



MEMORANDUM

RIVERSIDE COUNTY EXECUTIVE OFFICE

Larry Parrish
County Executive Officer

March 4, 2008

TO: Nancy Romero
Clerk of the Board

FROM: Bill Luria, Assistant CEO/Finance

RE: CONTINUANCE

Please continue the following item to March 18, 2008:

Facilities Management: Resolution 2008-11 – Public Law Library -
Office Space (9.10 – 2/26/08)

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**SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

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FROM: Department of Facilities Management

SUBMITTAL DATE:
February 15, 2008

SUBJECT: Resolution No. 2008-111, a Resolution of Necessity Regarding Facilities for a New Public Law Library and County Office Space related to the Administration of Justice

RECOMMENDED MOTION: That the Board of Supervisors:

Approve Resolution No. 2008-111, a Resolution of Necessity Regarding Facilities for a New Public Law Library and County Office Space related to the Administration of Justice (affecting Assessor's Parcel Numbers: 215-092-009, 215-092-010 and 215-092-011)

BACKGROUND: (Commences on page 2)

Robert Field, Director
Department of Facilities Management

RF:GB:JKH:cm
11.580/2008-02-305

FINANCIAL DATA	Current F.Y. Total Cost:	\$ N/A	In Current Year Budget:	No
	Current F.Y. Net County Cost:	\$ -0-	Budget Adjustment:	No
	Annual Net County Cost:	\$ -0-	For Fiscal Year:	07/08

SOURCE OF FUNDS: Trustees of Law Library	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input checked="" type="checkbox"/>

C.E.O. RECOMMENDATION: APPROVE
 BY:
 County Executive Office Signature Jennifer L. Sargent

Dep't Recomm.: Consent Policy

Per Exec. Ofc.: Consent Policy

Departmental Concurrence

FORM APPROVED COUNTY COUNSEL
BY: Glenn R. Belojan 2/14/08
DATE

Reviewed By
CIP TEAM
Christopher Hains

Prev. Agn. Ref.: 3.24 11/20/07; 3.59c 6/28/05; 3.26 02/05/08 District: 2 Agenda Number:

BACKGROUND: The proposed project is one to relocate the Riverside County Public Law Library facility (that is currently located at 3989 Lemon Street, Riverside, California) to a new site in greater proximity to the public courts, and to provide additional general office space for County justice administration in proximity to the public courts. The site for the proposed project consists of four adjacent parcels (Assessor's Parcel Nos. 215-092-008, 009, 010 and 011). Those four parcels are located on the west side of Main Street between Tenth Street and Eleventh Street in Riverside, California (beginning at the southwest corner of the intersection of Main Street and Tenth Street, and then proceeding from that corner in a southerly direction).

Although the site for the proposed project will consist of four parcels (APN Nos. 215-092-008, 009, 010, and 011), only three of those parcels are the subjects of this Resolution (APN Nos. 215-092-009, 010, and 011).

On November 20, 2007, the Riverside County Board of Supervisors adopted an Initial Study/Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program regarding the proposed project.

The Department of Facilities Management presented an offer to the owners of the three parcels that need to be acquired (APN Nos. 215-092-009, 010 and 011) in conformity with Government Code Section 7267.2. Also, in conformity with Code of Civil Procedure Section 1255.010, the probable amount of compensation for those three parcels (in the sum total of \$2,350,000) has been delivered over to the Clerk of the Riverside County Superior Court for the benefit of the property owners (should they elect to withdraw it).

The County is authorized to acquire property by eminent domain pursuant to various authorities, including Article I, Section 19 of the California Constitution; and Government Code Section 25350.5.

This Resolution has been reviewed and approved as to form by County Counsel.

(con't)

FINANCIAL DATA: Transaction costs will vary depending on whether the property owners settle the matter is resolved by judgment in court. The county carries all transaction costs in cases where condemnation is at issue. If the seller accept a voluntary settlement title and escrow fee below will be required. Any funds not used in settlement will be returned to their source:

Law Library Trustees deposit with Court:	\$2,350,000
Title and Escrow Fees:	\$ 8,500
Appraisal Fees (3):	\$ 21,500
DOFM Staff Time:	<u>\$ 2,450</u>
Total Acquisition Costs:	\$2,382,450

On February 5, 2008, the Board approved item 3.26, Resolution No. 2008-110, Notice of Intention to Adopt a Resolution of Necessity Regarding Facilities for a New Public Law Library and County Office Space related to the Administration of Justice. Thus, sufficient funds are budgeted for this fiscal year to cover all transaction related costs and no additional Net County Cost will be incurred as a result of this transaction.