



COUNTY OF LOS ANGELES
DEPARTMENT OF PARKS AND RECREATION

"Parks Make Life Better!"

Norma E. García-González, Director

Alina Bokde, Chief Deputy Director

September 24, 2024

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

Dear Supervisors:

**CHARLES WHITE PARK IMPROVEMENTS PROJECT
ADOPT YOUTH EMPLOYMENT PLAN
ESTABLISH AND APPROVE CAPITAL PROJECT
APPROVE PROJECT SCOPE AND BUDGET
APPROVE APPROPRIATION ADJUSTMENT
CAPITAL PROJECT NO. 87801
(SUPERVISORIAL DISTRICT 5) (FY 2024-25, 4-VOTES)**

SUBJECT

Approval of the recommended actions will find the proposed Charles White Park Improvements Project exempt from the California Environmental Quality Act, approve the Youth Employment Plan, establish and approve the proposed capital project, budget and appropriation adjustment, and proceed with the Charles White Park Improvements Project utilizing a Board-approved Job Order Contract.

IT IS RECOMMENDED THAT THE BOARD:

1. Find that the proposed Charles White Park Improvements Project is categorically exempt from the California Environmental Quality Act for the reasons stated in this Board Letter and in the record of the project.
2. Approve the Youth Employment Plan for the proposed Charles White Park Improvements Project in order to meet the requirements of the Safe Neighborhood Parks Proposition A Excess Funds Grant Program from the Regional Park and Open Space District.
3. Establish and approve the proposed Charles White Park Improvements Project, Capital Project (CP) No. 87801, with a total project budget of \$3,576,000.

4. Approve an appropriation adjustment to increase \$3,330,000 in appropriation for the proposed project, offset with \$3,310,000 revenue from the Regional Park and Open Space District's Safe Neighborhood Parks Proposition A Excess Funds available to the Fifth Supervisorial District; and transfer \$20,000 prior year net County cost from Farnsworth Park General Improvements, CP No. 87391, to fund the Charles White Park Improvements, CP No. 87801.
5. Authorize the Director of the Parks and Recreation, or her designee, to deliver the proposed Charles White Park Improvements Project through a Board-approved Job Order Contract.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

Approval of the recommended actions will find the proposed Charles White Park Improvements Project (Project) exempt from the California Environmental Quality Act (CEQA); approve the Youth Employment Plan to meet grant requirements; establish CP No. 87801; and approve the proposed Project budget and appropriation adjustment. The recommended actions will also authorize the Department to implement the proposed Project through a Board-approved Job Order Contract (JOC).

Charles White Park (Park) is a five-acre park located at 77 Mountain View Street in the unincorporated community of Altadena. Built in 1980 and named after Charles White, one of the most celebrated and influential African American artists of the twentieth century, and, in his later years, resident of Altadena. The Park features two adjacent playground areas, a restroom building, fitness zone, covered picnic area, a multi-purpose building, an open multi-purpose field, walking path, and ample open lawn areas dotted with shade trees.

According to the 2016 Park Needs Assessment, the proposed Project is in the western region of unincorporated Altadena, Study Area 47. Although Study Area 47 is within an area with low park need, areas identified as moderate and high park need are located adjacent to the Park. The proposed Project will be the first major overhaul to the Park in over 40 years and result in improved recreational opportunities for the surrounding community.

The proposed Project scope will include park-wide remodeling including replacement of walking paths; construction of a sports court area; replacement of lighting and site furnishings; turf reduction and installation of waterwise landscaping, shade trees, and a landscaped outdoor classroom area; installation of a prefabricated multi-purpose building to replace the existing building; replacement of outdoor exercise equipment; installing additional covered picnic areas and related improvements. Additionally, the proposed Project will feature Civic Art elements honoring the Park's namesake.

IMPLEMENTATION OF STRATEGIC PLAN GOALS

The proposed recommendations will further the County Strategic Plan Goals to Foster Vibrant and Resilient Communities (North Star 2) through Sustainability (Strategy 3.D.i,iii) by mitigating climate change, building resilient communities, and supporting thriving ecosystems, habitats, and biodiversity, and to Realize Tomorrow's Government Today (North Star 3) through Equity-Centered Policies and Practices (Strategy 3.C.i) by implementing projects that are equity-based and seek racial, social, and economic equity in County parks and through Internal Controls and Processes (Strategy 3.G.ii) by effectively managing County park assets in ways that are fiscally responsible and align with the County's highest priority needs.

Implementation of County Sustainability Goals

The OurCounty Sustainability Plan, adopted in 2019, establishes goals to address the environmental impacts of climate change and the subsequent social challenges. The proposed Project will support Goal 5, Strategy 5A, by increasing ecosystem function, habitat quality, and connectivity, and prevent the loss of native biodiversity in the region; Goal 5A, by preserving and enhancing open space, waterways, and prioritizing ecological areas; Goal 6, Strategy 6A, by improving access to parks, public lands, and public spaces so that all visitors may enjoy their benefits and Goal 9B, by implementing strong water conservation measures by the reduction of turn and installation of climate appropriate planting. Additionally, the proposed Project is in an area prioritized by the LA County Climate Vulnerability Assessment as it serves residents experiencing social vulnerability and extreme heat.

FISCAL IMPACT/FINANCING

The total estimated proposed Project cost of \$3,576,000, which includes plans and specifications, consultant services, jurisdictional review and permits, construction, at-risk youth employment, change order/contingency, Civic Art, and County services. The proposed Project's Schedule and Budget Summary are included in Attachment I.

Approval of the appropriation adjustment (Attachment II) will reflect a total increase of \$3,330,000 in appropriation to the Charles White Park Improvements Project, CP No. 87801, offset with \$3,310,000 revenue from the Regional Park and Open Space District's (RPOSD) Proposition A Excess Funds; and transfer \$20,000 of Fifth District net County cost from Farnsworth Park General Improvements CP No. 87391, to fund the proposed project. Also, during the Fiscal Year 2021-22 Supplemental Budget \$246,000 of residual Fifth District net County cost from various completed projects was transferred to Charles White Park Improvements Project, CP No. 87801. To accelerate the project timeline, the Department has spent \$119,711 from the capital project to commence the design process.

Upon approval of the recommended actions, sufficient appropriation will be available in the Fiscal Year 2024-25 CP/Refurbishment Budget under CP No. 87801, to proceed with the project. The project funding consists of \$3,310,000 in RPOSD Proposition A Excess Funds and \$266,000 in Fifth District net County cost to fully fund the proposed Project, for a total project budget of \$3,576,000.

The Consolidated Appropriations Act of 2023, which provides \$1.7 trillion to fund the federal government through fiscal year 2023, was signed into law on December 29, 2022. The Act includes \$750,000 for the Charles White Park Improvements Project. The Department is anticipating the award of these funds later this year and will return to the Board with an amended Board letter and budget.

OPERATING BUDGET IMPACT

Based on the proposed Project description, the Department estimates one-time costs of \$75,000 as well as ongoing costs of \$350,000 for recreation and maintenance staff, utilities, and maintenance supplies following the project completion. The Department will work with the Chief Executive Office (CEO) to prepare a funding request and will submit the request through the budget process for the operation, programming, and maintenance of the facility.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

Approval of the recommended actions will authorize the Department to deliver the proposed Project utilizing a Board-approved JOC, as the work involves repair, remodeling, and refurbishing of County facilities. The standard Board-directed clauses that provide for contract termination, renegotiation, and hiring qualified displaced County employees will be included in the JOC.

The JOC contractor who is awarded this contract will be required to fully comply with Los Angeles County Code Chapter 2.200 (Child Support Compliance Program), Chapter 2.203 (Contractor Employee Jury Service Program), and Chapter 2.201 (Living Wage Program). The proposed Project will proceed in accordance with the Board's consolidated Local and Targeted Worker Hire Policy (LTWHP) adopted on September 6, 2016, and last amended on June 11, 2019.

In accordance with the Board's Civic Art Policy, adopted on December 7, 2004, and last amended on August 4, 2020, the proposed Project budget includes 1 percent (1%) of the design and construction costs, in the amount of \$34,000, to be allocated to Civic Art. Moreover, the Department will allocate an additional \$431,000 of the total project budget for Civic Art at the site. The total Civic Art allocation of \$465,000 will be spent on-site and managed by the Civic Art Division of the Department of Arts and Culture.

Upon completion, Proposition A funded projects require that they be maintained and operated in perpetuity, and have a permanent sign prominently installed at the site acknowledging funding support of the project.

A Youth Employment Plan (YEP) is required for all projects funded with Proposition A. Additionally, the YEP must be adopted by the governing body of the grantee at a duly noticed public meeting. Approval of the attached YEP will comply with the grant requirements (Attachment II).

ENVIRONMENTAL DOCUMENTATION

The proposed Project is categorically exempt from the California Environmental Quality Act (CEQA). The proposed Project, which includes expanded and updated walking paths; a sports court area; improvements to site lighting and furnishings; turf reduction; waterwise landscaping; shade trees; a landscaped outdoor classroom area; a prefabricated multi-purpose building to replace the existing building; updated outdoor exercise equipment; additional covered picnic areas, and civic art elements, is within certain classes of projects that have been determined not to have a significant effect on the environment in that they meet the criteria set forth in sections 15301 (c)(d)(h), 15302(c), 15303(d)(e), and 15304(a)(b) of the State CEQA Guidelines and Classes 1 (c)(f)(j), 2(e), 3 (a)(b), and 4 (a)(c) of the County's Environmental Document Reporting Procedures and Guidelines, Appendix G. The proposed Project involves minor alterations to existing public facilities, replacement of an existing facility involving negligible or no expansion of capacity, installation of small new structures, minor alterations to the land, and will not involve the removal of healthy, mature, and scenic trees.

Based on the proposed Project records, it will comply with all applicable regulations and is not located in a sensitive environment. There are no cumulative impacts, unusual circumstances, damage to scenic highways, listing on hazardous waste sites compiled pursuant to Government Code Section 65962.5, or indications that it may cause a substantial adverse change in the significance of a historical resource that would make the exemption inapplicable.

Upon your Board's approval of the recommended actions, the Department will file a Notice of Exemption with the County Clerk in accordance with section 21152 of the California Public Resources Code.

CONTRACTING PROCESS

Implementation of the improvements will be completed using a combination of a Board-approved JOC and County Purchase Orders. A Board-approved JOC will deliver remodeling of the existing park facilities, site work, and utility infrastructure. County Purchase Order is authorized for and will provide new prefabricated structures and final connections. The combination of the two delivery methods will allow for the most

The Honorable Board of Supervisors
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expedient and cost-effective implementation of the proposed Projects. Where used, the Department has made the determination that JOC is the most appropriate procurement method for delivery of the construction scope.

IMPACT ON CURRENT SERVICES (OR PROJECTS)


The recommended actions will result in periodic closures to certain areas of the park. The Department will minimize and mitigate disruption by phasing work and providing sufficient notification to the facility and the public.

CONCLUSION

Upon approval by the Board, please instruct the Executive Officer-Clerk of the Board to forward one adopted copy of this letter to the Chief Executive Office, Capital Programs Division, and three copies to the Department of Parks and Recreation.

Should you have any questions, please contact Daniel Abratte at (626) 588-5350 or dabratte@parks.lacounty.gov or Johanna Hernandez at (626) 588-5370 or bjl@parks.lacounty.gov.

Respectfully submitted,



Norma E. García-González
Director

NEGG:AB:JS:CK:da

Attachments

c: Auditor Controller
Chief Executive Officer
County Counsel
Executive Officer, Board of Supervisors
Arts and Culture (Civic Art Division)
Parks and Recreation

ATTACHMENT I

**CHARLES WHITE PARK IMPROVEMENTS PROJECT
ADOPT YOUTH EMPLOYMENT PLAN
ESTABLISH AND APPROVE CAPITAL PROJECT
APPROVE PROJECT SCOPE AND BUDGET
APPROVE APPROPRIATION ADJUSTMENT
CAPITAL PROJECT NO. 87801
(SUPERVISORIAL DISTRICT 5) (FY2024-25, 4-VOTES)**

I. PROJECT SCHEDULE SUMMARY

Project Activity	Scheduled Completion Date
Schematic and Design Development NTP	November 2023
Board Approval	September 2024
Construction Award	October 2024
Design Services	December 2024
Jurisdictional Approvals	May 2025
Substantial Completion	November 2026
Project Acceptance	December 2026

II. PROJECT BUDGET SUMMARY

Project Activity	Proposed Project Budget
Construction	
Construction	\$ 2,317,000
Youth Employment Plan	\$ 4,000
Change Orders	\$ 230,000
Subtotal	\$ 2,551,000
Civic Art	\$ 465,000
Plans and Specifications	\$ 332,000
Consultant Services	\$ 50,000
Jurisdictional Review/Permits	\$ 74,000
County Services	\$ 104,000
TOTAL	\$ 3,576,000

ATTACHMENT II

CHARLES WHITE PARK IMPROVEMENTS PROJECT YOUTH EMPLOYMENT PLAN

BACKGROUND:

Charles White Park is a five-acre park located at 77 Mountain View Street in the unincorporated community of Altadena. Built in 1980 and named after Charles White, a pivotal African American artist and, in his later years, resident of Altadena. The park features two adjacent playground areas, a restroom building, fitness zone, covered picnic area, a multi-purpose building, an open multi-purpose field, walking path, and ample open lawn areas dotted with shade trees. The proposed Project scope will include park-wide remodeling including replacement of walking paths; construction of a sports court area; replacement of lighting and site furnishings; turf reduction and installation of waterwise landscaping, shade trees, and a landscaped outdoor classroom area; installation of a prefabricated multi-purpose building to replace the existing building; replacement of outdoor exercise equipment; installing additional covered picnic areas and related improvements. Additionally, the project will feature Civic Art elements honoring the park's namesake.

Tasks that may be performed by At-Risk Youth:

Youth will perform minor landscaping and general clean-up duties.

Estimated Cost of Youth Employment:

The estimated budget for youth employment for this project is approximately \$4,000.

Youth Employment Goal:

The Youth Employment Goal (YEG) established for the County of Los Angeles was \$15,739,750. The County has exceeded this goal.

September 24, 2024

COUNTY OF LOS ANGELES

REQUEST FOR APPROPRIATION ADJUSTMENT

DEPARTMENT OF PARKS AND RECREATION

AUDITOR-CONTROLLER:

THE FOLLOWING APPROPRIATION ADJUSTMENT IS DEEMED NECESSARY BY THIS DEPARTMENT. PLEASE CONFIRM THE ACCOUNTING ENTRIES AND AVAILABLE BALANCES AND FORWARD TO THE CHIEF EXECUTIVE OFFICER FOR HER RECOMMENDATION OR ACTION.

ADJUSTMENT REQUESTED AND REASONS THEREFORE

FY 2024-25

4 - VOTES

SOURCES		USES	
PARKS AND RECREATION CHARLES WHITE PARK IMPROVEMENTS A01-CP-91-R400-65043-87801 REGIONAL PARK AND OPEN SPACE DISTRICT-CAPITAL PROJECTS INCREASE REVENUE		PARKS AND RECREATION CHARLES WHITE PARK IMPROVEMENTS A01-CP-6014-65043-87801 CAPITAL ASSETS - B & I INCREASE APPROPRIATION	
	3,310,000		3,330,000
PARKS AND RECREATION FARNSWORTH PARK GENERAL IMPROVEMENTS A01-CP-6014-65043-87391 CAPITAL ASSETS - B & I DECREASE APPROPRIATION			
	20,000		
SOURCES TOTAL		USES TOTAL	
	\$ 3,330,000		\$ 3,330,000

JUSTIFICATION

Reflects a \$3.33M increase in appropriation to the Charles White Park Improvements, CP 87801, offset with \$3.31M revenue from the Los Angeles County (LAC) Regional Park and Open Space District Safe Neighborhood Parks, Gang Prevention, Tree-Planting, Senior and Youth Recreation, Beaches and Wildlife Protection and LAC Proposition A Safe Neighborhood Parks Act Excess Funds, and transfer \$20K from the Farnsworth Park General Improvements, CP 87391, to fully fund CP 87801.

Carolyn Bernardez Digitally signed by Carolyn Bernardez
Date: 2024.09.11 15:20:12 -07'00'

AUTHORIZED SIGNATURE

Carolyn Bernardez, Chief Financial Officer

BOARD OF SUPERVISOR'S APPROVAL (AS REQUESTED/REVISED)

REFERRED TO THE CHIEF EXECUTIVE OFFICER FOR---

ACTION

RECOMMENDATION
Andrea
BY **Turner**
Digitally signed by Andrea Turner
Date: 2024.09.11 16:01:27 -07'00'

AUDITOR-CONTROLLER

B.A. NO. **031**

DATE **9/11/24**

APPROVED AS REQUESTED

APPROVED AS REVISED

CHIEF EXECUTIVE OFFICER

Matthew J. Diaz
BY **J. Diaz**
Digitally signed by Matthew J. Diaz
Date: 2024.09.11 16:35:52 -07'00'

DATE **9/11/24**