



CONSTRUCTION UPDATE

August 17, 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.**
- **Night 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

- Exterior insulation board, waterproofing and stucco installation continue through October.

Building 2

- Wall, floor tile and plumbing accessories installation in restrooms continue.
- Stucco work at the north side elevations continues.
- Elevator cars have been approved for construction use.
- Waterproofing of the ground-level concrete deck and balconies continues. 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.
- Roof membrane and tile installation has begun and will continue through September.
- Stucco finish continues through the end of August.

CONTACT INFORMATION

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After Hours/Emergency
911



Door and Door Trim Installation in Building C unit

Thanks for your patience during construction



UPCOMING CONSTRUCTION ACTIVITIES (continued)

Residential Buildings & Pool

- Exterior sheathing, roofing, detailing, and inspections continue.
- Setup for solar panel installation has begun.
- Interior construction and inspections for Building B continues, including elevator installations and fireproofing.
- Window installations have been completed.
- Painting and brick work on Building C continues.
- Bridge construction and waterproofing continues at Buildings A, B and C.
- Courtyard scaffolding at Building B is set to be taken down in September. Building A scaffold to remain until exterior of the building is completed.
- Wood framing for Building B is complete and nearing completion for Building A.

Garage

- Insulation, shoring, steel, and temporary supporting structure erection is nearing completion.
- Plumbing, HVAC, and electrical and sprinkler system inspections continue.
- Seismic bracing is expected to begin in mid-September.
- Painting of garage interior walls and stairs continue. Garage striping scheduled to begin next week.

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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