

Fair Oaks Elementary School - MDUSD

School No: 134

Construction Manager: Joe Millsaps
Architect: Gelfand RNP Architects Inc.
Contractor: NBC General Contractor Corporation
Inspector: Bob Nygard

Project Scope

The modernization of this campus includes two major components: infrastructure upgrades and replacement of six existing portable classrooms with new permanent classrooms. Infrastructure upgrades include replacing and upsizing the electrical service and campus power distribution, playground pavement overlays, addition of site security lighting, repainting the building exterior, roofing replacement on selected buildings, augmentation of the existing LAN and phone system and a campus-wide upgrade to meet the Americans with Disabilities Act needs as identified in the District's ADA Transition Plan.

Project Budget

The following is the current budget for the scope approved by Measure C. The building contractor has approximately \$63,000 in approved changes to the contract. Pending credits back to the district in the approximate amount of \$53,000 are expected to go through. The pending changes include Custodial overtime credits and general construction scope change credits.

	Original Budget *	Budget Changes	Current Budget *	Committed Contracts	Contract Changes	Proposed Con Changes	Projected Exposure *	Cost to Date *	Variance *
	Amt	Amt	Amt	Amt	Amt	Amt	Amt	Amt	Amt
[134] Fair Oaks Elementary School - MDUSD									
Architectural Fees	\$223,083.00	(\$35,000.00)	\$188,083.00	\$183,927.72	\$35,439.50	\$7,026.73	\$226,393.95	\$226,393.95	(\$38,310.95)
DSA Fees	\$39,418.00	(\$3,000.00)	\$36,418.00	\$17,583.17	\$0.00	\$0.00	\$17,583.17	\$15,520.00	\$18,834.83
Electrical Engineering Fees	\$6,960.00	\$0.00	\$6,960.00	\$11,507.00	\$0.00	\$1,800.00	\$13,307.00	\$13,307.00	(\$6,347.00)
Technology Consultant Fees	\$19,192.00	\$0.00	\$19,192.00	\$15,985.33	\$0.00	\$0.00	\$15,985.33	\$13,987.16	\$3,206.67
Specialty Consultants	\$31,511.00	\$18,547.00	\$50,058.00	\$7,822.25	\$0.00	\$39,492.84	\$47,315.09	\$45,612.19	\$2,742.91
Bid Costs	\$5,256.00	\$0.00	\$5,256.00	\$2,560.47	\$0.00	\$7,073.71	\$9,634.18	\$9,634.18	(\$4,378.18)
Construction Management	\$255,384.00	(\$23,800.00)	\$231,584.00	\$227,358.53	\$0.00	\$0.00	\$227,358.53	\$178,331.85	\$4,225.47
Construction Testing	\$27,759.00	\$0.00	\$27,759.00	\$10,244.00	\$0.00	\$0.00	\$10,244.00	\$9,947.01	\$17,515.00
Inspection	\$47,190.00	\$0.00	\$47,190.00	\$49,815.00	\$0.00	(\$9,000.00)	\$40,815.00	\$40,090.00	\$6,375.00
CDE Fees	\$0.00	\$3,000.00	\$3,000.00	\$1,631.84	\$0.00	\$0.00	\$1,631.84	\$1,631.84	\$1,368.16
Surveys	\$0.00	\$5,000.00	\$5,000.00	\$4,585.00	\$0.00	\$0.00	\$4,585.00	\$3,600.00	\$415.00
MDUSD Project Management	\$0.00	\$23,800.00	\$23,800.00	\$16,959.14	\$0.00	\$1,087.12	\$18,046.26	\$18,046.26	\$5,753.74
Construction	\$2,631,584.00	(\$247,862.00)	\$2,383,722.00	\$2,326,097.84	\$63,568.00	(\$51,619.00)	\$2,338,046.84	\$2,240,017.44	\$45,675.16
Specialty Contractor	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$50,123.29	\$50,123.29	\$50,123.29	(\$50,123.29)
Transitional Expenses	\$108,000.00	\$0.00	\$108,000.00	\$106,852.00	\$0.00	\$0.00	\$106,852.00	\$89,355.85	\$1,148.00
Furniture and Equipment	\$40,032.00	\$0.00	\$40,032.00	\$0.00	\$0.00	\$40,032.00	\$40,032.00	\$7,534.96	\$0.00
[134] Fair Oaks Elementary School - MDUSD Total	\$3,435,369.00	(\$259,315.00)	\$3,176,054.00	\$2,982,929.29	\$99,007.50	\$86,016.69	\$3,167,953.48	\$2,963,132.98	\$8,100.52

Project Schedule

Project is substantially complete. The project is expected to close out within the next 45 days.

Original Project Schedule

Phase	Start	Finish	Status
Design	8/28/2002	1/20/2003	Complete
DSA Approval	1/21/2003	4/21/2003	Approved 10/31/03
Bid and Award	2/09/2004	6/11/2004	Awarded 3/23/04
Construction	6/14/2004	7/15/2005	On schedule to complete by 9/25/05