

Largest Projects in California



PHOTO OF M21 PROJECT IN SAN DIEGO BY GREG ARAGON.

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Our ranking of the largest construction projects in California as of Jan. 1 indicates a solid balance between private- and publicly financed projects. Health care, housing and school projects capture a big share of the list, which leads off with the \$2 billion skyway segment of the San Francisco-Oakland Bay Area Bridge.

Apartments

Bridges

Canals

Condominiums

Freeways

Hospitals

Hotels

Libraries

Light rail

Museums

Medical centers

Office buildings

Schools

Retail centers

Water treatment plants

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	Name of Project	Location	Architect	General Contractor(s)	Completion Date	Value
1.	San Francisco-Oakland Bay Bridge Skyway Description: Replacement of the bridge's eastern span, from Yerba Buena Island to the Port of Oakland.	Oakland	T.Y. Lin International/ Moffatt & Nichol	KFM, Joint Venture	2007	\$2 B
2.	Third Street Light Rail Description: Seventeen mi. of new tracks between Mission Bay and Hunters Point and Visitacion Valley; widening, seismic retrofitting of bridges; construction of 28 stations; extensive hardscape and median work.	San Francisco	PGH Wong/Parsons/ Korve, JV	Mitchell Engineering; Shimmick Olsen, JV	2005	\$500 M
3.	LAC + USC Replacement Facility Description: A new 600-bed, 1,500,000 sq. ft. facility that will include four major components: a seven-story outpatient building; an eight-story inpatient tower; a five-story diagnostic and treatment building and a central energy plant. All four buildings are designed to withstand maximum credible seismic events.	Los Angeles	HOK; Lee, Burkhart, Liu Inc.	Clark Construction Group/ McCarthy Building Cos. Inc./ Hunt Construction	March '07	\$499 M
4.	Ronald Reagan Replacement Hospital Description: Turner Construction Co. is part of a joint venture with URS, forming the University Construction Management Team as the construction manager for the project. The 1,050,000-sq.-ft. hospital includes 543 patient beds. Services will include labor and delivery, pediatrics, surgery, ICU, psychiatric, emergency medicine.	Los Angeles	Pei Partnership; Perkins & Will; RBB	Turner Construction Co.	March '06	\$415 M
5.	Westfield San Francisco Centre Description: A 200-store expansion of the Market Street urban mall, San Francisco Centre, with the historic Emporium dome now attached to a new Bloomingdale's.	San Francisco	Kohn Pedersen Fox KA Architects	Westfield Design and Construction	2006	\$410 M
6.	Garden Grove Freeway Description: A design/build project that entails widening 12 mi. of freeway and 21 bridges including the addition of a new HOV lane, 10 new bridges and other improvements.	Orange County	OCTA	Granite/Meyers/Rados, JV	November '06	\$390.4 M
7.	Santa Clara Replacement Facility Phase I Description: Four-building project totals 1,713,849 sq. ft. sf. and include a four-story medical office building, four-story ancillary building, 327-bed hospital with 17 operating rooms and four-story parking structure. Replaces existing Santa Clara Hospital.	Santa Clara	Anshen + Allen	Rudolph and Sletten Inc.	December '05	\$375.1 M
8.	Kaiser Permanente Vallejo Medical Center Description: Replacement project includes a new 460,000-sq.-ft. facility and new 750-vehicle parking garage. 8.	Vallejo	Chong Partners	McCarthy Building Cos. Inc.	2008	\$350 M
9.	San Joaquin Delta Description: Barnhart will be planning and overseeing construction of over 25 new construction and renovation projects for the Stockton campus, the Manteca Farms site and future sites in Lodi/Galt and the Foothill region.	Stockton	N/A	Barnhart Inc.	2019	\$350 M
10.	College of the Desert Program Management Description: The 10-12 year program will bring much needed modernizations and improvements to the aging campus. The district serves approximately 10,000 students on the main Palm Desert campus and two satellites campuses in the east and west Coachella Valley.	Palm Desert	Architect/engineer selection underway	Barnhart Inc.	2014-16	\$350 M
11.	Mills-Peninsula Medical Center Description: Project includes six-story, 450,000-sq.-ft, general acute care hospital and 145,000-sq.ft. office building.	Burlingame	Anshen + Allen	Turner Construction Co.	2010	\$350 M

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12. Coalinga State Hospital Description: This is a rehab hospital for California Department of Corrections consisting of 1.2 Million square feet of surgery, secure housing, and clinics.	Coalinga	Kaplan McLaughlin Diaz	Hensel Phelps	June '05	\$297 M
13. Water Purification Plant Description: A major component of several improvements to the Orange County Water Agency's groundwater replenishment system.	Fountain Valley	CDM	J.F. Shea Construction	2007	\$292 M
14. Laguna Honda Hospital Replacement Description: Four new buildings totaling 720,000 gross sq. ft. and 1,200 facility beds, remodeling of 200,000 gross sq. ft. and demolition of six major buildings exceeding 300,000 gross sq. ft.	San Francisco	Anshen + Allen; Gordon H Chong & Partners	Turner Construction	2011	\$285 M
15. Getty Villa Renovation & Expansion Description: The Getty Villa will house the museum's collection of Greek and Roman antiquities and will serve as a center for the study of classical art and culture.	Malibu	Machado & Silveti SPF:a	Morley Builders	2005	\$280 M
16. Rebuild LAMC Sunset Hospital Description: Construction of a replacement hospital. Phased construction includes demolition of parking garage and medical office building. Demolition and reroute existing utilities, construction of new central utility plant and relocation of existing NICU loading dock in preparation for the next phase of new building construction.	Los Angeles	SmithGroup Inc.	Rudolph and Sletten Inc.	June '08	\$260 M
17. Calpers Headquarters Description: New 560,000-sq.-ft. headquarters complex for the California Public Employees' Retirement System.	Sacramento	Kendall Heaton Associates	Hensel Phelps	August '05	\$250 M
18. UCI Medical Center Description: The replacement hospital for UCI at the medical center in Orange. It will be a full service hospital with 15 operating rooms and 191 beds.	Orange	NBBJ Design	Hensel Phelps Construction	March '09	\$246 M
19. Kaiser Permanente Deer Valley Medical Center Description: A 637,000-sq.-ft., 150-bed facility will house six operating rooms, 36 emergency treatment bays and other services. The project includes the medical center with 340,00 sq. ft. of hospital space, a medical office building with 297,000 sq. ft. and renovation of an existing medical office building of 60,000 sq.	Antioch	Chong/SmithGroup, JV	HMH Builders	November '07	\$240 M
20. The Californian Description: A 23-story, high-end condominium tower in the Westwood district. The 290-ft.-tall structure will have 80 units in 327,034-sq.-ft. of residential space and three levels of subterranean parking (225 stalls)	Los Angeles	Nadel Architects	Webcor Builders	September 2005	\$200 M
21. Letterman Digital Arts Center Description: The 900,000-sq.-ft. campus includes four concrete buildings with offices, screening rooms, cafeteria, daycare, fitness center and a restaurant, and a 1,500-space, below-grade parking garage.	San Francisco	HKS Architects	Webcor Builders	June '05	\$220 M
22. San Jose Civic Center Description: A 18-story civic center totaling approximately 530,000 sq. ft.	San Jose	Richard Meier and Partners	Turner Construction	July '05	\$192 M
23. Sprinter Light Rail Description: A 15-station, diesel-powered light rail project between Oceanside and Escondido.	Oceanside to Escondido	DMJM+Harris	West Coast Rail Constructors	December '07	\$187 M

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24.	Federal Prison Camp Description: The 650,000-sq.-ft. complex on 217 acres of a 420-acre site, will provide space for 1100 inmates. Construction includes precast modular cell units, tilt-up concrete wall panels, structural precast, masonry, and concrete slab on grade.	Mendota	AW/HSMM/Quad	Dick Pacific Construction	2008	\$180 M
25.	Fresno Juvenile Justice Complex Description: Construction of a 655,000-sq.-ft. facility that replaces two downtown buildings.	Fresno	KMD Justice	Clark Construction Group	December '05	\$180 M
26.	Classic Residence By Hyatt Description: A 1 million-sq.-ft., 22.3-acre community care retirement complex consisting of 388 independent living units, 44 skilled nursing facility units, 62 assisted living units, underground parking and back-of-house and amenity spaces. The interior also includes a café, kitchen and an interior pool. The complex includes four-story independent living buildings and one- and two story care centers.	Palo Alto	The Steinberg Group	Devcon Construction Inc.	August '05	\$172 M
27.	St. Regis Museum Tower Description: A 42-story, 742,000-sq.-ft. tower will include 102 luxury condominiums and 269 high-end hotel rooms.	San Francisco	Skidmore Owings & Merrill	Webcor Builders	June '06	\$160 M
28.	Camino Medical Group Description: A new 250,000-sq.-ft. three-story medical office building to house offices, exam rooms, urgent care center, outpatient surgery center, pharmacy, laboratory and diagnostic radiology services. Also includes a 400,000-sq.-ft. parking structure.	Mountain View	Hawley Peterson; Snyder Architects	DPR Construction Inc.	2007	\$160 M
29.	M.H. de Young Museum Description: A 293,000-sq.-ft. building features 14-story observation tower.	San Francisco	Herzog & de Meuron; Fong & Chan	Swinerton Inc.	March '05	\$160 M
30.	Pechanga Resort & Casino-Phase 2 Description: A 415,000 sq.ft., three-story casino expansion including gaming space, high-limit gaming, two-story sports restaurant, night club, beacon bar and multi-cultural food court. Also: A 3,200-space, five-story parking garage and 1,000-space, below-grade parking facility.	Temecula	Delawie, Wilkes, Rodrigues, Barker	Perini Building Co.	January '05	\$155.5 M
31.	Campus Village Housing Description: A 900,000-sq.-ft. housing complex that includes street-level retail shops.	San Jose State	Niles Bolton	Clark Construction Group	August '05	\$152.5 M
32.	Britannia East Grand Description: A 784,000-sq.-ft. business park of mid-rise biotech and R&D space, site development and two parking structures—2,200 spaces.	South San Francisco	DES Architects	Hathaway Dinwiddie	2006	\$150 M
33.	Marquee at Park Place Description: Two 18-story towers with 228 luxury condominium units.	Irvine	Dikeakes Architects	Bolsa Development	2005	\$150 M
34.	Vino Bello Description: A resort with 100 one- and two-bedroom units. The first 64 units are expected to be ready by the fourth quarter. It will be a Shell Vacations Club time share.	Napa Valley	Concepts Four	Pacific Construction	2005	\$150 M
35.	Kaiser Permanente Medical Center Replacement Description: A new six-level, 400,000-sq.-ft. replacement hospital and one-level central utility plant. Project includes partially refurbishment of basement and terrace areas of the existing hospital to provide additional materials management offices and connections to the new facility.	Panorama City	Anshen + Allen	McCarthy Building Cos. Inc.	2008	\$148.5 M
36.	San Francisco Federal Office Building Description: A 430,000 -sq.-ft. office tower and a four-story, 118,500-sq.-ft. annex building.	San Francisco	Smith Group Inc.; Morphosis	Hunt Construction Group; Dick Corp., Morganti, JV	September '06	\$144 M

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37. 2000 Avenue of the Stars Description: The 790,000 sq.-ft. project consists of a 12-story, Class A office building, restaurants, promenade of cafes, cultural center and a 3.75-acre landscaped park.	Century City	Gensler	Hathaway Dinwiddie	2006	\$141 M
38. Broadway 655 Description: First Class A office building to be erected in downtown San Diego since 1991. The 410,000-sq.-ft. project includes 356,000-sq.-ft. of office space, 7,000--sq.-ft. of retail space, a four-story residential component and parking for 765 cars.	San Diego	Carrier Johnson	Webcor Builders	Summer '05	\$140 M
39. St. Joseph Hospital Patient Care Center Inc. Description: 240,000 sf patient care center and remote central plant.	Orange	NBBJ Design	McCarthy Building Cos.	April '07	\$132 M
40. I-405/SR-55 Interchange Description: New flyover HOV lanes connecting southbound 55 to northbound 405 and southbound 405 to northbound 55.	Santa Ana	OCTA	C.C. Myers; MCM Construction	May '05	\$125 M
41. Saddleback Unified School District Construction Management Description: Construction management services for new construction, renovation/addition projects at 11 sites.	Mission Viejo	Trittip & Associates and MPAG	Barnhart Inc.	Spring '06	\$125 M
42. San Francisco Federal Office Complex Description: Construction of a 600,000-sq.-ft. federal office complex in downtown San Francisco. The project consists of a 19-story office tower, four-story annex, and one-story day-care center surrounding a public garden	San Francisco	Morphosis	Dick Pacific Construction	March '06	\$122 M
43. I-5/I-805 Interchange Description: Construction of a separate freeway by-pass system to run parallel to I-5 main lanes; widening of I-5 to 12 through-lanes between Carmel Valley Road and Del Mar Heights Road.	San Diego	Caltrans	Yeager Skanska Inc.	2007	\$117.7 M
44. State Franchise Tax Board Description: A 900,000-sq.-ft. complex with a two-story and three-story office building and a single-story town center.	Sacramento	Lionakis Beaumont Design Group; HOK	Swinerton Builders	2005	\$117 M
44. United States Courthouse Description: A nine-story, 440,000-sq.-ft. facility. The building will contain 14 courtrooms, a basement and underground parking.	Fresno	Moore Ruble Yudell; Gruen Associates	Dick Pacific Construction	June '05	\$107.7 M
45. Kaiser Antioch Hospital Description: A 340,000-sq.-ft. hospital building.	Antioch	SmithGroup; Chong Partners	Swinerton Builders	2007	\$100.16 M
46. San Mateo County Youth Services Center Description: A 276,000-sq.-ft. center will include a juvenile hall, 24-bed group home, 30-bed girls camp, courtrooms. and probation offices.	San Mateo	RMD Architects	Turner Construction Co.	July '06	\$105 M
47. Rebecca and John Moores Cancer Center Description: A 270,000-sq.-ft. facility on the campus of UC San Diego.	San Diego	Zimmer Gunsul Frasca Partnership	McCarthy Building Cos. Inc.	2005	\$104 M
48. Qualcomm Building N Description: The 475,000-sq.-ft., 10-story project includes a 550-seat auditorium, office and lab space.	San Diego	Architects Delawie Wilkes Rodrigues Barker	Roel Construction	June '06	\$103 M
49. Underground Tunnel and Station Description: The 4,000-ft.-long project will run under the SDSU campus and will have a 50,000-sq.-ft. trolley station.	San Diego State University	URS Corp.	Clark Construction	2005	\$103 M

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50.	Vallco Fashion Mall Renovation Description: A complete refurbishment of the 550,000-sq.-ft. shopping center.	Cupertino	Perkowitz + Ruth	DPR Construction	2006	\$100 M
51.	University Village Step 2 Description: Demolition of existing student family housing and the complete design and construction of the replacement of all infrastructure, pavement, landscape, and construction of 558 two- and three-bedroom student family housing units.	Albany	Christiani Johnson	J.R. Roberts Corp.	Fall '06	\$98.8 M
52.	Cedars Sinai North Care Tower Description: Construction of a new 235,000-sq.-ft., eight-story addition to existing hospital. Building includes one new underground level and a heliport. Scope of work includes seven pedestrian bridges connecting the existing hospital to the new tower.	Los Angeles	Langdon Wilson	Swinerton	2005	\$91.4 M
53.	Madden Library Description: Renovation of a four-story, 295,000-sq.-ft. library building.	Cal State Fresno	AC Martin Partners	Swinerton	Fall '08	\$90 M
54.	Residence Halls Units 1 and 2, Infill Student Housing Description: Four new dormitories (three mid-rise residence halls and one mid-rise apartment building) with 884 new beds. Scope includes demolition of dining facility and reconstruction of basement.	Berkeley	Esherrick Homsey Dodge and Davis	Rudolph and Sletten	April '05	\$90 M
55.	Smart Corner Description: The development includes a 301-unit, 19-story residential tower; five-story, 93,000-sq.-ft. office building; 25,000 sq. ft. of ground-floor retail space; and below-grade parking garage for 630 cars.	San Diego	Austin Veum Robbins Partners	Hensel Phelps	2007	\$88 M
56.	Water Treatment Plant Description: The plant increases capacity by 50 percent with almost entirely new facilities and piping.	Walnut Creek	Marelich Mechanical	Swinerton	2005	\$85 M
57.	UCSF Mission Bay QB3 Building Description: A 152,000-sq.-ft. structure to house the California Institute for Quantitative Biomedical Research.	San Francisco San Francisco	Bohlin Cywinsk Jackson	Swinerton	May '05	\$80.3 M
58.	San Jose Market Center Description: Construction of a new 360,000-sq.-ft. shopping center.	San Jose	Nadel Architects	San Jose Construction	March '06	\$80 M
59.	QUALCOMM Building WT Description: A 12-story tower, 428,000 sq. ft., includes lab space, cafeteria and fitness area.	San Diego	Architects Delawie Wilkes Rodrigues Barker	Roel Construction	October '06	\$80 M
60.	Fairway Ranch Description: Housing complex with apartments and senior units with a clubhouse and four-story parking garage.	Dublin	Van Tilburg, Banvard & Soderbergh	Sundt Construction	2006	\$77.4 M
61.	Vista del Campo Norte Description: Residence hall with 1,309 undergraduate and 255 graduate beds on a 26-acre site. Amenities include resort-style swimming pool and recreational facilities such as basketball courts and a billiard room.	UC Irvine	KTGY	Morley Builders	August 2006	\$75.5 M
62.	UCLA Rieber North & West Residence Halls Description: Rieber North Residence Hall will have 631 beds; Rieber West adds 592 beds. The nine-story towers include a boutique dining hall. Project includes partial first-floor renovation to the existing Rieber Hall and demolition of a two-story housing administration building.	Los Angeles	Pfeiffer Partners	PCL Construction	December '05	\$73 M

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63. Los Angeles Air Force Base, SAMS Facility Description: Approximately 865,000 sq. ft. of outdated facilities and buildings occupied by the Air Force that do not meet current fire codes or seismic standards will be demolished. Construction of 560,000 sq. ft. of new administrative and special purpose facilities.	El Segundo	Nadel Architects	Snyder Langston	2006	\$73 M
64. Metro 417 Description: The reconstruction of the former Subway Terminal Building into a 518,000-sq.-ft. office and apartment complex in the historic core of downtown Los Angeles.	Los Angeles	A.C. Martin Partners; Thomas P. Cox Architects	Swinerton Builders	2005	\$70 M
65. Coachella Canal Description: Construction of a 35-mi.-long canal.	Niland	Montgomery Watson Harza	R&L Brosamer	2007	\$71 M
66. Del Amo Mills Description: Partial demolition and reconstruction of one of the largest malls in the country into a Retail and Entertainment center.	Torrance	RTKL	Bayley Construction	Phase 1, May '06 Phase 2, Fall '07	\$70 M
67. Archstone Warner Center Description: A 522-unit apartment complex on an 11-acre site. The three four-story buildings wrap around multi-level parking garages.	Canoga Park	Architects Orange	W.E O'Neil Construction Co. Of California	July '06	\$67 M
68. Stockton Event Center Description: New sports and event/entertainment center includes an indoor arena and baseball stadium.	Stockton	HKS	Swinerton Builders	2005	\$66.97 M
69. South Central High School Description: A 320,000 sq.-ft. campus includes a three-story classroom and administration building with underground parking, library, and 800 seat performing arts building and a gymnasium.	Los Angeles	HMC Architects	S. J. Amoroso Construction	June '09	\$66 M
70. The Californian Description: A 23-story high-end residential complex with 84 condominium units and three levels of subterranean parking	Los Angeles	Nadel Architects	Webcor Builders	September '09	\$66 M
71. UC Berkeley Davis Hall Description: A 142,000-sq.-ft. complex includes dry labs, classrooms, offices and clean rooms. Project also includes a seismic upgrade and tenant Improvements for three floors.	Berkeley	Johnson Fain	Hathaway Dinwiddie	Dec. '07	\$65 M
72. Vista Community College Description: New, 165-000-sq.-ft. , six-story main campus building.	Berkeley	Ratcliff	S.J. Amoroso	January '06	\$65 M
73. Molecular Biology Building Description: A four-story, 135,000 sq.-ft., cast-in-place concrete laboratory building for molecular biology, computational and experimental genomics research on the downtown campus of the University of Southern California.	Los Angeles	Cannon Design	Morley Builders	May '05	\$65 M
74. Lakeside High School Description: The project includes seven buildings with the majority of the classrooms located in two two-story buildings.	Lake Elsinore	Hoffmann-Dietz Architects	Edge Development Inc.	August '05	\$65 M
75. Tracy Water Treatment Plant Description: This project consists of an expansion of th existing waste water treatment Plant facility.	Tracy	CH2M Hill	Overaa Construction	May '06	\$64.51 M

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76.	First American Financial Description: Two four-story, Class A office buildings totaling 225,000 sq. ft, including tenant improvements. Project includes a separate 51,000-sq.-ft. tech center, 267,000-sq.-ft. parking structure, expansion of existing facilities and off-site improvements.	Santa Ana	Robert Coffee & Associates Architects	Lusardi Construction	August '09	\$64.2 M
77.	Whitney High School Description: New high school project will include a theater and technology center.	Rocklin	Rainforth Grau Architects	Roebbelen	August '05	\$63.08 M
78.	Metropolitan Lofts Description: Mixed-use community in the South Park district will include 264 residential units and 11,500 sq ft. of commercial space.	Los Angeles	Johnson Fain	Swinerton Builders	2005	\$60 M
79.	UC Davis Veterinary Medicine 3A Building Description: Two steel frame buildings totaling 159,220 sq. ft. include a five-story laboratory and research facility, and a two-story teaching facility.	Davis	SRG Partnership	Flintco Inc.	September '06	\$60 M
80.	Easter Hill Neighborhood Redevelopment Description: Demolition of existing public housing, construction of 217 rental units, 84 for-sale townhomes, a community center and public areas on a 28-acre site in Richmond	Richmond	Michael Willis	Nibbi	4th quarter, '06	\$59.23 M
81.	Science and Engineering Building Description: A 173,000-sq.-ft., three-story building at UC Merced includes teaching labs, offices for the natural sciences, engineering division and administration, partial basement to house campus vivarium, and mechanical equipment.	Merced	EHDD; Leo A Daly	Flintco Inc.	January '06	\$58 M
82.	Leo Kolligian Library Description: The 178,000-sq-ft., cast-in-place concrete structure includes three- and four-story wings connected by an atrium.	UC Merced	Skidmore, Owings & Merrill; Fernau and Hartman	Swinerton	August '05	\$58 M
83.	State Route 99 Description: The widening from four to six lanes from SR 4 to the Hammer Lane Interchange (approximately 5 mi). The project will add auxiliary lanes between Wilson Way and Hammer Lane (5 mi.), and modify interchanges at four overcrossings. Other project elements involve reconstruction of the Hammer Lane/SR99 interchange, signalization of ramp intersections, and relocation of frontage roads in all quadrants except the southeast quadrant.	Stanislaus County	Parsons Brinckerhoff	Parsons Brinckerhoff	July '09	\$57.5 M
84.	Presbyterian Intercommunity Hospital Description: The new 164 038-sq.-ft. patient tower consists of four stories and basement. The Foundation Tower for Advanced Medicine includes 144 patient beds, laboratories, medical records, central supply, receiving and loading docks, dining and kitchen services and a pedestrian tunnel.	Whittier	RBB Inc	Millie and Severson	2005	\$56.7 M
85.	Olympic City Club Description: A new eight-story building and seismic upgrade and renovation to existing facilities	San Francisco	Hornberger + Worstell	Plant Construction Co.	July '06	\$56 M
86.	I-405/SR-55 Description: I-405/SR-55 interchange project include construction of an HOV connector and local-access improvements.	Orange County	OCTA	MCM	May '05	\$52.66 M
87.	South East High School No. 2 Description: A 262,00-sq.-ft. campus with four classroom buildings, a classroom/auditorium/administration building, gymnasium and three miscellaneous buildings.	South Gate	Gonzalez/Goodale Architects	S. J. Amoroso Construction	June '09	\$52.3 M
88.	Maglite Description: A 710,000-sq.-ft. manufacturing/headquarters facility.	Ontario	ATI	C.W. Driver	2006	\$52 M

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89.	East Valley High School No. 3 Description: The 18.2-acre campus consists of three four-story classroom buildings, a 1,200 seat auditorium, food service/physical education complex and a parking structure. Basketball, tennis and handball courts occupy the roof of the parking structure.	Panorama City	WWCOT Architects	Bernards Bros.	January '10	\$51.2 M
90.	Saratoga Retirement Community, Phase 2 Description: Construction of new residential cottages. Renovation on the main historic building.	Saratoga	Ankram Moisan Associated Architects	Barry Swenson Builder	March '05	\$50.16 M
91.	Archstone Presidio View Description: Grading, utilities, and construction for 350-unit apartment complex.	San Diego	Architects Orange	W.E O'Neil Construction Co. Of California	2005	\$50 M
92.	Bay Street Apartments Bldg E Description: Construction of a 284-unit apartment complex (approximately 270,000 sq. ft.) on top of an existing three-story concrete structure. Project features exterior courtyards with landscaping and a swimming pool. The existing concrete structure has two levels of parking with retail shops at the ground level.	Emeryville	SB Architects	Devcon Construction Inc.	December '09	\$50 M
93.	Rivermark Village Description: The 14-acre retail and commercial center.	Santa Clara	Dahlin Group; SGPA	South Bay Construction	October 2005	\$50 M
94.	The Crossings Apartments Phase I Description: A 338,000-sq.-ft., five-story craftsman style building with 300 luxury apartments and an embedded six-story parking garage. Adjacent to the apartment complex is a 4,500-sq.-ft. recreation center and a 4,500-sq.-ft. indoor pool with skylights.	San Bruno	Devcon Construction	Devcon Construction	March '09	\$48.5 M
95.	Valencia Gardens Redevelopment Description: Demolition of existing public housing and new construction of 268 units, including 30 units of senior housing.	San Francisco	Van Meter	Nibbi Williams Pollock	2006	\$48.3 M
96.	Cathedral High School Description: A 250,000-sq.-ft., 11-building campus.	Del Mar	Mosher Drew	Sundt Construction Watson Ferguson	August '05	\$48 M
97.	The Crescent Description: An upscale mixed-use residential and office development in the "golden triangle" of Beverly Hills. The project will be the first rental apartment complex to be developed in the city in 25 years.	Beverly Hills	Van Tilburg Banvard & Soderbergh	Hill Contracting Group/ PW Construction	Spring '05	\$48 M
98.	Griffith Park Observatory Renovation Description: Historic renovation of the observatory including the entry rotunda, the Hugo Ballin murals, exhibits spaces and directors office. Complete demolition of the interior and rehabilitation of the planetarium.	Los Angeles	Hardy Holzman Pfeiffer Assoc. LLP	S. J. Amoroso Construction	June '09	\$46.4 M
99.	Ojai Valley Inn and Spa Description: The addition of 300,000 sq. ft. of space in more than a dozen buildings. The expansion includes four new restaurants, 305 guest rooms and 40,000-sq.-ft. ballroom.	Ojai	William Mahan	R.D. Olson Construction	2005	\$46.31 M
100.	LAUSD East Valley Description: The new high school adds 65 classrooms and labs.	North Hollywood	TBP/Architecture	PCL Construction	March '06	\$45 M
101.	Jewish Home for the Aging-Grancell Campus Description: New 5-story steel moment frame OSHPD special care and psychiatric skilled nursing facility including subterranean parking, central plant and campus kitchen.	Reseda	Perkins & Will	C.W. Driver	2006	\$44.5 M

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102.	Candlestick Point Condominiums Description: Residential condominium development, three structures (225,500 sq. ft.) and underground parking (91,000 sq. ft.).	San Francisco	MV&P International	Thompson Pacific Construction Inc.	December '06	\$43 M
103.	Semitropic Water Storage Recovery Unit Description: The new unit will increase storage by 650,000 acre-feet to a maximum of 1.65 million acre-feet and increase recovery capacity by 200,000 acre-feet/year for a total guaranteed or pumpback capacity of 290,000 acre-feet/year.	Wasco	Bookman Edmonston	Lyles Diversified Inc. Construction Group	July '06	\$42.7 M
104.	Headworks Description: Construction of a new headworks project replacing the headworks at an existing wastewater treatment plant. This includes sewage conveyance pipelines, junction metering and vortex drop structures.	Oxnard	Malcolm Pirnie	ARB	November 2006	\$40 M
105.	Elsinore High School Description: Modernization of Elsinore High School consists of upgrades to 10 buildings, including finishes, casework, fire alarm and accessibility improvements. The growth project includes expansion of the gym, addition of Olympic-size pool, addition of three classroom buildings and converting the current septic system to a sewer system.	Lake Elsinore	KPI Architects	Edge Development Inc.	April '05	\$40 M
106.	M2I Description: The project includes two seven-story condominium buildings with 230 loft-style units above two levels of parking.	San Diego	Martinez + Cutri	Swinerton Builders	2005	\$40 M
107.	Vino Bello Resort Description: A time-share resort property featuring 100 one- and two-bedroom units, plus a swimming pool with Jacuzzi and exercise facility.	Napa	Concepts 4 (lead) and WATG (interiors)	U.S. Pacific Construction	Early 2006	\$40 M
108.	Scripps Ranch Area Middle School Description: Design-build construction of a 150,000-sq.-ft. multi-story, public-school complex consisting of seven buildings on 23 acres. The complex includes three buildings; gymnasium; administration building with a library; drama/theater building; and a multi-purpose building.	San Diego	Joseph Wong Design Associates	Soltek Pacific	July '10	\$39.34 M
109.	Midtown Plaza Description: Construction of 257 condominium units with a community building, pool and spa. Buildings are four-story, wood frame over a concrete podium to be used for covering parking.	San Jose	KTGY Group	J.R. Roberts Corp.	January '05	\$39.03 M
110.	On Broadway Description: New entertainment/retail center with parking garage in downtown Redwood City.	Redwood City	Field Paoli; International Parking Design	Wentz Group	November '05	\$39 M
111.	Coliseum Gardens Description: A 351-unit affordable housing complex near the Oakland coliseum.	Oakland	Pyatok, Kodama, Diseno; Y.H. Lee Associates	Cahill Contractors Inc.	Late 2007	\$37 M
112.	I-405/S.R. 73 Description: Freeways 405 and 73 to be widened including numerous bridges, retaining walls, tieback and sound walls.	Costa Mesa	Caltrans	MCM	August '05	\$36.68 M
113.	Cal State Fullerton Fine Arts Complex Description: The 107,000-sq.-ft., two-story structure encloses an 800-seat concert hall, a 290-seat studio theater and a black-box theater. Its second story contains three dance studios transmission.		Pfeiffer Partners	Hensel Phelps	Summer '05	\$36 M
114.	Pete Knight High School Description: The project features one- and two-story buildings clustered around interior courtyards.	Lancaster	Carmichael-Kemp	Edge Development Inc.	August '05	\$36 M
115.	Stonebrea/Blue Rock Country Club Description: About 600 acres of mass grading and other site preparation services for a master planned community on a 1,600 acre site.	Hayward	N/A	Granite Construction	2005	\$35.6 M

Largest Projects in California

Name of Project	Location	Architect	General Contractor(s)	Completion Date	Value
116. Mission Creek Senior Housing Description: Mercy Housing facility also includes a branch of the San Francisco Public Library.	San Francisco	HKI&T	Cahill Contractors Inc.	Dec '05	\$35.5M
117. Delano Prison Description: Secure support and central kitchen for the new men's facility.	Delano	WLC	Lewis C. Nelson and Sons Inc.	May '05	\$35.3 M
118. Southeast Area Learning Center Description: New, 131,444-sq.-ft. middle school/high school campus. A total of six three-story buildings.	Maywood	WLC Architects	Thompson Pacific Construction Inc.	2005	\$35.1 M
119. Archstone Vanoni Description: A 27-building apartment complex with 316 units and 300,000 sq. ft. of living space. Project includes a recreation building, two pools, 64.5 acres of site development with extensive landscaping.	Ventura	KTGY Group	W.E. O'Neil Construction Co. of Calif.	April '05	\$35 M
120. Douglas/I-80 Interchange Description: Addition of a flyover bridge, tunnel on-ramp and realignment of traffic signals and lanes and Oakridge Drive.	Roseville	Caltrans	R&L Brosamer	September '05	\$35 M
121. Cinnabar Commons Description: New construction of 245 units of affordable rental housing. The project consists of three stories of wood-frame housing over a one-level concrete podium with 250 parking spaces.	San Jose	Levy Design	Nibbi	December '09	\$34.48 M
122. The Meritage Hotel Description: Shares a site with the Vino Bello, a time-share resort. The Meritage is a 100-room property with a 13,000-sq.-ft. convention facility that can accommodate up to 400 people.	Napa	Concepts 4	Ledcor Construction	March '06	\$34 M
123. Union Station Apartments Description: Two five-story buildings totaling 500,000 sq. ft. of space, next to Union Station in downtown Los Angeles. Project includes a pedestrian bridge to the Union Station.	Los Angeles	GMP Architects	R.D. Olson Construction	June '05	\$33.23 M
124. Crystal Cove PA 4A/4B, Phase 2 Description: Rough grading and drainage improvements.	Irvine	N/A	Sukut Construction Inc	2005	\$33 M
125. Maple Square Description: A 132-unit affordable apartment community.	Fremont	KTGY	R.D. Olson	January '06	\$33 M
126. Santa Monica Civic Center Description: The parking structure will have 900 vehicle stalls and will stand five-stories tall, with an additional level of parking on the roof, and another one-and-a-half levels of underground parking. 10,000 square feet of ground-floor space for retail or office use, including a large cafe space with an outdoor patio	Santa Monica	International Parking Design	ARB	September '06	\$33 M
127. Park Laurel on the Prado-Phase 2 Description: Phase two consists of 41 luxury condominiums; four two-story townhomes with individual garages; four two-story penthouses with a personal elevator inside each unit and 3,800 sq. ft. of retail space.	San Diego	Austin Veum Robbins Partners	Roel Construction	2005	\$33 M
128. Santa Maria High School Description: All structural facilities and the majority of athletic fields for a new high school.	Santa Maria	WLC	Lewis C. Nelson and Sons	2005	\$32.9
129. Cathedral of the Blessed Sacrament Description: Historic renovation of a 115-year-old church in downtown Sacramento.	Sacramento	Beyer Blinder Belle	HMH	November '05	\$32 M

Largest Projects in California

Name of Project	Location	Architect	General Contractor(s)	Completion Date	Value
130. Red Cross Biomedical Facility Description: Located on a 25-acre site on the campus of Cal Poly Pomona, the 190,000-sq.-ft., two-story biomedical facility will serve as the largest blood donation and processing plant in the world.	Pomona	Ewing Cole	C.W. Driver	2005	\$31.5 M
131. Valley Terraces Housing Description: Student housing and 10,000-sq.-ft. dining commons	UC Merced	BAR/The Taylor Group	Mauldin-Dorfmeier	July '05	\$31 M
132. Bachelor Quarters Description: A 135,000-sq.-ft. design/build project that will renovate two historically significant structures connected to the former Del Monte Hotel (now known as Herrmann Hall) at the Naval Postgraduate School in Monterey. Quarters will accommodate 140 officers. The five-story, wood-framed structures were built in 1888	Monterey	Robbins Jorgensen Christopher Inc.; Milford Wayne Donaldson	Soltek Pacific	January '11	\$30.97 M
133. I-5 Widening, Bridge Reconstruction Description: Completion reconstruction of bridge over Santa Clara River and Magic Mountain Parkway/I-5 interchange.	Los Angeles County	Caltrans	MCM Construction	May '05	\$30.9 M
134. Guadalupe River Description: Construction of the Guadalupe River bypass.	San Jose	U.S. Army Corps of Engineers	R&L Brosamer	September '05	\$30 M
135. Classroom and Office Building Description: A 60,000-sq.-ft. building to accommodate the schools of Social Sciences, Humanities and Arts; features a 360-seat auditorium, classrooms, computer labs, lecture halls and faculty offices.	UC Merced	Thomas Hacker	Swinerton	September '05	\$29 M
136. Highway 4 & Railroad Avenue Description: Widen and reconstruct State Highway 4 at Railroad Avenue.	Pittsburg	Caltrans	R&L Brosamer	October '05	\$29.6 M
137. La Vina Middle School Description: New structures and athletic fields.	Delano	Edwin S. Darden Associates	Lewis C. Nelson and Sons Inc.	June '06	\$29.3 M
138. Folsom Lake Community College Description: Construction of a library, central plant, lecture hall and two-story classroom/lab building. Also includes new parking lots and access roads, and an underground utility system.	Folsom	LPA Sacramento	Clark & Sullivan	September '05	\$28.41 M
139. Lake Hills Description: Rough grading and drainage improvements for 512 home sites on 300-acres.	Riverside	N/A	Sukut Construction, Inc.	2005	\$28 M
140. University Village Description: Private housing for UC Riverside students.	Riverside	Onyx Architects	R.D. Olson Construction	August '05	\$27.22 M
141. Clovis Shopping Center Description: Project includes all site work for a 31-acre, multi-tenant shopping center and construction of 12 wood-framed shop buildings totaling 135,653 sq. ft., and a 164,347-sq.-ft. Target store.	Clovis	Leidenfrost/Horowitz & Associates Inc	S.D. Deacon Corp. of California	November '09	\$26 M
142. Earl Thomas Reservoir Description: The 35-million-gallon drinking water storage tank was built with 20,600 cu. yds. of concrete and 1,486 gallons of epoxy.	San Diego	CH2MHill; Richard Brady & Associates; Malcolm Pirnie	C.E. Wylie	2005	\$26 M

Largest Projects in California

	Name of Project	Location	Architect	General Contractor(s)	Completion Date	Value
143	Kenilworth Jr. High School Description: Construction of a new junior high school campus with single-story buildings. Total site development area is approximately 14 acres; total building area is approximately 84,676 sq. ft.	Petaluma	Quattrocchi-Kwok Architects	West Coast Constructors Tucker Lee Contracting	2005	\$25.4 M
144.	Archstone Presidio View Description: Grading, utilities and construction of a 350-unit apartment complex.	San Diego	Architects Orange Co. of California	W.E. O'Neil Construction	Summer '06	\$25 M
145.	Playa Vista Description: The 149,388-sq.-ft. project includes 63 loft-style condo units housed in a four-story, Type V structure with 50 percent of the ground floor allocated for retail use. The other component of the project includes 10 "city homes," each of three-stories with about 3,000 sq. ft. of area in each unit. Both products are constructed above a single-level subterranean parking garage.	Los Angeles	KTGY	Morley Builders	2005	\$24.65 M
146.	Big 5 Distribution/Warehouse Description: A 953,000-sq.-ft. building on a 45.6-acre site includes 57,000 sq. ft. of one- and two-story offices.	Riverside	Carlisle, Coatsworth Associates	Panattoni Construction Inc.	June '09	\$24 M
147.	Southern Wines and Spirits Description: The 610, 500-sq.-ft., build-to-suit, tilt-up distribution facility includes a state-of-the-art conveyor and racking system.	Santa Fe Springs	HPA	Millie and Severson	2005	\$20 M
148.	St. Francis High School Description: New science, art, athletic and administrative facilities.	Sacramento	Williams + Paddon Architects + Planners Inc.	Roebbelen	2005	\$20 M

About the List

B=billion. M=million. The projects ranked on this list were submitted by the general contractors and were under construction as of Jan. 1, 2005. For more information, call Paul Napolitano at (626) 932-6169 or Robert Carlsen at (415) 357-8019. The list also can be viewed on our Web site, www.california.construction.com