



# Montgomery College Construction Project Updates

Takoma Park / Silver Spring Campus

*June 29, 2023*

# Welcome and Introductions

## **Michael Akin**

President, LINK Strategic Partners

## **Dr. Brad Stewart**

Vice President and Provost, Takoma Park / Silver Spring Campus, Montgomery College

## **David Coleman**

Project Director, Barton Malow

## **Paul Grossman**

Senior Project Manager, Barton Malow

## **Joe Budelis**

Project Manager, Gilbane

## **Matt Karle**

Director of Special Projects, Gilbane

## **Mike Glaros**

Senior Vice President, CannonDesign

# Meeting Agenda

## **1. Leggett Building**

- Project Progress and Updates
- Questions and Answers

## **2. Library/Resource Center Renovation**

- Review Design and Construction Directives
- Project Updates
- Questions and Answers

## **3. Facilities Master Plan**

- Update on Engagement Process
- Findings and Next Steps
- Questions and Answers

# Catherine & Isiah Leggett Math & Science Building



# Project Update Agenda

- 1. Current Construction Project Status**
- 2. Progress Update**
- 3. Logistics**

# Existing Conditions



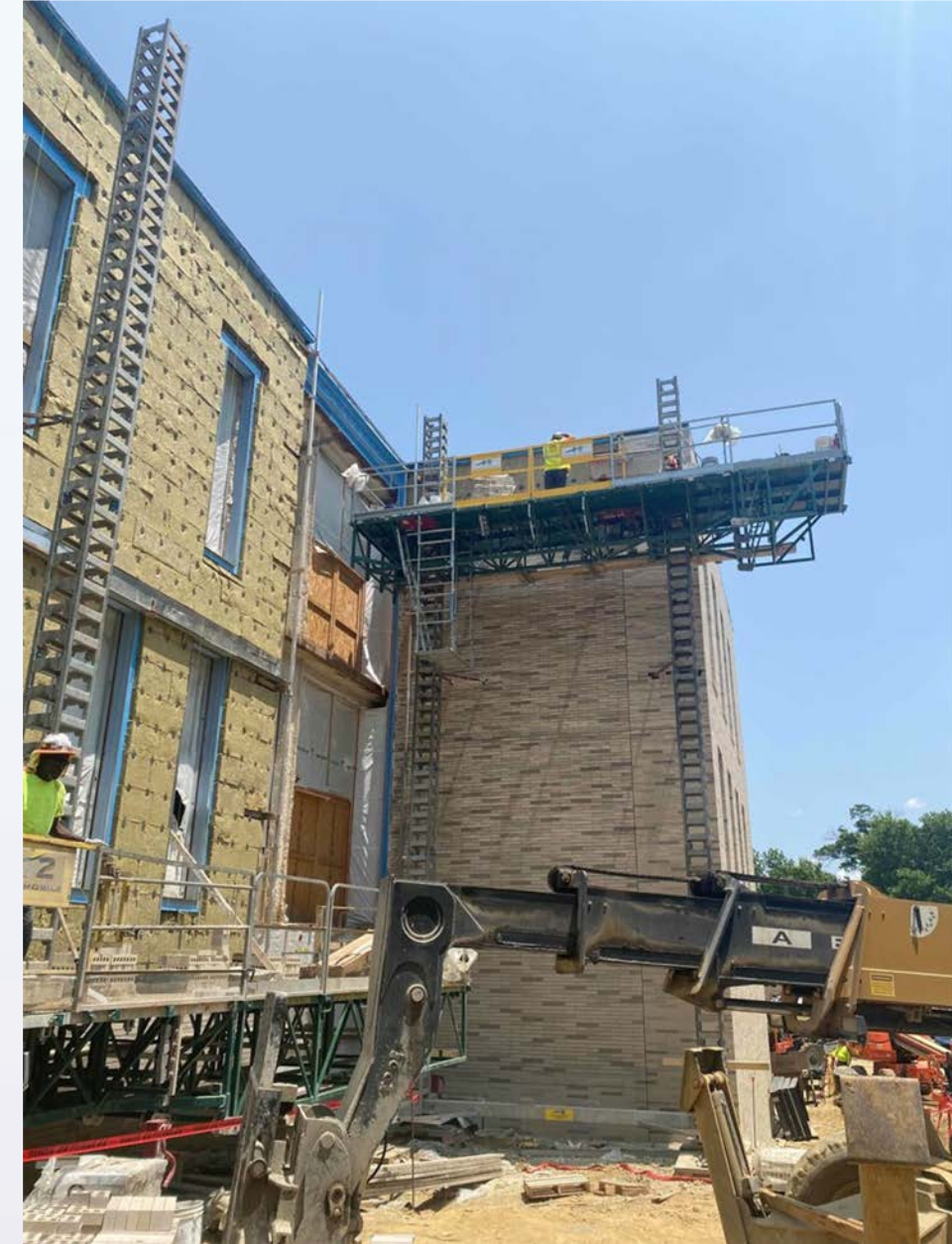


# Existing Conditions





# Ongoing Work – Enclosure





# Ongoing Work – Enclosure

## Deliveries

- Block
- Brick
- Mortar
- Rebar

## Tools / Process

- Mortar Storage Silo
- Mortar Mixer
- Sawcutting
  - Masonry / Rebar
- Hand tools – End of the day cleaning of tools



Mortar Storage Silo



Mortar Mixer

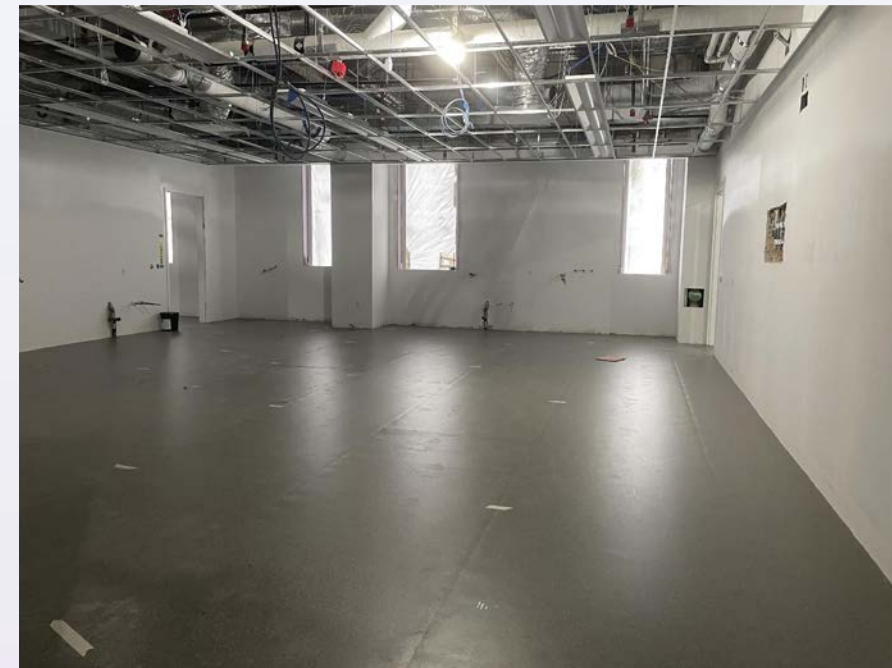


# Ongoing Work – Glazing



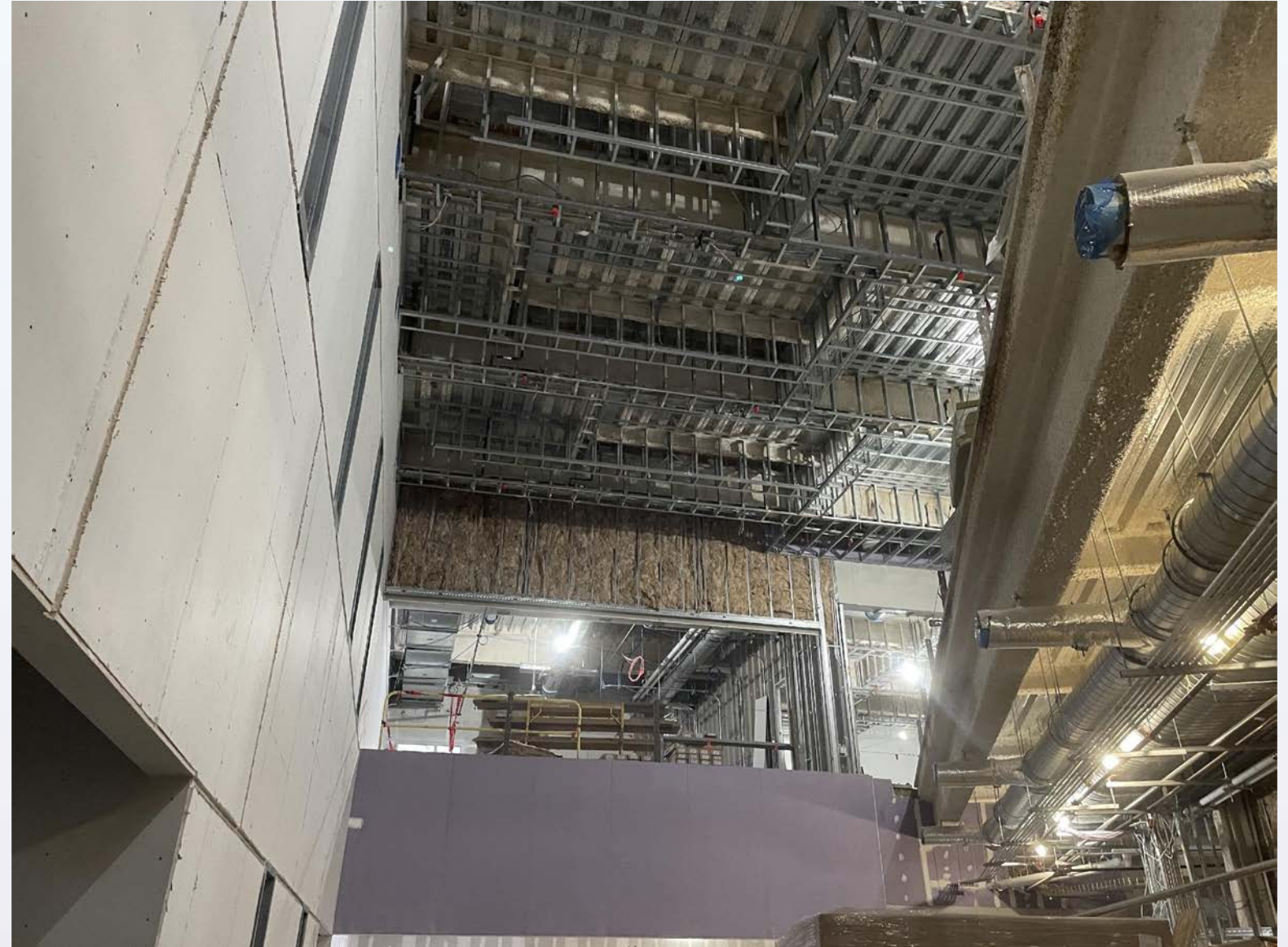


# Ongoing Work – Interior Drywall / Finishes





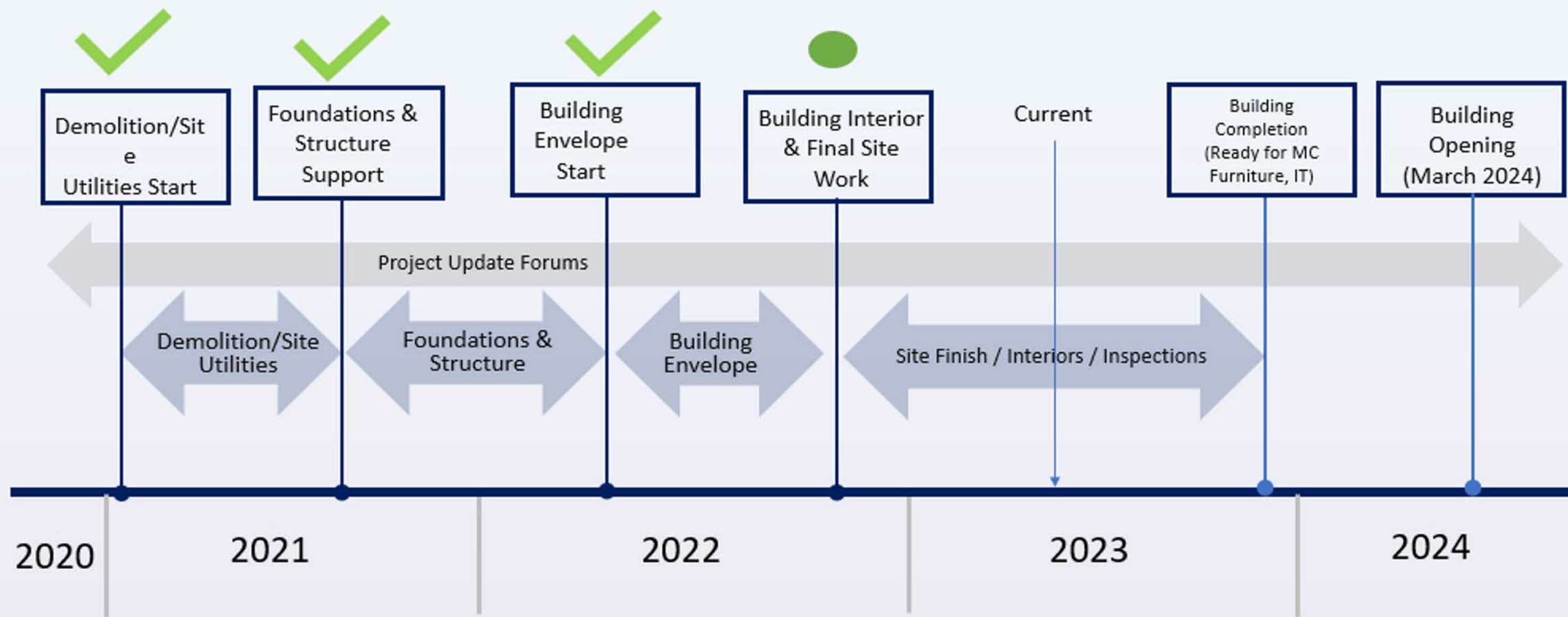
# Ongoing Work – Interior Drywall / Finishes





# Construction Overview Timeline

Looking Ahead



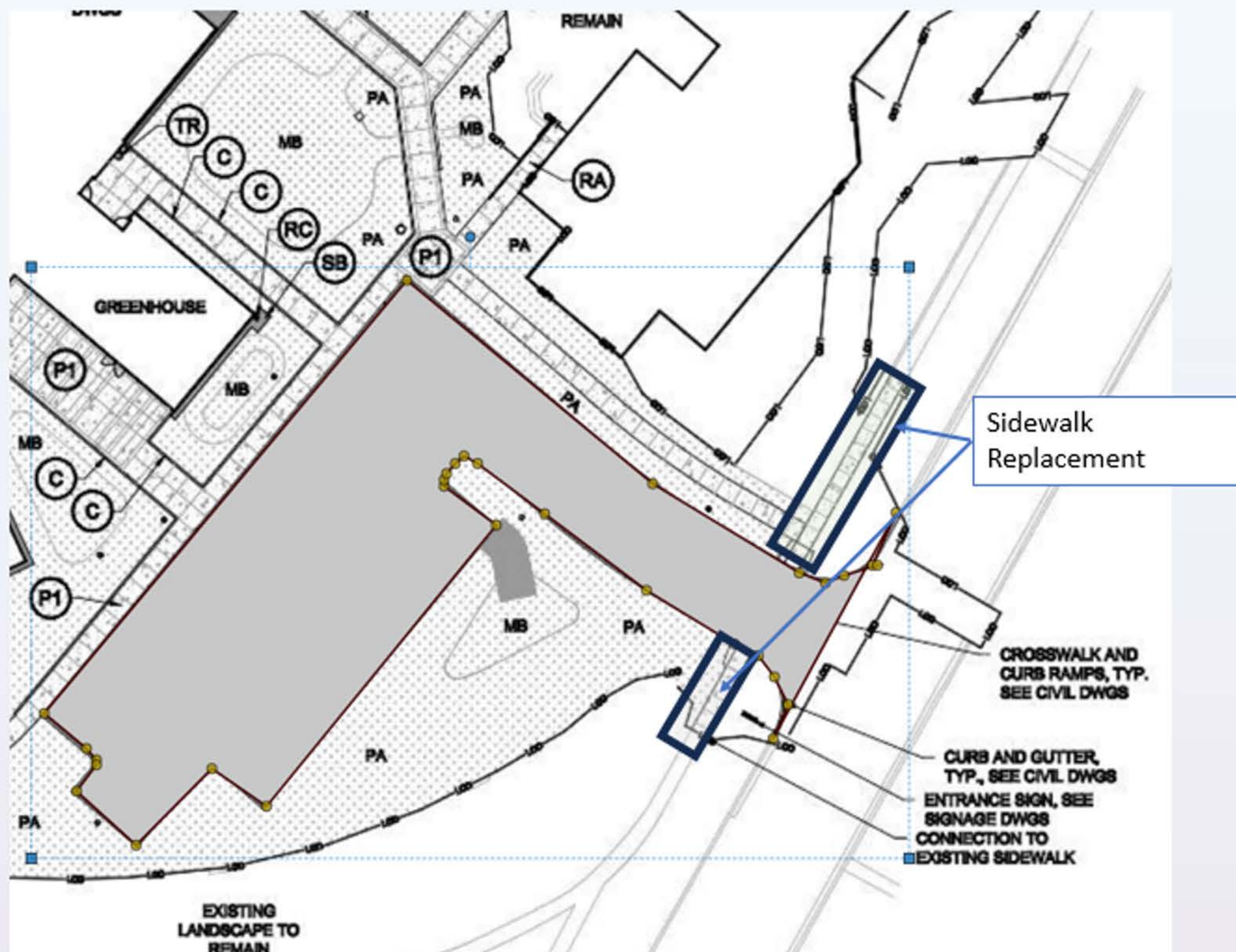
# Upcoming Work

- Parking Lot / Takoma Road Entrance
- Lab Casework
  - Lab Casework – 7/10 Scheduled Delivery
- Mechanical Unit Start Ups
- Elevator Installing (Ongoing)
- Planetarium Installation
  - Mobilizing Early July
  - Dome Set Up Approx 6 Weeks





## Parking Lot and Entrance – Takoma Ave



Schedule : Start Late July / Early August

Work to be Completed

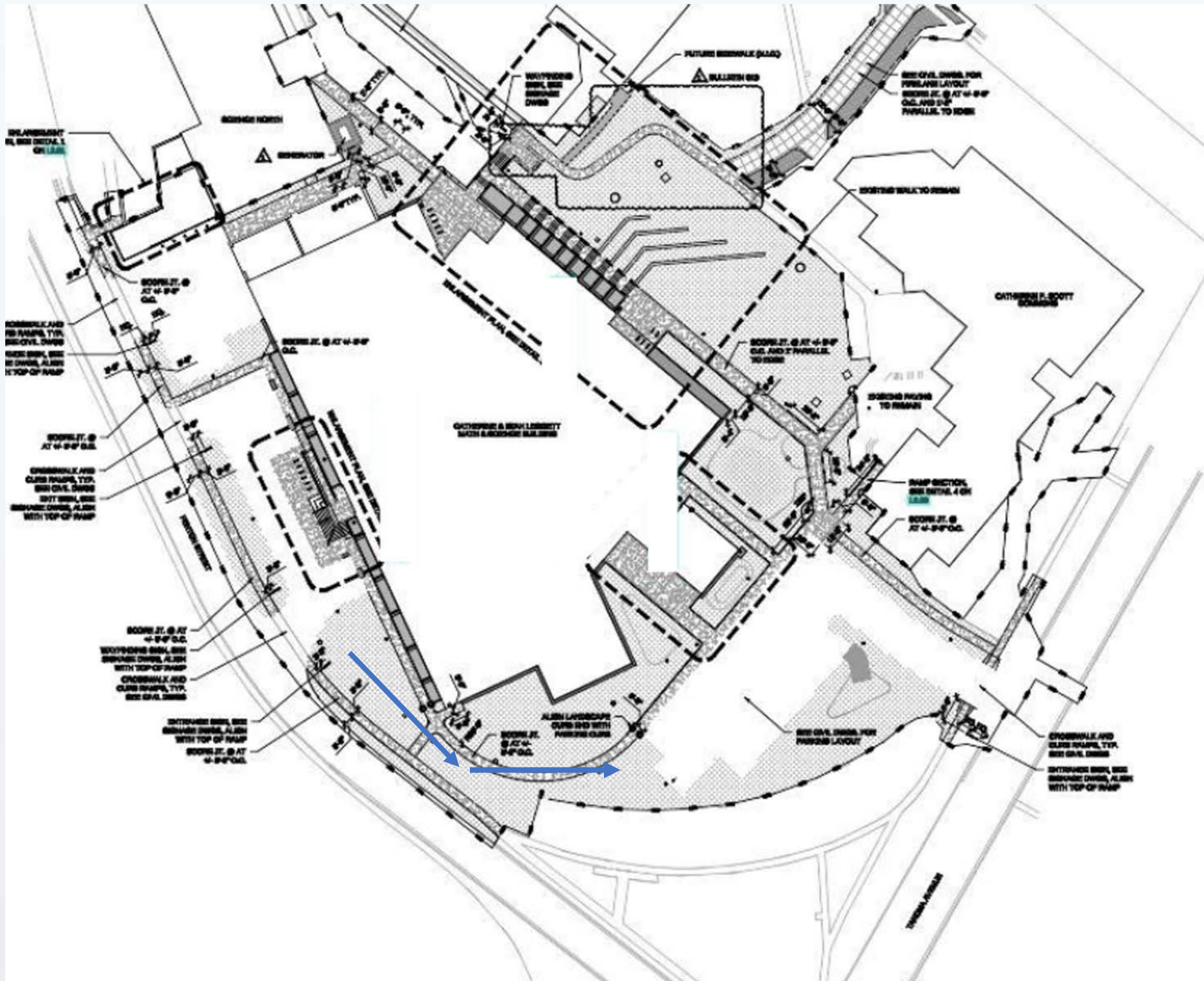
- Trailer Removal
- Grading
- Paving
- Landscaping
- Site Lighting

Equipment / Machinery

- Back hoe / Excavator
- Paving Milling Machine
- Dump Trucks
- Concrete Trucks



# Parking Lot and Entrance – Takoma Ave



Goal – Minimize traffic on Takoma Ave

Plan – Minimize Traffic on Takoma Ave

- Delay Sidewalk adjacent to building to allow for as much mobilization as possible
- Tie into to Takoma Ave
  - Block off parking lane near entrance.
- Once Complete entrance will be barricaded and will not be used
- Asphalt Paving Delivery Enter through Takoma entrance.
- Asphalt Paver on truck to exit onto Takoma Ave.





# Logistics



# Current Delivery Situation

- Typical deliveries (concrete, pick up truck, box trucks, trailers ) all enter / exit at Fenton St.





# Current Delivery Situation

- Large Equipment Deliveries – Roof Insulation, Mechanical and Electrical Units
- Education for new drivers



**TYPICAL 60' LOW BOY TRAILER**



**LONG FLAT BED TRUCKS**

# *Questions & Answers*



# Library/Resource Center Renovation

# Project Update Agenda

**1. Project Overview**

**2. Progress Update**

**3. Timeline**

# What is the Project?

Renovation of the Library in the Resource Center building, in order to:

- Modernize the library
  - Better serve our students
  - Improve facilities for library staff
  - Enhance ADA compliance
  - Increase safety

# Design Directives

- Retain the current size of the building, except for the enclosure of the existing main entryway and electrical corridor at the lower level.
- Maintain the height of the existing building.
- Main entryway will continue to be oriented towards the Math Pavilion. Minimize changes to the entryway that faces New York Avenue.
- Any changes to the building façade and the main entryway will respect the building's location in a residential historic neighborhood.
- Minimize windows to mitigate light spill.
- Comply with all City, County, and State construction and permitting requirements including tree protection and hazardous material removal.



**New façade and windows**



# Construction Directives

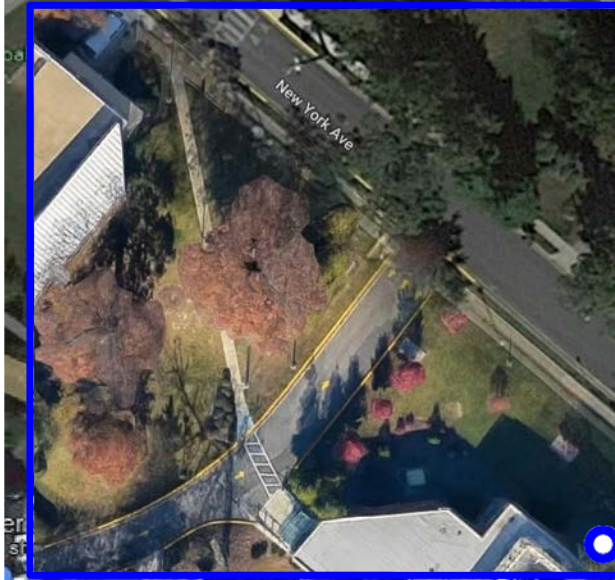
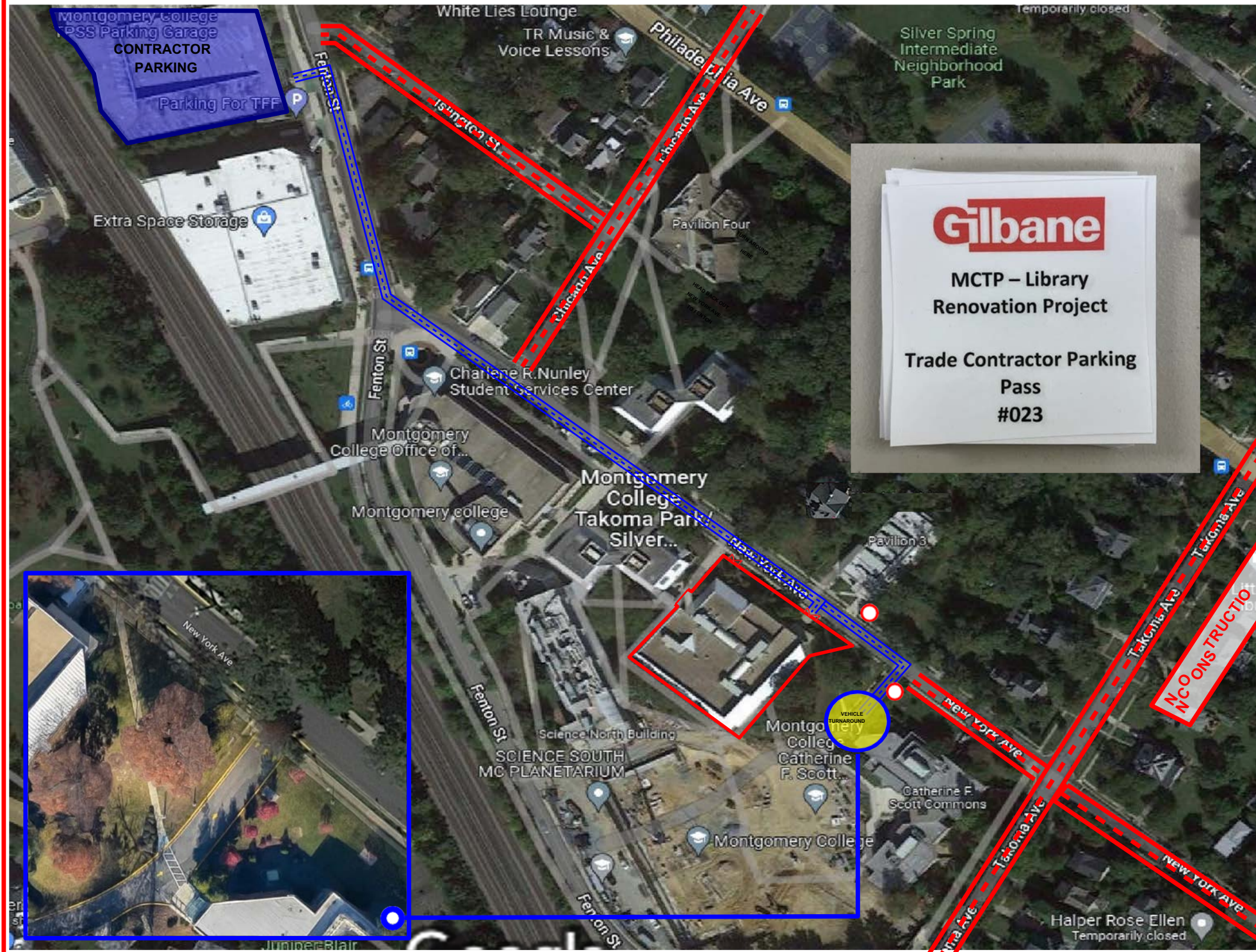
- Adherence to the noise ordinance.
- To help with noise management, all exhaust systems on construction vehicles must be in good condition.
- Construction vehicles must not park on New York or Chicago Avenues or in the surrounding neighborhoods.
- Construction personnel may not park in the neighborhood, including metered parking spaces along Chicago Avenue.
- Temporary parking for delivery vehicles may only take place in the designated cutout on New York Avenue adjacent to the Nunley Student Services Building across from Pavilions 1 and 2 or on campus property, off New York Avenue.



# Construction Directives, cont.

- Coordinate with the City and County regarding any temporary road closures, and provide at least a week's notice to the community.
- Implement a construction traffic plan to manage the impact of vehicle traffic on Chicago and New York Avenues. Project vehicles traversing New York Avenue may not proceed southeast bound beyond Academic Way. Construction vehicles will not be permitted on Takoma Avenue at any time.
- Comply with all City, County, and State construction and permitting requirements including tree protection, road closures, and hazardous material removal.





**MC**  
**MONTGOMERY COLLEGE**

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**Gilbane**

**SITE LOGISTICS PLAN -**  
**MAINTENANCE OF TRAFFIC**  
 UPDATED: 11/10/22

HOURS OF OPERATION: M-F, 7:00AM - 5:00PM

CONSTRUCTION TRAFFIC FLOW DOWN NEW YORK AVE

NO ACCESS ON TAKOMA AVE, NEW YORK AVE & ISLINGTON ST.

VEHICLE TURNAROUND

WARNING SIGNAGE

FLAGMEN

**GSLP-P1**



DRIVEWAY

NEW YORK AVE.



Tree Approved to be removed due to structural implications with the root zone.

X:\PROJECTS\2021\1400\MONTGOMERY COLLEGE TAKOMA PARK - LIBRARY RENOVATION\20210210.DWG 11/12/2022 9:41 AM MWJ/CLJ

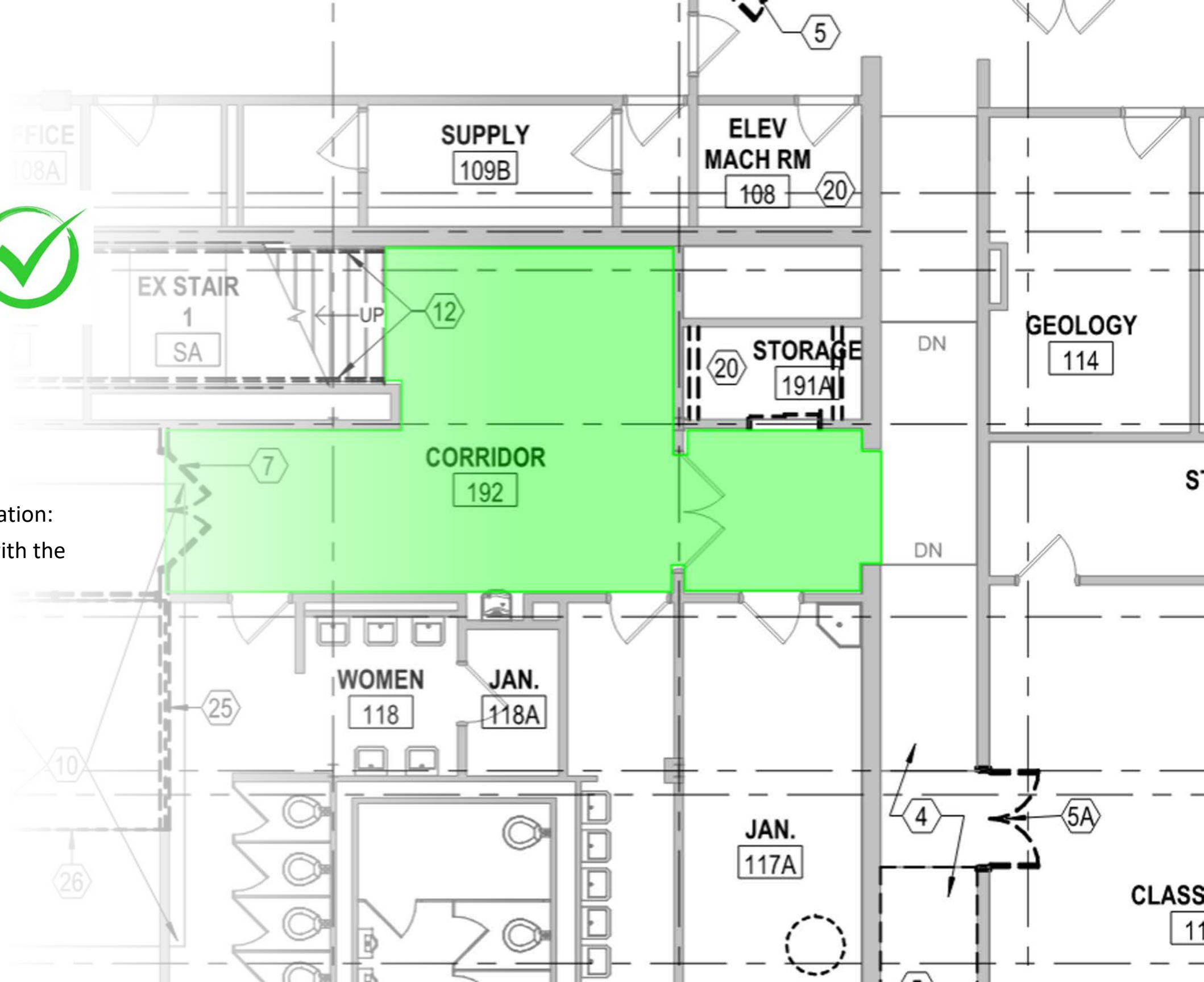
# Asbestos Abatement - COMPLETE



- Minor Vinyl Floor Tile
- Exterior Panels
- Ductwork Insulation and Sealant

Followed Abatement Procedures Prior to Mobilization:

- Licensed & Certified Abatement Contractor with the State of MD – Asbestos Specialties, Inc.
- MDE Notification to Proceed with Abatement
- Abatement Plan and Procedures
- Notice of Asbestos Project Signage Posted
- Industrial Hygienist – Advanced Air Analysis





# Exterior Progress



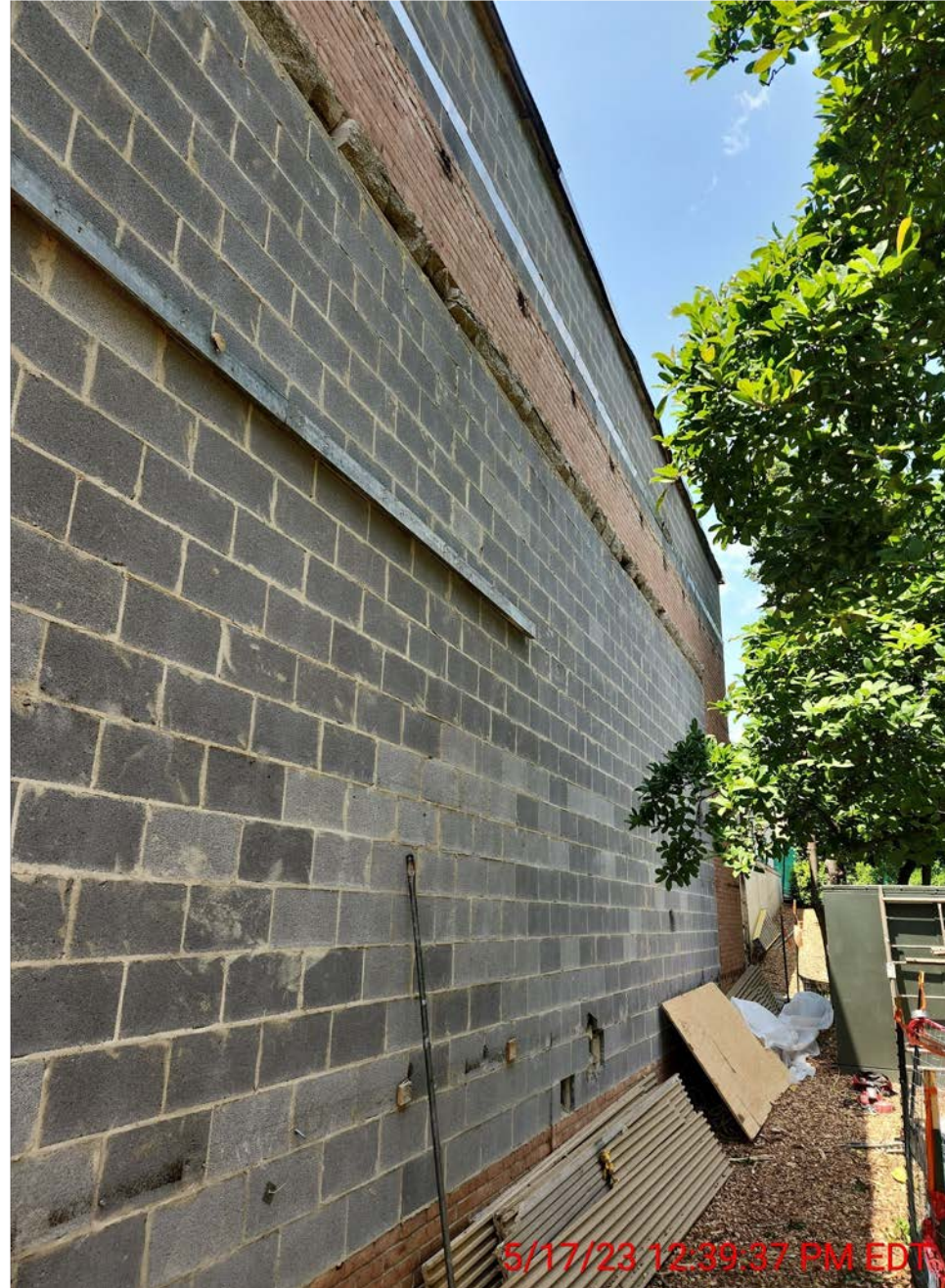


# Exterior Progress



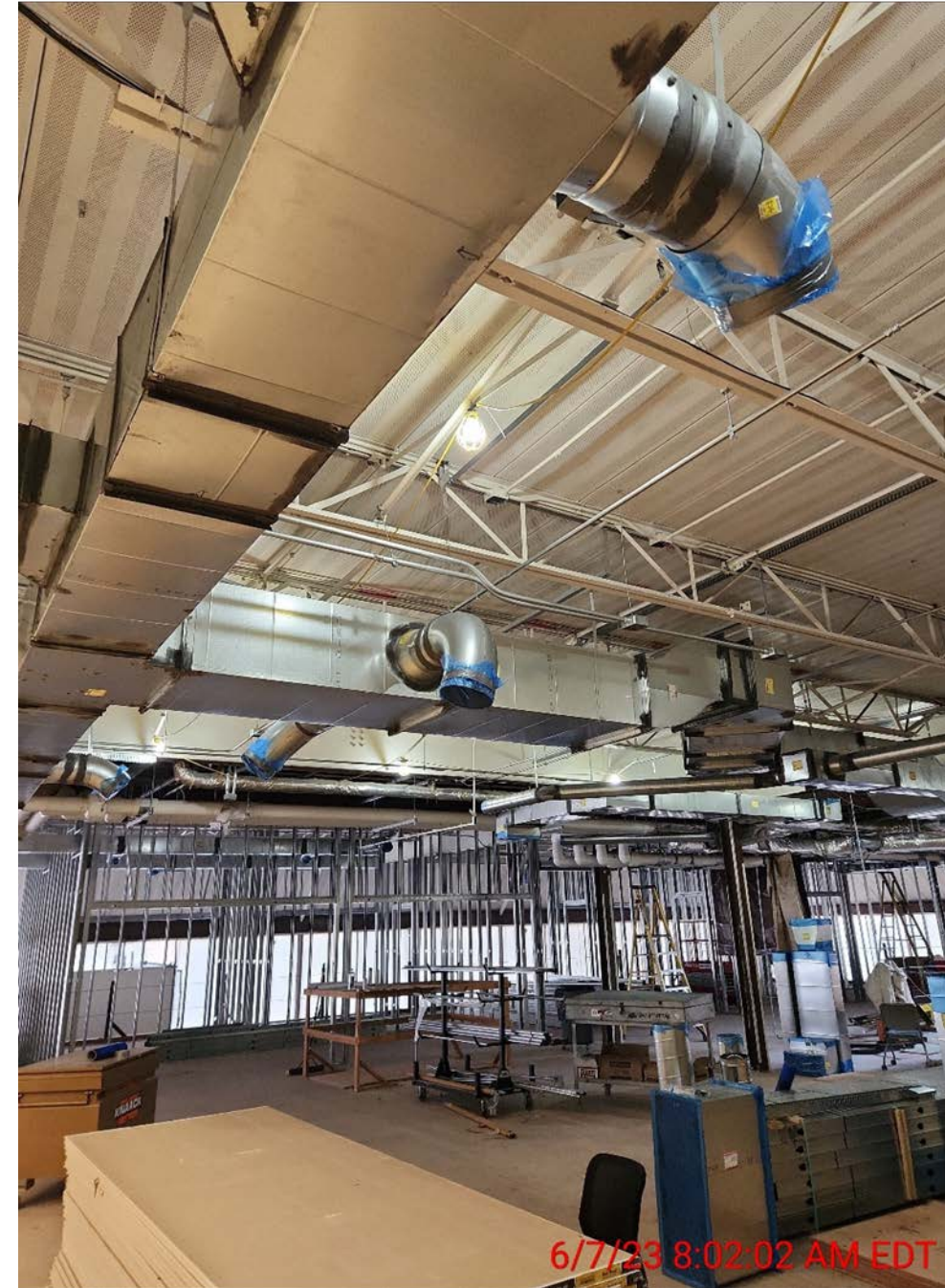


# Exterior Progress





# Interior Progress

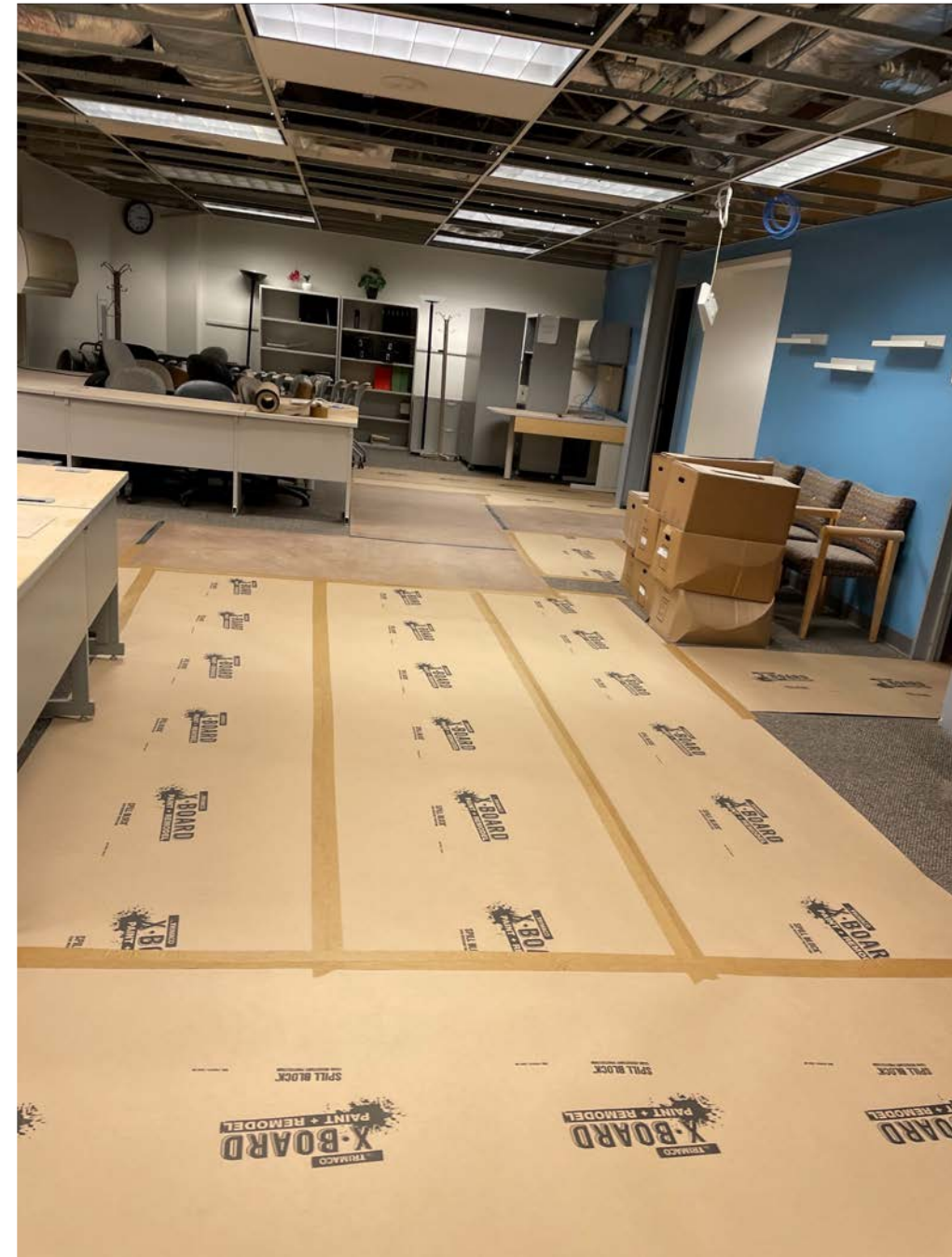




# Interior Progress



5/25/23 1:42:48 PM EDT







ROLL OFF DUMPSTER TRUCK  
**DUMPSTER TRUCK**



**FLATBED TRUCK**



**CONSTRUCTION WORK VAN**





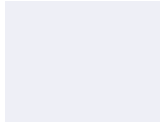
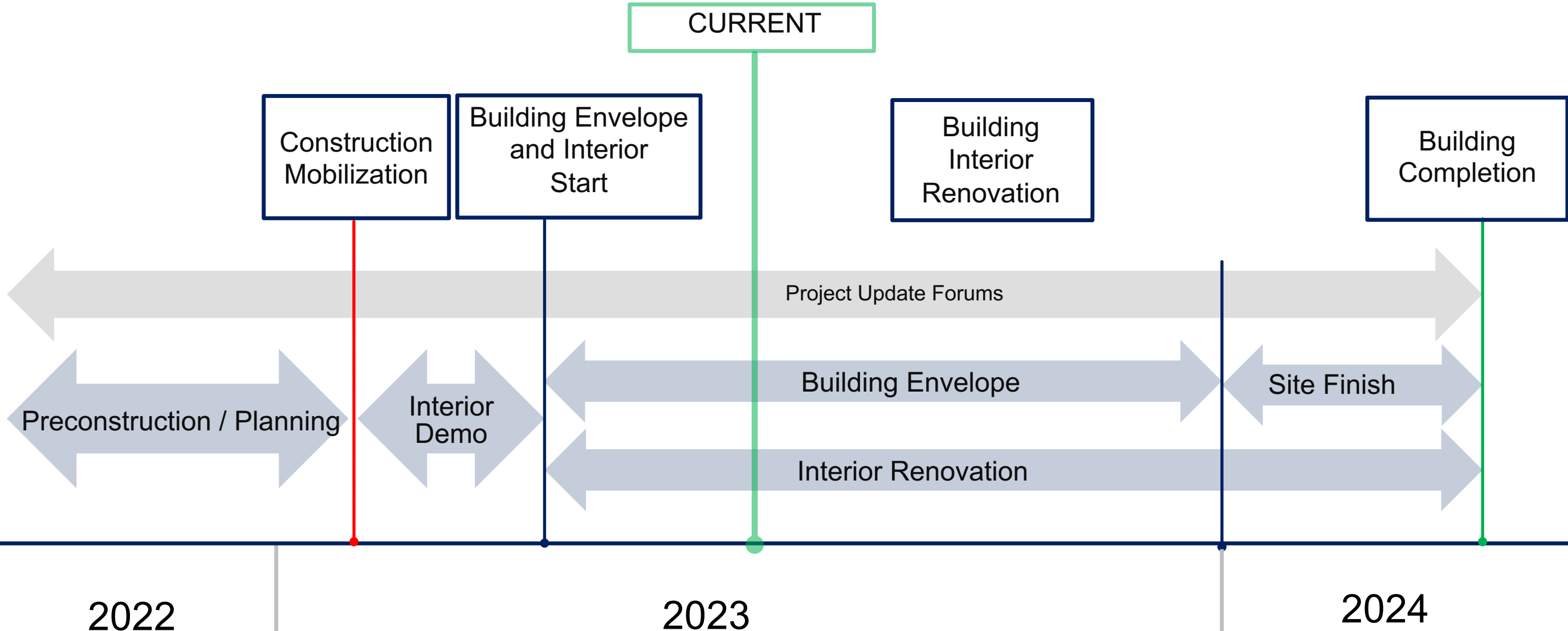
DRYWALL AND STUD  
DELIVERY



ON SITE DUMPSTER

# Construction Overview Timeline

Looking Ahead





# *Questions & Answers*

# Facilities Master Plan



# Public Meeting Schedule

- 05.02 College Wide Public Kick Off Meeting
- 05.04 Takoma Park/Silver Spring Public Meeting
- 05.25 Takoma Park/Silver Spring Walking Tour
- 06.06 Takoma Park/Silver Spring Public Meeting
- 06.08 Rockville Public Meeting
- 06.13 Germantown Public Meeting
- 06.15 East County Presence Public Meeting
- 06.29 TP/SS Quarterly Meeting
- 09.TBD College Wide Public Presentation





# TP/SS

## 2033 Master Plan

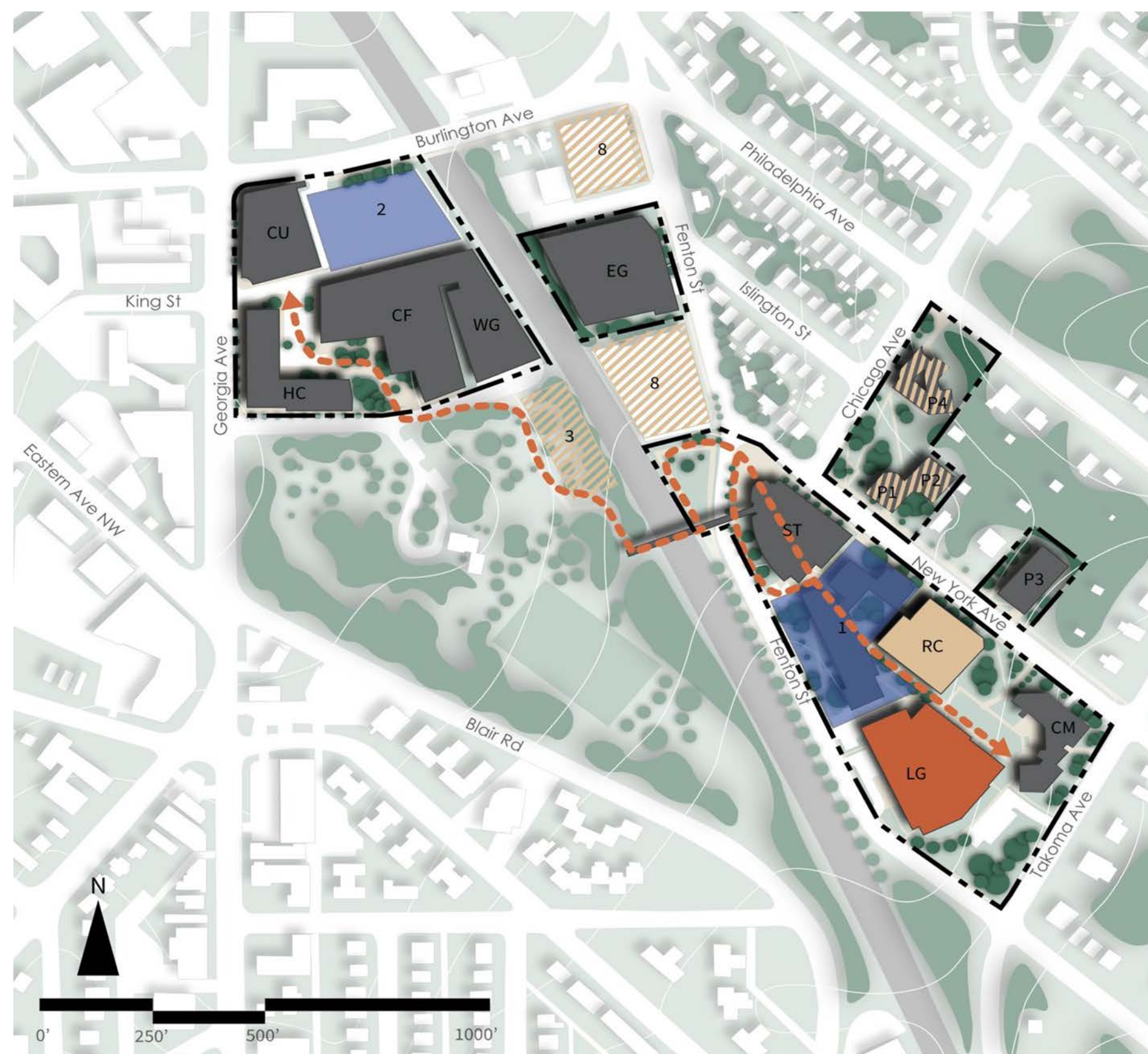
### Phase 1 – Master Plan 2023 - 2033

1. Wellness Facility
2. Parking and Academic Building
3. Alternate Wellness Partnership Development Site

### Phase 2 – Master Plan 2033 - 2043

4. RC Phase 2 Renovation
5. Potential need for P1/P2 renovation
6. Potential need for P4 Renovation
7. Potential need for Commons renovation
8. Future Partnership Development Site

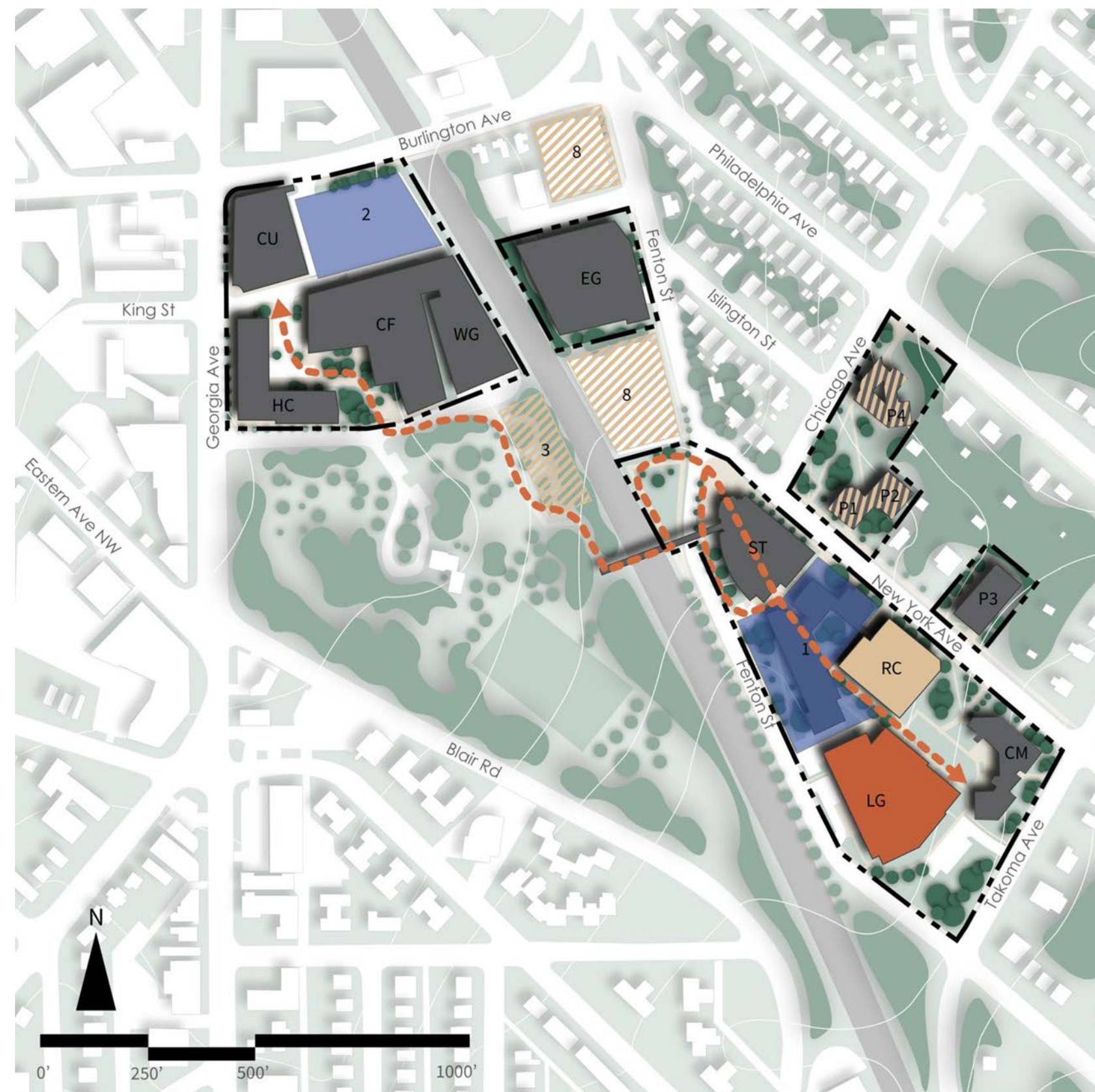
CF	The Morris & Gwendolyn Cafritz Foundation Arts Center	P3	Pavilion 3
CM	Catherine F. Scott Commons	P4	Pavilion 4
CU	Cultural Arts Center	RC	Resource Center
EG	East Garage	SN	Science North
HC	Health Sciences Center	ST	Charlene R. Nunley Student Services Center
LG	Leggett Math and Science Building	WG	West Garage
MP	Mathematics Pavilion		
NP	North Pavilion		
P1	Pavilion 1		
P2	Pavilion 2		



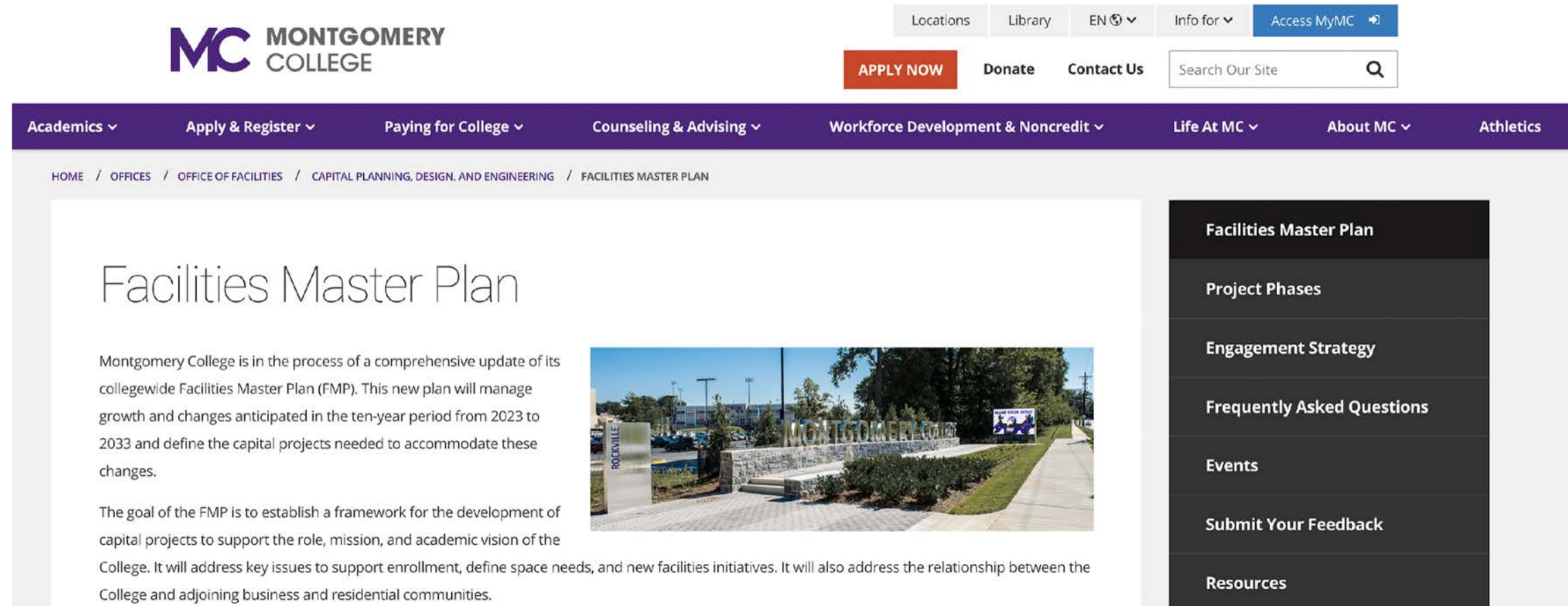


# What we heard

- Student success is of interest to the community and the college
- Student wellbeing is an important focus
- Supporting the business community supports the residential community as well
- The grounds are important:
  - Make wayfinding better
  - Include art to foster a sense of belonging
  - Include historic information in signage
  - Tree canopy is important
  - The community uses the open space
- Parking and traffic are still issues:
  - Still illegal parking along Chicago Ave
  - Traffic doesn't respect stop signs
  - Better connections for bikers



# How to provide additional feedback



The screenshot shows the Montgomery College website. At the top left is the MC logo and 'MONTGOMERY COLLEGE'. To the right are navigation links: Locations, Library, EN (with a globe icon), Info for (with a dropdown arrow), and Access MyMC (with a right arrow icon). Below these are buttons for APPLY NOW (in a red box), Donate, and Contact Us. A search bar labeled 'Search Our Site' with a magnifying glass icon is also present.


The main navigation bar is purple and contains the following items: Academics (with a dropdown arrow), Apply & Register (with a dropdown arrow), Paying for College (with a dropdown arrow), Counseling & Advising (with a dropdown arrow), Workforce Development & Noncredit (with a dropdown arrow), Life At MC (with a dropdown arrow), About MC (with a dropdown arrow), and Athletics.

The breadcrumb trail reads: HOME / OFFICES / OFFICE OF FACILITIES / CAPITAL PLANNING, DESIGN, AND ENGINEERING / FACILITIES MASTER PLAN.

## Facilities Master Plan

Montgomery College is in the process of a comprehensive update of its collegewide Facilities Master Plan (FMP). This new plan will manage growth and changes anticipated in the ten-year period from 2023 to 2033 and define the capital projects needed to accommodate these changes.

The goal of the FMP is to establish a framework for the development of capital projects to support the role, mission, and academic vision of the College. It will address key issues to support enrollment, define space needs, and new facilities initiatives. It will also address the relationship between the College and adjoining business and residential communities.



The sidebar on the right contains the following links: Facilities Master Plan, Project Phases, Engagement Strategy, Frequently Asked Questions, Events, Submit Your Feedback, and Resources.



# *Questions & Answers*

# Stay in Touch!

Project Hotline 800-879-9879

Sign Up for Email Updates

Home

Updates

Leggett Building ▾

Library Renovation ▾



## Welcome to the Takoma Park/Silver Spring building project site

Important building projects are currently underway at the Takoma Park/Silver Spring campus. This web site was created to keep the MC community engaged and informed of these essential projects.

LEARN MORE

**Project Hotline:  
800-879-9879**

<https://mcblogs.montgomerycollege.edu/building-projects/>



***Thank You!***

**LINK** STRATEGIC PARTNERS

**MC** MONTGOMERY  
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