

Brookhaven City Hall Project Update

June 1st, 2024 – June 30th, 2024



Brookhaven City Hall

Progress Update

- The level 2 deck and core walls are continuing to be poured out.
 - All structural concrete should be completed by July 8th.
- Stair tower pours are tracking completion the week of July 4th.
- The sewer main has been installed and current coordination with MARTA is ongoing to remediate repairs to the asphalt that occurred during the install.
- Addendum 5 has been released and is currently under review.
 - Mostly capturing RFI's and solutions to any open items (i.e.. Dais)
- Commissioning agent is engaged and reporting updates on a biweekly basis which is critical for LEED certification.
- Furniture coordination continues:
 - The furniture consultant is currently making the necessary updates to the floor plans and a follow up meeting will be held July 9th.
- Signage is continuing to be coordinated and will be further reviewed with the city for final selection.
 - LEED, WELL, and life safety signage are currently being vetted out and coordinated to ensure all code requirements are maintained.
- LEED & WELL coordination continues.
 - LEED Gold point attainment continues (tied to enhanced commissioning)
 - WELL consultant to meet with LEED and Commissioning to confirm post construction inspection requirements
- Mass Timber Coordination:
 - Phase 1 timber is tracking a start date of July 8th and will take roughly 3 to 4 weeks per floor to complete.
 - Phase 2 timber will arrive onsite mid-July.
 - Phase 3 timber will arrive onsite mid-August.

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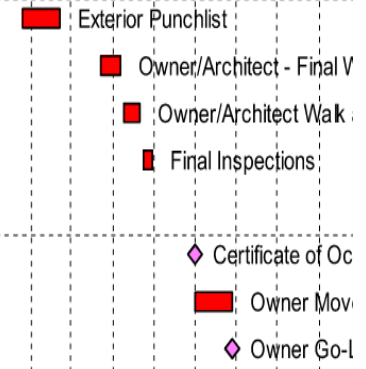
Progress Update Cont.

- **Steel erection has begun in the multipurpose room near the atrium.**
- **Mockup Status:**
 - **Vapor barrier and air barrier are ongoing.**
 - **Installation methods are being reviewed by the contractor, design team, and SI/Commissioning to ensure that the specifications and installation methods are accurate.**
 - **Cold Formed Metal Framing is tracking completion the week of July 4th.**
 - **Sheathing has been completed.**
 - **Remaining items:**
 - **Glazing**
 - **Metal Panel**
 - **Masonry**
 - **Shop Drawings need to be reviewed and approved.**
 - **Following completion of the mockup, appropriate testing procedures will be completed to ensure that the skin/waterproofing components meet or exceed the performance requirements stated in the specifications .**

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Schedule

Project Closeout		110	03-26-25	08-28-25
Completion		68	03-26-25	06-30-25
CLOSE-20	Exterior Punchlist	20	03-26-25	04-22-25
CLOSE-70	Owner/Architect - Final Walk Full Building	10	05-23-25	06-06-25
CLOSE-10	Owner/Architect Walk and Punch Work Off	10	06-09-25	06-20-25
CLOSE-30	Final Inspections	6	06-23-25	06-30-25
Closeout		20	07-31-25	08-28-25
CLOSE-40	Certificate of Occupancy / Substantial Completion	0		07-31-25
CLOSE-50	Owner Move-In	20	08-01-25	08-28-25
CLOSE-60	Owner Go-Live	0		08-28-25



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Pending Contract Actions

- **Impacted Soils, Water Line, Sewer Line / FFE funding reconciliation is scheduled to go to council in June (\$2.3M)**
- **Furniture – coordination is ongoing with the selection committee, FIDES, and the furniture vendor.**
- **LV/AV – Initial meetings have been held with Design, Integrator and construction team to finalize equipment selections and complete remaining design elements. The furniture vendor is currently coordinating selections based on the LV/AV designs.**
- **Building Interior Signage final selections and manufacturing are ongoing.**
- **Coordination with Explore Brookhaven and their appliance consultant has been completed and they are finalizing their layout for the warming kitchen and Coffee Shop.**

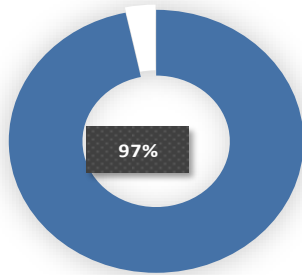
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Budget Summary Report

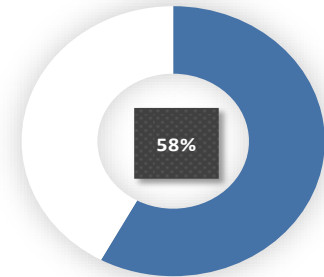
Service	Budget Amount	Current & Pending Commitments	Budget Remaining	Paid Amounts	Remaining to be Paid
Construction	\$ 69,787,691.78	\$ 69,787,691.78	\$ -	\$ 40,963,742.64	\$ 28,823,949.14
Project Oversight	\$ 1,720,850.00	\$ 1,720,850.00	\$ -	\$ 875,850.00	\$ 845,000.00
Design Services	\$ 4,754,261.08	\$ 4,754,261.08	\$ -	\$ 4,186,902.28	\$ 567,358.80
Furniture, Fixtures & Equipment	\$ 2,769,529.39	\$ 442,153.00	\$ 2,327,376.39	\$ 6,961.00	\$ 435,192.00
Testing, Surveys, Permitting and Fees	\$ 756,365.75	\$ 755,195.75	\$ 1,170.00	\$ 358,054.80	\$ 397,140.95
Public Art	\$ 50,000.00	\$ -	\$ 50,000.00	\$ -	\$ -
Owner's Contingency	\$ 291,302.00	\$ -	\$ 291,302.00	\$ -	\$ -
TOTAL	\$ 80,130,000.00	\$ 77,460,151.61	\$ 2,669,848.39	\$ 46,391,510.72	\$ 31,068,640.89

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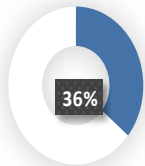
**Percent of Current Budget
Committed/Encumbered**



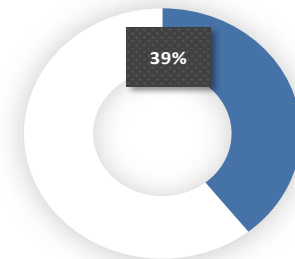
**Percent of Current Budget
Spent**



**Contractual Time Expended
(Construction)**

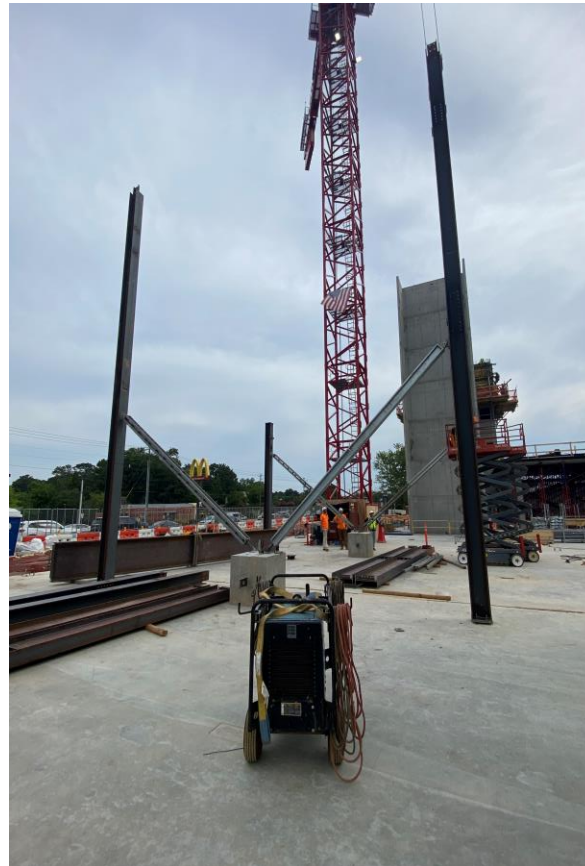


**Percent of Contingency
Available**



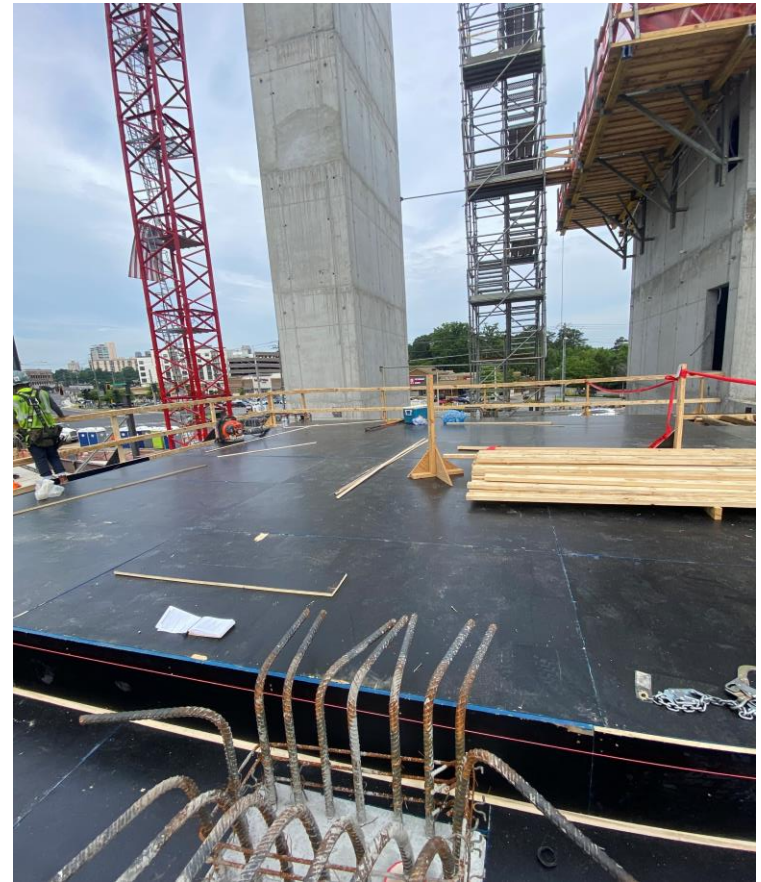
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Steel Erection



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Level 2 Deck



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Core Walls/Elevator Shaft



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Mockup Progression (Left to Right)

