

NEWS RELEASE

FOR IMMEDIATE RELEASE

Press Release Date: December 14, 2017

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Subject: Happy Camp Construction Project

Canyon Lake, CA – On November 18, 2017 the Canyon Lake Property Owners Association (“Association”) released a Request for Proposal (RFP) for the Happy Camp Construction Project and received 10 bids from general contractors. Base bids ranged from \$702,500 to \$1,079,000 with a variety of six additive and deductive alternates submitted. Management is reviewing all bids and plans to make a presentation and recommendation to the Board at a Special Executive Session Meeting on January 2, 2018 at 5:30 p.m. with the goal of the Board voting on the recommendation at the Open Session Meeting following at 7 p.m.

Happy Camp is one of Canyon Lake’s most unique amenities. It offers both water views and beach-front camping to Association members and their guests. Its docks make it a great spot for water sports and fishing. The campground is the Association’s least subsidized amenity and generates a substantial amount of income.

Despite being one of the community’s most popular destinations, Happy Camp has received very little attention over the years. Renovation plans for Happy Camp were first discussed and drawn in 1999. Since then, there have been multiple designs, as well as projected start dates that were ultimately delayed. At this point, the roads and utility services are aged, badly deteriorating, and undersized for modern RVs.

This project will be an extensive modernization of the campground area to include rehabilitation and/or replacement of the asphalt roads, new concrete walkways, new sewer system, new water laterals, and new electrical system. There will be campsite and road layout changes to accommodate larger RVs with slide-outs, plus the addition of up to 21 more campsites with RV hookups. There are currently 34 campsites with RV hookups. There will also be a total electrical system upgrade including a new Edison transformer, new conduit and wiring and new electrical pedestals to accommodate modern RV’s and increased overall electrical loads. Street lighting and power poles are also going to be replaced. In a second phase, the campground office will be relocated and the restrooms will be remodeled.

The project is anticipated to begin in January 2018 and complete before Memorial Day 2018. Funds for this project will come from both the Repair/Replace Reserve Fund and the Road Reserve Fund. Project updates will be posted on the Association’s website at www.canyonlakepoa.com/happy-camp-renovation and also on the Association’s Facebook page www.facebook.com/canyonlakepoa.com.

Attachments: Happy Camp Project Fact Sheet

About Canyon Lake Property Owners Association

The Canyon Lake Property Owners Association (“Association”), incorporated in 1968, as a California nonprofit corporation, is responsible for the operation and maintenance of the common areas within Canyon Lake. The purpose of the Association is to promote the recreation, benefit, and enjoyment of the homeowners within the community. The Association’s mission is to support the Canyon Lake community with exceptional services and solutions, which make this a premier place in which to live and work. For more information about the Association, visit www.canyonlakepoa.com or call 951.244.6841.

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