

BOARD OF RECREATION
AND PARK COMMISSIONERS

BOARD REPORT

NO. 19-224

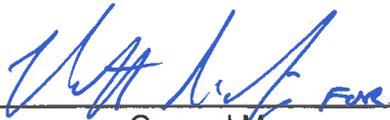
DATE November 06, 2019

C.D. 6

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: NORTH HILLS COMMUNITY PARK – PLAYGROUND REPLACEMENT (PRJ21321) PROJECT; APPROVAL OF SCOPE OF WORK; ALLOCATION OF QUIMBY FEES; CATEGORICAL EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE III, SECTION 1, CLASS 1(3) [MINOR ALTERATIONS OF EXISTING PATHWAYS], CLASS 2(2) [REPLACEMENT OF EXISTING STRUCTURES] AND CLASS 11(3) [INSTALLATION OF ACCESSORY STRUCTURES] OF THE CITY CEQA GUIDELINES AND ARTICLE 19, SECTIONS 15301(c), 15302(b) AND 15311 OF CALIFORNIA CEQA GUIDELINES

AP Diaz	_____	S. Piña-Cortez	_____
H. Fujita	_____	<i>fr</i> C. Santo Domingo	<u>DF</u>
V. Israel	_____	N. Williams	_____



 General Manager

Approved X Disapproved _____ Withdrawn _____

RECOMMENDATIONS

1. Approve the scope of work for the proposed North Hills Community Park – Playground Replacement (PRJ21321) Project (Project), as described in the Summary of this Report and as set forth in the attachment hereto;
2. Authorize the Department of Recreation and Parks (RAP) to use its on-call contractors for the construction of the Project improvements;
3. Authorize RAP’s Chief Accounting Employee or designee to establish new Quimby Fees Account No. 89460K-NH with North Hills Community Park as the Account Name;
4. Approve the reallocation of Three Hundred Seventy-Six Thousand, Seven Hundred Seventy-Nine Dollars and Eighty-Four Cents (\$376,779.84) in Quimby Fees from the Mid-Valley Multipurpose Center – Park Development (PRJ20163) Project to the proposed Project;
5. Authorize RAP’s Chief Accounting Employee or designee to transfer Three Hundred Seventy-Six Thousand, Seven Hundred Seventy-Nine Dollars and Eighty-Four Cents (\$376,779.84) in Quimby Fees from the Mid-Valley Multipurpose Center Account No. 89460K-MM to the North Hills Community Park Account No. 89460K-NH;

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6. Approve the reallocation of Twenty-One Thousand, Six Hundred Sixty Dollars (\$21,660.00) in Zone Change Fees from the Delano Recreation Center – Sports Field Improvements (PRJ20545) Project to the proposed Project;
7. Authorize RAP's Chief Accounting Employee or designee to Transfer Twenty-One Thousand, Six Hundred Sixty Dollars (\$21,660.00) in Zone Change Fees from the Delano Recreation Center Account No. 89440K-DB to the North Hills Community Park Account No. 89460K-NH;
8. Approve the reallocation of Twenty-Eight Thousand, Twenty-Nine Dollars (\$28,029.00) in Quimby Fees from the Andres and Maria Cardenas Recreation Center – Skate Park (PRJ20198) Project to the proposed Project;
9. Approve the reallocation of Forty-Six Thousand, Four Hundred Sixty-Seven Dollars and One Cent (\$46,467.01) in Quimby Fees from the Andres and Maria Cardenas Recreation Center – Building Improvements (PRJ20803) Project to the proposed Project;
10. Authorize RAP's Chief Accounting Employee or designee to transfer Seventy-Four Thousand, Four Hundred Ninety-Six Dollars and One Cent (\$74,496.01) in Quimby Fees from the Andres and Maria Cardenas Recreation Center Account No. 89460K-BL to the North Hills Community Park Account No. 89460K-NH;
11. Approve the reallocation of Thirty-Nine Thousand, Seventy-Two Dollars and Sixty-Four Cents (\$39,072.64) in Quimby Fees from the Sepulveda Basin East – Outdoor Park Improvements (PRJ20416) Project to the proposed Project;
12. Authorize RAP's Chief Accounting Employee or designee to transfer Thirty-Nine Thousand, Seventy-Two Dollars and Sixty-Four Cents (\$39,072.64) in Quimby Fees from the Sepulveda Basin East Account No. 89460K-SF to the North Hills Community Park Account No. 89460K-NH;
13. Approve the reallocation of Sixteen Thousand, Fifty-Five Dollars and Eighty Cents (\$16,055.80) in Quimby Fees from the Sheldon Arleta Park – Park Design and Development Phase II (PRJ20341) Project to the proposed Project;
14. Authorize RAP's Chief Accounting Employee or designee to transfer Sixteen Thousand, Fifty-Five Dollars and Eighty Cents (\$16,055.80) in Quimby Fees from the Sheldon Arleta Property Account No. 89460K-AV to the North Hills Community Park Account No. 89460K-NH;
15. Approve the reallocation of Three Thousand, Five Hundred Fifteen Dollars and Eighty-Two Cents (\$3,515.82) in Quimby Fees from the Sheldon Skate Park – Southeast Valley Skate Park Phase II (PRJ20408) Project to the proposed Project;
16. Authorize RAP's Chief Accounting Employee or designee to transfer Three Thousand, Five Hundred Fifteen Dollars and Eighty-Two Cents (\$3,515.82) in Quimby Fees from the

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Sheldon Skate Park Account No. 89460K-XF to the North Hills Community Park Account No. 89460K-NH;

17. Approve the reallocation of Fifty-Four Thousand, Six Hundred Dollars (\$54,600.00) in Quimby Fees from the Tobias Avenue Park – Outdoor Park Improvements (PRJ20326) Project to the proposed Project;
18. Authorize RAP's Chief Accounting Employee or designee to transfer Fifty-Four Thousand, Six Hundred Dollars (\$54,600.00) in Quimby Fees from the Tobias Avenue Park Account No. 89460K-TP to the North Hills Community Park Account No. 89460K-NH;
19. Authorize RAP's Chief Accounting Employee or designee to transfer Thirty-Eight Thousand, Eight Hundred Nineteen Dollars and Eighty-Nine Cents (\$38,819.89) in Quimby Fees from the Quimby Account No. 89460K-00 to the North Hills Community Park Account No. 89460K-NH;
20. Approve the allocation of Six Hundred Twenty-Five Thousand Dollars (\$625,000.00) in Quimby Fees from the North Hills Community Account No. 89460K-NH to the proposed Project.
21. Find that proposed Project is categorically exempt from the California Environmental quality act (CEQA) pursuant to article iii, section 1, class 1(3) [minor alterations of existing pathways], Class 2(2) [replacement of existing structures] and Class 11(3) [installation of accessory structures] of the City CEQA guidelines and Article 19, Sections 15301(c), 15302(b) and 15311 of California CEQA Guidelines and direct RAP staff to file a Notice of Exemption (NOE);
22. Authorize RAP's Chief Accounting Employee or designee to prepare a check to the Los Angeles County Clerk in the amount of \$75.00 for the purpose of filing an NOE; and,
23. Authorize RAP's Chief Accounting Employee or designee to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

North Hills Community Park is located at 8756 N. Parthenia in the east end of the North Hills Community of the City. This 4-acre property provides two synthetic soccer fields, parking lot, Community Center with staff office, restrooms and a Los Angeles Police Department stop in center. The property also offers parking, a play area, basketball courts, and benches for seating. An estimated 11,320 residents live within a 1/2 mile of North Hills. Due to the facilities, features, programs and services it provides, North Hills Community Park meets the standards for a community park as defined in the City's Public Recreation Plan.

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PROJECT SCOPE

The proposed Project involves the demolition of the existing play equipment and surface and the installation of new play equipment and resilient surfacing, installation of a new trilogy gate, accessible path of travel which includes accessible signage, new parking lot stripping and curb cut, and replacement of damaged concrete along the south end of the playground. The Site Plan and Project Scope of Work is attached to this Report.

RAP staff estimates that the proposed Project will cost approximately Six Hundred Twenty-Five Thousand Dollars (\$625,000.00).

PROJECT FUNDING

Upon approval of this Report, Six Hundred Twenty-Five Thousand Dollars (\$625,000.00) in Quimby Fees can be transferred from the following accounts to the North Hills Community Park Account No. 89460K-NH and allocated to the proposed Project:

- Three Hundred Seventy-Six Thousand, Seven Hundred Seventy-Nine Dollars and Eighty-Four Cents (\$376,779.84) in Quimby Fees from the Mid-Valley Multipurpose Center Account No. 89460K-MM
- Twenty-One Thousand, Six Hundred Sixty Dollars (\$21,660.00) in Zone Change Fees from the Delano Recreation Center Account No. 89440K-DB
- Seventy-Four Thousand, Four Hundred Ninety-Six Dollars and One Cent (\$74,496.01) in Quimby Fees from the Andres and Maria Cardenas Recreation Center Account No. 89460K-BL
- Thirty-Nine Thousand, Seventy-Two Dollars and Sixty-Four Cents (\$39,072.64) in Quimby Fees from the Sepulveda Basin East Account No. 89460K-SF
- Sixteen Thousand, Fifty-Five Dollars and Eighty Cents (\$16,055.80) in Quimby Fees from the Sheldon Arleta Property Account No. 89460K-AV
- Three Thousand, Five Hundred Fifteen Dollars and Eighty-Two Cents (\$3,515.82) in Quimby Fees from the Sheldon Skate Park Account No. 89460K-XF
- Fifty- Four Thousand, Six Hundred Dollars (\$54,600.00) in Quimby Fees from the Tobias Avenue Park Account No. 89460K-TP
- Thirty-Eight Thousand, Eight Hundred Nineteen Dollars and Eighty-Nine Cents (\$38,819.89) in Quimby Fees from the Quimby Account No. 89460K-00

These Quimby Fees were collected within five (5) miles of North Hills Community Park, which is the standard distance for the allocation of the Quimby Fees for community recreational facilities pursuant to Los Angeles Municipal Code Section 12.33 E.3.

FUNDING SOURCE MATRIX

Source	Fund/Dept/Acct	Amount	Percentage
Quimby Fees	302/89/89460K-NH	\$625,000.00	100%
Total		\$625,000.00	100%

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PROJECT CONSTRUCTION

RAP staff has determined that sufficient funding has been identified for the construction of the proposed Project. Construction of the proposed Project is anticipated to begin in December 2019.

TREES AND SHADE

It is not anticipated at this time that the proposed Project will have any impact on existing trees or shade at North Hills Community Park

ENVIRONMENTAL IMPACT

The proposed Project consists of minor alterations to existing pathways, of removal and replacement of existing structures where the new structure will have substantially the same function, size and capacity, and of installation of accessory structures. As such RAP staff recommends that the Board of Recreation and Park Commissioners (Board) determine that it is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 1(3), 2(2) and 11(3) of the City CEQA Guidelines and Article 19, Section 15301(c), 15302(b) and 15311 of California CEQA Guidelines. An NOE will be filed with the Los Angeles County Clerk upon Board's approval.

FISCAL IMPACT

The authorization for the allocation of Quimby Fees to this Project will have no fiscal impact on RAP's General Funds.

The estimated costs for the design, development, and construction/installation of the proposed park improvements are anticipated to be funded by Quimby Fees or funding sources other than RAP's General Fund.

The maintenance of the proposed park improvements can be performed by the current RAP staff with no overall impact to existing maintenance services at this facility.

STRATEGIC PLAN INITIATIVES AND GOALS

Approval of this Board Report advances RAP's Strategic Plan by supporting:

Goal No. 1: Provide Safe and Accessible Parks

Outcome No. 2: All parks are safe and welcoming

Result: The installation of the proposed children's play area and accessibility improvements will enhance the user's park experience.

This Report was prepared by Craig A. Raines, Landscape Architectural Associate, Planning, Maintenance, and Construction Branch, Department of Recreation and Parks.

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LIST OF ATTACHMENTS/EXHIBITS

Site Plan and Scope of Work

