

Updates

FEMA CONSTRUCTION

October 24, 2005

PREPARED BY CHERI JOLLIE, ADMINISTRATIVE SERVICES

HEALTH & LIFE SCIENCE BUILDING

The architect is expected to return the O&M manuals today. There is only one punch list item left. Change orders for contract finalizations are all closed out. Three contracts are still open due to stop notices. Four other contracts are still open awaiting final resolution. We are working on issuing warranty notices on items that need to be repaired. The dirt parking area southeast of HLS Building has been graveled, and concrete stops will be installed. Bollards have been installed but still need to be painted. The campus will take sound readings in the rooms that we are having sound issues in. Once the next repair is done, we can determine if the results were satisfactory or not.



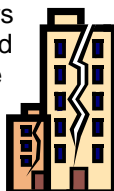
ADMINISTRATION/STUDENT SERVICES

The O&M manuals are approximately 85% complete. The remaining ones should be done in the next few days. Most of the as-builts are together. There are approximately 36 items remaining on the punch list, and contractors are being scheduled to address the items. The roofing contractor was here last week and completed some repairs. Open items include the two toilets. We are waiting for an answer from DSA. The stair tread vendor was out last Friday and secured the loose landing. They will be out again today to make minor adjustments. Other work that still needs to be done includes the installation of an exhaust fan and labeling of the electrical panel. Change orders are being negotiated this week, and the construction management company is looking into quieter fans for the IDF cabinets.



SEISMIC RETROFITS (Business)

The punch list is done. Final change orders are being submitted to the November Board meeting. O&M manuals and as-builts have been forwarded to the architect for closeout. Three contracts have been closed out and the fourth will be closed out after the November Board meeting.



CAMPUS CENTER

The roof water test was completed during the rain last week. Only two leaks were found. All affected areas have been addressed, and no damage occurred to the inside. All roof penetrations have been sealed. The stair treads have been completed for the first and second stair sets. They have been stained and will be installed next week. Doors will be installed after the carpet is put in. The Project Manager will let us know this week when will need to be Sun Room progress. All metal has been the site, and corrugated metal partitions have been water tested. The exterior corrugated curtain wall is in progress. The Book Room floor installation is in progress. They are in finish mode for mechanical, electrical and plumbing. Gas connections have been made, and the meter will be installed as soon as all the appliances have been installed. The parking lot paving is scheduled for 11-2-05. It was delayed due to the rain. The base material will be dropped on 10-31-05, and it should be completed by the second week of November. Site concrete and all walkways, benches and rock areas are in progress. In January, the fencing will be pulled back, making about 150 parking spaces available.



ART BUILDING

The interior and exterior framing is approximately 95% complete. The concrete contractor has been on-site doing repair work. Exterior drywall has been started and will probably be done this week. Lathe activities will start tomorrow at the south and possibly the north buildings. This will waterproof the building in case of more rain. The metal roof and the interior drywall in the south building was started last week. The plan is to "dry-in" the buildings with the metal roof by 11-10-04 (starting with the north building this week, then the west building, then the east building). Interior finishes will then be started.



CHILD DEVELOPMENT CENTER



Site work has been completed for Building C, and grout will be done today. Then the slab will be poured, and then the roof will be installed. Both building structures, as far as structural steel, are erected. They will complete the metal deck on

Building A this week, then Building B will follow. Last week, they started the exterior metal framing. It is approximately 3% complete.

AUDITORIUM ELECTRIC

They are in the closing stages. There was a punch list meeting last Tuesday with the engineers, architect and campus representation. Most of the punch list items are additional items requested by the Theater Technician. They are collecting cost estimates on the items. The contractor is working on minor issues and should be completed this week. One outstanding issue is the ventilator behind the windows above the stage. These windows are vents for smoke. The ventilator has to be approved by the Fire Marshall before it can be reinstalled.



AUDITORIUM RESTORATION

This project started after the October Board. The seats have been removed, but the standards are still there. A meeting with campus representatives was held regarding the fabrics. The campus is going to have a rigging inspector come out and inspect the rigging. The stage is being prepared to pull out. Once it is removed, there will be a hole that goes through to the basement. The area will be roped off for safety.

PLAZA/ROADWAYS

The project has been submitted to DSA for approval, hopefully by Christmas. Plans were given to the campus for review.

DEMOLITIONS

Inside abatement work is on-going and approximately 60% complete. The roof abatement is approximately 80% complete. Additional hazardous waste was found and taken care of.

MIDDLE COLLEGE

Project is completed and the portables are in use.



PARKING

They are working on preliminary cost estimates to create future parking in the construction staging area.

*** * NOTICE TO STAFF & STUDENTS * ***

In December, Lot 11 and Lot 12 will be CLOSED 12-23-05 through 1-8-06 so the lots can be slurry sealed and restriped.

HEALTH SERVICES

No update.

If you have any questions or concerns, please contact Administrative Services at x-4456 or by e-mail at cjollie@sbccd.cc.ca.us

