

Building Report | CLRC Renovations and Additions Project

10.1.21

The following are pictures from the week ending in 10.1.21 in regards to the CLRC Renovations and Additions Project. Again, as mentioned last week I have switched the plans on the sheets from existing to new as the project shifts from "what was" to "what will be." This project keeps rolling along and is on schedule for completion in June of 2022. Work to start both additions is underway and soon excavation will start for the foundation systems to be installed. First some items have to be finished in order for this work to happen which I will hopefully be able to feature in next week's report. New framing has started on the 2nd floor and soon will be taking place on the 1st floor as well. Insulating of existing and new mechanical and plumbing infrastructure is taking place throughout the building. Additionally new electrical infrastructure is being installed on all three floors in preparation for the new walls being erected. Representatives from the construction manager, the architects, and the College conducted a demolition completion/progress walkthrough this week as well.

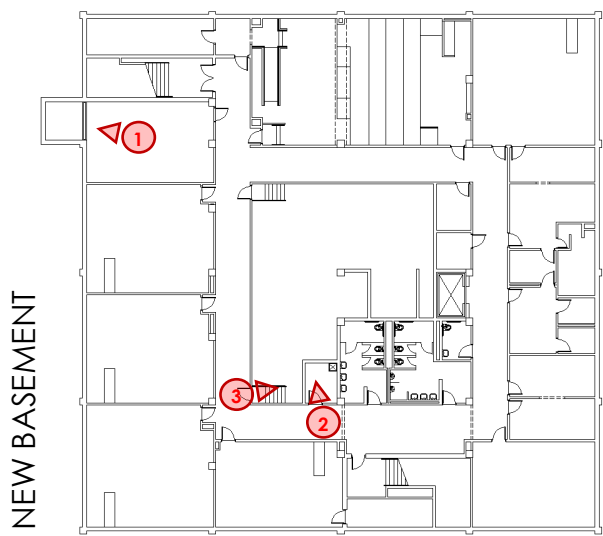


Photo #1 was taken in the existing basement electrical room. Here you can see a drain line has been exposed that was under the concrete floor slab. The new drain line from the sink that will be installed in the second floor staff lounge will eventually tie into this line. Additionally, this has been a legacy issue for us as the it also connects to the floor drain in the exterior area way just on the other side of the wall. Having this line exposed will allow us to replace the old rusted drain line and eliminate any potential flooding issues in this area.

Photo #2 was taken earlier in the week and shows the masonry contractors starting the construction of the new concrete block walls of the future janitor's closet. Again, this area of the existing mechanical room opened up when the old pumps were removed as part of the campus-wide geothermal HVAC project a few years ago. This allowed the architects to utilize this "dead space" and put it to good use.



Photo #3 is of the same area as Photo #2 but taken later in the week and from a different viewpoint. Here you can see the walls are finished up to a certain point and the metal decking has been installed. Next week the new concrete floor slab will be placed on the metal decking so that the floor level in the new janitor's closet will match in elevation that of the adjacent corridor in the basement. Then once the slab is cured enough the masonry contractors will come back in and finish laying the remaining portions of the block walls up to the floor deck above thus separating this new space from the rest of the existing mechanical room.



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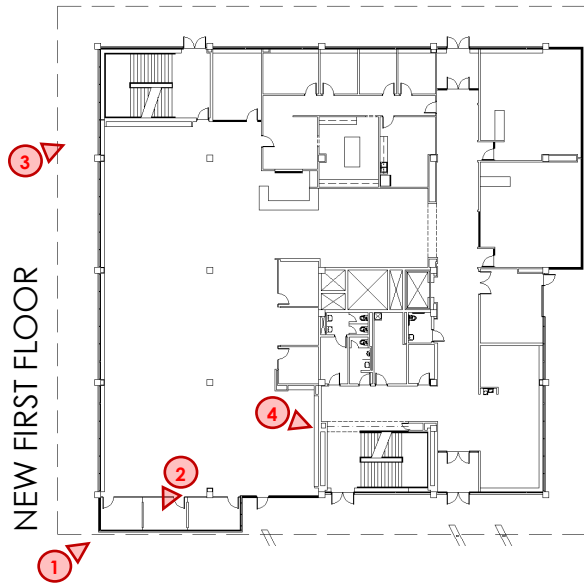


Photo #1 was taken outside the exterior northwest corner of the CLRC, and shows the completed demolition to the existing soffit that will allow the new addition to start in this area. This addition will hold three of the five new huddle rooms planned for the Library when all of the building renovations are complete.

Photo #2 is of the same area as Photo #1, but is taken from the interior of the building looking out to the northwest. Also this picture was taken later in the week. Here you can see all of the old sections of glazing have been removed from the existing curtain wall. Next all the old frames of curtain wall in this area, and around the entire perimeter of the first floor, will be demoed in preparation for the installation of the new and more energy efficient curtain wall system.



Photo #3 was taken on the exterior northeast corner of the building and shows some demolition that was needed of the existing soffit. With this area now exposed the plumbing contractor can run the new drain line down from the second floor from the new staff lounge to the basement to the drain in basement as feature in Photo #1 on the previous page.

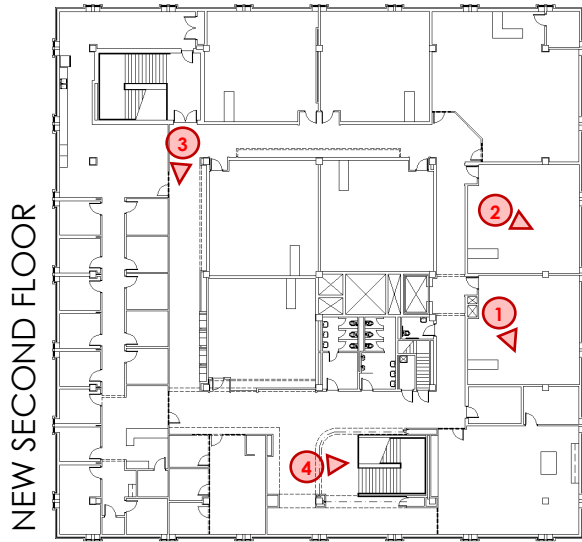


Photo #4 shows the completely exposed west stair tower now that demolition of the old masonry walls is complete in this area. One of the goals during the design process was to allow more natural light to filter into the interior of the building, and with all the old walls in this area now removed one can see just how bright this space will be. Another item to consider is that this photo was taken without the future LED building interior lighting on and working either!



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Both Photos #1 and #2 were taken on the 2nd floor in the area of the classrooms along the south wall. Here you can see that the existing ductwork has had it's joints sealed and is now being wrapped in foil-faced insulation which will bring this existing mechanical infrastructure up to current building code energy standards. This will also increase the efficiency of our already efficient geothermal HVAC system in this building which will allow for easier heating and cooling of this building and hopefully garner even more savings.

Photo #3 shows the beginning of the installation of the top track for the new metal stud walls that will eventually enclose the future H/SS Division Office Suite on the 2nd floor. Next week the contractors will start to install the floor track and then eventually the individual studs.



Photo #4 shows the now completely exposed west stair tower on the 2nd floor. The bare concrete block wall in the background will receive metal furring studs and wallboard. The College is already considering what could be mounted on this large surface like a large painting or perhaps some other sort of art installation piece that will enhance the interior environment in this area.

