

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

942 C



**FROM:** Economic Development Agency

**SUBMITTAL DATE:**  
March 18, 2009

**SUBJECT:** Findings and Consent to Payments for the Proposed Eller Park Project

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

1. Make the following findings pursuant to Section 33445 of the Health and Safety Code:
  - a. The proposed Eller Park Project is of benefit to the I-215 Corridor Redevelopment Project Area ("Project Area") as it will add new recreational facilities within the Project Area;
  - b. There are no other reasonable means of financing the improvements available to the community, due to limited public funds that are insufficient to address new capital improvements;
  - c. The proposed improvements will assist in the elimination of physical blighting conditions within the Project Area by putting a new park in a location that used to contain several dilapidated buildings;
  - d. The proposed facility is consistent with the Implementation Plan for the Project Area, which calls for the building of parks and providing recreational opportunities for area residents; and
2. Consent to the payments by the Redevelopment Agency for the County of Riverside for the proposed Eller Park Project.

(continued on Page 2)

*Robin Zimpfer*

RZ::DL:TE:AF:DL  
S:\RDACOM\DISS\Romoland\Eller Park\6.0  
Planning\Environmental\City of Menifee\EDA-001a-F11.doc

Robin Zimpfer  
Assistant County Executive Officer/EDA

<b>FINANCIAL DATA</b>	Current F.Y. Total Cost:	\$ 0	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	08/09

**COMPANION ITEM ON BOARD OF DIRECTORS AGENDA: YES**

<b>SOURCE OF FUNDS:</b> I-215 Corridor Redevelopment Project Area Capital Improvement Funds	<b>Positions To Be Deleted Per A-30</b>	<input type="checkbox"/>
	<b>Requires 4/5 Vote</b>	<input type="checkbox"/>

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

BY *Jennifer L. Sargent*  
Jennifer L. Sargent

**County Executive Office Signature**

FORM APPROVED COUNTY COUNSEL  
DATE 3/19/09  
MICHELLE CLACK

Departmental Concurrence

Policy  Policy   
Consent  Consent

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

Prev. Agn. Ref.: 12/12/06, Item 3.12 & 4.4; 6/3/08, Item 4.4

District: 5

Agenda Number:

**3.19**

**BACKGROUND:** In 2005, the Redevelopment Agency acquired 5.24-acres located on the northeast corner of Antelope Road and Highway 74 in the community of Romoland, City of Menifee, for the development of a new community park. On December 12, 2006, the Board of Directors approved a landscape architectural services agreement with RHA Landscape Architects Planners, Inc., based on their experience and qualifications with similar projects.

A portion of the site was previously developed and included several blighted structures including two homes, a garage, and an abandoned mobile home, all of which have been removed. Plans for the 5.24-acre park include a parking lot with 35 parking spaces (including 3 ADA-accessible spaces), tot-lot play area, two picnic areas with 17 picnic tables, a lighted baseball/softball diamond, a basketball court, walking trail, open turf area, landscaping, and a restroom/concession building. The chain link fence along the northern property line will be replaced with a wrought iron fence, and the dilapidated fence along the eastern property line will be replaced with a block wall. Curb, gutter, sidewalk, street improvements and the primary vehicular access point will be provided on Antelope Road.

The development of the Project is consistent with the Redevelopment Agency's Implementation Plan, which calls for the building of parks and providing recreational opportunities for area residents.

Staff recommends consent and approval as indicated above.