

**Chelmsford High School for Girls
Progress Report No. 9
24.11.2020**



	EXECUTIVE SUMMARY
	<p><u>CONTRACT DETAILS</u></p> <p>Contract Start Date: 17th February 2020</p> <p>Contract phased completion Dates: Teaching block 24.5.2021 & Sports hall 12.7.2021</p> <p>Current Estimated completion Date as above</p> <p>Contract Value: £5,280,766.95</p> <p>Cost report value See financial section below</p>
	<p><u>GENERAL SUMMARY</u></p> <p>Works to both blocks continues to progress well with structural progress made to both the teaching block and sports hall. M&E works continues within the teaching block with the ground floor near completion in readiness for screeding works. Internal blockwork to the sports hall nearing completion with M&E works due to commence over the coming weeks.</p> <p>Operatives remain working in line with safe operating procedures with no reports of any personnel suffering symptoms of COVID.</p>
	<p><u>PROGRAMME SUMMARY</u></p> <p>CP4 issued 27.10.2020.</p> <p><u>Teaching Block</u></p> <p>Timber roof structure is complete with roof covering works commencing 23.11.2020. External window install is underway. M&E works to the ground floor which includes all underfloor gas pipe routes and electrical containment along with high level works is complete and insulation laid with membrane in readiness for screeding works. M&E to first floor is underway. Intumescent spraying to steels complete and elements of builder's work have been undertaken.</p> <p><u>Sports Hall</u></p> <p>Roofing works complete and VES ventilation turrets installed. Cladding and bullnose detail is near completion with a small element to the main entrance to install once loading bay is no longer required. Internal blockwork is near completion with balcony to finish. Intumescent spraying of all beams and columns is near completion.</p> <p>Overall work progression has remained on target, there is a small delay on the completion of the roofing works due to inclement weather days noted in progress report 27.10.2020.</p>

1.0	HEALTH AND SAFETY
1.1	<p>Site Safety Audits</p> <p>Daniel Connal visited site on the 28.10.2020. This report is within the project drop box Health and safety file. No items of concern were raised and the safety procedures on site remain to a good standard.</p> <p>Near Miss report</p> <p>None to report since the last meeting</p> <p><u>COVID</u></p> <p>There have been no reported issues with personnel over the last period.</p> <p>HCL continue to monitor government guidelines and a review was carried out following the latest change in the risk level. No further adjustments are required at the present time to the current SOPs</p>
1.2	<p>Security</p> <p>No incidents were reported over the last period.</p>
1.3	<p>Accidents</p> <p>None to report</p>
1.4	<p>CDM</p> <p>With Horizon construction taking possession of the site we now manage all elements relating to the construction safety of the site and the welfare of all personnel associated with the project.</p> <p>The project management plan and traffic management plan has been distributed to all parties and is available on the project drobox. The site logistics plan is in place. Both the CPP and logistics plan will be updated as the project develops.</p> <p>The principle designer role will be undertaken by Daniel Connal Partnership on behalf of Horizon construction.</p> <p>F10 has been issued and is displayed on the safety notice board in the site.</p> <p>All trades working on site have approved RAMS which have since been updated in line with new COVID-19 SOP</p>
2.0	NEIGHBOURLY MATTERS
2.1	<p>Neighbours</p> <p>No issues reported over the last period</p>

2.2	Complaints As above
2.3	Noise / Dust No noise or dust incidents since works recommended. Bowser is on site and in use to control dust when required.
3.0	PARTY WALL AND BOUNDARY MATTERS & SWIMMING POOL SURVEY
3.1	Note – Monitoring of the swimming pool is now complete.
3.2	Highways To be kept clean of debris at all times.
3.3	Thames Water Foul and Surface water connection Section 106 acceptance has been received and is saved on the drobox.
4.0	SITE PROGRESS
4.1	Groundworks Programmed work complete. Works to the haul road has been undertaken following recent heavy down pours.
4.2	Block and Beam Floor Complete
4.3	Steel Frame Teaching Block Works complete Sports Hall Main structure works complete. HCL currently in the process of progressing the external fire escape staircase and secondary steel requirements for the sports equipment

4.4	<p>Brickwork</p> <p>Teaching block</p> <p>Complete, cleaning down of brickwork will commence as scaffold is removed.</p> <p>Sports Hall</p> <p>Internal masonry works is near completion with balcony to complete. External piers are underway</p>
4.5	<p>Carpentry</p> <p>Teaching block roof structure works complete. Ply formers for doors are underway in the teaching block.</p>
4.6	<p>Clad</p> <p>Roof works complete. Small section of bullnose and external wall cladding to finish.</p>
4.7	<p>Fire protection</p> <p>Works to both the teaching block and sports hall steels is near completion. Some teaching block steels will require a revisit where water ingress has affected the protective coating.</p>
4.8	<p>Mechanical</p> <p>Teaching block first fix to ground floor completed with the 1st floor first fix due to complete w/e 27.11.2020. Sports hall mechanical due to commence in line with programme.</p>
4.9	<p>Electrical</p> <p>As with mechanical, ground floor first fix complete with 1st floor first fix underway. Sports hall due to commence in line with programme.</p>
5.0	PROGRAMME
5.1	<p>CP4 issued 27.10.2020</p> <p>Design programme</p> <p>Architect</p> <p>External finishes drawing to be issued.</p> <p>Internal staircase balustrade details</p> <p>External fire case drawing to be issued for construction.</p> <p>Structural Engineers</p> <p>Engineer requirements for external finishes.</p> <p>Balcony steel drawing issued for comment</p> <p>External fire escape staircase to be issued for construction.</p>

5.2	<p>Programme targets</p> <p>Over the next period the following works are programmed to take place.</p> <p><u>Teaching Block</u></p> <ul style="list-style-type: none"> • Completion of roof coverings • Screeding to ground floor • Completion of 1st fix M&E • Drylining works commenced <p><u>Sports Hall</u></p> <ul style="list-style-type: none"> • External brickwork complete • Final items of cladding installed • 1st Fix M&E commenced • Preparation for screeding
5.3	INCLEMENT WEATHER DAYS
	<p>25.9.2020 - 1 day lost heavy rain - brick and blockwork to teaching block</p> <p>29.9.2020 - 1 day lost heavy rain - brick and blockwork to teaching block</p> <p>2.10.2020 - 1 day lost heavy rain and wind – brick and blockwork to teaching block, scaffold to teaching block. Sports Hall and wall cladding to sports hall.</p> <p>13.10.2020 – 1 day lost heavy rain and wind – roof joisting works to teaching block. Sports Hall wall cladding</p> <p>21.10.2020 – 1 day lost heavy rain – roof joisting works to teaching block</p> <p>27.10.2020 – 1 day lost due to heavy rain – Teaching block roof structure works</p> <p>28.10.2020 – half day lost due to heavy rain – Teaching block roof structure works</p> <p>29.10.2020 – half day lost due to persistent rain – Teaching block roof structure works</p>
5.3	Extension of time
	<p>5-week EOT granted following COVID-19 pandemic. CP2 issued in line with 5 week shut down. No adjustment made at this time for potential loss of productivity when fit out work commence.</p>

6.0	SITE INSPECTIONS
6.1	<p>Building Control</p> <p>Report no.8 issued by assent building control following site visit 20.10.2020. Report is located on the drop box. Roofing structure and cladding works inspected, and no adverse comments received. OK to progress at time of visit.</p>
6.2	<p>Planning</p> <p>Section 73 NMA to be submitted for sports hall escape staircase. BREEAM condition to be removed.</p>
7.0	DESIGN
7.1	<p>Dropbox</p> <p>Is in place and will be updated as design elements are progressed – this is to be managed by HCL</p>
7.2	<p>Architectural</p> <p>As noted in section 5.1</p>
7.4	<p>Mechanical & Electrical</p> <p>Design complete and signed off.</p> <p>PV design</p> <p>MPAN number issued Rachael Hunter et al 20.11.2020</p>
7.5	<p>Structural</p> <p>As noted in section 5.1</p>
7.6	<p>BREEAM</p> <p>BREEAM – As noted in 6.2</p>
7.7	<p>Acoustic</p> <p>Pace consultant have been appointed and have issued their initial report on the design. This has been uploaded onto the drobox. Sports Hall roof design has been signed off. Review of mechanical plant and internal finishes has been undertaken and a credit has been gained for BREEAM Pol 5 in relation to this following sign off.</p>

8.0	SUBCONTRACTORS
8.1	<p>Procurement</p> <p>Design team:</p> <ul style="list-style-type: none"> - DC&B (Architect) - Inertia (Structural Engineer) - Daniel Connal (CDM adviser) <p>BREEAM</p> <ul style="list-style-type: none"> - Ecounico (LEC no longer operational) - Pace consult (Acoustic) <p>Sub-Contractors:</p> <ul style="list-style-type: none"> - Stetons (Hoarding) - Wyse Power (Site temps plumbing & electrical) - Stilebridge (Ground works) - Elvanite (Asbestos removal / Demo) - AC Bacon (Steel contractor) - Subvision Surveys (Services Scan) - Camclad (roofing and cladding) - Ebsworth (Bricklayers) - Poundfield (block and beam floor) - Milbank (precast stairs) - NCC (Mechanical) - Ceetech (Electrical) - DA Cants (Tarmac) - Stannah (platform lifts) - Anglia Fixings (external doors and windows) - GRM roofing (teaching block Bauder roof system) - Survey solutions (Swimming pool monitoring) - G&S Carpentry - GBS Fire stopping - Octagon Fire stopping
9.0	UTILITIES / STATUORY AUTHORITIES
9.1	<p>GAS</p> <p>Payment has been made to Fulcrum.</p>
9.2	<p>ELECTRIC</p> <p>Re design complete and solicitors instructed</p>

9.3	WATER Application and payment made. Redesign has been completed
9.4	BT/COMUNICATIONS N/A
10.0	Samples, Technical submissions and RFIs
10.1	Samples No further samples at present
10.2	Technical submissions Please see issued Technical Submission tracker. Outstanding items as highlighted in red
10.3	RFI See RFI schedule issued with report. Outstanding items as highlighted in red on tracker.
11.0	FINANCE
11.1	Valuation(s) / Payments Please refer to Application tracker attached (Appendix D) <ul style="list-style-type: none"> • Applications 01-09 – Certified and payments received. • Application 10 – HCL submitted 23/11/20 valuing works completed up to and including due date 30th November 2020. Cashflow forecast <ul style="list-style-type: none"> - HCL initial Cashflow forecast submitted 6th December 2020. - HCL revised cashflow forecast (<i>inline with Extension of Time & revised programme</i>) submitted 12th June 2020. HCL to review cashflow forecast inline with revised programme (internal fit out) and agreed application 09 – <i>Revised cashflow forecast to follow shortly.</i>
11.2	Cost Report(s) <ul style="list-style-type: none"> - Cost report Rev 01 – Submitted 25/02/20 - Cost report Rev 02 – Submitted 26/03/20 - Cost report Rev 03 – Submitted 31/03/20 - Cost report Rev 04 – Submitted 27/05/20

	<ul style="list-style-type: none"> - Cost report Rev 05 – Submitted 29/05/20 - Cost report Rev 06 – Submitted 15/06/20 - Cost report Rev 07 – Submitted 15/07/20 - Cost report Rev 08 – Submitted 22/09/20 - Cost report Rev 09 – Submitted 19/11/20
11.3	<p>Changes to Contract / Instructions</p> <p>The following instructions have been received to date: EI 01 – EI 05.</p> <ul style="list-style-type: none"> - EI 01: External Works £878,234.99 - EI 01: New staff car park to receive a macadam finish - EI 02: removal of furniture from mobile classroom. - EI 02: re-instatement & temporary drainage of Haul Road. - EI 02: removal of remaining slab at base of swimming pool - EI 02: removal of concrete footings in staff carpark - EI 02: COVID-19 EOT - EI 02: Confirmation received on ventilation. - EI 03: Fulcrum gas quotation - EI 03: Drainage interceptor tank to new staff car park works - EI 03: Install water meter to swimming pool flow pipe. - EI 04: Sports Hall Equipment - EI 04: Sport Hall roof (Kingspan product) - EI 04: Omit performance bond - EI 05: Omit £75k provisional sum for General Contingency - EI 05: Main Hall & Dance Studio Junkers Flooring revisions - EI 05: Teaching Block and Sports Hall finishes confirmation - EI 05: Paint finish to Sports Hall Block Walls - EI 05: Sports Hall Viewing platform finish confirmation - EI 05: Confirmation of suspended lights to fitness suite/Gym & Dance - EI 05: Enclosure to external Sports Hall Staircase - EI 05: Double door sets to Teaching block GF & FF corridors for building control - EI 05: Enabling works/access for Client Direct PV installation - EI 05: Ventilation to allow Ventive breathing and VES <p>Further to the above EI's, CVI's have been raised to cover any outstanding instruction(s) if/where required:</p>
12.0	CONTRACT
12.1	<p>Main Contract</p> <p>HCL have signed and returned hardcopies which have been delivered to the school. Once signed/executed by all parties, copy to be returned to HCL. – HCL confirm Copy received during last progress meeting.</p>
12.2	<p>Performance bond</p> <p>Omitted from contract under instruction 04.</p>

Subcontractor Collateral Warranties

JCT Sub-Contractor Collateral Warranty for Employer 2016 (SCWa/E) Contract agreed to be used.

Drafted Collateral warranty & PI tracker (*attached*), list approved but subcontractor collateral warranty document drafted along with queries raised issued 02/07/20 – *Answers/confirmation received in the period, collateral warranties currently being drafted and issued out, tracker to be updated.*

Consultant Collateral warranties

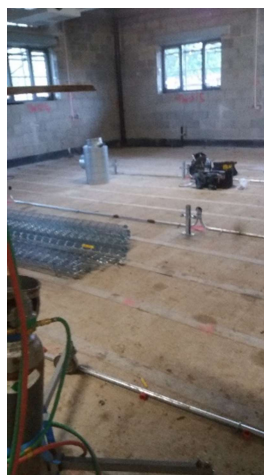
Structural Engineer and Architect collateral warranties now requested. HCL in dialogue with consultants, template to be drafted. Collateral warranty tracker has been updated.

Structural Engineer Novation Agreement

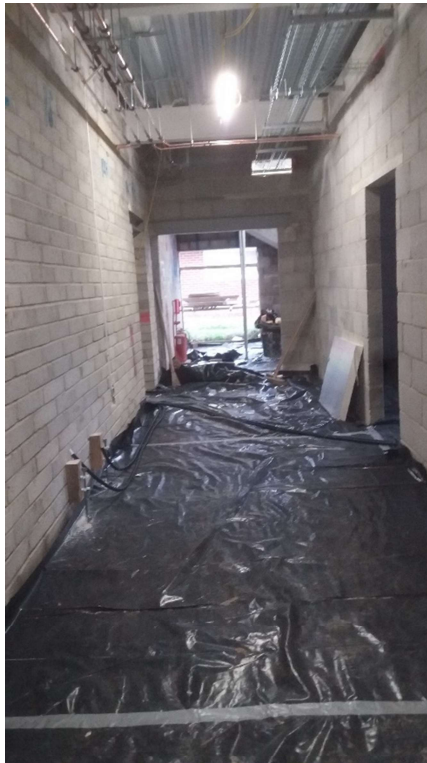
Novation agreement template provided for approval email dated 20/05/20 (*Approval received 23/09/20*) HCL to submit with consultant collateral warranties above.

13.0

Site progress photos



PROGRESS REPORT 9



PROGRESS REPORT 9



--	--

Appendix A – CP4 progress
Appendix B – RFI Schedule
Appendix C – Technical submission tracker
Appendix D – Application tracker
Appendix E – Warranty tracker