| Event | 2008 | | | | | | | | | | | | 2009 | | | | | | | | | | | | 2010 | | | | | | | | | | | | 2011 | | | | | | | | | | | | 2012 | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O | N | D | J | F | M | A | M | J | J | A | S | O |
| Kick-Off Meeting | | | | | | | | | | | | | | | | | | | | | | | | | C/S | | CONCEPT/SCHEMATIC | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Approval Agencies Identified | | | | | | | | | | | | | | | | | | | | | | | | | SD | | SCHEMATIC DESIGN | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Programming | | | | | | | | | | | | | | | | | | | | | | | | | A | | AGENCY APPROVALS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Campus Master Planning | | | | | | | | | | | | | | | | | | | | | | | | | DD | | DESIGN DEVELOPMENT | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Existing Condition Analysis | | | | | | | | | | | | | | | | | | | | | | | | | CD | | CONSTRUCTION DOCUMENTS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Existing Data Collection | | | | | | | | | | | | | | | | | | | | | | | | | B | | BIDDING PHASE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Site Analysis | | | | | | | | | | | | | | | | | | | | | | | | | AW | | AWARD PHASE/CONST CONTRACTS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Infrastructure Analysis | | | | | | | | | | | | | | | | | | | | | | | | | C | | CONSTRUCTION PHASE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Tour of Model Facilities | | | | | | | | | | | | | | | | | | | | | | | | | CO | | CLOSE-OUT/COMMISSIONING | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | SP | | SITE PACKAGE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Bldg Sys Analysis/Central Plant | | | | | | | | | | | | | | | | | | | | | | | | | ST | | STEEL PACKAGE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | PC | | Pre-Const Services (CMR) | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| On-Site Development Package | | | | | | | | | | | | | C/S | C/S | SD | DD | DD | CD | CD | CD | | | | | | | QA/QC; Cost Review; Program/scope check | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | A | | | | | A | A | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Arch Drawing Package | | | | | | | | | | | | | SD | SD | SD | DD | DD | DD | DD | CD | CD | CD | CD | CD | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | A | | | | A | | | | | A | A | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Off-Site Utility Package | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Utility Design | | | | | | | | | | | | | | D | D | D | D | D | D | D | D | D | D | D | D | D | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Survey & Wetlands (By Others) | | | | | | | | | | | | | | | | S | S | S | S | S | S | S | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Reviews/Coordination | | | | | | | | | | | | | | | | | | | | R | R | R | R | R | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Permitting | | | | | | | | | | | | | | | | | | | | | | | | | P | P | P | P | P | P | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Construction | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | C | C | C | C | C | C | C | C | C | C | C | C | C | | | | | | | | | | | | | |
| Constr Mgnt @ Risk (Fast Track) | | | | | | | | | | | | | | | | PC | PC | PC | PC | PC | SP | SP | SP | A | ST | ST | ST | ST | A | C | C | C | C | C | C | C | C | C | C | C | C | CO | | | | | | | | | | | | |
| Design-Bid-Build | | | | | | | | | | | | | | | | | | | | | | | | | | B | AW | C | C | C | C | C | C | C | C | C | C | C | C | C | C | CO | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| QA/QC Review (QC) | | | | | | | | | | | | | | | | QC | | | | QC | | | | | QC | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Costing Review (CR) | | | | | | | | | | | | | | | | CR | | | | CR | | | | | CR | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Scope Check (SC) | | | | | | | | | | | | | | | | SC | | | | SC | | | | | SC | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| LEED Analysis/Standards | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Bldg Commission/Close-Out | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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14 month construction

16 month construction

off-site utilities must be in place when bldgs are complete

Perkins Eastman

# PRELIMINARY PROJECT SCHEDULE

GTCC
Guilford Technical Community College