

**APPROVED**  
**FEB 02 2011**

REPORT OF GENERAL MANAGER

NO. 11-043

DATE February 2, 2011

**BOARD OF RECREATION  
and PARK COMMISSIONERS**

C.D. 1, 13, 15

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: PROPOSITION 84 STATEWIDE PARK PROGRAM - PRELIMINARY AUTHORIZATION TO ACQUIRE PROPERTY AND APPROVAL OF CONCEPTUAL PLANS FOR VARIOUS PARK PROJECTS TO BE DEVELOPED AND CONSTRUCTED BY THE TRUST FOR PUBLIC LAND

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

*[Signature]*  
General Manager

Approved *[Signature]*      Disapproved \_\_\_\_\_      Withdrawn \_\_\_\_\_

RECOMMENDATIONS:

That the Board:

1. Take the following action regarding Carlton Way Pocket Park - Park Development:
  - A. Approve the conceptual plan for the Carlton Way Pocket Park - Park Development project at Carlton Way Park, as described in the Summary of this Report.
  
2. Take the following action regarding Patton Street Pocket Park - Park Development:
  - A. Approve the conceptual plan for the Patton Street Pocket Park - Park Development project at Old Echo Park Boys and Girls Club Park, as described in the Summary of this report.
  
3. Take the following actions regarding Monitor Avenue Park - Park Acquisition and Development:
  - A. Preliminarily approve the acquisition of 1.13 acres of privately owned vacant property, located at 11300 Monitor Avenue in the Watts community (Assessor's Parcel Number (APN) 6069-003-807), for the purpose of creating a neighborhood park;

## REPORT OF GENERAL MANAGER

PG. 2

NO. 11-043

- B. Authorize staff to work with the General Services Department to acquire the 1.13 acres of privately owned land located at 11300 Monitor Avenue;
- C. Direct staff to return to the Board for final authorization to acquire said property upon the conclusion of negotiations with the property owner and completion of due diligence requirements; and,
- D. Approve the conceptual plan for the Monitor Avenue Park - Park Acquisition and Development project, as described in the Summary of this Report.

### SUMMARY:

In September 2009, the State released a Request for Proposals for the first round of the Statewide Park Development and Community Revitalization Program of 2008 (Proposition 84 Statewide Park Program). The Proposition 84 Statewide Park Program will award a total of \$368 million in competitive grant funding in two rounds. The Proposition 84 Statewide Park Program awards grants for the creation of new parks, expansion and or improvements to existing parks, and the creation and renovation of recreation features. The emphasis of the Proposition 84 Statewide Park Program is on the development of new parks located in areas that either lack park space and/or have significant poverty.

The Department of Recreation and Parks (RAP) and the Trust for Public Land (TPL), a non-profit organization, partnered together to identify, develop and prepare grant applications for projects eligible for funding under the Proposition 84 Statewide Park Program. In Board Report No. 09-317, approved on December 9, 2009, the Board authorized the General Manager to submit 14 Proposition 84 Statewide Park Program grant applications. Of those 14 grant applications, three were prepared and submitted by TPL.

In Board Report No. 10-121, approved on May 17, 2010, the Board approved a Donation Agreement (Agreement) between RAP and TPL for the acquisition, development, and construction of new parks that would be funded, in whole or in part, through grant funding from the Proposition 84 Statewide Park Program. As detailed in the Agreement, TPL is to coordinate the design and construction of the park projects with RAP and, when construction is completed, submit each completed project to the Board of Recreation and Park Commissioners for final approval and acceptance.

On November 8, 2010, the State announced the award of 62 grants, totaling \$182 million, from the first funding round of the Proposition 84 Statewide Park Program. The three grant applications prepared and submitted by TPL were all awarded grant funding. These three grant awards, which total approximately \$9 million, were for the Carlton Way Pocket Park, Patton Street Pocket Park, and Monitor Avenue Park projects.

## REPORT OF GENERAL MANAGER

PG. 3

NO. 11-043

Under the terms of the Agreement, TPL is required to develop a conceptual plan for each park project successfully awarded grant funding and present those plans to RAP for review and approval. Once RAP approves a project's conceptual plan TPL will prepare a detailed set of final plans and specifications for that project, which will be submitted to the Board in a subsequent report. The conceptual plans for the Carlton Way Pocket Park, Patton Street Pocket Park, and Monitor Avenue Park projects are described below and attached hereto as Exhibit A. Each of these conceptual plans was developed using the results of outreach and public workshops performed by TPL in partnership with RAP and local community organizations.

### Carlton Way Pocket Park - Park Development

This project proposes to develop outdoor park and recreational improvements at Carlton Way Park. Carlton Way Park is a 0.19 acre park located at 5927 Carlton Way in the Hollywood area of the City. This park was recently acquired by RAP and is currently vacant and undeveloped.

The conceptual plan for the Carlton Way Pocket Park project includes the construction of a children's play area, fitness equipment, safety lighting, a landscaped plaza, and site amenities such as trees, benches, decorative fencing, and a drinking fountain.

The State awarded TPL a total of \$1,268,007 in grant funding for this project. It is anticipated that this funding is sufficient to meet the project scope.

Staff has determined that the subject project will consist of the acquisition of land to preserve open space, and development of a new park with accessory structures including fences, play areas and play equipment, and drinking fountains. The project will also involve minor grading and new landscaping. Therefore, the project is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 3(6), Class 4(1,3), and Class 25(5) of the City CEQA Guidelines.

### Patton Street Pocket Park - Park Development

This project proposes to develop outdoor park and recreational improvements at Old Echo Park Boys and Girls Club Park. Old Echo Park Boys and Girls Club Park is a 0.70 acre park located at 303 Patton Street in the Echo Park community of the City. This park features a recreation center building and an undeveloped open space area that RAP recently acquired to provide this park with space for additional recreational activities.

The conceptual plan for the Patton Street Pocket Park project includes the construction of a community garden, children's play area, fitness equipment, safety lighting, a landscaped open space area, and site amenities such as trees, benches, decorative fencing, picnic tables, and a drinking fountain.

## REPORT OF GENERAL MANAGER

PG. 4

NO. 11-043

The State awarded TPL a total of \$2,719,650 in grant funding for this project. It is anticipated that this funding is sufficient to meet the project scope.

Staff has determined that the subject project will consist of the acquisition of land to preserve open space, and development of a new park with accessory structures including fences, play areas and play equipment, drinking fountains, and other minor structures. The project will also involve minor grading, new landscaping and subsurface pipelines for irrigation. Therefore, the project is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 3(6,9), Class 4(1,3), and Class 25(5) of the City CEQA Guidelines.

### Monitor Avenue Park- Park Acquisition and Development

This project proposes to acquire property located at 11300 Monitor Avenue in the Watts community of the City and develop the property with outdoor park and recreational improvements. The subject property, with an Assessor's Parcel No. of 6069-003-807, measures approximately 1.13 acres. It is currently vacant and surrounded by residential housing and railroad right-of-way.

The conceptual plan for the Monitor Avenue Park project includes the construction of a small skate plaza, children's play area, fitness equipment, basketball courts, safety lighting, a landscaped open space area, perimeter walking path, and site amenities such as trees, decorative fencing, picnic tables, and a drinking fountain.

The State awarded TPL a total of \$4,999,468 in grant funding for this project. It is anticipated that this funding is sufficient to meet the project scope.

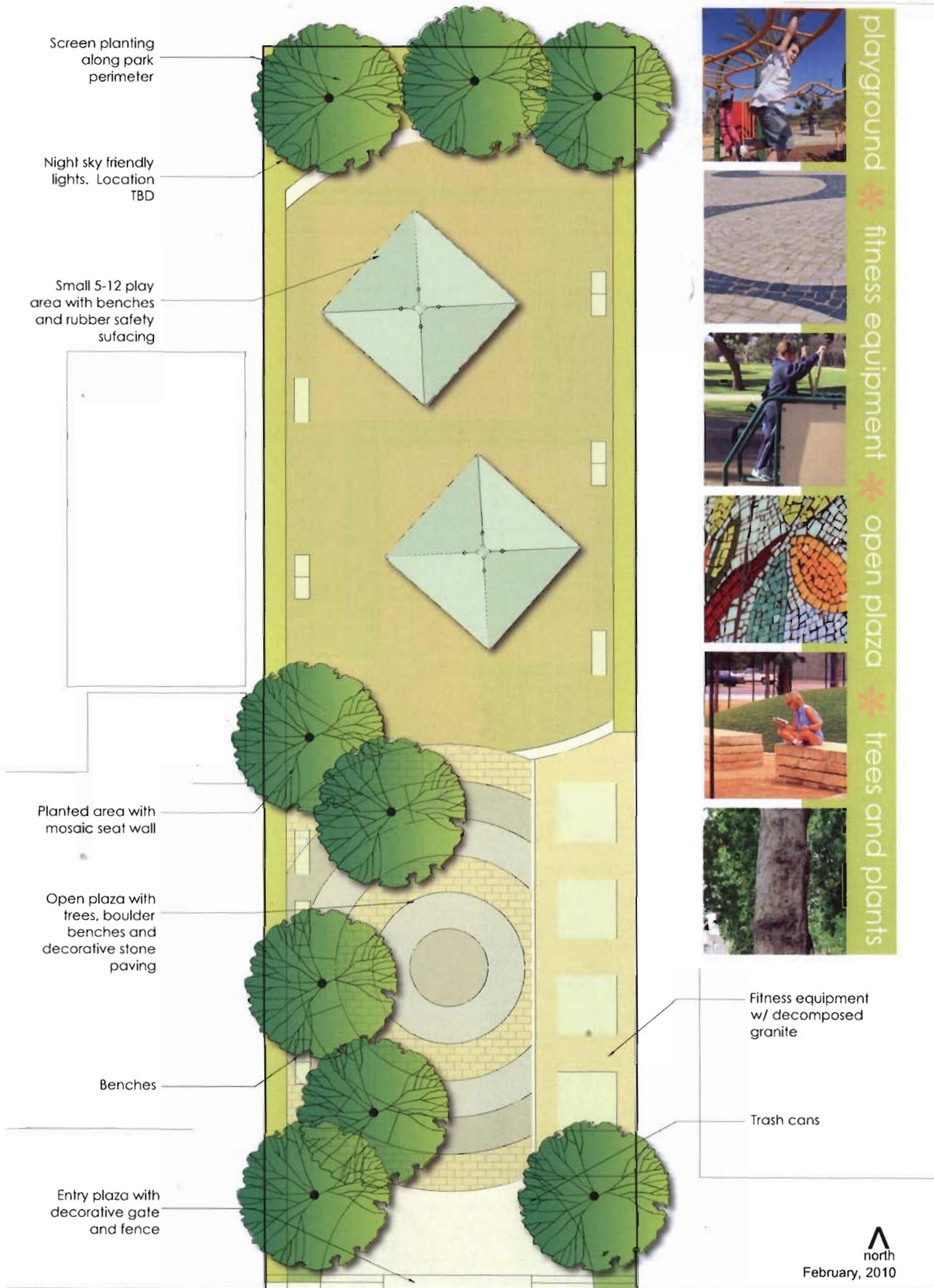
Staff has determined that the subject project will consist of the acquisition of land to preserve open space, and development of a new park with accessory structures including fences, game courts, play areas and play equipment, a drinking fountain, and other minor structures. The project will also involve minor grading, new landscaping and subsurface pipelines for irrigation. Therefore, the project is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 3(6,9), Class 4(1,3), and Class 25(5) of the City CEQA Guidelines.

### FISCAL IMPACT STATEMENT:

The approval the conceptual plans for these projects will not have any impact on the General Fund. The development of these projects is anticipated to be funded by the awarded grant funds or funding sources other than the Department's General fund.

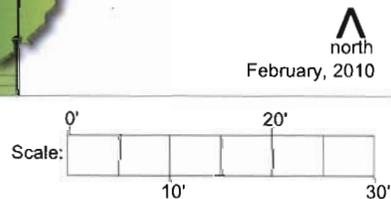
This report was prepared by Darryl Ford, Management Analyst II, Planning and Construction Division.

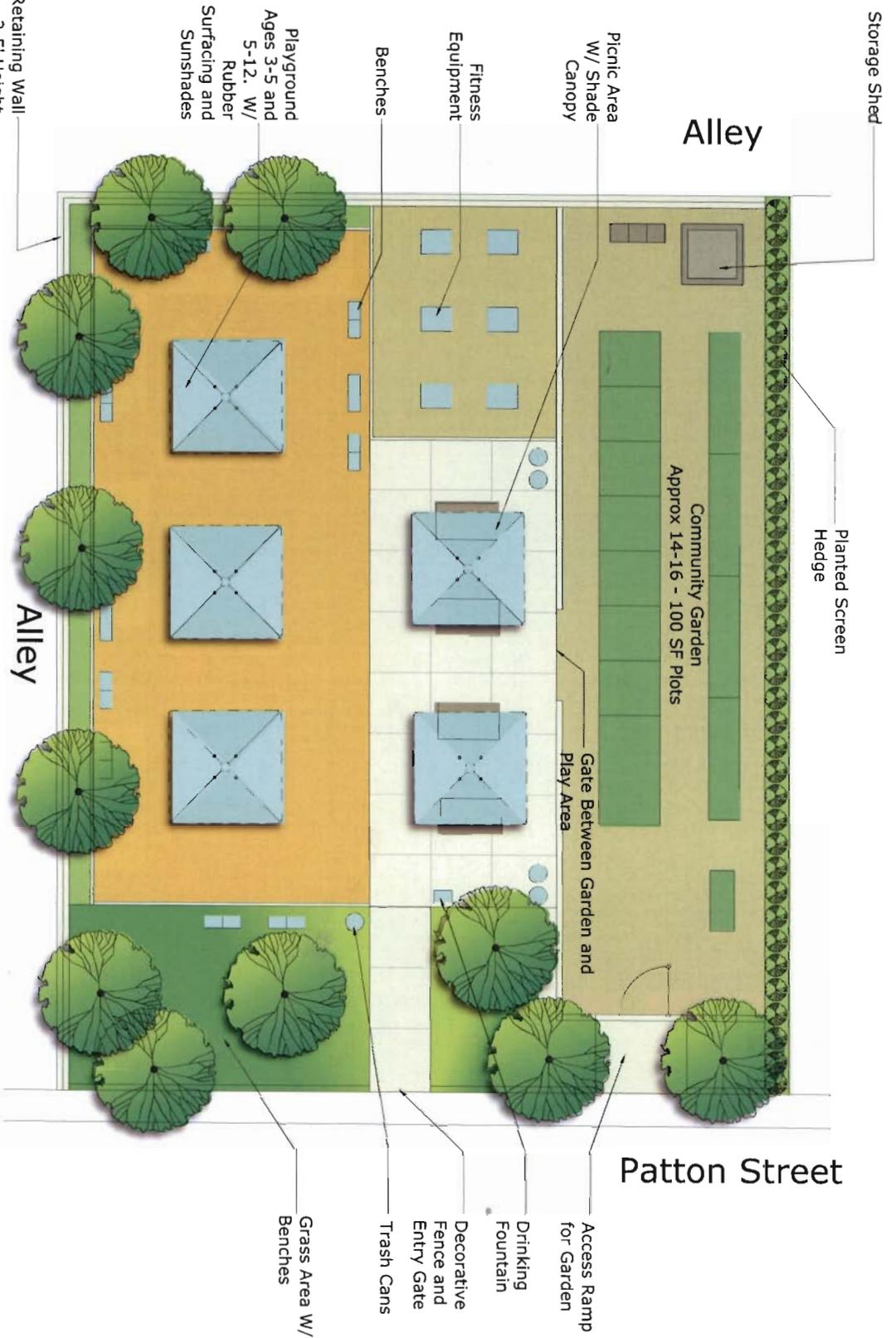
# Exhibit A



## Carlton Way Pocket Park Concept Design

The Trust for Public Land ~ City of Los Angeles Recreation and Parks  
 Statewide Park Development and Community Revitalization Program Application

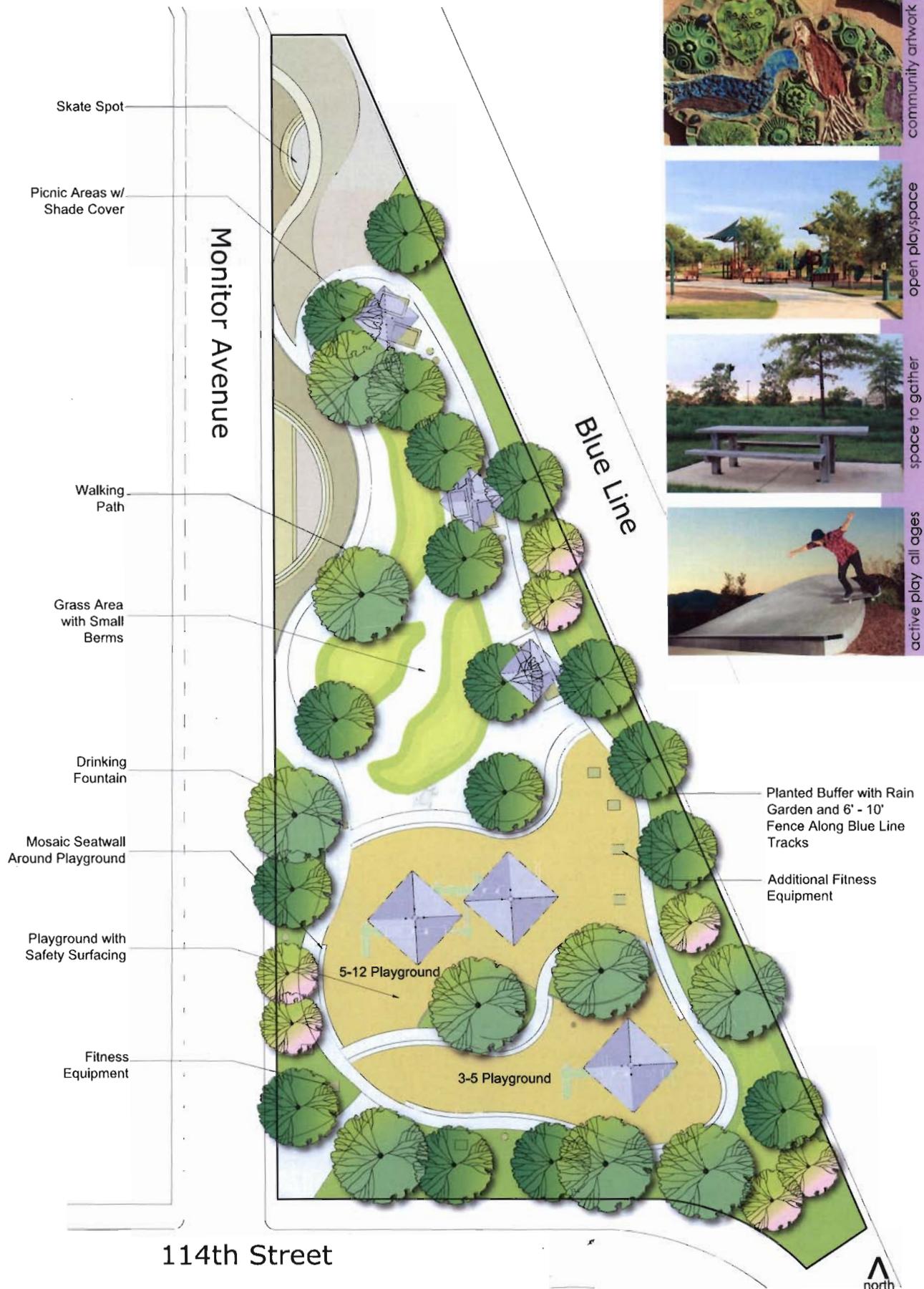




# Patton Street Pocket Park Concept Plan

The Trust for Public Land ~ City of Los Angeles Recreation and Parks  
 Stretweide Park Development and Community Revitalization Program Application





community artwork



open play space



space to gather



active play all ages

# Monitor Avenue Park Concept Plan

The Trust for Public Land ~ City of Los Angeles Recreation and Parks  
 Statewide Park Development and Community Revitalization Program Application

February, 2010

