

The Rebuild St. Patrick's Project Proposal

A proposal for funding to Rebuild St. Patrick's High School in Monrovia, Liberia, an initiative by Saints Friskies Alumni Association

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I. Organizational Background

Saints Friskies Alumni Association (SFAA), the organization that represents graduates and former students of St. Patrick's High School (SPHS) and St. Teresa's Convent (STC) High School in Monrovia, Liberia is a legally chartered non-profit 501(c)(3) organization operating in the United States of America. SFAA is chartered in the State of Delaware and resides in the State of Maryland.

II. The Goals of Saints Friskies Alumni Association

1. Provide Sustainable Support for STC

- A. Student Educational Sponsorship
- B. Teachers Training Workshops
- C. Food and Nutrition
- D. Infrastructure Repair

2. Rebuild St. Patrick's High School

- A. Establish Communication with Archdiocese in Monrovia
- B. Commission Construction of School
- C. Identify Prospective Administrators of School
- D. Reopen School

Saints Friskies Alumni Association (SFAA) has initiated a program that currently sponsors fifty-one (51) students at St. Teresa's Convent and is now focusing attention on the rebuilding of St. Patrick's High School.

For the rebuilding of St. Patrick's, SFAA formed a committee called Committee to Rebuild St. Patrick's (CORES). The Chair of CORES is Charles E. Cooper IV, a 1984 graduate of St. Patrick's High School.

This committee is responsible for planning and coordinating all activities associated with the rebuilding of St. Patrick's High School. This includes building a network of strategic partners to assist in this effort, developing a fundraising strategy, creating a digital marketing and public relations synergy for effective promotion of the project. For more information on CORES, please click [here](#).

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This proposal outlines a plan for rebuilding St. Patrick's High School in Monrovia, Liberia.

III. Problem Statement

St. Patrick's High School (SPHS) was founded in 1934 by Father John Collins, Vicar Apostolic of the Catholic Church in Liberia. From 1943 until 1996, SPHS educated thousands of boys who went on to distinguish themselves in the fields of engineering, medicine, education, business, aviation, law, politics, science etc. Over 50% of the boys educated at SPHS benefitted from academic scholarships because they were from underprivileged families. Unfortunately, the mission of this institution was interrupted during the Liberian civil war which began in December 1989. Because of the war, St. Patrick's High School was closed in 1996. This unfortunate action denied countless underprivileged boys the opportunity to receive a high quality secondary education that would transform their lives.

Our mission is to rebuild and reopen St. Patrick's High School so that many boys can once again have an opportunity to receive high quality education.

IV. Project Justification

Currently, Liberia has an education crisis that is almost unparalleled on the continent of Africa. It is an education system that is striving to pull itself up from a prolonged period of civil unrest, and experts agree that the long-standing impacts from the war, in addition to the 2015 school closure due to the Ebola Viral Disease (EVD) outbreak, have continued to make a fragile education system even weaker. According to a 2016 Liberia Education Sector Analysis Report, produced by Liberia's Ministry of Education, 47.3% of the population is illiterate. This is 13.3% above the regional average of 34%. For those who do get an education and graduate from high school, the question becomes the level of quality of education they received.

While it faces and attempts to address a myriad of important issues and problems, gender parity has become one of the top priorities of the Liberian educational system. From 2007 to 2013, literacy of girls has increased from 41% to 48% (Liberia Education Sector Analysis Report). While it is imperative that girls do not fall behind in education standards, it is equally important that the educational needs of boys do not remain stagnant. It has been noted in several research reports that without education, many of these boys "are destined to continue the cycle of poverty and illiteracy, working for the family at a young age instead of going to school. Without the ability to read, they can never read laws, deeds, or newspapers and will rely on the word of others without the ability to see for themselves."

Research statistics usually focus on the progress and attendance of girls in schools. Although there is credible evidence that girls lag boys in school enrollment, this does not necessarily mean that boys are receiving high quality education. In short, access doesn't necessarily equal high quality. In addition, research is also indicating that providing quality education to both boys as well as girls has additional benefits that include:

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- Providing both groups the necessary skills to increase their income level. According to a recent UNESCO report, each extra year of schooling a child (whether a boy or girl) receives increases that student's earnings by up to 10 percent.
- Reducing the gender disparity by allowing males to acknowledge females as equal partners in education and life.
- Promoting and fueling productivity gains that boost economic growth within the country. As indicated in a USAID report, increasing the average level of education in a country by one year can increase the annual gross domestic product of that nation by half a percentage point.

The Liberian Government has set the daunting task of making education equitable and accessible for all by 2030 as a major priority. While worthwhile and admirable, this goal for equitable and accessible education for all will be difficult at best particularly while the Government is attempting to, simultaneously, tackle the issue of the quality of public education in Liberia. In order to effectively address issues of equity, accessibility and quality, the Liberian government will have to rely on outside organizations, such as independent school operators, to run public education centers or create private schools.

Parochial education has always been long standing model of education in Liberia. The top performing schools in Liberia before the war were the parochial schools. Among these schools, St. Patrick's High School distinguished itself. Over its 62 years of existence, from 1934 to 1996, SPHS produced the top academically performing students in Liberia. These students could compete with the best and brightest in schools around the world. Additionally, SPHS graduates have gone on to become educators, businessmen, pilots, doctors, lawyers, educators, civil engineers, software engineers, architects, bankers, public administrators, authors, scientists, diplomats, etc.

Given this rich tradition, the rebuilding of St. Patrick's High School is a first step in attempting to address the need for equitable, accessible and quality education for all. Subsequently, this project could serve as a possible blue print for other outside entities that would like to develop educational projects in Liberia. While small, we believe this will contribute to not only the economic growth but also the human development in Liberia, both necessary elements for the successful growth of the Liberian economy.

V. Project Activities

The Rebuild St. Patrick's Project will include the following activities:

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1. Commissioning the Rebuild St. Patrick's Project:

This is the process where we verify that the selected construction company or builder designs, constructs, and delivers the project based on our requirements. This exercise begins early in the construction process and will continue up to a year after the school is up and operating.

2. Determining Requirements:

This is the initial step in the construction of St. Patrick's which involves pre-design or planning. At this stage, the project requirements will be defined and will include the purpose of the building, cost, location and legal requirements.

3. Forming the Design Team:

SFAA will contract with an architectural firm in Monrovia, who will then form a design team. They will be responsible for overseeing and coordinating the design process. They will also ensure that the design meets all requirement specifications.

4. Designing the Structure:

The architectural firm will create a series of designs. Working with representatives from SFAA, the architects will decide on the broad strokes of the design. During the schematic design phase, the architect will present a high-level design to SFAA for approval. The architects will then work with the design team during the design development phase to determine specifications of the construction design. After the schematic and design development phases, the architects will create the construction drawings and specifications which the contractors will use to build the school.

5. Bidding Based on the Scope of Work:

After the construction drawings and specifications are complete, they will be released for contractors to bid on the project.

6. Signing the Contract:

After SFAA selects a contractor, SFAA and the contractor will enter a legal contract which will include but is not limited to the following:

- Full name, address and signatures of SFAA's rep and contractor
- Scope of Work
- Project Cost and Payment Terms
- Schedule of Work
- Authority

7. Construction:

When construction begins, the contractor will oversee the building of the school in accordance with the design and construction specifications. During construction, SFAA will engage with the contractor to ensure cost-control measures. This will include comparing actual cost with previous cost estimates.

8. Close-Out:

As the completion of construction of the school approaches, the architect will conduct a comprehensive completion inspection to verify the status of the project. At this point, the contractor will provide the architect with a punch list. The punch list is a document that lists any incomplete work or work that needs correction. The architect will add any incomplete items to the punch list uncovered during inspection.

9. Completion:

Following the near-end inspection, the contractor will finalize all the incomplete work detailed in the punch list or take corrective action on all work that needs correction. The architect will then conduct a final inspection. If the architect finds that the contractor has satisfied the terms of the project based on the construction drawings and specifications, the architect will issue a Certificate of Final Completion. At that point, SFAA will make final payment based on the terms of the contract.

VI. Project Goals

The Rebuild St. Patrick's Project has short, medium and long-term goals that in the long run will have a positive impact on not only the education of boys in Liberia, but on the national education system. The following are the intended short, medium, and long term goals:

Short-Term: Completion – 6 months

- A. Recruit teachers, administrators and staff
- B. Procure educational supplies and equipment
- C. Develop Curriculum
- D. Identify extra-curricular activities

2. Medium-Term: 6 months – 2 years

- A. Enroll 66 students for Grades 7 and 8

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- B. Enroll 66 students for Grades 9 and 10
- C. Enroll 66 students for Grades 11 and 12
- D. Open school for education and operations

3. Long-Term: 2 years and Beyond

- A. Grow endowment fund
- B. Graduate first class after rebuilding

VII. Construction and Finishing Cost Estimates

The following tables represents the cost estimates for construction of classrooms, administrative and support structures that will comprise the new St. Patrick's High School. This estimate is not the final cost estimate. Given a project of this size, we expect to revise the estimate to avoid cost overruns and failure to complete the project.

This estimate was prepared with input from Deogratias Construction Inc., located in Monrovia Liberia. It is based on the existing architectural drawings and specifications designed for the rebuilding of St. Patrick's, and takes into consideration a system of viewing a building as a set of the following functional divisions:

- Substructure
- Shell
- Interiors
- Services
- Equipment and Furnishings
- Special Construction
- Building Site Work

Estimating the cost of rebuilding St. Patrick's with absolute precision is impossible. We expect multiple iterations of the estimates before the beginning of construction. As we go through the iterations, we will rely on the experience of the contractors, stipulations in a project plan, a precise definition of the project and the accuracy of cost.

As with the cost of any large construction project, we expect that there will be indirect and contingency costs. Indirect costs are expenses that are not directly associated with the construction project. They include but are not limited to transportation, administrative, design, legal, and permit fees and the construction of temporary structures. Contingency costs include any natural inflation of cost of materials or other services and products associated with the construction. These are unforeseeable factors that affect construction cost.

The following tables contain summary and details of the construction and finishing cost estimates:

TABLE-1: SUMMARY OF ESTIMATES

#	Task	Material Cost	Labor Cost	Total
1	Site Preparation			\$ 2,500.00
2	Foundation	\$ 36,511.00	\$ 8,500.00	\$ 45,011.00
3	Elevation	\$ 25,564.80	\$ 6,500.00	\$ 32,064.80
4	Roofing Estimate	\$ 37,025.00	\$ 8,000.00	\$ 45,025.00
5	Plastering Finishing	\$ 6,020.00	\$ 3,880.00	\$ 9,900.00
6	Tilling Finishing	\$ 34,730.00	\$ 6,770.00	\$ 41,500.00
7	Ceiling Finishing	\$ 12,650.00	\$ 4,250.00	\$ 16,900.00
8	Plumbing Finishing	\$ 24,144.00	\$ 6,445.00	\$ 30,589.00
9	Doors Finishing	\$ 9,650.00	\$ 1,375.00	\$ 11,025.00
10	Window Finishing	\$ 9,560.00	\$ 2,940.00	\$ 12,500.00
11	Window Bar Finishing	\$ 8,420.00	\$ 580.00	\$ 9,000.00
12	Colombo Finishing	\$ 3,028.00	\$ 1,532.00	\$ 4,560.00
13	Electricity Finishing	\$ 19,850.00	\$ 8,150.00	\$ 28,000.00
14	Painting Finishing	\$ 5,650.00	\$ 2,342.00	\$ 7,992.00
	Subtotal - Material/Labor	\$ 232,802.80	\$ 61,264.00	
	Total Estimate			\$ 296,566.80

VIII. Construction Cost Estimates

TABLE-2: FOUNDATION

#	Description	Unit	Quantity	Unit Price	Total USD
1	12mm Steel Rod	Pcs	160	\$11.50	\$ 1,840.00
2	½"Steel Rod	Pcs	162	\$8.50	\$ 1,377.00
3	3/8"Steel Rod	Pcs	280	\$5.00	\$ 1,400.00
4	12mm Steel Rod (beam)	Pcs	195	\$11.50	\$ 2,242.50
5	¼ Steel Rod	Pcs	300	\$5.00	\$ 1,500.00
6	Cement (column Beam)	Bags	400	\$8.00	\$ 3,200.00
7	Cement(Blocks Laying)	Bags	100	\$8.00	\$ 800.00
8	8"Blocks	Pcs	2000	\$1.50	\$ 3,000.00
9	Back Filling	Loads	80	\$60.00	\$ 4,800.00
10	Crush Rocks	M3	40	\$50.00	\$ 2,000.00
11	Sand	M3	35	\$18.00	\$ 630.00
12	Wawa Planks 1"x12x14'	Pcs	200	\$5.00	\$ 1,000.00
13	Timber 2"x2"x14'	Pcs	75	\$2.50	\$ 187.50
14	Round Poles	Pcs	150	\$2.00	\$ 300.00
15	Wire Nails	Cartons	7	\$40.00	\$ 280.00
16	Tie Wire	Rolls	20	\$10.00	\$ 200.00
17	Cement (Casting Floor)	Bags	725	\$8.00	\$ 5,800.00
18	Sand	M3	53	\$18.00	\$ 954.00
19	Crush Rocks	M3	66	\$50.00	\$ 3,300.00
20	Rough Plumbing				\$ 1,700.00
21	Material Cost				\$ 36,511.00
22	Labor Cost				\$ 8,500.00
23	Total				\$ 45,011.00

TABLE-3: ELEVATION

#	Description	Unit	Quantity	Unit Price	Total USD
1	6" inches Blocks	pcs	14,883	\$ 0.60	\$ 8,929.80
2	Cement (Laying)	Bags	446	\$ 8.00	\$ 3,568.00
3	Sand	M3	108	\$ 18.00	\$ 1,944.00
4	12mm Steel Rod	Pcs	160	\$ 11.50	\$ 1,840.00
5	3/8" Steel Rod	Pcs	179	\$ 5.00	\$ 895.00
6	Cement(Casting Column)	Bags	162	\$ 8.00	\$ 1,296.00
7	Crush Rocks	M3	26.3	\$ 50.00	\$ 1,315.00
8	12mm Steel Rod	Pcs	200	\$ 11.50	\$ 2,300.00
9	3/8 Steel Rod	Pcs	80	\$ 5.00	\$ 400.00
10	Cement (Beam)	Bags	162	\$ 8.00	\$ 1,296.00
11	Sand	M3	42	\$ 18.00	\$ 756.00
12	Crush Rocks	M3	10.5	\$ 50.00	\$ 525.00
13	Tie Wire	Rolls	10	10	\$ 100.00
14	Wire Nails	Cartons	10	40	\$ 400.00
15	Wawa Planks	Pcs	110	5	\$ 550.00
16	Material Cost				\$ 25,564.80
17	Labor Cost				\$ 6,500.00
18	Total				\$ 32,064.80

TABLE-4: ROOFING

#	Description	Unit	Quantity	Unit Price	Total USD
1	Timber 2"x6"x14'	Pcs	543	\$ 6.00	\$ 3,258.00
2	Timber 2"x4"x14'	Pcs	800	\$ 4.00	\$ 3,200.00
3	Timber 2"x2"x14'	Pcs	1500	\$ 2.75	\$ 4,125.00
4	Timber 1"x10"x14'	Pcs	86	\$ 7.00	\$ 602.00
5	Carbonyl	Drum	40	\$ 40.00	\$ 1,600.00
6	Cumming	Pcs	140	\$ 11.00	\$ 1,540.00
7	Andolite Zinc	Bundles	60	\$ 340.00	\$ 20,400.00
8	Scroll	Pks	120	\$ 5.00	\$ 600.00
9	Wire Nails	Cartons	40	\$ 40.00	\$ 1,600.00
10	Brushes	Pcs	20	\$ 5.00	\$ 100.00
11	Material Cost				\$ 37,025.00
12	Labor Cost				\$ 8,000.00
13	Total				\$ 45,025.00

IX. Finishing Cost Estimates

TABLE-5: PLASTERING FINISHING

#	Description	Unit	Quantity	Unit Price USD	Total USD
1	Cement	Bag	\$ 550.00	\$ 8.00	\$ 4,400.00
2	Sand	M3	\$ 90.00	\$ 18.00	\$ 1,620.00
	Material Cost				\$ 6,020.00
	Labor Cost				\$ 3,880.00
	Total				\$ 9,900.00

TABLE-6: TILLING FINISHING

	Description	Unit	Quantity	Unit Price USD	Total USD
1	Tile	Cart.	1028	\$ 18.00	\$ 18,504.00
2	Cement	Bag	1522	\$ 8.00	\$ 12,176.00
3	Sand	M3	225	\$ 18.00	\$ 4,050.00
	Material Cost				\$ 34,730.00
	Labor Cost				\$ 6,770.00
	Total				\$ 41,500.00

TABLE-7: CEILING FINISHING

#	Description	Unit	Quantity	Unit Price USD	Total USD
1	Plywood	Pcs.	750	\$ 10.00	\$ 7,500.00
2	2x2x14	Pcs	200	\$ 2.00	\$ 400.00
3	Scrap	Ble.	300	\$ 10.00	\$ 3,000.00
4	Nail	Cart.	40	\$ 40.00	\$ 1,600.00
5	Steel Nail	Pks.	150	\$ 1.00	\$ 150.00
	Material Cost				\$ 12,650.00
	Labor Cost				\$ 4,250.00
	Total				\$ 16,900.00

TABLE-8: PLUMBING FINISHING

#	Description	Unit	Quantity	Unit Price USD	Total USD
1	Comble	Pcs.	10	\$ 200.00	\$ 2,000.00
2	Face basing	Pcs.	10	\$ 120.00	\$ 1,200.00
3	Urinary	Pcs.	8	\$ 120.00	\$ 960.00
4	Accessories	-	-		\$ 2,500.00
5	Septic tank	-	-		\$ 8,000.00
6	Wall tie	Cart.	207	\$ 10.00	\$ 2,070.00
7	Cement	Bag	138	\$ 8.00	\$ 1,104.00
8	Sand	M3	345	\$ 18.00	\$ 6,210.00
9	Cither cement	bag	10	\$ 10.00	\$ 100.00
	Material Cost				\$ 24,144.00
	Labor Cost				\$ 6,445.00
	Total				\$ 30,589.00

TABLE-9: DOORS FINISHING

#	Description	Unit	Quantity	Unit Price USD	Total USD
1	Single Iron Door	Pcs.	24	\$ 250.00	\$ 6,000.00
2	Double	Pcs.	2	\$ 500.00	\$ 1,000.00
3	Cement	Bag	50	\$ 8.00	\$ 400.00
4	Sand	M3	125	\$ 18.00	\$ 2,250.00
	Material Cost				\$ 9,650.00
	Labor Cost				\$ 1,375.00
	Total				\$ 11,025.00

TABLE-10: WINDOWS FINISHING

#	Description	Unit	Quantity	Unit Price USD	Total USD
1	Double Window	Pcs.	\$ 43.00	\$ 200.00	\$ 8,600.00
2	Single Window	Pcs.	\$ 6.00	\$ 100.00	\$ 600.00
3	Cement	Bag	\$ 45.00	\$ 8.00	\$ 360.00
	Material Cost				\$ 9,560.00
	Labor Cost				\$ 2,940.00
	Total				\$12,500.00

TABLE-11: WINDOWS BARS FINISHING

#	Description	Unit	Quantity	Unit Price USD	Total USD
1	Double	Pcs.	43	\$ 180.00	\$ 7,740.00
2	Single	Pcs.	6	\$ 80.00	\$ 480.00
3	Cement	Bag	25	\$ 8.00	\$ 200.00
Material Cost					\$ 8,420.00
Labor Cost					\$ 580.00
Total					\$ 9,000.00

TABLE-12: COLOMBO FINISHING

#	Description	Unit	Quantity	Unit Price USD	Total USD
1	Colombo	Pcs.	265	\$ 5.00	\$ 1,325.00
2	½ Steel Rod	Pcs.	46	\$ 8.00	\$ 368.00
3	Cement	Bag	70	\$ 8.00	\$ 560.00
4	Crushed Rocks	M3	5	\$ 45.00	\$ 225.00
5	¼" Steel Rod	Pcs.	50	\$ 3.00	\$ 150.00
6	Wawa	Pcs.	80	\$ 5.00	\$ 400.00
Material Cost					\$ 3,028.00
Labor Cost					\$ 1,532.00
Total					\$ 4,560.00

TABLE-13: ELECTRICITY FINISHING

#	Description	Unit	Quantity	Unit Price USD	Total USD
1	No= 10 wire	Roll	50	\$ 100.00	\$ 5,000.00
2	No= 12 Wire	Roll	50	\$ 85.00	\$ 4,250.00
3	No = 8 wire	Roll	20	\$ 175.00	\$ 3,500.00
4	No = 6 Wire	Roll	10	\$ 300.00	\$ 3,000.00
5	Receptacles	Pcs.	100	\$ 6.00	\$ 600.00
6	Single Switch	Pcs.	50	\$ 6.00	\$ 300.00
7	Double Switch	Pcs.	20	\$ 10.00	\$ 200.00
8	Complete Panel Box				\$ 500.00
9	Electrical Conduct	Roll	50	\$ 50.00	\$ 2,500.00
Material Cost					\$ 19,850.00
Labor Cost					\$ 8,150.00
Total					\$ 28,000.00

TABLE-14: PAINTING FINISHING

#	Description	Unit	Quantity	Unit Price USD	Total USD
1	Water paint	Buck.	100	\$ 35.00	\$ 3,500.00
2	Water Color paint	Gal.	50	\$ 25.00	\$ 1,250.00
3	Oil Paint	Cup	25	\$ 16.00	\$ 400.00
4	Tools				\$ 500.00
	Material Cost				\$ 5,650.00
	Labor Cost				\$ 2,342.00
	Total				\$ 7,992.00

X. Funding Summary

SFAA plans to procure funding for the Rebuild St. Patrick's Project by tapping into the following sources:

Source	Total Funding
SPHS Endowment Fund	\$0.00
Individual Donors	\$0.00
Corporate Donors	\$0.00

XI. Conclusion

The Project to Rebuild St. Patrick's will re-establish a historic institution so that it resumes its mission of providing high quality education for boys in Liberia. We believe this is a worthy cause that will address some of the educational deficiencies in Liberia. We are excited about the substantial benefits that will be realized from the rebuilding and reopening of St. Patrick's High School (SPHS) in Monrovia, Liberia.

If you have any questions, or wish to have further discussions about this project, please contact anyone of the following individuals:

Stephen J. Koffa '79
President – SFAA
301-526-8705

Charles E. Cooper '84
Chairman – CORES
240-882-4358

XII. Addendum

NOTES:

1. St. Patrick's High School is primarily being rebuilt by SFAA–USA and SFAA–Liberia. Our funding strategy relies on donations from alumni, family, friends and corporations. The Catholic Archdiocese of Monrovia donated the land and we expect that they will make a contribution towards the rebuilding of St. Patrick's.
2. St. Patrick's High School will function as one of many Catholic schools under the Catholic Education Secretariat (CES). This means that the Catholic Archdiocese owns the school and the CES will run the school.
3. The construction of the school will occur in several phases. The first phase will be the construction of the classrooms, laboratories, administrative offices, teachers' lounge and restrooms. The additional phases will include recreational facilities, housing for administrators, etc. A master architectural plan of the entire campus including all buildings will be drawn in the near future.
4. The alumni association has neither the capacity nor the resources to run a school. The rebuilding of St. Patrick's is our contribution to restoring a tradition of educational excellence that molded all of the men who went through the walls of St. Patrick's. This is our fervent attempt at giving that same opportunity to young men in Liberia so that we continue that legacy.
5. This proposal is a strategic plan to get us started.