



3411 RICHMOND AVENUE, SUITE 725, HOUSTON, TEXAS 77046

## 2017 BOND PROJECTS – BOARD UPDATE

### Spring Oaks MS Renovation Project

Spring Branch Independent School District

Pfluger Project No. 18-032

07.31.19



#### 1) PROJECT TEAM:

Owner:	Spring Branch ISD	Director:	Travis Stanford
SBISD Project No.	67214	Project Manager:	Noel Moreno
Architect:	Pfluger	Principal-in-Charge:	Michelle Dudley
		Project Manager:	Hector Berrios

General Contractor: Bass Construction

#### 2) GENERAL SCOPE OF WORK:

The renovation of 2,800 sf of administration and clinic area to provide visibility to the front entrance of campus. 34,600 sf of roof replacement and the windows replacement for the New Gym. Fire alarm, security alarm and access control improvements. Adding supplemental lighting to classrooms, building and LED site lighting upgrades.

#### 3) PROJECT TIMELINE:

The construction is scheduled to start in May, the administration portion of the work shall be completed during summer and ready before school starts. The roof replacement, along with other site improvement work not completed during summer, shall be coordinated by the contractor without interfering with the school program.

SITE WALK	JULY/2018 – SEPTEMBER/2018
SCHEMATIC DESIGN	AUGUST/2018 – SEPTEMBER/2018
100% DESIGN DEVELOPMENT	SEPTEMBER/2018 – OCTOBER/2018
50% CONSTRUCTION DOCUMENTS	OCTOBER/2018 – NOVEMBER/2018
100% CONSTRUCTION DOCUMENTS	NOVEMBER 2018 – DECEMBER/2018
BIDDING	FEBRUARY/2019 – APRIL/2019
PERMIT RECEIVED	FEBRUARY/2019 – APRIL/2019
BOARD APPROVAL	FEBRUARY/2019 – APRIL/2019
<b>CONSTRUCTION PHASE</b>	<b>MAY/2019 – APRIL/2020</b>
TEMPORARY OCCUPANCY	JULY/2019 – AUGUST/2019
SUBSTANTIAL COMPLETION	APRIL/2020

Current  
Point

#### 4) **PROJECT STATUS OVERVIEW**

Currently, the project is in the Construction Phase.

#### 5) **PAST 2-4 WEEKS PROJECT HIGHLIGHTS / MILESTONES:**

Owners meetings were held on July 3, July 10, July 17, July 24 and July 31.

Construction continues at the interior of the building at the portion of the administration and clinic area.

Demolition of the existing roof continues.

New roof construction in progress.

#### 6) **NEXT 2-4 WEEKS PROJECT HIGHLIGHTS / MILESTONES:**

Contractor shall obtain a temporary Certificate of Compliance on the first week of August.

Administration staff shall completely move into the renovated area by the second week of August.

Demolition of the existing roof and installation of new roof continues.

The first day of school is August 15.

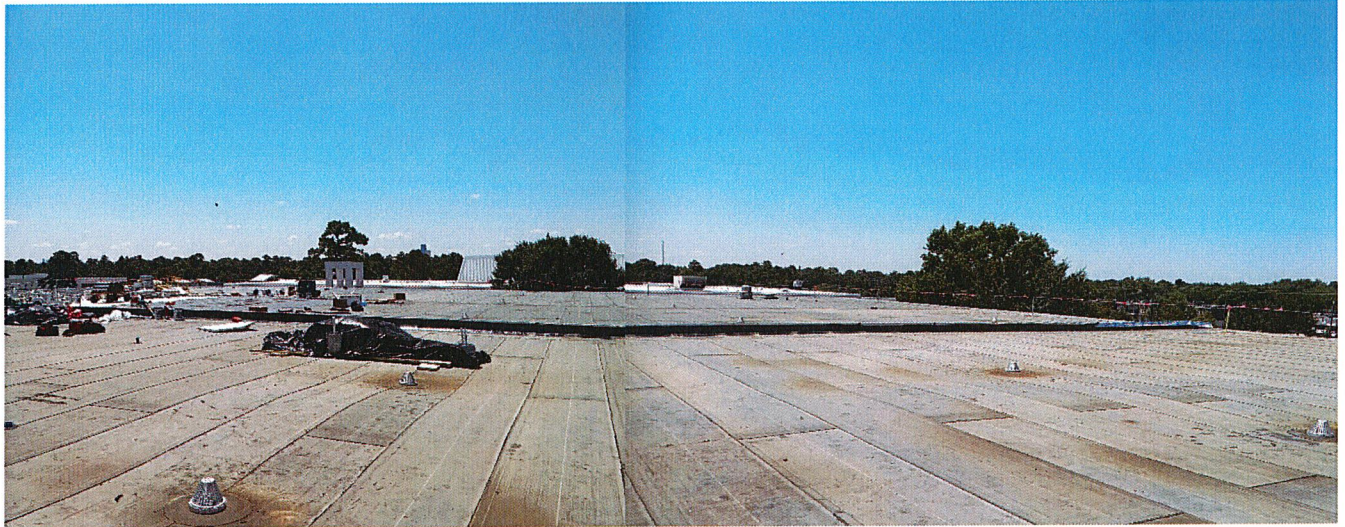
#### 7) **PHOTOGRAPHS:**

**Crane lifting existing HVAC Unit for installation of new roofing.**





Roofing base sheet installed in a portion of the roof.



View at corridor toward the renovated clinic and administration area.





**View toward new reception area.**



**Wall Ceramic tile installed at Clinic's restroom.**

