

Reporting Date: 10/18/2024

Project Details			
Project Name:	Santa Rosa ISD CTE Building Renovation	Project Manager:	Ernie Villarreal
Project Type:	Renovation Construction	Facility & Op Manager:	Octavio Salazar
SRISD Region:	Rio Grande Valley	General Contractor:	Gerlach Builders LLC
MEP Engineers	ETHOS Engineering	Architects:	GMS Architects
Materials Testing Lab:	Intertek PSI	Civil Engineer:	Mejia & Rose Civil Engineering
Square Foot:	20,000 GSF	Lot Size:	
Address:	102 Jesus R Cruz, Santa Rosa, TX 78593	Construction Cost:	\$2,842,564.07

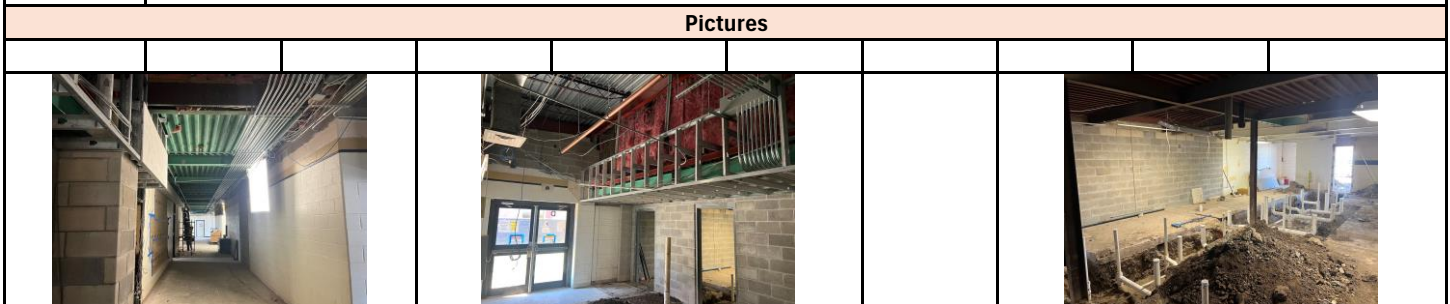
Project Status			
Ground breaking:	7/23/2024	Permit Status:	Received July 23, 2024
Contract Completion:	3/12/2025	Schedule Status:	On Schedule
Projected Completion	3/12/2025	Percent Complete:	50%

Key Milestones							
Break Ground	Slab	Steel	Dry-In	HVAC Start-Up	VCT	Waxing	CO
7/23/2024	10/4/2024	10/25/2024	11/11/2024	12/30/2024	1/20/2025	2/28/2025	3/12/2025

Key Achievements/Highlights	
1	OAC Weekly meeting took place Thursday, October 03, 2024 with SRISD, PMSI, GMS, and Gerlach Builders
2	Gang restroom area concrete poured back next week Thursday.
3	Coordinating the start installation perimeter wall angle for the ceiling grid. Insight data cabling to start hanging wire.
4	Classrooms walls have the 1st coat of primer and 1st coat of paint.
5	Fire sprinkler flex heads have been installed pending area where the steel joists will be removed for the roof reinforcement.

Upcoming Work	
1	Electrical grounding conduits and wiring continues on the administration side.
2	HVAC ductwork continue to be installed. Pending the restroom areas.
3	IT cabling scheduled to start next week at the renovated areas and the administration side by INSIGHT.
4	The district has cleared out the existing MDF/IDF room to proceed with renovation work scheduled for that room.
5	VCT demo, prepping for primer on walls, and LED lighting replacement in the administration areas to continue.

Challenges/Unforeseen Work	
1	HVAC duct work challenge at restroom areas. Ceiling is way too low.
2	Walked the roof with the roofer to see how we can best address the challenges on the roof's parapet walls.
3	Reinforcing the existing 4 windows to carry the weight of the HVAC units to be hung on the window walls.



Pictures

