

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

409



FROM: Economic Development Agency & County of Riverside
Department of Fleet Services

SUBMITTAL DATE:
July 13, 2004

SUBJECT: Rubidoux Fleet Services Project.


RECOMMENDED MOTION: That the Board approve and authorize the Chairman to execute the attached Consulting Services Agreement by and between the Redevelopment Agency for the County of Riverside ("Agency") and Widom Wein Cohen O'Leary Terasawa ("WWCOT") for the Rubidoux Fleet Services Project ("Project").

BACKGROUND: On August 19, 2004 the Board approved a 5-acre site, located on Mission Boulevard, bounded by Daly Avenue, Crestmore Road and 37th Street in the unincorporated community of Rubidoux, as the preferred location for the development of a new County Fleet Services facility. The Redevelopment Agency and Riverside County Fleet Services ("Fleet Services") will work jointly to develop a new Fleet Services facility on the site. The Agency issued a Request for Qualifications for architectural design, engineering and construction administration services for the Fleet Services facility. After an extensive review of the Statements of Qualifications submissions and reference checks, the Agency selected the

(Continued on Page 2)

Departmental Concurrence

C:\Documents and Settings\edw\Desktop\BOD Form 11(Consulting Agreement Funding).doc


Robert Howdyshell,
Director of Purchasing and Fleet Services


Bradley J. Hudson, Executive Director
Redevelopment Agency


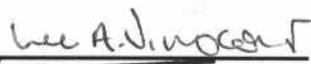
FINANCIAL DATA	Current F.Y. Total Cost:	\$ 634,700	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	N/A

COMPANION ITEM ON BOARD OF SUPERVISORS AGENDA: No

SOURCE OF FUNDS: Jurupa Valley Redevelopment Capital Improvement Funds.	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION: **APPROVE** **FORM APPROVED
COUNTY COUNSEL**

JUL 07 2004

County Executive Office Signature  BY 

- Dept't Recomm.: Consent
- Per Exec. Ofc.: Consent
- Policy
- Policy

Prev. Agn. Ref.: 3.26, 8-19-04; 4.1, 8-19-04. | **District:** 2nd | **Agenda Number:**

4.6

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(Background Continued)

architectural firm of Widom Wein Cohen O'Leary Teresawa, based on their experience and qualifications with similar public facility projects. WWCOT will provide architectural design, engineering and construction administration services in the amount of \$634,700. Due to Riverside County Department of Fleet Services financial constraints, the Agency has agreed to assist with the design of the Project. The Agency will fund the programming, site planning, and design phase of the Project. The Fleet Services Department has agreed to reimburse the Agency for all costs associated with the design of the facility, with bond proceeds that will be used to finance the design and ultimately the construction of the Project.

The Riverside County Fleet Services department has outgrown the existing, outdated facility in downtown Riverside. The Rubidoux community current includes commercial, industrial and residential uses. The new facility will provide County employees with a convenient location for refueling, maintenance and motor pool services. The program for the facility will include County of Riverside vehicle maintenance services, surface parking for approximately 190 vehicles, 16 automobile maintenance bays, and 2 truck maintenance bays. There will be a car wash and a fueling island with canopies, using gas, diesel, clean natural gas (CNG) and propane fuels. The 2-story office component will include space for administration, operations, information technology functions, dispatch, conference and training facilities. The office space will be set back from the street and the overall site will have extensive landscape and decorative hardscape features.

The Project will assist in the elimination of physical blighting conditions within the Jurupa Valley Redevelopment Project Area ("Project Area"), by improving an area that currently consists of vacant, substandard buildings and large, unimproved lots that are subject to frequent illegal dumping and vandalism. The project will benefit the Project Area by installing quality landscape and hardscape features, constructing a state-of-the-art facility and by creating a sense of community to an area that is a primary gateway to the Rubidoux community. Agency staff recommends approval of the agreement so that the Agency may proceed with the design of the new facility.