



Legislation Text

File #: 19-0688, **Version:** 1

Recommendation to receive and file the MacArthur Park Vision Plan;

Adopt resolution authorizing City Manager, or designee, to allow the Los Angeles Neighborhood Land Trust (LANLT), on behalf of the City of Long Beach, to submit a grant application to the California Department of Parks and Recreation, for the first phase of the MacArthur Park Vision Plan Implementation Project; accept said grant, if awarded, in an amount of \$8,500,000 in Statewide Park Development and Community Revitalization Program funding; execute all documents necessary to accept the funds; negotiate and execute a Turn-Key Agreement with LANLT for the development of MacArthur Park improvements; and

Accept Statutory Exemption SE-19-159. (District 6)

On June 5, 2018, California voters passed the Parks, Environment, and Water Bond (Proposition 68), which authorized \$4 billion in general obligation bonds for state and local parks. The measure required that between 15 and 20 percent of the bond funds, depending on the type of project, be dedicated to projects in communities with median household incomes less than 60 percent of the statewide average; that 60 percent threshold amounted to about \$39,980 in 2016. The largest amount of bond revenue, \$725 million, was earmarked for neighborhood parks in park-poor neighborhoods in accordance with the Statewide Park Development and Community Revitalization Act of 2008's competitive grant program. The California Department of Parks and Recreation (DPR) has notified applicants that \$650,275,000 will be distributed throughout multiple rounds. Grant awards are anticipated to be announced in January 2020.

MacArthur Park is located at 1321 E. Anaheim Street in the City's Sixth Council District and has never had a Master Plan for its development. To be eligible for Proposition 68 funding, the park needed to demonstrate considerable engagement around a community-sourced vision.

The MacArthur Park Vision Plan (Vision Plan) serves as a visionary document to guide future improvements at MacArthur Park to address the needs of the community (Attachment A). The community within a one-mile radius of MacArthur Park makes up about 17 percent of Long Beach's population, making it one of the most densely populated areas in the city. In this community, 69.6 percent of residents have limited language proficiency, compared to just 19.7 percent for Long Beach and 26.2 percent in Los Angeles County. In 2016, the Los Angeles County Department of Parks and Recreation completed a Needs Assessment for parks throughout the region, including Long Beach, using indicators such as socioeconomics, public health, and land use. The Needs Assessment results showed that 73 percent of the MacArthur

Park community had a very high or high need for park space.

The City's Parks, Recreation, and Marine Department (PRM) partnered with the Sixth Council District, neighborhood group AOC7, Friends of MacArthur Park, LANLT, and local nonprofit City Fabrick to conduct community engagement for a Vision Plan. So far, these groups have conducted 15 public workshops and stakeholder meetings, collected 205 park audits and community surveys, and gathered 17 community-sourced plans for the park. The public workshops examined desired amenities, prioritized community feedback and voted on top park improvement ideas. The Vision Plan is a plan for future park investment, anticipated over a long-term horizon, which will be implemented incrementally over time as capital, maintenance, and operating resources allow.

The first opportunity for funding the first phase of the Vision Plan is the first round of Proposition 68 funding. PRM and the Public Works Department, partnering with LANLT, are requesting authorization to submit an application for the project to request \$8,500,000 in grant funds from DPR. The project proposes to renovate the community center, open grass area, and playground area, add a walking/jogging trail, picnic area, shade structure, outdoor fitness equipment, outdoor seating, and sports field.

This project was determined to best fit Proposition 68 requirements and maximize competitiveness because it: (1) is located in a park-deficient area and serves target populations needing access to open space; (2) is in an area with significant poverty; (3) has been developed from significant community engagement and a community based planning process; and, (4) leverages partnerships to several local community-based organizations and LANLT. The project is also consistent with: (1) the City's 2003 Open Space and Recreation Element that adopted a citywide goal of eight acres of parkland per 1,000 residents; (2) the County of Los Angeles' 2016 Countywide Comprehensive Parks and Recreation Needs Assessment; and, (3) the City's Economic Blueprint that identifies Quality of Life as a focus area with an objective to increase public parkland per 1,000 people with an emphasis on "park poor" areas. This competitive grant will provide an opportunity to renovate this park into a multi-benefit project with new and renovated recreation features, and integration of environmental design features that would promote water conservation, reduce energy consumption, improve air quality, improve human health, and increase outdoor recreation opportunities. Funds awarded through Proposition 68 would fund projects designed to contribute to the success of the City's efforts to provide healthy and safe park spaces within underserved areas.

If the grant is awarded, the City will enter into a Turn Key Agreement with LANLT to construct the project. Upon project completion, PRM will be responsible for ongoing maintenance and operation. A Turn Key Agreement is an agreement permitted under the grant guidelines whereby an applicant (LANLT) proposes to complete a grant-funded project with the intent to transfer the project and contract obligations to a local agency (City) for long-term operation and maintenance. Under the Turn Key Agreement, LANLT will perform as the City's partner and project manager, will delegate construction to other entities following all City purchasing, bidding and public contract code processes including the City's Project Labor Agreement

standards, and details roles and responsibilities of each party. This recommendation provides the City Manager authority to enter into a Turn Key Agreement with LANLT should the grant be awarded. LANLT provided free technical assistance, which included community engagement and design services to complete the Vision Plan, a preapplication grant requirement. LANLT also provided the bandwidth the City otherwise did not have to complete the preapplication grant requirements at no cost. LANLT is also the City's partner to construct and deliver the project, should it be funded under this grant. LANLT can construct and deliver park projects within the grant-required timeframe, a critical service that allows City staff to focus on delivering City Measure A projects. With influx of new State and County park grant funding becoming rapidly available, LANLT's support is key to the City's success in securing grant funds for Long Beach in areas like MacArthur Park that demonstrate significant need for park improvements.

The Vision Plan has been reviewed under the California Environmental Quality Act and Statutory Exemption SE 19-159 (Attachment B) was issued for this action.

This matter was reviewed by Deputy City Attorney Arturo D. Sanchez on June 27, 2019 and by Revenue Management Officer Geraldine Alejo on June 24, 2019.

SUSTAINABILITY

Project funding will support the implementation of the first phase of the Vision Plan, increasing access to open space that reduces greenhouse gas emissions and improves air quality. Any walking loops, sports fields, and fitness equipment construction through this grant will provide new passive walking trails that encourage healthy outdoor exercise, which help to decrease obesity and other adverse health impacts. This project will use and feature sustainable materials. This project is consistent with the City's sustainable construction practices and Livability Initiative and provides the community an opportunity to experience open space and recreation.

City Council action is requested on July 16, 2019, to submit the Resolution to DPR prior to the grant deadline of August 5, 2019.

If the grant is awarded to LANLT, the City will enter into a Turn Key Agreement with LANLT to construct the project. The total first phase project costs are estimated at \$8,500,000, which includes direct project costs including renovating the community center, an open grass area, a playground area, adding a walking/jogging trail, a picnic area, a shade structure, outdoor fitness equipment, outdoor seating, and sports court. City staff time including project management, construction, and inspection, will be covered and reimbursed by LANLT using grant funds. If needed, the PRM will return with a request for appropriation, offset by reimbursement funds from LANLT. Upon project completion, PRM will be responsible for all operating and maintenance costs, which are unknown at this time and will be estimated based on the scope awarded. Ongoing operating and maintenance costs are not budgeted and will be requested as part of the budget process. This recommendation has no staffing impact beyond the normal budgeted scope of duties and is consistent with existing City Council priorities. This

recommendation will result in a positive impact on jobs, although the exact number is unknown at this time.

Approve recommendation.

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DIRECTOR OF PARKS, RECREATION AND MARINE

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APPROVED:

PATRICK H. WEST
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