

Construction  
Updates  
& Schedule





# Upcoming Milestones

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- Windows will start being installed in February
- Interior plumbing and electrical work in February
- Roofing in April
- Hanging sheetrock in June
  
- Completion of the residential portion scheduled for May 2022
- Pre-leasing will likely start in February 2022
  
- Clinic interior finish out scheduled for completion by December 2022
- Retail space could be ready as early as May 2022, depending on tenants

An architectural rendering of a modern, multi-story building with a mix of white, grey, and orange panels. The building has large windows and a prominent orange vertical stripe. In the foreground, there is a playground with colorful vertical poles and a paved area where several people, including children and a person with a bicycle, are walking. The sky is blue with light clouds.

# Local Hiring Updates

# Subcontractors & Consultants

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- 39 subcontractors identified/ hired to date:

- 3 are Disadvantaged Businesses
- 3 are Women-Owned Businesses
- 7 are Minority-Owned Businesses
- 10 are certified Small Businesses

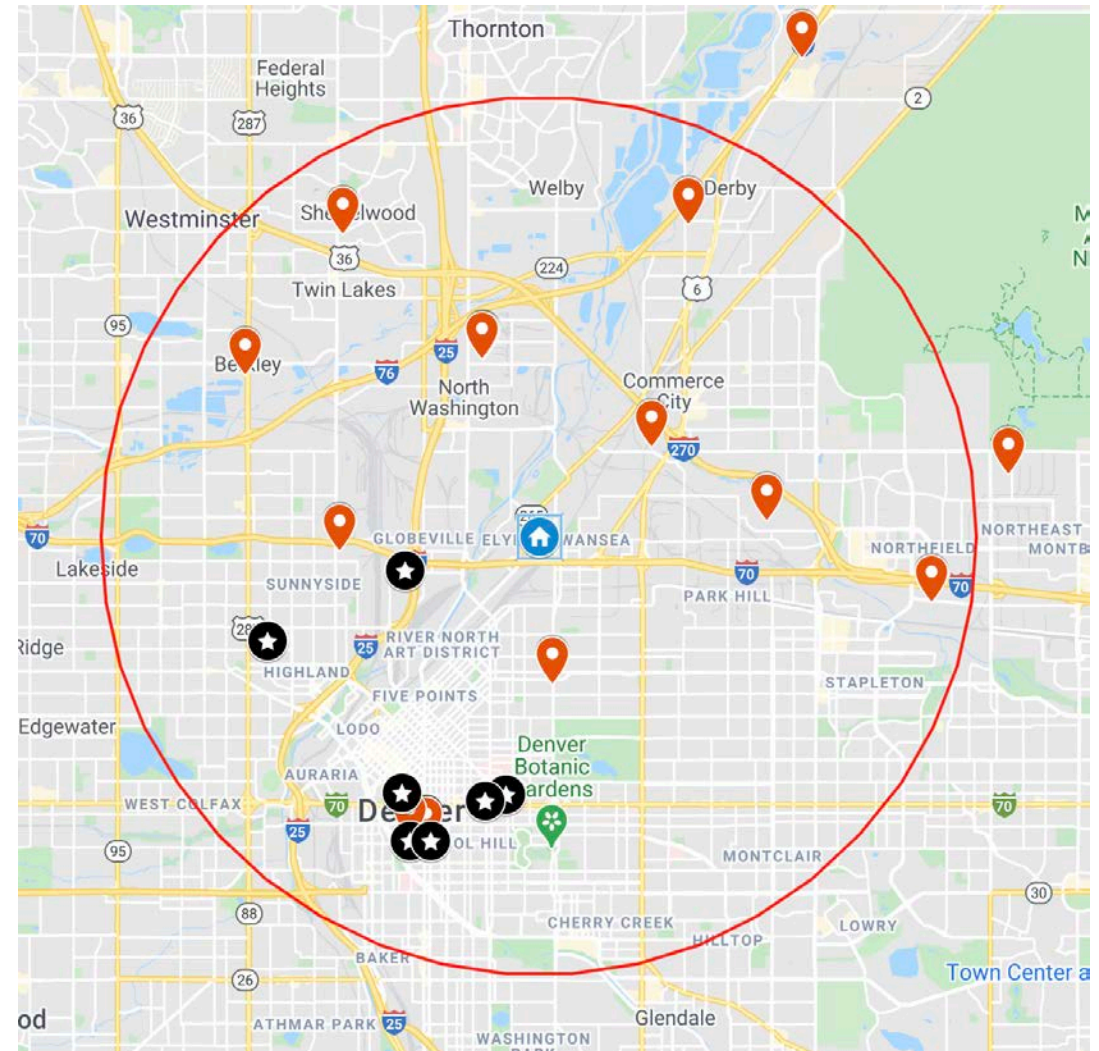
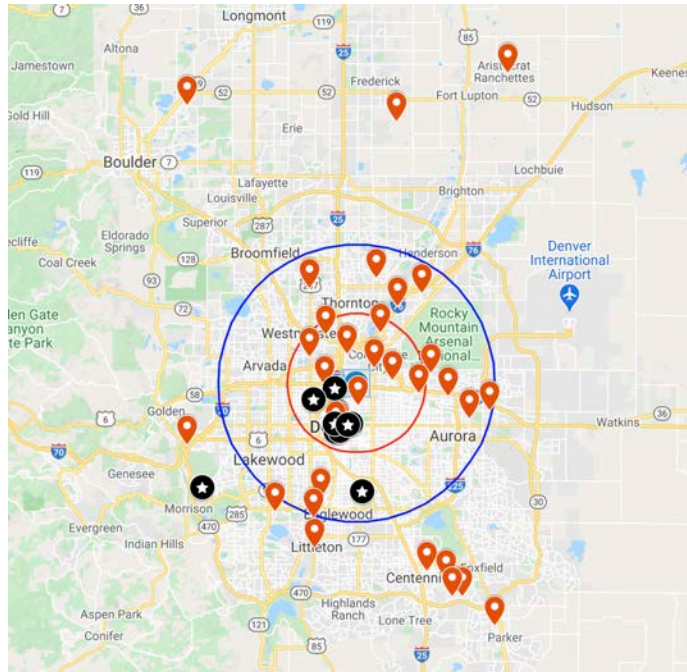
Contract amount  
weighted average is  
**28%**  
of total hard cost

A subcontractor identified through WorkNow – a steel company that is minority owned, disadvantaged small business

- 9 consultants on the design team
  - 2 consultants are Women-Owned Businesses

# Subcontractors & Consultants

To date, the project awarded ~\$11.2M within a 5-mile radius for: architecture, landscaping, civil engineer, structural engineer, electrical, HVAC, waterproofing & insulation, fire sprinkler, laminated wood beams, drywall, rebar, fireproofing, trash and trash compactors, and other scopes.



# Subcontractor – Worker Details

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Per reports received from subcontractors:

- 64% of workers on site are minorities
- 3% of workers are women
- 53% of workers make up to 80% of AMI



# Current Subcontractor Needs

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SCOPE OF WORK	PROJECTED START DATE
Construction Cleaning	4/26/2021
Landscape	6/7/2021
Tile	7/14/2021
Site Furnishings	8/9/2021
Specialties	8/16/2021
Common Area Trim/Finish Carpentry	8/30/2021
Flooring	8/30/2021
Signage	10/4/2021
Window Coverings	10/4/2021



# Individual Hiring

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To date, 6 subcontractors indicated they will be hiring for new positions on site and have been introduced to WorkNow & Focus Points.

- 4 positions advertised in 2020
- 3 positions currently open
- 3 candidates referred for open positions
- **1 successful hire from the candidates referred through Focus Points**

## **Current Open Positions:**

- Laborer/Carpenter (Concrete Forms)
- Waterproofing Laborer
- Waterproofing Journeyman



# Going Forward

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- Continued partnership with WorkNow for local recruiting of construction workers and subcontractors
- Recruiting and training events, possibly in partnership with other projects in the area
- Leveraging **channels available to the CBA group** to spread news of available opportunities – social media, email lists etc.



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