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

**FROM:** Redevelopment Agency

**SUBMITTAL DATE:**  
June 14, 2007

**SUBJECT:** Architectural Services Agreement, Thermal Fire Station

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

1. Make the following findings in accordance with Section 33445 of the Health and Safety Code:
  - a) The proposed Thermal Fire Station Project is of primary benefit to the Thermal Sub-Area of the Desert Communities Project Area (DCPA);
  - b) No other reasonable means of financing the project are available to the community, as the Thermal community is low-income without private interest or funding for the proposed fire station;
  - c) The proposed fire station will assist in the elimination of physical and economic blight by providing essential public facilities necessary to improve public safety; and
  - d) The proposed fire station is consistent with the Redevelopment Implementation Plan for the DCPA.
2. Approve and authorize the Chairman to execute the attached Agreement for Architectural Services between the Redevelopment Agency and STK Architecture, Incorporated, in the amount of \$453,698; and
3. Authorize the Executive Director of the Redevelopment Agency or designee to administer the Agreement in accordance with the State's Public Contract Code.

**BACKGROUND:** (Continued on Page 2)

RZ:DL:CAC:AER:JAT *(initials)*  
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*Deanna Lorson*  
Deanna Lorson, Managing Director Robin Zimpfer,  
Executive Director

<b>FINANCIAL DATA</b>	Current F.Y. Total Cost:	\$ 453,698	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	07/08

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

<b>SOURCE OF FUNDS:</b> Desert Communities Project-Area Thermal Sub area Redevelopment Funds	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

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

APPROVE  
*Jennifer L. Sargent*  
BY: Jennifer L. Sargent

**County Executive Office Signature**

- Policy
- Policy
- Consent
- Consent
- Dept. Recomm.:
- Per Exec. Ofc.:

**Prev. Agn. Ref.:**      **District:** 4<sup>th</sup>      **Agenda Number:**

4.5

The Economic Development Agency issued a Request for Proposals (RFP), in accordance with Board Policy H-7, for architectural design services for the proposed Thermal Fire Station Project. The Firm of STK Architecture, Inc., was selected after a through process. The selection process consisted of reviewing 8 responses received to our RFP, after which the three highest rated firms were interviewed by a panel consisting of a representative of County Fire, a Thermal Community Council member and an Economic Development Agency staff member.

The attached Agreement for Architectural Services was prepared following the final negotiation of the scope of work, tasks, and fee for service.

The proposed Thermal Fire Station Project has been identified as a priority community development need in eastern Coachella Valley. The purpose of this proposed project is to improve public safety service in and around the unincorporated community of Thermal, as well as the Jacqueline Cochran Regional Airport, by constructing a new fire station to replace the current station built in 1973 that only sleeps four fire personnel at this time. In addition the new location will allow for better response time to airport emergencies on the runway and to the Thermal community.

STK Architecture, Incorporated will provide complete architecture design services for the project. The cost for these services will be paid entirely from Redevelopment Agency (DCPA) funds and will have no impact on the County's General Fund.

§33445 of the Health and Safety Code provides that a redevelopment agency may assist in the design or development of improvements that are of benefit to the project area or the immediate neighborhood in which the project is located. Therefore, Agency staff recommends that the Board of Directors make the required findings for the proposed Thermal Fire Station Project.

**ATTACHMENTS:**

Agreement for Architecture Design Services (3 original copies)