

City of Arts & Innovation

BOARD OF PUBLIC UTILITIES DRAFT MINUTES

MONDAY, FEBRUARY 27, 2023, 6:30 P.M.
PUBLIC COMMENT IN-PERSON/TELEPHONE
ART PICK COUNCIL CHAMBER
3900 MAIN STREET, RIVERSIDE, CA 92522

PRESENT: Chair David Crohn, Vice Chair Rebeccah Goldware, and Board Members Rosemary Heru, Nancy Melendez, Gary Montgomery, Gil Oceguela, Brian Siana, and Peter Wohlgemuth

ABSENT: Board Member Nipunjeet Gujral

Chair Crohn called the meeting to order at 6:30 p.m.

Member Siana led the pledge of Allegiance to the Flag.

ORAL COMMUNICATIONS FROM THE AUDIENCE

Malissa McKeith spoke regarding public engagement policies that would include workshops and summits for board members and the public regarding water, electricity, electrification, and decarbonization.

COMMUNICATIONS

Power Resources Manager Tracy Sato provided the Riverside Public Utilities sustainability efforts update.

CONSENT CALENDAR

It was moved by Member Oceguela and seconded by Vice Chair Goldware to approve the Consent Calendar as presented below affirming the actions appropriate to each item with the item regarding Bid RPU-7960 pulled for separate discussion. The motion carried with Chair Crohn, Vice Chair Goldware, and Members Heru, Melendez, Montgomery, Oceguela, Siana, and Wohlgemuth voting aye, and Member Gujral absent.

MINUTES

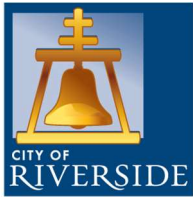
The minutes of the meeting of February 13, 2023, were approved as presented.

ABSENCE

The Board of Public Utilities excused the absence of Board Member Gujral from the Board of Public Utilities meeting held January 23, 2023, due to personal reasons.

2023 ANNUAL INTEREST TO BE PAID ON CUSTOMER DEPOSITS AS PROVIDED BY RIVERSIDE PUBLIC UTILITIES' ELECTRIC AND WATER RULES

The Board of Public Utilities approved the annual interest rate on customer deposits for the calendar year 2023 at the rate of 2.80 percent per annum, as provided by Riverside Public Utilities' Electric and Water Rules.



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SUBMITTAL OF GRID RESILIENCE AND INNOVATION PARTNERSHIP GRANT (GRIP) - DEPLOYMENT OF CITYWIDE ADVANCED METERING INFRASTRUCTURE

The Board of Public Utilities recommends that the City Council (1) authorize the Public Utilities Department to submit a Grid Resilience and Innovation Partnership Grant (GRIP) application to the U.S. Department of Energy in an amount up to \$11.5 million for full deployment of citywide Advanced Metering Infrastructure; (2) authorize the City Manager, or designee, to sign any-and-all necessary documents related to applications for grant funding as described in the staff report, making minor corrections as necessary; and (3) upon grant award, authorize the Finance Department to record an increase in revenues and appropriate expenditures in the estimated grant award amount of \$11.5 million in GRIP Grant account numbers established by the Finance Department.

REQUEST FOR PROPOSAL 2172 - PROFESSIONAL CONSULTANT SERVICES AGREEMENT - FIRE PROTECTION SYSTEM MAINTENANCE AT RERC

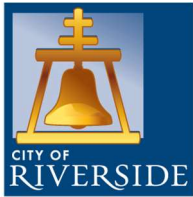
The Board of Public Utilities recommends that the City Council (1) approve a Professional Consultant Services Agreement for fire protection system maintenance at the Riverside Energy Resource Center with Electronic Design Solutions, Inc., Murrieta, for a five-year term through June 30, 2028, in the amount of \$144,513.47; and (2) authorize the City Manager, or designee, to execute the Professional Consultant Services Agreement, including making minor and non-substantive changes.

THIRD AMENDMENT TO PROPERTY MANAGEMENT AGREEMENT - INCREASE PROPERTY MANAGER SALARY ALLOCATION FOR PROPERTY MANAGEMENT SERVICES - MISSION SQUARE OFFICE BUILDING - 3750 UNIVERSITY AVENUE

The Board of Public Utilities recommends that the City Council (1) approve a Third Amendment to the Property Management Agreement with G&E Real Estate Management Services, Inc., doing business as Newmark, increasing the property manager salary allocation to not exceed \$5,000 per month for Property Management Services Agreement for the Mission Square Office Building located at 3750 University Avenue; and (2) authorize the City Manager, or designee, to execute the Third Amendment to the Property Management Agreement, including making minor, non-substantive changes, and to sign all documents and instruments necessary to complete the transaction.

SEVENTH AMENDMENT TO EXTEND LEASE AGREEMENT - MISSION SQUARE OFFICE BUILDING - 3750 UNIVERSITY AVENUE, SUITE 570

The Board of Public Utilities recommends that the City Council (1) approve a Seventh Amendment to the Lease Agreement with Raincross Hospitality Corporation doing business as Riverside Convention & Visitors Bureau, Riverside, to extend the lease for an additional 64-month term from March 1, 2023 through June 30, 2028; and (2) authorize the City Manager,



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or designee, to execute the Seventh Amendment to the Lease Agreement, including making minor, non-substantive changes, and to sign all documents and instruments necessary to complete the transaction.

DISCUSSION CALENDAR

BID RPU-7960 - CONSTRUCTION CONTRACT - 69KV SUB-TRANSMISSION LINE WORK - RIVERSIDE TRANSMISSION RELIABILITY PROJECT (RTRP) RIVERSIDE ENERGY RESOURCE CENTER (RERC) TO FREEMAN SUBSTATION - WORK ORDER 2311468

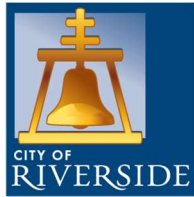
Following discussion, it was moved by Vice Chair Goldware and seconded by Member Oceguela to (1) award a construction contract for Bid RPU-7960 for the handling and logistics of materials for the 69kV sub-transmission line work of the RTRP RERC to Freeman Substation to PAR Western Line Contractors, Rancho Cucamonga, in the amount of \$393,325.44; (2) authorize the City Manager, or designee, to execute the construction contract, including making minor and non-substantive changes; and (3) approve Work Order 2311468 for the total capital expenditure of \$483,000 for the purpose of tracking costs related to RTRP RERC to Freeman 69kV material handling work as part of RTRP Work Order 642975. The motion carried with Chair Crohn, Vice Chair Goldware, and Members Heru, Melendez, Montgomery, Oceguela, Siana, and Wohlgemuth voting aye, and Member Gujral absent.

AUTHORIZATION TO MARKET CITY'S SURPLUS STORED GROUNDWATER IN SAN BERNARDINO-BUNKER HILL BASIN

Following discussion, it was moved by Member Melendez and seconded by Member Wohlgemuth to conceptionally approve the marketing through a Request for Proposal (RFP) process of the City's stored groundwater in the San Bernardino-Bunker Hill Basin available to Riverside through the 1969 Judgement. The motion carried with Chair Crohn, Vice Chair Goldware, and Members Heru, Melendez, Montgomery, Oceguela, Siana, and Wohlgemuth voting aye, and Member Gujral absent.

PUBLIC UTILITIES 2022 ANNUAL AUDIT REPORT AND FINANCIAL RESULTS

Following discussion, it was moved by Vice Chair Goldware and seconded by Member Oceguela to (1) approve Riverside Public Utilities 2022 Annual Audit Report and Financial Results; and (2) recommend that the City Council approve the Riverside Public Utilities 2022 Annual Audit Report and Financial Results. The motion carried with Chair Crohn, Vice Chair Goldware, and Members Heru, Melendez, Montgomery, Oceguela, Siana, and Wohlgemuth voting aye, and Member Gujral absent.



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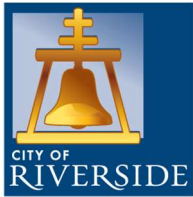
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VEHICLE PURCHASE ORDERS - REPLACEMENT VEHICLES AND ANNUAL SERVICE AGREEMENTS
Following discussion, it was moved by Vice Chair Goldware and seconded by Member Melendez recommending that the City Council (1) approve vehicle purchase orders with Altec Capital Services, L.L.C. for 12 replacement vehicles in the amount of \$4,710,868, plus annual service agreements of \$100,000 for the term of ten (10) years; (2) authorize a supplemental appropriation in the amount of \$3,210,868 from the Electric Fund Undesignated Reserves and appropriate expenditures in the same amount to the Electric Field Automotive Equipment Account 6105000-462100; and (3) authorize the City Manager, or designee, to execute all documents and instruments necessary to complete the transactions, including making minor, non-substantive changes. The motion carried with Chair Crohn, Vice Chair Goldware, and Members Heru, Melendez, Montgomery, Oceguela, Siana, and Wohlgemuth voting aye, and Member Gujral absent.

FISCAL YEAR 2022-2023 TREE POWER PROGRAM FREE SHADE TREE COUPON CAMPAIGN - ISSUANCE OF PURCHASE ORDERS AND CHANGE ORDERS TO PARTICIPATING NURSERIES
Following discussion, it was moved by Member Oceguela and seconded by Member Siana recommending that the City Council (1) approve the Fiscal Year 2022-2023 Tree Power Program Free Shade Tree Coupon Campaign in the amount of \$460,000; (2) approve an increase in the incentive for the Tree Power Program from \$35 to \$40 per tree for both the Tree Power Rebate Program and the Tree Power Program's Free Shade Tree Coupon campaign; and (3) authorize the City Manager, or designee, to issue purchase orders and change orders to Parkview Nursery, 4377 Chicago Avenue; Parkview Nursery, 3841 Jackson Street; and Louie's Nursery, 18550 Van Buren Boulevard based on the variable product demand of each nursery for the Tree Power Program's Free Shade Tree Coupon campaign in a collective amount of \$460,000. The motion carried with Chair Crohn, Vice Chair Goldware, and Members Heru, Melendez, Montgomery, Oceguela, Siana, and Wohlgemuth voting aye, and Member Gujral absent.

LAND EXCHANGE AGREEMENTS - 3095 TYLER STREET
Following discussion, it was moved by Member Melendez and seconded by Member Oceguela recommending that the City Council (1) approve the Land Exchange Agreements regarding the land exchange between the City of Riverside and The Ramsey Trust for portions of the City-owned property known as Assessor Parcel Numbers 138-402-021 and 138-221-002 in exchange for portions of Ramsey's property known as Assessor Parcel Numbers 138-221-005 and 138-200-008; and (2) authorize the City Manager, or designee, to execute the Land Exchange Agreements, and sign all documents and instruments necessary to complete the transactions. The motion carried with Chair Crohn, Vice Chair Goldware, and Members Heru, Melendez, Montgomery, Oceguela, Siana, and Wohlgemuth voting aye, and Member Gujral absent.



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BOARD MEMBER/STAFF COMMUNICATIONS

SYSTEMATIC REPORTING ON MEETINGS, CONFERENCES, AND SEMINARS BY BOARD MEMBERS AND/OR STAFF

Member Wohlgemuth provided an Ad Hoc Committee on selective fiscal practices update.

ITEMS FOR FUTURE BOARD OF PUBLIC UTILITIES CONSIDERATION

Chair Crohn and Vice Chair Goldware requested information on the feasibility of informal public and community meetings encouraging public interaction, input, and feedback on a variety of public utility topics.

GENERAL MANAGER'S REPORT

Following discussion and without formal motion, the Board of Public Utilities received and ordered filed the General Manager's reports including the introduction of Rosalie Ruiz, new Executive Assistant to the General Manager and the (1) Electric and Water Contractor and Consultant Panel updates as of December 31, 2022; (2) list of contracts executed not requiring Board approval for December 2022; (3) list of upcoming Board of Public Utilities and City Council meetings; and (4) Electric and Water utility acronyms.

The Board of Public Utilities adjourned at 9:10 p.m.

Respectfully submitted,

LORENA VERDUSCO
Deputy City Clerk