

**SUBMITTAL TO THE BOARD OF DIRECTORS OF THE  
REDEVELOPMENT AGENCY  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

933



**FROM:** Redevelopment Agency

**SUBMITTAL DATE:**  
November 3, 2003

**SUBJECT:** Ripley Community Park Improvements

**RECOMMENDED MOTION:** That the Board of Directors

1. Approve the construction documents for the Ripley Community Park Improvements Project; and
2. Authorize the expenditure of up to \$390,000 for the project construction and management of the improvements; and
3. Authorize the Economic Development Agency to advertise for bids and administer the project.

(Continued on Page 2)

FORM APPROVED  
COUNTY COUNSEL  
NOV 07 2003  
BY: *[Signature]*  
Deputy Executive Director

*[Signature]*  
Bradley J. Hudson, Executive Director

BJH:RZ:BJG:RF:JT

<b>FINANCIAL DATA</b>	Current F.Y. Total Cost:	\$ 390,000	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	03-04

**COMPANION ITEM ON BOARD OF SUPERVISORS AGENDA:** Yes

<b>SOURCE OF FUNDS:</b> Desert Communities Project Area RDA Funds \$220,000; 4 <sup>th</sup> District Community Development Block Grant Funds \$170,000.	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

**C.E.O. RECOMMENDATION:**

**APPROVE**

**County Executive Office Signature**

*[Signature]*

Dept's Recomm.:  Consent  Policy  
Per Exec. Ofc.:  Consent  Policy

**Prev. Agn. Ref.:** 7/29/03[4.3];  
8/19/03[4.3]

**District:** 4

**Agenda Number:**

4.1

**BACKGROUND:**

Ripley is a small, isolated community in Palo Verde Valley region of Riverside County. Residents have historically endured the highest rates of poverty in the County as well as the State. These same residents have limited access to essential public and social services, as well as educational and recreational opportunities. To address these important needs, the County recently renovated the community building at the Ripley Migrant Center that now serves as a multi-purpose community center. The facility provides functional and usable space for a variety of services including childcare, adult and family education, youth and after-school programs, and community meetings.

To continue these revitalization efforts, the 4<sup>th</sup> District Supervisor and EDA are proposing to renovate and improve the current Ripley-Jack Marlow Park. The existing 5-acre park, owned and operated by CSA 62, is under-utilized and provides minimal recreation opportunities, thereby requiring extensive upgrades for improved usage, safety features, and ADA compliance. The proposed improvements include: reconstruction of basketball courts, restrooms, playgrounds, and parking areas; improvements to soccer and baseball field overlays; and installation of picnic shelters, an irrigation system, walking/jogging path, and landscaping.

The proposed development budget for the project is as follows:

CONSTRUCTION	\$340,000
CONTINGENCY	\$25,500
ARCHITECTURE & ENGINEERING SERVICES	\$15,000
INSPECTION, MISCELLANEOUS	<u>\$ 9,500</u>
<b>TOTAL DEVELOPMENT COSTS</b>	<b>\$390,000</b>

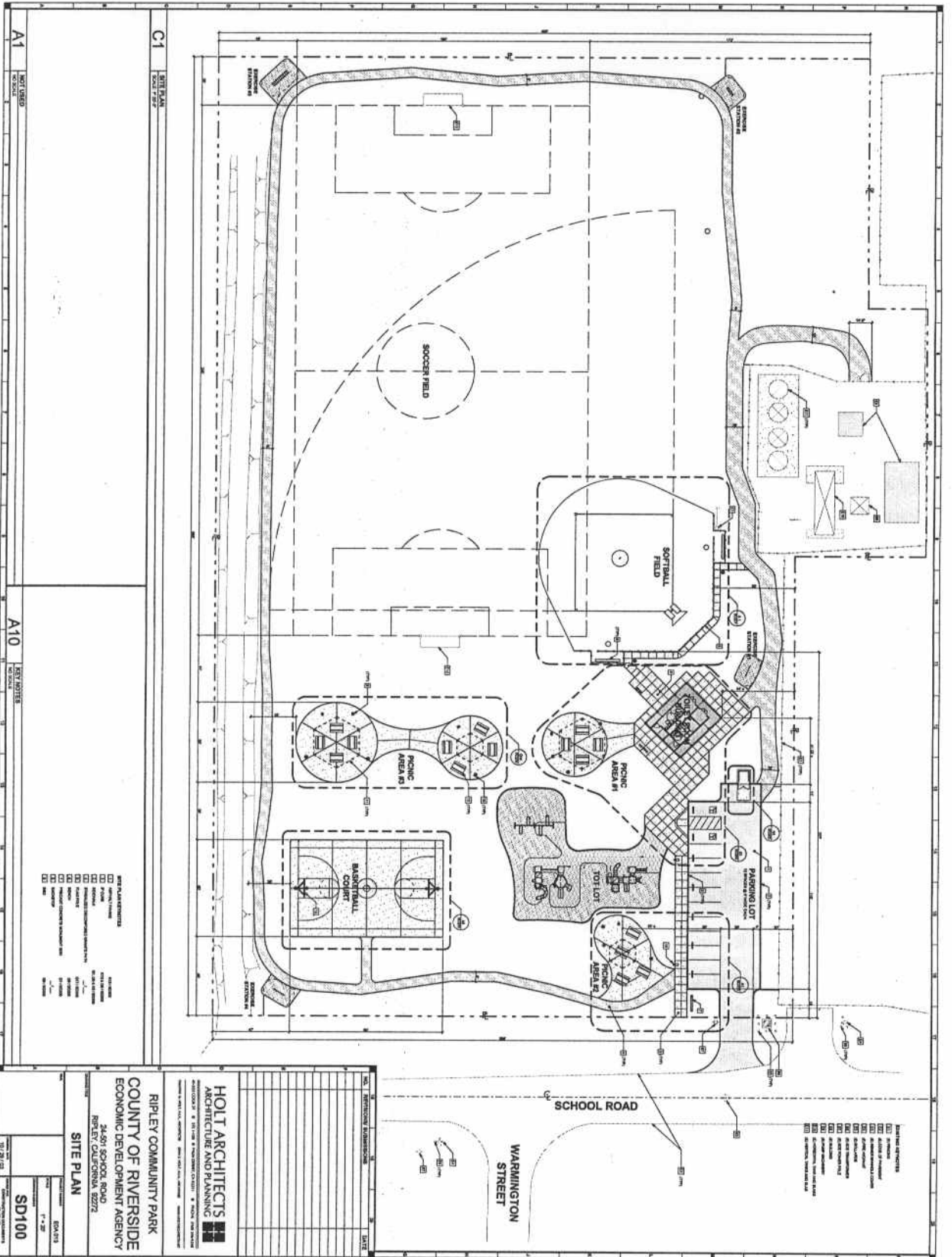
The Redevelopment Agency will enter into a *Memorandum of Understanding* with EDA (CSA 62) related to the implementation of the construction activities. *Holt Architects* have prepared the drawings, specifications and construction documents for this project.

County Counsel has reviewed and approved "as to form" the construction documents. Environmental reviews have been completed in accordance with the California Environmental Quality Act (CEQA) and the National Environmental Protection Act (NEPA).

**FISCAL IMPACT:**

The project will be funded with 4<sup>th</sup> District Community Development Block Grant funds and Desert Communities Project Area RDA funds. There will be no impact on the County's General Fund.

**Attachment:** Project Site Plan



<b>A1</b>	NOT USED
<b>A10</b>	SEE NOTES

<b>C1</b>	SEE NOTES
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**LEGEND**

□	EXISTING ASPHALT	□	EXISTING CONCRETE
□	EXISTING GRAVEL	□	EXISTING SAND
□	EXISTING SOFTBALL FIELD	□	EXISTING SOCCER FIELD
□	EXISTING BASKETBALL COURT	□	EXISTING PICNIC AREA
□	EXISTING WALKWAY	□	EXISTING FENCE
□	EXISTING UTILITY	□	EXISTING LIGHTING
□	EXISTING SIGNAGE	□	EXISTING LANDSCAPE
□	EXISTING PAVEMENT	□	EXISTING CURB
□	EXISTING DRIVEWAY	□	EXISTING DRIVE
□	EXISTING SIDEWALK	□	EXISTING BIKEWAY
□	EXISTING PLAY AREA	□	EXISTING TREE
□	EXISTING SHED	□	EXISTING BENCH
□	EXISTING TABLE	□	EXISTING SEAT
□	EXISTING FOUNTAIN	□	EXISTING WATER
□	EXISTING ELECTRICAL	□	EXISTING TELEPHONE
□	EXISTING GAS	□	EXISTING WATER
□	EXISTING SANITARY	□	EXISTING SEWER
□	EXISTING STORM	□	EXISTING DRAINAGE
□	EXISTING EROSION CONTROL	□	EXISTING RETENTION
□	EXISTING RETENTION	□	EXISTING DRAINAGE
□	EXISTING EROSION CONTROL	□	EXISTING RETENTION

**NOTES**

1. ALL EXISTING UTILITIES TO REMAIN UNLESS OTHERWISE NOTED.
2. ALL NEW UTILITIES TO BE INSTALLED AS SHOWN.
3. ALL EXISTING UTILITIES TO BE DELETED AS SHOWN.
4. ALL EXISTING UTILITIES TO BE RELOCATED AS SHOWN.
5. ALL EXISTING UTILITIES TO BE REPAIR OR REPLACE AS SHOWN.
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10. ALL EXISTING UTILITIES TO BE REPAIR OR REPLACE AS SHOWN.

**HOLT ARCHITECTS ARCHITECTURE AND PLANNING**

3457 SCHOOL ROAD  
 RIPLEY, CALIFORNIA 92772

**RIPLEY COMMUNITY PARK**

**COUNTY OF RIVERSIDE ECONOMIC DEVELOPMENT AGENCY**

**SITE PLAN**

DATE: 10/19/01  
 SCALE: 1" = 20'

**SD-100**

NO. 1000012

**SCHOOL ROAD**

**WARMINGTON STREET**

**LEGEND**

□	EXISTING ASPHALT	□	EXISTING CONCRETE
□	EXISTING GRAVEL	□	EXISTING SAND
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