Using the figures on that line, complete the grid below for only those grades housed within the school.

Pre-K	120	6	_____
K	120	7	_____
1	120	8	_____
2	120	9	_____
3	120	10	_____
4	120	11	_____
5	152	12	_____
(a) Total (grades Pre-K through 12)			<u>872</u>
(b) Number of grades housed			<u>7</u>
(c) Average [(a)/(b)]			<u>125</u>
(d) Highest Projected 8-year Enrollment			<u>437</u>
(e) Maximum Square Footage [(c) x(d)]			<u>54,625</u>

3. Total square footage at completion of project:

a. Existing area constructed pre-1950.	<u>0</u>
b. Multiply "a." by 80%	<u>0</u>
c. Area (at completion of project) constructed 1950 or later.	<u>56,400</u>
d. Square footage for space standards computation (b+c).	<u>56,400</u>

If line 2(e) is greater than line 3(d) there is no grant reduction.

If line 3(d) is greater than line 2(e), divide line 2(e) by line 3(d). 97% *

* This factor will be used to reduce total eligible costs because of space in excess of the maximum eligible for reimbursement.

If a project exceeds the standards solely as the result of extraordinary programmatic requirements, the superintendent may submit a request to the Commissioner for a waiver. A detailed list of space allocations for all extraordinary programs with explanations must be included with the request.

Revised space standard worksheet based on revised 8-year maximum projected enrollment study dated January 2014, revised November 2015.

FORM ED049. Schedule 7
Roof Replacement
 State project #: TMP-137-ZVRR Facility: West Vine Street School

a. Is this a vertical replacement (i.e. removal of all materials down to or including the deck before installation) of a whole roof? (see instructions) Yes No

b. Is this the only roof covering the entire facility? Yes No

c. Please complete to following section:

What is the total roofing area of the facility?	18,000 sq. ft.
To calculate information below, please complete the ROOF REPLACEMENT WORKSHEET	
Area of the roof being replaced:	18,000 sq. ft.
Roofing area eligible for reimbursement:	18,000 sq. ft.
Age of roof area being replaced (IF LESS THAN 15 YEARS OLD)	35 years

d. If whole or part of roof area being replaced, IF LESS THAN 15 YEARS OLD.
 If roof area is less than 15 years old, BOTH certifications below MUST be signed for this project to be eligible for reimbursement.

1. I hereby certify and attest that I have inspected said roof area and found it to be: Improperly designed: Yes No
Improperly constructed: Yes No

2. I hereby certify and attest that the district has recovered damages in the amount of and is prohibited from recovery of further damages or has no other recourse at law or in equity. \$0

Roof Replacement Worksheet						
Check if Section is Improperly Designed or Constructed	Roof Section Designation (if applicable)	Square Footage of Roof Section	Age of Roof Section	Estimated Project Costs	Estimated Ineligible Costs Reduction	Reimb Rate
<input type="checkbox"/>		18,000	35	\$870,295	\$0	100 %
Totals:		18,000 sq. f.	35	\$870,295	\$0	
Total reimbursable area:		18,000 sq. f.				

FORM ED049. Schedule 8
EXTENSION AND ALTERATION DETAIL
 State project #: TMP-137-ZVRR Facility: West Vine Street School

a. If additional floor space is being added, indicate each type by checking the boxes below. For types not listed below click the "Other" box and provide a description in the space provided.

<input checked="" type="checkbox"/> Regular Instruction	<input checked="" type="checkbox"/> Computer Rooms	<input checked="" type="checkbox"/> Health	<input type="checkbox"/> Natatorium
<input checked="" type="checkbox"/> Special Education	<input type="checkbox"/> Industrial Arts	<input type="checkbox"/> Guidance Office	<input type="checkbox"/> Kitchen
<input type="checkbox"/> Science Labs	<input checked="" type="checkbox"/> Music	<input type="checkbox"/> Auditorium	<input type="checkbox"/> Cafeteria
<input checked="" type="checkbox"/> Media Center	<input checked="" type="checkbox"/> Physical Education	<input checked="" type="checkbox"/> School Administration	<input checked="" type="checkbox"/> Custodial
<input checked="" type="checkbox"/> Other			

Description: Art Classroom

b. If extension is a relocatable, check the applicable box:

<input type="checkbox"/> New (Includes Installation)	<input type="checkbox"/> Used (Includes Installation)	<input type="checkbox"/> Intradistrict (Installation only)
---	--	---

b. Extent to which the existing area will be reconfigured as a result of this project

Relocation of existing programs to newly constructed space. Describe programs being moved
General classrooms, media center, computer classroom, health suite, main office, gymnasium, music classroom, art classroom - see education specification for details. Relocated grades 3 - 5 from other schools to this facility.

Change in the use of existing space.
 Provide detail (e.g. regular ed classrooms converted to science lab; media center converted to special ed rooms.)
Music clasroom converted to general classroom, Kindergarten classroom converted to general classroom, library converted to special education classroom, art classroom converted to general classroom - see education specification for details.

FORM ED049. Superintendent's Certification
State project #: TWP-137-ZVRR Facility: West Vine Street School**Superintendent's Certification**

Please provide your initials in each input box next to each of the following statements acknowledging you are aware of each requirement as specified in Public Act 03-220. As applicable, support documentation will be required prior to SDE approval of the plans and specifications.

VR If the project is for the construction a new facility, an extension to an existing facility, the replacement of a building, the purchase of an existing facility, or for the full renovation of an existing facility, I understand that prior to the SDE approval of architectural plans, we must provide for a Phase I environmental site assessment in accordance with the American Society for Testing and Materials Standard #1527, Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process, or similar subsequent standard.

VR I understand that no architectural plan approval will be given for any project if the site of the facility is in an area of moderate or high radon potential, as indicated in the Department of Environmental Protection's Radon Potential Map, or similar subsequent publication, except where the school building project plan will incorporate construction techniques to mitigate radon levels in the air of the facility. The district will provide documentation indicating the level of radon potential at the applicable school prior to SDE approval of the plans and specifications.

VR If the plans incorporate new roof construction or the total replacement of an existing roof, the following must be met (to be included in the bid specification):

- A. A minimum roof pitch of one-half inch per foot;
 - B. A minimum twenty-year unlimited manufacturer's guarantee for water tightness covering material and workmanship on the entire roofing system;
 - C. The inclusion of vapor retarders, insulation, bitumen, felts, membranes, flashing, metals, decks and any other feature required by the roof design;
 - D. That all manufacturer's materials to be used in the roofing system are specified to meet the latest standards for individual components of the roofing systems of the American Society for Testing and Materials.
-

VR In the case of a major alteration, renovation or extension of a building to be used for public school purposes, the plans must incorporate the guidelines set forth in the Sheet Metal and Air Conditioning Contractors National Association's publication entitled "Indoor Air Quality Guidelines for Occupied Buildings Under Construction" or similar subsequent publication;

VR In the case of new construction, extension, renovation or replacement, the plans must include a plan that the building maintenance staff responsible for such facility are trained or are receiving training or that the applicant plans to provide training in the appropriate areas of plant operations including, but not limited to, heating, ventilation and air conditioning systems pursuant to section 7 of Public Act 03-220, with specific training relative to indoor air quality.

**FORM ED049.
PROJECT APPLICATION**

State project #: TMP-137-VHMO Facility: Deans Mill School

Form Status: Signed-Off

FORM ED049. GRANT APPLICATION AND EXECUTIVE SUMMARY OF EDUCATIONAL SPECIFICATIONS FOR A SCHOOL BUILDING PROJECT

SCHOOL FACILITY INFO
 Deans Mill School
 35 Deans Mill Road
 Stonington, CT 06378

Note: This application must be accompanied by (A) a certified copy of the resolution or resolutions adopted by the legislative body of the applicant (i) establishing a building committee for the project; (ii) authorizing at least the preparation of schematic drawings and outline specifications for the proposed project, and (iii) authorizing the filing of the grant application, and (B) education specifications for the project and written approval of such education specifications by the district's board of education.

Contact Name: BILL KING Contact Phone: 860-572-0506

Type of Facility (choose one)

- Standard Program
- Vocational Agricultural
- Special Education
- Board of Education
- Interdistrict Cooperative
- Interdistrict Magnet

Type of Project/Construction

- Facility Purchase (PF) File Schedule 1,2,3,4
- New Construction (N) File Schedule 1,2,3,4,6
- Extension of Facility (E) File Schedule 1,2,3,4,6,8
- Alteration of Existing Facility (A) File Schedule 1,2,4,5,6,8
- Relocatable Classrooms (RE) File Schedule 1,2,3,4,6,8
- Roof Replacement (RR) File Schedule 1,2,7
- Energy Conservation (EC) File Schedule 1,2,3,4,6,8
- Code Violation (CV) File Schedule 1,2,5
- Site Acquisition (PS) File Schedule 1,2,3,4
- Vo-Ag Equipment pursuant to CGS Section 10-65 (VE) File Schedule 1,2
- Renovation pursuant to CGS Sec. 10-288 (RN) File Schedule 1,2,3,4,5,6,7,8
- Indoor Air Quality (IAQ) File Schedule 1,2,5

Complete Schedule 9 if eligible for additional reimbursement as a:

- School Readiness Program pursuant to CGS Section 10-285a(e) File Schedule 9.
- Lighthouse School pursuant to CGS Section 10-285a(f) File Schedule 9

- Interdistrict Attendance Program pursuant to CGS Section 10-285a(g) File Schedule 9
- Class Size Reduction Program pursuant to CGS Section 10-285a(h) File Schedule 9
- Full-Day Kindergarten Program Pursuant to CGS Section 10-285a(h) File Schedule 9

CERTIFICATION: I hereby certify that the above referenced school district has been duly authorized in accordance with C.G.S. Section 10-283 to apply for and accept grants as provided in Chapter 173 of the Connecticut General Statutes and that all requirements of Section 10-287c-4 of the regulations of the state board of education pertaining to use of funds, maintaining of records and access thereto will be met.

**FORM ED049. Schedules
Status**

State project #: TMP-137-VHMQ Facility: Deans Mill School

Project Summary Info	Complete
Schedule 1 - General Project Data	Complete
Schedule 2 - Estimated Project Costs and Financing	Complete
Schedule 3 - Site and Facility Purchase	Complete
Schedule 4 - Education Technology Infrastructure	Complete
Schedule 5 - Codes	Complete
Schedule 6 - Space Standards	Complete
Schedule 7 - Roof Replacement	Complete
Schedule 8 - Extension and Alteration Detail	Complete
Schedule 9 - Supplemental Data	Not needed
Cost Analysis Worksheet	Complete

FORM ED049. Schedule 1
General Project Data
 State project #: TMP-137-VHMO Facility: Deans Mill School

a. Is this project in accordance with the district's long-term school building program established pursuant to CGS Section 10-220 ? Yes No

Explain answer:

This project modernizes a 50 year old elementary school in order to convert from a K-4 program to a Pre-K - 5 program.

b. Does the district intend to continue using this facility for public educational purposes for the foreseeable future ? Yes No

If 'NO', explain answer:

c. Check all applicable reasons for this project.

- Increased facility enrollment due to general student population increases.
- Increased facility enrollment due to redistricting or regrading of facilities.
- Programmatic changes within the facility.
- Correction of code violations.
- Upgrade of facility due to general age and condition.
- Replacement of existing facility.

Name of facility being replaced:

- Upgrade of facility to current voice, data and video technology standards.
- Repair to facility for damages due to catastrophic loss (flood, fire, wind, etc.).
- Energy conservation (describe):

See attached

Other(explain):

This project will return the 5th grade from the middle school to the elementary school.

d. Within the 5 years prior to the date of this application, has the district abandoned, sold, leased, demolished or redirected the use of any school facility constructed or renovated with state assistance ? Yes No

If 'YES', provide name of facility and brief details:

FORM ED049. Schedule 2
ESTIMATED PROJECT COSTS AND FINANCING
 State project #: TMP-137-VHMQ Facility: Deans Mill School

A. Eligible Auditorium Seating Area:

a1. Auditorium Seating Capacity	
a2. Total Square Footage of Auditorium	
a3. Square Footage of Seating Area	
a4. Total Construction Cost of Auditorium (excluding seats and installation)	
a5. Construction costs of seating area ((a3 / a2) x a4)	\$0
a6. Costs of Seats and Installation (not including item a4)	
a7. Total Cost of Auditorium Seating Area (a5 + a6):	\$0

B. PROJECT FINANCING:

State School Construction Grant Payments (Progress Payments)	\$7,448,886	
General Fund	\$0	To be re-calculated by OSCG.
Current Bonds/Notes	\$0	
Future Bonds/Notes	\$28,719,682	
Sub-Total General Fund/Bonding:	\$36,168,548	\$35,918,548
Rebates	\$0	
Insurance Proceeds	\$0	
Federal/Other State Grants	\$0	
Other Financing Describe:	\$0	
Sub-Total Other Funding:	\$0	
Total Financing:	\$36,168,548	\$35,918,548

C. ESTIMATED PROJECT COSTS:

ELIGIBLE COSTS		
Architectural Design	\$2,486,743	
Site Acquisition	\$0	
Facility Purchase	\$0	
Other Professional Fees	\$1,526,808	
Construction (fully eligible)	\$28,374,929	\$28,124,920
Bonus Costs - School Readiness	\$0	
Bonus Costs - Full Day K/Class Size Reduction	\$0	
Equipment/Furnishings	\$1,264,000	
Eligible Costs SubTotal:	\$33,644,474	\$33,394,471
LIMITED ELIGIBLE COSTS		
Outdoor Athletic Facilities And Tennis Courts	\$0	
Natatorium	\$0	
Eligible Auditorium Seating Area	\$0	
Eligible Gymnasium Seating Area	\$0	
Limited Eligible Costs SubTotal:	\$0	
INELIGIBLE COSTS		
Ineligible Site Acquisition Costs	\$0	
Ineligible Facility Purchase Price	\$0	
Ineligible Construction Costs	\$1,040,331	
Ineligible Bonus Costs - School Readiness	\$0	
Ineligible Bonus Costs - Full Day K/Class Size Reduction	\$0	
Unauthorized Cost Increase	\$0	

Contingency	\$1,483,748
Other Ineligible Costs Describe:	\$0
Ineligible Costs SubTotal:	\$2,524,077
Total Estimated Project Costs.	\$35,169,548
	\$35,918,548

TOTAL PROJECT FINANCING MUST AGREE WITH TOTAL ESTIMATED PROJECT COSTS

FORM ED049. Schedule 3
SITE AND FACILITY PURCHASE
 State project #: TMP-137-VHMC Facility: Deans Mill School

Note: The cost of purchasing a site or a building and site shall not be eligible for reimbursement unless the State Department of Education has inspected and authorized the use of the site or the building and site prior to review of final plans. No school building project for which state assistance is sought shall be undertaken except according to a plan and on a site approved by the State Department of Education, the town or regional board of education and by the building committee of such town or district.

a. This project includes purchase of: (check all that apply)

No site or facility purchase.

- Building** (Submit copies of two current independent appraisals)
- Relocatable(s)** (If previously owned, submit copies of two current independent appraisals)
- Site** (Submit copies of two current independent appraisals)

b. Number of acres owned for this facility prior to this purchase:

c. Number of acres purchased as part of this project:

d. Total acres after purchase (b + c):

FORM ED049. Schedule 4
EDUCATIONAL TECHNOLOGY INFRASTRUCTURE
State project #: TMP-137-VHMO Facility: Deans Mill School

a. Does this project include educational technology enhancements for voice, data and video ?

b. Are technology enhancements planned in accordance with the Guidelines for Technology Infrastructure in Connecticut Schools, published by the State Department of Education ?

c. Indicate the extent of the educational technology infrastructure in the facility at completion of this project (check all that apply):

- Entire Facility
- Student Support Areas
- Some Classrooms
- All Classrooms
- Media Center
- Computer Labs

- None of above

d. If this project does not address the needs of educational technology, explain why not.

- Already addressed by entire facility.
- Other (explain):

FORM ED049. Schedule 5
CODES
 State project #: TMP-137-VHMQ Facility: Deans Mill School

Indicate the codes being addressed by this project.
(Check all that apply)

OSHA

ACCESS FOR PERSONS WITH DISABILITIES

- Accessibility to all programs
- Limited Accessibility (describe)

BUILDING

- Building Area Limits
- Structural Load
- Seismic Analysis
- Mixed Use

HEALTH

- Asbestos
- Kitchen
- Toilet
- Environment

FIRE

- Sprinkler
- Rating of Elements
- Fire Alarm
- Emergency Lighting
- HVAC
- Rescue and Vent Windows
- Electrical

Other (describe work not listed above):

**FORM ED049. Schedule 6
SPACE STANDARDS DATA**
State project #: TMP-137-VHMQ Facility: Deans Mill School

a. YEAR OF ORIGINAL CONSTRUCTION (4 digit): 1967

b. Total facility floor area prior to this project: 57,850 sq.f.
 c. Existing floor area which will be removed from service as part of this project: 35,350 sq.f.
 d. Updated existing floor area (b-c): 22,500 sq.f.
 e. New floor area to be added as part of this project: 40,200 sq.f.
 f. Total facility floor area at the completion of this project: 62,700 sq.f.

g. Portion of the total facility floor area constructed prior to 1950 (square feet): 0 sq.f.
 h. Highest projected enrollment for this facility during the 8 year period starting with the next October 1 following the date of this application: 538

i. Grades which will be housed in the facility during this 8-year projection period (check all that apply):

<input checked="" type="checkbox"/> Pre-K / Kindergarten	<input checked="" type="checkbox"/> Grade 1	<input checked="" type="checkbox"/> Grade 2
<input checked="" type="checkbox"/> Grade 3	<input checked="" type="checkbox"/> Grade 4	<input checked="" type="checkbox"/> Grade 5
<input type="checkbox"/> Grade 6	<input type="checkbox"/> Grade 7	<input type="checkbox"/> Grade 8
<input type="checkbox"/> Grade 9	<input type="checkbox"/> Grade 10	<input type="checkbox"/> Grade 11
<input type="checkbox"/> Grade 12		

j. Space standard from Space Standard Worksheet: 100 %

SPACE STANDARDS WORKSHEET
 State project #: TMP-137-VHMQ Facility: Deans Mill School

State Standard Space Specification Spreadsheet

Projected Enrollment	Grades												
	Pk and K	1	2	3	4	5	6	7	8	9	10	11	12
	Allowable Square Footage per Pupil												
0 - 350	124	124	124	124	124	156	156	180	180	180	194	194	194
351 - 750	120	120	120	120	120	152	152	175	175	175	190	190	190
751 - 1500	116	116	116	116	116	148	148	170	170	170	184	184	184
Over 1500	112	112	112	112	112	142	142	164	164	164	178	178	178

1. Under the column headed "Projected Enrollment", find the range within which your school's highest projected 8-year enrollment (**538**) falls.

Selected grades	Pk and K	1	2	3	4	5	6	7	8	9	10	11	12
	<input checked="" type="checkbox"/>	<input type="checkbox"/>											
	120	120	120	120	120	152							

2. Using above figures, calculate Maximum Square Footage

- 2a. Total Square Footage (K thru 12): 752 sq.f.
- 2b. Number of Grades Housed: 6
- 2c. Average Square Footage (rounded): 125 sq.f.
- 2d. Highest Projected 8-year Enrollment: 538
- 2e. Maximum Square Footage (c x d): 67,429 sq.f.

3. Total Square Footage at Completion of Project:

- 3a. Existing area constructed pre-1950: 0 sq.f.
- 3b. Multiply "a." by 80%: 0 sq.f.
- 3c. Area at Completion of Project constructed in 1950 or later: 62,700 sq.f.
- 3d. Square Footage for Space Standards Computation (b + c): 62,700 sq.f.

If line 2(e) is greater than line 3(d), there is no grant reduction.

No Grant Reduction

If line 3(d) is greater than line 2(e), divide 2(e) by 3(d).

*This factor will be used to reduce total eligible costs because of space in excess of the maximum eligible for reimbursement.

If a project exceeds the standards solely as the result of extraordinary programmatic requirements, the superintendent may submit a request to the commissioner for a waiver. A detailed list of space allocations for all extraordinary programs with explanations must be included with the request.

**PLEASE SEE FOLLOWING PAGE
 FOR REVISED SPACE STANDARD
 CALCULATIONS**

Deans Mill School

SPACE STANDARDS WORKSHEET

This worksheet should be completed and submitted with the application for any N (new), E (extension), A (alteration), or RENO (renovation) project, or combination of such types of project.

State Standard Space Specifications Grades

Projected Enrollment	Pre-K and K	Allowable Square Footage per Pupil											
		1	2	3	4	5	6	7	8	9	10	11	12
0 - 350	124	124	124	124	124	156	156	180	180	180	194	194	194
351 - 750	120	120	120	120	120	152	152	176	176	176	190	190	190
751 - 1500	116	116	116	116	116	148	148	170	170	170	184	184	184
Over 1500	112	112	112	112	112	142	142	164	164	164	178	178	178

- Under the column headed "Projected Enrollment", find the range within which your school's highest projected 8 year enrollment falls.
- Using the figures on that line, complete the grid below for only those grades housed within the school.

Pre-K	<u>120</u>	6	_____
K	<u>120</u>	7	_____
1	<u>120</u>	8	_____
2	<u>120</u>	9	_____
3	<u>120</u>	10	_____
4	<u>120</u>	11	_____
5	<u>152</u>	12	_____
(a) Total (grades Pre-K through 12)			<u>872</u>
(b) Number of grades housed			<u>7</u>
(c) Average [(a)/(b)]			<u>125</u>
(d) Highest Projected 8-year Enrollment			<u>523</u>
(e) Maximum Square Footage [(c) x(d)]			<u>65,375</u>

3. Total square footage at completion of project:

a. Existing area constructed pre-1950.	<u>0</u>
b. Multiply "a." by 80%	<u>0</u>
c. Area (at completion of project) constructed 1950 or later.	<u>62,700</u>
d. Square footage for space standards computation (b+c).	<u>62,700</u>

If line 2(e) is greater than line 3(d) there is no grant reduction.

If line 3(d) is greater than line 2(e), divide line 2(e) by line 3(d). _____ *

* This factor will be used to reduce total eligible costs because of space in excess of the maximum eligible for reimbursement.

If a project exceeds the standards solely as the result of extraordinary programmatic requirements, the superintendent may submit a request to the Commissioner for a waiver. A detailed list of space allocations for all extraordinary programs with explanations must be included with the request.

Revised space standard worksheet based on revised 8-year maximum projected enrollment study dated January 2014, revised November 2015.

FORM ED049. Schedule 7
Roof Replacement
 State project #: TMP-137-VHMQ Facility: Deans Mill School

a. Is this a vertical replacement (i.e. removal of all materials down to or including the deck before installation) of a whole roof? (See instructions) Yes No

b. Is this the only roof covering the entire facility? Yes No

c. Please complete to following section:

What is the total roofing area of the facility? 48,000 sq.f.

To calculate information below, please complete the ROOF REPLACEMENT WORKSHEET

Area of the roof being replaced: 28,000 sq.f.

Roofing area eligible for reimbursement: 0 sq.f.

Age of roof area being replaced (IF LESS THAN 16 YEARS OLD) 5 years

d. If whole or part of roof area being replaced, IF LESS THAN 16 YEARS OLD.

If roof area is less than 16 years old, BOTH certifications below MUST be signed for this project to be eligible for reimbursement

1. I hereby certify and attest that I have inspected said roof area and found it to be:

Improperly designed: Yes No

Improperly constructed: Yes No

2. I hereby certify and attest that the district has recovered damages in the amount of and is prohibited from recovery of further damages or has no other recourse at law or in equity.

This project will not be replacing the roof on the portion of the building to remain and renovated/alterd. The new roof of the addition that is replacing the existing 70's addition will be new with the construction.

Roof Replacement Worksheet						
Check if Section is Improperly Designed or Constructed	Roof Section Designation (if applicable)	Square Footage of Roof Section	Age of Roof Section	Estimated Project Costs	Estimated Ineligible Costs	Reimb. Rate Reduction
<input type="checkbox"/>		29,000	5	\$930,000	\$930,000	0 %
Totals:		29,000 sq. f.	5	\$930,000	\$930,000	

FORM ED049. Schedule 8
EXTENSION AND ALTERATION DETAIL
 State project #: TMP-137-VHMQ Facility: Deans Mill School

Additional floor space is being added. Indicate each type by checking the boxes below. For types not listed below check the "Other" box and provide a description in the space provided.

- | | | | |
|--|--|---|---|
| <input checked="" type="checkbox"/> Regular Instruction | <input checked="" type="checkbox"/> Computer Rooms | <input checked="" type="checkbox"/> Health | <input type="checkbox"/> Natatorium |
| <input checked="" type="checkbox"/> Special Education | <input type="checkbox"/> Industrial Arts | <input type="checkbox"/> Guidance Office | <input type="checkbox"/> Kitchen |
| <input type="checkbox"/> Science Labs | <input checked="" type="checkbox"/> Music | <input type="checkbox"/> Auditorium | <input type="checkbox"/> Cafeteria |
| <input checked="" type="checkbox"/> Media Center | <input checked="" type="checkbox"/> Physical Education | <input checked="" type="checkbox"/> School Administration | <input checked="" type="checkbox"/> Custodial |
| <input checked="" type="checkbox"/> Other
Description: Art Classroom. | | | |

If extension is a relocatable, check the applicable box:

<input type="checkbox"/> New (Includes installation)	<input type="checkbox"/> Used (Includes installation)	<input type="checkbox"/> Intradistrict (Installation only)
---	--	---

b. Extent to which the existing area will be reconfigured as a result of this project:

Relocation of existing programs to newly constructed space. Describe programs being moved.
General classrooms, Media Center, Computer classroom, Math Office, Gymnasium, Music Classroom. See Educational Specifications for details. Relocation of grade 5 from Mystic Middle School.

Change in the use of existing space.
 Provide detail (e.g. regular ed classrooms converted to science lab; media center converted to special ed rooms.)
Music classroom converted to general classroom, general classrooms converted to Kindergarten, art classroom converted to general classroom - see Educational Specifications for details.

FORM ED049. Superintendent's Certification
State project #: TMP-137-VHMQ Facility: Deans Mill School**Superintendent's Certification**

Please provide your initials in each input box next to each of the following statements acknowledging you are aware of each requirement as specified in Public Act 03-220. As applicable, support documentation will be required prior to SDE approval of the plans and specifications.

VR If the project is for the construction a new facility, an extension to an existing facility, the replacement of a building, the purchase of an existing facility, or for the full renovation of an existing facility, I understand that prior to the SDE approval of architectural plans, we must provide for a Phase I environmental site assessment in accordance with the American Society for Testing and Materials Standard #1527, Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process, or similar subsequent standard.

VR I understand that no architectural plan approval will be given for any project if the site of the facility is in an area of moderate or high radon potential, as indicated in the Department of Environmental Protection's Radon Potential Map, or similar subsequent publication, except where the school building project plan will incorporate construction techniques to mitigate radon levels in the air of the facility. The district will provide documentation indicating the level of radon potential at the applicable school prior to SDE approval of the plans and specifications.

VR If the plans incorporate new roof construction or the total replacement of an existing roof, the following must be met (to be included in the bid specification):

- A. A minimum roof pitch of one-half inch per foot;
 - B. A minimum twenty-year unlimited manufacturer's guarantee for water tightness covering material and workmanship on the entire roofing system;
 - C. The inclusion of vapor retarders, insulation, bitumen, felts, membranes, flashing, metals, decks and any other feature required by the roof design;
 - D. That all manufacturer's materials to be used in the roofing system are specified to meet the latest standards for individual components of the roofing systems of the American Society for Testing and Materials.
-

VR In the case of a major alteration, renovation or extension of a building to be used for public school purposes, the plans must incorporate the guidelines set forth in the Sheet Metal and Air Conditioning Contractors National Association's publication entitled "Indoor Air Quality Guidelines for Occupied Buildings Under Construction" or similar subsequent publication;

VR In the case of new construction, extension, renovation or replacement, the plans must include a plan that the building maintenance staff responsible for such facility are trained or are receiving training or that the applicant plans to provide training in the appropriate areas of plant operations including, but not limited to, heating, ventilation and air conditioning systems pursuant to section 7 of Public Act 03-220, with specific training relative to indoor air quality.

FORM ED049.
PROJECT APPLICATION
 State project #: TMP-137-QHTP Facility: Pawcatuck Middle

Form Status: Signed-Off

FORM ED049. GRANT APPLICATION AND EXECUTIVE SUMMARY OF EDUCATIONAL SPECIFICATIONS FOR A SCHOOL BUILDING PROJECT

SCHOOL FACILITY INFO:
 Pawcatuck Middle
 40 FIELD STREET
 Pawcatuck, CT 06379

Note: This application must be accompanied by (A) a certified copy of the resolution or resolutions adopted by the legislative body of the applicant (i) establishing a building committee for the project; (ii) authorizing at least the preparation of schematic drawings and outline specifications for the proposed project, and (iii) authorizing the filing of the grant application, and (B) education specifications for the project and written approval of such education specifications by the district's board of education.

Contact Name: BILL KING Contact Phone: 860-572-0606

- Type of Facility (choose one):**
- Standard Program
 - Vocational Agricultural
 - Special Education
 - Board of Education
 - Interdistrict Cooperative
 - Interdistrict Magnet

- Type of Project/Construction:**
- Facility Purchase (PF) File Schedule 1,2,3,4
 - New Construction (N) File Schedule 1,2,3,4,6
 - Extension of Facility (E) File Schedule 1,2,3,4,6,8
 - Alteration of Existing Facility (A) File Schedule 1,2,4,5,6,8
 - Relocatable Classrooms (RE) File Schedule 1,2,3,4,6,8
 - Roof Replacement (RR) File Schedule 1,2,7
 - Energy Conservation (EC) File Schedule 1,2,3,4,6,8
 - Code Violation (CV) File Schedule 1,2,5
 - Site Acquisition (PS) File Schedule 1,2,3,4
 - Vo-Ag Equipment pursuant to CGS Section 10-55 (VE) File Schedule 1,2
 - Renovation pursuant to CGS Sec. 10-286 (RN) File Schedule 1,2,3,4,5,6,7,8
 - Indoor Air Quality (IAQ) File Schedule 1,2,5

- Complete Schedule 9 (eligible for additional reimbursement as a):**
- School Readiness Program pursuant to CGS Section 10-285a(e) File Schedule 9
 - Lighthouse School pursuant to CGS Section 10-285a(f) File Schedule 9

- | | |
|--|-----------------|
| <input type="checkbox"/> Interdistrict Attendance Program pursuant to CGS Section 10-285a(g) | File Schedule 9 |
| <input type="checkbox"/> Class Size Reduction Program pursuant to CGS Section 10-285a(h) | File Schedule 9 |
| <input type="checkbox"/> Full-Day Kindergarten Program Pursuant to CGS Section 10-285a(h) | File Schedule 9 |

CERTIFICATION: I hereby certify that the above referenced school district has been duly authorized in accordance with C.G.S. Section 10-283 to apply for and accept grants as provided in Chapter 173 of the Connecticut General Statutes and that all requirements of Section 10-287c-4 of the regulations of the state board of education pertaining to use of funds, maintaining of records and access thereto will be met.

**FORM ED049. Schedules
Status**

State project #: TMP-137-QHTP Facility: Pawcatuck Middle

Project Summary Info	Complete
Schedule 1 - General Project Data	Complete
Schedule 2 - Estimated Project Costs and Financing	Complete
Schedule 3 - Site and Facility Purchase	Not needed
Schedule 4 - Education Technology Infrastructure	Not needed
Schedule 5 - Codes	Not needed
Schedule 6 - Space Standards	Not needed
Schedule 7 - Roof Replacement	Complete
Schedule 8 - Extension and Alteration Detail	Not needed
Schedule 9 - Supplemental Data	Not needed
Cost Analysis Worksheet	Complete

FORM ED049. Schedule 1
General Project Data
 State project #: TMP-137-QHTP Facility: Pawcatuck Middle

a. Is this project in accordance with the district's long-term school building program established pursuant to CGS Section 10-220 ?

Yes No

Explain answer:

Pawcatuck Middle School will be used as a school for the foreseeable future.

b. Does the district intend to continue using this facility for public educational purposes for the foreseeable future ?

Yes No

If 'NO', explain answer:

c. Check all applicable reasons for this project.

- Increased facility enrollment due to general student population increases.
- Increased facility enrollment due to redistricting or regrading of facilities.
- Programmatic changes within the facility.
- Correction of code violations.
- Upgrade of facility due to general age and condition.
- Replacement of existing facility.

Name of facility being replaced:

- Upgrade of facility to current voice, data and video technology standards.
- Repair to facility for damages due to catastrophic loss(flood, fire, wind, etc.).
- Energy conservation (describe):

Other(explain):

This project will replace the entire roof of the school, which was last replaced in 1989.

d. Within the 5 years prior to the date of this application, has the district abandoned, sold, leased, demolished or redirected the use of any school facility constructed or renovated with state assistance ?

Yes No

If 'YES', provide name of facility and brief details:

FORM ED049. Schedule 2

ESTIMATED PROJECT COSTS AND FINANCING

State project #: TMP-137-QHTP Facility: Pawcatuck Middle

A. Eligible Auditorium Seating Area:

a1.	Auditorium Seating Capacity	
a2.	Total Square Footage of Auditorium	
a3.	Square Footage of Seating Area	
a4.	Total Construction Cost of Auditorium (excluding seats and installation)	
a5.	Construction costs of seating area ((a3 / a2) x a4)	\$0
a6.	Costs of Seats and Installation (not including item a4)	
a7.	Total Cost of Auditorium Seating Area (a5 + a6):	\$0

B. PROJECT FINANCING:

State School Construction Grant Payments (Progress Payments)	\$291,005	
General Fund	\$0	To be calculated by
Current Bonds/Notes	\$0	OSCG.
Future Bonds/Notes	\$688,395	
Sub-Total General Fund/Bonding:		\$980,400
Rebates	\$0	
Insurance Proceeds	\$0	
Federal/Other State Grants	\$0	
Other Financing Describe:	\$0	
Sub-Total Other Funding:		\$0
Total Financing:		\$980,400
		\$1,489,400

C. ESTIMATED PROJECT COSTS:

ELIGIBLE COSTS:

Architectural Design	\$68,900	\$103,408
Site Acquisition	\$0	
Facility Purchase	\$0	
Other Professional Fees	\$42,242	
Construction (fully eligible)	\$704,387	\$1,250,000
Bonus Costs - School Readiness	\$0	
Bonus Costs - Full Day K/Class Size Reduction	\$0	
Equipment/Furnishings	\$0	
Eligible Costs SubTotal:		\$985,429 \$1,395,650

LIMITED ELIGIBLE COSTS:

Outdoor Athletic Facilities And Tennis Courts	\$0	
Natorium	\$0	
Eligible Auditorium Seating Area	\$0	
Eligible Gymnasium Seating Area	\$0	
Limited Eligible Costs SubTotal:		\$0

INELIGIBLE COSTS:

Ineligible Site Acquisition Costs	\$0
Ineligible Facility Purchase Price	\$0
Ineligible Construction Costs	\$0
Ineligible Bonus Costs - School Readiness	\$0
Ineligible Bonus Costs - Full Day K/Class Size Reduction	\$0
Unauthorized Cost Increase	\$0

Contingency		\$93,874	\$93,750
Other Ineligible Costs	Describe:		\$0
Ineligible Costs SubTotal:		\$93,874	\$93,750
Total Estimated Project Costs:		\$999,400	

TOTAL PROJECT FINANCING MUST AGREE WITH TOTAL ESTIMATED PROJECT COSTS \$1,489,400

FORM ED049. Schedule 7
Roof Replacement
 State project #: TMP-137-QHTP Facility: Pawcatuck Middle

a. Is this a vertical replacement (i.e. removal of all materials down to or including the deck before installation) of a whole roof? (see instructions) Yes No

b. Is this the only roof covering the entire facility? Yes No

c. Please complete to following section:

What is the total roofing area of the facility?	38,850 sq. ft.
To calculate information below, please complete the ROOF REPLACEMENT WORKSHEET	
Area of the roof being replaced:	38,850 sq. ft.
Roofing area eligible for reimbursement:	38,850 sq. ft.
Age of roof area being replaced (IF LESS THAN 15 YEARS OLD)	28 years

d. If whole or part of roof area being replaced, IF LESS THAN 15 YEARS OLD.
 If roof area is less than 15 years old, BOTH certifications below MUST be signed for this project to be eligible for reimbursement

1. I hereby certify and attest that I have inspected said roof area and found it to be: Improperly designed: Yes No
Improperly constructed: Yes No

2. I hereby certify and attest that the district has recovered damages in the amount of and is prohibited from recovery of further damages or has no other recourse at law or in equity. \$0

Roof Replacement Worksheet						
Check if Section is Improperly Designed or Constructed	Roof Section Designation (if applicable)	Square Footage of Roof Section	Age of Roof Section	Estimated Project Costs	Estimated Ineligible Costs	Reimb. Rate Reduction
<input type="checkbox"/>		38,850	26	\$989,400	\$83,974	100 %
Totals:		38,850 sq.f.	26	\$989,400	\$83,974	
Total reimbursable area:		38,850 sq.f.		\$1,489,400	\$93,750	

FORM ED049. Superintendent's Certification
State project #: TMP-137-QHTP Facility: Pawcatuck Middle**Superintendent's Certification**

Please provide your initials in each input box next to each of the following statements acknowledging you are aware of each requirement as specified in Public Act 03-220. As applicable, support documentation will be required prior to SDE approval of the plans and specifications.

VR If the project is for the construction a new facility, an extension to an existing facility, the replacement of a building, the purchase of an existing facility, or for the full renovation of an existing facility, I understand that prior to the SDE approval of architectural plans, we must provide for a Phase I environmental site assessment in accordance with the American Society for Testing and Materials Standard #1527, Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process, or similar subsequent standard.

VR I understand that no architectural plan approval will be given for any project if the site of the facility is in an area of moderate or high radon potential, as indicated in the Department of Environmental Protection's Radon Potential Map, or similar subsequent publication, except where the school building project plan will incorporate construction techniques to mitigate radon levels in the air of the facility. The district will provide documentation indicating the level of radon potential at the applicable school prior to SDE approval of the plans and specifications.

VR If the plans incorporate new roof construction or the total replacement of an existing roof, the following must be met (to be included in the bid specification):

- A. A minimum roof pitch of one-half inch per foot;
 - B. A minimum twenty-year unlimited manufacturer's guarantee for water tightness covering material and workmanship on the entire roofing system;
 - C. The inclusion of vapor retarders, insulation, bitumen, felts, membranes, flashing, metals, decks and any other feature required by the roof design;
 - D. That all manufacturer's materials to be used in the roofing system are specified to meet the latest standards for individual components of the roofing systems of the American Society for Testing and Materials.
-

VR In the case of a major alteration, renovation or extension of a building to be used for public school purposes, the plans must incorporate the guidelines set forth in the Sheet Metal and Air Conditioning Contractors National Association's publication entitled "Indoor Air Quality Guidelines for Occupied Buildings Under Construction" or similar subsequent publication;

VR In the case of new construction, extension, renovation or replacement, the plans must include a plan that the building maintenance staff responsible for such facility are trained or are receiving training or that the applicant plans to provide training in the appropriate areas of plant operations including, but not limited to, heating, ventilation and air conditioning systems pursuant to section 7 of Public Act 03-220, with specific training relative to indoor air quality.



STATE OF CONNECTICUT
 DAS - DIVISION OF CONSTRUCTION SERVICES
 Environmental Planning
 165 Capitol Avenue, Room 483
 Hartford, Connecticut 06106

SCG-053
SITE ANALYSIS FOR
SCHOOL BUILDING PROJECTS
 C.G.S. Secs. 10-286d & 10-291

INSTRUCTIONS

Submittal of Form SCG-053 is required for all School Building Projects. The district should arrange for a planning meeting *prior* to submitting a State grant-in-aid application for a School Building Project involving new construction, expansion, replacement, and/or site acquisition.

For new construction, expansion, or replacement projects (even within new areas of an existing school property and/or site improvements), the district must complete all Parts of Form SCG-053 except Part III. For an acquisition grant, the district must complete all parts of Form SCG-053. For all other types of projects complete applicable sections of Parts I and IV.

Prior to submitting an SCG-053 Form or seeking DAS Site Approval, the district's representative or the district's municipal planning department will need to assess whether the project would directly or indirectly impact environmental resources. Review the following environmental mapping websites and the noted resources and document the findings on Form SCG-053.

- FEMA: <https://msc.fema.gov>
- Environmental Conditions Online <http://ctecoapp1.uconn.edu/advancedviewer>
- Coastal Hazards Viewer <http://ctecoapp1.uconn.edu/ctcoastal hazards>
- State Plan of Conservation and Development Locational Guide Map <http://www.dfr.ct.gov/opm/irp/lgm/index.html>

Additional information listed at the end of this form must be submitted with the completed Form SCG-053.

PART I: PROJECT INFORMATION

DISTRICT NAME: Stonington Public Schools	FACILITY NAME AND ADDRESS: West Vine Street School 17 West Vine Street Pawcatuck, CT 06379	STATE OSF PROJECT NUMBER: Project No. 137-0048EA/RR
CONTACT PERSON & TELEPHONE NUMBER: Van Riley Ph.D., Superintendent 860/ 572-0506	PROJECT DESCRIPTION (<i>new construction, expansion, replacement, site acquisition grant, square footage, etc.</i>): <input type="checkbox"/> NEW CONSTRUCTION <input checked="" type="checkbox"/> EXPANSION <input type="checkbox"/> REPLACEMENT <input type="checkbox"/> SITE ACQUISITION <input type="checkbox"/> OTHER	
IS THIS A REVISED SITE ANALYSIS? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO ARE MULTIPLE SITES BEING CONSIDERED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO IF YES, PROVIDE THE NUMBER OF SITES:	HAS THE SUBJECT SITE BEEN APPROVED BY THE STATE UNDER A SEPARATE SCHOOL BUILDING PROJECT? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO IF YES, DATE OF APPROVAL: HAS ANY STATE BONDING BEEN APPROVED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
EXISTING STUDENT ENROLLMENT: 189 (148 w/West Broad) PROJECTED STUDENT ENROLLMENT: 437 EXISTING GROSS SQUARE FOOTAGE: 24,300 PROPOSED DEMOLITION: 0 PROPOSED NEW GROSS SQUARE FOOTAGE: 56,400	EXISTING PARKING SPACES: 45 PROPOSED NEW PARKING SPACES: +/- 125 TOTAL PARCEL/SITE SIZE (AC.): +/- 49.5 PROPOSED AREA FOR PROJECT (AC.): +/- 6.5 DEVELOPABLE AREA (AC.): +/- 20	

PART II: SITE INFORMATION (check all that apply)

FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ISSUED FLOOD MAPS (<https://msc.fema.gov>)

100-YR Floodplain:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
500-YR Floodplain:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Floodway:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Coastal Hazard Zones:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact

CONNECTICUT COASTAL HAZARDS VIEWER (UCONN-CLEAR) (<http://ctecoapp1.uconn.edu/ctcoastal hazards>)

Hurricane Surge Inundation:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	List the Highest Zone:
Erosion Susceptibility Sites:	<input checked="" type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input type="checkbox"/> No Impact	
Mean High Water (MHW) Inundation	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 6 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 12 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 18 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 24 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 36 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 60 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 79 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	

STATE PLAN OF CONSERVATION AND DEVELOPMENT LOCALONAL GUIDE MAP (OPM) (<http://www.dir.ct.gov/opm/igo/igm/index.html>)

Protected Lands:	<input type="checkbox"/> Direct Impact	<input checked="" type="checkbox"/> Indirect Impact	<input type="checkbox"/> No Impact
Local Historic Districts:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Undesignated Lands:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Priority Funding Areas:	<input checked="" type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input type="checkbox"/> No Impact
Conservation Areas:	<input checked="" type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input type="checkbox"/> No Impact

<input checked="" type="checkbox"/> MUNICIPAL OWNED PROPERTY	<input type="checkbox"/> DEVELOPED	<input type="checkbox"/> OTHER RESOURCES:
<input type="checkbox"/> PRIVATE PROPERTY	<input type="checkbox"/> VACANT	<input type="checkbox"/> OTHER RESOURCES:
<input type="checkbox"/> NEW SITE	<input type="checkbox"/> COASTAL BOUNDARY	<input type="checkbox"/> OTHER RESOURCES:

EXISTING LAND USE: Educational

SURROUNDING LAND USES: Residential, Restaurant, Open Space/Cemetery

CURRENT LOCAL ZONING CLASSIFICATION: GB 130

IS A ZONE CHANGE REQUIRED FOR THE PROJECT: YES NO

Greenbelt Residential

IS THE PROXIMITY TO OTHER EXISTING SCHOOL FACILITIES ADEQUATE? YES NO UNDETERMINED

IS THE SIZE AND SHAPE ADEQUATE TO SUPPORT THE PROPOSED SCHOOL FACILITIES? YES NO UNDETERMINED

IS THE ACCESSIBILITY TO THE SITE ADEQUATE? YES NO UNDETERMINED

HAS THE PROJECT CONSIDERED DEMOGRAPHIC AND POPULATION TRENDS? YES NO UNDETERMINED

UTILITY SERVICES	AVAILABLE?	ADEQUATE?	COMMENTS
Water	Yes		Existing school is connected to public water. Further testing and coord. with local water company will be needed to determine if the current system can support building expansion.
Sanitary Sewers	Yes		Existing school is connected to public sewer. Further testing and coord. with local sewer authority will be needed to determine if the current system can support building expansion.
Electricity	Yes		Existing school is connected to the grid. Further coordination with local power local power company will be needed to determine if the current network can support building expansion.
Fire services	Yes		Existing school is served by the local fire dept. Further coordination with local FD will be needed to determine what maybe required with building expansion.

PART III: COSTS (Budget Information) (SCG-053) (FD-49)

Site Name:						
Acquisition (Purchase Price):						
Est. Development Costs:						
Est. Annual Maintenance Costs:						
Est. Annual Transportation Costs:						
TOTAL:						

List the Selected Site:

Date Site Selection Approved: Local Board of Education Local Building Committee

Comments:

PART IV: AUTHORIZED SIGNATURE

By signing this form, the district (grant applicant) acknowledges it has provided the above information using the best available information and any undetermined or unknown information will be obtained and provided to DCS prior to site approval. Furthermore, should any of the above information change during the grant process; the district (grant applicant) shall submit a revised page to DCS Environmental Planning. Based upon revised information, previous site approval may be withdrawn by DCS, pending a revised site approval analysis.

**AUTHORIZED DISTRICT
SIGNATURE:** _____

(Signature)

DATE: _____

PRINT NAME: Van Riley, Ph.D., Superintendent

PHONE NUMBER: 860/ 572-0508

Submit the following information in digital format (PDF):

Completed SCG-053 Form

Environmental Site Assessment(s) (Phase I, II, or III)

8.5x11 parcel map of property(ies) to be acquired

Proposed Site Plan (if available)

FEMA issued Flood Map for the subject site

Print out of the site from Connecticut Environmental Conditions Online

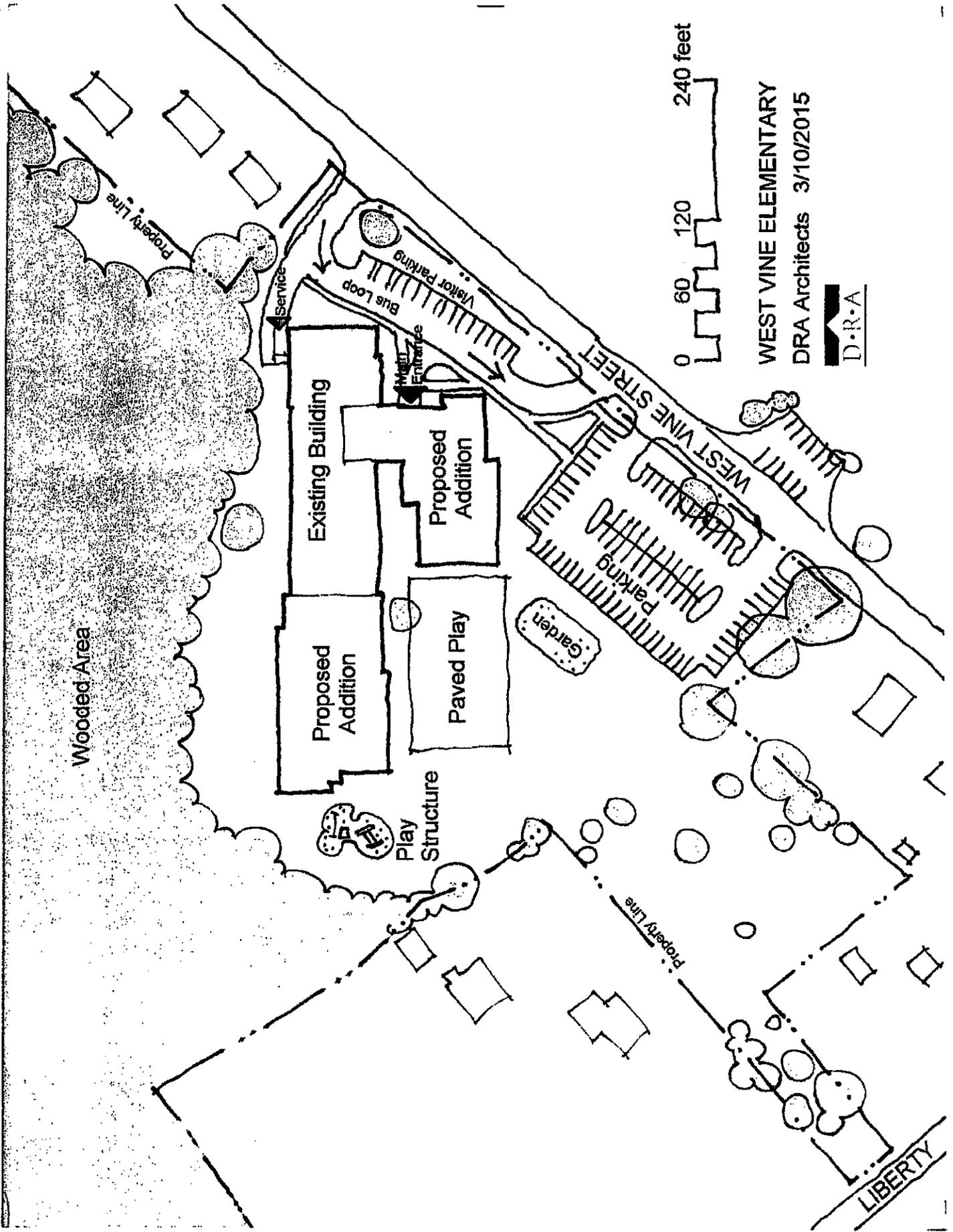
Print out of the site from Connecticut Coastal Hazards Viewer (if applicable)

Print out of the site from State Plan of Conservation and Development Locational Guide Map

Send to: Jeff Bolton, Supervising Environmental Analyst
DAS - Division of Construction Services
Environmental Planning
165 Capitol Avenue, Room 483
Hartford, Connecticut 06106
jeffrey.bolton@ct.gov

DCS USE ONLY

DATE OF SITE VISIT: _____	
COMMENTS:	
SITE VISIT CONDUCTED BY: _____	DATE ENTERED IN SCGMS: _____



Wooded Area

Existing Building

Proposed Addition

Proposed Addition

Paved Play

Play Structure

Garden

Main Entrance

Bus Loop

Visitor Parking

Service

Property Line

WEST VINE STREET

LIBERTY

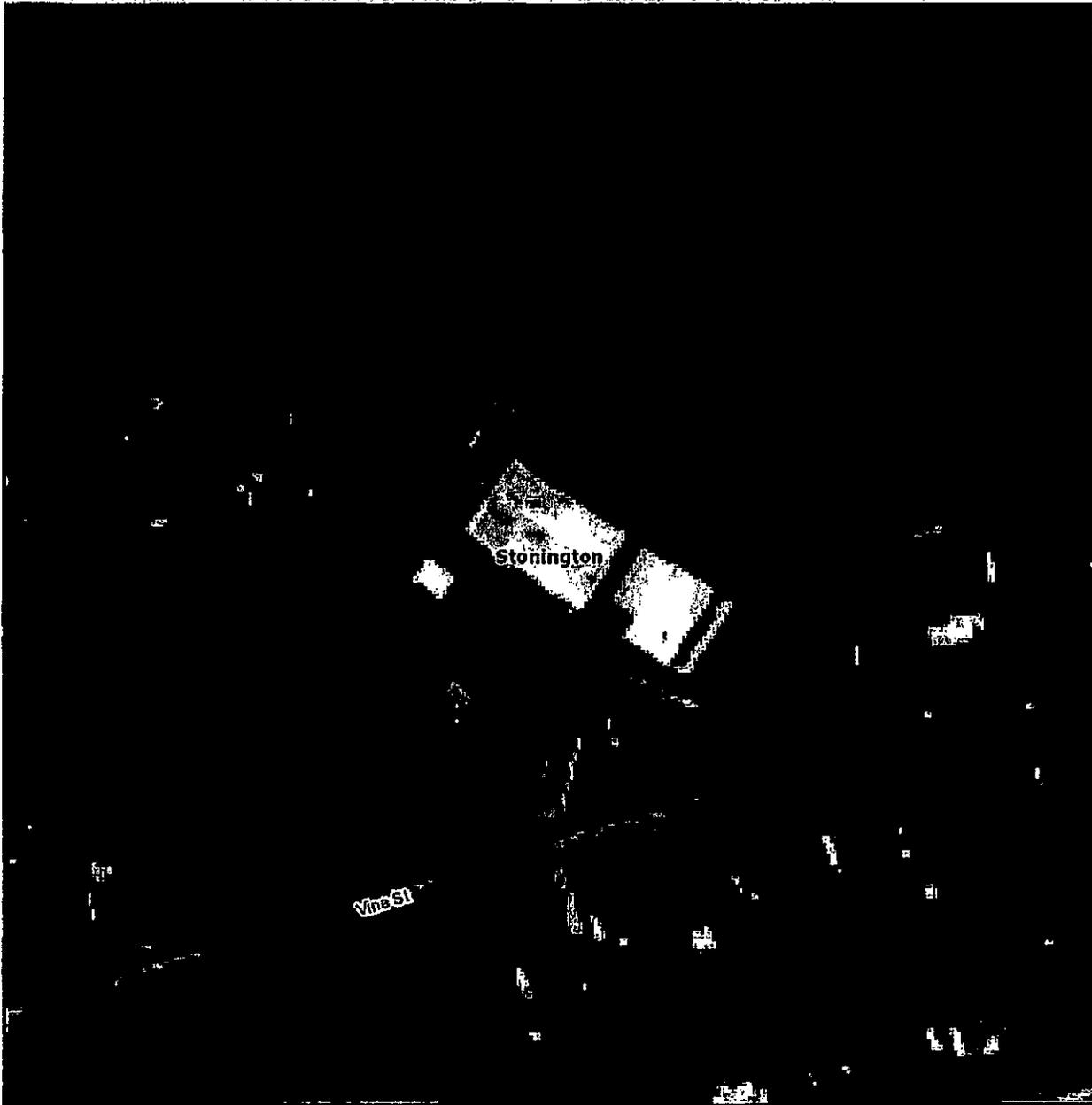


WEST VINE ELEMENTARY

DRA Architects 3/10/2015



West Vine Street School



Natural Diversity Database Areas

- Natural Diversity Database Area

Critical Habitat Labels

Critical Habitat Communities

- Beachshore, B (Estuarine)
- Intertidal Marsh, IM (Estuarine)
- Acidic Atlantic White Cedar Swamp, AAWCS (Palustrine Forested)
- Acidic Red/Black Spruce Basin

Critical Habitat Communities (continued)

- Dry Circumneutral Forest, DCF (Terrestrial Forested)
- Dry Subacidic Forest, DSF (Terrestrial Forested)
- Old Growth Forest, OGF (Terrestrial Forested)
- Subacidic Cold Talus Forest/Woodland, SubCTFW (Terrestrial Forested)
- Acidic Rocky Summit Outcrop,

MA, NY, RI Town Line

- State
- Town
- Shoreline
- CT Town Name

MA, NY, RI Town Name

- State Line
- State

West Vine Street School



Coastal DEM (3 ft) 2006

- High : 4284
- Low : -204
- Category 1
- Category 2
- Category 3
- Category 4

LIS Environmental Observation Locations

- ▲ Predicted Tides
- ▲ Observed Tides
- ▲ Water Quality
- ▲ Weather
- Streets
- Interstate
- US Route
- State Route
- Ramp
- Street
- Street Name

Town Boundaries

- State Boundary
- State Boundary - LIS
- Town Boundary
- Coastline
- Town Name
- Waterbody Line 7
- Water
- Dam
- Waterbody Poly 7
- Water

Erosion Susceptibility Sites

- Minor
- ⊙ Moderate
- Severe
- Erosion Susceptibility
- Most Susceptible to Erosion
- Highly Susceptible to Erosion
- Surficial Materials Susceptible to Erosion
- Soils Susceptible to Erosion



West Vine Elementary

Locational Guide Map

Printed: Nov 06, 2015

This map is for information only and its utilization and verification shall be the sole responsibility of the user.



STATE OF CONNECTICUT
 DAS - DIVISION OF CONSTRUCTION SERVICES
 Environmental Planning
 165 Capitol Avenue, Room 483
 Hartford, Connecticut 06106

SCG-053
SITE ANALYSIS FOR
SCHOOL BUILDING PROJECTS
 C.G.S. Secs. 10-286d & 10-291

INSTRUCTIONS

Submittal of Form SCG-053 is required for all School Building Projects. The district should arrange for a planning meeting *prior* to submitting a State grant-in-aid application for a School Building Project involving new construction, expansion, replacement, and/or site acquisition.

For new construction, expansion, or replacement projects (even within new areas of an existing school property and/or site improvements), the district must complete all Parts of Form SCG-053 except Part III. For an acquisition grant, the district must complete all parts of Form SCG-053. For all other types of projects complete applicable sections of Parts I and IV.

Prior to submitting an SCG-053 Form or seeking DAS Site Approval, the district's representative or the district's municipal planning department will need to assess whether the project would directly or indirectly impact environmental resources. Review the following environmental mapping websites and the noted resources and document the findings on Form SCG-053.

- FEMA: <https://msc.fema.gov>
- Environmental Conditions Online <http://ctecoapp1.uconn.edu/advancedviewer>
- Coastal Hazards Viewer <http://ctecoapp1.uconn.edu/ctcoastal hazards>
- State Plan of Conservation and Development Locational Guide Map <http://www.dlr.ct.gov/dpm/igp/igm/index.htm>

Additional information listed at the end of this form must be submitted with the completed Form SCG-053.

PART I: PROJECT INFORMATION

DISTRICT NAME: Stonington Public Schools		FACILITY NAME AND ADDRESS: Deans Mill School 135 Deans Mill Road Stonington, CT 06378	STATE OSF PROJECT NUMBER: Project No. 137-0047EA/RR
CONTACT PERSON & TELEPHONE NUMBER: Van Riley Ph.D., Superintendent 860/ 572-0506		PROJECT DESCRIPTION (new construction, expansion, replacement, site acquisition grant, square footage, etc.): <input type="checkbox"/> NEW CONSTRUCTION <input checked="" type="checkbox"/> EXPANSION <input type="checkbox"/> REPLACEMENT <input type="checkbox"/> SITE ACQUISITION <input type="checkbox"/> OTHER	
IS THIS A REVISED SITE ANALYSIS? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO ARE MULTIPLE SITES BEING CONSIDERED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO IF YES, PROVIDE THE NUMBER OF SITES:		HAS THE SUBJECT SITE BEEN APPROVED BY THE STATE UNDER A SEPARATE SCHOOL BUILDING PROJECT? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO IF YES, DATE OF APPROVAL: HAS ANY STATE BONDING BEEN APPROVED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
EXISTING STUDENT ENROLLMENT: 387 PROJECTED STUDENT ENROLLMENT: 523 EXISTING GROSS SQUARE FOOTAGE: 57,850 PROPOSED DEMOLITION: 34,150 PROPOSED NEW GROSS SQUARE FOOTAGE: 62,700		EXISTING PARKING SPACES: 122 PROPOSED NEW PARKING SPACES: +/- 160 TOTAL PARCEL/SITE SIZE (AC.): +/-19.5 PROPOSED AREA FOR PROJECT (AC): +/- 6.8 DEVELOPABLE AREA (AC): +/-14	

PART II: SITE INFORMATION (check all that apply)

FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ISSUED FLOOD MAPS (<https://msc.fema.gov>)

100-YR Floodplain:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
500-YR Floodplain:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Floodway:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Coastal Hazard Zones:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact

CONNECTICUT COASTAL HAZARDS VIEWER (UConn-CLEAR) (<http://ctecoapp1.uconn.edu/ctcoastal hazards>)

Hurricane Surge Inundation:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	List the Highest Zone:
Erosion Susceptibility Sites:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
Mean High Water (MHW) Inundation	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 6 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 12 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 18 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 24 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 36 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 60 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	
MHW Inundation + 79 in	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact	

STATE PLAN OF CONSERVATION AND DEVELOPMENT LOCATIONAL GUIDE MAP (OPM) (<http://www.dir.ct.gov/opm/igp/lgm/index.html>)

Protected Lands:	<input type="checkbox"/> Direct Impact	<input checked="" type="checkbox"/> Indirect Impact	<input type="checkbox"/> No Impact
Local Historic Districts:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Undesignated Lands:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Priority Funding Areas:	<input checked="" type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input type="checkbox"/> No Impact
Conservation Areas:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact

<input checked="" type="checkbox"/> MUNICIPAL OWNED PROPERTY	<input type="checkbox"/> DEVELOPED	<input type="checkbox"/> OTHER RESOURCES:
<input type="checkbox"/> PRIVATE PROPERTY	<input type="checkbox"/> VACANT	<input type="checkbox"/> OTHER RESOURCES:
<input type="checkbox"/> NEW SITE	<input type="checkbox"/> COASTAL BOUNDARY	<input type="checkbox"/> OTHER RESOURCES:

EXISTING LAND USE: Educational SURROUNDING LAND USES: Residential, Open Space

CURRENT LOCAL ZONING CLASSIFICATION: RR80 (Residential) IS A ZONE CHANGE REQUIRED FOR THE PROJECT: YES NO

IS THE PROXIMITY TO OTHER EXISTING SCHOOL FACILITIES ADEQUATE? YES NO UNDETERMINED

IS THE SIZE AND SHAPE ADEQUATE TO SUPPORT THE PROPOSED SCHOOL FACILITIES? YES NO UNDETERMINED

IS THE ACCESSIBILITY TO THE SITE ADEQUATE? YES NO UNDETERMINED

HAS THE PROJECT CONSIDERED DEMOGRAPHIC AND POPULATION TRENDS? YES NO UNDETERMINED

UTILITY SERVICES	AVAILABLE?	ADEQUATE?	COMMENTS
Water	Yes		Existing School is connected to public water. Further testing and coordination with local water company will be needed to determine if the current system can support building expansion.
Sanitary Sewers	Yes		Existing School is connected to public sewer. Further testing and coordination with local sewer authority will be needed to determine if the current system can support building expansion.
Electricity	Yes		Existing School is connected to the grid. Further testing and coordination with local power company will be needed to determine if the current network can support building expansion.
Fire services	Yes		Existing School is served by the local fire department. Further testing and coordination with the local FD will be needed to determine what may be required to support building expansion.

PART III: COSTS (UNLESS OTHERWISE SPECIFIED)

Site Name:						
Acquisition (Purchase Price):						
Est. Development Costs:						
Est. Annual Maintenance Costs:						
Est. Annual Transportation Costs:						
TOTAL:						

List the Selected Site:

Date Site Selection Approved: Local Board of Education Local Building Committee

Comments:

PART IV: AUTHORIZED SIGNATURE

By signing this form, the district (grant applicant) acknowledges it has provided the above information using the best available information and any undetermined or unknown information will be obtained and provided to DCS prior to site approval. Furthermore, should any of the above information change during the grant process; the district (grant applicant) shall submit a revised page to DCS Environmental Planning. Based upon revised information, previous site approval may be withdrawn by DCS, pending a revised site approval analysis.

**AUTHORIZED DISTRICT
SIGNATURE:** _____

(Signature)

DATE: _____

PRINT NAME: Van Riley, Ph.D., Superintendent

PHONE NUMBER: 860/ 572-0506

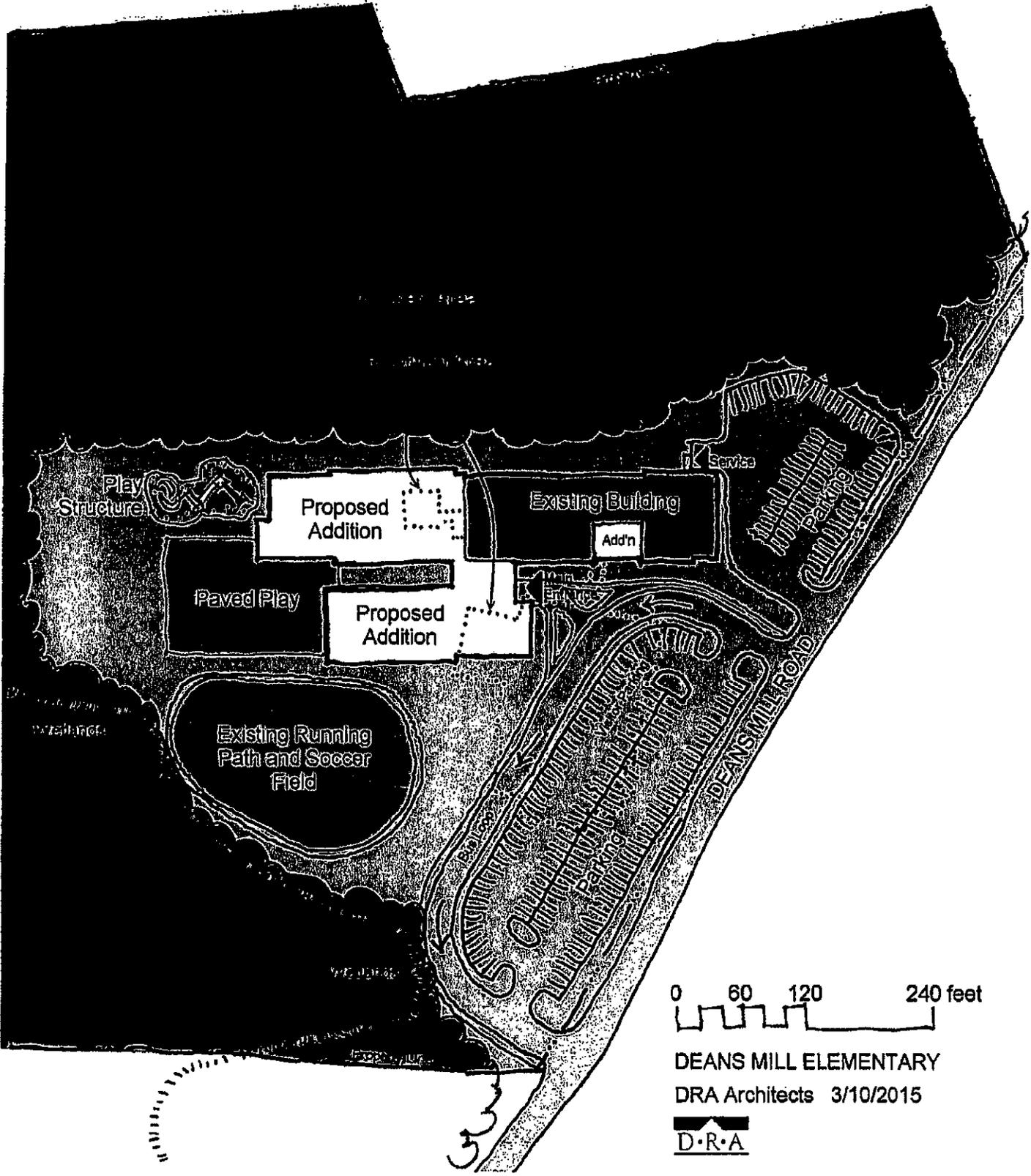
Submit the following information in digital format (PDF):

- Completed SCG-053 Form
- TBD Environmental Site Assessment(s) (Phase I, II, or III)
- N/A 8.5x11 parcel map of property(ies) to be acquired
- Proposed Site Plan (if available)
- FEMA issued Flood Map for the subject site
- ____ Print out of the site from Connecticut Environmental Conditions Online
- ____ Print out of the site from Connecticut Coastal Hazards Viewer (if applicable)
- Print out of the site from State Plan of Conservation and Development Locational Guide Map

Send to: Jeff Bolton, Supervising Environmental Analyst
DAS - Division of Construction Services
Environmental Planning
165 Capitol Avenue, Room 483
Hartford, Connecticut 06106
jeffrey.bolton@ct.gov

DCS USE ONLY

DATE OF SITE VISIT: _____	
COMMENTS:	
SITE VISIT CONDUCTED BY: _____	DATE ENTERED IN SCGMS: _____



Play Structure

Proposed Addition

Existing Building

Add'n

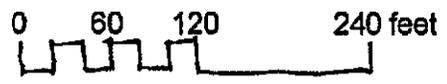
Paved Play

Proposed Addition

Existing Running Path and Soccer Field

PK Service

Deans Mill Elementary
Campus



DEANS MILL ELEMENTARY
DRA Architects 3/10/2015



D·R·A

Deans Mill School



Natural Diversity Database Areas

- Natural Diversity Database Area

Critical Habitat Communities

- Beachshore, B (Estuarine)
- Intertidal Marsh, IM (Estuarine)
- Acidic Atlantic White Cedar Swamp, AAWCS (Palustrine Forested)
- Acidic Red/Black Spruce Basin Swamp, AcR/BSS (Palustrine Forested)
- Circumneutral Northern White Cedar Swamp, CirNWCS (Palustrine Forested)
- Floodplain Forest, FF (Palustrine)

Critical Habitat Communities (continued)

- Dry Circumneutral Forest, DCF (Terrestrial Forested)
- Dry Subacidic Forest, DSF (Terrestrial Forested)
- Old Growth Forest, OGF (Terrestrial Forested)
- Subacidic Cold Talus Forest/Woodland, SubCTFW (Terrestrial Forested)
- Acidic Rocky Summit Outcrop, AcRSO (Terrestrial Non-forested)
- Alluvial Grassland/Outcrop, AllG/O (Terrestrial Non-forested)
- Circumneutral Rocky Summit

MA, NY, RI Town Line

- State
- Town
- Shoreline
- CT Town Name
- MA, NY, RI Town Name
- State Line
- State
- Coastline
- Waterbody Line 7
- Water

Deans Mill School



Coastal DEM (3 ft) 2006

- High : 4284
- Low : -204
- Category 1
- Category 2
- Category 3
- Category 4

LIS Environmental Observation Locations

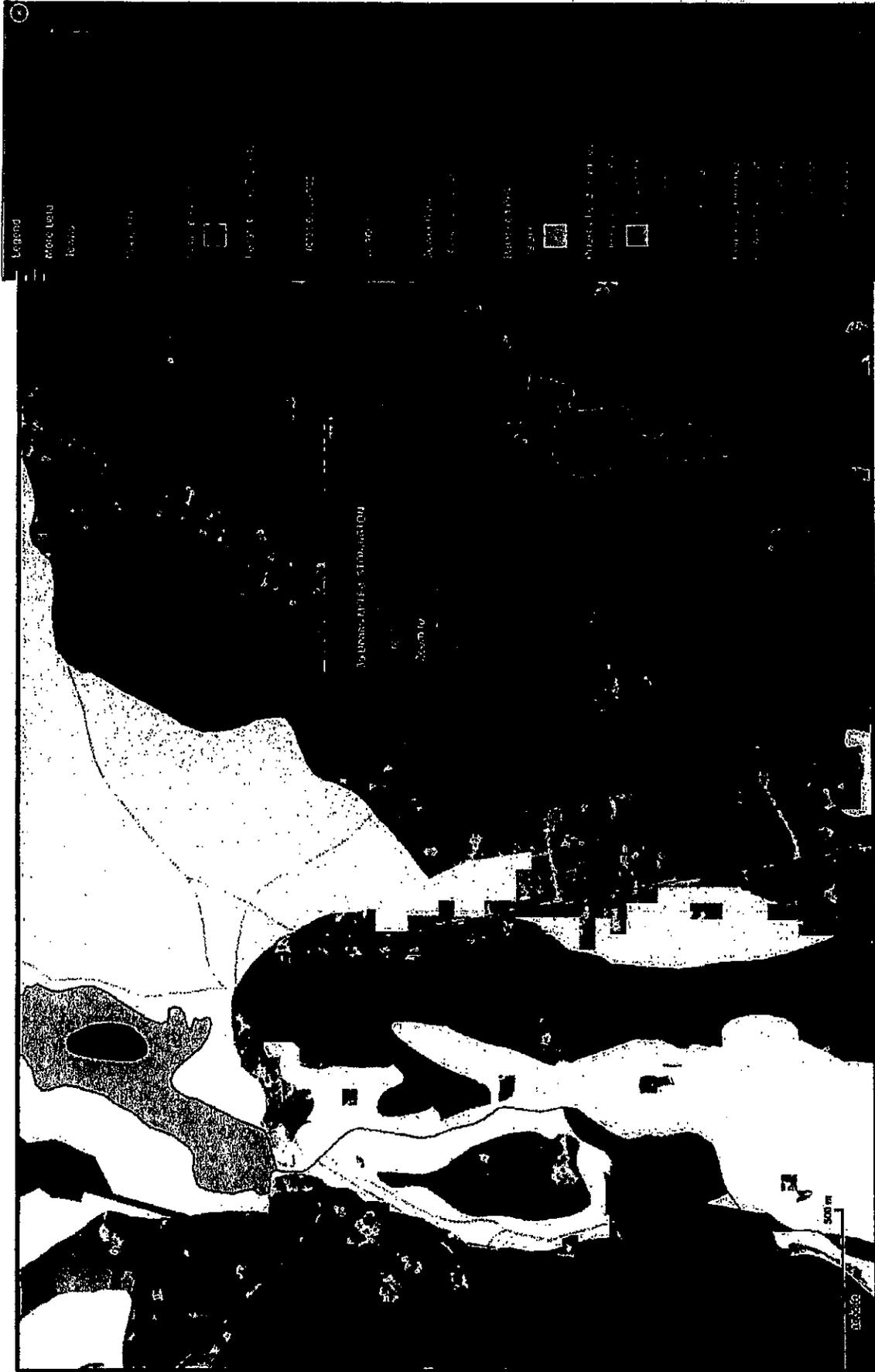
- ▲ Predicted Tides
- ▲ Observed Tides
- ▲ Water Quality
- ▲ Weather
- Streets
- Interstate
- US Route
- State Route
- Ramp
- Street
- Street Name

Town Boundaries

- State Boundary
- State Boundary - LIS
- Town Boundary
- Coastline
- Town Name
- Waterbody Line 7
- Water
- Dam
- Waterbody Poly 7
- Water

Erosion Susceptibility Sites

- Minor
- ⊙ Moderate
- Severe
- Erosion Susceptibility
- Most Susceptible to Erosion
- Highly Susceptible to Erosion
- Surficial Materials Susceptible to Erosion
- Soils Susceptible to Erosion

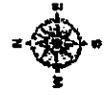


This map is for information only and its utilization and verification shall be the sole responsibility of the user.

Dean Mill Elementary

Locational Guide Map

Printed: Nov 06, 2015





STATE OF CONNECTICUT
 DAS - DIVISION OF CONSTRUCTION SERVICES
 Environmental Planning
 165 Capitol Avenue, Room 483
 Hartford, Connecticut 06106

SCG-053
SITE ANALYSIS FOR
SCHOOL BUILDING PROJECTS

C.G.S. Secs. 1D-286d & 1D-291

INSTRUCTIONS

Submittal of Form SCG-053 is required for all School Building Projects. The district should arrange for a planning meeting *prior* to submitting a State grant-in-aid application for a School Building Project involving new construction, expansion, replacement, and/or site acquisition.

For new construction, expansion, or replacement projects (even within new areas of an existing school property and/or site improvements), the district must complete all Parts of Form SCG-053 except Part III. For an acquisition grant, the district must complete all parts of Form SCG-053. For all other types of projects complete applicable sections of Parts I and IV.

Prior to submitting an SCG-053 Form or seeking DAS Site Approval, the district's representative or the district's municipal planning department will need to assess whether the project would directly or indirectly impact environmental resources. Review the following environmental mapping websites and the noted resources and document the findings on Form SCG-053.

- FEMA: <https://msc.fema.gov>
- Environmental Conditions Online <http://ctecoapp1.uconn.edu/advancedviewer>
- Coastal Hazards Viewer <http://ctecoapp1.uconn.edu/ctcoastal hazards>
- State Plan of Conservation and Development Locational Guide Map <http://www.dir.ct.gov/opm/lgp/igm/index.html>

Additional Information listed at the end of this form must be submitted with the completed Form SCG-053.

PART I: PROJECT INFORMATION

DISTRICT NAME: STONINGTON PUBLIC SCHOOLS	FACILITY NAME AND ADDRESS: Pawcatuck Middle School 40 Field Street, Stonington, CT	STATE OSF PROJECT NUMBER: TMP-137-QHTP
CONTACT PERSON & TELEPHONE NUMBER: Van Riley, Ph.D., Superintendent 860/572-0506	PROJECT DESCRIPTION (<i>new construction, expansion, replacement, site acquisition grant, square footage, etc.</i>): <input type="checkbox"/> NEW CONSTRUCTION <input type="checkbox"/> EXPANSION <input type="checkbox"/> REPLACEMENT <input type="checkbox"/> SITE ACQUISITION <input checked="" type="checkbox"/> OTHER Re-roofing Project	
IS THIS A REVISED SITE ANALYSIS? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO ARE MULTIPLE SITES BEING CONSIDERED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO IF YES, PROVIDE THE NUMBER OF SITES:	HAS THE SUBJECT SITE BEEN APPROVED BY THE STATE UNDER A SEPARATE SCHOOL BUILDING PROJECT? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO IF YES, DATE OF APPROVAL: HAS ANY STATE BONDING BEEN APPROVED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
EXISTING STUDENT ENROLLMENT: 300 PROJECTED STUDENT ENROLLMENT: 330 EXISTING GROSS SQUARE FOOTAGE: 57,350 PROPOSED DEMOLITION: 0 PROPOSED NEW GROSS SQUARE FOOTAGE: 0	EXISTING PARKING SPACES: 94 PROPOSED NEW PARKING SPACES: 0 TOTAL PARCEL/SITE SIZE (AC.): 8 PROPOSED AREA FOR PROJECT (AC): N/A DEVELOPABLE AREA (AC): N/A	

PART II: SITE INFORMATION (check all that apply)

FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) ISSUED FLOOD MAPS (<https://msc.fema.gov>)

100-YR Floodplain:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
500-YR Floodplain:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Floodway:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact
Coastal Hazard Zones:	<input type="checkbox"/> Direct Impact	<input type="checkbox"/> Indirect Impact	<input checked="" type="checkbox"/> No Impact

CONNECTICUT COASTAL HAZARDS VIEWER (UCONN-CLEAR) (<http://ctecoapp1.uconn.edu/ctcoastal hazards>)

- | | | | | |
|----------------------------------|--|--|---|------------------------|
| Hurricane Surge Inundation: | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | List the Highest Zone: |
| Erosion Susceptibility Sites: | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | |
| Mean High Water (MHW) Inundation | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | |
| MHW Inundation + 6 In | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | |
| MHW Inundation + 12 In | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | |
| MHW Inundation + 18 In | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | |
| MHW Inundation + 24 In | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | |
| MHW Inundation + 36 In | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | |
| MHW Inundation + 60 In | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | |
| MHW Inundation + 79 In | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact | |

STATE PLAN OF CONSERVATION AND DEVELOPMENT LOCATIONAL GUIDE MAP (OPM) (<http://www.dir.ct.gov/opm/igs/lgm/index.html>)

- | | | | |
|---------------------------|---|--|---|
| Protected Lands: | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact |
| Local Historic Districts: | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact |
| Undesignated Lands: | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact |
| Priority Funding Areas: | <input checked="" type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input type="checkbox"/> No Impact |
| Conservation Areas: | <input type="checkbox"/> Direct Impact | <input type="checkbox"/> Indirect Impact | <input checked="" type="checkbox"/> No Impact |

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> MUNICIPAL OWNED PROPERTY | <input type="checkbox"/> DEVELOPED | <input type="checkbox"/> OTHER RESOURCES: |
| <input type="checkbox"/> PRIVATE PROPERTY | <input type="checkbox"/> VACANT | <input type="checkbox"/> OTHER RESOURCES: |
| <input type="checkbox"/> NEW SITE | <input type="checkbox"/> COASTAL BOUNDARY | <input type="checkbox"/> OTHER RESOURCES: |

EXISTING LAND USE: **Middle School**

SURROUNDING LAND USES: **Residential**

CURRENT LOCAL ZONING CLASSIFICATION: RA-15

IS A ZONE CHANGE REQUIRED FOR THE PROJECT: YES NO

IS THE PROXIMITY TO OTHER EXISTING SCHOOL FACILITIES ADEQUATE? YES NO UNDETERMINED

IS THE SIZE AND SHAPE ADEQUATE TO SUPPORT THE PROPOSED SCHOOL FACILITIES? YES NO UNDETERMINED

IS THE ACCESSIBILITY TO THE SITE ADEQUATE? YES NO UNDETERMINED

HAS THE PROJECT CONSIDERED DEMOGRAPHIC AND POPULATION TRENDS? YES NO UNDETERMINED

UTILITY SERVICES	AVAILABLE?	ADEQUATE?	COMMENTS
Water	Yes	Yes	The school is presently connected to public water and at this time there is no proposed expansion that will result in additional water demand
Sanitary Sewers	Yes	Yes	The school is presently connected to public sewer and at this time there is no proposed expansion that will result in additional sewage generation
Electricity	Yes		Existing school is connected to the power grid. See note below
Fire services	Yes		Existing school is served by the local fire department. See note below

Note: Further testing and coordination with local utility providers will be required in order to determine the adequacy of the existing utility networks, and what if any improvements or upgrades may be needed to the respective utilities in order to support the building renovation. At this time, the renovations do not include building expansions that will result in increases in domestic water or sewage generation.

Send to: Jeff Bolton, Supervising Environmental Analyst
DAS - Division of Construction Services
Environmental Planning
165 Capitol Avenue, Room 483
Hartford, Connecticut 06106
jeffrey.bolton@ct.gov

DCS USE ONLY

DATE OF SITE VISIT: _____	
COMMENTS: 	
SITE VISIT CONDUCTED BY: _____	DATE ENTERED IN SCGMS: _____

ATTACHMENT #2

Town of Stonington
Deans Mill School Renovations
Total Project Budget (Using \$400/sf as basis of Construction Cost)
 12-8-15

		Proposed Budget
		BASED ON ED049
\$ (000) except \$/GSF		
IV. Fees and Expenses		
A. Fees		
1	Existing Conditions & Space Program	
2	Architect	2,066.4
a	Structural Eng.	w/ architect
b	MEP Eng.	w/ architect
c	Civil Eng.	w/ architect
d	Landscape Arch.	w/ architect
e	Interior/Furniture Designer	w/ architect
f	Code	w/ architect
g	Lighting	w/ architect
h	Acoustical	w/ architect
i	Signage	w/ architect
j	Referendum Services	w/ architect
3	Special Consultants	
a	Haz. Mat. Consultant	150.0
b	Audio/Visual	w/ architect
c	Computer/Info. Systems	w/ architect
d	Geo-Tech	35.0
e	Traffic	15.0
f	Ecologist/Soil Sample	25.0
g	Peer Reviews	25.0
h	Green Building Consultant	w/ architect
4	Project Management	300.0
5	Building Commissioning	65.0
6	Owner's Cost Estimator	w/ CMR
7	CM Pre-Con Fee	100.0
8	Owner's Legal Fees	50.0
9	Site Survey	25.0
10	Utility Assessment	50.0
Sub-total Fees		2,906.4
B. Expenses		
1	Owner's Insurance	30.0
2	Permits	15.0
3	Printing	15.0
4	Construction Utilities Use	100.0
5	Site Borings	25.0
6	Materials Testing	125.4
7	Special Inspections	25.0
8	Consultant Reimbursables	50.0
9	Moving/Relocation	100.0
10	Physical Plant Expenses	15.0
11	Bonding	100.0
12	Advertising	10.0
Sub-total Expenses		610.4
Total Fees and Expenses		3,516.8
V. Contingency		
A. Construction		
B.	Owner's Project	3,497.1
Total Contingency		3,497.1
VI. Inflation - See Note*		
		2,570.7
Total Project-2015/2018		\$ 35,918.6

Town of Stonington
Deans Mill School Renovations
Total Project Budget (Using \$400/sf as basis of Construction Cost)
12-8-15

	Proposed Budget
	BASED ON ED049
<i>\$(000) except \$/GSF</i>	
New Construction GSF	40,200
Renovation GSF	22,500
Total GSF	62,700
New Construction \$/GSF	\$ 400.00
Renovation \$/GSF	\$ 400.00
Total Construction \$/GSF	\$ 441.00
Total Project \$/GSF	\$ 572.86
I. <u>Building Construction</u>	
A. New Building Construction	16,080.0
B. Existing Building Renovations	9,000.0
Total Building Construction	25,080.0
II. <u>Related Construction</u>	
A. Sitework	included
1 Site Prep.	included
2 Drives, Paths & Plazas	included
3 Parking	included
4 Site Improvements	included
5 Landscape & Planting	included
6 Building Demolition	included
7 Athletic Fields	included
8 Wetlands Mitigation	included
B. Site Utility Systems	included
1 Water & Fire Protection	included
2 Sanitary Sewer	included
3 Storm Sewer	included
4 Electric	included
5 Data & Communications	included
6 Site Lighting	included
7 Gas	included
8 Steam	included
9 Chilled Water	included
C. Hazardous Materials	included
Total Related Construction	included
III. <u>Furniture, Fixtures & Equipment (FF&E)</u>	
A. Loose Furnishings	1,254.0
B. Program Related Equipment	w/above
C. LAN/WAN/Telecomm Equipment	w/ above
D. Computer Equipment	w/ above
E. Audio/Visual Equipment	w/ above
F. Specialty Signage	w/ above
Total FF & E	1,254.0

Town of Stonington
 West Vine Street School
 Total Project Budget (Using \$400/sf as basis of Construction Cost)
 12/8/15

		Proposed Budget
		BASED ON ED049
<i>\$(000) except \$/GSF</i>		
IV. Fees and Expenses		
A. Fees		
1	Existing Conditions & Space Program	
2	Architect	1,812.3
i	Structural Eng.	w/ architect
l	MEP Eng.	w/ architect
c	Civil Eng.	w/ architect
c	Landscape Arch.	w/ architect
c	Interior/Furniture Designer	w/ architect
f	Code	w/ architect
i	Lighting	w/ architect
l	Acoustical	w/ architect
i	Signage	w/ architect
j	Referendum Services	w/ architect
3	Special Consultants	
i	Haz. Mat. Consultant	150.0
l	Audio/Visual	w/ architect
c	Computer/Info. Systems	w/ architect
c	Geo-Tech	35.0
c	Traffic	15.0
i	Ecologist/Soil Sample	25.0
i	Peer Reviews	25.0
j	Green Building Consultant	w/ architect
4	Project Management	300.0
5	Building Commissioning	65.0
6	Owner's Cost Estimator	w/ CMR
7	CM Pre-Con Fee	100.0
8	Owner's Legal Fees	50.0
9	Site Survey	50.0
10	Utility Assessment	50.0
Sub-total Fees		2,677.3
B. Expenses		
1	Owner's Insurance	30.0
2	Permits	15.0
3	Printing	15.0
4	Construction Utilities Use	100.0
5	Site Borings	25.0
6	Materials Testing	112.8
7	Special Inspections	25.0
8	Consultant Reimbursables	50.0
9	Moving/Relocation	100.0
10	Physical Plant Expenses	15.0
11	Bonding	100.0
12	Advertising	10.0
Sub-total Expenses		597.8
Total Fees and Expenses		3,275.1
V. Contingency		
A. Construction		
B. Owner's Project		
		2,313.2
Total Contingency		2,313.2
VI. Inflation - See Note*		2,312.4
Total Project-2015/2018		\$ 31,588.7

Town of Stonington
West Vine Street School
Total Project Budget (Using \$400/sf as basis of Construction Cost)
12/8/15

	Proposed Budget
	BASED ON BD049
<i>\$(000) except \$/GSF</i>	
New Construction GSF	33,900
Renovation GSF	22,500
Total GSF	56,400
New Construction \$/GSF	\$ 400.00
Renovation \$/GSF	\$ 400.00
Total Construction \$/GSF	\$ 441.00
Total Project \$/GSF	\$ 560.08
I. Building Construction	
A. New Building Construction	13,560.0
B. Existing Building Renovations	9,000.0
Total Building Construction	22,560.0
II. Related Construction	
A. Sitework	included
1 Site Prep.	included
2 Drives, Paths & Plazas	included
3 Parking	included
4 Site Improvements	included
5 Landscape & Planting	included
6 Building Demolition	included
7 Athletic Fields	included
8 Wetlands Mitigation	included
B. Site Utility Systems	included
1 Water & Fire Protection	included
2 Sanitary Sewer	included
3 Storm Sewer	included
4 Electric	included
5 Data & Communications	included
6 Site Lighting	included
7 Gas	included
8 Steam	included
9 Chilled Water	included
C. Hazardous Materials	included
Total Related Construction	included
III. Furniture, Fixtures & Equipment (FF&E)	
A. Loose Furnishings	1,128.0
B. Program Related Equipment	w/above
C. LAN/WAN/Telecomm Equipment	w/above
D. Computer Equipment	w/above
E. Audio/Visual Equipment	w/above
F. Specialty Signage	w/above
Total FF & E	1,128.0

**Town of Stonington
Pawcatuck Middle School Roof Replacement
Total Project Budget
2/1/16**

		Proposed Budget
		BASED ON ED049
<i>\$(000) except \$/GSF</i>		
IV. Fees and Expenses		
A. Fees		
1	Existing Conditions & Space Program	
2	Architect	96.3
a	Structural Eng.	w/ architect
b	MEP Eng.	w/ architect
c	Civil Eng.	w/ architect
d	Landscape Arch.	w/ architect
e	Interior/Furniture Designer	w/ architect
f	Code	w/ architect
g	Lighting	w/ architect
h	Acoustical	w/ architect
i	Signage	w/ architect
j	Referendum Services	w/ architect
3	Special Consultants	
a	Haz. Mat. Consultant	2.5
b	Audio/Visual	w/ architect
c	Computer/Info. Systems	w/ architect
d	Geo-Tech	not included
e	Traffic	not included
f	Ecologist/Soil Sample	not included
g	Peer Reviews	not included
h	Green Building Consultant	w/ architect
4	Project Management	5.0
5	Building Commissioning	not included
6	Owner's Cost Estimator	w/ CM Pre-Con
7	CM Pre-Con Fee	5.0
8	Owner's Legal Fees	5.0
9	Site Survey	not included
10	Utility Assessment	not included
Sub-total Fees		113.8
B. Expenses		
1	Owner's Insurance	5.0
2	Permits	2.5
3	Printing	1.5
4	Construction Utilities Use	not included
5	Site Borings	not included
6	Materials Testing	5.0
7	Special Inspections	not included
8	Consultant Reimbursables	5.0
9	Moving/Relocation	not included
10	Physical Plant Expenses	not included
11	Bonding	5.0
12	Advertising	2.5
Sub-total Expenses		26.5
Total Fees and Expenses		140.3
V. Contingency		
A. Construction		
B.	Owner's Project	99.1
Total Contingency		99.1
VI. Inflation - See Note*		
Total Project-2015/2018		\$ 1,489.4

Town of Stonington
Pawcatuck Middle School Roof Replacement
Total Project Budget
2/1/16

	Proposed Budget
	BASED ON ED049
<i>\$(000) except \$/GSF</i>	
New Construction GSF	
Renovation GSF	
Total GSF	0
New Construction \$/GSF	
Renovation \$/GSF	
Total Construction \$/GSF	#DIV/0!
Total Project \$/GSF	#DIV/0!
I. Building Construction	
A. New Building Construction	
B. Existing Building Renovations	1,250.0
Total Building Construction	1,250.0
II. Related Construction	
A. Sitework	included
1 Site Prep.	included
2 Drives, Paths & Plazas	included
3 Parking	included
4 Site Improvements	included
5 Landscape & Planting	included
6 Building Demolition	included
7 Athletic Fields	included
8 Wetlands Mitigation	
B. Site Utility Systems	
1 Water & Fire Protection	included
2 Sanitary Sewer	included
3 Storm Sewer	included
4 Electric	included
5 Data & Communications	included
6 Site Lighting	included
7 Gas	included
8 Steam	included
9 Chilled Water	included
C. Hazardous Materials	included
Total Related Construction	included
III. Furniture, Fixtures & Equipment (FF&E)	
A. Loose Furnishings	not included
B. Program Related Equipment	not included
C. LAN/WAN/Telecomm Equipment	not included
D. Computer Equipment	not included
E. Audio/Visual Equipment	not included
F. Specialty Signage	not included
Total FF & E	-



Drumme
Rosane
Anderson
Inc.

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South Windsor, CT
08074

Planning
Architecture
Interior Design
e-mail:
website:

860-644-8300 PHONE
860-644-8301 FAX
info@draws.com
www.DRAarchitects.com

DRAFT SCHEDULE

RE-ROOFING PAWCATUCK MIDDLE SCHOOL:

TASKS COMPLETED/SCHEDULED

- | | |
|--|------------|
| 1. DRA Request for Test Cuts | 12-14-2015 |
| 2. Initial Meeting with Superintendent - | 01-21-2016 |
| 3. Roof Test Cuts Completed | 01-22-2016 |
| 4. Discovery of 3/4" Wood Deck | 01-22-2016 |
| 5. DRA Request for Pull Tests | 01-25-2016 |
| 6. Mystic Air Report Completion | 01-29-2016 |
| 7. Pull Test Scheduled | 02-05-2016 |
| 8. PREP Meeting Scheduled | 02-16-2016 |

ROAD MAP MOVING FORWARD

- | | |
|-------------------------------------|---|
| 1. Progress Set to Bldg. Comm./CM | 02-02-2016* |
| 2. Advanced Set to Bldg. Comm./CM | 03-01-2016* |
| 3. Completion of Bid Documents | 03-15-2016 |
| 4. Local Review | 03-22-2016 |
| 5. State Review and Approval | 03-29-2016 |
| 6. Building Committee Authorization | 04-05-2016* |
| 7. Printing and Advertising | 04-06 through 04-08-2016 |
| 8. Bidding | 04-11 through 05-02-2016 (Three weeks) |
| 9. Bid Review | 05-03- 016* |
| 10. Contract Award/Letter of Intent | 05-10-2016 |
| 11. Shop Drawings Processing | 05-19 through 06-02-2016 (Two week) |
| 12. Materials Procurement by GC | June 2016 (Ordered, stored and ready to ship to site) |
| 13. Construction Start | June 27, 2016 (or First Day of School Vacation) |
| 14. Construction End/Punch List | August 26, 2016 (Approximately 10 weeks) |

* Building Committee Meeting Dates