

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



ITEM: 3.19  
(ID # 26519)

**MEETING DATE:**

Tuesday, December 03, 2024

**FROM :** FACILITIES MANAGEMENT

**SUBJECT:** FACILITIES MANAGEMENT (FM): Mead Valley Community Center Improvements Project - California Environmental Quality Act (CEQA) Exempt Pursuant to State CEQA Guidelines Section 15301, Class 1 - Existing Facilities Exemption, Section 15311, Class 11 Accessory Structures Exemption, and Section 15061 (b)(3), "Common Sense" Exemption, Approval of In-Principle and Preliminary Project Budget; District 1. [\$3,000,000 - 100% Federal Funds - American Rescue Plan Act (ARPA) Funds (Previously Approved Budget)] (4/5 Vote Required)

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

1. Approve the Mead Valley Community Center Improvements 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 Section 15301, Class 1 - Existing Facilities Exemption, Section 15311, Class 11 Accessory Structures Exemption, and Section 15061 (b)(3), "Common Sense" Exemption;
3. Approve in-principle the Mead Valley Community Center Improvements Project located at 21091 Rider Street in Perris, California; to replace existing lawn with artificial turf, add landscaping, lighting, and security measures;

Continued on page 2

**ACTION:4/5 Vote Required, Policy, CIP**

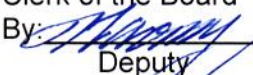
  
Rose Salgado, Director of Facilities Management 1/15/2024

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**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Gutierrez seconded by Supervisor Spiegel 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: December 3, 2024  
xc: FM

Kimberly A. Rector  
Clerk of the Board  
By:   
Deputy

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

4. Approve a preliminary project budget in the not to exceed amount of \$3,000,000 for the Project;
5. Approve and Obligate Federal American Rescue Plan Act (ARPA) Funds in the amount not to exceed \$3,000,000, including reimbursement to Facilities Management (FM) for incurred project related expenses;
6. Approve and direct the Auditor Controller to make the budget adjustment as shown on Schedule A;
7. 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
8. Authorize the Purchasing Agent to a) 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 b) issue Purchase Orders for the sum of all project contracts and/or work orders shall not exceed the approved Project budget.

<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>	\$ 1,000,000	\$ 2,000,000	\$ 3,000,000	\$ 0
<b>NET COUNTY COST</b>	\$ 0	\$ 0	\$ 0	\$ 0
<b>SOURCE OF FUNDS:</b> 100% Federal Funds - American Rescue Plan Act (ARPA) Funds (Previously Approved Budget)			<b>Budget Adjustment:</b> Yes	
			<b>For Fiscal Year:</b> 24/25-25/26	

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

**BACKGROUND:**

**Summary**

The Mead Valley Community Center Improvements Project is located at 21091 Rider Street in Perris, California 92530. On December 13, 2022, Item 3.2, the Board of Supervisors (Board) approved an allocation of ARPA funds for the Mead Valley Community Center improvements and on July 11, 2023, Item 3.1, the Board approved an allocation of ARPA funds for the Mead Valley Community Center park and sports improvements.

The scope of work for the Project includes but is not limited to: replacement of the existing lawn with artificial turf, installation of landscaping, add field lighting and exercise stations, improve security by installing gates, and other minor improvements.

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Facilities Management (FM) recommends that the Board approve the Mead Valley Community Center Improvements Project and the preliminary project budget in the not to exceed amount of \$3,000,000. 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 Mead Valley Community Center Improvements Project may have a significant effect on the environment. The Project, as proposed, is limited to the replacement of the existing lawn with artificial turf, landscaping, field lighting, exercise stations, and security measures including gates. The use of the facility would continue as a park and would not result in a significant increase in capacity or intensity of use. Therefore, the Mead Valley Community Center Improvements 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 11 – Accessory Structures Exemption. A Notice of Exemption will be filed by FM staff with the County Clerk and the State Clearinghouse within five days of Board approval.

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**Impact on Residents and Businesses**

The Mead Valley Community Center Improvements Project will provide for improved recreational facilities which will promote physical activity and improved mental health outcomes. 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	99,930
SPECIALTY CONSULTANTS	47,370
REGULATORY PERMITTING	12,750
CONSTRUCTION CONTRACT	1,950,000
OTHER CONSTRUCTION	539,700
COUNTY ADMINISTRATION	80,250
PROJECT CONTINGENCY	270,000
<b>PRELIMINARY PROJECT BUDGET</b>	<b>3,000,000</b>

All costs associated with this Board action were previously approved on December 13, 2022 Item 3.2 and on July 11, 2023, Item 3.1 and is 100% funded by Federal Funds - American Rescue Plan Act (ARPA) Funds. Expenditures for FY 24/25 are estimated at \$1,000,000 and \$2,000,000 for FY 25/26.

RS:RM:RB:DL:SC:                      FM08720013228                      MT Item #26519  
G:\Project Management Office\FORM 11'S\Form 11's\_In Process\26519\_D3 - 013228 - Mead Valley Community Center  
Improvements - InPrincProjBdgt.doc

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SCHEDULE A

Facilities Management Budget Adjustment

Fiscal Year 2024/2025

**INCREASE IN ESTIMATED REVENUE:**

30100 -7200800000 -790600 Contrib Fr Other County Funds \$1,000,000

**TOTAL INCREASE IN ESTIMATED REVENUES: \$1,000,000**

**INCREASE IN APPROPRIATIONS:**

30100 -7200800000 - 542040 Buildings - Capital Projects \$1,000,000

**TOTAL INCREASE IN APPROPRIATIONS: \$1,000,000**

*Meghan Hahn*  
Meghan Hahn, Director of Procurement 11/15/2024

*Veronica Santillan*  
Veronica Santillan, Principal Management Analyst 11/21/2024

*Aaron Gettis*  
Aaron Gettis, Chief of Deputy County Counsel 11/18/2024

FM staff to file

**Riverside County**  
**Facilities Management**  
 3450 14<sup>th</sup> Street, Riverside, CA 92501

## NOTICE OF EXEMPTION

November 12, 2024

**Project Name:** Mead Valley Community Center Recreational Improvements

**Project Number:** FM08720013228

**Project Location:** 21091 Rider Street, east of Brown Street, Perris, 92570, Assessor's Parcel Number (APN) 318-210-050

**Description of Project:** The Mead Valley Community Center Improvements Project is located at 21091 Rider Street in Perris, California 92530. On December 13, 2022, Item 3.2, the Board of Supervisors (Board) approved an allocation of ARPA funds for the Mead Valley Community Center improvements and on July 11 2023, Item 3.1, the Board approved an allocation of ARPA funds for the Mead Valley Community Center Park and sports improvements.

The scope of work for the Project includes, but is not limited to, replacement of the existing lawn with artificial turf, installation of landscaping, add field lighting and exercise stations, improve security by installing gates, and other minor improvements. The installation of the recreational improvements at the Mead Valley Community Center is defined as the proposed project under the California Environmental Quality Act (CEQA). The operation of the facility will continue to provide community services at the existing facility and will not result in a significant expansion of existing use. No additional direct or indirect physical environmental impacts are anticipated.

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

**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; Section 15311 Accessory Structures Exemption, and Section 15061(b) (3), General Rule or "Common Sense" Exemption, Codified under Title 14, Articles 5 and 19, Sections 15061, 15301, and 15311.

**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 recreational improvements at the Mead Valley Community Center.

