

### Project Update

January 06, 2010

### Project Manager

Dennis Bonny

### Field Coordinator

Paul Friel

### Project Budget

\$24,615,413 – Total Budget  
\$21,200,000 – Original GMP  
\$ 835,000 – Amendment 1  
\$22,035,000 – Revised GMP

### Design Criteria Professional

Reynolds, Smith & Hills, Inc.

### Delivery Method

Design Build

### Designer

BRPH A/E, Inc.

### Contractor

Skanska USA Building, Inc.

### Building Permit

B2007-15; Gym  
B2007-22; Science Bldg  
REN2007-22; Renovations

### FDOE Submittals

208 – 04/17/07 – Gym  
05/18/07 – Renovations  
06/19/07 – Science Bldg  
208a - 04/17/07 – Gym  
05/18/07 – Renovations  
06/19/07 – Science Bldg

### Board Approval Date

02/13/07 – Item F-24  
09/09/08 – Item F-33 (Amt. 1)

### Schedule

NTP – 03/07/07  
Substantial Completion – 04/13/09

### Percent Completed

100%

## Melbourne High School

### Comprehensive Additions and Renovations

#### Project Overview

In general, the scope of work at Melbourne High School will consist of the following elements, subject to final design and revisions as necessary to meet the established budget:

- Demolition: Demolish the existing Gymnasium
- New Construction: A Gymnasium, an 8-laboratory Science building and dining canopy additions.
- Renovations: Convert existing science laboratories into classrooms. Science Laboratories, Band Room and Media Center renovations. Career and Technical Education program upgrades. Central Receiving/Storage area.
- Renewal: Mechanical and electrical improvements. Replace fire alarm system. Interior and exterior painting. Correct ADA deficiencies.
- Site: Traffic circulation improvements. Site work, site utilities, storm water management and landscaping as necessary to accommodate the new buildings and additions.

#### Project Status

- 10/10/06 – RFQ for Design Build Services advertised.
- 11/15/06 – Design Criteria Documents complete and issued to short-listed firms.
- 12/12/06 – Skanska selected as design builder.
- 01/04/07 – GMP negotiations.
- 01/09/07 – Design Concept meeting #1.
- 01/19/07 – Design Concept meeting #2.
- 02/13/07 – Board Approval of Design-Builder selection.
- 02/13/07 – Design Concept meeting #3.
- 02/20/07 – Design Concept meeting #4.
- 02/27/07 – Design Concept meeting #5.
- 03/09/07 – 60% documents review.
- 03/09/07 – Soil boring being performed for geotechnical evaluations.
- 03/27/07 – Relocate storage portable to accommodate new construction.
- 04/06/07 – Submit application to St Johns Water Management District for civil design approval.
- 04/10/07 – Review 100% documents for new Gymnasium.
- 04/30/07 – Mobilize site portable construction office construction fencing.
- 05/01/07 – 60% documents review of new eight (8) classroom Science Lab.

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## Melbourne High School

### Project Status (Continued)

- 05/04/07 – Received St Johns Water Management District Permit.
- 05/09/07 – NTP for site work.
- 05/22/07 – Review Bid tabs.
- 06/18/07 – Mobilize equipment; begin site work.
- 06/22/07 – Demo ticket booths and concession stand.
- 06/25/07 – Begin site excavation for outdoor dining area.
- 07/15/07 – Start underground installation of utilities for new gymnasium.
- 08/01/07 – Pour concrete for new outdoor dining area.
- 08/16/07 – Complete installation of overhead door in bldg. 9. 1<sup>st</sup> pour of concrete for gym floor to be utilized as casting beds for tilt wall assembly.
- 09/04/07 – Completed underground plumbing and electrical for new gymnasium.
- 09/05/07 – 2<sup>nd</sup> pour of concrete gymnasium floor to be utilized as casting beds for tilt wall assembly.
- 09/20/07 – Continue assembly of covered food court structures – Bldg. #6.
- 10/01/07 – Pour 46 concrete tilt wall panels for new Gymnasium.
- 10/08/07 – Pour remaining 11 tilt wall panels for Gymnasium.
- 10/11/07 – Start assembly of crane in preparation on installing Gymnasium tilt wall panels.
- 10/19/07 – Stain food court area concrete.
- 10/19/07 – Begin erection of gymnasium tilt wall panels.
- 10/23/07 – Remove casting beds. Ready site to receive structural steel for roof assembly.
- 10/25/07 – Begin installation of roof structural steel and roof deck.
- 11/15/07 – Completed installation of structural steel and roof deck.
- 11/20/07 – Received all HVAC equipment condensing units and air handlers.
- 11/27/07 – Continue with installation of interior electrical conduits, plumbing connection requirements, and interior block wall.
- 12/13/07 - Poured mezzanine deck for HVAC equipment installation.
- 12/21/07 - Interior caulking of all joints and connectors.
- 12/21/07 - Install new lift station.
- 01/07/08 - Install glass block in window openings.
- 01/08/08 - Poured slab on grade for HVAC equipment and EHPA generator.
- 01/16/08 – Building topping out ceremonies.
- 01/21 08 – Placement of HVAC equipment and generator with enclosure on new slab.
- 01/22/08 – Begin installation of duct work and HVAC components.

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## Melbourne High School

### Project Status (Continued)

- 02/18/08 - Electricians are currently wiring the generator and chillers.
- 02/19/08 - All sprinkler pipes in the building are complete.
- 02/20/08 - Painter is on site and has started prep and priming the west elevation and the concession roof area.
- 03/17/08 – FPL on site to power up new building.
- 03/17/08 – Installation of ceiling grid in north end of building.
- 03/18/08 - Complete painting of interior spaces.
- 03/19/08 - Complete tile work in bathroom and locker room areas.
- 03/24/08 - Trane technicians start and run HVAC equipment.
- 03/24/08 – Start installation of Gym Flooring.
- 04/01/08 - Complete abatement of old Gymnasium in preparation of Demolition.
- 04/05/08 – Start demolition of old gymnasium.
- 04/12/08 – Architectural and MEP walk thru of gymnasium develop punch list.
- 04/24/08- Receive TCO for No. end of gymnasium.
- 04/30/08 – Start site work and underground utilities installation fro new Science Building.
- 05/12/08 – Continue with gym floor installation, painting and final seal coating.
- 05/14/08 – Complete finishes and installation of fixtures and equipment in the gymnasium concession area.
- 05/19/08 - Complete installation of underground provisions for the new Science Building.
- 05/24/08 – Perform substantial completion and punch list for new Gymnasium.
- 05/27/08 – Receive Temporary Certificate of Occupancy for Gymnasium.
- 06/05/08 – Start demolition of Buildings # 3 & 4 interior for renovation of space.
- 06/19/08 – Perform final inspection of new gymnasium; receive Certificate of Occupancy.
- 06/26/08 – Pour concrete slab for new Science Building.
- 06/27/08 – Start construction of exterior concrete block walls for new Science Classroom building.
- 07/10/08 – Pour second floor tie beam.
- 07/25/08 – Pour concrete for second floor and connector to Building # 1.
- 08/01/08 – Completed renovation of building # 3, 9 occupants started moving in.
- 08/05/08 – Start installation of roof trusses on new Science building.
- 08/05/08 – Approve exterior mock up of exteriors masonry brick.
- 08/14/08 – Start framing of interior wall.
- 08/28/08 – Perform final inspection and certification of alarm upgrades for Bld # 3, 4, & 17.

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## Melbourne High School

### Project Status (Continued)

- 09/10/08 – Start installation of roof deck on new science building.
- 09/11/08 – Continue with installation of exterior Brick and Stucco on new Science Building
- 09/22/08 – Begin sheet rock installation in new Science Building
- 09/30/08 – Completed interior HVAC duct work
- 09/03/08 – Received classroom case work
- 10/02/08 – Completed roof deck and roof membrane.
- 10/10/08 – Fire sprinkler and chill water piping has been completed.
- 10/11/08 – Interior finishes started
- 10/19/08 – New Air Handlers and duct work has been installed.
- 11/30/08 – Building 7 is nearing completion, storefronts, windows and louvers are installed. Interior MEP work is also progressing. Fire suppression and chilled water piping are completed. Exterior brickwork and stucco are in progress. Substantial Completion is anticipated for 12/15/08. Building 3 is completed and students and staff are using the facility. Building 15; demolition is scheduled to begin after the teachers have occupied building 7. Building 18; lightning protection retrofit is in progress. TCO remains in place for buildings 3, 4, 6, 9 and 17. The project remains on schedule and within budget.
- 12/31/08 – Building 7 has received its' TCO and the move from building 15 has been completed, except for certain teacher specific items. Demolition for building 15 has been completed as has the asbestos abatement. Roofing repairs continue throughout the campus for the existing buildings. The project remains on schedule and within budget.
- 01/30/09 – Progress on Building 15 continues on schedule. There have been a few minor changes in the work-scope that provide more effective means of egress and cost savings. Punch list work continues in Building 7 and is nearing completion. Modifications to the chemical storage venting are also in progress. Overall, the complete renovations are on schedule and within budget.
- 02/28/09 – Building 7 has received its CO with only minimal items remaining on the punch list, and should be completed by 3/15/09. Building 15 interior finishes are nearing completion and final inspections and walkthrough scheduled for the week of March 9<sup>th</sup>, '09. ADA modifications to Buildings 3 and 4 will be performed during spring break along with the gym basketball court resurfacing. Building 15 Substantial Completion remains on target for March 15<sup>th</sup>, '09 with the entire project closeout for all phases to be completed by June 15<sup>th</sup>, '09.
- 03/31/09 – All buildings are complete with CO except #3, #4 and #15. These are scheduled to be completed by April 10<sup>th</sup>, 2009 as the ADA modifications for buildings 3 and 4 will be completed and the correction of unforeseen conditions in building 15 will also be finished. The gym court will be refinished between April 6<sup>th</sup> and 10<sup>th</sup>. The conditions in building 15 have pushed the final completion date to April 10<sup>th</sup>, 2009. Additional work to be completed during the summer break is in the planning phase at this time and consists of parking lot sealing / striping, repair of roof / beam for building 8 and roof / HVAC repair in building 6.
- 04/30/09 – All CO's have been executed and the project is now in close-out.
- 05/31/09 – Project is in close-out phase.
- 06/30/09 – Project is complete, audit and final payment are pending.

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## Melbourne High School

### Project Status (Continued)

- 07/31/09 – No change in status; audit in progress and final payment pending.
- 08/31/09 – No change in status; audit in progress.
- 09/30/09 – No change in status; audit in progress.
- 10/30/09 – The project audit has been completed, however the CM is required to provide an accounting of the final GLI rate. This item remains open.
- 11/30/09 – Project accounting has been revised and accepted by BPS and Skanska pursuant to the auditor's report with the Final Amendment scheduled for Board consent and approval on Dec. 8, '09 and Jan. 19, '10 respectively.
- 12/31/09 - Project scheduled for Board final approval on Jan. 19, '10.
- 01/19/10 – The Board has approved the Final Contract Amendment and the project is closed. Final retention to be released.

Project Completed