

# APPROVED

JAN 01 2023

## BOARD OF RECREATION AND PARK COMMISSIONERS

**BOARD REPORT**

NO. 23-001

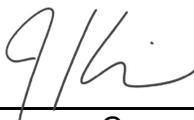
DATE January 05, 2023

C.D. 15

**BOARD OF RECREATION AND PARK COMMISSIONERS**

SUBJECT: ANGELS GATE PARK – PLAYGROUND REPLACEMENT (PRJ21457) PROJECT – MODIFICATION OF SCOPE OF WORK - COMMITMENT OF PARK FEES – STATUTORY EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE II, SECTION 2(i) [ANY ACTIVITY (APPROVAL OF BIDS, EXECUTION OF CONTRACTS, ALLOCATION OF FUNDS, ETC.) FOR WHICH THE UNDERLYING PROJECT HAS PREVIOUSLY BEEN EVALUATED FOR ENVIRONMENTAL SIGNIFICANCE AND PROCESSED ACCORDING TO THE REQUIREMENTS OF THESE GUIDELINES] OF CITY CEQA GUIDELINES AS WELL AS SECTION 21082 OF CALIFORNIA PUBLIC RESOURCES CODE

B. Aguirre \_\_\_\_\_ M. Rudnick \_\_\_\_\_  
 H. Fujita \_\_\_\_\_ *for* \*C. Santo Domingo DF  
 B. Jackson \_\_\_\_\_ N. Williams \_\_\_\_\_

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

Approved   X   Disapproved \_\_\_\_\_ Withdrawn \_\_\_\_\_

If Approved: Board President *Aylin Pabon* Board Secretary *Santiago Sardin*

**RECOMMENDATIONS**

1. Approve the modification of the scope of work and the total budget of the Angels Gate Park – Playground Replacement Project (PRJ21457) 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 numbers, a maximum of Two Hundred Eighty Four Thousand, Two Hundred Four Dollars and Nineteen Cents (\$284,204.19) 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	QT082324
Park Fees	302/89/89718H	QP002621

## BOARD REPORT

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3. Approve the Project to be bid and constructed through the Department of Recreation and Parks (RAP) list of pre-qualified on-call contractors;
4. Approve the authorization of change orders as authorized under Board Report No. 06-136, for the construction contracts for this Project in the budget contingency amounts for such contracts as stated in this Report;
5. Determine that the Project is statutorily exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article II, Section 2(i) [Any activity (approval of bids, execution of contracts, allocation of funds, etc.) for which the underlying project has previously been evaluated for environmental significance and processed according to the requirements of these Guidelines] of City CEQA Guidelines and Section 21082 of California Public Resources Code 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 Notice of Exemption (NOE); and
7. Authorize RAP staff to make technical corrections as necessary to carry out the intent of this Report.

### SUMMARY

Angels Gate Park is located at 3601 Gaffey Street in the San Pedro area of the City. This 70.44-acre facility is operated by the Department of Recreation and Parks (RAP). The facility provides outdoor basketball courts, a children's play area, the Historic Korean Friendship Bell, hiking trails, and walking access to other parks. Approximately Six Thousand and Twenty Six (6,026) City residents live within a one-half (1/2) mile walking distance of Angels Gate Park. Due to its facilities and features, and the programs and services provided on site, Angels Gate Park meets the standard for a Regional Park, as defined in the City's Public Recreation Plan.

### PROJECT SCOPE

On March 17, 2022, the Board of Recreation and Parks Commissioners (Board) approved the following scope of work for the Project (Report No. 22-056):

- Replacement of existing playground located near the Korean Bell with new playground with safety surfacing.
- New path of travel from existing parking lot and pathways.

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- Installation of site improvements including paving, seating, and hydration station.
- Improvements to landscaping and irrigation system.
- Installation of an ADA complaint sidewalk leading from the nearby parking lot to the playground.

Following the approval of Report No. 22-056 (Attachment 2), RAP staff was made aware of the community’s concerns regarding the playground design that was shown in the previous board report. In response to the community’s concern, RAP staff developed a new playground design that is shown in Attachment 1 of this Report. RAP staff recommends that the Project’s original scope of work be modified so that the playground design as shown in Attachment 1 replaces the playground design originally proposed in Report No. 22-056.

On August 11, 2022, the conceptual renderings of the revised playground design was presented to the Angels Gate Complex Park Advisory Board (PAB). As the PAB did not have a quorum, the PAB did not take an action on the revised playground design but the members voiced their preference for the new playground.

RAP staff has also been in communication with the Korean Friendship Bell Preservation Committee since August 2022. The Korean Friendship Bell Preservation Committee asked for changes to the original playground’s design features, including the roof panels, the colors chosen, and for additional musical instruments. The requested changes have all been incorporated into the overall look of the newly designed playground as shown in Attachment 1.

RAP staff has determined that additional funding will be required in order to cover the cost of the revised playground design.

**PROJECT FUNDING**

Previously, the Board approved the commitment of a maximum of Five-Hundred and Fifty Thousand Dollars (\$550,000.00) in Park Fees to the proposed Project (Report No. 22-056).

Upon approval of this Report, Two Hundred Eighty-Four Thousand, Two Hundred Four Dollars and Nineteen Cents (\$284,204.19) in Park Fees can be committed to the proposed Project.

The total amount of funding available for the Project is Eight Hundred Thirty Four Thousand, Two Hundred Four Dollars and Nineteen Cents (\$834,204.19), which is the total budget inclusive of the contingency amount set forth below.

See below the anticipated pre-qualified on-call contract(s) and budget contingency amount(s) that will be used for the Project:

<b>On-Call Contract</b>	<b>Contingency Amount</b>
Playground Construction	\$100,000.00

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The Park Fees were collected within ten (10) miles of the portion of Angels Gate Park in which the Project is situated, which is the standard distance for the commitment of Park Fees for regional recreational facilities pursuant to Los Angeles Municipal Code Section 12.33 E.3

FUNDING SOURCE MATRIX

<b>Source</b>	<b>Fund/Dept/Acct</b>	<b>Amount</b>	<b>Percentage</b>
Park Fees	302/89/89718H	\$749,765.05	90%
Park Fees	302/89/89716H	\$84,439.14	10%
<b>Total</b>		\$834,204.19	100%

PROJECT CONSTRUCTION

RAP Staff has determined that sufficient funding has been identified for the Project and construction is anticipated to begin in Winter of early 2023.

TREES AND SHADE

The proposed Project has no impact on the existing trees at Angels Gate Park. The new play area includes integrated shade toppers.

ENVIRONMENTAL IMPACT

The proposed Project consists of a change of design of a project previously approved and the allocation of additional funds.

The change of the project design does not consist of substantial changes that would require additional environmental evaluation, therefore, the propose Project is limited to the allocation of funds for a Project which has previously been evaluated for environmental significance and processed according to the requirements of these City CEQA Guidelines.

Based on this information, staff recommends that the Board of Recreation and Parks Commissioners determines that the proposed Project is statutorily exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article 2, Section 2(i) of City of Los Angele CEQA Guidelines and Section 21082 of California Public Resources Code.

FISCAL IMPACT

The approval of this 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 Park Fees or funding sources other than RAP's General Fund. The maintenance of the proposed park improvements can be performed by current

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staff with minimal 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 and improvements to the path of travel will enhance the park users' experience.

This report was prepared by David Lee, Management Assistant, Planning, Maintenance and Construction Branch.

### LIST OF ATTACHMENTS

- 1) Attachment No. 1 – New Site Plan for Playground Replacement
- 2) Attachment No. 2 – Board Report 22-056



**Angel's Gate Playground Option 5 Color Opt 2**  
**LA City, CA**



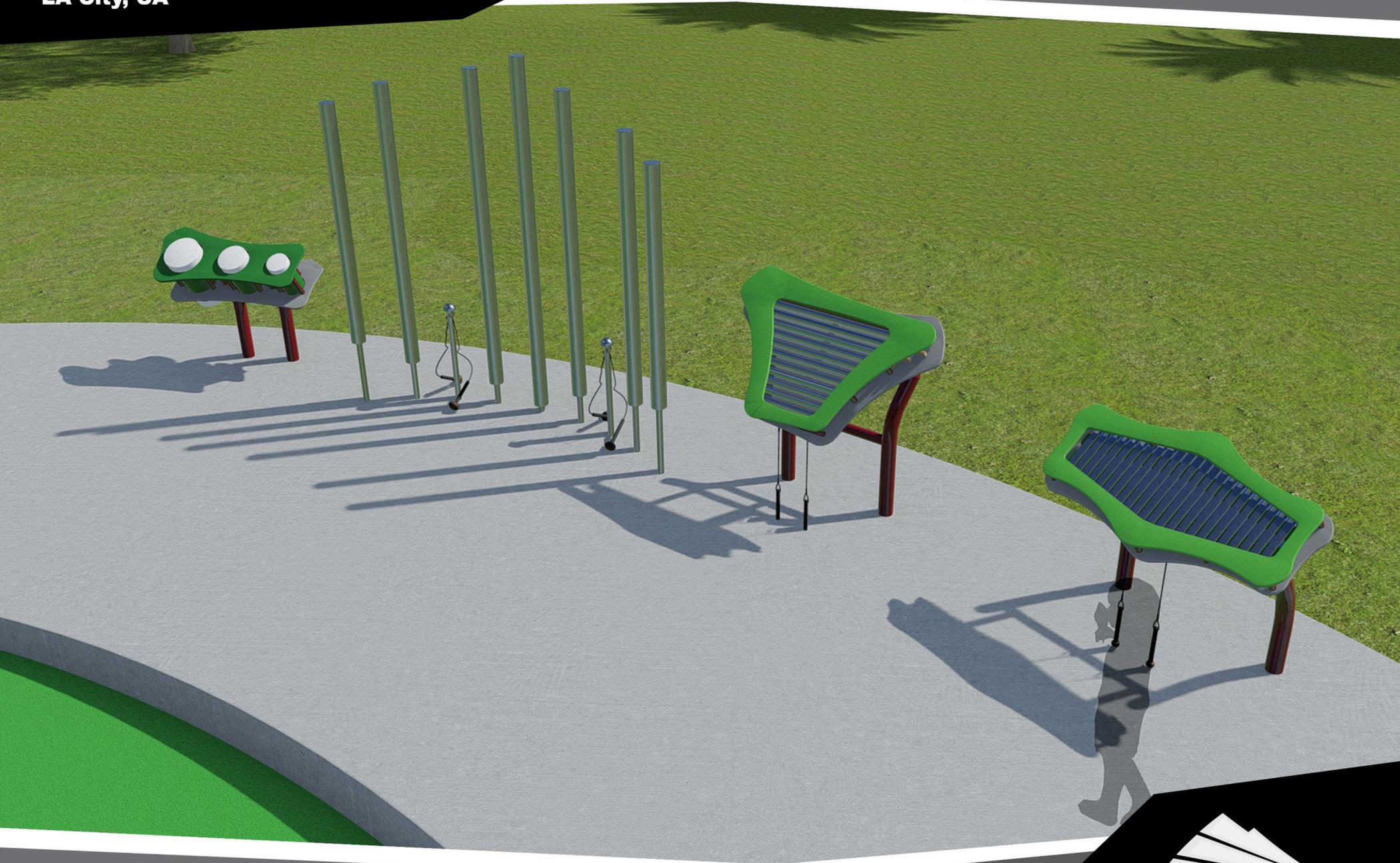
**Angel's Gate Playground Option 5 Color Opt 2**  
**LA City, CA**



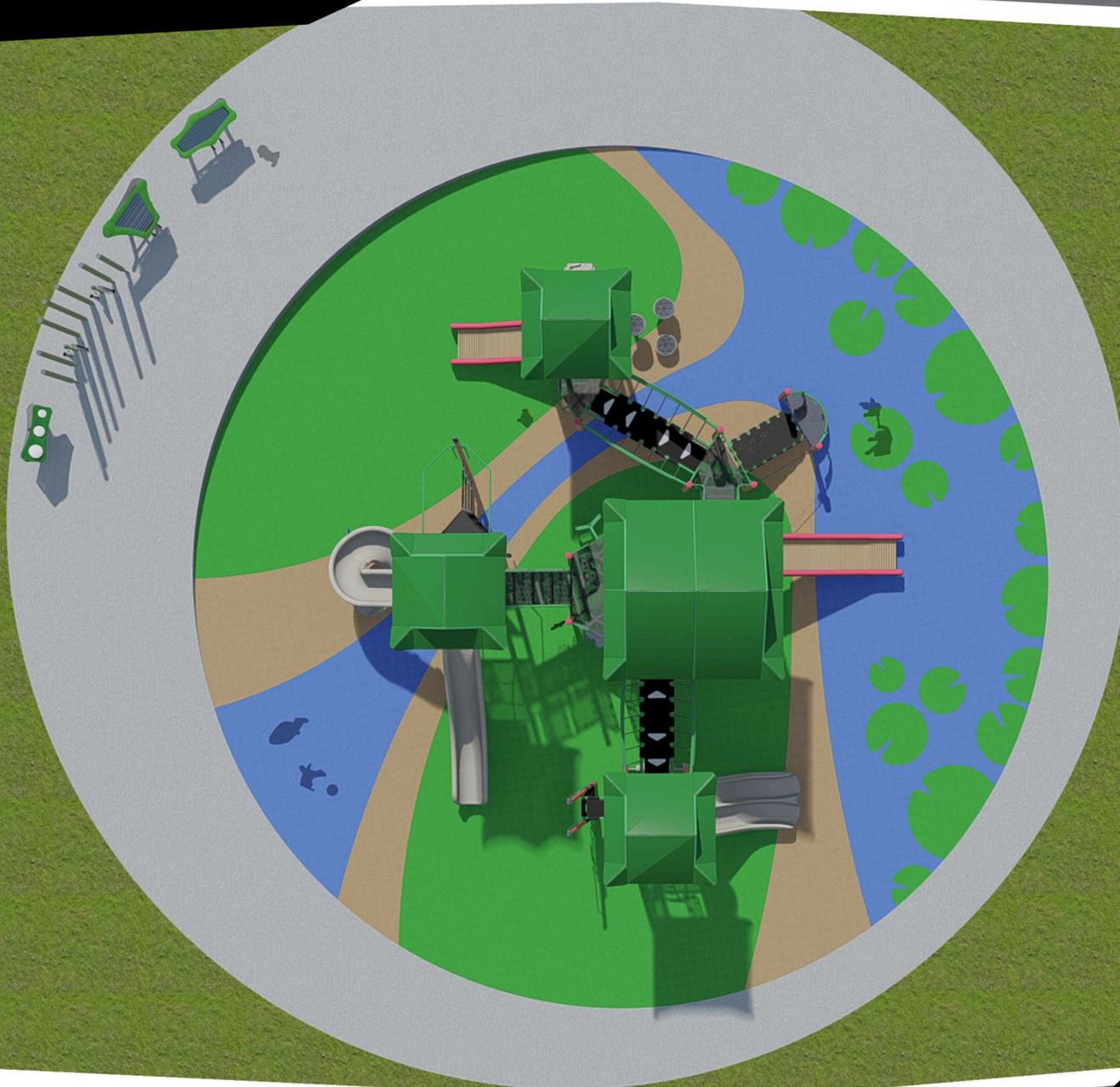
**Angel's Gate Playground Option 5 Color Opt 2**  
**LA City, CA**



**Angel's Gate Playground Option 5 Color Opt 2**  
**LA City, CA**



**Angel's Gate Playground Option 5 Color Opt 2**  
**LA City, CA**





# APPROVED

MAR 17 2022  
BOARD OF RECREATION  
AND PARK COMMISSIONERS

**BOARD REPORT**

NO. 22-056

DATE March 17, 2022

C.D. 15

**BOARD OF RECREATION AND PARK COMMISSIONERS**

SUBJECT: ANGELS GATE PARK – PLAYGROUND REPLACEMENT (PRJ21457) PROJECT – COMMITMENT OF PARK FEES - CATEGORICAL EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE III, SECTION 1, CLASS 2 [REPLACEMENT OF EXISTING STRUCTURES WHERE THE NEW STRUCTURE WILL BE LOCATED ON THE SAME SITE AND HAVE SUBSTANTIALLY THE SAME PURPOSE AND CAPACITY AS THE STRUCTURE REPLACED], CLASS 4(3) [NEW LANDSCAPING]; CLASS 4(12) [MINOR TRENCHING AND BACKFILLING WHERE THE SURFACE IS RESTORED] AND CLASS 11(6) [CONSTRUCTION AND PLACEMENT OF MINOR STRUCTURES ACCESSORY TO (APPURTENANT TO) EXISTING INSTITUTIONAL FACILITIES] OF CITY CEQA GUIDELINES AND ARTICLE 19, SECTIONS 15302; 15304(b); 15304(f) AND 15311 OF CALIFORNIA CEQA GUIDELINES

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

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

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

**RECOMMENDATIONS**

1. Approve the scope of work of the Angels Gate Park - Playground Replacement (PRJ21457) 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 numbers, a maximum of Five-Hundred Fifty Thousand Dollars (\$550,000.00) 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	QP001699
Park Fees	302/89/89718H	QP002341
Park Fees	302/89/89718H	QP002350
Park Fees	302/89/89718H	QP001254
Park Fees	302/89/89718H	QP002443

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3. Approve the proposed Project to be bid and constructed through 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 Project in the budget contingency amounts for such construction contracts as set forth in this Report;
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 2 [Replacement of existing structures where the new structure will be located on the same site and have substantially the same purpose and capacity as the structure replaced], Class 4(3) [New landscaping]; Class 4(12) [Minor trenching and backfilling where the surface is restored] and Class 11(6) [Construction and placement of minor structures accessory to (appurtenant to) existing institutional facilities] of City CEQA Guidelines and Article 19, Sections 15302; 15304(b); 15304(f) and 15311 of California CEQA Guidelines and direct RAP Staff to file a Notice of Exemption (NOE) with the State Clearinghouse and the Los Angeles County Clerk;
6. 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,
7. Authorize RAP staff to make technical corrections as necessary to carry out the intent of this Report.

### SUMMARY

Angels Gate Park is located at 3601 Gaffey Street in the San Pedro area of the City. This 70.44-acre facility is operated by the Department of Recreation and Parks (RAP). The facility provides outdoor basketball courts, a children's play area, the Historic Korean Friendship Bell, hiking trails, and walking access to other parks. Approximately Six Thousand and Twenty Six (6,026) City residents live within a one-half (1/2) mile walking distance of Angels Gate Park. Due to its facilities and features, and the programs and services provided on site, Angels Gate Park meets the standard for a Regional Park, as defined in the City's Public Recreation Plan.

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PROJECT SCOPE

The proposed Project includes the following scope of work items:

- Replacement of the existing playground located near the Korean Bell with new playground with safety surfacing.
- New path of travel from existing parking lot and pathways.
- Installation of site improvement including paving, seating, and hydration station.
- Improvements to landscaping and irrigation system.
- Installation of an ADA compliant sidewalk leading from the nearby parking lot to the playground.

A rendering and layout of the proposed playground equipment is shown in Attachment 1.

PROJECT FUNDING

Upon approval of this Report, Five-Hundred and Fifty Thousand Dollars (\$550,000) in Park Fees can be committed to the proposed Project.

The anticipated pre-qualified on-call contracts for this Project will be for Playground Equipment Installation. The budget contingency for the Playground Equipment Installation contracts will be Eighty Thousand Dollars (\$80,000.00).

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

FUNDING SOURCE MATRIX

<b>Source</b>	<b>Fund/Dept/Acct</b>	<b>Amount</b>	<b>Percentage</b>
Park Fees	302/89/89718H	\$550,000.00	100%
<b>Total</b>		\$550,000.00	100%

PROJECT CONSTRUCTION

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

TREES AND SHADE

The proposed Project will have no impact on existing trees and shade at the park.

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### ENVIRONMENTAL IMPACT

The proposed Project consists of replacement of existing structures where the new structure will be located on the same site and have substantially the same purpose and capacity as the structure replaced; new landscaping; minor trenching and backfilling where the surface is restored and construction and placement of minor structures accessory to (appurtenant to) existing institutional facilities.

The proposed Project site is in the coastal zone, within an historic site, on a hillside area. Staff will seek a Coastal Development permit and construction will follow Coastal Commission's recommendations. The nature of the project does not affect the hillside, nor the historical significance of the historic site. Also, playground design will be and construction will conform to existing regulations regarding hillside construction. No other known projects would involve cumulatively significant impacts, and no future projects would result from the proposed project. As of February 23, 2021, the State Department of Toxic Substances Control (DTSC) (Envirostor at [www.envirostor.dtsc.ca.gov](http://www.envirostor.dtsc.ca.gov)) has 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 project or within the project site. The proposed Project is located within MacArthur Upper Reservation, listed on California Register of Historic Resources (ID#5000) and in proximity of the Korean Bell, a City of Los Angeles Historic Cultural Monument (HCM#187). The replacement of the existing playground and the addition of an ADA compliant path of travel will not cause a substantial adverse change in the significance of a historical resource.

Based on this information, staff recommends that the Board of Recreation and Parks Commissioners' (Board) determine that the Project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 2; Class 4(3); Class 4(12) and Class 11(6) of City CEQA Guidelines and Article 19, Sections 15302; 15304(b); 15304(f) and 15311 of California CEQA Guidelines. RAP Staff will file a NOE with the State Clearinghouse and the Los Angeles County Clerk upon the Board's approval.

### FISCAL IMPACT

The approval of the allocation 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 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 minimal impact to existing maintenance service at this facility.

## BOARD REPORT

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### 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 park playground will increase safety and enhance the park users' experience.

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

### ATTACHMENTS

- 1) Site Plan for Playground Replacement

**Angel's Gate Park Playground-Project 103664-01-Opt 3  
Los Angeles, CA**



**Angel's Gate Park Playground-Project 103664-01-Opt 3  
Los Angeles, CA**



**Angel's Gate Park Playground-Project 103664-01-Opt 3  
Los Angeles, CA**



**Angel's Gate Park Playground-Project 103664-01-Opt 3  
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Los Angeles, CA**

