

**Current work on items in February 7, 2014 SBPAC Report**

<b>SBPAC Recommendation</b>	<b>Topic</b>	<b>Status</b>	<b>When can it be implemented?</b>	<b>Implemented how?</b>
1	Maximum reimbursable cost per square foot	DAS is presently conducting research on school construction costs in Connecticut. The effort is directed at building an algorithm including the various components of Project Costs along with the development of Standard Specifications, to provide for a maximum square foot cost with sufficient integrity to build a programmatically compliant public school facility.	Short term	Regulation
2	Justify new construction vs. renovation	Complete. Public Act 11-51 required justification for new construction in order to obtain a higher reimbursement rate.	Complete	Legislation
3	Standard Specifications	The development of Standard Specifications should be considered a practical approach to providing "model blueprints". While providing guidance on performance of materials and methods the specifications will allow the School District options in attempting to comply with the maximum reimbursable cost per square foot. DAS has developed an RFP for a consultant to assist in the creation of and assembly of Standard Specifications for Public Schools.	Short term	Administrative
4	Creating a new agency	The most comprehensive of recommendations would require organizational and fiscal planning beyond the capacity of DAS alone to provide and ultimately the explicit support of both the Executive and Legislative Branches to create.	Long term.	Legislation
5	Site condition – improve the site condition review process	DAS will revise the OSF plan review process and incorporate the site plan review. The site plan review is being streamlined and extended to all school projects, to assist districts and avoid delays related to unknown conditions or permit requirements.	Short term	Administrative
6	Require or encourage standardized procedures in school districts' contracting, procurement, and construction management processes.	Currently, legislation allows that School Districts may use the State's form(s) of contract for school construction. DAS will begin the process of providing a "family of contracts" intergrated with the Legislation for Public School Construction.	Short term	Administrative
6	Require or encourage standardized procedures in school districts' contracting, procurement, and construction management processes.	DAS will recommend the Procurement Process include a pre-qualification process for Owner's Project Mangement along with A/E Design Consultants and General Contractors and Construction Managers.	Short Term	Administrative and Legislation
6	Require or encourage standardized procedures in school districts' contracting, procurement, and construction management processes.	DAS is examining the practicality of requiring that local bonding authorization decisions be made after the completion of schematic design and cost estimates from schematic design. The expectation is an improvement in the integrity of the cost estimate reducing the potential for scope changes, change orders or second round referrenda. The plan review process is also being streamlined, along with the site plan review process.	Short term	Administrative and Legislation
7	Improve audit and inspection process	Administrative work is ongoing to improve the process, including the hire of two DAS auditors.	Long term	Administrative

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8	Create new cost reporting system	The consultant research provided for the SBPAC Report of Feb 7, 2014 found little in the way of reliable actual construction costs data or estimates and no central database repository for estimates beyond a project by project submission in whatever format each District allowed. Accurate comparisons were virtually impossible. DAS is creating a new cost reporting database for use by the OSF.	Short term	Administrative
8	Implement new cost reporting system	DAS has determined that it will utilize an industry standard cost reporting format and require Districts to report both estimates and actual costs in this format. Districts will submit the cost data in digital format which will be loaded to the OSF Cost Database. Future use of this database particularly in the development and use of maximum reimbursable cost data, will require the regular participation of a cost analyst and database manager.	Short term	Administrative and Legislation
9	Facility condition and needs assessment	School Districts are currently required to perform conditions assessments, analyze life cycle costs and establish capital plans. The State should provide a standard format for development of all these issues in the form of a Technical Condition Assessment Survey and Capital Asset Management Plan.	Short term	Administrative
9	Facility condition and needs assessment	DAS will seek the assistance of a Consultant to provide a statewide Condition Assessment Survey and Capital Asset Management planning tool (database). Once the data and system is available, implementation on a statewide and permanent basis would require technical and administrative support for DAS and OPM to support an ongoing program of facilities management for Connecticut's Public Schools.	Long term	Administrative and Legislation
10	Application fee to fund state program administration	While an application fee, per se, is not under consideration, alternative means for funding this large Capital Funding Program should be examined. DAS is presently considering offering a legislative proposal for staffing to be funded within capital costs similar to funding for DCS managed Bond Commission Capital projects.	Short term	Legislation
11	Increase SBPAC membership by two	The legislation has been approved. Currently awaiting appointments. One additional member has been appointed by the Commissioner of Education.	Complete	Legislation

*Update for 9/30/2014*