

FIELD OBSERVATION REPORT
011-Piner
2022-July/August



■ **TO:** Mr. Rob Haney
Kenton County School District
1055 Eaton Drive
Ft. Wright, KY 41017

■ **DATE:** 2022.08.23

ATTENTION:

■ **FROM:** Ralph Cooper
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906 Monmouth Street
Newport, KY 41071

■ **PROJECT:** KCSD
Piner Elementary

COPIES TO: Ms. Carrie Hooten
Mr. Kevin Pfefferman
Mr. Mike Blau

PROJECT NO.: 2021-004

■ **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
- ☐

COPIES	DATE	DESCRIPTION	PAGES
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■ **REMARKS:**

Division 01: General Requirements

01.01: 2022.08.23 – Work has resumed on the second floor.

Division 02: Existing Conditions

02.01: 2022.08.02 – The old chiller pad and chain link fence enclosure has been removed.

02.02: 2022.08.02 – Preliminary cleaning is scheduled to start next week.

Division 03: Concrete

03.01: 2022.07.19 – The concrete work at the Pre-K playground and tyke track is now complete. The area still needs to be backfilled with top soil.

Division 04: Masonry

04.01: 2022.08.02 – Misc. patching of the masonry has been ongoing.

Division 05: Metals

05.01: 2022.XX.XX – No items noted.

Division 06: Woods and Plastics

06.01: 2022.07.26 – Wood blocking has been installed in the Faculty Lounge toilet room.

06.02: 2022.08.09 – Casework is being set in the classrooms and Nurse's office.

06.03: 2022.08.16 – Installation of the Admin Suite reception desk is in progress.

Division 07: Thermal and Moisture Protection

07.01: 2022.07.26 – The copings have been installed on the new addition roof. The scuppers and downspouts still need to be installed.

07.02: 2022.08.16 – The scuppers and downspouts have been installed.

Division 08: Doors and Windows

08.01: 2022.07.19 – The windows have been installed in the Faculty Lounge.

08.02: 2022.07.19 – The sill flashing that was omitted from the windows in the new addition has now been installed.

08.03: 2022.07.19 – Installation of the doors has started in the new addition.

08.04: 2022.08.09 – Glazing has been installed in the door sidelights. The new exterior doors have been glazed.

Division 09: Finishes

09.01: 2022.07.19 – Installation of the sound attenuation insulation and gypsum board has started in the Admin Suite. The reflective film has been removed from the upper sashes of the Admin Suite windows.

09.02: 2022.07.19 – The SRO Office and Faculty Lounge have been framed out.

09.03: 2022.07.19 – Installation of the ceiling grid has started in the classrooms in the existing building. S&Z is ready to start padding-out but needs the above ceiling electrical inspection before they can proceed.

09.04: 2022.07.19 – Termination of the ceilings at the existing windows was discussed. It was decided to turn the ceiling panels down at the new Mapes panel and cover them so that the panels are not visible from the interior.

09.05: 2022.07.19 – The VAT tile has been removed from the Kitchen Storage Room. There is a floor elevation difference throughout the space. The contractor was asked to provide a change order proposal for providing floor leveling where necessary.

09.06: 2022.07.19 – The kitchen floor has been epoxy coated.

09.07: 2022.07.19 – The first coat of paint has been placed in the existing classrooms. Various holes, brackets, screws, etc. were pointed out to the Contractor with instructions to remove the misc. items and patch the holes.

09.08: 2022.07.19 – Installation of the ceramic tile has started in the toilet room in the new addition.

09.09: 2022.07.19 – Installation of the FRP was in progress in the Kitchen.

09.10: 2022.07.26 – The ceramic tile has been installed on the wet wall in the Admin Suite.

09.11: 2022.07.26 – Majority of gypsum board has been installed in the Admin Suite and finishing is in progress.

09.12: 2022.07.26 – Painting continues through-out the first floor of the building.

09.13: 2022.07.26 – Installation of the ceiling grid continues throughout the first floor of the building.

09.14: 2022.07.26 – The contractor will laminate gypsum board to the north and west walls of the Custodial Office to cover up the rough areas resulting from removing the stage stairs.

09.15: 2022.08.02 – Installation of the ceiling grid has been completed in most areas. As soon as the above ceiling inspections are complete installation of the ceiling tiles will begin.

09.16: 2022.08.02 – Installation of the flooring tile in the new addition has been completed. Installation of the tile in the Nurse's office is in progress.

09.17: 2022.08.02 – Patching of the existing floor at the locations of the former floor mats was in progress.

09.18: 2022.08.02 – The epoxy flooring has been installed in the kitchen storage room.

09.19: 2022.08.02 – Finishing of the gypsum board in the SRO Office and Faculty Lounge was in progress.

09.20: 2022.08.09 – Painting continues throughout the facility.

09.21: 2022.08.09 – The ceiling grid has been installed in the corridors of the original building.

09.22: 2022.08.09 – The ceiling grid has been installed in the Faculty Lounge. Painting has also been started. Installation of the ceramic tile was in progress in the toilet room.

09.23: 2022.08.09 – The classroom ceilings in the new addition have been padded out. The remaining areas are ready to be padded out as soon as the above ceiling inspection is completed.

09.24: 2022.08.09 – The second coat of paint is being installed in many areas.

09.25: 2022.08.16 – The carpet and linoleum tile has been installed in the Admin Suite. The linoleum tile has been installed in the Media Center.

09.26: 2022.08.16 – Painting continues throughout the building.

09.27: 2022.08.16 – Installation of the ceiling tile continues throughout the building.

09.28: 2022.08.16 – The gypsum board bulkheads to conceal the new MEP items have been constructed in the Cafeteria.

09.29: 2022.08.16 – The ceiling tiles have been installed in the classrooms, corridors, and Admin Suite.

Division 10: Specialties

10.01: 2022.07.19 – Installation of the tack and marker boards has been started in the new addition.

10.02: 2022.07.19 – Installation of the folding partition panels was in progress.

10.03: 2022.07.26 – Installation of the tack and marker boards has been completed on the first floor of the existing building.

10.04: 2022.07.26 – Installation of the room identification signage was in progress.

10.05: 2022.07.26 – Installation of the folding partition has been completed.

10.06: 2022.08.09 – The toilet accessories have been installed in the toilet rooms.

10.07: 2022.08.09 – The lockers have been installed in the kitchen.

Division 11: Equipment

11.01: 2022.07.26 – Kitchen equipment is being set.

11.02: 2022.07.26 – The walk-in cooler has been set. A couple of panels for the freezer were not the correct size and new panels have been ordered.

11.03: 2022.08.03 – Installation of the kitchen equipment continues. Installation of the walk-in freezer is scheduled to start in a couple days.

11.04: 2022.08.09 – Installation of the kitchen equipment continues. The walk-in freezer has been installed.

Division 12: Furnishings

12.01: 2022.07.19 – Cubbies are scheduled to arrive July 29th.

Division 20-28: MEP

20-28.01: 2022.07.19 – MEP rough-ins are in progress in the SRO Office and Faculty Lounge.

20-28.02: 2022.07.19 – A potential clearance issue for the HVAC issues was identified in the new mechanical room adjacent the Faculty Lounge. The issue will be reviewed with the building inspector. If the inspector insists upon the required clearance then a portion of the wall in the SRO office will be shifted to provide the necessary clearance.

20-28.03: 2022.07.19 – The heat pump units are being set through-out the building.

20-28.04: 2022.07.19 – The electrical contractor notified everyone that the electrical panel for the Kitchen still has not shipped. He does not have a firm ship date. He is working on an alternative solution.

20-28.05: 2022.07.19 – It was decided that the new security panel will be located in the data room.

20-28.06: 2022.07.19 – The plumbing subcontractor stated there was no floor drain in the vicinity of the water heater and the new unit has a condensate drain that should be directed to a floor drain. CMTA agreed to review the condition after the project meeting.

20-28.07: 2022.07.19 – The roof top unit for the second floor of the existing building has been set.

20-28.08: 2022.07.26 – MEP rough-ins continue throughout the first floor area. Contractors are concentrating on making final connections to the equipment.

20-28.09: 2022.07.26 – Flushing of the exterior portion of the geothermal well field is in progress. Filling and flushing of the interior portion is scheduled for later this week.

20-28.10: 2022.07.26 – The electrician question whether a GFI outlet should be installed in the new sprinkler vault. CMTA indicated one is called out for on the drawings.

20-28.11: 2022.07.26 – Delivery issues with the electrical panels is still causing problems. Shipping dates for some of the panels still have not been provided by the equipment suppliers. The electrical subcontractor is working on alternative solutions to permit school to start.

20-28.12: 2022.08.02 – Installation of the MEP items continues throughout the first floor. The single biggest challenge is electrical power. Delivery dates for some of the electrical equipment still has not been established. The electrician is working on alternative solutions for providing power.

20-28.13: 2022.08.09 – Toilet fixtures have been set in the toilet rooms.

20-28.14: 2022.08.16 – Installation of the MEP items continues throughout the first floor. Excess materials have been moved to the second floor.

20-28: 15: 2022.08.23 – The first floor HVAC equipment and lighting is now operational.

Division 31: Earthwork

31.01: 2022.07.26 – Top soil has been brought on site to dress up the disturbed areas. Top soil will be spread when weather permits.

31.02: 2022.08.16 – The top soil has been spread throughout the site.

Division 32: Exterior Improvements

32.01: 2022.07.19 – Installation of the new vinyl coated fence around the waste water treatment plant has started.

32.02: 2022.07.19 – The existing WWTP is now offline. The new unit has temporary electric provided to it but the unit is not active at this point.

32.03: 2022.07.19 – The posts for the new fabric shade shelters have been set.

32.04: 2022.07.19 – The installation of the 3" water line and new fire line has been completed. The warning tape has been installed. The trench still needs to be backfilled. The inspection is scheduled for today.

32.05: 2022.08.02 – The site excavator was on-site to begin spreading up the topsoil and cleaning up the site. Installation of the playground equipment is scheduled to start.

32.06: 2022.08.09 – The topsoil has been spread over the well field and around the new Pre-K Playground.

32.07: 2022.08.09 – The playground equipment has been re-installed. The mulch for the playground is on site.

32.08: 2022.08.09 – The old waste water treatment plant has been infilled and capped. Workers were in the process of cleaning up the site around the new unit. The new unit is now functioning.

32.09: 2022.08.16 – The fencing around the Pre-K playground has been completed. The fencing around the waste water treatment plant has been completed.

32.10: 2022.08.16 – Mulching of the playground was in progress.

32.11: 2022.08.23 – The site has been seeded.

32.12: 2022.08.23 – The chainlink fencing has been installed around the playground and Pre-K playground.

Construction Photos

2022.07.19



Installation of sound attenuation insulation and gypsum board is in progress in the Admin Suite.



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Installation of sound attenuation insulation and gypsum board is in progress in the Admin Suite.



Installation of metal stud framing and MEP items is in progress in the SRO office and Faculty Lounge.



Installation of metal stud framing and MEP items is in progress in the SRO office and Faculty Lounge.



Windows have been installed in the Faculty Lounge.



View of the Cafeteria.



The sill flashing has been installed under the windows in the new addition.



Installation of the fence at the new waste water treatment plant is in progress.



The concrete work at the new Pre-K playground is complete.



Installation of the ceramic tile in the new toilet rooms is in progress.



Installation of the new tack and marker boards is in progress.



Installation of the ceiling grid continues throughout the building.



Installation of the folding partition panels is in progress.



Installation of the ceramic tile in the new toilet rooms is in progress.



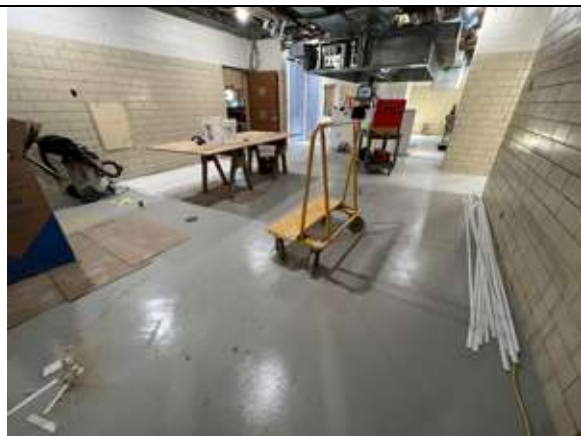
The heat pump units are being set throughout the building.



A view of the Media Center.



Installation of the ceiling grid continues throughout the building.



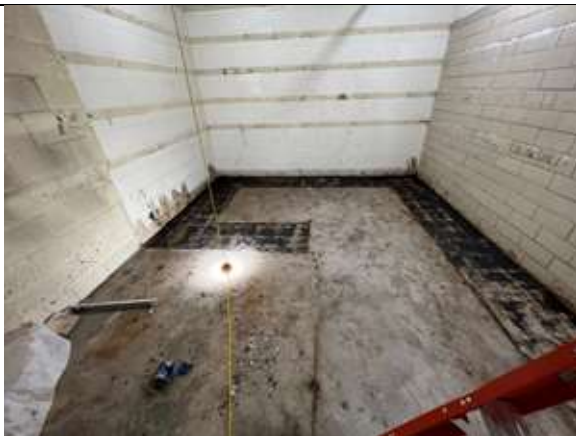
The epoxy floor has been installed in the Kitchen.



Installation of the FRP has started in the kitchen.



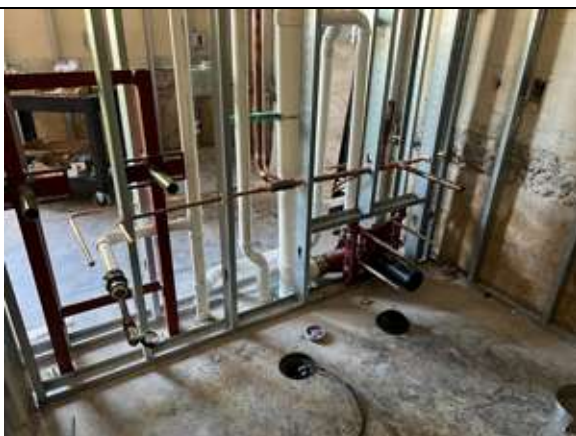
MEP rough-in work continues in some areas.



A view of the Kitchen Storage Room that will need some floor leveling work.



View of existing classroom.



MEP rough-ins at the toilet room in the new Faculty Lounge.



View of new mechanical room.



View of new water line and fire line – before trench backfill.



View of new water line and fire line – before trench backfill.

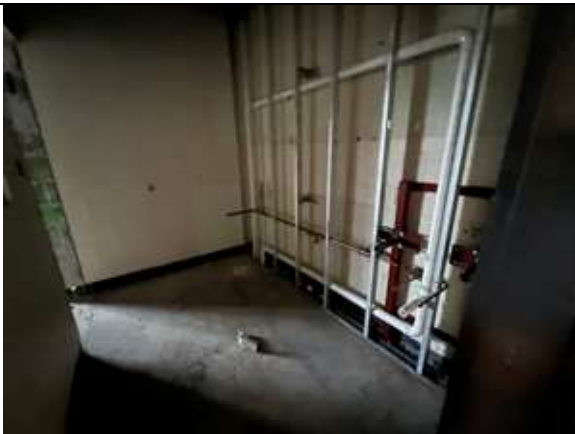
2022.07.26



The ceramic tile has been installed on the wet wall in the Admin Suite toilet room.



Work on the second floor has throttled back while the contractor's concentrate on the first floor.



The new staff toilet room on the second floor has been roughed in.



Insulation of the MEP ductwork continues throughout the building.



Gypsum board finishing is in progress in the Admin Suite.



Gypsum board finishing is in progress in the Admin Suite.



Gypsum board finishing is in progress in the Admin Suite.



Gypsum board finishing is in progress in the Admin Suite.



Gypsum board is being installed in the SRO office and Faculty Lounge.



Gypsum board is being installed in the SRO office and Faculty Lounge.



Installation of the kitchen equipment is in progress.



Installation of the kitchen equipment is in progress.



The walk-in cooler has been installed.



Marker and tack boards have been installed.



Marker and tack boards have been installed.



The copings have been installed on the roof. A couple areas need to be corrected and completed.



Installation of the doors has started in the new addition.



View at the connecting corridor between the existing building and new addition.



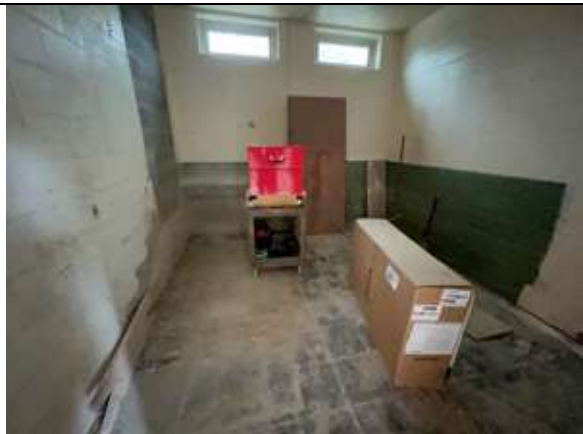
Installation of the folding partition has been completed.



View of the corridor leading to the Media Center.



A decorative panel has been installed over the insulated metal panels installed above the existing windows.



View of the Custodial Office after the stairs to the stage has been removed.



View of the Nurse's Office toilet room.



View in the existing mechanical room with installation of the new heat pumps in progress.

2022.08.03



The exterior walls have been patched where the foam insulation was installed.



The site contractor is on site to begin final grading.



The new classrooms are nearing completion. Flooring will be installed once the HVAC units are operational.



The ceramic tile flooring has been installed.



The new classrooms are nearing completion. Flooring will be installed once the HVAC units are operational.



Installation of the new doors has started.



A view down the new corridor.



Patching of the recessed areas for the former walkoff mats is in progress.



The existing classrooms are nearing completion. Flooring will be installed once the HVAC units are operational.



Installation of the kitchen equipment continues.



The epoxy floor has been installed in the Kitchen Storage Room.



Installation of the kitchen equipment continues.



The ceiling grid for the Cafeteria is nearly complete.



Gypsum board has been installed in the Custodial Office.



Finishing the gypsum board in the Faculty Lounge is in progress.



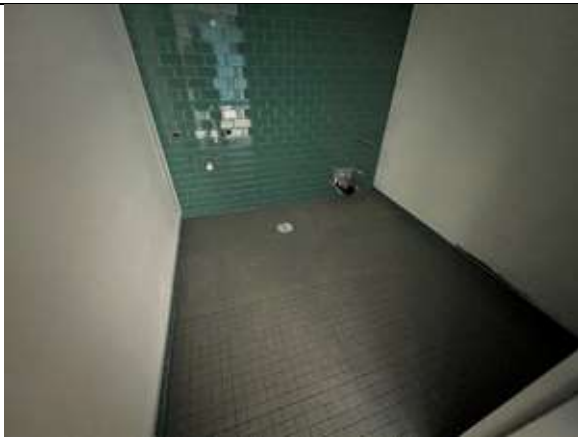
Finishing the gypsum board in the SRO Office is in progress.



The ceiling grid has been installed in the Admin Office.
Painting is in progress.



Installation of the ceramic tile in the Nurse's toilet room is in progress.



The ceramic tile installation in the Admin. Office toilet room has been completed.



The ceiling grid has been installed in the Admin Office.
Painting is in progress.



The former chiller pad and chain link fence enclosure has been removed.

2022.08.09



Finishing of the Admin Suite continues.



The toilet fixtures and toilet accessories have been installed.



Work in the original mechanical room continues.



The ceiling grid has been installed in the corridors of the original building.



Finishing of the Admin Suite continues.



Finishing of the Admin Suite continues. Casework has been installed in the Nurse's office.



The toilet fixtures and toilet accessories have been installed.



The ceiling grid has been completed in the Cafeteria.



A view inside the new SRO office.



Finishing out of the Faculty Lounge continues.



The lockers for the Kitchen staff have been installed.



Installation of the kitchen equipment continues.



The walk-in freezer has been installed.



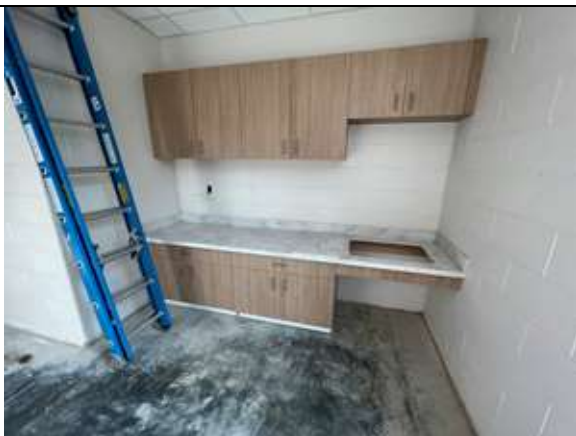
A view inside an existing classroom.



A view inside an existing classroom.



The new classroom ceilings have been padded out.



Casework has been installed in the new classrooms.



Toilet fixtures and the toilet accessories have been installed in the new toilet rooms.



A view inside the new Resource Rooms.



The casework has been installed in the new Art Room.



The Media Center has been padded out.



The work around the new waste water treatment is being finished.



Topsoil has been placed around the new Pre-K playground.



The existing playground equipment is being re-installed.

2022.08.16



Carpet has been installed in the Admin Suite.



Painting continues in the corridors.



Work continues in the mechanical room.



Linoleum flooring has been installed in the Nurses's office.



A view inside the Nurse's toilet room.



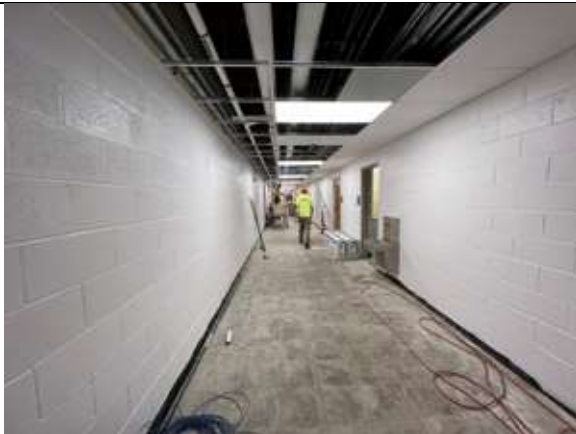
Installation of the casework is in progress in the Reception Area.



Finishing of the Teacher's Lounge is in progress.



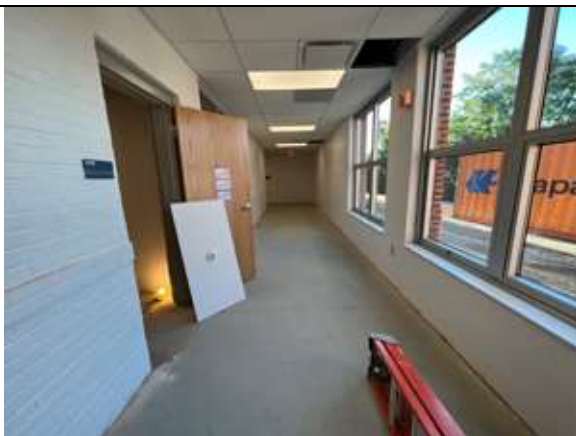
Ceiling tile has been installed in the Cafeteria.



Installation of the ceiling tile is in progress in the corridors.



Furniture is being placed in the classrooms.



A view in the new corridor in the addition.



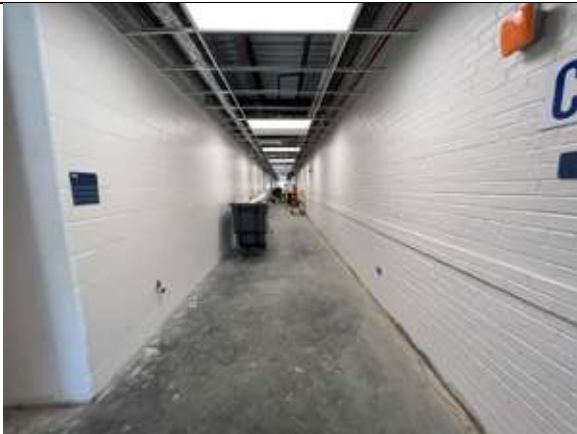
A view inside a new classroom.



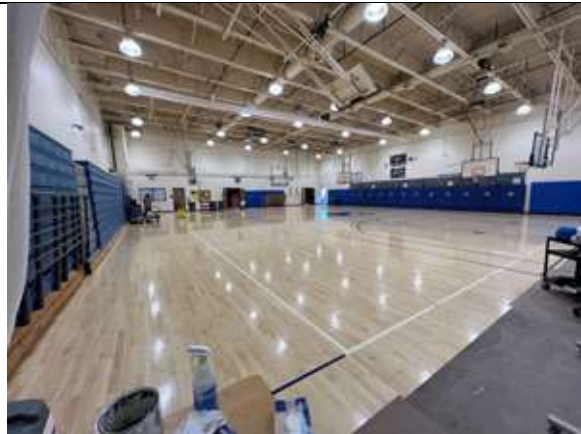
A view of the new toilet room in the pre-school classrooms.



A view inside a new classroom.



A view inside the new corridor in the addition.



A view inside the gym.



A new bulkhead has been constructed in the Cafeteria to conceal the new MEP items.



The waster water treatment plant fence has been installed.



Fencing around the Pre-K playground has been completed.



Fencing around the Pre-K playground has been completed.

2022.08.23



View of the second floor corridor.



View of the second floor corridor.



View of a second floor classroom.



View of a second floor classroom.



The electrical panel tub for the second floor has been set.



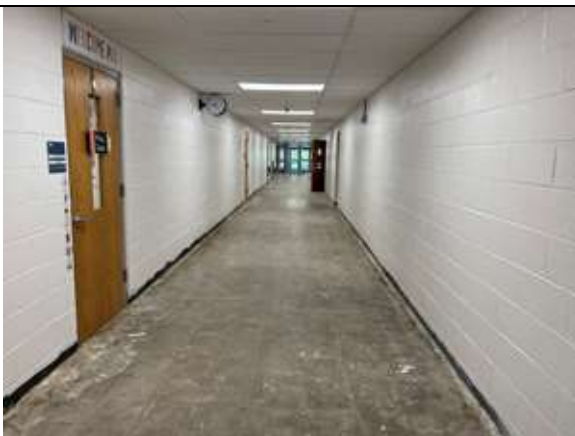
A view of the Cafeteria.



A view of the Cafeteria.



A view of the Faculty Lounge.



A view of the existing corridor.



A view of the blocked access to the second floor.



A view of a classroom.



A view of the new corridor.



A view of the new Resource Room.



A view of the playground with the new fencing installed.



A view of the fencing around the Pre-K

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

If enclosures are not as noted, please notify PCA ARCHITECTURE immediately.
FldRpt-011-2022-09

END