

**BOARD REPORT**

NO. 22-232

DATE September 15, 2022

C.D. 12

**BOARD OF RECREATION AND PARK COMMISSIONERS**

SUBJECT: DEARBORN PARK – FENCING INSTALLATION (PRJ21659) PROJECT – COMMITMENT OF PARK FEES – CATEGORICAL EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE III, SECTION 1, CLASS 3(6) [ACCESSORY (APPURTENANT) STRUCTURES INCLUDING GARAGES, CARPORTS, PATIOS, SWIMMING POOLS, FENCES, GAME COURTS (INCLUDING TENNIS COURTS ACCESSORY TO RESIDENTIAL DEVELOPMENTS), PLAY AREAS AND RETAINING WALLS]] OF CITY CEQA GUIDELINES AND ARTICLE 19, SECTION 15303(e) OF CALIFORNIA CEQA GUIDELINES

|            |       |                            |                 |
|------------|-------|----------------------------|-----------------|
| AP Diaz    | _____ | M. Rudnick                 | _____           |
| H. Fujita  | _____ | <i>fu</i> C. Santo Domingo | <i>DF</i> _____ |
| B. Jackson | _____ | N. Williams                | _____           |

\_\_\_\_\_  
General Manager

Approved \_\_\_\_\_ Disapproved \_\_\_\_\_ Withdrawn X

**RECOMMENDATIONS**

1. Approve the scope of work and total budget for the Dearborn Park – Fencing Installation (PRJ21659) Project (Project), as described in the Summary of this Report;
2. Authorize Department of Recreation and Parks (RAP) staff to commit from the following fund and work order number a maximum of Sixty-Nine Thousand, Seven Hundred Twelve Dollars and Thirty-Four Cents (\$69,712.34) in Park Fees, for the proposed Project:

| <u>FUNDING SOURCE</u> | <u>FUND/DEPT./ACCT. NO.</u> | <u>WORK ORDER NO.</u> |
|-----------------------|-----------------------------|-----------------------|
| Park Fees             | 302/89/89716H               | QM152798              |
| Park Fees             | 302/89/89716H               | QT074504              |

3. Approve the proposed Project to be bid and constructed through the RAP's list of pre-qualified on-call contractors;
4. Approve the authorization of change orders as authorized under Report No. 06-136, for the construction contracts for this proposed Project in the budget contingency amounts for such contracts as stated in this Report;

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5. Determine that the Project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 3(6) [Accessory (appurtenant) structures including garages, carports, patios, swimming pools, fences, game courts (including tennis courts accessory to residential developments), play areas and retaining walls] of City CEQA Guidelines and Article 19, Section 15303(e) of California CEQA Guidelines and direct RAP Staff to file a Notice of Exemption (NOE) with the Los Angeles County Clerk.
6. Authorize RAP’s Chief Accounting Employee to prepare a check to the Los Angeles County Clerk in the amount of \$75.00 for the purpose of filing a NOE; and,
7. Authorize RAP staff to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

Dearborn Park is located at 17141 Nordhoff Street in the Northridge area of the City. This 9.12-acre facility provides a children’s play area, tennis and basketball courts, picnic areas, and walking paths for the use of the surrounding community. Approximately 2,060 City residents live within a one-half mile walking distance of Dearborn Park. Due to the size of the park, and the facilities and features it provides, Dearborn Park meets the standard for a Neighborhood Park, as defined in the City’s Public Recreation Plan.

PROJECT SCOPE

The proposed Project includes the following:

- Installation of a protective fence around the children’s play area.

PROJECT FUNDING

Upon approval of this Report, Sixty-Nine Thousand, Seven Hundred Twelve Dollars and Thirty-Four Cents (\$69,712.34) in Park Fees can be committed to the proposed Project, which will be the total budget for this Project inclusive of the budget contingency amounts set forth below.

It is anticipated that the following pre-qualified on-call contracts will be used for the Project with the following budget contingency amounts:

| <b>On-Call Contract</b> | <b>Budget Contingency Amount</b> |
|-------------------------|----------------------------------|
| Fencing                 | \$12,000.00                      |

These Park Fees were collected within two (2) miles of Dearborn Park, which is the standard distance for the commitment of Park Fees for neighborhood recreational facilities pursuant to Los Angeles Municipal Code Section 12.33 E.3

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### FUNDING SOURCE MATRIX

| <b>Source</b> | <b>Fund/Dept/Acct</b> | <b>Amount</b> | <b>Percentage</b> |
|---------------|-----------------------|---------------|-------------------|
| Park Fees     | 302/89/89716H         | \$69,712.34   | 100%              |
| <b>Total</b>  |                       | \$69,712.34   | 100%              |

### PROJECT CONSTRUCTION

RAP Staff has determined that sufficient funding has been identified and construction for the proposed Project is anticipated to begin in Winter 2022.

### TREES AND SHADE

This proposed Project will have no impact on the existing trees and shade at Dearborn Park.

### ENVIRONMENTAL IMPACT

The proposed Project consists of placement accessory structures including garages, carports, patios, swimming pools, fences, game, play areas and retaining walls.

According to the parcel profile report retrieved on September 2, 2022, this area resides in a liquefaction zone. The construction of this Project will not create conditions that could lead to liquefaction. This site is not within a coastal, methane, or historic zone, so there is no reasonable possibility that the proposed Project may impact on an environmental resource of hazardous or critical concern or have a significant effect due to unusual circumstances. No other known projects would involve cumulatively significant impacts, and no future projects would result from the proposed Project. As of September 2, 2022, the State Department of Toxic Substances Control (DTSC) (Envirostor at [www.envirostor.dtsc.ca.gov](http://www.envirostor.dtsc.ca.gov)) and the State Water Resources Control Board (SWCB) (Geotracker at <https://geotracker.waterboards.ca.gov/>) have not listed the Project site or any contaminated sites near the Project area (within 500 feet). According to the Caltrans Scenic Highway Map there is no scenic highway located within the vicinity of the proposed Project or within its site. Furthermore, the proposed Project is not located in proximity of a known historical resources and will not cause a substantial adverse change in the significance of any historical resource.

Based in this information, RAP Staff recommends that the Board of Recreation and Parks Commissioners' (Board) determine that it is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 3(6) of City CEQA Guidelines and Article 19, Section 15303(e) of California CEQA Guidelines. RAP Staff will file a NOE with the Los Angeles County Clerk upon the Board approval of this report.

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### FISCAL IMPACT

The approval of this commitment of Park Fees for this Project 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 Park Fees or funding sources other than 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 installation of protective around the children's play area at Dearborn Park will increase safety.

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