



COUNTY OF LOS ANGELES
DEPARTMENT OF PARKS AND RECREATION

"Parks Make Life Better!"

Norma E. García-González, Director

Alina Bokde, Chief Deputy Director

July 07, 2026

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:

**LENNOX PARK
HVAC AND ROOF PROJECT
ESTABLISH AND APPROVE CAPITAL PROJECT
APPROVE PROJECT SCOPE AND BUDGET
APPROVE APPROPRIATION ADJUSTMENT
AUTHORIZE USE OF JOB ORDER CONTRACTS
CAPITAL PROJECT NO. 8A150
(SUPERVISORIAL DISTRICT 2) (FY2026-27, 4-VOTES)**

SUBJECT

Approval of the recommended actions will find the proposed Lennox Park Heating, Ventilation, and Air Conditioning (HVAC) and Roof Project exempt from the California Environmental Quality Act; establish and approve the proposed capital project, project scope, budget, and appropriation adjustment; and authorize the Director of the County of Los Angeles Department of Parks and Recreation, or her designee, to deliver the proposed project through a Board-approved Job Order Contract.

IT IS RECOMMENDED THAT THE BOARD:

1. Find the proposed Lennox Park HVAC and Roof Project categorically exempt from the California Environmental Quality Act for the reasons stated in this Board letter and in the records of the project.
2. Establish and approve the proposed Lennox Park HVAC and Roof Project, Capital Project No. 8A150, with a total project budget of \$764,000.
3. Approve an appropriation adjustment to reflect an increase of \$764,000 in appropriation to the

proposed Lennox Park HVAC and Roof Project, Capital Project No. 8A150, fully offset with grant revenue from the Los Angeles County Regional Park and Open Space District, Safe, Clean Neighborhood Parks, Open Space, Beaches, Rivers Protection, and Water Conservation Measure of 2016 (Measure A), to fully fund the proposed project.

4. Authorize the Director of the County of Los Angeles Department of Parks and Recreation, or her designee, to deliver the proposed Lennox Park HVAC and Roof Project through a Board-approved Job Order Contract.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

Approval of the recommended actions will find the proposed Lennox Park HVAC and Roof Project (Project) exempt from the California Environmental Quality Act (CEQA); establish Capital Project (CP) No. 8A150; approve the proposed Project scope, budget and appropriation adjustment; and will authorize the Director of the County of Los Angeles Department of Parks and Recreation (LA County Parks), to implement the proposed Project through a Board-approved Job Order Contract (JOC).

Lennox Park is located at 10828 Condon Avenue in the unincorporated community of Lennox. This 6-acre park provides a variety of recreational facilities, including a swimming pool, community building that houses a gymnasium and a multipurpose room, softball field, basketball court, teen center, senior center, futsal courts and a fitness zone. According to the 2016 Los Angeles Countywide Parks Needs Assessment, Lennox Park is located in a study area with a very high park need.

The heating, ventilation, and air conditioning (HVAC) systems at the community building and senior center have exceeded their useful service lives, rendering them unreliable, inefficient, and unable to meet the demands of either facility. Additionally, the community building's roof shows signs of age, wear, leaking, and compromised insulation. Replacing these fundamental building systems is essential to improving energy efficiency and ensuring a safe, comfortable environment for daily activities. Furthermore, this upgrade is a critical public safety measure. Because the community building is officially designated as a cooling center, modernizing this infrastructure is vital to support the community's health and resilience during extreme heat days throughout the year.

The proposed Project will replace the existing community building roof and replace the HVAC system in both the community building and senior center. Prior to the start of renovations, departmental staff will host an in-person informational session with the community to inform them of the upcoming improvements, potential impacts to use of the facility, and overall project schedule.

Implementation of Strategic Plan Goals

The proposed recommendations will further the County Strategic Plan Goals to pursue operational effectiveness, fiscal responsibility, and accountability (Goal III.3) by investments in public infrastructure that will sustain and improve County services and facilities supporting the wellness of our communities and (Goal II.2) by expanding access to recreational and cultural opportunities and promoting active and healthy lifestyles through the built environment, and making environmental sustainability our daily reality.

FISCAL IMPACT/FINANCING

The total estimated proposed Project budget includes plans and specifications, jurisdictional review,

construction, change order/contingency, and County services. The Project Schedule and Budget Summary are included in Attachment I.

Approval of the appropriation adjustment (Attachment II) will reflect a total increase of \$764,000 in appropriation to the Lennox Park HVAC and Roof Project, Capital Project No. 8A150, fully offset with grant revenue from the Los Angeles County Regional Park and Open Space District, Safe, Clean Neighborhood Parks, Open Space, Beaches, Rivers Protection, and Water Conservation Measure of 2016 (Measure A) annual allocation grant program, to fully fund the proposed Project.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

Approval of the recommended actions will authorize LA County Parks 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. The proposed project will include a best-efforts goal that at least 30 percent (30%) of the total California craft worker hours for refurbishment work on the project should be performed by local residents and efforts should be made to include targeted workers.

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 one percent (1%) of eligible design and construction costs, in the amount of \$7,000, to be allocated towards Civic Art and used on site within the grant performance period.

Additionally, in accordance with Measure A requirements, a funding acknowledgement, public access and maintenance of this project in perpetuity will be required. Therefore, a deed restriction which identifies the project must be recorded, as applicable.

ENVIRONMENTAL DOCUMENTATION

The proposed Project is categorically exempt from the California Environmental Quality Act (CEQA). The proposed Project, which includes the replacement of existing HVAC systems, and the community building roof, is within certain classes of projects that have been determined not to have a significant effect on the environment in that it meets the criteria set forth in Sections 15301(d), 15302(c), and 15304(b) of the State CEQA Guidelines, and Classes 1(c), 2(e), and 4(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 existing facilities, and minor alterations to land, and will not involve the removal of healthy, mature, and scenic trees.

Based on the records of the proposed Project, 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, LA County Parks will file a Notice of Exemption with the County Clerk in accordance with section 21152 of the California Public Resources Code.

CONTRACTING PROCESS

Design plans and specifications, including construction documents, will be completed by Board-approved as-needed consultants.

LA County Parks will implement the improvements using a Board-approved JOC. LA County Parks 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 require temporary closure of some areas of the community building. LA County Parks will work with contractors and coordinate closures with Lennox Park staff to minimize disruption to 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 one copy to the County of Los Angeles Department Parks and Recreation.

Should you have any questions please contact Dinah Quinones at (626) 746-4833 or dquinones@parks.lacounty.gov, Jorge Gutierrez at (626) 746-5477 or JGutierrez2@parks.lacounty.gov, or Johanna Hernandez at (626) 596-8365 or bjl@parks.lacounty.gov.

The Honorable Board of Supervisors

7/7/2026

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Respectfully submitted,

A handwritten signature in black ink, reading "Norma E. Garcia-Gonzalez". The signature is written in a cursive style with a large initial "N".

Norma E. Garcia-Gonzalez

Director

NEGG:AB:CK:GB:JG:dq

Enclosures

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

ATTACHMENT I

**LENNOX PARK
HVAC AND ROOF PROJECT
ESTABLISH AND APPROVE CAPITAL PROJECT
APPROVE PROJECT SCOPE, AND BUDGET
APPROVE APPROPRIATION ADJUSTMENT
AUTHORIZE USE OF JOB ORDER CONTRACTS
CAPITAL PROJECT NO. 8A150
(SUPERVISORIAL DISTRICT 2) (FY2026-27, 4-VOTES)**

I. PROJECT SCHEDULE SUMMARY

Project Activity	Schedule Completion Date
Board Approval	July 2026
Construction Documents	November 2026
Jurisdictional Approvals	June 2027
Construction Award	July 2027
Substantial Completion	March 2028
Project Acceptance	May 2028

II. PROJECT BUDGET SUMMARY

Project Activity	Proposed Project Budget
Construction	
Construction	\$534,000
Change Orders	\$99,000
Subtotal	\$633,000
Soft Cost	
Civic Art	\$ 7,000
Plans and Specifications	\$75,000
Jurisdictional Review/Permits	\$20,000
County Services	\$29,000
Subtotal	\$131,000
TOTAL	\$764,000

ATTACHMENT II

**LENNOX PARK
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July 07, 2026

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 2026-27
4 - VOTES

SOURCES		USES	
PARKS AND RECREATION LENNOX PARK HVAC AND ROOF PROJECT A01-CP-91-R410-65043-8A150 REGIONAL PARK AND OPEN SPACE DISTRICT-MEASURE A INCREASE REVENUE	764,000	PARKS AND RECREATION LENNOX PARK HVAC AND ROOF PROJECT A01-CP-6014-65043-8A150 CAPITAL ASSETS - B & I INCREASE APPROPRIATION	764,000
SOURCES TOTAL	\$ 764,000	USES TOTAL	\$ 764,000

JUSTIFICATION

Reflects an increase of \$764,000 in appropriation to the Lennox Park Heating, Ventilation, and Air Conditioning (HVAC) and Roof Project, Capital Project No. 8A150, fully offset with grant revenue from the Los Angeles County Regional Park and Open Space District, Safe, Clean Neighborhood Parks, Open Space, Beaches, Rivers Protection, and Water Conservation Measure of 2016 (Measure A), to fully fund the project.


AUTHORIZED SIGNATURE Matthew Rubio, Deputy Director

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

REFERRED TO THE CHIEF EXECUTIVE OFFICER FOR ...

ACTION

RECOMMENDATION
Digitally signed by
Andrea Turner
Date: 2026.06.16
15:40:59 -07'00'

AUDITOR-CONTROLLER

BY **Turner**

B.A. NO. **004**

DATE **6/16/26**

APPROVED AS REQUESTED

APPROVED AS REVISED

CHIEF EXECUTIVE OFFICER

Matthew J. Diaz
Digitally signed by
Matthew J. Diaz
Date: 2026.06.16
16:05:09 -07'00'

BY **Diaz**

DATE **6/16/26**