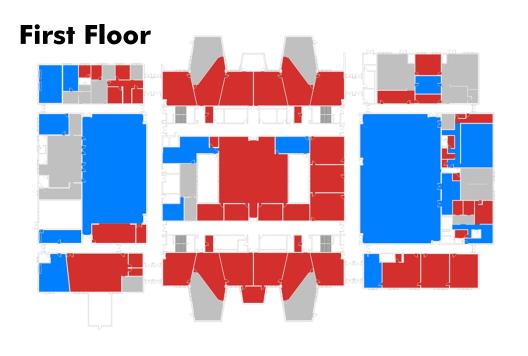
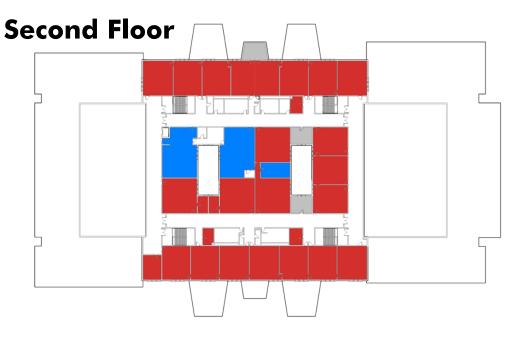




BR

BASE REPAIR





SPACE LEGEND

- SQUARE FOOTAGE 10% OR MORE BELOW MSBA SPACE GUIDELINES
- SQUARE FOOTAGE WITHIN 10% OF MSBA SPACE GUIDELINES
- SQUARE FOOTAGE 10% OR MORE ABOVE MSBA SPACE GUIDELINES

BR

BASE REPAIR

EVALUATION CRITERIA	BR	AR-1 [550]	AR-1 [700]	AR-2 [550]	AR-2 [700]	AR-1.5 [550]	AR-1.5 [700]	NC-1 [550]	NC-1 [700]
EDUCATIONAL PROGRAM FULFILLMENT	1	2	3	4	4	3	3		5
SPACE SUMMARY VARIATIONS	1	3	3						5
SITE & FACILITY GOALS & OBJECTIVES	4	4							4
ENERGY EFFICIENCY & UTILITIES	4	4		3	3	4			4
CONSTRUCTION PHASING IMPACT	2	2		3	3	3	3		4
ESTIMATED LOCAL SHARE	1	5	4	3	2	5	5	3	3

550 STUDENT GRADES 5-8

									PROPOSE										Date:	Enter Date	Enter Submittal
CLINTON MIDDLE SCHOOL [5-8]	Ex.	isting Condi	tions	ı	Existing	to Remain	Renovated	l	New		l	Total		Oliffen	mos to WSB4	Outdelines		dester	- MISSA I	MSS.	i Guidelines regrom & Epace Etandard Guidelin
A STATE OF THE STA	POOM NEA ¹			ı	MOOM MEA'			ROOM NEA			noow NEA [*]			2000			l h				
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S. Ad rianorous of different sino separately!	_			ı																	Ves/Tech = 45,040 SF
Consum Green							-		_									655	23	27,600	01.9're 01.9're
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Industrial Arts Computer Science Life Science Page Rosen & Science In pres or reduce 1000 Tacheslogy Callaboration Space (Falucket in pres or reduce 1000)	1	1	365	ı				1,440	,	1,440		,	1,646								Trans Called Special State of the property reduced
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Malia Cester / Panding Foors NAC A FOOD SETUDGE	3,758		9,764				-	210		5,496		-	9,496			1,000		3,143		3,563 8,696	83
	5,965	- 1	5,965 708					4.125	,	4,525			4.120			1,000		4.125		418	Exemple 100F per next
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Examination Room / Resting Telehopath Office	-	-	336				_	180	-	300		7	300					130	->-	300	6 -
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Guotarea Office Guotarea Matriag Hoom Guotarea Starrosan		- 1	412					150	- 5	790		1	150					150	7		
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SE SE	-		830																		
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	-			l	=											=	l F				
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Proposed Duden Capacity / England	-			1																50	Eries grade envolvente brios
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Other Describe Rooms (iso separately)						40V0			9%			Ph.									Non-Programmed space areas
				1		1010			3%			1%					l t				Non-Programmed space asser- secured to be instabilities the following submittable: Schemado Design Submittable Design Development Submit 60% Construction Document 60% Construction Document
Unicated METTP Spaces	_	2	1,309			40V0			275			15									Davign Development Submits
Unoccupied Oceals, Supply Rooms & Storage Rooms	-	0	120			1000			9%			100									60% Construction Document 60% Construction Document
Total Rooms Contribution State James & directors Flameword		0		1	-	F000			9%			6% 33%	44,510								Final Construction Documen
													44,5%								
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		Ė	133,200				#00000			1.50			133,000	E		36,674				97,429	10-

139,000 GROSS SQUARE FEET

700 STUDENT GRADES 4-8

CLINTON MIDDLE SCHOOL [4-8]	1 .	dutine Condi	ions.	100	doe to Fem	de Banesalud	Т	Moross			Total		Difference	u to MSSA	Caldelines	i r	1,00	Cross.	M10	Enter Submittel Outbrilles opram & Space Standard Guidelin
CLINTON MIDDLE SCHOOL [4-8]	_		_	_				_					_	_	tanderset.	H				egram & Space Standard Guidelin
BOOM THE	NOOM NFA ¹	# CF RMS	area totals	ROC NE	FORM	es totals	NFA'	e or text	eres totals	ROOM NFA ¹	e or ress	area totals	ROOM NFA1	# OF THIS	area totals	L	NFA ¹	FOF RMS	ores totale	Communits
NE ACADEMIC IPACES		- 54	26,760						37,784			37,760			3,716	l F		44	38,676	Combined Core Annelsmin, SPEE Ves/Tech = 41,040 SF
Let discovers of different sites superately!																				
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Salamay Is College Office Sheemhouse		3	623				1	1												
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Proposed Student Capacity / Environment					\pm											l E			70	Crier grade another its base
					\pm											l E			- 20	con Valle Crains 15 Appr Malle Crains 15
Other Concession (interesting)	-				No.			SUFORA			Northean	49,722				F				
Other Occupied Reprint (left separately)					#Driver #Driver	2		10			275									Non-Programmed space area required to be included in the billowing submitteds:
					6000			- 6			95.					=				following submittals:
Unicapal MEPPP Space Unicapal Cleate, Suppy Room & Strage Room		2	1,300		#DY/			2%			9%									Schenado Design Submits Design Development Subm 60% Construction Docume
		0	620		#Dry/			15			275 976									60% Construction Documer 90% Construction Documer
Consider (consister, state, narge & shooting) Renaming		0			#01V/	× .		15			37%	49,720								90% Construction Docume Final Construction Docume
Total Building Grown Floor Anna (GFA)			133 202		100				158,000			150,000			35,800				115,000	
	_		122,256						150,000			150,000			33,600				115,600	
Soung later (SWA)																				

156,000 GROSS SQUARE FEET

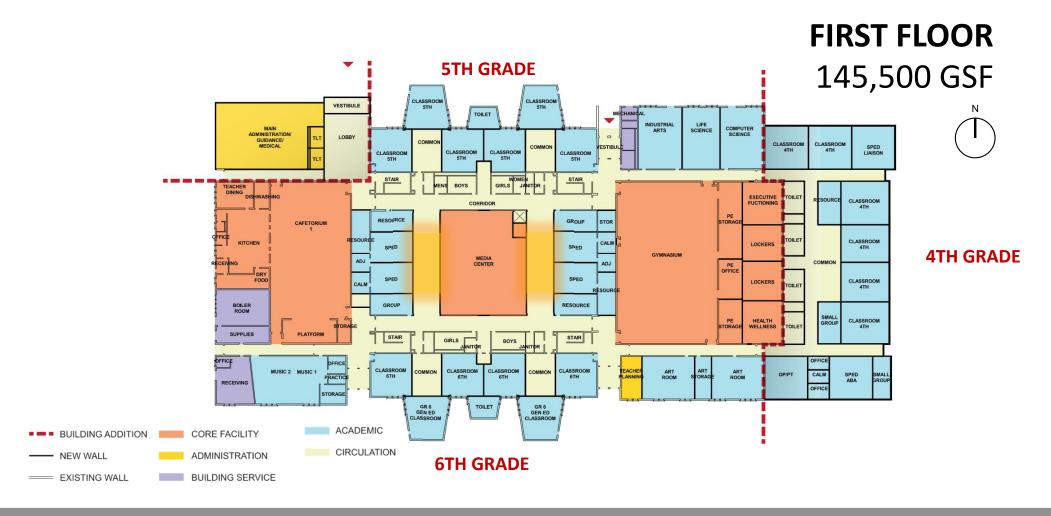
SPACE SUMMARY TEMPLATE



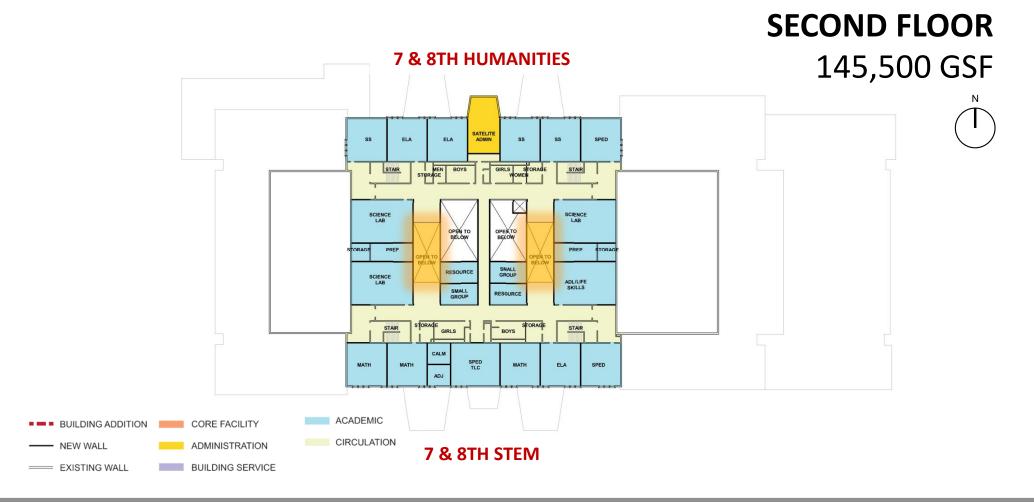




AR-1 (700)



AR-1 (700)



AR-1 (700)

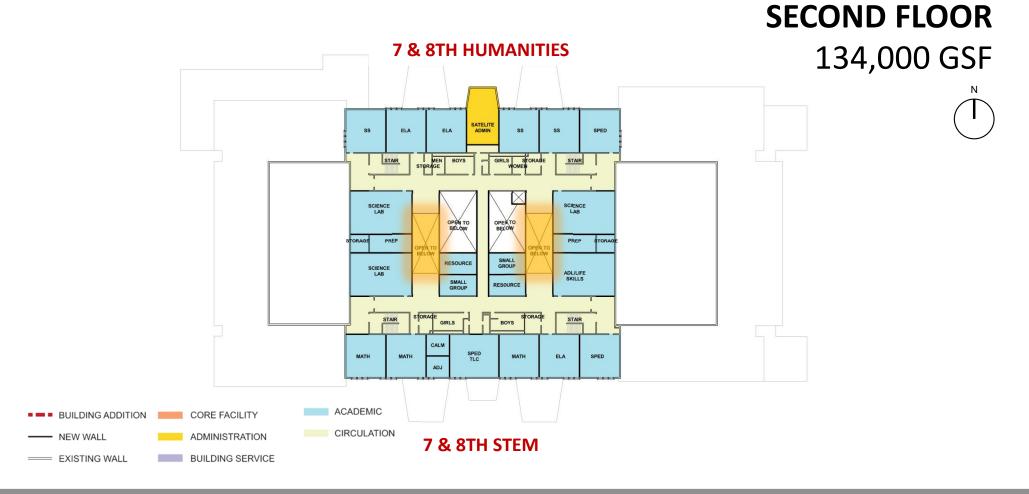
FIRST FLOOR 5TH GRADE 134,000 GSF CLASSROOM 5TH VESTIBULE MAIN ADMINISTRATION/ GUIDANCE/ LOBBY CLASSROOM 5TH GROUP RESOURCE STAIR PRACTICE RECEIVING TOILET GR 6 GEN ED CLASSROOM ACADEMIC BUILDING ADDITION CORE FACILITY CIRCULATION **ADMINISTRATION 6TH GRADE**

AR-1 (550)

BUILDING SERVICE

NEW WALL

— EXISTING WALL



AR-1 (550)

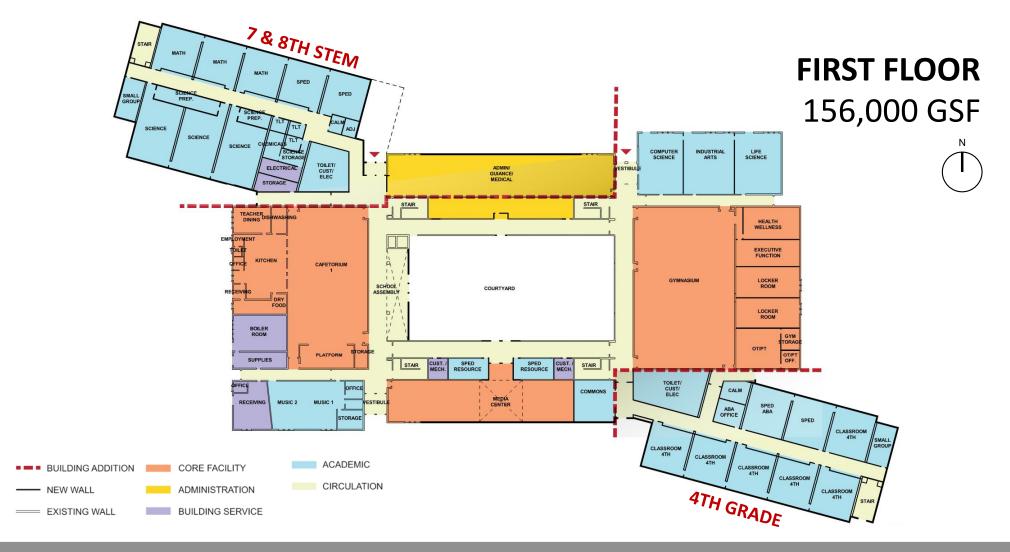
EVALUATION CRITERIA	BR	AR-1 [550]	AR-1 [700]	AR-2 [550]	AR-2 [700]	AR-1.5 [550]	AR-1.5 [700]	NC-1 [550]	NC-1 [700]
EDUCATIONAL PROGRAM FULFILLMENT	1	2	3	4	4	3	3		5
SPACE SUMMARY VARIATIONS	1	3	3	2					5
SITE & FACILITY GOALS & OBJECTIVES	4	4	4	4					4
ENERGY EFFICIENCY & UTILITIES	4	4	4	3	3				4
CONSTRUCTION PHASING IMPACT	2	2	2	3	3	3	3		4
ESTIMATED LOCAL SHARE	1	5	4	3	2	5	5	3	3



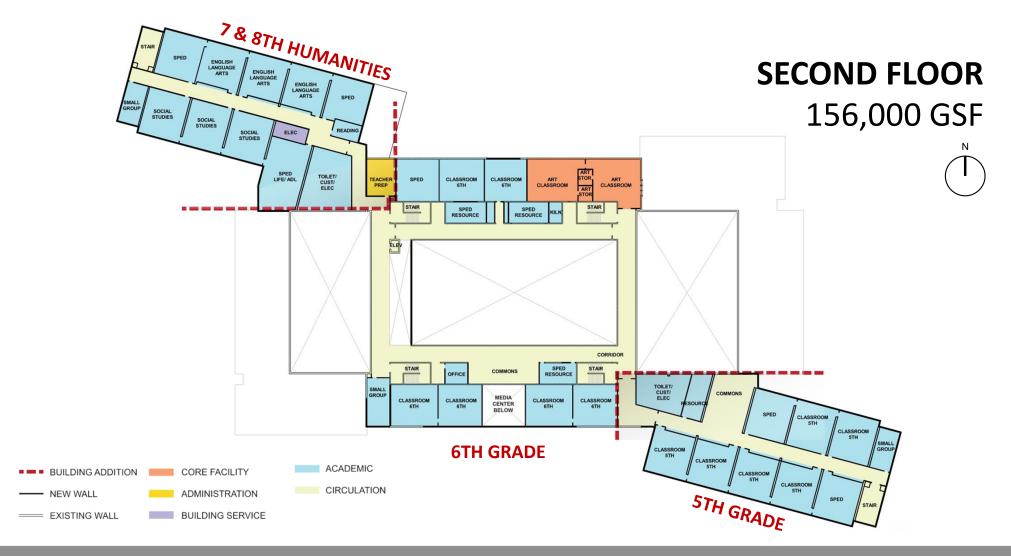




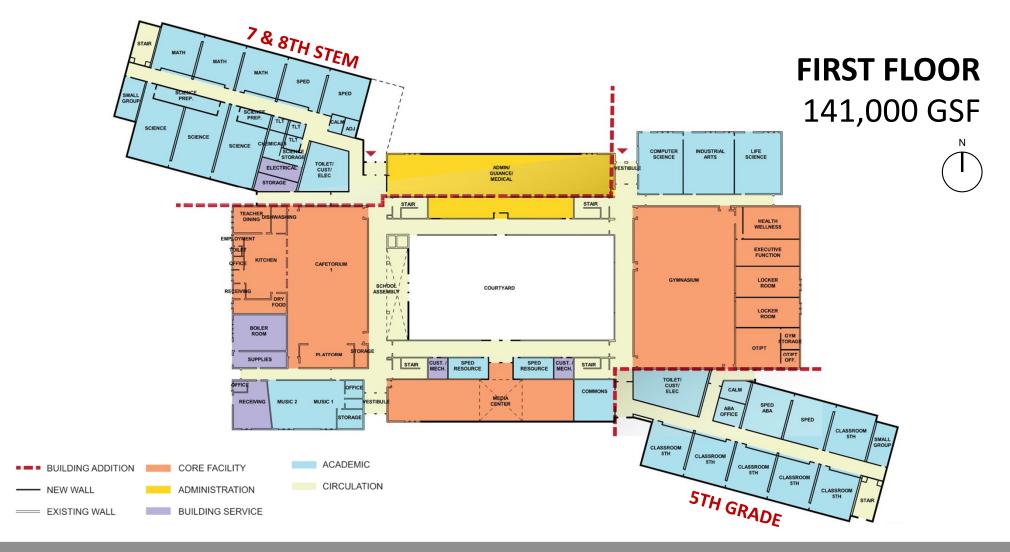
AR-2 (700)



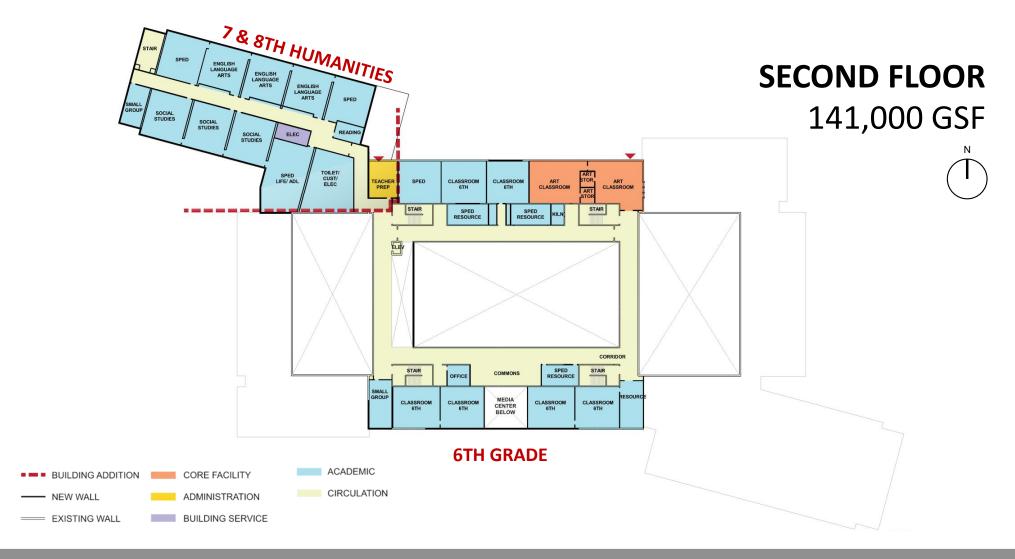
AR-2 (700)



AR-2 (700)



AR-2 (550)



AR-2 (550)

EVALUATION CRITERIA	BR	AR-1 [550]	AR-1 [700]	AR-2 [550]	AR-2 [700]	AR-1.5 [550]	AR-1.5 [700]	NC-1 [550]	NC-1 [700]
EDUCATIONAL PROGRAM FULFILLMENT			3	4	4	3	3		5
SPACE SUMMARY VARIATIONS		3	3	2	1	1			5
SITE & FACILITY GOALS & OBJECTIVES		4	4	4	4	4	4		4
ENERGY EFFICIENCY & UTILITIES				3	3	4			4
CONSTRUCTION PHASING IMPACT				3	3	3	3		4
ESTIMATED LOCAL SHARE			4	3	2	5	5	3	3



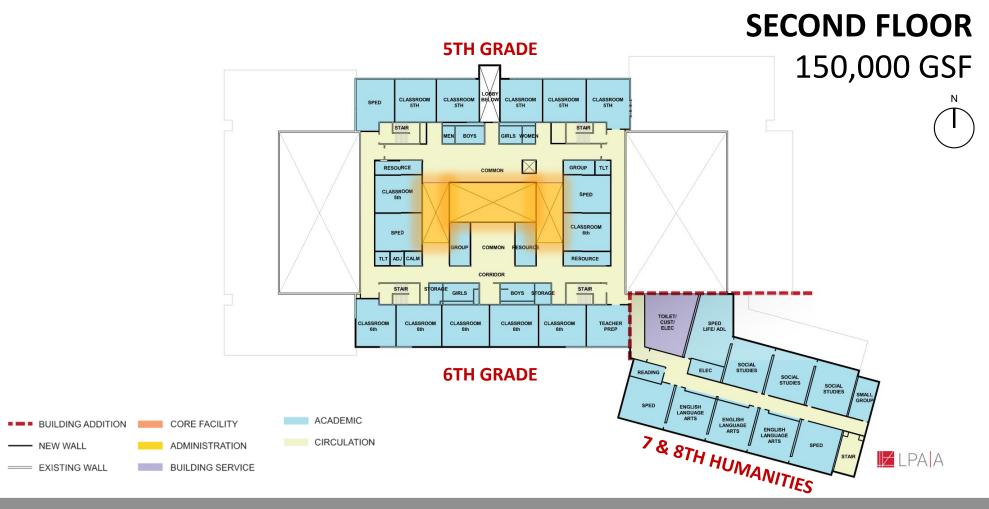




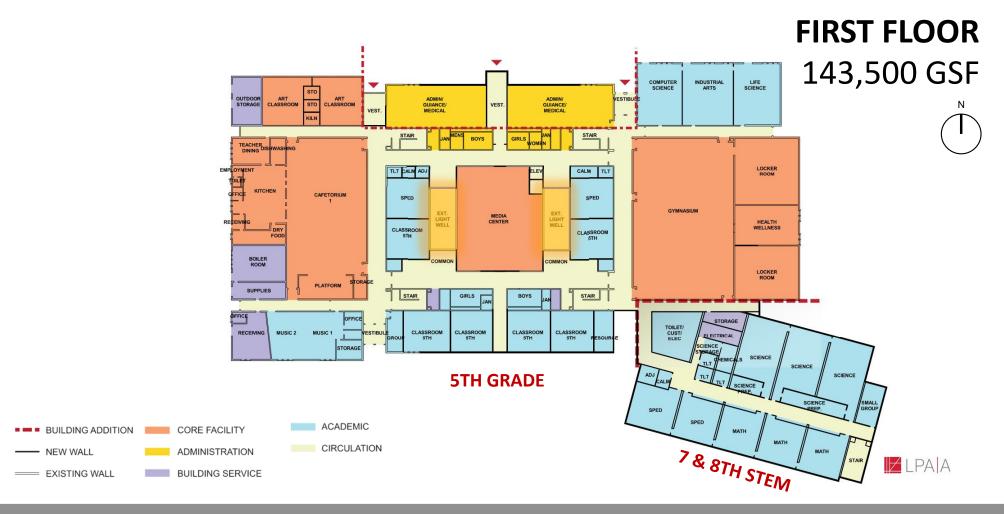
AR-1.5 (700)

FIRST FLOOR 150,000 GSF ADMIN/ GUIANCE/ MEDICAL VEST. CALM TLT CAFETORIUM CLASSROOM 4TH STAIR STAIR **4TH GRADE** ACADEMIC BUILDING ADDITION CORE FACILITY 7 & 8TH STEM CIRCULATION **ADMINISTRATION** NEW WALL LPA A BUILDING SERVICE EXISTING WALL

AR-1.5 (700)



AR-1.5 (700)



AR-1.5 (550)

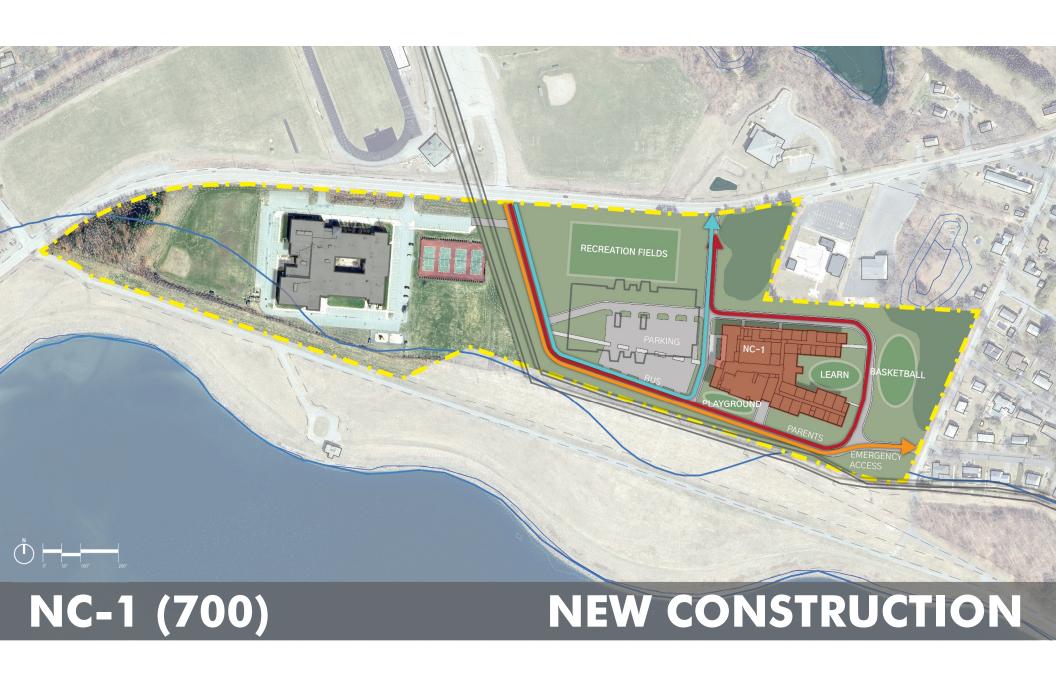
SECOND FLOOR



AR-1.5 (550)

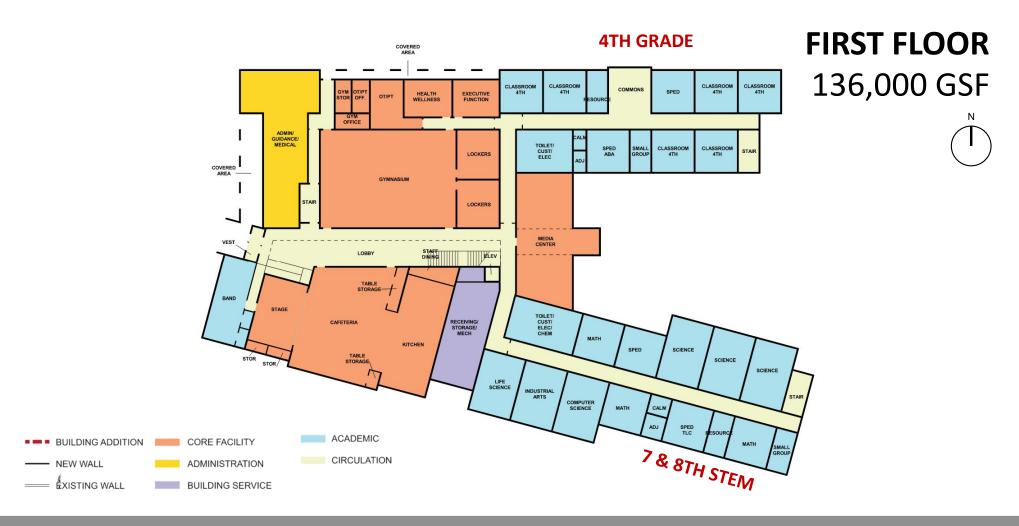
EVALUATION CRITERIA	BR	AR-1 [550]	AR-1 [700]	AR-2 [550]	AR-2 [700]	AR-1.5 [550]	AR-1.5 [700]	NC-1 [550]	NC-1 [700]
EDUCATIONAL PROGRAM FULFILLMENT	1		3	4	4	3	3		5
SPACE SUMMARY VARIATIONS	1	3	3			1	2		5
SITE & FACILITY GOALS & OBJECTIVES	4					4	4		4
ENERGY EFFICIENCY & UTILITIES	4			3	3	4	4		4
CONSTRUCTION PHASING IMPACT	2			3	3	3	3		4
ESTIMATED LOCAL SHARE	1			3		5	5	3	3



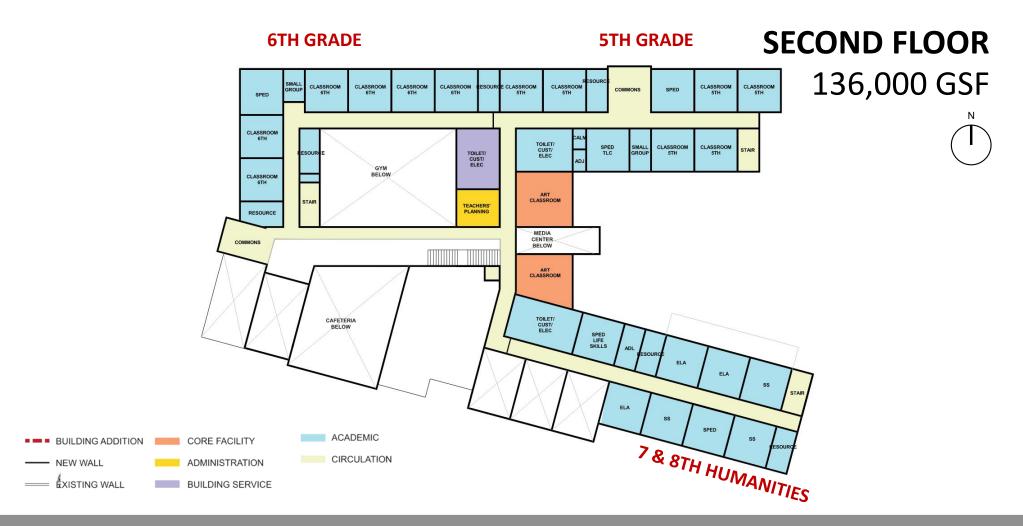




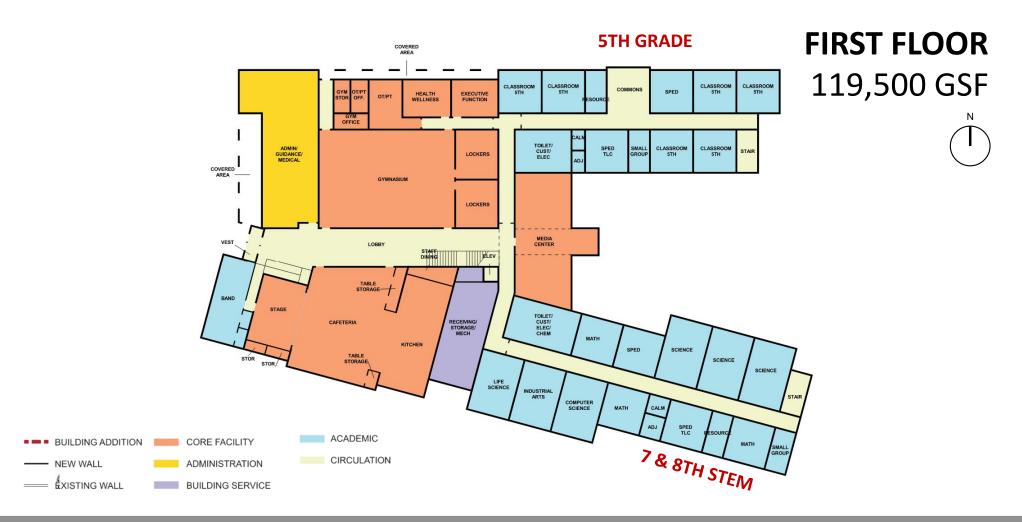
NC-1 (700)



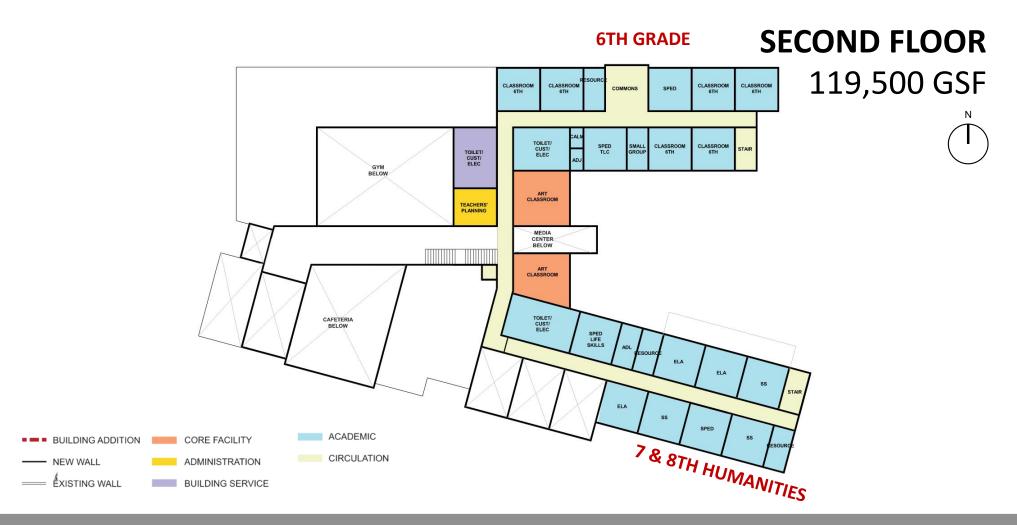
NC-1 (700)



NC-1 (700)



NC-1 (550)



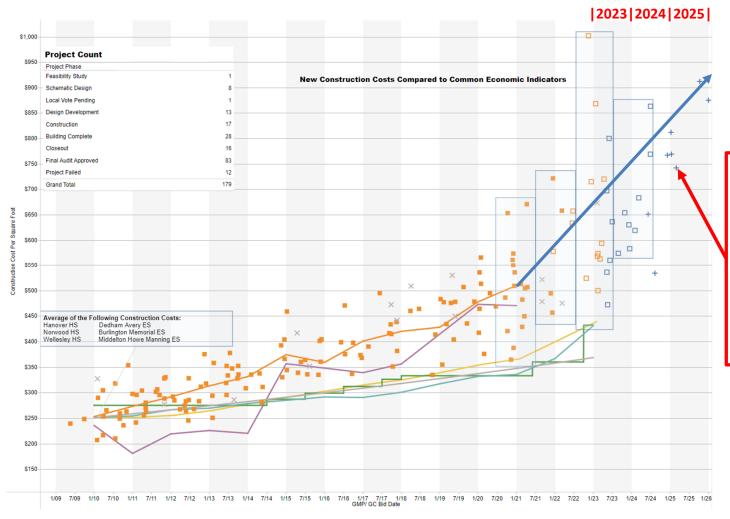
NC-1 (550)

EVALUATION CRITERIA	BR	AR-1 [550]	AR-1 [700]	AR-2 [550]	AR-2 [700]	AR-1.5 [550]	AR-1.5 [700]	NC-1 [550]	NC-1 [700]
EDUCATIONAL PROGRAM FULFILLMENT	1		3	4	4	3	3	5	5
SPACE SUMMARY VARIATIONS	1	3	3	2			2	5	5
SITE & FACILITY GOALS & OBJECTIVES	4						4	4	4
ENERGY EFFICIENCY & UTILITIES	4			3	3		4	4	4
CONSTRUCTION PHASING IMPACT	2			3	3	3	3	4	4
ESTIMATED LOCAL SHARE	1			3	2	5	5	3	3

EVALUATION CRITERIA	BR	AR-1 [550]	AR-1 [700]	AR-2 [550]	AR-2 [700]	AR-1.5 [550]	AR-1.5 [700]	NC-1 [550]	NC-1 [700]
EDUCATIONAL PROGRAM FULFILLMENT	1	2	3	4	4	3	3	5	5
SPACE SUMMARY VARIATIONS	1	3	3	2	1	1	2	5	5
SITE & FACILITY GOALS & OBJECTIVES	4	4	4	4	4	4	4	4	4
ENERGY EFFICIENCY & UTILITIES	4	4	4	3	3	4	4	4	4
CONSTRUCTION PHASING IMPACT	2	2	2	3	3	3	3	4	4
ESTIMATED LOCAL SHARE	1	5	4	3	2	5	5	3	3

EVALUATION CRITERIA	BR	AR-1 [700]	AR-2 [700]	AR-1.5 [700]	NC-1 [700]
EDUCATIONAL PROGRAM FULFILLMENT	1	3	4	3	5
SPACE SUMMARY VARIATIONS	1	3	1	2	5
SITE & FACILITY GOALS & OBJECTIVES	4	4	4	4	4
ENERGY EFFICIENCY & UTILITIES	4	4	3	4	4
CONSTRUCTION PHASING IMPACT	2	2	3	3	4
ESTIMATED LOCAL SHARE	1	4	2	5	3

EVALUATION CRITERIA	BR	AR-1 [700]	AR-2 [700]	AR-1.5 [700]	NC-1 [700]
EDUCATIONAL PROGRAM FULFILLMENT	1	3	4	3	5
SPACE SUMMARY VARIATIONS	1	3			5
SITE & FACILITY GOALS &	4	_4_	_4_	4	4 -
OBJECTIVES	<u> </u>	2ra	/ th	nd	1 St
OBJECTIVES ENERGY EFFICIENCY & UTILITIES	5 th	3 rd	4 th 3	2 nd ₄	1 st 4
ENERGY EFFICIENCY &	5tn 4	3rd 4	4th 3	2nd 4	1st 4



Trendline – in blue
Average Construction Costs
increase to \$800 Sq.Ft. by 2025

Similar project – 8+ months ahead of the CMS project:

Whitman-Hanson

Whitman Middle School

Construction Cost/Sf: \$742

GMP/ GC Date: 2/25

Project Phase: **PSR**

PS & B Approval: 10/25/2023

Project Costs =
Construction Costs (70%+/-)

Soft Costs (30%+/-)

MSBA MARKET TRENDS

	Base Repair
Option	BR
Building Square Footage	130,000
MSBA \$/Sq.Ft. Reimbursement Cap	-
Cost ESTIMATE including Contingency	\$113 - \$125M
MAXIMUM Reimbursement Amount	\$0
POTENTIAL Local Share	\$113 - \$125M
Duration & Disturbance	5 to 10 years
Time Frame	very high



Scope of Work	Estimated Construction Cost				
Superstructure, Foundations	s & Slabs ±\$1.0M				
Exterior Closure	±\$13.0M				
Roofing	±\$6.9M				
Interior Construction	±\$8.4M				
Interior Finishes	±\$6.4M				
Conveying Systems	±\$0.3M				
Plumbing	±\$5.3M				
HVAC	±\$25.5M				
Fire Protection	±\$2.4M				
Electrical	±\$18.2M				
Equipment & Furnishings	±4.4M				
Hazmat Removal	±3.1M				





BASE REPAIR

	Base Repair	Mainly Renovation		Addition/Renovation		Addition/Renovation Hybrid		All New	
Option	BR	AR-1 [550]	AR-1 [700]	AR-2 [550]	AR-2 [700]	AR-1.5 [550]	AR-1.5 [700]	NC-1 [550]	NC-1 [700]
Building Square Footage	130,000	134,000	145,500	141,000	156,000	143,500	150,000	119,500	136,000
MSBA \$/Sq.Ft. Reimbursement Cap	-	@ \$393 sf	@ \$393 sf	@ \$393 sf	@ \$393 sf	@ \$393 sf	@ \$393 sf	@ \$393 sf	@ \$393 sf
Cost ESTIMATE <u>including</u> Contingency	\$113 - \$125M	\$128 - \$141M	\$137 - \$151M	\$138 - \$153M	\$148 - \$164M	\$132 - \$146M	\$134 - \$148M	\$126 - \$139M	\$135 - \$149M
MAXIMUM Reimbursement Amount	\$0	\$55 - \$60M	\$58 - \$65M	\$58 - \$64M	\$63 - \$69M	\$58 - \$64M	\$60 - \$66M	\$45 - \$49M	\$52 - \$57M
POTENTIAL Local Share	\$113 - \$125M	\$73 - \$81M	\$78 - \$86M	\$81 - \$89M	\$86 - \$95M	\$77 - \$82M	\$74 - \$81M	\$81 - \$89M	\$83 - \$92M
Duration & Disturbance Time Frame	5 to 10 years	4 years	4 years	4 years	4 years	4 years	4 years	3 years	3 years
	very high	very high	very high	high	high	high	high	low	low

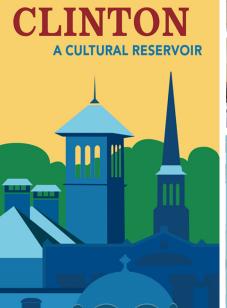
OPTIONS COST COMPARISON

	Base Repair	Mainly Renovation	Addition/Renovation	Addition/Renovation Hybrid	All New
Option	BR	AR-1 [700]	AR-2 [700]	AR-1.5 [700]	NC-1 [700]
Building Square Footage	130,000	145,500	156,000	150,000	136,000
MSBA \$/Sq.Ft. Reimbursement Cap	-	@ \$393 sf	@ \$393 sf	@ \$393 sf	@ \$393 sf
Cost ESTIMATE <u>including</u> Contingency	\$113 - \$125M	\$137 - \$151M	\$148 - \$164M	\$134 - \$148M	\$135 - \$149M
MAXIMUM Reimbursement Amount	\$0	\$58 - \$65M	\$63 - \$69M	\$60 - \$66M	\$52 - \$57M
POTENTIAL Local Share	\$113 - \$125M	\$78 - \$86M	\$86 - \$95M	\$74 - \$81M	\$83 - \$92M
Duration & Disturbance Time Frame	5 to 10 yrs.	4 years	4 years	4 years	3 years
	very high	very high	high	high	low

OPTIONS COST COMPARISON

EVALUATION CRITERIA	BR	AR-1 [700]	AR-2 [700]	AR-1.5 [700]	NC-1 [700]
EDUCATIONAL PROGRAM FULFILLMENT	1	3	4	3	5
SPACE SUMMARY VARIATIONS	1	3	1	2	5
SITE & FACILITY GOALS & OBJECTIVES	4	4	4	4	4
ENERGY EFFICIENCY & UTILITIES	4	4	3	4	4
CONSTRUCTION PHASING IMPACT	5-10 Years	4 Years	4 Years	4 Years	3 Years
ESTIMATED LOCAL SHARE	\$113 - \$125M	\$78 - \$86M	\$86 - \$95M		\$83 - \$92M







Committed to Your Community



Dedicated to Achieving Your Goals





Design inspired by You

