



City of Arts & Innovation

City Council Memorandum

TO: HONORABLE MAYOR AND CITY COUNCIL DATE: OCTOBER 10, 2023

FROM: PARKS, RECREATION AND COMMUNITY SERVICES DEPARTMENT WARDS: 1, 3, AND 7

SUBJECT: AWARD REQUEST FOR PROPOSALS # 2268 IN THE AMOUNT OF \$199,335.85 WITH ECONOMIC CONSULTANTS OREGON, LTD., OF PORTLAND, OR, FOR COMPLETION OF A SANTA ANA RIVER DISTRICT FEASIBILITY STUDY; AND ADOPT A RESOLUTION APPROVING THE ACCEPTANCE OF \$200,000 IN GRANT FUNDS FROM THE CALIFORNIA STATE COASTAL CONSERVANCY TO FUND COMPLETION OF THE ABOVE STUDY – SUPPLEMENTAL APPROPRIATION

ISSUES:

Award Request for Proposals # 2268 to Economic Consultants Oregon, Ltd., of Portland, OR, for completion of a Santa Ana River district feasibility study; authorize a Professional Consultant Services Agreement in the amount of \$199,335.85 with Economic Consultants Oregon, Ltd to complete the above study; and adopt a Resolution approving the acceptance of grant funds from the California State Coastal Conservancy in the amount of \$200,000 to fund the Santa Ana River district feasibility study.

RECOMMENDATIONS:

That the City Council:

1. Award Request for Proposals # 2268 to Economic Consultants Oregon, Ltd., of Portland, OR, for completion of a Santa Ana River district feasibility study;
2. Approve a Professional Consultant Services Agreement (Attachment 3) for Request For Proposal No. 2268, with Economic Consultants Oregon, Ltd, in the amount of \$199,335.85 for completion of the above River District Feasibility Study;
3. Adopt a Resolution (Attachment 1) accepting a \$200,000 grant award from the State of California Coastal Conservancy to compete the Study;
4. Authorize a grant funding Agreement (Attachment 2) with the State of California Coastal Conservancy to compete the Study;
5. With at least five affirmative votes, and upon grant award, authorize the Chief Financial Officer, or designee, to record an increase in revenue, in the amount of \$200,000, or the actual award amount, and appropriate an equal amount in expenditures in the Grants and

Restricted Programs Fund, CA Coastal River Conservancy Project revenue and expenditure accounts; and

6. Authorize the City Manager, or designee, to execute any and all necessary agreements to implement the study described herein, including making minor and non-substantive changes and to sign all documents and instruments necessary to complete the transactions.

BACKGROUND:

In 2014, through Senate Bill 1390, the California Legislature created the Santa Ana River Conservancy Program within the State Coastal Conservancy. The program addresses the resources and recreational goals of the Santa Ana River region, including open space, trails, wildlife habitat, agricultural land protection, water quality protection, educational use, and public access. The Conservancy makes grant funding available to help agencies and non-profit organizations move forward with projects to meet these resource and recreational goals.

On March 14, 2018, the Coastal Conservancy approved the Santa Ana River Trail and Parkway Open Space Plan- Expanding the River's Reach.

On December 26, 2019, the City of Riverside entered into a grant agreement with the California Coastal Conservancy for the Riverside Gateway Project Suite Design and CEQA project in the amount of \$1,960,000. This planning effort received extensive community input concerning the design of 250 acres of undeveloped or underutilized City owned parkland that can serve as gateways to the River.

In June 2021, Mayor Patricia Lock Dawson created a Working Group, co-chaired by Ward 1 Councilmember, Erin Edwards and Ward 7 Councilmember, Steven Hemenway to determine methods of attracting: 1) City Investment, 2) Private Investment and 3) Public Awareness. The Santa Ana River Working Group is comprised of dedicated community members and public service professionals who aspire to put the river back in Riverside. The group's purpose was to identify opportunities for development along the Santa Ana River, provide recommendations on feasible projects, and suggest strategies for implementation. The group used the "Design Thinking" process to focus all discussions: What If, What Is, What Wows, and What Works.

DISCUSSION:

The City of Riverside has embarked on an effort to '*Put the River Back in Riverside*' by creating the River District public realm that will be environmentally and fiscally sustainable and better connect the community to the River. On April 6, 2023, the California State Coastal Conservancy approved and awarded the City of Riverside \$200,000 for a feasibility study to assess the viability of establishing a River District along the Santa Ana River. The California State Coastal Conservancy grant award will allow the City to identify the boundaries of the River District, and define the resources needed to implement the Santa Ana River Task Force's vision for the River District. The Grant is a first steppingstone for the development of the financial and policy elements of a Santa Ana River District.

On March 23, 2023, PRCSD issued Request for Proposals (RFP) No. 2268, seeking consultant services for the River District Feasibility Study. The multidisciplinary consulting firms were required to have experience in urban planning, placemaking, economics, design, and assist the City with the strategic development and implementation of the City's River adjacent public realm. The Consultant will identify site specific opportunities for natural habitat access, public space, and

private development on both public and private land along the Santa Ana River within an economic feasibility study. Based on this Feasibility Study, the Consultant will also be tasked with developing a work plan to articulate the vision and goals of a proposed River District, identify physical boundaries and design opportunities, recommend a governance structure, propose tentative branding and marketing, and identify funding mechanisms to ensure independent financial sustainability of the River District. Phase I is the base scope of services for establishing the Proposed River District, however, the implementation phase, which includes community engagement, master planning, and financial structure (“Phase II”) are contingent upon the availability of funding.

The City received four proposals. The proposals were reviewed by the Purchasing Division staff and determined to be responsive. All proposals were evaluated by the RFP evaluation committee comprised of PRCSD and Purchasing Division staff for format and content, including approach and methodology, experience, professional references, qualifications, and pricing.

Proposals received are summarized as follows:

Table 1 – Summary of Proposals

Scoring Rank	Proposer
1	ECONorthwest dba Economic Consultants Oregon, Ltd
2	HR&A Advisors, Inc.
3	Kimley-Horn and Associates, Inc.
4	SWA Group

The evaluation committee invited the top two highest scoring vendors to an interview to make a formal presentation before the selection committee.

Economic Consultants Oregon, Ltd met the Department’s terms and the allocated budget for the contract made them the lowest and most responsive bidder according to the committee review.

The Purchasing Manager concurs that the recommendation to award is in compliance with Purchasing Resolution 23914.

STRATEGIC PLAN ALIGNMENT:

The Project supports **Strategic Priority 1 – Arts, Culture and Recreation**, and **goals 1.3:** to improve parks, recreational amenities, open space, and trail development, to fulfill critical lifecycle and facility maintenance needs, and **goal 1.4:** to prioritize safety at parks, trails, arts, cultural and recreational facilities.

The project aligns with each of the five Cross-Cutting Threads as follows:

1. **Community Trust** – To build community trust, the feasibility study will ensure that the Project reflects the public’s interests and needs.
2. **Equity** – The River District will provide opportunities to engage a broad spectrum of Riverside’s diverse population by providing recreational opportunities.
3. **Fiscal Responsibility** – The Feasibility study will assist in identifying potential funding sources to build and maintain the River District.

4. **Innovation** – The creation of a River District will allow the City to respond to the community’s changing recreational, social, and health and wellness needs.

5. **Sustainability & Resiliency** – The Project seeks to increase park and recreational resources to meet the needs of the present community, without compromising the needs of the future by finding solutions to ensure the project is environmentally and fiscally sustainable.

FISCAL IMPACT:

The total fiscal impact of the action is \$200,000. Upon Council approval and grant award, an increase in revenue in the amount of \$200,000, or the actual award amount, will be recorded and an equal amount appropriated in the Grants and Restricted Programs Fund, CA Coastal River Conservancy Project revenue account 9349000-334100 and expenditure account 9349000-440210. The agreement with Economic Consultants Oregon, Ltd. will utilize the grant funds in the amount of \$199,355.85 from the River District Project Account.

Prepared by: Pamela Galera, Parks, Recreation and Community Services Director
Certified as to availability of funds: Kristie Thomas, Finance Director/Assistant Chief Financial Officer
Approved by: Kris Martinez, Assistant City Manager
Approved as to form: Phaedra A. Norton, City Attorney

Attachments:

1. Resolution
2. Grant Agreement
3. Consultant Agreement
4. Bid Award Recommendation