

BRIDGEPORT UPDATE 04/12/24

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This Week DBA:

- Held onsite Construction Meeting with Rayco foreman, superintendent, project manager and railing sub-contractor.
 - Walked project status, met with Don Newton to walk painting and discuss immediate response to concerns at 4643.
 - Walked 4643 interior with remediation contractor to document his findings of water intrusion.
 - Stucco voids at 4643 and 4665 will be water tight with plastic sheeting and adhesive by EOB Friday 4/12. I walked these locations Friday 4/12 to verify temporary closures. These areas need to remain open as the deck-to-wall flashing will be installed in these areas and stucco will be removed in the process.
- Post Shortening (continued): West side 3rd floor will be completed after railing install complete, as the bottom rail is used as cut line. To commence 4/18.
- Railings (Continued): West side 2nd floor 100%, 3rd floor 100% DBA verified. All new surfaces are primed and await final top coats.
 - City inspection of railing post fasteners requested.
 - Once passed, we can begin to install plywood sheathing and schedule waterproofing.
 - Rayco welders commence installation of confirmed 7 banister posts at west side 4/22.
- Beams:
 - West Side:
 - Materials arrive 4/16; Work on Beam Q and Post R scheduled to begin 4/16.
- Painting update:
 - East: Bldg 1- 100%, Bldg 2 100%, Bldg 3 100%, Bldg 4 100%
 - Rayco “detail” crew to commence touch-ups and clean-ups as soon as final building 7 is completed. Rayco will be taking care of existing punchlist items prior to DBA punch walk.
 - Entry Doors were painted open if owner was home. Doors needing painting will be verified and appointments will be made.
 - West: Buildings 5, 6: 100%, Bldg. 7 95%, Bldg. 8 100% complete. Front door appointments will be individually created.
- Balcony Repair:
 - Work at balconies 4743,4661,4655,4637,4735,4749,4645 scheduled to begin on 4/16. Each deck will take approximately 1 week +/- 2 days.
 - Finalized schedule: 1-4645, 2-4661, 3-4655, 4-4637, 5-4735, 6-4749, 7-4743.
 - Continued: Rayco will inventory PER BLDG wood railing topper to be replaced and take replacement material recycled from railing demolition. Don pointed out extra railing topper material stored in lower garage that can be utilized.
 - Continued: I walked Rayco’s inventory of wrought iron metal replacement (if missing material) need to be performed at each unit and to be verified by DBA for change order.

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- Waterproofing:
 - East side: plywood sheathing passed floor and nailing inspection. 100%
 - Westside Sheathing: 75%
 - Waterproofing Contractor will commence in phases once all walkways are ready and sheathing installed.
 - Walkway schedule and progress map will be communicated and posted at client site at Dbuild.com.
- City Inspections:
 - Continued: 3rd floor Railing connections pending install after beam replacement.
 - Continued: Westside beam inspection postponed until Beam Q and Post R are completed.
- Issued RCO 25 to Rayco: pricing to perform patio railing remounting at unit 4613: Railing posts failed resulting in the entire railing to fall away. Yellow tape was placed across door 4/1.

Next Week DBA will:

- Be onsite to for weekly construction meeting with RayCo. and to verify critical path items of beam completion, railing completion, initial paint completion, deck repairs.
- Upload Weekly Update to client site.
- Be available for questions, comments

Have a great weekend.