LeftField

THE RIGHT CHOICE IN PROJECT MANAGEMENT

WILLIAM H. GALVIN MIDDLE SCHOOL

Canton, MA

OPM Monthly Project Update Report

March 2026

FS	SD	DD	CD	BIDDING	CONSTRUCTION	CLOSEOUT	SITE

The 90% CD Cost Estimating process ran from January 29, 2026 to March 10, 2026. The 90% CD Estimating Set was issued to Consigli and PM&C on January 29, 2026.

After reconciliation, both 90% CD Construction Cost Estimates were slightly below the Construction Cost Budget of $195,345,100 carried in the updated Total Project Budget. Value Engineering process was not required.

The Project Team completed the first of two rounds of Filed Sub Bidder (FSB) Prequalification. Bids for bid package #2, including underground waterproofing are being bid off the March 20, 2026 set. A second round of Prequal will follow for the main bid package which is set to be released for bidding in June 2026. A Prequalification Committee was established at the December SBC meeting.

Zoning Board of Appeals approved the project on March 26, 2026.

I. TASKS COMPLETED THROUGH MARCH 2026

The following tasks were completed in the month of March 2026:

3/6/26	Working Group Meeting
3/6/26	Enhanced MEP/ Structural Coordination Meeting
3/12/26	90% CD Cost Estimate Reconciliation Meeting
3/13/26	Working Group Meeting
3/18/26	Planning Board Meeting
3/19/26	School Building Committee Meeting
3/20/26	90% CD Submission to MSBA
3/20/26	Working Group Meeting
3/26/26	Bi-weekly Project Team Check In
3/26/26	Zoning Board of Appeals Meeting
3/27/26	Working Group Meeting

II. TASKS PLANNED FOR APRIL 2026

The following tasks are planned for the month of April 2026:

4/2/26	Enhanced MEP/ Structural Coordination Meeting
4/9/26	School Committee Update
4/10/26	Working Group Meeting
4/15/26	School Building Committee Meeting
4/15/26	Conservation Commission Meeting
4/17/26	Bid Package #2 Bids Due
4/17/26	Working Group Meeting
4/29/26	Preconstruction OAC Meeting

III. PROJECT BUDGET OVERVIEW

The 90% CD Cost Estimating process ran from January 29, 2026 to March 10, 2026. The 90% CD Estimating Set was issued to Consigli and PM&C on January 29, 2026. Both estimators were instructed to carry the actual GMP costs for Early Bid Package #1 ($1,074,188 of early enabling site work) that had been finalized and approved and implemented on site. The initial estimates were provided to the project team on March 10, 2026. After evaluation by the designers and estimators, a reconciliation meeting was held on March 12, 2026. This brought the two 90% CD estimates to within a 1.1% variance.

After reconciliation, both 90% CD Construction Cost Estimates were slightly below the Construction Cost Budget of $195,345,100 carried in the updated Total Project Budget. A Value Engineering process was not required.

Expenditures against the budget totaled $486,060.40 this month. Invoices submitted and approved this month include LeftField, Ai3 base contract and other reimbursables, and Consigli preconstruction.

Refer to the attached Total Project Budget Status Report and Cash Flow Charts, dated March 31, 2026.

IV. PROJECT SCHEDULE OVERVIEW

The project is currently on target to hit the following milestone dates:

- *October 27, 2023 - Preliminary Design Program (PDP) Submission due to MSBA for staff review - SUBMITTED*
- *February 5, 2024 - Preferred Schematic Report (PSR) to MSBA – SUBMITTED*
- *March 13, 2024 – Facilities Assessment Subcommittee (FAS) Meeting*
- *April 24, 2024 - MSBA Board of Directors Meeting to approve PSR*
- *June 27, 2024 – Schematic Design (SD) Report to be submitted to MSBA*
- *August 28, 2024 - MSBA Board of Directors Meeting for Project Scope & Budget*
- *District Vote: November 18 & December 10, 2024*
- *May 23, 2025 – Design Development (DD) Submission to MSBA*
- *June 23, 2025 – Early Site Enabling Work to Commence*
- *October 30, 2025 – 60% Construction Documents (CD) Submission to MSBA*
- *March 20, 2026 – 90% CD Submission to MSBA*
- ***June 2026 – 100% CD Documents Complete***

V. CONTRACT AMENDMENTS/BUDGET TRANSFERS

There were no contracts or contract amendments during the month of March.

Refer to the attached Total Project Budget Status Report, dated March 31, 2026.

VI. MBE / WBE PARTICIPATION

The Minority Business Enterprise (MBE) participation goal is 5.4% and for Women Business Enterprise (WBE) participation, the goal is 10.4%. Based on the Designer Subcontracts awarded for the Feasibility Study/Schematic Design Phase, the percentage of fee for MBE is 8.1% and WBE is 18.7% for a combined total MBE/WBE participation of 26.8%.

VII. COMMUNITY OUTREACH

LeftField has developed a website for the Galvin Middle School project that will continue to be used throughout the project to keep the community up to date with the latest information. Approved meeting minutes, agendas, monthly reports, MSBA submissions, presentation materials, and more will be posted to the website. A newsletter has also been implemented and will be updated every other month.

VIII. ATTACHMENTS

MSBA Online Report Submission, dated March 31, 2026
Invoice Summary Memo, dated March 31, 2026
Total Project Budget Status Report, dated March 31, 2026
Monthly and Cumulative Cash Flow Reports, dated March 31, 2026
Preliminary Project Schedule, dated March 31, 2026
Consigli Construction Management Monthly Report, dated March 31, 2026

DRAFT

Leftfield, LLC | **Jennifer Carlson** | **Progress Report as of Date 3/31/2026**

District Name	Canton	MSBA ID	202100500305
School Name	Wm H Galvin Middle	Project Name	
OPM Firm Name	Leftfield, LLC	School Building Committee Representative	Derek Folan
Project Director	Jennifer Carlson	Total Project Budget (ProPay)	$241,764,835
Designer Firm Name	Ai3 Architects LLC	Encumbered (Reporting Period)	$0
Principal	James S Jordan	Encumbered (to Date)	$29,773,197
General Contractor Firm Name	Consigli Construction Company, Inc.	Total Project Invoices Received (to Date)	$19,490,252
General Contractor Contact Name	Matthew Consigli	Project Completion Percentage	8%

OPM — Leftfield, LLC — Progress Report as of Date 3/31/2026

Contract Summary		Payment Summary	
Original Contract Amount	$346,000	Total Contract Amount	$7,207,279
Contract Amendments (to Date)	3	Invoices Paid (to Date)	$3,505,255
Value of Contract Amendments (to Date)	$6,861,279	Invoices Received (Reporting Period)	$21,366
Total Contract Amount	$7,207,279	Contract Amount Remaining	$3,680,658
Contract Amendments as Percentage of Original Contract Amount	1,983.0%		

OPM Activities (Reporting Period)	The following tasks were completed in the month of March 2026: 3/6/26 Working Group Meeting 3/6/26 Enhanced MEP/ Structural Coordination Meeting 3/12/26 90% CD Cost Estimate Reconciliation Meeting 3/13/26 Working Group Meeting 3/18/26 Planning Board Meeting 3/19/26 School Building Committee Meeting 3/20/26 90% CD Submission to MSBA 3/20/26 Working Group Meeting 3/26/26 Bi-weekly Project Team Check In 3/26/26 Zoning Board of Appeals Meeting 3/27/26 Working Group Meeting
Project Budget Status	The 90% CD Cost Estimating process ran from January 29, 2026 to March 10, 2026. The 90% CD Estimating Set was issued to Consigli and PM&C on January 29, 2026. Both estimators were instructed to carry the actual GMP costs for Early Bid Package #1 ($1,074,188 of early enabling site work) that had been finalized and approved and implemented on site. The initial estimates were provided to the project team on March 10, 2026. After evaluation by the designers and estimators, a reconciliation meeting was held on March 12, 2026. This brought the two 90% CD estimates to within a 1.1% variance. After reconciliation, both 90% CD Construction Cost Estimates were slightly below the Construction Cost Budget of $195,345,100 carried in the updated Total Project Budget. A Value Engineering process was not required. Expenditures against the budget totaled $486,060.40 this month. Invoices submitted and approved this month include LeftField, Ai3 base contract and other reimbursables, and Consigli preconstruction. Refer to the attached Total Project Budget Status Report and Cash Flow Charts, dated March 31, 2026.
MSBA Closeout Status	This project is not yet in Closeout.
Potential Issues	There are no potential issues identified at this time.

DESIGNER — Ai3 Architects LLC — Progress Report as of Date 3/31/2026

Contract Summary		Payment Summary	
Original Contract Amount	$1,087,860	Total Contract Amount	$20,979,099
Contract Amendments (to Date)	1	Invoices Paid (to Date)	$14,214,617
Value of Contract Amendments (to Date)	$19,891,239	Invoices Received (Reporting Period)	$447,210
Total Contract Amount	$20,979,099	Contract Amount Remaining	$6,317,272
Contract Amendments as Percentage of Original Contract Amount	1,828.5%		

MBE/WBE		Workforce Participation	
MBE Percentage	5.4%	Total Hours	
MBE Actual	6.7%	Minority Hours	494
WBE Percentage	10.4%	Minority Percentage	21.0%
WBE Actual	10.4%	Minority Workforce Participation	
		Female Hours	850
		Female Percentage	37.0%
		Female Workforce Participation	

RFIs and Submittals	
RFIs Issued (Reporting Period)	0
Total RFIs Issued (to Date)	0
Remaining Open RFIs – Past 30 Days	0
Notes	
Remaining Open RFIs – Past 60 Days	0
Notes	
Remaining Open RFIs – Past 90 Days	0
Notes	
Submittals Received (Reporting Period)	0
Total Submittals Received (to Date)	0
Submittals Reviewed (Reporting Period)	0
Total Submittals Reviewed (to Date)	0
Comments (Remaining Open Submittals)	

Phase	Design Development	Phase Scheduled Completion Date	6/25/2026
Designer Activities (Reporting Period)	The following tasks were completed in the month of March 2026: 3/6/26 Working Group Meeting 3/6/26 Enhanced MEP/ Structural Coordination Meeting 3/12/26 90% CD Cost Estimate Reconciliation Meeting 3/13/26 Working Group Meeting 3/18/26 Planning Board Meeting 3/19/26 School Building Committee Meeting 3/20/26 90% CD Submission to MSBA 3/20/26 Working Group Meeting 3/26/26 Bi-weekly Project Team Check In 3/26/26 Zoning Board of Appeals Meeting 3/27/26 Working Group Meeting		
30 Day Look Ahead	The following tasks are planned for the month of April 2026: 4/2/26 Enhanced MEP/ Structural Coordination Meeting 4/9/26 School Committee Update 4/10/26 Working Group Meeting 4/15/26 School Building Committee Meeting 4/15/26 Conservation Commission Meeting 4/17/26 Bid Package #2 Bids Due 4/17/26 Working Group Meeting 4/29/26 Preconstruction OAC Meeting		
Commissioning Consultant	Affiliated Engineers, Inc. and 3ive		
Commissioning Consultant Status	Affiliated Engineers, Inc. and 3ive have been involved throughout the project.		

GENERAL CONTRACTOR — Consigli Construction Company, Inc. — Progress Report as of Date 3/31/2026

Contract Summary		Payment Summary	
Original Contract Amount (including CM-At-Risk Amendments)	$1,574,923	Total Contract Amount	$1,574,923
Change Orders (to Date)	0	Invoices Paid (to Date)	$1,189,398
Value of Change Orders (to Date)	$0	Invoices Received (Reporting Period)	$17,484
Total Contract Amount	$1,574,923	Contract Amount Remaining	$368,041
Procurement Type	CM-at-Risk		
Change Orders as Percentage of Original Contract Amount	0.0%		
Pending Change Orders	$0		
Change Order Status			

MBE/WBE		Workforce Participation
MBE Percentage		Total Hours
MBE Actual		Minority Hours
WBE Percentage		Minority Percentage
WBE Actual		Minority Workforce Participation
		Female Hours
		Female Percentage
		Female Workforce Participation

Schedule Assessment		
Notice to Proceed Date		
Physical Progress	0%	
Substantial Completion Date (Reported)		
Substantial Completion Date (Contract)		
Substantial Completion Date (Certificate)		
Construction Progress (Reporting Period)		
30 Day Look Ahead	The following tasks are planned for the month of April 2026: 4/2/26 Enhanced MEP/ Structural Coordination Meeting 4/9/26 School Committee Update 4/10/26 Working Group Meeting 4/15/26 School Building Committee Meeting 4/15/26 Conservation Commission Meeting 4/17/26 Bid Package #2 Bids Due 4/17/26 Working Group Meeting 4/29/26 Preconstruction OAC Meeting	
Overall Schedule Assessment	This project is tracking on schedule.	
Problems Identified (Schedule or Construction)	There are no issues identified at this time.	
Quality Control		
Safety Compliance		
Number of Claims (to Date)	0	
Value of Claims (to Date)		
Comments		
Recorded Manpower (Reporting Period)		
Contractor Closeout Status	This project is not in Closeout.	

Certification

The undersigned hereby certifies that, to the best of his/her knowledge, the information contained in this monthly report and attached hereto are true and accurate.

Project Director/Project Manager

Jen Carlson _____ Print Name

Jen Carlson _____ Signature

April 12, 2026 _____ Date

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THE RIGHT CHOICE IN PROJECT MANAGEMENT

William H. Galvin Middle School - Canton, MA — **March 31, 2026**

Total Project Budget Status Report

ProPay Code	Description	Total Project Budget	Authorized Changes	Revised Total Budget	Total Committed	% Cmtd to Date	Actual Spent to Date	% Spent to Date	Balance To Spend	Comments
	FEASIBILITY STUDY AGREEMENT									
0001-0000	OPM Feasibility Study/Schematic Design	$ 346,000	$ 9,900	$ 355,900	$ 355,900	100%	$ 355,900	100%	$ -	
0002-0000	A&E Feasibility Study/Schematic Design	$ 900,000	$ 187,860	$ 1,087,860	$ 1,087,860	100%	$ 1,087,858	100%	$ -	
0003-0000	Environmental & Site	$ 204,000	$ (159,392)	$ 44,608	$ 44,608	100%	$ 44,608	100%	$ -	
0004-0000	Other	$ 50,000	$ (38,368)	$ 11,632	$ 638	5%	$ 638	5%	$ 10,994	
	SUB-TOTAL	**$ 1,500,000**	**$ -**	**$ 1,500,000**	**$ 1,489,006**	**99%**	**$ 1,489,004**	**99%**	**$ 10,994**	
	ADMINISTRATION									
0101-0000	**Legal Fees**	**$ -**	**$ -**	**$ -**	**$ -**	**0%**	**$ -**	**0%**	**$ -**	
	Owner's Project Manager	**$ 6,837,079**	**$ -**	**$ 6,887,079**	**$ 6,851,379**	**99%**	**$ 3,167,870**	**46%**	**$ 3,794,209**	
0102-0400	Design Development	$ 1,025,562		$ 1,025,562	$ 1,025,562	100%	$ 1,025,562	100%	$ -	
0102-0500	Construction Documents	$ 2,051,124		$ 2,051,124	$ 2,051,124	100%	$ 2,051,124	100%	$ -	
0102-0600	Bidding	$ 170,927		$ 170,927	$ 170,927	100%	$ 85,464	50%	$ 85,463	
0102-0700	Construction Administration	$ 3,418,539		$ 3,418,539	$ 3,418,539	100%	$ -	0%	$ 3,418,539	
0102-0800	Closeout	$ 170,927		$ 170,927	$ 170,927	100%	$ -	0%	$ 170,927	
0102-0900	Extra Services	$ -		$ -	$ -	0%	$ -	0%	$ -	
0102-1000	Reimbursable Services	$ 50,000		$ 50,000	$ 14,300	29%	$ 5,720	11%	$ 44,280	
0201-1100	Cost Estimates	$ 75,000		$ 75,000	$ -	0%	$ -	0%	$ 75,000	
0103-0000	**Advertising & Printing**	**$ 40,000**		**$ 40,000**	**$ 13,167**	**33%**	**$ 13,167**	**33%**	**$ 26,833**	
0104-0000	**Permitting**	**$ -**	**$ -**	**$ -**	**$ -**	**0%**	**$ -**	**0%**	**$ -**	
0105-0000	**Owner's Insurance**	**$ -**	**$ -**	**$ -**	**$ -**	**0%**	**$ -**	**0%**	**$ -**	
0199-0000	**Other Administrative Costs**	**$ 100,000**	**$ -**	**$ 100,000**	**$ 851**	**1%**	**$ 851**	**1%**	**$ 99,149**	
	SUB-TOTAL	**$ 7,102,079**	**$ -**	**$ 7,102,079**	**$ 6,865,397**	**0%**	**$ 3,181,888**	**45%**	**$ 3,920,191**	
	Architectural & Engineering									
	A/E Basic Services	**$ 18,536,837**	**$ -**	**$ 18,536,837**	**$ 18,536,837**	**100%**	**$ 13,172,599**	**71%**	**$ 5,364,238**	
0201-0400	Design Development	$ 5,902,893		$ 5,902,893	$ 5,902,893	100%	$ 5,902,893	100%	$ -	
0201-0500	Construction Documents	$ 8,552,208		$ 8,552,208	$ 8,552,208	100%	$ 7,269,706	85%	$ 1,282,502	
0201-0600	Bidding	$ 485,921		$ 485,921	$ 485,921	100%	$ -	0%	$ 485,921	
0201-0700	Construction Administration	$ 3,304,262		$ 3,304,262	$ 3,304,262	100%	$ -	0%	$ 3,304,262	
0201-0800	Closeout	$ 291,553		$ 291,553	$ 291,553	100%	$ -	0%	$ 291,553	
0201-9900	Other Basic Services	$ -		$ -	$ -	0%	$ -	0%	$ -	
	Extra/Reimbursable Services	**$ 1,349,402**	**$ -**	**$ 1,349,402**	**$ 1,349,402**	**100%**	**$ 345,596**	**26%**	**$ 998,806**	
0203-0200	Printing (Over Minimum)	$ 5,000		$ 5,000	$ 5,000	100%				
0203-9900	Other Reimbursables	$ 696,193		$ 696,193	$ 696,193	100%	$ 217,817	31%	$ 478,376	
0204-0200	HazMat (incl. monitoring)	$ 230,588		$ 230,588	$ 230,588	100%	$ 10,450	5%	$ 220,138	
0204-0300	Geotechnical/Geo-Environmental	$ 338,038		$ 338,038	$ 338,038	100%	$ 117,329	35%	$ 220,709	
0204-0400	Site Survey & Site Requirements	$ -		$ -	$ -	0%	$ -	0%	$ -	
0204-0500	Wetlands	$ 63,248		$ 63,248	$ 63,248	100%	$ -	0%	$ 63,248	
0204-1200	Traffic Studies	$ 16,335		$ 16,335	$ 16,335	100%	$ -	0%	$ 16,335	
	SUB-TOTAL	**$ 19,886,239**	**$ -**	**$ 19,886,239**	**$ 19,886,239**	**0%**	**$ 13,518,195**	**68%**	**$ 6,363,044**	
	SITE ACQUISITION									
0301-0000	Land/Bldg. Purchase/Associated Services	$ -		$ -	$ -	0%	$ -	0%	$ -	
	SUB-TOTAL	**$ -**	**$ -**	**$ -**	**$ -**	**0%**	**$ -**	**0%**	**$ -**	

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THE RIGHT CHOICE IN PROJECT MANAGEMENT

William H. Galvin Middle School - Canton, MA — **March 31, 2026**

Total Project Budget Status Report

ProPay Code	Description	Total Project Budget	Authorized Changes	Revised Total Budget	Total Committed	% Cmtd to Date	Actual Spent to Date	% Spent to Date	Balance To Spend	Comments
	PRE CONSTRUCTION COSTS									
0501-0000	CMR Pre-Con Services	$ 314,712	$ 141,415	$ 456,127	$ 456,127	0%	$ 368,707	81%	$ 87,420	
	SUB-TOTAL	**$ 314,712**	**$ 141,415**	**$ 456,127**	**$ 456,127**	**0%**	**$ 368,707**	**81%**	**$ 87,420**	
	CONSTRUCTION COSTS									
0502-0001	Construction Budget	$ 195,345,100	$ (141,415)	$ 195,203,685	$ 1,074,188	0%	$ 930,218	0%	$ 194,273,467	
0508-0000	Change Orders	$ -	$ -	$ -	$ -	0%	$ -	0%	$ -	
	SUB-TOTAL	**$ 195,345,100**	**$ (141,415)**	**$ 195,203,685**	**$ 1,074,188**	**0%**	**$ 930,218**	**0%**	**$ 194,273,467**	
	ALTERNATES									
0506-0000				$ -	$ -	0%	$ -	0%	$ -	
	SUB-TOTAL	**$ -**	**$ -**	**$ -**	**$ -**	**0%**	**$ -**	**0%**	**$ -**	
	OTHER PROJECT COSTS									
0507-0000	Construction Contingency	$ 9,767,255	$ -	$ 9,767,255	$ -	0%	$ -	0%	$ 9,767,255	
	Miscellaneous Project Costs	$ 1,000,000	$ -	$ 1,000,000	$ 2,240	0%	$ 2,240	0%	$ 997,760	
0601-0000	Utility Company Fees	$ 350,000		$ 350,000	$ 2,240	1%	$ 2,240	1%	$ 347,760	
0602-0000	Testing Services	$ 350,000		$ 350,000	$ -	0%	$ -	0%	$ 350,000	
0699-0000	Other Project Costs	$ 300,000		$ 300,000	$ -	0%	$ -	0%	$ 300,000	
	Furnishings and Equipment	$ 4,896,000	$ -	$ 4,896,000	$ -	0%	$ -	0%	$ 4,896,000	
0701-0000	Furnishings	$ 2,448,000		$ 2,448,000	$ -	0%	$ -	0%	$ 2,448,000	
0702-0000	Equipment	$ -		$ -		0%	$ -	0%	$ -	
0703-0000	Technology Equipment	$ 2,448,000		$ 2,448,000	$ -	0%	$ -	0%	$ 2,448,000	
0801-0000	Owner's Contingency	$ 1,953,451		$ 1,953,451	$ -	0%	$ -	0%	$ 1,953,451	
	SUB-TOTAL	**$ 17,616,706**	**$ -**	**$ 17,616,706**	**$ 2,240**	**0%**	**$ 2,240**	**0%**	**$ 17,614,466**	
	TOTAL PROJECT BUDGET	**$ 241,764,836**	**$ -**	**$ 241,764,836**	**$ 29,773,197**	**12%**	**$ 19,490,252**	**8%**	**$ 222,274,584**	

FUNDING SOURCES	Max w/ Conting.	Max w/o Conting.
Maximum State Share	$ 74,695,416	$ 73,145,938
Local Share	$ 167,069,420	$ 168,618,898
SUB-TOTAL	**$ 241,764,836**	**$ 241,764,836**

Project Budget	Scope Items Excluded	Contingencies	Basis of Total Facilities Grant	Reimbursement Rate
$ 241,764,836	$ 91,666,763	$ 11,720,706	$ 73,173,951	52.88%