

APPROVED
DEC 08 2010

REPORT OF GENERAL MANAGER

NO. 10-327

DATE December 8, 2010

BOARD OF RECREATION
and PARK COMMISSIONERS

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BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: HANSEN DAM RECREATION AREA - MEMORANDUM OF UNDERSTANDING WITH THE UNITED STATES DEPARTMENT OF THE ARMY, CORPS OF ENGINEERS FOR DESIGN AND CONSTRUCTION OF ADDITIONAL FEATURES OF THE HANSEN DAM RECREATION AREA PROJECT

R. Adams	_____	F. Mok	_____
H. Fujita	_____	K. Regan	_____
S. Huntley	_____	*M. Shull	<u><i>mf</i></u>
V. Israel	_____		

Veli Israel
General Manager

Approved _____

Disapproved _____

Withdrawn _____

RECOMMENDATIONS:

That the Board:

1. Approve the Memorandum of Understanding (MOU), substantially in the form on file in the Board Office, between the City of Los Angeles (City), acting by and through the Board of Recreation and Park Commissioners (Board) and the United States Department of the Army, Corps of Engineers (Corps), relative to the design and construction of additional features, as described in the Summary of this Report, of the Hansen Dam Recreation Area Project, subject to approval of the Mayor and the City Attorney as to form;
2. Direct the Board Secretary to transmit forthwith the proposed MOU concurrently to the Mayor in accordance with Executive Directive No. 3, and to the City Attorney for review and approval as to form;
3. Authorize the Board President and Secretary to execute the MOU upon receipt of the necessary approvals;

REPORT OF GENERAL MANAGER

PG. 2

NO. 10-327

4. Authorize staff to negotiate the terms and conditions for a Project Partnership Agreement (PPA) with Corps that specifies the cost sharing provisions of the additional features of the Hansen Dam Recreation Area Project; and,
5. Direct staff to return to the Board for final consideration of the PPA with Corps for the design and construction of the additional features of the Hansen Dam Recreation Area Project.

SUMMARY:

On October 19, 1994, the Board approved the Hansen Dam Recreation Lake Project Cooperation Agreement (PCA) between the United States Department of the Army, Corps of Engineers (Corps) and the City of Los Angeles (City), acting by and through the Board of Recreation and Park Commissioners (Board), for the construction of a 1.5 acre swim lake, a 9 acre recreational lake, restrooms, and picnic areas (Board Report No. 466-94). The funding available for this project came from both federal sources and Proposition A grant funds obtained by the City. The PCA established terms and conditions of the 50/50 cost sharing of each party (City and the Corps). The last phase of this project was completed in 2002.

Since that time, the City working with the Santa Monica Mountains Conservancy (SMMC) and the Mountains Recreation Conservation Authority (MRCA), identified additional features appropriate for the facility. These agencies pursued and obtained both federal and other City funding for the design and construction of these additional features. These features include three main parts: a campground and two parking lots with associated planting.

The proposed project has an estimated design and construction cost of approximately \$3,900,000. The Corps' 50% share will be in the form of a cash contribution and the City's 50% share will be in the form of credit for work-in-kind development projects. As indicated previously, the City was able to identify City funds in the form of Propositions K, O, and 40 bond monies that are to be used to pay for projects that will be considered work-in-kind credit. The City projects will include the development of the Ranger Station Parking Lot (Proposition K and Proposition 40), the "Green" Parking Lot (Proposition O), and a small number of campground improvements. The Corps' cash contribution will be used to pay for the larger campground development which will include site preparation, sewer connection, sewer lift station, a prefabricated restroom, decomposed granite "pads" for tents, and a concrete pad for the "dining" tent.

As in the previous Hansen Dam Recreation Lake Project, an agreement must be established between both the City and Corps to determine the 50/50 cost sharing responsibilities. The proposed additional features, will be covered under a proposed PPA currently being drafted by the Corps. This PPA will be presented to the Board for approval in the near future.

REPORT OF GENERAL MANAGER

PG. 3

NO. 10-327

Constraints on the City's funding sources and the timelines of the City's projects considered for the work-in-kind contributions, necessitate that the City projects begin construction at the end of December 2010 or sometime in the first quarter of 2011. Consequently, because the City projects will begin before the PPA is executed these projects will not satisfy the City's work-in-kind contributions unless an alternative arrangement is reached.

The Corps has proposed that an MOU, be executed in order to acknowledge the City projects as work-in-kind contributions. These are subject to final execution of the PPA and approval of the Integral Determination Report which describes the City's in-kind contributions.

ENVIRONMENTAL IMPACT:

It should be noted that all of the subject City projects have previously obtained their necessary approvals.

In accordance with the California Environmental Quality Act (CEQA), the proposed project to be executed under the terms and conditions of the MOU has been evaluated for potential environmental effects, and a Mitigated Negative Declaration (MND) was prepared in October 2009 and adopted by the City Council on June 8, 2010, along with mitigation measures that would reduce all impacts to a level less than significant. A Notice of Determination was filed with the Los Angeles County Clerk on June 15, 2010. The scope of the project and the environmental conditions has not changes substantially since the adoption of the MND, and no additional environmental impacts are anticipated. Therefore, no further CEQA documentation is required for the approval of the MOU.

FISCAL IMPACT:

Approval of the MOU will not have an impact on the Department's General Fund as all the projects are funded from the various City and State grant funds.

This report prepared by Cid Macaraeg, Sr. Management Analyst II, Real Estate Section, Planning and Development Branch.