



Courthouse Project Update 11.29.18

DISTRIBUTED BY EMAIL IN LIEU OF PHYSICAL MEETING

New and/or updated items indicated by bold italics

Dave Somers
County Executive

1. Schedule

- a. Early Schedule Impacts
 - Local 302 Heavy Equipment Operators' Strike – *added 9 days to the schedule.*
 - Contaminated Soil Removal – *still being calculated; see also Item 3.b.*
 - Remnants of the Old Snohomish County Detention Home – *still being calculated.*
 - ***Queueing platform is complete***
- b. ***Upcoming Activities – see also Items 5.a. and 6.a.***
Set forms and tie rebar for foundation mat slab, pour concrete for foundation mat slab, build-out interior restroom core through Level 3 (overhead plumbing and electrical through Level 2), renovation of Superior Court Department 1 courtroom, framing on Levels 2 and 3, layout for framing on Level 5, abatement in enclosed areas on Level 4, relocate gas line for Veterans Memorial Park's eternal flame, wall demo for new Veterans Memorial Park.
- c. ***Progress to Date***
Imaging Lab realignment complete, foundation underpinning and micropiles complete, sheetrock installation in progress in Basement, contaminated soil removed, demolished enclosed areas on Levels 4 and 5, abated enclosed areas on Level 5, safe-off of MEP (mechanical, electrical, and plumbing) complete on Levels 4 and 5, sprinkler pipe install complete in Imaging Lab, excavation performed for new Veterans Memorial Park, removed portions of old detention home.

2. Contract Metrics

- a. Hoffman given Notice To Proceed: 7/30/2018
- b. Phase 1 Substantial Completion: 2/3/20
(Addition Substantial Completion: available for use, temporary walls to Addition removed)
- c. Phase 2 Substantial Completion: 1/28/21
The contractor's initial date had assumed funding approval on 7/16. The current date accounts for approval on 7/30 plus strike impacts.
(Renovation Substantial Completion: available for use, temporary walls to area removed)
- d. Original Project Budget (approved by Council 7/30/2018): \$76,579,770
 - Adjustment due to removal of art allowance: -\$441,417
 - Revised Project Budget: \$76,138,353
- e. Work Complete and Invoiced Through 9/30/18: \$10,622,511

3. Changes

- a. Old Detention Home Foundation – *Interwest, the project's earthwork subcontractor, uncovered the buried elements which were abandoned in place upon the building's December 1966 demolition. Cost and schedule impacts are still being calculated.*



- b. Contaminated Soil Removal – *Soil contamination from window caulking was deeper than initial tests indicated. Cost impact of removal is still being determined but will be less than the \$100,000 originally forecast.*
- c. Unused Preconstruction Funds – *\$145,563.37 has been moved to owner project contingency.*

4. Upcoming Project Decisions Needing Court Input

Due Date	Item
	<i>(none at this time)</i>

5. Stakeholder Concerns

- a. **Addition Foundation and Veterans Memorial Plaza Work:** *Through early January, Hoffman’s crews will install rebar and pour concrete for the Addition foundation’s mat slab. This will involve some grinding, hammering, and vehicle and heavy equipment noises. Additionally, as crews reshape the Courthouse Plaza planter for the future Veterans Memorial Plaza, there may be some sawing and grinding noises.*
 - *Hoffman will work outside Courthouse operating hours as much as possible.*
 - *Hoffman continues to remain sensitive to the Courts’ operational needs.*
- b. Heating on North Side of Courthouse – *Reconnected and functioning as of 10/29.*
- c. Eagle Monument – *Engineers report that the monument is stable and will remain.*

6. Announcements / Action Items

- a. Superior Court Dept. 1 Courtroom Renovation – *Scheduled to begin 12/7 and conclude before Christmas.*
- b. Magnetometer Update – *The Courthouse’s second magnetometer has returned from South District and will remain in storage for now.*



Hoffman's most recent 6-week lookahead (11/14/18, first page)

ID	Activity Name	Sub	Dur	Start	Actual Start	Finish
Phase 1 - New Addition			67	04-Oct-18 A	04-Oct-18	10-Jan-19
Phase 1 - North Shearwall			50	04-Oct-18 A	04-Oct-18	14-Dec-18
C1043	NSW - Perform Abatement	AP	50	04-Oct-18 A	04-Oct-18	14-Dec-18
Phase 1 - New Addition - Foundation & Structure			21	11-Dec-18		10-Jan-19
Phase 1 - New Addition - Foundation & Structure - SOG Down			21	11-Dec-18		10-Jan-19
C1758.1	Addition - Waterproof Pit		2	11-Dec-18*		12-Dec-18
C1758.2	Addition - RI Conduits @ Elevator Pit	VECA	2	12-Dec-18*		13-Dec-18
C1758.3	Addition - FRP Elevator Pit Slab	IW	5	14-Dec-18		20-Dec-18
C1758.4	Addition - RI Conduits @ Elevator Stem Walls	VECA	1	21-Dec-18		21-Dec-18
C1761.1	Addition - Electrical Sleeves Under Footings	VECA	1	21-Dec-18		21-Dec-18
C1062.1	Addition - RI Conduits @ Basement Electrical Room	VECA	4	21-Dec-18		27-Dec-18
C1062.2	Addition - RI Conduits @ Elevator Machine Room	VECA	4	21-Dec-18		27-Dec-18
C1761	Addition - FRP NW Footing	IW	5	21-Dec-18		28-Dec-18
C1759	Addition - FRP 5' Mat Slab	IW	8	21-Dec-18		03-Jan-19
C1760	Addition - FRP F-Line Wall - Basement to Level 1	IW	12	21-Dec-18		09-Jan-19
C1762.1	Addition - FRP K-Line Footing	IW	8	31-Dec-18		10-Jan-19
C1762.2	Addition - FRP F-Line Footings	IW	5	04-Jan-19		10-Jan-19
Phase 1 - New Addition - Site Finishes			37	19-Nov-18 A	19-Nov-18	08-Jan-19
C1620	Site - Demo & Excavate for New Memorial	IW	10	19-Nov-18 A	19-Nov-18	30-Nov-18
C1962	Site - Install Gas Line	PSE	2	29-Nov-18		30-Nov-18
C1621	Site - Install Utilities to New Memorial	IW	5	03-Dec-18		07-Dec-18
C1622	Site - Install Hardscape at New Memorial	MM	20	10-Dec-18		08-Jan-19
Phase 1 - Basement Level Renovation			50	13-Nov-18 A	13-Nov-18	25-Jan-19
C1341	Existing BL - RI Wall Electrical	VECA	3	13-Nov-18 A	13-Nov-18	27-Nov-18
C1755	Existing BL - Demo Footing / Bush Back Wall / D&E	IW	5	15-Nov-18 A	15-Nov-18	29-Nov-18
C1347	Existing BL - RI Overhead Fire Sprinkler System	HP	30	13-Dec-18		25-Jan-19
C1742	Existing BL - RI OH MEP	MULTI	20	18-Dec-18*		16-Jan-19
C1340	Existing BL - RI Wall Mechanical	HP	3	20-Dec-18		24-Dec-18
C1752.4	Existing BL - Install C-Channel over Opening	IW	5	03-Jan-19		09-Jan-19
Phase 1 - New Restroom Core in Existing Building			42	19-Nov-18 A	19-Nov-18	15-Jan-19
Phase 1 - New Restroom Core - Level 1			16	26-Nov-18 A	26-Nov-18	19-Dec-18
C1354	New RR L1 - Frame Walls	AP	4	26-Nov-18 A	26-Nov-18	27-Nov-18
C1917	New RR L1 - Frame Ceilings	AP	2	28-Nov-18		29-Nov-18
C1355	New RR L1 - RI Plumbing	HP	10	28-Nov-18		11-Dec-18
C1918	New RR L1 - RI Hard Lids Part 1	VECA	2	30-Nov-18		03-Dec-18
C1356	New RR L1 - RI Wall Electrical with Inspection	VECA	2	05-Dec-18		06-Dec-18
C1358	New RR L1 - Hang GWB Walls	AP	5	07-Dec-18		13-Dec-18
C1360	New RR L1 - Install Hard Lid Ceiling	AP	4	14-Dec-18		19-Dec-18
Phase 1 - New Restroom Core - Level 2			37	21-Nov-18 A	21-Nov-18	08-Jan-19
C1376	New RR L2 - RI Overhead Fire Sprinkler System	HP	4	21-Nov-18 A	21-Nov-18	28-Nov-18
C1378	New RR L2 - RI Overhead Electrical	VECA	7	21-Nov-18 A	21-Nov-18	03-Dec-18
C1377	New RR L2 - RI Overhead Mechanical	HP	6	29-Nov-18		06-Dec-18
C1379	New RR L2 - Frame Walls	AP	4	07-Dec-18		12-Dec-18
C1935	New RR L2 - Frame Ceilings	AP	2	13-Dec-18		14-Dec-18
C1380	New RR L2 - RI Plumbing	HP	10	13-Dec-18		27-Dec-18
C1939	New RR L2 - RI Hard Lids Part 1	VECA	2	17-Dec-18		18-Dec-18
C1381	New RR L2 - RI Wall Electrical with Inspection	VECA	7	20-Dec-18		31-Dec-18
C1383	New RR L2 - Hang GWB Walls	AP	5	02-Jan-19		08-Jan-19
Phase 1 - New Restroom Core - Level 3			34	19-Nov-18 A	19-Nov-18	09-Jan-19
C1403	New RR L3 - RI Overhead Electrical	VECA	7	19-Nov-18 A	19-Nov-18	29-Nov-18
C1402	New RR L3 - RI Overhead Mechanical	HP	6	27-Nov-18*		04-Dec-18
C1404	New RR L3 - Frame Walls	AP	4	17-Dec-18		20-Dec-18



Hoffman's most recent 6-week lookahead (11/14/18, continued)

ID	Activity Name	Sub	Dur	Start	Actual Start	Finish	
C1942	New RR L3 - Frame Ceilings	AP	2	21-Dec-18		24-Dec-18	
C1405	New RR L3 - RI Plumbing	HP	10	21-Dec-18		07-Jan-19	
C1946	New RR L3 - RI Hard Lids Part 1	VECA	2	26-Dec-18		27-Dec-18	
C1406	New RR L3 - RI Wall Electrical with Inspection	VECA	7	31-Dec-18		09-Jan-19	
Phase 1 - New Restroom Core - Level 4				36	26-Nov-18 A	26-Nov-18	14-Jan-19
C1638	New RR L4 - Demo / Abate For New Restrooms	AP	21	26-Nov-18 A	26-Nov-18	24-Dec-18	
C1424	New RR L4 - Interior Buildout Start	HCC	0	26-Dec-18			
C1425	New RR L4 - Layout Walls / Install Top Track	AP	3	26-Dec-18		28-Dec-18	
C1749	New RR L4 - Re-Apply Fire Proofing	IT	3	31-Dec-18		03-Jan-19	
C1426	New RR L4 - RI Overhead Fire Sprinkler System	HP	4	04-Jan-19		09-Jan-19	
C1428	New RR L4 - RI Overhead Electrical	VECA	7	04-Jan-19		14-Jan-19	
Phase 1 - New Restroom Core - Level 5				30	03-Dec-18	15-Jan-19	
C1639	New RR L5 - Demo / Abate For New Restrooms	AP	19	03-Dec-18		28-Dec-18	
C1449	New RR L5 - Interior Buildout Start	HCC	0	31-Dec-18			
C1450	New RR L5 - Layout Walls / Install Top Track	AP	3	31-Dec-18		03-Jan-19	
C1750	New RR L5 - Re-Apply Fire Proofing	IT	1	04-Jan-19		04-Jan-19	
C1451	New RR L5 - RI Overhead Fire Sprinkler System	HP	4	07-Jan-19		10-Jan-19	
C1453	New RR L5 - RI Overhead Electrical	VECA	7	07-Jan-19		15-Jan-19	
Phase 2 - Existing Courthouse Renovation				13	07-Dec-18	26-Dec-18	
Phase 2 - Trial Courtroom Renovations				13	07-Dec-18	26-Dec-18	
Phase 2 - Courtroom 2B				13	07-Dec-18	26-Dec-18	
C1657	Courtroom 2B - Demo / Abate Ceiling	AP	2	07-Dec-18*		10-Dec-18	
C1727	Courtroom 2B - Fire Proofing	IT	3	11-Dec-18		13-Dec-18	
C1658	Courtroom 2B - Replace Mechanical Boxes	HP	4	14-Dec-18		19-Dec-18	
C1659	Courtroom 2B - Re-Term Electrical	VECA	3	18-Dec-18		20-Dec-18	
C1660	Courtroom 2B - Complete Cover Inspections	HCC	1	20-Dec-18		20-Dec-18	
C1661	Courtroom 2B - Re-Install Ceiling	AP	3	21-Dec-18		26-Dec-18	