



Project Management/Owner's Representative Services  
**Barrington Public Schools**

# TEAM ORGANIZATION



## *Presenting Team*



**Dave Patrick**  
Principal-in-Charge  
42 Years' Experience



**Joe DeSanti**  
Director of Program  
Management  
40 Years' Experience



**Tony DeMelo**  
Senior Preconstruction  
Manager / Project Executive  
37 Years' Experience



**Debra Reading**  
Project Manager  
41 Years' Experience



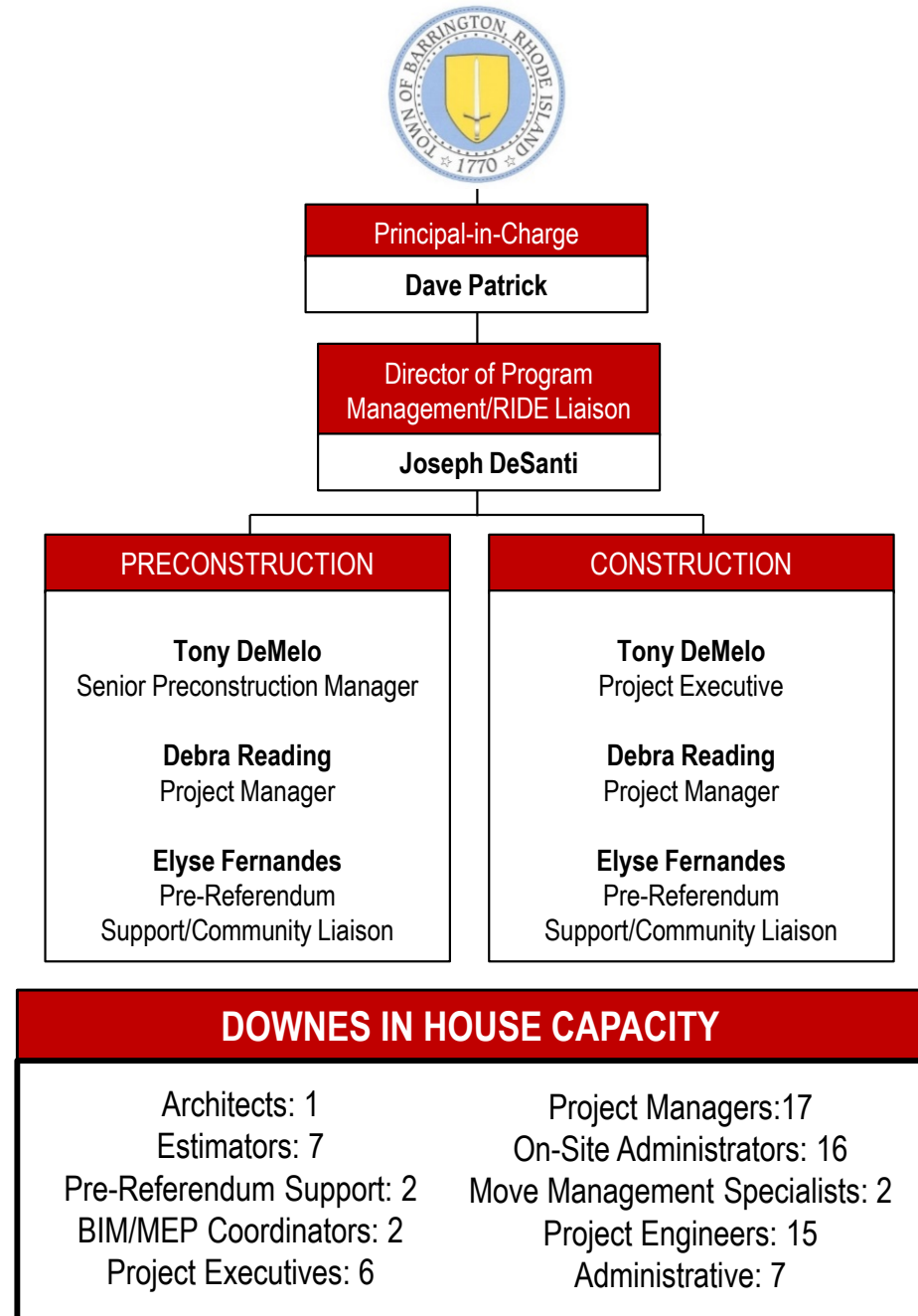
**Elyse Fernandes**  
Pre-Referendum Support / Community  
Liaison  
16 Years' Experience





# PROJECT MANAGEMENT TEAM

- Experience with all Aspects of Design & Construction
- Strong Communicators
- Extensive Knowledge of Procurement Process
- Professional Relationship with Major Design Firms & Construction Companies
- Thorough Understanding of Construction Planning & Activities
- Schedule Management & Analysis
- Quality Control
- Field Oversight & Observation





# RELATIONSHIP / PARTNERSHIP WITH RIDE



- Thorough understanding of every step of the RIDE process
- Daily interaction with RIDE
- Work together to creatively resolve problems
- Provide leadership to Design & Construction Teams

**APPROXIMATELY \$700M OF SCHOOLS IN  
PAST 2 YEARS**

Exeter-West Greenwich Schools

Lincoln Public Schools

Newport Public Schools

South Kingstown Public Schools

Burrillville Public Schools

Westerly Public Schools

Providence Public Schools







# MAXIMIZE REIMBURSEMENT

## Permanent Bonus\*

### School Safety & Security

If 75% of a project is for the purposes of School Safety & Security, then the project shall receive 5% bonus.

*\* In addition to the six temporary bonuses, there is one permanent bonus that is not time-limited*

## Temporary Bonuses

In order to qualify for the increased share ratio for the temporary bonuses, 25% of the project costs, or a minimum of \$500,000, must be specifically directed to these purposes.

Commence by 2022 - Complete by 2027



### Health & Safety

Projects that address Health and Safety Deficiencies shall receive a 5% bonus.



### Educational Enhancements

Projects that address Educational Enhancements such as Early Childhood Education and Career and Technical Education shall receive a 5% bonus.

Commence by 2023 - Complete by 2028



### Replacement

Replacement of a facility that has a Facility Condition Index of 65% or higher shall receive a 5% bonus.



### Newer & Fewer

Consolidation of two or more school buildings (Newer and Fewer) into one school building shall receive a 5% bonus.



### Decrease Overcrowding

New construction or renovation that decreases overcrowding from more than 120% functional utilization to between 85% and 105% shall receive a 5% bonus.



### Increase Utilization

New construction or renovation that increases functional utilization from less than 60% to more than 80% shall receive a 5% bonus.

## Anticipated Timeline – RIDE Stage II Planning

April			May	June	July	August	September
Stage I application – RIDE comment & Recommended approval	Assessments & Programming Previously Completed	Issue A/E RFP Evaluate Budget	Programming & Design; Assessing & reviewing future needs <b>Community Engagement</b>	Design & <b>Community Engagement</b>	Design & <b>Community Engagement</b>	Finalize Design BPA, SBC, BSC, Council review & approvals	<b>Stage II Submission Deadline 9/15/23</b>

- Determine Funding Needed
- Identify Incentives & Bonuses
- Determine Capital Revolving Projects



# PRE-REFERENDUM SUPPORT

- Community Involvement
- Meetings with Boards, Commissions and Council
- RIDE Submissions
- Pre-Referendum Marketing Support
  - Website
  - Factual Data
  - Informational Flyers
  - Social Media



## State Street Elementary School | New Construction



**\$29,355,000**

- Original Construction 1955
- K-Grade 4
- 21st Century Classrooms
- High Efficiency MEP
- Outdoor Learning Area
- New Furniture

## Springbrook Elementary School | Renovations



**\$8,845,000**

- Original Construction: 1996
- K-Grade 4
- Parent/Teacher Community Room
- Art & Music Renovations
- MEP Systems Upgrades
- New Furniture

## Dunn's Corners Elementary School | Renovations & Addition



**\$11,800,000**

- Original Construction: 1967
- K-Grade 4
- New Cafeteria (Main Level)
- Learning-community style environments
- Art & Music Renovations
- New Furniture

## FINANCIAL OVERVIEW

State Street Elementary School  
New Construction  
**\$29,355,000**

Springbrook Elementary School  
Renovations  
**\$8,845,000**

Dunn's Corners Elementary School  
Renovation & Addition  
**\$11,800,000**

**35%** State Aid (Base Rate) **52.5%** State Aid (with Bonus Incentives)

Projected Taxpayer Impact: \$500,000 Home = \$140/year or \$0.39/day  
\$1,000,000 Home = \$280/year or \$0.77/day



## SCHEDULE

School Name	Proposed Project Schedules																									
	2022				2023				2024				2025													
	Nov-22	Dec-22	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Jan-24	Feb-24	Mar-24	Apr-24	May-24	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24
Dunn's Corners		Ar		Design & Approval																						
Springbrook		Ar		Design & Approval																						
New State Street		Ar		Design & Approval																						
Demo Existing State Street																										
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**Total Project: \$50,000,000**

Westerly's Cost Share: \$32,500,000  
(Potential with incentive bonuses: \$23,750,000)

State Reimbursement: \$17,500,000  
(Potential with incentive bonuses: \$26,250,000)

Projects include: Project management, design/engineering fees, site work, construction, demolition, parking, road work, fields, furniture, equipment, landscaping, and contingency.

Pell ES



Rogers HS





# STUDENT ENGAGEMENT



- Construction Awareness Presentations & Career Fair
- ACE Mentor Program
- Internships
- Building Futures of Rhode Island







# ECONOMIC DEVELOPMENT

## Local Contractors

- Letters / Emails
- Follow-Up Calls
- Matchmaker Meeting

## M/WBE Participation

## Ancillary Businesses

- Gas Stations
- Delis/Restaurants
- Electrical Supply Companies
- Lumber Yards
- Local Nurseries

## Middle School Students

- Construction Exposure Classes
- Job Site Tours

## High School Students

- Construction Exposure Classes
- Job Shadowing
- RI Building Futures
- ACE Mentor Program



**ACE MENTOR  
PROGRAM**





Barrington HS



Barrington MS



Sowams ES



Hampden Meadows ES



Nayatt ES



Primrose ES