



Legislation Details (With Text)

**File #:** 18-2177      **Version:** 1      **Name:**  
**Type:** Agreement      **Status:** Passed  
**File created:** 10/4/2018      **In control:** City Council  
**On agenda:** 10/17/2018      **Final action:** 10/17/2018  
**Title:** City Council consideration to authorize the Mayor to execute Improvement Agreements for 1150, 1160, and 1170 West Rincon Street - Corona Industrial Park, LLC, a Delaware Limited Liability Company.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Staff Report, 2. Staff Report with Attachments

Date	Ver.	Action By	Action	Result
10/17/2018	1	City Council	approved	

**AGENDA REPORT  
REQUEST FOR CITY COUNCIL ACTION**

**DATE:** 10/17/2018

**TO:** Honorable Mayor and City Council Members

**FROM:** Public Works Department

**SUBJECT:**

City Council consideration to authorize the Mayor to execute Improvement Agreements for 1150, 1160, and 1170 West Rincon Street - Corona Industrial Park, LLC, a Delaware Limited Liability Company.

**RECOMMENDED ACTION:**

That the City Council authorize the Mayor to execute Improvement Agreements between the City and Corona Industrial Park, LLC, a Delaware Limited Liability Company for 1150, 1160, and 1170 West Rincon Street.

**ANALYSIS:**

Corona Industrial Park, LLC, proposes to construct three (3) industrial buildings totaling 727,316 square feet at 1150, 1160, and 1170 West Rincon Street. The project is located on the south side of West Rincon Street, east of Alcoa Circle and west of North Lincoln Avenue in the M-2 (General Manufacturing) Zone, as shown on Exhibit "A" (former site of the Golden Cheese Company of

California).

The developer is required to construct off-site street, drainage, potable water, and sewer improvements, as shown on Exhibit "B" for the development which will be served by the City of Corona Department of Water and Power. The project will require new sidewalk, curb, gutter, and landscape along the frontage of the project on Rincon Street, within the City of Corona limits. The project will include modifications to the traffic signal on the north-west corner of Lincoln Avenue and the widening of the curb return pocket on Rincon Street to allow for safer truck-turning onto Rincon Street. The developer will enter into Improvement Agreements with the City and post sufficient securities to guarantee construction of these required improvements.

Securities have been posted as detailed below:

Description	Project No.	Faithful Performance		Labor and Materials	
		Security No.	Amount	Security No.	Amount
Offsite Public Improvements	PWIM2018-0009	SUR0047081	\$839,700	SUR0047080	\$ 419,900
Onsite Public Improvements	PWIM2018-0008	SUR0047081	\$ 466,100	SUR0047080	\$ 233,000

**COMMITTEE ACTION:**

Not applicable.

**STRATEGIC PLAN:**

Not applicable.

**FISCAL IMPACT:**

All applicable fees have been paid by the developer.

**ENVIRONMENTAL ANALYSIS:**

This action is exempt pursuant to Section 15061(b)(3) of the Guidelines for the California Environmental Quality Act (CEQA), which states that a project is exempt from CEQA if the activity is covered by the general rule that CEQA applies only to projects that have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA. This action merely approves agreements that provide security to guarantee completion of improvements that are required in connection with a ministerial permit, and there is no possibility that approving these agreements will have a significant effect on the environment. Therefore, no environmental analysis is required.

**PREPARED BY: ZACHARY MURRAY, E.I.T., UTILITY ENGINEER**

**REVIEWED BY:** TOM KOPER, P.E., ASSISTANT PUBLIC WORKS DIRECTOR

**REVIEWED BY:** NELSON D. NELSON, P.E., PUBLIC WORKS DIRECTOR

**REVIEWED BY:** KERRY D. EDEN, ASSISTANT CITY MANAGER/ADMINISTRATIVE SERVICES DIRECTOR

**REVIEWED BY:** MICHELE NISSEN, ASSISTANT CITY MANAGER

**SUBMITTED BY:** DARRELL TALBERT, CITY MANAGER

Exhibits:        "A" - Location Map  
                     "B" - Improvements Plan

Owner:            Corona Industrial Park, LLC  
                     130 Vantis, Suite # 200  
                     Aliso Viejo, CA 92656

Engineer:        Michael Baker International  
                     5 Hutton Centre Drive, Suite #500  
                     Santa Ana, CA, 92707