

Gulf Shores Plantation

Construction Progress Meeting

4/7/2022

Building 4

- Hardie siding is now 99% complete on both condo towers. The only exceptions are minor trim areas around door frames in a handful of locations.
- Trusscore ceilings are 100% on the east building and 90% on the west building. The remaining areas for Trusscore are at the elevator landings and the soffit around the whole building.
- All unit entry door frames in both towers have now been installed and the fiberglass doors are set to arrive on 4/18/22 and estimated to be completed by the end of that week.
- The storage rooms and electrical room doors for the condo towers are set to arrive on 4/18/22.
- Stairwell frame/door installation is set to begin Monday 4/11/22 and be complete by the end of next week.
- The east tower cabinets, counter tops, and plumbing trim out is complete.
- Electrical trim out in the east tower is completed thru 3 floors with an expectation that the other 2 floors will be completed by this weekend. Final electrical inspections are set for all units in the east tower for next Tuesday 4/12/22, for Baldwin EMC to release power back to these units.
- Mechanical trim out of AC grills has not started in the east tower at this time, the contractor is waiting on the grills to be delivered.
- Flooring for the east tower units is set to begin on 4/18/22.
- Sheetrock finishing, wall texture, and interior doors and trim are 100% in the west tower.
- The contractor is waiting on cabinets and counter tops to be delivered for the west tower, estimated to be 2-3 weeks out.
- West tower interior painting is complete thru 3 floors.
- Final layers of sheetrock have now been hung in all 4 stairwells and all fire proofing is complete.
- Parking lot lights has been installed on the east tower.

Rec Building

- Hardie siding is 100% complete and the contractor expects to start the Trusscore soffits next week.
- All exterior doors and frames are expected to be installed next week along with the stairwell doors for the condo towers.
- All framing in the rec building with exception to the indoor pool ceiling is complete. The contractor plans to start the indoor pool ceiling framing next week.
- All MEP rough-in work is complete with exception of 4 fire dampers. Once these are installed the interior inspection will be called to finish hanging sheetrock.
- Exterior painting prep started today with painting scheduled to start tomorrow.
- Window frames have been installed in the pentagon and window installation is set for next week.

- TPO roofing is still uncertain when they will be back to install the remainder of the rec building roof over the indoor pool. The contractor has located all materials needed with exception of insulation, but they are calling every two days with updates.
- Once the glass in the pentagon and the roofing is completed over the indoor pool the interior finishes in that area can begin.

Next Week

- Trusscore installation on the west tower and the rec building.
- Final layer of sheetrock finishing for the stairwells.
- Continue interior painting in the west tower.
- Exterior Doors and Frames
- Interior final inspections for electrical in the east tower.
- Continue MEP trim out in both towers.

Pictures









