

Wharton Independent School District

Date: October 12, 2023

PROJECT TEAM:

Owner: Wharton ISD

Superintendent of Schools: Dr. Michael O'Guin

Wharton ISD Bond /Construction

Project Manager: Mike Lanier

Architect: Huckabee

Principal Architect in Charge: Timothy Barnes

Contractor: Polasek Construction

Job Order Contractor: Point Alliance Solutions

I want to make sure everyone understands the impact the construction cost challenges are having on projects across the state at this time. Projects are faced with either providing additional funds, cutting scope, or delaying the start of the project until the market returns to somewhat normal. It is a challenging time in the industry and we are working hard to ensure that the taxpayers of Wharton ISD are receiving what they expect.

1.) PROJECT STATUS OVERVIEW – Wharton Junior High School Addition and Renovations:

- The Board approved the GMP to complete the entire campus project at an “all in” project cost of \$31,363,207.
- Estimated completion date is July of 2024 subject to the availability of construction materials.

SCHEDULE AND PROGRESS:

A. WORK COMPLETED thru 10/10/23

1. HVAC duct at Section #8 – 98% complete
2. Electrical rough at Section #8 above ceilings – 98% complete
3. Electrical rough at drywall ceiling in Section #8 – complete
4. Plumbing carrier and sanitary piping at Section #7 – 75% complete
5. Interior metal partition framing at Section #7 - 80% complete

6. Interior CMU partition framing at Section #1 – 95% complete
7. Installation of roof drain piping at addition on both floors complete
8. Installation of roof drain piping at Section #1 – 90% complete
9. Exterior sheathing at Section #4 – 95% complete
10. Exterior metal partitions at section #2- #6 – 95% complete
11. Exterior sheathing at Sections #2 - #6 – 25% complete
12. Wood blocking at parapet of exterior partitions 65% complete
13. Interior metal partition framing at Sections #2 - #3 – 85% complete
14. Interior metal partition framing at Sections #5 - #6 – 60% complete
15. Metal partition framing at Section #1 – 35% complete
16. Installation of suspended FCU's at addition – 90% complete
17. Installation of metal duct at addition – 80% complete
18. Installation of fire sprinkler system piping ongoing
19. Installation of HVAC equipment curbs at roof ongoing
20. Erection of structural steel at Section #1 addition complete
21. Steel inspection of Section #1 addition complete – 10/10/23
22. Site underground electrical conduit banks complete
23. Main electrical rack supports and MSB in place at concrete pad
24. Preliminary staking of site sanitary and storm elements complete
25. Single ply roofing repairs at Section #1 ongoing
26. Installation of roof drain body replacement at Section #1 ongoing

B. PROJECTED WORK thru 10/24/23

1. Continue roof drain body installation at Section #1
2. Complete roof drain piping at Section #1
3. Continue single ply roofing repairs at Section #1
4. Continue wood blocking at parapet on exterior partitions

5. Complete exterior metal partition framing at addition
6. Continue interior metal framing at partitions in Section #7
7. Continue metal farming at partitions in Section #1
8. Continue interior metal partition framing at Sections #2 - #6
9. Continue exterior sheathing at metal framed partitions
10. Complete installation of HVAC equipment curbs at roof
11. Begin installation of metal deck at Section #1 addition
12. Continue fire sprinkler system piping
13. Continue HVAC duct installation at addition
14. Continue installation of suspended FCU's at addition
15. Begin site storm and sanitary elements and piping

- *Pictures Attached.*









2.) PROJECT STATUS OVERVIEW – EJM Stadium Dressing Rooms and Field Events / WHS Competition Gym

- Complete
- Warranty work underway for the bleachers in the Gym
Deployment / Retraction Mechanism failed causing structural damage to the Home Side Unit. Bleacher contractor deployed the unit as far as possible, made sure the exposed seating was stabilized, safe, and usable. There is limited seating (bottom 5 rows) on the Home Side. The replacement structures have been ordered and will be installed upon delivery. Delivery is scheduled for Friday

10/11/23. These structures have to be manufactured as the units are architecturally designed and made specifically for this gym.

ADDITIONAL BOARD APPROVED SECURITY PROJECTS

3.) WHS ACCESS CONTROL, VIDEO INTERCOM & INTRUSION SYSTEM

- Complete

7.) WHS Fire Alarm System

- The Board approved the installation of an updated fire alarm system at the WHS Campus at a cost of \$292,832.00
- Project is 99% complete.
- Awaiting delivery of panel due to a delay of microchips and inspection of the completed system.

ADDITIONAL BOARD APPROVED PROJECTS UTILIZING BOND FUNDS

8.) WHS Science Lab Upgrades

- Complete

9.) WHS Culinary Arts

- Renovation complete. We are, however, waiting on the Fire Inspection by the City of the fire suppression system before students are allowed to use the lab. The fire inspector is a contracted position and not a full time employee of the City. The inspection is scheduled for 10/17/23 at 1:00pm.

10.) WHS Old Gym

- Complete

APPROVED ADDITIONAL PROJECTS

- Sivells Elementary interior and exterior painting.
Complete
- Bus Canopy at Bus Barn to cover newly purchased busses to extend their life
Complete
- Retrofitting lighting at Wharton High School
Complete
- Interior and exterior painting at Wharton High School
Complete
- New marques at Wharton High School and Sivells Elementary.

Complete

- New cement Bus Lane at Wharton High School
Complete
- New Furniture at WHS
Complete
- Hallway and Foyer LED lighting at Sivells
Project underway (additional proposal)
- Sivells Foyer A/C upgrade
Complete
- Tree skylighting at WHS, Sivells, Baseball / Softball Complex, and ESC
Complete
- WHS Gym Floor refinishing
Complete
- Bus Loop sidewalk access at Sivells Elementary
Complete
- New sidewalk from west parking lot at WES to front of building
Complete
- New marque at WES approved and under construction
Project underway