



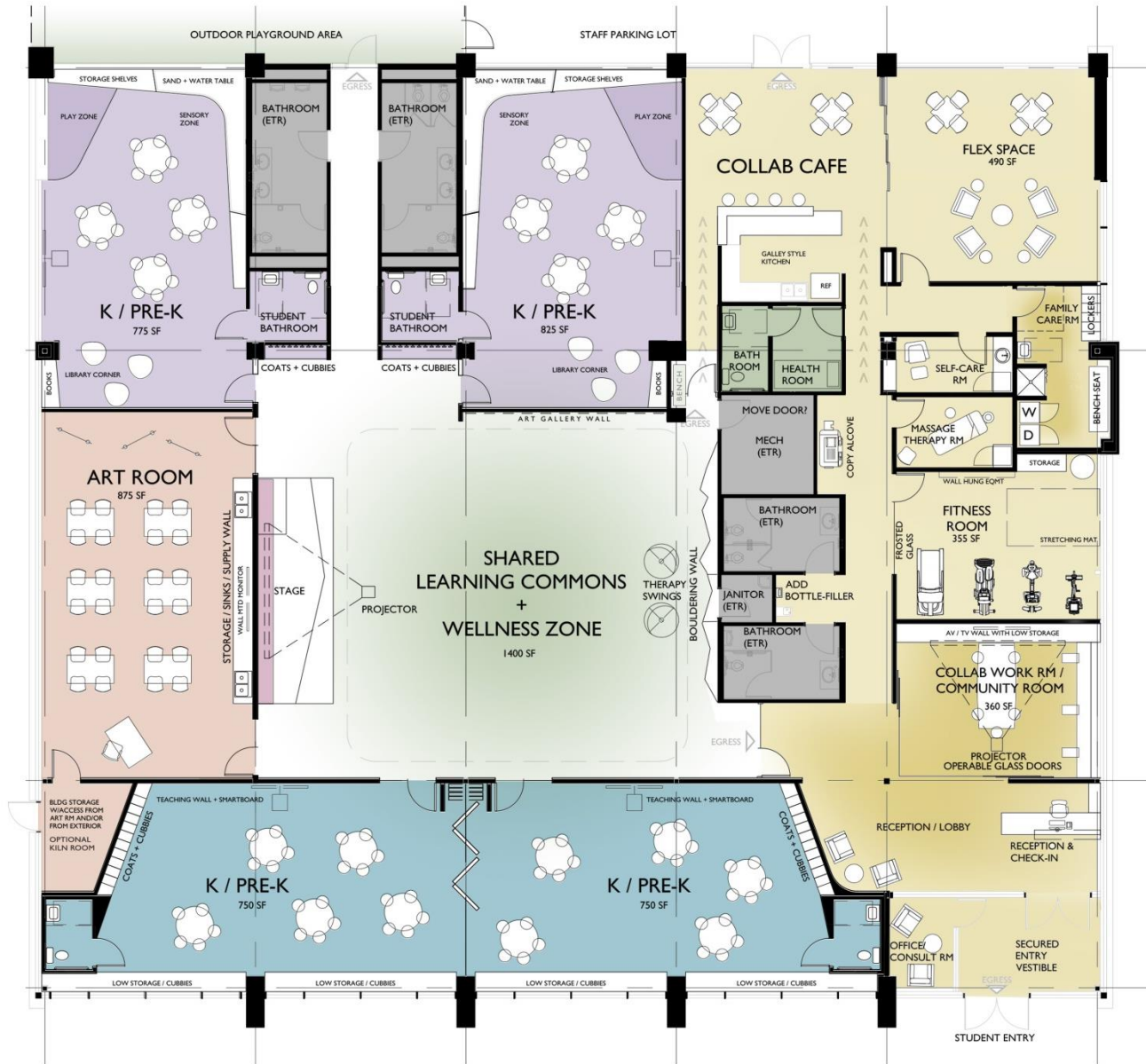
SCUOLA VITA NUOVA
CHARTER SCHOOL



clockwork
ARCHITECTURE + DESIGN

Daniel Umscheid
Principal / Design Director

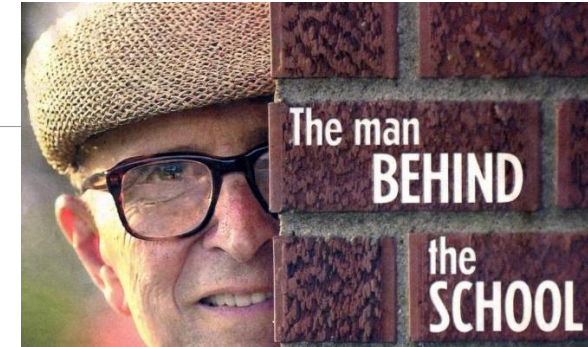
Charles Shangler Early Learning + Wellness Center



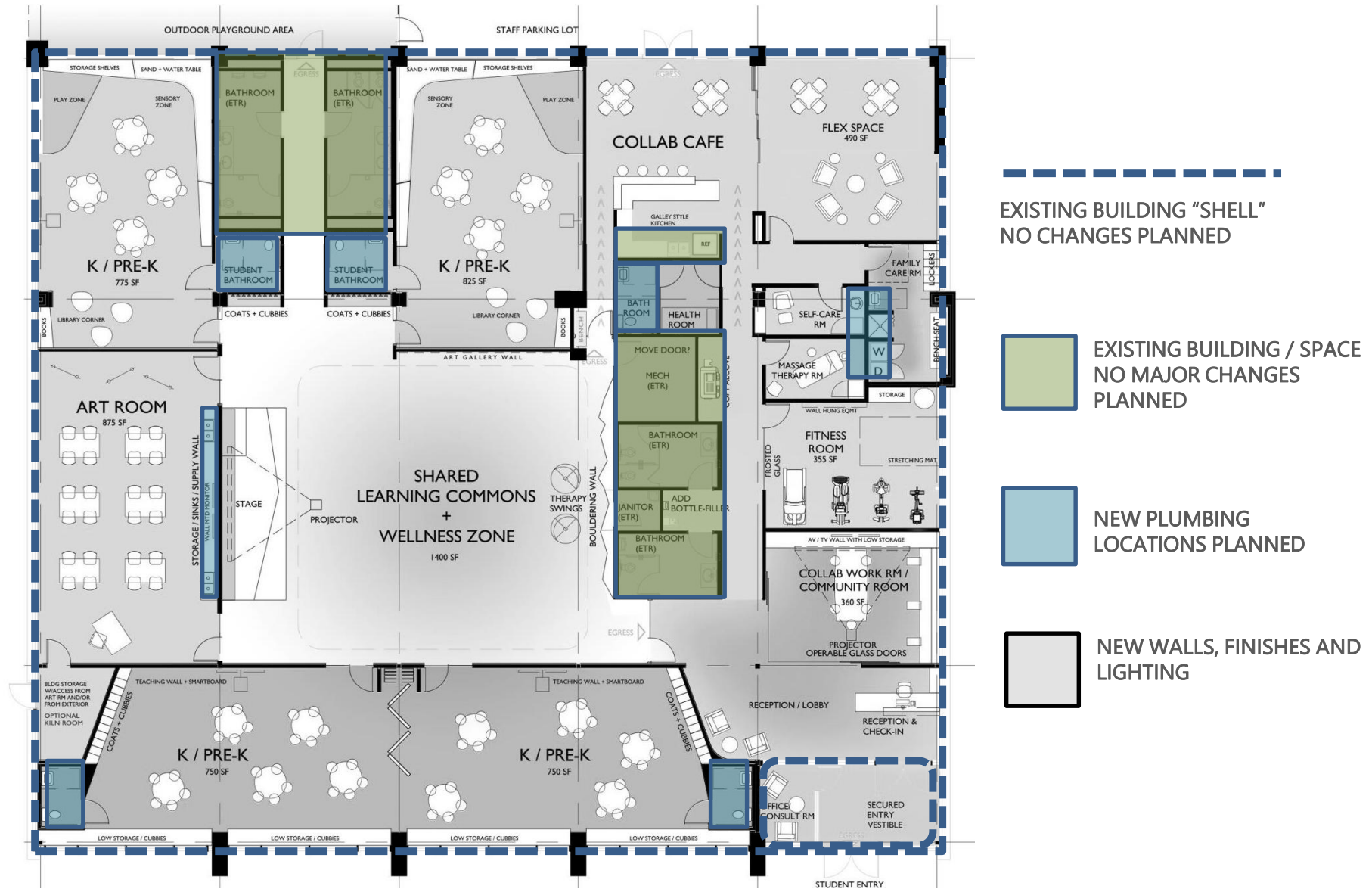
The Judge

The kids called him "The Judge".

His passion, foresight, and leadership built Scuola Vita Nuova to give back to the neighborhood he loved. He wanted kids to experience beauty and have that motivate a lifetime of learning. He loved being with the children and found joy in their laughter. The hundreds of students who have been educated at SVN and the hundreds more who will be are his living legacy.



Construction Budget / Design Strategy / Cost Drivers



Construction Budget – JeDunn Pre-Construction Services

“ALL IN” PROJECT BUDGET RANGE = \$1,500,000 - \$2,000,000

PROFESSIONAL SERVICES + FEES

ARCHITECTURE
MEP ENGINEER
STRUCTURAL ENGINEER

CONSTRUCTION COSTS

PERMITTING COSTS
GENERAL CONTRACTOR FEES
CONSTRUCTION CONTINGENCY
HVAC UPGRADES

FFE COSTS

FURNITURE / FIXTURES EQUIPMENT
SECURITY
AV & TECHNOLOGY

Complete Understanding

Work in partnership with SVN Charter School to understand every aspect of construction, expectations and concerns.

Initial Cost Model

Create an initial cost model that captures all available information about the project and accounts for the cost of items that are not yet fully defined.

Evaluate Options

Work with the team to complete cost studies that evaluate the cost of design options, from various interior finishes to mechanical and electrical systems.

Update Cost Model

Update the cost model as the design evolves, confirming design details and eliminating assumptions.

Target GMP

At the conclusion of Design Development, establish a target GMP that provides you with a firm cost for construction.

Cost Control

Provide effective cost budgeting, forecasting, and control during the construction so that the project remains within budget.

"ALL IN" PROJECT BUDGET RANGE = \$1,500,000 - \$2,000,000

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CONSTRUCTION COSTS

PERMITTING COSTS
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FURNITURE / FIXTURES EQUIPMENT
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Scope of Work & Estimated Cost Range

\$150,000 - 200,000

- Architectural Design & Consulting Services
- Engineering Services – Mechanical Electrical & Plumbing
- Engineering Service – Structural
- Conceptual Drawings & 3D imagery
- Pre-Construction Drawings for Bidding
- Construction Documents
- Permit Drawings and Coordination with KCMO to procure Building Permit
- Construction Administration – attending site visits throughout construction to resolve & coordinate construction with the GC
- Assist SVN with ongoing needs relative to the renovation

\$1,200,000 – 1,500,000

- KCMO Permitting Fees
- Exterior HVAC / RTU replacement\
- Exterior – Play area / Parking
- Interior Demolition Costs
- Interior Renovation
 - Partition Walls
 - Casework / cabinets
 - Doors
 - Ceilings
 - HVAC alterations- Interior
 - New bathrooms – Plumbing
 - New finishes – carpet, paint, tile
- JeDunn GC Fees

\$150,000 - 300,000

- Classroom Furniture
- Office Equipment
- Computers / Printers / iPads
- Technology / smartboards / projectors
- Soft-seating throughout
- Family Care Room – Washer/Dryer
- Café equipment
 - Refrigerator / Dishwasher / ice
- Therapy Swings & Massage Therapy Eq
- Data Cabling / Low Voltage Cabling
- Telephone & Data
- Security
 - Interior Cameras
 - Card Readers
 - Exterior Cameras
 - Building Signage

Construction Budget – JeDunn Pre-Construction Services

APPROACH

JE Dunn approaches pre-construction by becoming a true integrated partner. **From day one, we work closely with Clockwork Architects and you to provide timely, consistent and accurate feedback on pricing, scheduling, constructability, safety, and quality so that the project stays within the cost limitation and SVN Charter School's goals are met.**

This process is much more than simply providing a price and schedule update at specific design milestones. It becomes a true partnership where ideas are exchanged openly, information is processed accurately, and decisions are made timely all in an effort to produce the best plan possible before the first shovel is in the ground.

JE Dunn understands that our role during pre-construction is to bring real value to the project through:

- Estimating
- Budget-design validation
- Constructability reviews
- Schedule and bid packaging input
- Material and equipment selection variables
- Life cycle cost analysis
- Quality control reviews
- Drawing detail input

Our Four Steps to Pre-Construction

STEP 1 | DEFINE PROJECT SUCCESS

- Partnering kickoff meeting
- Project goals and expectations alignment
- Create project purpose statement
- Review budget, determine major schedule milestones

STEP 2 | SET TARGET BUDGET

- Validate budget and understand specifics
- Examine structure, skin, MEP and major scope early
- Review decades of JE Dunn project history for comparison

PRE-CONSTRUCTION LEADERS



Brad Hokanson
Project Executive



Jude Willoughby
Pre-Construction Manager

The pre-construction effort will be led by *Brad Hokanson* and *Jude Willoughby*, who will include the input of many in-house resources and team members. They will be with you every step of the way, working hand-in-hand with SVN Charter School, Clockwork Architects and your stakeholders. During pre-construction, JE Dunn will provide timely and accurate scope, budget and schedule information relative to your project. This phase is not simply cost estimating, but includes accurate and total project budgets, schedules, constructability and scope alternate information to support the project's goals and objectives. This includes an extensive review and coordination effort to fully understand stakeholders' needs and requirements to ensure that proper focus is maintained on your priorities during pre-construction.

STEP 3 | VALUE ANALYSIS

- Engagement in design workshops
- Cost, constructability and schedule feedback
- Evaluation of options showing impact on budget and schedule

STEP 4 | ESTIMATING

- Refine estimate and design through multiple iterations
- 100% transparency
- Continuous estimating in real-time
- Review Total Cost of Ownership

Timeline

JANUARY

SUN	MON	TUE	WED	THU	FRI	SAT
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PROGRAMMING + VISIONING PHASE
03 01 2023 - 03 17 2023 - +/- 3 WEEKS

CONCEPT DESIGN PHASE
03 20 2023 - 04 28 2023 - 6 WEEKS

DESIGN DEVELOPMENT PHASE
05 01 2023 - 05 26 2023 - 4 WEEKS

CONSTRUCTION DOCUMENTATION PHASE
05 29 2023 - 06 30 2023 - 5 WEEKS

KCMO PERMIT DRAWING REVIEW
07 3 2023 - 08 31 2023 +/- 2 MONTHS

CONSTRUCTION (7 MONTHS, ESTIMATED)
09 01 2023 - 03 29 2024 - CONSTRUCTION

CERTIFICATE of OCCUPANCY
04 01 2024 - WEEK OF

PUNCH-LIST
04 08 2024 - 04 19 2024

GRAND OPENING

TEACHER MOVE-IN and GRAND OPENING
04 22 2024 - TEACHER MOVE IN
08 12 2024 - OPEN FOR SCHOOL, WEEK OF

clockwork

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THANK YOU