



# ARBOGA SCHOOL TK-8 CONVERSION PROJECT UPDATE

NOVEMBER 10, 2020



# CAMPUS AERIAL VIEW



# BLDG C - ENTRY



# BLDG C - MULTIPURPOSE



# BLDG C - MULTIPURPOSE



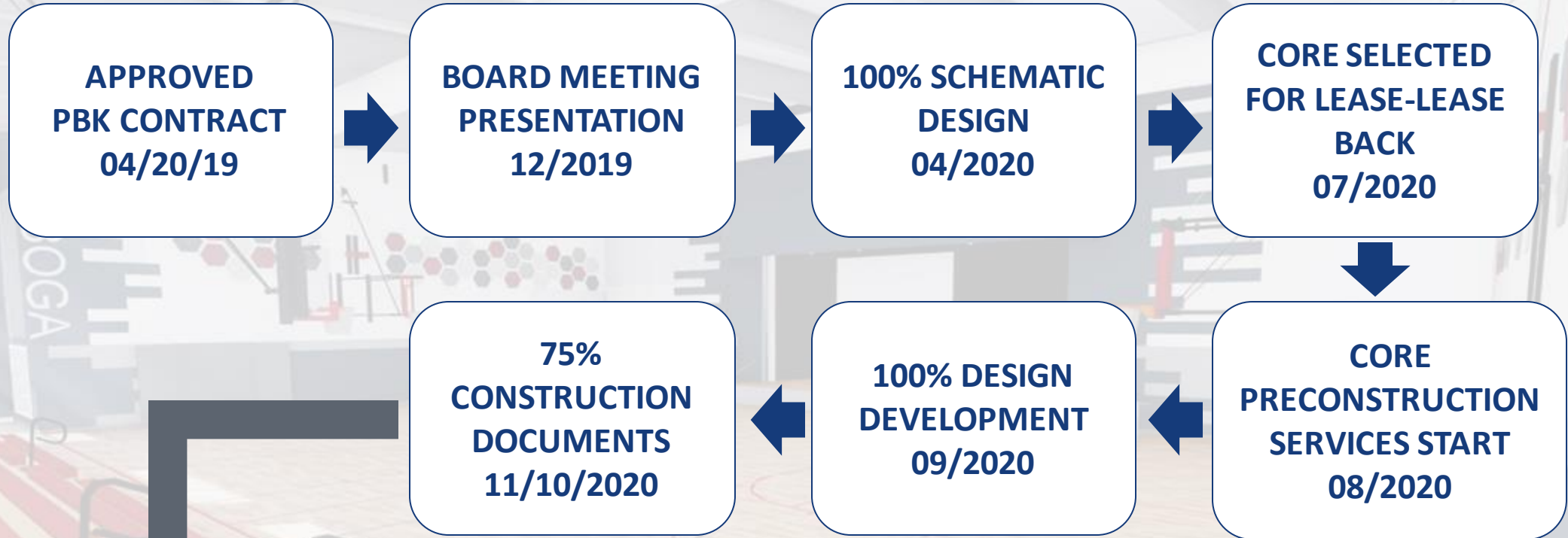
# BLDG C - AMPHITHEATER



# BLDG D&E - QUAD



# WHERE ARE WE NOW



## NEXT STEPS



# LEASE-LEASEBACK CONSTRUCTION

## **PHASE 1**

**PRECONSTRUCTION SERVICES  
(FIXED PRICE)**

## **PHASE 2**

**CONSTRUCTION SERVICES  
(GUARANTEED MAXIMUM PRICE)**

**SELECTED ON BEST VALUE THROUGH PROPOSAL, INTERVIEW & PRICING**

# PROJECT CONSTRUCTION - COST DEVELOPMENT

**CONTRACTOR (CORE),  
OVERHEAD AND PROFIT,  
GENERAL CONDITIONS, &  
FEES ESTABLISHED  
THROUGH RFP**



**SUBCONTRACTORS  
TO COMPETITIVELY  
BID TO ALL TRADES  
BY CORE**



**ADD CONSTRUCTION  
CONTINGENCY  
(% FOR UNFORESEENS & REVISIONS)**



**GUARANTEED MAXIMUM PRICE (GMP)  
NO CHANGE ORDERS**

# PRE-CONSTRUCTION SERVICES

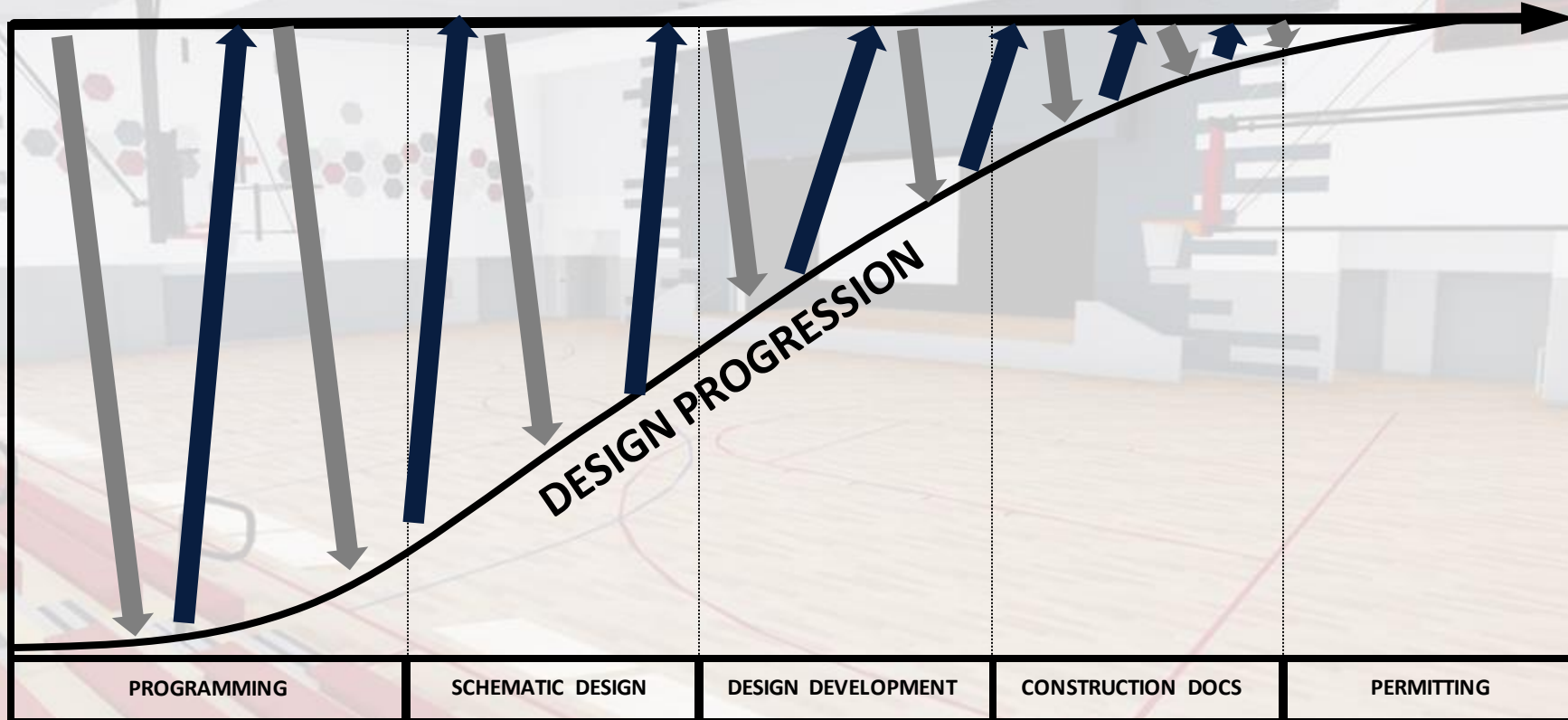
- ✓ **BUDGETING / COSTING**
- ✓ **EVALUATING SYSTEMS & MATERIALS**
- ✓ **CONSTRUCTABILITY REVIEWS**
- ✓ **VALUE ENGINEERING**
- ✓ **COLLABORATION BETWEEN CORE | PBK | MJUSD**

# HOW THE DESIGN EVOLVES

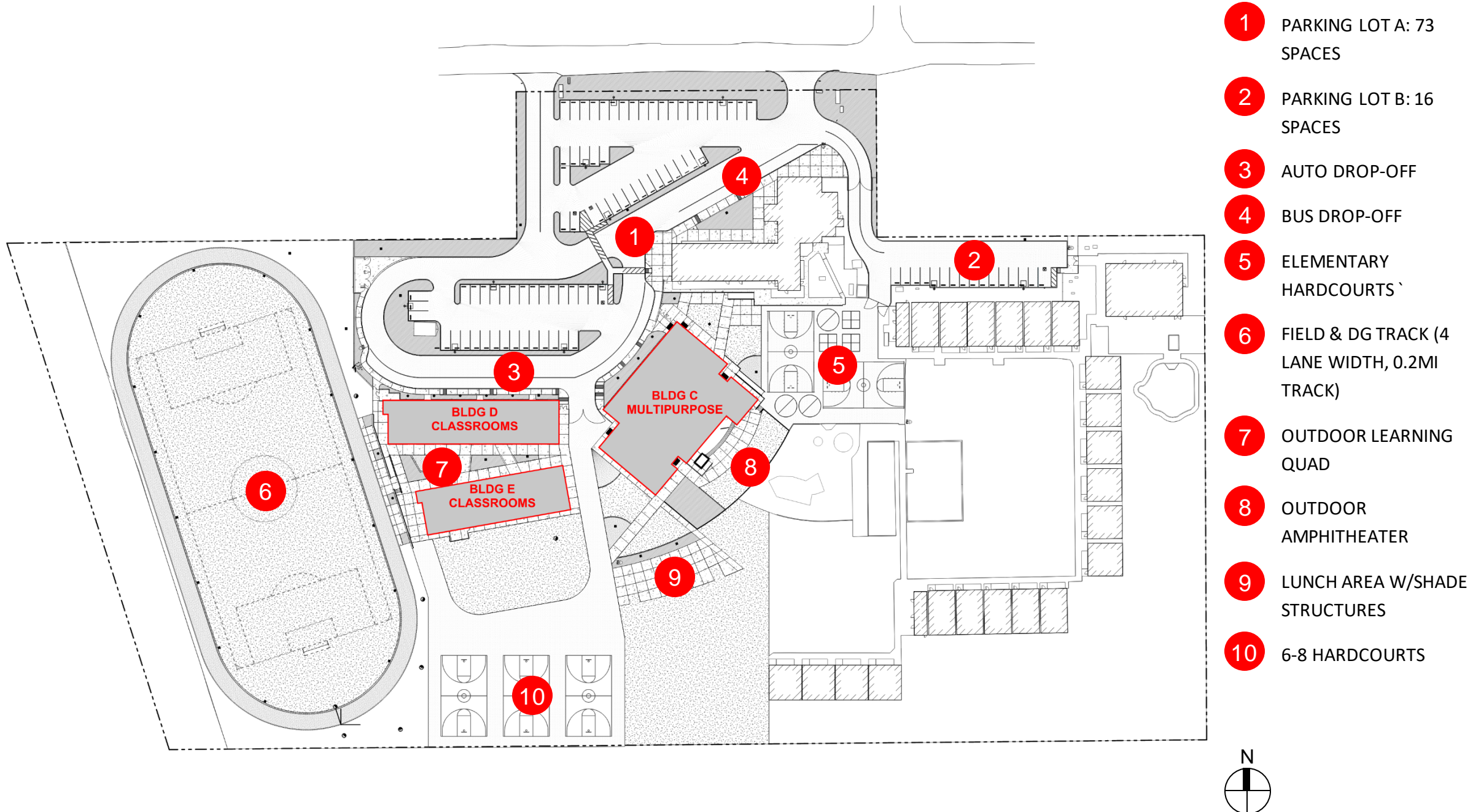
HIGH

LEVEL  
OF  
DETAIL

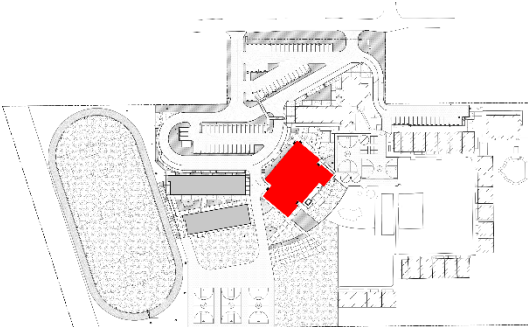
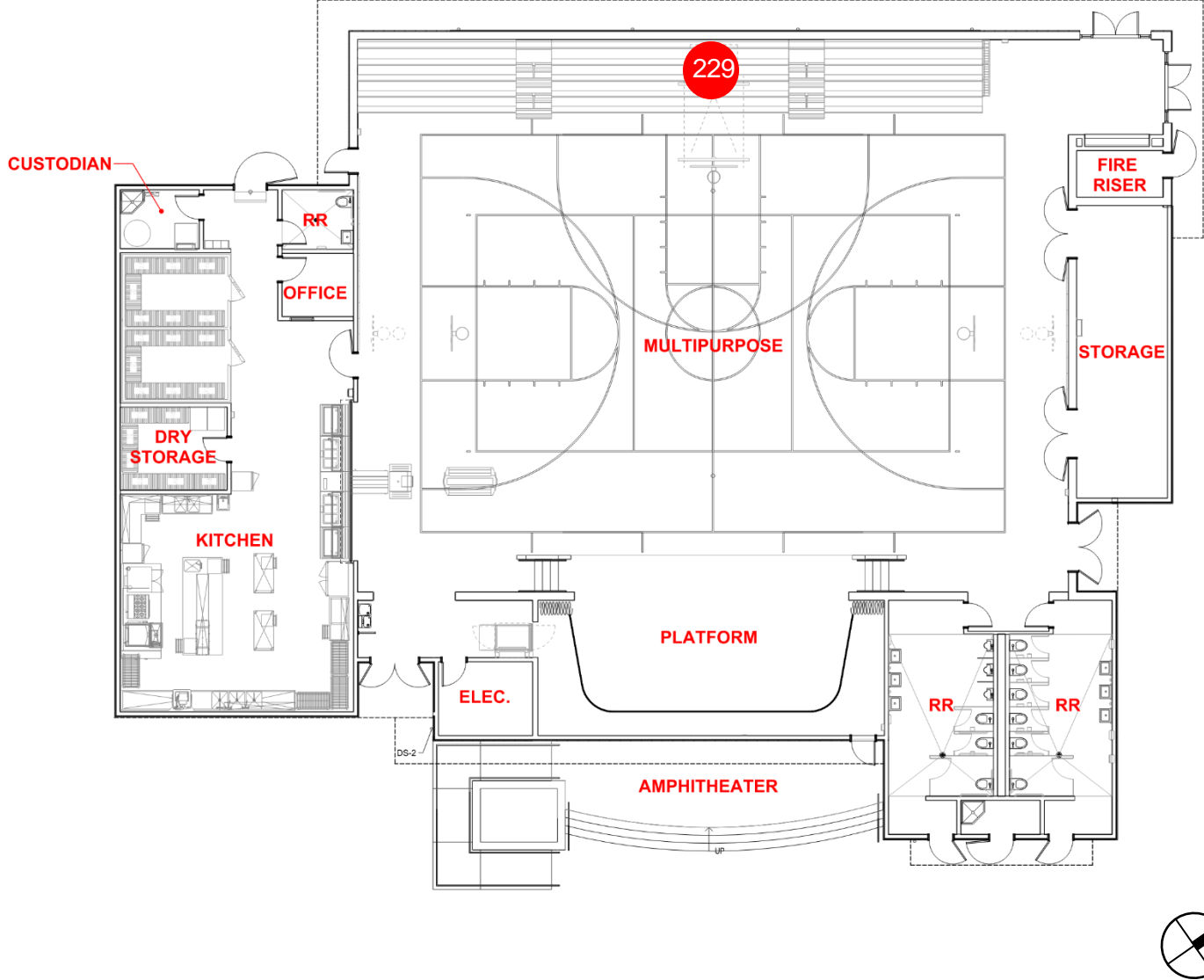
LOW



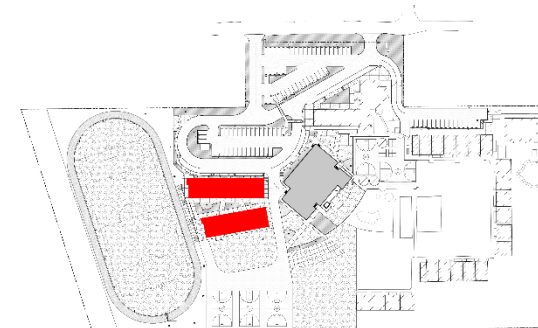
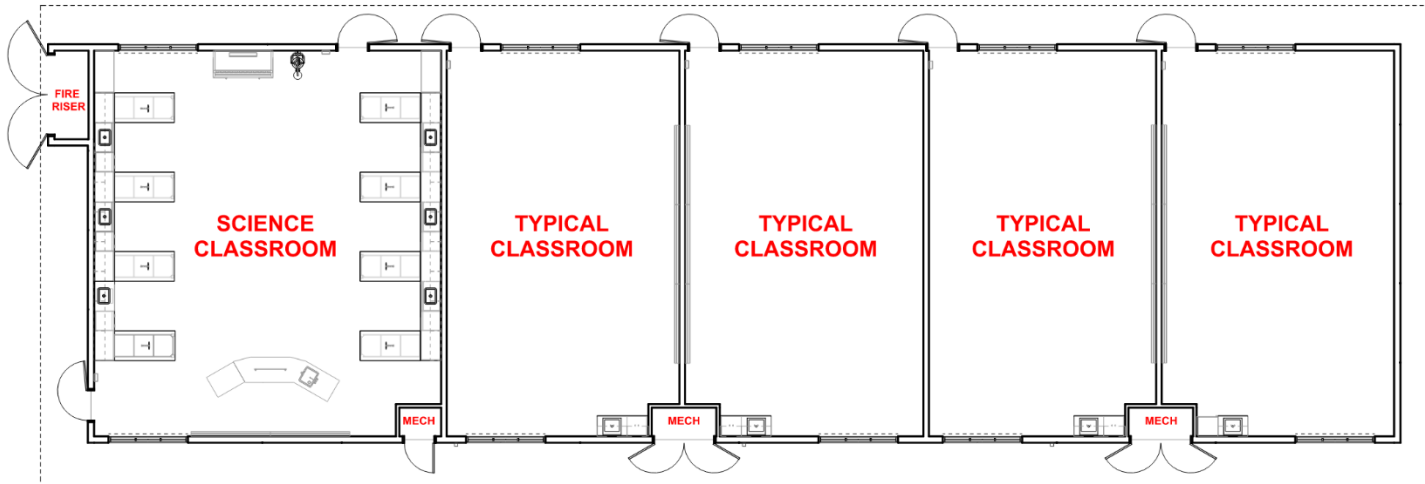
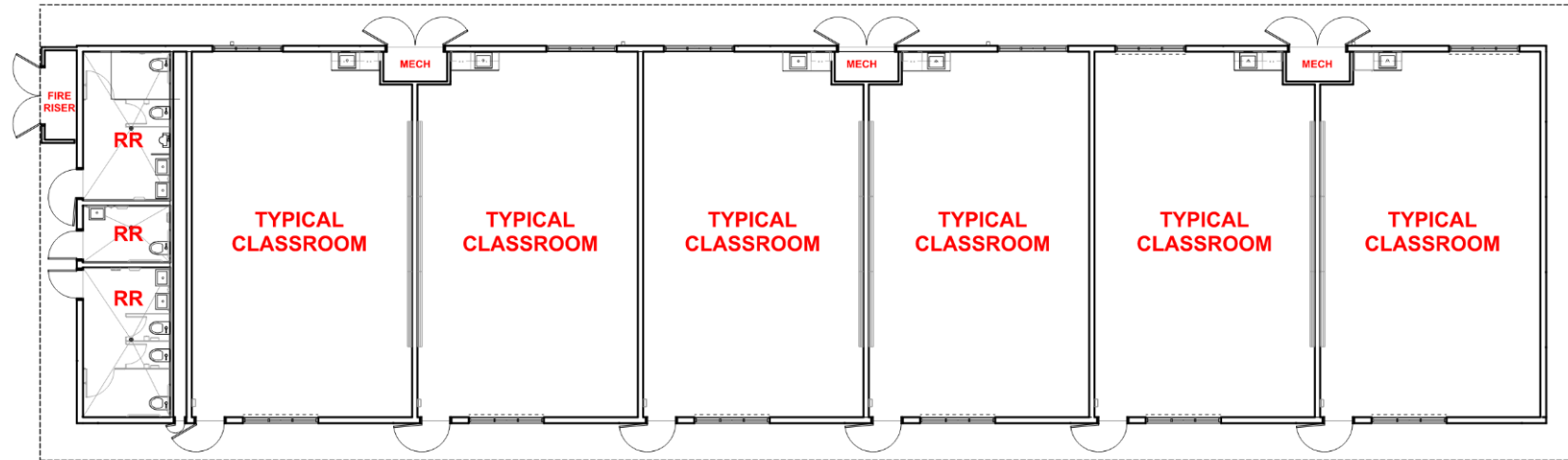
# CAMPUS SITE PLAN



# BLDG C - MULTIPURPOSE



# BLDG D & E - CLASSROOMS



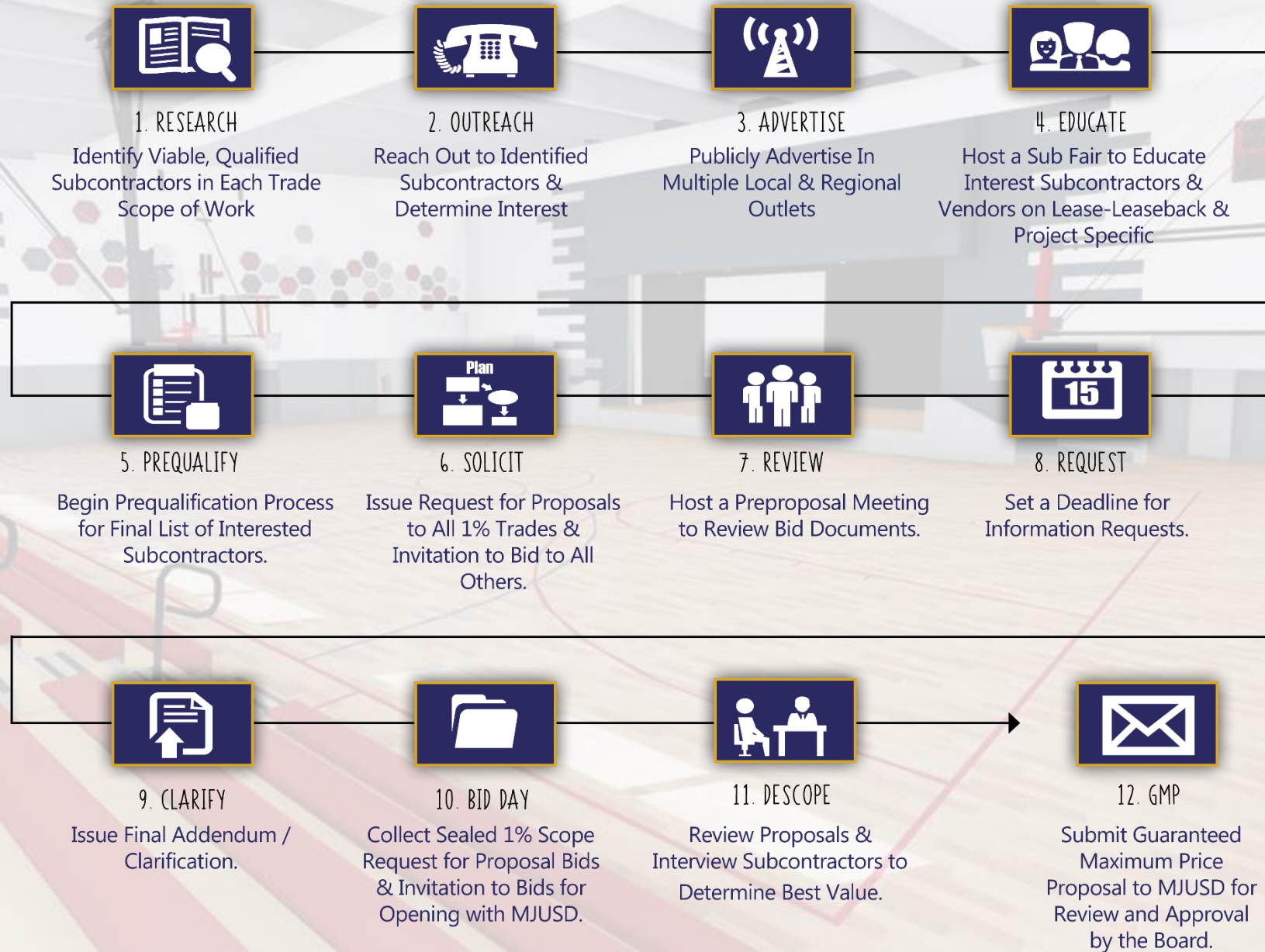
# BLDG D&E – TYPICAL CLASSROOM



# BLDG E – SCIENCE CLASSROOM



# BUDGET PROCESS



# COST MODEL

- **APRIL COST**     \$ 13,626,466
- **SEPT COST**     \$ 14,545,087
- **CHANGE**         \$ 918,641

***FACTORS: COVID, FIRES, SUPPLY/DEMAND, ESCALATION***

# THANK YOU!





**QUESTIONS?**