



**MINUTES of the Special Meeting of the Pliocene Ridge CSD  
Board of Directors  
Date: Tuesday Feb. 1, 2022 6:30 pm  
Held by conference call**

**1. CALL TO ORDER:** The meeting was called to order at 6:37 pm by Vice President Bruce Coons. Board members present Larry Allen, Bruce Coons, and Grace Knowles. Chris Mills was absent. Also present: Alleghany Assistant Chiefs David Arbogast and Ned Cusato, Pike Community Support Foundation Treasurer Denise Ruane. Public present: Vicky Tenney. PRCSD Secretary Rae Bell Arbogast was present and took the minutes.

**2. Alleghany Firehouse Improvement Project** A written report was provided based on a conversation that Rae Bell had with Mike Vukas of USDA rural development. Rae was under the impression that the Rural Healthcare Grant was a 100% grant. Based on that information the board voted to authorize the Treasurer to apply for funding for enough money to do both the walkway project and a few repairs, specifically put new screws in the existing roof, paint the front of the building and repair the existing west wall. Total budget with all repairs estimated at prevailing wage: \$323,850. [NOTE that it was later discovered that this is not a 100% grant]

**A motion was made by Larry Allen to authorize the treasurer to apply for a Rural Healthcare Grant for the project as explained above. A second was made by Grace Knowles. Ayes: Allen, Coons, & Knowles Nays: none Absent: Mills Abstain: none ~ Motion carried.**

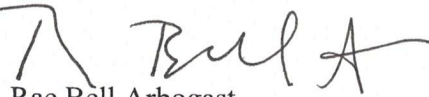
**3. Title III Funding Request**

A written report was provided with ideas about alternative requests since the Wayman Pond project is not doable. It was noted that the written rules for qualified expenditures for water storage and firetrucks as provided to the county state that they must be "on federal land" so it was uncertain if a water tank at the Pike Firehouse or the purchase of a firetruck would qualify. Rae Bell had sent an inquiry to the County prior to the meeting, but had not heard back as of the meeting. No action was taken.

**ADJOURNMENT:**

There being no further business before the board, the meeting was adjourned at 6:49 PM.

Respectfully submitted,

  
Rae Bell Arbogast  
Secretary

approved 2/17/22



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### CERTIFICATE OF POSTING

I, Rae Bell Arbogast certify that the following document was posted on behalf of Pliocene Ridge CSD, Sierra County California:


<sup>special</sup> Regular Meeting Agenda Meeting date: 2/1/2022

In the following location(s):

Alleghany Post Office Bulletin Board, ~~The Alleghany Firehouse~~, plioceneridge.org, emailed to agenda list. ~~Jim to post~~ at Pike Firehouse, Station 2

On 1/29/2022 (date)

A copy of which is attached hereto and by reference made a part hereof.

Signed under penalty of perjury: X   
Rae Bell Arbogast



## Pliocene Ridge Community Services District

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### **NOTICE OF SPECIAL MEETING OF THE BOARD OF DIRECTORS**

**Tuesday February 1, 2022 6:30 pm**

**VIA Phone Conference call 978-990-5144 Access code 6919768**

#### 1. ESTABLISH QUORUM, CALL TO ORDER

##### ACTION ITEMS

#### 2 ALLEGHANY FIREHOUSE IMPROVEMENT PROJECT

Consider applying for an Emergency Rural Healthcare Grant administered by USDA

Written report provided.

#### 3. TITLE III MONEY'S REQUEST

Decide what to request from the Sierra County Board of Supervisors.

Written report provided.

#### 4. ADJOURNMENT

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**Pliocene Ridge Community Services District**  
**Staff report for 2/1/2022 special meeting**  
**Prepared by Rae Bell Arbogast**

**AGENDA ITEM 1. ALLEGHANY FIREHOUSE IMPROVEMENT PROJECT**

Cost comparison to new firehouse

Shortly after our January 20<sup>th</sup> board meeting I contacted Matt of BRCO constructors and Mike Vukas our USDA rural development representative looking for recent firehouse construction projects. This was to get an idea of what a new firehouse would cost for comparison with this project.

USDA recently funded a new firehouse in Newcastle for 4.5 million dollars. The size is 6,950 square feet. This works out to \$647 per square foot.

Matt found a project on the contractor's exchange for 8.95 million dollars for a 9,000 square foot firehouse and metal building. This project works out to \$994 per square foot.

- Based on the footprint of the Alleghany Firehouse (including the footprint of the proposed walkway) 1,680 square feet at \$647 per square foot comes to approximately 1.1 million dollars.
- At \$994 per square foot it comes to approximately 1.7 million dollars.

We are not comparing "apples to apples" for several reasons such as: the project for the Alleghany Firehouse will not result in a NEW FIREHOUSE. I don't know if the other projects included tearing down existing structures or not. I do know that construction costs are typically higher for projects in Alleghany than in urban areas because of travel time to and from the job site. Prevailing wage rules are applied to all travel time to the worksite. These numbers do give us a "ballpark" idea of what the cost of a new firehouse would be.

BRCO constructors provided an estimate of \$200,000 for the Alleghany Firehouse Project last fall. I included a summary of the scope of the project on the meeting web page.

Possible Funding Source

Mike Vukas called me after receiving my email because there is a "pot of money" available thanks to COVID that he thinks we could use for this project. It is called Emergency Rural Health Care. This money is intended for response to the pandemic and the original deadline to apply was last October but there is still money left.

The criteria that make the firehouse eligible for this money are:

1. The fact that the building is used for "food bank" distributions.
2. The fact that Sierra County Social Services has held vaccination (flu shot) clinics at the firehouse and they have done other outreach there including providing COVID-19 test kits.

I have reached out to the Sierra County Dept. of social services for a letter of support.



# Alleghany Firehouse Improvement Project Summary

1/29/2022

## **Problems to be addressed by project:**

- Inadequate drainage on the west side of the firehouse causing rot.
- Lack of safe pedestrian access, especially when there is ice or snow.
- Lack of ADA compliant access & bathroom.
- Lack of a second exit when snow is on the ground. (Snow blocks one door, see picture)

## **What is planned:**

- Earth work to address the drainage problem will include the installation of French drains and a concrete slab.
- The existing roof will be extended by 8 feet creating a covered walkway on the west side of the building. (Due to Alleghany's heavy snow load requirements the frame will be partially made of steel)
- Stairs with a handrail will double as a retaining wall and make access safer when it is icy.
- A "food pantry" approx. 7.5' by 7.5' will be built under the north end of the new roof.
- The bathroom will be made ADA compliant.
- Both building entrances also will be ADA compliant with year-round access.
- The county is providing an ADA parking spot.

## **Work to-date**

- Plan was developed over a period of several years beginning in 2016.
- Site plan valued at approximately \$12,000 donated by engineer Kip Lybarger.
- Building plans prepared by Mark Jokerst for \$1,380 (50% donation). Value \$2,760
- Plans approved by both the County and the USDA after six months of back-and-forth.
- Grant for 75% of the estimated materials cost of \$38,000 or \$28,500 applied for and awarded by USDA on October 28, 2019.
- Sierra County Building permit issued in 2021.
- Updated materials quotes and other quotes obtained in 2021.

