

# APPROVED

FEB 04 2021

## BOARD OF RECREATION AND PARK COMMISSIONERS

**BOARD REPORT**

NO. 21-019

DATE February 04, 2021

C.D. 2

### BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: VALLEY PLAZA PARK – LAUREL GROVE PLAYGROUND REPLACEMENT (PRJ21448) (PRJ21476) PROJECT – ALLOCATION OF QUIMBY AND ZONE CHANGE FEES – CATEGORICAL EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE III, SECTION 1, CLASS 1(12) [OUTDOOR LIGHTING AND FENCING FOR SECURITY AND OPERATIONS], CLASS 2 [REPLACEMENT OF EXISTING STRUCTURES WHERE THE NEW STRUCTURE WILL BE LOCATED ON THE SAME SITE AS THE STRUCTURE REPLACED AND HAVE SUBSTANTIALLY THE SAME PURPOSE AND CAPACITY], CLASS 3(4) [INSTALLATION OF NEW EQUIPMENT INVOLVING NEGLIGIBLE OR NO EXPANSION OF USE IF REQUIRED FOR SAFETY AND THE PUBLIC CONVENIENCE], CLASS 4(3) [NEW GARDENING, TREE PLANTING, AND LANDSCAPING] AND CLASS 11(6) [CONSTRUCTION OR PLACEMENT OF MINOR STRUCTURES ACCESSORY TO EXISTING INSTITUTIONAL FACILITIES] OF CITY CEQA GUIDELINES AND ARTICLE 19, SECTIONS 15301, 15302, 15303, 15304(b) AND 15311 OF CALIFORNIA CEQA GUIDELINES

AP Diaz	_____	M. Rudnick	_____
H. Fujita	_____	<i>for</i> C. Santo Domingo	<u>DF</u>
V. Israel	_____	N. Williams	_____

  
General Manager

Approved   X   Disapproved \_\_\_\_\_ Withdrawn \_\_\_\_\_

### RECOMMENDATIONS

1. Approve the scope of work of the Valley Plaza Park – Laurel Grove Playground Replacement (PRJ21448) (PRJ21476) Project (Project), as described in the Summary of this Report;
2. Authorize the Department of Recreation and Parks' (RAP) Chief Accounting Employee to transfer Six Hundred Seventy-Three Thousand Seven Hundred Forty Dollars and Sixty-One Cents (\$673,740.61) in Quimby Fees from the Quimby Fees Account No. 89460K-00 to the Valley Plaza Park Account No. 89460K-VA;

BOARD REPORT

PG. 2 NO. 21-019

3. Authorize RAP's Chief Accounting Employee or designee to transfer Three Hundred Forty-Nine Thousand, Six Hundred Ninety-One Dollars (\$349,691.00) in Zone Change Fees from the Zone Change Fees Account No. 89440K-00 to the Valley Plaza Park Account No. 89440K-VA;
4. Approve the allocation of Six Hundred Seventy-Three Thousand, Seven Hundred Forty Dollars and Sixty-One Cents (\$673,740.61) in Quimby Fees from the Valley Plaza Park Account No. 89460K-VA to the proposed Project;
5. Approve the allocation of Three Hundred Forty-Nine Thousand, Six Hundred Ninety-One Dollars (\$349,691.00) in Zone Change Fees from the Valley Plaza Park Account No. 89440K-VA to the proposed Project;
6. Authorize RAP staff to commit from the following fund and work order numbers, a maximum of Four Hundred Seventy-Six Thousand, Five Hundred Sixty-Eight Dollars and Thirty-Nine Cents (\$476,568.39) in Park Fees for the proposed Project:

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89718H	QP000081
Park Fees	302/89/89718H	QP000048
Park Fees	302/89/89718H	QP000006
Park Fees	302/89/89718H	QP000086
Park Fees	302/89/89718H	QZ142529
Park Fees	302/89/89718H	QZ142529
Park Fees	302/89/89718H	QP000913
Park Fees	302/89/89716H	QT073759
Park Fees	302/89/89716H	QM111236
Park Fees	302/89/89716H	QM144301
Park Fees	302/89/89716H	QM151354
Park Fees	302/89/89716H	QT060421
Park Fees	302/89/89716H	QT074951
Park Fees	302/89/89716H	QT074952

7. Determine that the proposed Project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 1(12) [Outdoor lighting and fencing for security and operations], Class 2 [Replacement of existing structures where the new structure will be located on the same site as the structure replaced and have substantially the same purpose and capacity], Class 3(4) [Installation of new equipment involving negligible or no expansion of use if required for safety and the public convenience], Class 4(3) [New gardening, tree planting, and landscaping] and Class 11(6) [Construction or placement of minor structures accessory to

## BOARD REPORT

PG. 3 NO. 21-019

existing institutional facilities] of City CEQA Guidelines and to Article 19, Section 15301, 15302, 15303, 15304(b) and 15311 of California CEQA Guidelines and direct RAP staff to file a Notice of Exemption (NOE) with the Los Angeles County Clerk;

8. 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,
9. Authorize RAP staff to make technical corrections as necessary to carry out the intent of this Report.

### SUMMARY

Valley Plaza Park is located at 12240 West Archwood Street in the North Hollywood community of the City. This 77.64-acre park provides multipurpose fields, basketball and tennis courts, children's play areas, a recreation center, and a swimming pool for the use of the local community. Approximately 18,914 residents live within a half-mile walking distance of Valley Plaza Park. Due to the facilities, features, programs, and services it provides, Valley Plaza Park meets the standard for a Community Park, as defined in the City's Public Recreation Plan.

### PROJECT SCOPE

The proposed scope of work for the Project includes:

- the replacement and installation of new playground equipment
- improvements to landscaping and path of travel
- installation of lighting and security cameras
- installation of a shade structure
- installation of fitness equipment and surfacing
- improvements to the maintenance buildings
- Installation of additional site amenities including, a decomposed granite pathway, fencing, drinking fountain, and picnic tables.

A conceptual map of the proposed Project improvements is attached to this Report.

### PROJECT FUNDING

Upon approval of this Report, Six Hundred Seventy-Three Thousand, Seven Hundred Forty Dollars and Sixty-One Cents (\$673,740.61) in Quimby Fees can be transferred from the Quimby Fees Account No. 89460K-00 to the Valley Plaza Park Account No. 89460K-VA and allocated to the proposed Project.

BOARD REPORT

PG. 4 NO. 21-019

Upon approval of this Report, Three Hundred Forty-Nine Thousand Six Hundred Ninety-One Dollars (\$349,691.00) in Zone Change Fees can be transferred from the Zone Change Fees Account No. 89440K-00 to the Valley Plaza Park Account No. 89440K-VA and allocated to the Project.

Upon approval of this Report, Four Hundred Seventy-Six Thousand Five Hundred Sixty-Eight Dollars and Thirty-Nine Cents (\$476,568.39) in Park Fees can be committed to the proposed Project.

The total amount of funding available for the proposed Project is One Million Five Hundred Thousand Dollars (\$1,500,000.00).

These Quimby Fees, Zone Change Fees and Park Fees were collected within five (5) miles of Valley Plaza Park, which is the standard distance for the allocation of Quimby, Zone Change and Park 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-VA	\$673,740.61	45%
Zone Change Fees	302/89/89440K-VA	\$349,691.00	23%
Park Fees	302/89/89716H	\$273,740.99	18%
Park Fees	302/89/89718H	\$202,827.40	14%
<b>Total</b>		<b>\$1,500,000.00</b>	<b>100%</b>

PROJECT CONSTRUCTION

RAP staff has determined that sufficient funding has been identified and construction for the Project is anticipated to begin in Fall 2021.

TREES AND SHADE

The proposed Project will not have any impact on the existing trees at Valley Plaza Park. The proposed Project includes the installation of a shade structure over the playground and adjacent seating area.

ENVIRONMENTAL IMPACT

The proposed Project consists of outdoor lighting and fencing for security and operations; replacement of existing structures where the new structure will be located on the same site as the structure replaced and have substantially the same purpose and capacity; installation of new equipment involving negligible or no expansion of use if required for safety and the public convenience; new gardening, tree planting, and landscaping and construction or placement of minor structures accessory to existing institutional facilities. As such, RAP staff recommends that

## BOARD REPORT

PG. 5 NO. 21-019

the Board of Recreation and Parks Commissioners (Board) determines that it is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 1(12), Class (2), Class 3(4), Class 4(3) and Class 11(6) of City CEQA Guidelines and Article 19, Section 15301, 15302, 15303, 15304(b) and 15311 of California CEQA Guidelines. RAP staff will file an NOE with the Los Angeles County Clerk upon the Board's approval.

### FISCAL IMPACT

The approval of this allocation of Quimby Fees, Zone Change Fees and commitment of Park 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 Fees, Zone Change Fees, Park 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 no overall impact to existing maintenance service 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 replacement of the playground, installation of path of travel and additional improvements will enhance the park users' experience.

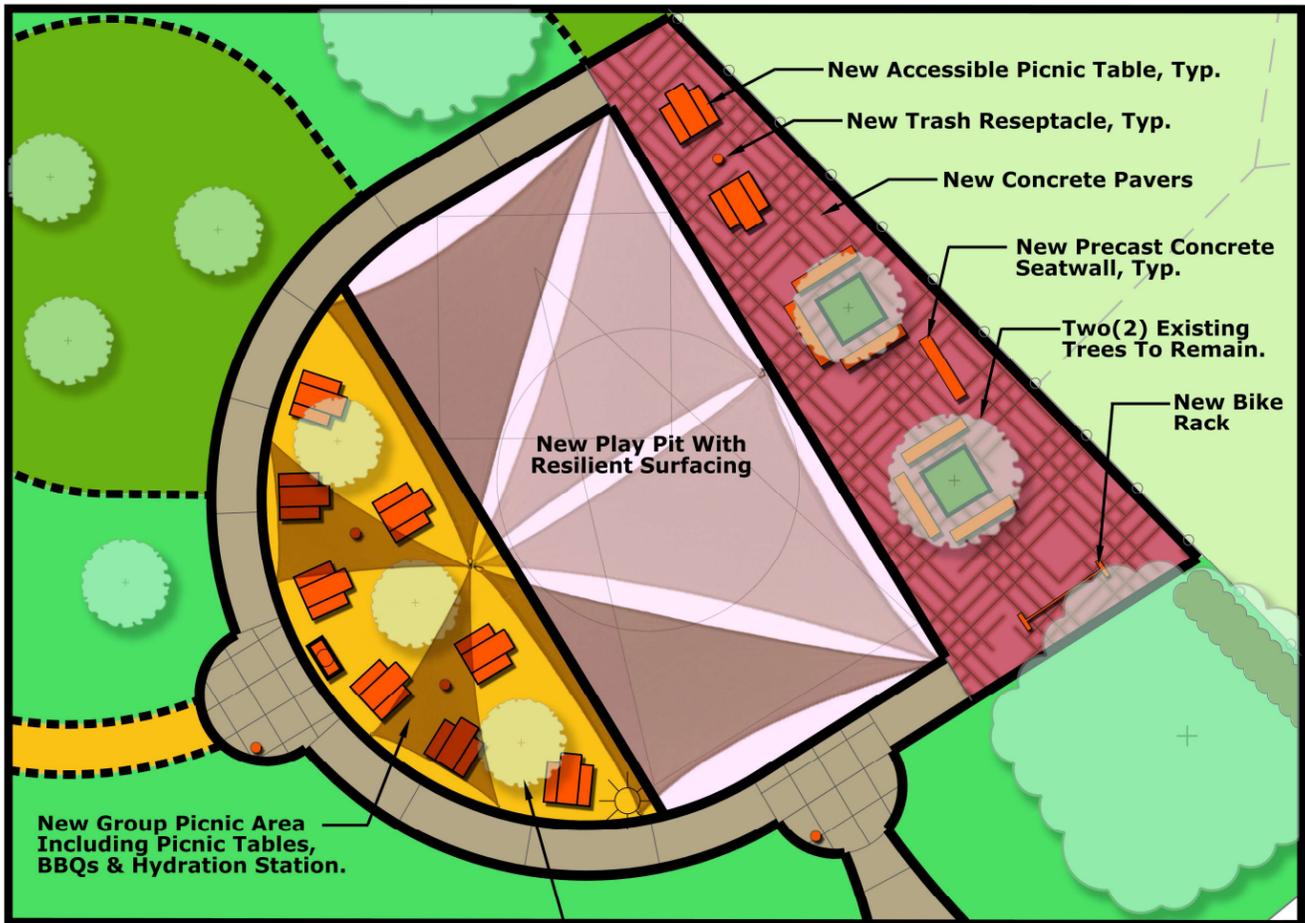
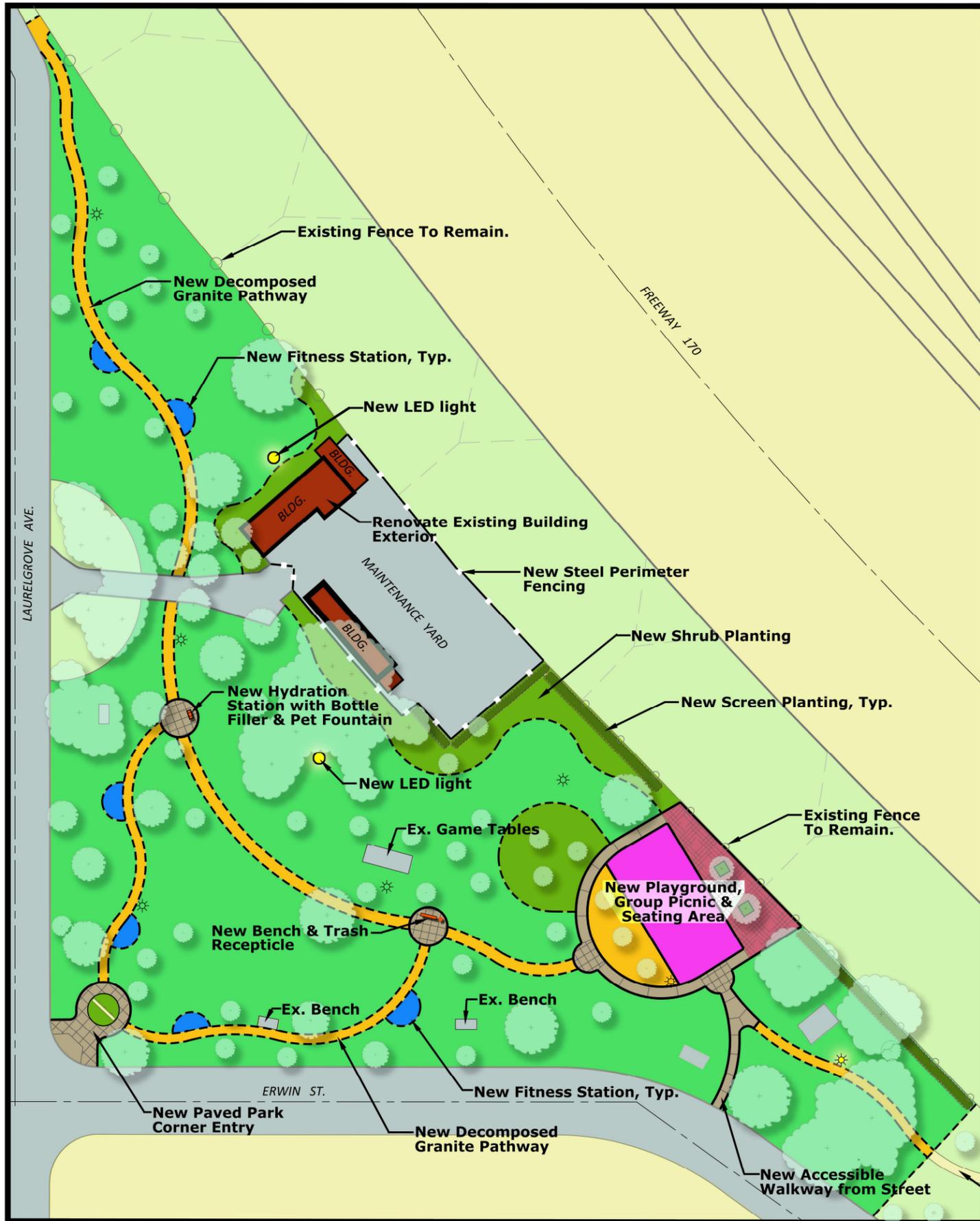
This Report was prepared by Ajmal Noorzayee, Management Assistant, Planning, Maintenance and Construction Branch.

### ATTACHMENT

Conceptual Map of Proposed Improvements



# LAURELGROVE PARK (VALLEY PLAZA) OUTDOOR IMPROVEMENTS



**PLAYGROUND/PICNIC AREA**

Three(3) Existing Trees To Remain for Future Shade

0' 10'

**LEGEND:**

	NEW PLAYGROUND WITH SHADE		EXISTING TREE
	NEW OUTDOOR FITNESS		NEW SHADE CANOPY AT NEW PLAYGROUND/PICNIC AREA
	NEW DECORATIVE PAVERS		NEW PICNIC TABLE
	NEW NATURAL COLOR CONCRETE		NEW HYDRATION STATION
	NEW DECOMPOSED GRANITE PAVING		NEW PLASTIC HEADER
	SHRUB/GROUNDCOVER		8' HIGH NEW TUBULAR STEEL 'CLEARVIEW' FENCE
	NEW SCREEN PLANTING		EXISTING FENCE
	NEW LED LIGHTING POLE AND FIXTURE		

Existing Decomposed Granite Pathway

0' 30'

