



# PROJECT UPDATE

Silvergate Rancho Bernardo

San Diego, CA

April 2019



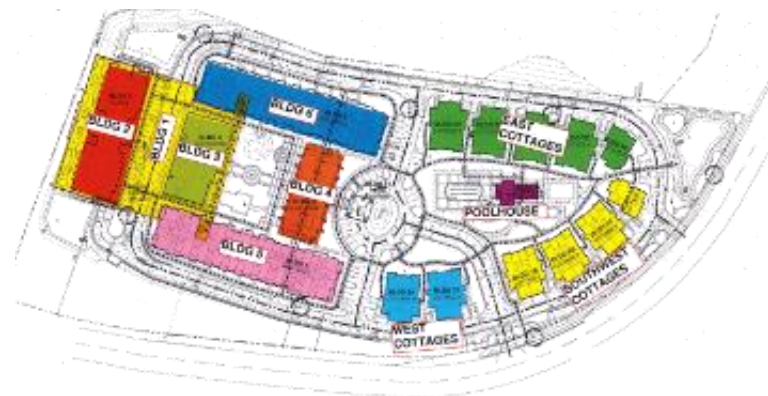
# TABLE OF CONTENTS

- Current Highlights
- Safe Hours
- Project Photos
- 360 Photo
- Upcoming Highlights
- Ryan Companies Contact Information



# CURRENT HIGHLIGHTS

- **Memory Care (Building 2)**
  - Roofing dry-in complete
  - Exterior lath and insulation in progress
  - MEP rough in complete
  - Interior insulation and drywall in progress
- **Restaurant and Colonnade (Building 3)**
  - Structural steel and panelized framing in progress
- **Clubhouse (Building 4)**
  - L3 deck pour complete
  - L3 panelized structural framing in progress
- **West Apartments (Building 5)**
  - L1 interior framing in progress
  - L3 panelized structural framing complete
- **East Apartments (Building 6)**
  - L1 MEP rough nearing completion
  - L1 drywall in progress
  - L2/L3 framing and MEP rough in progress
- **Cottages (Buildings 7a-e; 8a-d; 9a,b)**
  - Wall and roof insulation complete
  - MEP rough-in complete
  - Production drywall/taping in progress
  - Roofing tile in progress
- **Pool house (Building 10)**
  - Wall framing complete
  - MEP rough-in in progress
  - Roof sheeting in progress
  - Pool Excavation prep in progress
- **Porte Cochere & Walkway**
  - Structural steel in progress





# 126,441

## SAFETY HOURS TO DATE



# Safety Luncheon

**CONGRATULATIONS** to our entire project crew on achieving a milestone of **100,000 safe hours** celebrated during the month of April.





# PROJECT PHOTOS

April 2018







B2 Exterior Skin Progression





Memory Care Drywall in progress





Building 3 steel erection, building 5 progress









View of Buildings 2 and 3 from level 3 of B5





B4 L3 concrete deck pour



B4 L3 concrete deck pour





B4 Structural Steel Erection



Porte Cochere and B4 Steel Erection





B4 Panelized framing installation





B4 Steel erection and fire resistive coating





B6 Roof deck progress



B6 Bay window roofing progress





Cottage Drywall/Taping



Cottage Window Install





Pool House Wall and Roof Framing

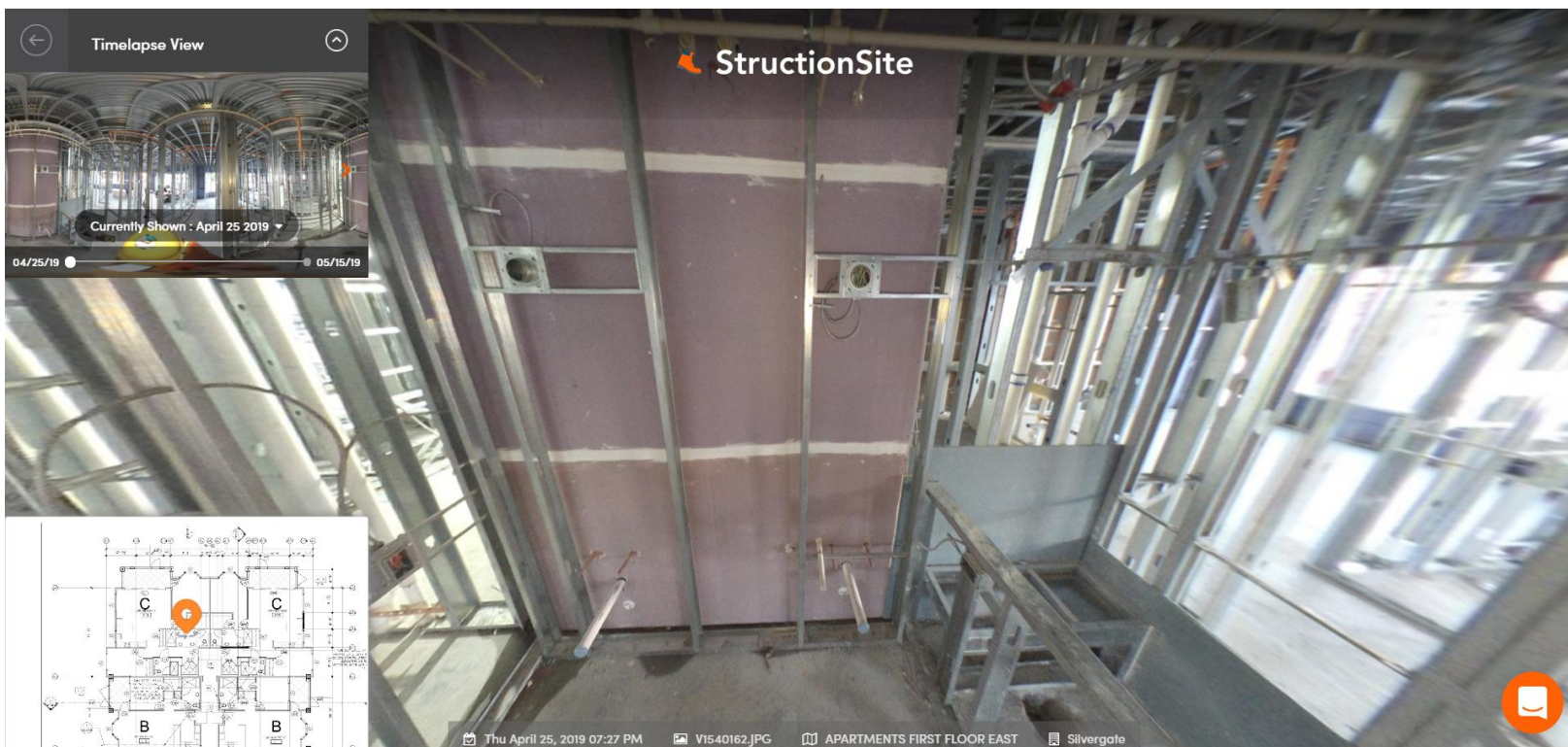




# 360° Photo

See a 360° photo of a typical apartment unit restroom

[Click here to view](#)



Note: If you are having trouble accessing the link, please copy the following address into your browser:

<https://app.structionsite.com/pinimage/2b93e1f9d07e78ef89fb510e896ac65dba8a165bc425295cc99ad50859098919>





# UPCOMING HIGHLIGHTS

- Memory Care (Building 2)
  - Drywall continue
  - Ceiling soffit framing start
  - Roofing complete
- Restaurant and Colonnade (Building 3)
  - Structural framing continues
- Clubhouse (Building 4)
  - Roof truss install start
  - Interior framing start (L1)
- West Apartments (Building 5)
  - L1 and L2 interior framing and MEP rough-in
  - Roofing continues
- East Apartments (Building 6)
  - L1-L3 MEP rough-in and drywall progress
  - Roofing complete
- Cottages (Buildings 7a-e; 8a-d; 9a,b)
  - Drywall/taping continues
  - Door and frame install.
  - Window water testing
  - Prime and painting start
  - Continue stucco “brown” coat and start color coat
- Porte Cochere & Walkway
  - Facade framing
- Pool house (Building 10)
  - Roofing complete
  - MEP rough complete
  - Exterior lath start
  - Pool/spa excavation, reinforcement, and pour





# CONTACT INFORMATION

## TEAM CONTACT:

### **Hans Muecke**

#### **Senior VP Operations Western US**

(p) 858-812-7964

(c) 630-606-2503

Hans.Muecke@ryancompanies.com

### **Michael Beadle**

#### **Division Manager**

(p) 858-812-7926

(c) 612-239-5547

Michael.Beadle@ryancompanies.com

### **Niels Zwinkels**

#### **Field Coordinator**

(p) 858-812-7910

(c) 760-815-0615

Niels.Zwinkels@ryancompanies.com

### **Katerina Grengs**

#### **Virtual Design Coordinator**

(p) 612-492-4713

(c) 651-472-1915

Katerina.Grengs@ryancompanies.com

### **Keith Pitts**

#### **Team Leader**

(p) 858-812-7970

(c) 619-385-9587

Keith.Pitts@ryancompanies.com

### **Cody Vander Veen**

#### **Project Manager**

(p) 858-812-7953

(c) 612-400-5121

Cody.VanderVeen@ryancompanies.com

### **Nick Cap**

#### **Superintendent**

(c) 602-513-3235

Nick.Cap@ryancompanies.com

### **Travis Ürig**

#### **Project Manager**

(p) 858-812-7920

(c) 602-329-2044

Travis.Urig@ryancompanies.com

### **Jerame Carlson**

#### **Project Engineer**

(p) 858-812-7951

(c) 641-231-1208

Jerame.Carlson@ryancompanies.com

### **Paul Stykel**

#### **Superintendent**

(c) 619-385-1115

Paul.Stykel@ryancompanies.com

### **Heather Sullivan**

#### **Project Coordinator**

(p) 858-812-7963

Heather.Sullivan@ryancompanies.com

### **Taylor Barton**

#### **Project Engineer**

(p) 607-425-0101

Taylor.Barton@ryancompanies.com

### **Tommy Sewell**

#### **Assistant Superintendent**

(c) 619-380-1203

Tommy.Sewell@ryancompanies.com