

ARTICLE 13 SCOPE OF THE AGREEMENT

§ 13.1 This Agreement represents the entire and integrated agreement between the Owner and the Architect and supersedes all prior negotiations, representations or agreements, either written or oral. This Agreement may be amended only by written instrument signed by both Owner and Architect.

§ 13.2 This Agreement is comprised of the following documents listed below:

- .1 AIA Document B132™–2009, Standard Form Agreement Between Owner and Architect, Construction Manager as Adviser Edition

.2

(Paragraphs deleted)

Other documents:

(List other documents, if any, including additional scopes of service forming part of the Agreement.)

Exhibit "A": Scope and Budget

Exhibit "B": Hourly Billing Rates

This Agreement is entered into as of the day and year first written above.

Scotia-Glenville Central School District

SEI DESIGN GROUP ARCHITECTS, D.P.C.

OWNER *(Signature)*

ARCHITECT *(Signature)*

Andrew Giaquinto Business Manager

Matthew J. Schools, AIA Senior Principal

(Printed name and title)

(Printed name and title)

EXHIBIT A

Scotia-Glenville Central School District 2024 CIP

Scope & Budget

SEI Design Group - 2 Winner's Circle, Suite 101, Albany, NY 12205
Tateo CM Consulting, LLC - 21 Old Ox Road, Delmar, NY 12054



August 22, 2024

High School - Phase 2		Cost	Escalation 5%	Total
1	Secure Vestibule	\$350,000.00	\$17,500.00	\$367,500.00
1	Replace (2) exterior doors in D-Wing	\$29,800.00	\$1,490.00	\$31,290.00
1	Replace Main Office AHU in kind	\$250,600.00	\$12,530.00	\$263,130.00
1	Replace Basement AHUs serving C1 & C5	\$215,700.00	\$10,785.00	\$226,485.00
1	AC in IT Closet	\$50,830.00	\$2,541.50	\$53,371.50
1	Replace D-Wing Mechanical VAVs	\$271,170.00	\$13,558.50	\$284,728.50
1	Remove Dark Room	\$33,200.00	\$1,660.00	\$34,860.00
1	Replace sanitary piping	\$184,000.00	\$9,200.00	\$193,200.00
1	Stairwell Upgrades	\$93,000.00	\$4,650.00	\$97,650.00
1	Asbestos Abatement	\$21,500.00	\$1,075.00	\$22,575.00
Total		\$1,499,800.00	\$74,990.00	\$1,574,790.00
Incidental Budget				\$334,000.00
Incidental Site Development				\$1,311,000.00
Construction Contingency				\$157,479.00
<i>HS Max Incidental Cost Allowance</i>				
Architect Fees	\$134,000.00			
CM Fees	\$117,000.00			
Construction Testing, Surveys, Geotech, Air Monitoring	\$25,000.00			
Legal Services	\$5,000.00			
Insurance During Construction	\$2,000.00			
General Administration Costs	\$12,500.00			
Capitalized Interest	\$35,000.00			
Furniture Fixtures and Equipment	\$0.00			
Utilities and Services	\$3,500.00	\$334,000.00		
Site Development including roads, walks				
Stormwater Upgrade in Parking Lot (catch basin)	\$40,000.00			
Track Resurfacing	\$735,800.00			
Concrete Sidewalk Replacement	\$535,200.00			
		\$1,311,000.00		
High School Project Budget				\$3,377,269.00

Middle School - Phase 2		Cost	Escalation 5%	Total
1	Secure Vestibule	\$125,000.00	\$6,250.00	\$131,250.00
1	Toilet Room Renovations - 1st floor (T14 & T15)	\$145,000.00	\$7,250.00	\$152,250.00
1	Toilet Room Renovations - 2nd floor (T26 & T27)	\$145,000.00	\$7,250.00	\$152,250.00
1	Cafeteria Finish Upgrades - COP?	\$51,600.00	\$2,580.00	\$54,180.00
1	Gym RTU replacement	\$220,800.00	\$11,040.00	\$231,840.00
Total		\$687,400.00	\$34,370.00	\$721,770.00
Incidental Budget				\$175,623.32
Incidental Site Development				\$0.00
Construction Contingency				\$72,177.00
<i>MS Max Incidental Cost Allowance</i>				
Architect Fees	\$84,000.00			
CM Fees	\$56,000.00			
Construction Testing, Surveys, Geotech, Air Monitoring	\$4,500.00			
Legal Services	\$2,000.00			
Insurance During Construction	\$1,600.00			
General Administration Costs	\$6,823.32			
Capitalized Interest	\$12,000.00			
Furniture Fixtures and Equipment	\$7,500.00			
Utilities and Services	\$1,200.00	\$175,623.32		
Site Development including roads, walks, ramps				
		\$0.00		
Middle School Project Budget				\$969,570.32

EXHIBIT A

Scotia-Glenville Central School District

2024 CIP

Scope & Budget

SEI Design Group - 2 Winner's Circle, Suite 101, Albany, NY 12205

Tateo CM Consulting, LLC - 21 Old Ox Road, Delmar, NY 12054

August 22, 2024



SEI design group

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Lincoln Elementary School - Phase 1		Cost	Escalation 5%	Total
1	Secure Vestibule	\$277,600.00	\$13,880.00	\$291,480.00
1	Replace door hardware on non-ADA doors	\$13,709.00	\$685.45	\$14,394.45
1	Remove VAT flooring	\$55,000.00	\$2,750.00	\$57,750.00
1	Upgrade heating system from steam to HW	\$2,730,200.00	\$136,510.00	\$2,866,710.00
1	DDC Controls	\$365,000.00	\$18,250.00	\$383,250.00
1	Water line replacement and new valves	\$69,685.00	\$3,484.25	\$73,169.25
		\$3,511,194.00	\$175,559.70	\$3,686,753.70
				Incidental Budget \$397,071.00
				Incidental Site Development \$25,000.00
				Construction Contingency \$371,175.37
	<i>MS Max Incidental Cost Allowance</i>			
	Architect Fees	\$250,000.00		
	CM Fees	\$142,000.00		
	Construction Testing, Surveys, Geotech, Air Monitoring	\$3,950.00		
	Legal Services	\$480.00		
	Insurance During Construction	\$235.00		
	General Administration Costs	\$236.00		
	Capitalized Interest	\$150.00		
	Furniture Fixtures and Equipment	\$0.00		
	Utilities and Services	\$0.00		\$397,071.00
	Site Development including roads, walks, ramps			
	Southwest parking lot drainage	\$25,000.00		
				\$25,000.00
				Lincoln ES Project Budget \$4,480,000

Glendaal Elementary School - Phase 2		Cost	Escalation 5%	Total
2	Secure Vestibule	\$72,000.00	\$3,600.00	\$75,600.00
3	RTU Replacement	\$220,000.00	\$11,000.00	\$231,000.00
1	VAT Flooring Removal	\$95,000.00	\$4,750.00	\$99,750.00
2	Replacement of non-ADA door hardware	\$29,200.00	\$1,460.00	\$30,660.00
1	Classroom Mechanical VAV replacement	\$110,000.00	\$5,500.00	\$115,500.00
		\$526,200.00	\$26,310.00	\$552,510.00
				Incidental Budget \$162,436.00
				Incidental Site Development \$0.00
				Construction Contingency \$55,251.00
	<i>MS Max Incidental Cost Allowance</i>			
	Architect Fees	\$115,650.00		
	CM Fees	\$35,000.00		
	Construction Testing, Surveys, Geotech, Air Monitoring	\$8,000.00		
	Legal Services	\$1,000.00		
	Insurance During Construction	\$500.00		
	General Administration Costs	\$236.00		
	Capitalized Interest	\$800.00		
	Furniture Fixtures and Equipment	\$0.00		
	Utilities and Services	\$1,250.00		\$162,436.00
	Site Development including roads, walks, ramps			
				\$0.00
				Glendaal ES Project Budget \$770,197.00

