



Skanska USA Building Inc.

101 Seaport Boulevard, Suite 200
Boston, MA 02210
Phone: 617-574-1400
Fax: 617-574-1399
Web: www.usa.skanska.com

Owner Name: Town of Belmont, acting by and through its Belmont High School Building Committee
Contract Title: Belmont Middle and High School
Project Number: 1318017-000
Date: 1/3/2020

AMENDMENT 014
Geothermal Wells, Phase 1 Radiant Tubing, and Phase 1 Site Drainage and Utility Completion

This Amendment is made and entered into as of date written above by and between Town of Belmont, acting by and through its Belmont High School Building Committee, hereinafter referred to as Town or Owner, and Skanska USA Building Inc., hereinafter referred to as CM or Construction Manager.

Owner and the CM executed a Construction Management At Risk Agreement dated July 5, 2018 hereinafter referred to as the Agreement. In accordance with Paragraph 6.5 of the Agreement, the parties now agree that it is necessary to amend the Agreement in order to authorize additional work. This Amendment increases the Interim CM's GMP by an amount of:

This Amendment increases the Interim CM's GMP by an amount of: \$ **8,414,533**
establishing a new Interim CM's GMP equal to: \$ **72,266,101**

All other terms, conditions, and provisions of the Agreement, not amended hereby, shall remain unchanged and in full force and effect.

SIGNATURE SECTION

Acknowledged and Agreed
SKANSKA USA BUILDING INC.

Acknowledged and Agreed
TOWN OF BELMONT
By its School Building Committee

By: _____
Daniel Lanneville
Hereunto Duly Authorized
Date Printed: _____

By: _____
Mr. William D. Lovallo
Its Authorized Representative
Date Printed: _____

Approved as to the Availability of Funds

Name: Chitra Subramanian
Title: Town Accountant
Date:

G/L Account: _____



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AMENDMENT 014

Geothermal Wells, Phase 1 Radiant Tubing, and Phase 1 Site Drainage and Utility Completion

ATTACHMENT 1

List of Design Documents (Article 6.7.1.a)

1. Early Bid Package 5 Drawings dated September 8, 2019
2. Early Bid Package 5 Addenda No. 001 dated November 4, 2019
3. Early Bid Package 6 Drawings dated October 18, 2019
4. 90% MSBA - Civil Drawings dated November 8, 2019
- 5.
- 6.

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ATTACHMENT 5
Schedule of Values (Article 6.7.1.e)

INTERIM CM'S GMP

	Previous Amount		This Amendment	Revised Amount
Preconstruction (including SD)	\$ 550,494		\$ -	\$ -
Direct Trade Costs	\$ 53,282,656		\$ 7,716,673	\$ 60,999,329
General Requirements	\$ 1,741,249		\$ -	\$ 1,741,249
Skanska Bonding	\$ 455,752		\$ 60,880	\$ 516,632
Subcontract Default Insurance (SDI)	\$ 700,665		\$ 101,437	\$ 802,102
Subtotal Direct Trade Cost	\$ 56,180,322		\$ 7,878,990	\$ 64,059,312
General Conditions	\$ 3,335,473		\$ -	\$ -
Subtotal	\$ 59,515,794		\$ 7,878,990	\$ 67,394,784
CM Contingency	\$ 1,061,200		\$ 153,366	\$ 1,214,566
Subtotal	\$ 60,576,994		\$ 8,032,356	\$ 68,609,350
CM Fee	\$ 1,198,768		\$ 165,386	\$ 1,364,154
CCIP	\$ 1,525,311		\$ 216,791	\$ 1,742,102
Builder's Risk - Provided by Owner	\$ -		\$ -	\$ -
Permit - Provided by Owner	\$ -		\$ -	\$ -
Amendment Total	\$ 63,851,568		\$ 8,414,533	\$ 72,266,101



Town of Belmont
 Belmont Middle and High School Project
 Pre-GMP Amendment 14
 Early Bid Package 005 Geothermal Wells
 December 6, 2019

Project Budget Summary	
Description	TOTAL
Total Direct Trade Cost - Geothermal Wells and Radiant Tubing	\$ 5,924,000
1.35% Subguard (only on Subcontractors, not on FSB)	\$ 79,974
Total Direct Cost	\$ 6,003,974
<u>Contingencies</u>	
0.00% Design Contingency	\$ -
2.00% Construction Contingency	\$ 120,079
0.00% Escalation Contingency	\$ -
Total Contingencies:	\$ 120,079
<u>Insurance & Bonds</u>	
Builders Risk Insurance	By Owner
2.70% C.C.I.P.	\$ 166,614
0.73% Skanska Bonding	\$ 46,824
Total Insurance & Bonds:	\$ 213,438
<u>Construction Management Services</u>	
General Conditions	\$ -
General Requirements	\$ -
1.95% Construction Management Fee	\$ 123,582
Total Construction Management Services:	\$ 123,582
<u>Building Permit - By Owner</u>	\$ -
Total Project Cost:	\$ 6,461,073

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Project Name: Belmont Middle and High School - Early Bid Package 005 - Geothermal Wells
 Project Number: 1318017
 Date: 11/15/2019

Recommendation to Award No. **019** Bid Package No. **023 - Geothermal Wells**

Responsive Bidder(s)	Total Base Bid	Notes
Chesapeake Geosystems Inc	\$ 5,470,000.00	1-9
LaFrambois Well Drilling Inc	\$ 5,334,824.00	1-9
Skillings & Sons	\$ 6,985,000.00	1-9
NA Manosh Corp	\$ 7,082,830.00	1-9

Non-Responsive Bidder(s)**Notes:**

- Bidder's total includes all labor, material, equipment supervision, scaffolding, transportation, tools & services required to complete the installation of the above referenced work.
- Bidder's total does **not** include CM fees and CM General Conditions.
- Bidder's total does **not** include Performance & Payment Bonds. Pricing is based upon Subguard Program.
- Bidder's total **does not include** Massachusetts State Sales & Use Tax.
- Bidder's total **does include** Contractor's Controlled Insurance Program (CCIP).
- Attached for your review and to be made part hereof is a copy of the Bid Analysis Sheet for the below referenced Scope of Work.
- Bidder includes the Scope of Work as detailed in the Exhibit A Scope of Work.
- Bidder proposal included for your reference.
- Pricing Adjustments to the base bid are identified below:

Scope Information	Notes	Cost
Provide insurance ILO CCIP	Add to base bid	\$40,000
Antifreeze solution (30%)	Add to base bid	\$164,000

Skanska USA Building's Recommendation to Award for the Subcontract Agreement associated with the above referenced Scope of Work for Belmont High School Early Package 005

Chesapeak Geothermal in the amount of: \$ 5,674,000.00

Owner Allowances	Description	Included in Subcontract Value	Not included in Subcontract Value
1	Winter Conditions Allowance		\$ 50,000.00
2	Vault Manifold Coordination at Building		\$ 50,000.00
3	Floc Logs per Conservation Commission		\$ 20,000.00
Total		\$ -	\$ 120,000.00

Hold Items	Description	Included in Subcontract Value	Not included in Subcontract Value
1.	Wheel Wash Labor		\$ 50,000.00
2.	Spoil Cleanup		\$ 80,000.00
Total		\$ -	\$ 130,000.00

Total Direct Trade Costs \$ 5,924,000.00



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Project Name: Belmont Middle and High School - Early Bid Package 005 - Geothermal Wells
Project Number: 1318017
Date: 11/15/2019

Recommendation to Award No. **019** Bid Package No. **023 - Geothermal Wells**

Available Budget		
Geothermal Budget		\$6,025,000.00
		\$0.00
Total Available Budget		\$6,025,000.00

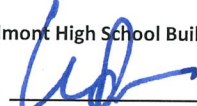
Amount Under / (Over) \$ 101,000.00

Future Changes	Provide Payment and Performance Bond	Add Alternate	\$104,969
Alternates	Provide 1 1/4" U shape loop ILO 1 1/2"	Deduct Alternate	(\$276,800)

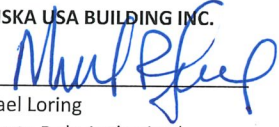
SIGNATURE SECTION

Acknowledged and Agreed

Belmont High School Building Committee

By: 
William D. Lovallo
Its Authorized Representative
Date Printed: 11-15-19

SKANSKA USA BUILDING INC.

By: 
Michael Loring
Hereunto Duly Authorized
Date Printed: 11-21-19



Town of Belmont
 Belmont Middle and High School Project
 Pre-GMP Amendment 14
 Early Bid Package 006 - Phase 1 Radiant Tubing
 December 6, 2019

Project Budget Summary	
Description	TOTAL
Total Direct Trade Cost - Geothermal Wells and Radiant Tubing	\$ 202,809
1.35% Subguard (only on Subcontractors, not on FSB)	\$ -
Total Direct Cost	\$ 202,809
<u>Contingencies</u>	
0.00% Design Contingency	\$ -
2.00% Construction Contingency	\$ 4,056
0.00% Escalation Contingency	\$ -
Total Contingencies:	\$ 4,056
<u>Insurance & Bonds</u>	
Builders Risk Insurance	By Owner
2.70% C.C.I.P.	\$ 5,628
0.73% Skanska Bonding	\$ 1,582
Total Insurance & Bonds:	\$ 7,210
<u>Construction Management Services</u>	
General Conditions	\$ -
General Requirements	\$ -
1.95% Construction Management Fee	\$ 4,175
Total Construction Management Services:	\$ 4,175
<u>Building Permit - By Owner</u>	\$ -
Total Project Cost:	\$ 218,250



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Web: www.usa.skanska.com

Project Name: Belmont Middle and High School - Radiant Tubing
Project Number: 1318017
Date: 11/27/2019

Recommendation to Award No. **020** Bid Package No. **023C - Radiant Tubing**

Responsive Bidder(s)	Total Base Bid (w/ VE)	Notes
E. Amanti & Sons Inc.	\$ 174,700.00	1-9
Harold Brother Mechanical Contractors	\$ 363,210.00	1-9

- Notes:**
- Bidder's total includes all labor, material, equipment supervision, scaffolding, transportation, tools & services required to complete the installation of the above referenced work.
 - Bid Package documents includes the scope of work in Exhibit A-D and Contract Documents issued 10/08/19.
 - Bidder's total does **not** include CM fees and CM General Conditions.
 - Bidder's total does **not** include Performance & Payment Bonds. Pricing is based upon Subguard Program.
 - Bidder's total includes **does not include** Massachusetts State Sales & Use Tax.
 - Bidder's total is based upon Contractor's Controlled Insurance Program (CCIP).
 - Attached for your review and to be made part hereof is a copy of the Bid Analysis Sheet for the above referenced Scope of Work.
 - Bidder includes the Scope of Work as detailed in the Exhibit A Scope of Work.
 - Bidder proposal included for your reference.

Skanska USA Building's Recommendation to Award for the Subcontract Agreement associated with the above referenced Scope of Work for Belmont High School

E. Amanti & Sons Inc. in the amount of: \$ 174,700.00

Owner Allowances	Description	Included in Subcontract Value	Not included in Subcontract Value
1	Coordination of future manifolds by others		\$ 28,109.00
Available Budget			
Total Available Budget			\$ 202,809.00

Amount Under / (Over) \$ -

SIGNATURE SECTION
Acknowledged and Agreed

Belmont High School Building Committee

SKANSKA USA BUILDING INC.

By: _____
William D. Lovallo
Its Authorized Representative
Date Printed: _____

By: _____
James K. Craft
Hereunto Duly Authorized
Date Printed: _____



Town of Belmont
Belmont Middle and High School Project
Pre-GMP Amendment 14
90% MSBA Documents - Phase 1 Site Drainage and Remaining Utilities
January 3, 2020

Project Budget Summary	
Description	TOTAL
Total Direct Trade Cost - Phase 1 Site Drainage and Utilities	\$ 1,442,089
1.35% Subguard (only on Subcontractors, not on FSB)	\$ 19,468
Total Direct Cost	\$ 1,461,557
<u>Contingencies</u>	
0.00% Design Contingency	\$ -
2.00% Construction Contingency	\$ 29,231
0.00% Escalation Contingency	\$ -
Total Contingencies:	\$ 29,231
<u>Insurance & Bonds</u>	
Builders Risk Insurance	By Owner
2.70% C.C.I.P.	\$ 40,559
0.73% Skanska Bonding	\$ 11,395
Total Insurance & Bonds:	\$ 51,954
<u>Construction Management Services</u>	
General Conditions	\$ -
General Requirements	\$ -
1.95% Construction Management Fee	\$ 29,887
Total Construction Management Services:	\$ 29,887
<u>Building Permit - By Owner</u>	\$ -
Total Project Cost:	\$ 1,572,629



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Project Name: Belmont Middle and High School - Early Bid Package 004 - Building Elevators
 Project Number: 1318017
 Date: 1/3/2020

Recommendation to Award No. **021** Bid Package No. **31B - Phase 1 Site Drainage and Utilities**

Responsive Bidder(s)	Total Base Bid	Notes
W.L. French	\$ 1,392,089.00	1-10
J.W. Flett	\$ 1,500,000.00	1-10
Skanska Civil	\$ 1,499,695.00	1-10

Non-Responsive Bidder(s)

- Notes:**
- Bidder's total includes all labor, material, equipment supervision, scaffolding, transportation, tools & services required to complete the installation of the above referenced work.
 - Bid Package documents includes the 90% MSBA Civil Contract Documents issued 11/8/2019
 - Bidder's total does **not** include CM fees and CM General Conditions.
 - Bidder's total does **not** include Performance & Payment Bonds. Pricing is based upon Subguard Program.
 - Bidder's total **does not include** Massachusetts State Sales & Use Tax.
 - Bidder's total **does include** Contractor's Controlled Insurance Program (CCIP).
 - Attached for your review and to be made part hereof is a copy of the Bid Analysis Sheet for the above referenced Scope of Work.
 - Bidder includes the Scope of Work as detailed in the attached highlighted plan.
 - Bidder proposal included for your reference.
 - Pricing Adjustments to the base bid are identified below:

Scope Information	Notes	Cost
Provide Payment and Performance Bond	N/A	\$0
Construction Waste Management/Cleanup Allocation	N/A	\$0
Provide insurance ILO CCIP	N/A	\$0

Skanska USA Building's Recommendation to Award for the Subcontract Agreement associated with the above referenced Scope of Work for Belmont High School

W.L French in the amount of: \$ 1,392,089.00

Owner Allowance: Description	Included in Subcontract Value	Not included in Subcontract Value
1 N/A		\$ -
2 N/A		
3 N/A		
Total	\$ -	\$ -

Hold Items Description	Included in Subcontract Value	Not included in Subcontract Value
1. Soil Disposal for Site Logistics (Utility and Well Spoil Coordination)		\$ 50,000.00
2. N/A		\$ -
Total	\$ -	\$ 50,000.00

Total Direct Trade Costs \$ 1,442,089.00



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Project Name: Belmont Middle and High School - Early Bid Package 004 - Building Elevators
Project Number: 1318017
Date: 1/3/2020

Recommendation to Award No. **021** Bid Package No. **31B - Phase 1 Site Drainage and Utilities**

Available Budget	Description	
	Phase 1 Site Drainage and Utilities	\$1,462,231.00
		\$0.00
	Total Available Budget	\$1,462,231.00

Amount Under / (Over) \$ 20,142.00

Future Changes		

SIGNATURE SECTION
Acknowledged and Agreed

Belmont High School Building Committee

SKANSKA USA BUILDING INC.

By: _____
William D. Lovallo
Its Authorized Representative
Date Printed: _____

By: _____
Michael Loring
Hereunto Duly Authorized
Date Printed: _____



Date: 10/22/2019

Prime Contract Change Order Number 003

Belmont Middle and High School

Project # 1318017

Skanska USA Building Inc.

To Contractor:

Skanska USA Building Inc.
101 Seaport Boulevard
Suite 200
Boston, MA 02210

Architect's Project No:

1318017-000

Contract Date:

7/7/2018

Contract Number: 999

The Contract is hereby revised by the following items:

Additional Topsoil Removal to <RCS1 Facility

AR	CE	Description	Amount
015	068	EBP 2: WL French Removal of Additional Topsoil to <RCS1 Facility	\$162,581.00

The original Contract Value was.....	\$48,167,995.00
Sum of changes by prior Prime Contract Change Orders.....	\$259,168.00
The Contract Value prior to this Prime Contract Change Order was.....	\$48,427,163.00
The Contract Value will be changed by this Prime Contract Change Order in the amount of.....	\$162,581.00
The new Contract Value including this Prime Contract Change Order will be.....	\$48,589,744.00
The Contract duration will be changed by.....	0 Days
The revised Substantial Completion date as of this Prime Contract Change Order is.....	

Skanska USA Building Inc.

Perkins & Will, Inc.

Town of Belmont

CONTRACTOR

ARCHITECT

OWNER

101 Seaport Boulevard
Suite 200
Boston, MA 02210

225 Franklin St, Boston, MA 02110

455 Concord Ave
Belmont, MA 02478

Address

Address

Address

By Michael Loring

By Brooke Trivas

By William Lovallo

SIGNATURE

SIGNATURE

SIGNATURE

DATE

DATE

DATE



**Skanska USA Building Inc.
Belmont Middle and High
School**

221 Concord Street
Belmont, MA
Phone 617-574-1400
Web www.skanska.com

Thursday, October 10, 2019

Daedalus Projects Incorporated
Attn: Mr. Shane Nolan
1 Faneuil Hall Marketplace South
Floor 3
Boston, MA 02109

Reference

Authorization Request
Belmont Middle and High School - 1318017 – AR # 015

Dear Mr. Nolan:

Skanska USA Building Inc. has finalized pricing Cost Event # 068, generated by EBP 2: WL French Removal of Additional Topsoil to <RCS1 Facility. In accordance with the Owner contract, Skanska USA Building Inc. has reviewed the proposal(s) submitted by the subcontractor(s) for this change. The information contained herein is consistent with the scope of work to be performed.

Scope Overview

WL French's Unit Price Trucking and Disposal of Remaining Topsoil to <RCS1 Facility through October 8, 2019.

Reference Documents

WL French's PCO No. 011

Cost Event Coding

Category: Change Order Request

Reason: Field Condition

Funding Source

- This is a Contract Scope change and will result in a change to the project budget.
- This change will be funded from Construction Contingency.
- This change represents a Budget Transfer.

Proposed Cost

Item No.	Company	Scope Description	Amount
001	WLFREXCA	WL French's PCO 011 for Unit Price Trucking and Disposal of Remaining Topsoil to <RCS1 Facility through October 8, 2019.	\$147,775
Level 1	SKANUSAB	.73% P&P Bond	\$1,079
Level 2	SKANUSAB	1.35% SDI Markup	\$1,995
Level 3	SKANUSAB	2.70% CCIP Markup	\$3,990
Level 4	SKANUSAB	5.00% Skanska O&P Markup	\$7,742

Total of this Authorization Request: \$162,581

By countersignature below, Owner agrees with the funding source and authorizes Skanska USA Building Inc. to issue subcontract change orders for the work as indicated above.

AUTHORIZATION:

Daedalus Project Incorporated
Signature
Printed Name & Title
Date

Perkins + Will
Signature
Printed Name & Title
Date

Town of Belmont
Signature
Printed Name & Title
Date

File: AR # 015 – CE 068



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 Contract Title: Belmont Middle and High School
 Project Number: 1318017-000
 Date: 1/3/2020

AMENDMENT 014
Geothermal Wells, Phase 1 Radiant Tubing, and Phase 1 Site Drainage and Utility Completion

DESCRIPTION	MSBA COST CODE	Previous Amount	This Amendment	Revised Amount
Schematic Design Preconstruction Services	0004-0000	\$ 103,912	\$ -	\$ 103,912
Preconstruction Services	0501-0000	\$ 446,582	\$ -	\$ 446,582
General Conditions	0502-0100	\$ 3,335,473	\$ -	\$ 3,335,473
Division 01 - General Requirements	0502-0100	\$ 1,741,249	\$ -	\$ 1,741,249
Division 02 - Existing Conditions	0502-0200	\$ 2,542,380	\$ -	\$ 2,542,380
Division 03 - Concrete	0502-0300	\$ -	\$ 12,163,497.00	\$ 12,163,497
Division 04 - Masonry	0502-0400	\$ 83,721	\$ -	\$ 83,721
Division 05 - Metals	0502-0500	\$ 21,687,593	\$ (12,163,497.00)	\$ 9,524,096
Division 06 - Wood, Plastics and Composite	0502-0600	\$ 576,909	\$ -	\$ 576,909
Division 07 - Thermal & Moisture Protection	0502-0700	\$ 50,000	\$ -	\$ 50,000
Division 08 - Opening	0502-0800	\$ 14,838,729	\$ -	\$ 14,838,729
Division 09 - Finishes	0502-0900	\$ 157,368	\$ -	\$ 157,368
Division 10 - Specialties	0502-1000	\$ 76,025	\$ -	\$ 76,025
Division 11 - Equipment	0502-1100	\$ 149,000	\$ -	\$ 149,000
Division 12 - Furnishings	0502-1200	\$ -	\$ -	\$ -
Division 13 - Special Construction	0502-1300	\$ -	\$ -	\$ -
Division 14 - Conveying Systems	0502-1400	\$ 596,675	\$ -	\$ 596,675
Division 21 - Fire Suppression	0502-2100	\$ -	\$ -	\$ -
Division 22 - Plumbing	0502-2200	\$ 211,288	\$ -	\$ 211,288
Division 23 - Heating Ventilation Air Conditioning	0502-2300	\$ 501,000	\$ 6,126,809.00	\$ 6,627,809
Division 25 - Integrated Automation	0502-2500	\$ -	\$ -	\$ -
Division 26 - Electrical	0502-2600	\$ 1,184,900	\$ -	\$ 1,184,900
Division 27 - Communications	0502-2700	\$ -	\$ -	\$ -
Division 28 - Electronic Safety and Security	0502-2800	\$ -	\$ -	\$ -
Division 31 - Earthwork	0502-3100	\$ 10,617,068	\$ 1,589,864.00	\$ 12,206,932
Division 32 - Exterior Improvements	0502-3200	\$ -	\$ -	\$ -
Division 33 - Utilities	0502-3300	\$ 10,000	\$ -	\$ 10,000
Alternates	0506-0000	\$ -	\$ -	\$ -
Fee	0502-0010	\$ 1,198,768	\$ 165,386.00	\$ 1,364,154
Insurance	0502-0020	\$ 2,681,728	\$ 379,108.00	\$ 3,060,836
GMP Contingency	0502-0030	\$ 1,061,200	\$ 153,366.00	\$ 1,214,566
				\$ -
TOTAL		\$ 63,851,568	\$ 8,414,533	\$ 72,266,101