

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



**ITEM: 13.2**  
(ID # 24966)

**MEETING DATE:**

**FROM :** Regional Parks and Open Space District

Tuesday, June 04, 2024

**SUBJECT:** PARKS DISTRICT: Authorize Construction Improvements, Approve Bid and Contract Documents, Plans and Specifications; Authorize to Advertise for Bids for the Santa Ana River Bottom (SARB) Maintenance Yard Project; Adopt Mitigated Negative Declaration, Mitigation Monitoring and Reporting Program, and Resolution No. 2024-004; District 2 [\$0]

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

1. Adopt the Mitigated Negative Declaration for the Santa Ana River Bottom (SARB) Maintenance Yard Project and the Mitigation Monitoring and Reporting Program;
2. Adopt Resolution 2024-004 making Lead Agency Findings pursuant to the California Environmental Quality Act for the SARB Maintenance Yard Project, based on the findings and conclusions provided in the Initial Study/Mitigated Negative Declaration (IS/MND), attached hereto, and the conclusion that the project will not have a significant effect on the environment;
3. Direct the Clerk of the Board to file the Notice of Determination with the County Clerk and the State Clearinghouse within 5 days of approval by the Board;
4. Approve the Contract Documents, including the Plans and Specifications, for the Regional Park and Open-Space District Santa Ana River Bottom (SARB) Maintenance Yard Project; and
5. Authorize the Clerk of the Board to advertise for bids to be received by the Regional Park and Open-Space District at Park District Headquarters, located at 4600 Crestmore Road, Jurupa Valley, CA 92509. All bids must be received up to the hour of 2:00 p.m., Wednesday, July 10, 2024, at which time bids will be opened.

**ACTION:Policy**

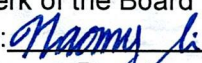
  
Kyla R. Brown, General Manager 5/15/2024

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**MINUTES OF THE BOARD OF DIRECTORS**

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

Ayes: Jeffries, Spiegel, Washington, Perez and Gutierrez  
Nays: None  
Absent: None  
Date: June 4, 2024  
xc: Parks, COBcf

Kimberly A. Rector  
Clerk of the Board  
By:   
Deputy

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

<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>	\$ 0	\$ 0	\$ 0	\$ 0
<b>NET COUNTY COST</b>	\$ 0	\$ 0	\$ 0	\$ 0
<b>SOURCE OF FUNDS:</b> N/A			<b>Budget Adjustment:</b>	No
			<b>For Fiscal Year:</b>	23/24

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

**BACKGROUND:**

**Summary**

Riverside County Regional Park and Open-Space District (RivCoParks) manages hundreds of acres of land along the Santa Ana River Bottom (SARB). In the past few years, however, RivCoParks has increased its presence in the SARB, participating in the Homeless Solutions Collaborative working group and the County’s Multi-Disciplinary Team (MDT) with the Housing Department. This project proposes to enhance RivCoParks’ engagement services and habitat restoration work within the SARB by constructing a dedicated maintenance building and yard for the SARB Unit. This building will provide a dedicated space to effectively manage and maintain equipment, infrastructure, and assets. Centralized storage, easy access to tools and equipment, specialized facilities for repairs and inspections, and a controlled environment for maintenance activities, will allow SARB Unit staff to serve the community more effectively.

Construction bid documents have been reviewed by County Counsel and approved as to form.

**CEQA CONSIDERATIONS**

Through preparation of the Initial Study/Mitigated Negative Declaration (IS/MND), RivCoParks has determined that the project would not result in a significant environmental impact. Mitigation measures have been included in the project to avoid potentially significant effects in the following areas:

- Biological Resources
- Cultural Resources
- Geology and Soils
- Tribal Cultural Resources

With the implementation of mitigation measures each of the potentially significant impacts would be reduced to less than significant, therefore, RivCoParks prepared a Mitigated Negative Declaration (MND) pursuant to State CEQA Guidelines section 15152. The Draft IS/MND was published on March 11, 2024 for public review, ending on April 1, 2024 (State Clearinghouse Number 2024030301).

RivCoParks now seeks adoption of the final IS/MND and the filing of the Notice of Determination (NOD) that the Project will not have significant impact on the environment. Pursuant to



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

Assembly Bill (AB) 52, the proposed cultural resources mitigation measures and tribal cultural resources mitigation measure were revised consistent with consultation with the tribes.

**ADDITIONAL FISCAL INFORMATION**

American Rescue Plan Act (ARPA) funds in the amount of \$5,000,000 were allocated to this project on May 23, 2023. This project is fully funded by the Second District's ARPA allocation. However, due to revised supervisorial district boundary limits that will be implemented in January 2025, the project will be located in the First District at that point in time.

**ATTACHMENTS:**

PKARC-271 Request for Bids

Resolution 2024-004

Initial Study and Mitigated Negative Declaration

Notice of Determination

  
Douglas Cardonez Jr. 5/28/2024

  
Aaron Gettis, Chief of Deputy County Counsel 5/28/2024

Notice of Determination

Appendix D

To:
Office of Planning and Research
U.S. Mail: P.O. Box 3044
Sacramento, CA 95812-3044
Street Address: 1400 Tenth St., Rm 113
Sacramento, CA 95814

County Clerk
County of: Riverside
Address: 4090 Lemon Street
Riverside, CA 92501

From:
Public Agency: Riverside County Regional Park
Address: 4600 Crestmore Road
Jurupa Valley, CA 92509
Contact: Gabe Adame
Phone: (951) 955-1396

Lead Agency (if different from above):
Address:
Contact:
Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2024030301
Project Title: PK-ARPA009 Santa Ana River Bottom (SARB) Maintenance Building
Project Applicant: Riverside County Regional Park and Open-Space District (RivCoParks)
Project Location (include county): 4600 Crestmore Road

Project Description:

The project includes development of a single-story concrete masonry unit maintenance building with about 2,611 square feet in floor area, consisting of a garage of approximately 1,354 square feet; an office of about 1,196 square feet; and a mechanical room about 61 square feet in area. Building D, an existing building of about 610 square feet just opposite an existing driveway south of Crestmore Manor, would be retrofitted to add a shower and bathroom. A new roadway would be built from the existing

This is to advise that the Riverside County Regional Park and Open-Space Dist has approved the above (Lead Agency or Responsible Agency)

described project on May 21, 2024 and has made the following determinations regarding the above described project.

- 1. The project will not have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA. A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan was adopted for this project.
5. A statement of Overriding Considerations was adopted for this project.
6. Findings were made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at: 4600 Crestmore Road, Jurupa Valley, CA 92509

Signature (Public Agency): Title: Bureau Chief

Date: May 21, 2024 Date Received

FILED / POSTED
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder
E-202400535
06/10/2024 04:14 PM Fee: \$ 2966.75
Page 1 of 1

Authority cited: Sections 21083, Public Resources Code.
Reference Section 21000-21174, Public Resources Code.

Removed: By: Deputy



1 Board of Directors

Riverside County Regional  
Park & Open-Space District

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4 **RESOLUTION NO. 2024-004**

5 **RESOLUTION OF THE BOARD OF DIRECTORS OF THE RIVERSIDE COUNTY REGIONAL**  
6 **PARK AND OPEN-SPACE DISTRICT MAKING LEAD AGENCY FINDINGS PURSUANT TO**  
7 **THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (“CEQA”) CONSIDERING THE**  
8 **MITIGATED NEGATIVE DECLARATION FOR THE SANTA ANA RIVER BOTTOM**  
9 **MAINTENANCE FACILITY PROECT**

10  
11 **WHEREAS**, the Riverside County Regional Park & Open-Space District ("Park District") is the  
12 lead agency in the development of the Santa Ana River Bottom Maintenance Facility Project ("Project")  
13 within Riverside County and has allocated American Recovery Plan Act (“ARPA”) funds from the  
14 County of Riverside to develop and construct the Project; and,

15 **WHEREAS**, the Park District, acting as the public agency carrying out the actual Project, served  
16 as the lead agency for the environmental review, analysis, and approval of the construction and operation  
17 of the Project pursuant to the requirements of CEQA (See State CEQA Guidelines section 15051(a)); and,

18 **WHEREAS**, the Park District, as lead agency, prepared an Initial Study (“IS”) to assess the  
19 potential environmental impacts associated with the proposed Project, which was released on March 11,  
20 2024, for a 20-day public review, ending on April 1, 2024 (State Clearinghouse Number 2024030301);  
21 and

22 **WHEREAS**, all requirements of CEQA have been met and the Park District has determined that  
23 with mitigation, the Project will not have a significant adverse effect upon the environment and a  
24 Mitigated Negative Declaration (“MND”) was prepared; and

25 **WHEREAS**, the IS/MND (SCH No. 2024030301) thoroughly addresses the environmental effects  
26 of implementing the Project, including the construction and maintenance of the various improvements  
27 identified therein; and  
28

FORM APPROVED COUNTY COUNSEL  
BY: *AG* AARON C. GETTIS DATE 5-23-24

1           **WHEREAS**, all of the findings and conclusions made by the Board of Directors pursuant to this  
2 resolution are based upon the oral and written evidence presented to it as a whole and not based solely on  
3 the information provided in this resolution; and

4           **WHEREAS**, all procedures of CEQA have been met and all other legal prerequisites to the  
5 adoption of this Resolution have occurred.

6           **NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED THAT** the  
7 Board of Directors of the Riverside County Regional Park and Open-Space District assembled in regular  
8 session on June 4, 2024, in the meeting room of the Board of Directors located on the 1st floor of the  
9 County Administrative Center, 4080 Lemon Street, Riverside, California, at or after 9:00 a.m., based upon  
10 the evidence and testimony presented on the matter, both written and oral, including the Initial Study and  
11 the Mitigated Negative Declaration, as it relates to the Project, does hereby make the following findings  
12 and determinations:

13                   **SECTION 1.** Incorporation of Recitals. The above recitations constitute findings of the  
14 Board of Directors are incorporated herein.

15                   **SECTION 2.** CEQA Actions

16                   (a) Consideration of the Mitigated Negative Declaration and Adoption of Findings  
17 Regarding CEQA Compliance. As the decision-making body for Park District, and in Park  
18 District's role as lead agency under CEQA, the Board of Directors has received, reviewed,  
19 and considered the information contained in the Initial Study and Mitigated Negative  
20 Declaration for the Santa Ana River Bottom Maintenance Facility Project, all comment  
21 letters, and other related documents. Based on this review, the Board of Directors finds that  
22 based upon the entire record before it, that there is no substantial evidence that the Project  
23 will have a significant effect on the environment. The Board of Directors also finds that  
24 the Initial Study and Mitigated Negative Declaration for the Project contains a complete,  
25 objective, and accurate reporting of those potential impacts and this determination reflects  
26 the independent judgment and analysis of the Park District, as well as the Board of  
27 Directors.  
28



1 (b) Adoption of Mitigation Monitoring and Reporting Program. The Board of Directors  
2 hereby approves and adopts the Mitigation Monitoring and Reporting Program, which was  
3 prepared for the Project and is attached within the Initial Study/Mitigated Negative  
4 Declaration.

5 **SECTION 3.** Adoption of Mitigated Negative Declaration and Approval of the Project.  
6 As required by State CEQA Guidelines section 15074 and in its role as lead agency under  
7 CEQA, the Board of Directors hereby Adopts the Mitigated Negative Declaration and  
8 approves the Project.

9 **BE IT FURTHER RESOLVED, DETERMIEND AND ORDERED** that the Board of Directors  
10 hereby direct staff to file a Notice of Determination with the Riverside County Clerk and also with the  
11 Governor's Office of Planning and Research within five (5) working days of the approval of the Project.

12 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that the documents and  
13 materials that constitute the record of proceedings on which these findings are based are located at the  
14 offices of the Riverside County Regional Park and Open-Spaced District office, 4600 Crestmore Rd.,  
15 Riverside, CA 92509, as the appropriate custodian of those records.

16 **BE IT FURTHER RESOLVED, DETERMINED AND ORDERED** that the Clerk of the Board  
17 shall sign this Resolution to attest and certify to the passage and adoption thereof.  
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4 RESOLUTION NO. 2024-004

5 RESOLUTION OF THE BOARD OF DIRECTORS OF THE RIVERSIDE COUNTY REGIONAL

6 PARK AND OPEN-SPACE DISTRICT MAKING LEAD AGENCY FINDINGS PURSUANT TO

7 THE CALIFORNIA ENVIRONMENTAL QUALITY ACT ("CEQA") CONSIDERING THE

8 MITIGATED NEGATIVE DECLARATION FOR THE SANTA ANA RIVER BOTTOM

9 MAINTENANCE FACILITY PROJECT

10  
11 ROLL CALL:

12  
13 Ayes: Jeffries, Washington, Spiegel, Perez, and Gutierrez

14 Nays: None

15 Absent: None

16  
17  
18 The foregoing is certified to be a true copy of a resolution duly adopted by said Board of  
19 Supervisors on the date therein set forth.

20  
21 KIMBERLY A. RECTOR, Clerk of said Board

22  
23 By:  \_\_\_\_\_

24 Deputy



# THE PRESS-ENTERPRISE

KEEP YOUR EYES ON THE 'PRISE

pe.com

3512 14 Street  
Riverside, California 92501  
(951) 368-9229  
neller@scng.com

County of Riverside - Clerk of the Board  
PO Box 1147  
Riverside, California 92502

*Account Number:* 5209148  
*Ad Order Number:* 0011673565  
*Customer's Reference/PO Number:*  
*Publication:* The Press-Enterprise  
*Publication Dates:* 06/12/2024 and 06/19/2024  
*Total Amount:* \$1372.76  
*Payment Amount:* \$0.00  
*Amount Due:* \$1372.76  
*Notice ID:* zsaKhPWxNshYeTzWGGQM  
*Invoice Text:*

INVITATION TO BID NOTICE IS HEREBY GIVEN that the Riverside County Regional Park and Open-Space District, acting by and through its governing board ("District"), will receive sealed bids for the following Projects: Kabian Park Improvements Value of contract is estimated at \$900K - \$1.3M New prefabricated restroom, playground, & site work. Santa Ana River Bottom (SARB) Maintenance Facility Value of contract is estimated at \$3.9M – \$4.6M New maintenance storage building with offices & remodel of existing storage building, sitework, fencing, CMU wall. To bid on this Project, the Bidder is required to possess one or more of the following State of California Contractor License(s): A, B Each bid must conform and be responsive to the contract documents which may be obtained at: <https://www.e-arc.com> Non-Mandatory pre-bid meetings/job walks are as follows: Kabian Park Improvements Non-Mandatory Thursday, June 20, 2024 at 10:00AM 28001 Goetz Rd. Quail Valley, CA 92587 Santa Ana River Bottom (SARB) Maintenance Facility Non-Mandatory Wednesday, June 26, 2024 at 10:00AM 4600 Crestmore Rd. Jurupa Valley, CA 92509 All bids will be received by the District at 4600 Crestmore Road, Jurupa Valley, CA 92509 at the date(s)/time(s) below, on or after which time the bids will be opened and publicly read aloud. See bid documents for how to attend the bid opening. Kabian Park Improvements Bids Due: 7/9/24 at 2:00PM Santa Ana River Bottom (SARB) Maintenance Facility Bids Due: 7/10/24 at 2:00PM The successful Bidder and its subcontractors shall pay all workers on the Project not less than the general prevailing rate of per diem wages and the general prevailing rate for holiday and overtime work as determined by the Director of the Department of Industrial

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**INVITATION TO BID**

NOTICE IS HEREBY GIVEN that the Riverside County Regional Park and Open-Space District, acting by and through its governing board ("District"), will receive sealed bids for the following Projects:

Kablan Park Improvements	Value of contract is estimated at \$900K - \$1.3M	New prefabricated restroom, playground, & site work.
Santa Ana River Bottom (SARB) Maintenance Facility	Value of contract is estimated at \$3.9M - \$4.6M	New maintenance storage building with offices & remodel of existing storage building, sitework, fencing, CMU wall.

To bid on this Project, the Bidder is required to possess one or more of the following State of California Contractor License(s): **A, B**

Each bid must conform and be responsive to the contract documents which may be obtained at: <https://www.e-arc.com>

**Non-Mandatory** pre-bid meetings/job walks are as follows:

Kablan Park Improvements Non-Mandatory	Thursday, June 20, 2024 at 10:00AM	28001 Goetz Rd. Quail Valley, CA 92587
Santa Ana River Bottom (SARB) Maintenance Facility	Wednesday, June 26, 2024 at 10:00AM	4600 Crestmore Rd. Jurupa Valley, CA 92509

Non-Mandatory

All bids will be received by the District at 4600 Crestmore Road, Jurupa Valley, CA 92509 at the date(s)/time(s) below, on or after which time the bids will be opened and publicly read aloud. See bid documents for how to attend the bid opening.

Kablan Park Improvements	Bids Due: 7/9/24 at 2:00PM
Santa Ana River Bottom (SARB) Maintenance Facility	Bids Due: 7/10/24 at 2:00PM

The successful Bidder and its subcontractors shall pay all workers on the Project not less than the general prevailing rate of per diem wages and the general prevailing rate for holiday and overtime work as determined by the Director of the Department of Industrial Relations, California, for the type of work performed and the locality in which the work is to be performed, per sections 1770 et seq. of the CA Labor Code. **Prevailing wage** rates are on file at the District and are available on request or at: [www.dir.ca.gov/oprl/statistics\\_and\\_databases.html](http://www.dir.ca.gov/oprl/statistics_and_databases.html). Bidders and Bidders' subcontractors shall comply with the **DIR registration** and qualification requirements per sections 1725.5 and 1771.1 of the CA Labor Code.

Each bid must be submitted on the bid form provided in the bid documents and accompanied by a satisfactory Bid Bond executed by the bidder and surety company, or certified check, or cashier's check in favor of the Riverside County Regional Park and Open-Space District, or cash, in an amount equal to ten percent (10%) of the bid. The contract awardee shall be required to furnish a 100% Performance Bond and a 100% Payment Bond for the Project.

The successful Bidder may substitute securities for any monies withheld by the District to ensure performance under the Contract, in accordance with the provisions of Public Contract Code section 22300.

The District reserves the right to reject any and all bids and to waive any irregularities or informalities in any bids or in the bidding. No bidder may withdraw his bid for a period of 75 days after the date set for the opening of bids. For questions, please contact Jeanne McLeod at [parcs-planning@rivco.org](mailto:parcs-planning@rivco.org)

Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Clerk of the Board at (951) 955-1069.

Dated: June 5, 2024  
KIMBERLY A. RECTOR  
Clerk of the Board of Supervisors

By: Cindy Fernandez, Clerk of the Board Assistant

**The Press-Enterprise**  
Published: 6/12, 6/19/24

County of Riverside - Clerk of the Board  
PO Box 1147  
Riverside, California 92502

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: 0011673565

**FILE NO. 0011673565**


**PROOF OF PUBLICATION**

I am a citizen of the United States. I am over the age of eighteen years and not party to or interested in the above-entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper of 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:

**06/12/2024, 06/19/2024**

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

Date: June 19, 2024.  
At: Riverside, California

  
\_\_\_\_\_  
Signature