



Ruben Reyes
Associate Superintendent for Operations

MEMORANDUM

To: Dr. Duncan Klussmann, Superintendent of Schools
From: Ruben Reyes, Associate Superintendent for Operations
Date: March 30, 2009
Subject: Construction Update

The following information summarizes the status of the construction projects currently underway in the District through March 25, 2009.

Traffic Direction Sign Project - District Wide (Y08P05 – 1999 Bond)

Construction Team: PBK Architects
Stanley Signature Signs, Inc. – General Contractor

The final site locations with 25% of the schools have been confirmed with the campus and installation to begin this week.

New Westwood Elementary School – School Replacement (Y01P01 – 2007 Bond)

Construction Team: PBK Architects
Drymalla Construction – General Contractor

Percent of Work Completed

Earthwork – 90% (building pad – 100%)
Drilled Piers (Foundation) – 100%
Drilled Piers (West Lighting Standards) – 100%
Storm Lines – 95%
Sanitary Sewer – 100%
Grade Beams – 100%
South Parking lot – 100%
North Parking lot – 50%
Slab on Grade – 50%
Domestic Water Line – 95%
Electrical Under Slab – 75%
Grease Trap – 100%



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Current Work

Slab on grade area C; Underground utilities at kitchen; Conduit for phone, data & cable.

2 Week Work Projection

Complete slab on grade C, Form work on area D, Steel erection, installation of fire lines.

The project is currently on schedule. The south parking lot is complete, the north parking lot in the process of being blue topped and the contractor is installing forms. All underground domestic water has been installed. The contractor is waiting for permission from the City of Houston to install the meter. The sanitary lines have been tied to the city line. The storm lines have been tied to the city storm system. The structural steel that is to be delivered has been moved to the second week in April; however, this will not affect the schedule. The air handlers are scheduled to arrive in mid May.

New Hollibrook Elementary School – School Replacement (Y01P02 – 2007 Bond)

Construction Team: SHW Architects
Gamma Construction – General Contractor

Percent of Work Completed

Earthwork – Building pad – 100%
Drilled Piers (Foundation) – 100%
Grade Beams – 100%
Sanitary below Slab – 90%
Electrical below Slab – 90%
Storm Lines – 100% (Phase One)
Steel Delivery - Mid April

The project is currently on schedule.

The first concrete slab on grade was completed on March 11, 2009. This was for areas E and F.

The second slab on grade will be completed on April 4, 2009. This is for A and G.

The weekly safety meetings are held each Thursday at 10:00am.

Spark Park No. 18 – Spring Woods Middle School

Construction Team: Environment Consultant (SPARK Architect)
T.F. Harper and Associates – General Contractor

The work began on March 17, 2009. The foundation layout is underway and the pavilion has been ordered. TAKS testing dates were provided to the contractor so work can be scheduled around this time. The work has been slow due to the time it is taking to process security checks.



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Renovations of Athletic Venues (Y02P07 Tully Stadium Upgrades, Y02P08 Don Coleman Coliseum Upgrades, Y02P09 Natatorium Upgrades, Y03P01 Grob Upgrades – 2007 Bond)

Construction Team: SHW Group Architects
Westfall Group, L.L.C. – CM @ Risk Contractor

Tully Stadium

The pre-proposal meeting will be held on April 15, 2009 and the proposals are due on April 29, 2009. The construction is scheduled to begin in June of 2009 for Tully Stadium and the Don Coleman Coliseum.

Don Coleman Coliseum

The pre-proposal will be held on April 15, 2009 and the construction is scheduled to begin in June of 2009 for Tully Stadium and the Don Coleman Coliseum.

W. W. Emmons Natatorium

Construction is proceeding at the W.W. Emmons Natatorium. The pool has been demolished and the new 10” storm line has been installed. The restroom and locker room fixtures have been removed and demolitions of the CMU block walls are being removed. The grading of the pool has begun with forms and rebar beginning next week.

Reggie Grob Stadium

A pre-construction meeting was held on March 12, 2009 for Grob Stadium. The Grob Stadium construction began on March 16, 2009. The demolition of the turf and ramps has begun as well as preparation for the new restrooms. The light towers will be removed on April 2, 2009.

Northbrook High School -Track Refurbishing (Y04P04 – 2007 Bond) – Athletic Package No. 2

Construction Team: PBK Architects
Texas Sport Builders, Inc. – General Contractor

The structural spray has been completed and the track has been marked. Substantial completion will be given on March 30, 2009 and the track will be turned over to the school. The project is in the punch list – close out phase.

Spring Woods High School -Track Refurbishing (Y04P05 – 2007 Bond) – Athletic Package No. 2

Construction Team: PBK Architects
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Tennis Court Additions refurbishing and Upgrades at all High Schools (MHS (Y04P06; NHS – (Y04P07); SWHS – (Y04P08); SHS – (Y04P09) - 2007 Bond) – Athletic Package No. 3

Construction Team: PBK Architects
M. Scott Construction – General Contractor

The punch list walks are currently being completed and the project is in the close-out phase.

Electrical Upgrades and Lighting for Athletic Areas at Memorial High School; Northbrook High School Spring Woods High School; and Stratford High School – (Y05P08) – Athletic Package No. 4

Construction Team: PBK Architects
To be determined

Proposals were opened on March 24, 2009. The proposals were evaluated on March 25, 2009 and the project will be presented to the April Board.

Field Upgrades at Memorial and Northbrook High School – (Y05P09) – Athletic Package No. 5

Construction Team: PBK Architects
To be determined

A pre-proposal conference was held on March 24, 2009. The project is scheduled for the May Board.

Middle School Tracks and Competition Fields at Landrum; Memorial; Northbrook; Spring Branch; Spring Oaks; Spring Forest; and Spring Woods Middle School - (Y06P01) – Athletic Package No. 6

Construction Team: PBK Architects
Gulf Coast, Inc – Group A
SCI, Inc. - Group B

The project was approved at the March Board. The contractors are in the process of acquiring bonding and insurance, and once these have been secured, the contracts will be executed. The athletic department is working to make the fields available earlier than the specifications required, which will give the new grass an extended growing period.



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Auxiliary Field Additions at Landrum; Memorial; Northbrook; Spring Branch; Spring Oaks; Spring Forest; and Spring Woods Middle School – (Y06P02) – Athletic Package No. 7

Construction Team: PBK Architects
To be determined

Construction documents are complete and the project will be advertised in May for a June Board approval. This project is contingent on remaining funds being available from Athletic Package No. 6.

Soccer Venue at Spring Woods High School and Track Venue at Stratford High School – (Y02P63) – Athletic Package No. 8

Construction Team: PBK Architects
To be determined

Construction documents are complete and the project will be advertised in April of 2009. The project will be presented to the May Board.

Field House Renovations at Memorial High School and Spring Woods High School – (Y02P64) – Athletic Package No. 9

Construction Team: PBK Architects
To be determined

Construction documents are complete and the project will be advertised in April of 2009. The project will be presented to the May Board.

Memorial Middle School – System Upgrades and Additions (Y03P04 - 2007 Bond)

Construction Team: AMH Architects
To Be Determined

The Schematic Design and Design Development documents were presented at the January Board meeting. Additional designs were also presented to the campus and the board. An approval request of a schematic design and design development was approved at the February Board and the construction documents will proceed.



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Bunker Hill Elementary School – System Upgrades and Additions (Y03P05 - 2007 Bond)

Construction Team: AMH Architects
To Be Determined

The Schematic Design and Design Development documents were presented to the January Board meeting and an approval request of a schematic design and design development will be presented to the April Board meeting. An additional CIT meeting was held March 25, 2009 to discuss the design and system upgrades.

Rummel Creek Elementary School – Systems Upgrades (Y03P06 - 2007 Bond)

Construction Team: Bay Architects
To Be Determined

The proposals were received on March 10; and were evaluated on March 12, 2009. A recommendation will be made shortly. The project is scheduled to be placed before the Board in April for approval of the construction contract.

Terrace Elementary School – Systems Upgrades (Y03P08 - 2007 Bond)

Construction Team: SHW Architects
To Be Determined

The construction documents have been issued to the City of Houston for permit review, and to the State for TAS review. The project was issued for proposals on March 16, 2009. The Pre-proposal Conference was held on March 24. The proposals will be received on April 7, and evaluated on April 9, 2009. The project will be combined with the Spring Shadows Elementary School systems upgrades as one construction project; and is scheduled to be placed before the Board in May for approval of the construction contract.

Spring Shadows Elementary School – Systems Upgrades (Y03P07 - 2007 Bond)

Construction Team: SHW Architects
To Be Determined

The construction documents have been issued to the City of Houston for permit review, and to the State for TAS review. The project was issued for proposals on March 16, 2009. The Pre-proposal Conference was held on March 24. The proposals will be received on April 7, and evaluated on April 9, 2009. The project will be combined with the Terrace Elementary School systems upgrades as one construction project; and is scheduled to be placed before the Board in May for approval of the construction contract.



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Landrum Middle School – Systems Upgrades (Y04P02 - 2007 Bond)

Construction Team: SHW Architects
To Be Determined

The construction documents have been issued to the City of Houston for permit review, and to the State for TAS review. The project has been issued for proposals on March 23, 2009. The Pre-proposal Conference will be held on March 31. The proposals will be received on April 14, and evaluated on April 16, 2009. The project is scheduled to be placed before the Board in May for approval of the construction contract.

High Schools – 4 x 4 Science Additions (Y04P03 - 2007 Bond)

Construction Team: Bay Architects
To Be Determined

Bay Architects have completed the design development drawings for Northbrook High School and Stratford High School. Memorial High School's portion of this project has been pulled out; and will be handled as a completely separate project in the future due to site development concerns. Spring Woods High School's portion of this project has been relocated from an interior courtyard to the north side of the campus, which requires minor adjustments to the original plan layout. Westchester Academy's portion of this project has been redesigned in conjunction with campus personnel. The project is tentatively scheduled to be placed before the Board in August 2009 for approval of the construction contract.

New Ridgcrest Elementary School – School Replacement (Y04P01 – 2007 Bond)

Construction Team: Pfluger Associates Architects
To Be Determined

Construction document review with Maintenance, Security and Technology is scheduled for March 30, 2009. A final presentation of the new campus will be made to the CIT on March 30, 2009. The City of Houston has revised their demand for an access road on the west side of the campus, to only requiring a turn around for fire trucks. SBISD is still pursuing the need for this turn around and another meeting with the City is being requested.

This project is scheduled to be presented to the June Board.

Housman Elementary School – School Replacement (Y03P09 – 2007 Bond)

Construction Team: PBK Architects
To Be Determined

The platting documentation was submitted to the City of Houston in early March. The topographic survey is complete, and has been received. The project has been placed on hold by the District.



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Vines Science Center – Roof Replacement (IKE Repair- 2007)

Construction Team: MHI
Con-Tex Roofing

A notice to proceed has been issued and execution of the contracts are pending, awaiting bonds and insurance information.

Spring Woods High School: Black and Gold Gym – Roof Replacement (IKE Repair - 2007)

Construction Team: MHI
Pyramid Waterproofing, Inc.

A notice to proceed has been issued and execution of the contracts are pending, awaiting bonds and insurance information.

Spring Woods High School – Roof Replacement (2007)

Construction Team: MHI
To Be Determined

Planning & Construction is in the process of determining a budget for this project. This roof is part of a hail damage claim.
A bid alternate for like-kind and quality will be included in the bid package to determine market value for the SBISD claim.

Spring Woods Middle School – Roof Replacement (2007)

Construction Team: PBK Architects
To Be Determined

Planning & Construction is in the process of determining a budget for this project. This roof is part of a hail damage claim.
A bid alternate for like-kind and quality will be included in the bid package to determine market value for the SBISD claim.

Spring Woods High School – Library Technology Pilot Site (2007)

Construction Team: PBK Architects
To Be Determined

A 90% review of the plans was held on March 24, 2009. The work is scheduled to begin as soon as school is released for the summer and the project is scheduled to be presented to the April Board.



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Hunters Creek Elementary School – Classroom Renovations

Construction Team: PBK Architects
To be Determined

The design is proceeding and pricing will be approved at the April Board.



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Information

Rustling Oaks Drainage Improvement Project

The project has been taken off hold and has been bid. Construction is tentatively scheduled to begin within 60 to 90 days. SBISD has requested a meeting with the City of Houston and the contractor to coordinate access to Rummel Creek EL.

Gym Floor Ike

Spring Branch MS- The gym was walked with the contractor and a scope and cost have been submitted for review.

Northbrook MS- The gym was walked with the contractor and a scope and cost have been submitted for review.

Water Damage (not Ike-related)

Stratford HS -The gym was walked with the contractor and a scope and cost have been submitted for review. The project will be brought to the board in April for approval to use the buy board.



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Completed Projects with Final Payment Pending

Northbrook High School - Chiller Replacement (Y04P09 - 2007 Bond)

Memorial High School - Roof Replacement (Y04P07 - 2007 Bond)

Memorial High School – Competition Gym Floor Replacement (Y08P07 - 2007 Bond)

Sherwood Elementary School - Roof Replacement (Y04P08 - 2007 Bond)

Cedar Brook Elementary School – Roof Replacement (Y01P06 - 2007 Bond)

Buffalo Creek Elementary School – Systems Upgrade (Y01P05 – 2007 Bond)

Cedar Brook Elementary School – Systems Upgrade (Y01P05 – 2007 Bond)

Treasure Forest Elementary School – Systems Upgrade (Y01P05 – 2007 Bond)

Stratford High School – Track Refurbishing (Y03P02 – 2007 Bond) - Project 1