



Dover Community Center Project

Building Committee Meeting

February 10, 2025

Prepared by: Colliers Project Leaders



Project Leaders

Agenda

- Minutes for Approval
- Colliers Project Leaders Amendment 4
- Construction Progress & Schedule
- Budget Report/Change Order/Contingency Log
- Recommendation of Invoice Payments
- Signage review
- Value engineering items
- Citizen Comments
- Future Business Recommendations
- Future Meeting Dates

Construction Progress

January Progress:

Site:

- Site rough grading finishing up.
- Generator start-up & commissioning completed.
- Permanent power connected.
- Placement of concrete walkways/sidewalks finishing up. Pending weather.

Pavilion:

- Millwork install finishing up.
- Light fixtures install completed.
- Final painting ongoing.
- Kitchen equipment install finishing up.
- Flooring install ongoing.

Gym/Connector:

- Storefront & Doors/Hardware installed.
- Ceiling tiles install completed.
- Wood ceiling tile install ongoing.
- Gym equipment install completed.

- Lighting fixtures install completed in Gym.
- Flooring install in connector completed.

1910:

- Light fixtures install completed.
- Final coat painting ongoing throughout.
- Flooring install ongoing.
- Above ceiling inspections completed.
- Acoustic Ceiling install in dance room completed.

February Progress to Date & Upcoming Activities:

- Flooring install finishing up throughout.
- Factory start-up of HVAC units completed.
- Building charged with domestic water.
- Interior finishes completion upcoming.
- Final Building inspections & punch list.

Construction Progress



1/31 – Pavilion Exterior Progress



1/28 – Gym Exterior Progress

Construction Progress

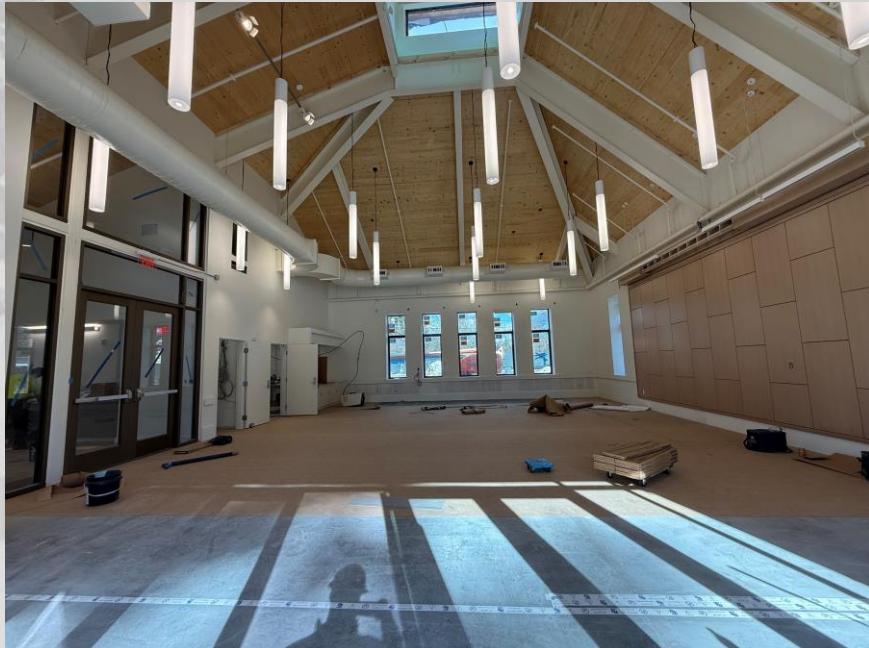


1/31 – 1910 Exterior Progress



1/31 – Millwork Progress

Construction Progress



2/4 – Pavilion Progress



2/7 – Connector 1st Floor Progress

Construction Progress



2/4 – Connector 2nd Floor Progress



2/4 – Gym Progress

Construction Progress



2/7 – 1910 1st Floor Progress



2/7 – 1910 1st Floor Progress

Construction Progress



2/4 – 1910 2nd Floor Progress



2/4 – 1910 2nd Floor Progress

Construction Progress



1/31 – Septic System Progress



2/7 – Light Pole Install Progress

Construction Schedule

Activity		Start	Finish
FMA punchlist	2 days	Tue 3/4/25	Thu 3/6/25
FMA Affidavit	1 day	Thu 3/6/25	Fri 3/7/25
Final Cleanup	1 day	Fri 2/28/25	Mon 3/3/25
Substanstial Completion	1 day	Mon 3/3/25	Tue 3/4/25

- Updated Schedule received 2/6
- Delay Claim and Corrective Plan not yet provided
- Withholding additional \$19,823 to reconcile Liquidated Damages and pre-emptive withholding
- Total withheld = \$243,786.22 (\$191,286.22 LDs + \$52,500 Failure to provide docs)

Construction Schedule

Activity		Start	Finish
Loam Spreading	5 days	Mon 3/24/25	Fri 3/28/25
Plant Tagging	1 day	Mon 3/31/25	Mon 3/31/25
Lawns	5 days	Tue 4/1/25	Mon 4/7/25
Evergreen Planting	7 days	Tue 4/8/25	Wed 4/16/25
Deciduous Planting	7 days	Thu 4/17/25	Fri 4/25/25
Shrubs Planting	7 days	Mon 4/28/25	Tue 5/6/25
Paving	3 days	Wed 5/7/25	Fri 5/9/25
Final Paving	2 days	Wed 5/7/25	Thu 5/8/25
Line Striping	1 day	Fri 5/9/25	Fri 5/9/25
Exterior Recreation Court- ALT#1	7 days	Fri 5/9/25	Mon 5/19/25
Paving	1 day	Fri 5/9/25	Fri 5/9/25
Striping	1 day	Mon 5/12/25	Mon 5/12/25
Fencing	3 days	Tue 5/13/25	Thu 5/15/25
Equipment Install	2 days	Fri 5/16/25	Mon 5/19/25

Budget Report

Date: February 10, 2025		Budget		Contracted Project Costs		Anticipated Costs		Remaining Balance		% of Contract Paid		% of Budget Paid	
		Project Budget	Approved Transfers	Paid	Unpaid	Total Contract	Planned, but not Contracted	Anticipated Total Costs (D + E)	(C - F)	(D1/D)	(D1/C)		
Budget developed as of 7/14/2023		Project Budget	Approved Transfers	Approved Budget w/ Transfers									
I. Construction													
A. Building & Site		\$ 19,324.0	\$ 716.2	\$ 20,040.2		\$ 17,111.1	\$ 2,950.8	\$ 20,061.9	\$ -	\$ 20,061.9	\$ (21.7)	85.29%	
IV. Furniture, Fixtures & Equipment (FF&E)						165.9	166.0	331.9	-	331.9	-	49.98%	49.98%
A. FF&E		320.0	11.9	331.9		59.6	95.4	155.0	-	155.0	-	38.45%	38.45%
B. Audio/Video		112.0	43.0	155.0		31.7	-	31.7	-	31.7	-	100.00%	100.00%
C. Technology		61.2	(29.5)	31.7		257.2	261.4	518.6	-	518.6	-	49.60%	49.60%
Total FF & E		493.2	25.4	518.6									
A. Fees						346.9	-	346.9	-	346.9	-	100%	
1 Feasibility & Schematic Design		346.9	-	346.9		346.9	-	346.9	-	346.9	-		
2 Architect		1,929.0	116.6	2,045.6		2,033.2	12.3	2,045.5	0.1	2,045.6	-	99%	
3 Special Consultants													
a Haz. Mat. Monitoring		42.5	(9.7)	32.8		32.8	-	32.8	-	32.8	-	100%	
d Geo-Tech Monitoring		7.5	20.0	27.5		12.9	-	12.9	14.6	27.5	-	47%	
g Peer Reviews		10.0	-	10.0		9.8	-	9.8	0.2	10.0	-	100%	
4 Project Management		697.0	149.6	846.6		838.1	8.5	846.6	-	846.6	-	99%	
5 Building Commissioning		51.3	-	51.3		20.8	30.5	51.3	-	51.3	-	41%	
6 Owner's Cost Estimator		22.5	-	22.5		22.5	-	22.5	-	22.5	-	100%	
8 Owner's Legal Fees		10.0	-	10.0		-	-	-	-	-	10.0	0%	
10 Utility Assessment		10.0	-	10.0		7.5	-	7.5	2.5	10.0	-	75%	
Sub-total Fees		3,126.7	276.5	3,403.2		3,324.5	51.3	3,375.8	17.4	3,393.2	10.0		
B. Expenses													
1 Owner's Insurance		20.3	(20.0)	0.3		-	-	-	-	-	-		
3 Printing/Bid Hosting		12.0	-	12.0		6.8	-	6.8	5.2	12.0	-	57%	
6 Materials Testing		60.0	-	60.0		46.6	-	46.6	13.4	60.0	-	78%	
8 Consultant Reimbursables		35.0	-	35.0		14.6	5.4	20.0	15.0	35.0	-	42%	
9 Moving/Relocation		85.0	-	85.0		28.4	-	28.4	56.6	85.0	-	33%	
11 Advertising		5.9	-	5.9		5.9	-	5.9	-	5.9	-	100%	
13 Misc. Expenses		17.5	34.6	52.1		20.3	-	20.3	31.8	52.1	-	39%	
Sub-total Expenses		235.7	14.6	250.3		122.6	5.4	128.0	122.0	250.0	-		
Total Fees and Expenses		3,362.4	291.1	3,653.5		3,447.1	56.7	3,503.8	139.4	3,643.2	10.0	98%	94%
VI. Contingency													
A. Construction & Owner's Project													
1 Construction		1,346.7	(716.2)	630.5		-	-	-	91.3	91.3	539.2	47%	40%
2 Owner's Project		1,097.7	(316.4)	781.3		-	-	-	251.7	251.7	529.6	71%	48%
Total Contingency		2,444.4	(1,032.6)	1,411.8		-	-	-	343.0	343.0	1,068.8	58%	44%
Total Project		\$ 25,624.0	\$ 0.1	\$ 25,624.1		\$ 20,815.4	\$ 3,268.9	\$ 24,084.3	\$ 482.4	\$ 24,566.7	\$ 1,057.1	86.43%	81.23%

Change Orders – Hard Costs - Pending

PENDING CHANGE ORDERS			
21	Additional Framing at Pavilion Ceiling	\$30,852.17	
35	Dimension Changes Per ASI-017 - CCD	\$3,095.43	0
40	Brick Removal and Cleaning at 1910	\$9,140.81	0
44	Added Wood Base	\$4,113.53	0
46	Concrete Gap Btn.1910 & New per RFI-108	\$2,187.84	0
70	CCDs 6 & 7	\$1,137.68	0
72	RFI#190 Infilling Voids at 1910 Windows T&M	\$5,000.00	0
73	Door#102 Wall Conflict	\$1,785.78	0
74	ASI #11 Material Restocking Fee	\$7,863.55	0
75	ASI #26- Revised Pavilion Roof Monitor Sofit - CCD	\$7,977.54	0
76	ASI#32 House Shields - CCD	\$1,635.88	0
77	ASI#32 Pavilion Acoustic panel	\$3,963.09	0
78	Added Wood Base per ASI-018- Credit	\$2,500.00	0
79	ASI#33 Adjustments to Septic pump Submittal and RFI196	\$5,000.00	0
80	ASI#34 Roof Leader boxout	\$2,500.00	0
81	Bollards RFI#198	\$2,500.00	0
TOTAL PENDING		\$91,253.30	0

Change Orders – Soft Costs

PENDING CHANGE ORDERS		
	FMA Add Services - Jan to Completion	\$124,450.00
	FMA Add Services - Level Spreader, Over-excavation, 1910 footings, plumbing review, generator review, corrective re-bar at Pavilion, CLT stain, BOS attendance, fence coordination with abutters, field correction from GC coordination, etc.	\$37,200.00
	CPL Add Services - April - Completion (\$38,420.36 left for January)	\$90,000.00
	TOTAL PENDING	\$251,650.00

Contingency

CONTINGENCY		
Description	Total	% of Original
Original Total Contingency	\$2,444,400.00	
Approved Change Orders to Date	\$1,032,680.94	42.25%
Current Total Contingency	\$1,411,719.06	57.75%
Potential Change Orders	\$342,903.30	14.03%
Forecasted Total Contingency (Worst Case Scenario)	\$1,068,815.76	43.73%

- Construction: 91% Complete
- Project: 81% Complete

Invoice Summary

Monthly Invoice Summary - January

10-Feb-25

INVOICES

Company / Vendor Name	Role	Invoice Number	Services Date	Invoice Date	Date Approved	Invoice Amount	Amount Approved
MOCC	General Contractor	19	Jan. '25	01/31/25	02/10/25	\$ 913,198.02	\$ 894,366.19
Colliers Project Leaders	Owner's Project Manager	1022350	Jan. '25	02/06/25	02/10/25	\$ 29,925.00	\$ 29,925.00
Eagle Leasing	Container Rental	R12781408	Jan. '25 - Feb. '25	01/31/25	02/10/25	\$ 398.00	\$ 398.00
Totals						\$ 943,521.02	\$ 924,689.19

Signage Review



VE Items

VE Items November 2022	
Vertical planted trellis	\$ 20,000
Site walkway	\$ 50,000
Stone seat walls	\$ 42,000
Site Furniture	\$ 30,000
Landscape material reduction	\$ 20,000

Citizen Comments



Future Business Recommendations

Ribbon cutting



Future Meeting Dates

- **Monday, March 10, 2025 – 6:30 PM**
- **Monday, April 14, 2025 – 6:30 PM**
- **Monday, May 12, 2025 – 6:30 PM**