

April 2004 Monthly Report

Introduction

The positive momentum of the Schools Construction Corporation continued to be sustained in the month of April, as evidenced by groundbreaking, procurement activities and notices to proceed that took place. Groundbreakings took place in various areas around the state including Neptune and Toms River. Notices to proceed were issued for design projects with construction cost estimates totaling \$108,351,238. SCC executed 60 Section 15 grants for projects with total costs expected to be \$282,321,608. Construction packages were advertised for work on 8 schools. Additionally, SCC stepped up efforts to involve local community residents in the design process through actively publicizing 3 community meetings in Camden, 2 in Irvington and 1 in Florence.

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- I. **SCC, Neptune Township School Officials Dedicate New Early Childhood Center, Break Ground for New Community School**



In April, the New Jersey Schools Construction Corporation (SCC) and Neptune Township School officials observed two major milestones – opening a new Early Childhood Center and breaking ground for a unique, award-winning Community School – in the district's multimillion-dollar expansion program.



Township students and community supporters joined SCC representatives, district educators and local officials for the Dedication and Open House Tour of the newly completed Neptune Early Childhood Center – a former light-industrial factory now transformed into a state-of-the-art learning facility for 270 3- and 4-year-olds. The \$7.4 million, 46,000-square-foot ECC on Memorial Drive includes 18 classrooms, a

Learning Center, multi-purpose room and recreation areas that are available for community use.

The event also featured a groundbreaking for the start of construction of the \$31 million Neptune Community School in a park setting near the ECC. The 149,000-square-foot facility will offer innovative, state-of-the-art opportunities in science, math and technology for up to 700 pre-Kindergarten through 5th grade students and special education classes when it opens, scheduled for fall 2005.

The Community School, designed to meet LEED environmental guidelines, will be a “textbook” itself. The building will feature Plexiglas sections of floors, walls and ceilings to reveal aspects of mechanical and other inner workings for students to study as part of the curriculum. Its community-oriented features include intergenerational tutoring – senior citizens and students working together – and it also will serve as a district security site for the Cops in Schools Program and as a district health services center.



Rendering of the New Community School

The schools are in an area designated by Governor McGreevey as a School Renaissance Zone and are the focal point of revitalization efforts by SCC and other state agencies.

The state-of-the-art aspects of the Community School have drawn accolades for SCC, the school district, architects SSP, and project management firm Gilbane during presentations in Georgia, Florida, and Edison and Trenton, NJ.

In a singular achievement, the Community School recently received a prestigious Special Recognition Award from the Council of Educational Facilities Planners, International – the first time ever that a project has been so honored before actually being built.



The ECC and Community School projects mark the latest strides by SCC and Neptune school district. In February, Neptune High School Annex – an abandoned bank turned into a state-of-the-art facility – opened on Neptune Boulevard across from Neptune High School. The 45,000-square-foot, four-story Annex underwent a \$5.5 million makeover and will be swing space for 9th graders during the current \$47 million renovation and expansion of Neptune High School. Once the high school project is completed – by fall 2005 – the Annex will house administrative offices, a specialized high school for Career Academy programs, and a police sub-station in the former bank’s drive-through area.

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II. SCC, Camden Educators Unveil Design Plans For New Early Childhood Development Center, New Dudley Elementary School and New H.B. Wilson Elementary School

As part of an educational



renaissance in Camden, city residents attended 3 separate presentations of design plans for a new \$18 million Early Childhood Development Center (ECDC), the new \$21 million Thomas H. Dudley Elementary School and the new \$20 million H.B. Wilson Elementary School by New Jersey Schools Construction Corporation (SCC), the Camden Board of Education, Don Todd Associates of Cherry Hill, the project management firm, and the various architectural firms.

The new ECDC is one of a total of \$437 million in new school projects SCC has on tap for the Camden School District over the next several years. Also, in Camden alone, SCC already has completed nearly \$26 million in health and safety upgrades at 33 schools. SCC is fully funding and managing these projects in the city school district of Camden County as part of the state's unprecedented \$8.6 billion school construction program.

The new 81,800-square-foot ECDC at Pine and Magnolia streets in the city's Parkside section will provide 21st century educational opportunities for 444 pre-Kindergarten and Kindergarten students. It will specialize in teaching special needs children from the entire Camden School District. It will include 37 classrooms, 10 small-group instruction rooms, a gym, media center, cafeteria, art room, music room, physical therapy room, playground and office space. Parking facilities at the school also will support the nearby Camden School District Studio, Forest Hills Elementary School and a community park. An existing facility at the same site was razed to make way for construction of the new ECDC, which is expected to be completed by fall 2006.



Residents and members of Parkside Business and Community in Partnership (PBCIP) attended the presentation of design plans for ECDC.

Thomas H. Dudley Elementary School is one of a total of \$437 million in new school projects SCC has on tap for the Camden Public School District over the next several years. In addition, in Camden alone, SCC already has completed nearly \$26 million in health and safety upgrades at 33 schools. SCC is fully funding and managing these projects in the city school district of Camden County as part of the state's unprecedented \$8.6 billion school construction program.



Residents participate in design meeting for new Dudley School



The new 85,000-square-foot Thomas H. Dudley Elementary School to be built at Marilton and Federal streets will provide 21st century educational opportunities for 539 students in pre-Kindergarten through 6th grade. The community-based school will have a gym, media center and playground accessible to students and residents alike. During construction, scheduled to start by summer 2005,

students will continue to attend the present Dudley School at nearby 23rd & High Streets. It will be razed after the new school is ready for occupancy, scheduled for fall 2007.

The H.B. Wilson Elementary School is one of a total of \$437 million in new school projects on tap for the Camden Public School District over the next several years. SCC is fully funding and managing the projects in the city school district of Camden County as part of the state's unprecedented \$8.6 billion school construction program.

The new 87,600-square-foot H.B. Wilson Elementary School will provide 21st century educational opportunities for up to 539 students in pre-Kindergarten through 6th grade. The new facility at 8th and Woodland streets will be a community-based school with such features as a gym, media center and playground accessible to students and neighborhood residents alike. During construction, scheduled to start next spring, students will continue to attend the present H.B. Wilson School at nearby 9th and Florence streets. It will be razed after the new school is ready for occupancy, expected by early 2007.



Camden community residents and H.B. Wilson School educators listen to design presentation for the H.B. Wilson Elementary School

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III. Construction Update Construction Starts

SCC awarded a construction package in the Newark School District during the month of April. The Horizon Group of New England was given a notice to proceed on demolition work with a construction cost estimate totaling \$1,800,000. A full list is attached as [Exhibit A](#).

As of April 30, 2004, SCC has entered into 390 construction contracts that total \$1,727,652,416. In 2004 alone, SCC has issued notices to proceed for 25 construction projects with construction awards totaling \$394,976,597.

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IV. Contractor Procurement

SCC advertised construction packages for 5 school districts in the month of April, which will impact 8 schools. ([Exhibit B](#).) Design bids were sought for 10 schools in 4 districts in April as well. ([Exhibit C](#).)

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V. Design Update

In April, 8 schools in 4 school districts received design awards that eventually will yield an estimated \$108,351,238 construction. The Barnegat School District received design awards for one new elementary school and renovations and additions to 3 more elementary schools. These projects have a combined construction cost estimate of \$21,552,476. Perth Amboy received a design award for the new Seaman Avenue School, which is estimated to cost \$15,252,300 for construction. The new 1 – 8 Magnet School in Union City also received a design award. This project has a current construction cost estimate of \$28,700,000. Last but not least 2 schools in Paterson will be renovated with construction estimated at \$42,846,462.

As of April 30, 2004, SCC has entered into 240 design contracts with a total value of \$284,442,044, as well as assumed an additional 72 architectural assignments that

totaled \$93,104,058. In 2004 alone, SCC has awarded 14 design contracts with a total amount worth \$25,895,872.

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VI. **Predevelopment & Land Acquisition**

At the April Board meeting, the directors granted contingent approval for land acquisition to take place for several projects. One such approval was for a 7.78 acre tract of land for the New Elementary / Middle School in Gloucester City. The new school will be a 123,438 gross square-foot facility that will serve 794 students in grades 4 through 8.

As of April 30, 2004, SCC has entered into 598 site acquisition contracts for appraisals, site evaluations, environmental investigations, title services and actual acquisitions totaling \$172,741,931.

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VII. **School District Grants**

SCC executed 60 Section 15 grants with 27 districts that receive less than 55% of their funding in state aid. The total project costs for these grants are expected to be \$282,321,608, with a state share anticipated to be worth \$72,061,205 of that total.

Several districts received multiple grant awards in April. The Manalapan-Englishtown Regional School District in Monmouth County will receive grants for projects at 5 elementary schools and 1 middle school. The total projects costs are expected to be \$48,817,253, with a state share of \$14,326,316. The Dullen School District in Middlesex County will receive \$4,617,149 toward projects at 3 schools, worth \$15,037,150. The Bayonne School District in Hudson County will receive grants for 4 elementary schools with total project costs of \$10,179,412, of which the state will pay \$3,427,754.

Audubon School District in Camden County will receive grants for projects at 2 schools. Total projects costs are expected to be \$16,167,060, with a state share of \$6,730,340. Somerset Hills Regional School District in Somerset County will receive \$10,175,692 toward projects at an elementary, middle and high schools, worth \$51,313,333.

As of April 30, 2004, SCC has executed 1,356 Section 15 grant agreements with districts that receive less than 55% of their budget in state aid for total project amounts of \$4,702,216,704, for which the state share totaled \$1,446,622,251. In 2004 alone, 75 districts in 18 counties received \$179,412,539 in direct property tax relief as the state share for projects that totaled \$611,598,230.

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VIII. **Office of Diversity and Emerging Business Markets**

The Office of Diversity participated in several events in April in its ongoing outreach efforts to boost participation of small business enterprise (SBE) participation in the school construction program. One such event was a Spotlight on Subcontractors, held in the State House Annex. It allowed businesses an opportunity to network with the SBE Contractors from SCC Small Business Enterprise Training Program, which includes 60 qualified SBE graduates from the 10 counties in the Southern, Western and Essex Regions.

Prime and specialty contractors discussed what they look for in a subcontractor and outlined upcoming school construction bid opportunities. These firms also were educated about the Corporation's 25% set-aside goals for SBE companies.

The Office of Diversity also presented at a forum sponsored by the Black Ministers' Council of

New Jersey, entitled "Welcome to New Jersey 101: Effective Strategies to Build a Better New Jersey." The event was held at the Marriott Trenton at Lafayette Yard. The goal of the two-day retreat was to introduce participants to various state agencies that have existing funding opportunities and discuss specific strategies to effectively access NJ state funding.

The Office of Diversity also participated in a conference held at the New Jersey Performing Arts Center in Newark. The program was entitled "The Small Business Growth Opportunities and Strategies: New Tools, New Direction Conference." It was designed to provide tools for small businesses, both for-profit and non-profit, need to build and maintain capacity for growth and ensure vitality within communities in the midst of changing economic priorities. The program examined the tools and changing directional role of non-profit and community development organizations as they further expand into for-profit ventures. The conference afforded opportunities for corporate organizations to network with these very important groups.

The latest issue of the *Diversity Digest* was disseminated in April. The publication is geared to small businesses, especially women and minority owned firms. The latest issued outlined to success of SCC's fledgling Surety Bonding and Working Capital Program. SCC believes this unique program, which began in the Fall of 2003, has been an unparalleled success in reducing key barriers to small firms in competing for school construction projects. Thus far, the program has facilitated \$12 million in bonds to 11 contractors. The *Diversity Digest* also featured a message from Governor McGreevey, contacts for the Construction Trades Training Program for Women and Minorities, a profile of the Imperial Construction Group and an interview with Assemblyman Craig Stanley, Chairman of the Assembly Education Committee.

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IX. **Conferences/Presentations**

Small Business Procurement Conference, 4/07/2004, East Windsor

Camden BOE School Design Presentation, 4/07/2004, Camden

Spotlight on Subcontractors II, 4/08/2004, Trenton

Welcome to New Jersey 101: Effective Strategies to Build a Better New Jersey, 4/16/2004, Trenton

2004 National Mid-Atlantic Safety & Loss Control Expo, 4/20/2004, Atlantic City

Regional Alliance for Small Contractors Membership Luncheon, 4/22/2004, New York City

Irvington School Public Design Presentation, 4/22/2004, Irvington

Council of Education Facilities Planner Northeast Regional Conference, 4/23/2004, Trenton

2nd Annual Environmental Procurement Conference, 4/26/2004, Woodbridge

Small Business Growth Opportunities & Strategies Conference, 4/26/2004, Woodbridge

Camden BOE School Design Presentation, 4/28/2004, Camden

PWC – Meet the NJ Construction Chiefs, 4/28/2004, Newark

Essex County Contractor Training Graduation, 4/28/2004, Newark

Senate Labor Committee Hearing, 4/28/2004, Jersey City

Irvington School Public Design Presentation, 4/29/2004, Irvington

Camden BOE School Design Presentation, 4/29/2004, Camden

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Prepared by George Strachan, May 26, 2004