

BHA Capital Improvement Projects

As of: August 2021

In order of completion date. Fields updated from previous report are shaded.

	Location	Scope of Work	Status	Source of Funds & Funding Year	Cost Estimate	Contract Cost	Change Orders	Final Cost	A/E	Contractor	Projected Constr. Start	Actual Constr. Start	Target Completion Date	Actual Completion Date	BHA Staff	Notes
1	Walnut St. low-rise & Col. Floyd	Replace roofs at Walnut St. low rise & Repair Roofs at Col. Floyd	Substantial Completion/Punch list	HUD 2018 & 2019	\$195,000	\$168,888	\$69,926	\$238,814	Richard Alvard Architects	One Way Painting & Roofing	Spring 2021	4/5/21	7/2/21	7/9/2021	Akil	Approval of substantial completion & CO #2 at the August 2021 Board meeting.
2	Walnut St. low-rise seniors	Repair concrete balconies	Construction Underway	HUD 2018	\$115,000	\$97,000	\$0		Garofalo Design Associates	Drizos Contracting, LLC.	May-20	6/2/2020	Jul-21		Akil	Balcony traffic coating needs additional work to be completed in warmer conditions. Work due to start w/c 7/19/2021 but additional delays of delivery of materials by suppliers.
3	Trustman/Dummer St.	Remediation of Rodents/Trash system	Construction Underway	DHCD Emergency Reserves & Dummer St. reserves	\$127,000	\$108,920	\$1,687.95		BSC Group	The Canniff Company	Spring 2021	3/30/21	7/26/21		Akil	Project is approaching substantial completion.
4	Egmont St.	Rear courtyard renovations - phase 2 of 2	Construction Underway	DHCD 2020	\$359,500	\$324,000			BSC Group	Ronald A. Marini Corp.	Spring 2021	4/28/21	9/14/21		Akil	Notice to proceed issued on 4/28/21. Construction well underway.
5	High St. Veterans	Replacement of Boilers	Construction Underway	CDBG 2021	\$262,400	\$264,046	\$128,259		Crowley Engineering	Industrial Burner	Spring 2021	5/5/21	10/16/21		Sharon/Chris	Award of contract at April 2021 Board meeting. CO#1 approved at the July Board meeting.
6	Trustman	Replace front entry building doors and locks	Pre-Construction Admin/Submittals	CDBG 2021	\$66,000	\$57,000	\$2,354		Umbr Studios	New England School Services Inc.	Spring 2021	5/13/21	Aug-21		Sharon/Akil	There is a long lead time by the door manufacturers. Expected on site delivery early August.
7	22 High St.	Replacement of boilers & steam traps on heating system	Contract Approved	HUD 2018 & 2019	\$245,500	\$225,300			MacRitchie Engineering	Ambient Temperature Corporation	summer 2021	TBD	TBD		Sharon/Chris	Project was re-bid. Bids due 8/5/21. Award of contract at August 2021 Board meeting.
8	Kent Street	Fire alarm upgrade	Schematic Designs Underway	DHCD 2022	\$31,500				Nangle Engineering	TBD	Fall 2021	TBD	TBD		Sharon	Award of DHCD House Doctor A/E contract at the June 2021 Board meeting.
9	High St. Veterans	repaving of roadway/sidewalk repairs	Existing Conditions Underway	DHCD 2022	\$130,000				Waterfield Design Group	TBD	Fall 2021	TBD	TBD		Sharon	Approval of A/E contract at July 2021 Board meeting.
	Total Costs				\$1,531,900	\$1,245,154	\$202,227	\$238,814								

Costs shown are construction contract only ("hard costs"). Total development costs (TDC) typically are 25% higher for design, contingency, fees, overhead.