
AKRON CENTRAL SCHOOL DISTRICT

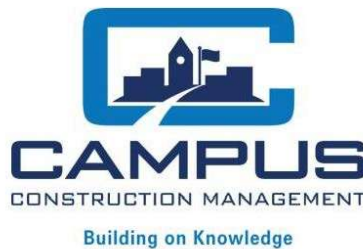
2023 CAPITAL IMPROVEMENT PROJECT



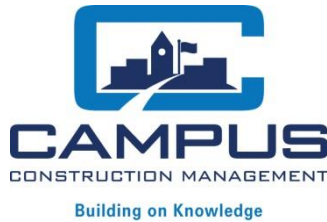
Monthly Construction Report #1

November 2024

Presented
by



6225 Sheridan Drive
Williamsville, NY 14221, Suite 100



December 6, 2024

Andrea Kersten
Superintendent of Schools
Akron Central School District
47 Bloomingdale Ave
Akron, NY 14001

**Re: Akron Central School District
Monthly Construction Report #1 – November 2024**

Dear Andrea Kersten,

Enclosed is our monthly report for the 2023 Capital Improvement Project, including information through November 30th, 2024. This progress report is for your review and records.

Within this report you will find detailed information related to Progress, Budget, and Project Information. If there are any questions or comments regarding this information, please do not hesitate to contact me to discuss. This progress report will be distributed monthly and provide periodic updates of the past month's progress and financial information.

As always, please advise if Campus Construction Management Group can be of any further assistance.

Sincerely,

Megan E. Sykes
Senior Project Manager
Campus Construction Management Group, Inc.

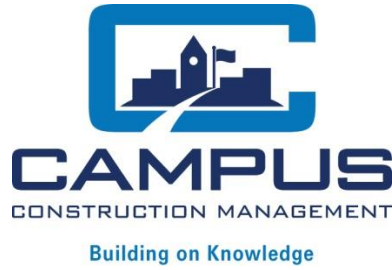
cc: Paul Kowalski, Mark Alexander, Akron CSD
Vaughn Maracle, Marc Graff, David Coley, Katrina Spring, Campus Construction Management Group, Inc.
Jason Benfante, Brady Morrison, CPL Architecture Engineers, and Landscape Architect, D.P.C.



Campus Construction Management Group Inc.
Building on Knowledge

6225 Sheridan Drive, Suite 100, Williamsville, NY 14221 • P: 716.239.4884 • F: 716.783.7571 • www.campuscmg.com





Akron CSD

2023 Capital Improvement Project

Monthly Construction Report

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Executive Summary

Section 1





Akron CSD
2023 Capital Improvement Project
Executive Summary
November 2024

Overview

Campus Construction Management Group (CCMG) is pleased to report on the progress taken part within the 2023 Capital Improvement Project.

Since NYSED approval of Phase I in August 2024, seven (7) Prime Contracts totaling \$12.18M were awarded through traditional bidding, state procurement pricing, and national procurement pricing avenues.

November 2024 brought an initial kick-off meeting with all Prime Contractors to discuss project requirements and timeline. Numerous start-up submissions including approved bonds, insurances, and safety information have been cultivated and tracked to allow for Contractor mobilization.

Throughout the month, temporary construction measures were implemented at the Bus Garage, including temporary parking for buses and district staff, temporary fencing for the construction staging area, removal of existing overhead power lines, and temporary power for the site is being connected. Site demo, excavation, and subbase stone commenced for the new Addition foundations.

Additionally, several onsite coordination meetings have been held with Prime Contractors for refinement of the schedule and understanding of the scope of work.

Phase I:

Transportation Facility

The General Trades Contractor mobilized and installed site safety and logistics provisions to allow for construction of the new Addition. Temporary parking spaces were provided for relocated buses and District staff vehicles using pavement striping and select stoned areas. Pedestal mount chain link fencing was installed around the site staging and construction area. The General Trades Contractor removed existing asphalt pavement at the Addition footprint and started excavation and

subbase stone for concrete foundations. The Electrical Contractor by way of the Village of Akron Electric removed existing overhead primaries in conflict with the new Addition and in preparation for connection of temporary power services.

K-12 Main Building

During November, Contractors were busy preparing for upcoming work within the Main Building. To facilitate this, a walkthrough was conducted with the General Trades Contractor and their Demolition Subcontractor to review areas of work that can potentially be completed during school breaks. The CCMG team will continue to coordinate with all trades and the District to ensure that any work proposed to be completed during the upcoming break schedule and second shift has no impact on District activities.

Construction Project Schedule

In *Section 3* of this report, please find the Project Schedule.

The project schedule is representative of a detailed schedule that provides a description of overall activities and their duration of construction. With contracts now awarded to Prime Contractors for Phase I, Contractor feedback regarding the sequence and duration of construction activities has been collected and is being integrated into a detailed construction schedule for Phase I. Once the detailed construction schedule is refined, it will be distributed to all Contractors for feedback and buy-in.

The overall project schedule for the 2023 Capital Improvement Project was developed with the OACM Team, based on District priorities and program needs. CCMG will continue to work with the District Administration to understand evolving department needs, manage overall schedule, and report on the current construction progress.

Budget Summary

In *Section 4* of this report, please find the Project Budget Summary. The overall project budget summary reports that the project is on budget. Highlights to this include:

1. Incidental Budget for the project is \$4,971,606.
2. Total Construction Contingency (all phases) is \$1,626,226.
3. Total Phase I Change Orders Executed is \$0.
4. Total Phase I Change Orders Pending is \$0.
5. Total Phase I Allowances Used is \$0.
6. Total Phase I Allowances Available is \$15,000.
7. Total Construction Contingency (all phases) remaining is \$1,626,226.

Of the \$1,626,226 budgeted for the Construction Contingency, to date one (1) Field Order has been generated which have turned into zero (0) Change Orders.

In the Field Order log, the project team is tracking current issues and allocated estimate dollar values for potentially added construction work, as captured under Change Orders Pending. Once a change order is processed for signing, the final cost associated with it will total under Change Orders Executed. Please reference the Field Order log for more information on current issues.

Additional Comments

We will continue to facilitate all communications, including project meetings, so that all project team members are aware of the progress of the project.



Contractor Status

Section 2





**Akron Central School District
2023 Capital Improvement Project**

CONTRACTOR STATUS REPORT

November 2024

Phase I:

Contract #101 Transit Construction Services Corporation (*General Trades*)

Transportation Facility Addition

- Temporary staff and bus parking provisions are complete.
- Temporary construction fencing around site staging area is complete.
- Removal of existing asphalt pavement for Addition footprint complete.
- Excavation and subbase stone for Addition foundations are in progress.

Contract #102 Numarco, Inc. (*Plumbing*)

Transportation Facility Addition

- Upcoming underslab work is scheduled to begin in January 2025.

Contract #103 Mollenberg-Betz, Inc. (*Mechanical*)

Transportation Facility Addition

- Upcoming underslab work is scheduled to begin in January 2025.

Contract #104 Goodwin Electric Corporation (*Electrical*)

Transportation Facility Addition

- Removal of existing overhead primaries servicing the Athletic Field is complete.

Contract #105 Syracuse Scenery & Stage Lighting Co., Inc. (*Theatrical*)

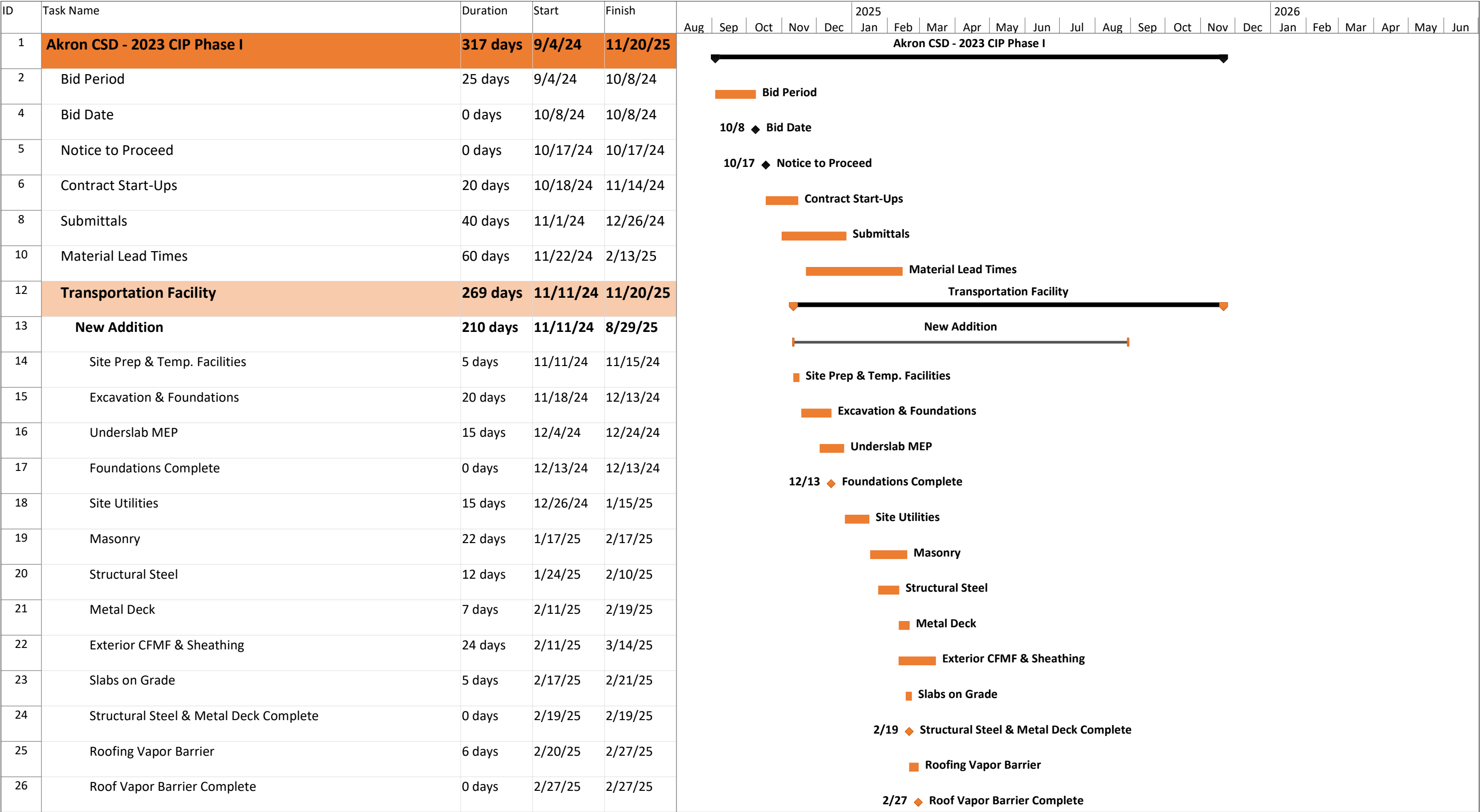
High School

- Upcoming work is scheduled to begin in June 2025.

Project Schedule

Section 3







ID	Task Name	Duration	Start	Finish							2025												2026									
					Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun					
152	Wall Tile & Expansion (Alternate) - April Break	5 days	4/14/25	4/18/25	<div><div></div> Wall Tile & Expansion (Alternate) - April Break</div>																											
153	Demo Damaged Wall Tile	2 days	4/14/25	4/15/25	<div><div></div> Demo Damaged Wall Tile</div>																											
154	New Wall Tile	3 days	4/15/25	4/17/25	<div><div></div> New Wall Tile</div>																											
155	Expansion Joints	2 days	4/17/25	4/18/25	<div><div></div> Expansion Joints</div>																											
156	PoolPak Unit	30 days	6/30/25	8/8/25	<div><div></div> PoolPak Unit</div>																											
157	Demo	6 days	6/30/25	7/7/25	<div><div></div> Demo</div>																											
158	ME Roughs	6 days	7/8/25	7/15/25	<div><div></div> ME Roughs</div>																											
159	Clean Ductwork System	3 days	7/16/25	7/18/25	<div><div></div> Clean Ductwork System</div>																											
160	New PoolPak Unit	10 days	7/21/25	8/1/25	<div><div></div> New PoolPak Unit</div>																											
161	Start-Up	5 days	8/4/25	8/8/25	<div><div></div> Start-Up</div>																											
162	Main Entrance Doors - April Break	5 days	4/14/25	4/18/25	<div><div></div> Main Entrance Doors - April Break</div>																											
163	Demo	1 day	4/14/25	4/14/25	<div><div></div> Demo</div>																											
164	Exterior Doors	5 days	4/14/25	4/18/25	<div><div></div> Exterior Doors</div>																											
165	Vestibule Glass Safety Film	2 days	4/17/25	4/18/25	<div><div></div> Vestibule Glass Safety Film</div>																											
166	"H" Wing	45 days	6/30/25	8/29/25	<div><div></div> "H" Wing</div>																											
167	1st Floor "H" Wing	45 days	6/30/25	8/29/25	<div><div></div> 1st Floor "H" Wing</div>																											
168	Abatement	10 days	6/30/25	7/11/25	<div><div></div> Abatement</div>																											
169	Clean Demo	6 days	7/14/25	7/21/25	<div><div></div> Clean Demo</div>																											
170	ME Roughs	5 days	7/16/25	7/22/25	<div><div></div> ME Roughs</div>																											
171	Paint	10 days	7/16/25	7/29/25	<div><div></div> Paint</div>																											
172	Wall Tile	8 days	7/22/25	7/31/25	<div><div></div> Wall Tile</div>																											
173	Ceiling Grid	5 days	7/28/25	8/1/25	<div><div></div> Ceiling Grid</div>																											

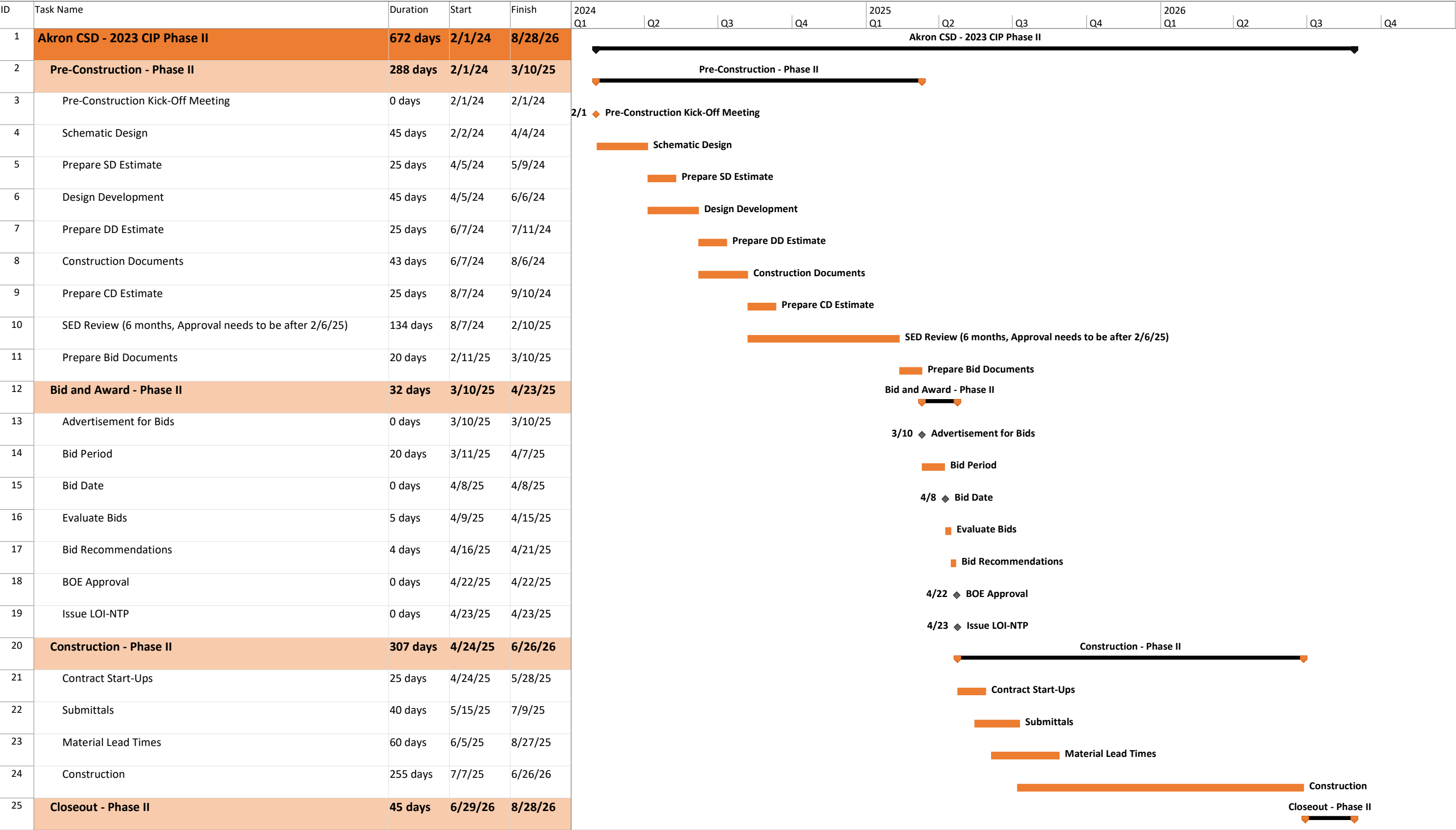


ID	Task Name	Duration	Start	Finish													2025												2026											
					Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun													
174	LVT Flooring	15 days	7/30/25	8/19/25	<div><div></div><div>LVT Flooring</div></div>																																			
175	Stair Treads & Handrails	8 days	7/30/25	8/8/25	<div><div></div><div>Stair Treads & Handrails</div></div>																																			
176	Vestibule Floor Tile	4 days	8/1/25	8/6/25	<div><div></div><div>Vestibule Floor Tile</div></div>																																			
177	Display Cases	3 days	8/1/25	8/5/25	<div><div></div><div>Display Cases</div></div>																																			
178	Digital Wall Graphics	3 days	8/5/25	8/7/25	<div><div></div><div>Digital Wall Graphics</div></div>																																			
179	Exterior Doors	5 days	8/7/25	8/13/25	<div><div></div><div>Exterior Doors</div></div>																																			
180	ME Finishes	8 days	8/14/25	8/25/25	<div><div></div><div>ME Finishes</div></div>																																			
181	Interior Doors	4 days	8/18/25	8/21/25	<div><div></div><div>Interior Doors</div></div>																																			
182	Drop Ceiling Tile	2 days	8/26/25	8/27/25	<div><div></div><div>Drop Ceiling Tile</div></div>																																			
183	Final Clean	2 days	8/28/25	8/29/25	<div><div></div><div>Final Clean</div></div>																																			
184	Auditorium	70 days	6/30/25	10/3/25	<div><div></div><div>Auditorium</div></div>																																			
185	Base Bid Work	45 days	6/30/25	8/29/25	<div><div></div><div>Base Bid Work</div></div>																																			
186	Curtain & Rigging Protection	1 day	6/30/25	6/30/25	<div><div></div><div>Curtain & Rigging Protection</div></div>																																			
187	Demo	7 days	6/30/25	7/8/25	<div><div></div><div>Demo</div></div>																																			
188	Electrical Roughs	12 days	7/9/25	7/24/25	<div><div></div><div>Electrical Roughs</div></div>																																			
189	Sound Booth Openings	5 days	7/11/25	7/17/25	<div><div></div><div>Sound Booth Openings</div></div>																																			
190	Stage Marker Strip Lighting	5 days	7/25/25	7/31/25	<div><div></div><div>Stage Marker Strip Lighting</div></div>																																			
191	Aisle Lighting	8 days	7/25/25	8/5/25	<div><div></div><div>Aisle Lighting</div></div>																																			
192	Counterbalance Placement	2 days	8/1/25	8/4/25	<div><div></div><div>Counterbalance Placement</div></div>																																			
193	Stage Overhead Lighting	8 days	8/5/25	8/14/25	<div><div></div><div>Stage Overhead Lighting</div></div>																																			
194	Tormentor & Side Wall Lighting	4 days	8/6/25	8/11/25	<div><div></div><div>Tormentor & Side Wall Lighting</div></div>																																			
195	Floor Patching	5 days	8/6/25	8/12/25	<div><div></div><div>Floor Patching</div></div>																																			



ID	Task Name	Duration	Start	Finish													2025						2026									
					Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun					
196	House Lighting	8 days	8/6/25	8/15/25	<div><div></div>House Lighting</div>																											
197	Rack Terminations & Programming	6 days	8/12/25	8/19/25	<div><div></div>Rack Terminations & Programming</div>																											
198	Stage Masonite Flooring	6 days	8/20/25	8/27/25	<div><div></div>Stage Masonite Flooring</div>																											
199	New Cyclorama Curtain	2 days	8/28/25	8/29/25	<div><div></div>New Cyclorama Curtain</div>																											
200	LED Fixtures & Audio System (Alternates) - Fall '25	24 days	9/2/25	10/3/25	<div><div></div>LED Fixtures & Audio System (Alternates) - Fall '25</div>																											
201	Electrical Roughs	10 days	9/2/25	9/15/25	<div><div></div>Electrical Roughs</div>																											
202	Catwalk LED Lighting	8 days	9/16/25	9/25/25	<div><div></div>Catwalk LED Lighting</div>																											
203	Sound Equipment	6 days	9/19/25	9/26/25	<div><div></div>Sound Equipment</div>																											
204	Rack Terminations & Programming	5 days	9/29/25	10/3/25	<div><div></div>Rack Terminations & Programming</div>																											
205	Gymnasium #2	45 days	6/30/25	8/29/25	<div><div></div>Gymnasium #2</div>																											
206	Abatement	5 days	6/30/25	7/4/25	<div><div></div>Abatement</div>																											
207	Clean Demo	5 days	7/7/25	7/11/25	<div><div></div>Clean Demo</div>																											
208	Steel	3 days	7/14/25	7/16/25	<div><div></div>Steel</div>																											
209	Electrical Roughs	5 days	7/14/25	7/18/25	<div><div></div>Electrical Roughs</div>																											
210	Paint	2 days	7/21/25	7/22/25	<div><div></div>Paint</div>																											
211	Batting Cage	2 days	7/23/25	7/24/25	<div><div></div>Batting Cage</div>																											
212	Lighting (Alternate)	8 days	7/23/25	8/1/25	<div><div></div>Lighting (Alternate)</div>																											
213	Curtain Dividers	4 days	7/25/25	7/30/25	<div><div></div>Curtain Dividers</div>																											
214	Athletic Sheet Flooring	7 days	8/4/25	8/12/25	<div><div></div>Athletic Sheet Flooring</div>																											
215	Refinish Wood Floor	15 days	8/4/25	8/22/25	<div><div></div>Refinish Wood Floor</div>																											
216	Doors	2 days	8/25/25	8/26/25	<div><div></div>Doors</div>																											
217	New Wall Pads	5 days	8/25/25	8/29/25	<div><div></div>New Wall Pads</div>																											



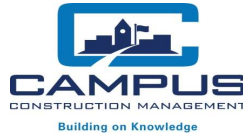




Budget Summary

Section 4





Project Budget Summary

2023 Capital Improvement Project

December 6, 2024

Akron Central School District

Referendum Authorization	\$ 29,829,634
Incidental Budget	\$ 4,971,606
Construction Contracts	
<u>Phase I</u>	\$ 12,258,412
Contract #101 - General Trades [Transit Construction Services]	\$ 5,381,000
Contract #102 - Plumbing [Numarco]	\$ 531,900
Contract #103 - Mechanical [Mollenberg-Betz]	\$ 2,720,700
Contract #104 - Electrical [Goodwin Electric]	\$ 1,721,000
Contract #105 - Theatrical [Syracuse Scenery & Stage Lighting]	\$ 662,830
Contract #106 - P/A Security [Stark Tech - Co-Op]	\$ 898,700
Contract #107 - Vehicle Lifts [Vehicle Service Group - Co-Op]	\$ 265,470
Contract #109 - Signage <i>(to be awarded)</i> [Takeform]	\$ 76,812
<u>Phase II</u>	\$ 10,973,390
Total Construction Dollars (All Phases)	\$ 23,231,802
Balance	\$ 1,626,226
Total Phase I Construction Contingency	\$ 858,089
Total Phase I Change Orders Executed	\$ -
Total Phase I Change Orders Pending	\$ -
Total Phase I Construction Contingency Remaining	\$ 858,089
Total Phase I Allowances Available	\$ 15,000
Total Phase I Allowances Used	\$ -
Total Phase I Allowances Remaining	\$ 15,000
Total Phase II Construction Contingency	\$ 768,137
Total Phase II Change Orders Executed	\$ -
Total Phase II Change Orders Pending	\$ -
Total Phase II Construction Contingency Remaining	\$ 768,137
Total Phase II Allowances Available	TBD
Total Phase II Allowances Used	\$ -
Total Phase II Allowances Remaining	\$ -

1. Incidentals are budgeted costs for all soft costs within the project: A/E, CM, Surveying, Testing, Legal, Finance, FF&E, etc.
2. Change orders executed includes cost of all change orders currently written and in process of execution

Akron CSD - 2023 Capital Improvement Project

PRIME CONTRACTS SUMMARY



December 6, 2024

CONTRACTOR - PHASE I	ORIGINAL CONTRACT	EXECUTED CHANGE ORDERS	ADJUSTED CONTRACT	REQ TO DATE	% PAID
Contract #101 - General Trades <i>Transit Construction Services Corporation</i>	\$5,381,000	\$0	\$5,381,000	\$0	0.00%
Contract #102 - Plumbing <i>Numarco, Inc.</i>	\$531,900	\$0	\$531,900	\$0	0.00%
Contract #103 - Mechanical <i>Mollenberg-Betz, Inc.</i>	\$2,720,700	\$0	\$2,720,700	\$0	0.00%
Contract #104 - Electrical <i>Goodwin Electric Corporation</i>	\$1,721,000	\$0	\$1,721,000	\$0	0.00%
Contract #105 - Theatrical <i>Syracuse Scenery & Stage Lighting Co., Inc.</i>	\$662,830	\$0	\$662,830	\$0	0.00%
Contract #106 - P/A & Security <i>Stark Tech</i>	\$898,700	\$0	\$898,700	\$0	0.00%
Contract #107 - Vehicle Lifts <i>Vehicle Service Group, LLC</i>	\$265,470	\$0	\$265,470	\$0	0.00%
Contract #109 - Signage <i>Takeform</i>	(ESTIMATE) \$76,812	\$0	\$76,812	\$0	0.00%
Totals Phase I Contracts	12,258,412	\$0	\$12,258,412	\$0	0.00%

Akron CSD - 2023 Capital Improvement Project



PHASE I FIELD ORDER LOG

Updated: December 6, 2024

FO #	Date	Building	Description	Contractor	Estimate Amount	CO / Allowance #	CO Amount	Allowance Drawdown	Open/Close
1	11/26/24	BG	Steel & Masonry Revisions Around 2nd Fl. Offices	Transit Construction					
2									
3									
4									
5									
6									
7									
8									
9									
10									
11									
12									
13									
14									
15									
16									
17									
18									
19									
20									
21									
22									
23									
24									
25									
				TOTAL	\$0		\$0	\$0	



AKRON CENTRAL SCHOOL DISTRICT
2023 CAPITAL IMPROVEMENT PROJECT
CHANGE ORDER LOG
PHASE I



December 6, 2024

Contract #101 - General Trades - Transit Construction Services Corporation								
DATE	CO #	FO #	BUILDING	DESCRIPTION	Amount	General Status	SED Status	Month Billed
				Total	\$0			

Contract #102 - Plumbing - Numarco, Inc.								
DATE	CO #	FO #	BUILDING	DESCRIPTION	Amount	General Status	SED Status	Month Billed
				Total	\$0			

Contract #103 - Mechanical - Mollenberg-Betz, Inc.								
DATE	CO #	FO #	BUILDING	DESCRIPTION	Amount	General Status	SED Status	Month Billed
				Total	\$0			

Contract #104 - Electrical - Goodwin Electric Corporation

DATE	CO #	FO #	BUILDING	DESCRIPTION	Amount	General Status	SED Status	Month Billed
				Total	\$0			

Contract #105 - Theatrical - Syracuse Scenery & Stage Lighting Co., Inc.

DATE	CO #	FO #	BUILDING	DESCRIPTION	Amount	General Status	SED Status	Month Billed
				Total	\$0			

Contract #106 - P/A & Security - Stark Tech

DATE	CO #	FO #	BUILDING	DESCRIPTION	Amount	General Status	SED Status	Month Billed
				Total	\$0			

Contract #107 - Vehicle Lifts - Vehicle Service Group, LLC

DATE	CO #	FO #	BUILDING	DESCRIPTION	Amount	General Status	SED Status	Month Billed
				Total	\$0			

Contract #109 - Signage - Takeform								
DATE	CO #	FO #	BUILDING	DESCRIPTION	Amount	General Status	SED Status	Month Billed
				Total	\$0			

PHASE I - TOTAL EXECUTED CHANGE ORDERS \$0



Akron Central School District
2023 Capital Improvement Project
Allowance Draw Down Log - Phase I
December 6, 2024



Contract #104 - Electrical - Goodwin Electric Corporation

Electrical Allowances:	Total Allowance	FO #	Building	Description	Amount	Balance
Allowance No. 104-01: Utility Work	\$15,000					
Total Electrical Allowances	\$15,000				-	\$15,000
PHASE I - TOTAL ALLOWANCES	\$ 15,000				\$ -	\$ 15,000
					(total allowance used)	(balance remaining)



Progress Photos

Section 5





Transportation Facility Temporary Parking Complete





Transportation Facility Site Safety and Logistics Complete





Transportation Facility Addition Asphalt Removal Complete





Transportation Facility Addition Excavation & Foundation Subbase In Progress



Project Safety

Section 6





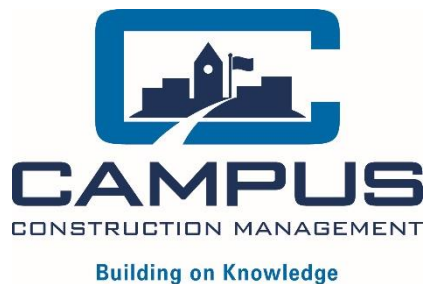
Akron Central School District

Monthly Safety Report

November 2024

		THIS MONTH			TOTAL PROJECT		
CONTRACT	CONTRACTOR	Reported Accidents	Lost Time Accidents	LOST TIME Days	Reported Accidents	Lost Time Accidents	LOST TIME Days
101 - General Trades	Transit Construction Services	0	0	0	0	0	0
102 - Plumbing	Numarco	0	0	0	0	0	0
103 - Mechanical	Mollenberg-Betz	0	0	0	0	0	0
104 - Electrical	Goodwin Electric	0	0	0	0	0	0
105 - Theatrical	Syracuse Scenery & Stage Lighting	0	0	0	0	0	0
TOTALS		0	0	0	0	0	0

Akron Central School District 2023 Capital Improvement Project



Campus Construction Management Group, Inc.
6225 Sheridan Drive
Suite 100
Williamsville, NY 14221