

A photograph of a river flowing through a rocky landscape. The water is blurred, suggesting motion, and the surrounding area is lush with green trees and foliage. The image is partially overlaid by a purple geometric shape in the bottom left corner.

CAPITAL PROJECTS SUMMARY

END OF MONTH REPORT – APRIL 2023

HMK
COMPANY

HMKCO.ORG

GENERAL PROGRAM UPDATE

In April, the Fruitdale Elementary Project moved forward with site work in preparation for the modular building to arrive onsite in June. The Districtwide Restrooms Renovation Project is in full swing with demo complete and the start of reconstruction of the new restroom design throughout the school sites. The Fleming Middle School Seismic Renovation Project is out to bid with a plan for construction to begin this summer.

PROJECT ADMINISTRATION

Project administration and accounting support are two key areas critical to Program success. This is a combined effort of HMK Company and TRSD Accounting Department. As of the end of April, we have requested 30 purchase orders and processed 81 invoices.

| Contract Type | Number of Contracts | Value |
|--|---------------------|--------------|
| Professional Service Agreements / Design Contracts | 22 | \$ 1,323,922 |
| Construction Contracts | 8 | \$ 8,126,783 |

LOCAL VENDORS AND CONTRACTORS

The following list of local vendors are currently working on the projects.

SOUTHERN OREGON AREA VENDORS and CONTRACTORS

Adroit Construction
Bean Electric
Belfor Environmental
Engage Electric
G2 Consultants
Galli Group
HMK Company
Knife River Materials
KenCairn Landscape Architecture
Lawless Roofing
Lucas Main Construction
Metal Masters
ORW Architects
Pariani Land Surveying
Powell Engineering
Spartan Plumbing
Vitus Construction
Western Testing
Van Rowe Mechanical
Viking Concrete Cutting
ZCS Engineering & Architecture

FRUITDALE ELEMENTARY SCHOOL

PROJECT CLASSROOM ADDITION AND PARKING LOT EXPANSION

PROJECT DESCRIPTION

- Four classroom factory-built addition including a commons space and additional individual user restroom.
- Parking lot expansion.

| SCHEDULE & KEY MILESTONES | START | COMPLETION | % CPL | COMMENT |
|---------------------------|----------|------------|-------|----------|
| Pre-Design & Schematics | 03/08/22 | 08/19/22 | 100% | Complete |
| Design Development | 09/01/22 | 11/28/22 | 100% | Complete |
| Construction Documents | 12/01/22 | 01/26/23 | 100% | Complete |
| Bid and Award | 02/23/23 | 03/09/23 | 100% | Complete |
| Construction | 03/20/23 | 08/18/23 | 15% | |
| Owner Occupancy | 08/19/23 | 08/20/23 | 0% | |
| Post Occupancy Evaluation | 08/20/23 | 09/20/23 | 0% | |
| Warranty Period | 08/18/23 | 08/18/24 | 0% | |
| Other | | | 0% | |

CURRENT ACTIVITIES

April saw great movement on the Fruitdale Elementary 4 Classroom Addition Project. The majority of the excavation is completed, and the building pad subgrade has been installed and tested. A crane pad that will be used for lifting the prefabricated building modules was constructed as well. Currently the underground utilities that include storm water, sanitary sewer and electrical are in the process of being installed. The infrastructure to deliver hydronic water, domestic water, fire sprinkler and low voltage from the existing school to the addition is being fabricated. In the coming weeks, the prefabricated building manufacturer, Modern Building Systems, is going to be mobilizing onsite and preparing to construct the building foundation.

ACTIVITIES SCHEDULED FOR NEXT PERIOD

- Building Foundation Construction
- Underground Utility Installation

HIGHLIGHTS, CHALLENGES, SOLUTIONS

HIGHLIGHTS:

- Major Excavation Underway
- Beginning of underground utility installation

CHALLENGES AND SOLUTIONS:

- Currently there are some long lead components that pose a risk to the project schedule. We are carefully tracking to ensure receipt of these items prior to project completion but cannot suffer any delays.

ADDITIONAL INFORMATION

For questions, comments, or additional information, please contact:

Mike Freeman, Program Manager

mike.freeman@hmkco.org

541.499.7996

PROJECT PHOTO GALLERY

Site Work for Building Foundation





Underground Utility Installation



FLEMING MIDDLE SCHOOL

PROJECT SEISMIC RENOVATION

PROJECT DESCRIPTION

- Comprehensive seismic upgrade of Fleming Middle School's gymnasium, administration building, cafeteria, and library.
- Funding made possible through Oregon's Seismic Rehabilitation Grant Program.

| SCHEDULE & KEY MILESTONES | START | COMPLETION | % CPL | COMMENT |
|---------------------------|----------|------------|-------|------------|
| Pre-Design & Schematics | 03/01/22 | 08/31/22 | 100% | |
| Design Development | 09/01/22 | 1/31/23 | 100% | |
| Construction Documents | 2/01/23 | 4/15/23 | 100% | |
| Bid and Award | 4/20/23 | 05/15/23 | 50% | Out to Bid |
| Construction | 06/01/23 | 08/11/23 | 0% | |
| Owner Occupancy | 08/12/23 | 08/13/23 | 0% | |
| Post Occupancy Evaluation | 08/12/23 | 09/12/23 | 0% | |
| Warranty Period | 08/12/23 | 08/12/24 | 0% | |
| Other | | | 0% | |

CURRENT ACTIVITIES

With the completion of the Construction Documents, the project went out to bid for subcontractors. A pre-bid meeting was held onsite on April 28 for potential bidders, with the District, HMK, ZCS Engineering, and Vitus Construction present. There was a great turn out with subcontractors, and it is anticipated that there will be good coverage on this project from all of the trades. Bids are due on May 8. Also in May, material procurement will be taking place in order to be prepared for a June start, after the close of school for summer break.

ACTIVITIES SCHEDULED FOR NEXT PERIOD

- Bid Closing and Contracting for the construction.

HIGHLIGHTS, CHALLENGES, SOLUTIONS

HIGHLIGHTS:

- Project is out to bid

CHALLENGES AND SOLUTIONS:

- Currently this project not experiencing any significant challenges.

ADDITIONAL INFORMATION

For questions, comments, or additional information, please contact:

Mike Freeman, Program Manager

mike.freeman@hmkco.org

541.499.7996

PROJECT PHOTO GALLERY

Subcontractor Pre-Bid Meeting held on April 28



DISTRICT WIDE RESTROOM RENOVATIONS

PROJECT RESTROOM UPGRADES

PROJECT DESCRIPTION

- Upgrade restrooms with new finishes and Americans with Disabilities Act (ADA) upgrades at HVHS, IVHS, NVHS, LSMS, LBMS and FMS.
- Restrooms to be individual rooms with full height walls, hollow metal frames with wood doors.

| SCHEDULE & KEY MILESTONES | START | COMPLETION | % CPL | COMMENT |
|---------------------------|----------|------------|-------|---------|
| Pre-Design & Schematics | 04/01/22 | 07/15/22 | 100% | |
| Design Development | 08/31/22 | 10/31/22 | 100% | |
| Construction Documents | 10/31/22 | 01/03/23 | 100% | |
| Bid and Award | 01/19/23 | 03/08/23 | 100% | |
| Construction | 03/20/23 | 08/13/23 | 25% | |
| Building Commissioning | 08/01/23 | 08/13/23 | 0% | |
| Owner Occupancy | 08/14/23 | 08/14/23 | 0% | |
| Post Occupancy Evaluation | 08/14/23 | 09/14/23 | 0% | |
| Warranty Period | 08/13/23 | 08/13/24 | 0% | |
| Other | | | 0% | |

CURRENT ACTIVITIES

In April, the construction teams were able to complete a large portion of the demo work and are now starting to rebuild the newly configured restrooms. The completion of demo allowed the team to begin saw cutting and removing concrete in order to replace the underground utilities, start framing the new restroom stalls and begin to rough in the electrical and mechanical portions. This project is being executed in phases. Over the next month, the team will be closer to completion of the first set of restrooms in preparation to start on the second set over summer break.

ACTIVITIES SCHEDULED FOR NEXT PERIOD

- Continued framing.
- Electrical and Mechanical Rough-In.
- Beginning of installation of the finishes.

HIGHLIGHTS, CHALLENGES, SOLUTIONS

CHALLENGES AND SOLUTIONS:

- Minimizing interruptions while maximizing production to maintain schedule for end of summer completion.

ADDITIONAL INFORMATION

For questions, comments, or additional information, please contact:

Josh Whitaker, Project Manager

josh.whitaker@hmkco.org

541.601.3638

PROJECT PHOTO GALLERY

Hidden Valley Demo Complete and Mechanical Rough-In





Lincoln Savage Demo Phase





Fleming Framing Complete and Mechincal Rough-In Underway





EVERGREEN ELEMENTARY SCHOOL

PROJECT SEISMIC RENOVATION

PROJECT DESCRIPTION

- Comprehensive seismic upgrade of Evergreen Elementary's gymnasium and cafeteria.
- Funding made possible through Oregon's Seismic Rehabilitation Grant Program.

| SCHEDULE & KEY MILESTONES | START | COMPLETION | % CPL | COMMENT |
|---------------------------|----------|------------|-------|---------|
| Pre-Design & Schematics | 02/16/23 | 03/29/23 | 100% | |
| Design Development | 03/30/23 | 07/10/23 | 15% | |
| Construction Documents | 07/11/23 | 09/21/23 | 0% | |
| Bid and Award | 09/21/23 | 11/15/23 | 0% | |
| Construction | 05/29/24 | 08/06/24 | 0% | |
| Owner Occupancy | 08/07/24 | 08/13/24 | 0% | |
| Post Occupancy Evaluation | 08/07/24 | 09/07/24 | 0% | |
| Warranty Period | 08/07/24 | 08/07/25 | 0% | |
| Other | | | 0% | |

CURRENT ACTIVITIES

Currently ZCS Engineering, the selected and contracted design firm, is working on developing the design. This will include some investigative demo work that is going to be scheduled to take place over the summer. In addition, proposals are currently out for a hazardous material survey in order to identify any material that will need to be abated during the course of construction.

ACTIVITIES SCHEDULED FOR NEXT PERIOD

- Continued Design Development process.
- Development of investigative demo scope of work.

HIGHLIGHTS, CHALLENGES, SOLUTIONS

HIGHLIGHTS:

- Continuation of design

CHALLENGES AND SOLUTIONS:

- Currently this project is not experiencing any significant challenges.

ADDITIONAL INFORMATION

For questions, comments, or additional information, please contact:

Mike Freeman, Program Manager

mike.freeman@hmkco.org

541.499.7996



**THREE RIVERS SCHOOL DISTRICT
RENOVATION PROJECTS
REVENUE BUDGET
MARCH 31, 2023**

| Program Revenue ¹ | Original Budget | Received to Date | Allocated to Date | Unallocated Balance | Revised Budget |
|---|---------------------|------------------|----------------------|---------------------|----------------------|
| Bond and Other Proceeds | | | | | |
| Bond Proceeds | \$ - | \$ - | \$ - | \$ - | \$ - |
| Bond Premium | \$ - | \$ - | \$ - | \$ - | \$ - |
| OSCIM Grant | \$ - | \$ - | \$ - | \$ - | \$ - |
| ESSER (Fruitdale and Restroom Renovation) | \$ 3,559,550 | \$ - | \$ 6,416,781 | \$ - | \$ 6,416,781 |
| Seismic Grant (Fleming) | \$ 2,499,960 | \$ - | \$ 2,499,960 | \$ - | \$ 2,499,960 |
| Seismic Grant (Fleming) | \$ 2,499,455 | \$ - | \$ 2,499,455 | \$ - | \$ 2,499,455 |
| Energy Trust of Oregon (ETO) Incentives | \$ - | \$ - | \$ - | \$ - | \$ - |
| Construction Excise Tax (Fort Vannoy) | \$ 694,260 | \$ - | \$ 694,260 | \$ - | \$ 694,260 |
| Donations | \$ - | \$ - | \$ - | \$ - | \$ - |
| District Contribution | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Revenue | \$ 9,253,225 | \$ - | \$ 12,110,456 | \$ - | \$ 12,110,456 |

1. Program Revenue Budgets are an estimate. Accuracy should be verified by district personnel.



**THREE RIVERS SCHOOL DISTRICT
RENOVATION PROJECTS
OVERALL BUDGET
MARCH 31, 2023**

| Program Expense | Original Budget | Paid to Date | Remaining Balance | Revised Budget |
|---|----------------------|---------------------|----------------------|----------------------|
| Hard Cost | | | | |
| District Wide Project | \$ - | \$ - | \$ - | \$ - |
| School Projects | \$ 8,578,800 | \$ 844,865 | \$ 11,391,582 | \$ 12,236,447 |
| Program Level | \$ - | \$ - | \$ - | \$ - |
| | | | | |
| Construction Contingency | \$ 424,750 | \$ - | \$ 573,696 | \$ 573,696 |
| Construction Sub Total | \$ 9,003,550 | \$ 844,865 | \$ 11,965,278 | \$ 12,810,143 |
| Soft Cost | | | | |
| Administrative Cost | | | | |
| Legal Fees | \$ 18,750 | \$ 600 | \$ 18,150 | \$ 18,750 |
| Bond Counsel | \$ - | \$ - | \$ - | \$ - |
| Bond Issuance Cost | \$ - | \$ - | \$ - | \$ - |
| Builders Risk Insurance | \$ - | \$ 6,955 | \$ 45 | \$ 7,000 |
| Project Management | \$ 341,860 | \$ 201,954 | \$ 151,606 | \$ 353,560 |
| Reimbursable Expenses | \$ 9,500 | \$ 4,480 | \$ 10,020 | \$ 14,500 |
| Other Administrative Charges | \$ - | \$ - | \$ - | \$ - |
| | | | | |
| Site Cost | | | | |
| Site Survey | \$ 20,200 | \$ 5,965 | \$ - | \$ 5,965 |
| Geo-Tech Report | \$ 71,200 | \$ 36,662 | \$ 28,338 | \$ 65,000 |
| | | | | |
| Planning Cost | | | | |
| Design Fees | \$ 970,882 | \$ 380,003 | \$ 509,418 | \$ 889,421 |
| A & E Reimbursable Expenses | \$ 17,600 | \$ 1,415 | \$ 16,185 | \$ 17,600 |
| Commissioning | \$ 115,800 | \$ - | \$ 100,800 | \$ 100,800 |
| Printing & Plan Distribution | \$ 4,300 | \$ 792 | \$ 3,643 | \$ 4,435 |
| Hazardous Materials Consultant | \$ 80,100 | \$ 19,547 | \$ 54,463 | \$ 74,010 |
| Building Envelope Consultant | \$ 12,600 | \$ - | \$ 12,600 | \$ 12,600 |
| Construction Testing | \$ - | \$ - | \$ - | \$ - |
| Constructability Review | \$ 30,000 | \$ 224 | \$ 29,776 | \$ 30,000 |
| Plan Review & Building Permits | \$ 121,150 | \$ 49,832 | \$ 96,318 | \$ 146,150 |
| Special Inspection and Testing | \$ 90,200 | \$ 28,317 | \$ 91,883 | \$ 120,200 |
| Miscellaneous Fees | \$ 3,800 | \$ 585 | \$ 3,815 | \$ 4,400 |
| | | | | |
| Miscellaneous | | | | |
| Legal Advertisements | \$ 6,000 | \$ 3,147 | \$ 2,706 | \$ 5,853 |
| Furniture, Fixtures, and Equipment (FF&E) | \$ 195,500 | \$ 8,307 | \$ 187,193 | \$ 195,500 |
| Technology | \$ 139,000 | \$ 25,731 | \$ 113,269 | \$ 139,000 |
| Technology (Design) | \$ - | \$ - | \$ - | \$ - |
| Acoustics | \$ - | \$ - | \$ - | \$ - |
| Criminal Background Checks | \$ 3,000 | \$ 750 | \$ 1,450 | \$ 2,200 |
| System Development Charges | \$ 10,000 | \$ 7,460 | \$ 2,540 | \$ 10,000 |
| Value Engineering | \$ - | \$ - | \$ - | \$ - |
| Utility Connection Fee | \$ 30,200 | \$ - | \$ 30,200 | \$ 30,200 |
| Unallocated Owner Contingency | \$ 810,264 | \$ - | \$ 640,476 | \$ 640,476 |
| Other District Costs | \$ 5,000 | \$ 3,934 | \$ 1,066 | \$ 5,000 |
| Sub Total Soft Cost | \$ 3,106,906 | \$ 786,658 | \$ 2,105,962 | \$ 2,892,620 |
| Total Project Cost | \$ 12,110,456 | \$ 1,631,522 | \$ 14,071,241 | \$ 15,702,763 |

**THREE RIVERS SCHOOL DISTRICT
RENOVATION PROJECTS
SCHOOL PROJECTS- ROLL UP BUDGET
MARCH 31, 2023**

| Project Expense | Original Budget | Paid to Date | Remaining Balance | Revised Budget |
|--|----------------------|---------------------|----------------------|----------------------|
| Hard Cost | | | | |
| Maximum Allowable Construction Cost (MACC) | \$ 6,715,000 | \$ 844,865 | \$ 9,531,582 | \$ 10,376,447 |
| Asbestos | \$ 160,000 | - | \$ 160,000 | \$ 160,000 |
| Seismic Retro Upgrade | \$ 1,700,000 | - | \$ 1,700,000 | \$ 1,700,000 |
| Misc Consultants | \$ 3,800 | - | - | - |
| Construction Contingency | \$ 424,750 | - | \$ 573,696 | \$ 573,696 |
| Construction Sub Total | \$ 9,003,550 | \$ 844,865 | \$ 11,965,278 | \$ 12,810,143 |
| Soft Cost | | | | |
| Administrative Cost | | | | |
| Legal Fees | \$ 18,750 | \$ 600 | \$ 18,150 | \$ 18,750 |
| Bond Counsel | - | - | - | - |
| Bond Issuance Cost | - | - | - | - |
| Builders Risk Insurance | - | \$ 6,955 | \$ 45 | \$ 7,000 |
| Project Management | \$ 341,860 | \$ 201,954 | \$ 151,606 | \$ 353,560 |
| Reimbursable Expenses | \$ 9,500 | \$ 4,480 | \$ 10,020 | \$ 14,500 |
| Other Administrative Charges | - | - | - | - |
| Site Cost | | | | |
| Site Survey | \$ 20,200 | \$ 5,965 | - | \$ 5,965 |
| Geo-Tech Report | \$ 71,200 | \$ 36,662 | \$ 28,338 | \$ 65,000 |
| Planning Cost | | | | |
| Design Fees | \$ 970,882 | \$ 380,003 | \$ 509,418 | \$ 889,421 |
| A & E Reimbursable Expenses | \$ 17,600 | \$ 1,415 | \$ 16,185 | \$ 17,600 |
| Commissioning | \$ 115,800 | - | \$ 100,800 | \$ 100,800 |
| Printing & Plan Distribution | \$ 4,300 | \$ 792 | \$ 3,643 | \$ 4,435 |
| Hazardous Materials Consultant | \$ 80,100 | \$ 19,547 | \$ 54,463 | \$ 74,010 |
| Building Envelope Consultant | \$ 12,600 | - | \$ 12,600 | \$ 12,600 |
| Construction Testing | - | - | - | - |
| Constructability Review | \$ 30,000 | \$ 224 | \$ 29,776 | \$ 30,000 |
| Plan Review & Building Permits | \$ 121,150 | \$ 49,832 | \$ 96,318 | \$ 146,150 |
| Special Inspection and Testing | \$ 90,200 | \$ 28,317 | \$ 91,883 | \$ 120,200 |
| Miscellaneous Consultants | \$ 3,800 | \$ 585 | \$ 3,815 | \$ 4,400 |
| Miscellaneous | | | | |
| Legal Advertisements | \$ 6,000 | \$ 3,147 | \$ 2,706 | \$ 5,853 |
| Furniture, Fixtures, and Equipment (FF&E) | \$ 195,500 | \$ 8,307 | \$ 187,193 | \$ 195,500 |
| Technology | \$ 139,000 | \$ 25,731 | \$ 113,269 | \$ 139,000 |
| Technology (Design) | - | - | - | - |
| Acoustics | - | - | - | - |
| Criminal Background Checks | \$ 3,000 | \$ 750 | \$ 1,450 | \$ 2,200 |
| System Development Charges | \$ 10,000 | \$ 7,460 | \$ 2,540 | \$ 10,000 |
| Value Engineering | - | - | - | - |
| Utility Connection Fee | \$ 30,200 | - | \$ 30,200 | \$ 30,200 |
| Unallocated Owner Contingency | \$ 810,264 | - | \$ 640,476 | \$ 640,476 |
| Other District Costs | \$ 5,000 | \$ 3,934 | \$ 1,066 | \$ 5,000 |
| Sub Total Soft Cost | \$ 3,106,906 | \$ 786,658 | \$ 2,105,962 | \$ 2,892,620 |
| Total Project Cost | \$ 12,110,456 | \$ 1,631,522 | \$ 14,071,241 | \$ 15,702,763 |



**THREE RIVERS SCHOOL DISTRICT
RENOVATION PROJECTS
FRUITDALE ELEMENTARY BUDGET
MARCH 31, 2023**

| Project Expense | | Original Budget | | Paid to Date | | Remaining Balance | | Revised Budget |
|--|---|---------------------|----|-------------------|----|---------------------|----|---------------------|
| Hard Cost | | | | | | | | |
| Maximum Allowable Construction Cost (MACC) | 1 | \$ 2,240,000 | \$ | 138,710 | \$ | 3,622,470 | \$ | 3,761,180 |
| Misc Consultant | | 3,800 | \$ | - | \$ | - | \$ | - |
| Construction Contingency | 1 | 112,000 | \$ | - | \$ | 184,320 | \$ | 184,320 |
| Construction Sub Total | | \$ 2,355,800 | | \$ 138,710 | | \$ 3,806,790 | | \$ 3,945,500 |
| Soft Cost | | | | | | | | |
| Administrative Cost | | | | | | | | |
| Legal Fees | | 3,750 | \$ | 391 | \$ | 3,359 | \$ | 3,750 |
| Bond Counsel | | - | \$ | - | \$ | - | \$ | - |
| Bond Issuance Cost | | - | \$ | - | \$ | - | \$ | - |
| Builders Risk Insurance | | - | \$ | - | \$ | - | \$ | - |
| Project Management | | 94,800 | \$ | 64,133 | \$ | 24,867 | \$ | 89,000 |
| Reimbursable Expenses | | - | \$ | 1,867 | \$ | 3,133 | \$ | 5,000 |
| Other Administrative Charges | | - | \$ | - | \$ | - | \$ | - |
| Site Cost | | | | | | | | |
| Site Survey | | 20,200 | \$ | 5,965 | \$ | - | \$ | 5,965 |
| Geo-Tech Report | | 25,200 | \$ | 19,000 | \$ | - | \$ | 19,000 |
| \$ - | | | | | | | | |
| Planning Cost | | | | | | | | |
| Design Fees | | 302,400 | \$ | 128,324 | \$ | 90,615 | \$ | 218,939 |
| A & E Reimbursable Expenses | | 12,600 | \$ | 798 | \$ | 11,802 | \$ | 12,600 |
| Commissioning | | 100,800 | \$ | - | \$ | 100,800 | \$ | 100,800 |
| Printing & Plan Distribution | | 1,800 | \$ | 657 | \$ | 1,143 | \$ | 1,800 |
| Hazardous Materials Consultant | | 15,100 | \$ | - | \$ | 15,100 | \$ | 15,100 |
| Building Envelope Consultant | | 12,600 | \$ | - | \$ | 12,600 | \$ | 12,600 |
| Construction Testing | | - | \$ | - | \$ | - | \$ | - |
| Constructability Review | | - | \$ | - | \$ | - | \$ | - |
| Plan Review & Building Permits | | 30,300 | \$ | 5,686 | \$ | 24,614 | \$ | 30,300 |
| Special Inspection and Testing | | 20,200 | \$ | - | \$ | 20,200 | \$ | 20,200 |
| Miscellaneous Consultants | | 3,800 | \$ | - | \$ | 3,800 | \$ | 3,800 |
| Miscellaneous | | | | | | | | |
| Legal Advertisements | | 1,000 | \$ | 661 | \$ | 339 | \$ | 1,000 |
| Furniture, Fixtures, and Equipment (FF&E) | | 195,500 | \$ | 8,307 | \$ | 187,193 | \$ | 195,500 |
| Technology | | 139,000 | \$ | 25,731 | \$ | 113,269 | \$ | 139,000 |
| Technology (Design) | | - | \$ | - | \$ | - | \$ | - |
| Acoustics | | - | \$ | - | \$ | - | \$ | - |
| Criminal Background Checks | | 500 | \$ | 319 | \$ | 181 | \$ | 500 |
| System Development Charges | | - | \$ | - | \$ | - | \$ | - |
| Value Engineering | | - | \$ | - | \$ | - | \$ | - |
| Utility Connection Fee | | 30,200 | \$ | - | \$ | 30,200 | \$ | 30,200 |
| Unallocated Owner Contingency | | 189,000 | \$ | - | \$ | 114,000 | \$ | 114,000 |
| Other District Costs | | 5,000 | \$ | 3,934 | \$ | 1,066 | \$ | 5,000 |
| Sub Total Soft Cost | | \$ 1,203,750 | | \$ 265,772 | | \$ 758,282 | | \$ 1,024,054 |
| Total Project Cost | | \$ 3,559,550 | | \$ 404,482 | | \$ 4,565,072 | | \$ 4,969,554 |

1. Reallocated within Budget (03.31.23)



**THREE RIVERS SCHOOL DISTRICT
RENOVATION PROJECTS
FLEMING MIDDLE SCHOOL BUDGET
MARCH 31, 2023**

| Project Expense | Original Budget | Paid to Date | Remaining Balance | Revised Budget |
|---|---------------------|-------------------|---------------------|---------------------|
| Hard Cost | | | | |
| Asbestos | \$ 40,000 | \$ - | \$ 40,000 | \$ 40,000 |
| Seismic Retro Upgrade | \$ 1,700,000 | \$ - | \$ 1,700,000 | \$ 1,700,000 |
| Construction Contingency | \$ 85,000 | \$ - | \$ 85,000 | \$ 85,000 |
| Construction Sub Total | \$ 1,825,000 | \$ - | \$ 1,825,000 | \$ 1,825,000 |
| Soft Cost | | | | |
| Administrative Cost | | | | |
| Legal Fees | \$ 10,000 | \$ - | \$ 10,000 | \$ 10,000 |
| Bond Counsel | \$ - | \$ - | \$ - | \$ - |
| Bond Issuance Cost | \$ - | \$ - | \$ - | \$ - |
| Builders Risk Insurance | \$ - | \$ - | \$ - | \$ - |
| Project Management | \$ 72,570 | \$ 49,429 | \$ 23,141 | \$ 72,570 |
| Reimbursable Expenses | \$ 2,500 | \$ 619 | \$ 1,881 | \$ 2,500 |
| Other Administrative Charges | \$ - | \$ - | \$ - | \$ - |
| Site Cost | | | | |
| Site Survey | \$ - | \$ - | \$ - | \$ - |
| Geo-Tech Report | \$ 25,000 | \$ 17,662 | \$ 7,338 | \$ 25,000 |
| Planning Cost | | | | |
| Design Fees | \$ 140,000 | \$ 81,170 | \$ 58,830 | \$ 140,000 |
| A & E Reimbursable Expenses | \$ - | \$ - | \$ - | \$ - |
| Commissioning | \$ - | \$ - | \$ - | \$ - |
| Printing & Plan Distribution | \$ 1,000 | \$ - | \$ 1,000 | \$ 1,000 |
| Hazardous Materials Consultant | \$ 20,000 | \$ 7,605 | \$ 12,395 | \$ 20,000 |
| Building Envelope Consultant | \$ - | \$ - | \$ - | \$ - |
| Construction Testing | \$ - | \$ - | \$ - | \$ - |
| Constructability Review | \$ - | \$ - | \$ - | \$ - |
| Plan Review & Building Permits | \$ 30,000 | \$ - | \$ 30,000 | \$ 30,000 |
| Special Inspection and Testing | \$ 35,000 | \$ 22,134 | \$ 12,866 | \$ 35,000 |
| Miscellaneous Consultants | 1 \$ - | \$ 585 | \$ 15 | \$ 600 |
| Miscellaneous | | | | |
| Legal Advertisements | \$ 1,000 | \$ 799 | \$ 201 | \$ 1,000 |
| Furniture, Fixtures, and Equipment (FF&E) | \$ - | \$ - | \$ - | \$ - |
| Technology | \$ - | \$ - | \$ - | \$ - |
| Technology (Design) | \$ - | \$ - | \$ - | \$ - |
| Acoustics | \$ - | \$ - | \$ - | \$ - |
| Criminal Background Checks | \$ 500 | \$ 300 | \$ 200 | \$ 500 |
| System Development Charges | \$ - | \$ - | \$ - | \$ - |
| Value Engineering | \$ - | \$ - | \$ - | \$ - |
| Utility Connection Fee | \$ - | \$ - | \$ - | \$ - |
| Unallocated Owner Contingency | 1 \$ 337,390 | \$ - | \$ 336,790 | \$ 336,790 |
| Inflation | \$ - | \$ - | \$ - | \$ - |
| Sub Total Soft Cost | \$ 674,960 | \$ 180,303 | \$ 494,657 | \$ 674,960 |
| Total Project Cost | \$ 2,499,960 | \$ 180,303 | \$ 2,319,657 | \$ 2,499,960 |

1. Reallocated within budget (12.31.22)



**THREE RIVERS SCHOOL DISTRICT
RENOVATION PROJECTS
FORT VANNOY ELEMENTARY BUDGET
MARCH 31, 2023**

| Project Expense | | Original Budget | Paid to Date | Remaining Balance | Revised Budget |
|--|---|-------------------|-------------------|--------------------|-------------------|
| Hard Cost | | | | | |
| Maximum Allowable Construction Cost (MACC) | 4 | \$ 575,000 | \$ 706,155 | \$ (98,405) | \$ 607,750 |
| Construction Contingency | | \$ 28,750 | \$ - | \$ - | \$ - |
| Construction Sub Total | | \$ 603,750 | \$ 706,155 | \$ (98,405) | \$ 607,750 |
| Soft Cost | | | | | |
| Administrative Cost | | | | | |
| Legal Fees | | \$ - | \$ - | \$ - | \$ - |
| Bond Counsel | | \$ - | \$ - | \$ - | \$ - |
| Bond Issuance Cost | | \$ - | \$ - | \$ - | \$ - |
| Builders Risk Insurance | | \$ - | \$ - | \$ - | \$ - |
| Project Management | 4 | \$ 19,490 | \$ 29,375 | \$ 5,115 | \$ 34,490 |
| Reimbursable Expenses | | \$ 2,500 | \$ 955 | \$ 1,545 | \$ 2,500 |
| Other Administrative Charges | | \$ - | \$ - | \$ - | \$ - |
| Site Cost | | | | | |
| Site Survey | | \$ - | \$ - | \$ - | \$ - |
| Geo-Tech Report | | \$ - | \$ - | \$ - | \$ - |
| Planning Cost | | | | | |
| Design Fees | | \$ 30,482 | \$ 10,200 | \$ 25,282 | \$ 35,482 |
| A & E Reimbursable Expenses | | \$ - | \$ - | \$ - | \$ - |
| Commissioning | | \$ - | \$ - | \$ - | \$ - |
| Printing & Plan Distribution | | \$ - | \$ 135 | \$ - | \$ 135 |
| Hazardous Materials Consultant | | \$ - | \$ - | \$ - | \$ - |
| Building Envelope Consultant | | \$ - | \$ - | \$ - | \$ - |
| Construction Testing | | \$ - | \$ - | \$ - | \$ - |
| Constructability Review | | \$ - | \$ - | \$ - | \$ - |
| Plan Review & Building Permits | | \$ 850 | \$ 3,837 | \$ 13 | \$ 3,850 |
| Special Inspection and Testing | 4 | \$ 5,000 | \$ 6,182 | \$ 2,818 | \$ 9,000 |
| Miscellaneous Consultants | | \$ - | \$ - | \$ - | \$ - |
| Kitchen | | \$ - | \$ - | \$ - | \$ - |
| Miscellaneous | | | | | |
| Legal Advertisements | | \$ 1,000 | \$ 520 | \$ 333 | \$ 853 |
| Furniture, Fixtures, and Equipment (FF&E) | | \$ - | \$ - | \$ - | \$ - |
| Technology | | \$ - | \$ - | \$ - | \$ - |
| Technology (Design) | | \$ - | \$ - | \$ - | \$ - |
| Acoustics | | \$ - | \$ - | \$ - | \$ - |
| Criminal Background Checks | | \$ 1,000 | \$ 131 | \$ 69 | \$ 200 |
| System Development Charges | | \$ - | \$ - | \$ - | \$ - |
| Value Engineering | | \$ - | \$ - | \$ - | \$ - |
| Utility Connection Fee | | \$ - | \$ - | \$ - | \$ - |
| Unallocated Owner Contingency | 4 | \$ 30,188 | \$ - | \$ - | \$ - |
| Other District Costs | | \$ - | \$ - | \$ - | \$ - |
| Sub Total Soft Cost | | \$ 90,510 | \$ 51,336 | \$ 35,174 | \$ 86,510 |
| Total Project Cost | | \$ 694,260 | \$ 757,490 | \$ (63,230) | \$ 694,260 |

1. Reallocated within budget (05.31.22)
2. Reallocated within budget (08.31.22)



**THREE RIVERS SCHOOL DISTRICT
RENOVATION PROJECTS
GENDER NEUTRAL BATHROOM BUDGET
MARCH 31, 2023**

| Project Expense * | Original Budget | Paid to Date | Remaining Balance | Revised Budget |
|--|---------------------|-------------------|---------------------|---------------------|
| Hard Cost | | | | |
| Maximum Allowable Construction Cost (MACC) | \$ 2,000,000 | \$ - | \$ 4,107,517 | \$ 4,107,517 |
| Pre-construction Services | \$ 80,000 | \$ - | \$ 80,000 | \$ 80,000 |
| Seismic Retro Upgrade | \$ - | \$ - | \$ - | \$ - |
| 1.5% Solar (Total Project Major Building) | \$ - | \$ - | \$ - | \$ - |
| Construction Contingency | \$ 104,000 | \$ - | \$ 209,376 | \$ 209,376 |
| Construction Sub Total | \$ 2,184,000 | \$ - | \$ 4,396,893 | \$ 4,396,893 |
| Soft Cost | | | | |
| Administrative Cost | | | | |
| Legal Fees | \$ 2,500 | \$ - | \$ 2,500 | \$ 2,500 |
| Bond Counsel | \$ - | \$ - | \$ - | \$ - |
| Bond Issuance Cost | \$ - | \$ - | \$ - | \$ - |
| Builders Risk Insurance | \$ - | \$ 6,955 | \$ 45 | \$ 7,000 |
| Project Management | \$ 70,000 | \$ 53,075 | \$ 19,425 | \$ 72,500 |
| Reimbursable Expenses | \$ 2,500 | \$ 963 | \$ 1,537 | \$ 2,500 |
| Other Administrative Charges | \$ - | \$ - | \$ - | \$ - |
| Site Cost | | | | |
| Site Survey | \$ - | \$ - | \$ - | \$ - |
| Geo-Tech Report | \$ - | \$ - | \$ - | \$ - |
| Planning Cost | | | | |
| Design Fees | \$ 248,000 | \$ 160,309 | \$ 84,691 | \$ 245,000 |
| A & E Reimbursable Expenses | \$ 5,000 | \$ 617 | \$ 4,383 | \$ 5,000 |
| Commissioning | \$ 15,000 | \$ - | \$ - | \$ - |
| Printing & Plan Distribution | \$ 1,000 | \$ - | \$ 1,000 | \$ 1,000 |
| Hazardous Materials Consultant | 2 \$ 30,000 | \$ 11,942 | \$ 11,968 | \$ 23,910 |
| Building Envelope Consultant | \$ - | \$ - | \$ - | \$ - |
| Construction Testing | \$ - | \$ - | \$ - | \$ - |
| Constructability Review | \$ - | \$ - | \$ - | \$ - |
| Plan Review & Building Permits | 2 \$ 40,000 | \$ 40,309 | \$ 21,691 | \$ 62,000 |
| Special Inspection and Testing | 2 \$ 10,000 | \$ - | \$ 36,000 | \$ 36,000 |
| Miscellaneous Consultants | \$ - | \$ - | \$ - | \$ - |
| Miscellaneous | | | | |
| Legal Advertisements | \$ 2,500 | \$ 1,167 | \$ 1,333 | \$ 2,500 |
| Furniture, Fixtures, and Equipment (FF&E) | \$ - | \$ - | \$ - | \$ - |
| Technology | \$ - | \$ - | \$ - | \$ - |
| Technology (Design) | \$ - | \$ - | \$ - | \$ - |
| Acoustics | \$ - | \$ - | \$ - | \$ - |
| Criminal Background Checks | \$ 500 | \$ - | \$ 500 | \$ 500 |
| System Development Charges | \$ 10,000 | \$ 7,460 | \$ 2,540 | \$ 10,000 |
| Value Engineering | \$ - | \$ - | \$ - | \$ - |
| Utility Connection Fee | \$ - | \$ - | \$ - | \$ - |
| Unallocated Owner Contingency | 2 \$ 236,231 | \$ - | \$ 172,231 | \$ 172,231 |
| Inflation | \$ - | \$ - | \$ - | \$ - |
| Sub Total Soft Cost | \$ 673,231 | \$ 282,796 | \$ 359,845 | \$ 642,641 |
| Total Project Cost | \$ 2,857,231 | \$ 282,796 | \$ 4,756,738 | \$ 5,039,534 |

1. Reallocated within budget (11.30.22)
2. Reallocated within budget (03.31.23)

**THREE RIVERS SCHOOL DISTRICT
RENOVATION PROJECTS
EVERGREEN ELEMENTARY BUDGET
MARCH 31, 2023**

| Project Expense | Original Budget | Paid to Date | Remaining Balance | Revised Budget |
|--|---------------------|-----------------|---------------------|---------------------|
| Hard Cost | | | | |
| Maximum Allowable Construction Cost (MACC) | \$ 1,900,000 | \$ - | \$ 1,900,000 | \$ 1,900,000 |
| Asbestos | \$ 40,000 | \$ - | \$ 40,000 | \$ 40,000 |
| Seismic Retro Upgrade | \$ - | \$ - | \$ - | \$ - |
| 1.5% Solar (Total Project Major Building) | \$ - | \$ - | \$ - | \$ - |
| Construction Contingency | \$ 95,000 | \$ - | \$ 95,000 | \$ 95,000 |
| Construction Sub Total | \$ 2,035,000 | \$ - | \$ 2,035,000 | \$ 2,035,000 |
| Soft Cost | | | | |
| Administrative Cost | | | | |
| Legal Fees | \$ 2,500 | \$ 209 | \$ 2,291 | \$ 2,500 |
| Bond Counsel | \$ - | \$ - | \$ - | \$ - |
| Bond Issuance Cost | \$ - | \$ - | \$ - | \$ - |
| Builders Risk Insurance | \$ - | \$ - | \$ - | \$ - |
| Project Management | \$ 85,000 | \$ 5,943 | \$ 79,057 | \$ 85,000 |
| Reimbursable Expenses | \$ 2,000 | \$ 76 | \$ 1,924 | \$ 2,000 |
| Other Administrative Charges | \$ - | \$ - | \$ - | \$ - |
| Site Cost | | | | |
| Site Survey | \$ - | \$ - | \$ - | \$ - |
| Geo-Tech Report | \$ 21,000 | \$ - | \$ 21,000 | \$ 21,000 |
| Planning Cost | | | | |
| Design Fees | \$ 250,000 | \$ - | \$ 250,000 | \$ 250,000 |
| A & E Reimbursable Expenses | \$ - | \$ - | \$ - | \$ - |
| Commissioning | \$ - | \$ - | \$ - | \$ - |
| Printing & Plan Distribution | \$ 500 | \$ - | \$ 500 | \$ 500 |
| Hazardous Materials Consultant | \$ 15,000 | \$ - | \$ 15,000 | \$ 15,000 |
| Construction Testing | \$ - | \$ - | \$ - | \$ - |
| Constructability Review | \$ - | \$ - | \$ - | \$ - |
| Plan Review & Building Permits | \$ 30,000 | \$ 224 | \$ 29,776 | \$ 30,000 |
| Special Inspection and Testing | \$ 20,000 | \$ - | \$ 20,000 | \$ 20,000 |
| Miscellaneous Fees | \$ 20,000 | \$ - | \$ 20,000 | \$ 20,000 |
| Ed Specs | \$ - | \$ - | \$ - | \$ - |
| Kitchen | \$ - | \$ - | \$ - | \$ - |
| Miscellaneous | | | | |
| Legal Advertisements | \$ 500 | \$ - | \$ 500 | \$ 500 |
| Furniture, Fixtures, and Equipment (FF&E) | \$ - | \$ - | \$ - | \$ - |
| Technology | \$ - | \$ - | \$ - | \$ - |
| Technology (Design) | \$ - | \$ - | \$ - | \$ - |
| Acoustics | \$ - | \$ - | \$ - | \$ - |
| Criminal Background Checks | \$ 500 | \$ - | \$ 500 | \$ 500 |
| System Development Charges | \$ - | \$ - | \$ - | \$ - |
| Value Engineering | \$ - | \$ - | \$ - | \$ - |
| Utility Connection Fee | \$ - | \$ - | \$ - | \$ - |
| Unallocated Owner Contingency | \$ 17,455 | \$ - | \$ 17,455 | \$ 17,455 |
| Inflation | \$ - | \$ - | \$ - | \$ - |
| Sub Total Soft Cost | \$ 464,455 | \$ 6,451 | \$ 458,004 | \$ 464,455 |
| Total Project Cost | \$ 2,499,455 | \$ 6,451 | \$ 2,493,004 | \$ 2,499,455 |

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