

# SEASIDE SCHOOLS

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## CONSTRUCTION PROJECT





April 2019

### MONTHLY PROGRESS REPORT



### PROJECT DASHBOARD

PROJECT:	SEASIDE SCHOOL DISTRICT 2016 GO BOND PROJECT
MONTH OF:	APRIL 2019
PREPARED FOR:	SEASIDE SCHOOL DISTRICT
PREPARED BY:	MEGAN PRITCHARD, DAY CPM PROJECT COORDINATOR
OWNER's REPRESENTATIVE:	DAY CPM
ARCHITECT:	BRIC ARCHITECTURE INC.
CM/GC:	HOFFMAN CONSTRUCTION COMPANY OF OREGON

	BUDGET	SCHEDULE	SCOPE	COMMUNITY
Monthly Rating				



ON TARGET



CAUTION



BEHIND

### APRIL 2019 MILESTONES

- ✓ State Grant for Seismic Retrofits at Seaside Heights – RECEIVED!!!
- ✓ Prepare site for Early In-Water work to begin on May 1<sup>st</sup>
- ✓ Working with the City on the East Hills Reservoir site agreements and utility coordination
- ✓ Finished up Exterior Subcontractors for VE opportunities, saving over \$900,000
- ✓ BP-1 for the Elementary School will be released from Architect on April 15<sup>th</sup>
- ✓ Begin FF&E coordination with Architect and District

### MAY 2019 TARGET MILESTONES



Early In-Water work began on May 1<sup>st</sup>



Continue working with the City on the East Hills Reservoir site agreements and utility coordination



Meet with Interior Subcontractors for VE opportunities for cost savings



BP-1 for the Elementary School subcontractor selection



Classroom Furniture Fair coordination with future focus groups



## EXECUTIVE SUMMARY

### DESIGN:

- BRIC Architecture has completed Bidding and Permit drawings of Seaside Heights Bid Package 1, including site work, seismic upgrades and gymnasium – expecting bids on May 9<sup>th</sup>. Bid package 2 for interior renovation will be submitted for bidding and permitting in August, 2019.
- While not part of the District Bond, the City of Seaside’s consulting engineering firm of Murray Smith is designing the East Hills Reservoir tank, pump station, and future north and south piping connections. Drawings were to be complete in April for bidding and permitting.
- BRIC and Hoffman Construction are finalizing schedules for work at Seaside Heights, beginning in Summer 2019 through Summer 2020.



## **CITY OF SEASIDE:**

- Permitting - Seaside Public Works has been smooth:
  - Final Building permit received in April for the MS/HS project
  - Submit for building permit for summer/fall 2019, “BP-1” work including Seismic upgrade at the Heights in April
  - Submit for building permit for winter/summer 2020, “BP-2” work at the Heights in August
- Water System - Public Works and Murray Smith
  - City is working with Murray Smith on East Hills Reservoir Design and Cost
  - Bidding/Permitting planned for early Summer 2019, with onsite work beginning late Summer 2019. Fabrication of reservoir tank sections will occur offsite, then delivered for erection and welding in the Fall
  - Working up agreements with the City for site access and land use

## **CONSTRUCTION:**

- Work proceeding at HS/MS:
  - Underground waterline from the HS/MS to the reservoir complete
  - Concrete mat foundation and east ‘basement’ walls complete
  - Foundation work and CMU walls for HS Auxiliary and MS Gyms under way
  - Rough-in building plumbing and electrical also in progress
  - Site work and access road preparation, including in water work approved by Corp of Engineers and Div. of State Lands.
- Scheduling of work – Summer 2019 will be very busy:
  - Heights will be closed to all community access for the summer
  - Domestic water, storm water management, electrical, data, gas and sewer line work will be extended to the HS/MS and Reservoir concurrent with road construction to the HS/MS, reservoir.
  - Heights Addition work scheduled to start in June

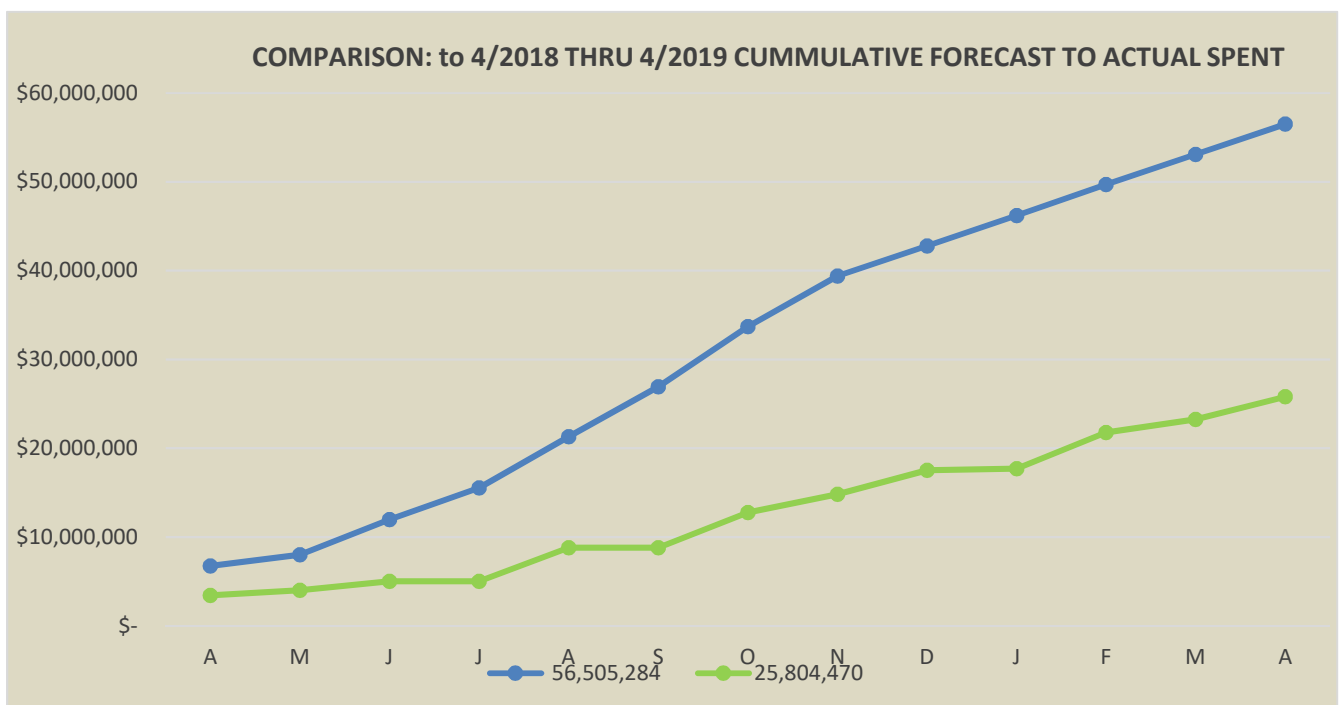
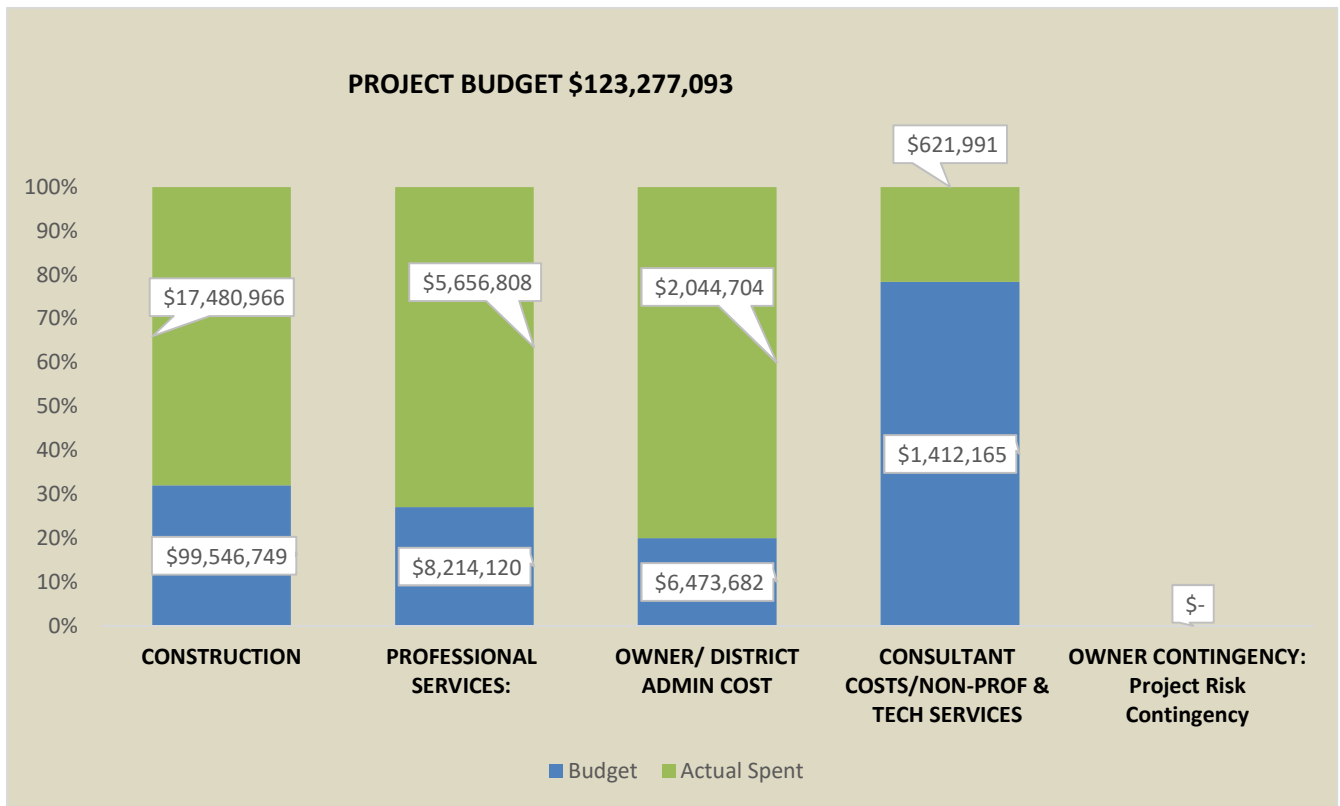


## PROJECT BUDGET:

- Bidding:
  - Bid Packages for Seaside Heights, BP-1 and BP-2, will be put out to bid in April and September respectively. Hoffman Construction will hold an outreach event for local subcontractors in April/May to encourage local participation in the project.
- Budget:
  - The project market is still challenging in the Northwest for both materials and labor there are many current and future projects scheduled.
  - BRIC and Hoffman are working with the District to create an efficient building design and site utilization as possible, including:
    - Take a hard look at interior cost savings including finishes
    - Reviewing options for deferring work which can be built in the future which does not impact education



▪ **BUDGET:**



**END OF REPORT**