



CONSTRUCTION UPDATE

July 27, 2021

UPCOMING CONSTRUCTION ACTIVITIES

El Camino Real (ECR) Night Work

- New main sewer line installation requires **temporary closures of two northbound traffic lanes and sidewalk on ECR through September.**
- **Nighttime work occurs Sunday–Thursday, 8:00 P.M.–7:00 A.M., intermittently through January 2022.** Caltrans policy mandates that multiple lane closures only take place at night to avoid traffic impacts.
- ECR work will follow this approximate construction schedule:
 - **Sanitary Sewer Line Installation:** July–September 2021
 - **Water Line Installation:** September 2021–January 2022
 - **Roadway Repaving:** January–February 2022

Other Offsite Impacts

- Intermittent lane impacts for material deliveries, crane installations, and work on elevated floors will continue through August.
- Sidewalk and street improvement work continues.

Office Buildings

Building 1

- Prefabricated exterior panel framing and stucco work continues through August.
- Interior steel stairs installation has begun.

Building 2

- Wall and floor tile installation in restrooms continue. Plumbing trim, lighting, and toilet partitions and accessories installations to follow.
- Clay tile and roofing installations continue.
- Stucco work continues on the west (El Camino Real), courtyard, and north side elevations.
- Painting of the cores, stairs, and basement have begun.
- Waterproofing of the ground-level concrete deck and balconies has begun. Concrete pours for planter boxes, sidewalks, and curbs near the train tracks will follow.

Building 3

- Work continues on mechanical, plumbing, and electrical installations through October.
- Stucco work continues through mid-August.
- Clay tile and roofing installation has begun.
- Elevator installation has begun.

CONTACT INFORMATION

Construction Information Line
(650) 497-4052

Email
middleplaza@stanford.edu

Website
middleplaza.stanford.edu

On-site Construction Manager
Nic Durham
ndurham@stanford.edu
(650) 725-2960

City of Menlo Park
(650) 330-6704

After Hours/Emergency
911



Sanitary Sewer Connection Work on El Camino Real

Thanks for your patience during construction

(Continued)



MIDDLE PLAZA

CONSTRUCTION UPDATE

July 27, 2021

UPCOMING CONSTRUCTION ACTIVITIES (continued)

Residential Buildings & Pool

- Exterior sheathing, roofing, detailing, and inspections are expected to complete this month.
- Solar panel installation will follow the completion of roof inspections.
- Interior construction and inspections for Building B are expected to complete this month, including elevator and window installations, fireproofing, and walls.
- Painting work on Building C continues.
- Courtyard construction continues at Buildings B and C.
- Wood framing for Buildings A and B is nearing completion.
- Pool waterproofing and testing continues.

Garage

- Painting and parking stall striping has begun.
- Insulation, shoring, steel, and temporary supporting structure erection continues.
- Plumbing, HVAC, and electrical and sprinkler system inspections are expected to complete this month.

Stormwater Drainage System

- Water tie-in is set to begin following the completion of water line installations for Office Buildings 2 and 3.
- Bioswale and onsite landscaping will follow.



Middle Plaza Site Plan

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