

MOTION BY SUPERVISOR HILDA L. SOLIS

July 27, 2021

MacLaren Community Park Project – Establish Capital Project, County Funding, and Proposition A Funding

From the 1960s until the early 2000s, MacLaren Hall (MacLaren) operated as a County facility housing foster youth for short-term stays. Since its closure, much of the MacLaren property has been walled off and inaccessible to the community, although parts of the facility remain in use with administrative offices for County departments, a medical clinic, and Alma Family Services.

In 2019, my office along with staff from the Chief Executive Office (CEO) and the City of El Monte (City) initiated efforts to engage the community in shaping a new vision for an underutilized portion of the MacLaren site, approximately 5.6 acres in size. Working in collaboration, the County and City have held a series of community workshops to introduce local residents to the proposed project and begin soliciting their ideas and feedback on the design and programming of a new park. In addition, the County and City convened a Community Advisory Committee of key local stakeholders to guide the design and programming of a proposed new park.

The proposed park project would include the following amenities: a regulation-size soccer field (with softball diamond and smaller soccer fields superimposed), basketball court, tennis court, walking path, fitness areas, restrooms, picnic areas, shade structures,

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outdoor classroom/performance space, ecological/sustainability educational features, children's play areas, water feature, and security and field lighting. The proposed project may also include a subsurface stormwater component. The existing administrative building, school building, and gymnasium would be demolished as part of the proposed park project. As previously authorized by the Board on November 24, 2020, once the project is completed, the CEO, on behalf of the County will enter into a 30-year ground lease with the City which will require the City to operate and maintain the public park. The County of Los Angeles Department of Parks and Recreation will provide support by administering grant funding limited to the construction of the proposed project.

The project team has secured funding commitments to pay for design and construction of the proposed new park, subject to future approval of a project by the Board, including funds from the City, and has submitted grant applications to the State for the project. This additional County and Proposition A funding is needed to sufficiently cover the total estimated project cost of \$30.7 million.

I THEREFORE MOVE that the Board of Supervisors:

1. Find that the proposed actions are not a project under the California Environmental Quality Act (CEQA) because they are activities that are excluded from the definition of a project by section 21065 of the California Public Resources Code and Section 15378 (b)(4) and (5) of the State CEQA Guidelines. The actions involve the creation of government funding mechanisms or other government fiscal activities that do not involve any commitment to any specific project that may result in potentially significant physical impact on the environment and are administrative activities of government that will not result in direct or indirect physical changes in the environment. The recommended actions do not include approval of any project, as defined under CEQA. Staff will return to the Board in the future, with appropriate recommendations under CEQA prior to implementation of any activities that would be considered a project.
2. Establish the proposed MacLaren Community Park Project, Capital Project No. 69953.
3. Authorize the Director of Public Works or his designee to proceed with the preparation of technical studies and design and construction documents including engaging as-needed consultants previously approved by the Board and soliciting design-build proposals with payment of stipend in compliance with standard County contracting procedures. Public Works will return to the Board to award a design-build contract, should the project be approved in the future.

4. Adopt the attached Resolution authorizing the County, through its Director of the Department of Parks and Recreation (DPR), or her designee, to submit grant applications and execute grant agreements with the Los Angeles County Regional Park and Open Space District for Proposition A Excess Funds and Competitive Funds, available to the First Supervisorial District, pursuant to the Los Angeles County Safe Neighborhood Parks Proposition of 1996, in the combined amount of \$3,560,000 to fund the proposed project if approved by the Board in the future. The CEO on behalf of the County will be responsible for meeting Proposition A grant obligations once the proposed park is constructed, through the CEO's administration of the lease with the City.
5. Adopt the attached Youth Employment Plan as required by the Los Angeles County Regional Park and Open Space District.
6. Authorize and direct the Director of DPR, or her designee, to act as the County's authorized representative to administer grant funds received for the proposed park, including the Proposition A grants and any State or Federal grants or funds received, through completion of park construction.
7. Approve the attached appropriation adjustment to appropriate \$3,560,000 offset with Proposition A funds, and to transfer a total of \$10,000,000 from the following budget units/capital projects, to the proposed MacLaren Community Park Project, Capital Project No. 69953, to cover project costs:
 - Extraordinary Maintenance Budget Unit \$183,000
 - Project and Facility Development Budget Unit \$3,672,000
 - Various - Pocket Park Developments, Capital Project No. 69508 \$271,000
 - LAC+USC Medical Center Master Plan, Capital Project No. 69698 \$3,310,000

- LAC+USC 150 Bed Inpatient Expansion, Capital Project No. 69822 \$2,142,000
- MacLaren Hall Various Improvement, Capital Project No. 87031 \$422,000

I FURTHER MOVE that the Board of Supervisors, acting as the Governing Body of the Los Angeles County Regional Park and Open Space District:

1. Find that the proposed actions are not a project under the California Environmental Quality Act (CEQA) because they are activities that are excluded from the definition of a project by section 21065 of the California Public Resources Code and Section 15378 (b)(4) and (5) of the State CEQA Guidelines. The actions involve the creation of government funding mechanisms or other government fiscal activities that do not involve any commitment to any specific project that may result in potentially significant physical impact on the environment and are administrative activities of government that will not result in direct or indirect physical changes in the environment.
2. Allocate an amount not to exceed \$3,560,000 to the County, through its Department of Parks and Recreation (DPR), for the proposed project, comprised of \$3,060,000 of Excess Funds available to the First Supervisorial District, and \$500,000 of Competitive Funds pursuant to Section 3(a)(3) of the Los Angeles County Safe Neighborhood Parks Proposition of 1996.
3. Authorize the Director of DPR, or her designee, in her capacity as Director of the Los Angeles County Regional Park and Open Space District, to award grants when applicable conditions have been met, and to administer the grants as of the date

of award and pursuant to guidelines in the Proposition A Grants Administration Manual for Excess Funds and Competitive Funds; otherwise funds shall remain in the Excess Funds account.

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HLS:gdm

**RESOLUTION OF THE BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES
APPROVING THE APPLICATION FOR GRANT FUNDS FROM
THE LOS ANGELES COUNTY REGIONAL PARK AND OPEN SPACE DISTRICT
FOR EXCESS FUNDS AND COMPETITIVE FUNDS AVAILABLE TO THE FIRST SUPERVISORIAL
DISTRICT FOR THE PROPOSED MACLAREN COMMUNITY PARK PROJECT AND APPROVING THE
ADOPTION OF A YOUTH EMPLOYMENT PLAN**

WHEREAS, the people of the County of Los Angeles on November 3, 1992, and on November 5, 1996 enacted Los Angeles County Proposition A, Safe Neighborhood Parks, Gang Prevention, Tree-Planting, Senior and Youth Recreation, Beach and Wildlife Protection (the Propositions), which among other uses, provides funds to public agencies and nonprofit organizations in the County for the purpose of acquiring and/or development facilities and open space for public recreation; and

WHEREAS, the Propositions also created the Los Angeles County Regional Park and Open Space District (District) to administer said funds; and

WHEREAS, the District has set forth the necessary procedures governing application for grant funds under the Propositions, and

WHEREAS, the District's procedures require the Department of Parks and Recreation (Department) to certify, by resolution, the approval of the application before submission of said application(s) to the District; and

WHEREAS, said application contains assurances that the Department must comply with; and

WHEREAS, the Department certifies, through this resolution, that the application is approved for submission to the District; and

WHEREAS, the Department will enter into an Agreement with the District to provide funds for acquisition and development projects.

WHEREAS, the District's procedures require the adoption of a Youth Employment Plan for development projects by the governing body of the agency.

NOW, THEREFORE, BE IT RESOLVED THAT THE COUNTY OF LOS ANGELES BOARD OF SUPERVISORS HEREBY:

1. Approves the filing of an application with the Los Angeles County Regional Park and Open Space District for Funds for the above proposed project; and
2. Certifies that the Department understands the assurances and certification in the application form; and
3. Certifies that the County of Los Angeles has, or will have, sufficient funds to operate and maintain the project in perpetuity, which will be reflected in the prospective ground lease and operating agreement, to be executed by both the County and City of El Monte following project approval; and
4. Certifies that the Department will sign and return, within 30 days of project approval, both copies of the project agreement sent by the District for authorizing signature; and
5. Approves the adoption of a Youth Employment Plan for the proposed project (see attached); and
6. Appoints the Director of Parks and Recreation, or designee, as agent of the County of Los Angeles to conduct all negotiations, and to execute and submit all documents including, but not limited to, applications, agreements, amendments, payment requests and so forth, which may be necessary for the completion of the aforementioned project, if the project is approved by the Board.

The foregoing resolution was passed and adopted at a regular meeting on the 27th day of July, 2021 and adopted by the Board of Supervisors of the County of Los Angeles and ex-officio the governing body of all other special assessment and taxing districts, agencies, and authorities for which said Board so acts.



CELIA ZAVALA
Executive Officer
Clerk of the Board of Supervisors
County of Los Angeles

By
Deputy

APPROVED AS TO FORM:

RODRIGO A. CASTRO-SILVA
County Counsel

By
RORY LOALLEN
Deputy County Counsel

ATTEST:

Ayes: Supervisors Mitchell, Kuehl, Hahn, Barger and Solis

Noes: 0

Absent: 0

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BOARD OF SUPERVISORS
OFFICIAL COPY

July 13, 2021

COUNTY OF LOS ANGELES

REQUEST FOR APPROPRIATION ADJUSTMENT

DEPARTMENT OF CHIEF EXECUTIVE OFFICER

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 2021-22****4 - VOTES****SOURCES****USES**

BA DETAIL - SEE ATTACHMENT PAGE 1

BA DETAIL - SEE ATTACHMENT PAGE 1

SOURCES TOTAL**\$ 13,560,000****USES TOTAL****\$ 13,560,000****JUSTIFICATION**

Reflects appropriation of Prop A revenue (\$3.560M) and a transfer of \$10,000,000 for the MacLaren Community Park, C.P. No. 69953 from: Project and Facility Development budget (\$3.672M), Extraordinary Maintenance budget (\$183K), Various Pocket Park Developments, CP No. 69508 (\$271K), LAC+USC Medical Center Master Plan, CP No. 69698 (\$3.310M), LAC-USC 150 Bed Inpatient Expansion, CP No. 69822 (\$2.142M) and MacLaren Hall Various Improvement, CP No. 87031 (\$422K) to fund project costs.

ADOPTEDBOARD OF SUPERVISORS
COUNTY OF LOS ANGELES**13 July 27 2021****James Yun**Digitally signed by James Yun
Date: 2021.07.08 16:11:01 -07'00'

AUTHORIZED SIGNATURE

JAMES YUN, MANAGER, CEO

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

CELIA ZAVALA
EXECUTIVE OFFICERREFERRED TO THE CHIEF
EXECUTIVE OFFICER FOR---☐ ACTION☒ RECOMMENDATION

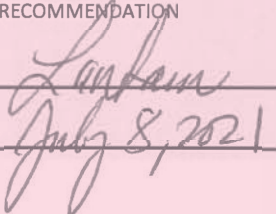
AUDITOR-CONTROLLER

BY

B.A. NO.

011

DATE

☒

APPROVED AS REQUESTED

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APPROVED AS REVISED

CHIEF EXECUTIVE OFFICER

**Amir
Alam**Digitally signed by
Amir Alam
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COUNTY OF LOS ANGELES
MID-YEAR BUDGET ADJUSTMENT

		FY 2021-22 4 - VOTES	
SOURCES		USES	
PROJECT AND FACILITY DEVELOPMENT		PARKS AND RECREATION	
A01-CF-5500-10190		MACLAREN COMMUNITY PARK	
OTHER CHARGES		A01-CP-6014-65043-69953	
DECREASE APPROPRIATION	3,672,000	CAPITAL ASSETS - B & I	
		INCREASE APPROPRIATION	13,560,000
EXTRAORDINARY MAINTENANCE			
A01-CF-2000-12810			
SERVICES & SUPPLIES			
DECREASE APPROPRIATION	183,000		
HEALTH SERVICES			
LAC-USC 150 BED INPATIENT EXPANSION			
A01-CP-6014-65036-69822			
CAPITAL ASSETS - B & I			
DECREASE APPROPRIATION	2,142,000		
VARIOUS CAPITAL PROJECTS			
VARIOUS-POCKET PARK DEVELOPMENTS			
A01-CP-6014-65099-69508			
CAPITAL ASSETS - B & I			
DECREASE APPROPRIATION	271,000		
VARIOUS CAPITAL PROJECTS			
LAC+USC MEDICAL CENTER MASTER PLAN			
A01-CP-6014-65099-69698			
CAPITAL ASSETS - B & I			
DECREASE APPROPRIATION	3,310,000		
VARIOUS CAPITAL PROJECTS			
MACLAREN HALL VARIOUS IMPROVEMENT			
A01-CP-6014-65099-87031			
CAPITAL ASSETS - B & I			
DECREASE APPROPRIATION	422,000		
PARKS AND RECREATION			
MACLAREN COMMUNITY PARK			
A01-CP-91-R400-65043-69953			
REGIONAL PARK AND OPEN SPACE DISTRICT-CAPITAL PROJECTS			
INCREASE REVENUE	3,560,000		
SOURCES TOTAL	\$ 13,560,000	USES TOTAL	\$ 13,560,000

ADOPTED

BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

13 July 27, 2021



CELIA ZAVALA
EXECUTIVE OFFICER

BA # 011

Lafam 7/8/21

YOUTH EMPLOYMENT PLAN
County of Los Angeles
MacLaren Community Park Project

BACKGROUND

The Safe Neighborhood Parks Proposition of 1996 will provide \$3,560,000 to the County for improvements to MacLaren Community Park Project. These funds will contribute to design and construction of the new proposed park. Amenities in the proposed park include a regulation-size soccer field (with softball diamond and smaller soccer fields superimposed), basketball court, tennis court, walking path, fitness areas, restrooms, picnic areas, shade structures, outdoor classroom/performance space, ecological/sustainability educational features, children's play areas, water feature, and security and field lighting. The County is prepared to work with local organizations to provide elements of the improvements that may feasibly be performed by at-risk youth and young adults from the community in which the proposed project is located.

TASKS THAT MAY BE PERFORMED BY AT-RISK YOUTH & YOUNG ADULTS

Los Angeles Conservation Corps and California Conservation Corps have indicated their interest in working with the County on the proposed project, and have indicated that they can provide assistance with the following tasks:

1. Site clearing
2. Grubbing
3. Grounds/planting preparation
4. Installation of trees, shrubs, groundcover and mulch
5. Park furniture installation
6. Other finish work

ESTIMATED COST OF YOUTH EMPLOYMENT

Total Estimated Cost of Youth Employment:	\$485,420
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METHOD OF YOUTH EMPLOYMENT

The Los Angeles Conservation Corps and California Conservation Corps, under an agreement with the County, will provide local youth in conformance with the Los Angeles County Regional Park and Open Space District's (District) definition of "at-risk youth."

YOUTH EMPLOYMENT GOAL

Under the provisions of the District's policy on employment of at-risk youth, the Youth Employment Goal (YEG) for the proposed project is \$356,000, equal to ten percent of the County's total funding for the proposed project from Propositions A of 1992 and 1996.

The proposed Youth Employment Plan will exceed the YEG, as follows:

Site clearing and grubbing for the entire site (excluding the tennis and basketball courts)	\$384,000
Installation of park furniture	\$11,500
Installation of trees, shrubs, groundcover and mulch	\$89,920
Total Estimated Cost of Youth Employment	<hr/> \$485,420