

FORM APPROVED COUNTY COUNSEL
 BY: H. S. Victor 03/19/08
 DATE
 MARSHA L. VICTOR

Serena Chow
 Reviewed by
CIP TEAM *Serena Chow*
 Departmental Concurrence

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

522



FROM: Redevelopment Agency

SUBMITTAL DATE:
 February 14, 2008

SUBJECT: Approval of Thermal Sheriff's Station and Sheriff's Aviation Facility Plans and Specifications

RECOMMENDED MOTION: That the Board of Directors:

1. Approve the Plans and Specifications for the construction of the Thermal Sheriff's Station and Sheriff's Aviation Facility; and
2. Authorize the Clerk of the Board to advertise the Notice of Inviting Bids for the Project.

BACKGROUND: On May 9, 2006, the Board of Directors approved the contract with HDR Architecture, Inc. for the design of the Thermal Sheriff's Station and with Mead & Hunt for the design of the Sheriff's Aviation Facility. The "In Concept Approval" and the findings for both projects were approved by the Board on June 12, 2007. The Notice of Determination was filed by the County Clerk on July 20, 2007.

(Continued On Page 2)

Robin Zimpfer

RZ:DL:CC:AR

Robin Zimpfer
 Executive Director

S:\EDA Administration\ANNA's Files\RDA-Thermal\Thermal Sheriff's Station\BOD Form 11 for Sheriff's Station & Aviation Facility.doc

FINANCIAL DATA	Current F.Y. Total Cost:	N/A	In Current Year Budget:	N/A
	Current F.Y. Net County Cost:	N/A	Budget Adjustment:	N/A
	Annual Net County Cost:	N/A	For Fiscal Year:	2007/08

COMPANION ITEM ON BOARD OF SUPERVISORS AGENDA: No

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

C.E.O. RECOMMENDATION:

APPROVE

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

County Executive Office Signature

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

Prev. Agn. Ref.: 5/09/06, Items 4.1 and 4.2; 6/12/07, Item 4.3

District: 4

Agenda Number:

BACKGROUND :

The two projects were designed separately, but will bid as one project in anticipation of achieving economies of scale for construction costs. The projects will sit on a 20 acre site acquired by the RDA in Thermal, on the south side of Airport Boulevard, east of Polk Street. The north 10 acres of the site will be used for the approximately 77,000 square foot Sheriff's Station with forensic lab and evidence storage, automobile fueling station, public and agency parking, and a central plant. A portion of the remaining 10 acres of the site will be used to develop a Sheriff's Aviation facility that will consist of a 12,000 square foot hangar, an office building and a storage loft. The site will also include a 12,000 gallon fueling station for Jet-A fuel. The balance of the site has been set aside for a future Aviation Education Center.

The design of the Sheriff's projects is complete and they are now ready to bid. The Redevelopment Agency is requesting Board approval of the plans and specifications and authorization to bid the projects. Attached for your information are the site plan, building elevations and floor plans.

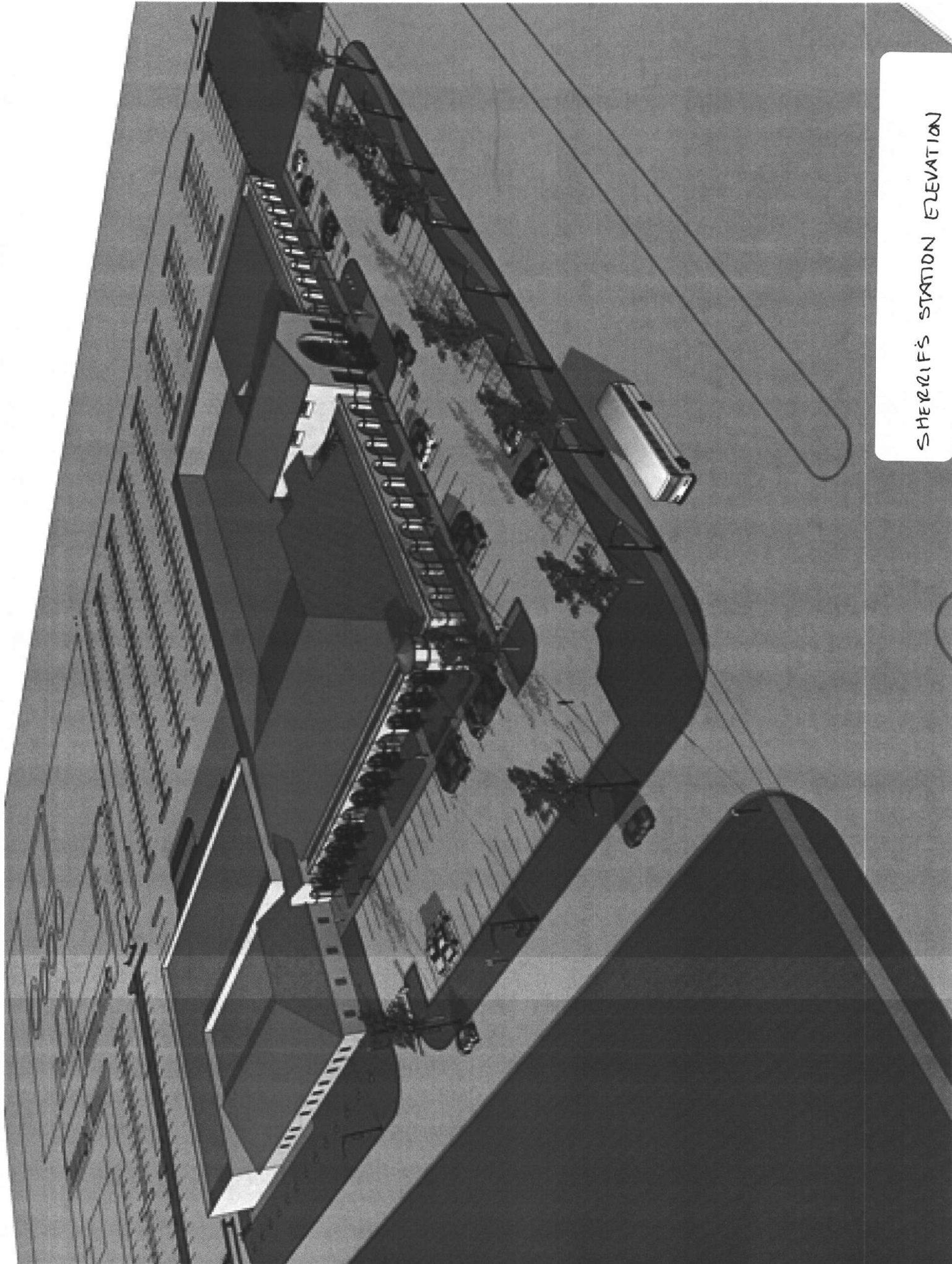
The construction plans have been reviewed and approved by both the Riverside County Fire Department and Facilities Management. The project has also been reviewed and approved by the Airport Land Use Commission and the specifications have been reviewed and approved by County Counsel. Funding for the construction will be provided by Redevelopment Funds. The full cost of the project will be known once bids have been received. Staff recommends that the Board approve the Plans and Specifications and authorize the Clerk of the Board to advertise for Notice of Inviting Bids.

Attachments:

Site Plan

Elevations

Floor Plans

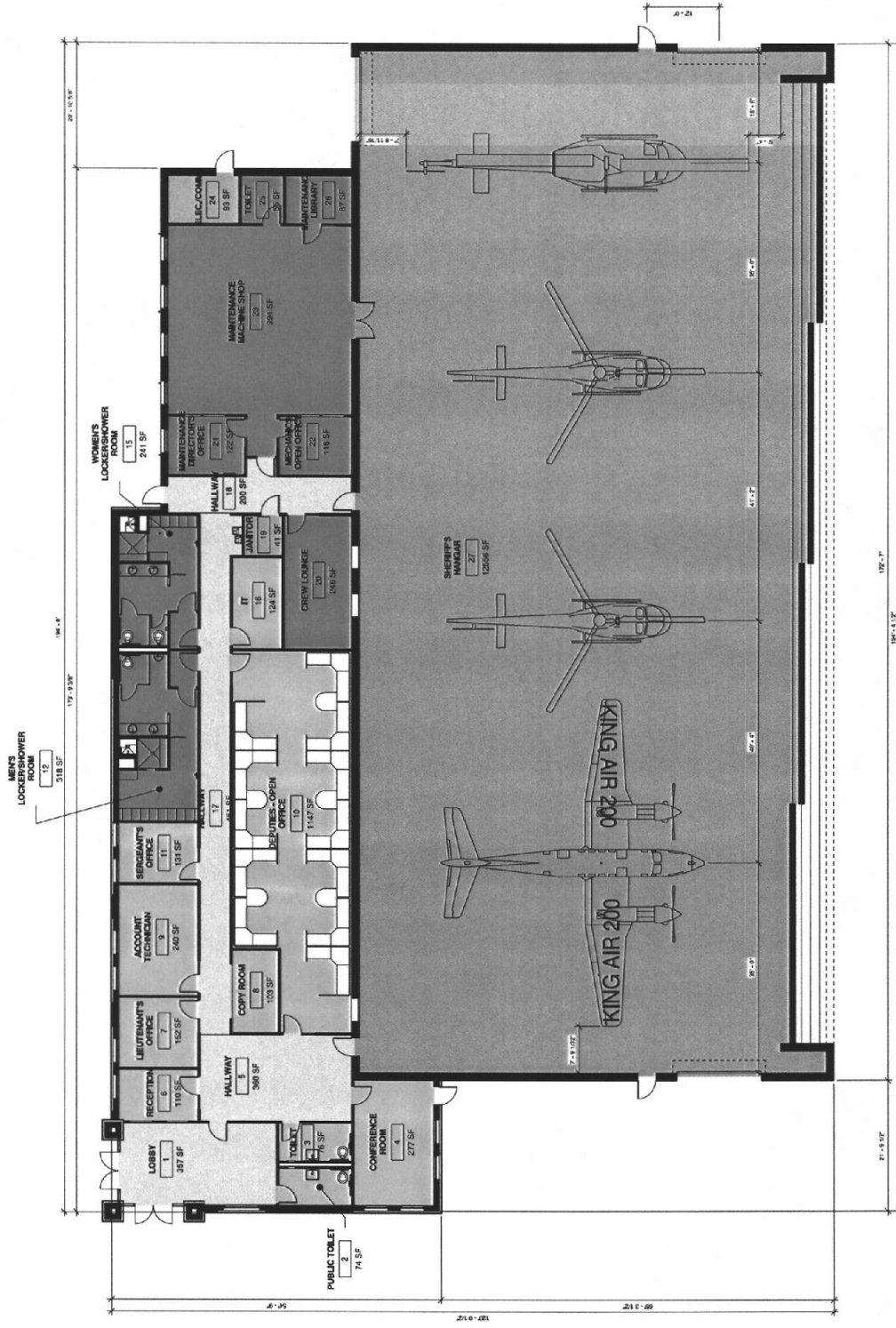


SHERIFF'S STATION ELEVATION



SHERIFF'S AVIATION FACILITY
ELEVATION

SHERIFF'S AVIATION FACILITY
FLOOR PLAN



- BUILDING SUPPORT
- CIRCULATION
- HANGAR
- MAINTENANCE
- OFFICES

COLOR PLAN DIAGRAM



HDR ARCHITECTURAL, INC.

CHIEF
T.M. DAVIS & GARDNER
350 N. HARRIS ST. SUITE 200
PHOENIX, AZ 85004
PHONE: (602) 551-4881
FAX: (602) 551-5200

THERMAL STATION



NO.	DATE	DESCRIPTION
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OVERALL GROUND FLOOR PLAN

SCALE: AS SHOWN

A-111

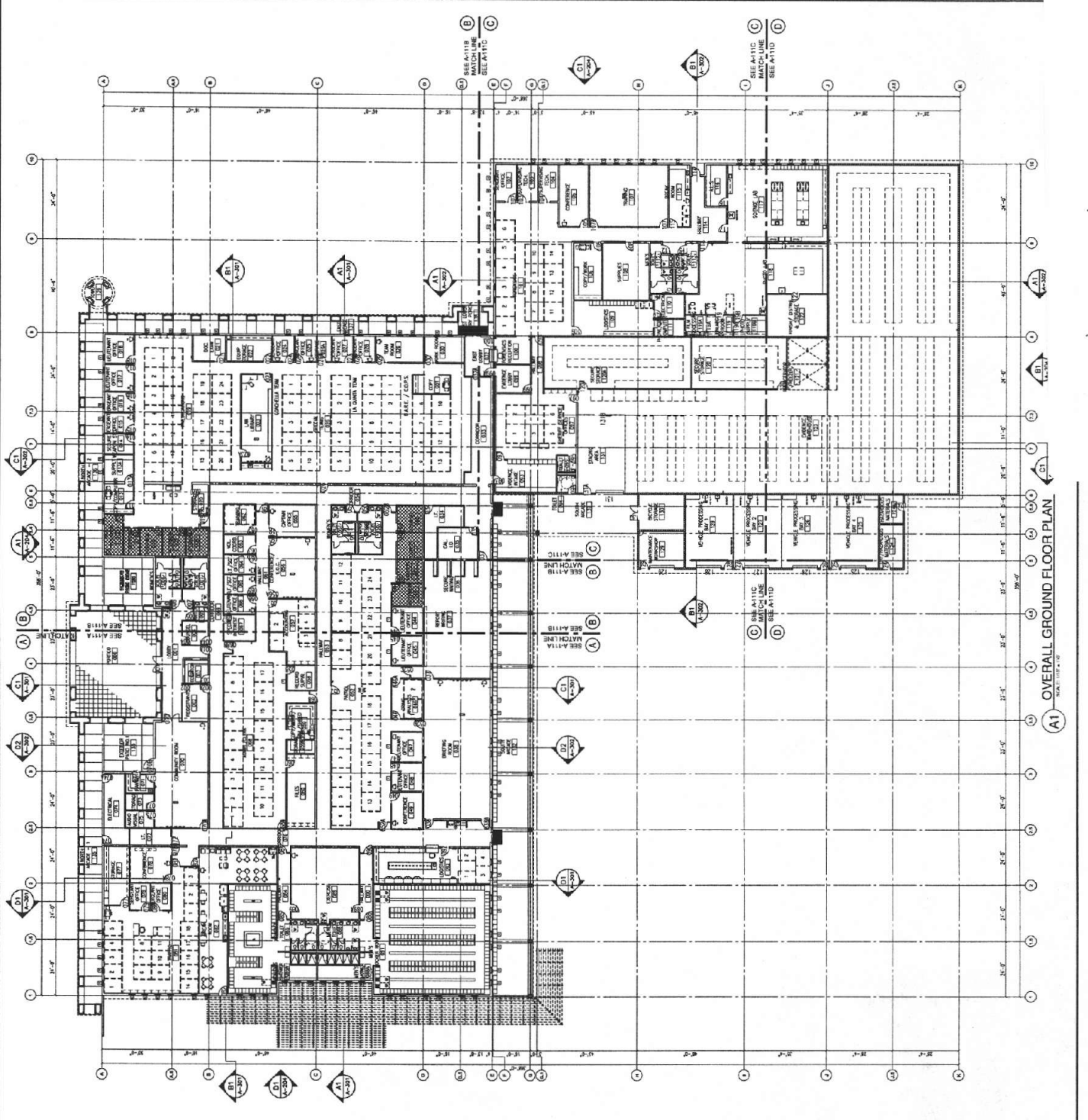
DATE: 08/11/09

- ### GENERAL NOTES
1. WORK ON ALL SITES SHALL BE IN ACCORDANCE WITH THE CITY OF PHOENIX AND THE ARIZONA DEPARTMENT OF WATER RESOURCES. THE CITY OF PHOENIX SHALL BE THE RESPONSIBLE PARTY FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS.
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- ### KEY PLAN
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SHERIFF'S STATION FLOOR PLAN

OVERALL GROUND FLOOR PLAN