

Concord Middle School

Deduct Alternate Discussion

January 26, 2023

Alphabetical Order	Order No.	Deduct Alternates	Construction Phase	Reconciled Value	Notes	Related Max Acceptable Bid
Athletic Fields		Remove athletic field scope (including backstops, benches, walkways); replace field cross section of 12" of loam with geo-fabric with 6" loam and seed.	Phase 2	-\$1,640,162		
Ceilings		Remove "wood look" metal ceiling MCP-1 and replace with ACP.	Phase 1	-\$186,032		
Landscaping		Remove all landscaping except bioswale plantings; replace with bark mulch.	Phase 1 & 2	-\$378,115		
Outdoor Classrooms		Remove outdoor classrooms from scope. Remove all concrete surfacing, precast seat walls, and electrical feeds, and replace with loam and seed. Install decomposed granite path as shown in sketch.	Phase 1	-\$223,719		
Stands		Remove telescoping stands from gymnasium. Power and blocking in wall to remain.	Phase 1	-\$79,190		

Total-\$2,507,218

<u>Current Estimate @ 90% CD</u> \$87,420,207	<u>Current Estimate @ 90% CD + Bid/Warrant Contingency</u> \$89,659,706
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SMMA & Hill Recommendation	Order No.	Deduct Alternates	Construction Phase	Reconciled Value	Strategy	Related Max Acceptable Bid
Landscaping	1	Remove all landscaping except bioswale plantings; replace with bark mulch.	Phase 1 & 2	-\$378,115	Allows for small bid overrun; fund/procure another way.	\$90,037,821
Stands	2	Remove telescoping stands from gymnasium. Power and blocking in wall to remain.	Phase 1	-\$79,190	Allows for small bid overrun; fund/procure another way.	\$90,117,011
Athletic Fields	3	Remove athletic field scope (including backstops, benches, walkways); replace field cross section of 12" of loam with geo-fabric with 6" loam and seed.	Phase 2	-\$1,640,162	Allows for large bid overrun; fund/procure another way.	\$91,757,173
Outdoor Classrooms	4	Remove outdoor classrooms from scope. Remove all concrete surfacing, precast seat walls, and electrical feeds, and replace with loam and seed. Install decomposed granite path as shown in sketch.	Phase 1	-\$223,719	Impacts Ed Plan and difficult to access for future installation.	\$91,980,892
Ceilings	5	Remove "wood look" metal ceiling MCP-1 and replace with ACP.	Phase 1	-\$186,032	Significantly changes user experience.	\$92,166,924

Total-\$2,507,218