

SEASIDE SCHOOLS

CONSTRUCTION PROJECT





May 2019

MONTHLY PROGRESS REPORT



PROJECT DASHBOARD

PROJECT:	SEASIDE SCHOOL DISTRICT 2016 GO BOND PROJECT
MONTH OF:	MAY 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

MAY 2019 MILESTONES

- ✓ Site and Seismic Permit for Elementary School – RECEIVED!!!
- ✓ Early In-Water work began on May 1st
- ✓ 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 critical path subcontractors selected
- ✓ Classroom Furniture Fair complete

JUNE 2019 TARGET MILESTONES

- ➔ Start permanent access road from HS/MS down to the Heights ES
- ➔ 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 remaining subcontractor selection
- ➔ Furniture focus groups with specific staff



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 9th. 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
 - Partial BP-1 permit received for site and seismic work
 - Submit for building permit for summer/fall 2019, “BP-1” work including upgrades at the Heights in August
 - 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:

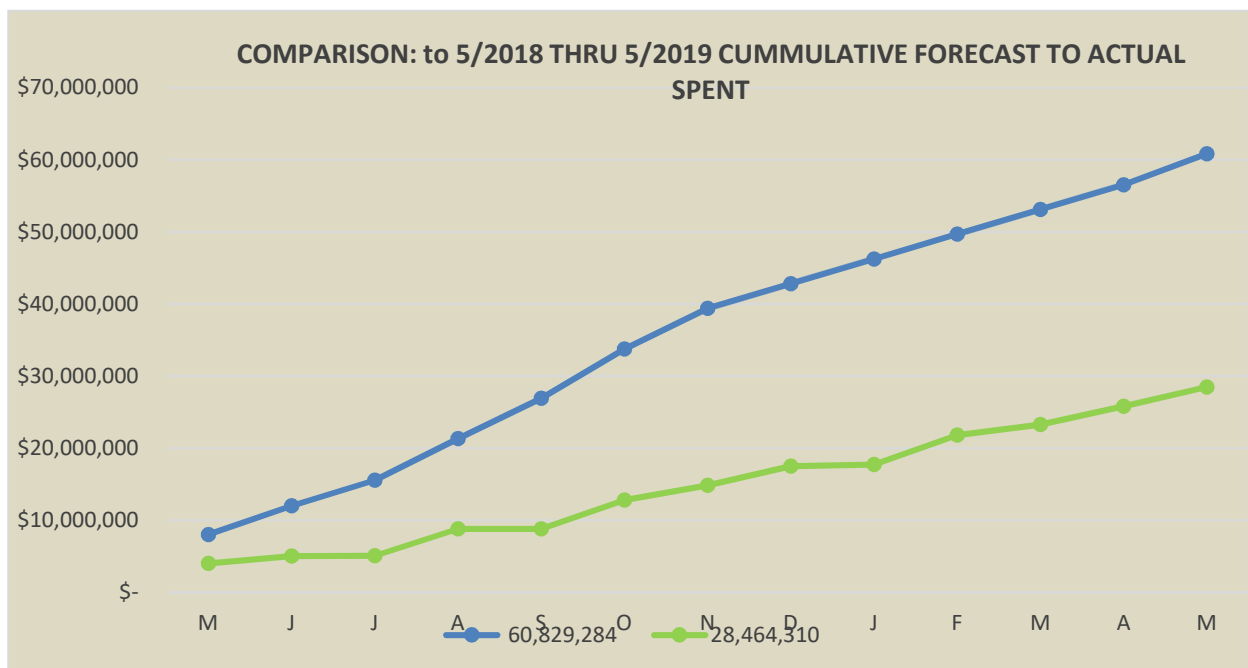
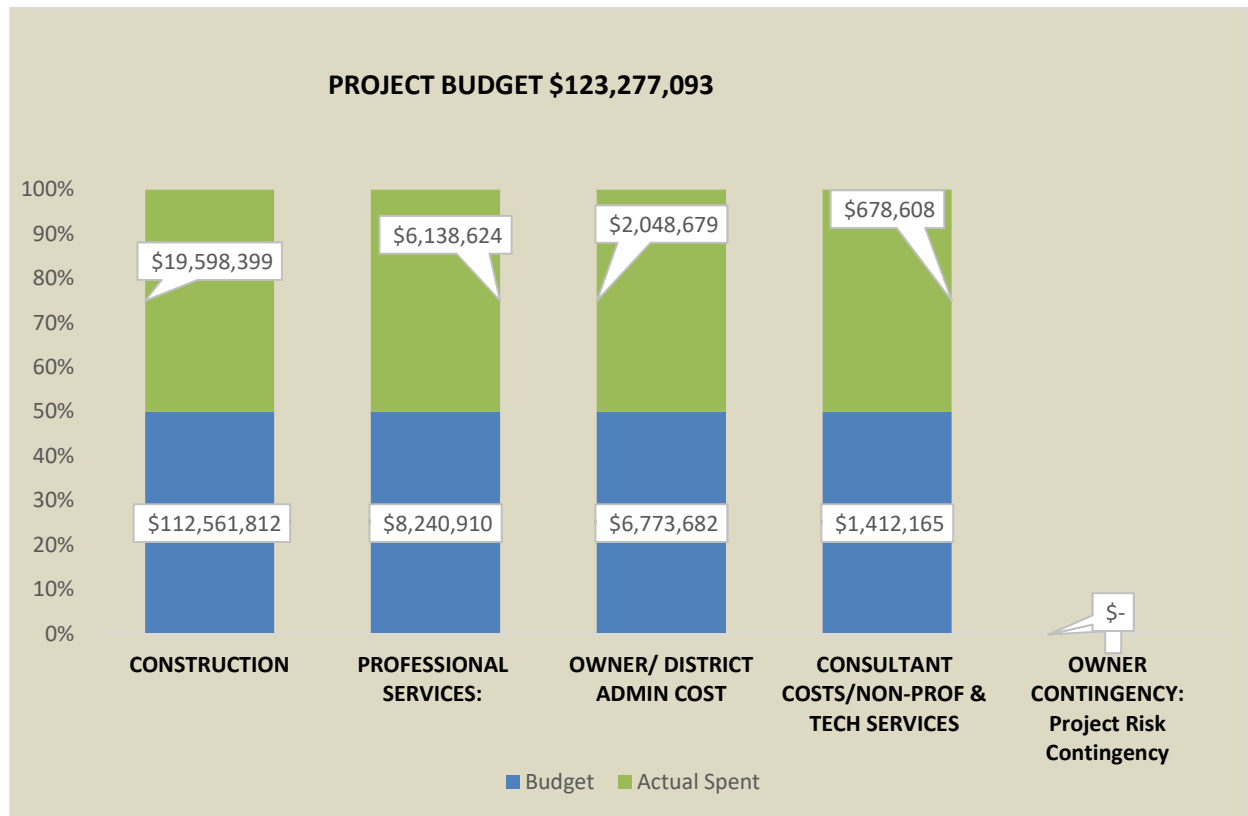
- Work proceeding at HS/MS:
 - Underground waterline from the HS/MS to the reservoir complete
 - Concrete mat foundation and east ‘basement’ walls complete
 - Foundation work and CMU walls for HS Auxiliary and MS Gyms under way
 - Rough-in building plumbing and electrical also in progress
 - Site work 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 Package 2 (BP-2) for Seaside Heights will be put out to bid in September. Hoffman Construction held 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. Impacts from tariffs TBD.
 - 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