

# Concord High School - MDUSD

School No: 326

**Construction Manager:** Armando Lopez  
**Architect:** Nacht & Lewis Architects  
**Contractor:** Sierra Bay Contractors, Inc.  
**Inspector:** Bob Nygard

## Project Scope

The modernization of this campus includes two major components: infrastructure upgrades and replacement of 14 existing portable classrooms with new permanent classrooms. Infrastructure upgrades include replacing and upsizing the electrical service and campus power distribution, parking lot and playground pavement overlays, addition of site lighting, repainting the building exterior, renovation of staff and student restrooms, establishing a technology center, replacement of the existing telephone 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

There is over \$667,000 in approved change orders to the modernization contract and \$250,000 in pending change orders to both the general contractor and to other trade packages. There has been no change in status of the electrical claim by the contractor's electrical sub. The General Contractor has submitted a claim for additional costs in extended general conditions for delays. The \$964,000 claim includes impacts on both Concord HS and Ygnacio Valley HS. The projected exposure for the claim is included in the report.

	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
[326] Concord High School - MDUSD									
Architectural Fees	\$675,400.00	(\$85,000.00)	\$590,400.00	\$576,092.02	\$39,222.00	\$0.00	\$615,314.02	\$609,556.55	(\$24,914.02)
DSA Fees	\$113,608.00	(\$8,000.00)	\$105,608.00	\$37,306.00	\$0.00	\$0.00	\$37,306.00	\$37,306.00	\$68,302.00
Electrical Engineering Fees	\$29,033.00	\$0.00	\$29,033.00	\$36,637.43	\$0.00	\$1,204.00	\$37,841.43	\$37,840.80	(\$8,808.43)
Technology Consultant Fees	\$29,343.00	\$0.00	\$29,343.00	\$25,818.33	\$0.00	\$0.00	\$25,818.33	\$25,818.34	\$3,524.67
Specialty Consultants	\$91,284.00	\$23,134.00	\$114,418.00	\$99,134.92	\$2,030.75	\$7,000.00	\$108,165.67	\$105,764.74	\$6,252.33
Bid Costs	\$15,148.00	\$0.00	\$15,148.00	\$36,187.16	\$0.00	\$2,000.00	\$38,187.16	\$37,310.20	(\$23,039.16)
Construction Management	\$725,261.00	(\$98,400.00)	\$626,861.00	\$629,310.88	\$0.00	\$0.00	\$629,310.88	\$627,035.15	(\$2,449.88)
CDE Fees	\$0.00	\$8,000.00	\$8,000.00	\$4,486.61	\$0.00	\$0.00	\$4,486.61	\$4,486.61	\$3,513.39
Surveys	\$0.00	\$9,000.00	\$9,000.00	\$2,000.00	\$0.00	\$0.00	\$2,000.00	\$2,000.00	\$7,000.00
MDUSD Project Management	\$0.00	\$20,000.00	\$20,000.00	\$17,090.44	\$0.00	\$0.00	\$17,090.44	\$17,090.44	\$2,909.56
Construction Testing	\$78,833.00	\$0.00	\$78,833.00	\$21,100.00	(\$9,600.00)	\$4,900.00	\$16,400.00	\$16,399.84	\$62,433.00
Inspection	\$134,016.00	\$0.00	\$134,016.00	\$60,980.83	\$0.00	\$16,181.00	\$77,161.83	\$76,641.67	\$56,854.17
Construction Specialty Contractor	\$7,307,502.00	(\$424,861.00)	\$6,882,641.00	\$6,232,541.57	\$667,637.38	\$435,910.25	\$7,336,089.20	\$6,278,468.12	(\$453,448.20)
CO Contingency	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Transitional Expenses	\$216,000.00	\$0.00	\$216,000.00	\$174,407.52	\$0.00	\$0.00	\$174,407.52	\$144,928.55	\$41,592.48
Materials & Supplies	\$0.00	\$0.00	\$0.00	\$643.12	\$0.00	\$0.00	\$643.12	\$0.00	(\$643.12)
Furniture and Equipment	\$93,408.00	\$182,000.00	\$275,408.00	\$66,457.00	\$0.00	\$208,951.00	\$275,408.00	\$79,857.14	\$0.00
[326] Concord High School - MDUSD Total	\$9,508,836.00	(\$374,127.00)	\$9,134,709.00	\$8,094,563.47	\$699,290.13	\$697,146.25	\$9,490,999.85	\$8,194,899.95	(\$356,290.85)

## Project Schedule

Construction is complete. A back check has been performed on all punch lists and completion of all contract work is anticipated in mid December. Close out procedures are underway.

## Original Project Schedule

Phase	Start	Finish	Status
Design	08/28/2002	02/20/2003	Completed
DSA Approval	02/21/2003	05/22/2003	Completed
Bid and Award	05/23/2003	07/31/2003	Completed
Construction	08/01/2003	06/10/2004	Project completion is mid December of 2005