



# SAN BRUNO RECREATION & AQUATIC CENTER

Construction Advisory  
Committee Update

October 18, 2023





# AGENDA

1. Construction Update and Look Ahead Schedule
  - a) Project Information Update
  - b) Completed and Ongoing To Date
  - c) What's Happening in the Next 30 Days and Beyond?
  - d) Schedule Update (Adopted Projects Included)
  - e) Public Outreach
  - f) Change Order and Project Budget Update
  - g) Project Contingency Projection Update
2. Questions

# Construction Update and Look Ahead Schedule



## PROJECT INFORMATION



**Start Date:** September 2021



**Project Completion (Occupancy):** Winter 2023/2024



**Estimated Cost Completed To Date:** 86.97% (September 2023)



**EarthCam Link:** [https://share.earthcam.net/RecCenterBuild/rec\\_center\\_build/camera/view\\_1](https://share.earthcam.net/RecCenterBuild/rec_center_build/camera/view_1)



Multivista Aerial Photo on 08/09/23



Multivista Aerial Photo on 10/02/23

# Construction Update and Look Ahead Schedule

## COMPLETED/ ONGOING TO DATE



### OVERALL UPDATE



# Construction Update and Look Ahead Schedule



## COMPLETED/ ONGOING TO DATE

### ONSITE UPDATE: FLAT AND HIGH ROOFS



Natatorium and Gymnasium Roofs

#### Completed/ Ongoing

- Mechanical Equipment Placed
  - Dehumidification Unit
  - Roof Ventilator
  - Dedicated Outside Air Unit
  - Environmental Fan
  - Roof Top Unit (HVAC)
  - Condensing Unit
  - Split System Air Conditioner
- Waterproofed (TPO)
- Metal Roof Work ongoing
- Plumbing Gas Line



Roof – Plan View

# Construction Update and Look Ahead Schedule

## *COMPLETED/ ONGOING TO DATE*



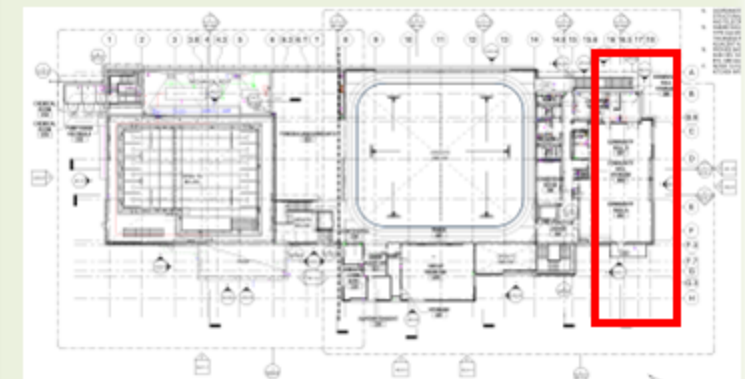
### ONSITE UPDATE: EXTERIOR WALLS - NORTH



North Elevation

#### Completed/ Ongoing

- EIFS – Wall Finish
- Stone Veneer installed
- Windows installed



KEY MAP



# Construction Update and Look Ahead Schedule

## *COMPLETED/ ONGOING TO DATE*



### ONSITE UPDATE: EXTERIOR WALLS - EAST



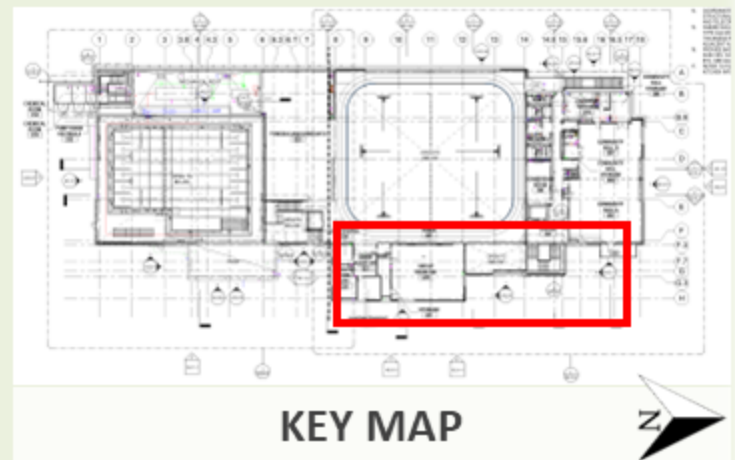
Main Entrance

#### Completed/ Ongoing

- Windows have been installed
- Stone Veneer Work is ongoing
- Waterproofing complete
- EIFS- Wall Finish
- Seat Wall has been poured



Seat Wall



KEY MAP

# Construction Update and Look Ahead Schedule

## COMPLETED/ ONGOING TO DATE



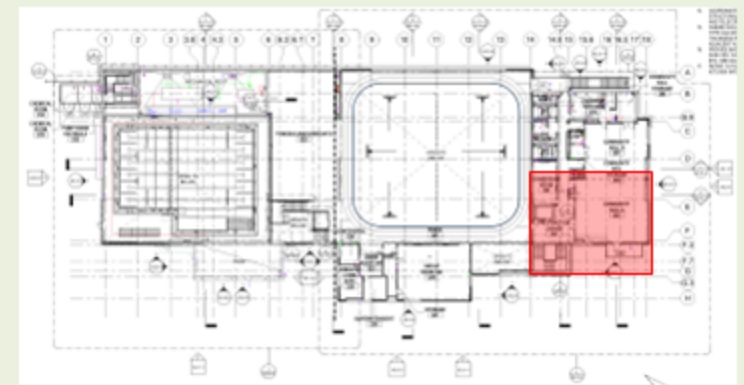
### ONSITE UPDATE: INTERIOR



COMMUNITY HALL

#### Completed/ Ongoing

- Dry wall ongoing
- Windows are completed
- HVAC
- Mechanical being covered
- Elevator ongoing



KEY MAP

# Construction Update and Look Ahead Schedule

## COMPLETED/ ONGOING TO DATE



### ONSITE UPDATE: COMMUNITY LOUNGE STAIRS



COMMUNITY LOUNGE STAIRS

#### Completed/ Ongoing

- Stair Railings
- Stair Landings
- Community Lounge Windows
- Drywall
- Ongoing Elevator



1<sup>st</sup> FLOOR KEY MAP

# Construction Update and Look Ahead Schedule

## COMPLETED/ ONGOING TO DATE



### ONSITE UPDATE: GYMNASIUM



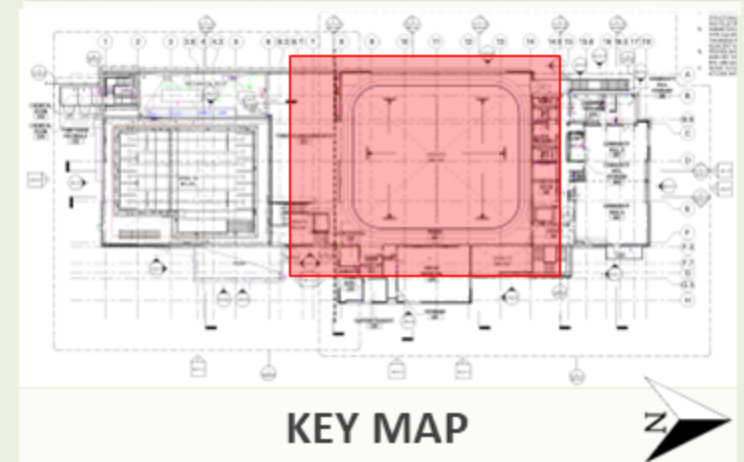
GYMNASIUM

#### Completed/ Ongoing

- Painting of Ceiling
- Painting of Railing
- Impact Boards have been taped
- Basketball Hoops have been installed



RENDERING



KEY MAP

# Construction Update and Look Ahead Schedule

## COMPLETED/ ONGOING TO DATE



### ONSITE UPDATE: NATATORIUM



Natatorium Ceiling Work



Indoor Pool

#### Completed/ Ongoing

##### Natatorium Ceiling Work

- Sandblasting of trusses
- Russ Proof Paint Preparation
- MEP Preparation Work

##### Indoor Pool

- Tiling at the water line completed
- Pool Deck Plumbing ongoing
- Cantilevered Gutter in progress
- Installation of Pool Equipment is ongoing
- Installation of deck drain is in progress
- Remove Scaffoldings
- Tile/Plaster/Fill/Start up



RENDERING - NORTHEAST



KEY MAP

# Construction Update and Look Ahead Schedule

## COMPLETED/ ONGOING TO DATE



### ONSITE UPDATE: POOL PUMP ROOM AND ELECTRICAL ROOM



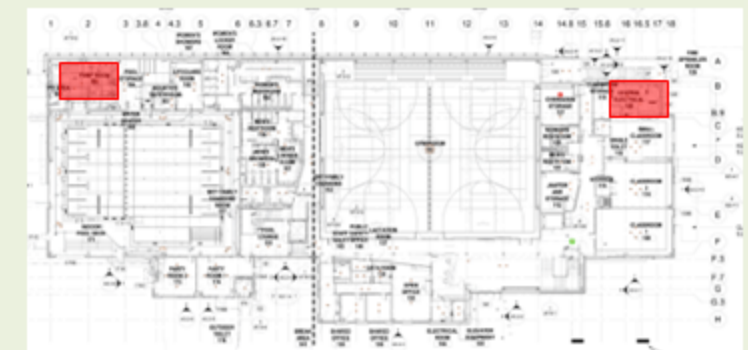
POOL PUMP ROOM



CENTRAL ELECTRICAL ROOM

#### Completed/ Ongoing

- Pool Equipment installation in progress
- Switchgears and Panelboards
- Conduits Ongoing
- Pulling Wires Ongoing



1<sup>st</sup> FLOOR KEY MAP

# Construction Update and Look Ahead Schedule

## COMPLETED/ ONGOING TO DATE



### OFFSITE UPDATE: OUTDOOR POOLS



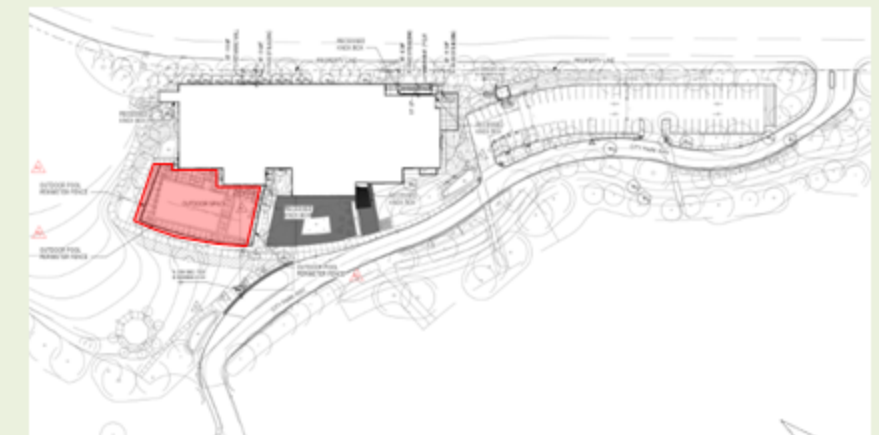
Outdoor Pools

#### Completed/ Ongoing

- Pool shells
- Gutter poured
- Tile work at water line
- Tiling for lanes



RENDERING - NORTHEAST



KEY MAP



# Construction Update and Look Ahead Schedule

## COMPLETED/ ONGOING TO DATE



### OFFSITE UPDATE: CREEK WORK



Creek

#### Completed/ Ongoing

- Landscaping Complete
- Temporary Fence Removed
- Pedestrian Bridges Installed
- Bridge Decking/Approach Ongoing



KEY MAP

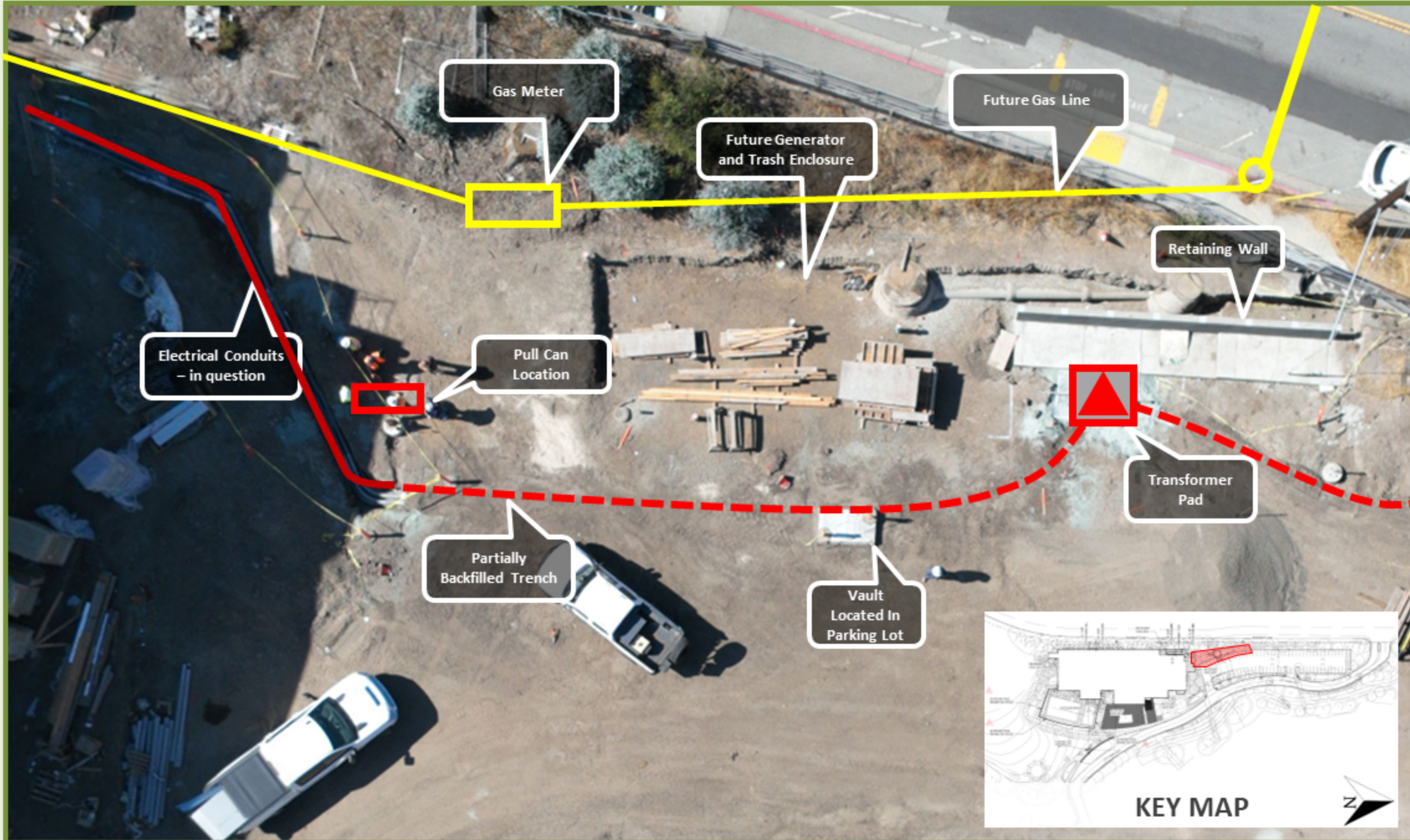


# Construction Update and Look Ahead Schedule

## WHAT'S HAPPENING THE NEXT 30 DAYS AND BEYOND?



### OFFSITE UPDATE: PG&E



### PG&E Work Schedule

1. Received PG&E Plans – 5/16/23
2. Completed - Preconstruction Meeting (6/8/23)
3. (7/27) Completed - Contractor installing PG&E substructures
4. (8/18 and 8/21) – PG&E Trench Inspection
5. (9/7) PG&E Reinspection
6. (9/26) Add Pull Can - Redesign
7. (10/6) PG&E Transformer Pad Subgrade inspection
8. **(10/12)** PG&E Confirmed Redesign of Pull Can submitted
9. (TBD) Construct Pull Can Footing and Pad
10. (TBD) PG&E Pull Can Pad Inspection
11. (TBD) Install Pull Can
12. (TBD) - PG&E Inspection (mandrel testing) and transformer/ pad inspection
13. **(TBD)** - PG&E install, New pole, Transformer and cables
14. **(TBD)** - City Building Inspection and tagging for meter
15. **(TBD)** - PG&E to confirm meter release and for power drop

# Construction Update and Look Ahead Schedule

## *WHAT'S HAPPENING THE NEXT 30 DAYS AND BEYOND?*



### COMMUNITY PLAZA



COMMUNITY PLAZA

#### Upcoming

- Main Entrance
- Stair Railings
- Unit Pavers



KEY MAP

# Construction Update and Look Ahead Schedule

## *WHAT'S HAPPENING THE NEXT 30 DAYS AND BEYOND?*



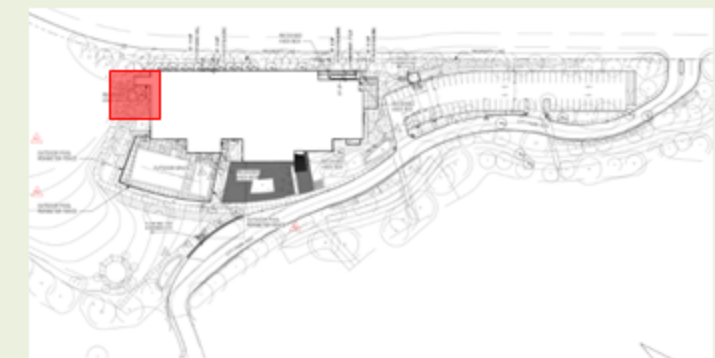
### CHEMICAL ROOM



Chemical Room

#### Upcoming

- Path to Senior Center
- RAC to the Senior Center
- Chemical Room Grading



KEY MAP



# Construction Update and Look Ahead Schedule

## *WHAT'S HAPPENING THE NEXT 30 DAYS AND BEYOND?*



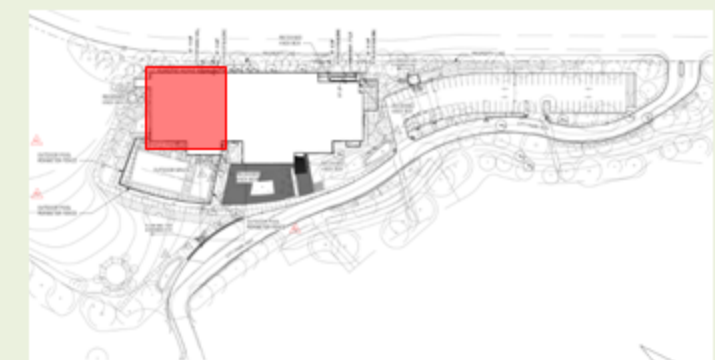
### Natatorium



Natatorium

#### Upcoming

- Concrete cantilever gutter
- Pool Deck Drains
- Pool Deck Rebar and concrete
- Pool Equipment Installation
- MEP in the Ceiling
- Painting Ceiling, trusses and pipes
- Remove Scaffoldings
- Pool Tile
- Plaster/Fill/Start Up



KEY MAP



# Construction Update and Look Ahead Schedule

## *WHAT'S HAPPENING THE NEXT 30 DAYS AND BEYOND?*



### RETAINING WALL AROUND OUTDOOR POOLS



Retaining Wall and Outdoor Pools

#### Upcoming

- Outdoor Pool Perimeter Wall / Fence
- Tiling of gutter
- Pool Deck
- Pool Plaster/Fill/Start Up



KEY MAP

# Construction Update and Look Ahead Schedule

## *WHAT'S HAPPENING THE NEXT 30 DAYS AND BEYOND?*



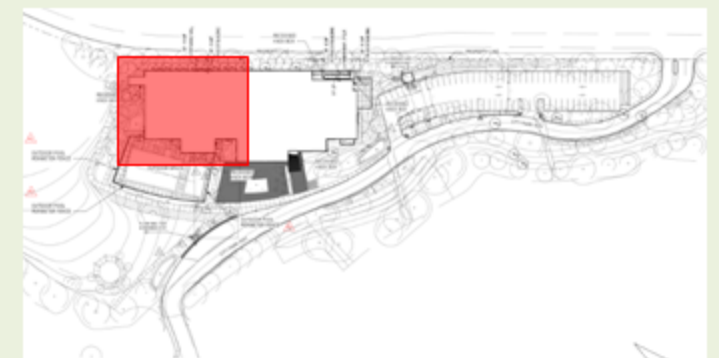
### NATATORIUM/OUTDOOR POOLS



Natatorium

#### UPCOMING

- Complete Metal Roof
- Solar Panels
- Scaffolding Removal
- Walls and Glass Walls
- Pool Equipment
- Pool Plaster/Fill/Start Up



KEY MAP



# Construction Update and Look Ahead Schedule



RAC AND ADOPTED PROJECTS SCHEDULE UPDATE		2023			2024	
		Q2	Q3	Q4	Q1	Q2
Activity No.	Work Description	Rain impacted days				
1A	RAC - Demo, Shoring, Grading, and Landscape	Site Work (Building)		Progress Work		
1B	RAC - Pools (Indoor, Outdoor and Wading)	Pools		Progress Work		
1C	RAC - Building (Natatorium and Gymnasium)	Building		Progress Work		
2A	RAC - City Park Way (Creek and Park)	Creek and Park		Progress Work		
2B	RAC - City Park Way (Roadway)	Paving		Progress Work		
2C	RAC - City Park Way (Water, Sewer & Storm) - Complete					
3	RAC - Crystal Springs Road (Water) - Complete					
4	RAC - Parking Lot Paving	Completed Work		Progress Work		
5	Oak Avenue and Crystal Springs Intersection				AWARDED	
6	Beckner Shelter Road Repaving and Parking Lot Striping				COST	
7	Beckner Shelter Road ADA Bridge (Under Design)				DESIGN	
8	Beckner Shelter Road Picnic Area #14 ADA Path				DESIGN	

**Legend**

- Rain Impacted Days
- Completed Work
- Progress Work
- Rain Extension Days

# Construction Update and Look Ahead Schedule

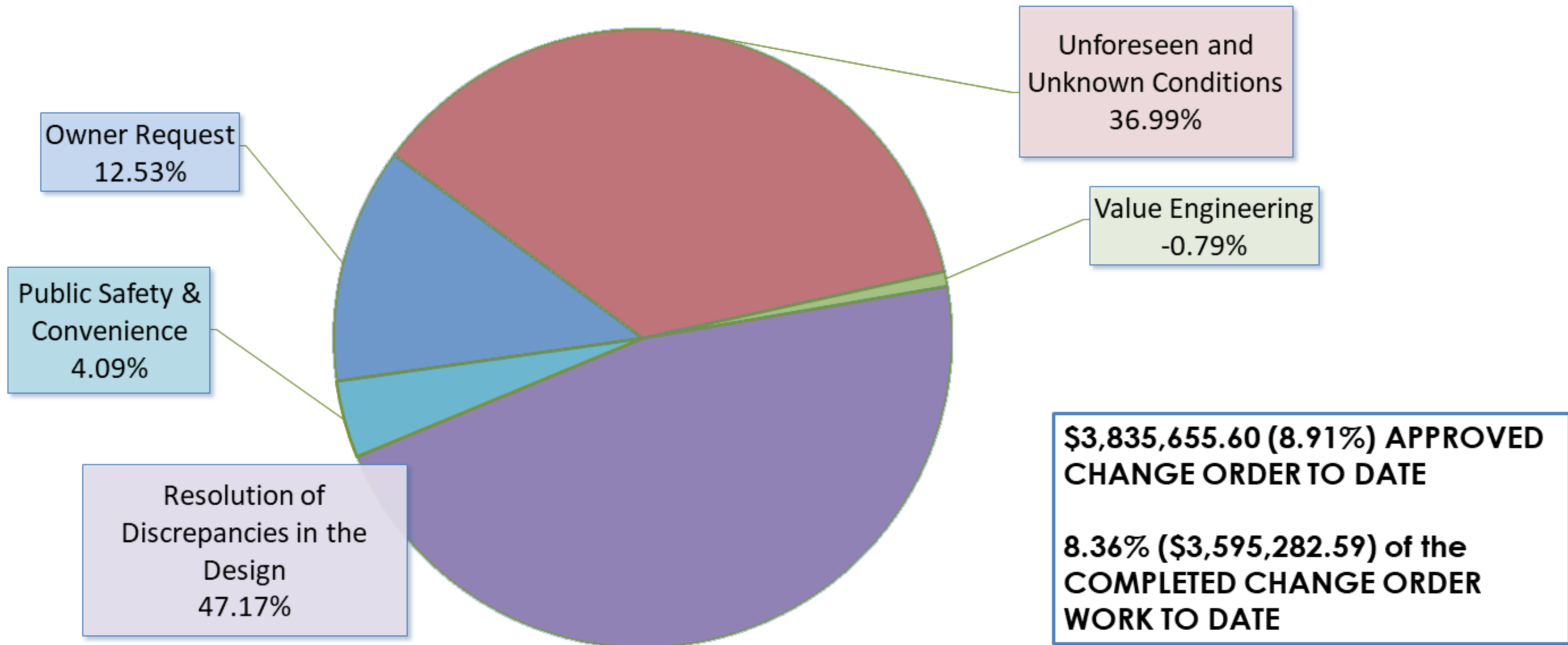
## *PUBLIC OUTREACH*



- Project Website is regularly updated
- Portable Changeable Message Boards will be used for Future Road Closures
- Detour Signs will be placed as needed
- Communicate with Google Navigation system as needed
- Field Contact Numbers are available on all project signs and City Website
- Daily onsite representative is available at the trailer office
- Calls and emails are being answered and addressed
- City Park Way daytime closure will continue for Paving City Parkway next month
- Crystal Spring Road will also be close to accommodate PG&E work
  - Nearby schools are being informed



## Change Order Report



# Construction Update and Look Ahead Schedule

## Project Budget Update



### Total Project Budget:

- \$62,290,228.00

### Total Expenses To Date:

- \$51,477,166.49 (82.64%)

### Pre-Construction Phase Cost Total:

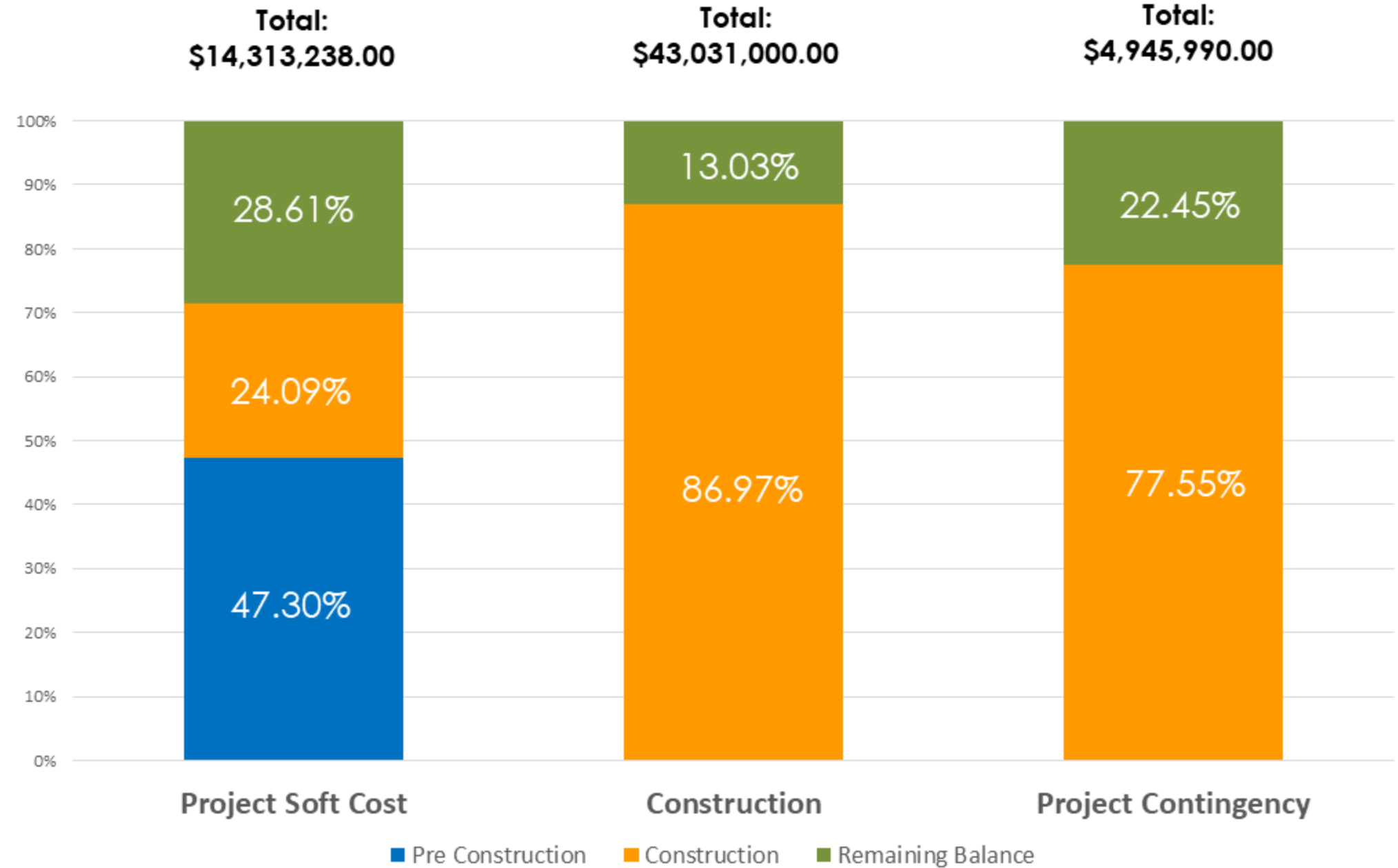
- \$6,770,384.00

### Construction Phase Cost To Date:

- \$44,706,782.49

### SOFT COSTS

- Design (Group 4)
- Environmental
- Project Manager (Conzor)
- Construction Manager (Griffin Structures)
- Geotechnical, T&I, Waterproofing, Commissioning Services
- Lara Field Parking Lot
- Traffic Signals, Sewer, Water, Sidewalk, CityNet Fiber
- Temporary Space During Construction
- Furniture Fixtures and Equipment
- Electronic systems and special equipment
- Utility company connection and services
- Fees/ Administration/ Business Plan
- Additional Crystal Springs Tree Removal
- Beckner Shelter Projects



# Construction Update and Look Ahead Schedule

## *Project Contingency Projection Update*



<b>Current Contingency Balance:</b>	
Overall Contingency Balance	\$4,945,990.00
- Total Change Orders Approved To Date	(\$3,835,655.60)
<b>Current Contingency To Date</b>	<b>\$1,110,334.0</b>
- Received by Griffin To Date	(\$375,222.66)
- Revise and Resubmit (Lathrop)	(\$224,217.90)
<b>Projected Remaining Balance:</b>	<b>\$510,893.84</b>
<b>Soft Costs &amp; Contingency Budget Adjustment:</b>	
- Additional Consultant Fees	(\$339,000.00)
<b>Beckner Shelter Road Projects:</b>	
CIP Funds	\$250,000.00
- Design/PM Fees	(\$109,000.00)
- Repaving and Parking Lot Striping	(\$350,000.00)
- Pool Parking Lot ADA Bridge	(\$150,000.00)
- Picnic Area #14 ADA Path	(\$100,000.00)
<b>Projected Remaining Contingency:</b>	<b>\$142,071.44</b>

# THANK YOU

[sanbruno.ca.gov/RecCenterBuild](https://sanbruno.ca.gov/RecCenterBuild)