

APPROVED

Apr 17, 2025

BOARD OF RECREATION AND PARK COMMISSIONERS

BOARD REPORT

NO. 25-062

DATE April 17, 2025

C.D. 10

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: WEST ADAMS HEIGHTS PARK – PLAYGROUND REPLACEMENT (PRJ21855) PROJECT – COMMITMENT OF PARK FEES – CATEGORICAL EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE 19, SECTION 15302 [REPLACEMENT OR RECONSTRUCTION OF EXISTING STRUCTURES AND FACILITIES WHERE THE NEW STRUCTURE WILL BE LOCATED ON THE SAME SITE AS THE STRUCTURE REPLACED AND HAVE SUBSTANTIALLY THE SAME PURPOSE AND CAPACITY] OF CALIFORNIA CEQA GUIDELINES AND ARTICLE III, SECTION 1, CLASS 2 OF CITY CEQA GUIDELINES

B. Aguirre _____ M. Rudnick _____
B. Jones _____ for *C. Santo Domingo DF
C. Stoneham _____ N. Williams _____



General Manager

Approved X Disapproved _____ Withdrawn _____

RECOMMENDATIONS

1. Approve the scope of work and the total budget of the West Adams Heights Park – Playground Replacement (PRJ21855) Project (Project), as described in the Summary of this Report;
2. Authorize Department of Recreation and Parks (RAP) staff to commit from the fund and work order number listed below a maximum of \$100,000.00 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	QP003174

3. Approve the Project to be bid and constructed through the 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;

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- 5. Determine that the proposed Project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article 19, Section 15302 [Replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and have substantially the same purpose and capacity] of California CEQA Guidelines and Article III, Section 1, Class 2 of City CEQA Guidelines, and direct staff to file a Notice of Exemption (NOE) with the Los Angeles County Clerk and the Governor’s Office of Land Use and Climate Innovation;
- 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 an NOE; and,
- 7. Authorize RAP staff to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

West Adams Heights Park (formerly Normandie and Cordova Park) is located at 1903 West Cordova Street in the West Adams community of the City. West Adams Heights Park is a 0.05-acre facility which provides a play area, fitness equipment, and seating for the use of the surrounding community. Due to the size of the park, and the facilities and features it provides, West Adams Heights Park meets the standard for a Neighborhood Park, as defined in the City’s Public Recreation Plan.

PROJECT SCOPE

The Project’s scope of work involves replacing of the play area, which was damaged due to fire. A rendering of the proposed Project is attached as Attachment 1.

PROJECT FUNDING

Upon approval of this Report, \$100,000.00 in Park Fees can be committed to the proposed Project, which is the total budget including budget contingency.

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

On-Call Contract	Contingency Amount
Playground Construction	\$15,000.00

The Park Fees were collected within two miles of West Adam Heights 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

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

PROJECT CONSTRUCTION

RAP Staff has determined that sufficient funding has been identified for the Project.

See below the anticipated Project schedule:

Phase	Duration
Pre-design	N/A
Design	January 2025 – March 2025
Bid and Award	April 2025 – May 2025
Construction	May 2025 – July 2025
Post Construction	August 2025 – January 2026

TREES AND SHADE

The proposed Project has no impact on the existing shade and trees at West Adams Heights Park.

ENVIRONMENTAL IMPACT

The proposed Project consists of replacement of existing structures and facilities where the new structure will be located on the same site as the structure replaced and have substantially the same purpose and capacity

According to the parcel profile report retrieved on April 1, 2025, this area does not reside in a liquefaction, 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 April 1, 2025, the State Department of Toxic Substances Control (DTSC) (Envirostor at www.envirostor.dtsc.ca.gov) and the State Water Resources Control Board (SWRCB) (Geotracker at <https://geotracker.waterboards.ca.gov/>) have not listed the Project site or any contaminated sites near the Project area (within 1,000 feet). According to the Caltrans Scenic Highway Map, there is no scenic highway located within – or adjacent to – the Project 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.

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Based on this information, RAP staff recommends that the Board of Recreation and Park Commissioners (Board) determines that the proposed Project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article 19, Section 15302 of California CEQA Guidelines and Article III, Section 1, Class 2 of City CEQA Guidelines. Staff will file a Notice of Exemption with the Los Angeles County Clerk and the Governor's Office of Land Use and Climate Innovation upon Board's approval.

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 staff with minimal impact to existing maintenance service at this facility.

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

LIST OF ATTACHMENTS

- 1) Rendering of Proposed Project



Palette: Whimsy

2 Color HDPE
Spring Green / White
(SH)

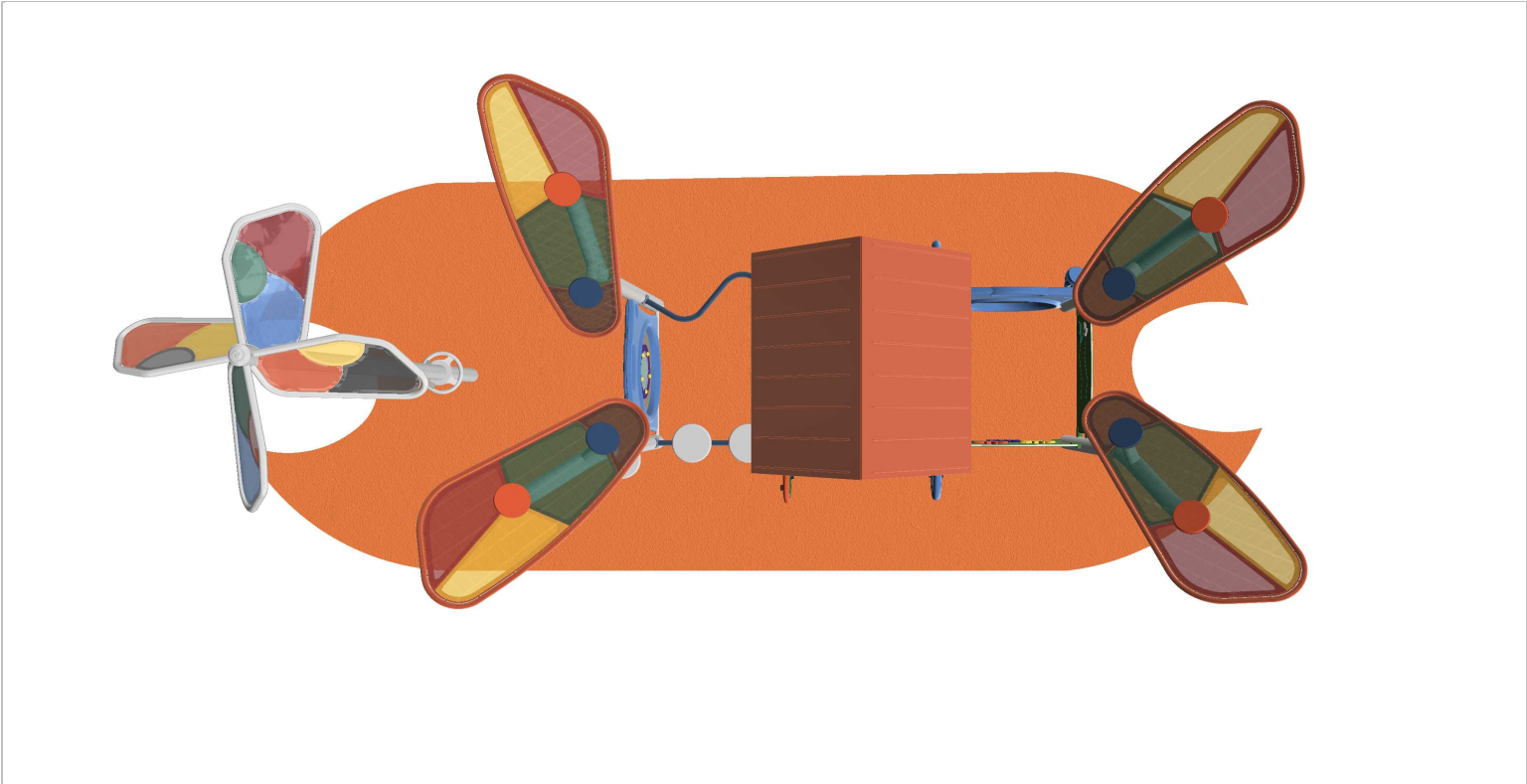
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Basic
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HDPE
Orange
(OR)


Metal Roof
Orange
(OR)

Roto Plastic
Periwinkle
(PE)




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