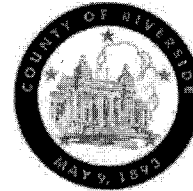


SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



ITEM
3.15
(ID # 10158)

MEETING DATE:

Tuesday, June 25, 2019

FROM : ECONOMIC DEVELOPMENT AGENCY (EDA):

SUBJECT: ECONOMIC DEVELOPMENT AGENCY (EDA): Lakeland Village Community Center HVAC Replacement Project for Building B (Phase I) and Building E (Phase II) - California Environmental Quality Act Exempt and Approval of Project Budget, District 1. [\$192,598 – 1st District Developer Agreement Funds - Fund 30556-DA-PF-SD-1 - 100%]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Find that the Lakeland Village Community Center HVAC Replacement (Lakeland HVAC Replacement) Project is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15301, Class 1 Existing Facilities Exemption, 15302 Class 2 Replacement or Reconstruction, and Section 15061 (b)(3) "Common Sense" Exemption;
2. Approve a project budget in the amount not to exceed of \$192,598 for the Lakeland HVAC Replacement Project;
3. Authorize use of 1st District Developer Agreement Funds – Fund 30556-DA-PF-SD-1 not to exceed \$192,598, including reimbursement to the Economic Development Agency (EDA) for incurred project related expenses;

Continued on Page 2

ACTION: Policy, CIP

Robert Field, Assistant County Executive Officer/ECD

6/12/2019

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Perez, seconded by Supervisor Hewitt and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Spiegel, Washington, Perez and Hewitt
Nays: None
Absent: None
Date: June 25, 2019
xc: EDA, Purchasing

Kecia Harper
Clerk of the Board
By:
Deputy

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STATE OF CALIFORNIA**

RECOMMENDED MOTION: That the Board of Supervisors:

4. Delegate project management authority for the Project to the Assistant County Executive Officer/ECD in accordance with applicable Board policies, including the authority to utilize consultants on the approved pre-qualified list for services in connection with the Project, and within the approved project budget; and
5. Authorize the Purchasing Agent to execute pre-qualified consultant service agreements not to exceed \$100,000 per pre-qualified consultant, per fiscal year, in accordance with applicable Board policies for this project, and the sum of all project contracts shall not exceed \$192,598.

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 192,598	\$ 0	\$ 192,598	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: 1 st District Developer Agreement Funds – Fund 30556-DA-PF-SD-1 - 100%			Budget Adjustment: No	
			For Fiscal Year: 2019/20	

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

On March 10, 2015, Item 3-16, the Board of Supervisors (Board) approved Resolution No. 2015-042, authorizing the purchase of the Butterfield Elementary School site for the purpose of converting it into the Lakeland Village Community Center. The Lakeland Village Community Center opened on June 13, 2016 and has provided amenities to the community through a multipurpose room, a performance stage, an arts and crafts room, a dance studio, meeting space, a children's activity room, as well as administrative space. However, the existing classroom buildings on the property are in disrepair. Several buildings on the site will be remodeled and renovated to allow for the provision of additional public and private services.

On October 31, 2017, Item 3.15, the Board approved the Lakeland Village Community Center Tenant Improvements Project in-principle which included HVAC upgrades and other exterior improvements to select buildings.

The project scope for the Lakeland HVAC Replacement Project for Building B (Phase I) and Building E (Phase II), will include the installation of ten (10) Gas/Electric rooftop package units at each building. All units will be energy efficient to comply with current Title 24 standards, industry standards and all applicable codes.

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

BACKGROUND:

Summary (Continued)

EDA recommends the Board approve the project budget for the Lakeland HVAC Replacement Project in the amount not to exceed of \$192,598 to begin the development phase of the project. EDA will pursue the most cost effective project delivery method and award in accordance with applicable Board policies.

With certainty, there is no possibility that the project will have a significant effect on the environment. The project, as proposed, is limited to the replacement of existing equipment at an existing County facility.

The use of the facility would continue to provide community services to the public; the replacement of the HVAC units would not change the use and would not result in an increase in capacity or intensity of use. Therefore, the Project is exempt as the project meets the scope and intent of the Common Sense Exemption identified in Section 15061 (b)(3), Class 1 Existing Facilities Exemption identified in Section 15301, and Class 2 Replacement or Reconstruction Exemption identified in Section 15302. A Notice of Exemption will be filed by EDA staff with the County Clerk within five days of Board approval.

Impact on Residents and Businesses

The Lakeland HVAC Replacement Project will improve the provision of programs to the residents utilizing the community center Buildings B and E as well as provide a place for recreation.

Additional Fiscal Information

The approximate allocation of the project budget is as follows:

PROJECT BUDGET LINE ITEMS	CATEGORY	PROJECT BUDGET AMOUNT
Architectural Design	1	0
Construction Management	2	0
Construction Contract	3	192,598
Offsite Construction	4	0
Project Management	5	0
Fixtures, Furnishings, Equipment	6	0
Other Soft Costs / Specialty Consultants	7	0
Project Contingency	8	0
Minor Construction	9	0
Project Budget		\$ 192,598

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All costs associated with this Board action will be expended in FY 2019/20 and are 100% funded by 1st District Developer Agreement Funds – Fund 30556-DA-PF-SD-1.


RF:HM:VC:SP:GG:SC;mg

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Rohini Dasika, Principal Management Analyst 6/17/2019


Gregory L. Priamos, Director County Counsel 6/13/2019