



TEWKSBURY DEPARTMENT OF PUBLIC WORKS & SCHOOL MAINTENANCE FACILITY

Monthly Status Report

MARCH 2024

Town of Tewksbury
Construction of New Department of Public Works
March 2024 – Monthly Status Report

EXECUTIVE SUMMARY

The Owner’s Project Manager, PMA Consultants (PMA), Architect, Weston & Sampson, and G & R Construction Co. (G & R) are cooperatively working towards the successful completion of the New Tewksbury Department of Public Works & School Maintenance Facility September 4,2025.

This Status Report covers the progress of the project during the month of March 2024. The Project is within budget and the schedule is currently under review. Significant effort has been made to track all progress against Key Project Milestones, all of which are reviewed monthly by PMA.

This status report covers the progress of the project through March 2024. The project is currently in construction:

PROJECT STATUS OVERVIEW

Current Month- Progress

- Continue drilling of geo piers.
- Continuation of catch basins and drainage installations.
- Install CB-EB 1 & 2 and connect drainage.
- Parking lot area of new building being brought to grade.
- Site contractor measures foundation footings.
- Digging of footings for foundation piers began.
- Carpenters assembling forms for concrete and rebar at foundation footing locations.
- Foundation footing being formed, and rebar tied.
- Forming knee walls.
- Concrete pours occurring at footings and walls.
- Install of catch basin CB-D1.
- Install sewer lines near food pantry of catch basins.

Next Month- Forecasted Items/

- Continue of forming knee walls and pouring concrete.
- Site contractors continue with the installation of catch basins and drainage.
- Fenagh Engineering and Weston & Sampson on site for testing and inspections.
- Metal building delivery scheduled for April 24th.
- Backfill and compaction of admin building.
- Mock up location formed and poured.

Schedule Update:

- Nothing at this moment. Schedule is still being worked on.

March 2024 – Monthly Status Report

Architect	Weston & Sampson	General Contractor	G & R Construction
Current Phase	Construction	Project Duration	640 days
Facility Type	New DPW Facility	Notice to Proceed	12/4/2023 - Contract
Construction Type	New Construction	Substantial Completion	9/4/2025 – Contract
Building/Addition Size	59,000 sq. ft.	Final Completion	_____
PMA OPM Contact	Brian DeFilippis (617) 756.6727, Steve Rusteika (508) 725.7666	PMA OPM Field Contact	Patrick McCarthy (617) 780.9382), Karina Pena (978)902.4533

MONTHLY MANPOWER SUMMARY

<i>Week 1 Tradesmen (3/1/24)</i>	11
<i>Week 2 Tradesmen (3/4/24-3/8/24)</i>	46
<i>Week 3 Tradesmen (3/11/24-3/15/24)</i>	68
<i>Week 4 Tradesmen (3/18/24-3/22/24)</i>	94
<i>Week 5 Tradesmen (3/25/24-3/29/24)</i>	77
TOTAL TRADESMEN	296

**UPDATE – New Tewksbury DPW Facility
 3/1/2024 (Work between 3/1/2024 and 3/31/2024)**

INSPECTION, TESTING AND CONFERENCES:

- Construction Meetings were held on Microsoft Teams initially on November 30th and then on site in the trailer on a weekly basis on Thursdays at 2pm beginning on January 4th.
- Testing and inspection services are being performed by Fenagh Engineering, including proctor tests, compaction tests, rebar inspection and concrete testing.
- Testing and Inspection are being performed as required by the Contract.

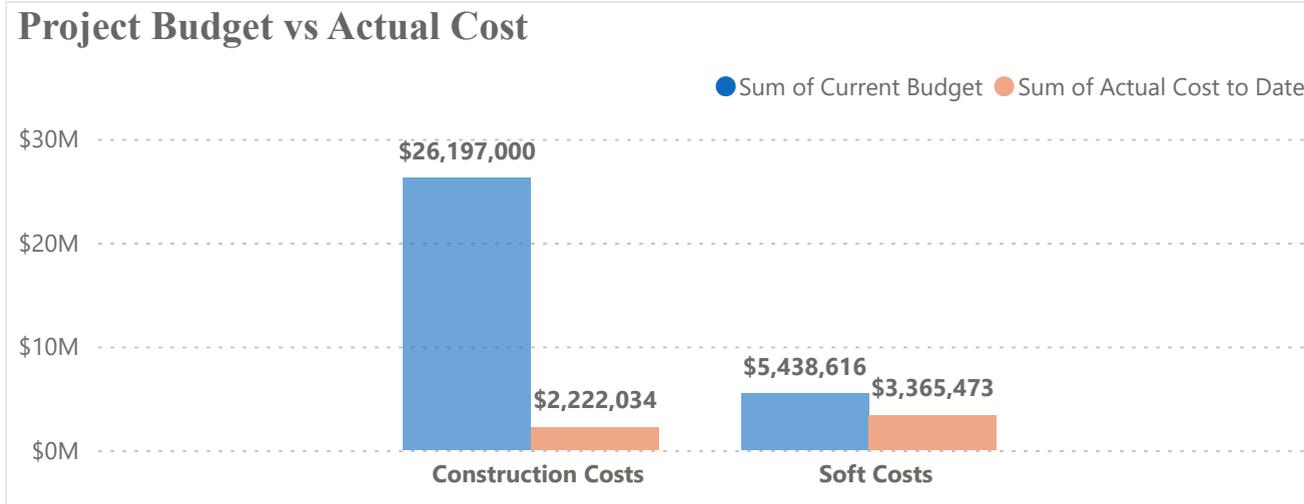
MISCELLANEOUS GC WORK:

- Trailer on site for PMA and G & R
- Separate entrance to worksite and existing building in place.
- Pre trench excavations were dug for eventual geo pier footings.
- Catch basins and drainage installation to begin.
- Unsuitable material is being logged and sorted.
- Footings and knee walls formed, and rebar tied.
- All utility poles were removed from the site.
- Beginning of digging for foundation footings.
- Sub grading at parking lot area locations.
- Concrete poured at footings and knee walls.

New DPW & School Maintenance Facility, Tewksbury, MA

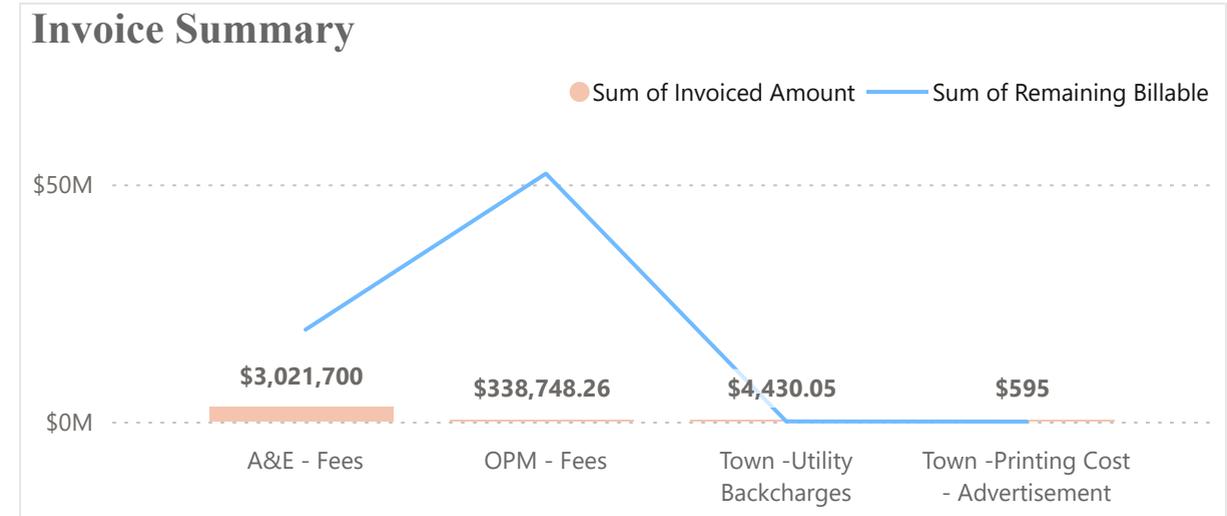
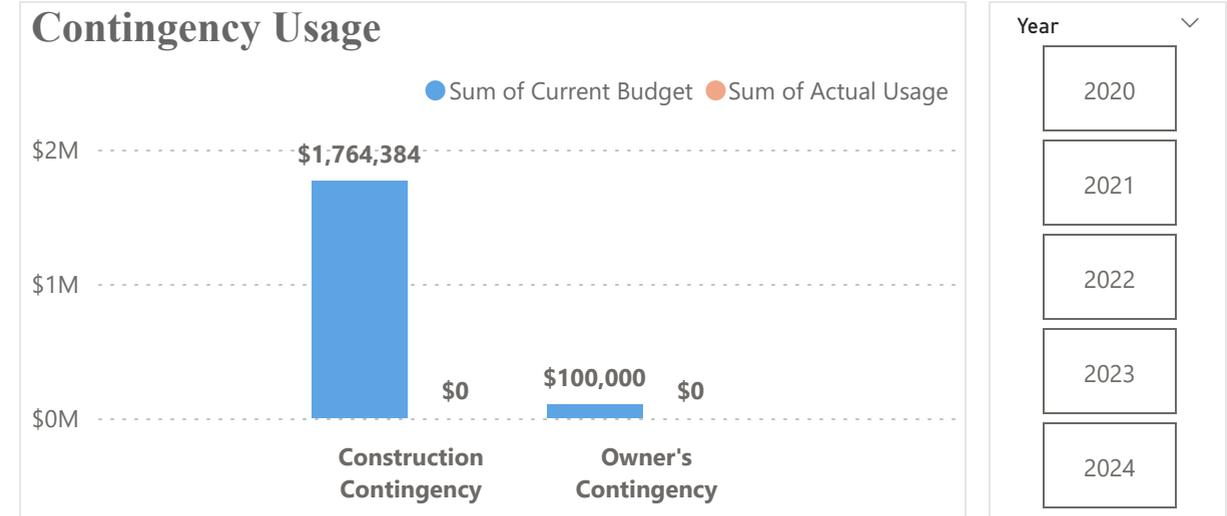
Budget w/o Contingency \$31,635,616	Actual Cost to Date \$5,587,507	Total % Complete 18%
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Company	Budget	Actual	Remaining	% Spent
Town/Owner	\$500,000	\$5,025	\$494,975	1.0%
OPM - PMA	\$1,363,416	\$338,748	\$1,024,668	24.8%
GC -G&R Construction	\$26,197,000	\$2,222,034	\$23,974,966	8.5%
A&E - Weston & Sampson	\$3,575,200	\$3,021,700	\$553,500	84.5%
Total	\$31,635,616	\$5,587,507	\$26,048,109	



Open RFIs 4	Open Submittals 40	Total PCOs 14	Approved COs --
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Contingency	Budget	Actual	Remaining	%Spent
Construction Contingency	\$1,764,384	\$0	\$1,764,384	0.0%
Owner's Contingency	\$100,000	\$0	\$100,000	0.0%
Total	\$1,864,384	\$0	\$1,864,384	



RFIs Summary

Priority ▼

All ▼

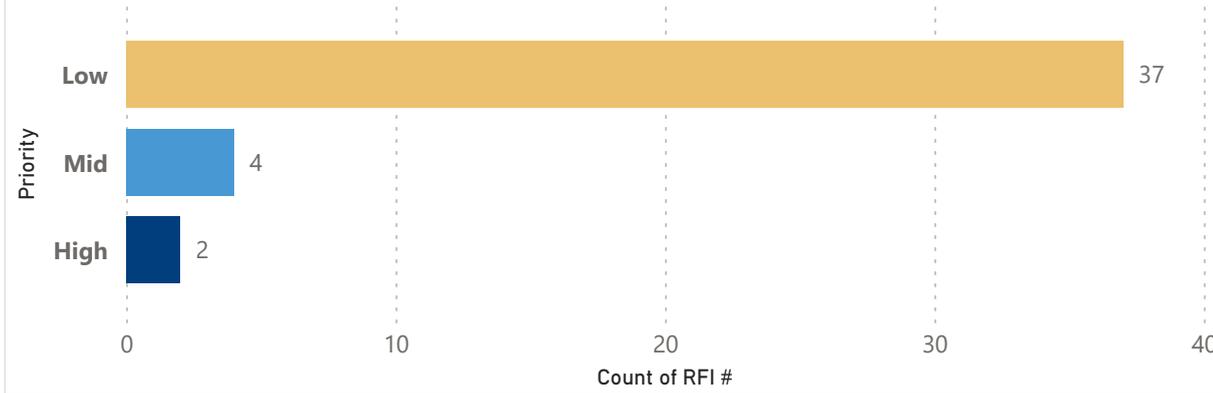
Discipline ▼

All ▼

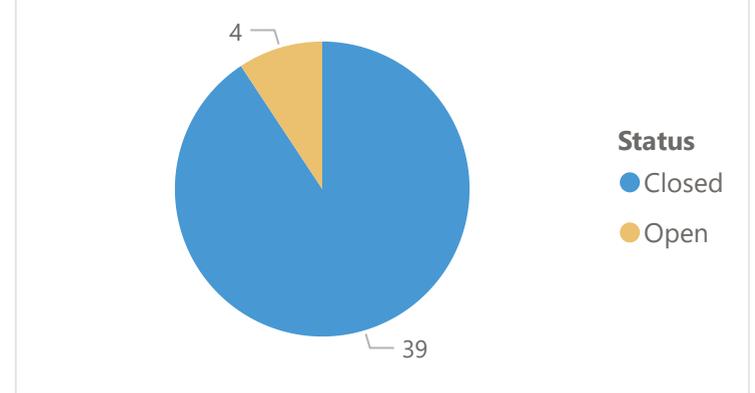
Status ▼

All ▼

#RFIs by Priority



#RFIs by Status



43

Total RFIs

4

Open RFIs

39

Closed RFIs

(Blank)

Withdrawn RFIs

RFI #	RFI Description	Discipline	Submission Date	Priority	Close Date	Status	Days Open
RFI 1	Utility Pole Location	Discipline #3 - Electrical	11/22/2023	Low	12/1/2023	Closed	
RFI 2	Required Clearances under Mezzanine	Discipline #5 - Structural	11/29/2023	Low	12/5/2023	Closed	
RFI 3	Vehicle Loads	Discipline #5 - Structural	11/29/2023	Low	12/5/2023	Closed	
RFI 4	Sealant at Translucent Panels	Discipline #1 - Architectural	11/30/2023	Low	12/5/2023	Closed	
RFI 5	Water Meter Size	Discipline #7 - Plumbing	12/4/2023	Low	12/19/2023	Closed	
RFI 6	Tree Removal Confirmation	Discipline #2 - Civil	12/8/2023	Low	12/14/2023	Closed	
RFI 10	Floor Box Locations	Discipline #3 - Electrical	12/29/2023	High	3/28/2024	Closed	
RFI 11	Service Entrance Feeder Tag	Discipline #3 - Electrical	12/29/2023	Low	1/8/2024	Closed	
RFI 7	Panel PPM2 Feeder Tag & Source Termination	Discipline #3 - Electrical	12/29/2023	Low	1/8/2024	Closed	
RFI 8	Communications Handhole	Discipline #3 - Electrical	12/29/2023	Low	1/8/2024	Closed	
RFI 9	Washbay Service Lateral Confirmation	Discipline #3 - Electrical	12/29/2023	Low	1/8/2024	Closed	
RFI 12	Countertops in Muster Room 105	Discipline #1 - Architectural	1/4/2024	Low	1/9/2024	Closed	
RFI 13	Flagpole Location	Discipline #1 - Architectural	1/10/2024	High	3/28/2024	Closed	
RFI 14	Floor Box Clarifications	Discipline #3 - Electrical	1/19/2024	Low	2/2/2024	Closed	
RFI 15	Generator Feeder Conduits	Discipline #3 - Electrical	1/22/2024	Mid	3/11/2024	Closed	
RFI 16	TV Wall Outlet Circuitry Room 102 & 105	Discipline #3 - Electrical	1/22/2024	Low	2/2/2024	Closed	
RFI 17	Duct Smoke Quantity Confirmation	Discipline #3 - Electrical	1/22/2024	Low	2/2/2024	Closed	
RFI 18	Storage Room 119B TypeR Control	Discipline #3 - Electrical	1/22/2024	Low	2/2/2024	Closed	

Submittals Summary

Priority ▼

All ▼

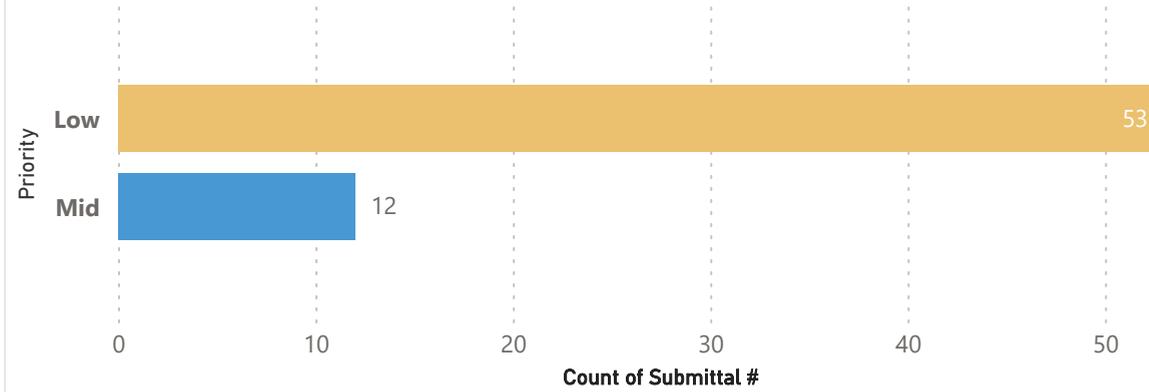
Division ▼

All ▼

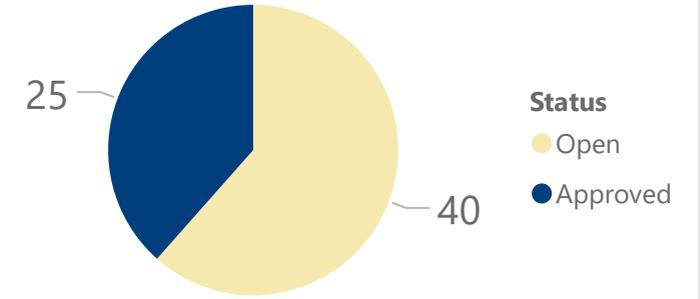
Status ▼

All ▼

#Submittals by Priority



#Submittals by Status



65

Total Submittals

25

Approved Submittals

40

Open Submittals

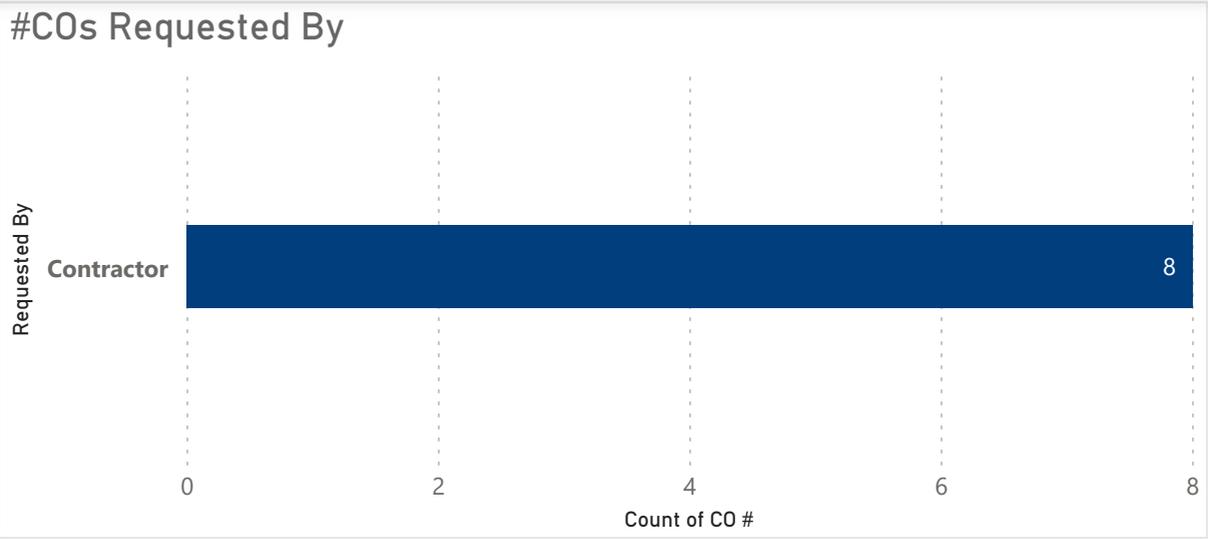
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Returned Submittals

Submittal #	Division	Sub-Division	Submittal Description	Submission Date	Priority	Close Date	Status
#24	Division 05 -Metals	055000-0051	REV1-Lube Room Catch Basin Frame & Grate Shop Drawings	3/27/2024	Low		Open
#3	Division 13 -Special Construction	134200-0120	RTU-1 Roof Curb Cut Sheet	3/27/2024	Low		Open
#23	Division 33 -Utilities	330000-0130	Catch Basin Hood Product Data	3/26/2024	Low		Open
#13	Division 14 -Conveying Equipment	142213-0021	REV1-Crane Systems Product Data & Shop Drawings	3/22/2024	Low		Open
#18	Division 33 -Utilities	330000-0071	Fluid Storage Tank 1000 Gallon-Concrete Sealer	3/22/2024	Low		Open
#1	Division 08 -Openings	084513-0040	Polycarbonate Panel Samples	3/20/2024	Low	4/3/2024	Approved
#2	Division 12 -Furnishings	123553-0020	Metal Labortory Casework Shop Drawings	3/20/2024	Low		Open
#14	Division 32 -Exterior Improvements	320000-0040	Bike Rack Cut Sheet	3/18/2024	Low		Open
#28	Division 08 -Openings	084313-0010	ProClad Aluminum Brake Metal Product Data & Color Chart	3/13/2024	Low		Open
#29	Division 08 -Openings	084313-0020	Aluminum Storefronts Product Data & Color Chart	3/13/2024	Low		Open
#30	Division 08 -Openings	084313-0030	Aluminum Doors & Frames Product Data & Color Chart	3/13/2024	Low		Open

PCO CO Contingency Summary

Contingency	Budget	Actual	Remaining	%Spent
Construction Contingency	\$1,764,384	\$0	\$1,764,384	0.0%
Owner's Contingency	\$100,000	\$0	\$100,000	0.0%
Total	\$1,864,384	\$0	\$1,864,384	



Contingency Usage

Reason for Change

Requested By

Status

Cost by Trade

(Blank)
Approved COs

PCO #	Change Description	Submitted Amount	Status	Requested By	Reason for Change	Cost by Trade	CO #	Approved Amount	Contingency Category
PCO #1	Sub Slab Depressurization System	\$45,867.13	Submitted	Contractor	New Scope Directed by 3rd Party	Site	CO #01		
PCO #10	Service Entrance Feeder Tag	\$8,934.36	Submitted	Contractor	Design Issue	Electrical	CO # 10		
PCO #11	Remove Existing Building Bathroom Scope	\$0	Pending						
PCO #12	Crane ElectricalChanges	\$0	Pending						
PCO #13	Transformer Containment Changes	\$0	Pending						
PCO #14	Flagpole Modifications	\$0	Pending						
PCO #2	Electrical Revisions on Sheets E002 & E602	\$14,843.76	Submitted	Contractor	Design Issue	Electrical	CO # 02		
PCO #3	Battery Backup for SW1 Fixture	\$8,814.14	Submitted	Contractor	New Scope Directed by 3rd Party	Electrical	CO #03		
PCO #4	Added Paintings & Landscaping	\$0	Pending						
PCO #5	PPM2 Feeder Tag	\$33,334.31	Submitted	Contractor	Design Issue	Electrical	CO #05		
PCO #6	Over Excavations & Unsuitables	\$0	Pending						
Total		\$131,211.6							

PROJECT PHOTOS



CB-ED 1.



Helical drilling for geo piers.



Pile of unsuitable and miscellaneous trash.



Another geo pier drilling location for footings.



Footing excavation for foundation placement.



Alt. view of another foundation footing being excavated.

PROJECT PHOTOS



Line J foundation footing filled with dense grade and compacted.



Corner of Line J 15-17 foundation footing being formed.



Arial view of site from drone.



Another arial view of site.



Corner of Line J, formed and rebar.



View of line admin building, line 2-3 in foreground.

PROJECT PHOTOS



Corner of line J, backfilled and rebar knee wall.



Continuation of Line J, to Line F.



Catch basin CB-D1.



Parking lot area at vehicle maintenance location subgraded.



Line 2-3 in foreground formed, line A, B,&C also formed.



Sewer line being tied from food pantry to catch basins by admin building and parking lot location.