Board of Library Trustees

TO: **BOARD OF LIBRARY TRUSTEES** **DATE: APRIL 13, 2026**

FROM: **RIVERSIDE PUBLIC LIBRARY** **WARD: 1 AND 2**

SUBJECT: **SPC JESUS S. DURAN EASTSIDE LIBRARY SITE UPDATE**

ISSUE:

That the Board of Library Trustees receive and file an update on SPC Jesus S. Duran Eastside Library.

RECOMMENDATION:

That the Board of Library Trustees receive and file an update on SPC Jesus S. Duran Eastside Library.

BACKGROUND:

On March 27, 2018, the Board of Library Trustees received an update on the proposed new site of the Bobby Bonds Park located at 2060 University Avenue for the new SPC Jesus S. Duran Eastside Library (Eastside Library) and voted unanimously to consider this site for the new Eastside Library location.

On May 21, 2018, the proposed new site for the Eastside Library was discussed at the Parks and Recreation Commission meeting. At this meeting, Parks and Recreation Commissioners commented on the importance of hosting bilingual community meetings to discuss this site, the need for a thriving library on the Eastside, and that a new Eastside Library does not block the César Chávez Community Center.

On June 7, 2018, at 5:30 p.m., a presentation regarding the new Eastside Library was conducted for the Eastside Neighborhood Forum at the César Chávez Community Center.

On July 12, 2018, at 5:00 p.m., a walking tour of the César Chávez Community Center, Bobby Bonds Park, and Ottawa and University sites were held for the community. Present for the tour was Erin Christmas, Library Director; Adolfo Cruz, Parks, Recreation, and Community Services Director; Carl Carey, General Services Director; Miguel Lujano, Legislative Field Representative for Ward 2; George Guzman, Administrative Services Manager; Trustees Tate and Yonezawa; and 21 members of the community.

An informal poll was taken from the community members of what site they preferred; 15 were in favor of the Bobby Bonds Park site and six were in favor of the Ottawa/University site. Additionally, signatures were received from 150 community members in favor of keeping a library in the Eastside neighborhood.

On October 22, 2018, the Board of Library Trustees received an update from Library Director Erin Christmas. The update included a report of the walking tour of Bobby Bonds Park site which included Councilmember Melendrez, General Services Director Carey, and Parks, Recreation and Community Services Director Cruz. Directors Christmas and Cruz provided a joint presentation to the Park and Recreation Commission and the Board of Library Trustees in January 2019.

On January 30, 2019, the Park and Recreation Commission received an update on community outreach feedback for selecting a new site for the proposed Eastside Library, and unanimously, with five members present, recommended the Bobby Bonds Park at 2060 University Avenue as the location for the proposed new Eastside Library to the City Council for their consideration.

On February 25, 2019, the Board of Library Trustees received an update on community outreach feedback for selecting a new site for the proposed new Eastside Library, and unanimously, with eight members present, recommended the Bobby Bonds Park at 2060 University Avenue as the location for the proposed new Eastside Library to the City Council for their consideration.

On April 9, 2019, the City Council approved the location of Bobby Bonds Park at 2060 University Avenue for the proposed new Eastside Library; approved $100,000 of unexpended Measure Z Funds previously approved for the Eastside Library Site Selection to be reallocated to the Eastside Library architectural services; approved an interfund transfer of $100,000 from Measure Z Operating (Fund 110, Account 0000110-990420) to Measure Z Capital (Fund 420, Account 0000420-985110), a reduction of the same amount in Professional Services account (Fund 110, 2240009-421000), and a supplemental appropriation of the same amount in Eastside Library Project account (Fund 420, Account 9907409-462050) to fund the capital expenditure of previously approved Measure Z Spending Item #24 – SPC Jesus S. Duran Eastside Library Site Selection; and authorized staff to issue a Request for Proposal for an architectural firm to provide Phase I Design Services in an amount not to exceed $100,000.

On May 2, 2019, Library Director Christmas provided a presentation to update the community at the Eastside Neighborhood Forum.

On May 21, 2019, the City Council provided input on the proposed mid-cycle budget for Fiscal Year 2019/20. Following discussion, the City Council recommended that staff take a funding request of $2 million from Measure Z funds to the Budget Engagement Commission. Staff plan to bring this request to the Budget Engagement Commission after the selected architectural firm provides Phase I Design Services with building cost estimates.

On October 28, 2019, the Board of Library Trustees selected Trustee Teresa Seipel to participate in the selection of the architectural firm for the Phase I Design Services.

On October 30, 2019, the City received nine responses to Request for Proposal (RFP) 1934 for Architectural Design Services for the new Eastside Library.

On December 8, 2020, the City Council approved a Professional Consultant Services Agreement

with Cannon/Parkin, Inc., dba CannonDesign from Irvine, California for architectural design services for the new Eastside Library – Phase I for a term through December 31, 2022, in an amount not to exceed $94,500.

On January 13, 2021, Library and General Services staff had a kickoff meeting with the CannonDesign team. Initial topics discussed were process, timeline, community meeting opportunities, and library program data. The intent is for City and Cannon Design staff to meet on an approximately biweekly basis through Phase I.

On July 28, 2021, Library and General Services staff met with Cannon Design staff to begin the Eastside Library Phase I Design work in earnest.

Key components will include engaging with project stakeholders through community meetings to determine preliminary building size, programming, spatial requirements, building layout and parking requirements for the proposed building including the proposed exterior event/entertainment/meeting plaza. Additionally, the architect will provide proposed Phase II project costs and schedule.

Phase I Design was completed at the end of calendar year 2021.

As part of Phase I Design, Cannon Design, Library, and General Services staff worked together on three initial concepts for a new Eastside Library located where the current Children's Health, Education, Enrichment and Resource (C.H.E.E.R.) building facing University Avenue adjacent to the César Chávez Community Center and the soccer fields located at Bobby Bond Park, 2060 University Avenue. All concepts include a 15,000 square foot library, 15,000 square foot canopy area, and separate children's, teen and adult sections of the Library. The concepts also include a multipurpose room that has a separate entrance and could be accessible after hours which includes makerspace and arts components and study rooms.

To receive feedback from and further engage community members on the three concepts for design, the library embarked on the schedule below to promote community engagement with the project.

December 13, 2021: Attended Board of Library Trustees Meeting and receive feedback on all three design concepts.

February 9, 2022: Engaged the Park and Recreation Commission on the three concepts presented by Cannon Design.

January 2022 - April 2022: Hosted multiple public meetings in Ward 2 at the César Chávez Community Center, Bordwell Park, and other locations. These were advertised to the community in both English and Spanish through social media, flyers in library locations, etc.

April 11, 2022: Present findings from the multiple community meetings to the Board of Library Trustees.

The General Services Director, Carl Carey and Parks, Recreation and Community Services Director, Pamela Galera concurred with the recommendation to seek community feedback as outlined in the community engagement schedule.

The Riverside Public Library actively pursues grant funding as an alternative funding source and/or to supplement City funds to enable unique program opportunities for the community. Grants offer valuable, unique opportunities for local jurisdictions to compete for funding sources available through, State, Federal, or other agencies to assist in covering the costs of selected projects. An opportunity from the State of California's California State Library Building Forward Library Infrastructure grant program could provide potential funding for the new SPC Jesus S. Duran Eastside project.

On March 15, 2022, the City Council voted with six affirmative votes to 1) approve and authorize the City of Riverside to apply on behalf of the Riverside Public Library for the California State Library Building Forward Library Infrastructure grant program for $10,051,333 with a $5,000,000 City match and $1,500,000 contingency from the Measure Z Fund unallocated reserves and $25,667 from General Services, Measure Z Fund, Annual Deferred Maintenance Program; 2) Authorize the Chief Financial Officer to issue a letter to the Grantor verifying available matching funds; and 3) Authorize the City Manager, or his designee, to sign any Grant applications, extensions, or related documents for a successful application to the California State Library Building Forward Library Infrastructure grant program, making minor corrections as necessary.

Staff submitted the application for the maximum award of $10 million to build the facility adjacent to the César Chávez Center. The application also included three other projects at Orange Terrace Library, Arlington Library, and Arlanza Library

The California State Library grant award notifications will be issued in Summer 2022. Grant funds awarded must be expended by March 31, 2026. Additionally, if funding is awarded, an authorizing resolution from the City Council is required prior to executing the grant agreement and requires a letter from the City's Chief Financial Officer verifying the availability to match grant funds. As required in the Grant, staff will return to the City Council with a Resolution if funding is awarded.

On May 9, 2023, City Council authorized staff to apply for the California State Library Building Forward Round 2 funding of $10 million to build the new SPC Jesus S. Duran Eastside Library adjacent to the Cesar Chavez Community Center at Bobby Bonds Park, a $2.5 million match, and an additional $5.5 million is for construction costs not covered as part of the grant. On May 18, 2023, staff submitted the application to the California State Library. If awarded, staff will return to the City Council for acceptance, appropriation and resolution of the grant funds and appropriation of the $8,000,000 in Measure Z funds.

In addition to the $18 million identified as part of the Building Forward Grant, staff have requested a 2023/2024 Mid-Cycle Budget adjustment of $2 million to pay for Phase II Architectural Design Services which will consist of theschematic design, design development, construction documents, construction bidding and final building acceptance and construction administration. If approved, staff will go to Council with an amendment to the contract with CannonDesign for them to complete Phase II Architectural Design Services. Additionally, staff will ask the Council to approve Concept 3, the design favored by the Board of Library Trustees, Parks, Recreation, and Community Services Commission, and community members.

On July 18, 2023, the City of Riverside received notification from the office of Assemblymember Sabrina Cervantes that the state budget approved by the Legislature and signed by the Governor includes $4.5 million for the Eastside Library project for the City of Riverside.

On August 15, 2023, City Council received an update on Phase 1 Preliminary Design Studies for new SPC Jesus S. Duran Eastside Library at Bobby Bonds Park, and approved a first amendment to an agreement with Cannon/Parkin, Inc., doing business as CannonDesign, for increased compensation of $1,600,000 to include a 10 percent contingency, for a total revised contract of $1,694,500 from Measure Z Capital Fund Eastside Library Project account to extend term for five years to July 1, 2028, for Phase II Architectural Design Services at SPC Jesus S. Duran Eastside Library.

On Thursday, October 12, 2023, City Management and Library staff were notified by the California State Library that the SPC Jesus S. Duran Eastside Library would be awarded $10 million from the Building Forward Round 2 grant and that the City would need to contribute a $2.5 million match. Staff will take this grant, along with the funding from the state budget, and required city match to City Council in December 2023 for approval.

On November 15, 2023, the Cultural Heritage Board held a workshop on the design of the SPC Jesus S. Duran Eastside Library. Library Director Erin Christmas and three members of the CannonDesign Team presented to and received feedback from the Board members. Overall, comments were very positive, and staff will be making modifications, as appropriate, based on the feedback received.

On January 16, 2024, the City Council, received a presentation by Erin Christmas, Library Director, for a resolution to accept the grant amount of $10 million from the California State Library and $4.5 million from the California State Library Targeted grant and an appropriation of $2,500,000 from General Fund Infrastructure Reserves as the City match required for the project and appropriate an additional $1,000,000 from General Fund Infrastructure Reserves which is necessary to complete the project and bringing the total funding to $20,000,000.

Following discussion, the City Council unanimously approved the staff recommendation.

On January 22, 2024, the California State Library updated the City had been awarded and accepted grant funds and that expenditures can begin to be charged to the grant effective January 19, 2024.

On February 7, 2024, the Specialist Jesus S. Duran Eastside Library was presented to the Development Review Committee to receive feedback on design prior to submittal for approval. Feedback from this meeting will be shared verbally at the Board of Library Trustees meeting as it will take place after publication of the agenda.

On August 5, 2025, the City Council unanimously approved the construction contract and Award of Bid No. 8165 for the SPC Jesus S. Duran Eastside Library Project to Horizons Construction Company, Orange, California. The base bid amount is $16,128,715. In addition, Council approved a 10% construction contingency in the amount of $1,612,872 to address any unforeseen conditions or necessary design improvements, resulting in a total project cost of $17,741,587.

The Notice to Proceed was issued to Horizons Construction Company on October 13, 2025.

DISCUSSION:

Per the request of the Board of Library Trustees this is a standing update on the Eastside Library

project.

On Friday April 3, 2026, the SPC Jesus S. Duran Eastside Library construction project met the milestone of pouring the concrete for the footings. Construction remains on track with the concrete slab pour anticipated in the next two weeks. General services and Library staff will begin the procurement process for fixtures, furnishings, and equipment.

FISCAL IMPACT:

There is no fiscal impact associated with this update.

Prepared by: Erin Christmas, Library Director