



# CAPITAL PROJECT UPDATE

June 8, 2021



**BLIND BROOK-RYE UFSD**

# Bond Project Highlights

## **BMP Ridge Street School**

- Butler Building Replacement
- Cafetorium – Performing Arts Space
- Bus Traffic & Student Drop-off Reconfiguration
- Building Envelope Repairs
- Code Compliance Work
- Safety/Security Enhancement – Segregate Bus Traffic from Parent Traffic
- New Cafeteria – More prep space for healthy food options; shorter lunch lines
- Infrastructure Repairs – Mechanical, Electrical and Plumbing
- Improvements to Educational and Extracurricular Programs
- New Makerspace

## **Blind Brook MS/HS**

- New Fabrication Lab
- Infrastructure Repairs – Mechanical, Electrical and Plumbing
- Building Envelope Repairs
- Conversion of existing custodial storage room into a large modern multi-purpose classroom



## Bond Project Timeline

- Voter approval 10/17/2017
- Contracts Awarded 4/8/2019
- Ground Breaking June 2019
- Beginning of pandemic – work deemed essential March 2020
- Construction Project Progress Analysis begins August 2020
- Project pause due to contractual disputes  
(BMPRSS is approximately 18% complete) September 2020
- Forensic Analysis begins October 2020
- BOE appointed Special Counsel Guercio & Guercio 11/19/20
- BOE replaces current Construction Manager with SCC 12/3/20
- Construction “re-booted” and Completion Plan developed & Implemented
- The Project Team continues to work through existing and additional contractual disputes  
(BMPRSS is approximately 60% complete)

# B.M.P. Ridge St School – Additions and Alterations – October 6, 2020

General Contractor: Niram, Inc.

Mechanical Contractor: Clean Air Quality Systems

Electrical Contractor: Talt, Inc.

Plumbing Contractor: S and L Plumbing and Heating





# B.M.P. Ridge St School – Additions and Alterations – October 6, 2020



# B.M.P. Ridge St School – Additions and Alterations – June 2, 2021





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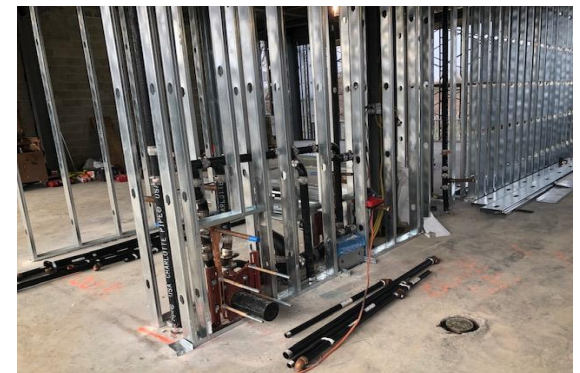
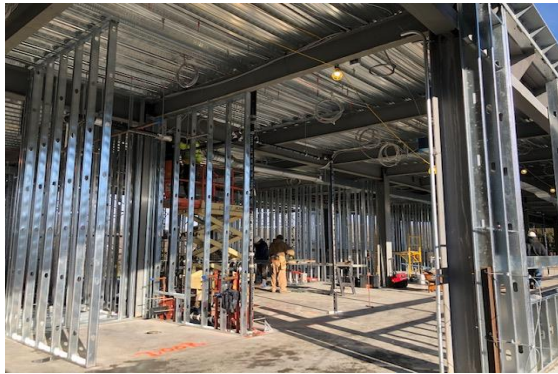


# B.M.P. Ridge St School – Additions and Alterations

## Construction in Progress as of January 2021

The GC remobilized onsite, commenced with cleanup and the rebuilding of the courtyard access ramp, providing a consistent staffing of approx. 25-30 workers per day.

- Framing of the east and west exterior walls and interior walls
- Installation of footing drainage in the courtyard and forming of concrete retaining walls
- Installing brick at the elevator and block at the classroom parapet wall
- Electricians running power conduit on the first floor of the new addition
- Plumbers running sprinkler pipe in the new hallway and roughing of the 2<sup>nd</sup> floor bathrooms





# B.M.P. Ridge St School – Additions and Alterations

## Construction in Progress

- The GC is installing corridor tile in the new addition and continues to tape, spackle and paint the walls and soffits in the second floor classrooms. The stair installation at the Stair A location is continuing. The installation of the structural support columns in the hallway window openings is continuing, and the classroom window openings have been temporarily closed to facility the finishes in the classrooms.
- The cafetorium roof decking has been installed. The installation of the wood blocking at the edges of the roof decking is expected next week. The structural steel columns for the canopy on the east side of the cafetorium was installed. The ceiling grid in the new addition continues to be installed.
- The electrical contractor is continuing with power feeders and new fire alarm wiring. The plumbing contractor is continuing to run sprinkler piping in the cafetorium.
- The mechanical contractor is installing spiral duct work in the cafetorium and is installing boiler piping, expansion tank, and accessories in the new mechanical room.



# B.M.P. Ridge St School – Additions and Alterations Cafetorium





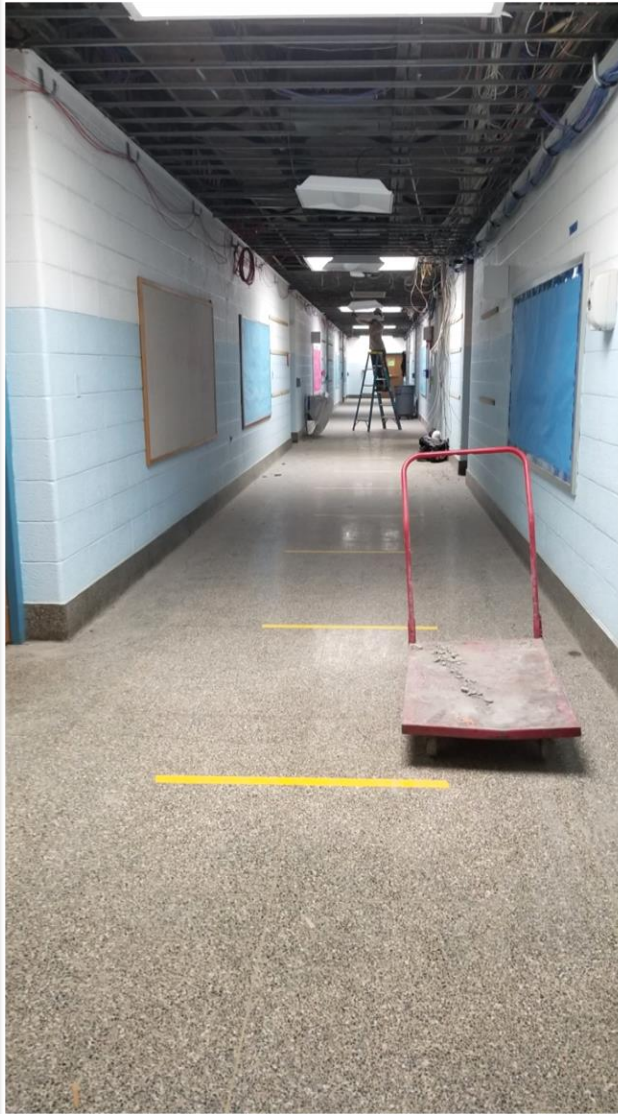
# B.M.P. Ridge St School – Additions and Alterations

## 2-Story Classroom Wing





# B.M.P. Ridge St School – Additions and Alterations 1955 Wing



# Blind Brook Middle School / High School – Additions and Alterations

## Construction Team

General Contractor: Bertussi Contracting  
Mechanical Contractor: S and L Plumbing and Heating  
Electrical Contractor: Talt, Inc.  
Plumbing Contractor: S and L Plumbing and Heating

## Construction in Progress in December 2020

- Development of Punch list in progress, awaiting heating controls and flooring completion
- Awaiting exterior retaining wall modifications
- Installation of exterior ramp in progress





# Blind Brook Middle School / High School – Additions and Alterations

## Construction in Progress

- The spaces have achieved Substantial Completion, and are ready for occupancy.
- The General Contractor completed the retaining wall and has poured the concrete sidewalk along the exterior of the new addition. The asphalt paving will be completed when the spaces are unoccupied.





**Spring 2021**

- Relocate Elementary Students
- Jumpstart 1955 Renovation
- Prioritize Completion of New Classroom Construction

**Summer 2021**

- Engage Audit Committee
  - Assess total costs of change orders
  - Evaluate project budget, reconciling costs to available funds
  - Present financial assessment and recommendations to Board of Education
- Complete Renovation and New Classroom Spaces
- Furnish New Instructional Spaces
- Prepare for Positive School Reopening

**Fall 2021**

- Open New School Year in New Classrooms
- Focus Labor and Capital on Non-Instructional Spaces
  - Cafetorium
  - Courtyard
  - Office areas

**Winter/Spring 2022**

- Bring Project to Substantial Completion