

**LAKE ARROWHEAD COMMUNITY SERVICES DISTRICT**

**MEMORANDUM**

**DATE:** JANUARY 25, 2022

**TO:** BOARD OF DIRECTORS  
Lake Arrowhead Community Services District

**FROM:** MICHAEL THORNTON, District Engineer  
  
CATHERINE CERRI, General Manager

**SUBJECT:** UPDATE ON THE DISTRICT CORPORATE YARD,  
PROJECT NO. 177

**A. RECOMMENDATION**

This is an information item only.

**B. REASON FOR RECOMMENDATION**

This is an information item only.

**C. BACKGROUND INFORMATION**

In February, 2021, the Board of Directors approved a construction contract to Trinity Construction for \$2,537,376 and an installation contract to Hammer Construction for \$689,000.

The grading and building permits have been approved by the County. The contractor has been notified and is preparing a schedule. A pre-construction meeting is being planned. The last prevailing wage rate was released in August, 2021 which reflected a 3% - 4% increase in laborers' wages. Prevailing wage rates are released twice a year in February and August.

The building manufacturer was notified and the costs were recalculated to current pricing. Please see the associated action item on the current agenda.

Below are the total costs spent on the project to date.

**Project Costs Through Dec-2021**

	Proj 0172 Off Site	Proj 0177 On Site
Staff	85,441	39,609
SGH	-	341,795
CBC	-	44,981
TKE	-	71,813
Trinity		38,333
Consultants	-	10,009
Permitting	-	29,497
Site	14,083	5,765
Water Line	91,192	-
Sewer	603,240	-
Gas Line	92,539	-
Rental	11,918	52,571
Survey	23,319	-
CEQA	3,930	678
Geotech	5,783	3,112
Legal	10,529	5,070
Admin	490	2,690
	942,463	645,922

Total Project Costs 1,588,385

**D. FISCAL IMPACT**

This is an information item only.

**E. ENVIRONMENTAL IMPACT**

In 2018, an Administrative Addendum to the Initial Study was prepared documenting the reduction in square footage from the Initial Study and Mitigated Negative Declaration prepared in 2007 under State Clearing House #2007091061.

**F. ATTACHMENTS**

None