

July 18, 2016

Goll House Relocation and Restoration Timeline – Phase 2

Once Phase 1 (relocation and stabilization of the mansion) is complete, the interior and exterior restoration efforts can commence. Below, please find the schedule we are working toward for both the interior and exterior portions of the Phase 2 work with a goal of completing all work by early Fall 2017.

The timing of the exterior restoration effort is in large part dependent on the weather. If the project is approved this month, we anticipate that we should be in good shape to move forward with the exterior component of Phase 2 simultaneously with the interior. There are some possible savings in the overall schedule where specific components can be completed simultaneously, this will allow to adjust for any schedule creep that does occur as a result of bad weather.

The goal is to get a management office and a model unit (guest suite) up and running in in the mansion in advance of the completion of the tower so that the developer can get a jump on leasing the apartments. This schedule allows for that.

Phase 2 – Interior Restoration

<u>Activity</u>	<u>Timeline</u>
Mobilization	Within 1 month of Phase 1 completion
Protection of Historic Elements	2 Weeks
Selective Demolition of Non-Historic Elements	2 Weeks
Installation of New MEP Systems	8 Weeks
Construction of New Uses in Non-Historic Areas	10 Weeks
Restoration of Historic Areas	12 Weeks
Installation of FF&E/Move-In	1 Week

Phase 2 – Exterior Restoration

<u>Activity</u>	<u>Timeline</u>
Mobilization	Upon completion of Phase 1 – weather permitting
Tuck-pointing and repair of masonry and stone	6 - 8 Weeks
Roof repair	8 Weeks (simultaneous with masonry repair)
Window repair, replacement	8 Weeks
Ornamental woodwork repair	4 Weeks
Ornamental metal repair	3 Weeks
Painting	2 – 3 Weeks

