



Schedule, Budget & Procurement Update

CCBC Meeting – 3/5/2025
Lincoln Community Center Project

Third-Party Testing & Inspection Agency Evaluation



	UTS	SW Cole	Prime Consulting	Atane	Aardvark
	DISQUALIFIED			DISQUALIFIED	
Cover Letter					
Ownership	Michael Garland	Unknown	Hamed Abshari	Paul Sousa	Mark St Fleur
Location	Stoneham, MA	Boylston, MA	Foxborough, MA	Boston, MA	Somerville, MA
Years in Business	54+	45+	4+	30+	5+
Minimum Evaluation Criteria Form					
Question #1	Yes	Yes	Yes	Yes	Yes
Question #2	Yes	Yes	Yes	Yes	Yes
Question #3	Yes	Yes	Yes	Yes	Yes
Question #4	Yes	Yes	Yes	Yes	Yes
Question #5	Yes	Yes	Yes	Yes	Yes
Question #6	Yes	Yes	Yes	Yes	Yes
Question #7	Yes	Yes	Yes	Yes	Yes
Evaluation Criteria (See "Key" Tab Below)					
A. - Experience in T&I Services under MA Ch. 30B	HA	U	U	HA	NA
B. - Proven Business Experience	HA	HA	U	HA	NA
C. - Experience on Projects of Similar Size and Complexity	HA	NA	HA	HA	HA
D. - Ability to Meet Project Needs, Based on References	HA	Not received.	HA	A	HA
E. - Qualified and Experienced Project Team and Lead	HA	NA	HA	A	HA
Additional Forms					
Reference Form	Yes	Yes	Yes	Yes	Yes
Addenda Acknowledgement	Yes	Yes	Yes	Yes	Yes
Certificate of Authority	Yes	Yes	Yes	Yes	Yes, Not Signed
Certificate of Non-Collusion	Yes	Yes	Yes	Yes	Yes, Not Signed
Statement of Tax Compliance	Yes	Yes	Yes	Yes	Yes, Not Signed
Wage Theft and Responsible Employers Form	Yes	Yes	Yes	Yes	Yes, Not Signed
MBE/WBE Workforce Participation Goal Form	Yes	Yes	Yes	Yes	Yes, Not Signed
OSHA Certification Form	Yes	Yes	Yes	Yes	Yes, Not Signed
Resumes	Yes	Yes	Yes	Yes	Yes

Third-Party Testing & Inspection Agency Evaluation



	UTS	Prime Consulting	Atane
SCOPE OF WORK			
Soils and Earthwork			
Soil Compaction Testing Technician (\$/hour)			
Compaction Test by Nuclear Methods (ASTM D-2922) (\$/each)			
Note: Troxler Usage Charge to be included above (*Per Day)			
Mechanical Analysis including #200 Washed Sieve (\$/each)			
4 pt. Moisture-Density Relationship (Standard and Modified Proctor) (\$/each)			
Field Density Test Reports (\$/each)			
Totals			
Concrete			
Concrete Batch Plant Inspector (NICET) (\$/hour)			
ACI Certified Concrete Field Technician (ACI-CFTT) (\$/full day)			
Concrete Cylinder Compression Tests (including mold) (\$/each)			
Floor Flatness/Levelness Testing (FF & FL Testing) (\$/per half day)			
Concrete Core Compression Tests (\$/each) (coring by GC)			
Totals			
Bituminous Concrete			
Technician (\$/per full day)			
Note: Nuclear (ASTM D-2922) (\$/each)			
ESTIMATED TOTAL FEE (Without Alternate #1)	\$ 62,000	\$ 91,000	\$ 89,000
ESTIMATED TOTAL FEE (With Alternate #1)	\$ 119,000	\$ 121,000	\$ 127,000

Decision: **Authorize Execution of Contract for
Third-Party Testing & Inspection Agency**



Motion:

Motion to authorize the execution of a contract with UTS of Massachusetts Inc. for Third-Party Testing & Inspection Services in the not-to-exceed amount of \$119,000.00, which includes the scope of Bid Alternate # 1 for Building Envelope testing.

Budget Update



Budget Update



Pr oje ct or	Ca teg or	Sub-Category	BUDGET							CONTINGENCY		COMMITTED		SPENDING	
			CURRENT			PROJECTED		% OF BUDGET	WITHIN BUDGET	COMMITTED	SPENDING	Invoiced to Date	% Paid of Projected Budget		
			Original Budget	Approved Budget Changes	Current Budget	Pending Budget Changes	Projected Budget	% Change	Of Budget	Contingency & Forecasted Costs	%	Committed	% Committed of Projected Budget		
1 - MAIN PROJECT		24,019,104	-	24,019,104	-	24,019,104	0%	100%	675,700	3%	2,748,545	11%	1,230,333	5%	
20 - SOFT COSTS		4,003,184	-	4,003,184	(520,824)	3,482,360	-13%	14%	29,000	1%	2,716,110	78%	1,200,678	34%	
00 - SOFT COST CONTINGENCY		879,034	-	879,034	(879,034)	-	-100%	0%	-	0%	-	0%	-	0%	
10 - DESIGN		2,059,150	-	2,059,150	139,210	2,198,360	7%	9%	-	0%	2,075,360	94%	1,071,976	49%	
30 - ADMIN - OPM & ESTIMATOR		600,000	-	600,000	50,000	650,000	8%	3%	4,000	1%	600,000	92%	127,485	20%	
32 - ADMIN - BID ADS & HOSTING		-	-	-	10,000	10,000	0%	0%	-	0%	750	8%	1,217	12%	
40 - TESTING & COMMISSIONING		15,000	-	15,000	194,000	209,000	1293%	1%	-	0%	-	0%	-	0%	
50 - PERMITTING (Consultant for ConComm/Plan		-	-	-	40,000	40,000	0%	0%	-	0%	40,000	100%	-	0%	
60 - INSURANCE		200,000	-	200,000	(75,000)	125,000	-38%	1%	25,000	20%	-	0%	-	0%	
70 - FFE & TECHNOLOGY		250,000	-	250,000	-	250,000	0%	1%	-	0%	-	0%	-	0%	
30 - HARD COSTS		20,015,920	-	20,015,920	520,824	20,536,744	3%	86%	646,700	3%	32,435	0%	29,655	0%	
10 - COMMUNITY CENTER CONSTRUCTION		19,815,920	-	19,815,920	225,889	20,041,809	1%	83%	600,000	3%	-	0%	-	0%	
20 - SHOP CONSTRUCTION		200,000	-	200,000	157,500	357,500	79%	1%	46,700	13%	-	0%	-	0%	
30 - STRATS (trees, fence)		-	-	-	48,900	48,900	0%	0%	-	0%	23,900	49%	23,900	49%	
40 - UTILITIES (transformer, etc)		-	-	-	88,535	88,535	0%	0%	-	0%	8,535	10%	5,755	7%	
40 - MISC / TO BE ASSIGNED		-	-	-	-	-	0%	0%	-	0%	-	0%	-	0%	
10 - MISC / TO BE ASSIGNED		-	-	-	-	-	0%	0%	-	0%	-	0%	-	0%	
Grand Total		24,019,104	-	24,019,104	-	24,019,104	0%	100%	675,700	3%	2,748,545	11%	1,230,333	5%	

Maintenance Shop Update



- Construction kick off this week.
- Establishing:
 - Channels of communication
 - Safety - Travel/Entry paths
 - Disruption management
 - Timeline

Schedule Update



ACTIVITY	%	START	END
Maintenance Shop			
Shop Bidding	200%	Wed 01/08/25	Wed 02/05/25
CCBC - Votes: Award Shop GC. Present lighting.	*	Wed 02/12/25	Wed 02/12/25
Shop Construction	22%	Mon 02/17/25	Wed 04/30/25
Shop Relocation	0%	Thu 05/01/25	Mon 06/30/25
Community Center Bulding			
Fin Com - Budget Deep Dive	*	Fri 02/28/25	Fri 02/28/25
60% CDs	105%	Sat 06/01/24	Fri 02/21/25
60% Estimate	53%	Mon 02/24/25	Thu 03/13/25
CCBC - Add Meeting. Votes: Award T&I, Award Cx Agents.	*	Wed 03/05/25	Wed 03/05/25
Fin Com - Pre-Review Estimate	*	Fri 03/14/25	Fri 03/14/25
CCBC - Review Estimate. Votes: Bid Main GC, Parking Add Alt.	*	Wed 03/19/25	Wed 03/19/25
100% CDs	20%	Mon 02/24/25	Fri 04/11/25
CCBC - Updates	*	Wed 04/16/25	Wed 04/16/25
GC/FSB Prequalification	20%	Mon 02/24/25	Wed 04/09/25
Bidding, Bid Review	0%	Wed 04/23/25	Wed 05/21/25
CCBC - Vote to Award GC - delay 5/14 >> 5/24	*	Wed 05/14/25	Wed 05/14/25
CCBC - Vote to Award GC - delay 5/14 >> 5/21	*	Wed 05/21/25	Wed 05/21/25
Add CCBC hold in case of bid delay.	*	Wed 05/28/25	Wed 05/28/25
Award	0%	Thu 05/22/25	Thu 06/05/25
CCBC - Updates	*	Wed 06/11/25	Wed 06/11/25
Permitting			
Permitting	62%	Mon 01/06/25	Wed 04/09/25
Testing Agency Procurement	100%	Mon 01/27/25	Wed 03/05/25
Commissioning Agents Bid (Mech+Envelope)	54%	Fri 02/14/25	Fri 03/21/25
Commissioning Agents Awards (Mech+Envelope)	0%	Thu 03/06/25	Fri 03/21/25
Cx Spec Development (Mech+Envelope)	0%	Fri 03/21/25	Fri 04/04/25
Equipment Pre-Purchase (Bid & Contract)			
Equipment Pre-Purchase (Bid & Contract)	0%	Mon 03/10/25	Wed 04/30/25
Equipment Lead Time	0%	Wed 04/30/25	Wed 11/26/25
Permit, Submittals			
Permit, Submittals	0%	Mon 06/09/25	Sun 07/06/25
End of School (if no snow days), LEAP Move Out	*	Mon 06/23/25	Mon 06/23/25
Independence Day, LEAP Move Out of Pods	*	Fri 07/04/25	Fri 07/04/25
Construction	0%	Mon 07/07/25	Mon 08/31/26
Punch List, Move In	0%	Tue 09/01/26	Sat 10/31/26
Closeout	0%	Sun 11/01/26	Thu 12/31/26

