



TOWN OF Trumbull CONNECTICUT

HILLCREST MIDDLE SCHOOL BUILDING COMMITTEE VIRTUAL MEETING

MEETING AGENDA – MARCH 3, 2026, AT 7:00 PM - **REVISED**

LOCATION: VIRTUAL MEETING

- i. CALL TO ORDER
- ii. PLEDGE OF ALLEGIANCE
- iii. ROLL CALL
- iv. APPROVAL OF MINUTES – February 10, 2026
- v. PUBLIC COMMENT
- vi. REVIEW AND APPROVAL OF INVOICES
- vii. PRESENTOR – CHRIS FRYXELL FROM CT ASSOCIATED BUILDERS AND CONTRACTORS
- viii. NEW BUSINESS
 1. ARCHITECT’S PROJECT UPDATE – TSKP
 2. OPM’S PROJECT UPDATE – ARCADIS
 3. CONSTRUCTION MANAGER UPDATE – BISMARK
 - a. RAM DETAILING
 4. DATE OF NEXT MEETING – MARCH 10, 2026
 5. ACTIONS / APPROVAL OF BUILDING COMMITTEE - IF REQUIRED
- ix. ADJOURNMENT

Hillcrest Middle School Building Committee Regular Meeting

Mar 3, 2026 7:00 PM

<https://us06web.zoom.us/j/86959655621?pwd=vr4ZR1uoUTyDYrYXeBibD9zYG6SMTb.1>

Webinar ID: 869 5965 5621

Password: 370581

Join by telephone: (305) 224-1968 / Webinar ID: 869 5965 5621

A photograph of a classroom scene. A female teacher with glasses and a light-colored blazer is leaning over a desk, assisting a group of students. The students are seated at desks with laptops. One student in a red sweater is writing in a notebook. Another student in a blue and white checkered shirt is looking towards the teacher. In the background, other students are visible, some working on laptops. The scene is brightly lit, likely from windows on the right side of the frame.

HILLCREST MIDDLE SCHOOL
TOWN OF TRUMBULL

Hillcrest Middle School Building Committee
Arcadis Report

March 3, 2026



AGENDA

A) Project Updates

B) 90 Day Look-Ahead

C) Financial Summary

D) Action: Bismark Change Order 001 – Steel Pre-Detailing



PROJECT UPDATES



PROJECT UPDATES

- Third Party Code Reviewer RFP – Published Thursday Feb 26
- Multivista Proposal Update
- **OGA** – Phase 1 PCR Schedule

**TOWN of TRUMBULL
BOARD OF EDUCATION
NEW SCHOOL CONSTRUCTION PROJECT
THIRD PARTY CODE REVIEW
REQUEST FOR QUALIFICATIONS / REQUEST FOR PROPOSAL**

RFQ-P: 6564

DUE: March 25, 2026, AT 2:00PM

GENERAL INSTRUCTIONS

The Town of Trumbull on behalf of the Hillcrest Middle School Building Committee (HMSBC) is seeking to contract with a qualified firm to provide Third Party Code Review (hereafter Code Reviewer) services for the construction of the new Hillcrest middle school. The new building is anticipated to be 139,283 square feet, portions of which will be multi-story. The Design Team is led by TSKP Studio (Architect), with support from Michael Horton Associates (Structural), CMTA (Mechanical, Electrical, & Plumbing), Langan (Civil), and Newcomb Boyd (Technology/Security). The Town's PM is Arcadis-US, Inc. The Trumbull Board of Education has been awarded by Referendum and help from State funding for a new Hillcrest Middle School State with a selected Building Committee to bring the project to fruition.

New Hillcrest Middle school, located at 530 Daniels Farm Rd,
Trumbull, CT 06611, State Project No. **144-0108N**

1. PREPARATION FOR PROPOSALS

- a) Bids shall be submitted by using the enclosed BID PROPOSAL FORM that accompanies this request. Submit **one (1) ORIGINAL** and **ten (10) exact copies** and **one (1) EXACT ELECTRONIC COPY** on a thumb drive or a CD. Bidders should submit bids in a clear, concise and legible manner to permit proper evaluation of responsive bids. Submission shall be in a sealed envelope and plainly marked on the outside as **"THIRD PARTY CODE REVIEW"**. The envelope shall bare on the outside the name of the proposer and its address.
- b) Bidders may also submit, under separate cover with their proposal, any samples of reports and documents that are necessary to meet the requirements (deliverables) such as Bid bond, all qualifications, reference, subcontractors if applicable, non-collusion form as noted of this request should a purchase order and Contract be awarded.
- c) No oral, email, telephone or telegraphic responses will be considered. Proposals received after the advertised time and date due shall not be opened or considered. The Town reserves the right to communicate with any or all of the proposers to clarify the provisions of Proposals. The Town further reserves the right to request additional information from any proposer at any time after proposals are opened.

2. PROPOSAL SUBMISSION

- a) Proposals are to be completed (unless directed otherwise in the specifications), printed, signed by an authorized agent, and sealed in an envelope (including all official literature, brochures, etc., which support this request) and addressed as follows:

RFP #6564 DUE: March 25, 2026, at 2:00 PM

THIRD PARTY CODE REVIEW
Trumbull Town Hall – Attn: Kevin J Bova, Purchasing Agent

5866 Main Street, Trumbull CT 06611

- b) All Proposals must be made on the enclosed Proposal form. All blank spaces for Proposal prices must be filled in, in ink or typewritten, and the proposal form must be fully completed and executed when submitted.
- c) The party signing the formal proposal must be authorized by your organization to contractually bind your firm with regard to prices and related contractual obligations for the contractual period requested.

- d) The Town reserves the right to correct, after proposer verification, any mistake in a proposal that is a clerical error, such as a price extension or decimal point error.

3. PROPOSAL RESPONSE TIME

Responses to this request shall be received at the office of the Purchasing Agent, Town Hall prior to the advertised hour (noted above) of opening, at which time all proposals (total proposal amount only) shall be publicly opened and read aloud. A proposer may withdraw a proposal at any time prior to the above scheduled date and time. Any proposal received after the above scheduled date and time shall not be considered or opened. No proposer may withdraw a proposal within Ninety (90) days after the actual proposal opening.

4. TOWN OPTIONS

The Town reserves the right to accept all or any part of a proposal, reject any or all proposals and to waive any requirements, informalities or irregularities, technical defects or non-material deficiencies in a proposal. The Town also reserves the right, if applicable, to award the purchase of individual items under this RFP to any combination of separate proposals or proposers. The award shall be made after careful consideration of all factors including but not limited to price.

5. TAX EXEMPT

The Town of Trumbull is exempt from the payment of taxes imposed by the Federal Government and/or State of Connecticut. Such taxes must not be included in the proposal price. The Town of Trumbull Tax Exempt number is 05-010 31-000.

6. INQUIRIES & ADDENDUMS

- a) All technical inquiries regarding this request may be directed to Robert Tencza at robert.tencza@arcadis.com. All other questions shall be directed to **KEVIN BOVA (203) 452.5042** Kbova@trumbull-ct.gov .
- b) No inquiries shall be responded to that are received after **March 18 2026, by close of business 5pm.**
- c) Answers to questions the Town deems to be in the interest of all proposers will be **posted** as an addendum on the Town web site under Purchasing/Bid Opportunities.
- d) The Town reserves the right to communicate with any or all of the proposers to clarify the provisions of this request; the Town further reserves the right to request additional information from any proposer at any time after proposals are opened.
- e) **It is the sole responsibility of a proposer to verify any addendums that may have been issued relating to this request prior to submission of a proposal. Any notice of addendum shall be published on the Town website (www.trumbull-ct.gov) in the Purchasing Department Section (Bid Notices) . Submission of a response that does not address any changes or addendums may result in a disqualification of a proposal submission.**

7. ASSIGNMENT OF RIGHTS, TITLES, AND INTERESTS

Any assignment or subcontracting by a proposer, bidder, supplier, or contractor for work to be performed, or Goods and/or services to be provided, in whole or in part, and any other interest in conjunction with a Town Procurement shall not be permitted without the express written consent of the Town of Trumbull

8. HOLD HARMLESS CLAUSE

Any contractor or subcontractor of the Town agrees to indemnify, hold harmless and defend the Town from and against any and all liability for loss, damage or expense which the Town may suffer or for which the Town may be held liable by reason of injury, including death, to any person or damage to any property arising out of or in any manner connected with the operations to be performed under this request and subsequent Contract, whether or not due in whole or in part of any act, omission or negligence of the Town or any of its representatives or employees.

9. WORK REGULATIONS, STANDARDS AND FEDERAL AND STATE PREVAILING WAGE

All work activities performed in association with this request must be performed and completed for the Town in accordance with current Federal State and Local regulations. All services performed shall also conform to the latest OSHA standards and/or regulations.

10. INSURANCE

The successful proposer shall provide the Town Purchasing Agent with a Certificate of Insurance before work commences. The Town shall be named as an additional insured with Insurance Company licensed to write such insurance in Connecticut, against the following risks and in not less than the following amounts:

The Code Reviewer shall be responsible for maintaining insurance coverage in force for the term of the contract of the kinds and adequate amounts to secure all the Code Reviewer' S obligations under this contract with an insurance company(ies) with an AM Best Rating of A-VIII or better licensed to write such insurance in the State of Connecticut and acceptable to the the Town.

The insurer shall provide the HMSBC, and the Town with Certificates of Insurance signed by an authorized representative of the insurance company(ies) prior to the performance of this contract describing the coverage and providing that the insurer shall give the HMSBC and the Town written notice at least thirty (30) days in advance of any termination, expiration, or any and all changes in coverage. Such insurance or renewals or replacements thereof shall remain in force during the Code Reviewer' s responsibility under this contract.

- a. The Code Reviewer, at the Code Reviewer's own cost and expense, shall procure and maintain all insurances required and shall include the Town of Trumbull, the Trumbull Board of Education, as additional insureds on all contracts, except Workers' Compensation and Professional Errors and Omissions coverage.
- b. In order to facilitate this requirement for insurance, it is recommended that the Code Reviewer forward a copy of these requirements to the Code Reviewer' s insurance representative(s).

2. SPECIFIC REQUIREMENTS

a. WORKERS' COMPENSATION INSURANCE

- b. The Code Reviewer shall provide statutory Workers' Compensation Insurance, including Employer's Liability with limits of:
 - i. \$ 1,000,000 Each Accident
 - ii. \$ 1,000,000 Disease, Policy Limit
 - iii. \$ 1,000,000 Disease, Each Employee.

c. COMMERCIAL GENERAL LIABILITY INSURANCE

- i. The Code Reviewer shall carry Commercial General Liability insurance. A per occurrence limit of at least \$1,000,000 combined single limit bodily injury and property damage is required. The Aggregate limit will be not less than \$2,000,000. Any deviations from the standard unendorsed form will be noted on the Certificate of Insurance.

d. BUSINESS AUTOMOBILE LIABILITY INSURANCE

- i. The Code Reviewer shall carry Business Automobile Liability Insurance. A per occurrence limit of \$1,000,000 combined single limit bodily injury and property damage is required. "Any Auto" (symbol 1 or equivalent) is required. Any deviations from the standard unendorsed form will be noted on the Certificate of Insurance.

e. PROFESSIONAL LIABILITY INSURANCE

- i. The Code Reviewer shall carry Professional Liability Insurance in the amount of \$1,000,000 per claim/aggregate basis prior to commencement of services on the project; coverage shall be maintained in effect continuously for a period of at least five (5) years after substantial completion of the project.

f. EXCESS UMBRELLA LIABILITY INSURANCE

- i. The Code Reviewer shall carry excess liability insurance in the amount of at least \$2,000,000 overlaying employers' liability, commercial general liability (including completed operations), and business automobile liability coverage.

The insurance policy must contain the additional provision wherein the company agrees that Thirty (30) days prior to termination, expiration, cancellation or reduction of the insurance afforded by this policy with respect to the contract involved, written notice will be served by registered mail to the Purchasing Agent, Town of Trumbull.

Additionally, the successful proposer (Contractor) shall provide adequate statutory Workmen's Compensation Insurance for all labor employed on this project, and comprehensive General Public Liability Insurance (Coverage "B")

a) SUBCONTRACTOR REQUIREMENTS

The Code Reviewer shall require that any subcontractor and/or independent contractor hired by the Code Reviewer to carry enough insurance and to obtain Certificates of Insurance before subcontractors and/or independent contractors are permitted to begin work. All subcontractors if applicable, shall carry insurance equal to the amounts required of the Code Reviewer. The Code Reviewer shall require that the Town of Trumbull, the Trumbull Board of Education, and the HMSBC are listed as additional insureds on all subcontractor's insurance before being permitted to begin work. The Code Reviewer and all subcontractors and their insurers shall waive all rights of subrogation against the Town of Trumbull, the Trumbull Board of Education, and the HMSBC, and their officers, agents, servants, and employees for losses arising from work performed by each under the Contract established.

The insurance policy must contain the additional provision wherein the company agrees that Thirty (30) days prior to termination, expiration, cancellation or reduction of the insurance afforded by this policy with respect to the contract involved, written notice will be served by registered mail to the Purchasing Agent, Town of Trumbull.

Additionally, the successful proposer (Contractor) shall provide adequate statutory Workmen's Compensation Insurance for all labor employed on this project, and comprehensive General Public Liability Insurance (Coverage "B")

The successful proposer (Contractor) and each Subcontractor agree that their insurance carriers waive subrogation against the Town, its agents or employees with respect to any loss covered by the Contractor's and each Subcontractor's insurance.

1. Errors & Omissions Insurance must be documented in the amount of \$2,000,000.

Liability Insurance. The Consultant, upon the submission of a proposal shall deliver to the Town of Trumbull proof of professional liability insurance in the sum of \$1,000,000 (one million dollars) issued by a reputable insurance company. This insurance must be maintained throughout this engagement and proof thereof must be provided upon request.

11. CONFLICT OF INTEREST

Public officials shall be prohibited from receiving any town work procured through a Public Bid or bid waived process so as to avoid any appearance of impropriety or Conflict of interest; and public officials cannot circumvent the intent of this Ordinance by receiving town work through a bid waiver, as proscribed by the Trumbull Town Charter.

12. DELIVERY TIME IS OF THE ESSENCE

Special consideration may be given to bidders that provide an expedited delivery. It is expected that the Work will be completed within 90 calendar days,

13. STATEMENT OF experience AND REFERENCES

Bidders shall complete and submit the "Statement of Qualifications" section of this request along with the References form. The Town and HCBC may make such investigations as necessary, and it deems appropriate to determine the qualifications of the proposer to perform the work required. If the Town is not satisfied that the proposer is properly qualified, the Town along with Engineering Department reserves the right to reject the proposal of said proposer.

14. AWARD AND AUTHORITY & PRICING

The Town, along with the input from the hired project consultants, will review all proposals and make recommendations to the HMSBC. The HMSBC will make the final decision as to appropriate proposal to award. The Purchasing Agent of the Town shall issue notification of award in writing along with a town Standard Contract, then a Purchase Order (PO).

PRICING

All lump sum fees and hourly rates quoted shall remain firm fixed for a period 90 days from the date of proposal opening.

**TOWN of TRUMBULL
BOARD OF EDUCATION
NEW SCHOOL CONSTRUCTION PROJECT
THIRD PARTY CODE REVIEW
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RFQ-P: 6564

DUE: March 25, 2026, AT 2:00PM

I. SCOPE OF WORK Requirements

BASIC SCOPE OF SERVICES

The basic scope of Independent 3rd Party Code Reviewer services shall be based on the above noted project description:

- Construction. Conduct reviews of the submitted construction documents and specifications to determine the degree of compliance with the 2022 Connecticut State Building, 2022 Connecticut Fire Safety Code, and 2022 Connecticut Fire Prevention Code, and the 2010 ADA Standards for Accessible Design, and any other applicable codes and standards. This review shall include any revisions or replies submitted in response to review comments.
- Prepare and submit a written Plan Review Record (PRR) [MS Word format] and an IBC Plan Review Record summarizing the review findings, which will present issues of non-compliance or areas requiring clarification together with the applicable Code references.
- Conduct a review of the plans and specifications to determine the degree of compliance with Section 504 of the Rehabilitation Act of 1973 and The Americans with Disabilities Act of 1990, including the 2010 ADA Standards for Accessible Design. Submit a letter about your findings.
- Include the results of your documents review, a log of coordination items, noted during the code compliance review that contractors could use to start a change order process.
- Complete and submit the initial review(s) within thirty (30) days of receipt of authorization to proceed. Complete all subsequent reviews of revised documents within seven (7) calendar days from date of receipt. Electronic copy of the documents and one full-size hard copy set of the drawings will be provided.
- Upon satisfactory resolution of all items within the Plan Review Record (PRR), submit a completed PRR with signoffs for each numbered item along with the IBC Plan Review Record for the scheduled PCR dates. Stamp and sign reviewed documents with revisions where required.
- Include all stakeholder inquiries, video and in-person meetings and travel costs to and from meetings.

SCHEDULE

The following is the anticipated schedule for this scope of work.

- | | | |
|----|-------------------------------|-------------------|
| 1. | Issue Solicitation | February 26, 2026 |
| 2. | Last day to submit an RFI | March 18, 2026 |
| 3. | RFQ/P due to the Town | March 25, 2026 |
| 4. | Code Reviewer Selection | April 7, 2026 |
| 5. | Award and contract signed by | April 14, 2026 |
| 5. | Construction Documents Issued | May 1, 2026 |
| 6. | Plan Review Due | May 22, 2026 |

AVAILABLE INFORMATION

The Hillcrest Middle School Design Development Documents and overall Project Schedule will be available upon request for qualified respondents by emailing Robert Tencza at robert.tencza@arcadis.com.

INCURRING COST

The Town will not be held responsible for any costs incurred by the firm for work performed in the preparation and production of the proposal or for any work performed prior to the issuance of a contract.

PROPRIETARY INFORMATION

The Town will not disclose any portion of the proposals except to members of an Evaluation Team prior to the contract award. The Town retains the right to disclose the name of the successful consultant, the financial considerations, and any other information in the proposal that is pertinent to the selection of the Consultant.

AMBIGUITY IN THIS REQUEST FOR PROPOSAL

Prior to submitting a response to this request, it is the responsibility of the Consultant to bring to the attention of the Purchasing Department any ambiguity in this request. Not to do so shall result in the Consultant forfeiting any claim for adjustment based on such ambiguity as should have been noted by a prudent Consultant.

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EXPERIENCE

Schedule A: Prior Experience Similar projects (Add Additional Pages as Needed)

Project	Owner	Design Professional	Contract Price	Amount Completed	Date of Completion

Schedule B: Current Workload (Add Additional Pages as Needed)

Project	Owner	Design Professional	Contract Price	Amount Completed	Date of Scheduled Completion

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REFERENCES MUST Be Submitted with Proposal

(To be submitted with qualifications – attach additional pages as necessary)

List references for similar services provided for at least five (5) clients in the past five (5) years (attach any other client references if desired). **PLEASE NOTE IT IS THE TOWN'S INTENT TO COMMUNICATE WITH THE REFERENCES LISTED HEREIN.**

CLIENT 1:

Organization Name: _____

Contact Name: _____

Phone: _____

Service Dates: _____

Project(s): _____

CLIENT 2:

Organization Name: _____

Contact Name: _____

Phone: _____

Service Dates: _____

Project(s): _____

CLIENT 3:

Organization Name: _____

Contact Name: _____

Phone: _____

Service Dates: _____

Project(s): _____

CLIENT 4:

Organization Name: _____

Contact Name: _____

Phone: _____

Service Dates: _____

Project(s): _____

CLIENT 5:

Organization Name: _____

Contact Name: _____

Phone: _____

Service Dates: _____

Project(s): _____

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REQUEST FOR PROPOSAL FORM

COMPLETE ALL INFORMATION REQUESTED. THIS FORM MUST BE SIGNED AND
 SUBMITTED WITH PROPOSAL.

Company Name & Address: _____

ADDENDA

The following Addenda have been received. The modifications to the Bid Documents noted therein have been considered and all costs thereto are included in the Base Bid.

Addenda # _____, _____, _____, _____, _____

INSTRUCTIONS: *The above signed, attesting to be a duly authorized representative of the Code Reviewer submitting this Proposal, having familiarized themselves with the proposed projects and the Scope of Work contained herein affecting the cost of the work, hereby proposes to furnish the Town of Trumbull / Hillcrest Middle School Building Committee with all supervision, technical personnel, labor, materials, equipment, tools, appurtenances and services required to perform and satisfactorily complete the work specified for the sums as indicated below.*

PROPOSAL FEE	TOTAL LUMP SUM	\$ _____.
Written Total Lump Sum Fee:		

HOURLY RATES: *Attach to this Proposal Form the hourly rates for all staff in your Firm, indicated by Title, that your Firm would charge for any additional Code Reviewer services as may be requested by the Hillcrest Middle School Building Committee that were not included in the Contract established between the Town of Trumbull and your Firm if selected.*

	Description of service or title	Proposed (24 months)	Annual increases 2028 -2029	
Hourly Rate	General Foreman/Supervisor	\$ /Hr.	\$ /Hr.	\$ /Hr.
		\$ /Hr.	\$ /Hr.	\$ /Hr.
		\$ /Hr.	\$ /Hr.	\$ /Hr.
	Other (list trade)	\$ /Hr.	\$ /Hr.	\$ /Hr.
Overtime Hourly Rate	General Foreman/Supervisor	\$ /Hr.	\$ /Hr.	\$ /Hr.
		\$ /Hr.	\$ /Hr.	\$ /Hr.
		\$ /Hr.	\$ /Hr.	\$ /Hr.
	Other (list trade)	\$ /Hr.	\$ /Hr.	\$ /Hr.
Vehicle Charge		@ \$ /hr or trip	@ \$ /hr or trip	
Materials Markup		@ %	@ %	@ %

Company Name

by (Signature)

Address

Print Name (Duly Authorized Representative)

City, State, Zip

Title

Date

Telephone/Fax

Email

Cell Phone/ Alt.Contact Number

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NON-COLLUSION AFFIDAVIT

MUST be Submitted with Proposal

State of _____ SS: _____

County of _____, being first duly sworn,

1. He is _____ of _____

The bidder that has submitted the attached bid.

2. He is fully informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such bid.

3. Such price is genuine and is not a collusive or sham bid.

4. Neither the said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest, including this affiant, has in any way colluded, conspired, connived or agreed, directly or indirectly with any other Bidder, firms or person to submit a collusive or sham Bid in connection with the Contract for which the Contract, or has in any manner, directly or indirectly, sought by agreement or collusion or communications or conference with any other Bidder, firm or person to fix the proceeds or prices in the attached Bid or of any other Bidder, or to fix any overhead, profit or cost element of the Bid price or the Bid price of any bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage, against the Town of Trumbull, (Owner) or any person interested in the proposed Contract; and

5. The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in interest including this affiant.

Signed _____

Title

Subscribed and sworn to before me this _____ day of _____, 20

Title

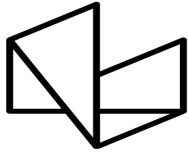
My Commission Expires

END of RFQ/P 6564

Third Party Code Review

Hillcrest Middle School

Trumbull, CT



HEXAGON Multivista

Multivista • 475 Hillside Ave. Suite 3 • Needham, MA 02494
(617) 964-2800 • acctne@multivista.com • www.multivista.com

MULTIVISTA CONSTRUCTION DOCUMENTATION PROPOSAL AND AGREEMENT

CLIENT: Town of Trumbull
PROJECT: New Hillcrest Elementary School
LOCATION: Trumbull, Connecticut
PROJECT SIZE: 140,000 Sq Ft
DATE: February 10, 2026

TD-CT LLC referred to herein as Multivista, is pleased for the opportunity to provide **Town of Trumbull** with superior photographic documentation of your **New Hillcrest Elementary School Project** under the following terms and conditions.

1.0 Scope of Services:

This Section 1 sets forth the complete scope of services that Multivista will provide for the above-described project:

1.1 Project Documentation (Photo Sets):

- 2x Monthly 2D Photos & UAS (drone) Site Progressions to provide site progressions, inclusive of site and building exterior at a high-level designed to provide complete site coverage for OAC and team planning purposes. All flights performed by licensed and FAA approved pilots (subject to FAA flight path approvals). Via a complete set of NADIR images, the following will be provided: a 2D Map, an Orthomosaic 3D contour map and dimension/volume/height/altitude measuring tools.
 - 7/2026 – 12/2028

60 Visits x \$ 1,450.00 = \$ 87,000.00
- Weekly 2D Underground Plumbing Exact-Built to capture the MEP's under the slab on grade prior to backfill, as directed by the client.

10 Visits x \$ 850.00 = \$ 8,500.00
- 2x Monthly 360 Photo Interior Progressions to capture all interior floors after slabs have been poured and accessible up to the start of framing and all interior floors at the starting at framing through finish, or as directed by the client. All photos will be indexed to the floor plans and uploaded to the Multivista platform.
 - 1/2027 – 3/2028

30 Visits x \$ 950.00 = \$ 28,500.00
- Detailed 2D Interior MEP Exact-Built of all levels of the project, to be conducted after rough-ins are complete, just prior to insulation and or drywall, or as directed by client.

\$ 21,850.00

- Slideshows will be taken each visit to the site, which allow for the inclusion of timely images that do not fit into any regular monthly progressions.

*Please see General Conditions with regards to Client responsibility in scheduling Detailed Set shoots.

*Access of Multivista photographers to the elevations and floors is the client’s responsibility.

1.2 Complete Documentation Services:

In addition to the foregoing, all documentation packages include:

- **Access.** Your project will be a web-based platform accessible 24/7/365 with **no** monthly fees.
- **Unlimited** users.
- **Unlimited** use of the Multivista Mobile Application.
- **Unlimited** addition of your own photos, taken with your smartphone, into the Multivista platform and tagged to the drawings, with the ability to annotate, highlight, and email directly out of the platform to your team. The ultimate tool for collaborating with your team.
- **Unlimited** support included in your price.
- **Dedicated** Multivista Project Implementation Manager assigned to your project. Providing on-site training, webex training and phone support.
- **Security.** Access to your platform is password protected, and user access determined by you and your team.

2.0 Documentation Fees:

The following Documentation Fee is inclusive of all the services set forth in Section 1 above:

First Billing as follows: \$ 0,000.00 (percentage of total fee, to review plans, strip plans, build website, Kick off meeting, mobilization, due on or prior to commencement)

Monthly Invoice: \$ 000.00 x 30 months

Contract Amount: \$ TBD

Plus, Applicable Sales Tax (not included above)

(All pricing is guaranteed as specified and may be withdrawn if not accepted in 60 days)

Add Alternates:

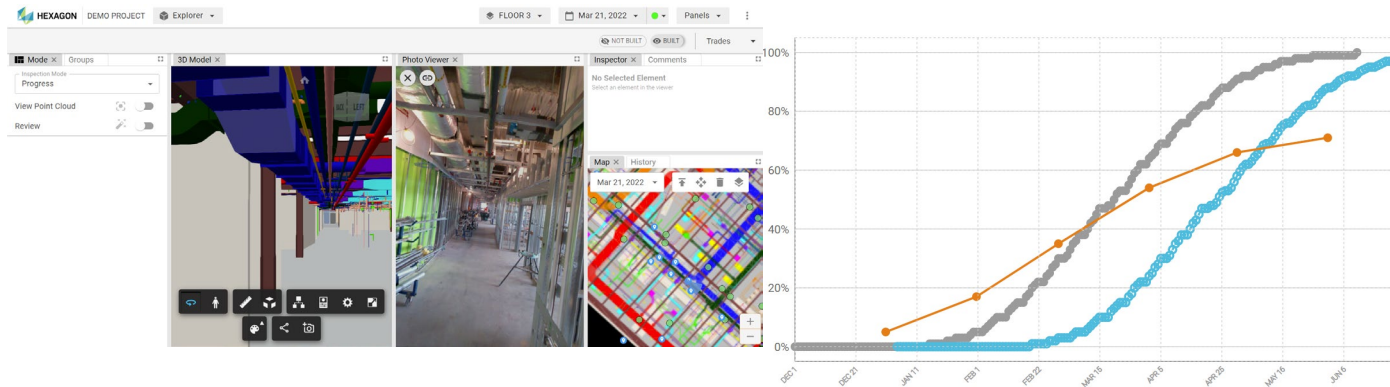
- Weekly UAS Exterior Elevation Progressions – to capture over 4 months in detail all exterior elevations of the project for all waterproofing around building envelope including the windows and openings prior to cover up, or as directed by the client (waterproofing at foundation level not included in scope). Will be captured using a UAS (drone) with photos integrated into the Multivista Platform. UAS (drone) flown by a Multivista Pilot-In-Command per Federal, State, and local government regulations. (all flights subject to FAA, DOB approval)

16 Visits x \$ 1,050.00 = \$ 16,800.00
2D Photos = 16 Visits x \$ 850.00 = \$ 13,600.00
- CAP - Progress Reporting (from Models)
 Prevent critical path delays with the most accurate model-based progress and productivity tracking for all trades. With Hexagon CAP, you can automatically track and prevent critical path delays by comparing your project's progress to its schedule on a trade-by-trade and area-by-area basis. Our algorithms improve visibility into your project, accurately tracking work-in-place by utilizing reality capture data from the field. You can also easily share our interactive dashboards with all members of your team, so you have a

deeper, shared understanding of your project's performance. Compare your current progress to your original schedule, allowing better communication on how and why your project plan has changed over time.

- CAP provides reports by trade and area to compare % complete to current and original schedules
- Your project team can identify delays that will impact the critical path
- CAP's Lookahead shows you projected completion

\$ TBD



- Provide one videographer for 1 full day (6hrs max on site) or ½ day (3hrs max on site), associated editing and is hosted on the same website as our standard documentation, to document training or other related video work, as directed by the client. Quick and easy access to training video via a QR code, provided once completed, which can be scanned through your phone in a matter of seconds.

\$ 2,400.00 – Full Day
\$ 1,500.00 – Half Day

**Owner Video Training Cancellation Fee*

\$ 500.00

2.1 Early Completion and Additional Build Time Fees

Invoicing is based on periods set forth above, beginning as applicable throughout construction. If the scope of work set forth in Section 1 above is completed prior to those times, the balance of the Total Fees unpaid at the completion of the scope of work shall be due and payable within thirty (30) days of the final shoot. Exterior and Interior Progression Shoots in excess of the number set forth in Section 1, if required, will be priced as needed. Additional Detail Shoots will be priced individually.

2.2 Reimbursable Expenses

Multivista will invoice for actual expenses incurred plus 15% for those expenses that are directly related to the Project. Back-up for all such expenses will be provided with invoicing. Expenses that are reimbursable include, but are not limited to, mileage, out-of-town travel (including airfare, ground transportation, gas, lodging and incidentals), and reproductions, printing costs, deliveries/parcels, and project-specific insurance where insurance needs exceed Multivista's general liability policy limits. Client agrees to compensate Multivista for any and all time spent by Multivista in any form of dispute resolution concerning the project that is the subject of this agreement. Dispute resolution includes, but is not limited to, document production in response to subpoenas or document requests, claims meetings, mediation, litigation, and arbitration.

On this Project, reimbursable expenses are estimated to be \$ 0, including mark-up, and Multivista will invoice only if directed by the client.

3.0 Additional Servicers (Upon Request)

Multivista would be pleased to accommodate limited additional items that may be captured during our scheduled visits and included in the Slideshow section of our service.

Additional items which require special visits to site or are of significant scope may be added for the rate of \$225 per hour to include onsite services, computer services and travel time plus tolls from our office to the site.

Requests from clients for additional services must be in writing and a separate proposal or change order to the original will be issued from Multivista.

4.0 Standard Terms and Conditions

- 1) **SERVICES:** Multivista shall provide professional services in accordance with the above agreed upon Scope. Multivista will begin a Project Set-Up only after receipt of (a) electronic plans from the architect of the Project in an acceptable format, (b) a fully executed Agreement and (c) the Set-Up deposit. Thereafter, Multivista requires at least ten (10) business days for Project Set-Up *prior to the first shoot* contemplated by the Scope.
- 2) **DETAILED PHOTO SETS:** Because of the volatile nature of construction schedules, IT IS THE SOLE RESPONSIBILITY OF THE CLIENT TO PROVIDE MULTIVISTA AT LEAST 48 HOURS NOTICE PRIOR TO THE TIME THAT A DETAILED SET MUST BE PERFORMED. To the extent look-ahead schedules are made available to Multivista, Multivista will endeavor to communicate with the Project owner's representative or superintendent regarding upcoming Detailed Set shoots. However, Multivista will not be responsible if such Detailed Sets are not performed due to lack of notice pursuant to this provision.

Client Initials

- 3) **AGENT/OWNER'S REPRESENTATIVE:** Client must designate a specific person or persons authorized to and responsible for scheduling site visits and Detailed Shoots.
- 4) **EXECUTION:** This Agreement becomes effective upon signatures by the authorized representative, of the Client and Multivista and upon receipt by Multivista of a signed original or facsimile transmittal. Multivista is authorized to proceed with services upon receipt of an executed Agreement or written Notice to proceed. If facsimile transmittal is initially sent to Multivista, Client will provide Multivista with a signed original for record as soon as practical.
- 5) **COMPLETION/TERMINATION:** This Agreement shall remain in force until terminated. This contract may be terminated by the Client and/or Multivista, upon fourteen (14) days written notice. In the event of such termination Multivista will be paid the portion of the compensation (and fixed fee, if applicable) earned for services properly performed through the termination date including any retention held by the Client. Continuing Service Agreements shall be reviewed annually for rates and shall remain in force until terminated in writing by either party.
- 6) **STANDARD OF CARE:** Services provided by Multivista under this Agreement will be performed in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. Multivista makes no warranties or guarantees, either expressed or implied, of the fitness of its documentation for any particular use. Multivista's sole obligation under this agreement is to provide professional photographic documentation of the work contained within the scope of the agreement. No interpretation or opinion shall be offered or presumed from any of the images taken and Multivista shall not be liable for any defect or condition disclosed by such images, if any.
- 7) **INDEPENDENT CONSULTANT:** Multivista is and shall be at all times during the term of the Agreement an independent contractor and not an agent or sub-contractor of the Client. Client acknowledges and agrees that, notwithstanding this Agreement or any provision contained herein, Multivista may provide its services, including, but not limited to, those services contained in the Scope of this Agreement, to any other party authorized to contract for services relating to, in connection with or on behalf of the Project, including, but not limited to, the Contractor(s), Owner(s), Developer(s), Architect(s) or Owner's Representatives. Client hereby waives any claim of conflict of interest, estoppel or business interference arising out of any such third-party agreement.
- 8) **COMPLIANCE WITH LAWS:** Multivista will comply with Federal, State, and local laws applicable to the services to be provided under this Agreement.
- 9) **PAYMENT & COLLECTION:** An initial set up fee equal to 25% of the total contract amount is due upon execution of this proposal, and no later than 10 days prior to the commencement of documentation. Remaining balance to be invoiced on a monthly basis according to work completed. Payments are due in full within thirty (30) days from date of invoice, or according to other terms as agreed to expressly in writing. The Client will be invoiced for work completed. A finance charge of 1-1/2% per month, equivalent to 18% per annum, will be assessed on any amounts outstanding beyond 30-day payment terms. In the event

legal action is necessary to enforce the payment provisions of this Agreement if the Client fails to make payment within thirty (30) days of the invoice date, Multivista shall be entitled to collect from the Client any judgment or settlement sums due, reasonable attorney's fees, court costs and expenses incurred by Multivista in connection therewith and, in addition, the reasonable value of Multivista's time and expenses spent in connection with such collection action, computed at Multivista's prevailing fee schedule and expense policies.

- 10) **OWNERSHIP OF DOCUMENTS: CONFIDENTIALITY; INTELLECTUAL PROPERTY:** Specifications, drawings, personal information, or other information given to Multivista by the Client is disclosed in confidence. They shall not be reproduced, copied, disclosed, or used except in connection with the services that are the subject of the agreement. All documents, digital and electronic media prepared under the Agreement are instruments of service and are, and shall remain, the property of Multivista or Multivista Systems LLC ("Multivista Systems"), including all intellectual property rights to said documents and media, until such time as they are paid for in full by the Client at which time their ownership, excepting Confidential, Trade Secret and Proprietary Information of Multivista Systems, shall pass to the Client. Multivista and Multivista Systems make no warranties as to the professional nature of the media other than to capture construction conditions or events. Notwithstanding the foregoing, the underlying proprietary software, indexing, navigation and viewing systems, processes, procedures, databases, information and any other content of Multivista Systems that is housed in the software, and all other service, including all intellectual property rights associated therewith (collectively "Confidential, Trade Secret and Proprietary Information"), shall at all times remain the sole property of Multivista Systems. Client agrees not to reproduce, copy, or use the Confidential, Trade Secret and Proprietary Information except as expressly permitted in the Agreement and only in connection with the services which are the subject matter of the Agreement. Notwithstanding the foregoing, Multivista Systems reserves the right to use, and Client hereby consents to the use of limited samples of the media and system service prepared for Client (not to exceed 1% of total project media) for Multivista Systems marketing and promotional purposes. Multivista Systems may also utilize Client statements, cost savings and ROI examples derived from Client's use of Multivista System's services. Anonymity will be observed if requested.
- 11) **NO PUBLIC ACCESS:** Online access to Client's documentation shall be restricted to Client approved personnel only, each of whom will be provided with a unique username and password. Making access credentials publicly available shall be prohibited and Client shall make its approved personnel aware of this and that Client's confidentiality and restricted access obligations under the Agreement extend to all approved personnel.
- 12) **SITE VISITS/OBSERVATION:** Multivista shall visit the project and/or construction site at appropriate intervals and take photos of the construction progress. Visits to the project site and observations made by Multivista as part of services provided during construction under this Agreement shall not make Multivista responsible for monitoring of the work. Multivista employees will report to the site office prior to working on site. The site superintendent shall be the designated person granting permission onto the site in order to ensure safe access for Multivista employees.
- 13) **CHANGES IN WORK SCOPE:** From time to time, the Client may wish to increase the scope of the documentation or enroll further projects. Any changes in scope of work shall be bound by this agreement, subject to any further agreements made in writing and signed by all parties to this agreement. Such increases in scope or further enrollments will be considered addendums to this contract and will be billed as set forth herein or as set forth in an Additional Service Agreement (for Detailed Set enrollments).
- 14) **DELAYS:** Multivista shall not be liable for delays in performing or failure to perform its obligations under this Agreement resulting directly or indirectly from, or contributed to by acts of God; acts or failures to act by the Client; acts or failures to act by civil or military authority; governmental priorities; fires; strikes; or labor disputes; accidents; floods; epidemics; failure of the worldwide web, or any other circumstances beyond Multivista's reasonable control, whether similar or dissimilar to the foregoing. The Client or Multivista shall notify the other promptly of any potential delay.
- 15) **EQUAL OPPORTUNITY EMPLOYMENT:** Multivista will comply with federal regulations pertaining to Equal Opportunity Employment. Multivista will comply with applicable local, state, and federal regulations concerning minority hiring. Multivista's equal opportunity employment policy applies to all phases of employment.

- 16) **INSURANCE:** Multivista maintains \$5,000,000 of General liability insurance. Multivista is currently covered by a policy written through its agent, VanParys Associates, and the specific carriers will be outlined on the Acord Certificate of Liability Insurance that will be issued to you prior to start of work. Multivista maintains a \$1,000,000 policy for Workers Compensation insurance coverage, written through Paychex Insurance Agency Inc, and the carriers will be outlined on the Acord Certificate of Liability Insurance issued to you prior to the start of work.
- 17) **INDEMNIFICATION/HOLD-HARMLESS:** Multivista shall indemnify and defend the Client and their principals and members, Client's Inspectors, General Contractor, Architect, Architect's consultants, and agents and employees of any of them from claims based on intentional misconduct or gross negligence by Multivista, its employees and agents. Client shall indemnify and defend Multivista for any claims related directly or indirectly to the project that do not result from the sole and direct intentional misconduct or gross negligence of Multivista, its employees and agents. Multivista further agrees to name the client and any other required entities as additional insured on a primary and non-contributory basis.
- 18) **LIMITATION OF LIABILITY:** Client agrees to limit the liability of Multivista for any and all claims, losses, costs, damages of any nature whatsoever or claims expenses from any cause or causes so that the total aggregate liability of Multivista to the Client shall not exceed Multivista's total fee for services rendered under this Agreement.
- 19) **DISPUTES:** Any action for claims arising out of or relating to this Agreement or the project that is the subject of this Agreement shall be governed by the laws of the State of Connecticut.
- 20) **ATTORNEY FEES:** Should there be any suit or action instituted to enforce any right granted in the contract, the substantially prevailing party shall be entitled to recover its costs, disbursement, and reasonable attorney fees from the other party. The party who is awarded a net recovery against the other shall be deemed the substantially prevailing party unless such other party has previously made a bona fide offer of payment in settlement and the amount of recovery is the same or less than the amount offered in settlement. Reasonable attorney fees may be recovered regardless of the forum in which the dispute is heard, including an appeal.
- 21) **EXPENSES:** Multivista shall be punctually reimbursed according to Multivista's Standard schedule of rates and fees for any out of contract costs incurred at the Client's written request.

Multivista will perform all work per the selected option for scope of services, standard terms, and conditions, and shall be reimbursed for its expenses in accordance with Multivista's Documentation Fees. Upon acceptance of this Proposal, Multivista will work diligently to pursue its work until the completion of this project, consistent with the above referenced Scope of Services. Your acceptance of this Proposal constitutes your authorization and direction for Multivista to proceed with this project. Multivista reserves the right to revoke or modify this Proposal at any time before its acceptance.

Multivista will continue to host the project on the website for a period of 12 months post completion of the project. Upon request, Multivista will supply you with a complimentary USB or External Hard Drive depending on the size of the project, of the entire Documentation of your archived project. Additional live hosting is available post documentation, which can include the task manager program for facilities management in the future. An annual Licensing fee will apply, and the amount will depend on the final cost of the project.

The foregoing proposal is accepted by:

TD-CT LLC

Town of Trumbull

Signature _____

Signature _____

Printed _____

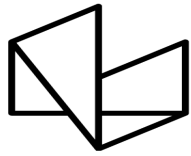
Printed _____

Title _____

Title _____

Date _____

Date _____



HEXAGON Multivista

Multivista • 475 Hillside Ave. Suite 3 • Needham, MA 02494
(617) 964-2800 • acctne@multivista.com • www.multivista.com

MULTIVISTA CONSTRUCTION DOCUMENTATION PROPOSAL AND AGREEMENT

CLIENT: Town of Trumbull
PROJECT: New Hillcrest Elementary School
LOCATION: Trumbull, Connecticut
PROJECT SIZE: 140,000 Sq Ft
DATE: February 13, 2026

TD-CT LLC referred to herein as Multivista, is pleased for the opportunity to provide **Town of Trumbull** with superior photographic documentation of your **New Hillcrest Elementary School Project** under the following terms and conditions.

1.0 Scope of Services:

This Section 1 sets forth the complete scope of services that Multivista will provide for the above-described project:

1.1 Web Camera Hosting Package – (pending site conditions)

20 months of web hosting, integrated into the Multivista Documentation Software.

This includes:

- Webcam Installation included. (Pending site conditions)
- Live 24/7 image stream
- Static images (1920x1080 resolution), archived every 10 minutes with ability to perform live and historical review & 14 day time lapse video.
- Camera stream re-broadcasting capable of supporting unlimited concurrent users.

Equipment:

- 1 – Fixed Bullet Camera – 8MP Sapphire Static Camera Kit (*4G Modem/ Camera Control System*)
- Equipment Warranty: 3-year manufacturer's warranty against defect on camera and modem

1.2 Complete Webcam Services:

In addition to the foregoing, all webcam packages include:

- On-line web hosting of the documentation on the Multivista website for the construction period covered by the documentation, accessible from anywhere internet is accessible.
- Password protected access to the documentation.

Client Responsibilities (Pending site conditions):

- Provide a suitable camera mounting location with appropriate lines of sight to the subject of interest.

- Provide power for webcam (110 Volt GFI outlet) and/or providing a dedicated internet connection.
- Supply all materials other than those specified in the Equipment section above.
- Provide onsite contact and access to a manlift if required at their expense.
- Provide an onsite contact who can perform basic services as necessary for the maintenance and operation of the webcam including, but not limited to: Testing, Power-cycling, Checking/confirmation of indicatory status lights and cleaning lens if necessary.
- Multivista will monitor webcam remotely and offer phone/web base support to help client troubleshooting any arising issues with web cam.
- Multivista technician will perform 2 site visits to trouble shoot and repair web cam.
- In the event a web cam component is damaged due to electrical irregularities (*power surge or brownout*) or on-site activities. A fee of \$700/visit plus cost of replaced part will be charged to the client.

2.0 Webcam Fees:

The following Webcam Fee is inclusive of all the services set forth in Section 1 above:

Webcams:	<u>\$ 4,275.00</u>
Installation:	<u>\$ 2,000.00</u>
Total Equipment/Services Costs:	<u>\$ 6,275.00 (Due Upon Signing)</u>
<small>(For the purchase & set up of project on Multivista dedicated website for the project)</small>	
Monthly Hosting:	<u>\$ 530.00 x 20 months</u>
<small>(Web hosting fee, monitor and phone support /troubleshooting live feed). Hosting fees may be terminated at any time as directed by client.</small>	
Total Hosting:	<u>\$ 10,600.00</u>
Total Contract Amount:	<u>\$ 16,875.00</u> (*Discounted contract rate, early termination fees will apply)

(Plus, Applicable Sales Tax (not included above))

(All pricing is guaranteed as specified and may be withdrawn if not accepted in 90 days)

*EQUIPMENT MAINTENANCE: The Client is solely responsible for the maintenance and operation of all webcams and related equipment. The Client will provide an onsite contact who is able to perform basic services as necessary for the maintenance and operation of the webcam including, but not limited to: Testing, Power-cycling, Checking/confirmation of indicatory status lights and cleaning lens if
 Note: All web cam pricing is dependant upon owner providing a site plan and a site visit by Multivista Web Cam personnel to verify site conditions.

Note: All web cam pricing is dependant upon owner providing a site plan and a site visit by Multivista Web Cam personnel to verify site conditions.

Add Alternatives (pending site conditions):

- 8MP Sapphire PTZ Camera Kit (*4G Modem/ Camera Control System*) **\$ 7,790.00**
Hosting = 20 months x \$ 615.00 = \$ 12,300.00
TOTAL = \$ 20,090.00
- Security 24/7 Call Center Monitoring **20 months x \$ 120.00 = \$ 2,400.00**
- Security 24/7 Call Center Monitoring with Talkdown & Strobe
 - 120V AC Hardware-back up batteries included **\$ 1,875/per camera (one time charge)**
 - Hosting **20 months x \$ 285.00 = \$ 5,700.00**
- Non-Penetrating Roof Mount c/w 8' MAST with rubber roof pad **\$ 1,390.00**

2.1 Early Completion and Additional Build Time Fees

Invoicing is based on periods set forth above, beginning as applicable throughout construction. If the scope of work set forth in Section 1 above is completed prior to those times, the balance of the Total Fees unpaid at the completion of the scope of work shall be due and payable within thirty (30) days of the final shoot. Exterior and Interior Progression Shoots in excess of the number set forth in Section 1, if required, will be priced as needed. Additional Detail Shoots will be priced individually.

2.2 Reimbursable Expenses

Multivista will invoice for actual expenses incurred plus 15% for those expenses that are directly related to the Project. Back-up for all such expenses will be provided with invoicing. Expenses that are reimbursable include, but are not limited to, mileage, out-of-town travel (including airfare, ground transportation, gas, lodging and incidentals), and reproductions, printing costs, deliveries/parcels and project-specific insurance where insurance needs exceed Multivista's general liability policy limits. Client agrees to compensate Multivista for any and all time spent by Multivista in any form of dispute resolution concerning the project that is the subject of this agreement. Dispute resolution includes, but is not limited to, document production in response to subpoenas or document requests, claims meetings, mediation, litigation, and arbitration.

On this Project, reimbursable expenses are estimated to be \$ 0, including mark-up, and Multivista will invoice only if directed by the client.

3.0 Definitions and Service Descriptions

ny services described below that are not expressly included in the Scope of Services set forth in Section 1.0 of this proposal and agreement are NOT included in this agreement. The following definitions and descriptions are provided only as a reference for the Client, and in no way expand or limit the agreed upon Scope of Service expressly set forth in Section 1.0 of this proposal and agreement. Additional Services may be added by written agreement by and between the parties.

4.0 Additional Servicers (Upon Request)

Multivista would be pleased to accommodate limited additional items that may be captured during our scheduled visits and included in the Slideshow section of our service.

Additional items which require special visits to site or are of significant scope may be added for the rate of \$225 per hour to include onsite services, computer services and travel time plus tolls from our office to the site. Requests from clients for additional services must be in writing and a separate proposal or change order to the original will be issued from Multivista.

5.0 Standard Terms and Conditions

(Please also see Webcam Rider accompanying this proposal.)

SERVICES: Multivista shall provide professional services in accordance with the above agreed upon Scope. Multivista will begin a Project Set-Up only after receipt of (a) electronic plans from the architect of the Project in an acceptable format, (b) a fully executed Agreement and (c) the Set-Up deposit. Thereafter, Multivista requires at least ten (10) business days for Project Set-Up prior to the first shoot contemplated by the Scope.

DETAILED PHOTO SETS: Because of the volatile nature of construction schedules, IT IS THE SOLE RESPONSIBILITY OF THE CLIENT TO PROVIDE MULTIVISTA AT LEAST 48 HOURS NOTICE PRIOR TO THE TIME THAT A DETAILED SET MUST BE PERFORMED. To the extent look-ahead schedules are made available to Multivista, Multivista will endeavor to communicate with the Project owner's representative or superintendent regarding upcoming Detailed Set shoots. However, Multivista will not be responsible if such Detailed Sets are not performed due to lack of notice pursuant to this provision. _____ Client Initials

AGENT/OWNER'S REPRESENTATIVE: Client must designate a specific person or persons authorized to and responsible for scheduling site visits and Detailed Shoots.

EXECUTION: This Agreement becomes effective upon signatures by the authorized representative, of the Client and Multivista and upon receipt by Multivista of a signed original or facsimile transmittal. Multivista is authorized to proceed with services upon receipt of an executed Agreement or written Notice to proceed. If facsimile transmittal is initially sent to Multivista, Client will provide Multivista with a signed original for record as soon as practical.

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STANDARD OF CARE: Services provided by Multivista under this Agreement will be performed in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances. Multivista makes no warranties or guarantees, either expressed or implied, of the fitness of its documentation for any particular use. Multivista's sole obligation under this agreement is to provide professional photographic documentation of the work contained within the scope of the agreement. No interpretation or opinion shall be offered or presumed from any of the images taken and Multivista shall not be liable for any defect or condition disclosed by such images, if any.

INDEPENDENT CONSULTANT: Multivista is and shall be at all times during the term of the Agreement an independent contractor and not an agent or sub-contractor of the Client. Client acknowledges and agrees that, notwithstanding this Agreement or any provision contained herein, Multivista may provide its services, including, but not limited to, those services contained in the Scope of this Agreement, to any other party authorized to contract for services relating to, in connection with or on behalf of the Project, including, but not limited to, the Contractor(s), Owner(s), Developer(s), Architect(s) or Owner's Representatives. Client hereby waives any claim of conflict of interest, estoppel or business interference arising out of any such third party agreement.

COMPLIANCE WITH LAWS: Multivista will comply with Federal, State, and local laws applicable to the services to be provided under this Agreement.

PAYMENT & COLLECTION: An initial set up fee equal to 25% of the total contract amount is due upon execution of this proposal, and no later than 10 days prior to the commencement of documentation. Remaining balance to be invoiced on a monthly basis according to work completed. Payments are due in full within thirty (30) days from date of invoice, or according to other terms as agreed to expressly in writing. The Client will be invoiced for work completed. A finance charge of 1-1/2% per month, equivalent to 18% per annum, will be assessed on any amounts outstanding beyond 30-day payment terms. In the event legal action is necessary to enforce the payment provisions of this Agreement if the Client fails to make payment within thirty (30) days of the invoice date, Multivista shall be entitled to collect from the Client any judgment or settlement sums due, reasonable attorney's fees, court costs and expenses incurred by Multivista in connection therewith and, in addition, the reasonable value of Multivista's time and expenses spent in connection with such collection action, computed at Multivista's prevailing fee schedule and expense policies.

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CHANGES IN WORK SCOPE: From time to time, the Client may wish to increase the scope of the documentation, or enroll further projects. Any changes in scope of work shall be bound by this agreement, subject to any further agreements made in writing and signed by all parties to this agreement. Such increases in scope or further enrollments will be considered addendums to this contract and will be billed as set forth herein or as set forth in an Additional Service Agreement (for Detailed Set enrollments).

DELAYS: Multivista shall not be liable for delays in performing or failure to perform its obligations under this Agreement resulting directly or indirectly from, or contributed to by acts of God; acts or failures to act by the Client; acts or failures to act by civil or military authority; governmental priorities; fires; strikes; or labor disputes; accidents; floods; epidemics; failure of the worldwide web, or any other circumstances beyond Multivista's reasonable control, whether similar or dissimilar to the foregoing. The Client or Multivista shall notify the other promptly of any potential delay.

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INSURANCE: Multivista maintains \$1,000,000 each occurrence and \$2,000,000 aggregate of general liability insurance, \$1,000,000 of auto liability, and a \$5,000,000 umbrella. Multivista is currently covered by a policy written through its agent, VanParys Associates, and the specific carriers will be outlined on the Acord Certificate of Liability Insurance that will be issued to you prior to start of work. Multivista

maintains a \$1,000,000 policy for Workers Compensation insurance coverage, written through Paychex Insurance Agency Inc, and the carriers will be outlined on the Acord Certificate of Liability Insurance issued to you prior to the start of work.

- 1) INDEMNIFICATION/HOLD-HARMLESS: Multivista shall indemnify and defend the Client and their principals and members, Client’s Inspectors, General Contractor, Architect, Architect’s consultants, and agents and employees of any of them from claims based on intentional misconduct or gross negligence by Multivista, its employees and agents. Client shall indemnify and defend Multivista for any claims related directly or indirectly to the project that do not result from the sole and direct intentional misconduct or gross negligence of Multivista, its employees and agents. Multivista further agrees to name the client and any other required entities as additional insured on a primary and non-contributory basis.

LIMITATION OF LIABILITY: Client agrees to limit the liability of Multivista for any and all claims, losses, costs, damages of any nature whatsoever or claims expenses from any cause or causes so that the total aggregate liability of Multivista to the Client shall not exceed Multivista’s total fee for services rendered under this Agreement.

DISPUTES: Any action for claims arising out of or relating to this Agreement or the project that is the subject of this Agreement shall be governed by the laws of the State of Connecticut.

ATTORNEY FEES: Should there be any suit or action instituted to enforce any right granted in the contract, the substantially prevailing party shall be entitled to recover its costs, disbursement and reasonable attorney fees from the other party. The party who is awarded a net recovery against the other shall be deemed the substantially prevailing party unless such other party has previously made a bona fide offer of payment in settlement and the amount of recovery is the same or less than the amount offered in settlement. Reasonable attorney fees may be recovered regardless of the forum in which the dispute is heard, including an appeal.

EXPENSES: Multivista shall be punctually reimbursed according to Multivista's Standard schedule of rates and fees for any out of contract costs incurred at the Client's written request.

Multivista will perform all work per the selected option for scope of services, standard terms and conditions, and shall be reimbursed for its expenses in accordance with Multivista's Documentation Fees. Upon acceptance of this Proposal, Multivista will work diligently to pursue its work until the completion of this project, consistent with the above referenced Scope of Services. Your acceptance of this Proposal constitutes your authorization and direction for Multivista to proceed with this project. Multivista reserves the right to revoke or modify this Proposal at any time before its acceptance.

Multivista will continue to host the project on the website for a period of 12 months post completion of the project. Upon request, Multivita will supply you with a complimentary CD or DVD of the entire Documentation of your archived project. Additional live hosting is available post documentation, which can include the task manager program for facilities management in the future. An annual Licensing fee will apply and the amount will depend on the final cost of the project.

The foregoing proposal is accepted by:

TD-CT LLC

Town of Trumbull

Signature _____

Signature _____

Printed _____

Printed _____

Title _____

Title _____

Date _____

Date _____

A person's hand is pointing towards a laptop screen. The scene is dimly lit, with a warm light source, possibly a lamp, visible in the background. A potted plant is on the left side of the frame. The text "90 Day-Look Ahead" is overlaid in the center of the image.

90 Day-Look Ahead



90 DAY LOOK AHEAD SCHEDULE

March 2026

- Select Third-Party Reviewers
- Phase 1 Construction Documents Complete
- HMSBC & BOE Approval of Phase 1 Construction Docs

April 2026

- Phase 1 Office of School Grants Pre-Bid Conformance Review (OGA PCR)
- OSTA Approval

May 2026

- Phase 1 Bidding Process
- Phase 2 Construction Documents Complete
- Phase 2 Cost Estimating
- Third Party Reviewers Engage



FINANCIALS

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Hillcrest Middle School
 PHASE 1 & 2 GMP
 PRECONSTRUCTION MILESTONE SCHEDULE
 2/27/2026

Milestones		Schedule Plan	Current Target	Actual	Delta
✓	Schematic Design	August 15, 2026		August 15, 2026	0
✓	SD Estimate & Reconciliation	September 6, 2026		September 11, 2026	5
✓	HSBC Approval of SD	September 8, 2026		September 16, 2026	8
✓	Trumbull IWL Approval	December 19, 2025		February 3, 2026	46
✓	Design Development	December 19, 2025		December 18, 2025	-1
✓	DD Estimate & Reconciliation	January 22, 2026		January 22, 2026	0
✓	HSBC Approval of DD	January 27, 2026		January 27, 2026	0
8	Phase 1 Construction Documents	March 19, 2026			
9	Phase 1 HMSBC & BOE Approval of Phase 1 CD's	March 24, 2026*			
10	OSTA Approval	April 10, 2026			
11	Phase 1 OGA PCR Approval	April 28, 2026			
	RFP for Material Testing & Special Inspection Coordinator				
12		April 29, 2026			
13	Phase 1 Advertise for Bid	May 1, 2026			
14	Phase 2 Construction Documents	May 1, 2026			
15	Phase 2 3rd Party Reviews Reports Completed	May 21, 2026			
16	Phase 2 CD Estimate Reconciliation	May 21, 2026			
17	Phase 1 Bids Received	May 22, 2026			
18	Phase 2 HMSBC & BOE Approval of Phase 2 CD's	May 26, 2026*			
19	Phase 1 Scope Reviews	May 29, 2026			
20	Phase 1 Building Permit Approval	June 4, 2026			
21	Phase 1 Recommendation to HMSBC	June 4, 2026			
22	Phase 1 Approval by HMSBC	June 9, 2026*			
	Selection of Material Testing & Special Inspection Coordinator				
23		June 9, 2026*			
24	Phase 1 Approved by Town of Trumbull	June 12, 2026			
25	Phase 1 Start of Construction	June 25, 2026			
26	Phase 2 OGA PCR Approval	July 24, 2026			
27	Phase 2 Advertise for Bid	July 27, 2026			
28	Phase 2 Bids Received	August 21, 2026			
29	Phase 2 Scope Reviews	August 28, 2026			
30	Phase 2 Building Permit Approval	August 28, 2026			
31	Project GMP Recommendation to HMSBC	September 3, 2026			
32	Project GMP Approval by HMSBC	September 8, 2026*			
33	Project GMP Approved by Town of Trumbull	September 9, 2026			
34	Phase 2 Start of Construction	September 14, 2026			
	*HMSBC Meeting Dates				



Project Budget Summaries

PROJECT BUDGET	\$ 142,375,000.00
Total Encumbered	\$14,334,338.00
Paid to Date (PE 01/31/26)	\$
Encumbrance Balance	\$12,520,224.60
Unencumbered	\$128,040,662.00
Amount Reimbursed to Date (OGA)	\$0.00
% Reimbursed to Date by OGA	0%

Note: Progress Payment Request #1 has been submitted to Office of Grants Administration (OGA) expected payment in April 2026

Owner Contingency Summary



Original Owner Contingency	\$8,173,966.00
Increase to Owner Contingency	\$0.00
Revised Owner's Contingency	\$8,173,966.00
Total Transferred from Owner Contingency	\$0.00
Total Transferred to Owner Contingency	\$78,000.00
Current Owner's Contingency	\$8,251,966.00



Change Orders

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Change Order

PROJECT: *(Name and address)*
New Hillcrest Middle School
530 Daniels Farm Road
Trumbull, CT 06611

CONTRACT INFORMATION:
Contract For: Construction Manager
Date: 08-01-2025

CHANGE ORDER INFORMATION:
Change Order Number: 001
Date: 02-17-2026

OWNER: *(Name and address)*
Town of Trumbull
5866 Main Street
Trumbull, CT 06611

ARCHITECT: *(Name and address)*
Arcadis U.S., Inc.
241 Main Street, 2nd Floor North
Hartford, CT 06106

CONTRACTOR: *(Name and address)*
Bismark Construction Co
100 Bridgeport Avenue, Milford, CT

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

Refer to RAM Drafting LTD. Proposal on attached PCO #1

The original Contract Sum was	\$	199,434.00
The net change by previously authorized Change Orders	\$	0.00
The Contract Sum prior to this Change Order was	\$	199,434.00
The Contract Sum will be increased by this Change Order in the amount of	\$	172,700.00
The new Contract Sum including this Change Order will be	\$	372,134.00

The Contract Time will be unchanged by () days.
The new date of Substantial Completion will be

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

ARCHITECT *(Signature)*

(Printed name, title, and license number if required)

CONTRACTOR *(Signature)*
BY: Gregory J. Raucci, Vice President

(Printed name and title)

OWNER *(Signature)*

(Printed name and title)

Date

Date

Date



Bismark Construction Co Inc
 100 BRIDGEPORT AVENUE
 Milford, Connecticut 06460
 Phone: +12038768331

Project: PO#: 20260496-00, State #: 144-0108N - New Hillcrest Middle School - 26010
 530 Daniels Farm Road
 Trumbull, Connecticut 06611
 Phone: 203-876-8331
 Fax: 203-876-8425

Prime Contract Potential Change Order #001: CE #001 - 3D Modeling - Structural Steel Drafting

TO:	Town of Trumbull 5866 Main St Trumbull, Connecticut 06611	FROM:	Bismark Construction Company, Inc 100 Bridgeport Avenue Milford, Connecticut 06460
PCO NUMBER/REVISION:	001 / 0	CONTRACT:	1 - Pre Construction
REQUEST RECEIVED FROM:		CREATED BY:	Ronnie Rossomando Jr (Bismark Construction Company, Inc)
STATUS:	Pending - In Review	CREATED DATE:	2/13/2026
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$172,700.00

POTENTIAL CHANGE ORDER TITLE: CE #001 - 3D Modeling - Structural Steel Drafting

CHANGE REASON: Design Development

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

CE #001 - 3D Modeling - Structural Steel Drafting
 RAM Drafting LTD. Proposal:

- 3D modeling and connecting of all structural steel per the contract documents using the latest version of TEKLA software (2025). The 3D Model will be available to coordinate with other trades prior to and after the bid.
- Provide all stamped connection calculations by a Licensed Engineer as required by the
- Provide all material lists, cut lists, and production files pre-bid, as well as any additional files required by the awarded fabricator
- Includes meetings with the EOR and fabricator within one week (as required). The object of this meeting is to coordinate fabricators' preferred details, erection sequencing, and piece Adjustments will be made to the model prior to producing the 2D shop drawings at no additional cost.
- Price includes any minor revisions through the total Arch/Structural design process
- Anchor Rod Plan, Steel Erection plans, ABM, and connected model to be provided to steel bidders
- Rate for **extra** work is \$95/hr. US (through steel contractor after the steel is awarded)
- Excludes all miscellaneous metals, ie. Stairs, Handrail, loose lintels, CMU clips at non-shear Price breakdown

Phase 1 (prepare bid package) = \$117,750.00
 Phase 2 (produce shop drawings, final checking) = \$39,250.00
TOTAL PRICE = \$157,000.00

ATTACHMENTS:

#	Budget Code	Description	Amount
1		3D Modeling - Bid Package / Shop Drawings	\$157,000.00

