

# CAPITAL PROJECTS STATUS REPORT

As of September 23, 2010

- I. Planning Projects
- II. Construction Projects
- III. FY10 Feasibility Studies
- IV. FY11 Feasibility Studies

Division of Construction  
**Montgomery County Public Schools**  
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## **EXPLANATION OF FOLLOWING PROJECT SCHEDULES**

### **Schematic**

Start - date of project kick-off meeting ( ahead of any Facilities Advisory Committee meetings )

End - date of Board of Education Preliminary Plans Presentation approval meeting

### **Design Development**

Start- date of pre-DD meeting (may proceed earlier than end of Schematic phase when BOE approval schedule is backed up)

End - date of in-house review meeting with Design Team ( Design Team leaves with annotated drawings and written comments to answer)

### **Construction Documents**

Start- date of first working day after DD phase ends

End - date of in-house review meeting with Design Team ( Design Team leaves with annotated drawings, specs, and written comments to answer)

### **Bidding**

Start - date bid documents are available for distribution- Out to Bid Date (CANNOT precede state permission to bid )

End- date bids are received and publicly opened- Bid Date

### **Construction**

Start- date of BOE meeting that awards construction contract to GC or CM (NOT the same date as Notice to Proceed )

End - date of project completion as recorded in CIP Master Plan (approx start of school, NOT the same date as Construction Contract completion date)

## I PLANNING PROJECTS

As of September 23, 2010

### Bel Pre ES

**Project:** Modernization

**Planner:** Karamihas

**Proj Mgr:** Bagai

**Design Architect:** Grimm & Parker

**Project Start:** 7/26/10 **Project End:** 8/1/14

		Start	End	Notes
X	Schematic	7/26/10	02/08/11	Project kick-off meeting held 7/26/10.
	Design Dev	12/14/10	04/28/11	Schematic phase proceeding.
	Const Docs	05/02/11	11/22/11	Topo received 08/03/10.
	Bidding	09/07/12	11/16/12	NRIFSD submitted to MNCPPC 09/09/10.
	Construction	01/02/13	8/1/14	

### Beverly Farms ES

**Project:** Modernization

**Planner:** Szyfer

**Proj Mgr:** DeRosa

**Design Architect:** Muse Architects

**Project Start:** 01/05/10 **Project End:** 01/01/13

		Start	End	Notes
	Schematic	01/05/10	07/08/10	Design Development proceeding.
X	Design Dev	07/14/10	10/13/10	Preparing SD submission to State.
	Const Docs	10/14/10	03/08/11	Pre-MR meeting scheduled for 09/29/10 with MNCPPC.
	Bidding	05/03/11	06/07/11	
	Construction	07/07/11	01/01/13	

### Bradley Hills ES

**Project:** Addition

**Planner:** Szyfer

**Proj Mgr:** Tokar

**Design Architect:** Proffit & Associates

**Project Start:** 8/23/10 **Project End:** 8/1/13

		Start	End	Notes
X	Schematic	8/23/10		Project kickoff meeting held 8/23/10.
	Design Dev			Schematic phase proceeding.
	Const Docs			Topo received 09/16/09.
	Bidding			NRIFSD submittal to MNCPPC 09/09/10.
	Construction		8/1/13	

## I PLANNING PROJECTS

As of September 23, 2010

### Cold Spring ES

**Project:** Gymnasium

**Planner:** Szyfer

**Proj Mgr:** Bagai

**Design Architect:** JK Architects

**Project Start:** 11/10/09 **Project End:** 06/01/12

		Start	End	Notes
	<b>Schematic</b>	11/10/09	04/15/10	Filed State DD submission 08/10/10.
	<b>Design Dev</b>	03/30/10	06/11/10	Coordinating SWM with Montgomery County DEP Project - Public meeting held 9/7/10.
X	<b>Const Docs</b>	06/14/10	11/01/10	Construction Documents Proceeding.
	<b>Bidding</b>	02/01/11	02/28/11	Pre-MR meeting held 04/20/10.
	<b>Construction</b>	07/01/11	06/01/12	

### Darnestown ES

**Project:** Addition

**Planner:** Karamihas

**Proj Mgr:** Shuman

**Design Architect:** Gauthier, Alvarado, & Associates

**Project Start:** 8/24/10 **Project End:** 8/1/13

		Start	End	Notes
X	<b>Schematic</b>	8/24/10		Project kick-off meeting held 8/24/10.
	<b>Design Dev</b>			Schematic phase proceeding.
	<b>Const Docs</b>			Topo updated 8/17/10.
	<b>Bidding</b>			NRIFSD submitted to MNCPPC 07/14/10.
	<b>Construction</b>		8/1/13	

### Gaithersburg HS

**Project:** Modernization

**Planner:** Szyfer

**Proj Mgr:** Cross

**Design Architect:** Samaha Associates

**Project Start:** 05/27/09 **Project End:** 08/14\*\*

		Start	End	Notes
	<b>Schematic</b>	05/27/09	01/12/10	Construction Documents Proceeding.
	<b>Design Dev</b>	12/08/09	04/21/10	65% in-house review held 8/19/10.
X	<b>Const Docs</b>	04/22/10	11/08/10	75% in-house review for mechanical structure, roof scheduled for 10/01/10.
	<b>Bidding</b>	01/13/11	02/16/11	Civil 75% in-house review scheduled for 10/07/10.
	<b>Construction</b>	03/22/11	08/13/14	** building complete 08/13 Site complete 08/14.

## I PLANNING PROJECTS

As of September 23, 2010

### Georgian Forest ES

**Project:** Addition  
**Planner:** Morris  
**Proj Mgr:** Bagai/Oh  
**Design Architect:** HCM  
**Project Start:** 8/4/10    **Project End:** 8/1/13

		Start	End	Notes
X	Schematic	8/4/10		Schematic phase proceeding. Survey received 09/02/10. NRIFSD submitted to MNCPPC 09/09/10.
	Design Dev			
	Const Docs			
	Bidding			
	Construction		8/1/13	

### Glenallan ES

**Project:** Modernization  
**Planner:** Karamihas  
**Proj Mgr:** DeRosa/Oh  
**Design Architect:** WMCRP  
**Project Start:** 12/14/09\*    **Project End:** 08/01/13

		Start	End	Notes
	Schematic	12/14/09	06/08/10	Design Development Proceeding. SD submission made to State 7/6/10. SD reply letter from State 8/3/10. To schedule Pre-MR Meeting with MNCPPC next.
X	Design Dev	06/16/10	10/08/10	
	Const Docs	10/11/10	05/13/11	
	Bidding	09/08/11	10/03/11	
	Construction	01/13/12	08/01/13	

### Highland ES

**Project:** SBHC  
**Planner:** Morris  
**Proj Mgr:** Bagai  
**Design Architect:** Smolen, Emr, Ilkovitch  
**Project Start:** 7/28/10    **Project End:** 8/1/12

		Start	End	Notes
X	Schematic	7/28/10		Schematic Phase Proceeding. Survey complete 08/11/10. NRIFSD Proceeding.
	Design Dev			
	Const Docs			
	Bidding			
	Construction		8/1/12	

# I PLANNING PROJECTS

As of September 23, 2010

## Hoover MS

**Project:** Modernization  
**Planner:** Karamihas  
**Proj Mgr:** Cross/Oh  
**Design Architect:** Moseley  
**Project Start:** 09/09/09 **Project End:** 08/01/13

		Start	End	Notes
	<b>Schematic</b>	09/09/09	03/09/10	Construction Documents Proceeding. 65% in-house review scheduled for 09/28/10.
	<b>Design Dev</b>	02/12/10	06/22/10	
X	<b>Const Docs</b>	06/23/10	12/29/10	
	<b>Bidding</b>	02/28/11	04/01/11	
	<b>Construction</b>	06/17/11	08/01/13	

## McKenney Hills ES (DCC 29)

**Project:** Modernization  
**Planner:** Szyfer  
**Proj Mgr:** Tokar  
**Design Architect:** Grimm & Parker  
**Project Start:** 09/08/09 **Project End:** 08/01/12

		Start	End	Notes
	<b>Schematic</b>	09/08/09	02/09/10	CD's submitted and approved by State. MR submission rejected. Resubmittal of FCP and tree waiver request made 08/26/10. SWM concept approved. FCP under review meeting with MNCPPC scheduled for 10/12/10. MR scheduled for 10/28/10.
	<b>Design Dev</b>	12/15/09	03/10/10	
X	<b>Const Docs</b>	03/11/10	08/05/10	
	<b>Bidding</b>	10/11/10*	11/04/10	
	<b>Construction</b>	01/11/11	08/01/12	

## North Chevy Chase ES

**Project:** Gym  
**Planner:** Szyfer  
**Proj Mgr:** Cross  
**Design Architect:** Grimm & Parker  
**Project Start:** 8/12/10 **Project End:** 8/1/12

		Start	End	Notes
X	<b>Schematic</b>	8/12/10	TBD	Fee finalized for gym project. Status of classroom addition may be determined by Fall. Project kick-off meeting held 8/12/10. Schematic phase proceeding. Survey received 07/10/10. NRIFSD submitted 03/29/10, and is approved.
	<b>Design Dev</b>	TBD	TBD	
	<b>Const Docs</b>	TBD	TBD	
	<b>Bidding</b>	TBD	TBD	
	<b>Construction</b>	TBD	8/1/12	

## I PLANNING PROJECTS

As of September 23, 2010

### Viers Mill ES

**Project:** Addition  
**Planner:** Morris  
**Proj Mgr:** Marhamati  
**Design Architect:** Beery Rio  
**Project Start:** 8/12/10 **Project End:** 8/1/13

		Start	End	Notes
X	<b>Schematic</b>	8/12/10	01/11/11	Kick-off meeting held today. Schematic phase proceeding. Topo received 09/10/10. NRIFSD submitted to MNCPPC 09/09/10.
	<b>Design Dev</b>	11/23/10	02/25/11	
	<b>Const Docs</b>	02/28/11	08/05/11	
	<b>Bidding</b>	11/21/11	12/20/11	
	<b>Construction</b>	01/10/12	8/1/13	

### Weller Road ES

**Project:** Modernization  
**Planner:** Morris  
**Proj Mgr:** Marhamati  
**Design Architect:** Delmar Architects  
**Project Start:** 12/17/09 **Project End:** 08/01/13

		Start	End	Notes
	<b>Schematic</b>	12/17/09	05/11/10	Design Development Proceeding. NRIFSD submitted 01/13/10, approved 01/29/10 Topo completed 07/08/10. DD in-house review scheduled for 10/1/10.
X	<b>Design Dev</b>	05/26/10	10/01/10*	
	<b>Const Docs</b>	10/02/10*	04/29/11	
	<b>Bidding</b>	10/04/11	11/01/11	
	<b>Construction</b>	01/02/12	08/01/13	

### Westbrook ES

**Project:** Addition + Gym  
**Planner:** Szyfer  
**Proj Mgr:** DeRosa  
**Design Architect:** Muse Architects  
**Project Start:** 07/28/10 **Project End:** 08/01/13

		Start	End	Notes
X	<b>Schematic</b>	07/28/10	TBD	Kick off meeting held 07/28/10. Schematic phase proceeding. Discussion about possible changes to scope of work. Topo received 04/18/10. NRIFSD submitted and approved.
	<b>Design Dev</b>	TBD	TBD	
	<b>Const Docs</b>	TBD	TBD	
	<b>Bidding</b>	TBD	TBD	
	<b>Construction</b>	TBD	08/01/13	

**I PLANNING PROJECTS**

As of September 23, 2010

**Wyngate ES**

**Project:** Addition  
**Planner:** Adler  
**Proj Mgr:** Bagai  
**Design Architect:** Rubeling  
**Project Start:** 07/16/10 **Project End:** 08/01/13

		Start	End	Notes
X	Schematic	07/16/10	01/11/11	Kick off meeting held 07/16/10. Schematic phase proceeding. Topo received 8/17/10. NRIFSD submitted to MNCPPC 07/14/10 and approved.
	Design Dev	01/13/11	06/08/11	
	Const Docs	04/05/11	09/14/11	
	Bidding	10/10/11	12/16/11	
	Construction	01/10/12	08/01/13	

## II CONSTRUCTION PROJECTS

As of September 23 2010

School	Const Start	Const End	Proj Mgr	Planner	Design Architect	Contractor	Inspector
Washington Grove ES Classroom Addition	07/17/07	12/31/09	Shuman	Adler	Zavos Architecture & Design	Keller Brothers	Badstibner
Cresthaven ES Modernization/Gym	11/11/09	07/01/10	DeRosa	Karamihas	Sorg & Associates	Oak Contracting (CM)	Staley
Carderock Springs ES Modernization	01/15/09	07/07/10	Tokar	Adler	Beery Rio	Hess Construction (CM)	Coulter
East Silver Spring ES Addition	12/09/08	08/08/10	Marhamati	Szyfer	Delmar Architects	Henley (CM)	Badstibner
Sherwood ES Addition	05/26/09	08/09/10	Tokar	Karamihas	JK Architects	Keller Brothers	Rivera
Takoma Park ES Addition	11/11/08	08/12/10	Marhamati	Szyfer	Smolen-Emr	Keller Brothers	Badstibner
Cabin John MS Modernization	06/09/09	05/15/11	Cross	Szyfer	Samaha Associates	Dustin (CM)	Coulter
Redland MS Upgrades	06/09/09	06/01/11	Shuman	Karamihas	Delmar Architects	Dustin	Huffer
Whetstone ES Addition	12/08/09	08/01/11	Cross	Karamihas	Grimm & Parker	Dustin	Donahue

## II CONSTRUCTION PROJECTS

As of September 23 2010

School	Const Start	Const End	Proj Mgr	Planner	Design Architect	Contractor	Inspector
Farmland ES Modernization	12/8/09	08/01/11	Shuman	Karamihas	HCM Architects*	Meridian (CM)	Donahue
Rockview ES Addition	12/08/09	08/01/11	Bagai	Szyfer	Delmar	Keller Brothers	Rivera
Jackson Road ES Addition	11/10/09	08/01/11	Bagai	Szyfer	Samaha Associates	Henley	Staley
Fox Chapel ES Addition	11/10/09*	08/01/11	Tokar	Karamihas	JK Architects	Keller Brothers	Donahue
Brookhaven ES Addition	12/08/09	08/01/11	Shuman	Szyfer	Delmar Architects	Crowley	Rivera
Fairland ES Addition	01/12/10	08/01/11	Bagai	Karamihas	Rubeling & Associates	Tuckman Barbee	Wolford
Rolling Terrace ES SBHC	08/26/10*	08/01/11	Bagai	Szyfer	Smolen & Associates	Keller Brothers	
Harmony Hills ES Addition	01/12/10	01/01/12	Cross	Szyfer	Lukmire	Klingensmith	Rivera
Montgomery Knolls ES Addition & Gym	01/12/10	01/01/12	DeRosa	Szyfer	GWWO	Keller Brothers	Staley

## II CONSTRUCTION PROJECTS

As of September 23 2010

School	Const Start	Const End	Proj Mgr	Planner	Design Architect	Contractor	Inspector
Cannon Road ES Modernization	06/08/10	01/01/12	DeRosa	Karamihas	Delmar Architects	Hess Construction (CM)	Staley
Garrett Park ES Modernization	06/28/10	01/01/12	Marhamati	Szyfer	GWWO	Dustin (CM)	Donahue
Seven Locks ES Modernization	06/08/10*	01/03/12	Tokar	Karamihas	WMRCP	Oak Contracting (CM)	Coulter
Ridgeview MS Upgrades	08/16/10	08/15/12	Shuman	Karamihas	Lukmire Partnership	Oak Contracting (CM)	
Paint Branch HS Modernization	01/12/10	08/01/13	Cross	Szyfer	Moseley Architects	Hess (CM)	Badstibner

# III FEASIBILITY STUDIES

FY 2010

As of September 2010

School	Project Type	Planner	Project Mgr	Feas Architect	BOE Award Arc	Final Report
Bethesda ES	Addition	Szyfer	Tokar	WMCRP		Draft Report
Chevy Chase ES	Addition	Szyfer	Cross	Muse Architects		Draft Report
Germantown ES	Replacement	Karamihas	Oh	GWWO		Meetings Proceeding
Highland View ES	Addition	Karamihas	Bagai/Oh	Proffit Associates	02/17/10	Draft Report
North Chevy Chase	Gym	Szyfer	Cross	Grimm & Parker	12/08/09	Capacity study report complete
Ritchie Park ES	Addition	Karamihas	Marhamati	Smolen Emr	02/17/10	Meetings complete
Rosemary Hills ES	Addition	Szyfer	Marhamati/Oh	JK Architects	02/17/10	Meetings Complete
Waters Landing ES	Addition	Karamihas	DeRosa	Lukmire	12/08/09	Meetings complete

# IV FEASIBILITY STUDIES

FY 2011

As of September 23, 2010

School	Project Type	Planner	Project Mgr	Feas Architect	BOE Award Arc	Final Report
Arcola ES	Addition	Szyfer	DeRosa	Lukmire		
Beall ES	Addition	Morris	Marhamati	TBD		
Brown Station ES	Modernization	Karamihas	Shuman	TBD		
Candlewood ES	Modernization	Morris	Bagai	TBD		
Farquhar MS	Modernization	Karamihas	Marhamati	TBD		
Flower Hill ES	Addition	Morris	Shuman	TBD		
Rock Creek Forest E	Modernization	Szyfer	Oh	TBD		
Seneca Valley HS	Modernization	Szyfer	Tokar	TBD		
Twinbrook ES	Addition	Morris	Bagai	TBD		
Wayside ES	Modernization	Morris	Tokar	Beery Rio		
Wheaton HS	Modernization	Szyfer	Cross	TBD		
Wheaton Woods ES	Addition	Morris	Marhamati	TBD		
Wood Acres ES	Addition Capacity	Karamihas	Cross	TBD		