

**APPROVED**

**OCT 02 2013**  
**BOARD OF RECREATION**  
**and PARK COMMISSIONERS**

REPORT OF GENERAL MANAGER

NO. 13-250

DATE October 2, 2013

C.D. 2

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: STUDIO CITY RECREATION CENTER – CONCEPTUAL APPROVAL OF CELLULAR EQUIPMENT INSTALLATION

R. Adams	_____	K. Regan	_____
H. Fujita	_____	*M. Shull	<u><i>M. Shull</i></u>
V. Israel	_____	N. Williams	_____

*[Signature]*  
General Manager

Approved \_\_\_\_\_ Disapproved \_\_\_\_\_ Withdrawn \_\_\_\_\_

RECOMMENDATIONS:

That the Board:

1. Grant conceptual approval for the installation of cellular communication equipment at Studio City Recreation Center; and,
2. Authorize the General Manager, or designated staff, to issue necessary Right-of-Entry permits and sign required permit applications.

SUMMARY:

On May 4, 2011, the Board of Recreation and Parks Commissioners (Board) approved Board Report No. 11-119 which authorized staff to enter into a Master Lease Agreement with cellular telecommunication providers for the purpose of facilitating the review of individual Site Lease Agreements, each of which is to be reviewed for approval by the Board. To date, AT&T (Applicant) is the only cellular telecommunication provider to enter into a Master Lease Agreement with the Department of Recreation and Parks (Department).

AT&T has now approached the Department with a request to install cellular equipment at Studio City Recreation Center under the terms of the Master Lease Agreement. Studio City Recreation Center is located at 12621 West Rye Street. This is an approximately eight and one-half (8.5) acre facility which features a recreation center, baseball diamond, tot lot, outdoor exercise equipment, tennis courts and offers a variety of sports and other programs.

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The proposed installation would be situated on an existing light standard located near the existing baseball diamond. The installation is proposed to be flush to the existing pole with the ground located modular equipment shelter installed adjacent to an existing storage container. The equipment shelter is proposed to be constructed in a material similar to the existing container in order to minimize visual impact. A photo rendering of the proposed installation is attached hereto as Exhibit A. An alternate version of the installation, designed as a eucalyptus tree, is also included as it is understood that the final design would be dependent upon community input.

Department staff completed an initial project walk-through with the Applicant which included Planning, Landscape Architecture, Forestry, Maintenance and Operations staff in order to identify any potential disruption that the project may cause to the location. Representatives from Council District 2 attended the walk-through as well. Staff finds that the proposed design of the flush mounted antennae onto an existing light standard to be the least visually disruptive design. Replacement of the existing light standard, if necessary to accommodate the additional weight, would be the financial responsibility of the Applicant and installed at Department standards.

Should the Board grant conceptual approval for this project the next steps would be for the Department to issue the appropriate Right-of-Entry permits in order for the Applicant to complete necessary testing as well as granting staff authorization to sign permit applications for the Applicant to apply for other necessary entitlements such as a Conditional Use Permit (CUP) from the Department of City Planning. There will be a minimum of one Park Advisory Board meeting in reference to this proposal in addition to the legally mandated public notification and public hearings required for the CUP application. If and when all necessary entitlements and permits have been obtained, staff will return to this Board for a final approval of the project.

Department management and staff support the recommendations contained in this Report.

It is the intent of the Department to integrate the planning and decision-making processes for this application with the evaluation of potential environmental effects as required by the California Environmental Quality Act (CEQA) and the associated City and State CEQA Guidelines. The required environmental review will be conducted prior to any final approval of this application.

### FISCAL IMPACT STATEMENT:

The approval of this project will not have an impact on the Department's General Fund as all application and eventual construction costs are the responsibility of the applicant. The initial Site Lease Agreement application fee of \$2,000.00 is sufficient to cover Department staff time for the processing of this application. Should the application for a lease be granted in Fiscal Year 2013-2014, the initial annual fee for this location would be \$32,000.00. Annual increases

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in rent will be based on either the Consumer Price Index or a fixed percentage as detailed in the Master Lease Agreement.

This Report was prepared by Melinda Gejer, City Planning Associate, Planning, Construction and Maintenance Branch.

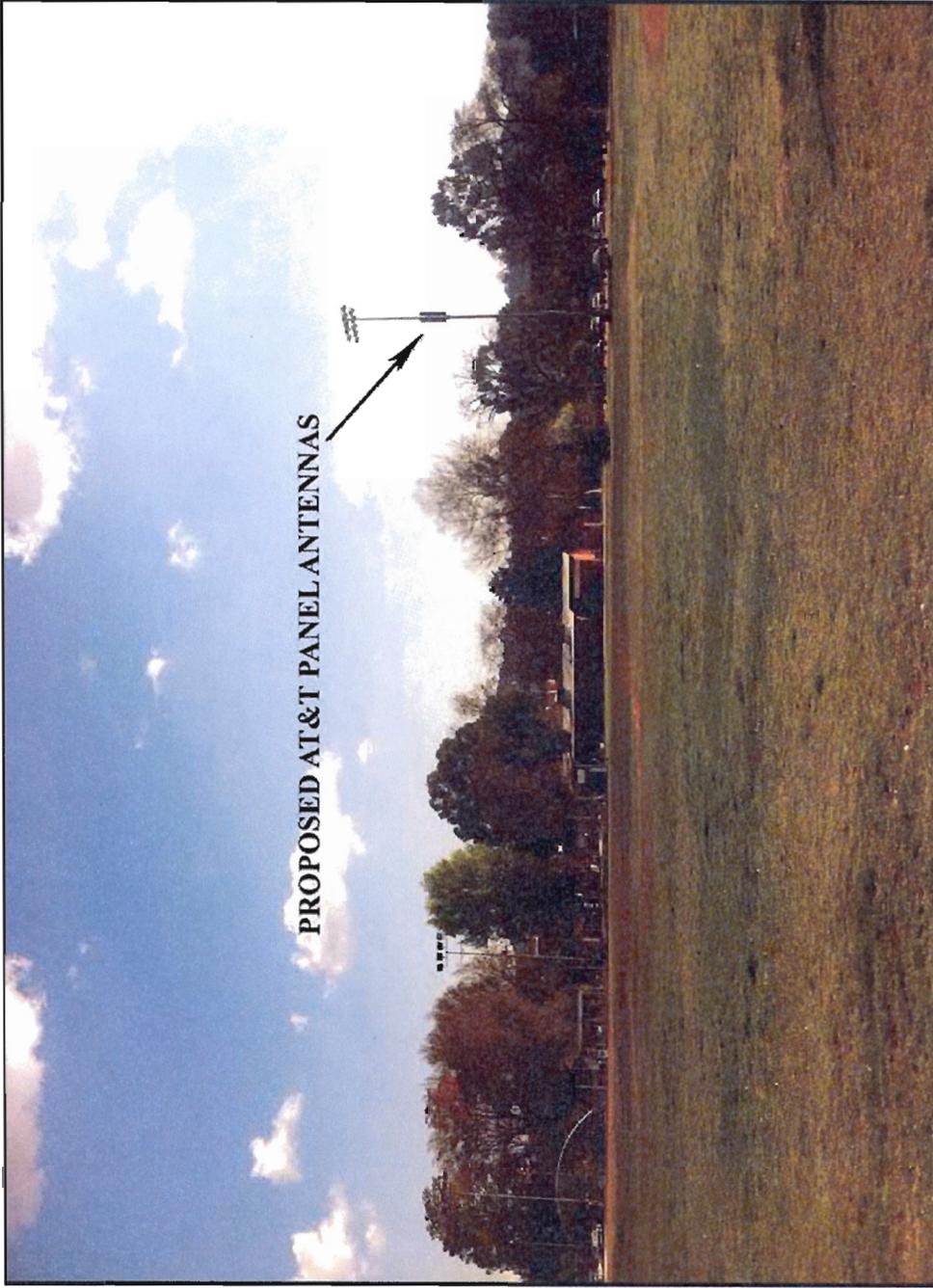
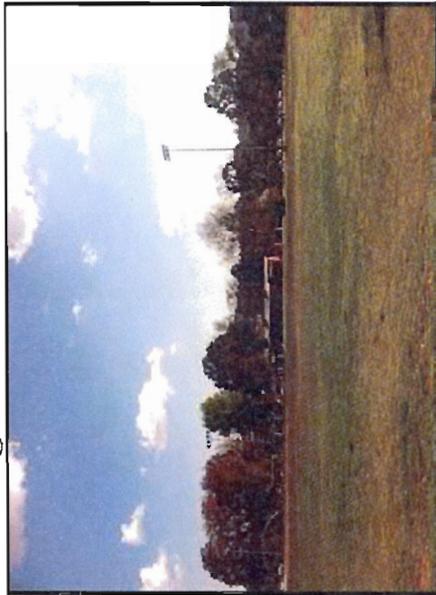


NL0475-02

NW Corner of Beeman Ave. & Rye St., Studio City, CA

Proposed

Existing



POINT OF VIEW:



Accuracy of photo simulation is based upon information provided by project applicant. The proposed installation is an artistic representation of an antenna monument and it is not intended to be an exact reproduction. The final will have cables, cable ports and various attachments, such as antennas, nuts and bolts. Every effort will be made to disguise these components and they will not be readily apparent to the casual observer or passerby. However, upon close scrutiny, the true nature of the installation will be apparent.

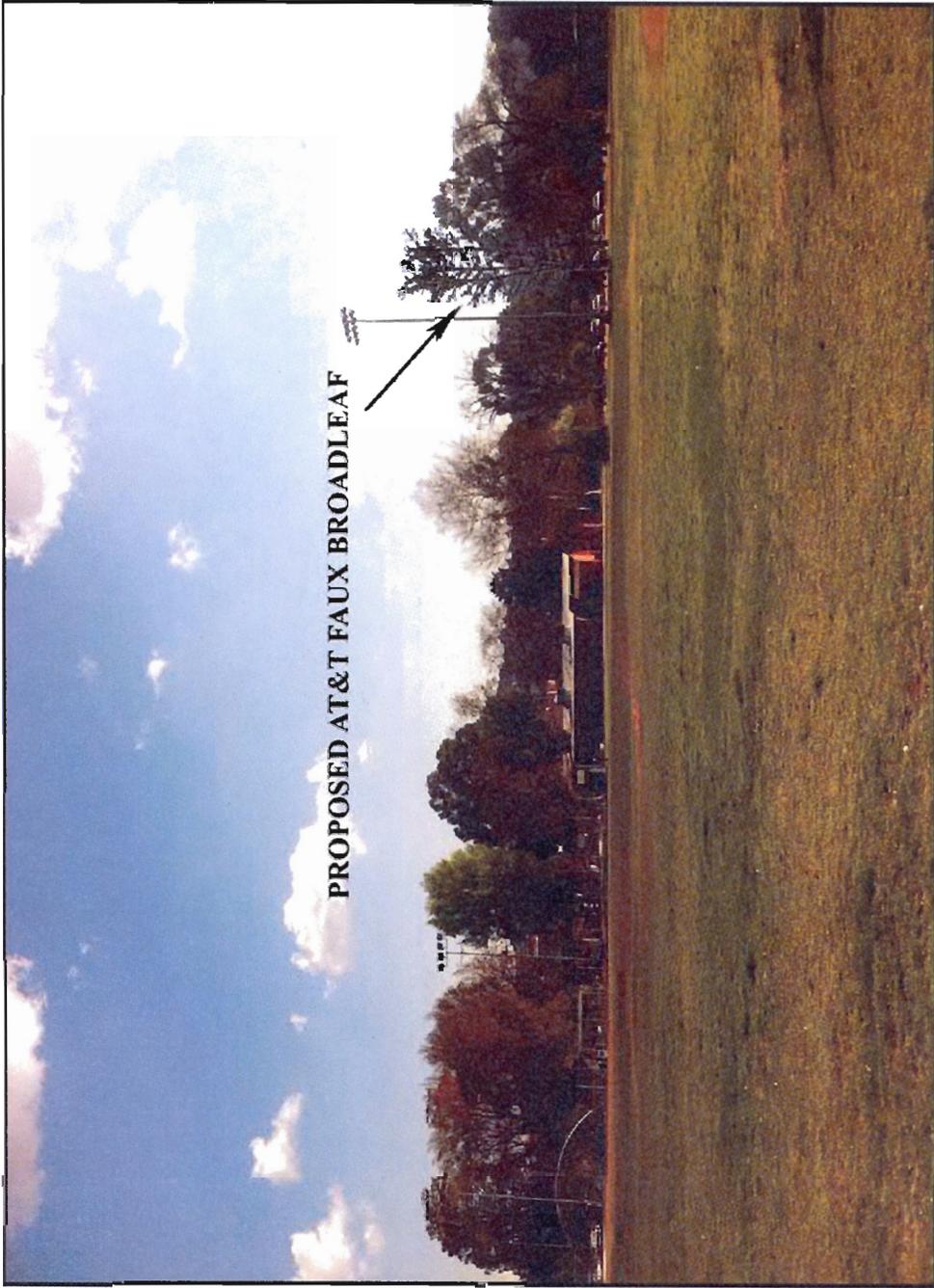


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Accuracy of photo simulation is based upon information provided by project applicant. The proposed installation is an artistic representation of an antenna monument and it is not intended to be an exact reproduction. The final will have cables, cable joints, and various attachments, such as antennas, nuts and bolts. Every effort will be made to disguise these components and they will not be readily apparent to the casual observer or passerby. However, upon close scrutiny, the true nature of the installation will be apparent.