

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



**ITEM: 19.2
(ID # 18434)**

MEETING DATE:
Tuesday, March 01, 2022

FROM : (RUHS) RIVERSIDE UNIVERSITY HEALTH SYSTEM:

SUBJECT: RIVERSIDE UNIVERSITY HEALTH SYSTEM - MEDICAL CENTER: Public Hearing on the approval of a proposed Donation Agreement pursuant to Ordinance 954, All Districts.

RECOMMENDED MOTION: That the Board of Supervisors:

1. Conduct a public hearing to obtain views and opinions of citizens and other interested parties on a proposed Donation Agreement with KB Home Inland Empire, Inc. related to the RUHS Medical Center's Riverside County Child Assessment Center.
2. Approve the proposed Donation Agreement with KB Homes and authorize the Chairperson of the Board to execute the agreement on behalf of the County.

ACTION:Policy


Jennifer Cruikshank, Chief Executive Officer - Health System 2/18/2022

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: March 1, 2022
xc: RUHS-MC

Kecia R. Harper
Clerk of the Board

By: 
Deputy

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

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$0	\$0	\$0	\$0
NET COUNTY COST	\$0	\$0	\$0	\$0
SOURCE OF FUNDS: N/A			Budget Adjustment:	No
			For Fiscal Year:	N/A

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

In 2020 the Board adopted Ordinance 954 (January 7, 2020; # 11610) to encourage philanthropy in support of the County's Health System. Among other things, the Ordinance permits the County to approve commercial uses of certain county property, in accordance with an approved marketing plan, for that purpose. Such a marketing plan was approved by the Board on April 7, 2020, (#11977) and opportunities like the one outlined in the Donation Agreement with KB Home Inland Empire, Inc. are part of that plan.

The Riverside County Child Assessment Team Center is the home base for the Riverside County Child Assessment Team (RCCAT), which provides forensic exams, forensic interviews, therapy, and social services to children from infants to age 17 who have experienced abuse and neglect. The Team sees more than 1400 children year from all parts of the County. More than half of the children are under six years of age. The Center also increasingly is called to provide services to the victims of child sex trafficking. As part of a facilities reorganization in 2020 the Child Abuse and Neglect Unit was able to be relocated into a new, larger, child-friendly healing environment. In exchange for KB Home's donor contribution of more than \$250,000, the RCCAT Center will be known as "KB Home Family Room" and the signage described in the Donation Agreement will be displayed.

KB Home has been a longtime supporter of programs that serve families and children in Riverside County.

Impact on Residents and Businesses

The donation from KB Home will support expansion of the facilities and services so that those in need of them can be treated faster with more services delivered on site.


Jacqueline Ruiz, Sr. Management Analyst 2/22/2022


Gregory P. Priamos, Director County Counsel 2/18/2022

DONATION AGREEMENT

This DONATION AGREEMENT ("Agreement"), is between KB Home Inland Empire, Inc., a corporation ("Donor"), and the County of Riverside, a political subdivision of the State of California, acting by and through its Board of Supervisors ("County"), sometimes collectively referred hereafter to as the "Parties".

THIS AGREEMENT is made with reference to the following facts and circumstances:

- A. The County owns, maintains, operates and manages an integrated system of healthcare facilities and programs known as "Riverside University Health System" (RUHS).
- B. RUHS includes a licensed acute care hospital, Riverside University Health System Medical Center (RUHSMC), several federally qualified health centers, behavioral health treatment facilities and Public Health related programs and services at various locations. All RUHS facilities and activities are owned, operated by and located within the County of Riverside.
- C. The operations of RUHS are supported by funding from various sources, including philanthropic donations made to the RUHS Foundation, a charitable foundation supporting RUHS (Foundation); and
- D. The County has adopted an Ordinance under which it may enter into Agreements relating to signage on County facilities designed to recognize philanthropic donations in support of RUHS.
- E. Donor has requested such signage in acknowledgement of its donation to RUHS.

And therefore, the parties agree as follows:


1. In exchange for Donor's contribution of more than \$250,000 to the Foundation (a) the RUHS program services related to *the Riverside County Child Assessment Team Center* will be known as the "KB Home Family Room" and (b) the name of Donor/KB Home will be displayed on signage in the *Riverside County Child Assessment Center* from the date of approval by the County Board of Supervisors for as long as the facility is being used for the purpose of providing healthcare services as part of RUHS.
2. This signage will not transfer to a new facility if RUHSMC is replaced or ceases to operate as a licensed acute care hospital. However, if RUHSMC is replaced or ceases to operate before the expiration of 25 years, the County may, at its sole option, bring back to the Board of Supervisors a proposal to consider naming an alternate County facility or subpart for the remainder of the term, which approval will be solely within the discretion of the then County

Board of Supervisors.

3. The parties have agreed that Donor's contribution to the Foundation qualifying Donor for such recognition will be paid according to the following schedule:

\$250,000 contribution, completed as of June 30 2021

Failure by Donor to complete these anticipated contributions may, at the County's sole discretion, result in revocation of the naming of the program and/or removal of the signage described in paragraph 1.

4. The donor signage and / or naming recognition obtained pursuant to this Agreement is not assignable or transferrable. Any attempt to assign or transfer any right or obligation under this Agreement will terminate the Agreement.
5. All font, color, dimensions, special effects, size, and styles of all proposed signage of Donor's logo  on a County facility shall be subject to approval by the County Board of Supervisors, whose decisions are final, absolute and within the County's sole discretion. The signage requested by Donor is illustrated and described in Attachment "A". County will coordinate with Donor to properly reproduce Donor's logo in accordance with the style guides from Donor's corporate marketing department.
6. The County has worked with Donor on design, color, size, font, dimensions, special effects, materials, fabrication, and installation of the signage; however, the County shall procure the signage and have the final approval of such signage and shall have complete control and management over the signage, including any maintenance and repairs as the County determines appropriate.
7. The signage shall only reference a donor's or an honoree's name, without logo, symbols or other attributes, and such other words or depictions as County, in its sole discretion may authorize. In certain circumstances, the County may approve the use of logos, symbols, or other attributes in its sole discretion.
8. All possible signage locations are offered on a first-come, first-served basis. An available location for signage is only reserved when all the following steps have been completed:
 - a. This agreement has been signed by donor and submitted to the RUHS Foundation for presentation to the Board of Supervisors.

- b. The donation described herein has been made by the donor and acknowledged as received by the RUHS Foundation; and
 - c. The County's Board of Supervisors has approved this Agreement.
- 9. The County has sole and absolute discretion to select and determine which and whether donors will have their donations recognized with signage on County facilities or programs.
- 10. All signage described herein is and shall remain the exclusive property of the County.
- 11. All signage must comply with and be consistent with County policies and codes, including County's nutritional food and beverage standards, ethics standards, smoking policies and other policies and other policies, standards or requirements as determined applicable by the Board of Supervisors in its sole and absolute discretion.
- 12. Nothing in this Agreement limits the County's right to use in any manner, or not use, the building where the signage described herein is located.
- 13. Nothing in this Agreement requires the County to continue a program named in accordance with this Agreement.
- 14. **Intellectual Property Indemnity** - Donor represents and warrants for the benefit of the County, that Donor is the exclusive owner of all rights, title, and interest in and to the donor's or honoree's name, logos and other depictions provided for inclusion as part of the signage, regardless of whether it is used in the signage. Donor shall defend, indemnify, and hold the County harmless against all claims, actions, lawsuits, causes of action and litigation (including but not limited to all judgments, costs, fees, and reasonable attorney's fees) by any and all third parties alleging the Donor's name, honoree's name, logos, or other depictions provided for inclusion as part of the signage infringe upon any intellectual property rights of any third parties. This provision shall survive expiration, cancellation, or termination of this agreement.
- 15. **Use of County Intellectual Property** - Donor shall not publicize or use, or allow anyone else to use, the name, trade name, trade dress, seal, logo, or other proprietary information

of the County in any manner unless otherwise expressly allowed in a written agreement between Donor and the County. Provided, however, to the extent approved by County, Donor and Donor's parent company KB Home, will have the right, but not the obligation to publicize and reproduce images of the "KB Home Family Room" in press releases, annual reports, on its websites, social media accounts, and other marketing opportunities, and the parties will reasonably cooperate to jointly develop other mutually agreed upon promotional activities between the parties, which will be at County's sole discretion.

16. **Choice of Law** - All rights and duties arising from or relating in any way to the granting of naming rights or recognition, or actions contemplated by this Agreement, shall be governed by, construed, and enforced in accordance with, the laws of the State of California (excluding any conflicts of law provisions that would refer to and apply the substantive laws of another jurisdiction).
17. **Jurisdiction and Venue** - Any suit or proceeding filed by or brought against the County arising from or relating in any way to the granting of naming rights or recognition or actions contemplated by this Agreement shall be brought only in Riverside County, California. Donor consents to the exclusive personal jurisdiction and venue of the courts, state and federal, located in Riverside County regarding any such suit or proceeding.
18. **Limitation of Liability** - UNDER NO CIRCUMSTANCES SHALL COUNTY BE LIABLE TO DONOR FOR ANY CONSEQUENTIAL, INCIDENTAL, INDIRECT, EXEMPLARY, SPECIAL OR PUNITIVE DAMAGES, REGARDLESS OF WHETHER THE CLAIM ARISES IN CONTRACT OR NEGLIGENCE (EXCLUDING DAMAGES DIRECTLY AND SOLELY CAUSED BY COUNTY'S GROSS NEGLIGENCE OR WILLFUL MISCONDUCT), EVEN IF COUNTY OR RUHS FOUNDATION OR DONOR HAVE BEEN ADVISED OF THE POSSIBILITY THEREOF.
19. **Remedies** - Each party may enforce its rights under this Agreement by way of an action for specific performance or by any other appropriate remedy at law or equity.
20. **Amendment** - Any amendments to this Agreement, including any amendments to any Attachments to this Agreement, shall be in writing and signed by both parties.
21. **Entire Agreement** - This Agreement, including any Attachments, constitutes the entire agreement between the parties with respect to the subject matter of this Agreement, and it

22. **Severability** – In the event any provision of this Agreement shall be held by any court of competent jurisdiction to be illegal, invalid, or unenforceable for any reason the remaining portions of this Agreement shall nonetheless remain in full force and effect.

23. **Construction of Agreement** – The section and other headings in this Agreement have been inserted for convenience only and shall not be considered or referred to in resolving questions of interpretation or construction.


24. **Execution** – This Agreement may be executed in any number of counterparts, each of which shall be deemed to be an original, but all together shall constitute but one and the same agreement.

IN WITNESS WHEREOF, the County and the Donor have caused this Agreement to be executed each on its behalf as of the latest date written below.

COUNTY OF RIVERSIDE, a political subdivision of the State of California

(Donor Name) KB Home Inland Empire, Inc.

By: 
Name: **JEFF HEWITT**
Title: Chairman, Board of Supervisors
Date: MAR 01 2022

By: 
Name: **JOHN FENN**
Title: **DIVISION PRESIDENT**
Date: 12.21.2021


ATTEST:

Kecia R. Harper
Clerk of the Board

By: 
Deputy

APPROVED AS TO FORM:

Gregory P. Priamos
County Counsel

By: 
Name: **Martha Ann Knutson**
Title: **Deputy County Counsel**
Date: February 18, 2022

supersedes all prior agreements with respect to such subject matter, whether oral or written,






Donation Agreement - KB Homes

Final Audit Report

2022-02-18

Created:	2022-02-18
By:	Jeanette Bates (jbates@ruhealth.org)
Status:	Signed
Transaction ID:	CBJCHBCAABAAAdSyk_HhexRZis0jANWmRvQTKwseCJXyH

"Donation Agreement - KB Homes" History

-  Document created by Jeanette Bates (jbates@ruhealth.org)
2022-02-18 - 3:33:15 PM GMT
-  Document emailed to Martha Ann Knutson (mknutson@rivco.org) for signature
2022-02-18 - 3:34:09 PM GMT
-  Email viewed by Martha Ann Knutson (mknutson@rivco.org)
2022-02-18 - 4:27:07 PM GMT
-  Document e-signed by Martha Ann Knutson (mknutson@rivco.org)
Signature Date: 2022-02-18 - 4:28:53 PM GMT - Time Source: server
-  Agreement completed.
2022-02-18 - 4:28:53 PM GMT



PROOF OF PUBLICATION

STATE OF CALIFORNIA SS.
COUNTY OF RIVERSIDE

RIVERSIDE UNIVERSITY HEALTH
26520 CACTUS AVE

MORENO VALLEY CA 92555

NOTICE OF PUBLIC HEARING AND INVITATION FOR PUBLIC COMMENT

Pursuant to Riverside County Ordinance 954, the Riverside University Health System hereby notifies members of the public that the County of Riverside Board of Supervisors will hold a public hearing to obtain the views and comments of the residents and other interested parties regarding:
1. A Donation Agreement with KB Home related to signage at the RUHS Medical Center's Riverside County Child Assessment Center.
2. A Donation Agreement with Donna L. Knox related to signage at the Wellness Walk located on the campus of the RUHS Medical Center in Moreno Valley. The Donation Agreements can be reviewed on the Agenda of the Board of Supervisors for March 1, 2022 meeting or by requesting a copy from Nicole Orr, RUHS Foundation, at n.orr@ruhealth.org
The public hearing will be held at approximately 9:30 a.m. on March 1, 2022 in the Board of Supervisors' Chambers, County Administrative Center, 4080 Lemon Street, First Floor, Riverside CA. The public may present written or oral comments during the public hearing. Written comments and requests to speak via telephone should be directed to the Clerk of the Board of Supervisors at <https://www.rivcocob.org/comments>. Those who wish to speak at the hearing should complete and submit a "speaker card" to the Clerk at the Chambers prior to the beginning of the meeting.
Published: 2/3-2/6, 2/9-2/13, 2/16/2022

I am over the age of 18 years old, a citizen of the United States and not a party to, or have interest in this matter. I hereby certify that the attached advertisement appeared in said newspaper (set in type not smaller than non pariel) in each and entire issue of said newspaper and not in any supplement thereof of the following issue dates, to wit:

- 02/03/2022, 02/04/2022, 02/05/2022,
- 02/06/2022, 02/09/2022, 02/10/2022,
- 02/11/2022, 02/12/2022, 02/13/2022,
- 02/16/2022

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Published: 2/3-2/6, 2/9-2/13, 2/16/2022

I acknowledge that I am a principal clerk of the printer of The Desert Sun, printed and published weekly in the City of Palm Springs, County of Riverside, State of California. The Desert Sun was adjudicated a Newspaper of general circulation on March 24, 1988 by the Superior Court of the County of Riverside, State of California Case No. 191236.

I certify under penalty of perjury, under the laws of the State of California, that the foregoing is true and correct.. Executed on this 16th of February 2022 in Green Bay, WI, County of Brown.

DECLARANT

Ad#: 0005112944
P O :

This is not an invoice

of Affidavits 1

THE PRESS-ENTERPRISE

1825 Chicago Ave, Suite 100
Riverside, CA 92507
951-684-1200
951-368-9018 FAX

PROOF OF PUBLICATION (2010, 2015.5 C.C.P)

Publication(s): The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc.: /

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

02/11, 02/10, 02/09, 02/08, 02/07, 02/06, 02/05, 02/04, 02/03,
02/02/2022

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Date: February 11, 2022
At: Riverside, California



Legal Advertising Representative, The Press-Enterprise

RIVERSIDE UNIVERSITY HEALTH SYSTEM FOUNDATION
PO BOX 9850
MORENO VALLEY, CA 92552

Ad Number: 0011515605-01

P.O. Number:

Ad Copy:

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Press-Enterprise: 2/02 - 2/11