

DOCKET**11-AFC-1**DATE AUG 23 2011RECD. AUG 23 2011

From: Lisa Worrall
To: Docket Optical System
CC: Amanda Stennick; Eric Solorio
Date: 8/23/2011 4:02 PM
Subject: Fwd: RE: Pio Pico Energy Center proposed in East Otay Mesa
Attachments: TN 58219 08-05-10 Record of Conversation with T. Lemmon regarding Construction Worker's Commute Habits and Rate of Relocation.pdf - Adobe Acrobat Standard.pdf

Dockets,

Please docket this email and the attached Record of Conversation for the Pio Pico Energy Center Project (11-AFC-1).

Paper copy will follow.

Thanks,

Lisa

Lisa Worrall
Planner II
(916) 654-4545
(916) 651-8868 FAX
California Energy Commission
Siting, Transmission and Environmental Protection Division
1516 9th Street, MS 40
Sacramento, CA 95814-5504

>>> Tom Lemmon <tom@sdbuildingtrades.com> 8/23/2011 3:20 PM >>>

Lisa, This is consistent with our phone conversation, I am convinced that given my previous history with the recent Calpine project built across the street, I would expect local manpower will be readily available with perhaps 90% plus of the workers would from within San Diego County.

Feel free to reach out if you need anything else

Tom

-----Original Message-----

From: Lisa Worrall [<mailto:LWorrall@energy.state.ca.us>]
Sent: Monday, August 22, 2011 3:13 PM
To: Tom Lemmon
Subject: Pio Pico Energy Center proposed in East Otay Mesa

Hello Tom,

A while back I sent you a letter about the Pio Pico Energy Center project proposed in the East Otay Mesa area of unincorporated San Diego County. I included a record of the conversations we had about the original Pio Pico project that was proposed in the City of Chula Vista near the Otay Reservoir. I am hoping that you could review the record of conversation (attached) and let me know if the new location of the power plant would change anything in the record or if anything should be added. I am citing some of your comments in my analysis and want to make sure they would still be correct given the project's new location.

The new location of the power plant is at the southeast corner of Alta Road and Calzada De La Fuente in

East Otay Mesa, adjacent to the existing Otay Mesa Generating Project. The new location is about 2 miles south of the original location, as the crow flies.

I have attached a record of our previous conversations and a map showing the new location of the power plant.

Let me know if you have any questions.
Thanks so much. I appreciate your assistance with this,

Lisa

Lisa Worrall
Planner II
(916) 654-4545
(916) 651-8868 FAX
California Energy Commission
Siting, Transmission and Environmental Protection Division
1516 9th Street, MS 40
Sacramento, CA 95814-5504

CALIFORNIA ENERGY COMMISSION

REPORT OF CONVERSATION

Page 1 of 2

DOCKET
10-AFC-01



DATE AUG 05 2010

RECD. AUG 30 2010

**Siting, Transportation, and
Environmental Protection Division**

FILE: 10-AFC-1

PROJECT TITLE: Pio Pico Energy Center (PPEC)

<input checked="" type="checkbox"/> Telephone	916-654-4545	<input type="checkbox"/> Meeting Location:	
NAME:	Lisa Worrall	DATE:	August 5 & 25, 2010
		TIME:	10:47 am & 3:30 pm
WITH:	Tom Lemmon, Business Manager, San Diego County Building and Construction Trades Council		
SUBJECT:	Construction workers commute habits and rate of relocation for power plant projects		

I spoke with Tom Lemmon, Business Manager with the San Diego County Building and Construction Trades Council on two different occasions and the following are notes from our conversations:

- The San Diego Building and Construction Trades Council represents union workers only and is the single source of building and construction unions in San Diego County. These unions are commercial and industrial industry trade unions.
- Some labor agreements list goals that specify, for example, 30% of the workforce to come from the local area.
- A lot of trade unions are Los Angeles-based but have a pocket of workers in San Diego.
- A contractor registers with union halls and from there; workers are dispatched for the job.
- Non-union workers can sign up on union list and can be dispatched from the local union halls for union jobs. They would likely be selected for union jobs only after the union workers are selected.
- Based on Tom's experience, boilermakers are the most specialized and most mobile workers. One out of 4 boilermakers would be local. Boilermakers are highly skilled exotic metal workers. Five to six percent of the hours in a construction job are for boilermakers. Boilermakers follow the salary and overtime hours, taking jobs where the salary and overtime hours are the greatest. They readily relocate (temporarily) for work, bringing their RV from job to job.
- Non-union contractors are on the road more than union workers and would relocate. Non-union workers living in areas where there are a lot of power plants and refineries, such as the gulf coast, would be drawn to work in other areas. They are influenced by the salary and amount of overtime possible. They would weigh the options. Length of work, wage, and hours of overtime drive their decision to take one job over another.
- Union construction workers do not bring their family with them if they temporarily relocate closer to a job site. While Tom did not specifically know if non-union construction workers would bring



their family when they chose to relocate for a construction job, he did say that construction workers travel to where the work is.

- Chula Vista has the highest density of union workers in San Diego County.
- Union workers in San Diego tend to start their career living in the downtown area, but as they accumulate money, they tend to move out to bedroom communities.
- One can drive from the north of San Diego County to the south of the county in one hour and can drive from west to east in San Diego County in two hours.
- From Temecula (Riverside County) south it is pretty easy for workers to commute to the project site. From Colton (San Bernardino County) north workers would take an apartment near the project site.
- 99% of San Diego residents can commute almost anywhere in San Diego County within an hour.
- Either the union or the employer establishes a radius between the local union hall and the worksite. Union workers living outside this radius would be considered non-local workers. Non-local union workers would get per diem rate to offset expenses, such as lodging and meals. They would get travel pay to cover travel to the job, to the local union hall, and home. This is a one-time pay that covers a single trip to each of these locations. This encourages the non-local union workers to stay near the project versus commute. This is all done as part of their union's collective bargaining agreement with the employer.
- It was my understanding that unions rent blocks of rooms for non-local union workers at a discounted rate. Tom was not aware of unions doing this, rather once non-local workers meet at the job site, the workers take it upon themselves to arrange lodging, hunting around for the best price and then often joining in groups and sharing a room with several co-workers.
- The type of lodging sought is generally based on economics. Renting an apartment might make more financial sense when a worker's schedule is for a consecutive period and renting a hotel or motel room may make sense when a worker's schedule is more intermittent, such as at work at beginning of construction then later in the construction schedule.

cc: Eric Solorio (CEC Project Manager), Amanda Stennick (CEC Technical Supervisor, Socioeconomics), and Maggie Fitzgerald (URS Corp).	Signed:
	Name: Lisa Worrall