

**APPROVED**  
AUG 09 2017

**BOARD OF RECREATION  
AND PARK COMMISSIONERS**

**BOARD REPORT**

**NO.** 17-165

**DATE** August 9, 2017

**C.D.** 14

**BOARD OF RECREATION AND PARK COMMISSIONERS**

**SUBJECT:** CANCELLATION OF QUIMBY FUNDED ACQUISITION PROJECTS –  
TRANSFER OF EXPENDITURES – TRANSFER OF QUIMBY FUNDS – 410  
NORTH CENTER STREET (PRJ1113A) PROJECT; 1133 SOUTH HOPE –  
PARK ACQUISITION (PRJ20042) PROJECT; 3<sup>RD</sup> AND ROSE STREET PARK  
(PRJ1114A) PROJECT; 9<sup>TH</sup> AND HILL- PARK ACQUISITION (PRJ20454)  
PROJECT

AP Diaz \_\_\_\_\_

V. Israel \_\_\_\_\_

*for* \*R. Barajas CSD \_\_\_\_\_

N. Williams \_\_\_\_\_

H. Fujita \_\_\_\_\_

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

Approved

Disapproved \_\_\_\_\_

Withdrawn \_\_\_\_\_

RECOMMENDATIONS

1. Take the following actions regarding 410 North Center Street (PRJ1113A) Project;
  - A. Cancel the 410 North Center Street (PRJ1113A) Project, as described in the Summary of this Report;
  - B. Authorize the Department of Recreation and Parks' (RAP) Chief Accounting Employee to transfer expenditures of Three Thousand, Five Hundred Dollars (\$3,500.00) from Quimby Account No. 89460K-DU to Planning and Construction Contractual Services Fund No. 302 Department No. 88 Account No. 003040 (RAPX0900) and allocate it for the 410 North Center Street (PRJ1113A) Project;
  - C. Approve the reallocation of Twenty Thousand Dollars (\$20,000.00) in Quimby Fees from 410 North Center Street (PRJ1113A) Project;
  - D. Authorize RAP's Chief Accounting Employee to transfer Twenty Thousand Dollars (\$20,000.00) in Quimby Fees from the Ducommum & Center Street Park Account No. 89460K-DU to the Quimby Account No. 89460K-00;

BOARD REPORT

PG. 2 NO. 17-165

2. Take the following actions regarding 1133 South Hope - Park Acquisition (PRJ20042) Project;
  - A. Cancel the 1133 South Hope - Park Acquisition (PRJ20042) Project, as described in the Summary of this Report;
  - B. Authorize RAP's Chief Accounting Employee to transfer expenditures of Nine Thousand, Three Hundred Thirty-Nine Dollars, Ninety-Four cents (\$9,339.94) from Quimby Account No. 89460K-EH to Planning and Construction Contractual Services Fund 302 Department No. 88 Account No. 003040 (RAPX0900) and allocate it for the 1133 South Hope – Park Acquisition (PRJ20042) Project;
  - C. Approve the of reallocation Twenty Five Thousand Dollars (\$25,000.00) in Quimby Fees from 1133 South Hope - Park Acquisition (PRJ20042) Project;
  - D. Authorize RAP's Chief Accounting Employee to transfer Twenty Five Thousand Dollars (\$25,000.00) in Quimby Fees from the 1133 South Hope Account No. 89460K-EH to the Quimby Account No. 89460K-00;
3. Take the following actions regarding 3<sup>rd</sup> and Rose Street Park (PRJ1114A) Project;
  - A. Cancel the 3<sup>rd</sup> and Rose Street Park (PRJ1114A) Project, as described in the Summary of this Report;
  - B. Authorize RAP's Chief Accounting Employee to transfers expenditures of Three Thousand Five Hundred Dollars (\$3,500.00) from Quimby Account No. 89460K-TH to the Planning and Construction Contractual Services Fund No. 302 Department No. 88 Account No. 003040 (RAPX0900) and allocate it for the 3<sup>rd</sup> and Rose Street Park (PRJ1114A) Project;
  - C. Approve the reallocation of Ninety Two Thousand Seven Hundred Eighteen Dollars and Seventy Four Cents (\$92,718.74) in Quimby Fees from 3<sup>rd</sup> and Rose Street Park (PRJ1114A) Project;
  - D. Authorize RAP's Chief Accounting Employee to transfer Ninety Two Thousand Seven Hundred Eighteen Dollars and Seventy Four Cents (\$92,718.74) in Quimby Fees from the 3<sup>rd</sup> and Rose Street Park Account No. 89460K-TH to the Quimby Account No. 89460K-00;
4. Take the following actions regarding 9<sup>th</sup> and Hill – Park Acquisition (PRJ20454) Project;
  - A. Cancel the 9<sup>th</sup> and Hill – Park Acquisition (PRJ20454) Project, as described in the Summary of this Report;

## BOARD REPORT

PG. 3 NO. 17-165

- B. Authorize RAP's Chief Accounting Employee to transfer expenditure of Seven Thousand Four Hundred Twenty Seven Dollars and Fifty Cents (\$7,427.50) from Quimby Account NO 89460K-AI to the Planning and Construction Contractual Services Fund No. 302 Department No. 88 Account 003040 (RAPX0900) and allocate it for the 9<sup>th</sup> and Hill – Park Acquisition (PRJ20454) Project;
  - C. Approve the reallocation of Ten Thousand Dollars (\$10,000.00) in Quimby Fees from 9<sup>th</sup> and Hill – Park Acquisition (PRJ20454) Project;
  - D. Authorize RAP's Chief Accounting Employee to transfer Ten Thousand Dollars (\$10,000.00) in Quimby Fees from the 9<sup>th</sup> and Hill Account No. 89460K-AI to the Quimby Account No. 89460K-00;
5. Authorize RAP's Chief Accounting Employee to make technical corrections as necessary to carry out the intent of this Report.

### SUMMARY

The Board of Recreation and Parks Commissioners (Board) previously approved the allocation of available Quimby Fees for the four (4) park acquisition projects, identified below, and authorized RAP staff to address due diligence requirements and environmental site assessments for all fourteen proposed projects (Report Nos. 07-140 and 09-161, 07-218, 10-055 and 10-123).

- 410 North Center Street (PRJ1113A) Project
- 1133 South Hope - Park Acquisition (PRJ20042) Project
- 3<sup>rd</sup> and Rose Street Park (PRJ1114A) Project
- 9<sup>th</sup> and Hill – Park Acquisition (PRJ20454) Project

However, these four (4) proposed acquisitions were never completed. Therefore, Quimby funded expenditures incurred to complete these projects need to be transferred to other funding sources, and the projects need to be cancelled in order to reallocate the Quimby Funds to other projects.

#### 410 North Center Street (PRJ1113A) Project

On September 19, 2007, the Board of Recreation and Parks Commissioners (Board) approved preliminary authorization to proceed with the acquisition of the parcel identified by the Assessor Parcel Number (APN): 5173-021-002 located at 410 North Center Street, Los Angeles, California 90012. The property measured approximately 51,808 square feet or 1.19 acres. The property was meant to be part of the L.A. River Revitalization Master Plan. In addition, the Board approved the allocation of Twenty Thousand Dollars (\$20,000.00) in Quimby Fees for a formal appraisal and Phase I site assessment (Report No. 07-218).

BOARD REPORT

PG. 4 NO. 17-165

However, the proposed acquisition was never completed due to an unwilling seller.

RAP expenditures for this project were Three Thousand Five Hundred Dollars (\$3,500.00) for the environmental assessment of the proposed park site.

Upon approval of this Report, Three Thousand Five Hundred Dollars (\$3,500.00) will be allocated from the Planning and Construction Contractual Services Fund No. 302 Department No. 88 Account No. 003040 to the 410 North Center Street (PRJ1113A) Project. Additionally, Twenty Thousand Dollars (\$20,000.00) in Quimby Fees will be transferred from the Ducommun & Center Street Park Account No. 89460K-DU to the Quimby Account No. 89460K-00.

1133 South Hope - Park Acquisition (PRJ20042) Project

On May 17, 2010, the Board approved the preliminary authorization to proceed with the acquisition of the property located at 1133 South Hope Street, in the Downtown community of the City, for the development of a new public park. The subject property, with an APN 5138-014-0045, 138-014-0055, 138-014-006, and 5138-014-007, measured approximately 0.66 acres. In addition, the Board approved the allocation of Twenty-Five Thousand Dollars (\$25,000.00) in Quimby Fees for any necessary and required due diligence (Report No. 10-123).

However, the proposed acquisition was never completed because clear title of the property could not be established.

RAP expenditures for this project were Nine Thousand Three Hundred Thirty Nine Dollars and Ninety Four Cents (\$9,339.94) for a site appraisal and environmental assessment.

Upon approval of this Report, Nine Thousand Three Hundred Thirty Nine Dollars and Ninety Four Cents (\$9,339.94) will be allocated from the Planning and Construction Contractual Services Fund No. 302 Department No. 88 Account No. 003040 to the 1133 South Hope - Park Acquisition (PRJ20042) Project. Additionally, Twenty Five Thousand Dollars (\$25,000.00) in Quimby Fees will be transferred from the 1133 South Hope Account No. 89460K-EH to the Quimby Account No. 89460K-00.

3<sup>rd</sup> and Rose Street Park (PRJ1114A) Project

In November 2005, City staff was instructed to survey potential sites in the Downtown Arts District that could be developed as park space. RAP staff surveyed various governments and privately owned properties within the designated area, and, with the assistance from Department of General Services (GSD) and the former Councilmember Jan Perry's Office of the Ninth Council District, determined that the property located at 735 East 3rd Street was an ideal location for the development of a pocket park. The subject property, with APN 5163-008-010, measured approximately 0.11 acres

## BOARD REPORT

PG. 5 NO. 17-165

On June 20, 2007, the Board approved the preliminary authorization to proceed with the acquisition of the property located at 735 East 3rd Street. In addition, the Board approved the allocation of Ninety-Two Thousand, Seven Hundred Eighteen Dollars and Seventy-Four Cents (\$92,718.74) in Quimby Fees for any necessary and required due diligence (Report Nos. 07-140 and 09-161).

However, the proposed acquisition was never completed due to significant environmental site remediation issues.

RAP staff expenditures for this project were Three Thousand, Five Hundred Dollars (\$3,500.00) for an environmental assessment.

Upon approval of this Report, Three Thousand Five Hundred Dollars (\$3,500.00) will be allocated from the Planning and Construction Contractual Services Fund No. 302 Department No. 88 Account No. 003040 to the 3<sup>rd</sup> and Rose Street Park (PRJ1114A) Project. Additionally, Ninety Two Thousand Seven Hundred Eighteen Dollars and Twenty-Four Cents (\$92,718.24) in Quimby Fees will be transferred from the 3<sup>rd</sup> and Rose Street Park Account No. 89460K-TH to the Quimby Account No. 89460K-00.

### 9<sup>th</sup> and Hill – Park Acquisition (PRJ20454) Project

On March 3, 2010, the Board approved the preliminary authorization to proceed with the acquisition of the property located at 850 South Hill Street in Downtown Los Angeles. The subject property, with APN 5144-017-037, measured approximately 0.71 acres. In addition, the Board approved the allocation of Ten Thousand Dollars (\$10,000.00) in Quimby Fees for any necessary and required due diligence (Report No. 10-055).

The 9<sup>th</sup> and Hill – Park Acquisition (PRJ20454) Project was submitted for competitive grant funding from the Proposition 84 Statewide Park Program (Report No. 10-055). However, RAP was not awarded the grant for this project, and therefore, did not proceed with the acquisition.

RAP expenditures for this project were Seven Thousand Four Hundred Twenty-Seven Dollars and Fifty Cents (\$7,427.50) for a site appraisal and environmental assessment.

Upon approval of this Report, Seven Thousand Four Hundred Twenty-Seven Dollars and Fifty Cents (\$7,427.50) will be allocated from the Planning and Construction Contractual Services Fund No. 302 Department No. 88 Account No. 003040 to the 9<sup>th</sup> and Hill – Park Acquisition (PRJ20454) Project. Additionally, Ten Thousand Dollars (\$10,000.00) in Quimby Fees will be transferred from the 9<sup>th</sup> and Hill Account No. 89460K-AI to the Quimby Account No. 89460K-00.

### ENVIRONMENTAL IMPACT STATEMENT

The recommendations in the current Board action will not result in any additional environmental impacts, and therefore, is covered by the existing CEQA exemptions. No additional CEQA documentation required.

BOARD REPORT

PG. 6 NO. 17-165

FISCAL IMPACT STATEMENT

The approval of this Report will have a minor fiscal impact on RAP's General Fund.

This Report was prepared by Meghan Luera, Management Assistant, Planning, Construction and Maintenance Branch.