

**MONTHLY REPORT #10**  
**C. C. YOUNG – THE VISTA**  
**ZUMBRUNNEN, INC. PROJECT NO. 2016-115**  
**DALLAS, TEXAS**

**SITE VISIT DATE(S): OCTOBER 25, 2017**  
**PAYMENT APPLICATION DOCUMENTS RECEIVED: NOVEMBER 2, 2017**  
**REPORT DATE: NOVEMBER 6, 2017**



**Mr. Russell Crews**  
**President & CEO**  
**C. C. Young**  
**4847 West Lawther Drive**  
**Dallas, TX 75214**



**The zumBrunnen Report™**



November 6, 2017

**Mr. Russell Crews**  
**President & CEO**  
**C. C. Young**  
4847 W. Lawther Drive  
Dallas, TX 75214

**Reference: The Vista at C. C. Young**  
Dallas, TX

**SUBJ: Monthly Report No. 10**  
zumBrunnen Project No. 2016-115

Dear Mr. Crews:

Attached for your use and review is the above-referenced report for the site visit conducted on October 25, 2017. The purpose of this report is to provide documentation of this project site visit and sufficient information to assist you in project finance administration.

zumBrunnen reports feature a unique and proprietary Contingency Graph in Exhibit A, and a listing of construction terminology, definitions, and methodology in Exhibit G. These exhibits will assist you in gaining a more comprehensive understanding of the status of your project, and assurance that the reports provided by zumBrunnen utilize consistent and professional reporting and analysis tools from month-to-month and project-to-project.

The data, conclusions, and recommendations contained in this report are based on information gathered during our project site visit. We trust this report is complete. Should you require additional information or wish to discuss this report, please contact this office.

Sincerely,

**zumBrunnen, Inc.**

Alex Markovich  
Senior Project Manager

cc: Chris Zinkand, C. C. Young  
Rich Scanlon, Ziegler  
David Neugebauer, Project Control  
Patrick F. Donnell, D2  
Valerie Melitio, C. C. Young  
Madelyn Wallace, United Trust Bank

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## I. EXECUTIVE SUMMARY

The following conclusions are based on information available at the time of the issuance of this report. A checked box (☒) denotes information in the body of this report is pertinent to a full understanding of the referenced subject.

### Action Items:

- Are there outstanding project documents to be expedited: No
- Are there issues requiring Project Team's attention at this time: Getting the final GMP. Speeding up the construction schedule.
- Have all permits for construction been received: Yes  
☒ See Section III for further details.

### Budget Analysis and Sufficiency of Funds:

- Total change orders recommended for approval this month: \$133,099.13
- Total executed change orders to date: \$2,450,845.68
- Total pending and potential change orders: \$800,000
- **The remaining construction contingency as a % of zumBrunnen estimated cost-to-complete is 2.0% and the total committed construction contingency is 85.6%, which we consider high at this stage of construction. Our graph projects the contingency to be at 56% at this point. See Construction Contingency Graph included in Exhibit A.**  
☒ See Section VI, Paragraph B for further details.

### Time Extensions & Schedule Status:

- **Based on cash flow and our observation of the work completed to date, the project is 21.72% complete and is tracking to achieve full substantial completion by November 28, 2018, based on Contractor's current schedule and delay day claims. The Owner has not decided yet to pay for an accelerated schedule.**
- Time extension approved this month: None
- Original contract substantial completion date: September 10, 2018
- Current contract substantial completion date: October 8, 2018, based on CO #1. The Contractor had previously proposed a workout schedule that was adjusted for six-day work weeks to come up with an accelerated completion date of October 1, 2018. This workout schedule has not been implemented because the Owner has not decided to pay the extras to the concrete sub. Contractor completion schedule for Phase II based on delay days is now November 28, 2018. Phase I completion is now scheduled for August 28, 2018.
- Contractor's Projected Substantial Completion Date: August 28, 2018 and November 28, 2018, based on the October construction schedule.  
☒ See Section VII, Paragraphs A and B for further details.

### Quality & Compliance Status:

- Are finish quality issues noted in this report: Yes
- Are construction or compliance issues noted in this report: Yes  
☒ See Section VIII, Paragraph B for further details.

### Payment Approval:

- Contractor Payment Application #10 for Pay Period ending October 31, 2017 requests a current payment of \$2,040,422.23. Retainage in the amount of \$1,673,132.37 is being withheld, which is 10% of completed work and materials stored. Retainage released

this month: \$0.00. zumBrunnen recommends disbursement of funds totaling \$2,040,422.23

☒ See Section IX for further details.

## **II. PROJECT DESCRIPTION**

The initial site preparation includes relocation of the main entry, temporary secondary emergency entrance, temporary parking lot, and site utility work to allow utility connections for the Vista Building.

The Vista at C. C. Young is a new 9-story, 221-unit, 281,080-SF Skilled Nursing, Assisted Living, AL Memory Care, and Skilled Nursing Rehabilitation with a 51,210-SF, single level, 97-space underground parking garage.

Renovations at the Blanton Building will include an expanded kitchen, an elevated service corridor on the northwest, and a dining room addition on the southeast side. There will be two level connections to The Vista. Interior Blanton Building alterations will include an expansion of the existing spa, multi-purpose room, and repositioning of the life enrichment office. There will be approximately 3,605 SF of additions to the Blanton Building and 7,110 SF of interior renovations.

### **A. Site Work**

- North wall foundation wall is almost complete.
- Basement foundation wall and footer waterproofing is complete.
- Plumbing and electrical wall sleeve installation is ongoing.
- Level 2 pour #3 was completed.
- Level 1 pour #5 was completed.
- Second floor deck preparation is continuing.
- Garage stanchion removal is almost completed.
- Level 1 stanchion support removal has started.
- Drain line installation in the garage has started.
- Sprinkler garage dry system layout has started.
- Level 2 pour #3 formwork is underway.
- Level 3 columns and shear wall formwork is continuing.
- Post tension cable stressing is ongoing.

### **B. Structures**

#### **Blanton Building Renovations**

- Preparation for demolition of the dining area has started.
- Steel is being brought in.
- Pier drilling preparation is underway.

#### **The Vista**

- Elevators have been ordered.
- Mockup installation is awaiting insulation layer approval prior to continuing.

### **Overlook**

- New green roof installation is continuing
- Overburden is ongoing.

### **C. Stored Materials**

Stored Material Inventory Log is enclosed: No

#### **Materials Stored On-Site**

Materials added this month: column and pier steel, Blanton steel, plumbing drain lines, electrical conduit, PEX lines for plumbing, PT cable, and sprinkler lines.

- See the subcontractor tracking log included with his approved monthly payment application that tracks on-site stored materials and adjustments from on-site stored materials to work in place.
- Materials are observed to be secured from theft: Yes, inside of fenced in area.
- Materials are observed to be protected from the weather: Yes

#### **Materials Stored Off-Site**

The requirements for off-site stored material documentation are detailed in Exhibit C. See Section IX of this Report for recommendations pertaining to funding approval and detail of any outstanding documentation.

- New materials added this month: None
- See the project summary tracking log and subcontractor tracking logs that are included with each Contractor and subcontractor billing. Tracking logs are updated each month to reflect new and previous material storage adjustments from off to on-site, or to work in place.

## **III. ACTION ITEMS**

### **A. Outstanding Project Documents**

The following documents are required:

- Outstanding documents to be provided to zumBrunnen as required for financial closing:  
None
- Other: None

### **B. Project Issues to Be Monitored and Resolved**

- Status of Transmittal and Shop Drawing Log: Current
- Status of RFI Log: Current
- Other:
  - Submittal of the remaining A/E plans and thereafter the GMP pricing.

### **C. Status of Permits**

- Outstanding permit status:
  - None

See Section VII, Paragraph C pertaining to status of certificates of occupancy.

#### IV. CONSTRUCTION CONTRACT

##### A. Changes to the Construction Contract

For this month's reporting period, have changes been made to the construction contract terms and conditions as detailed below or in Exhibit F: No

##### B. Construction Contract

###### Construction Contract Type and Amount:

The Owner has entered into a construction agreement with Hill & Wilkinson, of Richardson, TX, for the construction of The Vista project.

The Construction Contract is a Cost Plus a Fee with a Guaranteed Maximum Price between C. C. Young and Hill & Wilkinson. The total Guaranteed Maximum Price is \$74,592,007, which includes the Contractor's fee fixed at 3% or \$2,237,760 of the cost of work. The Contract has established substantial completion for the entire project to occur no later than 608 calendar days after the notice-to-proceed. The first phase of completion will cover Floors 1-4 of the Vista Tower. Floors 5 and 6 will be substantially complete in August of 2018. Construction of Floors 7 and 9 is scheduled to be completed by September of 2018.

##### C. Substantial Completion Terminology

Please note that zumBrunnen or others in verbal or written reports may make reference to various activities or construction of various components of work for the Project as substantially complete. Only when the reference includes the term "contract" can these references to substantially complete (or substantial completion) be interpreted as compliance with the requirements for the construction contract substantial completion schedule, as defined in the project construction contract documents. When the term "contract" is not included, it is then interpreted that the work per the construction contract referenced is simply "nearly complete" and has no direct relationship to the construction contract schedule for substantial completion.

#### V. CHANGE ORDERS

##### A. Approved and Executed Change Orders

This month's change order(s) approved by the Owner, Architect, and Contractor are submitted for approval with zumBrunnen's recommendations as detailed below:

- Change Order No. 4; (+) \$133,099.13; time extension: 0 calendar days
  - Description/comments: PCOs 29, 30, 33, 42, 43, and 48.
  - Reason for the change order: This was required due to modifications to the construction plans and specifications.
  - Recommended to be funded from: This will be paid from the Owner HC Contingency account

CHANGE ORDER LOG*		
C.O. No.		Amount
1-3	Previous total through 9/30/2017	\$2,317,746.55
4	This month's executed changes	\$133,099.13
	<b>Total</b>	<b>\$2,450,845.68</b>

\*Where applicable and available, the Contractor's change order log is included in Exhibit D.

- A copy of each change order executed this month is enclosed with this report: Yes
- zumBrunnen recommends approval of the following change order submitted by the Borrower for approval by the Lender: CO #4
- Change orders included in this month's payment application: 1-4

## **B. Pending and Potential Change Orders**

Total pending and potential change orders: \$800,000

PENDING AND POTENTIAL CHANGE ORDERS			
No.	Description	Discretionary	Mandated
	Various		\$800,000
	<b>Total</b>	<b>\$0</b>	<b>\$800,000</b>

- The following pending changes may be in dispute:
  - Construction delay day reconciliation. Delay days GCs
- zumBrunnen may recommend that the following pending changes not be approved:
  - None

This log does not include estimates or an allowance for unknown future change orders. An estimated allowance for these change orders is included in the zumBrunnen estimated cost-to-complete in Section VI, Paragraph A.

## **VI. BUDGET SUMMARY DATA & ANALYSIS**

### **A. Budget Summary Data**

The following summary table includes an analysis of the total committed hard cost project funds to date, including executed change orders and estimated values for pending changes. These costs are compared to the hard cost project budget, to determine, in zumBrunnen's opinion, if the remaining HC contingency will be sufficient to complete the project. This analysis helps provide the earliest possible notice of a hard cost construction budget overrun.



<b>BUDGET SUMMARY TABLE</b>	
<b><u>Project Hard Cost Budget</u></b>	
Original Construction Budget	\$74,592,007.00
Hard Cost Contingency (HC Contingency)	\$2,600,000.00
Owner Additional Funds for Overlook work	\$1,098,197.00
Total Hard Cost Budget	\$78,290,204.00
<b><u>Project Hard Costs</u></b>	
Original Construction Contract	\$74,592,007.00
Executed Change Order(s) #1-4	\$2,450,845.68
Pending & Potential Change Orders	\$800,000.00
Total Projected Hard Costs	\$77,842,852.68
<b><u>Remaining HC Contingency (Balance)</u></b>	
	\$1,247,351.00
<b><u>Committed (Encumbard) HC Contingency Funds</u></b>	
	\$3,250,845.68
<b><u>zumBrunnen Estimated Cost-To-Complete*</u></b>	
	\$62,358,886.00
<b><u>Remaining HC Contingency as a % of zumBrunnen Cost-To-Complete</u></b>	
	2.0%
<b><u>Committed HC Contingency as a % of HC Contingency Budget</u></b>	
	85.6%

*\*zumBrunnen Estimated Cost-To-Complete: Calculated based on data and assumptions as detailed in Exhibit G - Definitions.*

History of budget transfers/adjustments between HC Contingency and Soft Cost Contingency or the Total Project Budget:

- No changes to date

**Contractor's G702 and G703 Contract Budget Update:**

- Percentage of buyout completed: 90%
- Remaining contractor contingency including any projected buyout savings:
  - In total dollars: \$1,276,440
  - As a percentage of zumBrunnen Estimated Cost-to-Complete: 2.04%
- Has the Contractor made any significant changes in his scope of "self-performed" work? No.

**HC Contingency Chart:** See Exhibit A (for an explanation of the chart see Exhibit G – Definitions).

- Projected project HC contingency uses through this month: 56%
- Actual Committed (Encumbered) HC Contingency through this month: 85.6%
- See below Paragraph B for further discussions for significant variances or month to month changes

**B. Budget Summary Analysis**

The following Analysis includes Conclusions, Supporting Comments, and Actions/

Precautions/ Recommendations based on the above Budget Data, the current payment application, and zumBrunnen's observations and interviews.

**Conclusions/Recommendations:**

Based on evaluation of the estimated cost-to-complete, HC Contingency funds, including any other funds, or pertinent information as may be discussed below, zumBrunnen concludes that sufficient funds remain in the project hard cost budget to complete construction of the project, with the following qualifications: fund all mandated change orders as can be reasonably anticipated, fund only those discretionary change orders as approved by zumBrunnen when a source of funds has been identified other than the HC contingency, and no extraordinary events occur.

**Actions/Precautions:**

- Since the Owner and Contractor contingencies are tight, all prospective pending CO expenditures should be reviewed very carefully.

**VII. PROJECT SCHEDULE & ANALYSIS**

**A. Project Schedule Data**

The construction contract allows after N-T-P: 608 calendar days

The Notice-to-Proceed was issued: January 10, 2017

Original contract substantial completion date: September 10, 2018

Contract substantial completion recommended in zumBrunnen's Pre-Closing Report, dated October 28, 2016 with allowances for delays beyond control of the contractor: September 8, 2018.

The interim completion dates shown in the table are: not contractual

Building	Original SC Date	Approved Time Extensions	Contract SC Date	Contractor Estimated SC Date	Actual SC Date
Vista FL. 1-4	July 2018	0	July 2018	August 28, 2018	N/A
Vista FL. 5-6	August 2018	0	August 2018	November 28, 2018	N/A
Vista FL. 7-9	September 10, 2018	28*	October 8, 2018	November 28, 2018**	N/A

\* Delay days approved in CO #1 are not being removed based on the workout schedule.

\*\*Based on Contractor workout schedule using 6-day work weeks and without the added costs for the concrete subcontractor to accelerate the schedule.

**Executed Time Extension Change Orders:**

- CO #1 approved extensions of 28 days (see notes under the project schedule table above). Based on the Contractor's Delay Log, the substantial completion extends to November 28, 2018 for Phase II.

**Approved, Pending and Potential Time Extensions in Calendar Days:**

- Approved, in process to be executed: PCOs are on the books for delays and GCs. The days added in CO #1 were credited a one-time credit to void out the GC charge.
- Pending and potential; under review or disputed: The workout construction schedule

showed a revised substantial completion date of October 1, 2018. However, the Contractor requested \$678,020 this month in additional payments to the concrete subcontractor in order to meet this workout schedule through November 28, 2018. This workout schedule has not been implemented as per the Contractor since the Owner has not approved these extra payments to the concrete subcontractor. Based on the Delay Log, project completion is now projected to be November 28, 2018.

**Schedule:**

- Copy of the Contractor's full schedule enclosed: Yes
- Does the schedule include approved time extensions? The workout schedule used is not showing the approved days in CO #1, and was an attempt to accelerate the schedule to an October 1, 2018, substantial completion date.
- Are actual critical path activities within the projected completion dates? Yes
- Comments: In reviewing the schedule, we have not seen a pick-up in completion schedule days as of yet that will bring out an October 1, 2018, substantial completion. We project substantial completion for the overall project will likely be in late November 2018. Phase I is anticipated to be completed in August 2018.

**B. Project Schedule Analysis**

The following Analysis, Conclusions, Supporting Comments, and Actions/ Precautions/ Recommendations are based on the above Project Schedule Data, the current payment application, and zumBrunnen's observations and interviews.

**Project Completion Status Curve (S-Curve):** See Exhibit A (for an explanation of the chart see Exhibit G – Definitions).

- Based on “forecasted” cash flow analysis for this month, the Project Completion S-Curve forecast indicates the project should be 46% complete. Based on “actual” cash flow analysis of this month's approved payment application period, project completion is estimated at approximately: 21.7%.
- A variance between the above two numbers of “forecasted” and “actual” is an indicator of the actual schedule status; is the project on schedule, ahead or behind schedule? The variance this month reflects: Based on our curve, the project is 24.3% behind schedule.
- zumBrunnen estimates the project completion at: 21.7%
- See below paragraph “Supporting Comments” for further discussions pertaining to significant variances.

**Analysis:**

- Once the project reaches the month of January 2018, the average month-to-month rate of completion should be relatively consistent; the Contractor should achieve on average 5-8% a month for the next 7 months. See the enclosed Project Completion Status Curve in Exhibit A.
  - The percent completed for just this month is: 2.9%
  - Comments: A workout construction schedule was submitted and was acceptable to all parties since it shows an accelerated substantial completion date close to the original date. However, the Owner has not approved the added costs to meet this schedule and the likely substantial completion date is now late November 2018.

The Owner will review the status of the delays again after the building is topped out.

- Issues noted that may affect the schedule:
  - Submittals, weather, available manpower and what manpower the subs provide.

**Conclusions:**

- zumBrunnen's estimated contract substantial completion date: November 28, 2018
- Variance in calendar days between the zumBrunnen estimated contract substantial completion date and contract substantial completion: 51 calendar days.

**Supporting Comments:**

- The project is properly managed and no additional delays beyond late November 2018 are anticipated at this time.

**Actions/Precautions/Recommendations:**

- The Contractor meets weekly with subcontractors to review progress, issues, and critical schedules and coordination. Ensure the Architect is keeping up with timely responses to submittals and RFIs.
- Keep a close watch on the weekly schedules; ensure the Contractor is monitoring and expediting submittals, and that the Owner is kept fully apprised of all critical items.

**C. Project Closeout Certificates and Documents**

As the Project approaches completion, this Section will track the required documents such as those noted in Exhibit F.

**VIII. GENERAL REMARKS**

**A. Site Visit and Attendees**

The site inspection and meeting were conducted on the date(s) as noted on the report cover sheet. The attendance list is as follows:

**C. C. Young**

Chris Zinkand  
Russell Crews

**D2 Architecture**

Patrick Donnell

**Project Control**

David Neugebauer  
Ronnie Klein

**Ziegler**

**Hill & Wilkinson**

Tyler Dodd  
Jeremy Rettig  
Chris Wolf  
Steve Camp  
Marcus Chavez

**zumBrunnen**

Alex Markovich

## **B. Finish Quality, Compliance, Maintenance/Protection, and Reports**

### **Finish Quality:**

List any issues with finish quality:

- Contractor proposals to help speed up the project come with a hefty price tag of some \$678,000 to date.
- Credit amounts for nurse call and security cameras were converted into signed PCOs.
- Entrance guard house awaiting City zoning approval of the Phase I plans along with the master plans.
- Final TDADS comments are expected shortly and no dimensional deviations are expected.

### **Compliance:**

The following items were reviewed with the project team pertaining to compliance with contract documents and industry standards:

- Final GMP has not been submitted and is awaiting finalization of the design plans.

### **Project Maintenance/Protection:**

- Is completed work properly maintained and protected from damage? Yes
- Is the Contractor keeping the project sufficiently clean and clear of trash? Yes

### **Test and Other Reports:**

Based on site observations and interviews, zumBrunnen will review and receive copies of field test reports as deemed necessary.

- Soil test reports: No issues were noted requiring review of field test reports.
- Concrete test lab reports: Concrete deviation log is being monitored very closely.

## **C. Site Security, Site Conditions, and Project Activities**

### **Site Security:**

- The property site appears to be properly secured: Yes, fenced and locked storage trailers, perimeter fencing
- Security service: Facility has nighttime security.

### **Site Conditions:**

- Weather: In the 62-64°F range with sunny skies
- Precipitation: None
- Condition of the project site: Dry and stable

### **Project Activities:**

- Column work, various deck formwork preparation, sprinkle layout in the garage, drain line work in the garage, PT cable stressing, and deck steel
- Do management and work force levels appear appropriate? Yes
  - Comment: None

## **D. Miscellaneous Comments**

- The next site visit is scheduled for November 21, 2017, 9:30 AM CT. Any interested

parties wishing to attend this meeting should coordinate with David Neugebauer of Project Control.

## **IX. CONTRACTOR'S PAYMENT APPLICATION OVERVIEW**

Contractor Payment Application #10 for Pay Period ending October 31, 2017 requests a current payment of \$2,040,422.23. Retainage in the amount of \$1,673,132.37 is being withheld, which is 10% of completed work and materials stored. Retainage released this month: \$0.00. zumBrunnen recommends disbursement of funds totaling \$2,040,422.23.

*See Exhibit B for the Contractor's signed and executed Payment Application form G702 and G703 that summarizes: change orders executed this month, total contract amount, work completed and materials stored to date, retainage, previous payments, and funds remaining to be dispersed including retainage.*

Comments pertaining to interpretation of, or adjustments to, the payment application:

- A pencil copy of the payment application was reviewed in detail by the Project Team; adjustments to various line items were mutually agreed upon. These adjustments have been incorporated into this payment application.

Stored materials (see Section II, Paragraph C for summary list of stored materials):

- zumBrunnen recommends payment for the stored materials as submitted: Yes
- If "No", provide list of any missing documentation required for approval, explanation, and recommendation: N/A

Adjustments for liquidated damages:

- N/A

Retainage:

- Percentage of total work completed and stored materials withheld as retainage last payment period: 10%
- Percentage of total work completed and stored materials withheld as retainage this payment period: 10%
- Retainage released this month: \$0.00
- Notice to surety required and copy enclosed: N/A

Based on review of each budget item in the payment application, it is concluded:

- Each budget line item drawn against is less than or equal to the status of completion for that item based on percent complete: Yes
- No one item has been funded beyond 100% of the current budget line item: Yes
- Sufficient funds remain budgeted to complete work currently under contract: Yes
- Please note that sufficiency of funds to complete the construction contract requires analysis of the project hard cost budget. For this analysis, see Section VI, Paragraphs A and B.

Lien waivers provided for zumBrunnen records:

- The Contractor has provided executed unconditional lien waiver for payments received

- prior to this payment application: Yes
- The Contractor has provided executed unconditional lien waiver for payments received prior to this payment application: Yes; these are being delivered to the Owner's Representative at Project Control
  - The Contractor has provided material invoices and subcontractor billings complete with executed unconditional lien waivers for payments received prior to this payment application: Yes
  - Material invoices and subcontractor billings are complete, with executed conditional lien waivers for payments including this payment application: Yes
  - Have there been any liens filed against the project: No

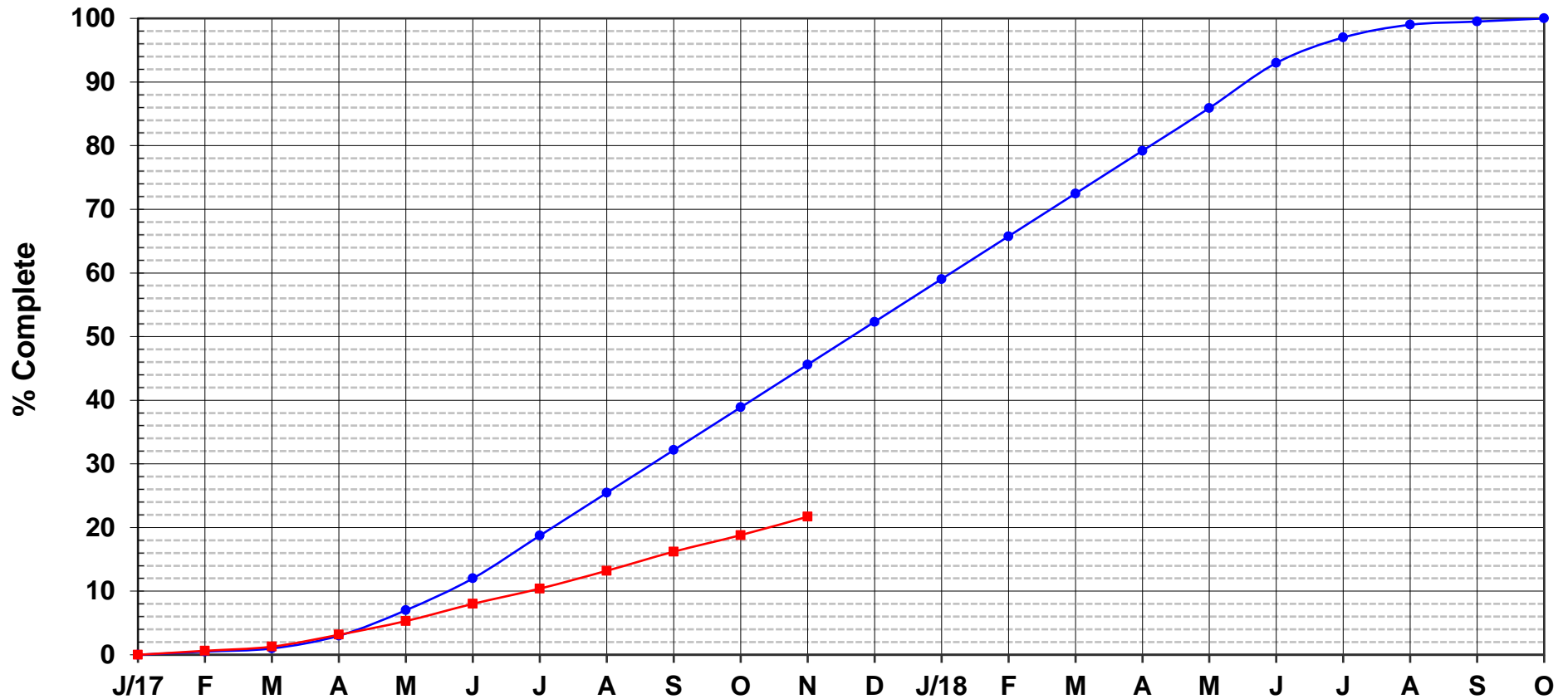
Based on the site visit observations, interviews, and the above review and conclusions, zumBrunnen recommends disbursement of funds in the amount of: **\$2,040,422.23**

# EXHIBIT A



# Project Completion Graph

**C. C. Young – The Vista, Project #2016-115, Date: 10/31/2017**  
**Construction Monitor's Estimated Percent Complete: 21.7%**



• Notice to Proceed: 1/9/2017  
 Original Date of Substantial Completion: 608 days 9/10/2018  
 Revised Date of Substantial Completion: 10/8/2018

Notes: None

—●— Projected    —■— Actual

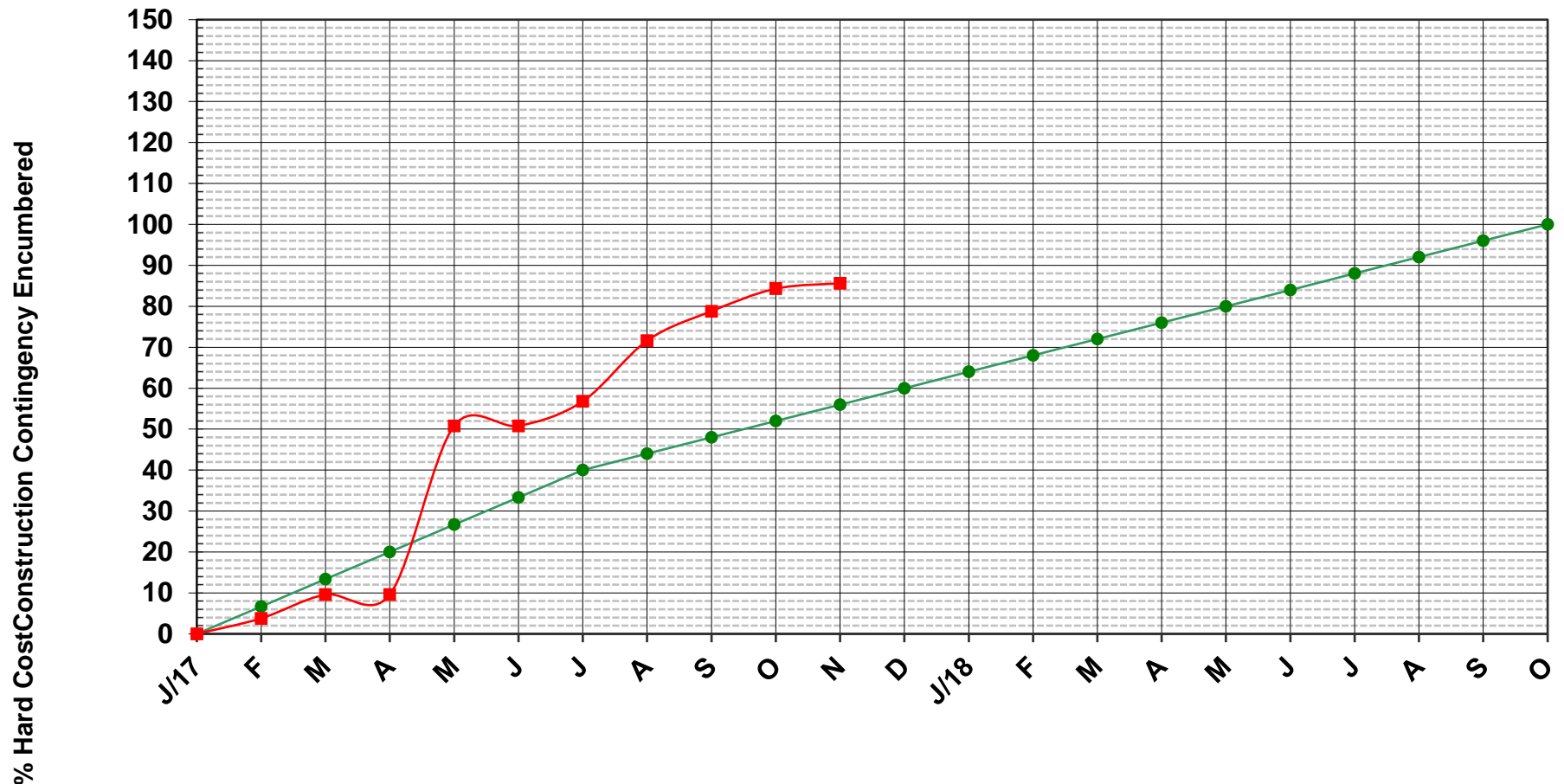
\*Each line represents 1<sup>st</sup> day of the month

\*\*All Percentage tied to the Notice To Proceed Date (± 1 week)

# Hard Cost Construction Contingency Graph

C. C. Young – The Vista, Project #2016-115, Date: 10/31/2017

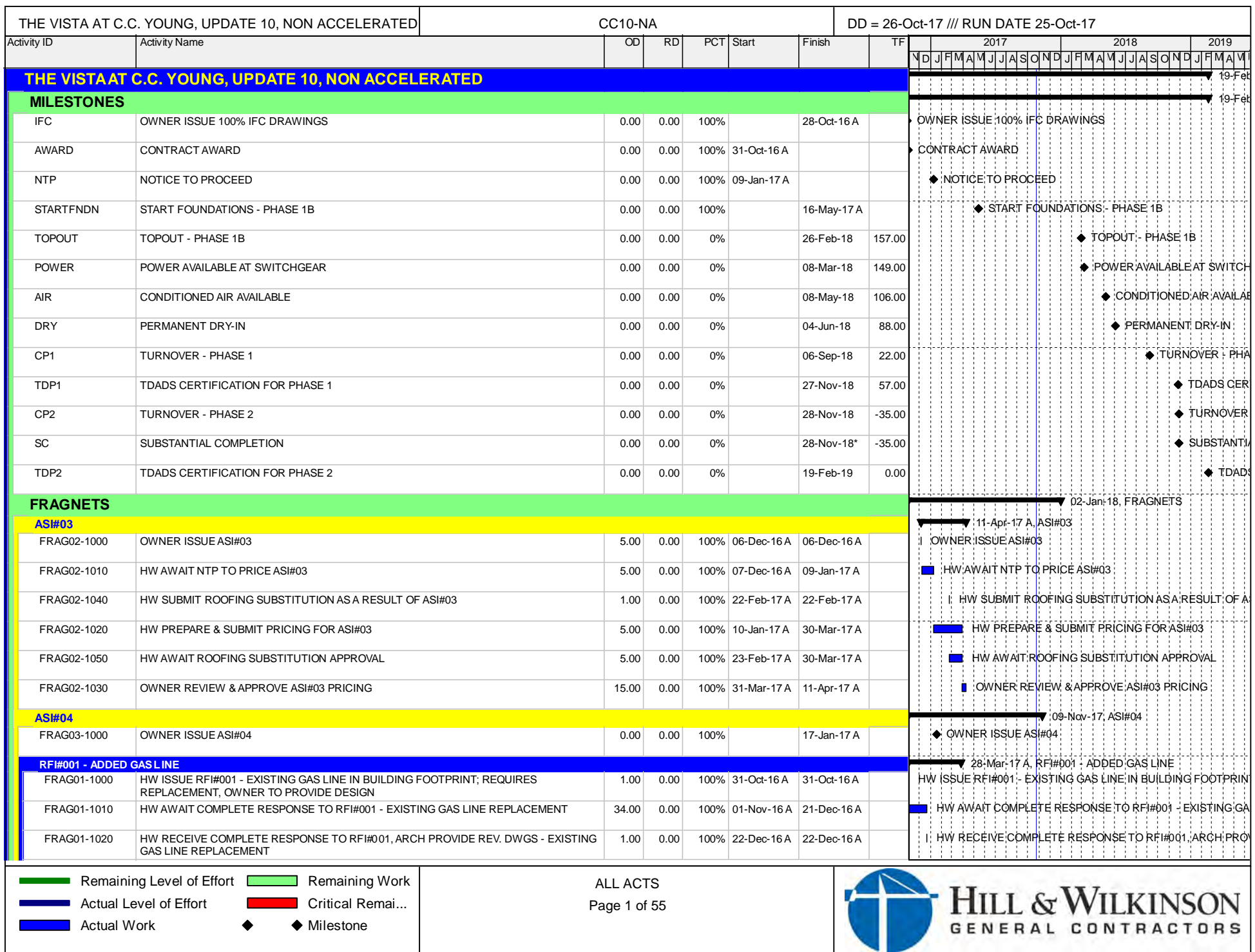
Encumbered Hard Cost Contingency: 85.6%



Original Hard Cost Contingency Budget: \$2,600,000  
Current Hard Cost Contingency Budget: \$2,600,000

—●— Projected —■— Actual

\* Each line represents the first day of the month



THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED				CC10-NA				DD = 26-Oct-17 /// RUN DATE 25-Oct-17											
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	<div> <div>2017</div> <div>2018</div> <div>2019</div> </div>											
FRAG01-1030	HW PREPARE & SUBMIT PCO#001 - EXISTING GAS LINE REPLACEMENT	15.00	0.00	100%	23-Dec-16 A	16-Jan-17 A		■ HW PREPARE & SUBMIT PCO#001 - EXISTING GAS LINE REPLACEMENT											
FRAG01-1050	HW SUBMIT PRODUCT DATA FOR GAS LINE - EXISTING GAS LINE REPLACEMENT	5.00	0.00	100%	30-Jan-17 A	30-Jan-17 A		■ HW SUBMIT PRODUCT DATA FOR GAS LINE - EXISTING GAS LINE REPLACEMENT											
FRAG01-1040	OWNER REVIEW & APPROVE PCO#001 - EXISTING GAS LINE REPLACEMENT	10.00	0.00	100%	17-Jan-17 A	31-Jan-17 A		■ OWNER REVIEW & APPROVE PCO#001 - EXISTING GAS LINE REPLACEMENT											
FRAG01-1060	OWNER REVIEW/APPROVE PRODUCT DATA - EXISTING GAS LINE REPLACEMENT	15.00	0.00	100%	31-Jan-17 A	31-Jan-17 A		■ OWNER REVIEW/APPROVE PRODUCT DATA - EXISTING GAS LINE REPLACEMENT											
FRAG01-1080	COORDINATE WORK & MOBILIZE NEW GAS LINE SUB - EXISTING GAS LINE REPLACEMENT	3.00	0.00	100%	01-Feb-17 A	16-Feb-17 A		■ COORDINATE WORK & MOBILIZE NEW GAS LINE SUB - EXISTING GAS LINE REPLACEMENT											
FRAG01-1090	TRENCH & INSTALL NEW GAS LINE - EXISTING GAS LINE REPLACEMENT	8.00	0.00	100%	17-Feb-17 A	23-Mar-17 A		■ TRENCH & INSTALL NEW GAS LINE - EXISTING GAS LINE REPLACEMENT											
FRAG01-1100	INSPECT NEW GAS LINE & METER - EXISTING GAS LINE REPLACEMENT	1.00	0.00	100%	24-Mar-17 A	24-Mar-17 A		■ INSPECT NEW GAS LINE & METER - EXISTING GAS LINE REPLACEMENT											
FRAG01-1110	SWITCHOVER NEW GAS LINE & METER - EXISTING GAS LINE REPLACEMENT	2.00	0.00	100%	23-Mar-17 A	28-Mar-17 A		■ SWITCHOVER NEW GAS LINE & METER - EXISTING GAS LINE REPLACEMENT											
RFI#002 - GREASE TRAP TO BLANTON								<div> <div>09-Nov-17; RFI#002 - GREASE TRAP TO BLANTON</div> </div>											
FRAG04-1000	PREPARE & SUBMIT PRICING FOR RFI#002 RESPONSE IN ASI#04 - GREASE TRAP TO BLANTON	18.00	0.00	100%	18-Jan-17 A	06-Feb-17 A		■ PREPARE & SUBMIT PRICING FOR RFI#002 RESPONSE IN ASI#04 - GREASE TRAP TO BLANTON											
FRAG04-1010	OWNER REVIEW & APPROVE PRICING FOR RFI#002 - GREASE TRAP TO BLANTON	15.00	0.00	100%	07-Feb-17 A	13-Mar-17 A		■ OWNER REVIEW & APPROVE PRICING FOR RFI#002 - GREASE TRAP TO BLANTON											
FRAG04-1040	OWNER REQUEST HW TO EXPLORE NEW DESIGN - GREASE TRAP TO BLANTON	5.00	0.00	100%	14-Mar-17 A	14-Mar-17 A		■ OWNER REQUEST HW TO EXPLORE NEW DESIGN - GREASE TRAP TO BLANTON											
FRAG04-1050	HW PREPARE NEW DESIGN & PROVIDE PROPOSAL FOR CHANGE - GREASE TRAP TO BLANTON	7.00	0.00	100%	15-Mar-17 A	24-Mar-17 A		■ HW PREPARE NEW DESIGN & PROVIDE PROPOSAL FOR CHANGE - GREASE TRAP TO BLANTON											
FRAG04-1070	SFA REVISED GREASE TRAP	5.00	0.00	100%	27-Mar-17 A	06-Apr-17 A		■ SFA REVISED GREASE TRAP											
FRAG04-1060	OWNER REVIEW & APPROVE REVISED DESIGN PROPOSAL FOR GREASE TRAP	10.00	0.00	100%	27-Mar-17 A	11-Apr-17 A		■ OWNER REVIEW & APPROVE REVISED DESIGN PROPOSAL FOR GREASE TRAP											
FRAG04-1080	R/A REVISED GREASE TRAP	5.00	0.00	100%	07-Apr-17 A	28-Apr-17 A		■ R/A REVISED GREASE TRAP											
FRAG04-1090	REVISE GREASE TRAP PRICING PER OWNER REQUEST	5.00	0.00	100%	01-May-17 A	19-Jun-17 A		■ REVISE GREASE TRAP PRICING PER OWNER REQUEST											
FRAG04-1020	F/D GREASE TRAP - GREASE TRAP TO BLANTON	40.00	0.00	100%	24-May-17 A	20-Jul-17 A		■ F/D GREASE TRAP - GREASE TRAP TO BLANTON											
FRAG04-1100	OWNER APPROVE NEW GREASE TRAP LOCATION	5.00	0.00	100%	20-Jun-17 A	06-Oct-17 A		■ OWNER APPROVE NEW GREASE TRAP LOCATION											
FRAG04-1030	INSTALL NEW GREASE TRAP	10.00	10.00	0%	26-Oct-17	09-Nov-17	98.00	■ INSTALL NEW GREASE TRAP											
RFI#004 - REVISED RETAINING WALL DETAILS								<div> <div>16-Aug-17 A; RFI#004 - REVISED RETAINING WALL DETAILS</div> </div>											
FRAG05-1020	SFA REBAR - REVISED RETAINING WALL DETAILS	18.00	0.00	100%	18-Jan-17 A	08-Feb-17 A		■ SFA REBAR - REVISED RETAINING WALL DETAILS											
FRAG05-1000	PREPARE & SUBMIT PRICING FOR RFI#004 RESPONSE IN ASI#04 - REVISED RETAINING WALL DETAILS	18.00	0.00	100%	18-Jan-17 A	24-Feb-17 A		■ PREPARE & SUBMIT PRICING FOR RFI#004 RESPONSE IN ASI#04 - REVISED RETAINING WALL DETAILS											
FRAG05-1030	OWNER R/A REBAR - REVISED RETAINING WALL DETAILS	15.00	0.00	100%	09-Feb-17 A	24-Feb-17 A		■ OWNER R/A REBAR - REVISED RETAINING WALL DETAILS											
FRAG05-1010	OWNER REVIEW & APPROVE PRICING FOR RFI#004 - REVISED RETAINING WALL DETAILS	15.00	0.00	100%	27-Feb-17 A	28-Feb-17 A		■ OWNER REVIEW & APPROVE PRICING FOR RFI#004 - REVISED RETAINING WALL DETAILS											
FRAG05-1050	OWNER REQUEST REVISED PRICING TO REMOVE CASING COST - REVISED RETAINING WALL DETAILS	1.00	0.00	100%	01-Mar-17 A	01-Mar-17 A		■ OWNER REQUEST REVISED PRICING TO REMOVE CASING COST - REVISED RETAINING WALL DETAILS											
FRAG05-1060	HW PREPARE & PROVIDE REVISED PRICING FOR REVISED RETAINING WALL - REVISED RETAINING WALL DETAILS	5.00	0.00	100%	02-Mar-17 A	14-Mar-17 A		■ HW PREPARE & PROVIDE REVISED PRICING FOR REVISED RETAINING WALL - REVISED RETAINING WALL DETAILS											
FRAG05-1070	OWNER REVIEW & APPROVE PRICING FOR RFI#004 R1 - REVISED RETAINING WALL DETAILS	10.00	0.00	100%	15-Mar-17 A	10-Apr-17 A		■ OWNER REVIEW & APPROVE PRICING FOR RFI#004 R1 - REVISED RETAINING WALL DETAILS											

■ Remaining Level of Effort

■ Remaining Work

■ Actual Level of Effort

■ Critical Remain...

■ Actual Work

◆ Milestone

THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED				CC10-NA				DD = 26-Oct-17 /// RUN DATE 25-Oct-17											
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	<div> <div>2017</div> <div>2018</div> <div>2019</div> </div>											
FRAG05-1080	OWNER NOTIFY HW THAT RETAINING WALL IS UNDER REDESIGN	1.00	0.00	100%	11-Apr-17 A	11-Apr-17 A		<div> <div>OWNER NOTIFY HW THAT RETAINING WALL IS UNDER REDESIGN</div> </div>											
FRAG05-1090	HW AWAIT REDESIGNED RETAINING WALL - REVISED RETAINING WALL DETAILS	5.00	0.00	100%	12-Apr-17 A	18-May-17 A		<div> <div>HW AWAIT REDESIGNED RETAINING WALL - REVISED RETAINING WALL DETAILS</div> </div>											
FRAG05-1095	ARCHITECT NOTIFY HW OF POTENTIAL CHANGES, HW HOLD OFF ON PRICING	5.00	0.00	100%	19-May-17 A	20-Jun-17 A		<div> <div>ARCHITECT NOTIFY HW OF POTENTIAL CHANGES, HW HOLD OFF ON PRICING</div> </div>											
FRAG05-1120	RE-SFA REBAR - REVISED RETAINING WALL DETAILS	5.00	0.00	100%	12-Jul-17 A	12-Jul-17 A		<div> <div>RE-SFA REBAR - REVISED RETAINING WALL DETAILS</div> </div>											
FRAG05-1130	RE-R/A REBAR - REVISED RETAINING WALL DETAILS	15.00	0.00	100%	13-Jul-17 A	17-Jul-17 A		<div> <div>RE-R/A REBAR - REVISED RETAINING WALL DETAILS</div> </div>											
FRAG05-1100	HW COORDINATE PRICING WITH OWNER FOR REDESIGNED RETAINING WALL - REVISED RETAINING WALL DETAILS	5.00	0.00	100%	19-May-17 A	25-Jul-17 A		<div> <div>HW COORDINATE PRICING WITH OWNER FOR REDESIGNED RETAINING WALL - REVISED RETAINING WALL DETAILS</div> </div>											
FRAG05-1110	OWNER REVIEW & APPROVE PRICING FOR REDESIGNED RETAINING WALL - REVISED RETAINING WALL DETAILS	10.00	0.00	100%	26-Jul-17 A	11-Aug-17 A		<div> <div>OWNER REVIEW &amp; APPROVE PRICING FOR REDESIGNED RETAINING WALL - REVISED RETAINING WALL DETAILS</div> </div>											
FRAG05-1040	F/D REBAR - REVISED RETAINING WALL DETAILS	10.00	0.00	100%	18-Jul-17 A	16-Aug-17 A		<div> <div>F/D REBAR - REVISED RETAINING WALL DETAILS</div> </div>											
RFI009/10/11 - ADDED UNDERGROUND SANITARY PIPING								<div> <div>30-May-17 A, RFI009/10/11 - ADDED UNDERGROUND SANITARY PIPING</div> </div>											
FRAG06-1000	PREPARE & SUBMIT PRICING FOR RFI#009/10/11 RESPONSE IN ASI#04 - ADDED UG SANITARY	18.00	0.00	100%	18-Jan-17 A	24-Feb-17 A		<div> <div>PREPARE &amp; SUBMIT PRICING FOR RFI#009/10/11 RESPONSE IN ASI#04 - ADDED UG SANITARY</div> </div>											
FRAG06-1010	OWNER REVIEW & APPROVE PRICING FOR RFI#009/10/11 - ADDED UG SANITARY	15.00	0.00	100%	27-Feb-17 A	28-Feb-17 A		<div> <div>OWNER REVIEW &amp; APPROVE PRICING FOR RFI#009/10/11 - ADDED UG SANITARY</div> </div>											
FRAG06-1020	MEETING WITH CCRD PER OWNER REQUEST TO REDUCE ADDED COST - ADDED UG SANITARY	5.00	0.00	100%	01-Mar-17 A	01-Mar-17 A		<div> <div>MEETING WITH CCRD PER OWNER REQUEST TO REDUCE ADDED COST - ADDED UG SANITARY</div> </div>											
FRAG06-1030	CCRD RE-DESIGN OF SYSTEM - ADDED UG SANITARY	22.00	0.00	100%	02-Mar-17 A	06-Apr-17 A		<div> <div>CCRD RE-DESIGN OF SYSTEM - ADDED UG SANITARY</div> </div>											
FRAG06-1040	HW PREPARE PRICING FOR RE-DESIGN - ADDED UG SANITARY	5.00	0.00	100%	07-Apr-17 A	19-Apr-17 A		<div> <div>HW PREPARE PRICING FOR RE-DESIGN - ADDED UG SANITARY</div> </div>											
FRAG06-1060	HW & CCRD MEET TO VALIDATE PRICING OF THEIR DESIGN - ADDED UG SANITARY	1.00	0.00	100%	20-Apr-17 A	20-Apr-17 A		<div> <div>HW &amp; CCRD MEET TO VALIDATE PRICING OF THEIR DESIGN - ADDED UG SANITARY</div> </div>											
FRAG06-1070	HW FINALIZE PRICING - ADDED UG SANITARY	5.00	0.00	100%	21-Apr-17 A	27-Apr-17 A		<div> <div>HW FINALIZE PRICING - ADDED UG SANITARY</div> </div>											
FRAG06-1050	OWNER REVIEW & APPROVE PRICING FOR REVISED DESIGN - ADDED UG SANITARY	10.00	0.00	100%	28-Apr-17 A	30-May-17 A		<div> <div>OWNER REVIEW &amp; APPROVE PRICING FOR REVISED DESIGN - ADDED UG SANITARY</div> </div>											
DINING EXPANSION PCO								<div> <div>27-Jun-17 A, DINING EXPANSION PCO</div> </div>											
FRAG07-1000	OWNER NOTIFY HW OF INTENT TO PROCEED WITH DINING EXPANSION SCOPE	1.00	0.00	100%	31-Jan-17 A	31-Jan-17 A		<div> <div>OWNER NOTIFY HW OF INTENT TO PROCEED WITH DINING EXPANSION SCOPE</div> </div>											
FRAG07-1010	HW VERIFY PRICING FOR DINING EXPANSION SCOPE, SUBMIT PCO	17.00	0.00	100%	01-Feb-17 A	24-Feb-17 A		<div> <div>HW VERIFY PRICING FOR DINING EXPANSION SCOPE, SUBMIT PCO</div> </div>											
FRAG07-1020	OWNER REVIEW & APPROVE PCO FOR DINING EXPANSION SCOPE	15.00	0.00	100%	24-Feb-17 A	28-Feb-17 A		<div> <div>OWNER REVIEW &amp; APPROVE PCO FOR DINING EXPANSION SCOPE</div> </div>											
FRAG07-1030	HW PREPARE & EXECUTE CHANGE ORDERS FOR DINING EXPANSION SCOPE	10.00	0.00	100%	01-Mar-17 A	27-Jun-17 A		<div> <div>HW PREPARE &amp; EXECUTE CHANGE ORDERS FOR DINING EXPANSION SCOPE</div> </div>											
FENCE AT NORTH PROPERTY LINE								<div> <div>10-Mar-17 A, FENCE AT NORTH PROPERTY LINE</div> </div>											
FRAG08-1000	OWNER REQUEST HW TO HOLD OFF ON EXISTING FENCE DEMO AT NORTH PROPERTY LINE	1.00	0.00	100%	31-Jan-17 A	31-Jan-17 A		<div> <div>OWNER REQUEST HW TO HOLD OFF ON EXISTING FENCE DEMO AT NORTH PROPERTY LINE</div> </div>											
FRAG08-1010	HW AWAIT OWNER RELEASE FOR DEMO OF EXISTING FENCE AT NORTH PROPERTY LINE	20.00	0.00	100%	01-Feb-17 A	09-Mar-17 A		<div> <div>HW AWAIT OWNER RELEASE FOR DEMO OF EXISTING FENCE AT NORTH PROPERTY LINE</div> </div>											
FRAG08-1020	HW DEMO EXISTING FENCE AT NORTH PROPERTY LINE	1.00	0.00	100%	10-Mar-17 A	10-Mar-17 A		<div> <div>HW DEMO EXISTING FENCE AT NORTH PROPERTY LINE</div> </div>											
ASI#08								<div> <div>02-Jun-17 A, ASI#08</div> </div>											
FRAG09-1000	OWNER ISSUE ASI#08	1.00	0.00	100%	16-Mar-17 A	16-Mar-17 A		<div> <div>OWNER ISSUE ASI#08</div> </div>											

Remaining Level of Effort
  Remaining Work
  Actual Level of Effort
  Critical Remain...
  Actual Work
  Milestone



THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED			CC10-NA					DD = 26-Oct-17 /// RUN DATE 25-Oct-17											
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	<div> <div>2017</div> <div>2018</div> <div>2019</div> </div>											
FRAG09-1010	HW REVIEW CHANGES, PREPARE AND SUBMIT PRICING - ASI#08	11.00	0.00	100%	17-Mar-17 A	27-Apr-17 A		<div> <div>HW REVIEW CHANGES, PREPARE AND SUBMIT PRICING - ASI#08</div> </div>											
FRAG09-1020	OWNER REVIEW & APPROVE PRICING - ASI#08	10.00	0.00	100%	28-Apr-17 A	02-Jun-17 A		<div> <div>OWNER REVIEW &amp; APPROVE PRICING - ASI#08</div> </div>											
<b>OWNER FINAL SELECTION OF GENERATOR</b>								<div> <div>10-Aug-17 A, OWNER FINAL SELECTION OF GENERATOR</div> </div>											
FRAG10-1000	HW AWAIT FINAL SELECTION/APPROVAL FROM OWNER - GENERATOR	53.00	0.00	100%	09-May-17 A	10-Aug-17 A		<div> <div>HW AWAIT FINAL SELECTION/APPROVAL FROM OWNER - GENERATOR</div> </div>											
<b>OWNER FINAL SELECTION OF FOOD EQUIPMENT</b>								<div> <div>26-Jul-17 A, OWNER FINAL SELECTION OF FOOD SERVICE EQUIPMENT</div> </div>											
FRAG11-1000	HW AWAIT FINAL SELECTION/APPROVAL FROM OWNER - FOOD SERVICE EQUIPMENT	88.00	0.00	100%	29-Mar-17 A	26-Jul-17 A		<div> <div>HW AWAIT FINAL SELECTION/APPROVAL FROM OWNER - FOOD SERVICE EQUIPMENT</div> </div>											
<b>OWNER COMPLETE VE PROCESS</b>								<div> <div>20-Oct-17 A, OWNER COMPLETE VE PROCESS</div> </div>											
FRAG12-1000	HW AWAIT COMPLETE VE DOCUMENTS FROM DESIGNER	75.00	0.00	100%	07-Apr-17 A	28-Aug-17 A		<div> <div>HW AWAIT COMPLETE VE DOCUMENTS FROM DESIGNER</div> </div>											
FRAG12-1010	HW VERIFY PRICING AGAINST VE DOCUMENTS & SUBMIT	6.00	0.00	100%	29-Aug-17 A	29-Sep-17 A		<div> <div>HW VERIFY PRICING AGAINST VE DOCUMENTS &amp; SUBMIT</div> </div>											
FRAG12-1020	OWNER REVIEW/APPROVE VE PRICING	10.00	0.00	100%	02-Oct-17 A	20-Oct-17 A		<div> <div>OWNER REVIEW/APPROVE VE PRICING</div> </div>											
<b>ASI#15</b>								<div> <div>02-Jan-18, ASI#15</div> </div>											
<b>ASI#15</b>								<div> <div>17-Nov-17, ASI#15</div> </div>											
FRAG13-1000	OWNER ISSUE ASI#15, LEVEL 8/9 REDESIGN	5.00	0.00	100%	11-Sep-17 A	11-Sep-17 A		<div> <div>OWNER ISSUE ASI#15, LEVEL 8/9 REDESIGN</div> </div>											
FRAG13-1010	HW REVIEW ASI#15 PRICING, DELAYED DUE TO ASI#17 ISSUANCE	5.00	7.00	0%	12-Sep-17 A	03-Nov-17	75.00	<div> <div>HW REVIEW ASI#15 PRICING, DELAYED DUE TO ASI#17 ISSUANCE</div> </div>											
FRAG13-1020	OWNER REVIEW/APPROVE ASI#15	10.00	10.00	0%	06-Nov-17	17-Nov-17	75.00	<div> <div>OWNER REVIEW/APPROVE ASI#15</div> </div>											
<b>ASI#17</b>								<div> <div>02-Jan-18, ASI#17</div> </div>											
FRAG14-1000	OWNER ISSUE ASI#17, REDESIGN OF ALL MEP	5.00	0.00	100%	20-Oct-17 A	20-Oct-17 A		<div> <div>OWNER ISSUE ASI#17, REDESIGN OF ALL MEP</div> </div>											
FRAG14-1050	HW RECOORDINATE BIM LEVEL 1 PER ASI#17	5.00	5.00	0%	26-Oct-17	01-Nov-17	15.00	<div> <div>HW RECOORDINATE BIM LEVEL 1 PER ASI#17</div> </div>											
FRAG14-1060	HW RECOORDINATE BIM LEVEL 2 PER ASI#17	5.00	5.00	0%	02-Nov-17	08-Nov-17	15.00	<div> <div>HW RECOORDINATE BIM LEVEL 2 PER ASI#17</div> </div>											
FRAG14-1010	HW REVIEW ASI#17 AND DEVELOP PRICING FOR ELECTRICAL	20.00	15.00	25%	23-Oct-17 A	15-Nov-17	8.00	<div> <div>HW REVIEW ASI#17 AND DEVELOP PRICING FOR ELECTRICAL</div> </div>											
FRAG14-1070	HW RECOORDINATE BIM LEVEL 3 PER ASI#17	5.00	5.00	0%	09-Nov-17	15-Nov-17	25.00	<div> <div>HW RECOORDINATE BIM LEVEL 3 PER ASI#17</div> </div>											
FRAG14-1080	HW RECOORDINATE BIM LEVEL 4 PER ASI#17	5.00	5.00	0%	16-Nov-17	22-Nov-17	25.00	<div> <div>HW RECOORDINATE BIM LEVEL 4 PER ASI#17</div> </div>											
FRAG14-1030	HW REVIEW ASI#17 AND DEVELOP PRICING FOR REMAINING CHANGES	28.00	25.00	10.71%	23-Oct-17 A	01-Dec-17	4.00	<div> <div>HW REVIEW ASI#17 AND DEVELOP PRICING FOR REMAINING CHANGES</div> </div>											
FRAG14-1020	OWNER REVIEW/APPROVE ASI#17 FOR ELECTRICAL	10.00	10.00	0%	16-Nov-17	01-Dec-17	8.00	<div> <div>OWNER REVIEW/APPROVE ASI#17 FOR ELECTRICAL</div> </div>											
FRAG14-1090	HW RECOORDINATE BIM LEVEL 5 PER ASI#17	5.00	5.00	0%	27-Nov-17	01-Dec-17	35.00	<div> <div>HW RECOORDINATE BIM LEVEL 5 PER ASI#17</div> </div>											
FRAG14-1100	HW RECOORDINATE BIM LEVEL 6 PER ASI#17	5.00	5.00	0%	04-Dec-17	08-Dec-17	35.00	<div> <div>HW RECOORDINATE BIM LEVEL 6 PER ASI#17</div> </div>											
FRAG14-1040	OWNER REVIEW/APPROVE ASI#17 FOR REMAINING CHANGES	10.00	10.00	0%	04-Dec-17	15-Dec-17	4.00	<div> <div>OWNER REVIEW/APPROVE ASI#17 FOR REMAINING CHANGES</div> </div>											
FRAG14-1110	HW RECOORDINATE BIM LEVEL 7 PER ASI#17	5.00	5.00	0%	11-Dec-17	15-Dec-17	45.00	<div> <div>HW RECOORDINATE BIM LEVEL 7 PER ASI#17</div> </div>											
FRAG14-1120	HW RECOORDINATE BIM LEVEL 8 PER ASI#17	5.00	5.00	0%	18-Dec-17	22-Dec-17	45.00	<div> <div>HW RECOORDINATE BIM LEVEL 8 PER ASI#17</div> </div>											

■ Remaining Level of Effort    ■ Remaining Work  
■ Actual Level of Effort    ■ Critical Remain...  
■ Actual Work    ◆ ◆ Milestone



THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED		CC10-NA						DD = 26-Oct-17 /// RUN DATE 25-Oct-17																						
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	2017 2018 2019																						
								N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S
FRAG14-1130	HW RECOORDINATE BIM LEVEL 9 PER ASI#17	5.00	5.00	0%	26-Dec-17	02-Jan-18	60.00	HW RECOORDINATE BIM LEVEL 9 PER ASI#17																						
PROCUREMENT								19-Feb-18, PROCUREMENT																						
PROC1150	SFA ELEVATOR SHOP DRAWINGS	20.00	0.00	100%	23-Jan-17 A	23-Jan-17 A		SFA ELEVATOR SHOP DRAWINGS																						
PROC1060	SFA STRUCTURAL STEEL SHOP DRAWINGS FOR PARKING THROUGH LEVEL 1, EMBEDS	20.00	0.00	100%	08-Feb-17 A	08-Feb-17 A		SFA STRUCTURAL STEEL SHOP DRAWINGS FOR PARKING THROUGH LEVEL 1, EMBEDS																						
PROC1160	R/A ELEVATOR SHOP DRAWINGS	15.00	0.00	100%	24-Jan-17 A	20-Feb-17 A		R/A ELEVATOR SHOP DRAWINGS																						
PROC1400	SFA ELECTRICAL EQUIPMENT/SWITCHGEAR/PANELBOARDS	20.00	0.00	100%	20-Feb-17 A	20-Feb-17 A		SFA ELECTRICAL EQUIPMENT/SWITCHGEAR/PANELBOARDS																						
PROC1610	SFA STRUCTURAL STEEL SHOP DRAWINGS FOR LVL 2 - LVL 6, EMBEDS	20.00	0.00	100%	22-Feb-17 A	22-Feb-17 A		SFA STRUCTURAL STEEL SHOP DRAWINGS FOR LVL 2 - LVL 6, EMBEDS																						
PROC1640	SFA STRUCTURAL STEEL SHOP DRAWINGS FOR LVL 7 - ROOF, EMBEDS	20.00	0.00	100%	22-Feb-17 A	22-Feb-17 A		SFA STRUCTURAL STEEL SHOP DRAWINGS FOR LVL 7 - ROOF, EMBEDS																						
PROC1370	SFA HVAC EQUIPMENT SUBMITTALS	20.00	0.00	100%	09-Feb-17 A	23-Feb-17 A		SFA HVAC EQUIPMENT SUBMITTALS																						
PROC1760	SFA STRUCTURAL STEEL SHOP DRAWINGS FOR BLANTON KITCHEN, MEMBERS	20.00	0.00	100%	23-Feb-17 A	23-Feb-17 A		SFA STRUCTURAL STEEL SHOP DRAWINGS FOR BLANTON KITCHEN, MEMBERS																						
PROC1410	R/A ELECTRICAL EQUIPMENT/SWITCHGEAR/PANELBOARDS	15.00	0.00	100%	21-Feb-17 A	03-Mar-17 A		R/A ELECTRICAL EQUIPMENT/SWITCHGEAR/PANELBOARDS																						
PROC1070	R/A STRUCTURAL STEEL SHOP DRAWINGS FOR PARKING THROUGH LEVEL 1, EMBEDS	15.00	0.00	100%	09-Feb-17 A	09-Mar-17 A		R/A STRUCTURAL STEEL SHOP DRAWINGS FOR PARKING THROUGH LEVEL 1, EMBEDS																						
PROC1380	R/A HVAC EQUIPMENT SUBMITTALS	15.00	0.00	100%	24-Feb-17 A	13-Mar-17 A		R/A HVAC EQUIPMENT SUBMITTALS																						
PROC1280	SFA FOOD SERVICE EQUIPMENT	20.00	0.00	100%	13-Mar-17 A	13-Mar-17 A		SFA FOOD SERVICE EQUIPMENT																						
PROC1620	R/A STRUCTURAL STEEL SHOP DRAWINGS FOR LVL 2 - LVL 6, EMBEDS	15.00	0.00	100%	23-Feb-17 A	15-Mar-17 A		R/A STRUCTURAL STEEL SHOP DRAWINGS FOR LVL 2 - LVL 6, EMBEDS																						
PROC1650	R/A STRUCTURAL STEEL SHOP DRAWINGS FOR LVL 7 - ROOF, EMBEDS	15.00	0.00	100%	23-Feb-17 A	15-Mar-17 A		R/A STRUCTURAL STEEL SHOP DRAWINGS FOR LVL 7 - ROOF, EMBEDS																						
PROC1770	R/A STRUCTURAL STEEL SHOP DRAWINGS FOR BLANTON KITCHEN, MEMBERS	15.00	0.00	100%	24-Feb-17 A	15-Mar-17 A		R/A STRUCTURAL STEEL SHOP DRAWINGS FOR BLANTON KITCHEN, MEMBERS																						
PROC1460	SFA GENERATOR SUBMITTALS	20.00	0.00	100%	21-Mar-17 A	21-Mar-17 A		SFA GENERATOR SUBMITTALS																						
PROC1340	SFA PLUMBING FIXTURES SUBMITTALS	20.00	0.00	100%	22-Mar-17 A	22-Mar-17 A		SFA PLUMBING FIXTURES SUBMITTALS																						
PROC1850	SFA ELECTRICAL PANELBOARDS	20.00	0.00	100%	24-Mar-17 A	24-Mar-17 A		SFA ELECTRICAL PANELBOARDS																						
PROC1290	R/A FOOD SERVICE EQUIPMENT	15.00	0.00	100%	14-Mar-17 A	28-Mar-17 A		R/A FOOD SERVICE EQUIPMENT																						
PROC1470	R/A GENERATOR SUBMITTALS (ON HOLD BY OWNER, PENDING CHANGE)	15.00	0.00	100%	22-Mar-17 A	05-Apr-17 A		R/A GENERATOR SUBMITTALS (ON HOLD BY OWNER, PENDING CHANGE)																						
PROC1030	SFA CAST STONE MASONRY SHOP DRAWINGS	20.00	0.00	100%	06-Mar-17 A	14-Apr-17 A		SFA CAST STONE MASONRY SHOP DRAWINGS																						
PROC1820	SFA STRUCTURAL STEEL SHOP DRAWINGS FOR BLANTON DINING, MEMBERS	20.00	0.00	100%	18-Apr-17 A	18-Apr-17 A		SFA STRUCTURAL STEEL SHOP DRAWINGS FOR BLANTON DINING, MEMBERS																						
PROC1310	SFA INDOOR SWIMMING POOL SUBMITTALS	20.00	0.00	100%	21-Apr-17 A	21-Apr-17 A		SFA INDOOR SWIMMING POOL SUBMITTALS																						
PROC1860	R/A ELECTRICAL PANELBOARDS	15.00	0.00	100%	24-Mar-17 A	29-Apr-17 A		R/A ELECTRICAL PANELBOARDS																						
PROC1790	SFA STRUCTURAL STEEL SHOP DRAWINGS FOR ROOF, MEMBERS	20.00	0.00	100%	29-Apr-17 A	29-Apr-17 A		SFA STRUCTURAL STEEL SHOP DRAWINGS FOR ROOF, MEMBERS																						

Remaining Level of Effort

Actual Level of Effort


Actual Work

Remaining Work

Critical Remai...

Milestone

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HILL & WILKINSON  
GENERAL CONTRACTORS

Remaining Level of Effort
  Remaining Work
  Actual Level of Effort
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  Actual Work
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THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED			CC10-NA					DD = 26-Oct-17 /// RUN DATE 25-Oct-17																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																											
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PROC1780	F/D STRUCTURAL STEEL FOR BLANTON KITCHEN, MEMBERS	40.00	1.00	97.5%	16-Mar-17 A	26-Oct-17	-3.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												

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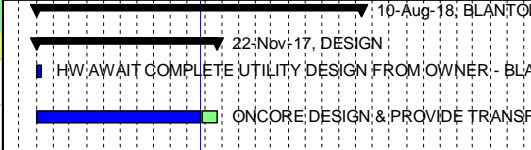


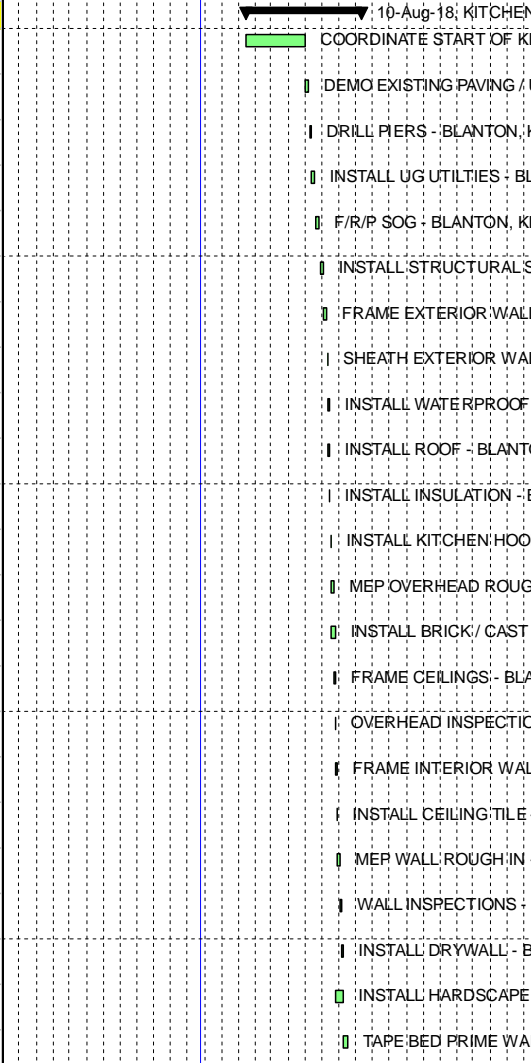





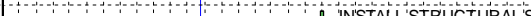

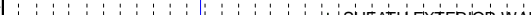

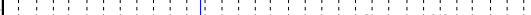
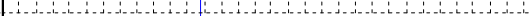

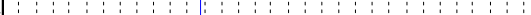


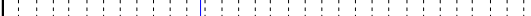

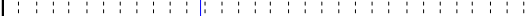
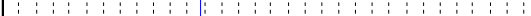
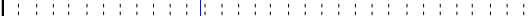



Actual Level of Effort

Actual Work

Remaining Work

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THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED		CC10-NA					DD = 26-Oct-17 /// RUN DATE 25-Oct-17																														
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	2017												2018					2019												
								N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A
BLANTON EXPANSION & REMODEL																																					
DESIGN																																					
DESIGN1000	HW AWAIT COMPLETE UTILITY DESIGN FROM OWNER - BLANTON	70.00	0.00	100%	02-Jan-17 A	09-Jan-17 A																															
DESIGN1010	ONCORE DESIGN & PROVIDE TRANSFORMER	70.00	20.00	71.43%	02-Jan-17 A	22-Nov-17	58.00																														
KITCHEN EXPANSION																																					
KITCHEN1300	COORDINATE START OF KITCHEN EXPANSION WITH CONDITIONED AIR AVAILABILITY	77.00	77.00	0%	15-Jan-18	01-May-18	-11.00																														
KITCHEN1000	DEMO EXISTING PAVING / UTILITIES - BLANTON, KITCHEN EXPANSION	5.00	5.00	0%	02-May-18	08-May-18	-10.00																														
KITCHEN1010	DRILL PIERS - BLANTON, KITCHEN EXPANSION	2.00	2.00	0%	10-May-18	11-May-18	-10.00																														
KITCHEN1020	INSTALL UG UTILITIES - BLANTON, KITCHEN EXPANSION	5.00	5.00	0%	14-May-18	18-May-18	-10.00																														
KITCHEN1030	F/R/P SOG - BLANTON, KITCHEN EXPANSION	4.00	4.00	0%	21-May-18	25-May-18	-10.00																														
KITCHEN1040	INSTALL STRUCTURAL STEEL - BLANTON, KITCHEN EXPANSION	5.00	5.00	0%	29-May-18	04-Jun-18	-10.00																														
KITCHEN1050	FRAME EXTERIOR WALLS - BLANTON, KITCHEN EXPANSION	3.00	3.00	0%	05-Jun-18	08-Jun-18	-10.00																														
KITCHEN1060	SHEATH EXTERIOR WALLS - BLANTON, KITCHEN EXPANSION	1.00	1.00	0%	11-Jun-18	11-Jun-18	-10.00																														
KITCHEN1070	INSTALL WATERPROOFING ON WALLS - BLANTON, KITCHEN EXPANSION	3.00	3.00	0%	12-Jun-18	14-Jun-18	-9.00																														
KITCHEN1080	INSTALL ROOF - BLANTON, KITCHEN EXPANSION	4.00	4.00	0%	12-Jun-18	15-Jun-18	-10.00																														
KITCHEN1090	INSTALL INSULATION - BLANTON, KITCHEN EXPANSION	1.00	1.00	0%	15-Jun-18	15-Jun-18	12.00																														
KITCHEN1100	INSTALL KITCHEN HOODS - BLANTON, KITCHEN EXPANSION	1.00	1.00	0%	18-Jun-18	18-Jun-18	-7.00																														
KITCHEN1110	MEP OVERHEAD ROUGH IN - BLANTON, KITCHEN EXPANSION	5.00	5.00	0%	18-Jun-18	22-Jun-18	-11.00																														
KITCHEN1120	INSTALL BRICK / CAST STONE - BLANTON, KITCHEN EXPANSION	5.00	5.00	0%	18-Jun-18	25-Jun-18	11.00																														
KITCHEN1130	FRAME CEILINGS - BLANTON, KITCHEN EXPANSION	2.00	2.00	0%	22-Jun-18	25-Jun-18	19.00																														
KITCHEN1140	OVERHEAD INSPECTIONS - BLANTON, KITCHEN EXPANSION	1.00	1.00	0%	26-Jun-18	26-Jun-18	19.00																														
KITCHEN1160	FRAME INTERIOR WALLS - BLANTON, KITCHEN EXPANSION	3.00	3.00	0%	25-Jun-18	27-Jun-18	-11.00																														
KITCHEN1150	INSTALL CEILING TILE - BLANTON, KITCHEN EXPANSION	1.00	1.00	0%	27-Jun-18	27-Jun-18	19.00																														
KITCHEN1170	MEP WALL ROUGH IN - BLANTON, KITCHEN EXPANSION	4.00	4.00	0%	28-Jun-18	03-Jul-18	-11.00																														
KITCHEN1180	WALL INSPECTIONS - BLANTON, KITCHEN EXPANSION	1.00	1.00	0%	05-Jul-18	05-Jul-18	-11.00																														
KITCHEN1190	INSTALL DRYWALL - BLANTON, KITCHEN EXPANSION	2.00	2.00	0%	06-Jul-18	09-Jul-18	-11.00																														
KITCHEN1200	INSTALL HARDSCAPE - BLANTON, KITCHEN EXPANSION	10.00	10.00	0%	26-Jun-18	10-Jul-18	12.00																														
KITCHEN1210	TAPE BED PRIME WALLS - BLANTON, KITCHEN EXPANSION	5.00	5.00	0%	10-Jul-18	16-Jul-18	-11.00																														

Remaining Level of Effort

Actual Level of Effort

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HILL & WILKINSON  
GENERAL CONTRACTORS

THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED				CC10-NA				DD = 26-Oct-17 /// RUN DATE 25-Oct-17																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																											
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KITCHEN1220	INSTALL COOLERS/ FREEZERS - BLANTON, KITCHEN EXPANSION	2.00	2.00	0%	17-Jul-18	18-Jul-18	-11.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												

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THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED			CC10-NA					DD = 26-Oct-17 /// RUN DATE 25-Oct-17											
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF												
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SITE1000	INSTALL CONSTRUCTION FENCING & SIGNAGE - DEMO & INITIAL SITEWORK	2.00	0.00	100%	09-Jan-17 A	13-Jan-17 A		I : INSTALL CONSTRUCTION FENCING & SIGNAGE - DEMO & IN											
SITE1060	INSTALL NEW STORM MAIN AT NORTH - DEMO & INITIAL SITEWORK	10.00	0.00	100%	13-Mar-17 A	17-Mar-17 A		I : INSTALL NEW STORM MAIN AT NORTH - DEMO & INITIAL											
SITE1010	DEMO ASPHALT & RETAINING WALLS - DEMO & INITIAL SITEWORK	8.00	0.00	100%	16-Jan-17 A	24-Apr-17 A		<div style="background-color: #00FF00; width: 100%; height: 10px;"></div> DEMO ASPHALT & RETAINING WALLS - DEMO & INITIA											
SITE1020	EXCAVATE FOR PARKING GARAGE, WEST - DEMO & INITIAL SITEWORK	25.00	0.00	100%	12-Apr-17 A	15-May-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> EXCAVATE FOR PARKING GARAGE, WEST - DEMO &											
SITE1030	INSTALL SHORING FOR PARKING GARAGE, WEST - DEMO & INITIAL SITEWORK	21.00	0.00	100%	24-Apr-17 A	18-May-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> INSTALL SHORING FOR PARKING GARAGE, WEST -											
SITE1040	EXCAVATE FOR PARKING GARAGE, NORTH - DEMO & INITIAL SITEWORK	10.00	0.00	100%	16-May-17 A	02-Jun-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> EXCAVATE FOR PARKING GARAGE, NORTH - DEMO											
SITE1050	INSTALL SHORING FOR PARKING GARAGE, NORTH - DEMO & INITIAL SITEWORK	10.00	0.00	100%	19-May-17 A	14-Jun-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> INSTALL SHORING FOR PARKING GARAGE, NORTH											
NORTHSITE1160	F/R/P RETAINING WALL - HARDSCAPE, NORTH	15.00	0.00	100%	01-Sep-17 A	15-Sep-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> F/R/P RETAINING WALL - HARDSCAPE, NOR											
SITE1080	ROUGH GRADE FOR NORTH FIRE LANE - DEMO INITIAL SITEWORK	3.00	0.00	100%	18-Sep-17 A	20-Sep-17 A		I : ROUGH GRADE FOR NORTH FIRE LANE - I											
SITE1090	F/R/P PAVING FOR NORTH FIRE LANE - DEMO INITIAL SITEWORK	10.00	10.00	0%	26-Oct-17	09-Nov-17	52.00	<div style="background-color: #90EE90; width: 100%; height: 10px;"></div> F/R/P PAVING FOR NORTH FIRE LANE -											
<b>STRUCTURAL</b>								<div style="text-align: right;">06-Mar-18, STRUCTURAL</div>											
<b>FOUNDATION &amp; PARKING LEVEL</b>								<div style="text-align: right;">07-Nov-17, FOUNDATION &amp; PARKING LE</div>											
FOUND1000	E/F/R/P TOWER CRANE FOUNDATION - FOUNDATION	5.00	0.00	100%	14-Mar-17 A	17-Mar-17 A		I : E/F/R/P TOWER CRANE FOUNDATION - FOUNDATION											
FOUND1010	ERECT / INSPECT TOWER CRANE	10.00	0.00	100%	04-Apr-17 A	05-Apr-17 A		J : ERECT / INSPECT TOWER CRANE											
FOUND1020	PLACE PIERS - FOUNDATION	16.00	0.00	100%	12-Jun-17 A	14-Jul-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> PLACE PIERS - FOUNDATION											
FOUND1060	F/R/P COLUMNS - PARKING LEVEL	16.00	0.00	100%	13-Jun-17 A	27-Jul-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> F/R/P COLUMNS - PARKING LEVEL											
FOUND1070	E/F/R/P GRADE BEAMS - FOUNDATION	22.00	0.00	100%	14-Jun-17 A	17-Oct-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> E/F/R/P GRADE BEAMS - FOUNDATION											
FOUND1100	F/R/P PERIMETER WALLS, SOUTH TO NORTH - PARKING LEVEL	36.00	0.00	100%	28-Jun-17 A	20-Oct-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> F/R/P PERIMETER WALLS, SOUTH TO NC											
FOUND1090	APPLY WATERPROOFING AT PERIMETER WALLS, SOUTH TO NORTH - PARKING LEVEL	36.00	4.00	88.89%	16-Jun-17 A	31-Oct-17	1.00	<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> APPLY WATERPROOFING AT PERIMETE											
<b>POUR 1 AREA</b>								<div style="text-align: right;">03-Aug-17 A, POUR 1 AREA</div>											
FOUND1030	ROUGH-IN UNDERSLAB SANITARY, STORM, AND FRENCH DRAIN SYSTEMS - FOUNDATION, POUR 1	20.00	0.00	100%	29-Jun-17 A	24-Jul-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> ROUGH-IN UNDERSLAB SANITARY, STORM, AN											
FOUND1050	UNDERSLAB INSPECTIONS - FOUNDATION, POUR 1	1.00	0.00	100%	25-Jul-17 A	25-Jul-17 A		I : UNDERSLAB INSPECTIONS - FOUNDATION, PC											
FOUND1080	F/R/P SLAB ON GRADE, SOUTH TO NORTH, POUR 1 - PARKING LEVEL	8.00	0.00	100%	26-Jul-17 A	03-Aug-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> F/R/P SLAB ON GRADE, SOUTH TO NORTH, PC											
<b>POUR 2 AREA</b>								<div style="text-align: right;">15-Aug-17 A, POUR 2 AREA</div>											
FOUND1120	ROUGH-IN UNDERSLAB SANITARY, STORM, AND FRENCH DRAIN SYSTEMS - FOUNDATION, POUR 2	14.00	0.00	100%	26-Jul-17 A	11-Aug-17 A		<div style="background-color: #0000FF; width: 100%; height: 10px;"></div> ROUGH-IN UNDERSLAB SANITARY, STORM, A											
FOUND1150	UNDERSLAB INSPECTIONS - FOUNDATION, POUR 2	1.00	0.00	100%	12-Aug-17 A	12-Aug-17 A		I : UNDERSLAB INSPECTIONS - FOUNDATION, P											
FOUND1110	F/R/P SLAB ON GRADE, SOUTH TO NORTH, POUR 2 - PARKING LEVEL	7.00	0.00	100%	13-Aug-17 A	15-Aug-17 A		I : F/R/P SLAB ON GRADE, SOUTH TO NORTH, P											
<b>POUR 3 AREA</b>								<div style="text-align: right;">24-Aug-17 A, POUR 3 AREA</div>											
FOUND1040	ROUGH-IN UNDERSLAB ELECTRICAL - FOUNDATION, POUR 3	2.00	0.00	100%	14-Aug-17 A	15-Aug-17 A		I : ROUGH-IN UNDERSLAB ELECTRICAL - FOUN											

Remaining Level of Effort

Actual Level of Effort

Actual Work

Remaining Work

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ALL ACTS  
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HILL & WILKINSON  
GENERAL CONTRACTORS



THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED				CC10-NA				DD = 26-Oct-17 /// RUN DATE 25-Oct-17											
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	<div> <div>2017</div> <div>2018</div> <div>2019</div> </div>											
FOUND1130	ROUGH-IN UNDERSLAB SANITARY, STORM, AND FRENCH DRAIN SYSTEMS - FOUNDATION, POUR 3	7.00	0.00	100%	16-Aug-17 A	21-Aug-17 A													
FOUND1140	UNDERSLAB INSPECTIONS - FOUNDATION, POUR 3	1.00	0.00	100%	22-Aug-17 A	22-Aug-17 A													
FOUND1160	F/R/P SLAB ON GRADE, SOUTH TO NORTH, POUR 3 - PARKING LEVEL	5.00	0.00	100%	23-Aug-17 A	24-Aug-17 A													
POUR 4 AREA																			
FOUND1170	ROUGH-IN UNDERSLAB ELECTRICAL - FOUNDATION, POUR 4	2.00	0.00	100%	21-Aug-17 A	28-Aug-17 A													
FOUND1180	ROUGH-IN UNDERSLAB SANITARY, STORM, AND FRENCH DRAIN SYSTEMS - FOUNDATON, POUR 4	7.00	0.00	100%	21-Aug-17 A	28-Aug-17 A													
FOUND1190	UNDERSLAB INSPECTIONS - FOUNDATION, POUR 4	1.00	0.00	100%	29-Aug-17 A	29-Aug-17 A													
FOUND1200	F/R/P SLAB ON GRADE, SOUTH TO NORTH, POUR 4 - PARKING LEVEL	3.00	0.00	100%	30-Aug-17 A	01-Sep-17 A													
POUR 5 AREA																			
FOUND1210	ROUGH-IN UNDERSLAB ELECTRICAL - FOUNDATION, POUR 5	2.00	0.00	100%	24-Aug-17 A	28-Aug-17 A													
FOUND1220	ROUGH-IN UNDERSLAB SANITARY, STORM, AND FRENCH DRAIN SYSTEMS - FOUNDATON, POUR 5	6.00	0.00	100%	24-Aug-17 A	28-Aug-17 A													
FOUND1230	UNDERSLAB INSPECTIONS - FOUNDATION, POUR 5	1.00	0.00	100%	29-Aug-17 A	29-Aug-17 A													
FOUND1240	F/R/P SLAB ON GRADE, SOUTH TO NORTH, POUR 5 - PARKING LEVEL	3.00	0.00	100%	01-Sep-17 A	01-Sep-17 A													
POUR 6 AREA																			
FOUND1260	ROUGH-IN UNDERSLAB SANITARY, STORM, AND FRENCH DRAIN SYSTEMS - FOUNDATON, POUR 6	5.00	5.00	0%	26-Oct-17	01-Nov-17	-4.00												
FOUND1250	ROUGH-IN UNDERSLAB ELECTRICAL - FOUNDATION, POUR 6	2.00	2.00	0%	31-Oct-17	01-Nov-17	-4.00												
FOUND1270	UNDERSLAB INSPECTIONS - FOUNDATION, POUR 6	1.00	1.00	0%	02-Nov-17	02-Nov-17	-4.00												
FOUND1280	F/R/P SLAB ON GRADE, SOUTH TO NORTH, POUR 6 - PARKING LEVEL	3.00	3.00	0%	03-Nov-17	07-Nov-17	-4.00												
SUPERSTRUCTURE																			
LEVEL 1																			
POUR 1																			
STRUCTL1-1020	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 1, POUR 1	5.00	0.00	100%	09-Aug-17 A	09-Aug-17 A													
STRUCTL1-1030	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 1, POUR 1	5.00	0.00	100%	09-Aug-17 A	09-Aug-17 A													
STRUCTL1-1000	FORMWORK FOR ELEVATED DECK - LEVEL 1, POUR 1	5.00	0.00	100%	07-Aug-17 A	11-Aug-17 A													
STRUCTL1-1010	INSTALL, EMBEDS, REBAR - LEVEL 1, POUR 1	3.00	0.00	100%	12-Aug-17 A	18-Aug-17 A													
STRUCTL1-1040	IN-SLAB INSPECTIONS - LEVEL 1, POUR 1	1.00	0.00	100%	23-Aug-17 A	23-Aug-17 A													
STRUCTL1-1050	POUR ELEVATED DECK - LEVEL 1, POUR 1	1.00	0.00	100%	26-Aug-17 A	26-Aug-17 A													
STRUCTL1-1070	F/R/P COLUMNS & SHEAR WALLS - LEVEL 1, POUR 1	2.00	0.00	100%	27-Aug-17 A	27-Aug-17 A													
STRUCTL1-1090	STRIP FORMWORK - LEVEL 1, POUR 1	3.00	0.00	100%	29-Sep-17 A	02-Oct-17 A													
POUR 2																			

Remaining Level of Effort
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  Actual Level of Effort
  Critical Remai...
  Milestone

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THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED				CC10-NA				DD = 26-Oct-17 /// RUN DATE 25-Oct-17											
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	<div> <div>2017</div> <div>2018</div> <div>2019</div> </div>											
STRUCTL2-1100	FORMWORK FOR ELEVATED DECK - LEVEL 2, POUR 2	5.00	0.00	100%	25-Sep-17 A	02-Oct-17 A													
STRUCTL2-1110	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 2, POUR 2	3.00	0.00	100%	26-Sep-17 A	04-Oct-17 A													
STRUCTL2-1140	IN-SLAB INSPECTIONS - LEVEL 2, POUR 2	1.00	0.00	100%	04-Oct-17 A	04-Oct-17 A													
STRUCTL2-1150	POUR ELEVATED DECK - LEVEL 2, POUR 2	1.00	0.00	100%	05-Oct-17 A	05-Oct-17 A													
STRUCTL2-1160	CURE FOR PT - LEVEL 2, POUR 2	1.00	0.00	100%	06-Oct-17 A	06-Oct-17 A													
STRUCTL2-1170	PULL CABLES - LEVEL 2, POUR 2	1.00	0.00	100%	07-Oct-17 A	07-Oct-17 A													
STRUCTL2-1180	F/R/P COLUMNS & SHEAR WALLS - LEVEL 2, POUR 2	3.00	0.00	100%	06-Oct-17 A	09-Oct-17 A													
STRUCTL2-1190	STRIP FORMWORK - LEVEL 2, POUR 2	3.00	0.00	100%	09-Oct-17 A	11-Oct-17 A													
POUR 3																			
STRUCTL2-1200	FORMWORK FOR ELEVATED DECK - LEVEL 2, POUR 3	5.00	2.00	60%	23-Oct-17 A	03-Nov-17	-33.00												
STRUCTL2-1210	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 2, POUR 3	3.00	2.00	33.33%	25-Oct-17 A	07-Nov-17	-32.00												
STRUCTL2-1220	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 2, POUR 3	5.00	5.00	0%	02-Nov-17	09-Nov-17	-33.00												
STRUCTL2-1230	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 2, POUR 3	5.00	5.00	0%	02-Nov-17	09-Nov-17	-33.00												
STRUCTL2-1240	IN-SLAB INSPECTIONS - LEVEL 2, POUR 3	1.00	1.00	0%	09-Nov-17	09-Nov-17	-33.00												
STRUCTL2-1250	POUR ELEVATED DECK - LEVEL 2, POUR 3	1.00	1.00	0%	10-Nov-17	10-Nov-17	-33.00												
STRUCTL2-1260	CURE FOR PT - LEVEL 2, POUR 3	1.00	1.00	0%	11-Nov-17	11-Nov-17	-51.00												
STRUCTL2-1270	PULL CABLES - LEVEL 2, POUR 3	1.00	1.00	0%	13-Nov-17	13-Nov-17	-32.00												
STRUCTL2-1280	F/R/P COLUMNS & SHEAR WALLS - LEVEL 2, POUR 3	2.00	2.00	0%	13-Nov-17	15-Nov-17	-33.00												
STRUCTL2-1290	STRIP FORMWORK - LEVEL 2, POUR 3	3.00	3.00	0%	15-Nov-17	17-Nov-17	-32.00												
STAIRS JUMP 1																			
STRUCTL2-1300	SET STAIRS - JUMP 1	1.00	1.00	0%	13-Nov-17	13-Nov-17	33.00												
LEVEL 3																			
POUR 1																			
STRUCTL3-1000	FORMWORK FOR ELEVATED DECK - LEVEL 3, POUR 1	15.00	0.00	100%	29-Sep-17 A	16-Oct-17 A													
STRUCTL3-1020	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 3, POUR 1	4.00	0.00	100%	12-Oct-17 A	17-Oct-17 A													
STRUCTL3-1030	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 3, POUR 1	4.00	0.00	100%	12-Oct-17 A	17-Oct-17 A													
STRUCTL3-1010	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 3, POUR 1	2.00	0.00	100%	10-Oct-17 A	18-Oct-17 A													
STRUCTL3-1040	IN-SLAB INSPECTIONS - LEVEL 3, POUR 1	1.00	0.00	100%	20-Oct-17 A	20-Oct-17 A													
STRUCTL3-1050	POUR ELEVATED DECK - LEVEL 3, POUR 1	1.00	0.00	100%	21-Oct-17 A	21-Oct-17 A													

■ Remaining Level of Effort    ■ Remaining Work  
■ Actual Level of Effort    ■ Critical Remain...  
■ Actual Work    ◆ ◆ Milestone

THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED			CC10-NA					DD = 26-Oct-17 /// RUN DATE 25-Oct-17											
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	<div> <div>2017</div> <div>2018</div> <div>2019</div> </div>											
STRUCTL3-1060	CURE FOR PT - LEVEL 3, POUR 1	1.00	0.00	100%	22-Oct-17 A	22-Oct-17 A													
STRUCTL3-1070	PULL CABLES - LEVEL 3, POUR 1	1.00	0.00	100%	21-Oct-17 A	23-Oct-17 A													
STRUCTL3-1090	STRIP FORMWORK - LEVEL 3, POUR 1	3.00	0.00	100%	23-Oct-17 A	25-Oct-17 A													
STRUCTL3-1080	F/R/P COLUMNS & SHEAR WALLS - LEVEL 3, POUR 1	2.00	1.00	50%	23-Oct-17 A	26-Oct-17	-27.00												
POUR 2																			
STRUCTL3-1100	FORMWORK FOR ELEVATED DECK - LEVEL 3, POUR 2	4.00	4.00	0%	26-Oct-17	31-Oct-17	-31.00												
STRUCTL3-1120	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 3, POUR 2	4.00	4.00	0%	27-Oct-17	01-Nov-17	-31.00												
STRUCTL3-1130	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 3, POUR 2	4.00	4.00	0%	27-Oct-17	01-Nov-17	-31.00												
STRUCTL3-1110	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 3, POUR 2	2.00	2.00	0%	31-Oct-17	01-Nov-17	-31.00												
STRUCTL3-1140	IN-SLAB INSPECTIONS - LEVEL 3, POUR 2	1.00	1.00	0%	01-Nov-17	01-Nov-17	-31.00												
STRUCTL3-1150	POUR ELEVATED DECK - LEVEL 3, POUR 2	1.00	1.00	0%	02-Nov-17	02-Nov-17	-31.00												
STRUCTL3-1160	CURE FOR PT - LEVEL 3, POUR 2	1.00	1.00	0%	03-Nov-17	03-Nov-17	-45.00												
STRUCTL3-1170	PULL CABLES - LEVEL 3, POUR 2	1.00	1.00	0%	06-Nov-17	06-Nov-17	-30.00												
STRUCTL3-1180	F/R/P COLUMNS & SHEAR WALLS - LEVEL 3, POUR 2	3.00	3.00	0%	03-Nov-17	07-Nov-17	-31.00												
STRUCTL3-1190	STRIP FORMWORK - LEVEL 3, POUR 2	3.00	3.00	0%	07-Nov-17	10-Nov-17	-30.00												
POUR 3																			
STRUCTL3-1200	FORMWORK FOR ELEVATED DECK - LEVEL 3, POUR 3	4.00	4.00	0%	16-Nov-17	21-Nov-17	-33.00												
STRUCTL3-1220	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 3, POUR 3	4.00	4.00	0%	17-Nov-17	22-Nov-17	-33.00												
STRUCTL3-1230	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 3, POUR 3	4.00	4.00	0%	17-Nov-17	22-Nov-17	-33.00												
STRUCTL3-1210	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 3, POUR 3	2.00	2.00	0%	21-Nov-17	22-Nov-17	-33.00												
STRUCTL3-1240	IN-SLAB INSPECTIONS - LEVEL 3, POUR 3	1.00	1.00	0%	22-Nov-17	22-Nov-17	-33.00												
STRUCTL3-1250	POUR ELEVATED DECK - LEVEL 3, POUR 3	1.00	1.00	0%	27-Nov-17	27-Nov-17	-33.00												
STRUCTL3-1260	CURE FOR PT - LEVEL 3, POUR 3	1.00	1.00	0%	28-Nov-17	28-Nov-17	-55.00												
STRUCTL3-1280	F/R/P COLUMNS & SHEAR WALLS - LEVEL 3, POUR 3	2.00	2.00	0%	28-Nov-17	29-Nov-17	-33.00												
STRUCTL3-1270	PULL CABLES - LEVEL 3, POUR 3	1.00	1.00	0%	29-Nov-17	29-Nov-17	-33.00												
STRUCTL3-1290	STRIP FORMWORK - LEVEL 3, POUR 3	3.00	3.00	0%	30-Nov-17	04-Dec-17	-33.00												
LEVEL 4																			
POUR 1																			
STRUCTL4-1000	FORMWORK FOR ELEVATED DECK - LEVEL 4, POUR 1	4.00	4.00	0%	27-Oct-17	01-Nov-17	-27.00												

■ Remaining Level of Effort    ■ Remaining Work  
■ Actual Level of Effort    ■ Critical Remain...  
■ Actual Work    ◆ ◆ Milestone

THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED			CC10-NA						DD = 26-Oct-17 /// RUN DATE 25-Oct-17																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																							
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	2017												2018												2019																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
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■ Remaining Level of Effort    ■ Remaining Work  
■ Actual Level of Effort    ■ Critical Remain...  
■ Actual Work    ◆ ◆ Milestone

THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED		CC10-NA						DD = 26-Oct-17 /// RUN DATE 25-Oct-17																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
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STRUCTL4-1280	PULL CABLES - LEVEL 4, POUR 3	1.00	1.00	0%	11-Dec-17	11-Dec-17	-32.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																						

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THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED			CC10-NA					DD = 26-Oct-17 /// RUN DATE 25-Oct-17											
Activity ID	Activity Name	OD	RD	PCT	Start	Finish	TF	<div> <div>2017</div> <div>2018</div> <div>2019</div> </div>											
STRUCTL7-1090	STRIP FORMWORK - LEVEL 7, POUR 1	3.00	3.00	0%	19-Dec-17	22-Dec-17	-23.00												
POUR 2																			
STRUCTL7-1100	FORMWORK FOR ELEVATED DECK - LEVEL 7, POUR 2	4.00	4.00	0%	26-Dec-17	29-Dec-17	-31.00												
STRUCTL7-1120	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 7, POUR 2	4.00	4.00	0%	27-Dec-17	02-Jan-18	-31.00												
STRUCTL7-1130	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 7, POUR 2	4.00	4.00	0%	27-Dec-17	02-Jan-18	-31.00												
STRUCTL7-1110	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 7, POUR 2	2.00	2.00	0%	29-Dec-17	02-Jan-18	-31.00												
STRUCTL7-1140	IN-SLAB INSPECTIONS - LEVEL 7, POUR 2	1.00	1.00	0%	02-Jan-18	02-Jan-18	-31.00												
STRUCTL7-1150	POUR ELEVATED DECK - LEVEL 7, POUR 2	1.00	1.00	0%	03-Jan-18	03-Jan-18	-31.00												
STRUCTL7-1160	CURE FOR PT - LEVEL 7, POUR 2	1.00	1.00	0%	04-Jan-18	04-Jan-18	-50.00												
STRUCTL7-1170	PULL CABLES - LEVEL 7, POUR 2	1.00	1.00	0%	05-Jan-18	05-Jan-18	-30.00												
STRUCTL7-1180	F/R/P COLUMNS & SHEAR WALLS - LEVEL 2, POUR 2	3.00	3.00	0%	04-Jan-18	08-Jan-18	-31.00												
STRUCTL7-1190	STRIP FORMWORK - LEVEL 7, POUR 2	3.00	3.00	0%	08-Jan-18	11-Jan-18	-30.00												
POUR 3																			
STRUCTL7-1200	FORMWORK FOR ELEVATED DECK - LEVEL 7, POUR 3	4.00	4.00	0%	09-Jan-18	15-Jan-18	-33.00												
STRUCTL7-1220	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 7, POUR 3	4.00	4.00	0%	11-Jan-18	16-Jan-18	-33.00												
STRUCTL7-1230	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 7, POUR 3	4.00	4.00	0%	11-Jan-18	16-Jan-18	-33.00												
STRUCTL7-1210	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 7, POUR 3	2.00	2.00	0%	15-Jan-18	16-Jan-18	-33.00												
STRUCTL7-1240	IN-SLAB INSPECTIONS - LEVEL 7, POUR 3	1.00	1.00	0%	16-Jan-18	16-Jan-18	-33.00												
STRUCTL7-1250	POUR ELEVATED DECK - LEVEL 7, POUR 3	1.00	1.00	0%	17-Jan-18	17-Jan-18	-33.00												
STRUCTL7-1260	CURE FOR PT - LEVEL 7, POUR 3	1.00	1.00	0%	18-Jan-18	18-Jan-18	-52.00												
STRUCTL7-1270	F/R/P COLUMNS & SHEAR WALLS - LEVEL 7, POUR 3	2.00	2.00	0%	18-Jan-18	19-Jan-18	-33.00												
STRUCTL7-1280	PULL CABLES - LEVEL 7, POUR 3	1.00	1.00	0%	19-Jan-18	19-Jan-18	-33.00												
STRUCTL7-1290	STRIP FORMWORK - LEVEL 7, POUR 3	3.00	3.00	0%	22-Jan-18	25-Jan-18	-33.00												
LEVEL 8																			
POUR 1																			
STRUCTL8-1000	FORMWORK FOR ELEVATED DECK - LEVEL 8, POUR 1	4.00	4.00	0%	19-Dec-17	26-Dec-17	-23.00												
STRUCTL8-1020	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 8, POUR 1	4.00	4.00	0%	21-Dec-17	27-Dec-17	-23.00												
STRUCTL8-1030	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 8, POUR 1	4.00	4.00	0%	21-Dec-17	27-Dec-17	-23.00												
STRUCTL8-1010	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 8, POUR 1	2.00	2.00	0%	26-Dec-17	27-Dec-17	-22.00												

■ Remaining Level of Effort    ■ Remaining Work  
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STRUCTL8-1040	IN-SLAB INSPECTIONS - LEVEL 8, POUR 1	1.00	1.00	0%	27-Dec-17	27-Dec-17	-22.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																	</

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STAIRS JUMP 4																																											
STRUCTL8-1300	SET STAIRS - JUMP 4	1.00	1.00	0%	31-Jan-18	31-Jan-18	-12.00	▼ 31-Jan-18, STAIRS JUMP 4 SET STAIRS - JUMP 4																																			
LEVEL 9								▼ 19-Feb-18, LEVEL 9																																			
POUR 1								▼ 18-Jan-18, POUR 1																																			
STRUCTL9-1000	FORMWORK FOR ELEVATED DECK - LEVEL 9, POUR 1	4.00	4.00	0%	03-Jan-18	08-Jan-18	-22.00	FORMWORK FOR ELEVATED DECK																																			
STRUCTL9-1020	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 9, POUR 1	4.00	4.00	0%	04-Jan-18	09-Jan-18	-22.00	ROUGH-IN MECHANICAL IN-SLAB																																			
STRUCTL9-1030	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 9, POUR 1	4.00	4.00	0%	04-Jan-18	09-Jan-18	-22.00	ROUGH-IN ELECTRICAL IN-SLAB																																			
STRUCTL9-1010	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 9, POUR 1	2.00	2.00	0%	08-Jan-18	09-Jan-18	-21.00	INSTALL, EMBEDS, REBAR & PT CA																																			
STRUCTL9-1040	IN-SLAB INSPECTIONS - LEVEL 9, POUR 1	1.00	1.00	0%	09-Jan-18	09-Jan-18	-21.00	IN-SLAB INSPECTIONS - LEVEL 9, F																																			
STRUCTL9-1050	POUR ELEVATED DECK - LEVEL 9, POUR 1	1.00	1.00	0%	11-Jan-18	11-Jan-18	-21.00	POUR ELEVATED DECK - LEVEL 9,																																			
STRUCTL9-1060	CURE FOR PT - LEVEL 9, POUR 1	1.00	1.00	0%	12-Jan-18	12-Jan-18	-33.00	CURE FOR PT - LEVEL 9, POUR 1																																			
STRUCTL9-1080	F/R/P COLUMNS & SHEAR WALLS - LEVEL 9, POUR 1	2.00	2.00	0%	12-Jan-18	15-Jan-18	-21.00	F/R/P COLUMNS & SHEAR WALLS																																			
STRUCTL9-1070	PULL CABLES - LEVEL 9, POUR 1	1.00	1.00	0%	15-Jan-18	15-Jan-18	-21.00	PULL CABLES - LEVEL 9, POUR 1																																			
STRUCTL9-1090	STRIP FORMWORK - LEVEL 9, POUR 1	3.00	3.00	0%	16-Jan-18	18-Jan-18	-21.00	STRIP FORMWORK - LEVEL 9, PO																																			
POUR 2								▼ 08-Feb-18, POUR 2																																			
STRUCTL9-1100	FORMWORK FOR ELEVATED DECK - LEVEL 9, POUR 2	4.00	4.00	0%	23-Jan-18	29-Jan-18	-31.00	FORMWORK FOR ELEVATED DEC																																			
STRUCTL9-1120	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 9, POUR 2	4.00	4.00	0%	25-Jan-18	30-Jan-18	-31.00	ROUGH-IN MECHANICAL IN-SLAB																																			
STRUCTL9-1130	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 9, POUR 2	4.00	4.00	0%	25-Jan-18	30-Jan-18	-31.00	ROUGH-IN ELECTRICAL IN-SLAB																																			
STRUCTL9-1110	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 9, POUR 2	2.00	2.00	0%	29-Jan-18	30-Jan-18	-31.00	INSTALL, EMBEDS, REBAR & PT C																																			
STRUCTL9-1140	IN-SLAB INSPECTIONS - LEVEL 9, POUR 2	1.00	1.00	0%	30-Jan-18	30-Jan-18	-31.00	IN-SLAB INSPECTIONS - LEVEL 9,																																			
STRUCTL9-1150	POUR ELEVATED DECK - LEVEL 9, POUR 2	1.00	1.00	0%	31-Jan-18	31-Jan-18	-31.00	POUR ELEVATED DECK - LEVEL 9																																			
STRUCTL9-1160	CURE FOR PT - LEVEL 9, POUR 2	1.00	1.00	0%	01-Feb-18	01-Feb-18	-49.00	CURE FOR PT - LEVEL 9, POUR 2																																			
STRUCTL9-1170	PULL CABLES - LEVEL 9, POUR 2	1.00	1.00	0%	02-Feb-18	02-Feb-18	-30.00	PULL CABLES - LEVEL 9, POUR 2																																			
STRUCTL9-1180	F/R/P COLUMNS & SHEAR WALLS - LEVEL 9, POUR 2	3.00	3.00	0%	01-Feb-18	05-Feb-18	-31.00	F/R/P COLUMNS & SHEAR WALLS																																			
STRUCTL9-1190	STRIP FORMWORK - LEVEL 9, POUR 2	3.00	3.00	0%	05-Feb-18	08-Feb-18	-30.00	STRIP FORMWORK - LEVEL 9, PC																																			
POUR 3								▼ 19-Feb-18, POUR 3																																			
STRUCTL9-1200	FORMWORK FOR ELEVATED DECK - LEVEL 9, POUR 3	4.00	4.00	0%	02-Feb-18	08-Feb-18	-33.00	FORMWORK FOR ELEVATED DEC																																			
STRUCTL9-1220	ROUGH-IN MECHANICAL IN-SLAB - LEVEL 9, POUR 3	4.00	4.00	0%	05-Feb-18	09-Feb-18	-33.00	ROUGH-IN MECHANICAL IN-SLAB																																			
STRUCTL9-1230	ROUGH-IN ELECTRICAL IN-SLAB - LEVEL 9, POUR 3	4.00	4.00	0%	05-Feb-18	09-Feb-18	-33.00	ROUGH-IN ELECTRICAL IN-SLAB																																			

Remaining Level of Effort

Actual Level of Effort


Actual Work

Remaining Work

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Milestone

ALL ACTS  
Page 23 of 55



HILL & WILKINSON  
GENERAL CONTRACTORS

THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED			CC10-NA						DD = 26-Oct-17 /// RUN DATE 25-Oct-17																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																		
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STRUCTL9-1210	INSTALL, EMBEDS, REBAR & PT CABLES - LEVEL 9, POUR 3	2.00	2.00	0%	08-Feb-18	09-Feb-18	-33.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																				</

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STRUCTLR-1180	FORMWORK FOR ROOF - ROOF, POUR 3	4.00	4.00	0%	15-Feb-18	20-Feb-18	-33.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																														</

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INTL9-1380	LV/TELEDATA/SECURITY TRIMOUT - LEVEL 9	8.00	8.00	0%	13-Sep-18	24-Sep-18	-25.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															

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EASTSITE1070	STRIP FORMWORK - HARDSCAPE, EAST	2.00	2.00	0%	27-Jul-18	30-Jul-18	-17.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																													</

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WEST ELEVATION								16-Nov-18, W																																			
WESTSITE1000	ROUGH GRADE - HARDSCAPE, WEST	3.00	3.00	0%	31-Aug-18	05-Sep-18	-32.00	ROUGH GRADE - I																																			
WESTSITE1010	FORM & REINFORCE PAVING - HARDSCAPE, WEST	7.00	7.00	0%	06-Sep-18	17-Sep-18	-32.00	FORM & REINFOR																																			
WESTSITE1020	U/G ELECTRICAL ROUGH-IN - HARDSCAPE, WEST	5.00	5.00	0%	11-Sep-18	18-Sep-18	-32.00	U/G ELECTRICAL																																			
WESTSITE1030	U/G PLUMBING ROUGH-IN - HARDSCAPE, WEST	5.00	5.00	0%	11-Sep-18	18-Sep-18	-32.00	U/G PLUMBING R																																			
WESTSITE1040	U/G NATURAL GAS ROUGH-IN - HARDSCAPE, WEST	5.00	5.00	0%	11-Sep-18	18-Sep-18	-32.00	U/G NATURAL GA																																			
WESTSITE1050	U/G INSPECTIONS - HARDSCAPE, WEST	1.00	1.00	0%	19-Sep-18	19-Sep-18	-32.00	U/G INSPECTION																																			
WESTSITE1060	F/R/P FOOTINGS FOR PLANTERS, FIREPLACE, & TRELLIS - HARDSCAPE, WEST	5.00	5.00	0%	20-Sep-18	27-Sep-18	-32.00	F/R/P FOOTINGS																																			
WESTSITE1070	CMU FOR FIREPLACE - HARDSCAPE, WEST	4.00	4.00	0%	28-Sep-18	03-Oct-18	-26.00	CMU FOR FIREP																																			
WESTSITE1080	F/R/P PLANTER & RETAINING WALLS - HARDSCAPE, WEST	10.00	10.00	0%	28-Sep-18	12-Oct-18	-32.00	F/R/P PLANTER																																			
WESTSITE1090	F/R/P SIDEWALKS - HARDSCAPE, WEST	5.00	5.00	0%	08-Oct-18	15-Oct-18	-28.00	F/R/P SIDEWAL																																			
WESTSITE1100	INSTALL FENCE - HARDSCAPE, WEST	5.00	5.00	0%	16-Oct-18	22-Oct-18	-25.00	INSTALL FENC																																			
WESTSITE1110	INSTALL LANDSCAPE LIGHTING - HARDSCAPE, WEST	5.00	5.00	0%	16-Oct-18	22-Oct-18	-28.00	INSTALL LAND																																			
WESTSITE1120	INSTALL GARDEN TRELLIS - HARDSCAPE, WEST	5.00	5.00	0%	16-Oct-18	22-Oct-18	-22.00	INSTALL GARD																																			
WESTSITE1130	SET PLANTER BOXES - HARDSCAPE, WEST	1.00	1.00	0%	23-Oct-18	23-Oct-18	-21.00	SET PLANTER																																			
WESTSITE1140	SET MASONRY & STONE CAP AT PLANTERS & FIREPLACE - HARDSCAPE, WEST	10.00	10.00	0%	15-Oct-18	29-Oct-18	-32.00	SET MASONRY																																			
WESTSITE1150	INSTALL IRRIGATION - HARDSCAPE, WEST	5.00	5.00	0%	23-Oct-18	30-Oct-18	-27.00	INSTALL IRRIG																																			
WESTSITE1160	INSTALL METAL HANDRAILS - HARDSCAPE, WEST	2.00	2.00	0%	30-Oct-18	31-Oct-18	-26.00	INSTALL META																																			
WESTSITE1170	INSTALL LANDSCAPING - HARDSCAPE, WEST	8.00	8.00	0%	30-Oct-18	09-Nov-18	-32.00	INSTALL LANI																																			
WESTSITE1180	ROUGH CLEAN / HW PUNCHLIST - HARDSCAPE, WEST	5.00	5.00	0%	12-Nov-18	16-Nov-18	-32.00	ROUGH CLEA																																			
WESTSITE1190	CITY INSPECTIONS & PUNCHLIST - HARDSCAPE, WEST	5.00	5.00	0%	12-Nov-18	16-Nov-18	-32.00	CITY INSPEC																																			
SOUTH ELEVATION								16-Nov-18, S																																			
SOUTHSITE1000	ROUGH GRADE - HARDSCAPE, SOUTH	3.00	3.00	0%	03-Oct-18	05-Oct-18	-32.00	ROUGH GRADE																																			
SOUTHSITE1010	FORM & REINFORCE PAVING - HARDSCAPE, SOUTH	7.00	7.00	0%	08-Oct-18	17-Oct-18	-32.00	FORM & REINF																																			
SOUTHSITE1020	U/G ELECTRICAL ROUGH-IN - HARDSCAPE, SOUTH	5.00	5.00	0%	12-Oct-18	18-Oct-18	-32.00	U/G ELECTRIC																																			
SOUTHSITE1030	U/G PLUMBING ROUGH-IN - HARDSCAPE, SOUTH	5.00	5.00	0%	12-Oct-18	18-Oct-18	-32.00	U/G PLUMBING																																			
SOUTHSITE1040	U/G INSPECTIONS - HARDSCAPE, SOUTH	1.00	1.00	0%	19-Oct-18	19-Oct-18	-32.00	U/G INSPECTIO																																			

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HILL & WILKINSON

GENERAL CONTRACTORS

THE VISTA AT C.C. YOUNG, UPDATE 10, NON ACCELERATED		CC10-NA						DD = 26-Oct-17 /// RUN DATE 25-Oct-17																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																														
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SOUTHSITE1050	F/R/P FOOTINGS FOR PLANTERS, FIREPLACE, & TRELLIS - HARDSCAPE, SOUTH	2.00	2.00	0%	22-Oct-18	23-Oct-18	-32.00																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															

Remaining Level of Effort
  Remaining Work
  Actual Level of Effort
  Critical Remai...
  Actual Work
  Milestone

[illegible]



# EXHIBIT B

# APPLICATION AND CERTIFICATE FOR PAYMENT

Invoice #: 1572.10

To Owner: C.C. Young

Project: C. C. Young - Phase 1B The Vista

Application No.: 10

Distribution to:

<input type="checkbox"/>	Owner
<input type="checkbox"/>	Architect
<input type="checkbox"/>	Contractor
<input type="checkbox"/>	
<input type="checkbox"/>	

4847 West Lawther Drive, Suite 100  
Dallas, TX 75214

Period To: 10/31/2017

From Contractor: Hill & Wilkinson Construction Group  
2703 Telecom Parkway, Suite 120  
Richardson, TX 75082

Via Architect: D2 Architecture, LLC

Project Nos: 14011

Contract For: C.C. Young

Contract Date: 10/14/2016

## CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.  
Continuation Sheet is attached.

1. Original Contract Sum .....	\$74,592,007.00
2. Net Change By Change Order .....	\$2,450,845.68
3. Contract Sum To Date .....	\$77,042,852.68
4. Total Completed and Stored To Date .....	\$16,731,323.25
5. Retainage:	
a. 10.00% of Completed Work .....	\$1,673,132.37
b. 0.00% of Stored Material .....	\$0.00
Total Retainage .....	\$1,673,132.37
6. Total Earned Less Retainage .....	\$15,058,190.88
7. Less Previous Certificates For Payments .....	\$13,017,768.65
8. Current Payment Due .....	\$2,040,422.23
9. Balance To Finish, Plus Retainage .....	\$61,984,661.80

CHANGE ORDER SUMMARY	Additions	Deductions
Total changes approved in previous months by Owner	\$2,317,746.55	\$0.00
Total Approved this Month	\$133,099.13	\$0.00
TOTALS	\$2,450,845.68	\$0.00
Net Changes By Change Order	\$2,450,845.68	

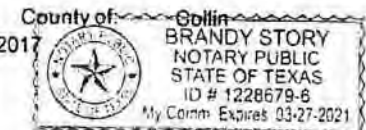
The undersigned Contractor certifies that to the best of the Contractor's knowledge, information, and belief, the work covered by this Application for Payment has been completed in accordance with the Contract Documents. That all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Hill &amp; Wilkinson Construction Group

By: Cyndi Amador Date: 10/30/2017  
Name/Title: Cyndi Amador - Vice President

State of: Texas

Subscribed and sworn to before me this 30th day of October, 2017

Notary Public: Brandy Story  
My Commission expires: 03/27/2021

## ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information, and belief, the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED \$ 2,040,422.23

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT: [Signature] Date: 10/30/17

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment, and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.



# CONTINUATION SHEET

Application and Certification for Payment, containing

Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 10

Application Date : 10/24/17

To: 10/31/17

Architect's Project No.: 14011

Invoice #: 1572.10

Contract : 1572. C. C. Young - Phase 1B The Vista

A Item No.	B Description of Work	C Scheduled Value	D Work Completed		F Materials Presently Stored  (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	H % (G / C)	I Balance To Finish (C-G)	J Retainage
			From Previous Application (D+E)	This Period In Place					
0	April Delay Reconciliation - Cost Only	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
02.000	GENERAL REQUIREMENTS	3,855,725.00	1,208,493.00	180,296.50	0.00	1,388,789.50	36.02%	2,466,935.50	138,878.97
03.000	DEMOLITION	47,000.00	0.00	0.00	0.00	0.00	0.00%	47,000.00	0.00
04.000	CONCRETE	10,296,593.00	4,642,387.00	1,020,760.50	0.00	5,663,147.50	55.00%	4,633,445.50	566,314.75
05.000	MASONRY	1,246,145.00	14,250.00	0.00	0.00	14,250.00	1.14%	1,231,895.00	1,425.00
06.000	STEEL	1,554,863.00	320,663.00	106,514.10	0.00	427,177.10	27.48%	1,127,485.90	42,717.71
08.000	FINISH CARPENTRY	3,994,530.00	29,100.00	0.00	0.00	29,100.00	0.73%	3,965,430.00	2,910.00
09.000	WATERPROOFING	835,030.00	104,715.00	0.00	0.00	104,715.00	12.54%	730,315.00	10,471.50
10.000	ROOFING	729,505.00	0.00	0.00	0.00	0.00	0.00%	729,505.00	0.00
11.000	METAL PANELS	728,637.00	0.00	0.00	0.00	0.00	0.00%	728,637.00	0.00
12.000	FIREPROOFING	114,960.00	0.00	0.00	0.00	0.00	0.00%	114,960.00	0.00
13.000	DOORS FRAMES AND HARDWARE	1,413,816.00	2,000.00	0.00	0.00	2,000.00	0.14%	1,411,816.00	200.00
14.000	SPECIAL FUNCTION DOORS AND DOCK EQUIPMENT	61,307.00	0.00	0.00	0.00	0.00	0.00%	61,307.00	0.00
15.000	ENTRANCES STOREFRONTS AND CURTAINWALL	3,847,342.00	214,402.50	86,570.00	0.00	300,972.50	7.82%	3,546,369.50	30,097.25
16.000	DRYWALL AND ACOUSTICAL	4,397,575.00	23,000.00	0.00	0.00	23,000.00	0.52%	4,374,575.00	2,300.00
17.000	STUCCO	591,000.00	0.00	0.00	0.00	0.00	0.00%	591,000.00	0.00
18.000	FLOORING	2,665,042.00	0.00	0.00	0.00	0.00	0.00%	2,665,042.00	0.00
19.000	PAINT	1,123,000.00	0.00	0.00	0.00	0.00	0.00%	1,123,000.00	0.00
20.000	SPECIALTIES	942,884.00	0.00	0.00	0.00	0.00	0.00%	942,884.00	0.00
21.000	EQUIPMENT	2,680,305.00	23,125.00	0.00	0.00	23,125.00	0.86%	2,657,180.00	2,312.50
22.000	POOLS AND FOUNTAINS	862,450.00	15,500.00	0.00	0.00	15,500.00	1.80%	846,950.00	1,550.00
23.000	CONVEYANCE EQUIPMENT	1,213,712.00	312,300.00	0.00	0.00	312,300.00	25.73%	901,412.00	31,230.00
24.000	FIRE SUPPRESSION	845,000.00	54,750.00	75,666.25	0.00	130,416.25	15.43%	714,583.75	13,041.63
25.000	MECHANICAL	12,959,356.00	1,143,365.44	244,630.00	0.00	1,387,995.44	10.71%	11,571,360.56	138,799.54
26.000	ELECTRICAL	6,307,876.00	535,304.00	55,030.00	0.00	590,334.00	9.36%	5,717,542.00	59,033.40
27.000	LOW VOLTAGE	1,591,677.00	25,000.00	0.00	0.00	25,000.00	1.57%	1,566,677.00	2,500.00
28.000	EARTHWORK	1,437,770.00	1,340,744.00	0.00	0.00	1,340,744.00	93.25%	97,026.00	134,074.40
29.000	SITE SPECIALTIES	319,241.00	51,787.00	0.00	0.00	51,787.00	16.22%	267,454.00	5,178.70
30.000	LANDSCAPE AND IRRIGATION	693,294.00	0.00	0.00	0.00	0.00	0.00%	693,294.00	0.00
31.000	UTILITIES	189,791.00	171,041.00	0.00	0.00	171,041.00	90.12%	18,750.00	17,104.10



# CONTINUATION SHEET

Application and Certification for Payment, containing Contractor's signed certification is attached.  
In tabulations below, amounts are stated to the nearest dollar.  
Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 10  
Application Date : 10/24/17  
To: 10/31/17  
Architect's Project No.: 14011

Invoice #: 1572.10

Contract : 1572. C. C. Young - Phase 1B The Vista

A Item No.	B Description of Work	C Scheduled Value	D Work Completed		F Materials Presently Stored  (Not In D or E)	G Total Completed and Stored To Date (D+E+F)	H % (G / C)	I Balance To Finish (C-G)	J Retainage
			From Previous Application (D+E)	This Period In Place					
33.000	GENERAL CONDITIONS	2,697,336.00	1,093,242.00	150,723.20	0.00	1,243,965.20	46.12%	1,453,370.80	124,396.53
37.000	BUILDERS RISK INSURANCE	48,949.00	21,318.36	0.00	0.00	21,318.36	43.55%	27,630.64	2,131.84
38.000	LIABILITY UMBRELLA	748,312.00	748,312.00	0.00	0.00	748,312.00	100.00%	0.00	74,831.20
39.000	SUBGUARD	955,343.00	955,343.00	0.00	0.00	955,343.00	100.00%	0.00	95,534.30
40.000	BUILDING PERMIT ALLOWANCE	75,678.00	75,678.00	0.00	0.00	75,678.00	100.00%	0.00	7,567.80
43.000	CONSTRUCTION CONTINGENCY	1,441,418.00	0.00	0.00	0.00	0.00	0.00%	1,441,418.00	0.00
45.000	CONTRACTOR FEE	2,205,368.00	360,577.67	0.00	0.00	360,577.67	16.35%	1,844,790.33	36,057.77
48.000	CURRENT ACCEPTED UNINCORPORATED ALTERNATES	-1,125,623.00	0.00	0.00	0.00	0.00	0.00%	-1,125,623.00	0.00
49.000	CO #1 - PCO 001 New Gas Service from Meter to Blanton	43,934.88	43,934.88	0.00	0.00	43,934.88	100.00%	0.00	4,393.49
50.000	CO #1 - PCO 004 BLANTON DINING EXPANSION	897,096.00	0.00	52,600.00	0.00	52,600.00	5.86%	844,496.00	5,260.00
51.000	CO #1 - PCO 007 BUILDING PERMIT	-77,948.34	-77,948.34	0.00	0.00	-77,948.34	100.00%	0.00	-7,794.83
52.000	CO #1 - PCO 009 NEW IRRIGATION METER LOCATION	7,423.66	7,423.66	0.00	0.00	7,423.66	100.00%	0.00	742.37
53.000	CO #1 - PCO 013 FEBRUARY DELAY RECONCILIATION	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
54.000	CO #2 - PCO 003 ASI #3 Revised Trellis Design	-1,845.10	-1,845.10	0.00	0.00	-1,845.10	100.00%	0.00	-184.51
55.000	CO #2 - PCO 005 Grease Trap at the Blanton Kitchen Expansion	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
56.000	CO #2 - PCO 006 Revised Basement Perimeter Walls per RFI 012	-49,592.38	-49,592.38	0.00	0.00	-49,592.38	100.00%	0.00	-4,959.24
57.000	CO #2 - PCO 011 ASI #6 - Overlook Stair Extension	106,162.14	106,162.14	0.00	0.00	106,162.14	100.00%	0.00	10,616.21
58.000	CO #2 - PCO 008 ASI #5 - MEP and Structural Revisions	68,016.94	3,398.64	0.00	0.00	3,398.64	5.00%	64,618.30	339.86
59.000	CO #2 - Added Underground Pipe per RFI 09, 10, 11	114,224.60	114,224.60	0.00	0.00	114,224.60	100.00%	0.00	11,422.46
60.000	CO #2 - PCO 020 Overlook Roof	992,034.87	708,925.00	233,508.13	0.00	942,433.13	95.00%	49,601.74	94,243.31
61.000	CO #3 - PCO 015 ASI #8 Blanton, Elevator, Vista Structural	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
62.000	CO #3 - PCO 017 Relocation of Existing Underground Electric	9,966.89	9,966.89	0.00	0.00	9,966.89	100.00%	0.00	996.69

# CONTINUATION SHEET

Page 5 of 5

Application and Certification for Payment, containing

Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

Application No. : 10

Application Date : 10/24/17

To: 10/31/17

Architect's Project No.: 14011

Invoice #: 1572.10

Contract : 1572. C. C. Young - Phase 1B The Vista

A Item No.	B Description of Work	C Scheduled Value	D Work Completed		F Materials Presently Stored  (Not in D or E)	G Total Completed and Stored To Date (D+E+F)	H % (G / C)	I Balance To Finish (C-G)	J Retainage
			From Previous Application (D+E)	This Period In Place					
63.000	CO #3 - PCO 019 Revised Grades at the Chiller Pipes	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
64.000	CO #3 - PCO 023 Revised Sub-Grade Waterproofing	45,864.02	34,398.02	11,466.00	0.00	45,864.02	100.00%	0.00	4,586.40
65.000	CO #3 - PCO 031 - Tremco TotalDrain at Below Grade	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
66.000	CO #3 - PCO 027 - Interstitial Drains at the Pool	10,340.23	10,340.23	0.00	0.00	10,340.23	100.00%	0.00	1,034.02
67.000	CO #3 - PCO 025 - ASI #10 Revised Retaining Wall Design	53,401.95	53,401.95	0.00	0.00	53,401.95	100.00%	0.00	5,340.20
68.000	CO #3 - PCO 024 - Generator Upsize to 1000 KW	83,666.92	0.00	0.00	0.00	0.00	0.00%	83,666.92	0.00
69.000	CO #3 - PCO 046 - Additional Adjustments to Generator	14,999.27	14,999.27	0.00	0.00	14,999.27	100.00%	0.00	1,499.93
70.000	CO #4 - PCO 029 - Relocation of AC Unit per RFI 0064	4,800.02	0.00	4,800.02	0.00	4,800.02	100.00%	0.00	480.00
71.000	CO #4 - PCO 030 - Additional Turf at Low Roof of the Overlook	36,635.67	0.00	36,635.67	0.00	36,635.67	100.00%	0.00	3,663.57
72.000	CO #4 - PCO 042 - Removal of Existing Retaining Wall Footing	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
73.000	CO #4 - PCO 043 - Additional Pier Wells in Soil Retention Sy	0.00	0.00	0.00	0.00	0.00	0.00%	0.00	0.00
74.000	CO #4 - PCO 048 - Temporary Parking for Retaining Wall	7,935.45	0.00	7,935.45	0.00	7,935.45	100.00%	0.00	793.55
75.000	CO #4 - PCO 033 - Revised Boiler Exhaust Flue per RFI 0123	83,727.99	0.00	0.00	0.00	0.00	0.00%	83,727.99	0.00
Grand Totals		77,042,852.68	14,464,187.43	2,267,135.82	0.00	16,731,323.25	21.72%	60,311,529.43	1,673,132.37



**HILL & WILKINSON**  
GENERAL CONTRACTORS

2703 TELECOM PARKWAY / SUITE 120  
RICHARDSON, TEXAS 75082  
214.299.4300 PHONE / 214.299.4444 FAX

**CONDITIONAL WAIVER/RELEASE (PROGRESS PAYMENTS)**

Contract: C. C. Young - Phase 1B The Vista

Contract Number: 14011

On receipt by the signer of this document of a check from C.C. Young (maker of check) in the sum of \$ 2,040,422.23 payable to Hill & Wilkinson Construction Group, Ltd. (payee or payees of check) and when the check has been properly endorsed and has been paid by the bank on which it is drawn, this document becomes effective to release any mechanic's lien right, any right arising from a payment bond that complies with a state or federal statute, any common law payment bond right, any claim for payment, and any rights under any similar ordinance, rule, or statute related to claim or payment rights for persons in the signer's position that the signer has on the property of C.C. Young (owner) located at 4847 West Lawther Drive Dallas, TX 75214 (location) to the following extent: General Construction (job description).

This release covers a progress payment for all labor, services, equipment, or materials furnished to the property or to C.C. Young (person with whom signer contracted) as indicated in the attached statement(s) or progress payment request(s), except for unpaid retention, pending modifications and changes, or other items furnished.

Before any recipient of this document relies on this document, the recipient should verify evidence of payment to the signer.

The signer warrants that the signer has already paid or will use the funds received from this progress payment to promptly pay in full all of the signer's laborers, subcontractors, materialmen, and suppliers for all work, materials, equipment, or services provided for or to the above referenced project in regard to the attached statement(s) or progress payment request(s).

Company Name: Hill & Wilkinson Construction Group, Ltd.

Signature: 

Name/Title: Cyndi Amador - Vice President

Date: 10/30/2017

STATE OF TEXAS  
COUNTY OF COLLIN

ACKNOWLEDGED, SUBSCRIBED AND SWORN TO BEFORE ME, by Cyndi Amador (name) as Vice President (title) of Hill & Wilkinson Construction Group, Ltd. (company) on this the 30th day of October 2017 to certify which witness my hand and official seal of office



  
Notary Public, State of Texas

Brandy Story

My Commission expires:

3/27/2021

CONDITIONAL WAIVER/RELEASE (PROGRESS PAYMENT)

Texas Statutory Form - Chapter 53 Texas Property Code

Page 1 of 1

Rev. 01/01/12



ATTACHMENT B

CERTIFICATE OF CONSTRUCTION CONSULTANT

[Required for Disbursement Requests for Hard Costs under Section 3.2(c) of the Disbursement Agreement and Section 3.06 of the Bond Indenture]

Approved by the Construction Consultant

The 7<sup>th</sup> day of Nov, 2017

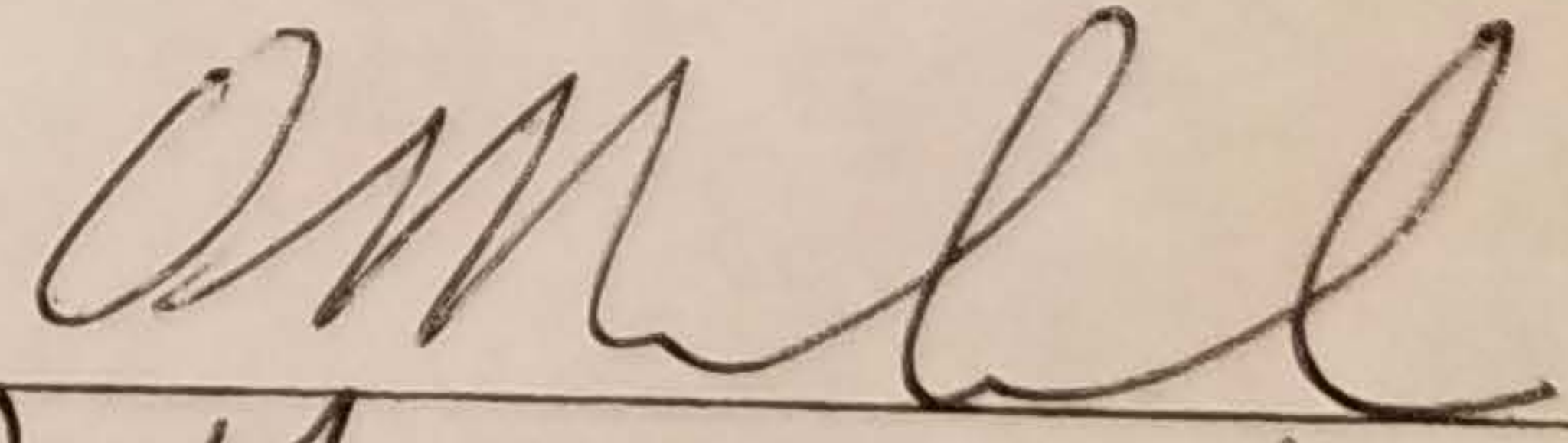
The undersigned, as the Construction Consultant, certifies to the Bond Trustee that

(1) the statements made in paragraphs 4, 5, 6 and 10(b) in the Disbursement Request No. 11 (the "**Disbursement Request**") are true, correct and complete to the best of its knowledge;

(2) the Construction Consultant has received copies of receipted bills, bills, paid invoices, invoices, payroll records or other evidence to its satisfaction supporting each item of the Hard Costs covered by the Disbursement Request, and satisfactory lien releases and waivers from the Contractor and subcontractors for the work for which funds are requested (which may be subject to receipt of payment of the funds requested);

(3) the undersigned hereby approves the Disbursement Request.

zumBRUNNEN, INC.

By: 

Name: A. Markovich

Title: Senior Project Manager



# EXHIBIT C

## **EXHIBIT C**

### **OFF-SITE STORED MATERIAL REQUIREMENTS**

- Photographed and attested to by an approved inspector
- Easy to locate, labeled for the project, and tagged to match up to invoices
- Segregated from materials of other ownership; protected from theft and weather as necessary
- Bill of Sale to the Borrower and Invoices complete with each item listed and priced
- Borrower and/or Lender named on the certificate of property insurance as additional insured for material in storage and transit
- Partial and/or conditional waiver of lien for full value or conditional lien waivers are sent directly to the title company when required
- Stored in a bonded warehouse, or provide Uniform Commercial Code (UCC-1) Form for materials or products stored by the manufacturer or a vendor on their property. Exceptions may be granted with prior approval for those materials covered by a payment and performance bond, stored in a warehouse that is not bonded, or can be replaced without significant impact to the schedule.



# EXHIBIT D

# **AIA® Document G701™ – 2001**

## **Change Order**

<b>PROJECT (Name and address):</b> C C Young Phase 1b Tower	<b>CHANGE ORDER NUMBER:</b> 004 <b>DATE:</b> September 29, 2017	<b>OWNER:</b> <input checked="" type="checkbox"/> <b>ARCHITECT:</b> <input checked="" type="checkbox"/> <b>CONTRACTOR:</b> <input checked="" type="checkbox"/> <b>FIELD:</b> <input type="checkbox"/> <b>OTHER:</b> <input type="checkbox"/>
<b>TO CONTRACTOR (Name and address):</b> Hill & Wilkinson Construction Group, Ltd. dba Hill & Wilkinson General Contractors 2703 Telecom Parkway, Suite 120 Richardson, Texas	<b>ARCHITECT'S PROJECT NUMBER:</b> HWCO Job #1572 <b>CONTRACT DATE:</b> October 14, 2016 <b>CONTRACT FOR:</b> General Construction	

### **THE CONTRACT IS CHANGED AS FOLLOWS:**

*(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives)*  
Proposed Change No. 29, 30, 33, 42, 43, and 48 Add: \$133,099.13  
(See Attached)

The original Contract Sum was	\$ 74,392,007.00
The net change by previously authorized Change Orders	\$ 2,317,746.55
The Contract Sum prior to this Change Order was	\$ 76,909,753.55
The Contract Sum will be increased by this Change Order in the amount of	\$ 133,099.13
The new Contract Sum including this Change Order will be	\$ 77,042,852.68

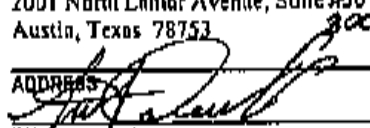
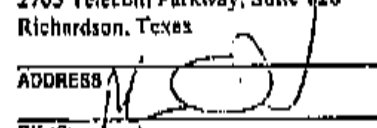
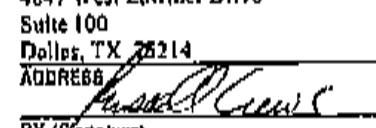

The Contract Time will be unchanged by Zero (0) days.

The date of Substantial Completion as of the date of this Change Order therefore is October 8, 2018.

Substantial Completion was Increased by Twenty-Eight Calendar Days (28) on Change Order No. 1.

**NOTE:** This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

### **NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.**

D2 Architecture, LLC	Hill & Wilkinson Construction Group, Ltd. dba Hill & Wilkinson General Contractors	C.C. Young
<b>ARCHITECT (Firm name)</b>	<b>CONTRACTOR (Firm name)</b>	<b>OWNER (Firm name)</b>
2001 North Lamar Avenue, Suite 400 Austin, Texas 78753	2703 Telecom Parkway, Suite 120 Richardson, Texas	4847 West Lawther Drive Suite 100 Dallas, TX 75214
<b>ADDRESS</b>	<b>ADDRESS</b>	<b>ADDRESS</b>
		
<b>BY (Signature)</b>	<b>BY (Signature)</b>	<b>BY (Signature)</b>
	Mike Oswald - COO	RUSSELL CREWS
<b>(Typed name)</b>	<b>(Typed name)</b>	<b>(Typed name)</b>
10/2/17	September 29, 2017	1070-2017
<b>DATE</b>	<b>DATE</b>	<b>DATE</b>

**1572. C. C. Young - Phase 1B The Vista**

	<u>Description</u>	<u>Date</u>	<u>Owner CO</u>	<u>Status Description</u>	<u>Pending Cost</u>	<u>Approved Cost</u>	<u>Unapproved Cost</u>
012	Alternate Reconciliation (ASI #7)	02/09/2017		Pending	\$126,293.51		
016	Pier Reconciliation	03/27/2017		Pending			
018	March Delay Reconciliation - Cost Only	04/10/2017		For Approval	\$87,219.36		
18.1	March Delay Reconciliation - Time only	04/25/2017		For Approval			
21	April Delay Reconciliation - Cost Ony	05/01/2017		For Approval	\$16,500.96		
22	April Delay Roconciliation - Time Only	05/01/2017		For Approval			
028	Additional Plumbing Clarifications in RFI 0051	05/25/2017		For Approval	\$88,907.44		
032	Dewatering (Allowance #3)	06/10/2017		Pending			
034	Additional Framing and Walls per RFI 88, 99, and 114	06/28/2017		For Approval	\$11,645.79		
035	June Delay Reconciliation - Time Only	07/10/2017		For Approval			
036	June Delay Reconciliation - Cost Only	07/10/2017		For Approval	\$9,429.12		
037	February Delay Reconciliation per Memo of Understanding	07/17/2017		Pending			
039	Level P Structural and MEP Acceleration Allowance	07/17/2017		For Approval	\$43,798.31		
044	Dryer Exhaust Vents per RFI 0128	08/01/2017		For Approval	\$4,478.53		
045	July Delay Reconciliation	08/02/2017		For Approval	\$9,429.12		
047	Additional Plumbing Clarifications in RFI 0081	08/07/2017		For Approval	\$25,219.86		
050	RFI 0118 - Level 2 Domestic Water Design Changes	08/14/2017		For Approval	\$5,830.74		
051	ASI #12 - Level 1 Clinic	08/16/2017		For Approval	\$289,908.83		
052	Air Curtain at Kitchen Expansion Door B235E	08/17/2017		For Approval	\$9,496.45		
053	Revised FCU 110 Size and Associated Work per RFI 0163	08/28/2017		For Approval			
055	Lighting VE Package (ASI #13)	09/08/2017		For Approval	\$14,817.00		
055.1	ASI #13 - Level 2 and 3 Redesign	09/19/2017		Pending			
056	August Delay Reconciliation	09/08/2017		For Approval	\$42,431.04		
57	Proposed Accelerated Schedule	09/08/2017		Pending			
57.1	Proposed Accelerated Schedule - Structure	09/13/2017		Pending	\$409,224.69		
057.1.2	Proposed Accelerated Schedule - Structure through 12/1/17	09/25/2017		Pending	\$268,795.31		
57.2	Temporary Dry In of Roof / Floors	09/13/2017		Pending	\$75,535.04		
57.3	Moisture resistant Drywall	09/13/2017		Pending			
57.4	Netting of exterior facade	09/13/2017		Pending	\$182,083.04		
57.5	Temporary Air Conditioning / Dehumidification	09/13/2017		Pending			

**1572. C. C. Young - Phase 1B The Vista**

	<u>Description</u>	<u>Date</u>	<u>Owner CO</u>	<u>Status Description</u>	<u>Pending Cost</u>	<u>Approved Cost</u>	<u>Unapproved Cost</u>
058	ASI #2 - Issue for Construction	09/11/2017		For Approval	\$240,568.68		
059	ASI #14 - Interior Mock Up Units	09/18/2017		Pending			
060	ASI #15 - Level 8 and 9 Redesign	09/19/2017		Pending			
063	Added Storm Line to Avoid Ceiling Clash in RFI 208	10/02/2017		For Approval	\$11,179.75		
064	Allowance #13 - Irrigation System Reconciliation	10/06/2017		For Approval			
065	ASI #16 - Design Changes to Coordinate with Lvl 2 Sleeves	10/17/2017		Pending			
066	Marketing Center at the Overlook	10/17/2017		Pending			
067	Commercial Laundry Equipment (Allowance #10)	10/18/2017		For Approval	\$28,041.43		
<b>Total for Project:</b>					<b>3,263,388.35</b>	<b>0.00</b>	<b>0.00</b>

# EXHIBIT E

## Project Directory

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### C.C. Young

zumBrunnen Project #2016-115

Owner/Borrower:

**C.C. Young**

4847 West Lawther Dr., Ste. 100  
Dallas, TX 75214

Chris Zinkand

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F. 214-841-2890

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Russell Crews

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F. 214-841-2890

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Kevin Maloney

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F. 214-841-2890

[kmaloney@ccyoung.org](mailto:kmaloney@ccyoung.org)

Construction Consultant:

**zumBrunnen**

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Atlanta, GA 30328

Alex Markovich

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C. 941-266-2723

[amarkovich@zumbrunnen.com](mailto:amarkovich@zumbrunnen.com)

Architect:

**D2**

Patrick F Donnell

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Underwriter:

**Ziegler Capital Markets**

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St. Petersburg, FL 33703

Rich Scanlon

T. 312-596-1572

F. 312-263-5217

[rscanlon@ziegler.com](mailto:rscanlon@ziegler.com)

Contractor:

**Hill & Wilkinson**

17177 Preston Rd., Ste. 210  
Dallas, TX 75248



# EXHIBIT F

## EXHIBIT F

### **1.0 SECTION IV.A: CONSTRUCTION CONTRACT SUMMARY**

#### **Construction Contract Features:**

- Builder's Risk Insurance for 100% of the insurable value of the GMP Contract: Provided by the Contractor and has been included in his contract price.
- Deductible payee and terms: \$10,000 per occurrence; Borrower
- Payment and performance bonds: There is no Payment and Performance Bond. Subguard was provided on all subs.
- Bonds require consent of surety when retainage is released: Yes
- Bonds require consent of surety for final payment: Yes
- Bonds require consent of surety when retainage is released: Yes
- Bonds require consent of surety for off-site material storage or prepayments: Yes
- Progress payment schedule: Monthly with payments submitted no later than the 1<sup>st</sup> day of the month and payments due by the end of the following month
- Retainage terms:
  - Contractor's payments are subject to retainage of 10% until the project is 50% complete.
  - No additional retainage withheld for the final 50% of the project, subject to approval of the Architect and Owner, provided that the total amount retained shall not be less than 5% of the Cost of Work in place
  - Excludes: (i) general conditions, and (ii) self-performed work, including labor and direct material purchases, are not subject to retainage
- Contract substantial completion requirements: TCO
- Number of days beyond contract substantial completion not subject to LDs: 0
- Liquidated damages per calendar: \$6,412 for days 1-30; \$10,686 for days 31-60; \$21,272 for days 61 and over.
- Savings and Bonus: There are no provisions for shared savings.
- Contractor bonus: None
- Tax exempt status: None
- Not-for-Profit Corporation: No
- Exempt from state sales taxes: No

#### **Construction Contract Attachments and Enclosures:**

- General Conditions: Are part of the Construction contract, which is not on an AIA format.
- Amendments or Addenda: Addenda to the contract so far are 1-4
  - Notice-to Proceed 1/9/2017, drawings, the final GMP of \$74,592,007, and a 608-calendar-day completion schedule; interim contract substantial completion schedules
- Attachments:
  - A through F containing the following:
    - Exhibit A – Property description
    - Exhibit B – Contract documents
    - Exhibit B-1 – General Conditions of the Construction Contract
    - Exhibit B-2 – Cost Estimate and Qualifications

- Exhibit C – Schedule
- Exhibit D – Project Personnel
- Exhibit D-1 – Labor burden
- Exhibit E – Project Manager’s Rights
- Exhibit F – Project insurances
- Drawing list
  - Included in Exhibit B-1
- Exhibits:
  - Exhibit B-2 containing document lists, allowance items, assumptions and clarifications, completion schedule, schedule of values, and value analysis list.

## **2.0 SECTION VII.C: PROJECT CLOSEOUT CERTIFICATES AND DOCUMENTS**

As the Project approaches completion, this tracking list of documents is required to be produced by the Project Team prior to closeout and final payment. The status of each is as follows:

- Temporary Certificates of Occupancy: These should be approximately the same dates as the estimated contract substantial completion dates detailed in Section VII, Paragraph A
- Certificates of Occupancy: This should occur within one month of the last issued TCO
- Certificates of Substantial Completion: These should be completed within approximately two weeks of the contract substantial completion dates for each phase and will include the following:
  - Architect punch list
  - Estimated value of punch list
- Evidence of transmittal to the Owner of: Assembly of these documents should begin when the project is two months from the first TCO
  - HVAC test and balance reports
  - As-built drawings
  - Warranties – Contractor and Vendor
  - Maintenance Manuals
- Owner Training Schedule: Training schedules should be developed two to three months prior to the first TCO
- Final Payment Application: This should occur within 60 days of the issuance of the final Certificate of Occupancy
- Consents of Surety for final payment and final waivers of lien: This should occur within 60 days of the issuance of the final Certificate of Occupancy

# EXHIBIT G

## EXHIBIT G

### 1.0 DEFINITIONS

#### - A -

**ACM** – Additional Construction Management

**ADA** - The Americans with Disabilities Act which gives civil rights protection to individuals with disabilities similar to those provided to individuals on the basis of race, color, sex, national origin, age, and religion. It guarantees equal opportunity for individuals with disabilities in public accommodations, employment, transportation, State and local government services, and telecommunications.

**Addendum** - (Addenda) Written information adding to, clarifying or modifying the bidding documents. An addendum is issued by the Owner to the Contractor during the bidding process and as such, addenda are intended to become part of the contract documents when the construction contract is executed.

**A/E** - Architect/Engineer; the design professional hired by the Owner to provide design and design-related services.

**Agency CM (ACM)** - (CM Without Risk). A contractual form of the CM system exclusively performed in an agency relationship between the Construction Manager and Owner. ACM is the form from which other CM forms and variations are derived.

**Agent** - One authorized by a client (principal) to act in his/her stead or behalf and owes the client a "fiduciary duty" (Trust). Example: Construction Manager for fee but classified as an independent contractor for tax purposes. A construction manager for fee does not have any financial responsibility whereas a construction manager at-risk does have financial risk similar to a general contractor.

**AIA** - American Institute of Architects

**Application for Payment** - Contractor's written request for payment for completed portions of the construction contract and, for materials delivered or stored and properly labeled for the respective project. (e.g., American Institute of Architects – AIA, Forms G-702 and G-703)

**Arbitration (Binding)** – A method by which processes for bringing about agreement or reconciliation between opponents in a dispute is designated. Arbitration involves a formal deliberation, it being understood that the results will be binding on the contending parties.

**Arbitration (Non-Binding)** – A method by which processes for bringing about agreement or reconciliation between opponents in a dispute is designated. Arbitration involves a formal deliberation, it being understood that the results are not binding on the contending parties and relief in the court system is an additional remedy if desired.

**Architect** - An individual or firm who designs and supervises the professional design for the construction of buildings or other structures.

**Architect-Engineer (A/E)** - An individual or firm offering professional services as both architect and engineer.

**Architect's Supplemental Instructions (ASI)** A document written by the Architect containing additional instructions regarding the Contract specifications or drawings. Generally, the Architect uses an ASI when the information is not anticipated to cause a change to the Contract. If the Contractor believes these instructions are a change to the Contract, he can write a COP.

**As-Built Drawings** - Drawings marked up to reflect changes made during the construction process or after construction that amend the contract drawings to show the exact location, geometry, and dimensions of the constructed project. It is good practice to make as-built drawings by marking the changes as the project unfolds. As-built drawings are not the same as Record Drawings.

## **- B -**

**Bank Inspector** – An independent consultant engaged by a construction lender to provide periodic site inspections, to opine on construction schedule and general compliance, and to make recommendations for contractor payment application. Inspections are made during the construction phase of a project development, expansion or renovation and are performed for the benefit of the bank. Bank Inspector scope-of-services are not the same as a Construction Monitor.

**Beneficial Occupancy** – The point wherein the project is substantially complete in nature to allow the Owner to utilize the project for its intended use. The mechanical systems, life safety systems, telecommunications systems and any other systems which are required to properly utilize the project are complete and in good working order. The remaining items to be completed shall be such that the correction does not cause inconvenience to the Owner or disruption to the Owner's normal operations.

**Bid Bond** - A written form of security executed by the bidder as principal and by a surety for the purpose of guaranteeing that the bidder will sign the contract, if awarded the contract, for the stated bid amount. The Surety is a third-party that makes a pledge to pay damages to the Owner if the bonded contractor declines an award offered by the Owner.

**Bid Documents** - The documents distributed to contractors by the Owner for bidding purposes. They include drawings, specifications, form of contract, general and supplementary conditions, proposal forms, and other information including addenda.

**Bond** - A written form of security from a surety company, on behalf of a prime contractor or subcontractor, guaranteeing execution of the contract and all supplemental agreements pertaining thereto and for the payment of all legal debts pertaining to the construction of the project. (See Bid Bond, Payment Bond, Performance Bond, Labor and Material Payment Bond, or Subcontractor Bond.)

**Bonding Company** - A properly licensed surety willing to execute a surety bond, or bonds, payable to the Owner, securing the performance on a contract either in whole or in part; or securing payment for labor and materials.

**Budget Analysis** - Budget analysis as to sufficiency of funds takes into consideration various factors. A cost-to-complete estimate must be developed and compared to the balance of funds. This analysis may include consideration for (i) contractor performance; (ii) percent completion and schedule status; (iii) status of contract buyout and contingency; (iii) potential for shared savings; and (iv) various other risk factors as deemed pertinent. This estimate typically does not include projections for discretionary change orders, unless otherwise noted.

**Building Code** - The legal requirements established by the various governing agencies covering the minimum acceptable requirements for all types of construction. (See also Codes.)

**Building Envelope** - (1) The elements of a building which enclose conditioned spaces and intended to keep water from entering. (2) The outer structure of the building. (sometimes referred to as "Building Shell")

**Building Inspector/Official** - A government representative authorized to inspect construction for compliance with applicable building codes, regulations and ordinances. Courts have ruled that government agencies' building inspectors are exempt from errors and omissions liabilities.

**Building Permit** - A written document issued by the appropriate governmental authority permitting construction to begin on a specific project.

**Budget Summary Table** - A table summarizing the hard cost budget funds and committed hard cost contingency to date to determine the remaining (balance) hard cost contingency. The purpose of this table is to help provide the earliest possible notice of a budget overrun.

## **- C -**

**Change Order** - A written document between the Owner and the Contractor signed by the Owner, Architect, and the Contractor authorizing a change in the project documents, adjustment in the contract sum and/or the contract time. Proper contract administration requires the contract terms, scope, sum and the contract time to be changed only by change order. The recommended document for this is the AIA Document G701.



**Change Order Proposal (COP)** - A written change document before it has been approved by the Contractor, Architect, and Owner. A change order proposal can be issued by the Contractor, Architect, or the Owner. The change order proposal becomes a change order only after it has been approved and by the Contractor, Owner, and Architect.

**Change Order Request (COR)** - A written document requesting an adjustment to the contract sum or an extension of the contract time; issued by the Architect, Owner, or Contractor.

**Changed Conditions** - Conditions or circumstances, physical or otherwise, which surface after a contract has been signed and which alter the circumstances or conditions on which the contract is based, i.e., Concealed Conditions or Latent Conditions.

**Chart of Accounts** - An alpha/numeric accounting system used by the Contractor to ensure that the project expenditures are properly debited/credited in the project budget as payments are made in behalf of the project.

**Claim** - A formal notice sent by a Contractor to an Owner asserting the fact that the terms of the contract have changed and compensation is being sought by the Contractor from the Owner.

**Clerk-of-the-Works** - An individual employed by an Owner to represent him on a project at the site of the construction contract. The clerk-of-the-work's abilities, credentials, and responsibilities vary at the discretion of the Owner.

**CM** - The abbreviation for Construction Management and Construction Manager (a firm that provides CM services or persons who work for a CM firm).

**CM Fee Plus Reimbursables** - A form of payment for CM services where the construction manager is paid a fixed or percentage fee for CM expertise, plus pre-established hourly, daily, weekly, or monthly costs for field personnel and equipment.

**CM Partnering** - A contractual commitment by the Owner, A/E, and CM to achieve a common goal, and doing so without a stake holder's exposure to a potential for conflict of interest in pursuit of that goal.

**CM Services** - The scope of services provided by a construction manager and available to owners in whole or in part. CM services are not consistent in scope or performance from one CM firm to another.

**Codes** - Prevailing regulations, ordinances or statutory requirements set forth by governmental agencies associated with building construction practices and owner occupancy, adopted and administered for the protection of public health, life safety and welfare. (See Building Code.)

**Commissioning** - The process at or near construction completion when various mechanical, electrical, and plumbing systems are tested and checked for compliance with the design, and are operating properly.

**Committed HC Contingency** – See “HC Contingency Committed”

**Completion Schedule Analysis** – See “Project Completion Graph (S-Curve)”

**Constructability** - The optimizing of cost, time, and quality factors with the material, equipment, construction means, methods, and techniques used on a project; accomplished by matching owner values with available construction industry practices.

**Construction Budget** - The target cost figure covering the construction phase of a project. It includes the cost of contracts with trade contractors, construction support items other purchased labor, material and equipment, and the construction manager's cost but not the cost of land, A/E fees, or consultant fees.

**Construction Change Directive (CCD)** - A construction change directive is a written order signed by the Owner and Architect directing the Contractor to make a change in the construction contract and stating a proposed basis for any appropriate adjustment in the contract sum or the contract time. This may result in a change order if an agreement is reached between the Contractor and the Owner. But even in the absence of total agreement, the construction change directive by itself constitutes a change in the contract documents, with determination of any appropriate adjustment in

contract sum or contract time being handled in accordance with specified detailed procedures at a later date.

**Construction Documents** - All drawings, specifications and addenda associated with a specific construction project. These documents delineate and graphically represent the physical construction requirements established by the A/E.

**Construction Documents Phase** - The third phase of the Architect's basic services wherein the Architect prepares working drawings, specifications and bidding information.

**Construction Document Review** - One party's review of another party's construction documents for the purpose of confirming that these documents and estimates are feasible and are in accordance with the proposed loan or project appraisal.

**Construction Management (CM)** – (1) A project delivery system that uses a construction manager to facilitate the design and construction of a project by organizing and directing men, materials, and equipment to accomplish the purpose of the design. (2) A professional service that applies effective management techniques to the planning, design, and construction of a project from inception to completion for the purpose of controlling time, cost and quality, as defined by the Construction Management Association of America (CMAA).

**Construction Management Contract** - A written agreement wherein responsibilities for coordination and accomplishment of overall project planning, design and construction are given to a construction management firm. The building team generally consists of the Owner, Contractor, and Designer or Architect.

**Construction Manager** - A business organization with the expertise and resources to manage the design, contracting, and construction aspects of project delivery. Individuals who work for a CM Firm are also referred to as Construction Managers.

**Construction Monitor** – An independent construction consultant engaged by a member(s) of the financial team to observe and report pertaining to the current status of a construction project schedule, project budget, hard cost payment approvals, and contract administration compliance, and tracks critical action items. The Construction Monitor acts as an independent facilitator and reports all findings in an objective manner.

**Construction Schedule** - A graphic, tabular or CPM representation or depiction of the construction portion of the project-delivery process, showing activities, durations, and projected completion dates.

**Contingency** - Line-item amounts in the project budget, or contractor's schedule of values intended to cover costs of unknown, unforeseeable, or missed cost items. Contingency may be owner-controlled or contractor-controlled.

**Contingency within the GMP (GMP Contingency)** – Contractor-controlled contingency; see Contingency

**Contingency Graph** – See Project HC Contingency Graph

**Contract Administration** - The contractual duties and responsibilities of the A/E, Contractor, or CM during the construction phase of a project for servicing the interactive provisions in the contract for construction.

**Contract Document Phase** - The final phase of design on an architectural project when construction documents are completed and bidding documents are formulated. See also "Construction Documents Phase".

**Contract Documents** - A term used to represent all documents (any general, supplementary, or other contract conditions, the drawings and specifications, all bidding documents, addenda issued prior to execution of the contract and post-award Change Orders, and any other items specifically stipulated as being included in the contract documents) which collectively form the contract between the Contractor and the Owner.

**Contract Performance Bond** - A written form of security from a surety company to the Owner, on behalf of an acceptable prime or main contractor or subcontractor, guaranteeing the completion of the construction contract in accordance with the terms of the contract.

**Contract Substantial Completion** – The project contract documents will define substantial completion, which is the contract substantial completion requirement. Contract substantial completion may or may not have additional requirements to be achieved before a project is deemed substantially complete by the Architect and Owner. Typically, substantial completion is achieved when the facility is complete enough to be used for its intended use. The Architect will issue a certificate of Substantial Completion, which is typically an AIA Document G704.

**Contract Sum** - The total dollar amount payable by the Owner to the Contractor for the performance of the construction contract under the contract documents.

**Contract Time** - The time period set forth and established in the contract documents for completing a specific project; usually stated in working days or calendar days. The contract time can only be adjusted by valid time extensions through change order.

**Contractor's Option** - A written provision in the contract documents giving the Contractor the option of selecting certain specified materials, methods or systems without changes in the contract sum.

**Contractor's Qualification Statement** - A written statement of the Contractor's experience and qualifications submitted to the Owner during the Contractor selection process. The American Institute of Architects publishes a standard Contractor's Qualification Statement form for this purpose.

**Cost Breakdown** - A financial statement furnished by the Contractor delineating the portions of the contract sum allotted for the various parts of the work and used as the basis for reviewing the Contractor's applications for progress payments. See also "Schedule of Values".

**Cost Codes** - A numbering system given to specific kinds of work for the purpose of organizing the cost control process of a specific project.

**Cost of Construction** - The target cost figure covering the construction phase of a project. It includes the cost of contracts with trade contractors, construction support items other purchased labor, material and equipment, and the construction manager's cost but not the cost of land, A/E fees, or consultant fees.

**Cost-of-Work** - All costs incurred by the Contractor in the proper performance of the work required by the plans and specifications for a specific project. The term is more specifically defined in all GMP contracts.

**Cost-Plus Contract** - A form of contract usually between an Owner and Contractor, A/E design professional, or CM, under which the Contractor, A/E, or CM is reimbursed for direct and indirect costs plus a fee for services. The fee is usually stated as a stipulated sum or as a percentage of cost.

**Cost Plus Fee Agreement** - A written agreement under which services are provided by a Contractor, Architect, Engineer, or CM for the cost of work plus a specified fee.

**Cost-To-Complete** - All costs remaining to complete construction of the project to obtain a certificate of occupancy and occupy the project for its intended use. These costs can be further defined as Contract, Owner, hard or soft cost-to-complete.

**Critical Path** – (1) The continuous chain of activities from project-start to project-finish, whose durations cannot be exceeded if the project is to be completed on time. (2) A sequence of activities that collectively require the longest duration to complete (the duration of the sequence is the shortest possible time from the start event to the finish event). Activities on the critical path have no float time.

**Critical Path Method (CPM)** - A planning scheduling and control line and symbol diagram drawn to show the respective activities involved in constructing a specific project. A CPM schedule shows activity duration and inter-dependence.

**CSI** - Abbreviation for the Construction Specification Institute

**CSI Master Format** - The CSI Master Format is a system of numbers and titles for organizing construction information into a regular, standard order or sequence. By establishing a master list of titles and numbers Master Format promotes standardization and thereby facilitates the retrieval of information and improves construction communication. It provides a uniform system for organizing information in project manuals, for organizing project cost data, and for filing product information and other technical data.

**- D -**

**Daily Construction Report** - A written document and record that has two main purposes: (1) Furnish information to off-site persons concerning important details of events as they occur daily and hourly, and (2) Furnish historical documentation that might later have a legal bearing in cases of disputes. Daily reports should be as factual and impersonal as possible, free from the expression of personal opinions and feelings. Each report should be numbered to correspond with the construction contract working days established on the progress schedule. In the event of no-work days, a daily report should still be made, stating "no work today" (due to rain, strike, or other causes). The report includes a description of the weather; a record of the total number of employees, subcontractors by name, work started and completed today, equipment on the job site, job progress today, names and titles of visitors, accidents and/or safety meetings, and a remarks column for other job related information.

**Date of Agreement** - (1) Usually on the front page of the agreement; (2) If not on front page it may be the date opposite the signatures when the agreement was actually signed; (3) or when it was recorded; (4) or the date the agreement was actually awarded to the Contractor.

**Date of Commencement of the Construction Contract** - The date established in a written notice to proceed from the Owner to the Contractor.

**Date of Substantial Completion** - The date certified by the Architect when the construction contract or a designated portion thereof is substantially complete. The Architect will document this date on an AIA Document G704.

**Demising Walls** - The boundaries that separate your space from your neighbors' or from the public spaces.

**Design-Build (D-B)** - A project delivery method where a design-build contractor (contractor-led D-B), A/E design professional (design-led D-B) or CM (CM-led D-B) is directly responsible for both the total project design and construction of the project. Design-Build liability can be explicitly conveyed through the contract documents or implicitly conveyed through the assumption of project-specific design liability, via performance specifications.

**Design Development Phase** – (1) The second phase of the Architect's basic services wherein the Architect prepares drawings and other presentation documents to fix and describe the size and character of the entire project as to architectural, structural, mechanical, and electrical systems; materials; and other essentials as may be appropriate; and prepares a statement of probable construction cost. (2) The term used on architectural projects to describe the transitional phase from the Schematic Phase to the Contract Document Phase during design.

**Design-XCM** - A variation of the extended services form of CM, where the A/E also provides the CM function.

**Direct Costs** - The costs directly attributed to a work-scope, such as labor, material, equipment, and subcontracts but not the cost of operations overhead and the labor, materials, equipment, and subcontracts expended in support of the undertaking. Direct Costs, Hard Costs, and Construction Costs are synonymous.

**Discretionary Change Order** – Owner directed change order not required for completion of the project for the projects' intended use and in accordance with the construction contract.

**Division of Work** - A portion of the total project reserved for contractors for bidding and performance purposes, i.e., Bid Division or Work-Scope.

**- E -**

**Encumbered Hard Cost Contingency** – see HC Contingency Committed.

**Engineer** - A professional individual who is licensed by the state to practice a specific engineering discipline.

**Escrow Account** - (1) Money put into the custody of the third party by the first party for disbursement to the second party. (2) A brief temporary depository for progress payments until authorized for release according to the depositor's explicit instructions.

**Estimated Cost-to-Complete** - An estimate of the cost yet to be expended on a work-scope in order to complete it. The difference between the Cost to Date and the Estimated Final Cost.

**Estimated Final Cost** - An estimate of the final cost of a work item based on its Cost-to-Date and the estimated cost to complete it. The sum of the Cost-to-Date and the Estimated Cost-to-Complete.

**Estimate of Construction Cost** - A calculation of costs prepared on the basis of (1) A detailed analysis of materials and labor for all items of work, or (2) On current area, volume, or similar unit costs.

**Extended Services-CM** - A form of CM where other services such as design, construction, and contracting are included with ACM services provided by the construction manager.

## **- F -**

**Fast Track Construction** - A method of construction management which involves a continuous design-construction operation. This usually involves a prime or main contractor starting the construction work before the plans and specifications are complete.

**Feasibility Phase** - The conceptual phase of a project preceding the Design Phase used to determine from various perspectives whether a project should be constructed or not.

**Fee Enhancement** - The awarding of an additional fee, over and above the basic fee for services, based on the performance quality of the party providing the basic service.

**FF&E** - (1) An abbreviation for furniture, fixtures and equipment; (2) Items classified as personal property rather than real property; (3) An abbreviation generally associated with interior design and planning of retail stores or office facilities.

**Field Order (FO)** - A written order issued to a Contractor by the Owner, or Owner's Representative, i.e., A/E design professional, effecting a minor change or clarification with instructions to perform work not included in the contract for construction. The work will eventually become a Change Order. A Field Order is an expedient process used in an emergency or need situation, which in many cases does not involve an adjustment to the contract sum or an extension of the contract time. See also "Construction Change Directive."

**Field Schedule** - A graphic, tabular or narrative representation or depiction of the construction portion of the project-delivery process, showing field activities and durations in sequential order. A short-interval, field-based schedule that plans contractor and subcontractor activities on a month-to-month, week-to-week, or day-to-day basis from the project milestone schedule.

**Field Work Order (FWO)** - A written request to a subcontractor or vendor, usually from the general or main contractor, for services or materials.

**Final Acceptance** - The action of the Owner accepting the work from the Contractor when the Owner deems the work completed in accordance with the contract requirements. Final acceptance is confirmed by the Owner when making the final payment to the Contractor.

**Final Completion** - The point at which both parties to a contract declare the other has satisfactorily completed its responsibilities under the contract.

**Final Design Phase** - The designation used by engineers for the last portion of the design process prior to bidding.

**Final Inspection** - A final site review of the project by the Contractor, Owner or Owner's Authorized Representative prior to issuing the final certificate for payment.

**Final Payment** - The last payment from the Owner to the Contractor of the entire unpaid balance of the contract sum as adjusted by any approved change orders.

**Financial and Management Control System** - A manual or computerized management control system used by the project team to guide the course of a project and record its status and progress.

**Fixed Fee** - A set contract amount for all labor, materials, equipment and services; and contractors' overhead and profit for all work being performed for a specific scope of work.

**Fixed Limit of Construction Costs** - A construction cost ceiling agreed to between the Owner and Architect or Engineer for designing a specific project.

**Float** - A scheduling term indicating that an activity or a sequence of activities does not necessarily have to start or end on the scheduled date to maintain the schedule on the critical path. The difference between the early start and late finish of an activity, minus the activities duration.

## **- G -**

**General Conditions** - A written portion of the contract documents set forth by the Owner stipulating the Contractor's minimum acceptable performance requirements including the rights, responsibilities and relationships of the parties involved in the performance of the contract. General conditions are usually included in the book of specifications but are sometimes found in the architectural drawings.

**General Condition Items** - Purchases, services, or materials required to facilitate construction at the site. As part of the construction budget, these are financial obligations of the Owner and the logistic responsibility of the CM.

**General Conditions (of the Contract for Construction)** - The part of the contract that prescribes the rights, responsibilities, and relationships of the parties signing the agreement and outlines the administration of the contract for construction, e.g., American Institute of Architects (AIA) Document A201.

**General Contractor (GC)** - A properly licensed individual or company having "primary" responsibility for the construction contract. A GC can perform work with its own contractors or can perform the project work as an independent contractor, providing services to owners through the use of subcontractors when using the general contracting system. In the latter case, the GC is referred to as "Paper Contractor".

**GMP Contingency (Contingency within the GMP)** – Contractor-controlled contingency.

**Guaranteed Maximum Price-Construction Management (GMP-CM)** - A form of the CM system where the construction manager guarantees, in addition to providing ACM services, a ceiling price to the Owner for the cost of construction.

## **- H -**

**Hard Costs** - All items of expense directly incurred by or attributable to a specific project, assignment or task. Direct Costs, Hard Costs, and Construction Costs are synonymous.

**Hard Cost Contingency ("HC Contingency")** - Owner-controlled contingency limited to project Hard Costs; see Contingency. Direct Contingency Costs and Construction Contingency Costs are synonymous.

**HC Contingency Balance** – Owner-controlled contingency that has not been committed to an approved, pending, or potential project change order; unencumbered or remaining contingency.

**HC Contingency Committed** – Owner-controlled contingency that has been committed to an approved, pending, or potential change order; committed or encumbered contingency.

**HC Contingency Graph** – See Project HC Contingency Graph

## **- I -**

**Independent Contractor** - One free from the influence, guidance, or control of another or others and does not owe a "fiduciary duty". e.g., an architect, engineer, prime or main contractor, construction manager at-risk.

**Indirect Costs** - Costs for items and activities other than those directly incorporated into the building or structure but considered necessary to complete the project. A contractor's or consultant's overhead expense; expenses indirectly incurred and not chargeable to a specific project or task. The terms indirect costs and soft costs are synonymous.

**International Building Code (IBC)** - The IBC is one of the family of codes and related publications published by the International Conference of Building Officials (ICBO) and other organizations, such as the International Association of Plumbing and Mechanical Officials (IAPMO) and the National Fire Protection Association (NFPA), which have similar goals as far as code publications are concerned. The IBC is designed to be compatible with these other codes, as together they make up the enforcement tools of a jurisdiction. More and more governing authorities are accepting the IBC (with edits) as their standard, in most cases replacing the Southern Building Code or Uniform Building Code.

**IRFP** - The abbreviation for Initial Request for Proposal; The first request for uniform detailed information from prospective CM practitioners being screened for a project.

## **- J -**

**Job-Site Overhead** - Supportive and necessary on-site construction expense, such as construction support costs, supervision, bonus labor, field personnel, and office expense.

**Joint Venture Partner** - A party that contracts with another similar party on a project basis to provide greater financial strength, improved services or more acceptable performance qualifications as a combined organization to design, bid, and/or constructs a specific project.

## **- K -**

**K** - Used as an abbreviation for Contract or Contracts in the legal sector.

## **- L -**

**Labor and Material Payment Bond** - (1) A written form of security from a surety (bonding) company to the Owner, on behalf of an acceptable prime or main contractor or subcontractor, guaranteeing payment to the Owner in the event the Contractor fails to pay for all labor, materials, equipment, or services in accordance with the contract, and (2) to pay any claims against the Owner from contractors and suppliers who have not been paid for labor, material, and equipment incorporated into the project.

**LEED (Leadership in Energy and Environmental Design)** - An internationally recognized green building certification system, providing third-party verification that a building or community was designed and built using strategies aimed at improving performance across all the metrics that matter most: energy savings, water efficiency, CO<sub>2</sub> emissions reduction, improved indoor environmental quality, and stewardship of resources and sensitivity to their impacts.

**LEED-EBOM (LEED for Existing Buildings: Operations & Maintenance)** - Rating system helps building owners and operators measure operations, improvements and maintenance on a consistent scale, with the goal of maximizing operational efficiency while minimizing environmental impacts. LEED for Existing Buildings addresses whole-building cleaning and maintenance issues (including chemical use), recycling programs, exterior maintenance programs, and systems upgrades. It can be applied both to existing buildings seeking LEED certification for the first time and to projects previously certified under LEED for New Construction, Schools, or Core & Shell.

**Letter of Intent** - A notice from an Owner to a Contractor stating that a contract will be awarded to the Contractor providing certain events occur or specific conditions are met by the Contractor. The letter can sometimes serve as a formal Notice to Proceed on the project.

**Lien, Mechanic's or Material** - The right to take and hold or sell an Owner's property to satisfy unpaid debts for labor, materials, equipment, or services to improve the property.

**Lien Release** - A written document from the Contractor to the Owner that releases the Lien, Mechanic's or Material following its satisfaction.



**Lien Waiver** - (1) A written document from a contractor, subcontractor, material supplier or other construction professional, having lien rights against an Owner's property, relinquishing all or part of those rights. (2) Lien waivers are generally used for processing progress payments to prime or main or subcontractors as follows: Conditional Lien Waiver, Unconditional Lien Waiver, and Final Lien Waiver.

**Liquidated Damages (LD's)** – An amount of money specified in a contract to be awarded in the event that the agreement is violated. The fixed amount (usually on a per-day basis) which a party to an agreement promises to pay to the other in case one party does not fulfill some or all portions of an agreement.

**Lump Sum Contract** - A written contract between the Owner and Contractor wherein the Owner agrees to pay the Contractor a specified sum of money for completing a scope of work consisting of a variety of unspecified items or work. (See also "Stipulated Sum Agreement".)

**Lump Sum Fee** - A fixed dollar amount which includes all costs of services including overhead and profit.

#### **- M -**

**Mandated Change Order** – Change orders required to complete the construction contract as directed by governing authorities or others to accomplish a certificate of occupancy allowing the Owner to take occupancy of the Project and utilize it for its intended use.

**Mediation** – The action of mediation between parties to effect an agreement or reconciliation. Mediation implies deliberation that results in solutions that may or may not be accepted by the contending parties.

**Mechanic's Lien** - A legal claim against an Owner's property by a project participant to the value of monies earned but not paid for by the Owner or an employing contractor.

**Meeting Attendance Form** - A generic form used to record presence of persons attending a specific meeting.

**Meeting Notes** - A written report consisting of a project number, project name, meeting date and time, meeting place, meeting subject, a list of persons attending, and a list of actions taken and/or discussed during the meeting. Generally, this report is distributed to all persons attending the meeting and any other person having an interest in the meeting.

**Milestone** - An activity with a duration of zero (0) and by which progress of the project is measured. A milestone is an informational marker only; it is used to delineate strategic events of signal importance to monitor progress on the construction milestone schedule. It marks a specific point in time, which point may be contractual.

**Milestone Schedule** - A schedule of milestones spanning from the start of construction to occupancy, used as the main measure of progress to keep the project on schedule. It is usually summary in nature.

**Minor Change in Work** – A minor change in work is a written order by the Architect to make a change that does not involve adjustment in the contract sum or extension of the contract time and is not inconsistent with the intent of the contract documents.

#### **- N -**

**Notice of Award** - A letter from an Owner to a Contractor stating that a contract has been awarded to the Contractor and a contract will be forthcoming. It may also function as a Notice to Proceed.

**Notice to Proceed** - A notice from an Owner directing a Contractor to begin work on a contract, subject to specific stated conditions.

#### **- O -**

**OAC Meeting** - Meeting of the Owner, Architect and Contractor.

**Occupancy Phase** - A stipulated length of time following the construction phase, during which contractors are bonded to ensure that materials, equipment, and workmanship meet the requirements of their contracts, and that supplier- and manufacturer-provided warranties and guarantees remain in force.

**Occupancy Schedule** - A schedule of the activities and events required to effect occupancy or the use of a facility for its intended purpose. It is used to determine if construction progress will meet the occupancy date.

**On-Site Supervision** - Site-based personnel with supervisory responsibilities.

**Open Bid** - A specific term used where any qualified bidder or estimator is given access to the prescribed project information. Open bid project information is not private.

**Owner-Architect Agreement** - A written form of contract between Architect and Client for professional architectural services.

**Owner-Builder** - A term used to describe an Owner who takes on the responsibilities of the general contractor to build a specific project.

**Owner Contingency** – Owner-controlled contingency; see Contingency

**Owner-CM Agreement** - Contract between construction manager and client for professional services.

**Owner-Construction Agreement** - Contract between Owner and Contractor for a construction project.

**Owner's Representative (OR)** – An "Agent" of the Owner engaged to provide project management of design and construction activities. The OR acts in the absence of and/or interest of the Owner to facilitate the chosen design and construction delivery method. Scope of services sometimes includes management of non-construction components, such as equipment procurement and low voltage performance specification; refer to RA and RE.

## **- P -**

**Payment Bond** - A written form of security from a surety company to the Owner, on behalf of an acceptable prime or main contractor or subcontractor, guaranteeing payment to all persons providing labor, materials, equipment, or services in accordance with the contract.

**Pending and Potential Change Orders** – Unexecuted change order or items identified to have a cost or time impact to the project which may result in a change order.

**Preliminary Drawings** - (1) The drawings that precede the final approved drawings. (2) Usually these drawings are stamped or titled "PRELIMINARY", or "PRELIMINARY/NOT FOR CONSTRUCTION"; and the "PRELIMINARY" is removed from the drawings upon being reviewed and approved by the Architect and/or Owner and/or code official.

**Preliminary Lien Notice** - A written notice given to the Owner by the subcontractors, suppliers, etc. The notice states if bills are not paid for the labor, services, equipment, or materials furnished or to be furnished, a mechanic's lien may be placed against the property even though the Owner has paid the prime contractor. The notice may explain how the Owner can protect himself against this consequence by (1) requiring the prime contractor to furnish a release by the person giving the Owner notice before making payment to the prime contractor or (2) any other method or device which is appropriate under the circumstances. Some states (known as "lien notice states") require lien notices to be filed and some do not. Failure to file a lien notice in a lien-notice state usually results in forfeiture of one's lien rights.

**Pre-qualification** - A screening process of prospective bidders wherein the Owner gathers background information from a contractor or construction professional for selection purposes. Qualifying considerations include competence, integrity, dependability, responsiveness, bonding rate, bonding capacity, work on hand, similar project experience, and other specific owner requirements.

**Prime Contractor** - (1) Any contractor having a contract directly with the Owner. (2) Usually the main (general) contractor for a specific project.

**Professional Engineer** – A designation reserved, usually by law, for a person or organization professional qualified and duly licensed to perform such engineering services as structural, mechanical, electrical, sanitary, civil, etc.

**Professional Liability Insurance** - Insurance provided for design professionals and construction managers that protect the Owner against the financial results and liability of negligent acts by the insured. Usually referred to as Errors and Omissions (E&O) insurance.

**Professional Services** - Services provided by a professional, in the legal sense of the word, or by an individual or firm whose competence can be measured against an established standard of care.

**Program Schedule** - A schedule that spans from the start of design to occupancy; includes the signal activities which control the progress of the project from start to finish.

**Progress Meeting** - A meeting dedicated essentially to contractor progress during the construction phase.

**Progress Payment** - Partial payments on a Contractor's contract amount, periodically paid by the Owner for work accomplished by the Contractor to date determined by calculating the difference between the completed work and materials stored and a predetermined schedule of values or unit costs.

**Progress Schedule** - A line diagram showing proposed and actual starting and completion times for the respective project activities.

**Project** - A word used to represent the overall scope of work being performed to complete a specific construction job.

**Project Budget** - The target cost of the project established by the Owner and agreed to be achievable by the team. The Project Budget usually includes the cost of construction and the CM fee, plus any other line-item costs (land, legal fees, interest, design fees, CM fees, etc.) that the Owner wishes to have included in the budget.

**Project Completion Graph (S-Curve)** - A Project Completion Graph, commonly referred to as an "S-Curve Graph;" The graph resembles an "S" and projects the estimated cash flow through project completion; exclusive of retainage. The graph is based on a direct relationship of cash flow to the percentage of project completion. For a typical single-phase construction project, the first and last stages of construction represented by 15-20% each of the construction schedule, makes up less than an equal amount of percentage of completion. This allows for ramping up and down of the construction process. The remaining interim period, representing 60-80% of the schedule is generally a straight line, which connects the ramping up and down sections of the schedule; this straight-line portion of the S-curve will normally pass through approximately 50% completion at approximately 50% of the construction schedule.

**Project Contingency Graph** – A graph projecting the use of hard cost contingency through project completion. Each month the committed hard cost contingency is plotted as a percentage of total hard cost contingency against the project schedule. The projected hard cost contingency line provides a baseline for analysis. It is assumed for the typical project that up to 40% of the hard cost contingency will be committed during the first 30% of the project schedule; the remaining 60% is a straight-line projection to the end of the project. The 40% allows for the high-risk period during project startup: completion and outstanding governing approvals of design documents, earthwork, and foundations. Where the total cost for mandated change orders falls below the projected graph line, it may be assumed, unless otherwise noted, that sufficient funds remain to complete the project, assuming no extraordinary event(s) occurs.

**Project Cost** - All costs for a specific project including costs for land, professionals, construction, furnishings, fixtures, equipment, financing and any other project related costs

**Project Directory** - A written list of all parties connected with a specific project. The list usually includes a classification or description of the party (i.e., Owner, Architect, Attorney, General Contractor, Civil Engineer, Structural Engineer, etc.); name, address, e-mail, telephone and FAX numbers opposite their respective classifications or description. It is particularly important that the emergency or after hour telephone numbers are included. These numbers should be kept confidential if requested by the respective parties.

**Project Manager** - A qualified individual or firm authorized by the Owner to be directly responsible for the day-to-day management and administration, and for coordinating time, equipment, money, tasks and people for all or specified portions of a specific project.

**Project Manual** - An organized book setting forth the bidding requirements, conditions of the contract and the technical work specifications for a specific project that documents and augments the drawings. The Project Manual contains the General Conditions, Supplementary and Special Conditions, the Form of Contract, Addenda, Change Orders, Bidding Information and Proposal Forms as appropriate, and the Technical Specifications.

**Project Meeting** - A meeting dedicated essentially to contractor performance and progress payments, involving supervisors from the Contractor's home offices and the on-site project team; sub-contractors may be included.

**Project Site** - The place where a structure or group of structures was, or is to be located, i.e., a construction site.

**Project Team** - Consists of the Architect/Engineer, Construction Manager, and Owner, represented by their Level 1, 2, and 3 Persons, plus the designated leaders of contracted constructors.

**Punch List** - A list prepared by the Owner or his/her Authorized Representative of items of work requiring immediate corrective or completion action by the Contractor.

**Pure CM** - A contractual form of the CM system exclusively performed in an agency relationship between the Construction Manager and Owner. (CM Without Risk). ACM is the form from which other CM forms and variations are derived.

#### **- Q -**

**Quality Assurance (QA)** - The procedure established by the Project Team to inject and extract the level of quality designated by the Owner.

**Quality Control (QC)** - That part of the Quality Assurance procedure that determines if specified quality is attained.

**Quality Engineering** - That part of the Quality Assurance procedure where the required level of quality is accurately inserted into the construction documents by the A/E.

#### **- R -**

**Record Drawings** - A set of contract document drawings, marked up as construction proceeds to reflect changes made during the construction process, which show the exact location, geometry, and dimensions of all elements of the constructed project as installed. It is good practice to make As-Built Drawings by marking the changes on reproducible drawings such as Mylar, vellum or sepias for the duplication purposes later.

**RFI** - Request for Information. A written request, usually a form, from the Contractor addressed to the Architect requesting additional information on an issue in the contract specification or drawings. The answer to an RFI can result in a COP if either the Architect or Contractor believes there is a change in the contract terms.

**RFP** - Request for Proposal. 1) A request for uniform detailed information from prospective CM practitioners being screened for a project; 2) A document generated by the Architect requesting a cost proposal for a potential change to the Contract. Generally an RFP is used when no determination has been made whether or not the change will be executed.

**Reimbursable Expense** - Charges to the Owner covering costs for services that could not or intentionally were not quantified at the time the fee arrangement was made.

**Reimbursable Expenses (or Costs)** - Amounts expended for or on account of the project which, in accordance with the terms of the appropriate agreement, are to be reimbursed by the Owner.

**Release of Lien** - A written action properly executed by an individual or firm supplying labor, materials or professional services on a project which releases his mechanic's lien against the project property.

**Resident Architect (RA)** - An architect permanently assigned at a job site who supervises the construction work for the purpose of protecting the Owner's interests during construction.

**Resident Engineer (RE) (inspector)** - An individual permanently assigned at a job site for the purpose of representing the Owner's interests during the construction phase, i.e., Owner's Rep.

**- S -**

**S-Curve – See “Project Completion Graph”**

**Safety Report** - The Occupational Safety and Health Act (OSHA) of 1970 clearly states the common goal of safe and healthful working conditions. A Safety Report is prepared following a regularly scheduled project safety inspection of the specific project.

**Schedule of Values** - The breakdown of a contract price into sub-items and sub-costs for identifiable construction elements, which can be evaluated by examination for contractor progress payment purposes.

**Schematic Design Phase** - The first phase of the A/E design professional's basic services in which he consults with the Owner to ascertain the requirements of the project and prepares schematic design studies consisting of drawings and other documents showing the scale, project components, and delineates the Owner's needs in a general way for the Owner's approval.

**Scope of Work (SOW)** - A written range of view or action; outlook; hence, room for the exercise of faculties or function; capacity for achievement; all in connection with a designated project.

**Shared Savings** - Contractor controlled contingency or buyout savings remaining after all approved contract cost-of-work has been accounted for, from which a percentage of the savings, as defined in the construction contract, is returned to the Owner.

**Shop Drawings** - Detailed information and/or drawings provided by material/ equipment suppliers or subcontractors demonstrating that the item provided meets the requirements of the contract documents, or how it is to be installed.

**Soft Cost** - Cost items in addition to the direct construction cost. Soft Costs generally include architectural and engineering, legal, permits and fees, financing fees, construction interest and operating expenses, leasing and real estate commissions, advertising and promotion, and supervision.

**Soft Cost Contingency** – Owner-controlled contingency limited to project Soft Costs; see Contingency. Hard cost contingency plus the soft cost contingency generally represent the total Owner's contingency for the Project, unless specific contingency accounts are established for unique budget items the Owner wishes to track and report separate from the hard and soft cost contingency accounts.

**Source and Use Budget** – Budget detailing the funds for all project-related costs and how they are to be expended.

**Special Conditions** - (1) Amendments to the General Conditions that change standard requirements to unique requirements, appropriate for a specific project. (2) A section of the conditions of the contract, other than the General Conditions and Supplementary Conditions, which may be prepared for a particular project. (3) Specific clauses setting forth conditions or requirements peculiar to the project under consideration, and covering work or materials involved in the proposal and estimate, but not satisfactorily covered by the General Conditions.

**Specifications** - A detailed statement of particulars, especially statements prescribing materials and methods, and quantitative information pertaining to material, products, and equipment to be incorporated into a specific project. The most common arrangement for specifications substantially parallels the Construction Specification Institute (CSI) format.

**Standard Details** - A drawing or illustration sufficiently complete and detailed for use on other projects with minimum or no changes. Non-project-specific details.

**Start Date** - The date that an activity or project begins.

**Statute of Limitations** - The period of time in which legal action must be brought for an alleged damage or injury. The period commences with the discovery of the alleged damage or injury; or in construction industry cases with completion of the work or services performed. Legal advice should be obtained.

**Stipulated Sum Agreement** - A written agreement in which a specific dollar amount is set forth as the total payment for performing the contract. (See also "Lump Sum Contracts")

**Structural Systems** - The load bearing frame assembly of beams and columns on a foundation; the most common materials are wood, cement block, re-enforced concrete, or steel. Steel beams and columns are generally fabricated off-site and assembled on site. Other systems such as non-load bearing walls, floors, ceilings and roofs are generally constructed within and on the structural system.

**Subcontractor** - A qualified subordinate contractor who has a contract with the prime or main contractor.

**Subcontractor Bond** - A written document from a subcontractor given to the prime or main contractor by the subcontractor guaranteeing performance of his/her contract and payment of all labor, materials, equipment and service bills associated with the subcontract agreement.

**Substantial Completion** - The stage in the progress of the construction contract work when the work, or designated portion of the work, is sufficiently complete in accordance with the construction contract documents so that the Owner can occupy or utilize the work for its intended use. (See also "Beneficial Occupancy"). This date is normally documented by the Owner and Architect on an AIA Document G704.

**Sub-surface Investigation** - (1) A term used to represent an examination of soil conditions below the ground. (2) Investigations include soil borings and geotechnical laboratory tests for structural design purposes.

**Superstructure** The part of a building or other structure above the foundation.

**Supplemental Conditions** - Supplements or modifies the standard clauses of the general conditions to accommodate specific project requirements. (synonymous with Supplementary Conditions).

**Surety Company or Surety** - A properly licensed firm or corporation willing to execute a surety bond, or bonds, payable to the Owner, securing the performance on a contract either in whole or in part; or securing payment for labor and materials.

## **- T -**

**Technical Inspection** - Matching technical specification criteria with visual or mechanical tests on the project site, or in a remote location or laboratory, to ascertain conformance.

**Technical Review** - The critique of design solutions, or criteria used for design solutions, by a party other than the one providing the solutions or criteria, to determine adequacy and suitability of purpose.

**T&M** - (1) An abbreviation for a contracting method called Time and Materials (2) A written agreement between the Owner and the Contractor wherein payment is based on the Contractor's actual cost for labor, equipment, materials, and services plus a fixed add-on amount to cover the Contractor's overhead and profit.

**Time is of the Essence** - A provision in a construction contract by the Owner that punctual completion within the time limits or periods in the contract is a vital part of the contract performance and that failure to perform on time is a breach and the injured party is entitled to damages in the amount of loss sustained. e.g., "time is of the essence in the completion of the construction contract".

**Total Project Budget** - All costs, hard and soft, necessary to achieve completion of a project.

**Transmittal** - A written document used to identify information being sent to a receiving party. The transmittal is usually the cover sheet for the information being sent and includes the name, telephone/FAX number, e-mail, and address of the sending and receiving parties. The sender may include a message or instructions in the transmittal. It is also important to include the names of other parties the information is being sent to on the transmittal form.

**Travel Time** - Wages paid to workmen under certain union contracts and under certain job conditions for the time spent in traveling from their place of residence to and from the job.

## **- U -**

**Underwriter's Laboratories (UL) Label** - A label on a product or manufactured item showing the material is regularly tested by, and complies with the minimum standards of the Underwriter's Laboratories specification for safety and quality.

**Uniform Building Code (UBC)** - The Uniform Building Code is one of the family of codes and related publications published by the International Conference of Building Officials (ICBO) and other organizations, such as the International Association of Plumbing and Mechanical Officials (IAPMO) and the National Fire Protection Association (NFPA), which have similar goals as far as code publications are concerned. The Uniform Building Code is designed to be compatible with these other codes, as together they make up the enforcement tools of a jurisdiction.

**Unit Prices** - A predetermined price for a measurement or quantity of work to be performed within a specific contract. The designated unit price would include all labor materials, equipment or services associated with the measurement or quantity established.

**- V -**

**Value Engineering** - A technical review process whereby the design documents are reviewed in an effort to reduce the overall construction cost by implementing alternate materials, processes, and/or equipment while maintaining the original design intent and overall quality of the Project.

**Verbal Quotation** - A written document used by the Contractor to receive a subcontract or material cost proposal over the telephone prior to the subcontractor or supplier sending their written proposal via mail, e-mail or facsimile.

**- W -**

**Warranty** - Assurance by a providing party that the work, material, and equipment under warranty will perform as promised or as required by contract.

**Warranty Phase** - The time period during which a warranty is in force.

**Working Drawing** - A drawing sufficiently complete with plan and section views, dimensions, details, and notes so that whatever is shown can be constructed and/or replicated.

**Work Order (WO)** - A written order (directive), signed by the Owner or his Representative, of a contractual status requiring performance by the Contractor.

**- X -**

**XCM** - An abbreviation for "Extended Services -CM"; a form of Construction Management (CM) where other services such as design, construction, and contracting are included with Additional Construction Management (ACM) services provided by the Construction Manager.

**- Z -**

**Zoning** - Restrictions of areas or regions of land within specific geographical areas based on permitted building size, character, and uses as established by governing urban authorities.

**zumBrunnen Cost-To-Complete** – An estimate provided to account for all committed costs and a reasonable allowance for projected future costs to complete construction of a project. This estimate includes the following specific costs and projected estimates:

- Contractor's cost-to-complete (G702 Line 3 -Total Contract Sum To Date minus G702 Line 4- Total Completed and Stored To Date)
- Pending and potential change orders
- Assume any potential shared savings at zero-dollars, unless otherwise noted
- Assume balance of HC Contingency to be required for future change orders
- Projected budget shortfall to complete the project, when applicable.

**zumBrunnen, Inc.** – The nation's leading independent construction consultant providing construction monitoring, facility assessment, and capital replacement budget services to the senior living and healthcare fields, and commercial real estate industry.



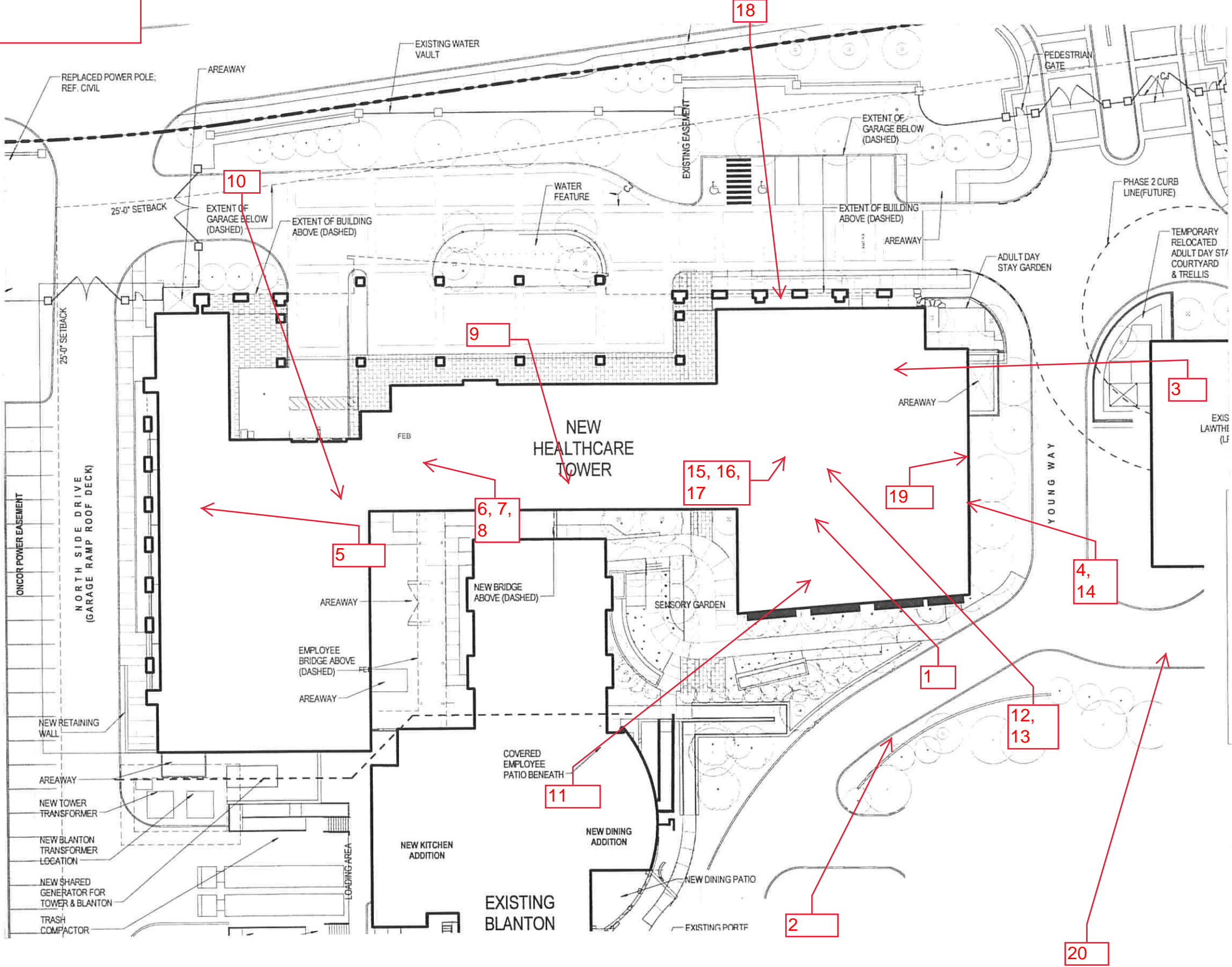
## **2.0 NOTES AND DISCLAIMER:**

*The addressee of this report is the sole Client and obligee of the Construction Monitor. At the direction or with the consent of the Client, the Construction Monitor will provide copies of its reports to (i) other banks that are the Client's participants or for which the Client is acting as agent (which shall be entitled to rely on such reports, but shall have no recourse to the Construction Monitor other than by and through the Client), (ii) the developer and the architect for the Project as an accommodation for informational purposes only, and (iii) the Project owner as an accommodation for informational purposes only and subject to execution of an access agreement in a form satisfactory to the Construction Monitor and the Client. It is understood the Construction Monitor has no contractual obligation to any of the foregoing parties other than the Client.*

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# EXHIBIT H







1. Level 3 column formwork



2. Completed brick radius wall coping



3. Shear wall forms on Level 3



4. Work on Level 2 columns and shear wall





5. Level 2 stanchion supports



6. North deck preparation for concrete pour





7. Level 2 deck prep



8. Levels 2 and 3 deck prep





9. Installed PT cable



10. Shear wall formwork





11. Deck support stanchions



12. Pool poured concrete roof



13. Staged PT cable



14. Steel offloading





15. Removed stanchions, Level 1



16. Garage installed drain lines



17. Removed garage stanchion supports



18. Garage staged sprinkler lines





19. Vista south elevation



20. Vista west elevation



21. Mock-up