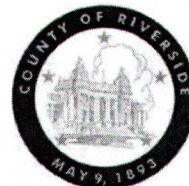


**SUBMITTAL TO THE BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**



**ITEM: 3.4  
(ID # 17007)**

**MEETING DATE:**

Tuesday, October 05, 2021

**FROM :** FACILITIES MANAGEMENT AND RIVERSIDE UNIVERSITY HEALTH SYSTEM :

**SUBJECT:** FACILITIES MANAGEMENT (FM) AND RIVERSIDE UNIVERSITY HEALTH SYSTEM: Riverside University Health System Medical Center Emergency Department Area "B" Doors Renovation Project - California Environmental Quality Act Exempt, Approval of In-Principle and Preliminary Project Budget, District 5. [\$233,090, 100% RUHS Enterprise Fund 40050]

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

1. Approve the Riverside University Health System Medical Center Emergency Department Area "B" Doors Renovation (RUHS-MC ED Area "B" Doors Renovation) Project for inclusion in the Capital Improvement Program (CIP);
2. Find that the Project is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Sections 15301, Class 1 Existing Facilities Exemption and Section 15061 (b)(3) "Common Sense" Exemption;

Continued on Page 2

**ACTION:Policy, CIP**

  
Rose Salgado, Director of Facilities Management 9/22/2021

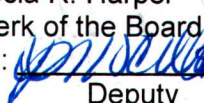
  
Jennifer Cruikshank, Chief Executive Officer - Health System 9/23/2021

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**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Spiegel, seconded by Supervisor Washington 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: October 5, 2021  
xc: FM, RUHS

Kecia R. Harper  
Clerk of the Board  
By:   
Deputy

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STATE OF CALIFORNIA**

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

3. Approve in-principle the RUHS-MC ED Area “B” Doors Renovation Project located in Moreno Valley; to improve functionality of the facility and provide contactless entry into Area “B” of the Emergency Department;
4. Approve a preliminary project budget in the amount not to exceed of \$233,090 for the Project;
5. Authorize the use of RUHS Enterprise Fund 40050 in the amount not to exceed \$233,090, including reimbursement to Facilities Management (FM) for incurred project related expenses;
6. Delegate project management authority for the Project to the Director of Facilities Management 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 are within the approved project budget; and
7. 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 contracts shall not exceed \$233,090.

<b>FINANCIAL DATA</b>	<b>Current Fiscal Year:</b>	<b>Next Fiscal Year:</b>	<b>Total Cost:</b>	<b>Ongoing Cost</b>
<b>COST</b>	\$ 233,090	\$ 0	\$ 233,090	\$ 0
<b>NET COUNTY COST</b>	\$ 0	\$ 0	\$ 0	\$ 0
<b>SOURCE OF FUNDS:</b> RUHS Enterprise Fund 40050 - 100%			<b>Budget Adjustment:</b> No	
			<b>For Fiscal Year:</b> 2021/22	

**C.E.O. RECOMMENDATION:** Approve

**BACKGROUND:**

**Summary**

RUHS Medical Center is seeking to renovate the Emergency Department Area “B” doors to improve the functionality of the facility, provide hospital patrons with contactless entry into the area and tie in the automated doors with the hospital fire alarm system. The scope of work for the Project includes but is not limited to: redesign of the suite to accommodate the equipment being relocated to the space and anchorage of the equipment; redesign of the control room to meet shielding code requirements; demolition and reconstruction of the control room wall and

**SUBMITTAL TO THE BOARD OF SUPERVISORS COUNTY OF RIVERSIDE,  
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window; electrical and data relocation; removal of existing equipment track in the ceiling and fire sprinkler relocation; patch and paint, and installation of new flooring.

Facilities Management (FM) recommends the Board of Supervisors (Board) approve the RUHS-MC ED Area "B" Doors Renovation Project and the preliminary project budget in the not to exceed amount of \$233,090 to meet project schedule commitments. FM will procure the most cost-effective project delivery method and award in accordance with applicable Board policies.

With certainty, there is no possibility that the RUHS-MC ED Area "B" Doors Renovation Project may have a significant effect on the environment. The Project, as proposed, is limited to interior modifications within the Emergency Department Area B to redesign the existing medical space to provide contactless entry and tie in the automated doors with the fire alarm system. The use of the facility would continue to provide public services and would not result in a significant increase in capacity or intensity of use. Therefore, the RUHS-MC ED Area "B" Doors Renovation Project is exempt as the project meets the scope and intent of the Common Sense Exemption identified in Section 15061 (b)(3), and Class 1 Existing Facilities I Exemption identified in Section 15301. A Notice of Exemption will be filed by FM staff with the County Clerk within five days of Board approval.

**Impact on Residents and Businesses**

The RUHS-MC ED Area "B" Doors Renovation Project will improve the functionality of the facility and provide automated doors for contactless entry into Area "B" of the Emergency Department for hospital patrons.

**Additional Fiscal Information**

The approximate allocation of the preliminary project budget is as follows:

<b>BUDGET LINE ITEMS</b>	<b>BUDGET AMOUNT</b>
DESIGN PROFESSIONAL OF RECORD	27,100
SPECIALTY CONSULTANTS	3,000
REGULATORY PERMITTING	2,500
CONSTRUCTION	147,300
COUNTY ADMINISTRATION	32,000
REAL ESTATE	0
PROJECT CONTINGENCY	21,190
<b>PRELIMINARY PROJECT BUDGET</b>	<b>\$ 233,090</b>

All costs associated with this Board action will be 100% funded by RUHS Enterprise Fund 40050 and will be expended in FY 2021/22.

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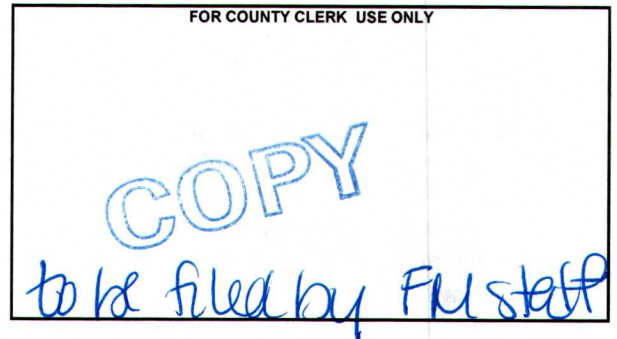
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G:\Project Management Office\FORM 11'S\FORM 11's\_In Process\17007\_D3 - 010056 - RUHS-MC Emerg Dept Area B Doors  
Renov Proj - In-Princ & Prelim ProjBdgt\_100521.doc

  
Tina Grande, Director of Purchasing and Fleet Services                      9/20/2021

  
Meghan Hahn, Administrative Analyst                      9/26/2021

  
Gregory V. Priamos, Director County Counsel                      9/23/2021

**Riverside County**  
**Facilities Management**  
3133 Mission Inn Avenue, Riverside, CA 92507



**NOTICE OF EXEMPTION**

August 24, 2021

**Project Name:** Riverside University Health System Medical Center Emergency Department (RUHS-MC ED) Area B Doors Renovation Project

**Project Number:** FM08430010056

**Project Location:** 26520 Cactus Avenue, west of Nason Street, Moreno Valley, County of Riverside, California; Assessor's Parcel Number (APN): 486-280-037

**Description of Project:** The RUHS-MC ED is seeking to renovate the Area "B" doors to improve the functionality of the facility, provide hospital patrons with contactless entry into the area and tie in the automated doors with the hospital fire alarm system. The scope of work for the project includes, but is not limited to, redesign of the suite to accommodate the equipment being relocated to the space and anchorage of the equipment; redesign of the control room to meet shielding code requirements; demolition and reconstruction of the control room wall and window; electrical and data relocation; removal of existing equipment track in the ceiling and fire sprinkler relocation; patch and paint, and installation of new flooring. The renovation of Area B within the RUHS-MC ED Doors and accommodating improvements is identified as the proposed project under the California Environmental Quality Act (CEQA). The operation of the facility will continue to provide public services and will not result in a change or expansion of existing use. No additional direct or indirect physical environmental impacts are anticipated.

**Name of Public Agency Approving Project:** Riverside County Facilities Management

**Name of Person or Agency Carrying Out Project:** Riverside County Facilities Management

**Exempt Status:** State California Environmental Quality Act (CEQA) Guidelines, Section 15301 Existing Facilities Exemption; 15061(b) (3), General Rule or "Common Sense" Exemption, Codified under Title 14, Articles 5 and 19, Sections 15061, and 15301.

**Reasons Why Project is Exempt:** The proposed project is categorically exempt from the provisions of CEQA specifically by the State CEQA Guidelines as identified below. The project will not result in any specific or general exceptions to the use of the categorical exemption as detailed under State CEQA Guidelines Section 15300.2. The project will not cause an impact to an environmental resource of hazardous or critical concern nor would the project include unusual circumstances which could have the possibility of having a significant effect on the environment. The project would not result in impacts to scenic highways, hazardous waste sites, historic resources, or other sensitive natural environments, or have a cumulative effect to the environment. No significant environmental impacts are anticipated to occur with the renovation of Area B within the existing RUHS MC ED.

- **Section 15301 (b)–Existing Facilities:** This Class 1 categorical exemption includes the operation, repair, maintenance, leasing, or minor alteration of existing public or private structures or facilities, provided the exemption only involves negligible or no expansion of the previous site’s use. The project, as proposed, is limited to interior modifications to improve the functionality of the facility by the relocation of existing equipment, anchoring of the equipment, a redesign of the control room to meet shielding code requirements; and reconstruction of the control room wall and window; electrical and data relocation; removal of existing equipment track in the ceiling and fire sprinkler relocation; patch and paint, and installation of new flooring. The use of the facilities would continue to provide public services and would not result in a significant increase in capacity or intensity of use. Therefore, the project is exempt as it meets the scope and intent of the Categorical Exemption identified in Section 15301, Article 19, Categorical Exemptions of the CEQA Guidelines.
- **Section 15061 (b) (3) – “Common Sense” Exemption:** In accordance with CEQA, the use of the Common Sense Exemption is based on the “general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment.” State CEQA Guidelines, Section 15061(b) (3). The use of this exemption is appropriate if “it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment.” *Ibid*. This determination is an issue of fact and if sufficient evidence exists in the record that the activity cannot have a significant effect on the environment, then the exemption applies and no further evaluation under CEQA is required. See *No Oil, Inc. v. City of Los Angeles* (1974) 13 Cal. 3d 68. The ruling in this case stated that if a project falls within a category exempt by administrative regulation or 'it can be seen with certainty that the activity in question will not have a significant effect on the environment', no further agency evaluation is required. With certainty, there is no possibility that the project may have a significant effect on the environment. The proposed redesign of the existing Area B to accommodate contactless entry at the RUHS-MC ED will not result in any direct or indirect physical environmental impacts. The improvements would occur within existing facility, would not alter the footprint and is being completed to create a compliant and safe health facility. The use of the facility for public health services would remain unchanged. Therefore, in no way, would the project as proposed have the potential to cause a significant environmental impact and the project is exempt from further CEQA analysis.

Based upon the identified exemptions above, the County of Riverside, Facilities Management hereby concludes that no physical environmental impacts are anticipated to occur and the project as proposed is exempt under CEQA. No further environmental analysis is warranted.

Signed:  \_\_\_\_\_ Date: 8-24-2021

Mike Sullivan, Senior Environmental Planner  
County of Riverside, Facilities Management