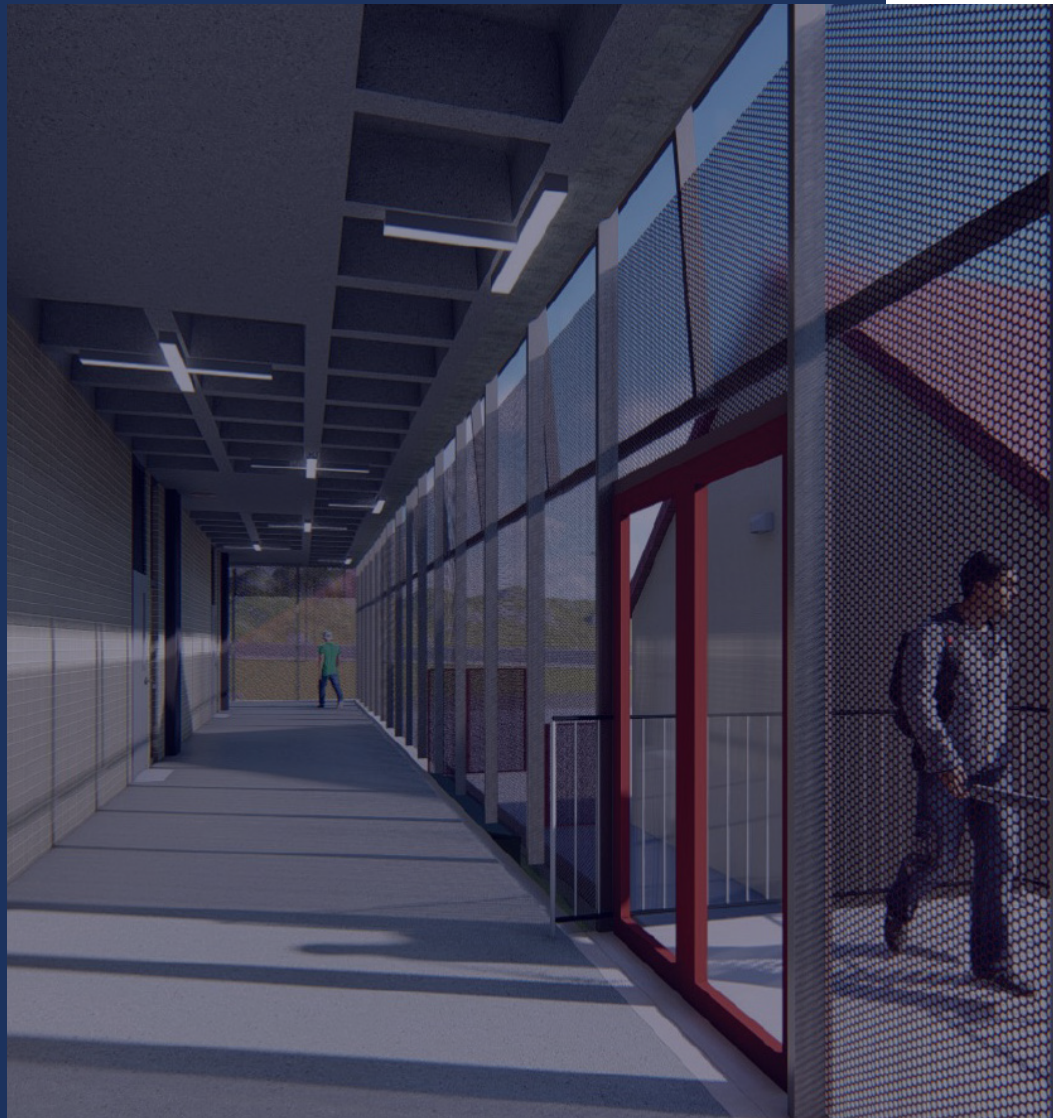




Ashland School District
inspiring learning for life



JANUARY - MARCH 2021

QUARTERLY SUMMARY

Program Updates



THROUGHOUT THE MONTHS OF JANUARY AND FEBRUARY,

demo and sitework activities continued at Ashland Middle School + John Muir Outdoor School and Helman Elementary School. Significant progress was made at both locations, with site clearing, underground utilities and forming and pouring foundation and slab at Helman, and demolition and abatement throughout Ashland Middle School + John Muir Outdoor School.

Ashland High School design continued with Core Team meetings to address the Humanities building and site circulation. In February, Design Development reached 100% and was submitted to the project team for estimating.

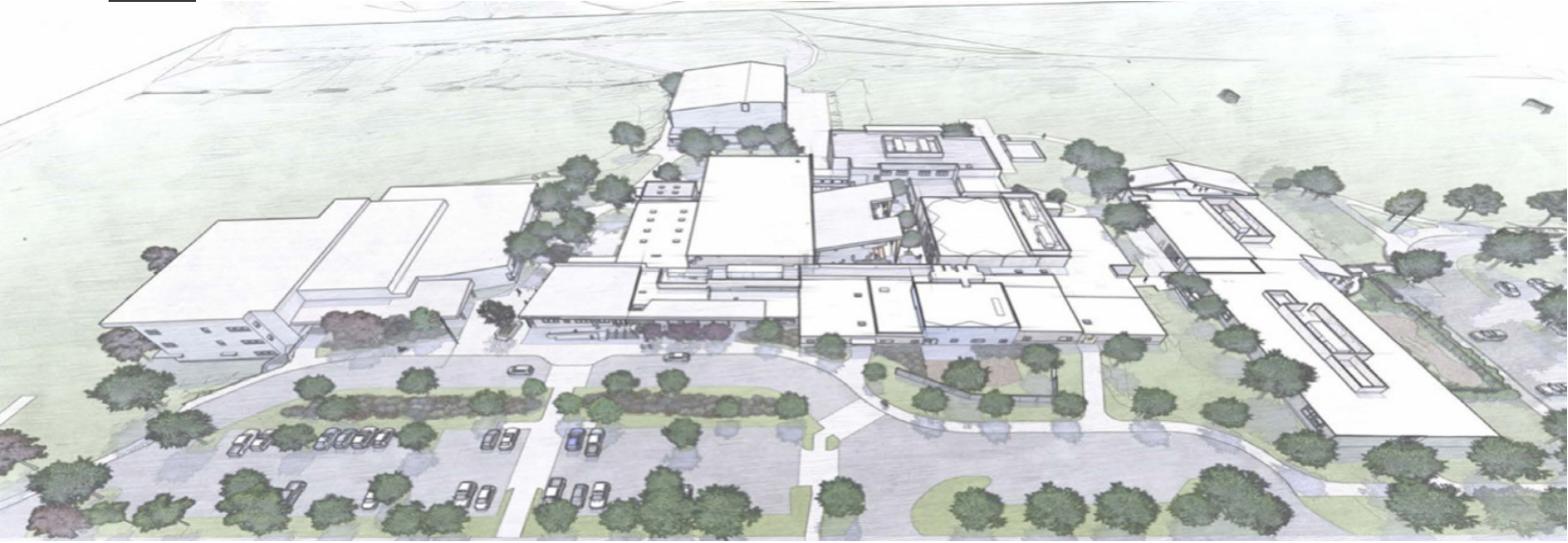


Walker Elementary School onsite meetings occurred throughout January to explore specific areas of the existing building in preparation for the 100% Design Development delivery. Additionally, Brightworks completed their energy model. Walker entered the final phase of design, Construction Documents, in February.

Design for district-wide safety & security, technology, and HVAC projects continue with design for sites that do not have major renovations occurring.

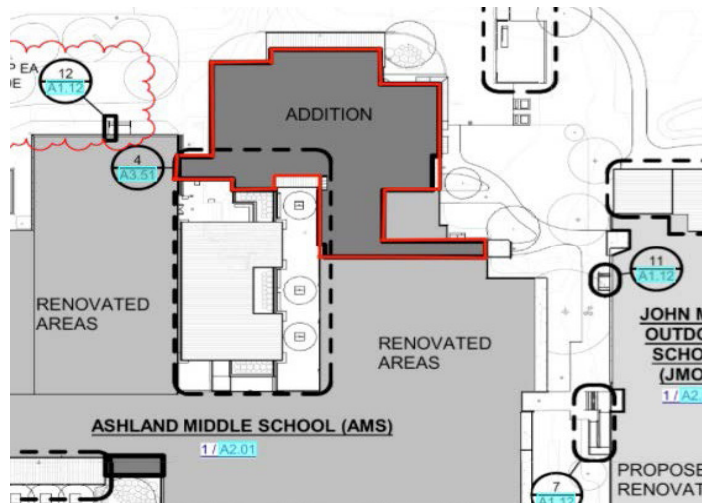


ASHLAND MIDDLE SCHOOL + JOHN MUIR OUTDOOR SCHOOL



CURRENT ACTIVITIES

- **JANUARY:** The biggest change in the month of January was the Courtyard between the Mid Gym and the new library. The old team room, boys and girls locker rooms, and raised courtyard along with covered breezeways were removed. New base rock was brought into sub-grade elevation.
- **FEBRUARY:** Area C, which is the old classroom wings, was removed to be prepared for a whole new look. Roofing was removed first, followed by the building itself. Formwork and rebar for the footings at the new 6th grade building were put into place.



IN MARCH,

Under slab utilities including electrical and plumbing were installed at the new 6th grade addition. Once the work is in and the inspections are complete, preparations for the concrete slab will begin. The retention ponds are currently underway on the North side of the JMOS wing. Carpenters are onsite now and are moving quickly adding walls and prepping the exterior for new windows and siding.

ACTIVITIES SCHEDULED FOR NEXT PERIOD

- Concrete Slab pours for the new 6th grade addition will be sectioned off into three pours. Then the framing will begin!



EXTRIOR SUB-SIDING INSTALLATION
OUTSIDE ROOMS C126 AND C127



NEW RETENTION POND DUG OUT AT THE NORTH SIDE OF THE JMOS WING.

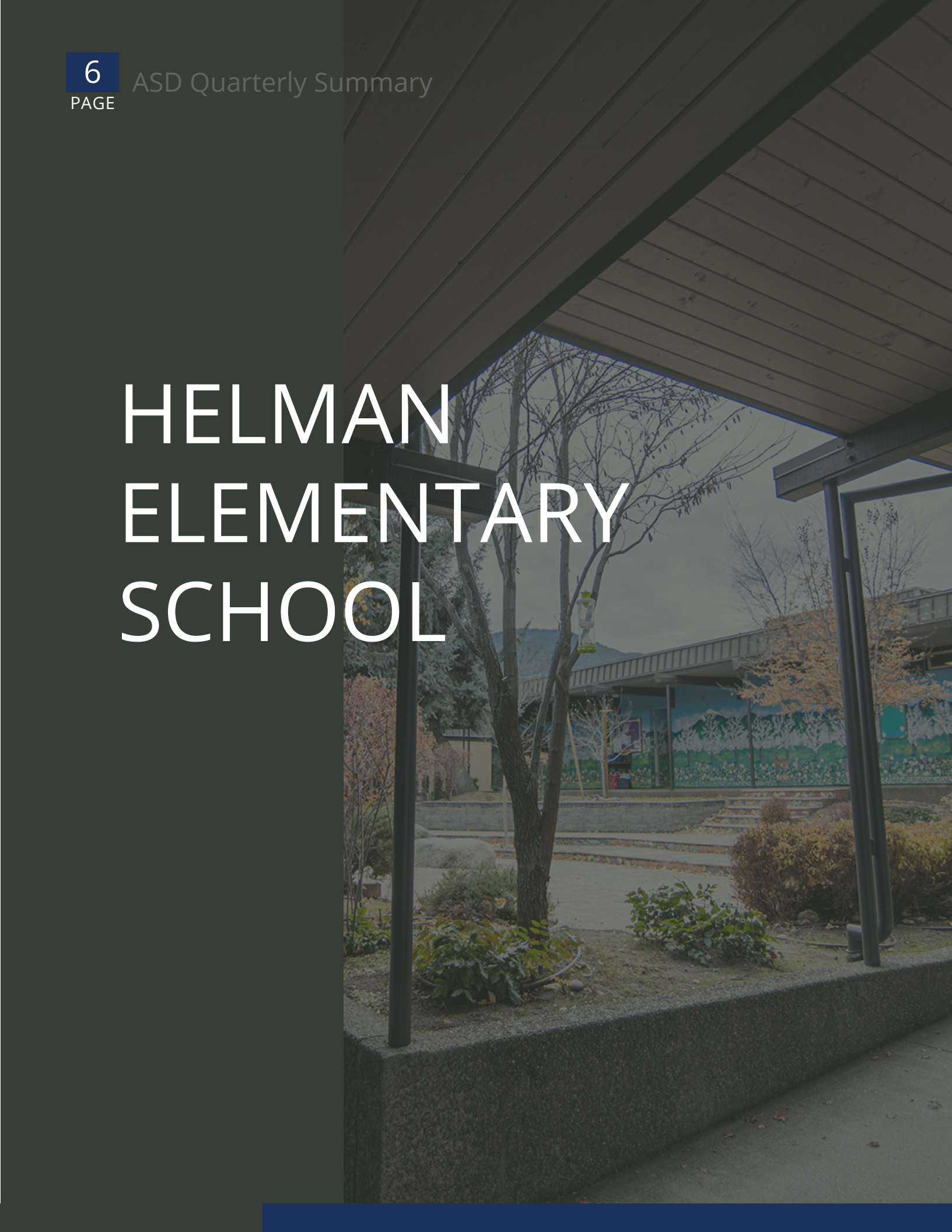


NEW FRAMING BETWEEN ROOM C123 AND C124

HIGHLIGHTS

- Getting closer to having a new slab for the 6th grade building and watching a new building come out of the ground.

HELMAN ELEMENTARY SCHOOL

The background image is a photograph of Helman Elementary School. It shows a modern building with a large mural on its exterior wall depicting a landscape with mountains and trees. In the foreground, there is a covered walkway with a wooden slat ceiling and dark metal support posts. A tree with bare branches stands near the walkway, and some low-lying shrubs are visible. The sky is overcast.

IN JANUARY,

the early site work continued with additional building pad preparations including backfilling, underground electrical, mechanical and plumbing installation and concrete. The perimeter footings for the entire building were completed. The west side building slab was poured. Adroit worked their way to the east side of the building, continuing with the underground work and forming the stem and retaining walls.

The contract with Adroit was amended and approved to include the full building package.



POURING CONCRETE FOR THE WEST SIDE BUILDING



COMPLETED WEST BUILDING PAD

IN FEBRUARY,

all of the underground utilities at the new building were installed, along with the entire building pad being poured with concrete. RD Builders were onsite, and started the framing of the west side of the building, continuing through the center portion and into the East wing over the following weeks.

IN MARCH,

the framing of the walls was completed and work started on the roof structure by setting the large glulams and joists. Van Rowe Mechanical began installing some of the plumbing that is above the building slab. Precision Electric was onsite and started some of their activities for roughing in. Brittania installed the site sewer and storm drain main lines and began prepping the area that will be the basketball court and playground.



WALLS AND ROOF JOISTS ARE FRAMED



OVERVIEW OF CONSTRUCTION PROGRESS

ACTIVITIES SCHEDULED FOR NEXT PERIOD

- Mechanical, Electrical and plumbing rough in will continue.
- Roofers will begin to procure materials onsite and begin sheeting the roof.

HIGHLIGHTS

- Walls and roof are framed.
- Electrical and Mechanical Contractors are onsite.



ASHLAND HIGH SCHOOL



CURRENT ACTIVITIES

JANUARY: The design team completed the 100% Design Development (DD) deliverable on schedule and sent it off to a cost estimator and to the Construction Manager/General Contractor (CM|GC) Gerding Builders for an additional cost estimate.



FEBRUARY: During the cost estimation, the design team continued their progress with the Construction Document (CD) phase of design, producing the documents that Gerding Builders will use to schedule and bid the project with subcontractors.



IN MARCH,

Construction Documents are currently being worked on, gathering all of the information with help from Consultants, Contractors, and Focus Groups. As we get closer to having this complete, an estimate will then be requested to evaluate the budget before the CM|GC sends out the invitation to bid.

HIGHLIGHTS

- Collaborating with Staff, Architects, Consultants and Contractors to design a project with functionality, safety and usability has been very smooth.
- Everyone is fluent and respectful of others expertise.

ACTIVITIES SCHEDULED FOR NEXT PERIOD.

Working towards finalizing the Construction Documents for a final round of estimates. As the Construction Documents enter their final stage, the understanding of the scope and price become much clearer.

WALKER ELEMENTARY SCHOOL





Architectural Rendering of Addition

IN JANUARY,

a constructability review was performed onsite with HMK, BBT Architects, and Adroit Construction. The Land Use pre-application meeting occurred in preparation for the land use commission meeting to approve the current design. BBT presented the design to the School Board which allowed the board members the opportunity to review current design and address any questions.



CONSTRUCTABILITY REVIEW WITH ADROIT AND BBT



HISTORIC WINDOW RENOVATION REVIEW

FEBRUARY

marked the half-way point for Construction Documents. The findings for land use were submitted and these will go before the Commission at their March meeting. The project team also met with the Ashland Parks department to review the project and its impact on the parks adjacent property.

Some additional structural destructive and investigative testing took place onsite. There was a meeting onsite with a window sub-contractor to review the direction for the historic window renovation.



ARCHITECTS, CONSULTANTS AND SUBCONTRACTORS
REVIEWING THE PLANS

IN MARCH,

the design team focused on the Construction Documents and bringing them near completion. The project was also presented to the planning commission seeking land-use approval. There is further work needed with Parks and Planning to get approval to continue and the project team is working towards finding a resolution.

Also, during March, the consultants, Adroit, BBT Architects, HMK and potential sub-contractors met onsite at Walker to perform a constructability review.

ACTIVITIES SCHEDULED FOR NEXT PERIOD.

- Continued work towards a resolution for Parks and Planning approval.



CONSTRUCTABILITY REVIEW ONSITE

HIGHLIGHTS

- Constructability Review

CHALLENGES

- Continued challenges seeking a resolution to the Parks Department conditions for approval.

WILLOW WIND LEARNING CENTER



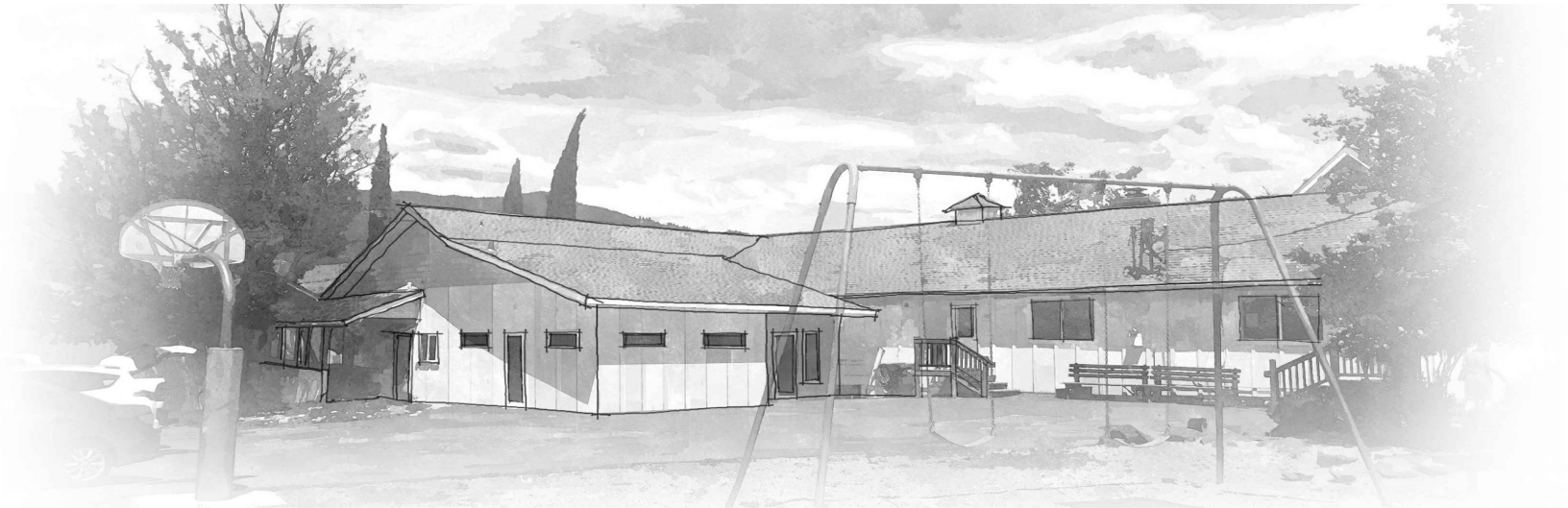
IN FEBRUARY,

the Design Development was completed.

Based on this drawing set, the project was sent out to bid. A mandatory pre-bid meeting took place onsite.



PRE-BID MEETING



ARCHITECTURAL RENDERING OF NEW BATHROOM ADDITION

IN MARCH,

the project was out to bid. There were additional visits to the site so that the potential bidders could look at the existing building.

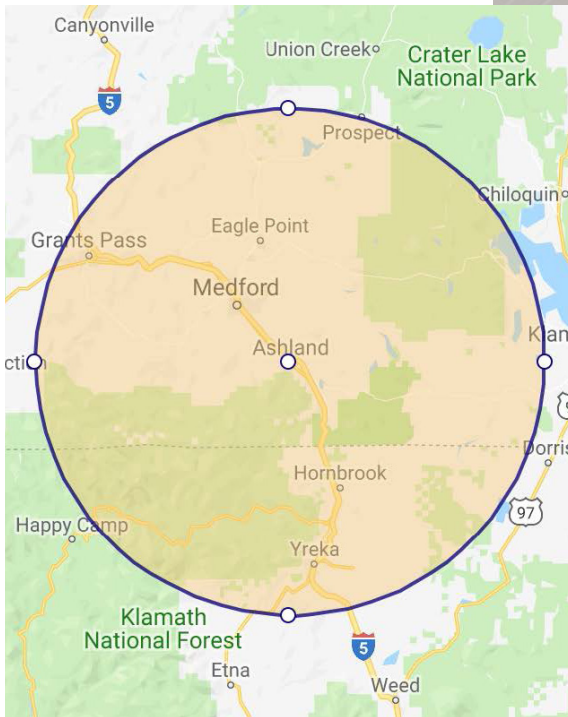
Bids were received and Outlier Construction was the selected contractor.

ACTIVITIES SCHEDULED FOR NEXT PERIOD.

- Begin to construct the project schedule and layout the work plan with Outlier.

HIGHLIGHTS

- Outlier Construction selected as the General Contractor.



The following list of local vendors and contractors who are currently working on the projects.

ASHLAND AREA VENDORS (DEFINED AS ROGUE VALLEY)

- Arkitek:design&architecture
- Ciota Engineering
- Covey Pardee Landscape Architecture
- Douglas Engineering Pacific
- HMK Company
- KenCairn Landscape Architecture
- Kistler+Small+White Architects
- Pacific 3D Reality Capture
- Pariani Land Surveying
- Powell Engineering
- ZCS Engineering & Architecture

ASHLAND AREA CONTRACTORS

- Adroit Construction Co.
- DOBRIN
- Infinity Electric
- Van Row Mechanical
- Cascade Communications
- Quality Fence
- Bean Electric
- Renfro
- Britannia
- Patriot Landscaping
- Sandeen Masonry
- Alco
- S&S Sheetmetal
- Urban Racks
- Curtis Huntley