

TO: **OFFICE OF THE EXECUTIVE VICE-PRESIDENT & AUBURN UNIVERSITY ADMINISTRATIVE GROUPS**
PAT HARRIS, EXECUTIVE ASSISTANT TO THE EXECUTIVE VP, DONALD L. LARGE, JR.

SUBJECT: **MONTHLY CLIENT PROJECT REPORT**

DATE: **09/05/2017**

Please find attached this month's report for all projects specific to your office or department that are currently being managed by Facilities Management. If you have any questions or comments about these reports or any of the projects contained therein, please let us know.

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Design and Construction, Program Manager
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ADDITIONAL INFORMATION:

The ADMINISTRATIVE group currently includes all projects that fall within the following offices or departments:

President's Office, Executive VP, CFO/VP for Business & Finance, VP for Research & Economic Development, Assoc. VP for Human Resources, Assoc. VP for Audit & Compliance, Enrollment Services, Secretary to the BOT, University Ombudsperson

However, the **VP & Associate Provost for Student Affairs, VP for Alumni Affairs, VP for Development, Intercollegiate Athletics, Assoc. VP for Auxiliary Services, Assoc. VP for Facilities Management, Auburn Montgomery (AUM), and the Alabama Cooperative Extension System (ACES)** are covered through separate reports issued directly to each of those offices.

If you need to submit a new project request, the Project Initiation Form (PIF) is located on our website as follows:
<http://www.auburn.edu/administration/facilities/projects/documents/pif.pdf>

For reference, the following are the primary contacts for each directorate within Facilities Management:

FACILITIES MGMT ADMINISTRATION:

FAC MGMT COMMUNICATIONS:
FAC MGMT SAFETY MANAGEMENT:
FAC MGMT FINANCIAL SERVICES:
FAC MGMT INFORMATION TECHNOLOGY:

DAN KING (*AVP of Facilities Mgmt*), and **Gina Mann** (*admin. sup. assoc.*)
Martha Koontz (*communications specialist*)
Margaret Smith (*manager*)
Bob Moseley (*director*), and **Zilun Fan**
Shanda Foster (*manager*)

UNIVERSITY ARCHITECT (OUA):

CAPITAL PROJECTS:
CAMPUS PLANNING & SPACE MGMT:

JIM CARROLL (*University Architect*), and **Barrett Warren** (*OUA coordinator*)
Simon Yendle (*director*)
Richard Guether (*campus planner*)

DESIGN AND CONSTRUCTION:

UNIVERSITY ENGINEER:
DESIGN SERVICES (DES):

CONSTRUCTION MGMT (CPM):
PROJECT SUPPORT / ESTIMATING:

SCOTT FULLER (*executive director*), and **Susan Miller** (*D&C coordinator*)
Mark Aderholdt (*University Engineer*)
Matt Wagner (*asst-director*), **Bob Hix** (*asst-director*),
and **Vanessa Kleypas** (*DES SERV coordinator*)
Mitch Walley (*director*), and **Ben Chapman** (*asst-director*)
Walker Davis (*manager*)

FACILITIES OPERATIONS:

MAINTENANCE (MAINT):
IN-HOUSE CONSTRUCTION (IHC):
UTILITIES & ENERGY MGMT (UTIL):
CAMPUS SERVICES (CSERV):

RON BOOTH (*executive director*), and **Anne Woodruff** (*admin. sup. assoc.*)
Dan Whatley (*director*), and **Bruce Arnold** (*asst-director*)
Bruce Arnold (*interim manager*)
Ken Martin (*director*), and **Malcolm Dailey** (*asst-director*)
Barnese Adair-Wallace (*dir.*), **Burl Sumlin** (*asst-dir*), and **Vic Walker** (*asst-dir*)



ADMINISTRATION	Total Projects: 15	PROGR.: 2	CONSTR.: 7	HOLD_SCOPE: 1
	Total Approved Budgets: \$12,896,532	DESIGN: 3	CLOSEOUT: 2	HOLD: 0

PROGRAMMING 2 Projects

Project Num	D = Design Lead C = Construction Lead	Project Name	Project Initiation	Budget Approved	Final Design	Bid Date	Notice to Proceed	Substantial Completion	B = Baseline Date E = Estimated Date A = Actual Date		
									B	E	A
17-220	D: Benjamin Burmester C:	Campus Wide - Transportation Mode Survey For FY18 Status: PREDESIGN Phase:PROGRAMMING	7/7/17	B: E: A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:
Grp: OUA											

17-258	D: Philip Johnson C:	Quad Center - Suite 005, Investigate Water Seepage & Provide New Carpet Status: SCOPING Phase:PROGRAMMING	8/9/17	B: 10/12/17 E: 10/12/17 A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:
Grp: DES											
	9/1/17 Philip Johnson	Budget: Not determined Schedule: Not determined Current Status: Initial Client Meeting (ICM) with Nolan Torbert held. Existing conditions examined. Moisture testing of slab requested and performed . Nolan has requested that maintenance check AC operation. Unit replacement being evaluated as work order. Next step: Final scope of work									

DESIGN 3 Projects

Project Num	D = Design Lead C = Construction Lead	Project Name	Project Initiation	Budget Approved	Final Design	Bid Date	Notice to Proceed	Substantial Completion	B = Baseline Date E = Estimated Date A = Actual Date		
									B	E	A
16-362	D: Philip Johnson C: Daniel Dix	Quad Center - Suite 116 & Room 117, Expand Media Room To Provide Additional Seating Status: DESIGN Phase:DESIGN	9/20/16	B: 11/21/16 E: 6/27/17 A: 6/27/17 \$120,000	B: 10/6/17 E: 10/3/17 A:	B: 10/17/17 E: 10/12/17 A:	B: 11/7/17 E: 11/2/17 A:	B: 1/6/18 E: 1/1/18 A:	B: E: A:	B: E: A:	B: E: A:
Grp: DES											
	8/14/17 Philip Johnson	Budget: Revised budget for new furniture prepared and submitted to client 6/14/17. Schedule: Schedule indicates construction starting Nov. 2017 Current status: 95% documents 95% complete - 95% review in process. Next step: 100% documents, estimate, budget change and design approval for transfer.									

Client Projects (by Phase)

ADMINISTRATION	Total Projects: 15	PROGR.: 2	CONSTR.: 7	HOLD_SCOPE: 1
	Total Approved Budgets: \$12,896,532	DESIGN: 3	CLOSEOUT: 2	HOLD: 0

DESIGN 3 Projects

Project Num	D = Design Lead C = Construction Lead	Project Name	Project Initiation	Budget Approved	Final Design	Bid Date	Notice to Proceed	Substantial Completion	B: = Baseline Date E: = Estimated Date A: = Actual Date		
									B	E	A
17-041	D: Adam Mcmanus C:	Samford Hall - Main East Entrances, Exterior Stair Restoration Status: STUDY Phase:DESIGN	2/2/17	B: 4/18/17 E: 4/17/17 A: 4/17/17 \$3,980	B: E: A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:		
Grp: DES	8/23/17 Adam Mcmanus	Budget: In budget - To be increased Schedule: TBD Current Task: Budget Revision/RFP for mock-up Next Step: OUA review mock-up for restoration SOW									
17-237	D: Philip Johnson C: Joshua Conradson	President's Garden Pavilion - Kitchen Expansion Status: DESIGN Phase:DESIGN	7/19/17	B: 10/5/17 E: 11/16/17 A: \$106,936	B: E: A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:		
Grp: DES	9/1/17 Philip Johnson	Budget: Fees only budget prepared and sent to client 8.16.17. Approved 8/25/17 Schedule: Target for construction completion in conjunction with conservatory completion May 1, 2018. Current status: Initial Client meeting held with Jon Thomas (Coordinator) , Billy Lee (caterer), Mack Braden (architect) and PCJ. Goal is to provide fully functioning commercial kitchen that will facilitate and separate staff from client when both the pavilion and conservatory are being used for a function. Existing kitchen inadequate for this. New kitchen to essentially duplicate current pavilion kitchen and allow both to be used in conjunction with each other during large events. Client provided sketch of kitchen desired that apparently was designed by Lee with assistance from Jim Carroll previously. Architect understood initial scheduling desire of June completion and indicated they would be willing to do the project 8/10/17. Architects proposal received 8/16/17. Budget prepared and processed for design fees only 8/16/17. OA agreement processed 8/28/17. Letter of Appointment issued to Architect 8/24/17. Architect indicated that they would be willing to do the project 7.28.17. Architect expressed concern for meeting accelerated schedule mentioned in OAC meeting 8.29. in conjunction with changes being made to residence. Next step: OA agreement, schematic design.									

CONSTRUCTION 7 Projects

Project Num	D = Design Lead C = Construction Lead	Project Name	Project Initiation	Budget Approved	Final Design	Bid Date	Notice to Proceed	Substantial Completion	B: = Baseline Date E: = Estimated Date A: = Actual Date		
									B	E	A
14-296	D: James Carroll C: Joshua Conradson	President's Home - Renovation And Expansion Status: CONSTRUCTION Phase:CONSTRUCTION	10/24/14	B: E: 10/31/16 A: \$11,051,195	B: E: A:	B: 8/30/16 E: 8/30/16 A: 8/30/16	B: 9/26/16 E: 9/26/16 A: 9/26/16	B: 12/1/17 E: 1/23/18 A:			
Grp: CPM	8/21/17 Joshua Conradson	Schedule: Schedule being reviewed against pending changes. Budget: Project is currently on budget. Current Step: Addition - Work currently on hold while changes are reviewed. Existing House - Brick and roof installation ongoing. Installation of doors. Conservatory - Brick and metal structure installation ongoing. Utilities - Nearing completion, site drainage installation ongoing. Next Step: Finish installation in existing home and completion of conservatory brick and metal structure and roof.									

Client Projects (by Phase)

ADMINISTRATION	Total Projects: 15	PROGR.: 2	CONSTR.: 7	HOLD_SCOPE: 1
	Total Approved Budgets: \$12,896,532	DESIGN: 3	CLOSEOUT: 2	HOLD: 0

CONSTRUCTION	7 Projects
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Project Num	D = Design Lead C = Construction Lead	Project Name	Project Initiation	Budget Approved	Final Design	Bid Date	Notice to Proceed	Substantial Completion
15-076	D: Contina Mccall C: William Simons	Mary Martin Hall - 1st Floor, Renovate Space For Use By University Scholarships Status: CONSTRUCTION Phase:CONSTRUCTION	3/6/15	B: 5/9/16 E: 5/9/16 A: 5/9/16 \$563,584	B: 10/3/16 E: 10/6/16 A: 10/6/16	B: 11/8/16 E: 11/10/16 A: 11/10/16	B: 1/30/17 E: 1/30/17 A: 1/30/17	B: 5/30/17 E: 9/15/17 A:
Grp: CPM	8/21/17 William Simons	<p>Budget: Cost impacts of design errors worked out to be minimal and are not a significant strain on the budget.</p> <p>Schedule: Schedule continues to slip further behind. Crew sizes remain inadequate to perform the scope. Multiple meetings held with Dre'Co to recover lost time have been largely ineffective. Dre'Co was issued a Notice to Cure on July 12th due to defective work found with the HVAC system. This defective work, as well as other items, had adversely impacted the schedule. Current ETA is now mid-September.</p> <p>Current status: Multiple quality defects have been noted resulting in large amounts of rework in areas. Above ceiling work continues as poor planning by the contractor has resulted in conflicts between different trades. Large amounts of rework is underway now in order to attempt to get the light fixtures to fit properly above ceiling. Contractor lowered ceiling heights throughout the area without proper consultation; ceiling is now too low and must be raised. Contractor has failed 4 above ceiling inspections since early July.</p> <p>Next step: Resolve issues above ceiling so that above ceiling inspection can take place and begin fire alarm and access control work. Once acceptable quality on all deficiencies is achieved, interior finishes can proceed. Furniture is arriving 6 September and Client needs to move in 15 September. Much work is left to do between now and then.</p>						
15-252	D: Contina Mccall C: William Simons	Mary Martin Hall - Stairway Renovations & Improvements Status: CONSTRUCTION Phase:CONSTRUCTION	8/25/15	B: 2/12/16 E: 2/12/16 A: 2/12/16 \$222,796	B: 9/7/16 E: 10/6/16 A: 10/6/16	B: 10/4/16 E: 11/10/16 A: 11/10/16	B: 1/30/17 E: 1/30/17 A: 1/30/17	B: 6/29/17 E: 10/31/17 A:
Grp: CPM	8/21/17 William Simons	<p>Budget: No budget concerns</p> <p>Schedule: Behind schedule. Work in south stair was to be complete by 18 April. As of 21 August, work in this stair continues. Some work has commenced in other stairs to help progress the schedule. Still several more months of work left.</p> <p>Current status: CPM has taken over this project directly from the contractor and has been coordinating with the subcontractors to get the project back on track. Painter for Dre'Co walked off job due to payment concerns. This adversely affected schedule. Wood rail subcontractor only has 1 employee, which is inadequate for the amount of work to be performed.</p> <p>Next Step: Finalize work in south stair and AUFM to formulate solution for remaining stairwells. Work needs to happen on weekends due to impacts to building occupants, but football season is approaching.</p>						
16-133	D: Joseph Ruscini C: Johnny Clark	East Glenn Administrative Complex - Safety & Security Improvements Status: CONSTRUCTION Phase:CONSTRUCTION	3/31/16	B: 11/17/16 E: 11/17/16 A: 11/17/16 \$40,431	B: 4/27/17 E: 4/17/17 A: 4/17/17	B: 5/23/17 E: 4/17/17 A: 4/17/17	B: 4/21/17 E: 4/21/17 A: 4/21/17	B: 11/20/17 E: 11/20/17 A:
Grp: IHC	8/23/17 Johnny Clark	<p>Schedule Behind schedule due to delivery of Simplex materials Budget in budget Current status bollards have arrived and are waiting on Simplex order to deliver, Next step Install bollards and install remote Command Center for the existing fire alarm system.</p>						
17-068	D: Philip Johnson C: Daniel Dix	Quad Center - Restroom Renovations & Refurbishments Status: CONSTRUCTION Phase:CONSTRUCTION	2/22/17	B: 5/8/17 E: 4/7/17 A: 4/7/17 \$12,000	B: E: 4/7/17 A: 4/7/17	B: 4/7/17 E: 4/7/17 A: 4/7/17	B: 4/7/17 E: 4/7/17 A: 4/7/17	B: 12/7/17 E: 12/7/17 A:
Grp: IHC	8/22/17 Daniel Dix	<p>Schedule: On schedule</p> <p>Budget: In budget</p> <p>Current status: Material procurement in process.</p> <p>Next step: Schedule field crews upon material delivery.</p>						

Client Projects (by Phase)

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CONSTRUCTION	7 Projects
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Project Num	D = Design Lead C = Construction Lead	Project Name	Project Initiation	Budget Approved	Final Design	Bid Date	Notice to Proceed	Substantial Completion
17-104	D: Margaret Devall C: William Simons	Ingram Hall - 1st, 2nd & 3rd Floors, Interior Refurbishments For Office Spaces Status: CONSTRUCTION Phase:CONSTRUCTION	3/16/17	B: 5/31/17 E: 5/31/17 A: 5/31/17 \$118,400	B: 5/31/17 E: 5/31/17 A: 5/31/17	B: 6/20/17 E: 6/20/17 A:	B: 7/24/17 E: 7/24/17 A: 7/24/17	B: 9/11/17 E: 1/5/18 A:
Grp: CPM	8/21/17 William Simons	Budget: On budget Schedule: Behind schedule. Occupant was not prepared to move completely out of their offices so that flooring could be replaced. Due to this, carpet replacement has been rescheduled for Christmas break. Current Task:: Painting Phase 3 of project. To be complete by end of August. Next Step: Formulate plan for contractor to come back over Christmas break and replace carpet throughout building. Will require all furniture to be moved out of office and temporarily stored elsewhere.						
17-169	D: Sarah Rakestraw C: Burl Sumlin	Samford Hall - 1st Floor, Interior Refurbishments & New Furnishings Status: CONSTRUCTION Phase:CONSTRUCTION	5/16/17	B: 8/1/17 E: 8/2/17 A: \$60,000	B: E: A:	B: E: A:	B: E: A:	B: E: A:
Grp: DES	7/14/17 Anna Gatlin	Budget: \$60,000 Schedule: Burl is handling construction schedule Current task: furniture is on schedule and with no issues. Carpet is expected to ship 8/28/17. Burl is aware and is planning appropriately Next step: determine construction schedule and arrange furniture to be installed simultaneously						

CLOSEOUT	2 Projects
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Project Num	D = Design Lead C = Construction Lead	Project Name	Project Initiation	Budget Approved	Final Design	Bid Date	Notice to Proceed	Substantial Completion
15-040	D: Kirby Brown C: George Reese	Samford Hall - Building Wide, Installation Of An Outside Air Unit Status: WARRANTY/CLOSEOUT Phase:CLOSEOUT	2/10/15	B: 3/17/15 E: 3/17/15 A: 3/17/15 \$593,000	B: 6/20/16 E: 6/20/16 A: 6/20/16	B: 8/11/16 E: 8/11/16 A: 8/11/16	B: 9/13/16 E: 9/13/16 A: 9/13/16	B: 4/21/17 E: 4/20/17 A: 4/20/17
Grp: CPM	8/23/17 George Reese	Budget: no budgetary issues at this time. Schedule: Construction finished. Current Status:. Working on punch list and owner provided test and balance of system. Next Step: Re-inspect and continue to collect close-out documents and close by 10/17/2017						
16-277	D: Matthew Wagner C: Matthew Wagner	Campus Green Parking Deck - 3rd Level, Install A Weather Camera For WVMT Status: WARRANTY/CLOSEOUT Phase:CLOSEOUT	7/21/16	B: 12/16/16 E: 1/10/17 A: 1/10/17 \$4,210	B: 1/11/17 E: 1/11/17 A: 1/11/17	B: 1/18/17 E: 1/18/17 A: 1/18/17	B: 1/19/17 E: 1/19/17 A: 1/19/17	B: 1/29/17 E: 1/29/17 A:
Grp: DES	8/23/17 Matthew Wagner	Budget: In budget. Schedule: Pending. Current Status: Camera was destroyed by lightning two days after installation. WVMT picked up damaged camera on 8/25/17. Next Step: Await decision from WVMT on how to proceed.						

Client Projects (by Phase)

ADMINISTRATION	Total Projects: 15	PROGR.: 2	CONSTR.: 7	HOLD_SCOPE: 1
	Total Approved Budgets: \$12,896,532	DESIGN: 3	CLOSEOUT: 2	HOLD: 0

HOLD_SCOPE **1 Projects**

B: = Baseline Date E: = Estimated Date A: = Actual Date

Project Num	D = Design Lead C = Construction Lead	Project Name	Project Initiation	Budget Approved	Final Design	Bid Date	Notice to Proceed	Substantial Completion
17-145	D: Matthew Wagner C: William Ledbetter	Quad Center - New Card Access System For All Exterior Doors Status: HOLD_SCOPE Phase:HOLD_SCOPE	4/25/17	B: 7/11/17 E: 6/13/17 A:	B: E: A:	B: E: A:	B: E: A:	B: E: A:
Grp: DES	5/1/17 Matthew Wagner	PIF assigned to Matt Wagner on 5/1/2017.						