

POOL / RECREATION COMPLEX TIMELINE

Project Schedule

Phase/Task	Completion Date
• GTA Board approval for Architectural Agreement	05/22/10
• GTA to obtain site survey and Geotechnical Report	06/30/10
• Schematic Design/Update Concept Plan	05/28/10 to 07/16/10
• Consultant to verify existing conditions	05/28/10 to 06/11/10
• Design Development	07/19/10 to 09/10/10
• Construction Documents	09/13/10 to 01/07/11
• Issue for Permit	01/10/11
• Bidding Phase (Note 7)	02/01/11 to 03/15/11
• IDPH Permit (Note 2)	12/17/10 to 07/17/11
• Construction Phase	
o Close Pool (Note 3)	08/01/11 to 08/15/11
o Demolition	08/15/11 to 09/01/11
o Construction (Note 4)	09/02/11 to 04/29/12
o Substantial Completion (Note 5)	04/30/12
o Punch list	05/01/12
o Owner Move-in/Pool Start Up	05/01/12 to 05/13/12
o Open Facility to Public (Note 6)	05/20/12
o Punch list Completion/Final Completion	07/15/12

Notes:

1. Site survey to be provided by The Galena Territory Association and needs to be received by 06/30/10 in order to maintain this schedule.
2. We have allowed approximately 6 to 8 months to obtain the permit from IDPH. The schedule is based on a 6 months process and the start of construction will be affected if the permit approval is delayed much beyond 08/01/11. Demolition work can commence without obtaining the IDPH permit which will give approximately 2 to 4 weeks of overlap in obtaining the permit at the start of construction. GTA needs to verify if it is agreeable to closing the pool before the end of the outdoor pool season.
3. In order to ensure substantial completion by 04/30/12, we recommend pool closing no later than 08/15/11 to allow demolition work and mobilization to begin as soon as possible.
4. Construction start is dependent on receiving IDPH permit. IDPH Permit review is currently taking 6 to 8 months.
5. Substantial completion may be delayed if the IDPH permit is not received by 08/01/11.
6. Opening date to be confirmed by the GTA.
7. At a minimum, the Design Team should incorporate the initial IDPH Permit review comments into the Bid Documents prior to commencing with the Bidding Phase if possible.