



Monthly Executive Summary Report
Reflects Previous Month's Activity
Special Day School
District Wide

Project Team

Interim Executive Director – Office of Exceptional Children: Dr. Kathleen Magliacane
Principal: Stephanie White
Project Manager: Dale Collier
Site Manager: TBD
Architectural Firm: Constantine Architects, Inc.
Design Architect: Elliott Constantine
General Contractor: Hill Construction Company

Original Project Scope: Renovations of Old Charlestown Academy Facility to accommodate staff and students of the Special Day School.

Budget:

Original Budget: \$ 5.2 Million

Date: May 10, 2006

Revised Budget: Presented to Board

Date: August 2007

Schedule:

Design: August 2007 Solicitation: Negotiations in progress Construction: November 2008

Schedule Issues: Relocation of current population to accommodate construction of the Center for Academic Arts.

Major Issues: Original scope included the relocation of mobile units to avoid conflict with onsite construction of the Center of Arts and Academics. However, Old Charlestown Academy Facility will not be available for renovations until move-in of the new Center of Arts and Academics after its completion. Project must be “fast-tracked” in order to permanently house the Special Day School during the 2008-2009 school year. Discussions held with Charleston Youth Development Corporation to explore a possible joint-venture use on the current CYDC campus located adjacent to the existing Special Day School. CCSD School Board briefed on potential cost increase due to project scope change. Revised budget approved by the CCSD School Board in August 2007.

Achievements: Programming of space requirements for new facility to permanently house the Special Day population completed with input of the Principal. Approval received from OSF to allow operation of current SDS campus to continue through the current school year. Approval received from CCSD School Board to pursue proposed CYDC campus location option in collaboration with Hill Construction. Appraisal completed by realtor. Concept plan reviewed with CYDC Executive Director who then briefed CYDC Board of proposed plan. Approval received from CYDC Board for development classroom building. Acquisition Strategy and Pre-Negotiation Position Papers prepared and filed with CCSD Procurement office.

Contractor Negotiations: Negotiations with Hill Construction are now underway. After several negotiation sessions, a pricing agreement is imminent with Hill Construction. Final agreement is to be presented for approval by the School Board as Contractor pricing of 100% documents is within range of CM estimates. CYDC requested improvements are also included in this pricing.



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Scheduling Issues: CCSD final approval of land lease issues with CYDC and OSF will now allow work activities to proceed. City of North Charleston, Zoning, OSF, and OCRM approvals now in progress to clear the way for physical work to begin on site.

