

PELHAM MEMORIAL SCHOOL CONSTRUCTION UPDATE

NOVEMBER 29, 2021

OVERALL PHASE PLAN AND SCHEDULE (CURRENTLY ACTIVE PHASES HIGHLIGHTED)

Phase	Start	Completion
1	August 2021	September 2021
2	October 2021	November 2021
3	November 2021	June 2022
4	June 2022	August 2022
5	September 2022	May 2023
6	June 2023	August 2023
7	September 2023	December 2023

PHASE 1 (COMPLETE): MOBILIZE, SITE ENABLING, RELOCATION OF MODULARS

PHASE 2: SITE WORK (PARTIAL BUS LOOP DEVELOPMENT, UNDERGROUND UTILITIES, SEPTIC FIELDS)

PHASE 3: SITE WORK, ADDITION FOUNDATIONS & STRUCTURES, SITE UTILITIES

- Area B footings and foundation work is underway.
- Septic tank installation is nearly complete.
- Underground utilities work continues.

PHASE 4: ADDITIONS, COMMENCEMENT OF PHASED INTERIOR RENOVATIONS

PHASE 5: INTERIOR RENOVATIONS & EXTERIOR IMPROVEMENTS

PHASE 6: PHASED INTERIOR RENO OF EXISTING 1 STORY SPACE & RENO OF GYM

PHASE 7: DELIVERY OF NEW GYM, FINAL PHASE OF EXISTING CLASSROOM WING

KEY ISSUES AND RISKS

- Pricing challenges due to escalation
- Product availability and supply chain issues
- Labor shortages

BUDGET/CONTINGENCY

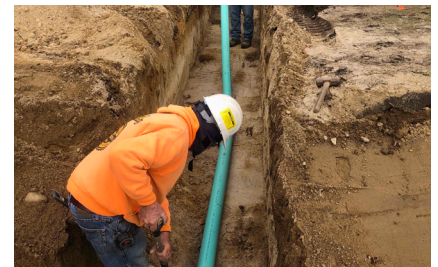
CATEGORY	BUDGET	YTD EXPENDED	BALANCE AVAILABLE
TOTAL HARD COST (including a construction contingency of \$1,250,000)	\$26,995,000.00	\$(731,482.00)	\$26,263,518.00
TOTAL SOFT COSTS	\$3,485,000.00	\$(471,568.00)	\$3,013,432.00
OWNER CONTINGENCY	\$1,500,000.00	\$-	\$1,500,000.00
TOTAL PROJECT BUDGET	\$31,980,000.00	\$(1,203,050.00)	\$30,776,950.00



Above: Poured footings for gymnasium area addition



Above: Septic tank installation.



Above: Utility piping installation.



Above: Site work at front entry.

PROJECT PERCENTAGE COMPLETE

