

PROJECT APPROVALS



January 25, 2024

Cost Estimate Comparison

	Option AR 1.0 Add/Reno 805 Students	Option AR 1.0 Add/Reno 900 Students	Option NC 2.0 New 805 Students	Option NC 2.0 New 900 Students	Option NC 2.1 New 805 Students	Option NC 2.1 New 900 Students
Estimated Construction Costs	\$202 M (\$857 / sf)	\$213 M (\$839 / sf)	\$218 M (\$920 / sf)	\$226 M (\$881 / sf)	\$225 M (\$936 / sf)	\$233 M (\$897 / sf)
Estimated Total Project Costs	\$264 M	\$280 M	\$274 M	\$283M	\$282 M	\$292 M
Estimated MSBA Share	42.04% \$111 M	42.56% \$119M	36.34% \$100 M	37.89% \$107 M	35.82% \$101 M	37.25% \$109 M
Estimated District Share	57.96% \$153 M	57.44% \$161 M	63.66% \$174 M	62.11% \$176 M	64.18% \$181 M	62.75% \$183 M

Estimated MSBA Reimbursement Rates are **for COMPARISON PURPOSED ONLY** and are subject to change throughout the course of the Feasibility Study. The MSBA agrees to a reimbursement rate (which may be higher or lower than shown here) when they approve the Schematic Design Submission.

The estimated construction and total project cost provided are **for COMPARISON PURPOSES ONLY**. The estimated costs will be updated at the Schematic Design Report (SD) phase to inform the Total Project Budget that will be submitted to the MSBA.

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January 25, 2024

Per Town Monthly Cost Breakdown

Per Town Monthly Share based on estimated 30-year level debt service at 3.75%. Based on 10/2023 apportionment percentage only.	Option AR 1.0 Add/Reno 805 Students	Option AR 1.0 Add/Reno 900 Students	Option NC 2.0 New 805 Students	Option NC 2.0 New 900 Students	Option NC 2.1 New 805 Students	Option NC 2.1 New 900 Students
Est. Total Project Costs	\$264 M	\$280 M	\$274 M	\$283M	\$282 M	\$292 M
Est. District Share	\$153 M	\$161 M	\$174 M	\$176 M	\$181 M	\$183 M
Abington – 16.7%	\$206,320	\$218,159	\$213,845	\$221,361	\$219,992	\$228,002
Cohasset – 1.49%	\$18,408	\$19,464	\$19,080	\$19,750	\$19,628	\$20,343
Hanover- 11.06%	\$136,640	\$144,481	\$141,625	\$146,602	\$145,696	\$151,000
Hanson – 13.03%	\$160,979	\$170,216	\$166,851	\$172,715	\$171,647	\$177,896
Norwell – 4.10%	\$50,653	\$53,560	\$52,501	\$54,346	\$54,010	\$55,976
Rockland – 22.77%	\$281,311	\$297,454	\$291,573	\$301,820	\$299,954	\$310,874
Scituate – 6.6%	\$81,539	\$86,218	\$84,514	\$87,484	\$86,943	\$90,108
Whitman – 24.25%	\$299,596	\$316,788	\$310,524	\$321,438	\$319,450	\$331,080

Estimated MSBA Reimbursement Rates are for **COMPARISON PURPOSED ONLY** and are subject to increase or decrease. Marshfield’s share will be factored in once their share is known at the end of on boarding into the District. The estimated construction and total project cost provided are for **COMPARISON PURPOSES ONLY**. The estimated costs will be updated at the Schematic Design Report (SD) phase to inform the Total Project Budget that will be submitted to the MSBA.

PROJECT APPROVALS



January 25, 2024

Cost Estimate Comparison – AR 1.0

South Shore Tech: Hanover, MA Preferred Schematic Report - Comparative Cost Analysis

The estimated construction and total project cost provided are for COMPARISON PURPOSES ONLY. The estimated costs will be updated at the Schematic Design Report (SD) phase to inform the Total Project Budget that will be submitted to the MSBA.

Student Enrollment Range: 805 - 900 Students

	805 Students AR 01			900 Students AR 01			Avg Delta Between Enrollments
	GSF: 235,310			GSF: 253,990			
	Ellana	AM Fogarty	Delta	Ellana	AM Fogarty	Delta	
TOTAL ESTIMATED CONSTRUCTION COSTS	\$ 201,736,019	\$ 204,479,881	\$ (2,743,862)	\$ 213,212,216	\$ 216,691,162	\$ (3,478,946)	\$ 11,843,739
Cost/SF:	\$ 857.32	\$ 868.98	\$ (11.66)	\$ 839.45	\$ 853.15	\$ (13.70)	\$ (16.85)
Estimated Soft Costs	\$ 62,589,015	\$ 63,388,763	\$ (799,748)	\$ 66,280,566	\$ 67,174,260	\$ (893,694)	\$ 3,738,524.08
TOTAL ESTIMATED PROJECT COSTS	\$ 264,325,034	\$ 267,868,644	\$ (3,543,610)	\$ 279,492,782	\$ 283,865,423	\$ (4,372,641)	\$ 15,582,263
Cost/Student	\$ 328,354.08	\$ 332,756.08	\$ (4,402.00)	\$ 310,547.54	\$ 315,406.03	\$ (4,858.49)	

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	Est. Rate	Est. Share		Est. Rate	Est. Share
MSBA Estimated Reimbursement	42.04%	\$111 M	MSBA Estimated Reimbursement	42.56%	\$119M
Estimated District Share	57.96%	\$153 M	Estimated District Share	57.44%	\$161 M

PROJECT APPROVALS



January 25, 2024

Cost Estimate Comparison – NC 2.0

South Shore Tech: Hanover, MA

Preferred Schematic Report - Comparative Cost Analysis

The estimated construction and total project cost provided are for COMPARISON PURPOSES ONLY. The estimated costs will be updated at the Schematic Design Report (SD) phase to inform the Total Project Budget that will be submitted to the MSBA.

Student Enrollment Range: 805 - 900 Students

	805 Students NC 2.0			900 Students NC 2.0			Avg Delta Between Enrollments
	GSF: 237,175			GSF: 256,350			
	Ellana	AM Fogarty	Delta	Ellana	AM Fogarty	Delta	
TOTAL ESTIMATED CONSTRUCTION COSTS	\$ 218,356,593	\$ 212,552,227	\$ 5,804,366	\$ 225,773,834	\$ 222,409,715	\$ 3,364,119	\$ 8,637,365
Cost/SF:	\$ 920.66	\$ 896.18	\$ 24.47	\$ 880.72	\$ 867.60	\$ 13.12	\$ (34.26)
Estimated Soft Costs	\$ 55,610,116	\$ 53,138,057	\$ 2,472,059	\$ 57,821,599	\$ 57,826,526	\$ (4,927)	\$ 3,449,976.08
TOTAL ESTIMATED PROJECT COSTS	\$ 273,966,709	\$ 265,690,284	\$ 8,276,425	\$ 283,595,433	\$ 280,236,241	\$ 3,359,192	\$ 12,087,341
Cost/Student	\$ 340,331.32	\$ 330,050.04	\$ 10,281.27	\$ 315,106.04	\$ 311,373.60	\$ 3,732.44	\$ (21,951)

Estimated MSBA Reimbursement Rates are for COMPARISON PURPOSED ONLY and are subject to change throughout the course of the Feasibility Study. The MSBA agrees to a reimbursement rate (which may be higher or lower than shown here) when they approve the Schematic Design Submission.

	Est. Rate	Est. Share		Est. Rate	Est. Share
MSBA Estimated Reimbursement	36.34%	\$100 M	MSBA Estimated Reimbursement	37.89%	\$107M
Estimated District Share	63.66%	\$174 M	Estimated District Share	62.11%	\$176 M

PROJECT APPROVALS



January 25, 2024

Cost Estimate Comparison – NC 2.1

South Shore Tech: Hanover, MA

Preferred Schematic Report - Comparative Cost Analysis

The estimated construction and total project cost provided are for COMPARISON PURPOSES ONLY. The estimated costs will be updated at the Schematic Design Report (SD) phase to inform the Total Project Budget that will be submitted to the MSBA.

Student Enrollment Range: 805 - 900 Students

	805 Students NC 2.1			900 Students NC 2.1			Avg Delta Between Enrollments
	GSF: 240,360			GSF: 259,520			
	Ellana	AM Fogarty	Delta	Ellana	AM Fogarty	Delta	
TOTAL ESTIMATED CONSTRUCTION COSTS	\$ 224,946,731	\$ 215,997,353	\$ 8,949,378	\$ 232,893,002	\$ 224,553,228	\$ 8,339,774	\$ 8,251,073
Cost/SF:	\$ 935.87	\$ 898.64	\$ 37.23	\$ 897.40	\$ 865.26	\$ 32.14	\$ (35.93)
Estimated Soft Costs	\$ 56,895,193	\$ 53,999,338	\$ 2,895,855	\$ 59,209,835	\$ 56,138,307	\$ 3,071,528	\$ 2,226,805.38
TOTAL ESTIMATED PROJECT COSTS	\$ 281,841,924	\$ 269,996,691	\$ 11,845,233	\$ 292,102,837	\$ 280,691,535	\$ 11,411,302	\$ 10,477,878
Cost/Student	\$ 350,114.19	\$ 335,399.62	\$ 14,714.57	\$ 324,558.71	\$ 311,879.48	\$ 12,679.22	

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	Est. Rate	Est. Share		Est. Rate	Est. Share
MSBA Estimated Reimbursement	35.82%	\$101 M	MSBA Estimated Reimbursement	37.25%	\$109 M
Estimated District Share	64.18%	\$181 M	Estimated District Share	62.75%	\$183 M

PROJECT APPROVALS



January 25, 2024

Cost Estimate Comparison – AR 1.0

	Option AR 1.0 Add/Reno 645 Students	Option AR 1.0 Add/Reno 750 Students	Option AR 1.0 Add/Reno 805 Students	Option AR 1.0 Add/Reno 900 Students
Estimated Construction Costs	\$181 M (\$896/ sf)	\$190 M (\$870 / sf)	\$202 M (\$857 / sf)	\$213 M (\$839 / sf)
Estimated Total Project Costs	\$226 M	\$237M	\$264 M	\$280 M
Estimated MSBA Share	42% \$95 M	42% \$99M	42.04% \$111 M	42.56% \$119M
Estimated District Share	58% \$131 M	58% \$138M	57.96% \$153 M	57.44% \$161 M

645 and 750 Enrollments shown for comparison purposes only. The SBC had previously voted to eliminate these enrollments from further development and consideration.

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PROJECT APPROVALS



January 25, 2024

Cost Estimate Comparison – NC 2.0

	Option NC 2.0 New 645 Students	Option NC 2.0 New 750 Students	Option NC 2.0 New 805 Students	Option NC 2.0 New 900 Students
Estimated Construction Costs	\$196 M (\$963 / sf)	\$213 M (\$934 / sf)	\$218 M (\$920 / sf)	\$226 M (\$881 / sf)
Estimated Total Project Costs	\$245 M	\$267 M	\$274 M	\$283M
Estimated MSBA Share	36% \$88 M	36% \$96M	36.34% \$100 M	37.89% \$107 M
Estimated District Share	64% \$157 M	64% \$171 M	63.66% \$174 M	62.11% \$176 M

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January 25, 2024

Cost Estimate Comparison – NC 2.1

	Option NC 2.1 New 645 Students	Option NC 2.1 New 750 Students	Option NC 2.1 New 805 Students	Option NC 2.1 New 900 Students
Estimated Construction Costs	\$199 M (\$978 / sf)	\$217 M (\$950 / sf)	\$225 M (\$936 / sf)	\$233 M (\$897 / sf)
Estimated Total Project Costs	\$249 M	\$271 M	\$282 M	\$292 M
Estimated MSBA Share	35% \$87 M	35% \$95M	35.82% \$101 M	37.25% \$109 M
Estimated District Share	65% \$162 M	65% \$176 M	64.18% \$181 M	62.75% \$183 M

645 and 750 Enrollments shown for comparison purposes only. The SBC had previously voted to eliminate these enrollments from further development and consideration.

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