

# Capital Project Update

April 3, 2024 Update  
(Created March 27, 2024)

**\*\*\* Text shown in bold has changed from the previous update \*\*\***

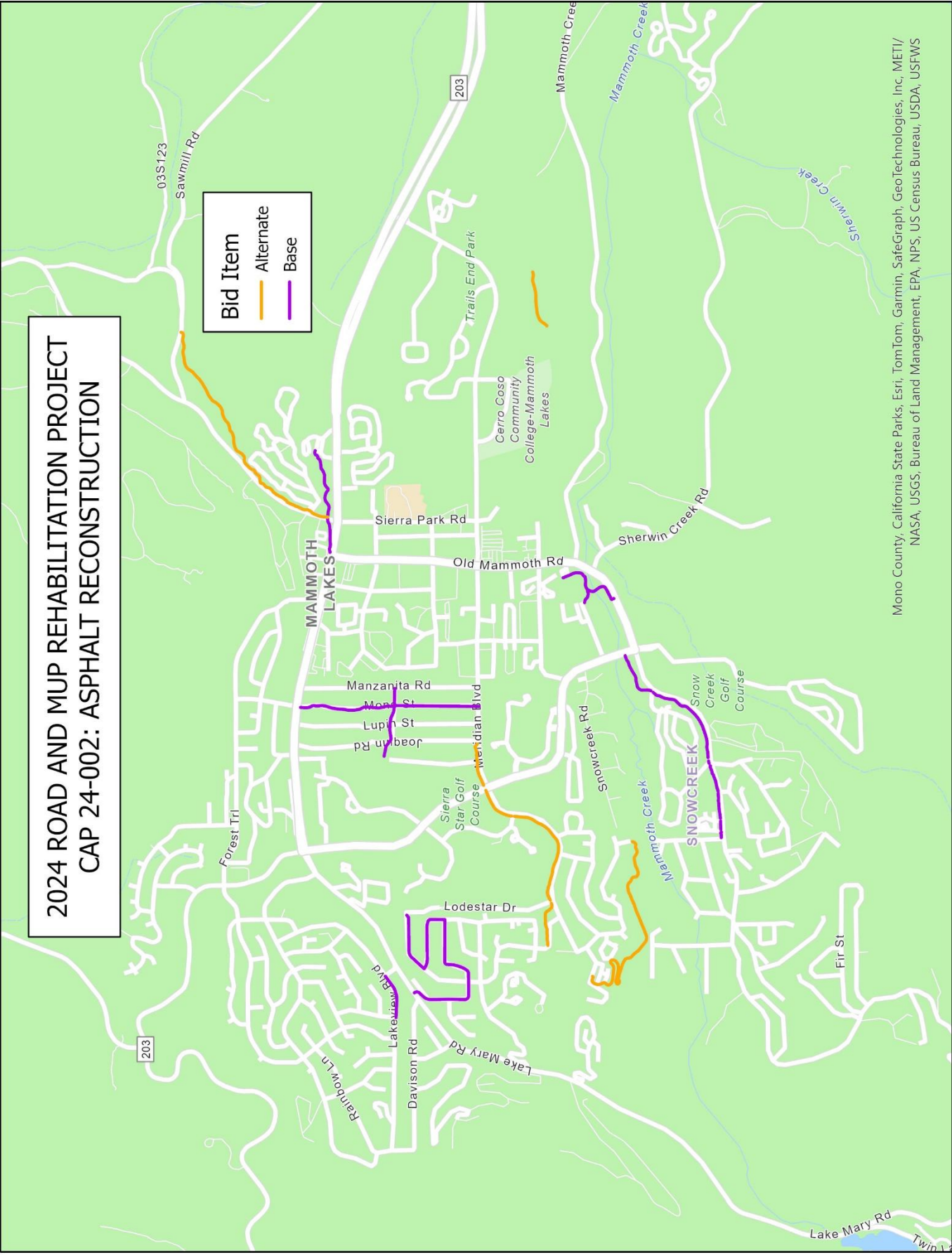
Project	Notes	Budget
CRC	The CRC continues to be open and available to the public, <b>and the contractor as demobilized. Many punchlist items which were not completed by the contractor may be included in the "Phase 2" Interior TI Work (see below).</b>	~\$15M
CRC - Mobility Hub	All site work is complete except for installation of parking lot lighting to be installed by TOML staff in the spring.	\$1.75M
CRC "Phase 2" - Interior TI Work	<b>Building permit plans have been approved</b> , work is scheduled to be bid for construction this <b>summer</b> . Scope items include bleachers, stairs and ADA lift, rubber flooring, office space, east patio railing, and front entry "canopy".	\$1.05M
The Parcel Phase 1 "The Sawyer"	<b>Electrical system complications affecting the commissioning of elevator and fire alarm systems are delaying opening of both buildings into at least May. However, good progress continues to be made on both the buildings and on site.</b> Upcoming work scheduled for this spring includes the Center St sidewalk, additional MUPs, streetlights, bus shelters, landscaping and the public playground and park.	<b>\$58M (buildings)</b> ~\$5.6M (public infrastructure)
The Parcel Phase 2 "Kingfisher"	The contractor expects to break ground on " <b>Kingfisher 1</b> " (four 3-story "tuck-under" buildings along Inyo St and Tavern Rd) this summer. Staff are reviewing building and grading permit applications. Funding for " <b>Kingfisher 2</b> " (one 4-story "podium" building in NE corner of site) is pending. <b>This combined Phase 2 includes 148 housing units, but does not include any additional "public" infrastructure.</b>	<b>\$46M (Kingfisher 1)</b> <b>TBD (Kingfisher 2)</b>
Chaparral Extension (The Parcel)	The project is currently in winter suspension. Work will resume on underground dry utilities (electrical and telecom), sidewalks and multi-use paths in the spring.	\$1.8M
60 Joaquin	The project is currently in winter suspension. The contractor expects to finish work on the foundations once snow melts in May, and set the modular building units in site in late-May/early-June.	\$2.42M
Laurel Mountain Rd Rehab & Sidewalk	All work is now complete. <b>A close-out report will be included on the 5/1 Town Council agenda.</b>	\$3.5M
Fuel Island	The fuel island is currently in service, however, the previously completed work does not meet Town specifications and will be removed and replaced in the spring (by June 15) at the contractor's cost.	\$466K
Main Street Landscaping Phase 1	<b>Staff is close to successfully negotiating with a contractor for completion of the project this summer. Town Council is being requested to authorize execution of a contract with Grays Grasshopper Inc. at this April 3 meeting.</b>	<b>\$508K</b>
OMR Beautification Phase 1	Staff continues to discuss the project with potential contractors and we hope to have additional info soon.	\$500K

Town Civic Center	The project is scheduled for Design Review approval at the April 10 PEDC meeting. Meanwhile, the design team is working on construction drawings and specifications adequate for permit submittal and bidding. The Town continues to await results of a \$10 million grant application for construction of the EOC/Community Resiliency Center component of the project. Staff anticipates awarding a construction contract in <b>July</b> . Construction on site – including grading, utilities, and building foundations - could begin as early as July 2024.	~\$20M + (TBD)
Childcare Center (Core & Shell only)	<b>Town Council is being requested to award a contract with JPB Designs at this April 3 meeting.</b> Construction on site could begin <b>this month</b> , with re-location of the portable units occurring in late July after the end of the school year. This project currently consists of providing a core and shell building only. The details of childcare facility operation are in progress.	\$1.65M
Dog Park	The project is currently in winter suspension. Construction of concrete curb, asphalt, and fencing will occur along with installation of the restroom and artificial turf in the spring.	\$1.1M
SHARP Trailhead Infrastructure	<b>The contract has been executed. Work on site is expected to start after Motocross and the July 4 holiday.</b>	\$1M
2024 Road & MUP Rehab	<b>Staff has finalized plans (see attachments included at the end of this report)</b> for the rehabilitation of several road and MUP segments throughout Town. Proposed treatment methods include full removal and replacement of existing failing asphalt as well as <b>slurry seals</b> to preserve the life of pavement on many arterial and collector roads. <b>Staff intends to split this project into 2 separate contracts, planning to go out to bid this week or next</b> , with work beginning in June or July. Due to the large scope of work, the project may extend into 2026. <b>Final selection of road segments to actually be treated may depend on bid prices received.</b>	\$4M
Mammoth Creek Park West (CRC)	Scope of work includes installation of a picnic/performance pavilion, bouldering structure, playground wood chips, asphalt path, irrigation and grass, artificial turf, and fence repair. <b>Work under this “project” is planned to be completed using a variety of “CMAS” contracts, or be included in other related bids (e.g. Road Rehab and CRC “Phase 2”).</b> Our goal is to complete all work prior to the Town’s 40 <sup>th</sup> Anniversary celebration on Labor Day.	\$500K
Mammoth Arts & Cultural Center (MACC)	<b>The design team is preparing a revised SD cost estimate (expected early April) based on the reconfigured site design, then will resume work on DD-level plans. A final DD cost estimate will be provided at the end of May. Upon approval, the design team will then begin preparing construction documents, with the goal of bidding in late August – mid-September. Staff hopes to begin construction this fall.</b>	~\$15M + (TBD)
Town Facility Painting	Staff is developing plans for exterior and interior painting of <b>almost all Town building facilities</b> , with the intent of going out to bid in March and awarding a contract by May 15. Work is expected to occur this summer.	~\$250K
Town Fencing Repairs	<b>The project is out to bid</b> , staff hopes to be able to award a contract by May 15. Work is expected to occur this summer.	~\$35K

# 2024 ROAD AND MUP REHABILITATION PROJECT CAP 24-002: ASPHALT RECONSTRUCTION

**Bid Item**

- Alternate
- Base



Mono County, California State Parks, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/  
NASA, USGS, Bureau of Land Management, EPA, NPS, US Census Bureau, USDA, USFWS

# 2024 ROAD AND MUP REHABILITATION PROJECT CAP 24-002: SLURRY SEAL

**Bid Item**  
— Alternate  
— Base

