



Quarterly Executive Summary  
 Green Sea Floyds High – Corridor Stripping & Painting  
 Q2 2019



**HCS Project Manager:** Ara Heinz      **Principal:** Dr. Andrea Pridgen  
**Engineer:** N/A      **Contractor:** Reed’s Construction & Painting, Inc.

**Project Scope:** Strip and paint corridors and door frames at Green Sea Floyds High School

**Current Status:** Walls have been stripped, cleaned, and primed. All walls have received the base coat of paint. Decorative accent painting is currently being done.

**Budget:** Original Budget: **\$350,000** Board Approved Date: **4/24/2018**  
 Current Contract Amount: **\$260,733.70**

**Budget Issues:** Project is currently within budget.

**Schedule:** Design: **N/A**      Solicitation: **Complete**  
 Construction: **Final completion expected week of August 12, 2019.**

**Schedule Issues:** None at this time.

**Achievements:** Painting in the middle school portion of the building is complete.

**Phasing:** Working with custodial staff to coordinate this work to ensure summer cleaning throughout school is completed.



Quarterly Executive Summary  
 Storefront and Sheet Metal – Loris High School  
 Q2 2019



Portion of New Store Front



Courtyard Parapet Metal Coverings

**HCS Project Manager:** Patrick McCord

**Principal:** Richard Crumley

**Architect:** N/A

**Contractor:** Hanco of SC Inc.

**Project Scope:** Two exterior storefronts are being replaced on the rear of the building. Select pieces of the glass are being replaced due to hazing of the original glass. There will also be 300 linear feet of metal fascia installed over the exterior parapet wall in the courtyard area to reduce moisture infiltration.

**Current Status:** This project is complete. Additional costs were to replace all the glass in the cafeteria storefront. The original select replacement of panes did not provide a clear and uniform look for the school. This will be the final report on this project.

**Budget:** Original Contract: \$185,719.35



**Final Contract Amount = \$200,442.50**

**Budget Issues:** None

**Schedule:** Completed July 2019



**Schedule Issues:** None.

**Achievements:** The craftsmanship of the job is superb.



Quarterly Executive Summary  
 Auditorium Lighting Retrofit – Myrtle Beach High School  
 Q2 2019



New House Lights



Lighting Under Balcony

**HCS Project Manager:** Patrick McCord

**Principal:** Zack McQuigg

**Architect:** N/A

**Contractor:** Lightserve

**Project Scope:** The auditorium house lighting will be retrofitted. The new lights are LED and will be controlled by a new building automation control system. All of the down lights around the perimeter of the auditorium and all the pathway lights will also be retrofitted to LED.

**Current Status:** All the lighting retrofit work is complete. The commissioning of the system will be complete by the first week of August.

**Budget:** Original Contract: \$202,261.43



**Budget Issues:** None

**Schedule:** To be complete by August 2019



**Schedule Issues:** None.

**Achievements:** Excellent low maintenance lighting system for the Auditorium.



Quarterly Executive Summary  
 Roof Replacement – Myrtle Beach High School  
 Q2 2019



Through Wall Flashing Repair



Completed TPO Roof and Parapet Cap

**HCS Project Manager:** Patrick McCord

**Principal:** Zack McQuigg


**Architect:** N/A

**Contractor:** Spann Roofing and Sheet Metal

**Project Scope:** The single layer of the existing TPO roofing membrane will be removed, and a new half-inch cover board will be installed. The cover board is mechanically fastened to the deck, and a new 60-mil TPO membrane will be installed. All-new parapet caps will be installed. The new TPO roof will have a (20) twenty-year warranty. The three Kalwall skylight panels are going to be replaced during this project. The existing frames will remain, and new impact-rated panels will be installed. The perimeter around the auditorium will have new through-the-wall flashing installed. The same flashing will also be replaced in the fly loft. Hunter green, three-rib metal panels are also being installed on the north facade of the auditorium exterior wall. All built-up style roof areas will receive new drain pans and all vertical flashings will be coated.

**Current Status:** The TPO portion of the roof is completed. Unknown at the time of the bid, a sizeable area of metal roof decking had to be replaced due to deterioration, which increased the total project cost. All Kalwall skylights have been installed over the occupied areas. The metal parapet cap is 95 percent complete. We are focusing on facade areas around the auditorium at this time.

**Budget:**

Original Contract:	\$1,087,685.00	
<b>Final Contract Amount =</b>	<b>\$1,211,973.95</b>	

**Budget Issues:** None

**Schedule:** No issues. 

**Schedule Issues:** None.

**Achievements:** The TPO roofing is completed. All the built up roofs have had their operations and maintenance performed.



Quarterly Executive Summary  
 Roof Repair – Myrtle Beach Early Childhood School (old MBP)  
 Q2 2019



Prep Work for New Gravel Stop



All Flashings around HVAC Curbs Repaired

**HCS Project Manager:** Patrick McCord

**Principal:** Christel Arnette

**Architect:** N/A

**Contractor:** Spann Roofing and Sheet Metal

**Project Scope:** Approximately 1,400 linear feet of the roof edge flashing will be replaced around the perimeter of the building. All flashings, HVAC curbs and control joints will be repaired and resealed. All metal copings will be replaced around the gymnasium roof.

**Current Status:** The roof repair is currently underway. Over 400 linear feet of the gravel stop has been replaced and the aggregate is broadcasted back over the repair. There is an additional 300 linear feet that has been prepped and ready for the new gravel stop to be installed. Over 40 percent of all vertical flashings and seams have been resealed.

**Budget:** Original Contract: \$155,621.00



**Budget Issues:** None

**Schedule:** Substantial Completion Date is August 9, 2019



**Schedule Issues:** None.

**Achievements:**



Quarterly Executive Summary  
 Roof Replacement – North Myrtle Beach Middle School  
 Q2 2019



New TPO Membrane



New HVAC stands

**HCS Project Manager:** Patrick McCord

**Principal:** James LaPier

**Architect:** N/A

**Contractor:** Monarch Company LLC

**Project Scope:** The single layer of the existing TPO roofing membrane will be removed, and a new half-inch cover board will be installed. The cover board is mechanically fastened to the deck, and a new 60-mil TPO membrane will be installed. There will be all new parapet caps installed. The new TPO roof will have a (20) twenty-year warranty. There will also be miscellaneous metal repairs to the existing sloped roof. All HVAC equipment supports will be upgraded during the project.

**Current Status:** The work is underway. The TPO replacement is approximately 80 percent complete. The new HVAC unit stands are completed as are 80 percent of the roof decks. All flashings and metal parapet caps remain to be installed.

**Budget:** Original Contract: \$340,695.81



**Budget Issues:** None

**Schedule:** Anticipated completion in late August 2019.

Contractual completion date is November 2, 2019.



**Schedule Issues:** None.

**Achievements:** Work is currently ahead of schedule.



Quarterly Executive Summary  
 Roof Replacement – Ocean Drive Elementary Middle School  
 Q2 2019



New TPO Roof Around Clerestory



TPO Roof Membrane and Half Sheets

**HCS Project Manager:** Patrick McCord

**Principal:** Renea Fowler

**Architect:** N/A

**Contractor:** Spann Roofing and Sheet Metal

**Project Scope:** The single layer of the existing TPO roofing membrane will be removed, and a new half-inch cover board will be installed. The cover board is mechanically fastened to the deck, and a new 60-mil TPO membrane will be installed. There will be all-new parapet caps installed. The new TPO roof will have a (20) twenty-year warranty. All low areas will be modified to ensure the roof has proper drainage. The blue standing seam metal roof over the front entryway is to be replaced.

**Current Status:** The roof is under construction. The TPO replacement is at approximately 90 percent complete. The parapet caps and all TPO flashings are scheduled to be installed.

**Budget:** Original Contract: \$303,659.00



**Budget Issues:** None

**Schedule:** Anticipated completion in late August 2019  
 Contractual completion date is October 29, 2019



**Schedule Issues:** None.

**Achievements:** All TPO and parapet cap will be completed before school starts.



**BWMS Lobby**

**AMS Classroom**

**ATA Media Center**

**HCS Project Managers:**     **Davida Rohlf, Ara Heinz**

**Contractors:**             Various

**Project Scope:**            Replace carpeting in various areas within schools in each of the four regions.

**North Region:** Academy of Technology & Academics, Loris Middle, N. Myrtle Beach Middle

**South Region:** Lakewood Elem., Palmetto Bay Elem., Seaside Elem., Forest Brook Middle

**East Region:** Waterway Elementary, Blackwater Middle, Ocean Bay Elementary, Academy of Art, Science & Technology

**West Region:** Aynor Middle, Aynor Elem., Conway Middle,

**Budget:**                     **\$600,000 (\$150,000 each Region) - Sustainment Funds (5656)**

Committed to date:  
**North Region:**     \$ 156,203  
**South Region:**    \$ 153,486  
**East Region:**      \$ 133,819  
**West Region:**     \$ 156,395



**Budget Issues:**            None at this time.

**Schedule:**                 Work began June 7. On target to complete by school start



**Schedule Issues:**        None at this time.

**Current Status:**          All projects in progress or completed.





North Myrtle Beach Middle

**HCS Project Managers:** Davida Rohlf, Ara Heinz

**Contractors:** Various

**Project Scope:** Paint various areas within schools in each of the four regions.

<b>North Region:</b>	North Myrtle Beach Middle
<b>South Region:</b>	Forestbrook Middle, Socastee High
<b>East Region:</b>	Ocean Bay Middle, Waccamaw Elementary
<b>West Region:</b>	Aynor Middle, Homewood Elementary, S. Conway Elementary, Pee Dee Elementary, Conway Middle

**Budget:** \$600,000 (\$150,000 each Region) – Sustainment Funds (5656)  
+ \$89,355 additional funds added to complete scope at various locations.

Committed to date:

<b>North Region:</b>	\$223,178
<b>South Region:</b>	\$180,113
<b>East Region:</b>	\$137,376
<b>West Region:</b>	\$148,688

**Budget Issues:** None at this time.

**Schedule:** Work began June 7, 2019 and should be completed by August 18th

**Schedule Issues:** Coordination with summer activities and annual maintenance within schools.

**Current Status:** All projects in progress or completed.



Quarterly Executive Summary  
Sustainment Project - Roofing  
Q2 2019



**Project Manager:** Jason Hardee

**Contractors:** Spann Roofing, District-wide small roofing repair contract.

**Project Scope:** Roofing repair/replacement in various areas of each school in each of the four regions; small project concentration.

**North Region:** Academy of Technology & Academics, Kingston Elementary, Loris Middle, Green Sea Floyds High, North Myrtle Beach High

**South Region:** Early College High School, Seaside Elementary, Socastee High

**East Region:** Carolina Forest High, Ocean Bay Middle, Carolina Forest Elementary, Black Water Middle Middle, Waccamaw Elementary, Myrtle Beach Primary, Myrtle Beach Intermediate, Academy of Arts Science and Technology, Ocean Bay Middle

**West Region:** Pee Dee Elementary, South Conway Elementary, Aynor High, Midland Elementary

**Current Status:** Spann Roofing to inspect and perform the roofing repairs on schools as needed under the supervision of the HCS project manager.

**Budget:** \$200,000 (\$50,000 each Region) - Sustainment Funds (5656)

Committed to date:

**North Region:** \$ 50,000.00

**South Region:** \$ 50,000.00

**East Region:** \$ 50,000.00

**West Region:** \$ 50,000.00

**Budget Issues:** None at this time.

**Schedule:** Currently scheduled to have all the roofing issues addressed before school begins.

**Schedule Issues:** None at this time.

**Current Status:** All work is on schedule.





Quarterly Executive Summary  
Renovations to Old MBMS (New MBES)  
Q2 2019



**HCS Project Manager:** Amber Barnhill

**Principal:** Kristie Hamilton

**Architectural Firm:** Pike McFarland Hall Associates, Inc.

**General Contractor:** H.G. Reynolds Company, Inc. **Superintendent:** Henry Mills

**Project Scope:** Renovation and conversion of approximately 134,000 SF of educational space to support grades 3, 4, and 5 program requirements. The site work is to include additions to the parent drop-off lane, the staff parking lot, extended emergency lane, along with a reconfigured bus drop-off loop, and the addition of an elementary playground. Major renovations will convert science and associated prep rooms to general classroom functions, and convert the PE locker rooms and a mini lecture hall to general classroom functions and other support spaces. The entire building is to receive a new HVAC system, new fire sprinkler system, and new fire alarm system. Interior finishes are being upgraded to include carpeting in classroom areas, new rubber base, painted walls, new ACT ceilings and associated lights, electrical systems, and low voltage systems.

**Current Status:** Certificate of Occupancy received on June 12, 2019. Staff from the MBIS have been moved to the new building. All furniture has been installed and is in place. The new monument sign and exterior signage is complete.

**Budget:** Original Budget: **\$21,128,943.00** Board Approved Date: **12/11/2017**

**Budget Issues:** None at this time.

**Schedule:** Design: **Complete** Construction: **February 26, 2018 – January 15, 2019 (11 months)**  
Final Completion: **May 30, 2019**

**Achievements:** The renovation was completed for staff and teachers to move in the building before the start of the new school year.




<b><u>HCS Project Manager:</u></b>	<b>Davida Rohlf</b>	<b><u>Principal:</u></b>	<b>Dr. Janice Christy</b>
<b><u>Architectural Firm:</u></b>	<b>SfL+a Architects</b>	<b><u>Design Architect:</u></b>	<b>Robbie Ferris</b>
<b><u>General Contractor:</u></b>	<b>MetCon/TA Loving J/V</b>	<b><u>Project Manager:</u></b>	<b>Meg Pridemore</b>

**Project Scope:** The project includes a new 170,918 SF, two-story middle school for a 1,200-student capacity.


The building design is based on a High Performance – Energy Positive concept, where the building integrates all major performance attributes which include: energy conservation, environmental, cost-benefit, productivity, sustainability, functionality, and operational considerations. It also incorporates the use of various elements such as solar panels, geothermal fields, natural daylight, etc., to create an energy positive environment for the schools.

**Background:** The conceptual design work of the architect was completed in August 2014, and the Board approved concepts on September 8, 2014. The Design-Build delivery method, which was later chosen by the Board, is comprised of a two-part selection. The Superintendent appointed an Evaluation Committee and Part 1, Request for Qualifications, was issued, and responses were received on April 7, 2015. Four firms were selected to participate in Part 2, Request for Proposals. The Committee evaluated and ranked the firms. The board selected First Floor Energy Positive, LLC of Raleigh, NC, to construct the five new schools.

<b><u>Budget:</u></b>	Original Budget:	<b>\$36,750,000</b>	Board Approved Date:	<b>07/28/2014</b>	
	Current Budget:	<b>\$46,485,102</b>	Board Approved Date:	<b>11/23/2015</b>	

**Budget Issues:** None at this time. The Board has increased the budget as stated above.

**Schedule:** The Board approved Substantial Completion to be accomplished by 5/1/17.

**Schedule Issues:** The Certificate of Occupancy was issued 12/5/2017, and the building was occupied starting January 16, 2018. 

**Site:** Site is owned by HCS, located at the corner of 29<sup>th</sup> Ave. N. and Oak Street.

**Current Status:** MetCon Construction continues to work on completing test and balance on the HVAC systems, lighting controls, and preparing for final Functional Performance Testing. Punch list work continues throughout school.



<b><u>HCS Project Manager:</u></b>	<b>Davida Rohlf</b>	<b><u>Principal:</u></b>	<b>Krista Finklea</b>
<b><u>Architectural Firm:</u></b>	<b>SfL+a Architects</b>	<b><u>Design Architect:</u></b>	<b>Robbie Ferris</b>
<b><u>General Contractor:</u></b>	<b>MetCon/TA Loving J/V</b>	<b><u>Project Manager:</u></b>	<b>Meg Pridemore</b>

**Project Scope:** The project includes a new 120,230 SF, 2-story elementary school for a 916-student capacity.

The building design is based on a High Performance – Energy Positive concept, where the building integrates all major performance attributes which include: energy conservation, environmental, cost-benefit, productivity, sustainability, functionality, and operational considerations. It also incorporates the use of various elements such as solar panels, geothermal fields, natural daylight, etc., to create an energy positive environment for the schools.

**Background:** The conceptual design work of the architect was completed in August 2014, and the Board approved concepts on September 8, 2014. The Design-Build delivery method, which was later chosen by the Board, is comprised of a two-part selection. The Superintendent appointed an Evaluation Committee and Part 1, Request for Qualifications, was issued, and responses were received on April 7, 2015. Four firms were selected to participate in Part 2, Request for Proposals. The Committee evaluated and ranked the firms. The board selected First Floor Energy Positive, LLC of Raleigh, NC, to construct the five new schools.

<b><u>Budget:</u></b>	Original Budget:	<b>\$26,000,000</b>	Board Approved Date:	<b>07/28/2014</b>	●
	Current Budget:	<b>\$37,953,991</b>	Board Approved Date:	<b>11/23/2015</b>	

**Budget Issues:** None at this time. The Board has increased the budget as stated above.

**Schedule:** The Board approved Substantial Completion to be accomplished by 5/1/17. ●

**Schedule Issues:** Certificate of Occupancy was issued 8/15/17, and the building was operational for the first day of school 2017.

**Site:** Site is owned by HCS and is located on Highway 707 in Socastee at Luttie Road.

**Current Status:** MetCon Construction continues to work on completing test and balance on the HVAC systems, lighting controls, and preparing for final Functional Performance Testing. Punch list work continues throughout school.



<b><u>HCS Project Manager:</u></b>	<b>Davida Rohlf</b>	<b><u>Principal:</u></b>	<b>Lisa Melchione</b>
<b><u>Architectural Firm:</u></b>	<b>SfL+a Architects</b>	<b><u>Design Architect:</u></b>	<b>Robbie Ferris</b>
<b><u>General Contractor:</u></b>	<b>Metcon/TA Loving J/V</b>	<b><u>Project Manager:</u></b>	<b>Meg Pridemore</b>

**Project Scope:** The project includes a new 152,920 SF, 2-story middle school for an 800-student capacity. The building design is based on a High Performance – Energy Positive concept, where the building integrates all major performance attributes which include energy conservation, environmental, cost-benefit, productivity, sustainability, functionality and operational considerations. It also incorporates the use of various elements such as solar panels, geothermal fields, natural daylight, etc. to create an energy positive environment for the schools.

**Background:** The conceptual design work of the architect was completed in August 2014 and the Board approved concepts September 8, 2014. The Design-Build delivery method was later chosen by the Board, which is comprised of a two-part selection. The Superintendent appointed an Evaluation Committee and Part 1, Request for Qualifications, was issued and responses received on April 7, 2015. Four firms were selected to participate in Part 2, Request for Proposals. The Committee evaluated and ranked the firms. The board selected First Floor Energy Positive, LLC of Raleigh, NC to construct the five new schools.

<b><u>Budget:</u></b>	Original Budget:	<b>\$31,100,000</b>	Board Approved Date:	<b>07/28/2014</b>	●
	Current Budget:	<b>\$42,488,116</b>	Board Approved Date:	<b>11/23/2015</b>	

**Budget Issues:** None at this time. The Board has increased the budget as stated above.

**Schedule:** The Board approved Substantial Completion to be accomplished by 5/1/17. ●

**Schedule Issues:** Certificate of Occupancy issued May 8, 2018 and the building was operational for the first day of school 2018.

**Site:** The site is owned and is located off U.S. 17 Bypass on Sheffield Pkwy (formerly Esso Rd.). Property was acquired by HCS on 6/1/2016.

**Current Status:** MetCon Construction continues to work on completing test and balance on the HVAC systems, lighting controls and building door hardware/security items and preparing for final Functional Performance Testing. Punch list work continues throughout school.



Quarterly Executive Summary  
 New St. James Intermediate School (5-6)  
 Q2 2019



**HCS Project Manager:**      **Davida Rohlf**                      **Principal:**                      **David Cupolo**  
**Architectural Firm:**        **SfL+a Architects**                      **Design Architect:**        **Robbie Ferris**  
**General Contractor:**       **MetCon/TA Loving J/V**              **Project Manager:**        **Meg Pridemore**

**Project Scope:**                      The project includes a new 170,918 SF, 2-story intermediate school for a 1200-student capacity.

The building design is based on a High Performance – Energy Positive concept, where the building integrates all major performance attributes, which include energy conservation, environmental, cost-benefit, productivity, sustainability, functionality, and operational considerations. It also incorporates the use of various elements such as solar panels, geothermal fields, natural daylight, etc., to create an energy positive environment for the schools.

**Background:**                      The conceptual design work of the architect was completed in August 2014, and the Board approved concepts on September 8, 2014. The Design-Build delivery method, which was later chosen by the Board, is comprised of a two-part selection. The Superintendent appointed an Evaluation Committee and Part 1, Request for Qualifications, was issued, and responses were received on April 7, 2015. Four firms were selected to participate in Part 2, Request for Proposals. The Committee evaluated and ranked the firms. The board selected First Floor Energy Positive, LLC of Raleigh, NC, to construct the five new schools.

**Budget:**                      Original Budget:                      **\$36,750,000**      Board Approved Date:                      **07/28/2014** ●  
 Current Budget:                      **\$47,742,333**      Board Approved Date:                      **11/23/2015**

**Budget Issues:**                      None at this time. The Board has increased the budget as stated above.

**Schedule:**                      The Board approved Substantial Completion to be accomplished by 5/1/17. ●

**Schedule Issues:**                      Certificate of Occupancy issued 8/15/2017, and the building was operational for the first day of school 2017.

**Site:**                      Site is owned by HCS and is located on the campus of Burgess Elementary.

**Current Status:**                      MetCon Construction continues to work on completing test and balance on the HVAC systems, lighting controls, and preparing for final Functional Performance Testing. Punch list work continues throughout school.





<b><u>HCS Project Manager:</u></b>	<b>Davida Rohlf</b>	<b><u>Principal:</u></b>	<b>Ben Prince</b>
<b><u>Architectural Firm:</u></b>	<b>SfL+a Architects</b>	<b><u>Design Architect:</u></b>	<b>Robbie Ferris</b>
<b><u>General Contractor:</u></b>	<b>MetCon/TA Loving J/V</b>	<b><u>Project Manager:</u></b>	<b>Meg Pridemore</b>

**Project Scope:** The project includes a new 170,918 SF, 2-story middle school for a 1,200-student capacity.

The building design is based on a High Performance – Energy Positive concept, where the building integrates all major performance attributes which include energy conservation, environmental, cost-benefit, productivity, sustainability, functionality, and operational considerations. It also incorporates the use of various elements such as solar panels, geothermal fields, natural daylight, etc., to create an energy positive environment for the schools.

**Background:** The conceptual design work of the architect was completed in August 2014, and the Board approved concepts on September 8, 2014. The Design-Build delivery method, which was later chosen by the Board, is comprised of a two-part selection. The Superintendent appointed an Evaluation Committee and Part 1, Request for Qualifications, was issued, and responses were received on April 7, 2015. Four firms were selected to participate in Part 2, Request for Proposals. The Committee evaluated and ranked the firms. The board selected First Floor Energy Positive, LLC of Raleigh, NC, to construct the five new schools.

<b><u>Budget:</u></b>	Original Budget:	<b>\$36,750,000</b>	Board Approved Date:	<b>07/28/2014</b>	●
	Current Budget:	<b>\$45,930,227</b>	Board Approved Date:	<b>11/23/2015</b>	

**Budget Issues:** None at this time. The Board has increased the budget as stated above.

**Schedule:** The Board approved Substantial Completion to be accomplished by 5/1/17. ●

**Schedule Issues:** Certificate of Occupancy issued 8/1/2017, and the building was operational for the first day of school 2017.

**Site:** Site is owned by HCS and is located off Carolina Forest Boulevard.

**Current Status:** MetCon Construction continues to work on completing test and balance on the HVAC systems, lighting controls, and preparing for final Functional Performance Testing. Punch list work continues throughout school.