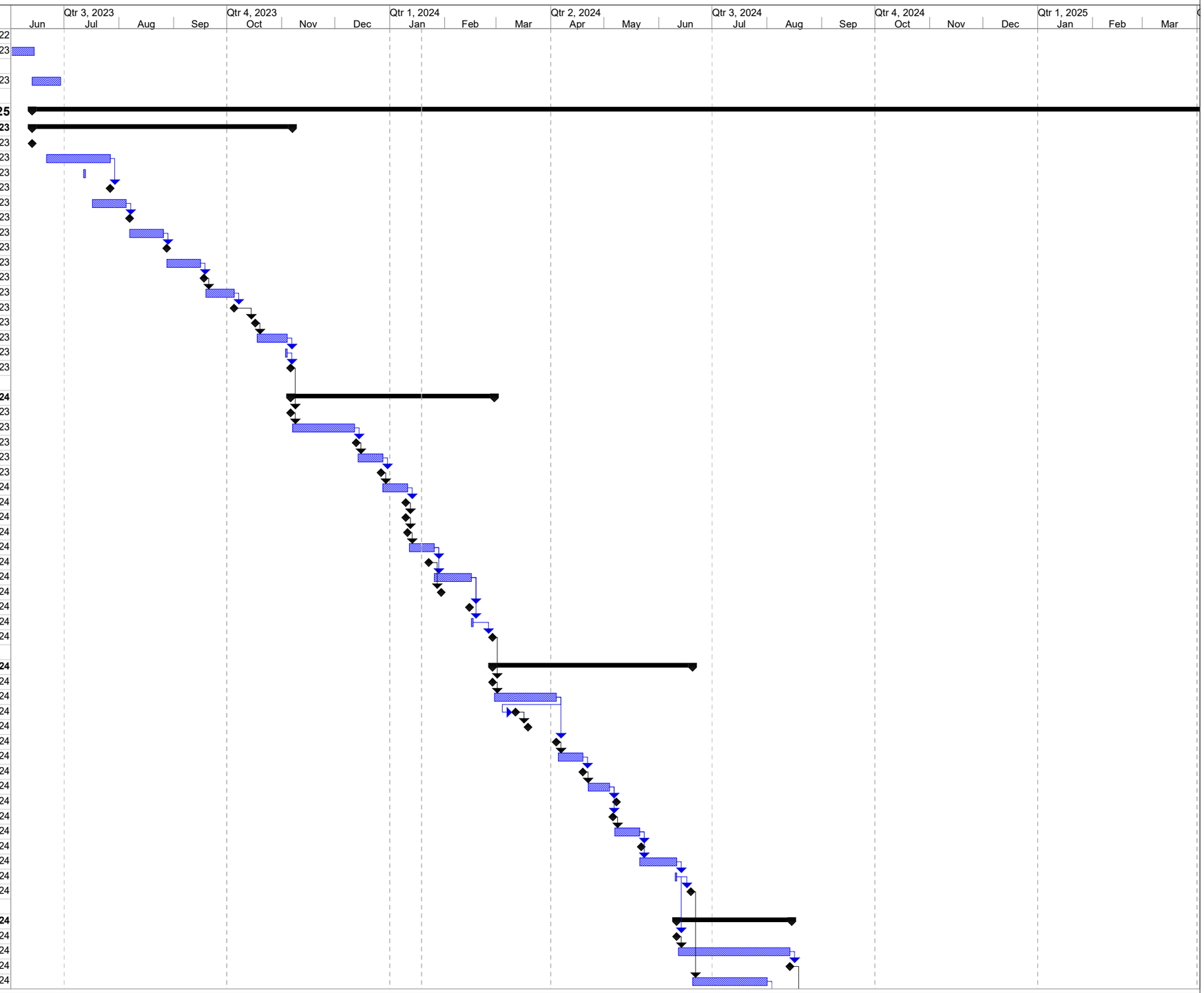
EMERICK CONSTRUCTION CO.

Cannon Beach City Hall and Police Department Pre-Construction Schedule 1.19.24

ID	Task Name	Duration	Start	Finish
1	Phase 1 Proposal Executed (completed)	1 day	Tue 10/4/22	Tue 10/4/22
2	Pre-Design / Site Selection (completed)	181 days	Tue 10/4/22	Tue 6/13/23
3				
4	Develop Scope of Work & Fees for 2 Sites	12 days	Tue 6/13/23	Wed 6/28/23
5				
6	**City Hall**	**629 days**	**Tue 6/13/23**	**Fri 11/7/25**
7	**Schematic Design (21 weeks)**	**105 days**	**Tue 6/13/23**	**Mon 11/6/23**
8	City Council Milestone Approval	1 day	Tue 6/13/23	Tue 6/13/23
9	Preliminary Sketch Development	26 days	Wed 6/21/23	Wed 7/26/23
10	Gower Street Geotech Data	1 day	Wed 7/12/23	Wed 7/12/23
11	City Council Meeting	1 day	Thu 7/27/23	Thu 7/27/23
12	Exterior Building Development	15 days	Mon 7/17/23	Fri 8/4/23
13	City Council Meeting	1 day	Mon 8/7/23	Mon 8/7/23
14	Exterior Building Development	15 days	Mon 8/7/23	Fri 8/25/23
15	City Council Meeting	1 day	Mon 8/28/23	Mon 8/28/23
16	Exterior Building Development	15 days	Mon 8/28/23	Fri 9/15/23
17	City Council Meeting	1 day	Mon 9/18/23	Mon 9/18/23
18	Exterior Façade & Roof Line Development	12 days	Tue 9/19/23	Wed 10/4/23
19	Community Outreach Meeting	1 day	Thu 10/5/23	Thu 10/5/23
20	City Council SD Design Approval	1 day	Tue 10/17/23	Tue 10/17/23
21	SD Estimate Update	13 days	Wed 10/18/23	Fri 11/3/23
22	Project Team SD Estimate Reivew	1 day	Fri 11/3/23	Fri 11/3/23
23	City Council SD Milestone Approval	1 day	Mon 11/6/23	Mon 11/6/23
24				
25	**Design Development (16 weeks)**	**83 days**	**Mon 11/6/23**	**Wed 2/28/24**
26	City Council Milestone Approval	1 day	Mon 11/6/23	Mon 11/6/23
27	Develop DD Level Drawings and Specs	25 days	Tue 11/7/23	Mon 12/11/23
28	Project Team Meeting	1 day	Wed 12/13/23	Wed 12/13/23
29	Update DD Drawings	10 days	Thu 12/14/23	Wed 12/27/23
30	Project Team Meeting	1 day	Wed 12/27/23	Wed 12/27/23
31	Update DD Drawings	10 days	Thu 12/28/23	Wed 1/10/24
32	Interim Council Meeting Check-Ins	1 day	Wed 1/10/24	Wed 1/10/24
33	Project Team Meeting	1 day	Wed 1/10/24	Wed 1/10/24
34	Submit DRB Package	1 day	Thu 1/11/24	Thu 1/11/24
35	Update DD Drawings and Specs	10 days	Fri 1/12/24	Thu 1/25/24
36	Submit DRB Packet to Council	1 day	Tue 1/23/24	Tue 1/23/24
37	DD Estimate Update	15 days	Fri 1/26/24	Thu 2/15/24
38	Council Meeting For DRB Packet Review	1 day	Tue 1/30/24	Tue 1/30/24
39	Submit DRB Package	1 day	Thu 2/15/24	Thu 2/15/24
40	Project Team DD Estimate Review	1 day	Fri 2/16/24	Fri 2/16/24
41	City Council Milestone Approval Meeting	1 day	Wed 2/28/24	Wed 2/28/24
42				
43	**Construction Documents (16 weeks)**	**81 days**	**Wed 2/28/24**	**Wed 6/19/24**
44	City Council Milestone Approval	1 day	Wed 2/28/24	Wed 2/28/24
45	Develop CD Level Drawings and Specs	25 days	Thu 2/29/24	Wed 4/3/24
46	DRB Hearing	1 day	Tue 3/12/24	Tue 3/12/24
47	Interim Council Meeting Check-Ins	1 day	Tue 3/19/24	Tue 3/19/24
48	Project Team Meeting	1 day	Thu 4/4/24	Thu 4/4/24
49	Update CD Drawings	10 days	Fri 4/5/24	Thu 4/18/24
50	Project Team Meeting	1 day	Fri 4/19/24	Fri 4/19/24
51	Update CD Drawings	10 days	Mon 4/22/24	Fri 5/3/24
52	Interim Council Meeting Check-Ins	1 day	Wed 5/8/24	Wed 5/8/24
53	Project Team Page Turn Meeting	1 day	Mon 5/6/24	Mon 5/6/24
54	Update Drawings and Specs	10 days	Tue 5/7/24	Mon 5/20/24
55	City Council / DRB Approval	1 day	Wed 5/22/24	Wed 5/22/24
56	CD Estimate Update	15 days	Tue 5/21/24	Mon 6/10/24
57	Project Team CD Estimate Review	1 day	Mon 6/10/24	Mon 6/10/24
58	City Council Milestone Approval	1 day	Wed 6/19/24	Wed 6/19/24
59				
60	**Permitting (9 weeks)**	**47 days**	**Tue 6/11/24**	**Wed 8/14/24**
61	Submit for Building Permit	1 day	Tue 6/11/24	Tue 6/11/24
62	Plan Review	45 days	Wed 6/12/24	Tue 8/13/24
63	Building Permit Issuance	1 day	Wed 8/14/24	Wed 8/14/24
64	Subcontractor Bidding/GMP Development	30 days	Thu 6/20/24	Wed 7/31/24



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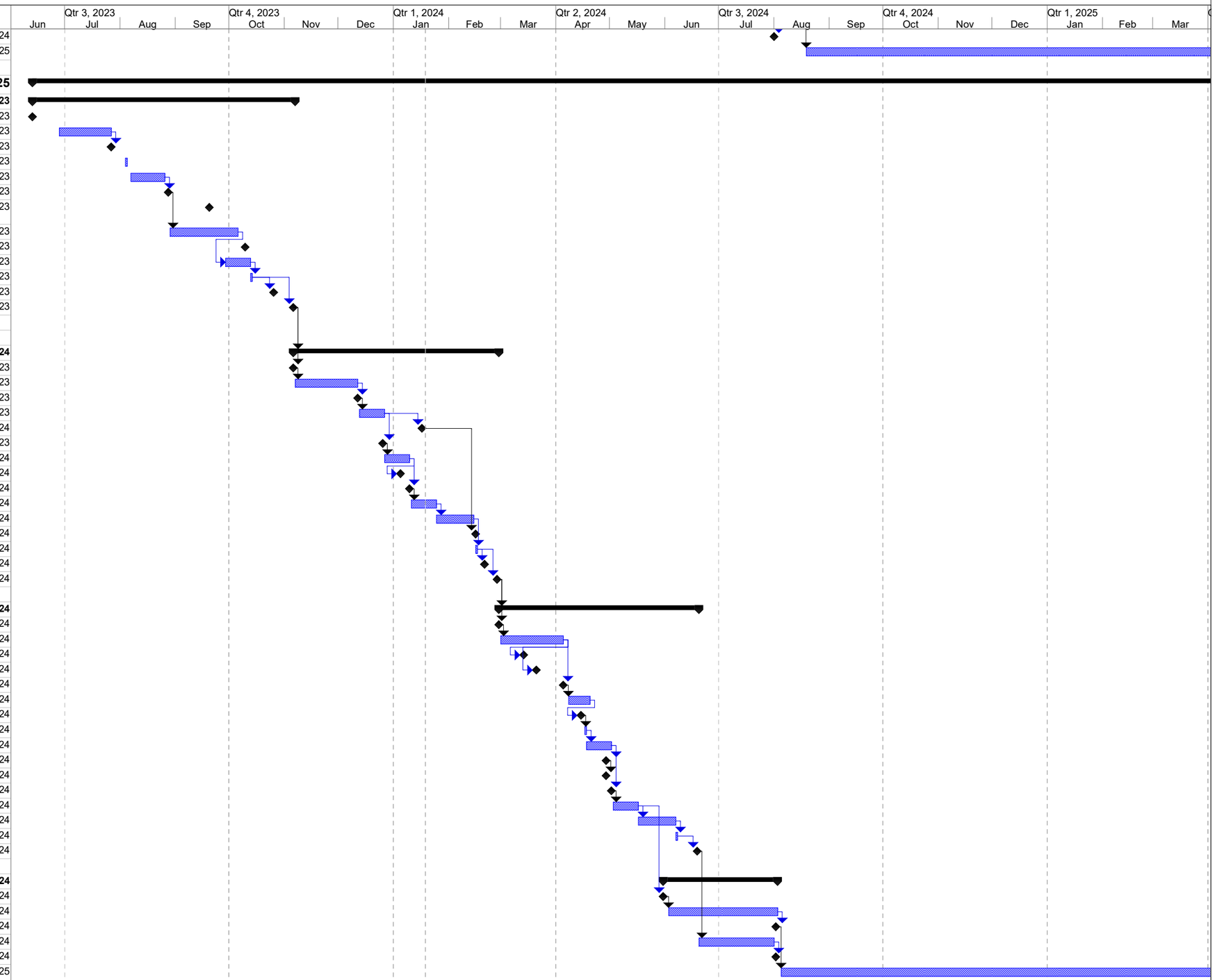
ID	Task Name	Duration	Start	Finish
65	GMP Approval	0 days	Wed 7/31/24	Wed 7/31/24
66	**Construction**	320 days	Mon 8/19/24	Fri 11/7/25
67				
68	**Police**	**559 days**	**Tue 6/13/23**	**Fri 8/1/25**
69	**Schematic Design (21 weeks)**	**105 days**	**Tue 6/13/23**	**Mon 11/6/23**
70	City Council Milestone Approval	1 day	Tue 6/13/23	Tue 6/13/23
71	Preliminary Sketch Development	21 days	Wed 6/28/23	Wed 7/26/23
72	City Council Meeting	1 day	Thu 7/27/23	Thu 7/27/23
73	Cache Site Survey	1 day	Fri 8/4/23	Fri 8/4/23
74	Exterior Building Development	15 days	Mon 8/7/23	Fri 8/25/23
75	City Council Meeting	1 day	Mon 8/28/23	Mon 8/28/23
76	Cache Site Traffic Impact Analysis Complete	1 day	Wed 9/20/23	Wed 9/20/23
77	Floor Plan Development	28 days	Tue 8/29/23	Thu 10/5/23
78	Cache Site Geotech Report Complete	1 day	Tue 10/10/23	Tue 10/10/23
79	SD Estimate Update	10 days	Fri 9/29/23	Thu 10/12/23
80	Project Team SD Estimate Review	1 day	Fri 10/13/23	Fri 10/13/23
81	Submit Zoning Change Application	1 day	Thu 10/26/23	Thu 10/26/23
82	City Council SD Milestone Approval Meetir	1 day	Mon 11/6/23	Mon 11/6/23
83				
84				
85	**Design Development (16 weeks)**	**83 days**	**Mon 11/6/23**	**Wed 2/28/24**
86	City Council Milestone Approval	1 day	Mon 11/6/23	Mon 11/6/23
87	Develop DD Level Drawings and Specs	25 days	Tue 11/7/23	Mon 12/11/23
88	Project Team Meeting	1 day	Tue 12/12/23	Tue 12/12/23
89	Update DD Drawings	10 days	Wed 12/13/23	Tue 12/26/23
90	Zone Change - Planning Commission Revi	1 day	Wed 1/17/24	Wed 1/17/24
91	Project Team Meeting	1 day	Tue 12/26/23	Tue 12/26/23
92	Update DD Drawings	10 days	Wed 12/27/23	Tue 1/9/24
93	Interim Council Meeting Check-Ins	1 day	Fri 1/5/24	Fri 1/5/24
94	Project Team Meeting	1 day	Wed 1/10/24	Wed 1/10/24
95	Update DD Drawings and Specs	10 days	Thu 1/11/24	Wed 1/24/24
96	DD Estimate Update	15 days	Thu 1/25/24	Wed 2/14/24
97	Council Review of Zone Change	1 day	Fri 2/16/24	Fri 2/16/24
98	Project Team DD Estimate Review	1 day	Fri 2/16/24	Fri 2/16/24
99	Submit DRB Package To Council	1 day	Wed 2/21/24	Wed 2/21/24
100	City Council DD Milestone Approval Meetir	1 day	Wed 2/28/24	Wed 2/28/24
101				
102	**Construction Documents (16 weeks)**	**80 days**	**Thu 2/29/24**	**Wed 6/19/24**
103	City Council Milestone Approval	1 day	Thu 2/29/24	Thu 2/29/24
104	Develop CD Level Drawings and Specs	25 days	Fri 3/1/24	Thu 4/4/24
105	Submit DRB Package	1 day	Thu 3/14/24	Thu 3/14/24
106	Interim Council Meeting Check-Ins	1 day	Thu 3/21/24	Thu 3/21/24
107	Project Team Meeting	1 day	Fri 4/5/24	Fri 4/5/24
108	Update CD Drawings	10 days	Mon 4/8/24	Fri 4/19/24
109	DRB Hearing	1 day	Mon 4/15/24	Mon 4/15/24
110	Project Team Meeting	1 day	Wed 4/17/24	Wed 4/17/24
111	Update CD Drawings	10 days	Thu 4/18/24	Wed 5/1/24
112	Interim Council Meeting Check-ins	1 day	Mon 4/29/24	Mon 4/29/24
113	City Council / DRB Approval	1 day	Mon 4/29/24	Mon 4/29/24
114	Project Team Page Turn Meeting	1 day	Thu 5/2/24	Thu 5/2/24
115	Update Drawings and Specs	10 days	Fri 5/3/24	Thu 5/16/24
116	CD Estimate Update	15 days	Fri 5/17/24	Thu 6/6/24
117	Project Team CD Estimate Review	1 day	Fri 6/7/24	Fri 6/7/24
118	City Council Milestone Approval	1 day	Wed 6/19/24	Wed 6/19/24
119				
120	**Permitting (9 weeks)**	**46 days**	**Fri 5/31/24**	**Fri 8/2/24**
121	Submit for Building Permit	1 day	Fri 5/31/24	Fri 5/31/24
122	Plan Review	45 days	Mon 6/3/24	Fri 8/2/24
123	Building Permit Issuance	1 day	Fri 8/2/24	Fri 8/2/24
124	Subcontractor Bidding/GMP Development	30 days	Thu 6/20/24	Wed 7/31/24
125	GMP Approval	0 days	Thu 8/1/24	Thu 8/1/24
126	**Construction**	260 days	Mon 8/5/24	Fri 8/1/25