

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

434



FROM: Redevelopment Agency

SUBMITTAL DATE:
January 20, 2010

SUBJECT: Temescal Valley Regional Sports Park – Findings and Reimbursement Agreement

RECOMMENDED MOTION: That the Board of Directors:

1. Make the following findings pursuant to Section 33445 of the Health and Safety Code:
 - a) The Temescal Valley Sports Park Project is of benefit to the El Cerrito/Temescal Canyon Sub-Area of the 1-1986 Redevelopment Project Area by assisting in the elimination of physical and economic blighting conditions in the vicinity of the El Cerrito/Temescal Canyon Sub-Area by providing a new sports park facility;
 - b) No other reasonable means of financing the project are available to the community due to the fact that the current economic crisis has substantially reduced the community's revenues to fund the project;
 - c) The payment of funds for the cost of the project is consistent with the Implementation Plan for the Project Area and is necessary to effectuate the purpose of the Project Area's Redevelopment Plan, which calls for construction of park and recreational facilities;

Christina
(Continued)
Christina

Robert Field
Robert Field
Executive Director

FINANCIAL DATA	Current F.Y. Total Cost:	\$ 11,430,527	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	2010/11

COMPANION ITEM ON BOARD OF SUPERVISORS AGENDA: Yes

SOURCE OF FUNDS: 1-1986 Redevelopment Project Area Capital Improvement Funds – El Cerrito/Temescal Canyon Sub-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*
County Executive Office Signature

4.1

Prev. Agn. Ref.: 3.21, 12/18/07; 3.22, 9/17/10; 9.6, 1/9/10 **District:** 1 **Agenda Number:**

FISCAL PROCEDURES APPROVED
 PAUL ANGULO, CPA, AUDITOR-CONTROLLER
 BY: *Samuel Wong* 1/27/11
 SAMUEL WONG
 Departmental Concurrence
 DATE: 1-27-11
 ANITA C. WILLIS
 FORM APPROVED COUNTY COUNSEL
 BY: *Anita C. Willis* 1-27-11

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

RECOMMENDED MOTION: (Continued)

2. Approve and authorize the Chairman of the Board to execute the attached agreement between the Redevelopment Agency for the County of Riverside and the County on behalf of County Service Area 152B, providing \$532,394 in redevelopment funds for the design of the Temescal Canyon Road Improvement Project, a separate but related project;
3. Authorize the Executive Director of the Redevelopment Agency, or designee, to execute and take all necessary steps to implement this agreement including signing subsequent necessary and related documents to complete this transaction;
4. Approve the total project budget of \$10,898,133;
5. Upon completion of the bid process for the construction of the Temescal Valley Regional Sports Park, award the bid to the lowest responsive and responsible bidder and authorize the Chairman of the Board to execute the agreement on behalf of the Board of Directors between the lowest responsive and responsible bidder and the Redevelopment Agency for the County of Riverside provided that there are no bid protests and that the lowest bid does not exceed the estimated construction budget; and
6. Delegate project management authority for the project to the Executive Director of the Redevelopment Agency for the County of Riverside in accordance with Board policies.

BACKGROUND: On December 18, 2007, item 3.21, the County of Riverside on behalf of County Service Area 152 B (CSA 152B) entered into an agreement with David Evan's and Associates to provide landscape, architectural, and engineering design services for the Temescal Valley Regional Sports Park Project. The Redevelopment Agency for the County of Riverside is proposing to reimburse CSA 152 B for the landscape, architectural, and engineering design development services.

Health and Safety Code Section 33445 provides that the Redevelopment Agency may pay for the design development of publicly owned facilities, either within or outside the project area, if a finding is made that such improvements would be of benefit to the project area and that no other reasonable means of financing such construction is available to the community. The location of the sports park is one and half miles from the southern boundary of the El Cerrito/Temescal Canyon Sub-Area.

The development of the sports park facility will assist in eliminating physical and economic blighting conditions within the El Cerrito/Temescal Canyon Sub-Area. The sports park will accommodate the existing and future recreational needs of the El Cerrito/Temescal Canyon Sub-Area and surrounding community.

The attached agreement between the Redevelopment Agency and County of Riverside on behalf of CSA 152 B is proposing to reimburse CSA 152 B a total of \$532,394 in 1-1986 Redevelopment Project Area Capital Improvement Funds – El Cerrito/Temescal Canyon Sub-Area for landscape, architectural, engineering design services, and environmental services that included the Multi Species Habitat Conservation Plan fees for the Temescal Valley Regional Sports Park Project. County Counsel has approved the agreement as to form.

(Continued)

BACKGROUND: (Continued)

On September 14, 2010, the Board approved the plans and specifications for the Temescal Valley Regional Sports Park and authorized the Clerk of the Board to advertise the Notice Inviting Bids. The project was advertised in the Press Enterprise on January 13 and 20, 2011 and was advertised on the Riverside County Economic Development Agency website. A mandatory job walk is scheduled to be held on January 27, 2010 at 9:00am. All bids are due at the Clerk of the Board by 10:00am on February 10, 2011. The construction agreement will be awarded to the lowest responsive and responsible bidder following review and approval of the bid submittals and contract by County Counsel.

In order to keep the project moving forward and meet project schedule commitments, staff recommends the Board of Directors award the bid to the lowest responsive and responsible bidder and authorize the Chairman of the Board to execute the agreement on behalf of the Board of Directors between the lowest responsive and responsible bidder and the Redevelopment Agency for the County of Riverside provided that there are no bid protests and that the lowest bid does not exceed the estimated construction budget. The executed construction agreement will be presented to the Board of Directors for ratification under separate cover with the final approved contract amount and any necessary budget adjustments.

The project budget has been programmed as follows:

Project Budget:

Construction	\$8,250,000
Project Management	\$175,000
Testing, Inspection, and Miscellaneous Costs	\$400,000
Utility and Development Fees	\$300,000
Construction Management Costs	\$250,000
Architectural and Engineering Services Design Fees	\$354,275
MSHCP Fees	\$178,119
Project Contingency	\$990,739
Total:	\$10,898,133

Agency staff recommends that the Board of Directors make the findings, approve and authorize the Chairman of the Board to execute the attached agreement between the Redevelopment Agency for the County of Riverside and County Service Area 152B, authorize the Executive Director of the Redevelopment Agency, or designee, to execute and take all necessary steps to implement this agreement including signing subsequent necessary and related documents to complete this transaction, adopt Resolution No. 2011-023, approve the total project budget of 10,898,133, award the bid to the lowest responsive and responsible bidder and authorize the Chairman of the Board to execute the agreement on behalf of the Board of Directors between the lowest responsive and responsible bidder and the Redevelopment Agency for the County of Riverside provided that there are no bid protests and that the lowest bid does not exceed the estimated construction budget, and delegate project management authority for the project to the Executive Director of the Redevelopment Agency for the County of Riverside in accordance with Board policies for the project.

Attached: Reimbursement Agreement