

# Monthly Report

## McKinney Aquatics & Fitness Center

McKinney, Texas

Issued Date: 12/10/2015



*The only thing better than recognizing a quality product is building one.*

# **Monthly Report**

## **McKinney Aquatics & Fitness Center**

### **Table of Contents**

- **Construction Status**
- **Design and Owner Coordination Items**
- **Subcontractor Status Log**
- **Schedule Summary**
- **Budget and Cash Flow**
- **Weather**
- **Photographs**



# CONSTRUCTION STATUS

## **December 10, 2015 Construction Status**

### **Site Work & Utilities**

- Site utility testing is complete.
- Lime stabilization continues.
- Fire lane paving continues.

### **Landscape & Hardscape**

- NA.

### **Concrete Structure**

- Grade beams are near completion.
- The lower level slab on grade is complete.
- Backfill of the basement wall is complete.
- 2<sup>nd</sup> level slab on grade has begun.

### **Steel Erection**

- Steel erection is scheduled to begin at the end of the month upon completion of the fire lanes.

### **Building Envelope**

- Below grade waterproofing is complete.

### **Doors/Frames/Hardware**

- NA

### **Drywall Partitions and Ceilings**

- NA

### **Interior Finishes**

- NA

### **Elevators**

- NA

### **Pools**

- The completion pool slab is complete.
- The competition pool walls are pouring this week.
- The leisure pool slab is complete.

### **Mechanical / Plumbing / Fire Protection**

- Underground plumbing continues throughout.

### **Electrical / Fire Alarm**

- Underground electrical rough-in continues throughout.

### **Audio Visual / Tele/Data / Security**



# DESIGN & OWNER COORDINATION ITEMS

## **December 10, 2015 Design & Owner Coordination Items**

### **Site Work & Utilities**

- NA

### **Landscape & Hardscape**

- NA

### **Concrete Structure**

- NA

### **Steel Erection**

- Steel structure preconstruction meeting will be held with the design team next week.

### **Building Envelope**

- Waterproofing submittals are being submitted and coordinated with the design team.
- Glass and Masonry submittals and mockups are being reviewed by the design team.

### **Doors/Frames/Hardware**

- HM door frames are being reviewed by the design team.
- Hardware and keying coordination meeting needs to be scheduled with the owner.

### **Drywall Partitions and Ceilings**

- NA

### **Interior Finishes**

- NA

### **Elevators**

- Final coordination of the elevator shop drawings is being done by the design team.

### **Pools**

- MCC is awaiting final design of the additional slides to complete pricing.

### **Mechanical / Plumbing / Fire Protection**

- Final equipment submittals and shop drawings are being submitted and coordinated with the design team.

### **Electrical / Lighting Control / Fire Alarm**

- Final light fixture submittals and shop drawings are being submitted and coordinated with the design team.

### **Audio Visual / Tele/Data / Security**

- Final review of security hardware needs to be scheduled with the owner.



# SUBCONTRACTOR STATUS LOG

### McKinney Aquatics & Fitness Center - Contractor Award Log

Bid Package:	Scope of Work:	Awarded Contractor:	Award Notice:
2	Concrete	Kent Companies	1
3	Masonry	Skinner Masonry	3
4	Steel	Basden Steel	2
5	Specialty Metals	Viva Railings, LLC	3
6	Structural Carpentry	RM Rodgers, Inc.	4
7	Finish Carpentry	Lundy Services, LLC	2
8	Waterproofing	Chamberlin Waterproofing	3
9	Metal Louvers	OGI Architectural Metal	3
10	Roofing	Paragon Roofing	3
11	Spray Fireproofing	NA	NA
12	Doors & Hardware	Performance Door and Hardware	3
13	Overhead Doors	Overhead Door Co. of Dallas	3
14	Glass	DGB Glass, Inc.	2
15	Plaster & Stucco	NA	NA
16	Drywall	Drywall Interiors, LP	2
17	Tile	Alamo Tile & Stone	3
18	Wood Floor	Ponder Company, Inc.	3
19	Carpet & Resilient Flooring	Fabulous Floors, Inc.	3
20	Painting	Carrco Painting	3
21	Misc. Specialties	Spectrum Resources, LTD	4
22	Signs	ASI Signage Inovations	4
23	Lockers	Hollman, Inc.	4
24	Site Furnishings		
25	Folding Operable Partitions	Modernfold, Inc.	3
26	Appliances	PIRCH, Inc.	4
27	Athletic Equipment	John F. Clark Company	3
28	Window Treatments	AEC Corporation	3
29	Aquatic Pools, Slides & Equipment	Sunbelt Pools	1
30	Elevators	Thyssen Krupp Elevator Systems	2
31	Fire Sprinkler	Fire-Tech Protection Systems	2
32	Mechanical Plumbing & HVAC	Humphrey & Associates	1
33	Electrical	Petri Electric	1
34	Tele Data Comm	Lantek Communications	4
35	Security / CCTV	Securadyne Systems	3
36	Audio Visual	AVI/SPL	4
37	Earthwork	RPMx Construction, LLC	1
38	Pavement Markings	Stripe A Zone, Inc.	4
39	Fences & Gates	The Anchor Group, Inc.	4
40	Modular Retaining Wall	Texas - ERW Site Solutions	4
41	Landscape & Irrigation		
43	Site Utilities	Maverick Utility Construction, Inc.	1





# SCHEDULE SUMMARY

Act ID	Description	Orig Dur	Rem Dur	Early Start	Early Finish	2014												2015												2016												2017												2018															
						2014												2015												2016												2017												2018															
<b>Pre-Construction</b>																																																																					
Pre-Construction																																																																					
M1100	Subcontracting & Buy-Out	60	3	27JUL15 A	09DEC15	Subcontracting & Buy-Out																																																															
<b>Project Notes &amp; Milestones</b>																																																																					
CONDUR Project Duration - NTP To Substantial (Cal Days)						464 *	328 *	23JUL15 A	01NOV16	Project Duration - NTP To																																																											
<b>Submittals &amp; Procurement</b>																																																																					
P-1050	Structural Steel Gym - Fab & Deliver	30	4	19OCT15 A	10DEC15	Structural Steel Gym - Fab & Deliver																																																															
P-1200	Curtainwall - Submit / Review / Approve	15	15	07DEC15	28DEC15	Curtainwall - Submit / Review / Approve																																																															
P-1250	Curtainwall - Fab & Deliver	70	70	29DEC15	05APR16	Curtainwall - Fab & Deliver																																																															
P-1400	AHU's - Submit / Review / Approve	15	12	10NOV15 A	22DEC15	AHU's - Submit / Review / Approve																																																															
P-1450	AHU's - Fab & Deliver	60	60	23DEC15	17MAR16	AHU's - Fab & Deliver																																																															
P-1500	Elevator - Submit / Review / Approve	15	4	05NOV15 A	10DEC15	Elevator - Submit / Review / Approve																																																															
P-1550	Elevator - Fab & Deliver	112	112	11DEC15	18MAY16	Elevator - Fab & Deliver																																																															
P-1620	Light Fixtures - Submit / Review / Approve	15	7	24NOV15 A	15DEC15	Light Fixtures - Submit / Review / Approve																																																															
P-1650	Light Fixtures - Fab & Deliver	50	50	16DEC15	25FEB16	Light Fixtures - Fab & Deliver																																																															
P-1800	Gym Flooring - Submit / Review / Approve	15	15	10DEC15	31DEC15	Gym Flooring - Submit / Review / Approve																																																															
P-1850	Gym Flooring - Fab & Deliver	20	20	04JAN16	29JAN16	Gym Flooring - Fab & Deliver																																																															
P-1950	Pool Slides - Fab & Deliver	30	30	07DEC15	19JAN16	Pool Slides - Fab & Deliver																																																															
P-2000	Operable Partitions - Submit / Review / Approve	15	15	10DEC15	31DEC15	Operable Partitions - Submit / Review / Approve																																																															
P-2050	Operable Partitions - Fab & Deliver	30	30	04JAN16	12FEB16	Operable Partitions - Fab & Deliver																																																															
P-2100	Brick & Stone Veneer - Submit / Review / Approve	15	1	12NOV15 A	10DEC15	Brick & Stone Veneer - Submit / Review / Approve																																																															
P-2150	Brick & Stone Veneer - Fab & Deliver	40	40	11DEC15	08FEB16	Brick & Stone Veneer - Fab & Deliver																																																															
P-2300	H/M Door Frames - Submit / Review / Approve	15	4	19NOV15 A	10DEC15	H/M Door Frames - Submit / Review / Approve																																																															
P-2350	H/M Door Frames - Fab & Deliver	20	20	11DEC15	11JAN16	H/M Door Frames - Fab & Deliver																																																															
<b>Foundation</b>																																																																					
Level 1																																																																					
Sitework																																																																					
M1850	FRP Grade Beam @ Entry Wall	5	1	30NOV15 A	07DEC15	FRP Grade Beam @ Entry Wall																																																															
M1790	FRP Grade Beams @ Service Yard	5	5	08DEC15	14DEC15	FRP Grade Beams @ Service Yard																																																															

Start date	29JAN14
Finish date	30NOV16
Data date	07DEC15
Run date	08DEC15
Page number	1A
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- █ Progress bar
- █ Critical bar
- █ Summary bar
- ◆ Start milestone point
- ◆ Finish milestone point

MAF4

**McKinney Aquatics & Fitness Center**  
**McKinney, Texas**  
**MCC Project #3666**

Act ID	Description	Orig Dur	Rem Dur	Early Start	Early Finish	2015					2016					2017					2018									
						DEC																								
M1860	FRP Wall @ Entry	5	6	08DEC15	15DEC15																									
M1840	FRP Wall @ Service Yard	5	5	15DEC15	21DEC15																									
<b>Pool Area</b>																														
M1240	Leisure Pool Structure Complete	47	11	12OCT15 A	21DEC15																									
M1040	Competition Pool Structure Complete	35	21	12OCT15 A	06JAN16																									
M1050	Pour Competition Pool Walls	1	1	10DEC15	10DEC15																									
M1090	Strip Competition Pool Walls	2	2	11DEC15	14DEC15																									
M1150	Install Competition Pool Piping	5	5	14DEC15	18DEC15																									
M1170	Pour Leisure Pool Walls	1	1	15DEC15	15DEC15																									
M1180	Strip Leisure Pool Walls	3	3	16DEC15	18DEC15																									
M1160	Backfill Competition Pool Walls	5	5	16DEC15	22DEC15																									
M1190	Install Leisure Pool Piping	5	5	21DEC15	28DEC15																									
M1200	Backfill Leisure Pool Walls	5	5	23DEC15	30DEC15																									
M1150	FRP Slab on Grade @ Leisure Pool	5	5	31DEC15	07JAN16																									
<b>Entry Area</b>																														
M1121	FRP Elevator Pit Slab on Grade	2	1	22OCT15 A	07DEC15																									
<b>Bath House</b>																														
M1550	FRP Grade Beams	4	10	20NOV15 A	18DEC15																									
M1560	MEP Underground	2	2	21DEC15	22DEC15																									
M1570	FRP Slab on Grade	3	3	23DEC15	28DEC15																									
<b>Level 2</b>																														
<b>Gym Area</b>																														
M1210	MEP Underground	5	8	01DEC15 A	16DEC15																									
M1226	Backfill Basement Wall	3	2	02DEC15 A	08DEC15																									
M1206	Drilled Piers "hold back piers" (9)	2	1	09DEC15	09DEC15																									
M1216	FRP Grade Beams @ 13-10	4	3	10DEC15	14DEC15																									
M1236	FRP Grade Beams @ Stair	4	3	10DEC15	14DEC15																									
M1250	FRP Slab on Grade	5	5	14DEC15	18DEC15																									
<b>Building Structure</b>																														
<b>Level 1</b>																														
<b>Pool Area</b>																														
M1259	FRP Columns at Grid Line 1	2	1	22DEC15	22DEC15																									
M1280	Install CMU @ Pool Mech. Rm. (12' elev.)	5	5	23DEC15	30DEC15																									
M1260	Install CMU Along Grid Line 5 @ AB-AC	10	10	23DEC15	07JAN16																									

Start date 29JAN14  
Finish date 30NOV16  
Data date 07DEC15  
Run date 08DEC15  
Page number 2A  
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-  Critical bar
-  Summary bar
-  Start milestone point
-  Finish milestone point

MAF4

**McKinney Aquatics & Fitness Center**  
**McKinney, Texas**  
**MCC Project #3666**

Act ID	Description	Orig Dur	Rem Dur	Early Start	Early Finish	2014												2015												2016												2017												2018												
						2014												2015												2016												2017												2018												
M1285	FRP Elevated Deck @ Pool Mech. Rm.	5	5	31DEC15	07JAN16																																																													FRP Elevated Deck @ Pool Mech. R
Entry Area																																																																		
M1130	FRP Columns to Level 2	3	3	22DEC15	24DEC15																																																													FRP Columns to Level 2
Level 2																																																																		
Entry Area																																																																		
M1295	FRP Elevated Deck	8	8	28DEC15	07JAN16																																																													FRP Elevated Deck
Level 3																																																																		
Gym Area																																																																		
M1320	Erect Structural Steel	30	30	22DEC15	03FEB16																																																													Erect Structural Steel
<b>Parking Areas &amp; Landscape</b>																																																																		
Pavement																																																																		
M1520	Fire Lane/Parking - Lime Stabilization	30	2	29OCT15 A	08DEC15																																																													Fire Lane/Parking - Lime Stabilization
M2160	Fire Lane Paving - Pour 4 Lime Mix	4	2	03DEC15 A	08DEC15																																																													Fire Lane Paving - Pour 4 Lime Mix
M1990	Fire Lane Paving - Pour 3 Blue Top	2	2	07DEC15	08DEC15																																																													Fire Lane Paving - Pour 3 Blue Top
M2040	Fire Lane Paving - Pour 3 Set Forms	2	2	07DEC15	08DEC15																																																													Fire Lane Paving - Pour 3 Set Forms
M2050	Fire Lane Paving - Pour 3 Fine Grade	1	1	09DEC15	09DEC15																																																													Fire Lane Paving - Pour 3 Fine Grade
M1530	Fire Lane Paving - Pour 4 Blue Top	2	2	09DEC15	10DEC15																																																													Fire Lane Paving - Pour 4 Blue Top
M1640	Fire Lane Paving - Pour 4 Set Forms	3	3	09DEC15	11DEC15																																																													Fire Lane Paving - Pour 4 Set Forms
M2090	Fire Lane Paving - Pour 3 Install Rebar	1	1	10DEC15	10DEC15																																																													Fire Lane Paving - Pour 3 Install Rebar
M2140	Fire Lane Paving - Pour 3 Inspect & Pour	1	1	11DEC15	11DEC15																																																													Fire Lane Paving - Pour 3 Inspect & Pour
M1650	Fire Lane Paving - Pour 4 Fine Grade	1	1	14DEC15	14DEC15																																																													Fire Lane Paving - Pour 4 Fine Grade
M1660	Fire Lane Paving - Pour 4 Install Rebar	1	1	15DEC15	15DEC15																																																													Fire Lane Paving - Pour 4 Install Rebar
M1690	Fire Lane Paving - Pour 4 Inspect & Pour	1	1	16DEC15	16DEC15																																																													Fire Lane Paving - Pour 4 Inspect & Pour
M1730	Balance of Paving & Fire Lanes	23	23	17DEC15	20JAN16																																																													Balance of Paving & Fire Lanes

Start date 29JAN14  
 Finish date 30NOV16  
 Data date 07DEC15  
 Run date 08DEC15  
 Page number 3A  
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-  Progress bar
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MAF4

**McKinney Aquatics & Fitness Center**  
**McKinney, Texas**  
**MCC Project #3666**



# BUDGET & CASH FLOW

# SINE CURVE PROJECTION

**Analysis Date:** 12/10/15  
**Duration (Months):** 16  
**Total Amount (\$):** \$30,251,359  
**Sine Curve Option:** 3

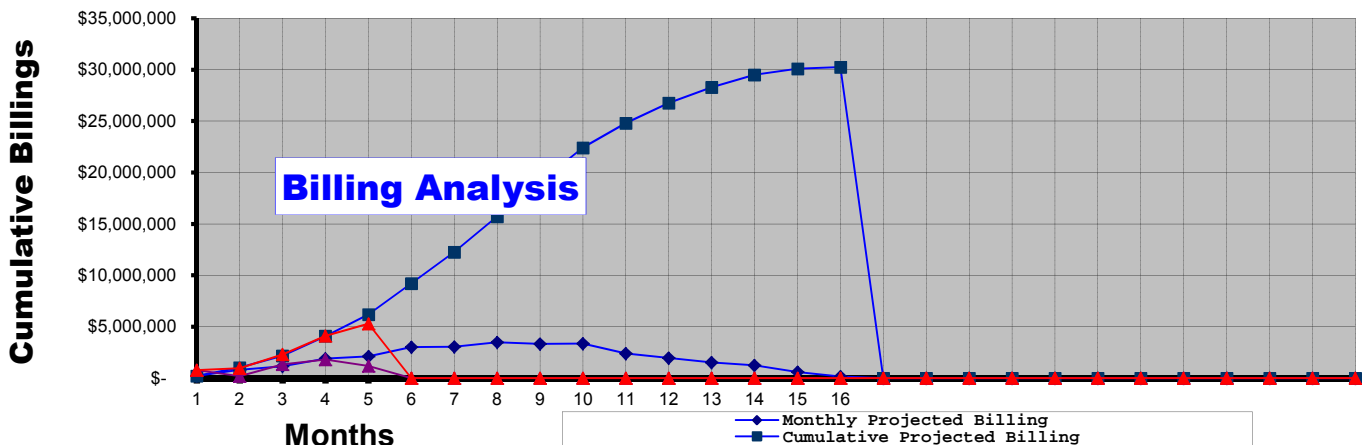
**BILLING SINE CURVE OPTIONS**

- Curve 1 = Project with a Fast Start
- Curve 2 = Project with a Moderately Quick Start
- Curve 3 = Project with a Typical Sine Curve
- Curve 4 = Project with a Moderately Slow Start
- Curve 5 = Project with a Very Slow Start
- Curve 6 = Project with a Straightline Billing Structure

= Calculated cell (no input required)

SINE PROJECTIONS			ACTUALS			DELTA
Month Number	Estimated Current Application	Cumulative Application	Date of Payments	Actual Application	Cumulative Application	Variance
1	\$ 217,810	\$ 217,810	08/28/15	\$ 779,309	\$ 779,309	\$561,499
2	\$ 804,686	\$ 1,022,496	10/13/15	\$ 191,191	\$ 970,500	(\$51,996)
3	\$ 1,161,652	\$ 2,184,148	10/30/15	\$ 1,321,243	\$ 2,291,743	\$107,595
4	\$ 1,905,836	\$ 4,089,984	11/13/15	\$ 1,816,694	\$ 4,108,437	\$18,453
5	\$ 2,105,495	\$ 6,195,478		\$ 1,189,211	\$ 5,297,648	(\$897,830)
6	\$ 3,006,985	\$ 9,202,463				
7	\$ 3,049,337	\$ 12,251,800				
8	\$ 3,472,856	\$ 15,724,656				
9	\$ 3,339,750	\$ 19,064,406				
10	\$ 3,345,800	\$ 22,410,207				
11	\$ 2,395,908	\$ 24,806,114				
12	\$ 1,960,288	\$ 26,766,402				
13	\$ 1,524,668	\$ 28,291,071				
14	\$ 1,228,205	\$ 29,519,276				
15	\$ 580,826	\$ 30,100,102				
16	\$ 151,257	\$ 30,251,359				

Current Variance (897,830)





# WEATHER

**McKinney Aquatics and Fitness Center**

3003 Alma Road  
McKinney, TX 75070

Tel: Fax:

**Manhattan Construction Company**

Project # 3666

Date	Temperature		Precip	Cumulative Precipitation	Lost Workday	Conditions
	Low	Median High				
11/1/2015	57	61	0.22	11.66		Light Rain, Overcast, Partly Cloudy
11/2/2015	58	69	0.00	11.66	Y	Partly Cloudy
11/3/2015	57	70	0.00	11.66		Partly Cloudy
11/4/2015	60	74	0.02	11.68		Partly Cloudy, Windy(22 mph), Light Rain
11/5/2015	66	78	0.04	11.72		Partly Cloudy, Windy(35 mph), Light Rain
11/6/2015	53	70	0.00	11.72		Clear
11/7/2015	49	66	0.12	11.84	Y	Rain, Partly Cloudy, Windy(26 mph)
11/8/2015	41	66	0.00	11.84		Clear, Windy(22 mph)
11/9/2015	48	65	0.00	11.84	Y	Partly Cloudy
11/10/2015	52	75	0.00	11.84		Partly Cloudy, Windy(26 mph)
11/11/2015	57	81	0.08	11.92		Partly Cloudy, Windy(40 mph), Light Rain
11/12/2015	44	67	0.00	11.92		Windy(22 mph)
11/13/2015	38	67	0.00	11.92		Windy(20 mph), Clear
11/14/2015	41	65	0.00	11.92		Clear
11/15/2015	53	62	0.95	12.87		Overcast, Rain, Windy(29 mph)
11/16/2015	54	72	0.80	13.67	Y	Overcast, Rain, Windy(32 mph)
11/17/2015	52	72	1.21	14.88	Y	Rain, Partly Cloudy, Windy(41 mph)
11/18/2015	47	68	0.00	14.88		Clear, Windy(29 mph)
11/19/2015	41	69	0.00	14.88		Clear, Windy(22 mph)
11/20/2015	48	71	0.00	14.88		Clear, Windy(26 mph)
11/21/2015	32	60	0.00	14.88		Clear, Windy(40 mph)
11/22/2015	28	54	0.00	14.88		Clear
11/23/2015	31	61	0.00	14.88		Clear
11/24/2015	43	65	0.00	14.88		Partly Cloudy, Windy(27 mph)
11/25/2015	59	72	0.00	14.88		Overcast, Windy(29 mph)
11/26/2015	65	71	2.19	17.07		Overcast, Storm, Rain, Windy(30 mph)
11/27/2015	39	69	6.55	23.62	Y	Overcast, Storm, Rain, Windy(28 mph)
11/28/2015	37	41	0.88	24.50	Y	Overcast, Light Rain, Windy(28 mph)
11/29/2015	39	44	0.97	25.47	Y	Overcast, Light Rain, Windy(20 mph)
11/30/2015	43	48	0.97	26.44	Y	Overcast





# PHOTOGRAPHS









**Manhattan**  
*Building excellence.*



**Aquatic & Fitness Center**

Print #151130550

Date: 11/30/15

Lat/Lon: 33.172764 -96.714439

Order No. 59827



Aerial Photography, Inc. 954 568 0484



