

Robert E. Shannon
City Attorney of Long Beach
333 West Ocean Boulevard
Long Beach, California 90802-4664
Telephone (562) 570-2200

1 RESOLUTION NO. C-28374

2
3 A RESOLUTION OF THE CITY COUNCIL OF THE
4 CITY OF LONG BEACH ADOPTING THE CITY OF LONG
5 BEACH PARK IMPACT FEE REPORT FOR FISCAL YEAR
6 2003; AMENDING THE PARK IMPACT FEE DEVELOPMENT
7 PROGRAM TO ADD RECOMMENDED CHANGES; AND
8 MAKE FINDINGS RELATIVE THERETO IN ACCORDANCE
9 WITH LONG BEACH MUNICIPAL CODE CHAPTER 18.18
10 AND GOVERNMENT CODE SECTIONS 66001 AND 66006
11

12 WHEREAS, on February 7, 1989, the City Council adopted Ordinance No.
13 C-6567 (as amended by Ordinance No. C-7094), to establish and impose a Park and
14 Recreation Facilities Impact Fee ("Park Impact Fee") on certain new residential
15 development in the City for the purpose of assuring that park land and recreational
16 facility standards established by the City are met with respect to the additional needs
17 created by such residential development; and

18 WHEREAS, on March 7, 1989, the City Council adopted Resolution No.
19 C-24638 (superceded by Resolution No. C-25040 adopted on May 7, 1991) establishing
20 a Park Fee on new residential development; and

21 WHEREAS, Long Beach Municipal Code Section 18.18.160 requires that
22 at least once each year the Director of Parks, Recreation and Marine shall prepare a
23 report to the City Council in order to evaluate progress in the implementation of the Park
24 and Recreation Facilities Fee Program; recommending amendments, if appropriate to
25 said program; recommending amendments to resolutions establishing Park Impact Fee
26 amounts and identifying capital improvements to be funded by said impact fees; and

27 WHEREAS, the Director of Parks, Recreation and Marine has prepared
28 the report required pursuant to Sections 18.18.160 of the Long Beach Municipal Code

1 which report incorporates, among other things, the following information:

- 2 1. Park Impact Fee revenues and expenditures;
- 3 2. The Program of Planned and Completed Projects;
- 4 3. A comparison of the accomplishments of the Program compared to
- 5 the original goals of the Program;
- 6 4. A comparison of the original Plan to the currently adopted Plan;
- 7 5. Recommended changes to the Park Impact Fee Development
- 8 Program; and

9 WHEREAS, Government Code Section 66001(d) requires the City to
10 make certain findings for the fifth fiscal year following the first deposit into the account or
11 fund, and every five years thereafter, with respect to that portion of the Park Impact Fee
12 account, fund, or sub-fund ("the funds") remaining unexpended, whether committed or
13 uncommitted.

14 NOW, THEREFORE, the City Council of the City of Long Beach does
15 hereby find, determine and declare:

16 Section 1. That the City Council does hereby adopt that certain City of
17 Long Beach Park Impact Fee Report for Fiscal Year 2003 ("the Report"), a copy of
18 which is attached hereto and incorporated herein by this reference as Exhibit "A".

19 Sec. 2. That the Report attached hereto as Exhibit "A" contains all of the
20 information required pursuant to Long Beach Municipal Code Sections 18.18.160 as
21 well as the information required by California Government Code Sections 66001 and
22 66006.

23 Sec. 3. In reference to Government Code Section 66001(d)(1), and with
24 respect to only that portion of the Park Impact Fee Fund remaining unexpended at the
25 end of the 2002-2003 Fiscal Year whether committed or uncommitted, the City Council
26 finds that the purpose of the fees is to assure that the park land and recreational facility
27 standards established by the City are met with respect to the additional needs created
28 by new residential development in the City.

1 Sec. 4. In reference to Government Code Section 66001(d)(2), and with
2 respect to only that portion of the Park Impact Fee Fund remaining unexpended at the
3 end of the 2002/2003 Fiscal Year, whether committed or uncommitted, the City Council
4 finds that the findings and facts as set forth in Ordinance No . C-6967 which findings
5 and facts are incorporated by reference herein, amply demonstrate that there is a
6 reasonable relationship and nexus between the fees imposed and the purpose for which
7 said fees are charged.

8 Sec. 5. In reference to Government Code Section 66001(d)(3), and with
9 respect to only that portion of the Park Impact Fees Fund remaining unexpended at the
10 end of the 2002/2003 Fiscal Year, whether committed or uncommitted, the City Council
11 finds that all of the sources and amounts of funding anticipated to complete financing for
12 any incomplete improvements are identified and described in Exhibit "A".

13 Sec. 6. In reference to Government Code Section 66001(d)(4), and with
14 respect to only that portion of the Park Impact Fees Fund remaining unexpended at the
15 end of the 2002/2003 Fiscal Year, whether committed or uncommitted, the City Council
16 finds that the approximate date on which the funding referred to in Section 5 is expected
17 to be deposited into the appropriate fund is designated and described in Exhibit "A".

18 Sec. 7. That during the 2003 fiscal year no refunds or allocations were
19 made pursuant to subdivision (e) or (f) of Government Code Section 66001.

20 Sec. 8. That the City's Park Impact Fee Development Program is hereby
21 amended in accordance with the provisions of Long Beach Municipal Code Section
22 18.18.160 to add the following projected improvements:

23 (a) Prorate the completed development by the proportion of the
24 total funding provided from park impact fees;

25 (b) Add 0.37 acres at Chittick Field, 1.12 acres at Plymouth Street
26 and Elm Avenue, and 0.32 acres at 55th Way Community Park to the planned
27 acquisition and development sites, prorated by the Park Impact Fee share of estimated
28 acquisition and/or development costs;

Robert E. Shannon
City Attorney of Long Beach
333 West Ocean Boulevard
Long Beach, California 90802-4664
Telephone (562) 570-2200

1 (c) Decrease the planned expansion of the Martin Luther King, Jr.
2 Park Community Recreation Center by 1,106 square feet (from 4,534 square feet to
3 3,428 square feet); and Silverado Community Recreation Center by 2,348 square feet
4 (from 4,534 square feet to 2,186 square feet);

5 (d) Add 406 square feet to the planned addition of the Homeland
6 Cultural Arts Center at MacArthur Park, add 650 square feet for the prorated share of
7 the California Recreation Center Teen Center addition, and add 1,350 square feet to the
8 prorated share of the Admiral Kidd Park Teen Center; each of which programs are more
9 fully described and detailed in Exhibit "A" to this resolution, which descriptions and
10 details are incorporated herein by reference as though set forth in full, word for word.

11 Sec. 9. This resolution shall take effect immediately upon its adoption by
12 the City Council, and the City Clerk shall certify to the vote adopting this resolution.

13 I hereby certify that the foregoing resolution was adopted by the City
14 Council of the City of Long Beach at its meeting of May 11, 2004, by the
15 following vote:

16 Ayes: Councilmembers: Lowenthal, Baker, Webb,
17 Lerch, Colonna.

18
19 Noes: Councilmembers: None.

20
21 Absent: Councilmembers: Carroll, Kell, Richardson,
22 Reyes Uranga.

23
24 
25 _____
26 City Clerk



May 11, 2004

CITY OF LONG BEACH

Department of Parks, Recreation and Marine

2760 N. Studebaker Road, Long Beach, CA 90815-1697

(562) 570-3100 • FAX (562) 570-3109

www.lbparks.org

56
RES-27

HONORABLE MAYOR AND CITY COUNCIL

City of Long Beach

California

SUBJECT: Adopt Resolution and Findings Approving Park Impact Fee Report for Fiscal Year 2003 (Citywide)

DISCUSSION

The Fiscal Year 2003 (FY 03) Park Impact Fee Report was prepared in accordance with Long Beach Municipal Code Section 18.18.160, and California Government Code Section 66006, to update the City Council on the status of the Park Impact Fee Fund. This report covers the Fiscal Year ending September 30, 2003.

In February 1989, the Long Beach City Council established the Park Impact Fee for parkland acquisition and improvements. The Park Impact Fee was originally imposed on all new residential development to mitigate the impact of increased population from those new developments on parks and park facilities. The fees were based on a citywide recreation standard, the projected growth in population, and the estimated cost to provide the new and expanded recreational facilities needed to serve the increased population at the citywide standard.¹

Based on the projected housing growth from 1989 to 2000, the Park Impact Fee program was estimated to collect \$43,290,000 during this period of time. Through September 30, 2003, \$9,607,444 in fees, interest, and "in lieu" contributions have been received. Attachment "A" summarizes Park Impact Fee revenues and expenditures. The lower receipts noted above have caused a delay in implementing many of the planned projects. Attachment "B" is the program of completed and planned projects. The difference between the actual receipts and the projected receipts is the result of residential construction being significantly lower than the projected rate. A comparison of the accomplishments of the program compared to the original goals is included in the following table. Attachment "C" compares the original plan to the current plan and indicates completed, in progress, and future projects.

¹ A service level standard of 1.35 acres of park space per 1,000 persons was adopted. This ratio was one-half the citywide average service level of 2.7 acres per 1,000 persons that was estimated to exist in 1989. The standard for the Park Impact Fee was set at half the cost of providing the then existing service level because it was believed the same level of service could be achieved more efficiently by utilizing school land for public recreation and by providing recreational equipment to allow more intense park use. The current level of service is 3.1 acres per 1,000 residents, as determined from data in the Open Space and Recreation Element of the General Plan, October 2002.

HONORABLE MAYOR AND CITY COUNCIL

May 11, 2004

Page 2

Park Impact Fee Program

<u>Category</u>	<u>Original Total Program Goals</u>	<u>Cumulative Total Accomplished 9/2003</u>
Additional recreational land	46 acres	4.00 acres*
Recreation center area	26,018 square feet	1,145 square feet*
Softball fields	4.60 fields	3.00 fields
Soccer fields	1.80 fields	1.25 fields**
Tennis courts	5.70 courts	0
Bike trail	3.20 miles	0

*Prorated from partial funding from Park Impact Fees.

**Includes lighting of an existing field, which is equivalent to ¼ of a new field, based on the increase in use hours.

The Park Impact Fee is \$2,680 for each single-family dwelling, \$2,070 for each two-family or multi-family dwelling unit, \$1,522 for a mobile home unit, and \$1,015 for a work/live unit. Projected revenue for FY 04 is \$750,000.

During FY 03, \$1,702,030 was received from fees and \$35,178 from interest, for a total of \$1,737,208. During FY 03, \$500,000 was budgeted in the Capital Improvement Budget. This included \$300,000 to match a grant to build a teen center at Admiral Kidd Park (District 7) and \$200,000 to build a mini-park at Plymouth Street and Elm Avenue (District 8).

In the FY 04 CIP budget, \$1,200,000 was budgeted from Park Impact Fees. This funding is being used to begin design to expand and purchase a mini-park on leased land at Miracle on Fourth Street Park (\$160,000 - District 2), renovate Chittick Field (\$50,000 - District 6), to match grants to add a teen center to California Recreation Center (\$80,000 - District 6), to match a grant to build the Homeland Cultural Arts Center at MacArthur Park (\$50,000 - District 6), to add a teen center at Admiral Kidd Park (\$290,000 - District 7), to develop the mini-park at Plymouth Street and Elm Avenue (\$380,000 - District 8), and to plan 55th Way Community Park development (\$190,000 - District 9).

Minor changes are being proposed to the Park Impact Fee development program as follows:

- Prorate the completed developments by the portion of the total funding provided from Park Impact Fees.
- Add 0.14 acres at Miracle on Fourth Street Park, 0.23 acres at Chittick Field, 1.12 acres at Plymouth and Elm Avenue, and 0.32 acres at 55th Way Community Park to the planned acquisition and development sites, prorated to the Park Impact Fee share of the estimated acquisition and/or development costs.
- Decrease the planned expansion of the Martin Luther King, Jr., Park Community Recreation Center by 1,106 square feet (from 4,534 square feet to 3,428 square feet); and Silverado Community Recreation Center by 2,348 square feet (from 4,534 square feet to 2,186 square feet).

- Add 406 square feet to the planned addition to Homeland Cultural Arts Center at MacArthur Park, add 650 square feet to the prorated share of the California Recreation Center Teen Center addition, and add 1.350 square feet to the prorated share of the Admiral Kidd Park Teen Center.

No changes to the existing ordinance or fees are recommended at this time. The Park Impact Fee has not been adjusted for inflation in the 14 years since it was established. Any revision to the fee requires a new study of the nexus of the fee to the impact it is intending to mitigate. Such a study is currently under way, and recommendations that could increase the existing park impact fees will be presented in the near future.

This item was reviewed by Principal Deputy City Attorney Mike Mais on April 7, 2004, and Budget Manager Michael Killebrew on April 6, 2004. The Department of Financial Management assisted in the preparation and review of the FY 03 Park Impact Fee Report.

TIMING CONSIDERATIONS

Long Beach Municipal Code Section 18.18.160 requires that the City Council review this report annually.

FISCAL IMPACT

There is no fiscal impact associated with the recommended action.

IT IS RECOMMENDED THAT THE CITY COUNCIL:

Adopt the attached resolution approving the FY 2003 Park Impact Fee Annual Report and making the finding relative thereto, and amend the Park Impact Fee Development Program as indicated.

Respectfully submitted,



PHIL T. HESTER
DIRECTOR OF PARKS, RECREATION AND MARINE

PTH:DLE:lr
Attachments

APPROVED:



GERALD R. MILLER
CITY MANAGER

ATTACHMENT "B"

REVISED PARKS AND RECREATION IMPACT FEE DEVELOPMENT PROGRAM

I. PARK ACQUISITION AND DEVELOPMENT PROGRAM

Location	Acres	Estimated Cost	Council District
COMPLETED			
Cesar E. Chavez Park (A)	1.75	4,318,016	1
Cesar E. Chavez Park (D)		244,594	1
Cesar E. Chavez Center (D)		200,000	1
Orizaba Park (A)	1	800,000 (in Lieu)	4
Orizaba Park (D)		88,412	4
Jack Dunster Marine Reserve (D)		174,428	3
East Village Arts Park (D)		300,000	2
PCH/Junipero (A)	<u>1.25</u>	<u>750,000</u>	4
Total	4.0	6,875,450	
PLANNED			
Cesar E. Chavez Park (D)	1	1,500,000	1
Orizaba Park (A&D)	2	2,261,550	4
Admiral Kidd Park (A&D)	3.6	3,600,000	7
M. L. King Jr. Park (A&D)	1	2,000,000	6
Drake Park (A&D)	2	5,000,000	1
14th Street Park (A&D)	2	3,500,000	1
East Village Park (A)	4.71	5,500,000	2
Chittick Field Expansion (A & D)	0.25**	210,000	6
Plymouth and Elm (D)	1.12	380,000	8
55 th Way Community Park	<u>0.32**</u>	<u>190,000</u>	9
Total	18.0	24,141,550	
Acquisition and Development Total	22.0	\$ 31,017,000	

II. SCHOOL SITE DEVELOPMENT

Location	Acres	Estimated Cost	Council District
Mary Butler *	3.3	\$ 90,000	6
Lincoln Elementary	1.5	218,000	6
Edison Elementary	4.0	1,056,000	1
Burnett Elementary	2.4	428,000	6
Roosevelt Elementary	1.0	173,000	1
Birney Elementary	2.3	304,000	7
McKinley Elementary	2.0	963,000	9
Sutter Elementary	1.5	218,000	8
Webster Elementary	4.0	910,000	7
Stevenson Elementary	<u>2.0</u>	<u>438,000</u>	1
Total	24.0	\$ 4,798,000	

Note: A = acquisition, D = development, A&D = acquisition and development

* = completed project, ** = prorated by amount of Park Impact Fee contribution to total project

III. REGIONAL PARK DEVELOPMENT

Location	Improvements	Estimated Cost	Council District
Bicycle/Hiking Path Expansion	3.2 miles	\$ 1,200,000	5

IV. LOCAL PARK DEVELOPMENT

Location	Improvements	Estimated Cost	Council District
Park Buildings and Structures			
Ramona Park *	1,000 sq. ft.**	\$170,771	9
MacArthur Park (Homeland)	1,406 sq. ft.**	252,414	6
M. L. King Jr. Park	3,428 sq. ft.	428,218	6
Cal. Rec. Teen Center	650 sq. ft.**	80,000	6
Admiral Kidd Park	2,700 sq. ft.**	573,725	7
Silverado Park	3,232 sq. ft.	268,218	7
Cherry Park	4,534 sq. ft.	558,218	7
Scherer Park	4,534 sq. ft.	558,218	8
Heartwell Park	4,534 sq. ft.	<u>558,218</u>	5
		\$ 3,448,000	
Park Lighting Program			
Chittick Field *	1 soccer field	\$ 188,000	6
M. L. King Jr. Park	1 softball field	200,000	6
Wardlow Park	1 soccer field	76,000	5
Houghton Park	1 softball field/1 soccer field	400,000	9
Silverado Park	1 softball field	<u>200,000</u>	7
		\$ 1,064,000	
School Lighting Program			
Franklin Middle School	6 basketball courts	\$ 150,000	2
Washington Middle School	6 basketball/1 soccer field	338,000	1
Poly High School	6 tennis courts	225,000	6
Hamilton Middle School	3 basketball/1 softball/1 soccer field	575,000	9
Lindbergh Jr. High	1 soccer field/softball field	<u>475,000</u>	8
		\$ 1,763,000	
	Subtotal	<u>\$ 6,275,000</u>	
	TOTAL	<u>\$ 43,290,000</u>	

Note: A = acquisition, D = development, A&D = acquisition and development

* = completed project, ** = prorated by amount of Park Impact Fee contribution to total project

ATTACHMENT "C"

PARKS AND RECREATION DEVELOPMENT IMPACT FEE PROGRAM PROGRESS

<u>ORIGINAL PLAN</u>	<u>COST</u>	<u>REVISED PLAN</u>	<u>COST</u>	<u>COMPLETION</u>
I. PARK ACQUISITION AND DEVELOPMENT PROGRAM				
Downtown Park 7 acres	\$7,500,000	Cesar E. Chavez Park 1.75 acres	\$4,762,610	Nov 1999
		East Village Arts Park 0.06 acres	\$300,000	Mar 2004
		Cesar E. Chavez Park 1 acre	\$1,500,000	Future
		East Village Park 4.71 acres	\$5,500,000	Future
Orizaba Park Expansion 2 acres	\$2,625,500	Orizaba Park Expansion 1 acre	\$888,412	1998
		Orizaba Park Expansion 2 acres	\$2,261,550	Future
M.L. King, Jr. Park Expansion 1 acre	\$1,686,000	M.L. King, Jr. Park Expansion 1 acre	\$2,000,000	Future
14th Street Park Expansion 2 acres	\$4,016,000	14th Street Park Expansion 2 acres	\$3,500,000	Future
Admiral Kidd Park Expansion 7 acres	\$9,800,000	Admiral Kidd Park Expansion 3.6 acres	\$3,600,000	Future
Drake Park Expansion 2 acres	\$3,880,000	Drake Park Expansion 2 acres	\$5,000,000	Future
Channel View Park 1 acre	\$481,000	Dunster Marine Reserve 0.36 acres	\$174,428	Nov 2002
Added Sites		Rotary Centennial Park (A) 0.71 acres	\$750,000	Jan 2002
		Rotary Centennial Park (D) 0.15 acres	\$300,000	Feb 2005
		Chittick Field Expansion 0.37 acres	\$210,000	Jan 2006
		Plymouth and Elm (D) 1.12 acres	\$380,000	Jul 2005

2003 PARK IMPACT FEE REPORT
 ATTACHMENT "C"
 Page 2

<u>ORIGINAL PLAN</u>	<u>COST</u>	<u>REVISED PLAN</u>	<u>COST</u>	<u>COMPLETION</u>
II. SCHOOL SITE DEVELOPMENT				
School Development Program				
20th and Orange Elementary 3.3 acres	\$324,000	Mary Butler 3.3 acres	\$90,000	Oct 1994
Vets Elementary 2 acres	\$354,000	Stevenson Elementary 2 acres	\$438,000	Future
Bumett Elementary 2.4 acres	\$286,000	Bumett Elementary 2.4 acres	\$286,000	Future
Sutter Elementary 3.5 acres	\$794,000	Sutter Elementary 1.5 acres	\$218,000	Future
Roosevelt Elementary 2 acres	\$1,051,000	Roosevelt Elementary 1 acre	\$173,000	Future
Bimey Elementary 2.3 acres	\$272,000	Bimey Elementary 2.3 acres	\$304,000	Future
McKinley Elementary 2 acres	\$322,000	McKinley Elementary 2 acres	\$963,000	Future
Stevenson Elementary 2 acres	\$438,000	Stevenson Elementary 2 acres	\$438,000	Future
Lincoln Elementary 1.5 acres	\$353,000	Lincoln Elementary 1.5 acres	\$218,000	Future
Webster Elementary 4 acres	\$803,000	Webster Elementary 4 acres	\$910,000	Future

A&D = acquisition and development

2003 PARK IMPACT FEE REPORT
 ATTACHMENT "C"
 Page 3

<u>ORIGINAL PLAN</u>	<u>COST</u>	<u>REVISED PLAN</u>	<u>COST</u>	<u>COMPLETION</u>
School Facility Lighting Program				
Hamilton Middle School 2 soccer, 1 restroom	\$660,000	Hamilton Middle School 3 basketball, 1 softball, 1 soccer	\$575,000	Future
Washington Middle School 6 basketball, 1 soccer	\$263,000	Washington Middle School 6 basketball, 1 soccer	\$338,000	Future
Poly High School 6 tennis courts	\$114,000	Poly High School Six tennis courts	\$225,000	Future
Franklin Middle School 6 multipurpose courts	\$114,000	Franklin Middle School 6 basketball courts	\$150,000	Future
Lindbergh Middle School 1 soccer/softball	\$376,000	Lindbergh Middle School 1 soccer/softball	\$475,000	Future
III. REGIONAL PARK DEVELOPMENT PROGRAM				
Sports Park 2 soccer and 2 softball fields	\$1,500,000	Replaced by projects in A&D		
Bicycle/Hiking Path 3.2 miles	\$1,200,000	Bicycle/Hiking Path 3.2 miles	\$1,200,000	Future
IV. LOCAL PARK DEVELOPMENT PROGRAM				
Park Lighting				
Chittick Field 1 soccer field	\$188,000	Chittick Field 1 soccer field	\$188,000	Dec 1991
Heartwell Park	\$376,000	Replaced by projects in A&D		
M.L. King Jr. Park 1 softball field	\$150,000	M.L. King, Jr. Park 1 softball/baseball field	\$200,000	Future
Cherry Park 1 softball field	\$188,000	Wardlow Park 1 soccer field	\$76,000	Future
Marina Vista Park 2 tennis courts	\$38,000	Replaced by Silverado & Houghton Projects		
DeForest Park 1 multipurpose field	\$188,000	Silverado Park 1 softball field	\$200,000	Future
Houghton Park 1 multipurpose field	\$188,000	Houghton Park 1 multipurpose field	\$400,000	Future

A&D = acquisition and development

2003 PARK IMPACT FEE REPORT
 ATTACHMENT "C"
 Page 4

<u>ORIGINAL PLAN</u>	<u>COST</u>	<u>REVISED PLAN</u>	<u>COST</u>	<u>COMPLETION</u>
Park Buildings and Structures				
M.L. King, Jr Park 5,000 sq. ft.	\$650,000	M.L. King, Jr. Park 3,428 sq. ft.	\$428,218	Future
Silverado Park 5,000 sq. ft.	\$650,000	Silverado Park 3,232 sq. ft.	\$268,218	Future
Ramona Park 3,000 sq. ft.	\$376,000	Ramona Park 1,000 sq. ft. (prorated share of 4,500 sq. ft. building)	\$170,771	Jan 1995
El Dorado Park West 5,000 sq. ft.	\$500,000	Admiral Kidd 2,700 sq. ft. (prorated share of 4,500 sq. ft. building)	\$573,725	Dec 2005
Coolidge Park 2,000 sq. ft.	\$260,000	MacArthur Park (Homeland) 1,406 sq. ft. (prorated share of 4,000 sq. ft. building)	\$252,414	Jun 2005
Somerset Park 1,000 sq. ft.	\$130,000	California Recreation Center 650 sq. ft. (prorated share of 4,000 sq. ft. building)	\$80,000	Jul 2006
Neito Building 5,000 sq. ft.	\$750,000	Cherry Park 4,534 sq. ft.	\$558,218	Future
		Scherer Park 4,534 sq. ft.	\$558,218	Future
		Heartwell Park 4,534 sq. ft.	\$558,218	Future

V. PROJECT OPERATIONAL COSTS

\$1,460,000 Reallocated to Park Buildings and Structures

A&D = acquisition and development