Wharton Independent School District

Date: September 17, 2024

PROJECT TEAM:

Owner: Wharton ISD

Superintendent of Schools: Olatunji Oduwale (Interim)

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 October of 2024 subject to the availability of construction materials.

SCHEDULE AND PROGRESS:

A. WORK COMPLETED thru 9/17/24

1. Drywall finishing at Section #7 complete
2. Ceiling grid at Section #7 complete
3. Light fixture installation at section #7 – 95% complete
4. HVAC grilles and runout s at Section #7 ongoing
5. Casework at section #7 – 90% complete
6. Ceramic tile wainscot at section #7 corridor 90% complete

7. Drywall and tile backer at section #1 complete
8. Drywall finishing at Section #1 complete
9. Ceramic wall tile at restrooms in Section #1 complete
10. Interior storefront in Section #1 – 90% complete
11. Painting of steel stair and handrails 98% complete
12. Ceramic tile wainscot at Corridors on 1st and 2nd floors 99% complete
13. Epoxy floors at 1st floor Sections #2 - #3 complete
14. Epoxy floor base coat at Section #1 restrooms complete
15. Epoxy floor topcoat at Section #1 restrooms ongoing
16. Casework at classrooms on 1st and 2nd floors 98% complete
17. Wenger sound door installation at section #4 ongoing
18. Acoustical wall panels at section #4 – 80% complete
19. Acoustical ceiling baffles at Section #4 complete
20. Acoustical ceiling baffles at Section #3 corridor 98% complete
21. Interior aluminum frame installation at 1st floor 85% complete
22. Glazing at interior aluminum frames ongoing
23. LVT flooring at 2nd floor 99% complete
24. LVT flooring at 1st floor 65% complete
25. Linear wall paneling installation at Section #3 ongoing
26. Interior storefront at Library complete
27. Light fixture installation at 2nd floor complete
28. Ceiling grid installation at 2nd floor complete
29. Light fixture installation at 1st floor #2 - #3 – 98% complete
30. Light fixture installation at Section #4 complete
31. Exterior storefront doors and hardware installation 99% complete
32. HVAC grilles at 1st and 2nd floor 95% complete
33. HVAC start-up at Section #8 complete
34. Fire alarm devices and trim ongoing
35. Intercom / data devices and trim ongoing
36. Interior wood doors at 2nd floor complete
37. Interior wood doors at Sections #3 - #4 50% complete
38. Exterior metal wall panel installation 80% complete
39. Concrete infill / leveling at Section #1 complete
40. Masonry control joint sealants at Exterior 85% complete
41. Concrete expansion joints sealant 65% complete
42. Concrete prep and pour of sidewalks at Section #4 – 99% complete

43. Concrete prep and pour of sidewalks at Sections #2 - #3 – 98% complete
44. Concrete prep and pour of paving at Rusk St. entry – 95% complete
45. Concrete prep and pour of sidewalks and paving at west parking 85% complete
46. Concrete curbs at east parking and 3rd Street parking complete

B. PROJECTED WORK thru 10/1/24

1. Continue installation of metal wall panels
2. Continue painting at Sections #2 - #6
3. Complete epoxy floor base coat and top coat at Section #1
4. Begin epoxy floor prep at Sections #7 - #8
5. Begin installation of solid surface window sills
6. Complete casework at classrooms in Sections #1 - #4
7. Complete science classroom and prep room counter tops
8. Begin installation of laminate and solid surface tops at casework
9. Complete electrical rough above ceiling at Section #6
10. Continue special systems device installation and trim
11. Complete installation of Wenger sound doors
12. Continue installation of aluminum frames and glazing
13. Continue installation on interior wood doors and hardware
14. Continue LVT flooring at 1st floor
15. Continue linear wall panels at Section #3
16. Complete installation of acoustical wall panels at Section #4
17. Complete ceramic tile wainscot at 1st floor
18. Complete installation of HVAC grilles and run outs at Section #7
19. Begin installation of flat screen monitor wall brackets and trim
20. Begin installation of fire extinguishers and cabinets
21. Continue West Parking concrete sidewalks and paving
22. Complete Rusk Street paving and sidewalks
23. Install catch basin and storm piping at Section #4
24. Begin site final grade.

Picture attached

2.) HURRICANE BERYL DAMAGES: Ongoing Repairs

Wharton High School:

- Electrical / Fiber / Communications (low voltage)
    1. Electrical service from the west was destroyed because of a fallen tree on the canopy supporting the conduit and service lines
        a) Canopy rebuilt
        b) Electrical / fiber / communication service reinstated
    2. Electrical service from the north was destroyed because of main weather head catching fire and eliminating service
        a) Weather head being built and will be replaced asap
        b) This portion of the campus being run by generator
- Water damage
    3. Various classrooms, Auditorium, Band Hall, and hallways impacted by hurricane wind, rain, and debris that caused roof damage and interior damage resulting in mold because of a lack of HVAC due to no electricity
- Roof Damage
    4. Synthetic roof damage in numerous areas from hurricane winds, rain, and debris
    5. Damage to metal roofs on portable classrooms
    6. Damage to metal roofs on CATE Buildings
- Tree Removal
    7. Removal of downed tree and compromised trees next to buildings, fences, and power lines

- Food Waste

    8. Throw away perishables due to coolers and freezers being down caused by electrical failure

- Equipment Repairs

    9. Coolers, freezers, HVAC / Chiller units damaged due to electrical surges, intermittent power
    10. Exterior cameras / wiring damaged due to debris
    11. Surge protectors replaced at MDF
    12. Insulation compromised due to sweating / moisture – needs replacing in Pump House / HVAC Storage and control room

Sivells Elementary:

- Electrical

    13. Electrical service disruption caused damage to 184 LED light fixtures – total replacement

- Roof Damage

    14. Synthetic roof damage caused by hurricane winds, rain, and debris

- Food Waste

    15. Throw away perishables due to coolers and freezers being down caused by electrical failure

- Equipment Repairs

    16. Coolers, freezers, HVAC units / Chillers damaged due to electrical surges, intermittent power
    17. Surge protectors at MDF / MCI replaced

Wharton Elementary:

- Roof Damage

18. Synthetic roof damage caused by hurricane winds, rain, and debris

- Food Waste
    19. Throw away perishables due to coolers and freezers being down caused by electrical failure
- Equipment Repairs
    20. Coolers, freezers, HVAC / Chillers units damaged due to electrical surges, intermittent power

Wharton Junior High School:

- Roof Damage on Gymnasium
    21. Roof Damage caused by hurricane winds, rain, and debris
- Light poles damaged on football field

Eddie Joseph Memorial Stadium:

- Displacement of IT Rack due to high wind vibration
- Server for cameras needs replacing
- Goal Posts damage
- Wind screens damage

Central Administration (ESC)

- Synthetic roof damage caused by hurricane winds, rain, and debris
- HVAC damage resulting from intermittent power / power surges
- Surge protector replaced

Baseball / Softball Field

- Lights down and need replacing

Operation Center (Food Service, Transportation, Maintenance)

- Perishable foods disposed of due to loss of power to freezers / coolers
- Insulation compromised due to sweating / moisture – needs replacing

Repairs are underway. Working with Insurance Provider and FEMA



Interior aluminum frames at classroom



Concrete paving at west parking lot



Acoustical wall panels at Theater classroom



Acoustical wall panels at Band Ensemble Room



Acoustical baffles at ceiling in Band Ensemble



Acoustical ceiling baffles at Section 3 corridor



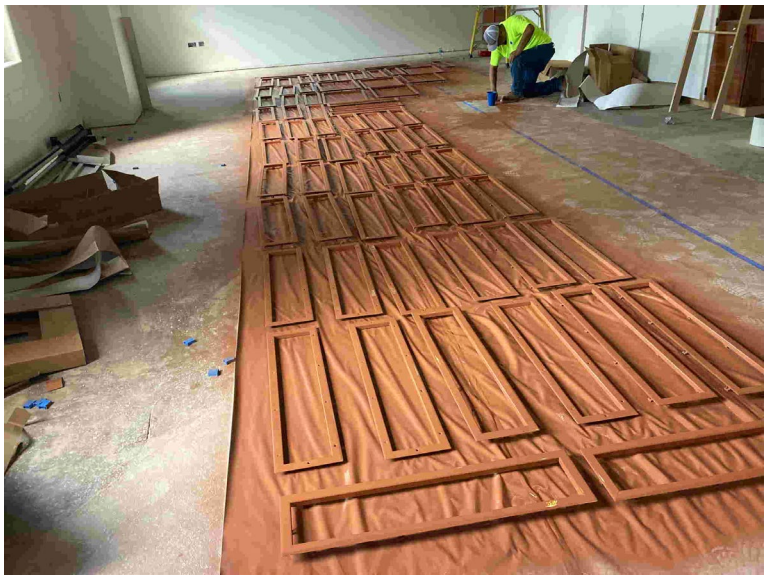
Monument Sign at Rusk Street



Monument Sign at Rusk Street



Concrete paving at West Parking



Painting of window light frames



Sound Door installation at Section #4