

<b>Kaeyer, Garment &amp; Davidson Architects, PC</b>	<b>Turner Building Science &amp; Design, LLC</b>
<p><b>Scope of Services:</b></p> <ul style="list-style-type: none"> <li>• A review of the existing HVAC system design and installation to determine the cause of the high humidity levels as related to the HVAC systems.</li> <li>• Provide recommendations to remediate the high humidity levels, as well as order of magnitude construction cost estimates for KG&amp;D recommendations.</li> <li>• Review existing conditions and all existing drawings, plans, surveys and studies completed to date as provided by Westport Public Schools, this will include: <ul style="list-style-type: none"> <li>○ Perform a survey of the existing mechanical condition in the middle school building.</li> <li>○ Review any available as-built drawings or the original design drawings of the boiler plant.</li> <li>○ Perform a visual roof top inspection to determine the typical condition and configuration of the existing roof and flashing components.</li> <li>○ Visually inspect the façade and base of wall, to determine the typical condition of exterior wall components, including the doors, windows, sun-shades and sealant filled joints.</li> <li>○ Review wall sections of any available as-built drawings or the original design drawings.</li> <li>○ Inspect roof related construction components, for example, the mechanical equipment housings and drains, to the extend KG&amp;D observes issues with these components.</li> </ul> </li> <li>• Interview building operations staff regarding the current operation of the mechanical systems and any operational issues. Additionally, KG&amp;D will review where school personnel have previously observed leaks.</li> </ul> <p><b>Results:</b></p> <ul style="list-style-type: none"> <li>• Prepare a report with a summary and recommendations for mechanical systems, roof and façade work that the district should consider on both a short-term and long-term basis.</li> <li>• Based on KG&amp;D observations and interviews, KG&amp;D will develop design solutions that include pre-schematic plans and preliminary cost implications for conceptual design options.</li> <li>• Meet with Westport Public Schools to gather input into the design</li> </ul>	<p><b>Scope of Services:</b></p> <ul style="list-style-type: none"> <li>• Interviews with staff, maintenance providers, and mechanical control operators.</li> <li>• Review previous reports provided by other agencies including: Indoor air quality with CO<sub>2</sub> readings, VOC's, particle counts, temperature and relative humidity, due diligence, energy surveys, etc.</li> <li>• Perform a walk-through to take sample measurements of: Temperature, relative humidity, CO<sub>2</sub>, concrete moisture at exposed surfaces and under carpets, as well as observe outside air intakes, and check for signs of roof and other leaks.</li> <li>• Review record drawings of the original 1960's building and 1995 addition.</li> <li>• Evaluate operation the mechanical systems to include: dampers, drain pans, filters and liners.</li> <li>• Observe operation of controls to switch over from heating to cooling.</li> <li>• Perform pressure mapping of the building to determine air pathways.</li> </ul> <p><b>Results:</b></p> <p>From the results of the information above, Turner will compile a detailed report including recommendations and next steps to take.</p> <p><b>Schedule:</b></p> <p>2 -3 weeks (commenced on September 26, 2018)</p> <p><b>Team:</b></p> <p>Frederick T. McKnight, P.E., LEED AP, CxA Jeffrey D. Preble, BECxP</p> <p><b>Contract Amount: \$7,100</b></p>

solutions. KG&D will lead a discussion in regard to the implications of the design options including project phasing, impact on building systems, technology and preliminary budget estimates.

**Schedule:**

3 – 4 weeks (commenced on September 26, 2018)

**Team:**

Erik A. Kaeyer, AIA, LEED AP, Principal/Vice President  
Joe Reilly – Building Envelope and Construction Specialist  
OLA Engineers/Jim Walsh – MEP Engineers  
Watsky Associates/Tom Olam – Roofing & Exterior Enclosure Consultants  
Di Salvo Engineering Group/Trevor Hill – Structural Engineers  
Nasco Construction Services – Independent Cost Estimator

**Current Phase (Scope & Budget Confirmation) Contract Amount: \$24,750**

**Additional Services:**

- Schematic Design
- Design Development
- Construction Documents
- Bidding Phase
- Construction Phase
- Construction Close-out Phase