

FIELD OBSERVATION REPORT #10

2025-04 - New Board Office

■ TO:	Kenton County Board of Education 1055 Eaton Drive Ft. Wright, KY 41017	■ DATE:	2025.04.23
ATTENTION:	Mr. Kevin Pfefferman		
■ FROM:	Mark Perry mperry@embossdesign.com 906 Monmouth Street Newport, KY 41071 V: 859.431.8612 • D: 859.578.6013	■ PROJECT:	New Board Office KCSD BG#24-084
COPIES TO:	Mr. Matt Rigg; Mrs. Carrie Hooten, Mr. Brian Vanover	PROJECT NO.:	22-106

■ WE TRANSMIT THE ATTACHED ITEMS VIA: **eComm**

PURPOSE	<input checked="" type="checkbox"/> For your use	DISPOSITION	<input type="checkbox"/> No exceptions noted
	<input type="checkbox"/> As requested		<input type="checkbox"/> Exceptions noted, Revise as indicated.
	<input type="checkbox"/> For review and comment		<input type="checkbox"/> REJECTED: REVISE AND RESUBMIT
	<input type="checkbox"/> For information		
	<input checked="" type="checkbox"/> For record		
	<input type="checkbox"/> For approval		
	<input type="checkbox"/>		

COPIES	DATE	DESCRIPTION	PAGES
1	2025-04	Field Observation Report	11

Division 01: General Requirements

01.01: 2025.04.08 – The mockup panel was reviewed in advance of geothermal well field borings beginning.
01.02: 2025.04.23 – A total of five of the budgeted twenty inclement weather days beyond the normally anticipated weather days had been claimed and granted as of this date.

Division 03: Concrete

03.01: 2025.04.01 – The monumental stair had been poured as had the small area of the second floor north of the operable partition pocket.
03.02: 2025.04.01 – Numerous housekeeping pads had been poured.

Division 04: Masonry

04.01: 2025.04.01 – Brick veneer in Area B appeared complete. It was reported the transformer screen wall height had been extended to the proper elevation above grade. A crew was actively working at Stair #2.
04.02: 2025.04.15 – Brick veneer was nearly complete on the east elevation.

Division 05: Metals

05.01: 2025.04.01 – Exterior CFMF was 90% complete at the entry bump-out / sawtooth. Fascia / parapet framing was approaching completion.
05.02: 2025.04.01 – Extension of the operable partition carrying beam had been completed.
05.03: 2025.04.09 – Exterior CFMF was nearing completion at the west wall of the board room.
05.04: 2025.04.15 – Exterior CFMF was complete on the west elevation and was nearing completion at the south wall of the board room.

Division 06: Woods and Plastics

06.01: 2025.04.01 – Exterior sheathing had been applied to the south wall, third floor.

If enclosures are not as noted, please notify Emboss Design immediately.

2025-04-rpt-10-New Board Office

06.02: 2025.04.09 – Roof blocking and parapet sheathing was progressing on Area A low roofs. Exterior sheathing had been applied to the west wall, third floor.

06.03: 2025.04.15 – Exterior sheathing had been completed at the west wall of the board room and was 50% complete at the south wall.

Division 07: Thermal and Moisture Protection

07.01: 2025.04.01 – Roofing over the third floor was reported complete.

07.02: 2025.04.09 – A meeting was conducted on-site to review insulation challenges and thermal bridging concerns. Several air barrier installation issues were identified and discussed.

07.03: 2025.04.09 – Roofing materials were staged on low Area A roofs.

07.04: 2025.04.15 – Air barrier had been applied to the west wall of the board room. Several deficiencies previously identified had been corrected.

07.05: 2025.04.15 – MCM panels had been installed at the base of the west wall of the board room.

07.06: 2025.04.15 – Roofers were active at both patios and the adjacent low roof on the second floor.

Division 08: Doors and Windows

08.01: 2025.04.01 – Installation of storefront window track had begun in Area B, third floor.

08.02: 2025.04.09 – Storefront ribbon window framing was active at the third floor east wall.

Division 09: Finishes

09.01: 2025.04.01 – Interior CFMF appeared complete on all floors outside of planter boxes at the monumental stair and what little is to be done at the dais / board room area.

09.02: 2025.04.09 – The planter walls at the monumental stair had been rough framed.

Division 10: Specialties

10.01: 2025.04.15 – Outriggers for the exterior grilles and screens had been installed at most west elevation locations.

Division 20-28: MEP

20-28.01: 2025.04.01 – Roof drains had been set at the roof patios.

20-28.02: 2025.04.01 – Numerous fire alarm conduit runs had been installed.

20-28.03: 2025.04.01 – Plumbing rough-in was progressing at the third floor.

20-28.04: 2025.04.01 – The north end of the site had been largely cleared of staged construction materials in preparation for starting the geothermal well field.

20-28.05: 2025.04.09 – The geothermal drilling rig was on-site and being relocated.

20-28.06: 2025.04.15 – Cable tray had been delivered. It was reported the first and second floors had passed electrical inwall rough-in inspection.

20-28.07: 2025.04.15 – Several pumps and a tank were staged in Mechanical #119. VAVs had been staged in various locations.

20-28.08: 2025.04.15 – The geothermal drilling rig was active at the northeast corner of the site.

20-28.09: 2025.04.15 – Wire pulls had begun at the second floor.

CONSTRUCTION PHOTOS



2025.04.01 – Exterior from west



2025.04.01 – Exterior from west



2025.04.01 – Board room looking north



2025.04.01 – East exterior of board room, catering kitchen



2025.04.01 – Housekeeping pad in MEP #119



2025.04.01 – Monumental stair



2025.04.01 – East exterior wall, north end



2025.04.01 – Second floor, east corridor



2025.04.01 – Second floor, west corridor



2025.04.01 – Production studio #223



2025.04.01 – Monumental stair from second floor



2025.04.01 – Monumental stair from second floor



2025.04.01 – Slab pour north of operable partition pocket



2025.04.01 – Roof drains at second floor patio



2025.04.01 – Third floor, south end



2025.04.01 – Housekeeping pad in Mech #354



2025.04.01 – Men #352 and Women #353



2025.04.01 – Third floor, east corridor



2025.04.01 – North end of site from third floor



2025.04.01 – North end of site from third floor



2025.04.01 – Exterior, north wall



2025.04.01 – Exterior, west wall



2025.04.08 – Mock-up panel



2025.04.09 – Missing liquid flashing at a first floor sill



2025.04.09 – Window installation Huddle #356



2025.04.09 – Office #351



2025.04.09 – Office #339



2025.04.09 – Board room roof



2025.04.09 – Board room roof



2025.04.09 – Monumental stair



2025.04.09 – Exterior from southwest



2025.04.15 – Exterior from southwest



2025.04.15 – Exterior from west



2025.04.15 – Exterior from west



2025.04.15 – Board room looking south



2025.04.15 – Generator screen wall



2025.04.15 – Board room looking west



2025.04.15 – Exterior looking northwest



2025.04.15 – MEP #119



2025.04.15 – East exterior wall, from south



2025.04.15 – West exterior wall, from north



2025.04.15 – Outriggers on west wall



2025.04.15 – Air barrier repair at opening #121



2025.04.15 – Second floor east corridor, looking south



2025.04.15 – Second floor west corridor, looking south



2025.04.15 – Northeast corner of site



2025.04.15 – Electric #215A



2025.04.15 – Second floor patio



2025.04.15 – Roof adjacent to second floor patio



2025.04.15 – Third floor patio



2025.04.15 – Third floor patio



2025.04.15 – Looking towards Breakroom #305 from south

- ☐ Please acknowledge receipt of transmitted items.
- ☐ Return transmitted items to eMBOSS Design ^{PSC}.

END