



Georgia College and State University
 Black Box Theatre and Bookstore
 OAC Meeting No. 11 - minutes
 May 27, 2009

Project Team:

<u>Company</u>	<u>Representative</u>	<u>Attendants</u>	<u>Copied</u>
GCSU	Mark Bowen	X	X
GCSU	Kyle Cullars		X
Hal Gibson Companies	Jack Whitworth	X	X
Dunwody-Beeland	Robbie Beeland	X	X
Dunwody-Beeland	Gene Dunwody Jr		X
Garbutt-Christman	Charlie Garbutt		X
Garbutt-Christman	Jeff Arlington		X
Garbutt-Christman	Matt Brownell	X	X
Garbutt-Christman	Tracy Lively	X	X
			X

Meeting Minutes/Agenda:

I. PAYMENT APPLICATIONS

A. Review PA #9 due

1. Review Pay App #9 will be sent out for review Thursday.

II. CHANGE / BUDGET ISSUES

A. Distribute change issue log – *attached to meeting packet.*

- 1.

B. Pending / potential changes –

1. CI #7 – Fire Marshal Review: PBA #4 has been issued for pricing. *Matt will have pricing ready for review at the next OAC meeting. 5/27/09: Pricing still not complete, should be able to e-mail review copy out next week.*
2. CI #12 – Material Lift: 4/29/09: *reviewed preliminary layout drawings prepared by Robbie:*
5/27/09 Action ITEMS
- Reviewed preliminary architectural drawings, Robbie is completing construction documents and will send lift shop drawings back to be revised and resubmitted.
- Matt will issue PBA and put together final pricing when new drawings are complete. Will be issued as PBA #5.
3. Discussed re-design of retail steel and front RTU support, original design was already fabricated so new design will require some work for ISM and add new roof framing systems and additional demo for Garbutt. A budget issue of \$30,000 will be added too the CI log to cover this work.
4. Change issue #23, PBA #3 VAV wiring: *is ready to submit, Matt will e-mail copies for review.*
5. Change issue #22, Masonry infills: *ready to submit, Matt will e-mail copies for review.*
6. Other pending issues are listed in the CI log.

III. CONSTRUCTION PROGRESS

A. Week of 5/18/09 – Last Weeks Activities Overview

1. Roofing
2. Steel
3. Interior CMU
4. Masonry restoration
5. foundation waterproofing



B. Week of 5/26/09 – Current Activities Overview

1. Interior CMU
2. Roofing
3. Waterproofing
4. Masonry Restoration

C. Week of 6/2/09 – Next Weeks Activities Overview

1. Roofing
2. Basement slab
3. Waterproofing
4. Light gauge framing

IV. SITE LOGISTICS

A. Temporary electric and water connections

1. Georgia Power: Proceeding with change to pad mounted transformer (refer to CI #14). Waiting for schedule and pricing information from Georgia power; Macon powers pricing will very based on final placement of transformer, aprox \$500/ft.

B. Construction site access/deliveries

1. Sidewalk permits: *5/13/09: Received ok to proceed from Barry and Dawn on 4/30/09. 5/13/09: Sanitary repair is complete. Need to resolve how fiber conduit will be run into building. Tracy is going to dig further into planting bed to see if it can be located, if not we will look at running it in pavers next to handicap ramp. 5/27/09: Tracy is going to locate pipe where it intersects pavers next to street lamp. Will proceed with repairing sidewalk after location is confirmed.*

V. RFI STATUS

A. Distribute and review RFI log

1. Attached

VI. SUBMITTAL STATUS

A. Distribute submittal log for review

1. *Robbie will issue finish selections (paint, flooring, etc.) and G/C will proceed with submitting samples for approval.*
2. *Discussed metal coping selection: Robbie took color chart and will respond with selection ASAP. Complete - Medium Bronze selected on 5/29/09.*

VII. FOLLET UPFIT

- A. Schematic drawings are on track; Robbie submitted remaining information to Paul w/ Follet on 5/22. Schematic review drawings are due to be sent from Follet to GCSU on 5/29.

4/29/09 ACTION ITEMS

1. Document tracking dates:
 - a. *Schematic drawings and specs are due for review 5/29.*
 - b. *Final Schematic drawings and specs are to be released to Dunwody-Beeland 6/5/09*
 - c. *Final change order approval and construction start by 7/30/09.*
2. Need to confirm Follet responsibilities, anticipating Follet will turn over schematic design and specs to GCSU for approval. *Confirmed Follet will issued schematic level documents at 5/20 meeting. Garbutt/Christman and Dunwody-Beeland will complete construction documents and pricing to be added to contract via change order.*

VIII. GENERAL DISCUSSION

A. Old Business

1. *3/26/09, Gene is going to further research historical photographs before ticket booth scope is completed. Work on front elevation doors will continue as planned. 4/8/09: waiting for Robbie and Gene to follow up with picture contacts. 5/13/09: Still researching some picture contacts and looking in to restoring or replicating glass tile that was concealed behind black P-lam. 5/27/09: Tracy is following up with source that may have picture from 1958.*
2. *1/14/09: Presentation board status: 4/8/09 - A review of the presentation board is tentatively schedule for next OAC meeting, Matt expressed concern over wood door selection, need to release*



these ASAP. 4/29/09: wood door submittals have been returned. – Complete, Robbie to issue finish selections.

3. Need to discuss Marquee roofing options. *Matt will request proposal from Bates for team review: 5/27/09: Received proposal for Hydrotec system from Bates for \$4,900. Requesting more product information to submit for review. Price should include 2" copper downspouts.*
4. Marquee can lights: *Robbie will issue electrical drawing for can light pricing and implementation. 5/13/09: Detail has been received and issued for pricing. This is included in budget CI #24.*

B. New Business

1. Discussed using 12'x12' roll up door (currently being used to secure basement access) as back stage door #119-5. Mark to confirm with theatre department.
2. Discussed GA power schedule for pile removals. This is impacting exterior waterproofing and excavation. Tracy is going to install eye hook to carry current temp power that is on ally pole in the hopes that GA Power can remove this pole. Mark and Matt will follow up with Craig to schedule this.
3. Discussed Marquee work, Matt will schedule a pre-installation meeting with Marquee contractor to review samples and work scope. Meeting will be scheduled after final color selections are made.

IX. ADJOURNMENT

Next Meeting: 6/10/09 at 1:00pm