



FIELD OBSERVATION REPORT

2018.02

■ TO:	Kenton County Board of Education 1055 Eaton Drive Ft. Wright, KY 41017	■ DATE:	2018.02.20
ATTENTION:	Mr. Rob Haney		
■ FROM:	Mark Perry mperry@pca-arch.com 1881 Dixie Highway, Suite 130 Fort Wright, KY 41011 V: 859.431.8612 • F: 859.431.8611	■ PROJECT:	Kenton County School District Ft. Wright Elementary
COPIES TO:	Mr. Danny Mann	PROJECT NO.:	2014-112

■ WE TRANSMIT THE ATTACHED ITEMS VIA: EMAIL**PURPOSE**

- ☐ For your use
- ☐ As requested
- ☐ For review and comment
- ☐ For information
- ☒ For record
- ☐ For approval
- ☐

DISPOSITION

- ☐ No exceptions noted
- ☐ Exceptions noted,
Revise as indicated.
- ☐ REJECTED:
REVISE AND RESUBMIT
- ☐

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Division 04: Masonry

04.01: 2018.01.30 – Masons were wrapping up masonry work at the central restroom core.

04.02: 2018.02.15 – Masons were wrapping up exterior brick at the former main entrance. Interior ground face block had been washed and most had been sealed.

Division 07: Thermal and Moisture Protection

07.01: 2018.01.30 – Several areas of missing intumescent paint at spray foam fire proofing were observed and reported to Monarch for correction before the subcontractor leaves the site.

07.02: 2018.01.30 – Metal siding was being installed on exterior walls, starting at the south end of the new second floor. Corrections to Phase 1 fascia panels had also been completed.

07.03: 2018.01.30 – Monarch was advised to direct the metal siding installer to correct deficient tape at the exterior wall insulation as the tape serves as a key component of the exterior weather barrier.

07.04: 2018.02.13 – Metal siding installation had progressed to only the midpoint of the west 2nd floor wall. Delay caused by a lack of trim pieces in the correct color.

07.05: 2018.02.15 – Metal siding at the west elevation of the second floor was complete down to the temporary 2nd floor access cutout. The east elevation was half finished.

Division 08: Doors and Windows

08.01: 2018.02.15 – All but one first floor window and the lower level windows had been installed.

Division 09: Finishes

09.01: 2018.01.30 – Cold form metal framing for bulkheads at the new interior entry space was in place. Gypsum board finishing in the new admin area was progressing.



09.02: 2018.01.30 – Hollow metal door slabs were set up in several classrooms for painting, which appeared complete. Finish coats of paint were applied to some lower level, first floor, and second floor masonry walls.

09.03: 2018.01.30 – Several locations of exposed ICF foam needing gypsum board cover were identified and conveyed to Monarch for correction.

09.04: 2018.02.13 – First floor areas of exposed ICF needing gypsum board cover had been mostly addressed, though some areas and the second floor were still in need of cover. Monarch was so advised.

09.05: 2018.02.13 – Most classrooms had received ceiling grid.

09.06: 2018.02.15 – Finish paint was observed on some gypsum board walls in the admin area as well as the first floor corridor.

09.07: 2018.02.15 – Mosaic floor tile was observed in several first floor restrooms and was actively being installed at the second floor.

Division 20-28: MEP

20-28.01: 2018.02.13 – Light fixtures were being installed in classroom ceilings.

20-28.02: 2018.02.15 – Approximately 80% of 2nd floor ductwork had been installed. Heat pumps were being wired, though some units were identified as having problems with electrical junction box and conduit and were going to require re-work. The electrician had installed boxes and conduit such that some service panels could not be removed for heat pump servicing and maintenance. Monarch was advised to correct the problem units.

Division 32: Exterior Improvements

32.01: 2018.01.30 – While walking the perimeter to inspect Phase 1 metal fascia corrections, a missing gate at the loading dock was identified. This was conveyed to Monarch for correction.

CONSTRUCTION PHOTOS



2018.01.30 – Bulkhead framing at entry interior.



2018.01.30 – Drywall finish in admin area.



PCA ARCHITECTURE



2018.01.30 – Painted door slabs.



2018.01.30 – Spray insulation needing intumescent paint.



2018.01.30 – Mason working at first floor restroom.



2018.01.30 – Finish paint in lower level restroom.



2018.01.30 – New metal siding at former admin.



2018.01.30 – Metal installer working on base of wall flashing.



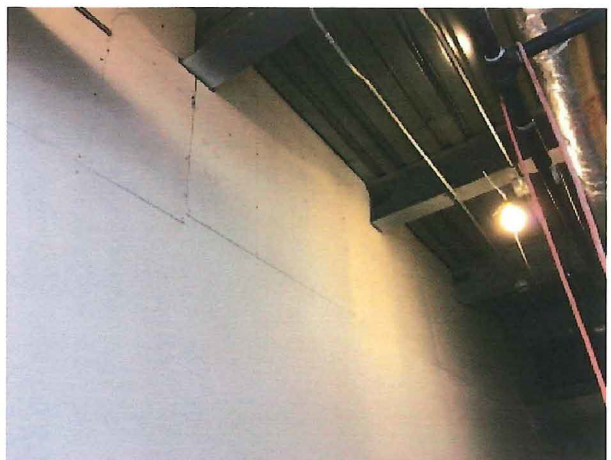
2018.01.30 – Example of taped joint needing correction.



2018.02.02 – South wall of 2nd floor addition.



2018.02.13 – Siding progress at west elevation.



2018.02.13 – Recently installed gypsum board at ICF.



2018.02.13 – Patches of ICF foam still exposed.



2018.02.13 – Looking towards display cases in entry lobby.



2018.02.13 – Light fixtures in a first floor classroom.



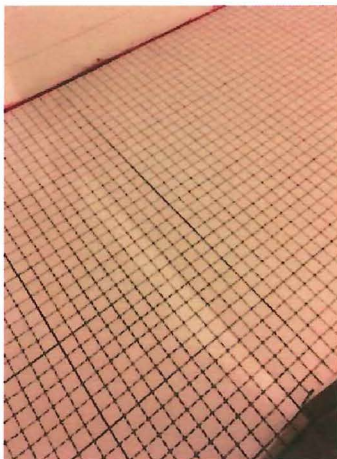
2018.02.15 – Metal wall panel at west elevation.



2018.02.15 – Looking towards former entry.



2018.02.15 – Finish paint in admin area.



2018.02.15 – Mosaic tile in a first floor staff restroom.



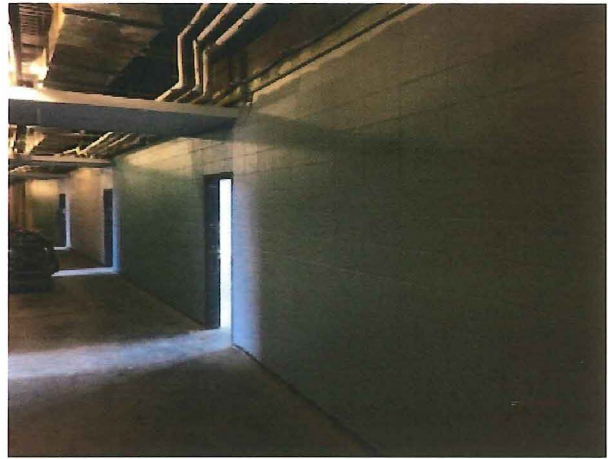
2018.02.15 – Crack isolation membrane in a first floor staff restroom.



PCA ARCHITECTURE



2018.02.15 – Finish paint at first floor hard ceiling.



2018.02.15 – Finish paint at original corridor wall.



2018.02.15 – New brick at former main entrance.



2018.02.15 – Mosaic tile at first floor restroom.



2018.02.15 – Mosaic tile grouting in progress at second floor restroom.



2018.02.15 – East elevation from NE corner.



PCA ARCHITECTURE

- ☐ Please acknowledge receipt of transmitted items.
- ☐ Return transmitted items to PCA ARCHITECTURE ^{PSC}.

END