



MONTHLY STATUS REPORT

New Marion C. Seltzer PK-8

Cleveland Metropolitan School District

SEPTEMBER 2026

Prepared Exclusively For:

Cleveland Metropolitan School District (CMSD)

Ohio Facilities Construction Commission (OFCC)



**Facilities
Construction
Commission**



TABLE OF CONTENTS

Executive Summary.....	3
Key Plan	5
Abatement and Demolition Cost Status Report: Summary	8
New PK-8 Project Cost Status Report: Summary	12
Workforce Participation Tracking Log	17
Construction Trades Commitment.....	18
Analysis of DBE Participation	19
Project Schedule	20
RFI Log	21
Submittal Log.....	22
Progress Photos	23

EXECUTIVE SUMMARY

GENERAL INFORMATION

The New Marion C. Seltzer PK–8 School is a 64,000-square-foot, three-story facility constructed of structural steel and concrete masonry units with brick and metal panel veneer.

The construction is funded through multiple Guaranteed Maximum Price (GMP) agreements.

GMP No. 03, Early Electrical Equipment Procurement, was executed on June 8, 2023, and the equipment is currently in storage.

GMP No. 07, Abatement and Demolition, was executed on September 18, 2025.

GMP No. 08, Early Site Package, was executed on February 20, 2026.

The final GMP No. 09 was agreed on June 8, 2026. As of October 1, 2026, the GMP No. 09 amendment has been processed and is routing for CMSD signatures.

The GMP No. 09 Building Permit was received on July 2, 2026.

PROGRESS

Robert Teitenberg assumed the role of GCS Project Manager effective the week of September 28, 2026, succeeding Richard Dopatka.

The first-floor load-bearing masonry is substantially complete in Areas 1 and 2. Exterior veneer masonry continues, and the veneer at the west wing (mural location) was anticipated to be complete on October 2, 2026. The remaining Area 2 masonry walls are non-bearing walls at the kitchen. The food service equipment shop drawings are required to locate the plumbing and electrical rough-in before these walls proceed.

Structural steel erection for Area 1 started in September. Erection of the Area 1 second-floor steel deck started the week of September 21, 2026, and the deck was anticipated to be substantially complete on September 30, 2026, for slab on deck concrete preparation. The steel erector began working ten-hour days on September 28, 2026, to expedite erection. Area 2 will follow. A steel, concrete and masonry sequencing coordination meeting was held with the trade contractors on September 30, 2026.

Preparation of the remaining slab on grade areas, including Mechanical Room 1M1 and sections of Area 2, continues. Plumbing and electrical rough-in continues in support of the ongoing masonry and slab preparation. MEP coordination continues.

The underground stormwater management system installation is substantially complete. On September 23, 2026, the City of Cleveland inspected and approved the underground detention basin and storm sewer testing. On September 28, 2026, with the concurrence of the Civil Engineer, Lewis Land Professionals, the system was approved for activation and connection to the main storm sewer, and the temporary detention basin will be abandoned and backfilled. Site storm sewer installation continues. The live water line across the drive must be removed before the remaining storm sewer crossing is installed. This requires a new fire hydrant and a water shutdown to be coordinated with the Fire Department. The site waterline and site

sanitary sewer installations are substantially complete.

Bid Packages 07B, Metal Siding/Panels, 11A, Food Service Equipment, and 32A, Final Site Development, remain open. Bid Package 11A received one bid and is being evaluated for rebid. A rebid would return proposals no earlier than October 9, 2026. Bid Package 32A will be divided into separate bid packages.

The Fugitive Dust Control Plan is being finalized for submission to the City of Cleveland Division of Air Quality.

The attached photographs document the progress during September 2026.

SCHEDULE

Reference the attached Preliminary Baseline Construction Schedule (BLC-1), data date August 21, 2026, dated September 23, 2026. The schedule is anticipated to be revised to reflect the masonry resequencing.

REQUEST FOR INFORMATION (RFI) AND SUBMITTALS

The RFI Log and the Submittal Log, both dated October 1, 2026, are attached.

BUDGET

Please reference the attached Cost Reports.

DIVERSITY BUSINESS ENTERPRISE PROGRAM

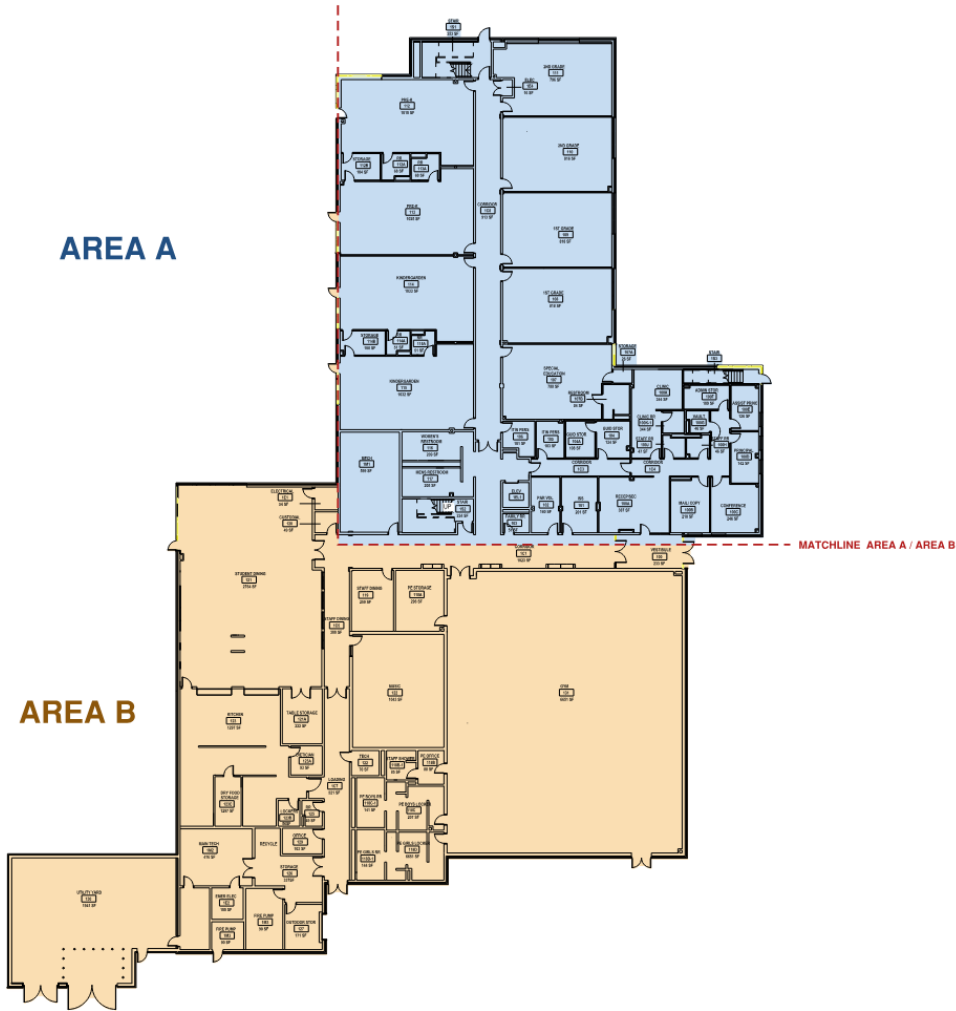
Please reference the attached Logs.

WORKFORCE PARTICIPATION AND CONSTRUCTION TRADES

Please reference the attached Log.

KEY PLAN

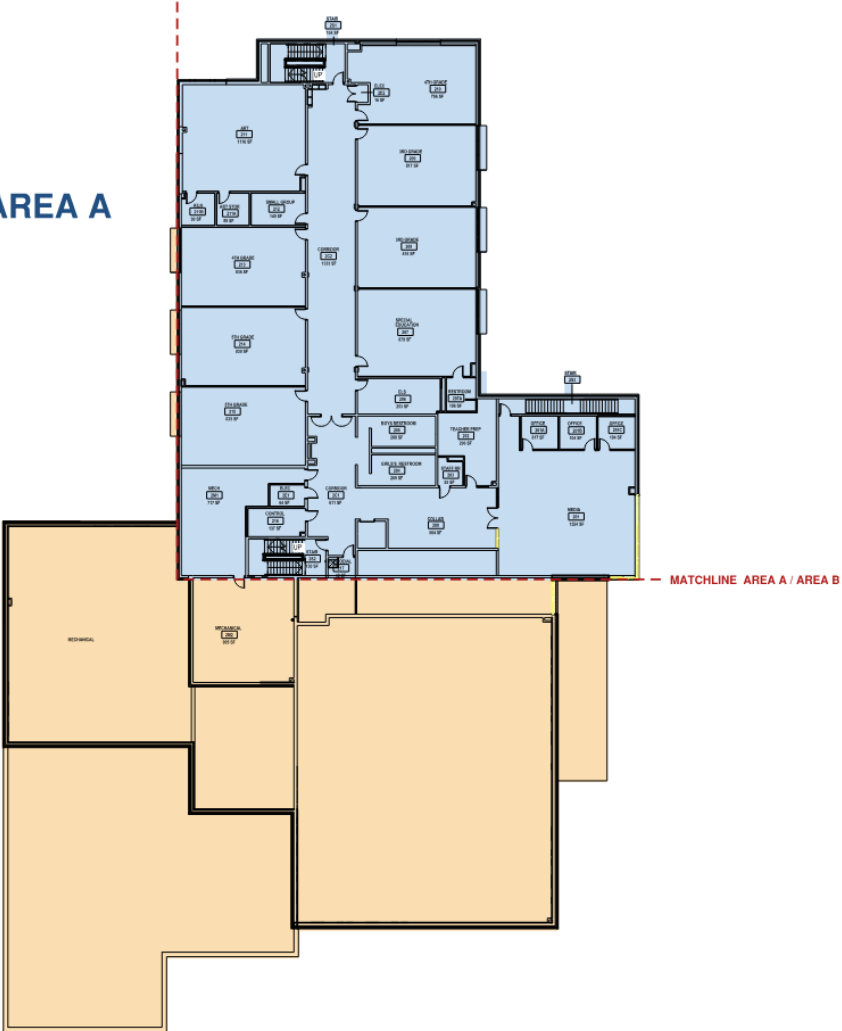
FIRST FLOOR



SECOND FLOOR

AREA A

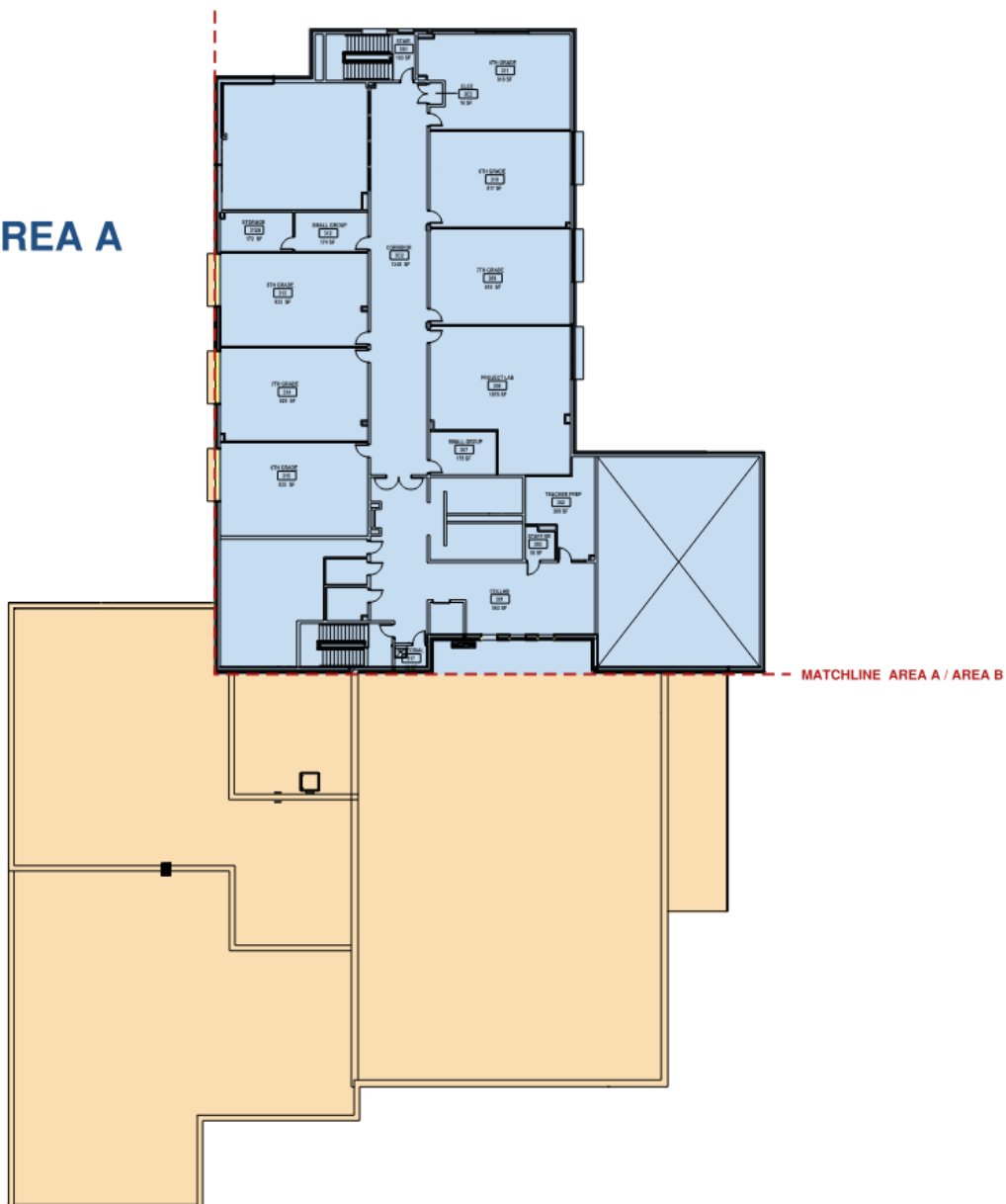
AREA B



THIRD FLOOR

AREA A

AREA B



ABATEMENT AND DEMOLITION COST STATUS REPORT: SUMMARY



Seltzer Abatement & Demolition

Project Cost Status Report
3/31/2026

Thru GCS Payment Application No. 8
Report Through 1/30/2026

	Original Scheduled Value	Changes to Date	Revised Scheduled Value	Completed to Date	Balance to Complete	% Complete
GCS PRECONSTRUCTION COSTS						
Pre-Construction Stage Reimbursables	4,198.17	-	4,198.17	1,915.56	2,282.61	45.63%
Pre-Construction Stage Design Service Fee	23,037.90	-	23,037.90	23,037.90	-	100.00%
Environmental Survey & Documents	12,500.00	-	12,500.00	12,500.00	-	100.00%
Preconstruction Subtotal	39,736.07	0.00	39,736.07	37,453.46	2,282.61	94.3%
GCS GMP 7 ABATEMENT & DEMOLITION PROJECT COSTS						
Soft Costs						
DB General Conditions Cost	30,422.00	-	30,422.00	30,422.00	-	100.00%
DB Staffing Cost	45,430.00	-	45,430.00	45,430.00	-	100.00%
Subtotal	75,852.00	-	75,852.00	75,852.00	-	0.00%
Hard Costs						
GMP 7 - DB Contingency	20,474.63	-	20,474.63		20,474.63	0.00%
GMP 7 - DB Design Services Fee	12,240.11	-	12,240.11	12,240.11	-	100.00%
GMP 7 - DB Fee	13,601.82	-	13,601.82	13,601.82	-	100.00%
GMP 7 - Subcontract Totals	621,180.00	-	621,180.00	618,680.00	2,500.00	99.60%
GMP 7 - Environmental Monitoring	15,000.00	-	15,000.00	15,000.00	-	100.00%
GMP 7 - Environmental Closeout Report	2,500.00	-	2,500.00	2,500.00	-	100.00%
Allowances						
Miscellaneous Abatement Allowance	20,000.00	-	20,000.00	-	20,000.00	0.00%
Certified Arborist Services Allowance	10,000.00	-	10,000.00	-	10,000.00	0.00%
Subtotal	714,996.56	0.00	714,996.56	662,021.93	52,974.63	92.59%
GMP 7 GRAND TOTAL	790,848.56	0.00	790,848.56	737,873.93	52,974.63	93.30%
PROJECT TOTALS	830,584.63	0.00	830,584.63	775,327.39	55,257.24	93.35%

PROJECT EXPOSURES

DB Contingency Exposures

Original Amount	20,474.63
Approved Change Orders	-
Pending Change Orders	-
Balance Remaining	20,474.63
Exposures	-

Owner Contingency Exposures

Original Amount	-
Approved Change Orders	10,173.36
Pending Change Orders	-
Balance Remaining	(10,173.36)
Exposures	-

ABATEMENT COST REPORT



Seltzer Abatement & Demolition

DB Contingency Detail
3/31/2026

iCS Payment Application No. 8
Report Through 1/30/2026

DB Contingency Breakdown

	Original Scheduled Value	Changes to Date	Revised Scheduled Value	Completed to Date	Balance to Complete	% Complete
DB Contingency Breakdown						
GMP 7 DB Contingency	20,474.63	-	20,474.63	-	20,474.63	0.00%
Subtotal	20,474.63	-	20,474.63	-	20,474.63	0.00%

DB Contingency Total	20,474.63
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Approved Change Orders	0.00
Approved Subtotal	-

Pending Change Orders	
Pending Subtotal	-

DB Contingency Remaining	20,474.63
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Exposures	
Exposure Subtotal	-

ABATEMENT COST REPORT



Seltzer Abatement & Demolition

Owner Contingency Detail
3/31/2026

CS Payment Application No. 8
Report Through 1/30/2026

Owner Contingency Breakdown

	Original Scheduled Value	Changes to Date	Revised Scheduled Value	Completed to Date	Balance to Complete	% Complete
Owner Contingency Breakdown						
GMP 7 Owner Contingency	-	-	0.00	10,173.36	-10,173.36	#DIV/0!
Subtotal	-	-	-	10,173.36	(10,173.36)	#DIV/0!

Owner Contingency Total	-
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Approved Change Orders	
CO #01 - Emerald Additional Abatement Monitoring	10,173.36
Approved Subtotal	10,173.36

Pending Change Orders	
Pending Subtotal	-

Owner Contingency Remaining	(10,173.36)
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Exposures	
Exposure Subtotal	-

ABATEMENT COST REPORT



Seltzer Abatement & Demolition

Allowance Breakdown Detail
3/31/2026

iCS Payment Application No. 8
Report Through 1/30/2026

Allowance Breakdown

		Original Scheduled Value	Changes to Date	Revised Scheduled Value	Completed to Date	Balance to Complete	% Complete
GCS GMP 4							
	Miscellaneous Abatement	20,000.00	-	20,000.00	-	20,000.00	0.00%
	Certified Arborist	10,000.00	-	10,000.00	-	10,000.00	0.00%
Subtotal		30,000.00	-	30,000.00	-	30,000.00	0.00%

Allowance Total	30,000.00
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Approved Change Orders	
Approved Subtotal	-

Pending Change Orders	
Pending Subtotal	-

Allowance Remaining	30,000.00
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Exposures	
Exposure Subtotal	-

NEW PK-8 PROJECT COST STATUS REPORT: SUMMARY

Marion Seltzer New PK-8

Project Cost Status Report
9/8/2026

Thru GCS Payment Application No. ▼
Report Through

021
8/31/2026

	Original Scheduled Value	Changes to Date	Revised Scheduled Value	Completed to Date	Balance to Complete	% Complete
GCS PRECONSTRUCTION COSTS						
Pre-Construction Stage Reimbursables	213,688.03	-	213,688.03	88,166.16	125,521.87	41.26%
Pre-Construction Stage Design	824,426.01	-	824,426.01	824,426.01	-	100.00%
Pre-Construction Stage Personnel Costs	100,828.00	-	100,828.00	100,828.00	-	100.00%
Paetsch Scheduling	4,800.00	-	4,800.00	4,800.00	-	100.00%
Preconstruction Subtotal	1,143,742.04	0.00	1,143,742.04	1,018,220.17	125,521.87	89.03%
GCS GMP 3 ELECTRICAL EQUIPMENT PROCUREMENT PROJECT COSTS						
Hard Costs						
GMP 3 - DB Contingency	9,401.89	-	9,401.89	-	9,401.89	0.00%
GMP 3 - DB Design Services Fee	5,620.62	-	5,620.62	5,620.62	-	100.00%
GMP 3 - DB Fee	6,245.92	-	6,245.92	-	6,245.92	0.00%
GMP 3 - Subcontract Totals	341,887.00	15,771.68	357,658.68	341,887.00	15,771.68	95.59%
GMP 3 Grand Total	363,155.43	15,771.68	378,927.11	347,507.62	31,419.49	91.71%
GCS GMP 8 - EARLY SITEWORK PROJECT COSTS						
Soft Costs						
DB General Conditions Cost	64,302.95	-	64,302.95	64,302.95 ▼	-	100.00%
DB Staffing Cost	256,930.00	-	256,930.00	256,930.00 ▼	-	100.00%
Subtotal	321,232.95	-	321,232.95	321,232.95	-	100.00%
Hard Costs						
GMP 8 - DB Contingency	70,653.44	-	70,653.44	-	70,653.44	0.00%
GMP 8 - DB Design Services Fee	42,237.91 ▼	-	42,237.91	31,268.96	10,968.95	74.03%
GMP 8 - DB Fee	46,936.88	-	46,936.88	46,936.88 ▼	-	100.00%
GMP 8 - Subcontract Totals	1,953,483.00	125,053.40	2,078,536.40	906,978.00	1,171,558.40	43.64%
Allowances	260,000.00	-	260,000.00	121,336.62	138,663.38	46.67%
Subtotal	2,373,311.23	125,053.40	2,498,364.63	1,106,520.46	1,391,844.17	44.29%
GMP 8 GRAND TOTAL	2,694,544.18	125,053.40	2,819,597.58	1,427,753.41	1,391,844.17	50.64%
PROJECT TOTALS	4,201,441.65	140,825.08	4,342,266.73	2,793,481.20	1,548,785.53	64.33%
PROJECT EXPOSURES						
DB Contingency Exposures			Owner Contingency Exposures			
Original Amount	80,055.33		Original Amount		-	
Approved Change Orders	14,186.41		Approved Change Orders		21,449.38	
Pending Change Orders	-		Pending Change Orders		5,562.76	
Balance Remaining	65,868.92		Balance Remaining		(27,012.14)	
Exposures	-		Exposures		-	

NEW PK-8 PROJECT COST REPORT: SUBCONTRACTOR BREAKDOWN

Marion Seltzer New PK-8

Subcontractor Breakdown
9/8/2026

Thru GCS Payment Application No. 021
Report Through 8/31/2026

		Original Scheduled Value	Changes to Date	Revised Scheduled Value	Completed to Date	Balance to Complete	% Complete
GCS GMP 3							
	Subcontract Breakdown						
26B	Electrical Equipment - Lakeland Electric	341,887.00	15,771.68	357,658.68	341,887.00	15,771.68	95.59%
GCS GMP 8							
	Subcontract Breakdown						
02C	Ground Improvements/Geopiers - Michels Construction	127,058.00	-	127,058.00	124,558.00	2,500.00	98.03%
03A	Foundations - North Coast Concrete	442,725.00	-	442,725.00	418,870.00	23,855.00	94.61%
31A	Sitework - Fabrizi Trucking & Paving	1,383,700.00	125,053.40	1,508,753.40	363,550.00	1,145,203.40	24.10%
Subtotal		1,953,483.00	125,053.40	2,078,536.40	906,978.00	1,171,558.40	43.64%
PROJECT TOTALS		2,295,370.00	140,825.08	2,436,195.08	1,248,865.00	1,187,330.08	51.26%

NEW PK-8 PROJECT COST REPORT: DB Contingency Detail

Marion Seltzer New PK-8

DB Contingency Detail
9/8/2026

Thru GCS Payment Application No. 021
Report Through 8/31/2026

DB Contingency Breakdown

	Original Scheduled Value	Changes to Date	Revised Scheduled Value	Completed to Date	Balance to Complete	% Complete
DB Contingency Breakdown						
GMP 3 DB Contingency	9,401.89	-	9,401.89	-	9,401.89	0.00%
GMP 8 DB Contingency	70,653.44	-	70,653.44	14,186.41	56,467.03	20.08%
Subtotal	80,055.33	-	80,055.33	14,186.41	65,868.92	17.72%

DB Contingency Total	80,055.33
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Approved Change Orders	
CO #006 - Bulletin 2, 3 and 4	14,186.41
Approved Subtotal	14,186.41

Pending Change Orders	
Pending Subtotal	-

DB Contingency Remaining	65,868.92
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Exposures	
Exposure Subtotal	-

NEW PK-8 PROJECT COST REPORT: Owner Contingency Detail

Marion Seltzer New PK-8

Owner Contingency Detail
9/8/2026

Thru GCS Payment Application No. 021
Report Through 8/31/2026

Owner Contingency Breakdown

	Original Scheduled Value	Changes to Date	Revised Scheduled Value	Completed to Date	Balance to Complete	% Complete
Owner Contingency Breakdown						
GMP 03 Contingency	-	-	-	21,449.38	(21,449.38)	-
Subtotal	-	-	-	21,449.38	(21,449.38)	-

Owner Contingency Total	-
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Approved Change Orders	
CO #001 - Extended Warranty - Electrical Equipment	16,456.61
CO #002 - Playground Equipment	4,992.77
Approved Subtotal	21,449.38

Pending Change Orders	
CO #008 - Unforeseen Water Vault & Raise Catch Basin	5,562.76
Pending Subtotal	5,562.76

Owner Contingency Remaining	(27,012.14)
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Exposures	
Exposure Subtotal	-

NEW PK-8 PROJECT COST REPORT: Allowance Breakdown Detail

Marion Seltzer New PK-8

Allowance Breakdown Detail
9/8/2026

Thru GCS Payment Application No. 021
Report Through 8/31/2026

Allowance Breakdown

	Original Scheduled Value	Changes to Date	Revised Scheduled Value	Completed to Date	Balance to Complete	% Complete
GCS GMP 8						
Vibration Monitoring	20,000.00	-	20,000.00	18,133.67	1,866.33	90.67%
Tree Demolition at Lot	25,000.00	-	25,000.00	-	25,000.00	0.00%
Additional Aggregate Piers	15,000.00	-	15,000.00	-	15,000.00	0.00%
Winter Protection	30,000.00	-	30,000.00	24,451.88	5,548.12	81.51%
Unsuitable Soil Removal & Replacement	50,000.00	-	50,000.00	50,000.00	0.00	100.00%
Certified Arborist Services	5,000.00	-	5,000.00	-	5,000.00	0.00%
Paver Road Repairs	50,000.00	-	50,000.00	-	50,000.00	0.00%
Steel & Plumbing Allowance	15,000.00	-	15,000.00	3,751	11,248.93	25.01%
Additional Permit Fees Allowance	25,000.00	-	25,000.00	-	25,000.00	0.00%
Bid Package 02C Spoils Removal	25,000.00	-	25,000.00	25,000.00	0.00	100.00%
Subtotal	260,000.00	-	260,000.00	121,336.62	138,663.38	46.67%

Allowance Total	260,000.00
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CO #004 - Anchor Bolts & Leveling Plates	
CO #003 - Vibration Monitoring	11,049.03
CO#004 - Anchor bolts & Leveling Plates	3,751.07
CO #005 - Unsuitable Soils Haul Off	2,231.67
CO #007 - Revise 6in Fill	24,451.88
CO #009 - Unsuitable Soil Removal and Replacement	47,768.33
CO #009 - Spoils Removal	25,000.00
CO #009 - Vibration Monitoring	7,084.64
Pending Change Orders	
Approved Subtotal	121,336.62

Pending Change Orders	
Pending Subtotal	-

Allowance Remaining	138,663.38
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Exposures	
Exposure Subtotal	-

Workforce Participation Tracking Log



Marion-Seltzer PK-8 School

Workforce Participation

Tracking through:

9/30/2026

02A/B - Eagle Abatement & Demolition 2335.50 Total Hours					
Male	2153.50	92%	White or Caucasian	1768.50	76%
Female	182.00	8%	Black or African American	246.00	11%
Resident	194.00	8%	Hispanic or Latino	321.00	14%
Graduate	0.00	0%	Other	0.00	0%

02C - Michels 159.00 Total Hours					
Male	159.00	100%	White or Caucasian	159.00	100%
Female	0.00	0%	Black or African American	0.00	0%
Resident	0.00	0%	Hispanic or Latino	0.00	0%
Graduate	0.00	0%	Other	0.00	0%

03A - North Coast 911.00 Total Hours					
Male	879.00	96%	White or Caucasian	678.00	74%
Female	32.00	4%	Black or African American	233.00	26%
Resident	114.00	13%	Hispanic or Latino	0.00	0%
Graduate	0.00	0%	Other	0.00	0%

31A - Fabrizi 3653.15 Total Hours					
Male	3653.15	100%	White or Caucasian	3626.65	99%
Female	0.00	0%	Black or African American	0.00	0%
Resident	0.00	0%	Hispanic or Latino	26.50	1%
Graduate	0.00	0%	Other	0.00	0%

BP22A - Wilkes Plumbing & Heating 1787.50 Total Hours					
Male	1787.50	100%	White or Caucasian	1379.50	77%
Female	0.00	0%	Black or African American	0.00	0%
Resident	0.00	0%	Hispanic or Latino	0.00	0%
Graduate	0.00	0%	Other	0.00	0%

BP23B - Castle Heating 0.00 Total Hours					
Male	0.00	0%	White or Caucasian	0.00	0%
Female	0.00	0%	Black or African American	0.00	0%
Resident	0.00	0%	Hispanic or Latino	0.00	0%
Graduate	0.00	0%	Other	0.00	0%

BP26B - Lakeland Electric 2479.00 Total Hours					
Male	2479.00	100%	White or Caucasian	1531.00	62%
Female	0.00	0%	Black or African American	0.00	0%
Resident	0.00	0%	Hispanic or Latino	200.00	8%
Graduate	0.00	0%	Other	276.00	11%

BP26C/28A 0.00 Total Hours					
Male	0.00	0%	White or Caucasian	0.00	0%
Female	0.00	0%	Black or African American	0.00	0%
Resident	0.00	0%	Hispanic or Latino	0.00	0%
Graduate	0.00	0%	Other	0.00	0%

04A - Miencorp Masonry 8903.50 Total Hours					
Male	8258.00	93%	White or Caucasian	8273.50	93%
Female	645.50	7%	Black or African American	630.00	7%
Resident	0.00	0%	Hispanic or Latino	0.00	0%
Graduate	0.00	0%	Other	0.00	0%

Seltzer Project 20228.65 Total Hours					
Male	19369.15	96%	White or Caucasian	17416.15	86%
Female	859.50	4%	Black or African American	1109.00	5%
Resident	308.00	2%	Hispanic or Latino	547.50	3%
Graduate	0.00	0%	Other	276.00	1%

Construction Trades Commitment



Marion-Seltzer PK-8 School
CMSD Construction Trades Commitment

Tracking through: October 1, 2026

Company	CMSD Grad Hrs Pledged	CMSD Grad Hrs to Date
02A/B - Eagle Abatement & Demolition	30	-
02C - Michels	-	-
03A - North Coast	16	-
31A - Fabrizi	-	-
Totals	46	-

Hours Required to Meet Program - *Based on GMP 07 & 08	800
Grad Hours to Date	-
Grad Hours Remaining	800

Analysis of DBE Participation



Marion-Seltzer PK-8 - Analysis of DBE Participation

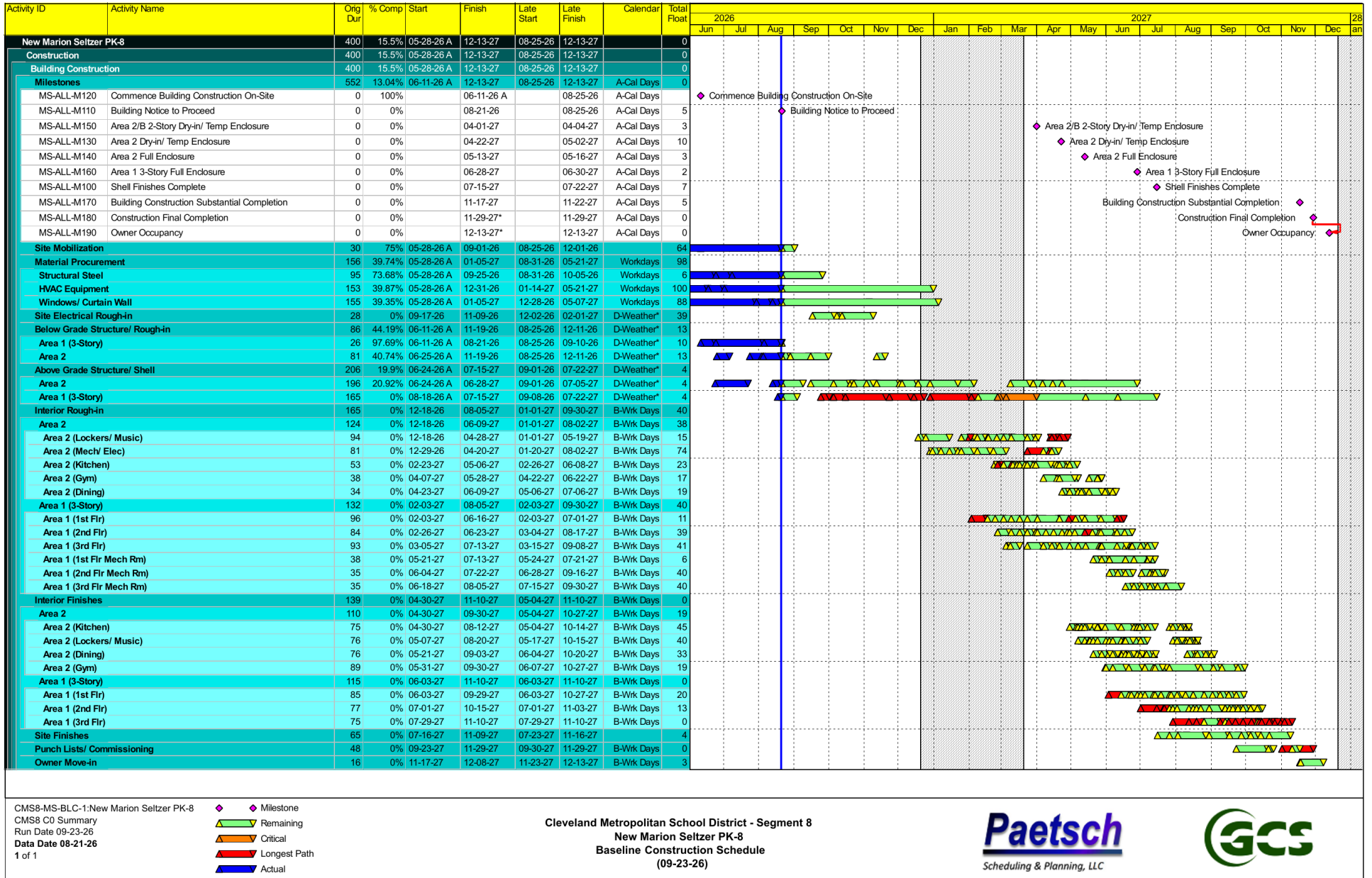
Committed Values as of

10/1/2026

** Does not include change orders**

Primary Subcontractor	Original Subcontracted Value	DBE Committed %	DBE Committed Value	DBE Value To Date	DBE %
02A/B - Eagle Abatement & Demolition	\$ 621,180.00	0%	\$ -	\$ -	0%
02C - Michels	\$ 127,058.00	0%	\$ -	\$ -	0%
03A - North Coast	\$ 477,225.00	0%	\$ -	\$ -	0%
31A - Fabrizi	\$ 1,383,700.00	0%	\$ -	\$ -	0%
Totals	\$ 2,609,163.00	0%	\$ -	\$ -	0%

PROJECT SCHEDULE



CMS8-MS-BLC-1-New Marion Seltzer PK-8
 CMS8 C0 Summary
 Run Date 09-23-26
 Data Date 08-21-26
 1 of 1

Cleveland Metropolitan School District - Segment 8
 New Marion Seltzer PK-8
 Baseline Construction Schedule
 (09-23-26)

Paetsch
 Scheduling & Planning, LLC



RFI LOG

Seltzer PK-8 – RFI Log Edited: 10/1/26						
RFI #	Title	Status	Initiated Date	Due Date	Initial Response	Final Response
55	Sanitary Drop for S-1 and S-3 Conflicts with Beam at Project Lab 308 West Wall	Open	10/1/2026	10/6/2026		
54	Masonry Wall L-Bar Dowels at Slab on Deck	Open	9/30/2026	10/5/2026		
53	Transfer Grille RG-5 and Supply Register SG-1 at Dry Food Storage 123C	Closed	9/29/2026	10/2/2026	9/30/2026	9/30/2026
52	Lintel Requirements at Wall Openings	Open	9/29/2026	10/2/2026		
51	Structural Steel Area B - Beam and Opening Size Conflict	Open	9/29/2026	10/2/2026		
50	Roof Counterflashing Type and Thru-Wall Receiver at Masonry	Open	9/27/2026	10/1/2026	9/29/2026	
49	Anbo-X Nuts at Short Column Anchor Rods	Open	9/25/2026	9/30/2026		
48	Roof Deck Span at South Stair S2	Closed	9/23/2026	9/28/2026	9/24/2026	9/24/2026
47	Artistic Masonry Mural Bottom Elevation Conflict Between A203 and A408	Closed	9/22/2026	9/25/2026	9/22/2026	9/22/2026
46	Spandrel Glass Makeup	Closed	9/21/2026	9/24/2026	9/21/2026	9/21/2026
45	AHU Ductwork Coordination: HHW and CHW Valve Access, Mech Room 1M1 (Item I)	Closed	9/21/2026	9/24/2026	9/22/2026	9/22/2026
44	AHU Ductwork Coordination: Ceiling and Soffit Heights (Items E through H)	Closed	9/21/2026	9/24/2026	9/22/2026	9/23/2026
43	AHU Ductwork Coordination: Duct vs. Steel Bearing (Items A through D)	Open	9/21/2026	9/24/2026	9/29/2026	
42	L-2 Lavatory Terreon Color Selection	Closed	9/15/2026	9/18/2026	9/17/2026	9/17/2026
41	Staff Shower 118B-1 Move from South to North Wall	Closed	9/14/2026	9/17/2026	9/18/2026	9/18/2026
40	Floor Drains in Mechanical Rooms 2M1, 2M2 and 3M1	Closed	9/11/2026	9/16/2026	9/18/2026	9/18/2026
39	Storm Structure ST7 and ST8 Elevations	Closed	9/8/2026	9/11/2026	9/10/2026	9/10/2026
38	Steel Sill Plates at First Floor Openings and SL1 Lintel Substitution	Closed	9/7/2026	9/10/2026	9/16/2026	9/16/2026
37	WC-1, WC-2, WC-3 Flush Valve Type, Sensor vs Manual	Closed	8/24/2026	9/2/2026	9/1/2026	9/1/2026
36	Underground Grease Waste Piping: Insulation and Jacketing	Closed	8/24/2026	9/2/2026	8/27/2026	8/27/2026
35	Deck Perimeter Zone Dimensions and Attachment Spacing	Closed	8/24/2026	9/2/2026	9/11/2026	9/11/2026
34	Access Control Schedule Not Provided, Security Door Details Not Assigned	Closed	8/24/2026	9/2/2026	9/4/2026	9/4/2026
33	Fire Protection Riser Location, Masonry Chase vs Inside Stair No. 01	Closed	8/24/2026	9/2/2026	9/9/2026	9/10/2026
32	Additional Hose Connections Required, Travel Distance from Stair No. 01	Closed	8/24/2026	9/2/2026	8/24/2026	8/24/2026
31	Roof Hose Connection Location, Stair No. 01 Without Roof Access	Closed	8/24/2026	9/2/2026	8/24/2026	8/24/2026
30	Shower Fixture Mark SH-2 Not in Plumbing Fixture Schedule	Closed	8/21/2026	9/1/2026	9/1/2026	9/1/2026
29	FVAV Inlet Size Discrepancy, FVAV 1-01 and FVAV 1-04 (M101-2 vs. M702)	Closed	8/18/2026	8/27/2026	9/9/2026	9/9/2026
28	Louver Size Discrepancy, L-4 (A201 vs. M702)	Closed	8/18/2026	8/27/2026	8/31/2026	9/1/2026
27	Transfer Duct or Grille Not Sized, Dry Food Storage 123C	Closed	8/18/2026	8/27/2026	9/9/2026	9/10/2026
26	Fiber Optic Connector Type, LC-APC vs LC-UPC, Data/Voice Riser	Closed	8/17/2026	8/26/2026	8/25/2026	8/25/2026
25	Louver Size Discrepancy, L-2, L-3, L-7 (A202 vs. M702)	Closed	8/17/2026	8/26/2026	8/17/2026	9/24/2026
24	Backflow Vault Proximity to Existing Power Pole, C-400	Closed	8/3/2026	8/10/2026	8/19/2026	8/19/2026
23	Music Room Electrical Receptacle	Closed	7/27/2026	8/3/2026	7/31/2026	7/31/2026
22	Video Monitor Location Conflict	Closed	7/10/2026	7/17/2026	8/5/2026	8/6/2026
21	Camera 1-11 Mounting Height Clarification	Closed	7/10/2026	7/17/2026	8/11/2026	8/19/2026
20	Floor, Roof and Acoustical Steel Deck: Galvanizing Coating and Roof Deck Prime Painting	Closed	7/10/2026	7/17/2026	7/28/2026	7/28/2026
19	A/C Mini Split Line Set Routing (AC-2 & AC-3)	Closed	7/10/2026	7/17/2026	7/10/2026	7/10/2026
18	Chiller Equipment Pad Clearance	Closed	7/10/2026	7/17/2026	7/10/2026	7/10/2026
17	Dimensional Discrepancy, Gym 131 to Girls Locker 118D South Masonry Wall	Closed	6/17/2026	6/24/2026	6/23/2026	6/23/2026
16	Mounting Height for Dedicated HVAC Equipment Receptacle (E201-1, Key Note 3)	Closed	7/8/2026	7/15/2026	8/10/2026	8/19/2026
15	22 14 29 Sump Pump SP-1, Discharge Size	Closed	6/30/2026	7/7/2026	8/4/2026	8/11/2026
14	Underground Grease Waste Piping, Substitution Request for Heat-Traced/Insulated Piping	Closed	6/29/2026	7/6/2026	7/6/2026	7/6/2026
13	Bedding and Backfill Requirements for Interior Underground Sanitary and Storm Sewer Piping	Closed	6/29/2026	7/6/2026	7/6/2026	7/6/2026
12	HVAC Controls vs. System Integrator Scope Conflict, Specs 230923 / 230940 (Graphics & Front-End)	Closed	6/29/2026	7/6/2026	6/30/2026	7/6/2026
11	AHU No. 6 Concrete Equipment Pad & Vibration Isolation Requirement, Mech Room 3M1	Closed	6/29/2026	7/6/2026	6/30/2026	7/6/2026
10	Wall Type Conflict at Column Line 5, Structural CMU vs. Architectural Metal Stud	Closed	6/26/2026	7/3/2026	7/13/2026	7/13/2026
9	Existing 18" VCP Combination	Closed	3/13/2026	3/20/2026	3/25/2026	3/25/2026
8	Existing Storm Sewer	Closed	3/9/2026	3/16/2026	3/25/2026	3/25/2026
7	Slab on Grade	Closed	3/4/2026	3/11/2026	3/9/2026	3/19/2026
6	Ground Improvements	Closed	3/4/2026	3/11/2026	3/17/2026	5/13/2026
5	Roof Drain	Closed	1/23/2026	1/30/2026	3/10/2026	3/19/2026
4	South Parking Area Catch Basin	Closed	1/20/2026	1/27/2026	1/28/2026	1/29/2026
3	Catch Basin ST14, Rim Elevation	Closed	1/20/2026	1/27/2026	1/22/2026	1/22/2026
2	Grades Adjacent to the South Entrance Drive & Mechanical Yard	Closed	1/14/2026	1/21/2026	1/14/2026	3/19/2026
1	Storm Sewer Structure ST-11	Closed	1/13/2026	1/20/2026	1/14/2026	2/19/2026

Submittal Log

Seltzer: A/E Court Submittals

All submittals currently with the design team (RP Madison + Osborn), excluding Draft. Source: Procore export 10/01/2026. 19 items (19 Open, 0 Submitted). Shown in order of Spec Section. Yellow highlights show priority.

#	Spec Section	Submittal No.	Rev	Title	Type	Reviewer (Ball In Court)	Sent Date	Workflow Due
1	05 50 00 - Miscellaneous Metals	05 50 00-1	0	Misc Metals - Shop Drawings	Shop Drawing	Amy James, Osborn	7/13/2026	8/12/2026
2	05 50 00 - Miscellaneous Metals	05 50 00-3	0	Misc Metals - Shop Paint Data and Compliance	Product data	Amy James, Osborn; Erin Sullivan, Osborn	8/20/2026	9/10/2026
3	05 50 00 - Miscellaneous Metals	05 50 00-4	0	Aluminum Alternating Tread Stair - Shop Drawing	Shop Drawing	Amy James, Osborn; Erin Sullivan, Osborn	8/27/2026	9/17/2026
4	05 52 13 - Pipe and Tube Railings	05 52 13-1	0	Pipe And Tube Railing - Product Data	Product Information	Amy James, Osborn; Erin Sullivan, Osborn	8/20/2026	9/10/2026
5	05 52 13 - Pipe and Tube Railings	05 52 13-2	0	Pipe And Tube Railing - Shop Drawings	Shop Drawing	Amy James, Osborn; Erin Sullivan, Osborn	8/20/2026	9/10/2026
6	05 52 13 - Pipe and Tube Railings	05 52 13-7	0	Pipe And Tube Railing - Welding Certificates	Certifications	Amy James, Osborn; Erin Sullivan, Osborn	8/20/2026	9/10/2026
7	10 14 16 - Plaques	10 14 16-1	0	Plaques - Product Data	Product Information	Cullen Gillespie, RP Madison; Kevin Madison, RP Madison	9/1/2026	9/22/2026
8	10 14 23 - Panel Signage	10 14 23-1	0	Panel Signage - Product Data	Product Information	Cullen Gillespie, RP Madison; Kevin Madison, RP Madison	9/1/2026	9/22/2026
9	10 14 23 - Panel Signage	10 14 23-2	0	Panel Signage - Shop Drawings	Shop Drawing	Cullen Gillespie, RP Madison; Kevin Madison, RP Madison	9/1/2026	9/22/2026
10	10 14 23 - Panel Signage	10 14 23-3	0	Panel Signage - Samples	Samples	Cullen Gillespie, RP Madison; Kevin Madison, RP Madison	9/10/2026	10/1/2026
11	10 21 23 - Cubicles	10 21 23-3	0	Cubicles - Samples	Samples	Kevin Madison, RP Madison	9/29/2026	10/20/2026
12	14 21 00 - Electric Traction Elevators	14 21 00-2	0	Electric Traction Elevators - Product Data	Product data	Kevin Madison, RP Madison	9/30/2026	10/21/2026
13	21 30 00 - Fire Pumps	21 30 00-1	0	Fire Pumps - Product Data	Product Information	Amy James, Osborn; Erin Sullivan, Osborn	9/8/2026	9/29/2026
14	26 09 23 - Lighting Control Devices	26 09 23-2	0	Lighting Control Devices - Shop Drawings	Shop Drawing	Cullen Gillespie, RP Madison; Kevin Madison, RP Madison	9/29/2026	10/2/2026
15	26 51 00 - Interior Lighting	26 51 00-2	2	Interior, Exterior and Lighting Control Devices - Product Data	Product data	Cullen Gillespie, RP Madison; Kevin Madison, RP Madison	9/8/2026	9/15/2026
16	27 10 00 - Structured Cabling	27 10 00-1	1	Structured Cabling - Product Data	Product Information	Amy James, Osborn; Erin Sullivan, Osborn	8/28/2026	9/18/2026
17	28 20 00 - Video Surveillance	28 20 00-3	1	Video Surveillance - Product data	Product data	Amy James, Osborn; Erin Sullivan, Osborn	8/24/2026	9/17/2026
18	32 13 13 - Concrete Paving	32 13 13-4	0	Detectable Warning Panels - Product Data	Product data	Amy James, Osborn; Erin Sullivan, Osborn	8/3/2026	8/18/2026
19	32 13 13 - Concrete Paving	32 13 13-5	0	Curb Drain - Product Data	Product data	Erin Sullivan, Osborn	7/10/2026	7/28/2026

Progress Photos



WEST ELEVATION – MECHANICAL AREAS



WEST ELEVATION – KINDERGARTEN & PRE-K ROOMS



EAST ELEVATION – FIRST GRADE AND SPECIAL EDUCATION



EAST ELEVATION – GYM WALL AND ADMIN AREA STEEL



SOUTH ELEVATION – GYM & LOCKER ROOMS



EAST ELEVATION – GYM MURAL



GYM INTERIOR



UNDERGROUND RETAINAGE SYSTEM



HOPPER AND DUST BAFFLES