

Dean Threatte

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Sent: Monday, January 30, 2017 7:56 AM
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Cc: James Peach; Alex Dragic; Todd, Buffington; Baker, Dan J.
Subject: RE: Macaulay Hall Renovation Project Update 161103

All,

Here is my update for February for the Macaulay Hall Project.

Project Scope:

The majority of the work to Macaulay Hall will be in the interior of the building. Most interior walls will be demolished, the interior stairs will be relocated, and a new elevator installed. All floors will be renovated to provide for the needs of researchers that the Krieger School of Arts and Sciences will be hiring or relocating. The exterior of the building will receive new windows and some additional windows will be added to provide more natural light into the building. The existing roof and façade will be cleaned and repaired as necessary and two new stairwell exits will be added to the south side of the building to serve the new stair locations. The east entrance to the building off the Macaulay/Dunning plaza will rebuilt to provide a code compliant ADA entrance into the building.

Overall Project Schedule:

Construction will begin in October of 2016 for the first phase, Core and Shell Construction and Laboratory 1 Fit Out. This portion of the work is expected to be completed by February of 2018. The second phase of work, Laboratory 2 Fit Out, is expected to begin in the Spring of 2018 and be completed by the Fall of 2018. The exact scope and schedule will depend on the hiring of the remaining staff.

Project Specifics:

- All pedestrian pathways around Macaulay Hall will remain opened. At times there may be minimal disruption to the pedestrian flow as we move equipment and materials into the construction compound. Signage, barricades, and personnel will always be there to direct pedestrian traffic during these brief periods.
- The Chemical Storage and Dispensing Room in the basement of Macaulay Hall will remain open during construction. Temporary utilities will be installed to keep the room operational and access to the room will be available at all times from the exterior of the building and most times through the basement. I will be setting up a coordination meeting very soon with all departments that use this room to discuss access and to put together an action plan for the scheduling of the various activities in the room.
- The section of the tunnel that runs from Dunning Hall, through Macaulay and towards Mudd Hall will remain open most of the time. There will be some times where we need to close that section to do work that would be dangerous to pedestrian traffic. This work will be scheduled off hours so as not to interfere with carts, racks, gasses, etc. that need to pass through that tunnel during normal working hours. I will communicate additional information with all departments who use this tunnel as we put our plans together.

February Schedule:

1. No access to the building will be permitted except through the tunnel in the basement. This will remain open all month as well as access to the Chemical storage areas through the basement and from the outside ramp.
2. Phase 1 of the demo and abatement work has been completed. All utility outages are complete as well and the temporary utilities are in place.
3. Project site fencing is expected to be installed.
4. There will be a bit of a lull in the work this month as we gear up for phase two of the project; Core & Shell and Laboratory 1 fit out. Subcontractor awards will be made and a full construction schedule provided for the core and shell and laboratory 1 work.
5. Basement slab demolition may begin.

March Schedule Look Ahead:

1. Basement slab demolition will take place.
2. Tree & shrub root fertilization.

If any of you have questions about the project, I am happy to set up a meeting so we can sit down and go over any specific questions you have. I will keep everyone on this email thread updated on a monthly basis at the beginning of the month. I will also send additional emails in-between updates if they are needed. Look for more information in the Today's Announcements, HUB, and on the JHFRE website in the coming weeks.

Thank you,

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