

**SUBMITTAL TO THE FLOOD CONTROL AND
WATER CONSERVATION DISTRICT BOARD
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

114B



FROM: General Manager-Chief Engineer

SUBMITTAL DATE:
August 15, 2006

SUBJECT: Winchester Hills - Line C, Stage 2,
Winchester Hills - Line C Detention Basin
Project Nos. 4-0-00580-02 & 4-0-00585; Tract No. 30989
Cooperative Agreement

RECOMMENDED MOTION:

Approve the Cooperative Agreement between the District, the County of Riverside and Winchester Ranch 202, LLC (Developer); and authorize the Chairman to execute the Agreement documents on behalf of the District.

BACKGROUND:

The Agreement sets forth the terms and conditions by which certain flood control facilities, required as a condition for approval of Tract No. 30989, are to be constructed by the Developer and inspected, operated and maintained by the District and County.

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for
WARREN D. WILLIAMS
General Manager-Chief Engineer

FINANCIAL DATA	Current F.Y. District Cost:	N/A	In Current Year Budget:	N/A
	Current F.Y. County Cost:	N/A	Budget Adjustment:	N/A
	Annual Net District Cost:	N/A	For Fiscal Year:	N/A

SOURCE OF FUNDS: N/A	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

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

Prev. Agn. Ref.: District: 3rd Agenda Number:

**ATTACHMENTS FILED
WITH THE CLERK OF THE BOARD**

11.3

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BACKGROUND:

The subject facilities are among those identified in the County's proposed Community Facilities District (CFD) No. 05-2 (Winchester Parkside) and are anticipated to be the subject of a separate Joint Community Facilities Agreement (JCFA), by and between the District, County, Developer and others, that has yet to be executed.

The subject agreement establishes the terms and conditions by which the District will approve plans and inspect construction of the referenced facilities associated with Tract No. 30989. Upon completion of the facilities construction, the District will assume ownership, operation and maintenance of the basin and mainline storm drains. The County will assume ownership, operation and maintenance of the associated catch basins, laterals and connector pipes located within its rights of way.

County Counsel has approved the Agreement as to legal form and the Developer has executed the Agreement. This matter is also on the County's Board Agenda for approval this same date.

The Developer is advancing all construction and construction inspection costs. Upon formation of the proposed Winchester Parkside CFD and the sale of bonds, the Developer will be reimbursed by the CFD for its eligible construction costs. Future operation and maintenance costs will accrue to the District.

JPS:MHW:blj