

APPROVED  
02-03-2016  
BOARD OF RECREATION  
& PARK COMMISSIONERS

REPORT OF GENERAL MANAGER

NO. 16-022

DATE February 3, 2016

C.D. 5

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: FAIRFAX SENIOR CITIZEN CENTER – BUILDING RENOVATION (PRJ20948)  
PROJECT – ALLOCATION OF QUIMBY FEES; EXEMPTION FROM THE  
CALIFORNIA ENVIRONMENTAL QUALITY ACT

*for* \*R. Barajas C&D K. Regan \_\_\_\_\_  
H. Fujita \_\_\_\_\_ N. Williams \_\_\_\_\_  
V. Israel \_\_\_\_\_

*Ramon Barajas* *for*  
\_\_\_\_\_  
General Manager

Approved ✓ Disapproved \_\_\_\_\_ Withdrawn \_\_\_\_\_

RECOMMENDATIONS:

That the Board:

1. Approve the scope of the Fairfax Senior Citizen Center – Building Renovation (PRJ20948) project, as described in the Summary of this Report;
2. Authorize the Department of Recreation and Parks' (RAP) Chief Accounting Employee to reallocate Ninety-One Thousand, Four Hundred Twenty-Two Dollars and Forty Cents (\$91,422.40) in Quimby Fees, currently allocated to the Fairfax Senior Citizen Center – Building Improvements (PRJ20105) project, per Report No. 09-021, to the Fairfax Senior Citizen Center – Building Renovation (PRJ20948) project;
3. Authorize the RAP's Chief Accounting Employee to transfer Two Hundred Eight Thousand, Five Hundred Seventy-Seven Dollars and Sixty Cents (\$208,577.60) in Quimby Fees from the Quimby Fees Account No. 89460K-00 to the Fairfax Senior Citizen Center Account No. 89460K-FX;
4. Approve the allocation of Three Hundred Thousand Dollars (\$300,000.00) in Quimby Fees from Fairfax Senior Citizen Center Account No. 89460K-FX for the Fairfax Senior Citizen Center – Building Renovation (PRJ20948) project, as described in the Summary of this Report;
5. Find that the actions taken by the Board herein are exempt from the California Environmental Quality Act (CEQA); and,

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6. Authorize the RAP's Chief Accounting Employee to make technical corrections as necessary to carry out the intent of this Report.

### SUMMARY:

Fairfax Senior Citizen Center is located at 7929 Melrose Avenue in the Fairfax Village area of the City. This 0.38 acre facility provides a variety of programs and activities for seniors and has a large auditorium for community meetings. Approximately 5,447 City residents live within a one-half (1/2) mile walking distance of Fairfax Senior Citizen Center. Due to the facilities, features, and services it provides, Fairfax Senior Citizen Center currently meets the standard for a Community Park, as defined in the City's Public Recreation Plan.

RAP staff has determined that the renovation of the Fairfax Senior Citizen Center building, including the repair or renovation of the roof, lighting, and electrical and mechanical systems, as well as associated upgrades in the building auditorium and classrooms, is necessary and would be of benefit to park users.

On February 4, 2009, the Board of Recreation and Parks Commissioners (Board) approved the allocation of Two Hundred Forty-Four Thousand, One Hundred Thirty Dollars and Sixty-Eight Cents (\$244,130.68) in Quimby Fees for the Fairfax Senior Citizen Center – Building Improvements (PRJ20105) project (Report No. 09-021). That project is complete and a total of Ninety-One Thousand, Four Hundred Twenty-Two Dollars and Forty Cents (\$91,422.40) in unexpended Quimby funding is available for reallocation to other projects.

Upon approval of this Report, Two Hundred Eight Thousand, Five Hundred Seventy-Seven Dollars and Sixty Cents (\$208,577.60) can be transferred from the Quimby Fees Account No. 89460K-00 to the Fairfax Senior Citizen Center Account No. 89460K-FX and a total of Three Hundred Thousand Dollars (\$300,000.00) in Quimby Fees from Fairfax Senior Citizen Center Account No. 89460K-FX can be allocated to the Fairfax Senior Citizen Center – Building Renovation (PRJ20948) project.

The total Quimby Fees allocation for the Fairfax Senior Citizen Center – Building Renovation (PRJ20948) project is Three Hundred Thousand Dollars (\$300,000.00). These Fees were collected within two (2) miles of Fairfax Senior Citizen Center, which is the standard distance for the allocation of the Quimby Fees for community recreational facilities.

### TREES AND SHADE:

The approval of this project will have no impact on existing trees or shade at Fairfax Senior Citizen Center and no new trees or new shade is proposed to be added to Fairfax Senior Citizen Center as a part of this project.

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ENVIRONMENTAL IMPACT STATEMENT:

Staff has determined that the subject project will consist of interior and exterior modifications to existing park buildings involving negligible or no expansion of use. Therefore, the project is exempt from the provisions of the CEQA pursuant to Article III, Section 1, Class 1(1,4) of the City CEQA Guidelines.

FISCAL IMPACT STATEMENT:

The approval of this allocation of Quimby Fees will have no fiscal impact on RAP.

The estimated costs for the design, development, and construction of the proposed park improvements are anticipated to be funded by Quimby Fees or funding sources other than the RAP's General Fund. The maintenance of the proposed park improvements can be performed by current staff with minimal impact to existing maintenance service at this facility.

This Report was prepared by Darryl Ford, Principal Project Coordinator, Planning, Construction, and Maintenance Branch.