

APPROVED

JUN 06 2018

BOARD REPORT

BOARD OF RECREATION
AND PARK COMMISSIONERS

NO. 18-107

DATE June 6, 2018

C.D. 13

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: **BARNSDALL PARK – RESTROOM BUILDING (PRJ21125) PROJECT;
ALLOCATION OF QUIMBY FEES**

AP Diaz	_____	V. Israel	_____
*R. Barajas	<u>DF</u>	S. Piña-Cortez	_____
H. Fujita	_____	N. Williams	_____



General Manager

Approved X Disapproved _____ Withdrawn _____

RECOMMENDATIONS

1. Approve the scope of work for the Barnsdall Park – Restroom Building (PRJ21125) Project, as described in the Summary of this Report;
2. Authorize the Department of Recreation and Parks' (RAP) Chief Accounting Employee or designee to transfer Six Hundred Fourteen Thousand Five Hundred Seventy Four Dollars (\$614,574.00) in Zone Change Fees from Zone Change Account No. 89440K-00 to Barnsdall Account No. 89460K-BD;
3. Authorize RAP's Chief Accounting Employee or designee to transfer One Hundred Thirty Five Thousand Four Hundred Twenty Six Dollars (\$135,426.00) in Quimby Fees from the Quimby Account No. 89460K-00 to the Barnsdall Park Account No. 89460K-BD;
4. Approve the allocation of Seven Hundred Fifty Thousand Dollars (\$750,000.00) in Quimby Fees and Zone Change Fees from Barnsdall Park Account No. 89440K-BD for the Barnsdall Park - Restroom Building (PRJ21125) Project; and,
5. Authorize RAP's Chief Accounting Employee or designee to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

Barnsdall Park is located at 4800 Hollywood Boulevard in the Hollywood community of the City. This 14.59 acre facility includes the Barnsdall Art Center, Junior Arts Center, Municipal Art Gallery, Galley Theater, and the Hollyhock House. Approximately 10,758 City residents live within a one-half (1/2) mile walking distance of Barnsdall Park. Due to the facilities, features, programs, and services it provides, Barnsdall Park meets the standard for a Regional Park, as defined in the City's Public Recreation Plan.

BOARD REPORT

PG. 2 NO. 18-107

PROJECT SCOPE

The Barnsdall Park – Restroom Building (PRJ21125) Project proposes the installation of a new freestanding restroom building adjacent to the lower level parking lot and Hollywood Boulevard.

PROJECT FUNDING

Upon approval of this Report, Six Hundred Fourteen Thousand Five Hundred Seventy Four Dollars (\$614,574.00) in Zone Change Fees will be transferred from the Zone Change Account No. 89440K-00 and One Hundred Thirty Five Thousand Four Hundred Twenty Six Dollars (\$135,426.00) in Quimby Fees from the Quimby Account No. 89460K-00 will be transferred to the Barnsdall Park Account No. 89460K-BD and will be allocated to the Barnsdall Park – Restroom Building (PRJ21125) Project.

These Quimby and Zone Change Fees were collected within ten (10) miles of Barnsdall Park, which is the standard distance for the allocation of the Zone Change Fees for regional recreational facilities pursuant to Los Angeles Municipal Code Section 12.33 E.3.

FUNDING SOURCE MATRIX

Source	Fund/Dept/Acct	Amount	Percentage
Quimby and Zone Change Fees	302/89/89460K-BD	\$750,000.00	100%
Total		\$750,000.00	100%

PROJECT CONSTRUCTION

It is unknown at this time if sufficient funding has been identified for the construction of the Barnsdall Park – Restroom Building (PRJ21125) Project.

It is unknown at this time when construction of the Barnsdall Park – Restroom Building (PRJ21125) Project will commence.

TREES AND SHADE

The approval of this Project will have no impact on existing trees or shade at Barnsdall Park, and no new trees or shade are proposed to be added to Barnsdall Park as a part of this Project.

ENVIRONMENTAL IMPACT STATEMENT

RAP staff has determined that due to the historic designation of Barnsdall Park (HCM 33 and 34), California Environmental Quality Act (CEQA) compliance will be addressed when final plans have been approved in coordination with the Department of City Planning, Office of Historic Resources for any effects on this historic resource. RAP staff will return to the Board of Recreation and Park Commissioners (Board) at such time.

BOARD REPORT

PG. 3 NO. 18-107

FISCAL IMPACT STATEMENT

The approval of this allocation of Quimby and Zone Change Fees will have no fiscal impact on RAP's General Fund.

The estimated costs for the design, development, and construction of the proposed park improvements are anticipated to be funded by Quimby and Zone change Fees or funding sources other than the RAP's General Fund. The maintenance cost associated with of the proposed park improvements is currently unknown.

This Report was prepared by Wendy Cervantes, Management Assistant, Planning, Maintenance and Construction Branch.

LIST OF ATTACHMENTS

- 1) Restroom Location
- 2) Restroom Floorplan

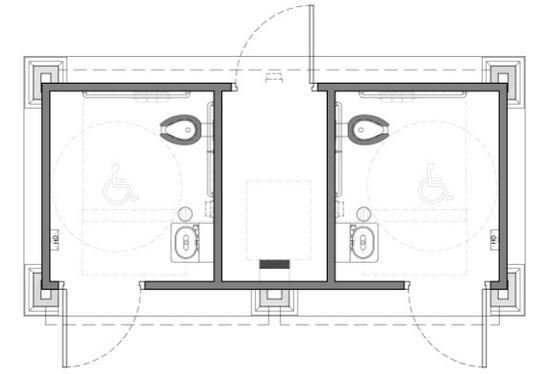


 Most suitable location for new modular restroom building which will have the least impact on trees, will require the least grading, and will have a close proximity to sewer connection.

This location will also allow for truck access whereas the upper areas will be severely prohibitive.



BARNSDALL ART PARK NEW MODULAR RESTROOM



FLOOR PLAN

SCALE: NOT TO SCALE

BARNSDALL ART PARK

LOS ANGELES, CALIFORNIA

RESTROOM BUILDING

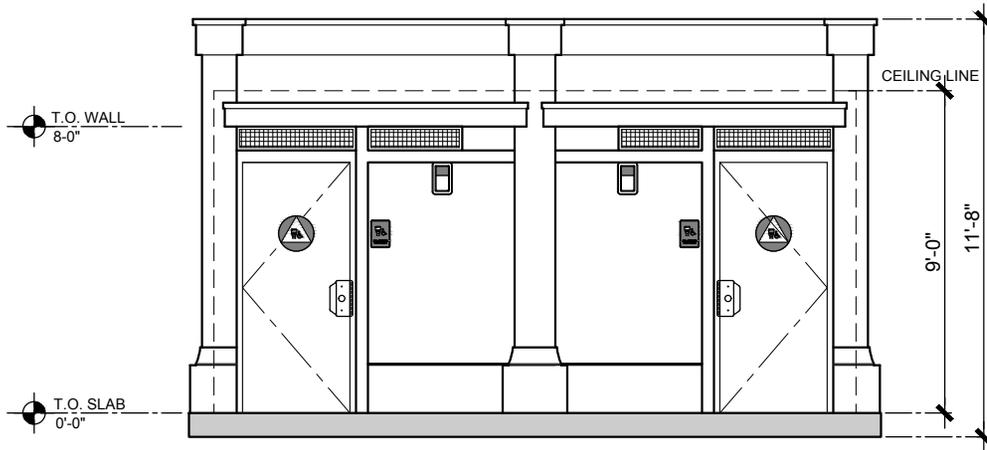
ARTIST IMPRESSION: 3D RENDERING ONLY FOR REPRESENTATION. COLORS AND MATERIALS ARE SUBJECT TO CHANGE

COPYRIGHT 2017, PUBLIC RESTROOM COMPANY THIS MATERIAL IS THE EXCLUSIVE PROPERTY OF PUBLIC RESTROOM COMPANY AND SHALL NOT BE REPRODUCED, USED OR DISCLOSED TO OTHERS EXCEPT AS AUTHORIZED BY THE WRITTEN PERMISSION OF PUBLIC RESTROOM COMPANY.



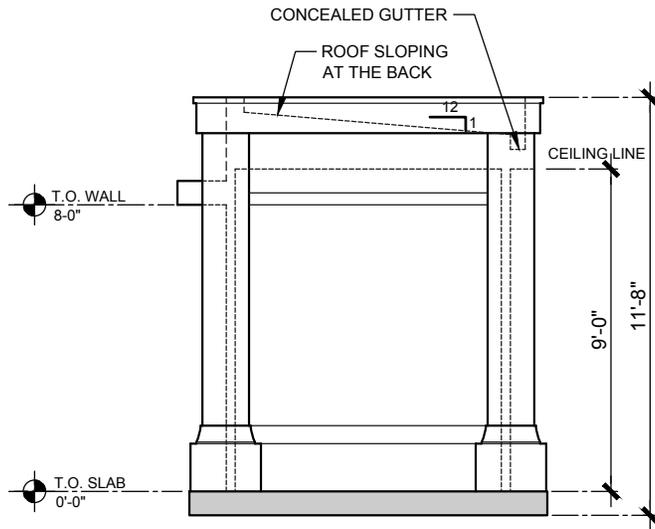
www.PublicRestroomCompany.com

2587 BUSINESS PARKWAY
MINDEN NEVADA 89423
P: 888-888-2060 F: 888-888-1448



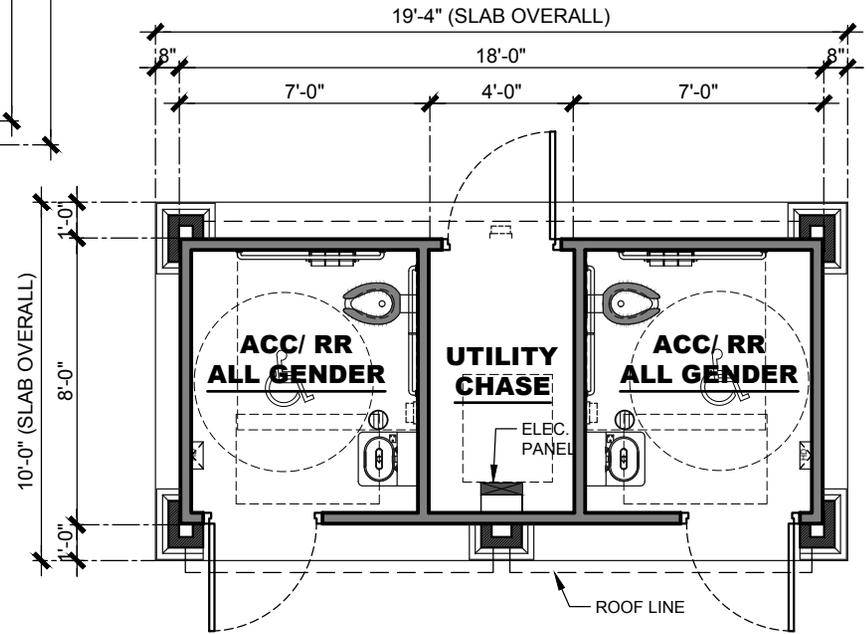
ELEVATION 1

SCALE: 3/16"=1'-0"



ELEVATION 2

SCALE: 3/16"=1'-0"



FLOOR PLAN

SCALE: 3/16"=1'0"



COPYRIGHT 2017, PUBLIC RESTROOM COMPANY THIS MATERIAL IS THE EXCLUSIVE PROPERTY OF PUBLIC RESTROOM COMPANY AND SHALL NOT BE REPRODUCED, USED, OR DISCLOSED TO OTHERS EXCEPT AS AUTHORIZED BY THE WRITTEN PERMISSION OF PUBLIC RESTROOM COMPANY.

BUILDING TYPE:	RESTROOM BUILDING
PROJECT:	BARNSDALL ART PARK LOS ANGELES, CA

REVISION #	1	REVISION DATE:	8/24/2017
PROJECT #:	10275	DRAWN BY:	EOR
		START DATE:	8/19/2017
		DRAWN BY:	EOR

SHEET#	
MAX. PERSON / HOUR:	90 S