

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



ITEM: 3.22  
(ID # 28371)

**MEETING DATE:**  
Tuesday, July 29, 2025

**FROM :** FACILITIES MANAGEMENT AND DEPARTMENT OF ANIMAL SERVICES

**SUBJECT:** FACILITIES MANAGEMENT (FM) AND DEPARTMENT OF ANIMAL SERVICES: Jurupa Valley Animal Services Shelter Cooling Tower Restoration Project - California Environmental Quality Act 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 2. [Total Cost \$140,388 – 100% Animal Services General Fund 10000]

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

1. Approve the Jurupa Valley Animal Services Shelter Cooling Tower Restoration Project (Project) for inclusion in the Capital Improvement Program (CIP);
2. Find that the Project is exempt from the California Environmental Quality Act 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 Jurupa Valley Animal Shelter Cooling Tower Project; to restore the existing cooling tower at the ground level of the shelter due to poor cooling performance;

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**ACTION:** Policy, CIP

*Kim Youngberg*  
Kim Youngberg

7/9/2025

*Vincent Yzaguirre*  
Vincent Yzaguirre


7/9/2025

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**MINUTES OF THE BOARD OF SUPERVISORS**

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

Ayes: Medina, Spiegel, Washington, Perez and Gutierrez  
Nays: None  
Absent: None  
Date: July 29, 2025  
xc: FM, Animal Services

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 \$140,388 for the Project;
5. Authorize the use of Animal Services General Fund 10000, 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 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. Direct the Purchasing Agent to issue Purchase Orders in accordance with applicable Board policies to prequalified contractors in an amount not to exceed \$200,000 per vendor per project, per year, or pursuant to an approved and executed contract, the total of all project contracts and issue purchase orders 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>  | \$ 140,388                  | \$ 0                     | \$ 140,388  | \$ 0                |
| <b>NET COUNTY COST</b>   | \$ 0                        | \$ 0                     | \$ 0  | \$ 0                |
| <b>SOURCE OF FUNDS:</b> Animal Services General<br>Fund 10000 – 100% |                             |                          | <b>Budget Adjustment:</b> No<br><b>For Fiscal Year:</b> 25/26 |                     |

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

**BACKGROUND:**

**Summary**

The Jurupa Valley Animal Services Shelter is located at 6851 Van Buren Blvd., in Jurupa Valley, California, 92509. The shelter provides vital animal services to local residents, which include adoptions, licensing, microchipping, spay and neuter services, and vaccinations. The current cooling tower, located at the ground level of the shelter, is in need of restoration. The cooling tower is in good working condition but requires an overhaul to ensure a longer and reliable useful life. The scope of work for the Jurupa Valley Animal Shelter Cooling Tower Project (Project) includes but is not limited to: restoring the cooling tower by replacing the filters, motor shafts and motors, vibration switches, and cooling spray nozzles, as well as providing an adjustment to the motor alignment and tension.

Facilities Management (FM) recommends the Board approve the Project and the preliminary project budget in the not-to-exceed amount of \$140,388. 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 Jurupa Valley Animal Shelter Cooling Tower Project may have a significant effect on the environment. The Project, as proposed, is to

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STATE OF CALIFORNIA**

upgrade the existing cooling tower. The facility 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 the Project meets the scope and intent of the "Common Sense" Exemption identified in Section 15061 (b)(3) 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 State Clearinghouse within five days of Board approval.

**Impact on Residents and Businesses**

The Jurupa Valley Animal Shelter Cooling Tower Project will help provide extended use of the existing cooling tower and prevent poor cooling performance to the facility. The Project will not affect the daily operations to the department, nor prevent delivery of services. Work is to be performed one cooling tower at a time, allowing one cooling tower to operate until work is completed. There will be no direct impact on residents and businesses.

**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     | 0                    |
| CONSTRUCTION CONTRACT             | 106,454              |
| OTHER CONSTRUCTION                | 6,387                |
| COUNTY ADMINISTRATION             | 14,784               |
| PROJECT CONTINGENCY               | 12,763               |
| <b>PRELIMINARY PROJECT BUDGET</b> | <b>\$ 140,388</b>    |

All costs associated with this Board action will be 100% funded with Animal Services General Fund 10000 and will be expended in FY 25/26.

Attachment:

- Notice of Exemption for the Jurupa Valley Animal Services Shelter Cooling Tower Restoration Project

VY:RM:RB:MGadalla:TV

FM08420014301

MT Item #28371

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

7/9/2025

*Evangelina Gregorio EO*  
Evangelina Gregorio EO, Principal Mgmt Analyst

7/20/2025

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

7/15/2025

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

## NOTICE OF EXEMPTION

July 15, 2025

**Project Name:** Jurupa Valley Animal Services Shelter Cooling Tower Restoration Project, Riverside,

**Project Number:** FM08420014301

**Project Locations:** 6851 Van Buren Boulevard, south Limonite Avenue, Riverside, California; Assessor's Parcel Number (APN): 163-300-002

**Description of Project:** The Western Riverside County Animal Shelter is located at 6851 Van Buren Blvd. in Riverside, California, 92509. The shelter provides animal services to our local residents which include; adoptions, licensing, microchipping, spay and neuter services, and vaccinations. The current cooling tower located in the ground level of the shelter is in need of restoration. The cooling tower is in good working condition but requires an overhaul to continue a longer useful life. The scope of work for the Jurupa Valley Animal Shelter Cooling Tower Project (Project) includes, but is not limited to, restoring the cooling tower by replacing the VersaCross Fill Media, shafts, bearings and sheaves with bushings, vibration switches, motors, spay nozzles and v-belts, and provide adjustments to the motor rods. The restoration of the cooling tower at the animal shelter 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 an 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 and 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 restoration of the cooling tower at the animal shelter.

