

Hodgson Middle School Project Update

July 7, 2025

The Hodgson project team would like to provide the school community with the following update on progress of the addition & renovation project currently underway at Hodgson Middle School.

PROGRESS OF CONSTRUCTION WORK

1. General Contractor mobilized on the construction site in June of 2024.
2. Construction fencing/silt fencing has been erected around the perimeter of the site and the site is now fully secured.
3. Demolition and abatement work in the 1920's building being renovated are approximately 98% complete.
4. Unistrut suspension system for new M&E services is complete.
5. Floor build-ups in 1920's building are complete.
6. Foundation walls damp proofing/waterproofing is complete.
7. Foundation backfilling is complete.
8. Load bearing masonry is complete to underside of 3rd floor.
9. Structural Steel works in the new addition are approx. 60% complete.
10. Underground mechanical rough ins are complete.
11. New sprinkler system in the 1920's building is approx. 60% complete.
12. City of Toronto site services are complete to the property line.
13. Please see pictures & descriptions of current works on the next page.

UPCOMING WORK

1. Demolition and abatement works will continue in the 1920's building.
2. Site Services works within the property line will continue.
3. Load bearing masonry will continue.
4. Structural steel will continue.
5. Investigate current condition of cluster columns.
6. Open web roof joist installation on new addition will continue.
7. Hollow metal frame installation will continue.
8. Removal of the existing perimeter retaining wall will continue.

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COMMUNITY UPDATE:

The overall project is progressing well and remains on track for completion in the summer of 2026 with the school being ready for use in September of 2026.

During demolition works in the 1920's building some deterioration was noticed on existing structural elements (cluster columns). The project team is currently in the process of exposing all the existing columns for assessment to see if any remediation is required.

CONSTRUCTION PROGRESS PHOTOS:



Exterior photo looking southwest at the new addition showing new exit stair to underside of 3rd floor and structural steel installation on the east elevation.



Exterior photo looking south showing north elevation of new gym exterior wall and window framing.

Hodgson Middle School Project Update

July 7, 2025



Interior photo looking to the north end of the new gym showing awaiting roof joist installation.



Exterior photo looking to the west showing south elevation progress of new main entrance to the building.



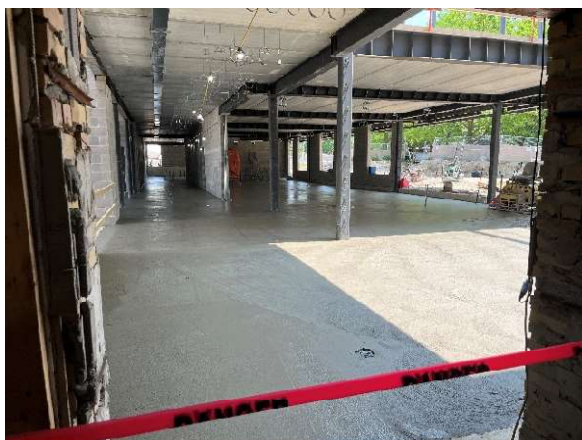
Interior photo looking to the north of the new 2nd floor classrooms showing load bearing masonry and structural steel progress.



Interior photo looking to the west of new 1st floor corridor adjacent to new general office/staffroom showing completed underground rough-ins, stone subgrade placement and awaiting installation vapour barrier prior to slab on grade pour.

Hodgson Middle School Project Update

July 7, 2025



Interior photo looking to the east of new 1st floor corridor adjacent to new general office/main entrance showing placement of new slab on grade.



Interior photo looking northwest of existing tech room showing new subfloor installation, drywall, sprinkler piping and HVAC ducting progress.



Interior photo looking east in existing library showing temporary shoring in place and masonry wall removed waiting for new steel beam installation.



Interior photo looking up, showing structural steel progress of the new atrium.

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July 7, 2025



Exterior photo looking northeast from third floor classroom showing site trailer and exterior wall progress of future 3 storey addition.