

CONSTRUCTION UPDATE

Glenbard THSD 87 – Board of Education
July 29, 2026

1. Current Construction Updates

- A. South HS
- B. North HS
- C. East HS
- D. West HS

2. Glenbard West Schedule Update

3. Upcoming Bidding Schedule



Construction Progress

Summer 2026 Construction

- South –

- 1st Floor Tower Refresh & Windows
- Gym Floor Replacement
- Lula Elevator Replacement

- North –

- Science Lab Renovations
- Gym Floor Refinishing & Bleacher Install
- New Window Installation
- Performing Arts Addition Foundations

- West –

- Science Lab Renovations
- Window Abatement & Board-up
- Addition Site Utilities & Excavation

- East –

- Curtainwall & Unit Vent Replacement
- Interior Renovations – Classrooms, Corridors, FRC's, & Cafeteria
- Parking Lot Expansion & Site Improvements



Glenbard THSD 87

Construction Status Updates

South Progress Update

- Window Install in progress
- MEP Rough-In Complete
- Drywall, Taping & Painting Ongoing
- Science Lab Casework Installed
- Flooring & Ceiling Install Underway
- Gym Floor Installed & Finished
- LULA Lift Foundation Poured.



Culinary Lab Progress



Science Lab Progress



LULA Elevator Pit Created





South Progress Update



New Gym Floor Installed



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Construction Status Updates



New Window Openings Created

North Progress Update

- Gym Floor Refinished
- Gym Bleacher Install Ongoing
- Science Lab Renovations Ongoing
- New Window Installation Ongoing
- Library Roof Replacement Complete
- Foundations Underway for Addition



Gym Floor Refinished





North Progress Update



Science Lab Progress

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Construction Status Updates



New Window Installation



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Construction Status Updates

North Addition Progress Update



Music Addition Foundation Work Ongoing



North Return to School Site Logistics





Glenbard THSD 87 Construction Status Updates

East BR3 Progress Update

- Visitor/Admin Addition Complete
- Cafeteria Expansion & Renovation Ongoing
- Final Grading & Landscaping Ongoing
- South Elevation Curtainwall Replacement Ongoing
- Cafeteria Renovations Ongoing



New Visitor Entrance

East BR3 Progress Update



New Visitor Entrance Corridor



Cafeteria Renovation



South Window Replacement





East BR5 Progress Update

- West Elevation Curtainwall Replacement Ongoing
- Classroom & Corridor Renovations Ongoing
- Gym Floor Refinishing & Bleacher Install Complete
- LC Rammed Aggregate Piers Installed
- LC Concrete Foundations Underway
- Greenhouse Installation Underway
- South & East Side Parking Improvements Ongoing
- Storm Detention System Installed
- Final Grading & Landscaping Underway



Glenbard THSD 87 **Construction Status Updates**



West Elevation Curtainwall Replacement



Learning Commons Addition Prep

East BR5 Progress Update



Classroom Renovations



Library Curtainwall



Learning Commons Rammed Aggregate Pier Install





Glenbard THSD 87

Construction Status Updates

East BR5 Progress Update



Stadium Drive Fencing & Landscaping



New Parking Over Storm Detention System



East Return to School Site Logistics





West Progress Update

- Roof Replacement Complete
- Window Abatement & Board up Complete
- Science Lab Renovations Ongoing
- 100 & 400 Level Door/Frame Replacement Ongoing
- Stormwater Drywells Installed Behind Stadium
- Earth Retention System Install Ongoing
- Rammed Aggregate Pier Installation Underway
- Site Utility Installation Ongoing for Addition
- Concrete Foundations Beginning July 28th



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Construction Status Updates



Science Lab Renovations



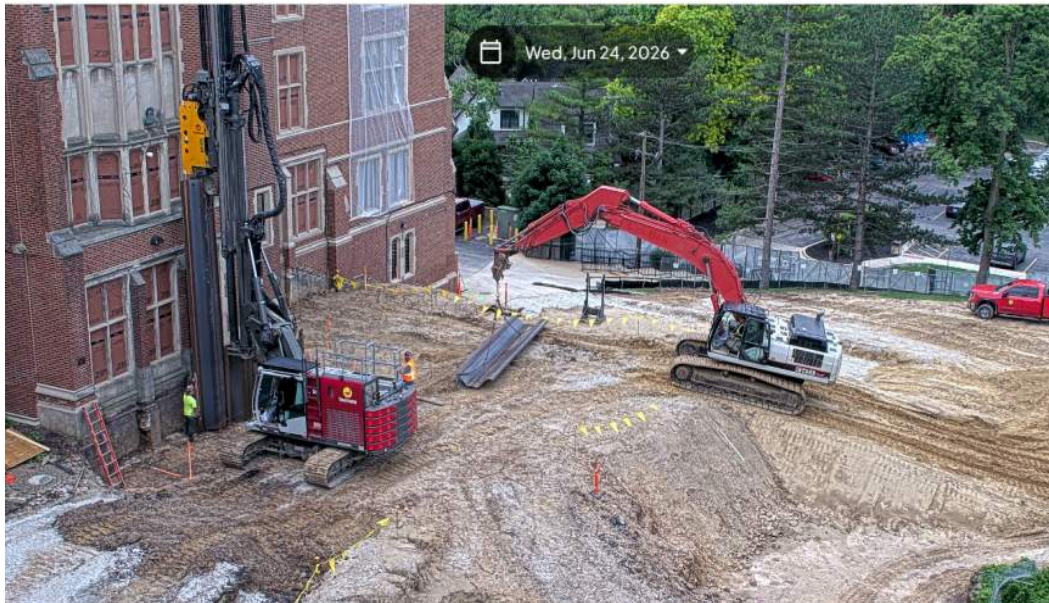
**Classroom Entry
Upgrades**



**Drywell Installation
for Stormwater**



West Progress Update



Earth Retention System Installation Process



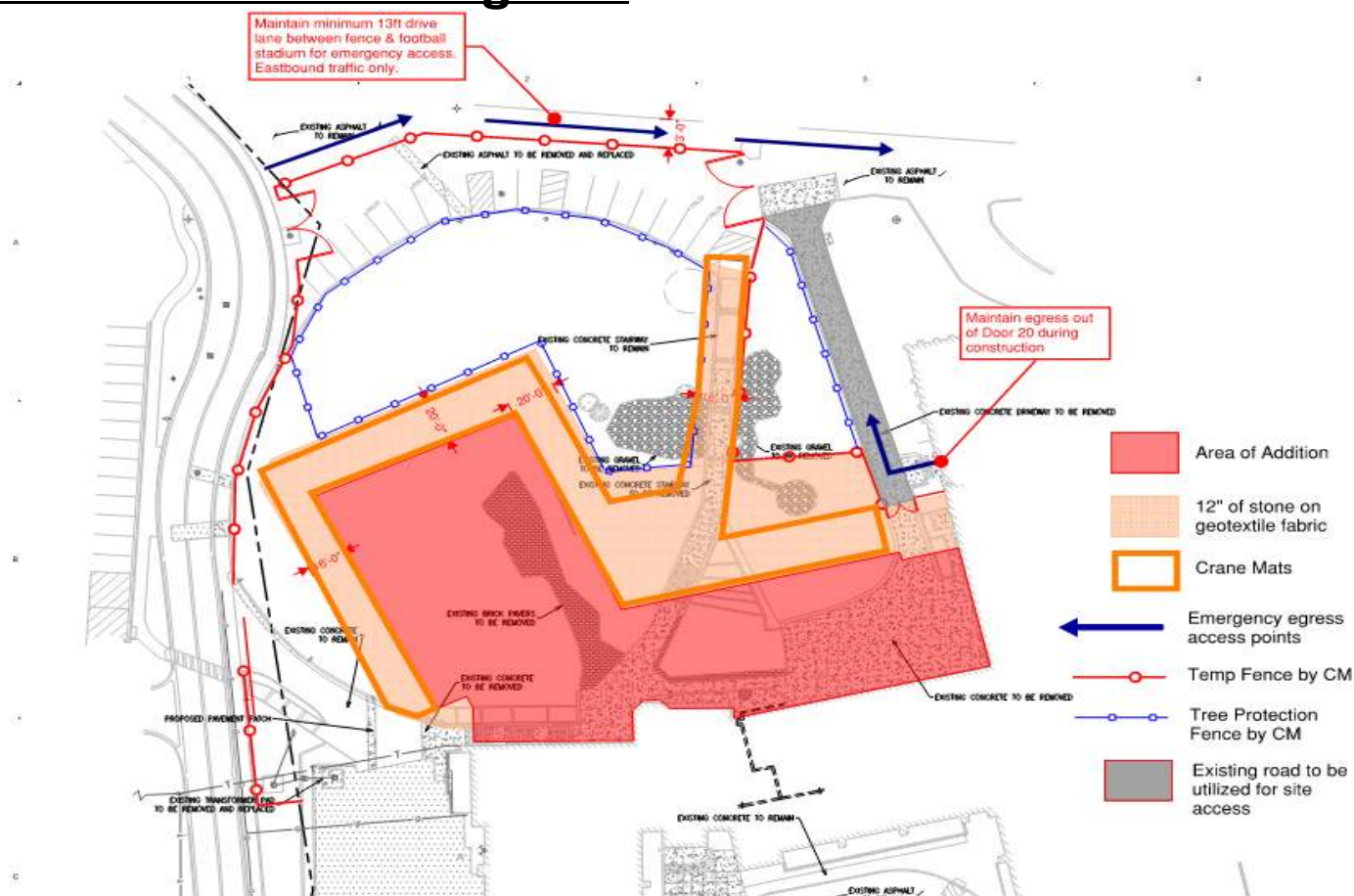
Glenbard THSD 87

Construction Status Updates



Excavation Following Earth Retention Install

West Return to School Site Logistics





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Upcoming Milestones

Future Milestones:

- ROE Occupancy Walkthroughs Scheduled for July 31, 2026
- Construction Substantial Completion Date: August 3, 2026 for interior renovations
- 95% CD Documents Fall 2026 for BR's 7 (North & East), 8 (North), & 9 (South)

Foundations:

- North Music Foundations Complete – Week of 8/3/26
- East LC Foundations Beginning – Week of 7/20/26
- West Foundations Beginning – Week of 7/27/26

Structural Steel:

- North Music Addition Starts – Week of 8/10/26
- East Learning Commons Addition Starts – Week of 9/7/26
- West Learning Commons & Classroom Addition Starts – Week of 10/5/26





West High School

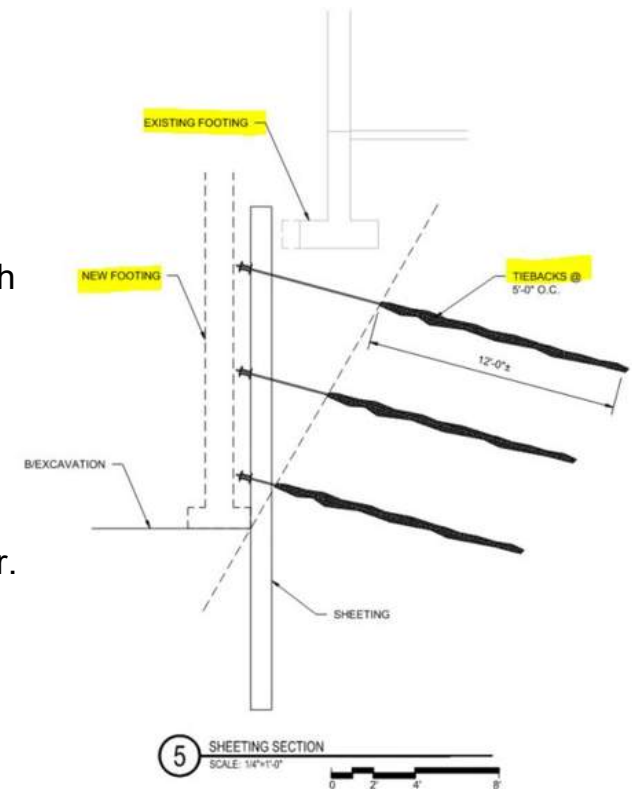
Addition & Renovation Schedule Update



West High School Addition Schedule Update

Discovery & Timeline For Existing Soil Delay

- April 13, 2026 – Test pits were dug to confirm existing footing depth & soil conditions match the design documents & soil borings.
- April 17, 2026 – Determined specified underpinning was unsafe based on soil conditions discovered on the 13th.
- April 24, 2026 – Requested 30' deep borings to determine soil capacities for Earth Retention System Design in lieu of underpinning.
- May 6, 2026 – Soil boring work conducted onsite.
- May 18, 2026 – Soil boring results & analysis received from Geotech Engineer.
- May 28, 2026 – Preliminary earth retention design & pricing received.
- June 22, 2026 – Finalized earth retention design approved by Structural Engineer.
- June 24, 2026 – Mobilized & began sheeting installation
- July 31, 2026 – Anticipated delivery date for tieback anchor rods.
- August 3, 2026 – Scheduled install start date for tieback anchors.





West High School Addition Schedule Update

Original Milestones vs. Current Projections Post Soil Delay:

- Bid Schedule had substantial completion for full building August 10, 2027
- Recovery Schedule has substantial completion for L200 & L300 only on August 20, 2027
- Recovery Schedule has substantial completion for L400 & blackbox on October 4, 2027
- First day of school for 2027/2028 school year is August 23, 2027

Primary Schedule Changes Made with July Update to Minimize Overall Impact:

- Split Concrete Foundations into three (3) sequences rather than two (2)
- Resequenced Rammed Aggregate Piers, Foundations, & Excavation
- Resequenced Learning Commons Steel to go before Classroom Addition Steel
- Obtained buy-in from exterior framing contractor to frame two levels at a time



West High School Addition Schedule Update

Potential Costs Associated With Accelerated Schedule

- Foundation wall shoring for early Learning Commons steel installation
- Winter Admixture & tarping costs for L300 & L400 Concrete Slabs
- Labor escalation for work now pushed past June 1, 2027.
- Overtime costs required due to stacking of addition finish with 2027 renovations.

Risks Associated With Current Accelerated Schedule

- 16-month bid schedule was already aggressive and now we've shortened it to 13 months leaving no room for error or unknowns.
- Current 2027 renovation plans eliminate 9 existing classrooms while the addition provides 11 new.
- Any delays to the addition could result in a shortage of classrooms for the start of the 2027/2028 school year.

Next Steps

- Review potential opportunities for postponing portions of the 2027 renovation scope to 2028.
- Establish a contingency plan should schedule performance fall below projections.
- Distribute updated schedule to contractors & collect feedback/cost impacts early fall 2026.



Upcoming Bid Schedule

Bid Releases 7, 8, & 9 Fall 2026

Bid Release	Description of Work	Bid Award	Construction Start	Construction Completion
BR1	2025 CIP Work: N-S-E-W	November 11, 2024	May 24, 2025	August 1, 2025
BR2	2025 CIP Exterior Improvements: N-S-W-E	February 24, 2025	March 31, 2025	April, 2026
BR3	Phase I: Visitor Entrance/Cafeteria: E	May 2025	October 1, 2025	July 31, 2026
BR4	North - Music Addition / CIP 2026: N South - 2026 CIP Work: S	January 2026	April, 20 2026	May 3, 2027
BR5	Phase II: Commons/Curtainwall/ Classrooms: E	November 2025	March 30, 2026	August, 10 2027
BR6	Phase I: Addition/West Wing: W	February 2026	March 30, 2026	August 10, 2027
BR7	North & East Tennis Court Reconstruction	October 2026	April 2027	August 2027
BR8	Phase II: Entrance/Commons/ Cafeteria: N	November 2026	May 2027	August 2028
BR9	Entrance/LRC/Commons/Band: S	December 2026	May 2027	August 2028
BR10	Phase II: Cafeteria/East Wings: W	October 2027	March 2028	August 2028
BR11	Biester Gym Addition: W	October 2028	March 2029	August 2029
BR12	PSI 2027 Mechanical Upgrades	Fall 2026	May 2027	August 2027



Schedule

Construction Update

Questions?

