



Presentation on New School Construction Plan Review Procedures



Chief State Architect

David Barkin AIA



Commissioner
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Director

Kosta Diamantis

Office of School Construction Grants



Deputy Commissioner
Pasquale J. Salemi



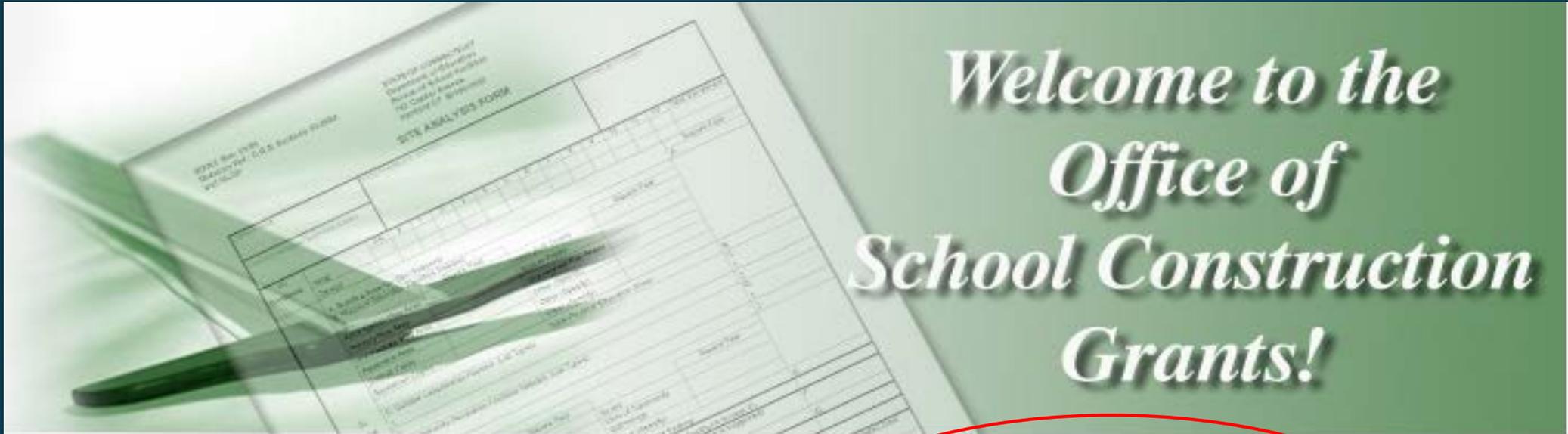
Office of School Facilities

NOW

Office of School Construction Grants (SCG)

www.ct.gov/dcs/scg

Plan Review Website Overhaul



School Construction - Grant Applications

[School Construction Grant Process Forms, Worksheets, and Instructions](#)
[School Construction Contact Information](#)
[SCG - 053 Site Analysis Form \(11/07/14\)](#)
[Applicability of SSIC Stds \(02/27/14\)](#)
[Priority List Location Viewer \(03/04/14\)](#)

School Construction - Technical/Plan Review

***New** [Plan Review Procedures & Forms](#)
[Supplements to the Plan Review Procedures](#)
[School Construction Resource Information](#)
[School Construction Contact Information](#)
[Site Analysis and Environmental Planning](#)

Latest News

Latest News

09-23-15: Office of School Facilities name change to Office of School Construction Grants (SCG).

Effective September 23, 2015, the Office of School Facilities has changed its name from the Office of School Facilities (OSF) to the Office of School Construction Grants (SCG). In conjunction with this change, the Office of School Construction Grants has changed all of its applications, checklists and other formal documentation from the prefix "ED" (i.e. ED042CO, ED046, etc.) to "SCG."

09-23-15: Electronic submissions of school construction grant program cost estimates and the State Change Order Summary.

Effective September 23, 2015, all school construction grant program cost estimates and change order summaries must be submitted in electronic format.

All cost estimates must be submitted using the Uniformat II Cost Estimate in compliance with the cost reporting policy dated July 1, 2015. A template of the Uniformat II Cost estimate can be found in the "Supplements to the Plan Review Procedures and Forms / Technical-Plan Review Section of the Department of Administrative Services (DAS) / SCG website.

All cost estimates must be electronically submitted to the following e-mail address: das.scg.costestimate@ct.gov. The title of the cost estimate worksheet should consist of the state assigned project # and project name. The subject matter heading of the e-mail should include the project #, project name... cost estimate.

In addition, for purposes of a school construction grant application with costs in excess of \$2 million, the grant applicant must also complete cost estimating Grant Calculation Type II with the formal submission of Form SCG-049 - Grant Application. The original Uniformat Level II cost estimate submission and the Grant Calculation Type II cost estimate submission must balance for the grant application submission to be considered complete.

All school construction change orders must conform to the terms and conditions outlined in the change order bulletin dated September 22, 2015, a copy for which can be found on the DAS / SCG website in the "Supplements to the Plan Review Procedures and Forms / Bulletins / Change Orders." A complete change order submission should consist of Form SCG-042CO, the State Change Order Summary along with the corresponding back up information described in the Change Orders Bulletin.

The State Change Order Summary must be electronically submitted to the following e-mail address: das.scg.changeorders@ct.gov. The title of the change order summary worksheet should consist of the state assigned project #, project name, and state change order #. The subject matter heading of the e-mail should include the state assigned project #, project name, and state change order #. The complete change order can be submitted in either hard copy or electronic format.

- Electronic Submission of Cost Estimate.
 - das.scg.costestimate@ct.gov
- Electronic Submission of Change Orders.
 - das.scg.changeorders@ct.gov

Plan Review and Procedures

Office of School Construction Grants

School Construction Plan Review Procedures and Forms

**** New ****

LEAs conducting school construction or renovation projects should review the procedural memorandum and forms below concerning school construction designs and plans in order to comply with the plan review procedures.

[Plan Review Procedures Memorandum](#)

School Construction Plan Review Procedures and Forms	Click Icon	Rev. Date
Form SCG-042, Request for Review of Final Plans		09/2015
Design Development Review (DDR) Checklist		09/2015
Code Conformity Certification Form		09/2015
Pre-Bid Conformance Review (PCR) Checklist		09/2015
Supplemental-Phase or Separate-Phase Checklists (submit with PCR Checklist as applicable):		
Asbestos/Hazardous Materials Abatement Phases or Projects		09/2015
PCB Abatement and Management Plan (Stand-Alone Project or Phase)		09/2015
Carbon Monoxide (CO) Detectors		09/2015
Radon Systems		09/2015
Fixtures, Furnishings and Equipment phases		09/2015
Technology Equipment phases		09/2015
Play Equipment Phases		09/2015
Stand-Alone Fuel Storage Tank Removal Project		09/2015
Stand-Alone Roof Replacement Project		09/2015
Stand-Alone Window Replacement Project		09/2015

Supplemental Information

Office of School Construction Grants

Construction Document Supplements to the Plan Review Procedures

SUPPLEMENTAL INFORMATION
REQUIREMENTS BY OTHER AGENCIES
LETTERS AND FORMS
BULLETINS

SUPPLEMENTAL INFORMATION

(All Documents are Dated December 2010 Unless Otherwise Noted;
For Weblinks, go to the Agency Weblink for Most Recent Version)

Document	Format	Revision Date
Guidelines for Renovation Status and New as an Alternative to Renovation		09/2015
Renovation Cost Analysis		09/2015
Ineligible and Limited Eligible Costs Worksheet for Renovation Projects		09/2015
SCG-042 - Request for Review of Final Plans (Instructions)		09/2015
SCG-042 - Request for Review of Final Plans		09/2015
SCG-042CO Notice of Change Order (Instructions)		09/2015
SCG0-42CO-Notice of Change Order (Form) (Also, see "Change Orders" Bulletin below)		09/2015
School Construction Grants Cost Reporting Policy		09/2015
School Construction Grants Cost Reporting Worksheet		09/2015

- Renovation Status
- Form Updates
- Cost Reporting Policy & Worksheet

Supplemental Information (Cont.)

BULLETINS		
Document	Format	Revision Date
Procurement of Contractors for Purposes of School Construction		9/2015
Sole Source Bidding on School Construction Projects		9/2015
When Projects Change After SCG Approval		10/22/12
Change Orders		01/09/14
-- State Change Order Summary		01/09/14
Building Areas		10/22/12
Eyewash/Drench Shower Facilities		10/22/12
Play Equipment Document Samples and Notes	UNDER CONSTRUCTION	
Multiple Means of Egress		04/22/13
Roof Projects		
Roof Key Plans		10/22/12

- Contractor Procurement
- Sole Source
- Change Order Memo
- Change Order Summary

[TOP](#)

Supplemental Information (Cont.)

LETTERS AND FORMS		
Local Education Agency (LEA) Plan Review Process Letters	Format	Revision Date
Project Team List (required at PREP Meeting)		09/2015
Designated Accessible Schools Letter (Required at PREP Meeting)		09/2015
Natural Light/Wireless Connectivity Technology Letter (required at PREP Meeting)		09/2015
Plan Review Phasing Letter (Required to Schedule First PCT Meeting)		09/2015
Cost Estimate Certification		09/2015
Space Standards Letter		09/2015
Area of Refuge Acknowledgement Letter		09/2015
Granular Accessible Routes Maintenance Policy Letter		09/2015
Courtyard Occupancy Letter		09/2015
Toilet Room Availability		09/2015
Non-conforming Floors/Ramps Letter		09/2015
Fire Exit Drill Policy Letter (for Existing Non-Sprinklered Buildings Only)		09/2015
NEW School Safety Infrastructure Criteria Letter (required at PREP Meeting) SSIC Report NCEF School Safety Checklist		09/2015
DAS SCG PCB Letter (when completed, email this letter to jeffrey.bolton@ct.gov) PCB Checklist		

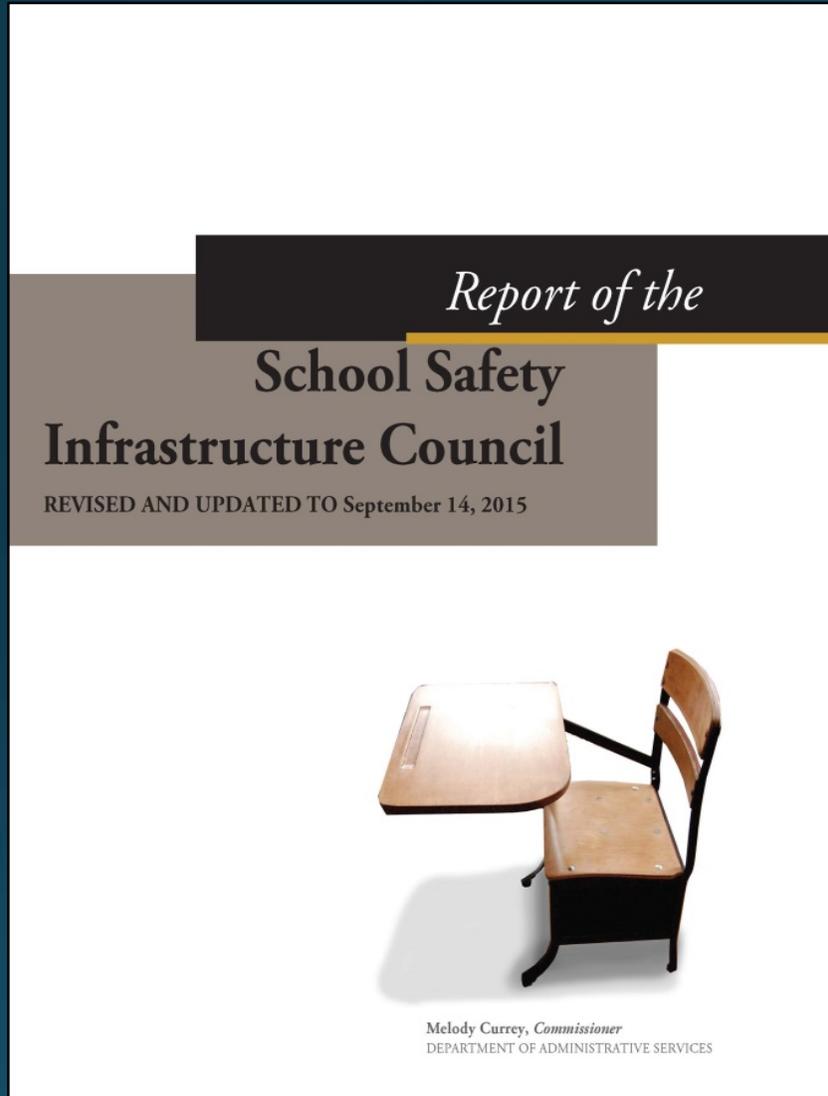
SSIC

- Letter
- SSIC Report
- Safety Checklist



School Safety Infrastructure Council (SSIC)

School Safety Infrastructure Council Report



- Effective July 1, 2014
- Updated September 14, 2015
 - See www.das.state.ct.us/ssic/
- Required submissions for compliance:
 - SSIC Letter
 - Risk Assessment Checklist
- Criteria Handbook



Plan Review

Plan Review Process

- **Brief History**
 - **PREP Meeting and PCT; Issues**
 - **Very detailed but for limited scope**
 - **Reviewers behaved as the AHJ**
 - **Too many required participants**
- **What do the Statutes say...**

Plan Review Process

Sec. 10-292. Review of final plans by Commissioner of Administrative Services. Exceptions; role of local officials. (a) Upon receipt by the Commissioner of Administrative Services of the final plans for any phase of a school building project as provided in section 10-291, said commissioner shall promptly review such plans and check them to the extent appropriate for the phase of development or construction for which final plans have been submitted to determine whether they conform with the requirements of the Fire Safety Code, the Department of Public Health, the life-cycle cost analysis approved by the Commissioner of Administrative Services, the State Building Code and the state and federal standards for design and construction of public buildings to meet the needs of disabled persons, and if acceptable a final written approval of such phase shall be sent to the town or regional board of education and the school building committee. No phase of a school building project, subject to the provisions of subsection (c) or (d) of this section, shall go out for bidding purposes prior to such written approval.

Plan Review Process

- **New Process:**
 - **PREP meeting (if necessary)**
 - **DDR – Design Development Review**
 - **PCR – Pre-Bid Conformance Review**
- **Focused Eligibility Review**
- **Major code issues**
- **Reliance on Design Professional / Municipal Authorities**

Major Projects

Priority list projects only

New construction

Renovate as new

Extension over \$5 million

Alteration over \$5 million

Minor Projects

All non-priority list projects

Extension up to \$5 million

Alteration up to \$5 million

All other project types not considered Major

Phase of a Major Project other than building construction

Such as: Demolition

Abatement

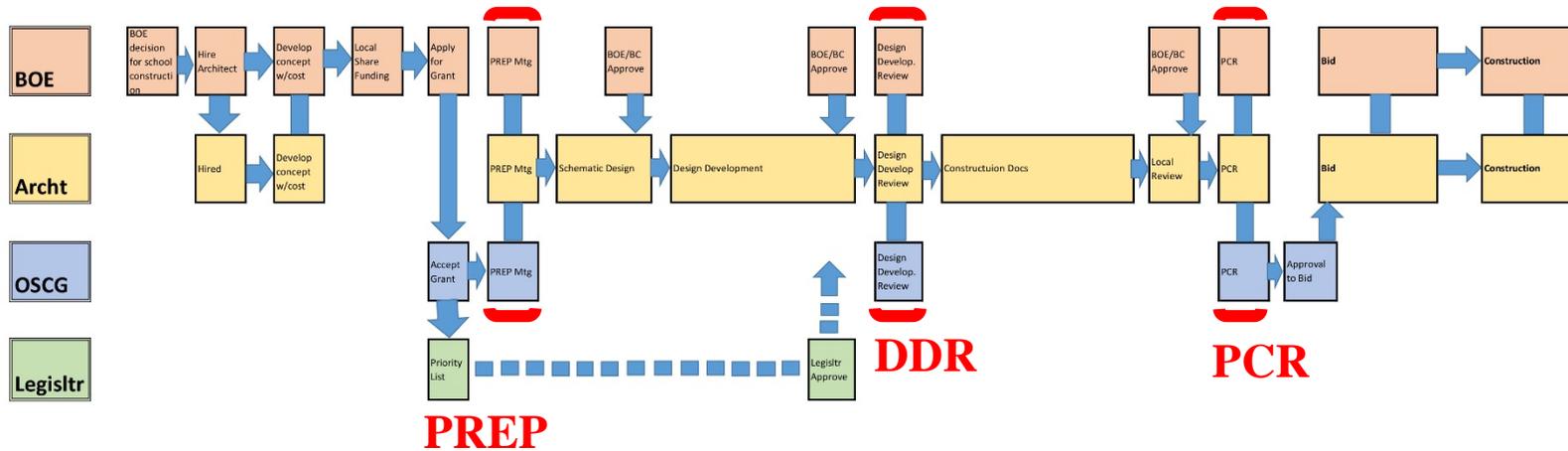
FF&E

Technology

Play Equipment

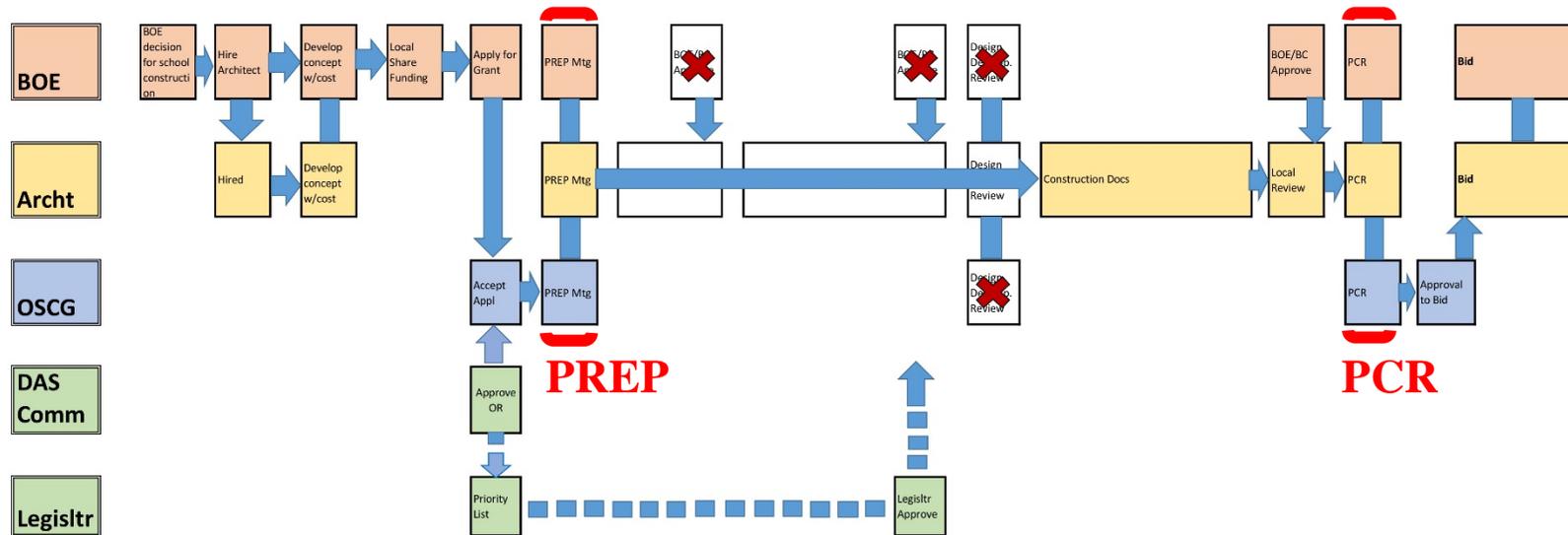
Major Project Process

PROCESS TO BID (New, Alteration, Extension, & Renovation Projects)



Minor Project Process

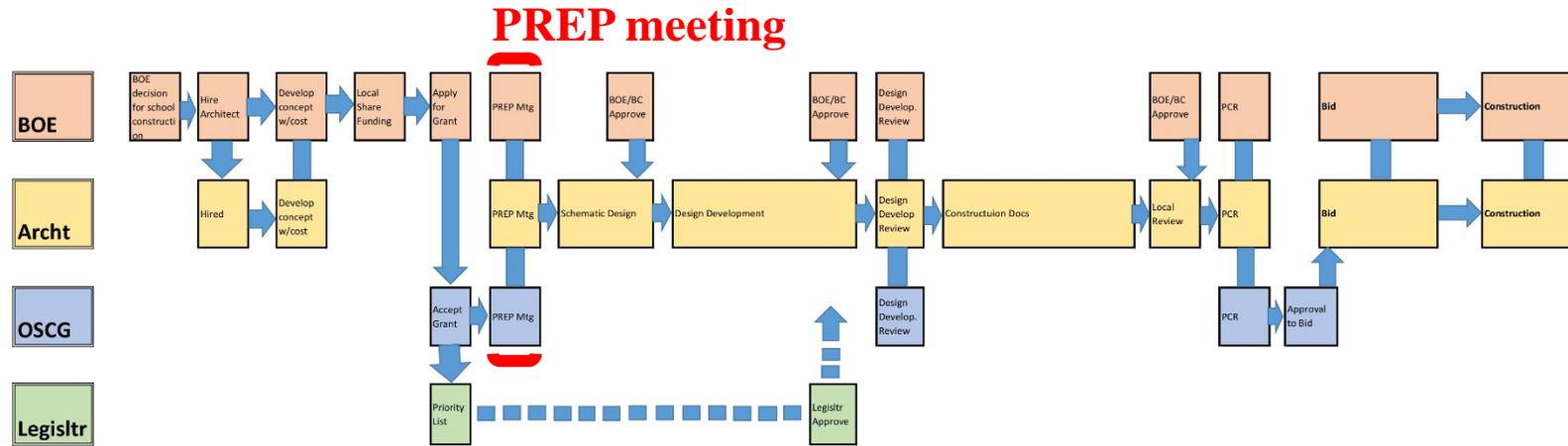
PROCESS TO BID (Minor Projects and Limited Scope Phases)



PREP Meetings

Major Projects

PROCESS TO BID (New, Alteration, Extension, & Renovation Projects)



Major Project Team

School District/LEA

- Superintendent
- Building Committee Chairman, or designee
- District Facilities Manager
- District Business Manager

Design Team

- A/E Design Professionals, including both the
 - A/E Principal-in-Charge
 - A/E Project Manager
- Landscape Architect
- Environmental Consultant

Owner's Rep/
Program
Manager

Minor Project Team

School District
Representative

A/E Design
Professional of
record

Other consultants
as required:

- e.g., interior designer
- technology consultant
- landscape architect
- environmental consultant

DDR Checklist

Local Education Agency	State Project No.	Phase
School	Architect	Date

DAS - OFFICE OF SCHOOL CONSTRUCTION GRANTS PLAN REVIEW CHECKLIST

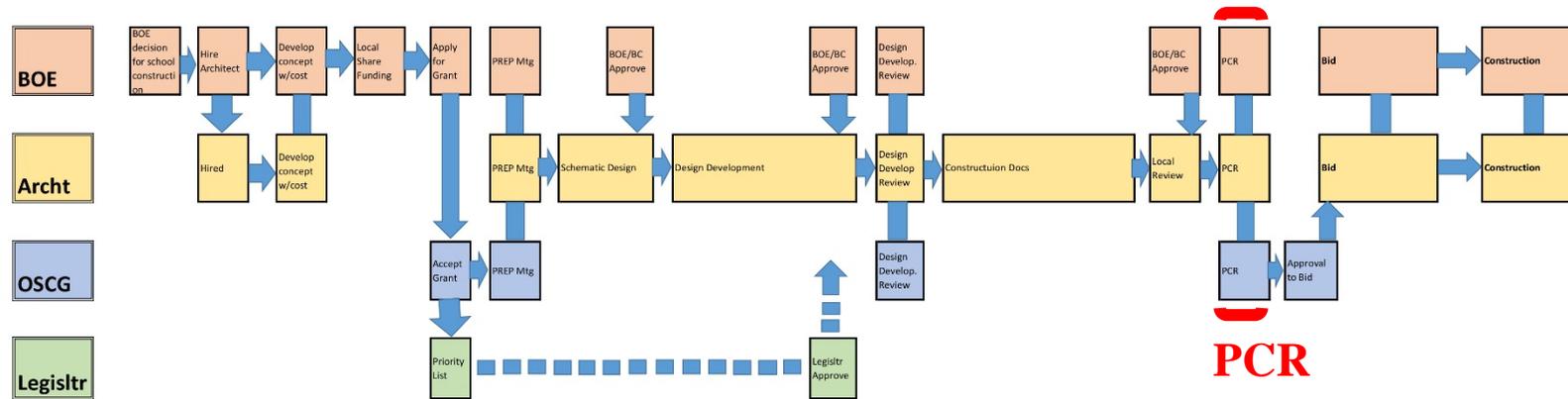
DESIGN DEVELOPMENT REVIEW (DDR) MAJOR BUILDING PROJECT

- **A Major Building Project is a project type “New”, “Renovation”, “Extension”, or “Alteration”.**
- Do not use Not Applicable (N/A). Use “None”, “NPS” (Not in Project Scope), or explain condition.
- Submit completed applicable supplemental checklists with this completed form.

A. DOCUMENT SUBMISSION LIST			Accepted
	Document	Notes	
01.	PREP Meeting attendance by Local Education Agency (LEA)		
02.	PREP Meeting attendance by Design Team		
03.	Project Team List with contact information		
04.	Project Phasing Letter by LEA		
05.	Scope Letter by Architect including <ul style="list-style-type: none"> • overall project summary of all phases • description of ineligible and questionable-eligible work 		
06.	Completed Code Sheet(s) with design professional's signature and seal		

Pre-Bid Conformance Review

PROCESS TO BID (New, Alteration, Extension, & Renovation Projects)



PCR Checklist

Local Education Agency	State Project No.	Phase
School	Architect	Date

DAS - OFFICE OF SCHOOL CONSTRUCTION GRANTS PLAN REVIEW CHECKLIST

PRE-BID CONFORMANCE REVIEW (PCR)

- **Submission of Pre-Bid Conformance Review (PCR) Checklist is required for all projects/phases.**
- Do not use Not Applicable (N/A). Use "None", "NPS" (Not in Project Scope), or explain condition.
- Refer to Notes on pages 3 and 4 for additional information.

		Accepted
	Document	Notes
01.	Form SCG-042 with signatures signifying <ul style="list-style-type: none"> • Board of Education acceptance of documents and approval to bid, and • Building Committee acceptance of documents and approval to bid. 	
02.	Full set of Construction Documents (Drawings and Project Manual with Specifications) including	
	a. Cover sheet for both Drawings and Project Manual,	
	b. State project name and number on each page and sheet,	
	c. Date corresponding to SCG-042,	
	d. Seals and signatures of Design Team, members on applicable drawings,	
	e. Not marked "Not For Construction", and	

Plan Review Checklists

WHY?

- Help applicants come prepared
- Help reviewers ensure submittal is complete
- Maintain records in SCG files

Plan Review Checklists

WHAT'S NEW?

Consolidation....

- Regulatory requirements
- Statutory requirements
- Government agency requirements

including

- Department of Labor (DOL)
- Department of Public Health (DPH)
- Department of Energy and Environmental Protection (DEEP)
- Department of Transportation (DOT)

and letters and forms, such as

- LEA process letters and School Safety Infrastructure Criteria (SSIC)
- Certification Letters from Architects and Engineers

Plan Review Checklists

for MAJOR Projects....

- Design Development Review (DDR) Checklist
- Pre-Bid Conformance Review (PCR) Checklist
 - Supplemental Checklists

for Minor Projects and Minor Phases....

- Pre-Bid Conformance Review (PCR) Checklist
 - Supplemental Checklists

Plan Review Checklists

Supplemental Checklists are NEW and updated...

- Address specialized aspects or phases
- Are to be used when applicable

Supplemental Checklists:

- Asbestos/Hazardous Materials
- PCB Abatement and Management Plan
- Carbon Monoxide (CO) Detectors
- Radon Systems
- Fuel Storage Tank Removal
- Roof Replacement
- Window Replacement
- Fixtures, Furnishings & Equipment - *review by SCG*
- Technology Equipment - *review by SCG*
- Play Equipment

Local Education Agency	State Project No.	Phase
School	Architect	Date

DAS OFFICE OF SCHOOL CONSTRUCTION GRANTS PLAN REVIEW CHECK LIST

FIXTURES, FURNISHINGS, AND EQUIPMENT (FF&E) PHASE

- Fixtures, Furnishings, and Equipment are eligible for reimbursement only when part of a Major Building Project, a project type "New", "Renovation", "Extension", or "Alteration".
- Do not use Not Applicable (N/A). Use "None", "NPS" (Not in Project Scope), or explain condition.
- Submit completed **Pre-Bid Conformance Review (PCR) Checklist** with this completed form.

	Document	Notes	Accepted
1.	Documentation: Drawings and Specifications		<input type="checkbox"/>
2.	Location plans with items identified and quantified		<input type="checkbox"/>
3.	Code Compliance Notes and compliance verification shown on location plans		<input type="checkbox"/>
4.	Secure / seismic attachment note on plans for floor-mounted, ceiling-mounted, and wall-mounted items		<input type="checkbox"/>
5.	Product / Item Data Sheet of major items		<input type="checkbox"/>
6.	Room-by-room location list on drawings or as separate document		<input type="checkbox"/>
7.	Identification of extended warranties and service contracts (ineligible for reimbursement)		<input type="checkbox"/>
8.	Workstations, desks, appliances, etc. (including for persons with disabilities) for adults, both students and staff . Provide product data sheets with manufacturer's dimensions of knee/toe clearance (30" w, 27" h, 19" d) and height of tables, counters, and work surfaces (28" to 34" to top)		<input type="checkbox"/>
9.	Workstations, desks, appliances etc. for children (including children with disabilities). Provide product data sheets with manufacturer's dimensions for knee/toe clearance (30" w, 24" h, 19" d) and height of tables, counters, and work surfaces (26" to 30" to top)		<input type="checkbox"/>

Change Orders

20.) Missing Back-Up Documentation: All change orders submitted to the SCG must include sufficient back-up documentation to provide for an informed determination of eligibility. Required back-up documentation includes signed and dated T&M tickets, invoices, labor rates, rental agreements, OH&P rates, sub-tier pricing and invoices, drawings, sketches (SK's) with corresponding RFI's, the SCG-042CO, and/or any other documentation deemed reasonable by SCG.

Change Orders

18.) Lump Sum Cost Proposals: Overhead and Profit (O&P) on lump sum proposals may not be reimbursable. Additionally, all submitted change orders not providing line item pricing, T&M tickets and/or vendor quotes (i.e. – change orders submitted with “lump sum” costs) will be subject to a minimum 20% reduction in reimbursement eligibility.

Change Orders

29.) Repair or Replacement Work: Repair or replacement work that is not specifically included in the project scope is typically ineligible for reimbursement with the following possible exception: Work specifically required for correction of code violations in which a Citation of Deficiency has been issued by a local Authority Having Jurisdiction (AHJ).

Change Orders

34.) Six (6) Month Provision, CGS Section 10-286 (d): All change orders issued on or after July 1, 2008, must be submitted to the Office of School Facilities (now the Office of School Construction Grants) within six (6) months of the date of issuance of such change order. The date of issuance of a change order shall be the date of the general contractor's or construction manager's signature authorizing the additional work to be performed or the date the trade contractor agrees to perform the work, whichever is later, provided that the dates of the two signatures are within six months of each other. Form SCG-042CO, Notice of Change Order, must include original signatures of all parties that signed the original contract. **The date with which the signature is acquired on the SCG-042CO is not relevant** to the 6 month provision.

Change Orders

21.) Off-site work: Off-site work performed on school construction projects is ineligible for reimbursement. Costs estimates for required off-site work should be known prior to plan approval and documented in the Ineligible Cost Worksheet (ICW) submitted by the LEA.



Presentation on New School Construction Plan Review Procedures



Cost Reporting

Sec. 10-284. Approval or disapproval of applications by Commissioner of Administrative Services. (a) The Commissioner of Administrative Services shall have authority to receive and review applications for state grants under this chapter, and to approve any such application, or to disapprove any such application if (1) it does not comply with the requirements of the State Fire Marshal or the Department of Public Health, (2) it is not accompanied by a life-cycle cost analysis approved by the Commissioner of Administrative Services pursuant to section 16a-38, (3) it does not comply with the provisions of sections 10-290d and 10-291, (4) it does not meet (A) the standards or requirements established in regulations adopted in accordance with section 10-287c, or (B) school building categorization requirements described in section 10-283, (5) the estimated construction cost exceeds the per square foot cost for schools established in regulations adopted by the Commissioner of Administrative Services for the county in which the project is proposed to be located, (6) on and after July 1, 2014, the application does not comply with the school safety infrastructure standards developed



Cost Reporting

- Uniform data already used on DCS projects
- Template adapted to include ineligibles and soft costs
- Project descriptors added for data sorting
- Levels of detail increase with design
- All projects report actual costs

UNIFORMAT II - Excel Template

das_osf_final_database (15) - Excel

FILE HOME INSERT PAGE LAYOUT FORMULAS DATA REVIEW VIEW DEVELOPER ACROBAT

B1

	A	B	C	D	E	F	G
1	STATE PROJECT #			BUILD TYPE	Pick from drop down list		
2	SCHOOL DISTRICT	Pick from drop down list		CONSTRUCTION MANAGER NAME			
3	SCHOOL NAME			PROJECT LABOR AGREEMENT	Pick from drop down list		
4	PROJECT TYPE	Pick from drop down list		EEO PROGRAM	Pick from drop down list		
5	BUILDING (ORIGINAL) SQUARE FEET						
6	PROJECT (CURRENT) SQUARE FEET						
7	GRADES						
8	ENROLLMENT PROJECTIONS	0					
9	REIMBURSEMENT RATE	0%	COST/SQ FT				INELIGIBLE COST
10	TOTAL COST	\$ -					
11	CONSTRUCTION COST	\$ -					
12	SOFT COST	\$ -					
13	CONSTRUCTION COSTS		COSTS			ELIGIBLES	INELIGIBLES
14							
15	<u>A SUBSTRUCTURE</u>		\$ -			\$ -	\$ -
16							
17	<u>B SHELL</u>		\$ -			\$ -	\$ -
18							
19	<u>C INTERIORS</u>		\$ -			\$ -	\$ -
20							
21	<u>D SERVICES</u>		\$ -			\$ -	\$ -
22							
23	<u>E EQUIPMENT & FURNISHINGS</u>		\$ -			\$ -	\$ -
24							
25	<u>F SPECIAL CONSTRUCTION AND DEMOLITION</u>		\$ -			\$ -	\$ -
26							
27	<u>G BUILDING SITEWORK</u>		\$ -			\$ -	\$ -
28							
29	<u>X GENERAL CONDITIONS, OFFICE OVERHEAD & PROFIT</u>		\$ -			\$ -	\$ -
30							
31	<u>Z ALLOWANCES</u>		\$ -			\$ -	\$ -
32							
33	SOFT COSTS					ELIGIBLES	INELIGIBLES
34							
35	ACQUISITION COSTS		\$ -				
36							
37		Land/Building Purchase				\$ -	\$ -
38							

Online Reporting – Coming Soon



Connecticut Department of Administrative Services Office of School Construction Grants Public School Construction Cost Database

[Home](#) [Help](#)

Grant Application Phase Cost Estimate

[Create or Update Grant Application »](#)

Data Summary

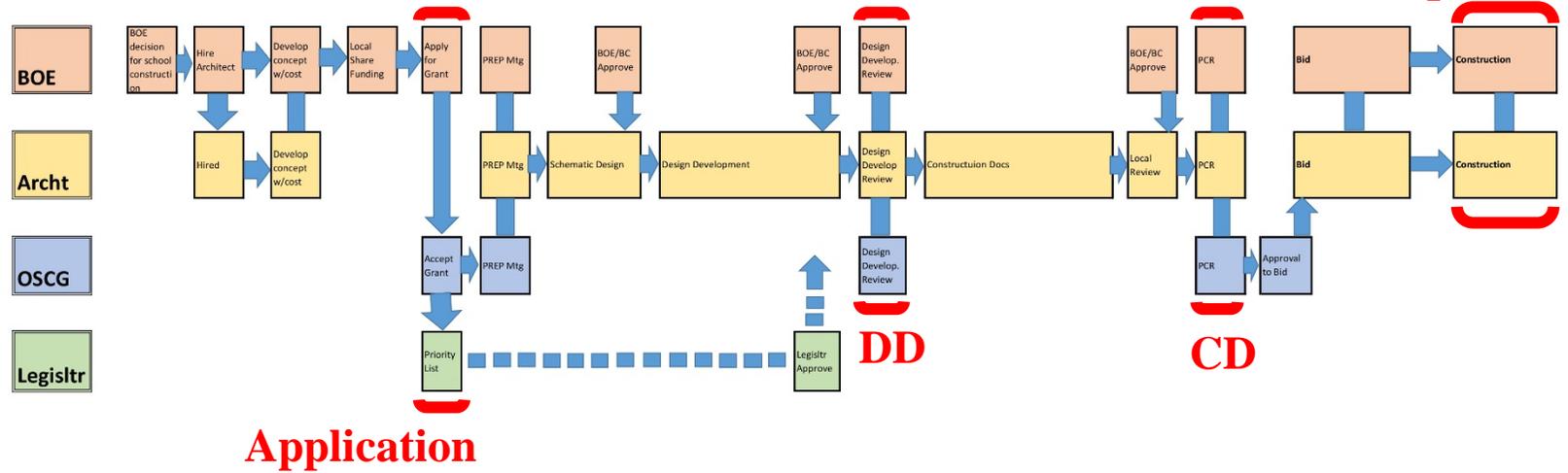
[View a Summary of Projects »](#)

Design Development Estimate, Construction Documents Estimate, Final Actual Costs

[Create or Update Design Development Estimate,
Construction Documents Estimate, Final Actual Costs »](#)

Cost Reports

PROCESS TO BID (New, Alteration, Extension, & Renovation Projects)



Cost Reports – Major Projects

Application

Cost Estimate

UNIFORMAT II, Level 2

Design Development

Cost Estimate

UNIFORMAT II, Level 3

Construction Documents – Approval to go to bid

Cost Estimate

UNIFORMAT II, Level 3

Substantial Completion

Final Actual Costs

UNIFORMAT II, Level 2

Cost Reports – Minor Projects

Application

Cost Estimate

Required: Detailed cost estimate. *Optional:* UNIFORMAT II, Level 2

Construction Documents – Approval to go to bid

Cost Estimate

Required: Detailed cost estimate. *Optional:* UNIFORMAT II, Level 3

Substantial Completion

Final Actual Costs

Required: UNIFORMAT II, Level 2

UNIFORMAT II Reporting

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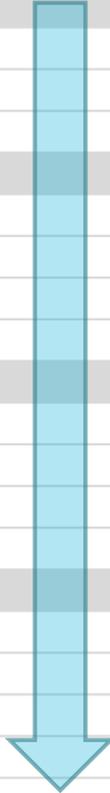
FILE HOME INSERT PAGE LAYOUT FORMULAS DATA REVIEW VIEW DEVELOPER ACROBAT

B1

	A	B	C	D	E	F	G
1	STATE PROJECT #			BUILD TYPE	Pick from drop down list		
2	SCHOOL DISTRICT	Pick from drop down list		CONSTRUCTION MANAGER NAME			
3	SCHOOL NAME			PROJECT LABOR AGREEMENT	Pick from drop down list		
4	PROJECT TYPE	Pick from drop down list		EEO PROGRAM	Pick from drop down list		
5	BUILDING (ORIGINAL) SQUARE FEET						
6	PROJECT (CURRENT) SQUARE FEET						
7	GRADES						
8	ENROLLMENT PROJECTIONS	0					
9	REIMBURSEMENT RATE	0%	COST/SQ FT				INELIGIBLE COST
10	TOTAL COST	\$ -					
11	CONSTRUCTION COST	\$ -					
12	SOFT COST	\$ -					
13							
14	CONSTRUCTION COSTS		COSTS			ELIGIBLES	INELIGIBLES
15							
16	<u>A SUBSTRUCTURE</u>		\$ -			\$ -	\$ -
17							
18	<u>B SHELL</u>		\$ -			\$ -	\$ -
19							
20	<u>C INTERIORS</u>		\$ -			\$ -	\$ -
21							
22	<u>D SERVICES</u>		\$ -			\$ -	\$ -
23							
24	<u>E EQUIPMENT & FURNISHINGS</u>		\$ -			\$ -	\$ -
25							
26	<u>F SPECIAL CONSTRUCTION AND DEMOLITION</u>		\$ -			\$ -	\$ -
27							
28	<u>G BUILDING SITEWORK</u>		\$ -			\$ -	\$ -
29							
30	<u>X GENERAL CONDITIONS, OFFICE OVERHEAD & PROFIT</u>		\$ -			\$ -	\$ -
31							
32	<u>Z ALLOWANCES</u>		\$ -			\$ -	\$ -
33							
34	SOFT COSTS					ELIGIBLES	INELIGIBLES
35							
36							
37	ACQUISITION COSTS		\$ -				
38		Land/Building Purchase				\$ -	\$ -

Reporting Ineligible Costs

	LEVEL II CATEGORY TOTAL	LEVEL II SUB TOTAL	INELIGIBLES
	\$ -		
A10 FOUNDATIONS		\$ -	\$ -
A20 BASEMENTS		\$ -	\$ -
ALLOWANCE		\$ -	\$ -
	\$ -		
B10 SUPER STRUCTURE		\$ -	\$ -
B20 EXTERIOR ENCLOURES		\$ -	\$ -
B30 ROOFING		\$ -	\$ -
ALLOWANCE		\$ -	\$ -
	\$ -		
C10 INTERIOR CONSTRUCTION		\$ -	\$ -
C20 STAIRS		\$ -	\$ -
C30 INTERIOR FINISHES		\$ -	\$ -
ALLOWANCE		\$ -	\$ -
	\$ -		
D10 CONVEYING		\$ -	\$ -
D20 PLUMBING		\$ -	\$ -
D30 HVAC		\$ -	\$ -
D40 FIRE PROTECTION		\$ -	\$ -
D50 ELECTRICAL		\$ -	\$ -
ALLOWANCE		\$ -	\$ -
	\$ -		
F10 EQUIPMENT		\$ -	\$ -



Reporting Soft Costs

SOFT COSTS		LEVEL II CATEGORY TOTAL	LEVEL II SUB TOTAL	INELIGIBLES
ACQUISITION COSTS		\$ -		
	Land/Building Purchase		\$ -	\$ -
	Swing Space/Portables		\$ -	\$ -
	Site Remediation		\$ -	\$ -
	Appraisals		\$ -	\$ -
	Land Survey		\$ -	\$ -
	Allowance		\$ -	\$ -
CONSULTANTS		\$ -		
	Architect/Engineering Fees		\$ -	\$ -
	Environmental		\$ -	\$ -
	Commissioning		\$ -	\$ -
	Legal Consultants		\$ -	\$ -
	FF&E Coordinator		\$ -	\$ -
	Estimator		\$ -	\$ -
	Project Management		\$ -	\$ -
	Construction Manager Pre Construction		\$ -	\$ -
	Other Consultants		\$ -	\$ -
	Allowance		\$ -	\$ -
FF&E		\$ -		
	Furniture, Fixtures & Equipment		\$ -	\$ -
	Technology		\$ -	\$ -
	Moving		\$ -	\$ -
	Allowance		\$ -	\$ -
FEES		\$ -		
	Bonding Fees		\$ -	\$ -
	Insurance Costs		\$ -	\$ -
	Town Staff Costs		\$ -	\$ -
	Town Permit Fees		\$ -	\$ -
	State Permit Fees		\$ -	\$ -
	Testing/Inspection Fees		\$ -	\$ -
	Overhead & Profit Costs		\$ -	\$ -
	Printing & Mailing Costs		\$ -	\$ -
	Other Costs		\$ -	\$ -
	Allowance		\$ -	\$ -
CONTINGENCY		\$ -		
	Construction Contingency		\$ -	\$ -
	Owner's Contingency		\$ -	\$ -
	Design Contingency		\$ -	\$ -
	Allowance		\$ -	\$ -

Design Guidelines - Current

Sec. 10-287c-15. Standards (Reference: Section 10-283a)

(a) State standard space specifications. The standard space specifications identified in this section shall apply to all school building project grants except code and health violations, roof replacements, site acquisitions, site improvements, leasing projects, plant purchases, vocational agriculture equipment, and administrative facilities. For any building constructed prior to 1950, the standard space specifications identified in this section shall be increased by twenty-five per cent

(1) These standards shall be used as maximums for grant computation purposes. **The square footage per pupil allowances** for all grades housed shall be summed and divided by the number of grades housed to determine a maximum square foot per pupil for the facility.

Design Guidelines - Changes

Sec. 10-292q. School Building Projects Advisory Council. ...

(b) The School Building Projects Advisory Council shall (1) develop model blueprints for new school building projects that are in accordance with industry standards for school buildings and the school safety infrastructure criteria, developed pursuant to section 10-292r, (2) conduct studies, research and analyses, and (3) make recommendations for improvements to the school building projects processes to the Governor and the joint standing committee of the General Assembly having cognizance of matters relating to appropriations and the budgets of state agencies, education and finance, revenue and bonding.

Design Guidelines - Changes

- Hire a national expert in developing School Construction Standards
- Develop grade-range specific model space templates
 - Allowing for district flexibility
- Develop *minimum* quality Standards
- Develop statewide school construction reimbursement limits (by county)

Design Guidelines - Changes

Sec. 10-284. Approval or disapproval of applications by Commissioner of Administrative Services. (a) The Commissioner of Administrative Services shall have authority to receive and review applications for state grants under this chapter, and to approve any such application, or to disapprove any such application if ... (5) the estimated construction cost exceeds the per square foot cost for schools established in regulations adopted by the Commissioner of Administrative Services for the county in which the project is proposed to be located, ...

Design Guidelines - Changes

Eventually...

- Move away from the complicated eligibility model

Just in case...

- Economic conditions lead to limited funding

So that...

- The distribution of capital resources can be shared with all districts to leverage limited funds and benefit the maximum number of children in Connecticut

Future Considerations

- Model Contracts
- Facility Management Plans
- Process improvements
 - Electronic Submissions
- Continue to save time and \$
- Ensure fairness



Q&A

Contact us:

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Construction Grants -

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