

**NEW JERSEY SCHOOLS DEVELOPMENT AUTHORITY
BOARD MEETING
WEDNESDAY, AUGUST 1, 2018 AT 9:00 A.M.
32 E. FRONT STREET, TRENTON, NJ
BOARD ROOM**

1. NOTICE OF PUBLIC MEETING

2. ROLL CALL

3. APPROVAL OF MEETING MINUTES

- a. Board Open Session Meeting Minutes of June 6, 2018
- b. Board Executive Session Meeting Minutes of June 6, 2018

4. AUTHORITY MATTERS

- a. CEO Report
- b. Chairman's Report – Election of Chief Executive Officer

5. REPORT AND RECOMMENDATIONS OF THE SCHOOL REVIEW COMMITTEE (CHAIRMAN'S REPORT)

- a. Design-Build Award and Approval of Final Project Charter - Camden School District – Camden High School
- b. Demolition and Site Preparation Contractor Award – Plainfield Public School District – New Woodland Elementary School – Demolition of Existing School Building and Site Preparation
- c. Release of Funds from Program Reserve, Award of Contract, and Approval of the Final Project Charter – Plainfield Public School District – Plainfield High School – Emergent Project – Stairway Structural Repairs

6. REPORT AND RECOMMENDATIONS OF THE REAL ESTATE COMMITTEE (CHAIRMAN'S REPORT) – TO BE PROVIDED IN EXECUTIVE SESSION

7. MONTHLY REPORTS

- a. *For Informational Purposes*
 - i. Active Projects Report
 - ii. Project Close Out Status Report
 - iii. Project Status Reports
 - iv. Contracts Executed Report/Amendments & Change Orders Executed Report
 - v. Contract Terminations Report (*no activity*)
 - vi. Settlement Activities Report (*no activity*)
 - vii. Contractor and Workforce Compliance Report
 - viii. Regular Operating District Grant Activity Report
 - ix. Notification of Amendments to Goods and Services Contracts Not Exceeding \$100,000 or 10% of the Contract Value (*no activity*)
 - x. Communications Report (*no report*)
 - xi. Monthly Financial Report
 - xii. Design Contract De-Obligations Report (*no activity*)

8. PUBLIC COMMENTS

9. EXECUTIVE SESSION

- a. Recommendation for Determination of Property Value, Declaration of Surplus Property and Authorization for the Sale and Conveyance of 711-729 Main Avenue, Passaic
- b. Litigation/Contract Matter(s) – OPMA Exemption N.J.S.A. 10:4-12b (7)
CCD Report (*no activity*)

10. ADJOURNMENT

APPROVAL OF MEETING MINUTES

JUNE 6, 2018 OPEN SESSION

**NEW JERSEY SCHOOLS DEVELOPMENT AUTHORITY
BOARD OF DIRECTORS MEETING
WEDNESDAY, JUNE 6, 2018**

A meeting of the Board of Directors of the New Jersey Schools Development Authority (SDA or the Authority) was held on Wednesday, June 6, 2018 at 9:00 A.M. at the offices of the Authority at 32 East Front Street, Trenton, New Jersey.

Participating were:

Edward Walsh, Chairman
Donna Sullivan (EDA)
Kevin Luckie (DCA)
Bernard Piaia (DOE)
Michael Kanef (Treasury)
Kevin Egan
Richard Elbert
Michael Maloney
Robert Nixon
Mario Vargas

being a quorum of the Board. Mr. Kanef and Mr. Piaia participated in the meeting by teleconference.

At the Chairman's request, Charles McKenna, chief executive officer; Albert Alvarez, chief of staff; Andrew Yosha, executive vice president; Jane F. Kelly, vice president and assistant secretary; Donald Guarriello, vice president and chief financial officer; Manuel Da Silva, vice president; and Albert Barnes, chief counsel of the SDA, participated in the meeting. Adam Sternbach of the Governor's Authorities Unit also participated in the meeting.

The meeting was called to order by the Chairman of the Board, Mr. Walsh, who requested that Ms. Kelly read the requisite notice of the meeting. Ms. Kelly announced that the meeting notice had been sent to the *Trenton Times* and *Star-Ledger* at least 48 hours prior to the meeting, and had been duly posted on the Secretary of State's bulletin board at 33 West State Street in Trenton, New Jersey. Ms. Kelly then conducted a roll call and indicated that a quorum of the Members was present.

Approval of Meeting Minutes

The Chairman then presented for consideration and approval the Minutes of the May 2, 2018 Open and Executive Session meetings. Staff had provided a copy of both sets of minutes and a resolution to the Members for review in advance of the meeting. Upon motion duly made by Mr. Vargas and seconded by Mr. Nixon, the Members unanimously approved the Open and Executive Session meeting minutes of the May 2, 2018 SDA Board meeting.

Authority Matters

CEO Report

Mr. Walsh asked Mr. McKenna for the Report of the Chief Executive Officer. Mr. McKenna opened his report with an update on the Trenton Central HS (TCHS) project. He reported that interior rough-in HVAC, fire suppression, electric, plumbing and framing is ongoing, as is site work and parking lot curb installation.

Mr. McKenna said that for the Camden HS project, demolition of the 1916 building and site leveling work are ongoing. He advised that staff advertised for design-build services in March and proposals are due in July. With regard to the East Orange George Washington Carver ES project, he reported that the design-builder's design phase services are ongoing. He said that

the Department of Community Affairs (DCA) has issued construction permits and construction work is beginning there.

With respect to the Elizabeth New ES project, Mr. McKenna reported that a certificate of occupancy (CO) was issued by DCA last month. For the Garfield James Madison ES No. 10 project which will be opening in September, he said that the design-builder, Brockwell & Carrington, continues with interior finish work and exterior site work. He advised that DCA final inspections are ongoing and substantial completion is expected next month.

Mr. McKenna reported that for the Harrison New ES project, design phase services are ongoing. He added that the installation of piles continues. With regard to the Irvington Madison Avenue ES project, he said that the pouring of floor slabs, masonry and concrete work is ongoing. He noted that detention basin and storm water installation is nearing completion.

Mr. McKenna said that LAN Associates continues with design phase services for the Keansburg Port Monmouth Road ES project. For the Millville HS addition and renovation project, he reported that Hall Construction, the design-builder, continues with design phase services. He added that renovation work and temporary cafeteria installation is ongoing.

Mr. McKenna next gave an update on the New Brunswick Paul Robeson ES project scheduled to open in September. He reported that punch list work is underway and that a temporary certificate of occupancy (TCO) was issued the previous week. He noted that furniture delivery and installation is ongoing. With regard to the Newark South Street ES project, he advised that painting, final electrical, final plumbing, and site work is ongoing, as is ceiling grid installation, flooring and finish work. He added that final DCA building inspections also are ongoing.

Mr. McKenna reported that for Orange Cleveland ES and Orange HS projects, design phase services are ongoing. He said that for the Passaic Leonard Place ES project, interior finish work, exterior building and site work is ongoing. For the Passaic Dayton Avenue Educational Campus project, he advised that design phase services are ongoing, as are underground utility work installation and building pad preparation.

Mr. McKenna informed the Members that for the Paterson Union Avenue MS project (former site of Don Bosco Academy), the early site work contractor is completing final grading work on the property. He said that the design-build procurement is ongoing and proposals are due in July.

Mr. McKenna reported that for the Pemberton Denbo Crichton ES project, design phase services are ongoing. He noted that a limited notice-to-proceed was issued for site preparation work. For the Perth Amboy Seaman Avenue ES project, he said that design phase services, structural steel erection, footings, foundation, site utility and curb installation work all are ongoing, as is exterior building metal framing installation work. He added that concrete masonry unit interior partition work, ductwork and hollow-metal frame installation work are ongoing.

Mr. McKenna advised that for the Plainfield Woodland ES project, temporary classroom units are in fabrication and Department of Education (DOE) and DCA submittal will be made later in the month. He advised the Board that the early site package for the project is being re-bid. For the Vineland New MS project, he reported that final DCA building, electrical, plumbing, HVAC and site work inspections are ongoing. He added that a TCO is anticipated in the current month.

Turning next to ongoing procurement activity, Mr. McKenna said that activity currently underway includes procurements for design-build services for the Camden HS and Paterson

Union Avenue MS projects, and demolition services for the Plainfield Woodland Avenue ES project.

Reporting on events, outreach and other SDA activities, Mr. McKenna reported that, on May 22, staff celebrated a groundbreaking for the East Orange new George Washington Carver ES.

Mr. McKenna said that on May 31, SDA joined students and local officials for a beam signing ceremony for the new Seaman Avenue ES in Perth Amboy. He also advised that, on June 1, Karon Simmonds spoke at the 2018 Metro Women's Leadership Summit.

Mr. McKenna thanked the Members for the timely submittal of their Financial Disclosure Statements to the Ethics Commission. Mr. McKenna also reported on the recent graduation ceremony held for participants in SDA's 9-week SMWBE contractor training program. He reminded the Members that the program is taught by in-house professionals and others who instruct small contracting companies on how to run a business generally and how to do business with the SDA specifically. Mr. McKenna said that Mr. Alvarez runs the program with staff and that reviews received from recent participants were uniformly excellent.

Audit Committee

Approval SDA 2017 Audited Financial Statement; Approval SDA 2017 Annual Report

The Chairman then requested that Mr. Nixon provide the report of the Audit Committee. Mr. Nixon advised the Board that the Audit Committee met on May 21, 2018. He said that management had provided the Committee with the April 2018 New Funding Allocation and Capital Plan Update. He reported that there was a \$400,000 decrease in the Unforeseen Events Reserve balance due to Board approval of a revised final project charter for the Newark Science Park HS project. He noted that the revised charter incorporated revisions to the project scope to

provide for smoke dampers necessary to obtain a CO for the building. He said that there was a \$5.1 million decrease in the Planning Reserve balance following Board approval of a revised preliminary project charter for the Plainfield New Woodland ES. He explained that the revised charter incorporates revisions to the project scope, schedule and budget. He said that there were no changes in the 2008 Emergent Projects Reserve during the reporting period. Mr. Nixon then advised that there was a \$1.9 million decrease in the 2011 Emergent Projects Reserve due to Board approval of the revised emergent project charter for the Camden Cramer ES project to incorporate additional project scope. He explained that the additional project scope included replacement of windows throughout the school.

Mr. Nixon advised the Board that the reserve balance for the Regular Operating Districts (RODs) increased by \$1 million during the reporting period due to a reduction in state share for grant projects nearing completion.

In continuing, Mr. Nixon reported that management is asking the Board to approve the SDA's 2017 Financial Statements (the Statements). He informed the Members that the Authority is in receipt of the 2017 pension allocation amounts from the New Jersey Department of the Treasury's Division of Pension & Benefits (GASB No. 68). He said that the Authority's accrued net pension liability as of December 31, 2017 is \$60.1 million. He noted that the financials have been updated to reflect the revised pension amounts. He explained that the net pension liability is based on an actuarial evaluation. Mr. Nixon explained that the independent auditor's report expressed an unmodified, or clean, opinion that the Financial Statements present fairly, in all material respects, the financial position of the Authority as of December 31, 2017 consistent with Generally Accepted Accounting Principles. There being no questions, Mr. Nixon asked for a vote on the 2017 Financial Statements.

Staff provided the Members with a resolution pertaining to the 2017 Financial Statements in advance of the meeting. Following discussion, upon a motion by Mr. Vargas and seconded by Mr. Elbert, the Authority's 2017 Financial Statements were approved by the Board upon its unanimous vote in favor of the resolution attached hereto as **Resolution 5a**.

Mr. Nixon then reported that the Authority's Annual Report for 2017 has been prepared by management in compliance with the SDA bylaws and in accordance with Executive Order No. 37. He explained that the Annual Report is comprised, among other things, of the Authority's audited financial statements and identifies internal controls that govern expenditures, procurement and other financial matters and transactions. He said that management is recommending that the Board approve the Authority's 2017 Annual Report. There being no questions, Mr. Nixon asked for a vote on the 2017 SDA Annual Report.

A resolution pertaining to the 2017 SDA Annual Report had been provided to the Members in advance of the meeting. Following discussion, upon a motion by Mr. Vargas and seconded by Mr. Luckie, the Authority's 2017 Annual Report was approved by the Board upon its unanimous vote in favor of the resolution attached hereto as **Resolution 5b**.

Mr. Nixon then reported that the Program Assessment and Development Division had provided the Committee with the results of three draft audits that were conducted to comply with the statutory requirement that Capital Portfolio Projects over \$10 million be reviewed to assess whether State funds were expended in accordance with contractual terms, SDA practices and state rules and regulations.

He noted that the Committee also received an informational overview of a proposed settlement of litigation that would be presented later in the meeting.

Mr. Nixon then provided the April 2018 Monthly Financial Report. He advised that the Authority's operating expenses (Actual vs. Budget) for the year-to-date period totaled \$7 million, \$562,000 lower as compared to the operating budget for the corresponding year. He said that the variance is attributable to timing differences concerning the scheduled replacement of the Primavera Contract Management System. He said that school facilities project expenditures (Actual vs. Forecast) for the year-to-date period total \$97.2 million--\$36.5 million lower as compared to the capital-spending forecast for the corresponding period. He advised the Committee that this variance is due to lower construction costs as well as spending decreases in school furniture, fixtures and equipment and in the grants program. Mr. Nixon then reported that project expenditures (Actual vs. Prior Year Actual), at \$97.2 million, have decreased by \$33.9 million as compared to the corresponding prior year period. He explained that the variance is due to decreased spending in construction (\$9.4 million), the grants program (\$17.5 million) and, school furniture, fixtures and equipment. He noted, however, that this decreased spending is offset by an increase in project insurance resulting, in part, from the 2017 OCIP II premium audit credit for general liability and workers compensation.

In conclusion, Mr. Nixon reported that, since program inception, the Authority has disbursed approximately 80.9% of the funds authorized for SDA districts. Additionally, he said that, since program inception, 96% of all SDA disbursements relate to school facilities projects, while 4% relate to operating expenses. He advised that the estimated value of current school facilities project activity is over \$2 billion.

Public Comments

The Chairman opened the Public Comments portion of the meeting. He asked Mr. Frank Faras to address the Board. Mr. Faras said that he lives across the street from the TCHS project site. He stated that a couple of months ago in a “secret” executive meeting, SDA increased the time and cost of the lease for TCHS (swing space). He inquired as to why the project’s design-builder, rather than the Authority, is not being required to cover this cost, as they did not deliver the project on time. Mr. McKenna said that the project currently is running ahead of the scheduled project delivery date so the contractor likely will deliver the building one year ahead of schedule. He explained that a lease extension option was built into the original lease but that the terms of the extension have been renegotiated to terms that are more favorable. He said that the lease extension option was included to provide the Authority with the ability to terminate the lease at an earlier date if it becomes possible to do so. Mr. Faras asked why the Authority did not build this into the original lease. Mr. McKenna explained that the extension option was built into the original lease. Mr. Faras asked if, at the end of the lease extension when the buildings will not be occupied anymore, the payments would end completely as well. Mr. McKenna replied in the affirmative. Mr. Faras said, “That’s pretty good”. Mr. Walsh noted that the Authority was going to pay for almost an additional year on the lease but, because of the recent favorable re-negotiations, the Authority stands to save a substantial amount of money.

Mr. Walsh then announced that the Board would be adjourning into Executive Session. Ms. Kelly said that the Board has resolved to adjourn into Executive Session to discuss three matters; 1) a recommendation for the settlement of litigation between the SDA and Sambe Construction Co., Inc. relating to the Egg Harbor Township HS project; 2) a recommendation for settlement of outstanding issues and closeout of demonstration project grant agreements relating

to the New Brunswick HS, East Orange Pre-K-12 School for the Performing Arts, Trenton Daylight/Twilight HS and Vineland Gloria M. Sabater ES; and 3) a recommendation for declaration of surplus property, determination of property value and authorization for transfer of real property formerly associated with the Newark University HS project. She said that the Board's vote on these matters would take place upon its return to Open Session.

Thereafter, upon motion by the Chairman and with unanimous consent, the meeting adjourned into Executive Session.

Following discussion in Executive Session, the Board returned to Open Session.

Ms. Kelly said that, following discussion in Executive Session, the School Review Committee recommends that the Board approve the settlement of cost recovery litigation relating to the Egg Harbor Township HS project. Upon motion duly made by Mr. Vargas and seconded by Mr. Maloney, the Board approved the Committee's recommendation in this matter with its unanimous vote in favor of **Resolution A1**.

Ms. Kelly said that the Committee also recommends that the Board approve the settlement of outstanding issues and closeout of demonstration project agreements relating to the New Brunswick HS, East Orange Pre-K-12 School for the Performing Arts, Trenton Daylight/Twilight HS and Vineland Gloria M. Sabater ES. Upon motion duly made by Mr. Luckie and seconded by Mr. Maloney, and with Mr. Egan recused and abstaining, the Board approved the Committee's recommendation in this matter in favor of **Resolution A2**.

Mr. Vargas said that, following discussion in Executive Session, the Real Estate Committee recommends that the Board approve a resolution pertaining to a declaration of surplus property, determination of property value and authorization for transfer of real property formerly associated with the Newark University HS project. A resolution pertaining to this

matter was provided to the Board in advance of the meeting. Upon motion duly made by Mr. Vargas and seconded by Mr. Nixon, the Committee's recommendation in this matter was approved by the Board with its unanimous vote in favor of **Resolution A3**.

Mr. McKenna announced that Mr. Walsh had submitted his resignation as Chairman of SDA's Board of Directors. He said that for seven years and three months, Mr. Walsh has served as Chairman of the Board. He said that, during this time, Mr. Walsh has overseen many of the changes that have enabled the Authority to run as smoothly as it does. Mr. McKenna said that Mr. Walsh acts as a safety net for the organization; that the Board operates extremely well and that this is due to Mr. Walsh's leadership. Mr. McKenna said that Mr. Walsh has been a great resource for him personally and a great Chairman of the Board. He said that, hopefully, as the Authority moves forward, Mr. Walsh will continue to be a resource. He thanked Mr. Walsh for his leadership and his stewardship of the SDA. Mr. McKenna then asked Ms. Kelly to read the resolution adopted by the Board to honor Mr. Walsh. Ms. Kelly then read the following resolution, adopted by the Members and presented to Mr. Walsh, into the meeting record:

Board of Directors of the New Jersey Schools Development Authority
Expresses Gratitude to
Edward S. Walsh, Chairman of the Board
March 2, 2011 through June 6, 2018

Resolution

WHEREAS, the "Educational Facilities Construction and Financing Act," P.L.2000, c.72, and the "Schools Development Authority Act," P.L. 2007, c. 137 established a comprehensive agenda for planning and predevelopment activities associated with the design, construction and renovation of schools throughout the New Jersey; and

WHEREAS, the school construction program is administered by the New Jersey Schools Development Authority ("NJSDA" or "the Authority"); and

WHEREAS, in 2011, Governor Chris Christie appointed Edward S. Walsh to serve as Chairman of the NJSDA; and

WHEREAS, since that time, Mr. Walsh has demonstrated exceptional leadership in his capacity as Chairman of the Board of the Authority, having overseen the completion and opening of 23 school facility projects and the completion of 79 emergent projects in 22 SDA Districts that address critical infrastructure needs; and

WHEREAS, during Mr. Walsh's tenure, the SDA provided 1,944 grants to Regular Operating Districts to allow for upgrades and improvements, impacting 1,004 facilities in 364 school districts in all 21 counties; and

WHEREAS, Mr. Walsh oversaw the implementation of an expanded constructability review process and innovative building approaches, resulting in significant efficiency and process improvements at the Authority; and

WHEREAS, throughout Mr. Walsh's tenure as Chairman of the Board, countless New Jersey children have benefitted from new or renovated schools, providing them with the educational infrastructure they need to succeed; and

WHEREAS, the Members of the Board of Directors of the NJSDA as well as its executive management and staff express their heartfelt appreciation to Mr. Walsh for the example he has set, for his commitment to serving the public, and for his efforts to ensure excellence in public education.

NOW THEREFORE, BE IT RESOLVED, that the New Jersey Schools Development Authority expresses its gratitude to Edward S. Walsh for his exemplary service to the Authority, to its Board of Directors, and to the State of New Jersey and for his significant contributions which have improved the lives and educational opportunities of countless New Jersey children, and wishes him continued success in all his future endeavors.

Dated: June 6, 2018

Mr. Walsh then addressed the Board, SDA staff and the public. He described his first meeting as Chairman and offered his increasingly very positive impressions of the Authority and its staff. He discussed some of the process changes that were made during his tenure. He commended management for its knowledge of the projects and commitment to the Authority and its work. He expressed his appreciation for the dedication of the Members of the Board and

expressed his sincere interest in remaining a resource to the Authority and its Board and staff. He thanked everyone present and said that it has been a great seven years.

Adjournment

There being no further business to come before the Board, upon motion by Chairman Walsh and with unanimous consent, the meeting was adjourned.

Certification: The foregoing represents a true and complete summary of the actions taken by the Board of the New Jersey Schools Development Authority at its June 6, 2018 meeting.

/s/ Jane F. Kelly
Assistant Secretary

Resolution—3a./3b.**Approval of Minutes**

WHEREAS, the By-Laws provide that the minutes of actions taken at meetings of the New Jersey Schools Development Authority be approved by the Authority's Board of Directors; and

WHEREAS, pursuant to Section 3(k) of P.L. 2007, Chapter 137, the minutes of the June 6, 2018 Board meeting of the New Jersey Schools Development Authority, for the Open and Executive Sessions were forwarded to the Governor on June 7, 2018.

NOW, THEREFORE, BE IT RESOLVED, that the minutes of the New Jersey Schools Development Authority's June 6, 2018 Open and Executive Session meetings are hereby approved.

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately, but no action authorized herein shall have force and effect until 10 days, Saturdays, Sundays and public holidays excepted, after a copy of the minutes of the Authority meeting at which this resolution was adopted has been delivered to the Governor for his approval, unless during such 10 day period, the Governor shall approve same, in which case such action shall become effective upon such approval.

Dated: August 1, 2018

AUTHORITY MATTERS

CEO REPORT (*ORAL*)

CHAIRMAN'S REPORT (*ORAL*)

ELECTION OF SDA CHIEF EXECUTIVE OFFICER



32 EAST FRONT STREET
P.O. BOX 991
TRENTON, NJ 08625-0991
609-858-5395

MEMORANDUM

TO: Members of the Authority

FROM: Robert Nixon, Acting Chairman

DATE: August 1, 2018

SUBJECT: New Jersey Schools Development Authority-Election of CEO

The New Jersey Schools Development Authority Act of 2007 established the New Jersey Schools Development Authority (the "Authority") and revised the school construction program established under the Educational Facilities Construction and Financing Act, P.L. 2000, c. 72 (the "EFCFA"). The Authority adopted Bylaws at its first Organizational meeting held August 15, 2007.

Section 4.1 of the Bylaws provides that the Members of the Authority shall elect a Chief Executive Officer. Section 4.3 of the Bylaws authorizes the Board to fill a vacancy in the Chief Executive Officer position with the individual so elected to serve until the next Annual Meeting of the Authority and until the election of the Chief Executive Officer's successor.

Section 5.1 of the Bylaws requires that the individual elected by the Board to serve as Chief Executive Officer "shall be qualified by training and experience for the duties of the office" and "shall report to the members of the Authority". Section 5.1 further provides that "unless otherwise directed by the Authority and subject to the rules and regulations of the Authority, the Chief Executive Officer shall have general supervisory and management responsibility over all activities of the Authority...."

The Authority's current Chief Executive Officer will be leaving the Authority effective August 10, 2018. Therefore, consistent with Sections 4.1, 4.3 and 5.1 of the Authority's Bylaws, I present Lizette Delgado-Polanco for consideration by the Members to serve as Chief Executive Officer of the Authority with her annual compensation to be set at \$225,000.

Ms. Delgado-Polanco has extensive experience in government and labor relations, policy development, public affairs, and business and community development. She has served as Political Director of the Northeast Regional Council of Carpenters, Executive Director of the Service Employees International New Jersey State Council and as the principal for D-Solutions, a government relations and business development firm.

Ms. Delgado-Polanco also previously served as Assistant Secretary of State and as Director of Special Projects for former United States Senator Jon Corzine's Southern Region. She has served on numerous

Boards including the State Local Finance Board, Latino Action Network and Working Families United for New Jersey, among others. She holds a bachelor's degree in Labor Studies from the National Labor College in Maryland.

It is my recommendation that the Members of the Authority consider Lizette Delgado-Polanco to serve as Chief Executive Officer of the New Jersey Schools Development Authority.

/s/ Jane F. Kelly
Jane F. Kelly, Assistant Secretary
For Robert Nixon, Acting Chairman

Resolution — 4b.**Election of Chief Executive Officer
New Jersey Schools Development Authority****Resolution**

WHEREAS, the New Jersey Schools Development Authority (“SDA” or “the Authority”) was established pursuant to P.L.2007, C.137 (N.J.S.A. 52:18A-235 et. seq.) as an entity “in but not of” the New Jersey State Department of the Treasury; and

WHEREAS, Bylaws to govern the affairs and organization of the Authority were adopted by the Members of the Authority at its first organizational meeting held August 15, 2007; and

WHEREAS, Section 4.1 of the Bylaws provides that the Members of the Authority shall elect an individual to serve as Chief Executive Officer of the Authority; and

WHEREAS, Section 4.3 of the Bylaws provides that in the event that any office of the Authority established under Section 4.1 becomes vacant, the Members may at any meeting elect an officer to fill such vacancy and the officer so elected shall serve until the next Annual Meeting of the Authority and until the election of the officer’s successor; and

WHEREAS, Section 5.1 of the Bylaws requires that the individual to be elected by the Board to serve as Chief Executive Officer “shall be qualified by training and experience for the duties of the office” and “shall report to the members of the Authority”; and

WHEREAS, Section 5.1 of the Bylaws further provides that “unless otherwise directed by the Authority and subject to the rules and regulations of the Authority, the Chief Executive Officer shall have general supervisory and management responsibility over all activities of the Authority....”; and

WHEREAS, the Members of the Authority have determined that Lizette Delgado-Polanco possesses the skills and experience to serve as the Authority’s Chief Executive Officer; and

WHEREAS, the Members of the Authority have determined to elect Lizette Delgado-Polanco to the position of Chief Executive Officer of the SDA.

NOW, THEREFORE, BE IT RESOLVED, that, consistent with the memorandum presented to the Board on this date, the Members of the Authority hereby elect Lizette Delgado-Polanco to serve as Chief Executive Officer of the New Jersey Schools Development Authority and authorize her to serve in that office until the next organizational meeting of the Authority and thereafter until her respective successor be elected, or until such earlier time as provided in Section 4.3 of the Authority's By-Laws.

Attached: Election of SDA Chief Executive Officer August 1, 2018
Date: August 1, 2018

**REPORT AND RECOMMENDATIONS OF THE SCHOOL REVIEW COMMITTEE
(CHAIRMAN'S REPORT)**

**DESIGN-BUILD AWARD AND APPROVAL OF FINAL PROJECT CHARTER -
CAMDEN SCHOOL DISTRICT - CAMDEN HIGH SCHOOL**



STATE OF NEW JERSEY

SCHOOLS DEVELOPMENT AUTHORITY32 EAST FRONT STREET
P.O. BOX 991
TRENTON, NJ 08625-0991
609-943-5955**5****MEMORANDUM**

TO: Members of the Authority

FROM: Sean Murphy
Director, Procurement

Thomas Schrum
Managing Director, Program Operations

RE: District: Camden
School: Camden High School
Description: Design-Build
Package No.: CA-0022-B01
CCE: \$93,630,000
Advertised CCE Range: \$88,000,000 to \$98,000,000
Award: \$99,585,000
CM: TBD

DATE: August 1, 2018

SUBJECT: Design-Build Award and Approval of Final Project Charter

INTRODUCTION

We are writing to recommend approval by the Members of the Authority of the award of a contract in the amount of \$99,585,000 to Ernest Bock & Sons, Inc.¹ for Design-Build services for the new Camden High School (Camden H.S.) in the Camden School District.

The Design-Build Team will complete the design of the new Camden H.S. facility utilizing NJSDA-developed schematic design documents and will also provide construction and construction administration services, including securing of all required permits and approvals, for construction of a new high school for grades 9 through 12. The form of contract for this engagement is a Design-Build contract with the general contractor as the lead and with relevant trades and design disciplines serving in sub-contractor and sub-consultant roles.

We are also recommending approval by the Members of the attached Final Project Charter representing the project budget inclusive of dollar values for the award of the Design-Build package.

Pursuant to the NJSDA Operating Authority adopted by the Board on December 1, 2010, as amended March 7, 2012, Board approval is required for the award of construction contracts greater than \$500,000 and for the approval of the Final Project Charter.

¹ Ernest Bock & Sons, Inc. listed the following subcontractors for the required trades in its Price Proposal: Falasca Mechanical Inc. (Plumbing and HVACR), BW Electrical Services, LLC (Electrical), and Arnold Steel Company, Inc. (Structural Steel & Ornamental Iron). Ernest Bock & Sons, Inc. also listed a design consultant team lead by Design Ideas Group Architecture + Planning, LLC (Architecture), and including Johnson & Urban, LLC (HVAC Engineering, Electrical Engineering, and Plumbing Engineering), French & Parrello Associates, P.A. (Civil Engineering), Harrison-Hamnett, P.C. (Structural Engineering), and Whitman (Environmental Engineering).

Members of the Authority
Design-Build Award and Approval of Final Project Charter
Package No. CA-0022-B01
Camden – Camden High School – Design-Build
August 1, 2018
Page 2 of 7

BACKGROUND

The new Camden H. S. project will consist of the construction of an approximately 277,026 SF building to educate approximately 1,200 students in grades 9 through 12 on the site of the prior Camden High School facility. The new facility will consist of four (4) small learning communities, a main gymnasium, an auxiliary gymnasium, and auditorium.

On August 5, 2015, the NJSDA Board approved a recommendation of award for pre-design services to Design Ideas Group Architecture (DIG) to evaluate the existing Camden H. S.

After the completion of DIG's assessment, NJSDA Executive Leadership recommended replacement of the Camden H.S. with a new, modern, educationally appropriate facility. On October 5, 2016, the Members of the Board approved a Preliminary Project Charter, thereby approving demolition of the existing Camden H.S. facility utilizing an Early Site Package, construction of a new facility utilizing Kit of Parts design and a Design-Build delivery method, and related site development work.

On August 2, 2017, the NJSDA Board approved the award of a Demolition contract to USA Environmental Management Inc. The abatement and demolition of the prior facility commenced in September 2017, and is scheduled for completion in September 2018.

A Construction Management firm will be engaged to manage the construction of the new Camden H. S. These services will be procured during the fourth quarter of 2018.

PROCUREMENT PROCESS

This package was advertised as a design-build solicitation beginning on March 23, 2018 on the NJSDA website, NJ State website, and in selected newspapers for interested firms to participate in the bidding process. For this procurement, "Price" is weighted as more important than all "Other Factors," with price equaling 60% of the overall weight, and all non-price factors having a combined weight of 40%.

Interested bidders were required to attend a mandatory pre-bid conference held on April 9, 2018.

In accordance with regulations, the NJSDA employed a two-step process for this procurement. The first step required interested bidders to submit a Project Rating Proposal, which was used by the NJSDA to determine each bidder's Project Rating Limit, or maximum amount that a bidder may bid, for the project. Project Rating Proposals were received by April 20, 2018. Bidders were evaluated based on the largest of four projects completed in the past seven years, safety records as well as reference checks. Based on evaluation of the information submitted, nine (9) bidders received a Project Rating Limit.

Members of the Authority
 Design-Build Award and Approval of Final Project Charter
 Package No. CA-0022-B01
 Camden – Camden High School – Design-Build
 August 1, 2018
 Page 3 of 7

The Project Rating Limits resulting from the Project Rating Evaluations are listed in Table 1 below:

TABLE 1

Firm	Project Rating Limit
AP Construction, Inc.	\$ 77,350,000
Daniel J. Keating Company	\$110,250,000
Dobco, Inc.	\$165,053,800
Epic Management, Inc.	\$245,490,000
Ernest Bock & Sons, Inc.	\$160,454,097
Gilbane Building Company	\$ 81,613,833
Hall Construction Company, Inc.	\$141,684,711
Terminal Construction Corporation	\$200,220,000
Whiting-Turner Contracting Company	\$287,252,774

The second step of the process required the bidders to simultaneously submit a Technical Proposal and a sealed Price Proposal. In advance of submission of Technical and Price Proposals, bidders were permitted to submit questions seeking clarification of the procurement documents, until May 9, 2018. Addenda responses to Bidder Questions were issued to the bidders on May 7, May 15, May 21, May 29, June 4, June 8, and June 15, 2018.

Technical and Price Proposals were received on June 27, 2018 from four (4) bidders. As described in the RFP, the Technical Proposal submission consists of two separate portions for evaluation by two distinct committees as follows:

1. The “Experience Criteria” portion of the Technical Proposal submission was evaluated by an Evaluation Committee comprised of three (3) NJSDA staff members. The Evaluation Committee was responsible for collectively evaluating the “Experience Criteria” on a non-numeric basis and determining, on a consensus basis, whether a bidder had demonstrated sufficient experience in the following “Experience Criteria” categories:
 - Design-Builder’s Experience on Similarly Sophisticated Projects
 - Design-Builder’s Design Consultant’s Experience on Similarly Sophisticated Projects
 - Design-Builder’s Demonstrated Prior Affirmative Action Experience

2. The “Project Approach Criteria” portion of the Technical Proposal submission was evaluated by a Selection Committee, comprised of five (5) NJSDA staff members and one (1) alternate, and one (1) Camden School District representative. The Selection Committee was responsible for independently evaluating and scoring each bidder in each of the following “Project Approach Criteria” categories:
 - Approach to Project
 - Identification and Qualification of Required Key Team Members
 - Approach to Schedule
 - Approach to LEED Requirements

Members of the Authority
 Design-Build Award and Approval of Final Project Charter
 Package No. CA-0022-B01
 Camden – Camden High School – Design-Build
 August 1, 2018
 Page 4 of 7

“Evaluation Committee” Review

The Evaluation Committee determined that each of the bidders demonstrated sufficient experience in the “Experience Criteria” categories to be considered for award.

“Selection Committee” Review

The Selection Committee members conducted interviews with each of the four (4) Design-Build teams at NJSDA offices in Trenton on July 10, 2018 affording committee members an opportunity to obtain any additional information from each bidder team as needed to complete their evaluations of the “Project Approach Criteria” portion of the Technical Proposal.

Each Selection Committee member evaluated the “Project Approach Criteria” portion of each Technical Proposal, assigning a raw score for each category on a scale of 0 to 10 as follows:

- 9 - 10 points - outstanding response - offers significant advantages.
- 7 - 8 points - superior response - exceeds requirements with no deficiencies.
- 5 - 6 points - sufficient response - meets the requirements with no significant deficiencies.
- 3 - 4 points - minimal response - meets the requirements but contains some significant deficiencies.
- 1 - 2 points - marginal response - comprehends requirements, but contains many significant deficiencies.
- 0 points - unsatisfactory response - requirements not addressed and lack of detail precludes adequate evaluation.

Weighting factors were then applied to each of the Selection Committee member’s raw scores for each “Project Approach Criteria” category to arrive at a total weighted score as follows in Table 2 below:

TABLE 2

Project Approach Criteria Evaluation Category	Weighting Factor (Applied to Raw Score)	Maximum Weighted Points
Approach to Project	3.5	35
Identification and Qualification of Required Key Team Members	3.0	30
Approach to Schedule	1.5	15
Approach to LEED Requirements	2.0	20
Total Possible Points		100

For each Technical Proposal, the individual “Project Approach Criteria” category scores awarded by a particular Selection Committee member were added together to calculate a total non-price score for that Technical Proposal. The maximum total non-price score is 100. All of the total non-price scores awarded to a Technical Proposal by the Selection Committee members were added together and averaged to arrive at a final non-price score for each Technical Proposal.

The results of the Selection Committee’s review of the “Project Approach Criteria” portion of each Technical Proposal are listed in Table 3 below:

Members of the Authority
 Design-Build Award and Approval of Final Project Charter
 Package No. CA-0022-B01
 Camden – Camden High School – Design-Build
 August 1, 2018
 Page 5 of 7

TABLE 3

Contractor	Non-Price Score	Non-Price Rank
Ernest Bock & Sons, Inc.	71.750	1
Hall Construction Company, Inc.	68.750	2
Dobco, Inc.	59.333	3
Daniel J. Keating Company	56.542	4

Sealed Price Proposals

Once all the Technical Proposals were scored pursuant to the “Project Approach Criteria”, the Authority opened the sealed Price Proposals and reviewed them for responsiveness. The Price Proposals were publicly opened on July 12, 2018 and the bids were read aloud as required by law.

The lowest responsive Price Proposal was awarded the maximum number of points for the price component, which is 100. All other Price Proposals were awarded points based on the percentage that each proposal exceeded the lowest bid.

The results of the NJSDA’s review of the Price Proposals are listed in Table 4 below:

TABLE 4

Contractor	Bid Amount	Price Score	Price Rank
Ernest Bock & Sons, Inc.	\$99,585,000.00	100.000	1
Dobco, Inc.	\$106,800,000.00	92.755	2
Daniel J. Keating Company	\$108,300,000.00	91.249	3
Hall Construction Company, Inc.	\$110,723,000.00	88.816	4

Final Combined Scores and Final Rankings

After the Price Scores were determined for all bidders, the Price Scores were adjusted by a weighting factor of 60%. The Non-Price Scores for “Other Factors” criteria were adjusted by a weighting factor of 40%. The Price Score and Non-Price Score for each bidder were added together for a Final Combined Score. The maximum Final Combined Score is 100. The Final Combined Scores and Final Rankings are listed in Table 5 below:

Members of the Authority
 Design-Build Award and Approval of Final Project Charter
 Package No. CA-0022-B01
 Camden – Camden High School – Design-Build
 August 1, 2018
 Page 6 of 7

TABLE 5

Contractor	Raw Non-Price Score	Raw Price Score	Weighted Non-Price Score (40%)	Weighted Price Score (60%)	Final Combined Score	Final Rank
Ernest Bock & Sons, Inc.	100.000	71.750	60.000	28.700	88.700	1
Hall Construction Company	88.816	68.750	53.289	27.500	80.789	2
Dobco, Inc.	92.755	59.333	55.653	23.733	79.386	3
Daniel J. Keating Company	91.249	56.542	54.749	22.617	77.366	4

The highest ranked bidder was Ernest Bock & Sons, Inc. (Bock).

Highest Ranked Bidder's Price Proposal

The bid submitted by Bock was greater than the CCE. In order to understand the differential between the CCE and the bid price and to ensure the contractor's price proposal was inclusive of all scope elements, a conference was conducted on July 16, 2018 with Bock and staff from Procurement, Program Operations, Design Studio and Contract Management to review the bid. The discussion verified that Bock had included all work per the scope of the project and identified variances between the NJSDA's CCE and Bock's price proposal in several areas, with the majority of the overall variance representing costs associated with Electrical and Site Work. At the time of review, Bock confirmed that its price proposal is inclusive of all scope elements contained in the Contract Documents.

The Program Operations Managing Director and the Contract Management Acting Director recommend award of the project to Bock.

FINAL PROJECT CHARTER

The attached Final Project Budget represents the project budget inclusive of actual dollar values for the award of the Design-Build contract, current estimates for all project scope elements inclusive of estimated costs for future scope elements such as FF&E, technology and appropriate contingencies. The budget also includes costs associated with the District's lease of temporary space to accommodate the students during the construction of the new school, as well as estimated costs for work necessary at the District owned Hatch School which is also serving as temporary space during construction. Additionally, the budget is inclusive of costs incurred related to site investigation and demolition, as well as NJSDA Staff costs for both Design and Project Management. Values for the following items have increased from the estimated values included in the Preliminary Project Charter, developed in October 2016 and revised in August 2017 to account for necessary temporary facilities costs: design-builder costs, based upon the award value for the design-builder; budgeted values for Construction Management Services and FF&E fit-out which have been adjusted to align with recent project experience; and the temporary space budget, to reflect the estimated costs for work necessary at the Hatch School.

Members of the Authority
Design-Build Award and Approval of Final Project Charter
Package No. CA-0022-B01
Camden – Camden High School – Design-Build
August 1, 2018
Page 7 of 7

5

Nonetheless, the Final Project Charter budget of \$132.6 million represents a net decrease of approximately \$1.1 million from the Board-approved Revised Preliminary Project Charter. The increased values discussed above are fully offset through the utilization of the design contingency that had been established in the Preliminary Project Charter to address potential cost increases prior to the award of the design-build contract and establishment of the Final Project Budget. Additionally, the Final Project Charter recognizes the award value for the Early Site Preparation work, a value less than the budgeted value included in the Preliminary Project Charter for those services. The reduction of the remaining design contingency and reduced budget for early site preparation results in a net decrease to the overall project budget.

RECOMMENDATION

The Members of the Authority are requested to approve the award of a contract to the highest ranked bidder, Ernest Bock & Sons, Inc. for Contract No. CA-0022-B01 in the amount of \$99,585,000. Prior to execution of the contract, the contract and related documentation will be reviewed and approved by the NJSDA Division of Chief Counsel.

The Members of the Authority are also requested to approve the attached Final Project Charter representing all expended and projected funds necessary for completion of the project.

/s/ Sean Murphy

Sean Murphy, Director, Procurement

/s/ Thomas Schrum

Thomas Schrum, Managing Director, Program Operations

Reviewed and Recommended by: Andrew Yosha, EVP, Program Operations and Strategic Planning

Reviewed and Recommended by: Donald Guarriello, Vice President and Chief Financial Officer

Reviewed and Recommended by: Manuel Da Silva, Vice President, Construction Operations

Reviewed and Recommended by: Gregory Voronov, Managing Director, Program Operations

Reviewed and Recommended by: Andrew Oakley, Deputy Program Director, Program Operations

Reviewed and Recommended by: Thomas Praesel, Senior Program Officer, Program Operations

Prepared and Recommended by: Nicole Burnett, Program Officer, Program Operations

New Jersey Schools Development Authority Project Charter - Summary

Charter Date
08/01/18
Supersedes Charter Dated
08/02/17

Region: Southern
District: Camden
Project Name: New Camden HS
School Type: High School
DOE # / Project #: 0680-030-13-0ACL
Project Type (New/Add/Reno): New
Project Location: 1700 Park Blvd Camden, NJ
Number of Students: 1,244 (FES Capacity) 1,468 (Maximum Capacity)

Land Acquisition Required? Yes No
Temporary Space Required? Yes No

Funding Source
2012 Capital Plan

Project Budget: \$ 132,569,255
Anticipated Substantial Completion Date: 06/11/21
Anticipated School Occupancy Date: Sep-21

Funding Allocated
\$132,569,255

Project Team Leader: Thomas Schrum / Ritchard Sherman
Project Initiation Date: Oct-16
SDA Board - Project Charter Approval Date: 08/01/18

District Local Share
\$0.00

Charter Version and Date	Project Summary
<input type="checkbox"/> Planning	Construction of a new high school on the location of the existing facility. The project calls for demolition of the existing structure and new construction of approximately 270,000 SF. The facility will be built to meet the needs of the District's Small Learning Community educational program.
<input type="checkbox"/> Preliminary 08/02/17	
<input checked="" type="checkbox"/> Final 08/01/18	
Purpose for Advancement of Current/Revised Project Charter	
Revision # and Date	Approval of the Final Project Charter inclusive of final budget and schedule for the project based upon the award of the Design-Build contract.
<input type="checkbox"/> One	
<input type="checkbox"/> Two	District Project Goals
<input type="checkbox"/> Three	
<input type="checkbox"/> Four	
<input type="checkbox"/> Five	
<input type="checkbox"/> Six	Provide the District's 9 to 12 grade student population with a new, modern educationally appropriate facility that will support a small learning community educational program delivery.

Recommendation

Managing Director - Program Operations _____ Date Thomas Schrum	Managing Directors - Capital Planning / Design _____ Date Gregory Voronov / Ritchard Sherman
Vice President - Construction Operations _____ Date Manuel Da Silva	EVP- Prog. Ops. and Strategic Planning _____ Date Andrew Yosha

Approval

Chief Executive Officer _____ Date
 Charles McKenna

New Jersey Schools Development Authority Project Charter - Milestones & Delivery Method						Charter Date 08/01/18	
District / Project Name:				Camden / New Camden HS			
DOE # / Project #:				0680-030-13-0ACL			
Project Milestones						Date	
School Occupancy Date						Sep-21	
DELIVERY METHOD				Design/Build			
Real Estate Services							
	Start	Est.	Act.	Finish	Est.	Act.	
Feasibility	09/11/15	<input type="checkbox"/>	<input checked="" type="checkbox"/>	09/28/16	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Site Investigations	09/11/15	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Complete	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Site Acquisition	N/A	<input type="checkbox"/>	<input type="checkbox"/>	N/A	<input type="checkbox"/>	<input type="checkbox"/>	
Relocation	N/A	<input type="checkbox"/>	<input type="checkbox"/>	N/A	<input type="checkbox"/>	<input type="checkbox"/>	
Early Site Package	09/26/17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	10/23/18	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Deed Restriction Required?	TBD	Date					
District Notified?		<input type="checkbox"/>	<input type="checkbox"/>				
Classification Exception Area?	TBD						
District Notified?		<input type="checkbox"/>	<input type="checkbox"/>				
Special Considerations							
Design:							
	Date	Est.	Act.				
Design Start (NTP)	01/03/17	<input type="checkbox"/>	<input checked="" type="checkbox"/>				
Design Restart (if applicable)	NA	<input type="checkbox"/>	<input type="checkbox"/>				
	Start	Est.	Act.	Finish	Est.	Act.	
Program Concept Phase	01/03/17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	04/03/17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Schematic Design	04/04/17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	10/26/17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Bridging Documents	07/19/17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	03/23/18	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
Design-Build Bid/Award	03/23/18	<input type="checkbox"/>	<input checked="" type="checkbox"/>	08/22/18	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Design-Build NTP	08/23/18	<input checked="" type="checkbox"/>	<input type="checkbox"/>	09/14/18	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Final Design	09/14/18	<input checked="" type="checkbox"/>	<input type="checkbox"/>	06/26/19	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
Special Considerations							
Construction:							
	Date	Est.	Act.				
Construction Start (NTP)	06/27/19	<input checked="" type="checkbox"/>	<input type="checkbox"/>				
Substantial Completion (TCO)	06/11/21	<input checked="" type="checkbox"/>	<input type="checkbox"/>				
School Occupancy Date	Sep-21	<input checked="" type="checkbox"/>	<input type="checkbox"/>				
Title Transfer	N/A	<input checked="" type="checkbox"/>	<input type="checkbox"/>				
Final Completion (C of O)	09/03/21	<input checked="" type="checkbox"/>	<input type="checkbox"/>				
Post Occupancy Walk Through	05/06/22	<input checked="" type="checkbox"/>	<input type="checkbox"/>				
Project Close-Out	06/06/22	<input checked="" type="checkbox"/>	<input type="checkbox"/>				
Special Considerations							
<p>The above schedule information is based upon the NJSDA's schedule for project completion consistent with the contract requirements for the design-build engagement. Adjustments to the Charter schedule may be made after review and approval of the design-builder awardee's proposed project schedule.</p>							

New Jersey Schools Development Authority Project Charter - Project Budget		Charter Date
		08/01/18
District / Project Name: Camden / New Camden HS		
DOE # / Project #: 0680-030-13-0ACL		
2012 Capital Plan Funding Allocation	\$	132,569,255
Special Considerations:		
<p>The project budget is based upon the award amount for the Design-Build engagement, current estimates for all project scope elements and estimated costs for future scope elements. The budget also includes costs associated with the District's lease of temporary space to accommodate the students during the construction of the new school, as well as estimated costs for repair work necessary at the District owned Hatch School which is also serving as temporary space during construction. Additionally, the budget is inclusive of costs incurred related to site investigation and demolition, as well as NJSDA Staff costs for both Design and Project Management.</p>		
Project Budget:		
Gross Building Area (GSF):		Grossing Factor:
New	270,000	1.55
Addition	0	
Renovation	0	
Total Gross Building Area (GSF):	270,000	
Estimated Building Cost / GSF		
New Construction Cost/GSF	\$314.00	
Renovation Cost/GSF		
Design-Builder Costs		
Design	\$4,313,446	
Building Costs	\$87,080,119	
Site Development Costs	\$8,191,435	
Demolition	\$0	
Cost Escalation 0 months at 5 % per year	\$0	
Design Contingency	\$0	
Construction Contingency	\$4,865,000	
Total Construction Costs	\$104,450,000	
Pre-Development Costs:		
Consultant Services	\$2,395,000	
Early Site Preparation	\$6,682,000	
Land Acquisition	\$0	
Relocation	\$0	
Property Maintenance/Carry Costs	\$0	
Total Pre-Development Costs	\$9,077,000	
Other Costs: %		
Design		
Engaged Pre-Design Consultant	\$362,255	
In-House Design	\$1,230,000	
Project Management (SDA Staff)	\$1,690,000	
Construction Management Services	\$2,800,000	
FF&E	\$5,000,000	
Technology	\$4,000,000	
Commissioning	(Included in DB Scope)	
Temporary Space	\$1,950,000	
Other Costs	\$2,010,000	
Total Other Costs	\$19,042,255	
Other Funding Sources		
Rebates & Refunds	\$0	
District Local Share Funds	\$0	
Total Other Funding Sources	\$0	
Total Project Budget	\$132,569,255	
Funding from Prior Allocation	\$0	
Funding from 2012 Capital Plan	\$132,569,255	

**New Jersey Schools Development Authority
Project Charter - Budget Variance**

Charter Date

08/01/18

District / Project Name: Camden / New Camden HS
DOE # / Project #: 0680-030-13-0ACL

Project Budget:

	Preliminary Project Charter 8/2/17	Current Budget	VARIANCE Fav/(Unfav)
Grossing Factor:	1.55	1.55	0.00
Gross Building Area (GSF):			
New	242,000	270,000	(28,000)
Addition	0	0	0
Renovation	0	0	0
Total Gross Area (GSF):	242,000	270,000	(28,000)
Design-Builder Costs			
Design	\$4,100,000	\$4,313,446	(\$213,446)
Building Costs	\$79,900,000	\$87,080,119	(\$7,180,119)
Site Development Costs	\$7,000,000	\$8,191,435	(\$1,191,435)
Demolition	\$0	\$0	\$0
Cost Escalation	\$0	\$0	\$0
Design Contingency	\$9,100,000	\$0	\$8,835,000
Construction Contingency	\$4,600,000	\$4,865,000	
Total Construction Costs	\$104,700,000	\$104,450,000	\$250,000
Pre-Development Costs:			
Consultant Services	\$2,160,000	\$2,395,000	(\$235,000)
Early Site Preparation	\$9,400,000	\$6,682,000	\$2,718,000
Land Acquisition	\$0	\$0	\$0
Relocation	\$0	\$0	\$0
Property Maintenance/Carry Costs	\$0	\$0	\$0
Total Pre-Development Costs	\$11,560,000	\$9,077,000	\$2,483,000
Other Costs:			
Design			
Engaged Pre-Design Consultant	\$1,189,870	\$362,255	\$827,615
In-House Design	\$1,230,000	\$1,230,000	\$0
Project Management (SDA Staff)	\$1,690,000	\$1,690,000	\$0
Construction Management Services	\$2,300,000	\$2,800,000	(\$500,000)
FF&E	\$4,000,000	\$5,000,000	(\$1,000,000)
Technology	\$4,000,000	\$4,000,000	\$0
Commissioning	(Included in DB Scope)	(Included in DB Scope)	\$0
Temporary Space	\$950,000	\$1,950,000	(\$1,000,000)
Other Costs	\$2,010,000	\$2,010,000	\$0
Total Other Costs	\$17,369,870	\$19,042,255	(\$1,672,385)
Other Funding Sources			
Rebates & Refunds	\$0	\$0	\$0
District Local Share Funds	\$0	\$0	\$0
Total Other Funding Sources	\$0	\$0	\$0
Total Project Budget	\$133,629,870	\$132,569,255	\$1,060,615
Funding from Prior Allocation	\$0	\$0	\$0
Funding from 2012 Capital Plan	\$133,629,870	\$132,569,255	\$1,060,615

Budget Variance Analysis:

The project budget represents a net decrease of approximately \$1.1 million from the Board approved Preliminary Project Charter, while also representing increased construction costs based upon the award of the value for the design-builder which exceed the value that was estimated within the Preliminary Project Charter. The budgets for CM services and FF&E have been increased to align with current project experience. The temporary space budget has been increased to reflect the revised costs necessary for remedial work at the Hatch MS which is being utilized as temporary space during construction of the new school. The increased values discussed above are fully offset through utilization of the design contingency that had been established in the Preliminary Project Charter to address potential cost increases prior to the award of the design-build contract and establishment of the Final Project Budget. Additionally, the budget for Early Site Preparation has been reduced to reflect the actual award amount for the abatement, demolition and site preparation associated with demolition of the existing Camden HS.

Schedule Variance Analysis:

Resolution—5a.

Design-Build Award and Approval of Final Project Charter

District:	Camden School District
School:	Camden High School School
Description:	Design-Build
Package No.:	CA-0022-B01
CCE:	\$93,630,000
Advertised CCE Range:	\$88,000,000 to \$98,000,000
Award:	\$99,585,000
CM:	TBD

Resolution

WHEREAS, the Operating Authority of the New Jersey Schools Development Authority (SDA or the Authority) requires that the Members of the Authority approve the award of construction contracts greater than \$500,000 and final project charters; and

WHEREAS, the new Camden High School project (Project) will consist of construction of an approximately 277,026 square foot building to educate approximately 1,200 students in grades 9 through 12 on the site of the prior Camden High School facility; and

WHEREAS, the new facility will consist of four (4) small learning communities, a main gymnasium, an auxiliary gymnasium, and auditorium; and

WHEREAS, on August 5, 2015, the Members of the Authority approved a recommendation of award for pre-design services to Design Ideas Group Architecture (DIG) to evaluate the existing Camden High School; and

WHEREAS, after the completion of DIG's assessment, SDA Executive Leadership recommended replacement of the Camden High School with a new, modern, educationally appropriate facility; and

WHEREAS, on October 5, 2016, the SDA Board approved a preliminary project charter, thereby approving demolition of the existing Camden High School facility utilizing an early site package, construction of a new facility utilizing kit of parts design and a design-build delivery method, and related site development work; and

WHEREAS, abatement and demolition of the prior facility commenced in September 2017 and is scheduled for completion in September 2018; and

WHEREAS, a package for design-build services was advertised on March 23, 2018 with "price" weighted as 60% of the overall weight and "all non-price factors" having a combined weight of 40%; and

WHEREAS, upon completion of the competitive procurement process, the program operations managing director and the contract management acting director recommend award of a contract for design-build services in the amount of \$99,585,000 to Ernest Bock & Sons, Inc. (EBS) for the Project; and

WHEREAS, at the time of review, EBS confirmed that its price proposal is inclusive of all scope elements contained in the contract documents; and

WHEREAS, along with the contract award, SDA executive management recommends that the Members of the Authority approve the final charter for the Project as presented to the Board on this date and representing all expended and projected funds necessary for completion of the Project; and

WHEREAS, the background of the Project, a detailed description of the procurement process followed and the specifics of the final charter recommended for approval are set forth in detail in the memorandum presented to the Board on this date and incorporated herein.

NOW, THEREFORE, BE IT RESOLVED, that the Members of the Authority hereby authorize and approve the award of a contract in the amount of \$99,585,000 to the highest ranked bidder, Ernest Bock & Sons, Inc. for the Camden School District's Camden High School project (Contract No. CA-0022-B01) and the project's final charter as presented to the Board on this date and representing all expended and projected funds necessary for completion of the project.

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately, but no action authorized herein shall have force and effect until 10 days, Saturdays, Sundays and public holidays excepted, after a copy of the minutes of the Authority meeting at which this resolution was adopted has been delivered to the Governor for his approval, unless during such 10 day period, the Governor shall approve the same, in which case such action shall become effective upon such approval.

Attached: Memorandum, Design-Build Award and Approval of Final Project Charter, Camden High School - CA-0022-B01, Camden School District, dated August 1, 2018

Dated: August 1, 2018

**DEMOLITION AND SITE PREPARATION CONTRACTOR AWARD - PLAINFIELD
PUBLIC SCHOOL DISTRICT - NEW WOODLAND ELEMENTARY SCHOOL -
DEMOLITION OF EXISTING SCHOOL BUILDING AND SITE PREPARATION**



32 EAST FRONT STREET
 P.O. BOX 991
 TRENTON, NJ 08625-0991
 609-943-5955

5

MEMORANDUM

TO: Members of the Authority

FROM: Sean Murphy
 Director, Procurement

Thomas Schrum
 Managing Director, Program Operations

RE: District: Plainfield
 School: New Woodland Elementary School
 Description: Demolition of Existing School
 Building and Site Preparation
 Package No.: ET-0100-N01-RB1
 CCE: \$3,401,000
 Advertised CCE Range: \$2,400,000 to \$3,800,000
 Award: \$1,644,444
 CM: TBD

DATE: August 1, 2018

SUBJECT: Demolition and Site Preparation Contractor Award

INTRODUCTION

We are writing to recommend approval by the Members of the Authority of the award of a contract in the amount of \$1,644,444 to Two Brothers Contracting, Inc. (Two Brothers)¹ for demolition of the existing Woodland Elementary School (Woodland ES) and site restoration activities, in preparation for the delivery by the NJSDA of the New Woodland ES for the Plainfield Public School District (District).

Pursuant to the NJSDA Operating Authority adopted by the Board on December 1, 2010, as amended March 7, 2012, Board approval is required for the award of construction contracts greater than \$500,000.

BACKGROUND

At the April 4, 2018 Board Meeting, the Members approved the Revised Preliminary Project Charter for a new two-story school facility on the District-owned Woodland ES site. The project scope includes the demolition of the existing Woodland ES and the construction of a new approximately 121,000 square foot facility to educate 756 students in grades Kindergarten to Five to serve as a replacement facility for both the existing Woodland ES and the Cook Elementary School (Cook ES) in the District.

¹ Two Brothers listed the following subcontractors for the required trades in its Price Proposal: Two Brothers Contracting, Inc. (Demolition and Asbestos Removal/Treatment).

Members of the Authority
Demolition and Site Preparation Contractor Award
Package No. ET-0100-N01-RB1
Plainfield – New Woodland Elementary School
August 1, 2018
Page 2 of 3

The Preliminary Project Charter Revision incorporated several adjustments in order to address flood plain concerns identified in July 2017 related to a portion of the existing site. Those adjustments included the resequencing of project activities such that construction of the new school would follow demolition of the existing Woodland ES, thereby allowing the new school to be constructed outside of the flood plain, and the provision of temporary space at the existing Cook ES to allow the District to vacate the Woodland ES at the end of 2017/2018 school year.

Demolition and Site Preparation activities will begin after the existing Woodland ES facility has been vacated. Pursuant to NJSDA Board approval provided on April 4, 2018, the NJSDA shall provide eight (8) leased Temporary Classroom Units to provide necessary temporary space beginning with the 2018/2019 school year.

We expect to advertise in the second quarter of 2019 for Design-Build services for delivery of the New Woodland ES.

PROCUREMENT PROCESS

This package was initially advertised beginning on March 28, 2018 on the NJSDA website, NJ State website, and in selected newspapers for interested firms to participate in the bidding process. After bids were received from five (5) contractors, potential ambiguities in the bid documents were identified. The NJSDA reviewed the bid documents and determined the best solution was to re-bid this procurement to avoid any unintended impact of those potential ambiguities. NJSDA cancelled this bid process on May 18, 2018.

This package was re-advertised beginning on May 23, 2018 on the NJSDA website, NJ State website, and in selected newspapers for interested firms to participate in the bidding process.

A mandatory pre-bid conference and site visit was held on June 11, 2018.

Project Rating Proposals were received from bidders by July 5, 2018. Bidders were evaluated based on the largest of four projects completed in the past seven years, safety records as well as reference checks. Based on evaluation of the information submitted, seven (7) bidders received a Project Rating Limit.

Requests for Information (RFIs) were received by July 5, 2018. Addenda containing responses to the RFIs were issued to the bidders on June 26 and July 9, 2018.

Price Proposals were received on July 19, 2018. The Price Proposals were publicly opened and the lump sum base bids were read aloud as required by law.

Following the public bid opening, the NJSDA performed a review of the Price Proposals to determine the responsiveness of each bidder to the solicitation. The review determined that five (5) bidders were responsive. The results of the review are listed below:

Members of the Authority
 Demolition and Site Preparation Contractor Award
 Package No. ET-0100-N01-RB1
 Plainfield – New Woodland Elementary School
 August 1, 2018
 Page 3 of 3

Contractor	Bid Amount	Comments
Two Brothers Contracting, Inc.	\$1,644,444.00	Qualified and responsive bidder.
Tricon Enterprises, Inc.	\$1,670,000.00	Non-responsive bidder. Bid rejected.
Niram, Inc.	\$2,085,000.00	Qualified and responsive bidder.
Yannuzzi Group, Inc.	\$2,265,483.00	Qualified and responsive bidder.
Santorini Construction, Inc.	\$2,475,000.00	Qualified and responsive bidder.
USA Environmental Management, Inc.	\$2,975,000.00	Qualified and responsive bidder.

The responsive low bidder was Two Brothers Contracting, Inc.

The bid submitted by Two Brothers was less than the CCE. In order to understand the differential between the CCE and the bid price and to ensure the contractor's price proposal was inclusive of all scope elements, a conference was conducted on July 24, 2018 with Two Brothers and staff from Procurement, Program Operations, and Contract Management to review the bid. The discussion verified that Two Brothers had included all work per the scope of the project and identified variances between the NJSDA's CCE and Two Brothers price proposal in several areas. The majority of the overall variance is attributable to the contractor's ability to perform the majority of the construction activities, including asbestos abatement and demolition, with its own forces. At the time of review, Two Brothers confirmed that its price proposal is inclusive of all scope elements contained in the Contract Documents.

The Program Operations Managing Director and the Contract Management Acting Director recommend award of the contract to Two Brothers Contracting, Inc.

RECOMMENDATION

The Members of the Authority are requested to approve the award of a contract to Two Brothers Contracting, Inc. for Contract No. ET-0100-N01-RB1 in the amount of \$1,644,444. Prior to execution of the contract, the contract and related documentation will be reviewed and approved by the NJSDA Division of Chief Counsel.

/s/ Sean Murphy
 Sean Murphy, Director, Procurement

/s/ Thomas Schrum
 Thomas Schrum, Managing Director, Program Operations

Reviewed and Recommended by: Andrew Yosha, EVP, Program Operations and Strategic Planning
 Reviewed and Recommended by: Donald Guarriello, Vice President & Chief Financial Officer
 Reviewed and Recommended by: Manuel Da Silva, Vice President, Construction Operations
 Reviewed and Recommended by: Gregory Voronov, Managing Director, Program Operations
 Reviewed and Recommended by: Joseph Lucarelli, Deputy Program Director, Program Operations
 Reviewed and Recommended by: Tony Sassine, Program Officer, Program Operations
 Prepared and Recommended by: Jeannette Thannikary, Program Officer, Program Operations

Resolution-5b.

Demolition and Site Improvement Construction Award

District:	Plainfield
School:	New Woodland Elementary School
Description:	Demolition of Existing School Building and Site Preparation
Package No.:	ET-0100-N01-RBI
CCE:	\$3,401,000
Advertised CCE Range:	\$2,400,000 to \$3,800,000
Award:	\$1,644,444
CM:	TBD

Resolution

WHEREAS, the Operating Authority of the New Jersey Schools Development Authority (SDA or the Authority) requires that the Members of the Authority approve the award of construction contracts greater than \$500,000; and

WHEREAS, on April 4, 2018, the Members of the Authority approved a revised preliminary project charter for a new two-story school facility (the Project) on the Plainfield School District-owned Woodland Elementary School site (Woodland ES); and

WHEREAS, the Project scope includes the demolition of the existing Woodland ES and the construction of a new approximately 121,000 square foot facility to educate 756 students in grades Kindergarten to five to serve as a replacement facility for both the existing Woodland ES and the Cook Elementary School (Cook ES) in the Plainfield Public School District (District); and

WHEREAS, the preliminary project charter revision incorporated several adjustments in order to address flood plain concerns identified in July 2017 relating to a portion of the existing site; and

WHEREAS, the adjustments included the resequencing of Project activities such that construction of the new school would follow demolition of the existing Woodland ES, thereby allowing the new school to be constructed outside of the flood plain; and the provision of temporary space at the existing Cook ES to allow the District to vacate the Woodland ES at the end of 2017-2018 school year; and

WHEREAS, it was determined that demolition and site preparation activities would begin after the existing Woodland ES facility has been vacated and that SDA shall provide eight (8) leased temporary classroom units to provide necessary temporary space beginning with the 2018-2019 school year; and

WHEREAS, following cancelation of a previous bid process, a solicitation for demolition and site improvement services was re-advertised beginning on May 23, 2018; and

WHEREAS, following conclusion of the competitive procurement process, the program operations director and the contract management acting director recommend award of the contract in the amount of \$1,644,444 to Two Brothers Contracting, Inc. (Two Brothers); and

WHEREAS, at the time of review, Two Brothers confirmed that its price proposal is inclusive of all scope elements contained in the contract documents; and

WHEREAS, the Project background and the details of the procurement process followed for the proposed contract award are comprehensively set forth in the memorandum presented to the Board on this date and incorporated herein; and

WHEREAS, prior to execution of the contract, the contract and related documentation will be reviewed and approved by the SDA Division of Chief Counsel.

NOW, THEREFORE, BE IT RESOLVED, that the Members of the Authority hereby authorize and approve the award of a demolition and site improvement construction contract (Contract No. ET-0100-N01-RB1) in the amount of \$1,644,444 to Two Brothers Contracting, Inc. for the Plainfield New Woodland Avenue Elementary School project.

BE IT FURTHER RESOLVED, that prior to execution of the contract, the contract and related documentation will be reviewed and approved by the SDA Division of Chief Counsel.

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately, but no action authorized herein shall have force and effect until 10 days, Saturdays, Sundays and public holidays excepted, after a copy of the minutes of the Authority meeting at which this resolution was adopted has been delivered to the Governor for his approval, unless during such 10 day period, the Governor shall approve same, in which case such action shall become effective upon such approval.

Attached: Memorandum, Demolition and Site Improvement Construction Award, New Woodland Elementary School - Package No. ET-0100-N01-RBI, Plainfield Public School District, dated August 1, 2018

Dated: August 1, 2018

**RELEASE OF FUNDS FROM PROGRAM RESERVE, AWARD OF CONTRACT, AND
APPROVAL OF THE FINAL PROJECT CHARTER - PLAINFIELD PUBLIC SCHOOL
DISTRICT - PLAINFIELD HIGH SCHOOL -EMERGENT PROJECT - STAIRWAY
STRUCTURAL REPAIRS**



MEMORANDUM

TO: Members of the Authority

FROM: Sean Murphy
Director, Procurement

Paul Hamilton
Program Planning Director, Program Operations

RE: District: Plainfield
School: Plainfield High School
Description: Emergent Project – Stairway Structural Repairs
Package No.: EP-0107-C01
Award: \$897,774
CM: NJSDA Self-Managed

DATE: August 1, 2018

SUBJECT: Release of Funds from Program Reserve, Award of Contract, and Approval of the Final Project Charter
Plainfield Public School District – Plainfield High School
Emergent Project – Stairway Structural Repairs

INTRODUCTION

We are writing to recommend approval by the Members of the Authority of three related actions to address an emergent condition at the Plainfield High School in the Plainfield Public School District:

1. The release of funds from the NJSDA Program Reserve, maintained for emergent projects;
2. The award of a construction contract to Catcord Construction Co., Inc. (Catcord), in the Not-To-Exceed (N.T.E.) amount of \$897,774; and
3. The Final Charter (copy attached) representing the project budget inclusive of N.T.E. dollar values for the award for construction, appropriate contingency, allowances, NJSDA staff costs and other costs.

As discussed below, the recommended actions represent N.T.E. values to support development and implementation of the most appropriate, efficient and timely action to address the emergent condition.

Pursuant to the NJSDA Operating Authority adopted by the Board on December 1, 2010, as amended on March 7, 2012, Board approval is required for the release of monies from the Program Reserve for emergent projects or emergency situations exceeding \$500,000. Further, the Operating Authority requires Board

Members of the Authority

Release of Funds from Program Reserve, Award of Contract, and Approval of the Final Project Charter
Plainfield Public School District – Plainfield High School - Emergent Project EP-0107-C01

August 1, 2018

Page 2 of 4

approval for the award of construction contracts greater than \$500,000 as well as the approval of a Final Project Charter. Both the construction award amount and the release of funds from the reserve exceed \$500,000.

At the July 2008 Board meeting, the Members approved the 2008 New Funding Allocation and Capital Plan which allocated \$97 million to fund emergent projects in the 31 NJSDA Districts. Additionally, at the March 2, 2011 Board meeting, the Members approved the 2011 Capital Program which allocated an additional \$100 Million to fund emergent projects creating a total reserve of \$197 million to address emergent projects throughout the NJSDA District. Funding for the project is available within the established reserves for emergent projects.

NJSDA staff shall provide Construction Management for the project.

BACKGROUND

The Plainfield High School (PHS), built in 1916 with several additions, is an approximately 365,000 square foot facility in the Plainfield Public School District educating approximately 1,600 students in grades 9 through 12.

In July 2016 the NJDOE and NJSDA launched a third statewide effort to identify and evaluate potential emergent projects throughout the NJSDA Districts. This effort has resulted in the identification of conditions at PHS for advancement as an emergent project: structural repairs or replacement stairs located in the 1916 portion of the building.

On December 15, 2016, the NJSDA and NJDOE performed a joint site visit. Based upon the site visit observations and supporting documentation provided by the District, the NJDOE issued preconstruction approval on June 22, 2017 for the advancement of an emergent project to provide for the repairs or replacement of the stairs located in Stairways #2, #4 and #6 in the 1916 portion of the building.

PROCUREMENT PROCESS

The construction task order assignment recommended for this project results from utilization of the NJSDA General Construction Services Task Order (GC Task Order) Contract.

At the August 3, 2016 Board Meeting, the Members of the Authority approved the use of the GC Task Order Contract, resulting in awards to twenty-two (22) firms. The GC Task Order Contract has been structured so that the Authority has a pool of contractors to perform certain work. Overall, no individual task order can exceed \$3 million and no individual firm can receive more than \$5 million of work per region during the duration of the Contract. Bidders were required to select a region (North, South, or both) for job order assignments and accept the defined cost multiplier of 1.10, as decided by the Authority, for use in establishing compensation for those task order assignments to be performed, at least for the initial phases, on a time and materials basis. GC Task Order Contract work may also be assigned on a lump sum basis after competitive bidding among Task Order Contractors.

Members of the Authority

Release of Funds from Program Reserve, Award of Contract, and Approval of the Final Project Charter
Plainfield Public School District – Plainfield High School - Emergent Project EP-0107-C01

August 1, 2018

Page 3 of 4

NJSDA determined to advance the project by way of a rotational assignment. After unsuccessful outreach to one firm, on May 17, 2018, Procurement staff contacted Catcord, the next firm on the contractor rotational list, and confirmed its interest in the project. This package will be awarded on a time and materials basis for the initial phases pursuant to the NJSDA's existing GC Task Order Contract.

SCOPE OF WORK

A site visit was held on May 24, 2018 with Catcord to review and assess the condition of the stairs and performance of the corrective work. NJSDA staff instructed Catcord to engage a design consultant and any sub-consultants necessary for developing a proposal, cost estimate and schedule that recognizes an approach to implementing appropriate action(s) to address the emergent condition related to the damaged stairs.

The scope of work for this engagement includes:

1. Design Services including:
 - Performance of field investigative activities necessary to develop options to address the repair or replacement of existing stair assemblies in stairways #2, #4 and #6;
 - Based upon the NJSDA's selected option, preparation of all necessary plans, specifications and construction documents representing construction activities, inclusive of modifications to the existing structure;
 - Preparation of documents to secure construction permits; and
 - Preparation of record set drawings and plans at project completion.
2. The Construction Services is comprised of:
 - Implementation of the selected option to address the condition of the stair assemblies
3. Performance of hazardous material abatement activities as necessary to implement the above described scope of work; and
4. Performance of any code or regulatory improvements which are necessitated by implementation of the above-described scope of work.

An allowance of \$100,000 has been established for additional investigative activities and hazardous material abatement.

On July 11, 2018, Catcord provided the NJSDA with a cost estimate to complete the entirety of the work, inclusive of the assessment, design services, and implementation of the scope of work proposed by NJSDA to remedy the emergent condition. The above-mentioned assessment when completed will enable the NJSDA to select the most appropriate solution to address the identified condition. The recommended award in the N.T.E. amount of \$897,774 represents Catcord's cost proposal for the most extensive solution, including:

- Stairway #2 – Limited repairs to the bottom four risers and treads including limited railing replacement;
- Stairway #4 – Complete replacement of the entire stairwell including all landings, risers, treads, railings and doors.

Members of the Authority

Release of Funds from Program Reserve, Award of Contract, and Approval of the Final Project Charter
Plainfield Public School District – Plainfield High School - Emergent Project EP-0107-C01

August 1, 2018

Page 4 of 4

- Stairway #6 – Complete replacement of the entire stairwell including all landings, risers, treads, railings and doors.
- Necessary anticipated code improvements and other structural, electrical and mechanical work necessary to implement the above scope.

Upon completion of design, the NJSDA shall review and validate the final projected cost and schedule for the scope of work. This review shall result in a determination to either advance the construction work on a time and material basis, or to establish a fixed cost for the scope of work defined in the construction documents.

The Contract Management Division (CMD) and Program Operations reviewed Catcord's cost proposal in the amount of \$897,774, and determined it was reasonable for the elements included in the Scope of Work. The Program Operations Managing Director, Program Operations Director, and CMD recommend that Procurement proceed with the issuance of a task order to Catcord.

RECOMMENDATION

The Members of the Authority are requested to approve:

1. The release of \$1,202,774 from the Program Reserve to address the emergent project at the Plainfield High School in the Plainfield Public School District;
2. The award of the construction contract to Catcord for a N.T.E. value in the amount of \$897,774; and
3. The Final Project Charter for the emergent project at Plainfield High School in the Plainfield Public School District.

/s/ Sean Murphy

Sean Murphy, Director, Procurement

/s/ Paul Hamilton

Paul Hamilton, Program Director, Program Operations

Reviewed and Recommended by: Andrew Yosha, EVP, Program Operations and Strategic Planning

Reviewed and Recommended by: Donald Guarriello, Vice President and Chief Financial Officer

Reviewed and Recommended by: Manuel Da Silva, Vice President, Construction Operations

Reviewed and Recommended by: Gregory Voronov, Managing Director, Program Operations

New Jersey Schools Development Authority Emergent Project Charter - Summary

Charter Date
08/01/18
Supersedes Charter Dated
N/A

Region: Northern
District: Plainfield
School Name: Plainfield High School
Project Type: Emergent
DOE # / Project #: 4160-050-17-0BBD
Project Location: 950 Park Ave. Plainfield, NJ

Project Budget: \$ 1,202,774
Anticipated Construction NTP Date Jun-19
Anticipated Final Completion Date Aug-19
Project Initiation Date: 05/08/18

Funding Source
2008 Emergent Reserve

Charter Version and Date	Project Summary
<input checked="" type="checkbox"/> Final 08/01/18	Repair or replacement of damaged stairs in stairwells #2, #4 and #6 located in the 1916 portion of the Plainfield HS.
Revision # and Date	
<input type="checkbox"/> One	
<input type="checkbox"/> Two	
<input type="checkbox"/> Three	Purpose for Advancement of Emergent Charter
To establish the final budget for the project inclusive of dollar values for the award for construction, appropriate contingency, allowances, NJSDA staff costs, and estimated other costs.	

Recommendation

Program Director - Project Paul Hamilton	Date	Managing Director - Program Operations Gregory Voronov	Date
VP - Construction Operations Manuel Da Silva	Date	EVP - Prog. Ops. And Strategic Planning Andrew Yosha	Date

Approval

(If Project Budget is greater than \$500,000 Attach Board Memo and Minutes indicating authorization of funding)

Chief Executive Officer Date
 Charles McKenna

New Jersey Schools Development Authority Emergent Project Charter Project Budget

District / Project Name:	Plainfield/Plainfield High School
DOE # / Project #:	4160-050-17-0BBD
Charter Date:	08/01/18

Special Considerations:

The project budget is based upon the not-to-exceed award value of the GCTO for the most extensive scope of work. Other Costs for projects range from 2% to 5% of Building Costs, with such costs for Emergent Projects budgeted at 5%. These costs are inclusive of projected DCA fees for permits and anticipated inspections.

Project Budget:

Construction Costs:	
Building Costs	\$897,774
Site Costs	\$0
Construction Contingency	\$135,000
Total Construction Costs	\$1,032,774
Other Costs:	
Design Fees	\$0
Construction Admin	\$0
Project Management (SDA Staff)	\$125,000
Other Costs	\$45,000
Total Other Costs	\$170,000
PreDevelopment & Environmental Costs:	
PreDevelopment	\$0
Environmental/Remediation	\$0
Total PreDevelopment & Environmental Costs	\$0
Total Project Budget	\$1,202,774
2008 Emergent Reserve Impact	
Prior Funding Approved	\$0
Current Funding Requested	\$1,202,774

Resolution-5c.

Release of Funds from Program Reserve, Award of Contract, and Approval of
Final Charter, Plainfield Public School District – Plainfield High School
Emergent Project - Stairway Structural Repairs

District:	Plainfield
School:	Plainfield High School
Description:	Emergent Project – Stairway Structural Repairs
Package No.:	EP-0107-C01
Award:	\$897,774
CM:	SDA Self-Managed

Resolution

WHEREAS, the Operating Authority of the New Jersey Schools Development Authority (SDA or the Authority) requires that the Members of the Authority approve the release of funds from the Program Reserve for emergent projects or emergency situations exceeding \$500,000; and

WHEREAS, the Operating Authority further requires that the Members of the Authority approve the award of construction contracts greater than \$500,000 and final charters; and

WHEREAS, both the construction award amount and the release of funds from the program reserve in this matter before the Board exceed \$500,000; and

WHEREAS, the Plainfield High School (PHS), built in 1916 with several additions, is an approximately 365,000 square foot facility in the Plainfield Public School District educating approximately 1,600 students in grades 9 through 12; and

WHEREAS, in July 2008, the Members of the Authority approved the 2008 New Funding Allocation and Capital Plan which allocated \$97 million to fund emergent projects in the 31 SDA Districts; and

WHEREAS, in March 2011, the Members approved the 2011 Capital Program which allocated \$100 Million to fund emergent projects creating a total reserve of \$197 million to address emergent projects throughout the SDA Districts; and

WHEREAS, in July 2016 the state Department of Education (DOE) and SDA launched a third statewide effort to identify and evaluate potential emergent projects throughout the SDA Districts, resulting in the identification of conditions at PHS for advancement as an emergent project involving structural repairs or replacement stairs located in the 1916 portion of the building (the Project); and

WHEREAS, in December 2016, the SDA and DOE performed a joint site visit and, thereafter, DOE issued preconstruction approval in June 2017 for the advancement of the Project; and

WHEREAS, SDA determined to advance the project by way of a rotational assignment to Catcord Construction Company, Inc. (Catcord) through the SDA's GC Task Order Contract; and

WHEREAS, Catcord has confirmed its interest in the project which will be awarded on a time and materials basis for the initial phases pursuant to the SDA's existing GC Task Order Contract; and

WHEREAS, upon completion of design, the SDA shall review and validate the final projected cost and schedule for the scope of work and determine whether to advance the construction work on a time and material basis, or to establish a fixed cost for the scope of work defined in the construction documents; and

WHEREAS, funding for the Project is available within the established reserves for emergent projects; and

WHEREAS, the contract management division (CMD) and program operations staff reviewed Catcord's cost proposal in the amount of \$897,774 and determined that it was reasonable for the elements included in the scope of work and the program operations managing director and director and CMD recommend that, with Board approval, the procurement proceed through the issuance of a task order to Catcord; and

WHEREAS, management further recommends that the Members of the Authority approve the Project's final charter and the release of \$1,202,774 from the emergent program reserve; and

WHEREAS, the Project's background, scope of work, and details as to the procurement process followed and final project charter are set forth in the memorandum presented to the Board on this date and incorporated herein.

NOW, THEREFORE, BE IT RESOLVED, that the Members of the Authority hereby authorize and approve the release of \$1,202,774 from the SDA Program Reserve to address the emergent project at the Plainfield High School in the Plainfield Public School District, along with the award of the construction contract to Catcord Construction Company, Inc. in the not-to-exceed amount of \$897,774 and the Project's final charter.

BE IT FURTHER RESOLVED, that this resolution shall take effect immediately, but no action authorized herein shall have force and effect until 10 days, Saturdays, Sundays and public holidays excepted, after a copy of the minutes of the Authority meeting at which this resolution was adopted has been delivered to the Governor for his approval, unless during such 10 day period, the Governor shall approve same, in which case such action shall become effective upon such approval.

Attached: Memorandum, Release of Funds from Program Reserve, Award of Contract, and Approval of Final Charter, Plainfield Public School District – Plainfield High School, Emergent Project – Stairway Structural Repairs, dated August 1, 2018

Dated: August 1, 2018

MONTHLY REPORTS
(For Informational Purposes)

ACTIVE PROJECTS STATUS REPORT



MEMORANDUM

TO: Members of the Authority

FROM: Gregory Voronov
Managing Director

DATE: August 1, 2018

SUBJECT: Active Project Status Report
(For Informational Purposes Only)

The 1st section of the report includes an Activities Summary of projects identified for advancement in the Authority's Capital Plans.

The 2nd part of the report displays project completion milestones for all other active major capital projects and emergent projects for which a contract for construction has been awarded.



2011 & 2012 Portfolio Projects Activities Summary

as of 7/17/18

2011 Portfolio Projects - sorted by District

1

District	Project	Grade Alignment	FES Capacity	Max. Capacity	Total Estimated Cost (millions)	Design Status	Advancement Status	Projected Construction Advertisement Date*
Bridgeton	Buckshutem ES	K-8	581	645	\$23.3	Kit of Parts/ Design-Build	School occupied Sep. 2016. (Bock)	5/31/13
Bridgeton	Quarter Mile Lane ES	PK-8	731	795	\$39.0	Kit of Parts/ Design-Build	Award for D-B approved Oct. 2013 Board. (Bock)	5/31/13
Elizabeth	Frank J. Cicarell Academy (Academic HS)	9-12	1,091	1,284	\$64.1	Existing Design	School occupied Sep. 2016. (Patock)	12/8/11 7/11/12
Jersey City	Patricia M. Noonan ES (ES 3)	PK-5	778	848	\$54.0	Kit of Parts/ Design-Build	School occupied Sep. 2017. (Dobco, Inc.)	6/25/12 2/25/13
Jersey City	Dr. Maya Angelou PS #20	K-5	628	698	\$49.3	Existing Design	School occupied Sep. 2016. (Dobco, Inc.)	4/17/12 3/6/13
Long Branch	Catrambone ES	PK-5	794	867	\$40.0	Existing Design	School occupied Sep. 2014. (Terminal Construction)	12/20/11
New Brunswick	Redshaw ES	PK-5	906	990	\$51.2	Kit of Parts/ Design-Build	School occupied Jan. 2015. (Hall Construction)	5/29/12
Newark	Oliver St. ES	PK-8	848	932	\$73.6	Kit of Parts/ Design-Build	School occupied May 2016. (Epic Management)	6/27/12 11/29/12
Paterson	Dr. Hani Awadallah ES (Marshall St. ES)	K-8	650	722	\$55.2	Existing Design	School occupied Sep. 2016. (Dobco, Inc.)	6/13/12 2/12/13
Paterson	PS 16	PK-8	641	705	\$62.4	Kit of Parts/ Design-Build	School occupied Sep. 2016. (Hall Construction)	3/27/12 8/28/13
West New York	Harry L. Bain PS 6	PK-6	736	814	\$16.8	Design-Bid-Build	School occupied Sep. 2017. (Paul Otto)	2/27/12 12/29/15

*PLEASE NOTE - Dates in the Past are ACTUAL. Includes Advertisement dates for Early Site Preparation Construction & School Construction where applicable.
 NOTE # 1 - Estimated Costs, Grade Alignment and Capacity are based upon approved Project Charters where applicable. For projects without an approved charter, Estimated Costs, Grade Alignment and Capacity are based upon Planning Assumptions.
 Recommendations of DOE/SDA/District Working Groups may impact this information in the future.



2011 & 2012 Portfolio Projects Activities Summary

as of 7/17/18

2012 Portfolio Projects - sorted by District

1

District	Project	Grade Alignment	FES Capacity	Max. Capacity	Total Estimated Cost (millions)	Design Status	Advancement Status	Projected Construction Advertisement Date*
Gloucester City	Elementary/Middle School	4-8	687	763	\$65.3	Kit of Parts/ Design-Build	School occupied Sep. 2017. (Terminal)	3/4/14
Keansburg	Caruso ES	K-4	758	842	\$50.9	Kit of Parts/ Design-Build	School occupied Sep. 2016. (Hall Construction)	10/20/11 6/27/13
Keansburg	Port Monmouth Road School	PK	318	318	\$25.8	Design-Bid-Build	Revised Planning Charter approved Aug. 2017 Board.	1 QTR 19
New Brunswick	Robeson ES	PK-5	823	893	\$48.5	Kit of Parts/ Design-Build	Award for D-B approved Sep. 2015 Board. (Hall Construction)	4/22/15
Newark	Elliot Street ES	PK-8	848	932	\$46.7	Kit of Parts/ Design-Build	School occupied Jan. 2016. (Hall Construction)	12/27/12
Newark	South Street ES	PK-8	597	657	\$69.9	Kit of Parts/ Design-Build	Award for D-B approved Oct. 2015 Board. (Bock)	6/28/13 6/29/15
Passaic	Dayton Ave. Campus	PK-8	2,760	3,020	\$240.9	Kit of Parts/ Design-Build	Award for D-B approved Nov. 2017 Board. (Terminal)	6/13/17
Phillipsburg	High School	9-12	1,846	2,172	\$127.5	Existing Design	School occupied Sep. 2016. (Epic Management)	9/27/12
West New York	Memorial HS	9-12	1,859	2,194	\$16.0	Alternative Delivery (acquisition) & Renovation	Acquisition of Existing St. Joseph's HS complete. Renovation work delegated to District via Grant.	n/a

***PLEASE NOTE** - Dates in the Past are ACTUAL. Includes Advertisement dates for Early Site Preparation Construction & School Construction where applicable.
NOTE # 1 - Estimated Costs, Grade Alignment and Capacity are based upon approved Project Charters where applicable. For projects without an approved charter, Estimated Costs, Grade Alignment and Capacity are based upon Planning Assumptions.
 Recommendations of DOE/SDA/District Working Groups may impact this information in the future.

6



2011 & 2012 Portfolio Projects Activities Summary

as of 7/17/18

2012 Portfolio Projects (Educational Priority that require further conversations with District & 2013 Amended Projects) - sorted by District

1								
District	Project	Grade Alignment	FES Capacity	Max. Capacity	Total Estimated Cost (millions)	Design Status	Advancement Status	Projected Construction Advertisement Date*
East Orange	George Washington Carver ES	PK-5	470	512	\$41.2	Kit of Parts/ Design-Build	Award for D-B approved Jun. 2017 Board. (Dobco)	4/26/16 1/20/17
Elizabeth	New ES @ Halloran PS #22 ES Site	2-8	860	956	\$55.3	Kit of Parts/ Design-Build	School occupied Sep. 2017. (Torcon)	6/9/14
Garfield	James Madison ES	K-5	275	305	\$29.7	Existing Design	Award for GC approved Oct. 2015 Board. (Brockwell & Carrington)	2/19/14 6/30/15
Harrison	New ES	PK - 1	392	432	\$36.1	Kit of Parts/ Design-Build	Award for D-B approved Nov. 2016 Board. (Brockwell and Carrington)	11/10/15 7/13/16
Irvington	Madison Avenue ES	PK-5	463	504	\$35.4	Kit of Parts/ Design-Build	Award for D-B approved Dec. 2016 Board. (Bock)	11/19/15 8/16/16
Millville	Senior HS Addition/Renovation	HS	2,026	2,384	\$137.5	Design-Build	Award for D-B approved Apr. 2017 Board. (Hall Construction)	9/30/16
Passaic	New ES @ Leonard Place	K-5	628	698	\$55.9	Kit of Parts/ Design-Build	Award for D-B approved Dec. 2015 Board. (Dobco, Inc.)	8/13/15
Paterson	New MS @ Union Ave.	6-8	996	1107	\$112.9	Design-Build	Advertisement for DB 4/26/18. Proposals Due 8/2/18.	3/2/17 4/26/18
Pemberton	Denbo-Crichton ES	PK-5	846	930	\$58.7	Design-Build	Award for D-B approved Jan. 2018 Board. (Bock)	3/1/17 9/13/17
Perth Amboy	High School	HS	2,800	3,304	\$234.4	Design-Build	Preliminary Charter approved Jun. 2016 Board.	TBD
Perth Amboy	Seaman Avenue ES	K-5	724	804	\$56.4	Kit of Parts/ Design-Build	Award for D-B approved Jul. 2016 Board. (Epic Management).	2/3/16
Plainfield	New Woodland ES	K-5	756	839	\$56.9	Kit of Parts/ Design-Build	ESP re-advertised 5/23/18. Bids due 7/19/18. ESP ROA advancing to Aug. 2018 Board.	5/23/18 TBD
Union City	New Grade 7 to 9 School	7-9	756	840	\$64.2	Kit of Parts/ Design-Build	Preliminary Charter approved Mar. 2017 Board.	TBD
Vineland	Lincoln Ave. MS (New MS)	6-8	562	624	\$49.8	Kit of Parts/ Design-Build	Award for D-B approved Jan. 2016 Board. (Bock)	9/24/15

*PLEASE NOTE - Projected Construction Advertisement Date reflects the first construction activity for the Project. Dates in the Past are ACTUAL.
 NOTE # 1 - Estimated Costs, Grade Alignment and Capacity are based upon approved Project Charters where applicable. For projects without an approved charter, Estimated Costs, Grade Alignment and Capacity are based upon Planning Assumptions.
 Recommendations of DOE/SDA/District Working Groups may impact this information in the future.



2011 & 2012 Portfolio Projects Activities Summary

as of 7/17/18

2012 Portfolio Projects (Facilities Deficiencies) - sorted by District

1								
District	Project	Grade Alignment	FES Capacity	Max. Capacity	Total Estimated Cost (millions)	Design Status	Advancement Status	Projected Construction Advertisement Date*
Camden	High School	9-12	1,244	1,468	\$132.7	Design-Build	ROA for D-B advancing to Aug. 2018 Board.	6/9/17 3/23/18
Hoboken	Demarest ES	ES	TBD	TBD	TBD	TBD	Substitution of Demarest ES approved Jul. 2017 Board.	TBD
Orange	Cleveland St. ES	PK-6	306	336	\$24.3	Design-Bid-Build	Preliminary Charter approved Mar. 2017 Board.	2/21/17 3 QTR 18
Orange	High School	9-12	1,440	1,694	\$46.2	Design-Bid-Build	Preliminary Charter approved Oct. 2017 Board.	3 QTR 18
Trenton	Central HS	9-12	1,850	2,176	\$155.4	Design-Build	Award for D-B approved Mar. 2016 Board. (Terminal)	12/19/14 9/29/15

*PLEASE NOTE - Projected Construction Advertisement Date reflects the first construction activity for the Project. Dates in the Past are ACTUAL.
 NOTE # 1 - Estimated Costs, Grade Alignment and Capacity are based upon approved Project Charters where applicable. For projects without an approved charter, Estimated Costs, Grade Alignment and Capacity are based upon Planning Assumptions.
 Recommendations of DOE/SDA/District Working Groups may impact this information in the future.



Active Project Status Report Status as of 7/1/2018

Major Capital Projects - With Contract for Building Construction Awarded

#	District	Project Name	Project Scope	Project Status	Substantial Completion	Status Substantial Completion	School Opening	Status of School Opening	Total Estimated Project Cost
1	East Orange	New GW Carver ES	New Construction	Construction	4Q 2019	On-target	1Q 2020	On-target	\$ 41,179,670
2	Garfield	New James Madison ES	New Construction	Construction	3Q 2018	On-target	Sep-18	On-target	\$ 29,650,092
3	Harrison	New Elementary School	New Construction	Construction	2Q 2019	On-target	Sep-19	On-target	\$ 36,115,640
4	Irvington	New Madison Ave ES	New Construction	Construction	2Q 2019	On-target	Sep-19	On-target	\$ 38,589,795
5	Millville	Millville Senior High School	Addition/Renovation	Construction	3Q 2022	On-target	Phased	On-target	\$ 137,503,832
6	New Brunswick	Paul Robeson Community ES	Addition/Renovation	Construction	2Q 2018	Achieved	Sep-18	On-target	\$ 48,553,199
7	Newark	South Street ES	New Construction	Construction	3Q 2018	On-target	Sep-18	On-target	\$ 69,876,694
8	Passaic City	New ES at Leonard Place	New Construction	Construction	1Q 2019	On-target	Sep-19	On-target	\$ 55,884,039
9	Passaic City	New Dayton Avenue Educational Campus	New Construction	Design-Build Design Phase	2Q 2022	On-target	Sep-22	On-target	\$ 240,923,270
10	Perth Amboy	New Seaman Ave ES	New Construction	Construction	1Q 2019	On-target	Sep-19	On-target	\$ 56,435,971
11	Pemberton	New Denbo ES	New Construction	Design-Build Design Phase	2Q 2020	On-target	Sep-20	On-target	\$ 58,703,414
12	Trenton	New Central HS	New Construction	Construction	2Q 2019	On-target	Sep-19	On-target	\$ 155,404,000
13	Vineland	Lincoln Road MS (New Middle School)	New Construction	Construction	3Q 2018	On-target	Sep-18	On-target	\$ 49,787,025



**Active Project Status Report
Status as of 7/1/2018**

Emergent Projects - With Contract for Construction Awarded

#	District	Project Name	Project Scope	Project Phase	Substantial Completion	Status Substantial Completion	Final Completion	Status of Final Completion	Total Estimated Project Cost
1	Camden City	Cramer ES	Structural Repairs - Complete Window Replacement - On-Going	GC TO w/ Design	3Q 2018	On-Target	4Q 2018	On-Target	\$ 3,854,429
2	Paterson	New Roberto Clemente	HVAC & Corrective Work	GC TO w/ Design	1Q 2019	On-Target	2Q 2019	On-Target	\$ 2,528,884

PROJECT CLOSEOUT STATUS REPORT



32 EAST FRONT STREET
P.O. BOX 991
TRENTON, NJ 08625-0991
609-858-5395

To: Members of the Authority

From: /s/ Ayisha Cooper, Research Specialist

Date: August 1, 2018

Subject: Project Close-Out Status Report

6

The attached report, provided by the Special Projects Division, shows a listing of all SDA managed Capital and Emergent projects which have achieved school occupancy but have not yet been contractually and administratively closed. The listing further details projects which have achieved project transfer to the district yet have outstanding open contracts, and a running total of all school facilities projects, health and safety contracts, and suspended design contracts which have been closed.

We continue to advance projects and contracts through the close-out process. The following projects have been transferred since the last Board Meeting:

Year of Occupancy	Project #	Project Type	District	School	Status
2016	1320-N20-13-0AEG	Capital Plan	Elizabeth	William F. Halloran Gifted & Talented School #22	Transferred
2017	4100-X01-99-0464	Capital Plan	Phillipsburg	Phillipsburg High School	Transferred



SPECIAL PROJECTS DIVISION					
PROJECT STATUS REPORT - As of July 1, 2018					
Year of Occupancy	DOE #	School	Disposition	Project Transfer Date	Outstanding Issues Preventing Complete Close-out
Bridgeton					
2016	0540-050-13-0ACN	Buckshutem Road Elementary School			
2017	0540-100-13-0ACO	Quarter Mile Lane Elementary School			
Burlington City					
2007	0600-020-01-0957	New High School	Project Transferred	12/29/11	Open contract(s) - Legal matter pending
Camden					
2007	0680-140-01-0939	Octavius V. Catto Community School - Demonstration Project	Project Transferred	01/09/12	Open contract(s) - Pending audit completion
2009	0680-350-01-0938	HB Wilson Elementary School	Project Transferred	04/14/10	Open contract(s)
2009	0680-190-01-0927	Dudley Elementary School	Project Transferred	02/06/12	Open contract(s)
2011	0680-245-01-0930	Morgan Village Academy	Project Transferred	02/25/13	
Cumberland					
2009	0997-030-02-0926	Cumberland Regional High School	Project Transferred	06/25/10	Open contract(s) - Legal matter pending
East Orange					
2009	1210-150-01-1178	Cicely Tyson School of Performing and Fine Arts - Demonstration Project	Project Transferred	12/01/09	Open contract(s) - Pending audit completion
Egg Harbor City					
2010	1300-X01-04-0ADY	New Middle School	Project Transferred	01/01/12	Open contract(s)
Egg Harbor Township					
2011	1310-005-04-0AEB	Egg Harbor Township High School			
Elizabeth					
Legacy	1320-X06-01-0866	#30 Ronald Reagan Academy	Project Transferred	07/09/12	Open contract(s) - Legal matter pending
2013	1320-240-03-0339	Victor Mravlag Elementary School # 21			
2016	1320-x07-01-0867	Frank J. Cicarell Academy (New Academic HS)			
2017	1320-N20-13-0AEG	Halloran Elementary School	Project Transferred	06/12/18	Open contract(s)
Garfield					
2007	1700-N01-02-0114	Garfield Middle School	Project Transferred	06/25/09	Open contract(s) - Legal matter pending
Gloucester City					
Legacy	1770-160-01-0245	Cold Springs Elementary School	Project Transferred	06/05/09	Open contract(s)
2017	1770-N01-03-0188	Gloucester City Middle School	Project Transferred	04/17/18	Open contract(s)
Harrison					
2007	2060-X01-01-0832	New Harrison High School	Project Transferred	10/23/12	Open contract(s)

SPECIAL PROJECTS DIVISION					
PROJECT STATUS REPORT - As of July 1, 2018					
Year of Occupancy	DOE #	School	Disposition	Project Transfer Date	Outstanding Issues Preventing Complete Close-out
Jersey City					
Legacy	2390-N01-99-0227	New Elementary School #3 (Frank R. Conwell ES #3)	Project Transferred	12/19/15	Open contract(s) - Legal matter pending
Legacy	2390-N02-99-0228	Jersey City Middle School # 4 (Frank R. Conwell MS #4)	Project Transferred	12/19/15	Open contract(s) - Legal matter pending
2016	2390-190-01-0581	New Public School #20	Project Transferred	08/11/17	Open contract(s)
2017	2390-X03-01-0587	Patricia M. Noonan ES (New PS #3)	Project Transferred	12/14/17	Open contract(s)
2007	2390-N03-99-0147	Heights Middle School #7			
Keansburg					
2016	2400-E01-02-0116	New Caruso Elementary School			
Long Branch					
2008	2770-X03-01-0635	Long Branch High School & Athletic Fields	Project Transferred	12/07/12	Open contract(s) - Legal matter pending
New Brunswick					
2010	3530-N05-03-0791	New Brunswick High School - Demonstration Project	Project Transferred	08/19/11	Open contract(s) - Pending audit completion
Newark					
Legacy	3570-X01-01-0617	Science Park	Project Transferred	05/03/13	Open contract(s) - Legal matter pending
2008	3570-X03-01-0665	Central High School	Project Transferred	03/28/12	Open contract(s) - Legal matter pending
2010	3570-X07-01-0693	Speedway Elementary School	Project Transferred	10/21/15	Open contract(s)
2016	3570-590-02-0315	Oliver Street Elementary School	Project Transferred	05/18/17	Open contract(s)
Passaic					
2015	3970-X01-01-X760	New Henry Street Elementary School			
Paterson					
Legacy	4010-N02-02-0393	Roberto Clemente Elementary School	Project Transferred	04/12/13	Unable to close due to upcoming repairs
2016	4010-N09-04-00HP	New Public School #16	Project Transferred	07/31/17	Open Contract(s)
2016	4010-N01-02-0169	Dr. Hami Awadallah School (New Marshall Street ES)	Project Transferred	03/15/18	Open Contract(s)
2008	4010 -S01-02-0101	International High School			
2008	4010-270-02-0608	#24 Elementary School			
Pemberton					
2011	4050-E01-02-0082	Pemberton Early Childhood Education Center	Project Transferred	02/01/13	Open contract(s)
Phillipsburg					
2016	4100-X01-99-0464	New High School	Project Transferred	06/07/18	Open contract(s)
Trenton					
2008	5210-N02-01-0912	Daylight/Twilight Alternative School - Demonstration Project	Project Transferred	12/01/08	Open contract(s) - Pending audit completion
Union City					
2009	5240-X07-01-0571	Union City High School and Athletic Complex - Demonstration Project	Project Transferred	10/27/11	Open contract(s) - Pending audit completion
2012	5240-N03-02-0397	Columbus Elementary School	Project Transferred	02/24/15	Open contract(s) - Legal matter pending
Vineland					
2007	5390-N05-04-000C	Gloria M. Sabater Elementary School - Demonstration Project	Project Transferred	05/06/11	Open contract(s) - Pending audit completion

SPECIAL PROJECTS DIVISION					
PROJECT STATUS REPORT - As of July 1, 2018					
Year of Occupancy	DOE #	School	Disposition	Project Transfer Date	Outstanding Issues Preventing Complete Close-out
West New York					
2009	5670-065-01-0559	Elementary School #2	Project Transferred	05/14/13	Open contract(s) - Legal matter pending
2012	5670-070-01-0556	West New York #3	Project Transferred	01/29/14	Open contract(s) - Legal matter pending
2017	5670-100-12-0AEE	Harry L. Bain E.S.			
Capital and Demonstration Projects Totals					
Total Capital and Demonstration			147		
Closed Capital and Demonstration Projects			101		
Capital and Demonstration Projects Not Closed			46		
Capital and Demonstration Projects Not Closed, Project Transferred			32		
			Legal Matter	12	
			Pending Audit	6	
			Miscellaneous	14	
Emergent Projects					
Camden					
	0680-170-12-0ACF	Cramer Elementary School			
Irvington					
	2330-090-12-0ACT	Chancellor Avenue Elementary School	Project Transferred	3/20/2018	Open contract(s)
Salem					
	4630-090-17-0AEQ	Salem Middle School			
Trenton					
	5210-080-12-0ABZ	Hedgepeth-Williams School	Project Transferred	03/01/18	Open contract(s)
Vineland					
	5390-050-12-0ACK	Vineland High School South			
Emergent Project Totals					
Total Emergent Projects			72		
Emergent Projects Closed			67		
Emergent Projects Not Closed			5		
Emergent Projects Not Closed but Transferred			2		
Health and Safety Contract Totals					
Total Contracts			399		
# of Contracts Closed			394		
# of Open Contracts			5		
Open Design Contracts					
Total Contracts			109		
# of Contracts Closed			98		
# of Open Contracts			11		

PROJECT STATUS REPORT



MEMORANDUM

TO: Members of the Authority

FROM: Gregory Voronov
Managing Director – Program Operations

DATE: August 1, 2018

SUBJECT: Executive Summary – Monthly Project Status Reports

MONTHLY PROJECT STATUS REPORT

Projects that have Expended 75% or More of Board Approved Contingency:

No activity during the reporting period

Projects Greater than 90 Days Behind Schedule:

No activity during the reporting period

Revisions to Project Charters:

No activity during the reporting period



Projects that have Expended 75% or More of Board Approved Contingency

Reporting Period: Jan. 1, 2008 to June 30, 2018

District	Project	Board Approved Project Charter Contingency	Contingency Expended/Committed	Contingency Remaining ¹	% of Contingency Expended/Committed	Project Completion %	Cause(s)	Current Status
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In Construction

New Brunswick	Paul Robeson Community ES	\$1,599,650	\$2,180,000	\$0	100.0%	90%	Unforeseen structural repairs. On Oct. 4, 2017 Change Order No. 1 for the value of \$2,180,000 was approved by the Member to address unforeseen structural repairs to the existing Robeson ES which served to fully exhaust the project contingency.	The project schedule for a September 2018 occupancy by the school district has been maintained. A revised project charter has been approved by the CEO, consistent with the Operating Authority, to provide necessary funding for the approved Change Order No. 1 and additional contingency through the completion of the project.
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Substantially Complete & Building Occupied

Please refer to the Project Close-Out Activity Report for status of close-out activities

Burlington City	Burlington City H.S.	\$19,180,848	\$19,100,848	\$80,000	99.6%	99%	1. Unforeseen soil remediation 2. Unforeseen asbestos abatement. 3. Unforeseen HVAC corrective work	Project complete and building occupied. Working towards project close-out.
Camden	Dudley E.S.	\$3,215,000	\$2,615,168	\$599,832	81.3%	99%	1. Installation of IT/AV systems	Project complete and building occupied. Working towards project close-out.
East Orange	Mildred B. Garvin E.S.	\$1,429,632	\$1,305,993	\$123,639	91.4%	99%	1. Unforeseen soil remediation 2. Modifications to security system	Project complete and building occupied. Working towards project close-out.
Newark	Speedway Avenue E.S.	\$1,826,000	\$1,754,119	\$71,881	96.1%	99%	1. Removal of unforeseen impacted materials	Project complete and building occupied. Working towards project close-out.
Orange	Lincoln Ave E.S.	\$5,615,000	\$4,906,339	\$708,661	87.4%	99%	1. Unforeseen asbestos abatement 2. Structural repairs to interior walls 3. Extended general conditions	Project complete and building occupied. Working towards project close-out.
Orange	Park Avenue E.S.	\$3,360,000	\$3,275,103	\$84,897	97.5%	99%	1. Unforeseen asbestos abatement	Project complete and building occupied. Working towards project close-out.
Paterson	E.S. #24	\$4,616,120	\$4,313,389	\$302,731	93.4%	99%	1. Unforeseen soil remediation and clean fill.	Project complete and building occupied. Working towards project close-out.
West New York	West New York P.S. #2	\$2,708,883	\$2,708,883	\$0	100.0%	99%	1. Unforeseen site foundation issues	Project complete and building occupied. Working towards project close-out.

¹ Does not include expended contingency or contingency funds allocated for change orders, amendment;



Projects Greater than 90 Days Behind Schedule or with Occupancy Date in Jeopardy
 Reporting Period: May & June 2018

#	Event Date	District	Project	Board Approved Project Charter SubComp Date	Current Contract SubComp Date	Forecasted Contract SubComp Date	# of Days Behind Schedule	Cause(s)	Current Status
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No Activity During the Reporting Period



Revisions to Project Charters

Reporting Period: May & June 2018

#	District	Project	Financial & Schedule Impacts	Additional Funds Approved	Additional Funds as % of Total Project Budget	Operating Authority Approval Requirement	Description of Revision
No Activity During the Reporting Period							

CONTRACTS EXECUTED REPORT



MEMORANDUM

TO: Members of the Authority

FROM: Gregory Voronov
Managing Director, Program Operations

DATE: August 1, 2018

SUBJECT: Contracts Executed Report and Amendments & Change Orders Report
(For Informational Purposes Only)

Contracts Executed Report

This report contains the activity of Contracts executed during the period May 1 through June 28, 2018.

Noteworthy Items during the reporting period:

- Execution of two Design Consultant Task Order Assignments:
 - Bridgeton – Bridgeton HS Emergent Project – USA Architects - \$223,775
 - Newark – Chancellor Ave ES Emergent Project – RSC Architects - \$183,880
- Execution of two Construction Management Services Contracts:
 - Passaic City – New Dayton Ave Educational Campus – Gilbane Building Company - \$4,043,560
 - Pemberton – New Denbo ES – Cambridge Construction Management - \$1,658,551
- Execution of 1 General Construction Task Order engagement:
 - Newark – Lafayette Street ES Emergent Project – Mark Construction - \$447,929

Amendments & Change Orders Report

This report contains the activity of Amendments and Change Orders executed during the period May 1 through June 28, 2018.

Noteworthy Items during the reporting period:

- Execution of 2 Professional Service Amendment totaling \$2k, of the 2 executed amendments none require board approval.
- Execution of 9 Construction Services Change Orders totaling a credit of \$553k, of the 9 executed change orders 1 required board approval totaling \$375k.

Report of change orders less than \$10,000 yet requiring Board Approval

In accordance with the Operating Authority adopted by the Members on December 1, 2010 as amended on March 7, 2012, the Members are to be provided a report of any change order which received delegated approval by the CEO due to the fact that they are valued at less than \$10,000 yet require Board approval due the total change orders exceeding 10% of the contract value.

- No Activity to Report



Contracts Executed Report

Reporting Period: 5/1/2018 through: 6/29/2018

District	School Name(s)	Project Type	Contract Type	Contract Number	Vendor	MWSBE Cert(s)	Contract Award Amount	Contract Execution Date	Per School CCE	Total CCE
Part 1. Professional Services										
Design Consultant										
Bridgeton	Bridgeton Senior H.S.	Reno	Design	EP-0105-A01	USA Architects, Planners + Interior Designers, PA	S	\$223,775	6/14/2018	-	
Newark	Chancellor Avenue E.S.	Reno	Design	EP-0104-A01	RSC Architects	S	\$183,880	5/29/2018	-	
Design Consultant										
Construction Management Services										
Passaic City	Dayton Ave. Educational Campus	New	ConstrMgmt	NT-0052-M02	Gilbane Building Company		\$4,043,560	5/21/2018	-	
Pemberton Township	Alexander Denbo E.S.	New	ConstrMgmt	WT-0023-M01	Cambridge Construction Management, Inc.	W	\$1,658,551	5/21/2018	-	
Construction Management Services										
Part 1. Professional Services							\$6,109,766			

6



Contracts Executed Report

Reporting Period: 5/1/2018 through: 6/29/2018

District	School Name(s)	Project Type	Contract Type	Contract Number	Vendor	MWSBE Cert(s)	Contract Award Amount	Contract Execution Date	Per School CCE	Total CCE
Part 2. Construction Services										
Contractor										
Newark	Lafayette Street E.S.	Reno	Construction	EP-0103-C01	Mark Construction, Inc.	S	\$447,929	06/06/2018	-	
Contractor										
Part 2. Construction Services							\$447,929			

6



Contracts Executed Report

Reporting Period: 5/1/2018 through: 6/29/2018

District	School Name(s)	Project Type	Contract Type	Contract Number	Vendor	MWSBE Cert(s)	Contract Award Amount	Contract Execution Date	Per School CCE	Total CCE
Part 4. Other Contracts & Services										
Others										
East Orange	G.W.Carver Institute	New	General	ES-0021-R04	Public Service Electric and Gas Company		\$77,867	06/14/2018	-	
Garfield	James Madison Elementary School #10	New	FFE	NT-0014-K13	Integra Business Center, Inc. dba IntegraOne		\$78,196	06/13/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-K08	Troxell Communications, Inc.		\$114,739	05/07/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-K09	Keyboard Consultants		\$245,427	05/08/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-K11	Washington Computer Services		\$379,330	05/09/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-K13	DynTek Services, Inc.		\$56,997	05/10/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-K14	Apple Computer Inc.		\$195,076	05/11/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-K15	Integra Business Center, Inc. dba IntegraOne		\$134,511	05/14/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-K16	DynTek Services, Inc.		\$67,575	05/16/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-Q26	Sico America, Inc.		\$32,193	05/01/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-Q27	Brodart Co		\$88,462	05/03/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-Q28	Krueger International, Inc.		\$139,396	05/04/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-Q29	Community Products LLC dba Community Playthings		\$196,914	05/04/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-Q30	Krueger International, Inc.		\$57,676	05/08/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-Q31	Community Products LLC dba Community Playthings		\$260,783	05/09/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-Q32	Krueger International, Inc.		\$48,279	05/09/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-Q34	Grafco		\$28,083	05/10/2018	-	
New Brunswick	Paul Robeson Community E.S.	RenoAdd	FFE	ET-0073-Q35	Indiana Furniture Industries, Inc.		\$11,025	05/22/2018	-	
Newark	South Street E.S.	New	FFE	NE-0003-K14	Office Solutions, Inc.	W	\$41,493	05/03/2018	-	
Newark	South Street E.S.	New	FFE	NE-0003-K16	Hewlett Packard Enterprise Company		\$39,763	05/11/2018	-	
Newark	South Street E.S.	New	FFE	NE-0003-K18	Diversant		\$39,565	05/18/2018	-	
Newark	South Street E.S.	New	FFE	NE-0003-K19	Turn-Key Technologies, Inc.		\$24,632	05/23/2018	-	
Newark	South Street E.S.	New	FFE	NE-0003-K20	Washington Computer Services		\$12,984	05/24/2018	-	
Newark	South Street E.S.	New	FFE	NE-0003-K28	Turn-Key Technologies, Inc.		\$26,415	06/22/2018	-	

6



Contracts Executed Report

Reporting Period: 5/1/2018 through: 6/29/2018

District	School Name(s)	Project Type	Contract Type	Contract Number	Vendor	MWSBE Cert(s)	Contract Award Amount	Contract Execution Date	Per School CCE	Total CCE	
Newark	South Street E.S.	New	FFE	NE-0003-Q23	Brodart Co		\$48,642	05/22/2018	-		
Newark	South Street E.S.	New	FFE	NE-0003-Q25	Grafco		\$12,863	06/12/2018	-		
Newark	South Street E.S.	New	FFE	NE-0003-Q26	School Specialty, Inc.		\$30,146	06/13/2018	-		
Newark	South Street E.S.	New	FFE	NE-0003-Q29	Columbia Manufacturing Inc.		\$24,424	06/15/2018	-		
Passaic City	Dayton Ave. Educational Campus	New	General	NT-0052-R02	Public Service Electric and Gas Company		\$19,883	06/15/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-K09	Apple Computer Inc.		\$44,268	06/22/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-Q13	Columbia Manufacturing Inc.		\$21,629	06/08/2018	-		
Others											
Part 4. Other Contracts & Services								\$2,599,237			
								Total Contract Award		Total Contracts Awarded	
Grand Totals - Professional and Construction Services Combined								\$9,156,932		36	

** Contracts less than \$10,000 are not displayed

6



Contracts Executed Report

Reporting Period: 5/1/2018 through: 6/29/2018

District	School Name(s)	Project Type	Contract Type	Contract Number	Vendor	MWSBE Cert(s)	Contract Award Amount	Contract Execution Date	Per School CCE	Total CCE
----------	----------------	--------------	---------------	-----------------	--------	---------------	-----------------------	-------------------------	----------------	-----------

Project Types Legend

HS Health & Safety
 New New Constuction
 Add Addition
 RenoAdd Addition & Renovation
 Reno Renovation

Contract Types Legend

Aquisition Property Acquisition Related Costs
 Appraisal Appraisal, Appraisal Review, NRE
 Construction Construction
 Design Design or Site Investigation
 DB Design-Build
 E-Rate E-Rate
 FFE Furniture, Fixtures, and Equipment
 General General Program Cost
 Legal Legal
 Material Material Supply
 ProjectMgmt Project Management Firm
 PreDevelopment Predevelopment or Demolition
 Relocation Relocation Services
 SiteInvstgtn Site Investigation
 Testing Testing
 Title Title Services
 Utilities Utilities Services

MWSBE CERTIFICATIONS

M = Minority Business Enterprise
 W = Women Business Enterprise
 S = Small Business Enterprise



Amendments & Change Orders Report

Reporting Period: 5/1/2018 through: 6/28/2018

District	School Name(s)	Contract Number	Contract Execution Date	CO #	Vendor Name	CO Execution Date	Contract Award Amount	Prior CO's (cumulative)	Current CO Amount	Board Approval Required	Board Approval Date	Revised Contract Amount	Cumulative CO %
Professional Services													
Design Consultant													
Garfield	James Madison Elementary School #10	NT-0014-A01	5/28/2003	18	Faridy Veisz Fraytak, P.C. Architects/Planners	06/21/2018	\$1,139,765	\$1,392,474	\$4,540			\$2,536,779	122.57%
Phillipsburg	New HS (-x01)	NT-0003-A01	3/22/2004	19	Design Ideas Group	06/22/2018	\$5,781,326	\$2,954,492	(\$2,668)			\$8,733,150	51.05%
Design Consultant													
Professional Services													
										\$1,872			
Construction Services													
Contractor													
Bridgeton	Buckshutem Road E.S. - G. Foster ECC	ST-0044-B01	11/12/2013	2	Ernest Bock & Sons, Inc.	05/07/2018	\$45,613,770	\$0	(\$310,112)			\$45,303,658	-0.67%
Bridgeton	Quarter Mile Lane E.S.	ST-0044-B01	11/12/2013	4	Ernest Bock & Sons, Inc.	05/07/2018	\$45,613,770	(\$310,112)	(\$521,070)			\$44,782,587	-1.82%
Irvington Township	Madison Avenue E.S.	ES-0027-B01	1/19/2017	2	Ernest Bock & Sons, Inc.	06/21/2018	\$26,800,000	\$0	\$31,703			\$26,831,703	0.11%
Newark	South Street E.S.	NE-0003-B01	11/20/2015	1	Ernest Bock & Sons, Inc.	05/24/2018	\$36,885,000	\$0	(\$167,062)			\$36,717,938	-0.45%
Egg Harbor City	New Middle School	ET-0097-C02	8/21/2015	9	IEW Construction Group, Inc.	05/29/2018	\$389,789	\$1,131,618	\$17,590			\$1,538,997	294.82%
Newark	New Science Park HS	NE-0001-C02	6/2/2017	2	Precision Building & Construction, LLC	05/07/2018	\$1,450,343	\$105,000	\$1,831			\$1,557,174	7.36%
Newark	New Science Park HS	NE-0001-C02	6/2/2017	3	Precision Building & Construction, LLC	05/11/2018	\$1,450,343	\$106,831	\$375,000	Y	4/4/2018	\$1,932,174	33.22%
Paterson	New Union Avenue Middle School	PA-0011-N01	6/9/2017	1	Tricon Enterprises, Inc.	05/30/2018	\$3,474,000	\$0	\$13,200			\$3,487,200	0.37%
Paterson	New Union Avenue Middle School	PA-0011-N01	6/9/2017	2	Tricon Enterprises, Inc.	05/30/2018	\$3,474,000	\$13,200	\$5,673			\$3,492,873	0.54%
Contractor													
Construction Services													
										(\$553,247)			

Total Change Order Summary	Total Change Orders
(\$551,375)	11

Grand Totals

Column Description Legend

CO Execution Date	Date the Change Order was entered into the SIMS system
Revised Contract Amount	Current value of the contract (excluding additional assignments) including current change order

CONTRACT TERMINATIONS REPORT *(no activity)*

SETTLEMENT CLAIMS *(no activity)*

CONTRACTOR AND WORKFORCE COMPLIANCE REPORT



MEMORANDUM

TO: Members of the Authority

FROM: Karon Simmonds /s/ Karon Simmonds
Director Risk Management and Vendor Services
Office of the Chief Financial Officer

DATE: August 1, 2018

SUBJECT: Contractor and Workforce Compliance Monthly Update for May 2018

Vendor Services staff continues to participate at mandatory pre-bid and pre-construction meetings to instruct and inform bidders regarding SDA's SBE goals, policies and procedures, including:

- Small Business Enterprise subcontracting goal of 25% of all contracts
- County workforce goals for minorities and females
- Detailed process procedures to monitor and track the progress made toward these goals throughout the life cycle of each project

At these meetings, vendors are strongly encouraged to identify and hire minority-owned and women-owned firms, as well as locally-based enterprises, for diverse business participation on all school building projects. Additional outreach strategies are discussed and utilized.

SMALL BUSINESS ENTERPRISE (SBE) COMPLIANCE MONITORING

The SDA regularly exceeds the State-mandated 25% SBE goal. The total SDA contract dollars awarded through May 31, 2018 was \$126,695,164. The figures below demonstrate compliance with this requirement.

SBE Breakdown

The total contract dollars awarded to all SBE contractors was \$115,194,231 (including minorities and women). This represents 90.92% of all SDA contracts.

Type of Business Enterprise	Contract Amount	% of Total SDA Contracts
Small Business Enterprises	\$ 111,970,880	88.38%
Small/ Minority Business Enterprises	\$ -0-	0.00%
Small/Women Business Enterprises	\$ 3,223,351	2.54%
Small/Veteran Owned Business Enterprises	\$ -0-	0.00%
Small/Minority/Women Business Enterprises	\$ -0-	0.00%
TOTAL SBE CONTRACTS	\$ 115,194,231	90.92%

Members of the Authority
 Contractor and Workforce Compliance Monthly Update
 August 1, 2018
 Page 2 of 4

Ethnic Breakdown

Through the month of May 31, 2018 the total SBE contracts awarded with minority participation was 0%.

Ethnicity	Contract Amount	Percentage
American Indian	\$ -0-	0.00%
Asian	\$ -0-	0.00%
Black	\$ -0-	0.00%
Hispanic	\$ -0-	0.00%
Total	\$ -0-	0.00%

WORKFORCE COMPLIANCE MONITORING

For the month of May 2018, there was a contractor workforce of 872 on SDA projects. This represents a total of 76,802 contractor workforce hours as follows:

Contractor Workforce Breakdown (All Trades/Districts/Counties)			
Ethnicity	Total Workforce	Total Workforce Hours	Workforce Hours Percentage
Black	77	9,204	11.98%
Hispanic	106	9,365	12.19%
American Indian	2	32	0.04%
Asian	1	176	0.23%
Total Minority Participation	186	18,777	24.45%
Total Non-Minority Participation	686	58,025	75.55%

Members of the Authority
 Contractor and Workforce Compliance Monthly Update
 August 1, 2018
 Page 3 of 4

There was a contractor workforce of 370,531 total workforce hours and 4,495 total female workforce hours on SDA projects for the period of January 1, 2018 through May 31, 2018. The following table highlights the *Local County Contractor Workforce* participation for that period:

Local County Workforce Participation	Workforce Hours	Percentage
*Total Workforce Hours	370,531	100.00%
*Total Local County Workforce Hours	43,511	11.74%
Total Local County Non-Minority Workforce Hours	21,498	5.80%
Total Local County Female Workforce Hours	0	0.00%
Total Local County Minority Workforce Hours	22,013	5.94%
**Local County Workforce Hours by Ethnicity:		
Black	15,131	4.08%
Hispanic	6,882	1.86%
American Indian	0	0.00%
Asian	0	0.00%

*Total workforce and total local county workforce represent all laborers including females.

**Minority breakdown represents Black, Hispanic, American Indian, and Asian laborers. Minority female laborers are captured as female laborers only and are not included in the minority breakdown.

Members of the Authority
 Contractor and Workforce Compliance Monthly Update
 August 1, 2018
 Page 4 of 4

The following table represents contractor and female workforce for all SDA active Capital Projects and all active and completed Emergent Projects for the period of January 1, 2018 through May 31, 2018.

SDA Managed Project	Total Workforce Hours	Minority Workforce Hours & Percentage		Local County Workforce Hours & Percentage	
East Orange, George W Carver ES	1,277	432	33.83%	0	0.00%
Garfield, James Madison ES	24,233	3,546	14.63%	0	0.00%
Harrison ES	1,014	228	22.49%	0	0.00%
Irvington, Madison Avenue	17,294	6,490	37.53%	2,743	15.86%
Millville HS	887	324	36.53%	44	4.96%
New Brunswick, Paul Robeson School	10,341	1,573	15.21%	48	0.46%
Newark, South Street ES	61,245	22,965	37.50%	6,750	11.02%
Passaic, Leonard Place ES	40,020	9,203	23.00%	7,654	19.13%
Perth Amboy, Seaman Avenue ES	23,335	2,579	11.05%	4,015	17.21%
Trenton HS	155,845	42,040	26.98%	18,097	11.61%
Vineland, Lincoln Avenue MS	23,128	1,392	6.02%	0	0.00%
Emergent Projects	11,912	5,486	46.05%	4,160	34.92%

Prepared by: Charlotte Brooks
 JaDawna Brown-Mooney

REGULAR OPERATING DISTRICTS (RODs) ACTIVITY REPORT



MEMORANDUM

TO: Members of the Authority

FROM: Gregory Voronov
Managing Director, Program Operations

DATE: August 1, 2018

SUBJECT: Regular Operating District Grant Activity Report
(For Informational Purposes Only)

This report summarizes the Regular Operating District Grant activity from inception to date and for the month of May and June 2018. Also included is a detailed list of grants executed and grants offered during the reporting period.

Monthly Update:

- No grants were offered during the reporting period.
- No grants were executed during the reporting period.
- 68 grants impacting 32 districts were closed out during the reporting period representing \$54.4M in total project costs and state share of \$19.8M.
- Since inception, over \$2.8B has been disbursed to 524 regular operating districts through the grant program.
- Since inception over \$3.3B in funding has been approved by the Department of Education and offered to regular operating districts through the grant program.


STATE OF NEW JERSEY
SCHOOLS DEVELOPMENT AUTHORITY
 Monthly Regular Operating District Grant Report - Summary
 May / June 2018

6

ROD Grant Summary Since Program Inception				
	Offered ¹	Executed	Closed-Out	Active
Districts Impacted	6	524	514	174
Number of Grant Projects	15	5,409	4,709	700
Total Project Cost Estimate	\$ 8,836,014	\$ 8,969,282,064	\$ 8,213,270,559	\$ 756,011,505
Grant Amount	\$ 3,720,760	\$ 3,020,547,663	\$ 2,694,039,982	\$ 326,507,682
Amount Disbursed	N/A	\$ 2,824,291,060	\$ 2,694,039,982	\$ 130,251,078

Total Funding Offered to School Districts via Grant Program	\$ 3,342,209,450
---	------------------

Total ROD Grant Funding remaining for new Grant Projects	\$ 77,980,905
--	---------------

1. Includes grants that have been offered to District's but have not yet been executed.

Monthly Activity ROD Grant Summary		
	Executed	Closed-Out
Districts Impacted	-	32
Number of Grant Projects	-	68
Total Project Cost Estimate	\$ -	\$ 54,388,024
Grant Amount	\$ -	\$ 19,809,607
Amount Disbursed	NA	\$ 19,809,607

* Report is inclusive of all Regular Operating Districts grants (including vocational school districts).

** Total Project Cost Estimate and Grant Amount may be adjusted as the projects advance. Grant Amount is capped at the value approved in the DOE Final Eligible Cost Approval.

NOTIFICATION OF AMENDMENTS TO GOODS AND SERVICES CONTRACTS NOT EXCEEDING \$100,000 OR 10% OF THE CONTRACT VALUE *(no activity)*

COMMUNICATIONS MONTHLY REPORT *(no report)*

MONTHLY FINANCIAL REPORT

MEMORANDUM

TO: Members of the Authority

FROM: Sherman E. Cole, MBA, CPA /s/
Controller

DATE: August 1, 2018

SUBJECT: Monthly Financial Report – June 2018

The Office of the Chief Financial Officer is providing the attached monthly financial report to the Members of the Authority for their information. Included on pages 1 and 2 of this report is a “Financial Summary” of the Authority’s activities for the year. On pages 3 and 4 of the report is a summary of the Authority’s operating expenditures. Page 5 contains a breakdown of the Authority’s headcount information by department. The basic financial statements follow on pages 6 and 7.

Fund Reporting Operating Expenses (Year-to-Date Actual vs. Budget)

For June 2018 year to date, Authority operating expenses, **\$8.9 million**, are lower by **\$1.3M** as compared to the operating budget for the corresponding period. The positive variance is attributed to:

- Lower personnel costs including salary, benefits, staffing, travel and training (the Authority is currently 20 FTEs under budget), **\$1.0M**. This variance is offset by the year to date allocation – of payroll expense to project cost – that is lower than projected, **(\$900K)**;
- Year to date spending reductions related to: MIS projects **\$109K**, Contract Services **\$176K** (including DAG Fees and Project Services) and Facilities & General Office Expenses, **\$91K** and
- A timing difference for the scheduled replacement of the Primavera Contract Management system, **\$732K**.

Fund Reporting Operating Expenses (Year-to-Date Actual vs. Prior Year Actual)

For June 2018 year to date, Authority operating expenses, **\$8.9 million**, are **\$33K** lower as compared to the corresponding prior year.

School Facilities Project Expenditures (Year-to-Date Actual vs. Forecast)

For June 2018 year to date, project expenditures, **\$162.1 million**, are lower by **\$33.4 million** as compared to the capital-spending forecast for the *corresponding period*. The positive variance is attributable to a decline in construction-related work **\$29.3M** as well as complimentary spending reductions for school furniture, fixtures & equipment **\$6.6M**, and property management activity, **\$1.4M**. These cost savings are offset by the year to date volume increase in grant activity, **\$4.7M**.

Members of the Authority
August 1, 2018
Page 2

School Facilities Project Expenditures (Year-to-Date Actual vs. Prior Year Actual)

For June 2018 year to date, project expenditures, **\$162.1 million**, have decreased by **\$27.6 million** as compared to the *corresponding prior year*. The positive variance is due to reduced year-over-year activity in construction **\$14.3M**, grants **\$10.6M** and school furniture, fixtures and equipment **\$7.8M**. This spending reduction is offset by the **\$5.5M** increase in project insurance, resulting in part, from the 2017 OCIP II premium audit credit for general liability and workman's compensation.

Other

Since program inception, 81.3% of the funds authorized for the SDA Districts have been disbursed. Additionally, since program inception 96% of all SDA disbursements relate to school facilities projects and 4% relate to operating expense.

The *estimated value* of active school facilities projects is approximately \$2.2B.

Attachment

New Jersey Schools Development Authority
Monthly Financial Report
June 2018
(Unaudited)

New Jersey Schools Development Authority

Overview of Financial Position

June 30, 2018

6

To: The Audit Committee

From: Sherman E. Cole, Controller

The information contained in this monthly financial report is for the period as of, and for the year-to-date ending, June 30, 2018.

► Overall **Cash and Cash Equivalents** have decreased by \$167.3 million to \$372.5 million, as follows:

■ Receipt of bond and note proceeds (Issued by EDA)	\$ -
■ Investment earnings	3,540,894
■ Miscellaneous revenue	30
■ Project costs	(162,059,365)
■ SDA operating expenses	(9,258,502)
■ SDA capital expenditures	(53,997)
■ Deposits (primarily district local shares)	485,327
Net Change in Cash	<u>\$ (167,345,613)</u>

► **Prepaid Expenses** total \$454,924 as follows:

- Prepaid insurance of \$211,934.
- Prepaid rents of \$123,454 for the Authority's leased office space in Trenton and Newark.
- Prepaid MIS maintenance service contracts of \$89,658.
- Other prepaids of \$29,878.

► **Capital Assets** total \$474,449 (net of accumulated depreciation of \$6,899,680), consisting of leasehold improvements (SDA offices), and capitalized software, equipment, furniture and fixtures in support of SDA operations. Depreciation on capital assets is generally calculated using the straight-line method over the life of each asset. For the year to date, **Capital Expenditures** are \$53,997 and **Depreciation Expense** is \$102,463.

► **Accrued Liabilities** total \$119.4 million, as follows:

- Accrued project costs of \$23.3 million consisting of unpaid invoices (\$5.3 million) and retainage (\$18 million).
- Accrued net pension liability of \$60.1million.
- Post-employment benefits obligation of \$26.4 million.
- Accrued OPEB payable of \$0.3 million.
- Pollution remediation obligations (PRO) under GASB 49 net to \$2.0 million (PRO liability \$4.0 million, offset by expected cost recoveries of \$2.0 million).
- Estimated liability for loss contingencies totaling \$5.6 million.
- Payroll related liabilities of \$1.6 million.
- Other accrued liabilities of \$0.1 million.

► **Deposits** total \$3.9 million, as follows:

- \$3.8 million is held for local share agreements (pass-through item).

► The Authority's **Net Position** at month end is \$251.6 million.

New Jersey Schools Development Authority School Facilities Project Expenditures & Funding Allocation June 30, 2018

6

► School Facilities Construction Bond / Note Proceeds & Project Expenditures

- During the current year to date, the SDA has received \$0 million bond and note proceeds. The total amount of proceeds received since program inception is \$10.798 billion.
- Project expenditures for the month and year-to-date periods total \$27.4 million and \$162.1 million, respectively, as follows:

<u>Category</u>	<u>Current Month</u>	<u>Current Year-To-Date</u>	<u>Since Program Inception</u>
Construction	\$ 15,118,941	\$ 80,783,887	\$ 4,755,663,296
Design Services	307,897	1,508,630	413,869,136
PMF/CM Services	517,908	2,563,412	453,655,702
SDA Project Management	1,520,356	7,025,396	78,665,621
Property Acquisition, Relocation & Enviro	(395,473)	1,168,149	576,521,865
School Furniture, Fixtures & Equipment	766,576	1,377,369	155,762,355
Project Insurance	307,075	6,130,352	105,458,536
NJ State Inter-Agency Transfers	77,941	244,308	49,882,378
SDA District Grant & Funding Agreements	649,172	6,794,758	859,433,586
Regular Operating District Grant Agreements	7,329,513	51,245,302	2,833,321,159
Real-Time Project Audits	-	-	628,000
Property Management, Maintenance & Utils	74,999	233,449	17,252,781
Outside Legal & Claims Resolution Services	63,869	560,744	9,151,680
Temporary Staffing	705,716	705,716	9,058,990
Other Project Costs	404,641	1,759,038	57,198,274
Project Credits	-	-	(54,902,944)
Total Project Expenditures	27,449,131	162,100,510	10,320,620,415
Less: Local Share Contributions	-	(41,145)	(182,999,589)
Project Expenditures (State Share)	\$ 27,449,131	\$ 162,059,365	\$ 10,137,620,826
2018 Capital Spending Forecast	\$ 31,016,465	\$ 195,487,885	

Allocations Since Program Inception

► Program Funding & Expenditures

	<u>Bonding Caps</u> ¹	<u>Total Funding</u> ²	<u>Paid to Date</u> ³
■ SDA Districts	\$ 8,900,000,000	\$ 9,015,841,756	\$ 7,330,471,978
■ Regular Operating Districts	3,450,000,000	3,495,658,128	3,147,602,906
■ Vocational Schools	150,000,000	151,824,464	114,341,067
Total - State Share	\$ 12,500,000,000	\$ 12,663,324,348	\$ 10,592,415,951

► Percentage of Total Funding Paid to Date

■ SDA Districts	81.3%
■ Regular Operating Districts	90.0%
■ Vocational Schools	75.3%
Total - State Share	83.6%

1 Of the \$12.5 billion authorized for the school construction program, \$10,797,702,648 principal amount of bond and note proceeds have been received to date.

2 Includes bonding cap amounts and other income and miscellaneous revenue earned to date (i.e., interest income on invested funds and State appropriations).

3 These amounts include the allocation of SDA operating expenses and capital expenditures totaling \$454,795,125.

New Jersey Schools Development Authority Fund Reporting Operating Expenses vs Budget June 30, 2018

6

<u>Category</u>	<u>Actual Year-To-Date</u>	<u>Budget Year-To-Date</u>	<u>Over/ (Under)</u>
Personnel Expenses:			
Employee Salaries	\$ 8,874,146	\$ 9,432,981	\$ (558,835)
Employee Benefits	4,847,616	5,125,661	(278,045)
Direct Hire Temporary Employee Costs	48,236	145,320	(97,084)
Total Employee Salaries & Benefits Costs	13,769,998	14,703,962	(933,964)
Less: Employee Salaries & Benefits Costs			
Charged to Projects	7,025,396	7,961,896	(936,500)
Salaries & Benefits Charged to Operating Expense	6,744,602	6,742,066	2,536
Temporary Staffing Services	35,059	75,000	(39,941)
Travel & Expense Reimbursements	7,768	16,976	(9,208)
Training & Professional Development	14,995	66,679	(51,684)
Total Personnel Expenses	6,802,424	6,900,721	(98,297)
Non-Personnel Operating Expenses:			
Facilities & General Office Expenses	1,239,698	1,330,920	(91,222)
Information Systems	448,953	557,700	(108,747)
Professional & Other Contracted Services	118,361	294,352	(175,991)
Property & Casualty Insurance	169,091	171,498	(2,407)
SDA-Owned Automobiles	32,367	57,498	(25,131)
Communications & Outreach	459	504	(45)
Reserve for Unforeseen Events & New Initiatives	-	25,002	(25,002)
Total Operating Expenses (Non-Capital)	8,811,353	9,338,195	(526,842)
Capitalized Operating Expenses	53,997	785,498	(731,501)
Total Authority Operating Expenses	\$ 8,865,350	\$ 10,123,693	\$ (1,258,343)

2018 Annual Operating Budget

\$ 19,282,271

New Jersey Schools Development Authority Fund Reporting Operating Expenses vs Prior Year June 30, 2018

6

<u>Category</u>	<u>Actual Year-To-Date</u>	<u>2017 Year-To-Date</u>	<u>Increase/ (Decrease)</u>
Personnel Expenses:			
Employee Salaries	\$ 8,874,146	\$ 9,132,786	\$ (258,640)
Employee Benefits	4,847,616	4,769,155	78,461
Direct Hire Temporary Employee Costs	48,236	101,333	(53,097)
Total Employee Salaries & Benefits Costs	13,769,998	14,003,274	(233,276)
Less: Employee Salaries & Benefits Costs			
Charged to Projects	7,025,396	7,275,921	(250,525)
Salaries & Benefits Charged to Operating Expense	6,744,602	6,727,353	17,249
Temporary Staffing Services	35,059	103,489	(68,430)
Travel & Expense Reimbursements	7,768	8,268	(500)
Training & Professional Development	14,995	22,147	(7,152)
Total Personnel Expenses	6,802,424	6,861,257	(58,833)
Non-Personnel Operating Expenses:			
Facilities & General Office Expenses	1,239,698	1,192,724	46,974
Information Systems	448,953	461,652	(12,699)
Professional & Other Contracted Services	118,361	135,779	(17,418)
Property & Casualty Insurance	169,091	202,034	(32,943)
SDA-Owned Automobiles	32,367	41,727	(9,360)
Communications & Outreach	459	1,377	(918)
Reserve for Unforeseen Events & New Initiatives	-	-	-
Total Operating Expenses (Non-Capital)	8,811,353	8,896,550	(85,197)
Capitalized Operating Expenses	53,997	2,060	51,937
Total Authority Operating Expenses	\$ 8,865,350	\$ 8,898,610	\$ (33,260)

New Jersey Schools Development Authority

Employee Headcount

June 30, 2018

6

<u>SDA Department</u>	<u>Current Month End</u>	<u>Budget</u>	<u>Increase/ (Decrease)</u>
Office of Chief Executive Officer (CEO)	3	3	0
CEO, Contract Management	8	11	-3
COS, Program Assessment & Development	5	8	-3
COS, Special Projects	9	10	-1
Program Operations, Executive	4	5	-1
Program Operations, Capital Planning & Grants Admin.	22	25	-3
Program Operations, Safety	8	8	0
Program Operations - Design Studio	16	16	0
Program Operations, Project Teams	47	52	-5
Corp Governance & Operations, Executive	3	3	0
Corporate Governance & Operations, Human Resources	5	7	-2
Corporate Governance & Operations, Chief Counsel	12	13	-1
Corporate Governance & Operations, Information Systems	15	16	-1
Corporate Governance & Operations, Facilities	5	4	1
Corporate Governance & Operations, Communications	7	7	0
Financial Operations, Executive	5	5	0
Financial Operations, Controller	13	12	1
Financial Operations, Real Estate Services	4	5	-1
Financial Operations, Procurement & Contract Services	8	9	-1
Financial Operations, Risk Management & Vendor Services	<u>11</u>	<u>11</u>	<u>0</u>
Total Full-Time Employees	<u>210</u>	<u>230</u>	<u>-20</u>

New Jersey Schools Development Authority

Statement of Net Position

June 30, 2018

6

	<u>Current Month End</u>	<u>2017 Year End</u>	<u>Increase/ (Decrease)</u>
ASSETS			
Cash and Cash Equivalents	\$ 372,494,010	\$ 539,839,623	\$ (167,345,613)
Receivables	27,009	37,536	(10,527)
Prepaid Expenses	454,924	266,426	188,498
Capital Assets (Net of Accumulated Depr.)	474,449	522,915	(48,466)
Total Assets	<u>373,450,392</u>	<u>540,666,500</u>	<u>(167,216,108)</u>
DEFERRED OUTFLOWS OF RESOURCES			
Deferred Amount for Pensions & OPEB	<u>17,145,652</u>	<u>19,536,757</u>	<u>(2,391,105)</u>
TOTAL ASSETS & DEFERRED OUTFLOWS OF RESOURCES			
	<u>\$ 390,596,044</u>	<u>\$ 560,203,257</u>	<u>\$ (169,607,213)</u>
LIABILITIES			
Accrued Project Costs	\$ 30,837,409	\$ 58,170,720	\$ (27,333,311)
Net Pension Liability	60,083,669	60,083,669	-
Accrued Other Post-Employment Benefits	26,372,180	25,290,074	1,082,106
Other Accrued Liabilities	2,071,038	4,724,965	(2,653,927)
Deposits	3,882,965	3,397,638	485,327
Total Liabilities	<u>123,247,261</u>	<u>151,667,066</u>	<u>(28,419,805)</u>
DEFERRED INFLOWS OF RESOURCES			
Deferred Amount for Pensions & OPEB	<u>15,795,457</u>	<u>15,795,457</u>	<u>-</u>
NET POSITION			
Invested in Capital Assets	474,449	522,915	(48,466)
Restricted for Schools Construction:			
Special Revenue Fund	<u>251,078,877</u>	<u>392,217,819</u>	<u>(141,138,942)</u>
Net Position	<u>251,553,326</u>	<u>392,740,734</u>	<u>(141,187,408)</u>
TOTAL LIABILITIES, DEFERRED INFLOWS OF RESOURCES & NET POSITION			
	<u>\$ 390,596,044</u>	<u>\$ 560,203,257</u>	<u>\$ (169,607,213)</u>

New Jersey Schools Development Authority

Statement of Activities

June 30, 2018

6

	<u>Current</u> <u>Year-To Date</u>	<u>2017</u> <u>Year-To Date</u>	<u>Increase/</u> <u>(Decrease)</u>
REVENUES			
Program Revenues:			
Bond and Note Proceeds (Issued by EDA)	\$ -	\$ -	-
Bidding Fees-Plans & Specs	-	-	-
General Revenues:			
Investment Earnings	3,540,894	1,461,169	2,079,725
Rental Income	-	30,023	(30,023)
Other Revenue-OPRA	30	40	(10)
Total Revenues	<u>3,540,924</u>	<u>1,491,232</u>	<u>2,049,692</u>
EXPENSES			
Administrative & General Expenses	9,893,459	10,827,808	(934,349)
Capital Depreciation	102,463	103,847	(1,384)
School Facilities Project Costs	134,732,410	146,595,185	(11,862,775)
Total Expenses	<u>144,728,332</u>	<u>157,526,840</u>	<u>(12,798,508)</u>
CHANGE IN NET POSITION	(141,187,408)	(156,035,608)	14,848,200
Beginning of Period Net Position	<u>392,740,734</u>	<u>400,406,844</u>	<u>(7,666,110)</u>
NET POSITION END OF PERIOD	<u>\$ 251,553,326</u>	<u>\$ 244,371,236</u>	<u>\$ 7,182,090</u>

DESIGN CONTRACT DE-OBLIGATIONS REPORT *(no activity)*

PUBLIC COMMENT STATEMENT

We will now begin the Public Comment Portion of the Meeting consistent with the New Jersey Open Public Meetings Act.

We would ask that any member of the public who wishes to address the Board limit their comments to 3 minutes. If there are multiple individuals from the same organization or district who wish to address the Board on the same matter, we would ask that you come up together to offer your remarks.

Please keep in mind that public comment is to afford citizens the opportunity to comment on matters pertinent to the Authority's business. Should you seek answers to questions on any topic, please contact the Authority at 609-943-4585 at your convenience.