

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



ITEM: 3.6
(ID # 30323)

MEETING DATE:
Tuesday, June 02, 2026

FROM : EXECUTIVE OFFICE

SUBJECT: EXECUTIVE OFFICE: Approve the Fifth District County of Riverside Unincorporated Communities Initiative Funding Agreement for the Danny Thomas Ranch Project, CEQA Exempt per State CEQA Guidelines Section 15061(b)(3), District 5. [\$0 Total Cost – 100% UCI District 5 Fund (Previously Approved)] (4/5th Vote Required)

RECOMMENDED MOTION: That the Board of Supervisors:

1. Find that the Funding Agreement is exempt from the California Environmental Quality Act ("CEQA") pursuant to CEQA Guidelines Section 15061(b)(3), the "Common Sense" exemption;
2. Approve the first amendment to the Fifth District Unincorporated Communities Initiative Funding Agreement for the Beaumont-Cherry Valley Recreation and Park District to complete the Danny Thomas Ranch Project through Fiscal Year 25/26; and
3. Authorize the Chair to execute the Funding Agreement on behalf of the County.

ACTION:Policy

Juan C. Perez, Chief Operating Officer

5/28/2026

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Medina, seconded by Supervisor Gutierrez 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: June 2, 2026
xc: EO

Kimberly A. Rector
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: 100% UCI District 5 Fund			Budget Adjustment: No	
			For Fiscal Year: 25/26	

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

On November 17, 2020, the Riverside County Board of Supervisors (Board) directed the Executive Office to implement the Unincorporated Communities Initiative (UCI). The UCI is a focused, ongoing, and coordinated effort to improve infrastructure and service delivery for residents of unincorporated communities, with an emphasis on Disadvantaged Unincorporated Communities (DUCs). The program is funded through General Fund/Net County Cost (NCC) allocations approved during the County's annual budget and quarterly budget revision processes.

Subsequently, the Board adopted the FY 24/25 Budget, which included an allocation of \$12,500,000 in NCC General Funds to the Unincorporated Communities Fund (UCF). These funds were divided evenly among the five Supervisorial Districts for use within each Supervisor's unincorporated communities.

On October 8, 2024, the Board approved a UCI funding agreement in the amount of \$400,000 with the Beaumont-Cherry Valley Recreation and Park District to provide funding towards a water and sewer connection project for the Danny Thomas Ranch. Due to higher-than-expected costs, the project is being rescoped to focus on the water connection improvements and a backup emergency power generator. The amendment also includes a revised project schedule.

Impact on Residents and Businesses

This project will provide a needed water connection to the Danny Thomas Ranch property, which is in the process of being developed for a regional park.

Additional Fiscal Information

The board previously approved the project budget in the amount of \$400,000 on October 8, 2024 which is 100% funded through the UCI fund. There are no costs associated with this Board action.

ATTACHMENTS:

ATTACHMENT A: Funding Agreement


 Aaron Gettis, Chief Deputy County Counsel 5/26/2026

1 **FIRST AMENDMENT TO COUNTY OF RIVERSIDE UNINCORPORATED COMMUNITIES**
2 **INITIATIVE FUNDING AGREEMENT FOR DANNY THOMAS RANCH WATER AND SEWER**
3 **PROJECT**

4 THIS FIRST AMENDMENT to an Infrastructure Funding Agreement ("Agreement") is entered into
5 by and between the County of Riverside, a political subdivision of the State of California, ("County") and
6 the Beaumont-Cherry Valley Recreation and Park District ("Recipient"). County and Recipient are
7 sometimes individually referred to as "Party" and collectively as "Parties.", amends said Agreement as
8 follows:

9 **RECITALS**

10 WHEREAS, the Board of Supervisors of the County of Riverside ("County") and County
11 departments are committed to providing support and funding derived from various sources, including but
12 not limited to County general funds, to support eligible infrastructure projects and for the provision of
13 services in unincorporated communities located within Riverside County; and

14 WHEREAS, to respond to service and/or infrastructure deficiencies that have been identified in
15 unincorporated communities, which in turn affect the community as a whole, the County desires to enter
16 into agreements with local agencies to provide funding for the delivery and implementation of vital and
17 eligible infrastructure projects; and

18 WHEREAS, at their regular meeting on March 1, 2022 (Agenda Item 3-7), the County's Board of
19 Supervisors approved funding in an amount not to exceed \$400,000 for Recipient to construct or cause to
20 be constructed infrastructure improvements to install an eight-inch (8") water line west to east from an
21 existing well, and/or an eight-inch (8") sewer from an existing stub located on existing westerly portion of
22 the 120-acre Recipient-owned property known as the Danny Thomas Ranch located at 37356 Cherry Valley
23 Boulevard, Cherry Valley, CA 92223 ("Project");

24 WHEREAS, at their regular meeting on October 8, 2024 (Agenda Item 3-3), the County's Board of
25 Supervisors approved the Unincorporated Communities Initiative Funding Agreement in an amount not to
26 exceed \$400,000 for Recipient to construct or cause to be the Project;

27 WHEREAS, the design phase of the Project has not been completed because of foregoing sewer
28 connectivity concerns resulting in changes to the cost estimates;

WHEREAS, the project scope was adjusted to remove a sewer connection and instead will proceed
with only a water connection, with a backup generator resulting in ,construction cost estimates [after the
events described in the recital above]for the Project to be significantly higher than anticipated, and County
and Subrecipient now wish to revise the Agreement to reflect a revised Infrastructure Project schedule; and

NOW, THEREFORE, for good valuable consideration, the receipt and adequacy of which is hereby
acknowledged, providing that all other sections not amended remain in full force and effect, the Parties
agree to amend the Agreement as follows:

1. Recitals. The above recitals are true and correct and are incorporated herein by reference.
2. Attachment A - Project Scope. Attachment A of the Agreement is hereby deleted in its entirety and
replace with Attachment A-1, attached hereto and incorporated herein. amended to delete in its

1 entirety the "Project Budget" and "Schedule" sections of the "Danny Thomas Ranch Water and
2 Sewer Project" provisions and replace it with:

- 3 3. Entire Understanding. The First Amendment and the Agreement contain the entire understanding
4 and agreement of the Parties. There are no oral or written representations, understandings or ancillary
5 covenants, undertakings, or agreements that are not contained or expressed referred to within this
6 First Amendment and Agreement.

7
8
9 [REMAINDER OF PAGE LEFT BLANK]
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

1
2 IN WITNESS HEREOF, the parties hereto have caused this Amendment to the Agreement to be duly
3 executed on JUN 0 2 2026.

4 COUNTY:
5 COUNTY OF RIVERSIDE, a political subdivision
6 of the State of California

SUBRECIPIENT:
BEAUMONT-CHERRY VALLEY
RECREATION AND PARK DISTRICT

7 By: Karen S. Spiegel
8 **KAREN SPIEGEL**
9 Chair, Board of Supervisors

By: [Signature]
General Manager
MICHAEL VALDIVIA

10 ATTEST:
11 Clerk of the Board
12 Kimberly Rector

ATTEST:

13 By: [Signature]
14 Deputy

15 (Seal)

16 APPROVED AS TO FORM
17 County Counsel

18 By: [Signature]
19 Kristine Bell-Valdez
20 Deputy County Counsel

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

ATTACHMENT A-1 – PROJECT SCOPE

Scope of Work

Recipient will complete all planning, design, and procurement necessary to construct the Project. The Project consists of mobilization and clearing of proposed work area, relocation of existing utilities, installation of approximately 2,140 linear feet of new sewer and water line with bedding and back fill, and joining and reconnecting existing 8" water line to main line.

Project Budget

ITEM	DESCRIPTION	AMOUNT
1	Consultant – Duane Burk	\$7,387.00
2	Equipment Rentals	\$3,195.84
3	Materials (SiteOne)	\$2,375.92
4	Bid Support, Planning, Engineering – LEC Engineering	\$29,780.00
5	175kW Generator Installation	\$100,000
6	Water Connection	\$257,261.24

Schedule

ITEM	DESCRIPTION OF SUBMITTAL	ESTIMATED DUE DATE
1	Planning	Completed
2	Design	In progress
3	Spec Review, Bid/Award	October 31, 2025
4	Construction	June 30, 2026
5	Admin Closeout / Certificate of Occupancy	n/a