

SCHEDULE – VETERANS MEMORIAL AUDITORIUM RENOVATION

Key Milestones	Duration	Milestone Date
Contract Executed		September 1, 2009
Kick-off Meeting		Sept. 23-25, 2009
Program/ Concept Design Board Approval		October 28, 2009
Schematic Design		Nov-Mid Dec, 2009
Schematic Design Board Approval Resolution		December 22, 2009
Design Development		Mid Dec-Mid Feb, 2010
Theming – Begin DD Phase		Feb 26, 2009
Design Development Board Presentation (BOS Work Session)		March 3, 2010
Construction Document Phase	16 weeks	Mar 4–July 14, 2010
Project Team Work Session		March 4, 2010
GS/KJWW/OPN technology review meeting		March 10, 2010
GS/KJWW/OPN MEP review meeting		March 11, 2010 am
Weidt Group Meeting #2		March 11, 2010 pm
GS/ OPN hardware review meeting		March 16, 2010
Project Team Work Session		March 18, 2010
Post 65% CD Drawings & Spec to FTP Site		April 2, 2010
Theming – Post 75-100% DD Documents		April 2, 2010
Print and Issue Drawings & Spec for Cost Estimate		April 6, 2010
Internal Staff Meeting (review 65% drawing set)		April 8, 2010
Steering Committee (review theming content)		April 13, 2010
Project Team Work Session (review / respond to cost estimate questions)		April 15, 2010
Draft Cost Estimate Due		April 26, 2010
Theming – Cost Estimate Due		April 26, 2010
Project Team Work Session (review cost estimate)		April 28, 2010
Steering Committee (review TVS' concept finishes)		April 29, 2010
Final 65% CD Cost Estimate Due		May 1, 2010
Des Moines Permit Center – 65% Review Meeting		TBD
Polk County 65% CD Cost Estimate Review Meetings	1 week	May 4- July 12, 2010
Internal Staff Meeting (review 65% cost est. / theming presentation)		May 4, 2010
Steering Committee (review 65% cost estimate)		May 7, 2010 (TBD)
BOS Work Session Presentation (65% cost est. / theming presentation)		May 12, 2010
Project Team Work Session		May 13, 2010
Soil Borings in Veterans Memorial Auditorium Exhibition Level		May 17-20, 2010
Project Team Work Session		May 27, 2010
Post 95% CD Drawings & Spec to FTP Site		June 7, 2010 am
Theming - Post 95% CD Documents		June 7, 2010
Print Drawings & Specs		June 8, 2010
Issue Drawings & Specs for Cost Estimate		June 9, 2010 (8am)
Project Team Work Session (review / respond to cost estimate questions)		June 17, 2010
Draft Cost Estimate Due		June 23, 2010
Theming – Cost Estimate Due		June 23, 2010

July 1, 2010

Project Team Work Session (review cost estimate)		June 24, 2010
Final 95% CD Cost Estimate Due		June 30, 2010
Post 100% QA/QC Drawings & Spec to FTP Site		June 30, 2010
Theming – Post 100% QA/QC Documents		June 30, 2010
Polk County Review 95% CD Cost Estimate Meetings Steering Committee		July 1, 2010
Post 100% QA/QC Comments to FTP Site		July 7, 2010
Post 100% CD's/Bid Document Drawings & Spec to FTP Site		July 14, 2010 - End of Day
OPN/TVS Final Bid Document Review		July 15/16, 2010
Post Final Bid Documents to FTP Site		July 19, 2010
Theming – Post Final Bid Documents		July 19, 2010
Print Bid Documents & Permit Sets		July 20-21, 2010
Bid Phase	6 weeks	July 21-Aug 31, 2010
Issue Bid Documents (Architectural)		July 22, 2010
Issue Permit Set to Des Moines Permit & Development Center		July 22, 2010
Polk County - Advertise for Bids (Architectural)		August 3, 2010
Pre-Bid Meeting & Building Walk-thru		August 10, 2010
Pre-Qualification Documents Due from Contractors		August 17, 2010
Polk County prepares resolution setting date of public hearing to appear on BOS agenda of 8/24		August 18, 2010
Anticipated Bid Date		August 31, 2010
Polk County Board Review Meetings	1 week	Sept 1- Sept 7, 2010
Internal Staff Meeting		Sept 1, 2010
Steering Committee		Sept 2, 2010
Informal Board of Supervisor Meetings		Sept 3, 2010
Polk County Resolution to Award of Contracts (public hearing)		September 7, 2010
Commence Construction (After Quilters Convention)		October 10, 2010
Construction Activities	15 – 18 months	
Weitz Verification Phase		TBD
Substantial Completion		January 3, 2012

Assumptions

1. A Construction Manager will not be retained by Polk County
2. Bids will be received as a single prime contract
3. Polk County requests 'Hall A' be back online as soon as possible.