

**NEW JERSEY SCHOOLS DEVELOPMENT AUTHORITY  
BOARD MEETING  
WEDNESDAY, MAY 2, 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 April 4, 2018
  - b. Board Executive Session Meeting Minutes of April 4, 2018
- 4. AUTHORITY MATTERS**
  - a. CEO Report
  - b. Chairman's Report
- 5. REPORT AND RECOMMENDATIONS OF THE AUDIT COMMITTEE (CHAIRMAN'S REPORT)**
  - a. Furniture, Fixtures and Equipment – Amendment No. 1 to Contract No. GP-0223
- 6. REPORT AND RECOMMENDATIONS OF THE SCHOOL REVIEW COMMITTEE (CHAIRMAN'S REPORT)**
  - a. Construction Management Services – Passaic School District – Dayton Avenue Educational Campus
  - b. Construction Management Services – Pemberton School District – Denbo-Crichton Elementary School
- 7. REPORT AND RECOMMENDATION OF THE REAL ESTATE COMMITTEE (CHAIRMAN'S REPORT) - TO BE PROVIDED IN EXECUTIVE SESSION**
- 8. 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*)
- 9. PUBLIC COMMENTS**

**10. EXECUTIVE SESSION**

- a. Request to Lease Vacant Land and to Acquire Temporary Construction Easements Related to the Perth Amboy School District New High School
- b. Litigation/Contract Matter(s) – OPMA Exemption N.J.S.A. 10:4-12b (7)  
CCD Report (*no activity*)

**11. ADJOURNMENT**

**APPROVAL OF MEETING MINUTES**

**APRIL 4, 2018 OPEN SESSION**

**NEW JERSEY SCHOOLS DEVELOPMENT AUTHORITY  
BOARD OF DIRECTORS MEETING  
WEDNESDAY, APRIL 4, 2018**

A meeting of the Board of Directors of the New Jersey Schools Development Authority (SDA or the Authority) was held on Wednesday, April 4, 2018 at 9:15 A.M. at the offices of the Authority at 32 East Front Street, Trenton, New Jersey.

Participating were:

Edward Walsh, Chairman

Maureen Hassett (EDA)

Kevin Luckie (DCA)

Bernard Piaia (DOE)

Michael Kanef (Treasury)

Kevin Egan

Richard Elbert

Michael Maloney

Loren Lemelle

Lester Lewis-Powder

Robert Nixon

Mario Vargas

being a quorum of the Board. Ms. Hassett, Mr. Kanef, and Mr. Lewis-Powder 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 (by teleconference); Albert Barnes, chief counsel; and Thomas Schrum,

managing director 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***

Mr. Walsh then presented for consideration and approval the minutes of the Open and Executive Session meetings of the Board held February 7, 2018 and the minutes of the Open Session meeting of the Board held March 12, 2018. Staff had provided a copy of each set of minutes and resolutions to the Members for review in advance of the meeting. Upon motion duly made by Ms. Lemelle and seconded by Mr. Maloney, the Board approved the February 7, 2018 Open and Executive Session meeting minutes and March 12, 2018 Open Session meeting minutes with its unanimous vote in favor of the resolutions attached hereto as ***Exhibits 3a./3b. and 3c.***

### ***Audit Committee***

At the Chairman's request, Mr. Nixon said that the Audit Committee met on March 19, 2018 at which time management provided the Committee with the February 2018 New Funding Allocation and Capital Plan Update. He reported that there were no changes during the reporting period in any of the SDA District reserve balances. He further advised the Board that the reserve

balance for the Regular Operating Districts (RODs) increased by \$600,000 during the reporting period due to reductions in state share for grant projects nearing completion.

Next, Mr. Nixon said that staff provided the Committee with an informational overview of the Authority's cost recovery efforts. He reported that approximately \$3.6 million has been recovered to date through the program.

Mr. Nixon said that staff provided the Committee with the results of two audits conducted by the Internal Auditing Unit in order 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 regulations

Mr. Nixon then provided the Board with the February 2018 Monthly Financial report. He advised the Board that Year-to-Date Authority Operating Expenses (Actual vs. Budget) at \$2.7 million are essentially unchanged as compared to the operating budget for the corresponding period. He said that year-to-date school facilities project expenditures, at \$42.7 million, are \$21.7 million lower as compared to the capital spending forecast for the corresponding period. He explained that this variance is due to lower construction costs and spending decreases in the grants program and in school furniture, fixtures and equipment. He said that project expenditures (Actual vs. Prior Year Actual) have decreased by \$7.6 million as compared to the corresponding prior year. He explained that this variance is due to reduced activity in the grants program and in school furniture, fixtures and equipment, offset by a spending increase in construction costs. In concluding his report, Mr. Nixon said that, currently, SDA has disbursed 80.5% of the funds authorized for the SDA Districts. Additionally, he said that, since program inception, 96% of all SDA disbursements relate to school facilities projects and 4% relate to operating expenses. He

said that the estimated value of active school facilities projects remains at approximately \$2 billion.

### *School Review Committee*

#### **Approval of Change Order No. 3, Release of Funds from Program Contingency Reserve, Revised Final Charter and Reestablishment of Adjusted Construction Contract Value – Newark School District – Science Park High School; Contract Award for Temporary Classroom Units and Revised Preliminary Project Charter – Plainfield School District – New Woodland Elementary School**

Mr. Walsh asked Mr. Luckie to provide the report of the School Review Committee. Mr. Luckie said that the School Review Committee met on March 19, 2018. He advised the Board that the Committee is recommending approval of a Change Order, a release of funds from the program contingency reserve and of a revised final charter in connection with the Newark Science Park HS (High School) project. He said that the Committee also is recommending that the Board authorize reestablishment of an adjusted construction contract value for the project. Mr. Luckie reported that the High School is a 275,000 square foot technology magnet high school educating 1,200 students in grades 7 to 12. He said that the NJEDA initiated delivery of the High School in 2002, that a construction contract was awarded to Hunt Construction, and that a notice-to-proceed was issued in December 2004. He said that the High School project achieved substantial completion and received a temporary certificate of occupancy (TCO) on November 13, 2006. Mr. Luckie informed the Members that, during construction of the High School, the Department of Community Affairs (DCA) determined that the smoke control system (SCS) did not comply with International Building Code. He reminded the Board that the High School currently is occupied pursuant to a TCO but that a certificate of occupancy (CO) will not be issued until modifications are implemented and all identified deficiencies are remedied. He explained that modification of the High School's SCS is the primary element necessary for

completion of the project, issuance of the CO and final transfer of the school to the district. Mr. Luckie said that Change Order No. 3 in the not-to-exceed amount (NTE) of \$375,000 exceeds 10% of the contract value, the release of additional monies in the amount of \$444,705 exceeds 10% of the most recent Board-approved project charter and the revised project budget represents an increase of 16% to the final project charter the Board approved in May 2017. He said that, for these reasons, all actions require Board approval.

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, and with Mr. Lewis-Powder abstaining, the Board approved the proposed Change Order No. 3, release of funds from the program contingency reserve, revised final charter and reestablishment of adjusted construction contract value for the Newark Science Park HS project with its unanimous vote in favor of ***Resolution 5a***.

Next, Mr. Luckie said that the Committee also is recommending a contract award for temporary classroom units (TCUs) and approval of a revised preliminary project charter for the Plainfield New Woodland Elementary School (Woodland ES) project. He reminded the Members that in September 2016 the Board approved a preliminary project charter for a new two-story school facility (the Project) on the Plainfield District-owned Woodland ES site. He said that the Project includes the construction of a new approximately 121,000 square foot facility to educate 756 students in grades Kindergarten to five (5) to serve as a replacement school for the existing Woodland and Frederick W. Cook Elementary Schools. He explained that the preliminary charter currently reflects construction of the new school on open space available on the Woodland ES site, followed by demolition of the existing Woodland School—allowing students to remain in the existing Woodland School until completion of the new school. At this

time, Mr. Kanef joined the call. Mr. Luckie informed the Members that flood plain concerns relating to the portion of the site planned for the new school were identified in July 2017, requiring an adjustment to the sequence of project activities. Specifically, he advised the Board that the demolition of the existing Woodland School must occur first to allow for the new school to be located outside of the flood plain. He said that this change in sequence requires changes in the project's scope, budget and schedule as well as the use of TCUs as temporary space during the demolition of the existing Woodland ES and construction of the New Woodland ES. He explained that these changes require revisions to the preliminary project charter approved by the Board in 2016 to include the costs of the TCUs and to address the budgetary impacts resulting from the change in project sequencing. Mr. Luckie said that management recommends that the Board approve the purchase of the TCUs from Vanguard Modular Building Systems for the NTE amount of \$700,000—representing costs for the TCUs' fabrication, delivery, placement, lease and removal, and inclusive of a contingency for unforeseen conditions. He added that management also recommends that the Members of the Authority approve the revised preliminary project charter as presented. Mr. Schrum said that the TCUs would be one structure with eight classrooms that will house 150 children.

A resolution pertaining to this matter was provided to the Board in advance of the meeting. Upon motion duly made by Mr. Egan and seconded by Mr. Piaia the contract award for TCUs and approval of a revised preliminary project charter for the Plainfield New Woodland ES project were approved with the Board's unanimous vote in favor of ***Resolution 5b***.

### ***Real Estate Committee***

#### **Approval of Awards - Package No. GP-0250-R01 - Term Agreements for Appraisal Services**

At the Chairman's, request Mr. Vargas reported that the Real Estate Committee met on March 19. He explained that management is seeking approval to enter into contracts with a

number of real estate appraisal firms in order to utilize their services in connection with land acquisition and potential site divestiture activities. He advised the Board that the SDA previously procured appraisal services in 2003, 2006, 2009 and 2015. He said that these contracts have now expired and management is proposing to establish a new pool of real estate appraisal firms with the experience and qualifications to successfully perform the services. He noted that the specific work assignments under the contracts would be made by way of “task order” assignment on an as needed, rotational basis. He explained that the term of agreement for these contracts is three years and each contract will individually have a NTE value of \$50,000. Mr. Vargas noted that hourly rates and lump sum fees are the same as those of the 2015 appraisal services contracts. He said that the Committee recommends that the Board approve the award of contracts to 27 real estate appraisal firms in order to create a new pool of firms to perform the required services. He noted that the 27 firms have submitted the required documentation to enter into the term agreements.

Following discussion, upon motion duly made by Mr. Nixon and seconded by Mr. Luckie, the Board approved the awards for appraisal services with its unanimous vote in favor of ***Resolution 6a.***

Mr. Vargas announced that in Executive Session just prior to the meeting, the Board had discussed the Committee’s recommendation for approval of a proposed amendment to and extension of the SDA lease for temporary facilities for the Trenton Central High School project. A resolution pertaining to the lease amendment and extension was provided to the Members in advance of the meeting. Upon motion duly made by Mr. Nixon and seconded by Mr. Piaia, the Committee’s recommendation in this matter was approved by the Board with its unanimous vote in favor of ***Resolution A1.***

## *Authority Matters*

### *CEO Report*

Mr. Walsh asked Mr. McKenna for the Report of the Chief Executive Officer. Mr. McKenna opened his report by noting that today marks 50 years since the assassination of Dr. Martin Luther King. He said that when Dr. King accepted his Nobel Peace Prize in Oslo he said, "I have the audacity to believe that peoples everywhere can have three meals a day for their bodies, education and culture for their minds, and dignity, equality and freedom for their spirits". Mr. McKenna said that he is happy to work for an organization that seeks to further those goals every day.

Mr. McKenna then gave an update on the Trenton Central HS (TCHS) project. He reported that roofing, exterior sheathing and concrete masonry unit installation work is ongoing. He advised that the remainder of building release was issued by the Department of Community Affairs (DCA). He said that interior rough-in HVAC, fire suppression, electric, plumbing and framing work is ongoing and that site work and parking lot curb installation have begun.

With respect to the Camden HS project, Mr. McKenna informed the Members that USA Environmental has started demolition of the 1916 building and site leveling work. He said that staff advertised the solicitation for design-build services last month and bids are due on June 7. For the East Orange George Washington Carver ES project, he reported that the design-builder's design phase services are ongoing. He said that Dobco, Inc. the design-builder, mobilized on site earlier in the week.

Mr. McKenna said that for the Elizabeth New ES project, design-builder Torcon continues to address punch-list and closeout items. He added that staff expects to file an

application for a certificate of occupancy (CO) by the end of April. With regard to the Garfield James Madison ES No. 10 project, he reported that design-builder Brockwell & Carrington continues with rough interior finish work. He said that all construction activities and trades continue to progress well. He added that staff anticipates a September 2018 school opening.

Mr. McKenna informed the Members that for the Harrison New ES project, design phase services are ongoing. He said that Brockwell & Carrington has mobilized and construction activities have begun. For the Irvington Madison Avenue ES project, he reported that structural steel erection is complete and masonry and concrete work is ongoing. With regard to the Keansburg Port Monmouth Road ES project, he said that LAN Associates continues with design phase services.

Next, Mr. McKenna gave an update on the addition and renovation project at the Millville HS. He said that Hall Construction Co. Inc., the design-builder, continues with design phase services. He reported that Phase I demolition and renovation work is scheduled to begin later in the month and that DCA is reviewing Phase II demolition documents.

Mr. McKenna reported that for the New Brunswick Paul Robeson ES project, site work and interior finish work is ongoing. He added that DCA final inspections are ongoing. He advised the Board that staff anticipates a September 2018 school opening there. For the Newark South Street ES project, he said that interior partitions, painting, final electrical, plumbing, and grading work, ceiling grid installation, flooring and finish work, and site work is ongoing there. He noted that staff also is expecting a September 2018 opening there.

Turning to projects in the Orange School District, Mr. McKenna reported that DCA is currently reviewing construction documents for the Cleveland ES project. He said that design phase services continue for the Orange HS project.

Next, Mr. McKenna gave an update on projects in the Passaic School District. He said that for the Leonard Place ES project, interior rough HVAC, fire suppression, electric, plumbing and framing are ongoing. He added that the school is expected to open in 2019. With regard to the Dayton Avenue Educational Campus project, Mr. McKenna reported that design phase services are ongoing. He said that DCA issued demolition permits for the TCUs and demolition is underway. He noted that staff expects site earthwork activities to begin later in the month.

Mr. McKenna reported that for the Paterson Union Avenue MS project (former site of Don Bosco Academy), demolition of all structures on the site is ongoing. He said that the design studio continues with development of bridging documents for the design-build procurement for the project. He added that the Department of Environmental Protection is currently reviewing the flood hazard application.

Mr. McKenna said that for the Pemberton Denbo-Crichton ES project, demolition activities and design phase services are ongoing. For the Perth Amboy Seaman Avenue ES project, he reported that design phase services, structural steel erection, footings, foundation, site utility and curb installation work is ongoing. He added that exterior building metal framing installation work is underway.

In continuing, Mr. McKenna reported that for Vineland New MS project, final electrical, plumbing, HVAC and site work is ongoing. He said that ceiling grid installation, interior painting, vinyl composition tile and epoxy floor installation also is underway. He added that staff expects a September 2018 opening for the project.

Turning next to procurement activity, Mr. McKenna said that, earlier in the meeting, management presented a construction award for the Plainfield Woodland Avenue ES project and professional services awards for Real Estate Appraisal Services. He said that other activity

currently underway includes procurements for: design-build services for the Camden HS project; demolition services for the Plainfield Woodland Avenue ES project; and construction management services for the Pemberton Denbo-Crichton and Passaic Dayton Avenue Educational Campus project.

### ***Public Comments***

Mr. Walsh then opened the Public Comments portion of the meeting. He asked if any member of the public was present who wished to address the Board. No member of the public came forward.

### ***Adjournment***

There being no further matters to come before the Board, upon motion by the Chairman 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 April 4, 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 April 4, 2018 Board meeting of the New Jersey Schools Development Authority, for the Open and Executive Sessions were forwarded to the Governor on April 5, 2018.

**NOW, THEREFORE, BE IT RESOLVED**, that the minutes of the New Jersey Schools Development Authority's April 4, 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: May 2, 2018

## **AUTHORITY MATTERS**

**CEO REPORT (*ORAL*)**

**CHAIRMAN'S REPORT (*ORAL*)**

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

**FURNITURE, FIXTURES AND EQUIPMENT - AMENDMENT NO. 1 TO CONTRACT  
GP-0223**



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

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## MEMORANDUM

TO: Members of the Authority

FROM: Sean Murphy  
Director, Procurement

DATE: May 2, 2018

SUBJECT: Furniture, Fixtures and Equipment  
Contract No. GP-0223  
Amendment No. 1  
Increase Contract Not-To-Exceed Value to \$20,000,000

### INTRODUCTION

The Members of the Authority are requested to approve an increase to the Not-To-Exceed ("NTE") value of the Furniture, Fixtures and Equipment ("FF&E") Contract, including all awardees, from \$12,000,000 to \$20,000,000.

At the December 2, 2015 NJSDA Board Meeting, the Members approved the award of FF&E Contracts to twenty-nine (29) firms to provide such goods and services. The Members approved a NTE value for the FF&E Contract, including all awardees, of \$12,000,000 for the term of the contract, which is scheduled to expire on March 30, 2019.

Pursuant to the NJSDA Operating Authority adopted by the Board on December 1, 2010, as amended March 7, 2012, Board approval is required for amendments to goods and services contracts that exceed \$100,000 or 10% of the contract value. This amendment exceeds both \$100,000 and 10% of the original contract value.

### BACKGROUND

The FF&E Contract provides for the manufacture, delivery and installation of furniture, fixtures and equipment. The FF&E from the various firms forms the content of a "catalog" of available items for selection by school district officials to furnish and equip schools constructed or renovated by the NJSDA. NJSDA staff meet with school district officials to facilitate the FF&E selection process. Once FF&E selections are determined by the school district, the NJSDA issues purchase orders to the applicable FF&E vendors.

As of March 30, 2018, purchase orders have been issued with an approximate total value of \$10,100,000, leaving the FF&E Contract with a balance of \$1,900,000 for the remainder of the contract term (approximately 12 months). Based on the FF&E budgets for the four (4) schools scheduled to be outfitted with furniture, fixtures and equipment during the upcoming

Members of the Authority  
Furniture, Fixtures and Equipment  
Amendment No. 1 to Contract No. GP-0223  
May 2, 2018  
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year, it has been determined that the remaining contract balance is inadequate to cover anticipated purchases. The forecasted early completion of the Trenton Central High School project is responsible for approximately 54% of the additional funds requested in this amendment. Accordingly, the Members are requested to approve an increase to the NTE value of the FF&E Contract, including all awardees, from \$12,000,000 to \$20,000,000.

#### PROCUREMENT PROCESS FOR 2016 CONTRACT

In accordance with NJSDA regulations, the NJSDA followed a competitive two-step bidding process. The first step was the issuance of a Request for Qualifications and review of submissions from sixty-one (61) firms which resulted in the short-listing of sixty (60) qualified firms. The second step was the issuance of a Request for Proposals to the sixty (60) short-listed firms and review of submissions from thirty-seven (37) firms. Ultimately, the NJSDA executed contracts with the twenty-nine (29) responsive firms at negotiated discounts to each firm's catalog prices.

#### RECOMMENDATION

The Members of the Authority are requested to approve an increase to the total NTE value of the FF&E Contract, including all awardees, from \$12,000,000 to \$20,000,000.

/s/ Sean Murphy  
Sean Murphy  
Director, Procurement

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

**Resolution—5a.**

Furniture Fixtures and Equipment Services Contract Amendment No. 1  
Contract No. GP-0223-F01

**Resolution**

**WHEREAS**, the Operating Authority of the New Jersey Schools Development Authority (SDA or the Authority) requires that the Members of the Authority approve amendments to goods and services contracts that exceed \$100,000 or 10% of the contract value; and

**WHEREAS**, in December 2015 the Members of the Authority approved the award of a contract to twenty-nine (29) firms to provide Furniture, Fixtures and Equipment (FF&E) goods and services, at the not-to-exceed (NTE) amount, including all awardees, of \$12,000,000 for the term of the contract; and

**WHEREAS**, the details of the procurement process conducted by management to obtain the FF&E goods and services are set forth in detail in the memorandum presented to the Board on this date; and

**WHEREAS**, the FF&E contract provides for the manufacture, delivery and installation of furniture, fixtures and equipment for schools constructed or renovated by the Authority following the selection of same by local school district officials; and

**WHEREAS**, the contract approved by the Board in 2015 is scheduled to expire on March 30, 2019; and

**WHEREAS**, as of March 30, 2018, purchase orders have been issued with an approximate total value of \$10,100,000, leaving the FF&E Contract with a balance of \$1,900,000 for the remaining twelve (12) months of the contract term; and

**WHEREAS**, based on the budgets for the four (4) schools scheduled to be outfitted with FF&E during the upcoming year, it has been determined that the remaining contract balance is inadequate to cover anticipated purchases; and

**WHEREAS**, for this reason, management recommends that the contract's NTE, including all awardees, be increased from \$12,000,000 to \$20,000,000; and

**WHEREAS**, this amendment exceeds both \$100,000 and 10% of the original contract value and thus requires approval by the Members of the Authority.

**NOW, THEREFORE, BE IT RESOLVED**, that the Members of the Authority hereby authorize and approve Amendment No. 1 in order to increase the not-to-exceed value of the SDA's Furniture, Fixtures and Equipment contract, including all awardees, from \$12,000,000 to \$20,000,000.

**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, Furniture Fixtures and Equipment Services Contract Amendment  
No. 1, Contract GP-0223-F01, dated May 2, 2018

Dated: May 2, 2018

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

**CONSTRUCTION MANAGEMENT SERVICES - PASSAIC SCHOOL DISTRICT -  
DAYTON AVENUE EDUCATIONAL CAMPUS**



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

## MEMORANDUM

6

TO: Members of the Authority

FROM: Sean Murphy  
Director, Procurement

RE: District: Passaic  
School: Dayton Avenue Educational Campus  
Description: Construction Management Services  
Package No.: NT-0052-M02  
Estimated Fee: \$4,000,000  
Award: \$4,043,560  
Contractor: Terminal Construction Corporation

DATE: May 2, 2018

SUBJECT: Construction Manager Award

### INTRODUCTION

I am writing to recommend approval by the Members of the Authority of the award of a contract for Construction Management (CM) Services. This contract is for services to manage the design-build construction of the Dayton Avenue Educational Campus (Dayton Ave. Campus) in the Passaic School 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 consultant contracts greater than \$100,000. Funding for this engagement is available within the Project Budget, in accordance with the Final Project Charter approved by the Members on November 15, 2017.

### BACKGROUND

The Dayton Ave. Campus project will consist of the construction of an approximately 448,000 SF 4-story educational campus that includes four school facilities located in a unified structure with shared central facilities. Each school facility will include a complement of instructional spaces, large group spaces, specialized learning spaces as well as administrative and support areas. Centralized facilities include food service and central plant operations. The campus is designed to educate approximately 2,760 students in grades Pre-Kindergarten through 8.

At the March 7, 2012 NJSDA Board Meeting, the Members approved the Authority's 2012 Capital Plan. That Plan identified the Dayton Ave. Campus project for validation and advancement into Pre-

Members of the Authority  
Package No. NT-0052-M02  
Passaic – Dayton Avenue Educational Campus  
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May 2, 2018  
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Development. At the November 6, 2013 NJSDA Board Meeting, two actions were taken regarding the Dayton Ave. Campus project consistent with the Operating Authority: (1) The Dayton Ave. Campus project was approved to advance under the Authority's Capital Program, in order to assist the District to more fully address its overcrowding needs for grades Pre-Kindergarten through 8, and (2) the Preliminary Project Charter recommending a Design-Build project advancement approach was approved by the Board.

On November 15, 2017, the Members of the Authority approved the Final Project Charter and the award of a Design Build Construction contract to Terminal Construction Corporation (Terminal). On December 7, 2017, Terminal was issued a Notice of Award for the construction of the Dayton Ave school facility, and on January 2, 2018, Terminal received the Notice to Proceed for the design phase of the project.

On January 11, 2018, NJSDA advertised for construction management services for the project. Proposals were received from six (6) firms on February 16, 2018. Upon review of the proposals, NJSDA determined that modifications to the Request for Qualifications/Request for Proposals (RFQ/RFP) were required. NJSDA subsequently cancelled the bid process on February 28, 2018, with the anticipation of re-advertising for construction management services based on the modified RFQ/RFP.

### PROCUREMENT PROCESS

The modified RFQ/RFP for CM Services was advertised as a "Price and Other Factors" solicitation beginning March 6, 2018 on the NJSDA website, NJ State website, and in selected newspapers for interested firms to participate in the bidding process. In addition, the advertisement was distributed to those firms that are pre-qualified in the area of Construction Management (P029) by both the Department of Treasury-Division of Property Management and Construction and the NJSDA. For this procurement, price was weighted as 40% of the overall weight, and all non-price factors had a combined weight of 60%.

A Selection Committee consisting of four (4) NJSDA staff members was established.

Firms interested in submitting a proposal were required to send an e-mail giving Notice of Intent to Participate (NOI) by March 19, 2018. NOIs were received from eight (8) prequalified construction management firms. Proposals were received from five (5) firms by April 3, 2018. Qualifications and Technical Proposals were evaluated by the Selection Committee. Evaluations were based upon the information provided by the firms in response to the RFQ/RFP for this project. The committee members evaluated the Qualifications and Technical Proposals for Construction Management Services separately based on the following criteria:

- Firm's CM Experience on Similarly Sophisticated Projects
- Staffing Proposal
- Key Team Members' Experience on Similarly Sophisticated Projects

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 Passaic – Dayton Avenue Educational Campus  
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Each Selection Committee member evaluated each Qualifications and Technical Proposal, assigning a raw score for each criterion on a scale of 0 to 10 as follows:

- Outstanding (9-10): depth and quality of response offers significant advantages.
- Superior (7-8): exceeds RFQ/RFP requirements with no deficiencies.
- Sufficient (5-6): meets RFQ/RFP requirements with no significant deficiencies.
- Minimal (3-4): meets RFQ/RFP requirements but contains some significant deficiencies.
- Marginal (1-2): comprehends intent of RFQ/RFP but contains many significant deficiencies.
- Unsatisfactory (0): requirements not addressed and lack of detail precludes adequate evaluation.

Weighting factors were applied to each of the Selection Committee member's raw scores for each criterion to arrive at a total weighted score as indicated in Table 1 below:

**TABLE 1**

<b>Criteria</b>	<b>Weighting Factor (Applied to Raw Score)</b>	<b>Maximum Weighted Points</b>
Firm's CM Experience on Similarly Sophisticated Projects	2.0	20
Staffing Proposal	3.0	30
Key Team Members' Experience on Similarly Sophisticated Projects	5.0	50
<b>Total Possible Points</b>		<b>100</b>

For each firm's Qualifications and Technical Proposal, the individual criteria scores awarded by a particular Selection Committee member were added together to calculate a score for that Qualifications and Technical Proposal. The maximum score for a Qualifications and Technical Proposal is 100. All of the scores awarded by the Selection Committee members to a particular firm's Qualifications and Technical Proposal were added together and averaged to arrive at a Final Qualifications and Technical Proposal Score for each firm. The firms, their scores and rankings are listed in Table 2 below:

**TABLE 2**

<b>Firm</b>	<b>Final Qualifications and Technical Proposal Score</b>	<b>Qualifications and Technical Proposal Rank</b>
Gilbane Building Company in association with Epic Management, Inc.	69.000	1
Aecom Technical Services, Inc.	51.750	2
Hill International, Inc.	44.250	3
STV Construction, Inc.	42.625	4
Remington & Vernick Engineers	18.625	5

The RFQ/RFP stipulated that a shortlist of the six (6) highest-ranked firms would be determined based on the Final Qualifications and Technical Proposal Scores. Since proposals were received from five (5)

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 May 2, 2018  
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firms, all five (5) responding firms were shortlisted. The shortlisted firms participated in interviews with the Selection Committee on April 18, 2018. The interviews allowed the firms to expand and detail their firm and team experience with respect to NJSDA requirements for construction management services. The Selection Committee interviewed each of the shortlisted firms and evaluated each firm on Interview Criteria and Weighting Factors that were the same as those used in the evaluation of the Qualifications and Technical Proposals, as detailed above.

The individual criteria scores awarded by a particular Selection Committee member were added together to calculate an Interview Score for that firm. The maximum Interview Score is 100. All of the Interview Scores awarded to a particular firm by the Selection Committee members were added together and averaged to arrive at a Final Interview Score for each firm. The shortlisted firms, their scores and rankings are listed in Table 3 below:

**TABLE 3**

<b>Firm</b>	<b>Final Interview Score</b>	<b>Interview Rank</b>
Gilbane Building Company in association with Epic Management, Inc.	81.500	1
Aecom Technical Services, Inc.	42.250	2
Hill International, Inc.	42.125	3
STV Construction, Inc.	34.250	4
Remington & Vernick Engineers	19.500	5

The Final Interview Score for each shortlisted firm was added to the Final Qualifications and Technical Proposal Score for each such firm, and the two scores were averaged to arrive at a Non-Price Score for each shortlisted firm. The maximum Non-Price Score is 100. The shortlisted firms, their scores and rankings are listed in Table 4 below:

**TABLE 4**

<b>Firm</b>	<b>Non-Price Score</b>	<b>Non-Price Rank</b>
Gilbane Building Company in association with Epic Management, Inc.	75.250	1
Aecom Technical Services, Inc.	47.000	2
Hill International, Inc.	43.188	3
STV Construction, Inc.	38.438	4
Remington & Vernick Engineers	19.063	5

Once all the Non-Price Scores for all shortlisted firms were calculated, the NJSDA opened the sealed Price Proposals and reviewed them for responsiveness. The Price Proposals were publicly opened on April 20, 2018 and the bids were read aloud as required by law.

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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 5 below:

**TABLE 5**

<b>Firm</b>	<b>Bid Price</b>	<b>Price Score</b>	<b>Price Rank</b>
Gilbane Building Company in association with Epic Management, Inc.	\$4,043,560.00	100.000	1
Hill International, Inc.	\$4,170,364.00	96.864	2
STV Construction, Inc.	\$4,344,000.00	92.570	3
Aecom Technical Services, Inc.	\$5,331,632.00	68.145	4
Remington & Vernick Engineers	\$5,402,827.00	66.384	5

After the Price Scores were determined for all shortlisted firms, the Price Scores were adjusted by a weighting factor of 40%. The Non-Price Scores for “Other Factors” criteria were adjusted by a weighting factor of 60%. The Price Score and Non-Price Score for each shortlisted firm 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 6 below:

**TABLE 6**

<b>Firm</b>	<b>Raw Non-Price Score</b>	<b>Raw Price Score</b>	<b>Weighted Non-Price Score (60%)</b>	<b>Weighted Price Score (40%)</b>	<b>Final Combined Score</b>	<b>Final Rank</b>
Gilbane Building Company in association with Epic Management	75.250	100.000	45.150	40.000	85.150	1
Hill International, Inc.	43.188	96.864	25.913	38.746	64.658	2
STV Construction, Inc.	38.438	92.570	23.063	37.028	60.090	3
Aecom Technical Services, Inc.	47.000	68.145	28.200	27.258	55.458	4
Remington & Vernick Engineers	19.063	66.384	11.438	26.554	37.991	5

The highest ranked firm was Gilbane Building Company in association with Epic Management, Inc. (Gilbane/Epic).

The bid submitted by Gilbane/Epic was greater than the NJSDA estimate. In order to ensure the firm’s Price Proposal was inclusive of all scope elements, a conference was conducted on April 25, 2018 with

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Gilbane/Epic and staff from Procurement, Program Operations, and Contract Management to review the bid. At the time of the review, Gilbane/Epic 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 Gilbane/Epic.

**RECOMMENDATION**

The Members of the Authority are requested to approve the award of a contract to the firm with the highest Final Combined Score, Gilbane Building Company<sup>1</sup>, in the amount of \$4,043,560 for Construction Management Services for the Dayton Ave. Campus project located in the Passaic School District.

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

- 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: Thomas Schrum, Managing Director, Program Operations

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<sup>1</sup> The proposal was submitted by Gilbane Building Company in association with Epic Management, Inc.; however, Gilbane Building Company will be the contract holder.

**Resolution—6a.**

## Construction Manager Award

District:	Passaic
School:	Dayton Avenue Educational Campus
Description:	Construction Management Services
Package No.:	NT-0052-M02
Estimated Fee:	\$4,000,000
Award:	\$4,043,560
Contractor:	Terminal Construction Corporation

6

**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 consultant contracts greater than \$100,000; and

**WHEREAS**, the Passaic Dayton Avenue Campus project (Project), designed to educate approximately 2,760 students in grades Pre-Kindergarten through 8, will involve construction of an approximately 448,000 square foot 4-story educational campus that includes four school facilities located in a unified structure with shared central facilities; and

**WHEREAS**, each school facility will include a complement of instructional spaces, large group spaces, specialized learning spaces and administrative and support areas, with centralized facilities to include food service and central plant operations; and

**WHEREAS**, in March 2012, the SDA Board of Directors approved the Authority's 2012 Capital Plan identifying the Project for validation and advancement into pre-development; and

**WHEREAS**, in November 2013, the Board approved advancement of the Project in order to assist the District in addressing its overcrowding needs for grades Pre-Kindergarten through 8, along with a preliminary project charter recommending a design-build project advancement approach; and

**WHEREAS**, in November 2017, the Members of the Authority approved the final project charter and the award of a design-build construction contract to Terminal Construction Corporation (Terminal); and

**WHEREAS**, in December 2017, Terminal was issued a notice of award for the construction of the Dayton Avenue school facility and in January 2018, Terminal received the notice-to-proceed for the Project's design phase; and

**WHEREAS**, thereafter, a package for construction management (CM) services was advertised and subsequently re-advertised, as a "price" 40% and "other factors" 60% solicitation; and

**WHEREAS**, the details of the CM services procurement process conducted by management are comprehensively set forth in the memorandum presented to the Board on this date and incorporated herein; and

**WHEREAS**, upon completion of the procurement process, the program operations managing director and contract management division acting director recommend approval of a CM services contract award in the amount of \$4,043,560 to Gilbane Building Company (Gilbane) (in association with Epic Management) for the Project; and

**WHEREAS**, upon review, Gilbane, has confirmed that its price proposal is inclusive of all scope elements contained in the contract documents; 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 contract to Gilbane Building Company in the amount of \$4,043,560 for construction management services for the Dayton Avenue Campus project in the Passaic School District.

**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, Construction Manager Award, (Package No. NT-0052-M02), Passaic School District, Dayton Avenue Educational Campus, dated May 2, 2018

Dated: May 2, 2018

**CONSTRUCTION MANAGEMENT SERVICES - PEMBERTON SCHOOL DISTRICT -  
DENBO-CRICHTON ELEMENTARY SCHOOL**



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

## MEMORANDUM

6

TO: Members of the Authority

FROM: Sean Murphy  
Director, Procurement

RE: District: Pemberton  
School: Denbo-Crichton Elementary School  
Description: Construction Management Services  
Package No.: WT-0023-M01  
Estimated Fee: \$1,600,000  
Award: \$1,658,551  
Contractor: Ernest Bock & Sons, Inc.

DATE: May 2, 2018

SUBJECT: Construction Manager Award

### INTRODUCTION

I am writing to recommend approval by the Members of the Authority of the award of a contract for Construction Management (CM) Services. This contract is for services to manage the design-build construction of the Denbo-Crichton Elementary School (Denbo-Crichton ES) in the Pemberton School 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 consultant contracts greater than \$100,000. Funding for this engagement is available within the Project Budget, in accordance with the Final Project Charter approved by the Members on January 3, 2018.

### BACKGROUND

The Denbo-Crichton ES project will consist of the construction of an approximately 126,000 square foot facility on the District-owned school site to educate 846 students in grades Pre-K through 5 in the Pemberton School District. The project also includes demolition of the two existing school structures on the District-owned site: the Alexander Denbo Elementary School (Denbo ES) and Aletta Crichton Elementary School (Crichton ES). The demolition of the Crichton ES is currently underway in preparation for the new school construction. Upon completion of the new school, the Denbo ES facility will then undergo abatement and demolition.

At the January 2, 2014 NJSDA Board meeting, the Members approved the Authority's Amendment to the Capital Plan Portfolio which authorized the NJSDA to undertake the required steps to advance a project for the Pemberton Denbo-Crichton Elementary School. Inclusion of this project in the Capital Plan Portfolio was based upon the NJDOE's 2013 Educational Facilities Needs Assessment (EFNA), which identified Facilities Efficiency Standard (FES) Compliance needs in the Pemberton School District.

Construction of a new elementary school on the Denbo-Crichton site required that the District vacate one of the two school facilities on the site prior to advancement of the project. The District is utilizing the Isaiah Haines Elementary School (Haines) facility in order to provide Temporary Space for the students who had been educated

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in the Crichton ES building, which is being demolished as an early site package activity. The Denbo ES facility will continue to accommodate students and staff while the new Denbo-Crichton school is under construction.

On January 3, 2018, the Members of the Authority approved the Final Project Charter and the award of a Design Build Construction contract to Ernest Bock and Sons, Inc. (EBS). On January 23, 2018, EBS was issued a Notice of Award for the construction of the Denbo-Crichton project, and on February 14, 2018, EBS received the Notice-To-Proceed for the design phase of the project.

### PROCUREMENT PROCESS

This package for CM Services was advertised as a “Price and Other Factors” solicitation beginning February 16, 2018 on the NJSDA website, NJ State website, and in selected newspapers for interested firms to participate in the bidding process. In addition, the advertisement was distributed to those firms that are pre-qualified in the area of Construction Management (P029) by both the Department of Treasury-Division of Property Management and Construction and the NJSDA. For this procurement, price was weighted as 40% of the overall weight, and all non-price factors had a combined weight of 60%.

A Selection Committee consisting of five (5) NJSDA staff members was established.

Firms interested in submitting a proposal were required to send an e-mail giving Notice of Intent to Participate (NOI) by March 5, 2018. NOIs were received from sixteen (16) prequalified construction management firms. Proposals were received from thirteen (13) firms by March 29, 2018. Qualifications and Technical Proposals were evaluated by the Selection Committee. Evaluations were based upon the information provided by the firms in response to the RFQ/RFP for this project. The committee members evaluated the Qualifications and Technical Proposals for Construction Management Services separately based on the following criteria:

- Firm’s CM Experience on Similarly Sophisticated Projects
- Staffing Proposal
- Key Team Members’ Experience on Similarly Sophisticated Projects

Each Selection Committee member evaluated each Qualifications and Technical Proposal, assigning a raw score for each criterion on a scale of 0 to 10 as follows:

- Outstanding (9-10): depth and quality of response offers significant advantages.
- Superior (7-8): exceeds RFQ/RFP requirements with no deficiencies.
- Sufficient (5-6): meets RFQ/RFP requirements with no significant deficiencies.
- Minimal (3-4): meets RFQ/RFP requirements but contains some significant deficiencies.
- Marginal (1-2): comprehends intent of RFQ/RFP but contains many significant deficiencies.
- Unsatisfactory (0): requirements not addressed and lack of detail precludes adequate evaluation.

Weighting factors were applied to each of the Selection Committee member’s raw scores for each criterion to arrive at a total weighted score as indicated in Table 1 below:

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**TABLE 1**

<b>Criteria</b>	<b>Weighting Factor (Applied to Raw Score)</b>	<b>Maximum Weighted Points</b>
Firm's CM Experience on Similarly Sophisticated Projects	2.0	20
Staffing Proposal	3.0	30
Key Team Members' Experience on Similarly Sophisticated Projects	5.0	50
<b>Total Possible Points</b>		<b>100</b>

For each firm's Qualifications and Technical Proposal, the individual criteria scores awarded by a particular Selection Committee member were added together to calculate a score for that Qualifications and Technical Proposal. The maximum score for a Qualifications and Technical Proposal is 100. All of the scores awarded by the Selection Committee members to a particular firm's Qualifications and Technical Proposal were added together and averaged to arrive at a Final Qualifications and Technical Proposal Score for each firm. The firms, their scores and rankings are listed in Table 2 below:

**TABLE 2**

<b>Firm</b>	<b>Final Qualifications and Technical Proposal Score</b>	<b>Qualifications and Technical Proposal Rank</b>
Cambridge Construction Management, Inc.	70.800	1
Epic Management, Inc.	70.400	2
Greyhawk North America LLC	69.000	3
Gilbane Building Company	64.500	4
New Road Construction Management Company, Inc.	64.500	4
CBRE Heery, Inc.	64.000	6
Joseph Jingoli & Son, Inc.	57.700	7
Hill International, Inc.	55.400	8
STV Construction, Inc.	53.800	9
HAKS Engineers, Architects and Land Surveyors, PC	51.600	10
Aptim Environmental & Infrastructure, Inc.	39.900	11
Armand Corporation	37.100	12
Remington & Vernick Engineers	31.300	13

The RFQ/RFP stipulated that a shortlist of the six (6) highest-ranked firms would be determined based on the Final Qualifications and Technical Proposal Scores. The shortlisted firms participated in interviews with the Selection Committee on April 17, 2018. The interviews allowed the firms to expand and detail their firm and team experience with respect to NJSDA requirements for construction management services. The Selection Committee interviewed each of the shortlisted firms and evaluated each firm on Interview Criteria and Weighting Factors that were the same as those used in the evaluation of the Qualifications and Technical Proposals, as detailed above.

The individual criteria scores awarded by a particular Selection Committee member were added together to calculate an Interview Score for that firm. The maximum Interview Score is 100. All of the Interview Scores awarded to a particular firm by the Selection Committee members were added together and averaged to arrive at a Final Interview Score for each firm. The shortlisted firms, their scores and rankings are listed in Table 3 below:

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 Pemberton – Denbo-Crichton Elementary School  
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**TABLE 3**

<b>Firm</b>	<b>Final Interview Score</b>	<b>Interview Rank</b>
Greyhawk North America LLC	86.700	1
New Road Construction Management Company, Inc.	77.250	2
Cambridge Construction Management, Inc.	74.400	3
Epic Management, Inc.	72.800	4
Gilbane Building Company	71.100	5
CBRE Heery, Inc.	58.300	6

The Final Interview Score for each shortlisted firm was added to the Final Qualifications and Technical Proposal Score for each such firm, and the two scores were averaged to arrive at a Non-Price Score for each shortlisted firm. The maximum Non-Price Score is 100. The shortlisted firms, their scores and rankings are listed in Table 4 below:

**TABLE 4**

<b>Firm</b>	<b>Non-Price Score</b>	<b>Non-Price Rank</b>
Greyhawk North America LLC	77.850	1
Cambridge Construction Management, Inc.	72.600	2
Epic Management, Inc.	71.600	3
New Road Construction Management Company, Inc.	70.875	4
Gilbane Building Company	67.800	5
CBRE Heery, Inc.	61.150	6

Once all the Non-Price Scores for all shortlisted firms were calculated, the NJSDA opened the sealed Price Proposals and reviewed them for responsiveness. The Price Proposals were publicly opened on April 20, 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 5 below:

**TABLE 5**

<b>Firm</b>	<b>Bid Price</b>	<b>Price Score</b>	<b>Price Rank</b>
Cambridge Construction Management, Inc.	\$1,658,551.00	100.000	1
Epic Management, Inc.	\$1,668,177.15	99.420	2
CBRE Heery, Inc.	\$1,835,854.80	89.310	3
Greyhawk North America LLC	\$1,849,500.00	88.487	4
Gilbane Building Company	\$2,049,610.00	76.422	5
New Road Construction Management Company, Inc.	\$2,156,500.00	69.977	6

After the Price Scores were determined for all shortlisted firms, the Price Scores were adjusted by a weighting factor of 40%. The Non-Price Scores for "Other Factors" criteria were adjusted by a weighting factor of 60%. The Price Score and Non-Price Score for each shortlisted firm were added together for a Final Combined Score.

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The maximum Final Combined Score is 100. The Final Combined Scores and Final Rankings are listed in Table 6 below:

**TABLE 6**

<b>Firm</b>	<b>Raw Non-Price Score</b>	<b>Raw Price Score</b>	<b>Weighted Non-Price Score (60%)</b>	<b>Weighted Price Score (40%)</b>	<b>Final Combined Score</b>	<b>Final Rank</b>
Cambridge Construction Management	72.600	100.000	43.560	40.000	83.560	1
Epic Management, Inc.	71.600	99.420	42.960	39.768	82.728	2
Greyhawk North America LLC	77.850	88.487	46.710	35.395	82.105	3
CBRE Heery, Inc.	61.150	89.310	36.690	35.724	72.414	4
Gilbane Building Company	67.800	76.422	40.680	30.569	71.249	5
New Road Construction Management	70.875	69.977	42.525	27.991	70.516	6

The highest ranked firm was Cambridge Construction Management, Inc. (Cambridge).

The bid submitted by Cambridge was greater than the NJSDA estimate. In order to ensure the firm's Price Proposal was inclusive of all scope elements, a conference was conducted on April 25, 2018 with Cambridge and staff from Procurement, Program Operations, and Contract Management to review the bid. At the time of the review, Cambridge 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 Cambridge.

#### RECOMMENDATION

The Members of the Authority are requested to approve the award of a contract to the firm with the highest Final Combined Score, Cambridge Construction Management, Inc., in the amount of \$1,658,551 for Construction Management Services for the Denbo-Crichton ES project located in the Pemberton School District.

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

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: Thomas Schrum, Managing Director, Program Operations

**Resolution—6b.**

## Construction Manager Award

District:	Pemberton
School:	Denbo-Crichton Elementary School
Description:	Construction Management Services
Package No.:	WT-0023-M01
Estimated Fee:	\$1,600,000
Award:	\$1,658,551
Contractor:	Ernest Bock & Sons

**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 consultant contracts greater than \$100,000; and

**WHEREAS**, the Denbo-Crichton Elementary School project (Project) will involve construction of an approximately 126,000 square foot facility on a District-owned school site to educate 846 students in grades Pre-K through 5 in the Pemberton School District (District); and

**WHEREAS**, the Project also includes demolition of the two existing school structures on the District-owned site: the Alexander Denbo Elementary School (Denbo ES) and the Aletta Crichton Elementary School (Crichton ES); and

**WHEREAS**, the demolition of the Crichton ES is currently underway in preparation for the new school construction and, upon completion of the new school, the Denbo ES facility will undergo abatement and demolition; and

**WHEREAS**, in January 2014, the SDA Board approved the Authority's amendment to the Capital Plan Portfolio which authorized the SDA to undertake the required steps to advance the Project based upon the DOE's 2013 Educational Facilities Needs Assessment (EFNA) which identified Facilities Efficiency Standard (FES) Compliance needs in the District; and

**WHEREAS**, in January 2018, the Members of the Authority approved the Project's final charter and the award of a design-build construction contract to Ernest Bock & Sons, Inc. (EBS); and

**WHEREAS**, in January 2018, EBS was issued a notice of award for the construction of the Project, and in February 2018, EBS received the notice-to-proceed for the design phase of the Project; and

**WHEREAS**, management now is seeking Board approval to enter into a contract for construction management (CM) services; and

**WHEREAS**, a package for CM services was advertised as a “price” 40% and “other factors” 60% solicitation beginning February 16, 2018; and

**WHEREAS**, the details of the CM services procurement process conducted by management are comprehensively set forth in the memorandum presented to the Board on this date and incorporated herein; and

**WHEREAS**, upon completion of the procurement process, the program operations managing director and contract management acting director recommend approval of a contract award for CM services in the amount of \$1,658,551 for the Project to Cambridge Construction Management, Inc. (Cambridge); and

**WHEREAS**, upon review, Cambridge, has confirmed that its price proposal is inclusive of all scope elements contained in the contract documents; 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 contract in the amount of \$1,658,551 to Cambridge Construction Management, Inc. for construction management services for the Denbo-Crichton Elementary School project in the Pemberton School District.

**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, Construction Manager Award, (Package No. WT-0023-M01), Pemberton School District, Denbo-Crichton Elementary School, dated May 2, 2018

Dated: May 2, 2018

**MONTHLY REPORTS**  
**(For Informational Purposes)**

**ACTIVE PROJECTS STATUS REPORT**



STATE OF NEW JERSEY  
**SCHOOLS DEVELOPMENT AUTHORITY**

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**MEMORANDUM**

TO: Members of the Authority

FROM: Gregory Voronov  
Managing Director

DATE: May 2, 2018

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

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

The 2<sup>nd</sup> 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 4/16/18

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	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 4/16/18

**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.

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2011 & 2012 Portfolio Projects Activities Summary

as of 4/16/18

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	\$42.0	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	Preliminary Charter approved Apr. 2015 Board.	3/2/17 3/28/18
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	\$56.8	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	Preliminary Charter approved Sep. 2016 Board.	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	Lincon 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 4/16/18

**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	Preliminary Charter approved Oct. 2016 Board. DB Advertisement 3/23/18. Proposals due 6/7/18.	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 May-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 4/1/2018

### 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	Design-Build Design Phase	4Q 2019	On-target	1Q 2020	On-target	\$ 41,179,670
2	Garfield	New James Madison ES	New Construction	Construction	2Q 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	Design-Build Design Phase	3Q 2022	On-target	Phased	On-target	\$ 137,503,832
6	New Brunswick	Paul Robeson Community ES	Addition/Renovation	Construction	3Q 2018	On-target	Sep-18	On-target	\$ 48,553,199
7	Newark	South Street ES	New Construction	Construction	2Q 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	2Q 2018	On-target	Sep-18	On-target	\$ 49,787,025



**Active Project Status Report  
Status as of 4/1/2018**

**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: May 2, 2018

Subject: Project Close-Out Status Report

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 closed and/or transferred since the last Board Meeting:

Year of Occupancy	Project #	Project Type	District	School	Status
2016	3570-390-04-00BJ	Capital Plan	Newark	Elliott Street Elementary School	Closed
2016	4010-N01-02-0169	Capital Plan	Paterson	Dr. Hani Awadallah School (New Marshall Street ES)	Transferred
N/A	3570-330-12-0ABT	Emergent	Irvington	Chancellor Avenue Elementary School	Transferred



<b>SPECIAL PROJECTS DIVISION</b>					
<b>PROJECT STATUS REPORT - As of April 1, 2018</b>					
<b>Year of Occupancy</b>	<b>DOE #</b>	<b>School</b>	<b>Disposition</b>	<b>Project Transfer Date</b>	<b>Outstanding Issues Preventing Complete Close-out</b>
<b>Bridgeton</b>					
2016	0540-050-13-0ACN	Buckshutem Road Elementary School			
2017	0540-100-13-0ACO	Quarter Mile Lane Elementary School			
<b>Burlington City</b>					
2007	0600-020-01-0957	New High School	Project Transferred	12/29/11	Open contract(s) - Legal matter pending
<b>Camden</b>					
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	
<b>Cumberland</b>					
2009	0997-030-02-0926	Cumberland Regional High School	Project Transferred	06/25/10	Open contract(s) - Legal matter pending
<b>East Orange</b>					
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
<b>Egg Harbor City</b>					
2010	1300-X01-04-0ADY	New Middle School	Project Transferred	01/01/12	Open contract(s)
<b>Egg Harbor Township</b>					
2011	1310-005-04-0AEB	Egg Harbor Township High School			
<b>Elizabeth</b>					
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			
<b>Garfield</b>					
2007	1700-N01-02-0114	Garfield Middle School	Project Transferred	06/25/09	Open contract(s) - Legal matter pending
<b>Gloucester City</b>					
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			
<b>Harrison</b>					
2007	2060-X01-01-0832	New Harrison High School	Project Transferred	10/23/12	Open contract(s)

<b>SPECIAL PROJECTS DIVISION</b>					
<b>PROJECT STATUS REPORT - As of April 1, 2018</b>					
<b>Year of Occupancy</b>	<b>DOE #</b>	<b>School</b>	<b>Disposition</b>	<b>Project Transfer Date</b>	<b>Outstanding Issues Preventing Complete Close-out</b>
<b>Jersey City</b>					
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			
<b>Keansburg</b>					
2016	2400-E01-02-0116	New Caruso Elementary School			
<b>Long Branch</b>					
2008	2770-X03-01-0635	Long Branch High School & Athletic Fields	Project Transferred	12/07/12	Open contract(s) - Legal matter pending
<b>New Brunswick</b>					
2010	3530-N05-03-0791	New Brunswick High School - Demonstration Project	Project Transferred	08/19/11	Open contract(s) - Pending audit completion
<b>Newark</b>					
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)
<b>Passaic</b>					
2015	3970-X01-01-X760	New Henry Street Elementary School			
<b>Paterson</b>					
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	
2008	4010 -S01-02-0101	International High School			
2008	4010-270-02-0608	#24 Elementary School			
<b>Pemberton</b>					
2011	4050-E01-02-0082	Pemberton Early Childhood Education Center	Project Transferred	02/01/13	Open contract(s)
<b>Phillipsburg</b>					
2016	4100-X01-99-0464	New High School			
<b>Trenton</b>					
2008	5210-N02-01-0912	Daylight/Twilight Alternative School - Demonstration Project	Project Transferred	12/01/08	Open contract(s) - Pending audit completion
<b>Union City</b>					
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
<b>Vineland</b>					
2007	5390-N05-04-000C	Gloria M. Sabater Elementary School - Demonstration Project	Project Transferred	05/06/11	Open contract(s) - Pending audit completion

<b>SPECIAL PROJECTS DIVISION</b>					
<b>PROJECT STATUS REPORT - As of April 1, 2018</b>					
<b>Year of Occupancy</b>	<b>DOE #</b>	<b>School</b>	<b>Disposition</b>	<b>Project Transfer Date</b>	<b>Outstanding Issues Preventing Complete Close-out</b>
<b>West New York</b>					
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.			
<b>Capital and Demonstration Projects Totals</b>					
<b>Total Capital and Demonstration</b>			<b>147</b>		
<b>Closed Capital and Demonstration Projects</b>			<b>101</b>		
<b>Capital and Demonstration Projects Not Closed</b>			<b>46</b>		
<b>Capital and Demonstration Projects Not Closed, Project Transferred</b>			<b>30</b>		
			<b>Legal Matter</b>	<b>12</b>	
			<b>Pending Audit</b>	<b>6</b>	
			<b>Miscellaneous</b>	<b>12</b>	
<b>Emergent Projects</b>					
<b>Camden</b>					
	0680-170-12-0ACF	Cramer Elementary School			
<b>Irvington</b>					
	2330-090-12-0ACT	Chancellor Avenue Elementary School	Project Transferred	3/20/2018	Open contract(s)
<b>Salem</b>					
	4630-090-17-0AEQ	Salem Middle School			
<b>Trenton</b>					
	5210-080-12-0ABZ	Hedgepeth-Williams School	Project Transferred	03/01/18	Open contract(s)
<b>Vineland</b>					
	5390-050-12-0ACK	Vineland High School South			
<b>Emergent Project Totals</b>					
<b>Total Emergent Projects</b>			<b>72</b>		
<b>Emergent Projects Closed</b>			<b>67</b>		
<b>Emergent Projects Not Closed</b>			<b>5</b>		
<b>Emergent Projects Not Closed but Transferred</b>			<b>2</b>		
<b>Health and Safety Contract Totals</b>					
<b>Total Contracts</b>			<b>399</b>		
<b># of Contracts Closed</b>			<b>394</b>		
<b># of Open Contracts</b>			<b>5</b>		
<b>Open Design Contracts</b>					
<b>Total Contracts</b>			<b>109</b>		
<b># of Contracts Closed</b>			<b>98</b>		
<b># of Open Contracts</b>			<b>11</b>		

**PROJECT STATUS REPORT**



**MEMORANDUM**

TO: Members of the Authority

FROM: Gregory Voronov  
Managing Director – Program Operations

DATE: May 2, 2018

SUBJECT: Executive Summary – Monthly Project Status Reports

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**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 March 31, 2018

District	Project	Board Approved Project Charter Contingency	Contingency Expended/Committed	Contingency Remaining <sup>1</sup>	% 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.

<sup>1</sup> 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: March 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
No Activity During the Reporting Period									



### Revisions to Project Charters

Reporting Period: March 2018

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

**CONTRACTS EXECUTED REPORT**



**MEMORANDUM**

TO: Members of the Authority

FROM: Gregory Voronov  
Managing Director, Program Operations

DATE: May 2, 2018

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

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**Contracts Executed Report**

This report contains the activity of Contracts executed during the period March 1 through March 31, 2018.

**Noteworthy Items during the reporting period:**

- Execution of 1 contract for Construction Management services for the East Orange New GW Carver ES to STV Construction, Inc. for \$1,369,426.

**Amendments & Change Orders Report**

This report contains the activity of Amendments and Change Orders executed during the period March 1 through March 31, 2018.

**Noteworthy Items during the reporting period:**

- Execution of 1 Professional Service Amendment totaling \$50k, which did not require board approval.
- Execution of 4 Construction Services Change Orders totaling a credit of \$316k, of the 4 executed change orders none required board approval.

**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: 3/1/2018 through: 3/31/2018

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	
<b>Part 1. Professional Services</b>											
<b>Others</b>											
East Orange	G.W.Carver Institute	New	ConstrMgmt	ES-0021-M01	STV Construction, Inc.		\$1,369,426	3/29/2018	-		
<b>Others</b>											
<b>Part 1. Professional Services</b>							<b>\$1,369,426</b>				

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### Contracts Executed Report

Reporting Period: 3/1/2018 through: 3/31/2018

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	
<b>Part 4. Other Contracts &amp; Services</b>											
<b>Others</b>											
Garfield	James Madison Elementary School #10	New	FFE	NT-0014-K04	MRA International, Inc.		\$19,450	03/01/2018	-		
Garfield	James Madison Elementary School #10	New	FFE	NT-0014-K05	Apple Computer Inc.		\$55,066	03/02/2018	-		
Garfield	James Madison Elementary School #10	New	FFE	NT-0014-K06	Washington Computer Services		\$105,203	03/02/2018	-		
Garfield	James Madison Elementary School #10	New	FFE	NT-0014-K08	Integra Business Center, Inc. dba IntegraOne		\$118,266	03/28/2018	-		
Newark	South Street E.S.	New	FFE	NE-0003-K01	Data Industries, Ltd.		\$370,420	03/02/2018	-		
Newark	South Street E.S.	New	FFE	NE-0003-K02	Keyboard Consultants		\$204,040	03/02/2018	-		
Newark	South Street E.S.	New	FFE	NE-0003-K03	Office Solutions, Inc.	W	\$130,555	03/29/2018	-		
Newark	South Street E.S.	New	FFE	NE-0003-K04	Office Solutions, Inc.	W	\$13,256	03/29/2018	-		
Newark	South Street E.S.	New	FFE	NE-0003-Q18	Elkay Sales Inc. dba Interior Systems, Inc.		\$31,344	03/14/2018	-		
Plainfield	New K-5 Elementary School	New	FFE	ET-0100-F02	Vanguard Modular Building Systems, LLC		\$25,000	03/29/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-F09	Indiana Furniture Industries, Inc.		\$15,377	03/19/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-F11	Krueger International, Inc.		\$14,355	03/26/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-K04	Computer Logic Group, Inc.		\$166,231	03/09/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-Q07	Krueger International, Inc.		\$201,659	03/01/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-Q08	Krueger International, Inc.		\$212,959	03/01/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-Q09	Krueger International, Inc.		\$226,504	03/01/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-Q10	Krueger International, Inc.		\$181,287	03/05/2018	-		
Vineland City	Lincoln Ave Middle School	New	FFE	ST-0017-Q11	Krueger International, Inc.		\$20,082	03/05/2018	-		
<b>Others</b>											
<b>Part 4. Other Contracts &amp; Services</b>							<b>\$2,111,054</b>				

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## Contracts Executed Report

Reporting Period: 3/1/2018 through: 3/31/2018

	<b>Total Contract Award</b>	<b>Total Contracts Awarded</b>
<b>Grand Totals - Professional and Construction Services Combined</b>	<b>\$3,480,480</b>	<b>19</b>

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

**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: 3/1/2018 through: 3/31/2018

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 %
<b>Professional Services</b>													
<b>Design Consultant</b>													
City Of Orange	Orange H.S.	ES-0042-A01	5/5/2015	4	Kliment Halsband Architects LLP	3/16/2018	\$3,558,511	(\$53,366)	\$50,000			\$3,555,145	-0.09%
<b>Design Consultant</b>													
<b>Professional Services</b>													
									<b>\$50,000</b>				
<b>Construction Services</b>													
<b>Contractor</b>													
Garfield	James Madison Elementary School #10	NT-0014-C03	12/3/2015	9	Brockwell & Carrington Contractors, Inc.	3/28/2018	\$16,725,000	\$336,130	\$1,653			\$17,062,782	2.01%
Phillipsburg	New HS (-x01)	NT-0003-C02	6/6/2013	102	Epic Management, Inc.	3/13/2018	\$80,490,000	\$4,949,993	\$2,897			\$85,442,890	6.15%
Phillipsburg	New HS (-x01)	NT-0003-C02	6/6/2013	118	Epic Management, Inc.	3/16/2018	\$80,490,000	\$4,952,890	\$4,301			\$85,447,191	6.15%
Passaic City	New ES at Leonard Place	NT-0050-B01	1/14/2016	2	Dobco, Inc.	3/8/2018	\$32,750,000	(\$149,684)	(\$325,000)			\$32,275,316	-1.44%
<b>Contractor</b>													
<b>Construction Services</b>													
									<b>(\$316,149)</b>				
										<b>Total Change Order Summary</b>			
										<b>(\$266,149)</b>			
										<b>Total Change Orders</b>			
										<b>5</b>			
<b>Grand Totals</b>													
<b>Column Description Legend</b>													
<b>CO Execution Date</b>			<b>Date the Change Order was entered into the SIMS system</b>										
<b>Revised Contract Amount</b>			<b>Current value of the contract (excluding additional assignments) including current change order</b>										

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**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: May 2, 2018

SUBJECT: Contractor and Workforce Compliance Monthly Update for February 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 February 28, 2018 was \$11,749,747. The figures below demonstrate compliance with this requirement.

#### **SBE Breakdown**

The total contract dollars awarded to all SBE contractors was \$5,661,800 (including minorities and women). This represents 48.19% of all SDA contracts.

<b>Type of Business Enterprise</b>	<b>Contract Amount</b>	<b>% of Total SDA Contracts</b>
Small Business Enterprises	\$ 4,026,800	34.27%
Small/ Minority Business Enterprises	\$ -0-	0.00%
Small/Women Business Enterprises	\$ 1,625,000	13.92%
Small/Veteran Owned Business Enterprises	\$ -0-	0.00%
Small/Minority/Women Business Enterprises	\$ -0-	0.00%
<b>TOTAL SBE CONTRACTS</b>	<b>\$ 5,661,800</b>	<b>48.19%</b>

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

### **Ethnic Breakdown**

Through the month of February 28, 2018 the total SBE contracts awarded with minority participation was 0.00%.

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

### **WORKFORCE COMPLIANCE MONITORING**

For the month of February 2018, there was a contractor workforce of 746 on SDA projects. This represents a total of 64,170 contractor workforce hours as follows:

<b>Contractor Workforce Breakdown (All Trades/Districts/Counties)</b>			
<b>Ethnicity</b>	<b>Total Workforce</b>	<b>Total Workforce Hours</b>	<b>Workforce Hours Percentage</b>
Black	89	8,395	13.08%
Hispanic	110	8,391	13.08%
American Indian	4	328	0.51%
Asian	3	110	0.17%
<b>Total Minority Participation</b>	<b>206</b>	<b>17,224</b>	<b>26.84%</b>
Total Non-Minority Participation	540	46,946	73.16%

Members of the Authority  
 Contractor and Workforce Compliance Monthly Update  
 May 2, 2018  
 Page 3 of 4

There was a contractor workforce of 126,653 total workforce hours and 1,769 total female workforce hours on SDA projects for the period of January 1, 2018 through February 28, 2018. The following table highlights the *Local County Contractor Workforce* participation for that period:

<b>Local County Workforce Participation</b>	<b>Workforce Hours</b>	<b>Percentage</b>
*Total Workforce Hours	126,653	100.00%
<b>*Total Local County Workforce Hours</b>	<b>11,562</b>	<b>9.13%</b>
<b>Total Local County Non-Minority Workforce Hours</b>	<b>6,185</b>	<b>4.88%</b>
<b>Total Local County Female Workforce Hours</b>	<b>0</b>	<b>0.00%</b>
<b>Total Local County Minority Workforce Hours</b>	<b>5,377</b>	<b>4.25%</b>
<b>**Local County Workforce Hours by Ethnicity:</b>		
Black	3,972	3.14%
Hispanic	1,405	1.11%
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  
 May 2, 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 February 28, 2018.

<b>SDA Managed Project</b>	<b>Total Workforce Hours</b>	<b>Minority Workforce Hours &amp; Percentage</b>		<b>Local County Workforce Hours &amp; Percentage</b>	
Garfield, James Madison ES	9,727	1,620	<b>16.65%</b>	0	<b>0.00%</b>
Harrison ES	0	0	<b>0.00%</b>	0	<b>0.00%</b>
Irvington, Madison Avenue	5,494	2,087	<b>37.99%</b>	722	<b>21.06%</b>
Millville, High School	8	0	<b>0.00%</b>	0	<b>0.00%</b>
New Brunswick, Paul Robeson School	6,125	963	<b>15.72%</b>	8	<b>0.13%</b>
Newark, South Street ES	15,373	5,596	<b>36.40%</b>	1,127	<b>7.33%</b>
Passaic, Leonard Place ES	13,832	3,463	<b>25.04%</b>	2,579	<b>18.65%</b>
Perth Amboy, Seaman Avenue	6,378	575	<b>9.02%</b>	35	<b>0.55%</b>
Trenton HS	56,772	15,411	<b>27.11%</b>	6,155	<b>10.84%</b>
Vineland, Lincoln Ave MS	9,822	523	<b>5.32%</b>	0	<b>0.00%</b>
Emergent Projects	3,122	1,769	<b>56.66%</b>	936	<b>29.98%</b>

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: May 2, 2018

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

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This report summarizes the Regular Operating District Grant activity from inception to date and for the month of March 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.
- 1 grant impacting 1 district was executed during the reporting period representing \$17.4k in total project costs and state share of \$6.9k.
- 27 grants impacting 8 districts were closed out during the reporting period representing \$33.8M in total project costs and state share of \$13.2M.
- Since inception, over \$2.7B 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  
 March 2018

ROD Grant Summary Since Program Inception				
	Offered <sup>1</sup>	Executed	Closed-Out	Active
Districts Impacted	10	524	513	193
Number of Grant Projects	21	5,409	4,620	789
Total Project Cost Estimate	\$ 14,770,853	\$ 8,972,796,729	\$ 8,114,988,586	\$ 857,808,143
Grant Amount	\$ 6,219,633	\$ 3,022,293,605	\$ 2,655,627,514	\$ 366,666,092
Amount Disbursed	N/A	\$ 2,787,825,336	\$ 2,655,627,514	\$ 132,197,822

Total Funding Offered to School Districts via Grant Program	\$ 3,342,209,450
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Total ROD Grant Funding remaining for new Grant Projects	\$ 74,759,865
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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	1	8
Number of Grant Projects	1	27
Total Project Cost Estimate	\$ 17,366	\$ 33,843,410
Grant Amount	\$ 6,946	\$ 13,231,461
Amount Disbursed	NA	\$ 13,231,461

\* 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.



Monthly Regular Operating District Grant Report - Monthly Executed Grant Detail

March 2018

County	District	School Name	Total Project Cost Estimate	Grant Amount	Project Description
Passaic	West Milford Township	Paradise Knoll E.S.	\$ 17,366	\$ 6,946	Cafeteria table replacement.
<b>Grand Total</b>		<b>Grants Executed - 1</b>	<b>\$ 17,366</b>	<b>\$ 6,946</b>	

**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/ Sherman E. Cole  
Controller

**DATE:** May 2, 2018

**SUBJECT:** Monthly Financial Report – March 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 March 2018 year to date, Authority operating expenses, **\$5.7 million**, are lower by **\$441K** as compared to the operating budget for the corresponding period. The positive variance is attributed to timing differences for capital asset expenditures (**\$325K**).

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

For March 2018 year to date, Authority operating expenses, **\$5.7 million**, are **\$96K** higher as compared to the corresponding prior year.

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

For March 2018 year to date, project expenditures, **\$65.1 million**, are lower by **\$36.9 million** as compared to the capital-spending forecast for the *corresponding period*. The variance is due to spending decreases in construction **\$18.8M**, grants **\$8.0M**, school furniture, fixtures and equipment **\$3.7M** and project insurance **\$5.4M**.

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

For March 2018 year to date, project expenditures, **\$65.1 million**, have decreased by **\$24.4 million** as compared to the *corresponding prior year*. The variance is due to an activity reduction in construction **\$3.4M**, grants **\$16.0M** as well as school furniture, fixtures and equipment **\$5.2M**.

*Members of the Authority*

*May 2, 2018*

*Page 2*

**Other**

Since program inception, 80.7% 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  
Preliminary Monthly Financial Report  
March 2018  
(Unaudited)**

## New Jersey Schools Development Authority Overview of Financial Position March 31, 2018

**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, March 31, 2018.

► Overall **Cash and Cash Equivalents** have decreased by \$69.3 million to \$470.5 million, as follows:

■ Receipt of bond and note proceeds (Issued by EDA)	\$ -
■ Investment earnings	1,727,051
■ Miscellaneous revenue	30
■ Project costs	(65,099,513)
■ SDA operating expenses	(5,916,804)
■ SDA capital expenditures	(53,997)
■ Deposits (primarily district local shares)	(3,613)
Net Change in Cash	\$ (69,346,846)

► **Prepaid Expenses** total \$573,529 as follows:

- Prepaid insurance of \$317,902.
- Prepaid rents of \$123,587 for the Authority's leased office space in Trenton and Newark.
- Prepaid MIS maintenance service contracts of \$98,872.
- Other prepaids of \$33,168.

► **Capital Assets** total \$525,214 (net of accumulated depreciation of \$6,848,915), 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 \$51,698.

► **Accrued Liabilities** total \$136.4 million, as follows:

- Accrued project costs of \$25.4 million consisting of unpaid invoices (\$6.9 million); and retainage (\$18.5 million).
- Accrued net pension liability of \$74.2 million (**excludes year-end GASB 68 pension entries**).
- Post-employment benefits obligation of \$25.8 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 \$6.6 million.
- Payroll related liabilities of \$2 million.
- Other accrued liabilities of \$0.1 million.

► **Deposits** total \$3.4 million, as follows:

- \$3.3 million is held for local share agreements (pass-through item).

► The Authority's **Net Position** at month end is \$347.5 million.

## New Jersey Schools Development Authority School Facilities Project Expenditures & Funding Allocation March 31, 2018

### ► 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 \$22.4 million and \$65.1 million, respectively, as follows:

<u>Category</u>	<u>Current Month</u>	<u>Current Year-To-Date</u>	<u>Since Program Inception</u>
Construction	\$ 14,036,815	\$ 37,419,712	\$ 4,712,240,604
Design Services	234,910	720,080	413,080,586
PMF/CM Services	388,474	1,114,296	452,206,585
SDA Project Management	1,688,424	3,461,430	75,101,655
Property Acquisition, Relocation & Enviro	140,986	686,139	582,122,955
School Furniture, Fixtures & Equipment	-	320,266	154,705,251
Project Insurance	110,271	176,462	99,504,646
NJ State Inter-Agency Transfers	-	166,367	49,804,438
SDA District Grant & Funding Agreements	62,657	5,328,552	852,584,021
Regular Operating District Grant Agreements	4,799,265	14,201,313	2,796,277,171
Real-Time Project Audits	-	-	468,867
Property Management, Maintenance & Utils	33,949	102,795	16,480,903
Outside Legal & Claims Resolution Services	74,676	286,008	8,876,944
Other Project Costs	796,456	1,116,093	65,067,736
Project Credits	-	-	(54,902,944)
Total Project Expenditures	22,366,883	65,099,513	10,223,619,418
Less: Local Share Contributions	-	-	(182,958,444)
Project Expenditures (State Share)	\$ 22,366,883	\$ 65,099,513	\$ 10,040,660,974
2017 Capital Spending Forecast	\$ 37,634,464	\$ 102,020,942	

### Allocations Since Program Inception

### ► Program Funding & Expenditures

	<u>Bonding Caps</u> <sup>1</sup>	<u>Total Funding</u> <sup>2</sup>	<u>Paid to Date</u> <sup>3</sup>
■ SDA Districts	\$ 8,900,000,000	\$ 9,014,576,285	\$ 7,272,986,091
■ Regular Operating Districts	3,450,000,000	3,495,130,848	3,105,617,159
■ Vocational Schools	150,000,000	151,803,372	113,511,151
Total - State Share	\$ 12,500,000,000	\$ 12,661,510,505	\$ 10,492,114,401

### ► Percentage of Total Funding Paid to Date

■ SDA Districts	80.7%
■ Regular Operating Districts	88.9%
■ Vocational Schools	74.8%
Total - State Share	82.9%

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 \$451,453,427.

## New Jersey Schools Development Authority Fund Reporting Operating Expenses vs Budget March 31, 2018

<u>Category</u>	<u>Actual Year-To-Date</u>	<u>Budget Year-To-Date</u>	<u>Increase/ (Decrease)</u>
<b>Personnel Expenses:</b>			
Employee Salaries	\$ 4,391,927	\$ 4,648,626	\$ (256,699)
Employee Benefits	3,611,031	3,749,457	(138,426)
Direct Hire Temporary Employee Costs	24,366	72,660	(48,294)
Total Employee Salaries & Benefits Costs	8,027,324	8,470,743	(443,419)
<b>Less: Employee Salaries &amp; Benefits Costs</b>			
Charged to Projects	3,461,430	3,980,948	(519,518)
Salaries & Benefits Charged to Operating Expense	4,565,894	4,489,795	76,099
Temporary Staffing Services	13,076	37,500	(24,424)
Travel & Expense Reimbursements	2,773	8,403	(5,630)
Training & Professional Development	11,411	32,430	(21,019)
Total Personnel Expenses	4,593,154	4,568,128	25,026
<b>Non-Personnel Operating Expenses:</b>			
Facilities & General Office Expenses	612,688	665,460	(52,772)
Information Systems	303,627	278,850	24,777
Professional & Other Contracted Services	78,367	164,401	(86,034)
Property & Casualty Insurance	84,245	85,749	(1,504)
SDA-Owned Automobiles	15,774	28,749	(12,975)
Communications & Outreach	60	252	(192)
Reserve for Unforeseen Events & New Initiatives	-	12,501	(12,501)
<b>Total Operating Expenses (Non-Capital)</b>	<b>5,687,915</b>	<b>5,804,090</b>	<b>(116,175)</b>
<b>Capitalized Operating Expenses</b>	<b>53,997</b>	<b>378,999</b>	<b>(325,002)</b>
<b>Total Authority Operating Expenses</b>	<b>\$ 5,741,912</b>	<b>\$ 6,183,089</b>	<b>\$ (441,177)</b>

**2018 Annual Operating Budget**

**\$ 19,282,271**

## New Jersey Schools Development Authority Fund Reporting Operating Expenses vs Prior Year March 31, 2018

<u>Category</u>	<u>Actual Year-To-Date</u>	<u>2017 Year-To-Date</u>	<u>Increase/ (Decrease)</u>
<b>Personnel Expenses:</b>			
Employee Salaries	\$ 4,391,927	\$ 4,601,772	\$ (209,845)
Employee Benefits	3,611,031	3,472,680	138,351
Direct Hire Temporary Employee Costs	24,366	50,660	(26,294)
Total Employee Salaries & Benefits Costs	8,027,324	8,125,112	(97,788)
<b>Less: Employee Salaries &amp; Benefits Costs</b>			
Charged to Projects	3,461,430	3,593,627	(132,197)
Salaries & Benefits Charged to Operating Expense	4,565,894	4,531,485	34,409
Temporary Staffing Services	13,076	38,812	(25,736)
Travel & Expense Reimbursements	2,773	1,754	1,019
Training & Professional Development	11,411	10,582	829
Total Personnel Expenses	4,593,154	4,582,633	10,521
<b>Non-Personnel Operating Expenses:</b>			
Facilities & General Office Expenses	612,688	581,297	31,391
Information Systems	303,627	316,645	(13,018)
Professional & Other Contracted Services	78,367	44,187	34,180
Property & Casualty Insurance	84,245	101,018	(16,773)
SDA-Owned Automobiles	15,774	18,475	(2,701)
Communications & Outreach	60	-	60
Reserve for Unforeseen Events & New Initiatives	-	1,334	(1,334)
<b>Total Operating Expenses (Non-Capital)</b>	<b>5,687,915</b>	<b>5,645,589</b>	<b>42,326</b>
<b>Capitalized Operating Expenses</b>	<b>53,997</b>	<b>-</b>	<b>53,997</b>
<b>Total Authority Operating Expenses</b>	<b>\$ 5,741,912</b>	<b>\$ 5,645,589</b>	<b>\$ 96,323</b>

# New Jersey Schools Development Authority

## Employee Headcount

### March 31, 2018

7

<b><u>SDA Department</u></b>	<b><u>Current Month End</u></b>	<b><u>Budget</u></b>	<b><u>Increase/ (Decrease)</u></b>
Office of Chief Executive Officer (CEO)	3	2	1
CEO, Contract Management	9	11	-2
COS, Program Assessment & Development	6	7	-1
COS, Special Projects	10	10	0
Program Operations, Executive	4	5	-1
Program Operations, Capital Planning & Grants Admin.	23	24	-1
Program Operations, Safety	8	8	0
Program Operations - Design Studio	17	16	1
Program Operations, Project Teams	48	48	0
Corp Governance & Operations, Executive	3	3	0
Corporate Governance & Operations, Human Resources	5	6	-1
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	12	12	0
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>
<b>Total Full-Time Employees</b>	<b><u>215</u></b>	<b><u>222</u></b>	<b><u>-7</u></b>

**New Jersey Schools Development Authority**  
**Statement of Net Position**  
**March 31, 2018**

**(Excludes GASB 68 Pension Entries)**

7

	<u>Current Month End</u>	<u>2017 Year End</u>	<u>Increase/ (Decrease)</u>
<b>ASSETS</b>			
Cash and Cash Equivalents	\$ 470,492,777	\$ 539,839,623	\$ (69,346,846)
Receivables	32,194	37,536	(5,342)
Prepaid Expenses	573,529	266,426	307,103
Capital Assets (Net of Accumulated Depr.)	525,214	522,915	2,299
Total Assets	<u>471,623,714</u>	<u>540,666,500</u>	<u>(69,042,786)</u>
<b>DEFERRED OUTFLOWS OF RESOURCES</b>			
Deferred Amount for Pensions & OPEB	<u>20,096,835</u>	<u>22,487,940</u>	<u>(2,391,105)</u>
<b>TOTAL ASSETS &amp; DEFERRED OUTFLOWS OF RESOURCES</b>			
	<u>\$ 491,720,549</u>	<u>\$ 563,154,440</u>	<u>\$ (71,433,891)</u>
<b>LIABILITIES</b>			
Accrued Project Costs	\$ 33,952,213	\$ 58,170,720	\$ (24,218,507)
Net Pension Liability	74,169,359	74,169,359	-
Accrued Other Post-Employment Benefits	25,835,641	25,290,074	545,567
Other Accrued Liabilities	2,413,089	4,724,965	(2,311,876)
Deposits	3,394,025	3,397,638	(3,613)
Total Liabilities	<u>139,764,327</u>	<u>165,752,756</u>	<u>(25,988,429)</u>
<b>DEFERRED INFLOWS OF RESOURCES</b>			
Deferred Amount for Pensions & OPEB	<u>4,445,549</u>	<u>4,445,549</u>	<u>-</u>
<b>NET POSITION</b>			
Invested in Capital Assets	525,214	522,915	2,299
Restricted for Schools Construction:			
Special Revenue Fund	<u>346,985,459</u>	<u>392,433,220</u>	<u>(45,447,761)</u>
Net Position	<u>347,510,673</u>	<u>392,956,135</u>	<u>(45,445,462)</u>
<b>TOTAL LIABILITIES, DEFERRED INFLOWS OF RESOURCES &amp; NET POSITION</b>			
	<u>\$ 491,720,549</u>	<u>\$ 563,154,440</u>	<u>\$ (71,433,891)</u>

**New Jersey Schools Development Authority**  
**Statement of Activities**  
**March 31, 2018**

**(Excludes GASB 68 Pension Entries)**

7

	<u>Current Year-To Date</u>	<u>2017 Year-To Date</u>	<u>Increase/ (Decrease)</u>
<b>REVENUES</b>			
Program Revenues:			
Bond and Note Proceeds (Issued by EDA)	\$ -	\$ -	-
Bidding Fees-Plans & Specs	-	-	-
General Revenues:			
Investment Earnings	1,727,051	725,992	1,001,059
Rental Income	-	15,012	(15,012)
Other Revenue-OPRA	30	20	10
Total Revenues	<u>1,727,081</u>	<u>741,024</u>	<u>986,057</u>
<b>EXPENSES</b>			
Administrative & General Expenses	6,233,482	6,618,268	(384,786)
Capital Depreciation	51,698	51,977	(279)
School Facilities Project Costs	40,887,363	50,518,723	(9,631,360)
Total Expenses	<u>47,172,543</u>	<u>57,188,968</u>	<u>(10,016,425)</u>
<b>CHANGE IN NET POSITION</b>	<b>(45,445,462)</b>	<b>(56,447,944)</b>	<b>11,002,482</b>
Beginning of Period Net Position	<u>392,956,135</u>	<u>400,406,844</u>	<u>(7,450,709)</u>
<b>NET POSITION END OF PERIOD</b>	<b><u>\$ 347,510,673</u></b>	<b><u>\$ 343,958,900</u></b>	<b><u>\$ 3,551,773</u></b>

**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.**