

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



ITEM: 3.19  
(ID # 25084)

MEETING DATE:  
Tuesday, June 25, 2024

**FROM :** FACILITIES MANAGEMENT

**SUBJECT:** FACILITIES MANAGEMENT (FM): Eller Park Americans with Disabilities Act (ADA) Improvements Project - California Environmental Quality Act (CEQA) Exempt pursuant to State CEQA Guidelines Section 15301, Class 1 - Existing Facilities Exemption, and Section 15061 (b)(3), "Common Sense" Exemption, Approval of In-Principle and Preliminary Project Budget; District 3. [\$368,657 - 100% American Rescue Plan Act (ARPA) Fund 21735]

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

1. Approve the Eller Park Americans with Disabilities Act (ADA) Improvements (Eller Park ADA Improvements Project for inclusion in the Capital Improvement Program (CIP);

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**ACTION:** Policy, CIP

  
Rose Salgado, Director of Facilities Management 6/10/2024

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**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Spiegel, seconded by Supervisor Gutierrez 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 25, 2024  
xc: FM

Kimberly A. Rector  
Clerk of the Board

By:   
Deputy

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

2. Find that the Project is exempt from the California Environmental Quality Act (CEQA) Pursuant to State CEQA Guidelines Section 15301, Class 1 - Existing Facilities Exemption, and Section 15061 (b)(3), "Common Sense" Exemption;
3. Approve in-principle the Eller Park ADA Improvements Project located at 25926 Antelope Road in Menifee, California; to make required ADA modifications and remove access barriers within the Park;
4. Approve a preliminary project budget in the not to exceed amount of \$368,657 for the Project;
5. Authorize the use of Federal - American Rescue Plan Act (ARPA) Fund 21735 in the amount not to exceed \$368,657, 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, or her designee, 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 the Project, and the sum of all contracts shall not exceed \$368,657.

<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	\$ 368,657	\$ 368,657	\$ 0
<b>NET COUNTY COST</b>	\$ 0	\$ 0	\$ 0	\$ 0
<b>SOURCE OF FUNDS:</b> 100% Federal - American Rescue Plan Act (ARPA) Fund 21735			<b>Budget Adjustment:</b> No	
			<b>For Fiscal Year:</b> 24/25	

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

**BACKGROUND:**

**Summary**

Eller Park is located at 25926 Antelope Road in Menifee, California 92585. The five-acre park features on-site parking, a ball field, basketball court, two play areas, picnic areas, walking trail, a restroom, and a concessions building. In September 2023, Facilities Management (FM) engaged the services of Community Works Design Group of Riverside, California, to conduct an accessibility compliance inspection of the Park to identify modifications needed to comply with

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the Americans with Disabilities Act (ADA) in order to provide a safe and accessible recreation space for the public.

Modifications required include but are not limited to: resurfacing and restriping of accessible parking spaces and access aisles, elimination of excessive cross slopes, construction of required curb ramps; installation of ADA door hardware in accessible restrooms, providing accessible routes to each public area, installation of an ADA drinking fountain, and replacement of the walking trail with a safe, firm, and slip resistant surface. In addition, the project will also replace some electrical wiring and better secure access panels due to vandalism.

Facilities Management (FM) recommends that the Board approve the Eller Park ADA Improvements Project and the preliminary project budget in the not to exceed amount of \$368,657. FM will procure the most cost-effective project delivery method and award a construction contract in accordance with applicable Board policies to expedite delivery of the Project.

With certainty, there is no possibility that the Eller Park ADA Improvements Project may have a significant effect on the environment. The Project, as proposed, is limited to the ADA improvements within the existing Park. The use of the facility would continue as a community park and would not result in a significant increase in capacity or intensity of use. Therefore, the Eller Park ADA Improvements Project is exempt as the project meets the scope and intent of the "Common Sense" Exemption identified in Section 15061 (b)(3), "Common Sense" Exemption, and Class 1 – Existing Facilities Exemption identified in Section 15301. A Notice of Exemption will be filed by FM staff with the County Clerk and the State Clearinghouse within five days of Board approval.

**Impact on Residents and Businesses**

The Eller Park ADA Improvements Project will provide for increased safety and accessibility for the public. No direct impact to local businesses is anticipated.

**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	10,450
SPECIALTY CONSULTANTS	0
REGULATORY PERMITTING	1,500
CONSTRUCTION CONTRACT	229,550
OTHER CONSTRUCTION	78,643
COUNTY ADMINISTRATION	15,000
PROJECT CONTINGENCY	33,514
<b>PRELIMINARY PROJECT BUDGET</b>	<b>\$368,657</b>

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All costs associated with this Board action will be 100% funded by Federal Funds - American Rescue Plan Act (ARPA) Coronavirus Relief Fund 21735. Expenditures for FY 24/25 are estimated at \$368,657.

RS:RM:DL:SC

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MT Item #25084

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*Melissa Curtis*  
Melissa Curtis, Deputy Director of Purchasing and Fleet

6/6/2024

*Veronica Santillan*  
Veronica Santillan, Principal Management Analyst

6/18/2024

*Aaron Gettis*  
Aaron Gettis, Chief of Deputy County Counsel

6/12/2024