

APPROVED
August 07 2025
BOARD OF RECREATION
AND PARK COMMISSIONERS

BOARD REPORT

NO. 25-137

DATE August 7, 2025

C.D. 1

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: HERITAGE SQUARE – ELECTRICAL AND LIGHTING UPGRADES (PRJ21866) PROJECT – COMMITMENT OF PARK FEES – CATEGORICALLY EXEMPT FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE 19, SECTION 15301(b) [MINOR ALTERATIONS TO EXISTING FACILITIES OF BOTH INVESTOR AND PUBLICLY OWNED UTILITIES USED TO PROVIDE ELECTRIC POWER, NATURAL GAS, SEWERAGE, OR OTHER PUBLIC UTILITY SERVICES] AND 15303(d) [CONSTRUCTION AND LOCATION OF LIMITED NUMBERS OF NEW, SMALL FACILITIES OR STRUCTURES SUCH AS WATER MAIN, SEWAGE, ELECTRICAL, GAS, AND OTHER UTILITY EXTENSIONS, INCLUDING STREET IMPROVEMENTS, OF REASONABLE LENGTH TO SERVE SUCH CONSTRUCTION] OF CALIFORNIA CEQA GUIDELINES AND ARTICLE III, SECTION 1, CLASS 1(2), 1(12) AND 3(5) OF CITY CEQA GUIDELINES

B. Aguirre	_____	M. Rudnick	_____
B. Jones	_____	for* C. Santo Domingo	<u>DF</u>
C. Stoneham	_____	N. Williams	_____



General Manager

Approved X Disapproved _____ Withdrawn _____

RECOMMENDATIONS

1. Approve the scope of work and the total budget of the Heritage Square – Electrical and Lighting Upgrades (PRJ21866) Project (Project), as described in the Summary of this Report;
2. Authorize Department of Recreation and Parks (RAP) staff to commit from the fund and work order numbers listed in Attachment 1, a maximum of \$254,359.21 in Park Fees for the proposed Project;
3. Approve the Project to be bid and constructed through the Department of Recreation and Parks (RAP) list of pre-qualified on-call contractors;
4. Approve the authorization of change orders as authorized under Board Report No. 06-136, for the construction contracts for this Project in the budget contingency amounts for such contracts as stated in this Report;

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5. Determine that the Project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article 19, Sections 15301(b) [Minor alterations to existing facilities of both investor and publicly owned utilities used to provide electric power, natural gas, sewerage, or other public utility services] and 15303(d) [Construction and location of limited numbers of new, small facilities or structures such as water main, sewage, electrical, gas, and other utility extensions, including street improvements, of reasonable length to serve such construction] of California CEQA Guidelines as well as Article III, Section 1, Classes 1(2), 1(12) and 3(5) of City CEQA Guidelines, and direct staff to file a Notice of Exemption (NOE) with the Los Angeles County Clerk and the Governor's Office of Land Use and Climate Innovation;
6. Authorize RAP's Chief Accounting Employee to prepare a check to the Los Angeles County Clerk in the amount of \$75.00 for the purpose of filing an NOE; and,
7. Authorize RAP staff to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

Heritage Square is located at 3800 Homer Street in the Lincoln Heights community of the City. This approximately 7.17-acre facility is a museum. Due to the facility's size, features, and services it provides, Heritage Square meets the standard for a Regional park, as defined in the City's Public Recreation Plan.

PROJECT SCOPE

The scope of work of the proposed Project includes the following:

- Coordination with the Department of Water and Power (DWP) to drop a new service line to the lot.
- Install a new 400A switchgear.
- Lighting design for entrance, roadway, parking lot, and walkway.
- Provide power for all the lights and other electrical equipment.

PROJECT FUNDING

Upon approval of this Report, \$254,359.21 in Park Fees can be committed to the proposed Project, which is the total budget including budget contingency. See below the anticipated pre-qualified on-call contract(s) and budget contingency amount(s) that will be used for the Project:

On-Call Contract	Contingency Amount
Electrical Construction	\$51,000.00

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The Park Fees were collected within ten miles of Heritage Square, which is the standard distance for the commitment of Park Fees for regional recreational facilities pursuant to Los Angeles Municipal Code Section 12.33.E.3.

FUNDING SOURCE MATRIX

Source	Fund/Dept/Acct	Amount	Percentage
Park Fees	302/89/89718H	\$164,490.96	65%
Park Fees	302/89/89716H	\$89,868.25	35%
Total		\$254,359.21	100%

PROJECT CONSTRUCTION

RAP Staff has determined that sufficient funding has been identified for the Project. See below the anticipated Project schedule:

Phase	Duration
Predesign	May 2025 – August 2025
Design	September 2025 – February 2027
Bid and Award	March 2027 – April 2027
Construction	April 2027 – April 2028
Post Construction	May 2028 – November 2028

TREES AND SHADE

The proposed Project has no impact on the existing shade and trees at Heritage Square.

ENVIRONMENTAL IMPACT

The proposed Project consists of minor alterations of existing utilities, installation of electrical extensions, including street improvements of reasonable length to serve such construction.

According to the parcel profile report retrieved on July 10, 2025, this site is not within a coastal, methane, or liquefaction zone. It is located within the Highland Park – Garvanza Historic Preservation Overlay Zone. The installation of a new electricity service and a limited number of historically appropriate light fixtures will not affect the historic nature of the area. As such, there is no reasonable possibility that the proposed Project may impact on an environmental resource of hazardous or critical concern or have a significant effect due to unusual circumstances. No other known projects would involve cumulatively significant impacts, and no future projects would result from the proposed Project. As of July 10, 2025, the State Department of Toxic Substances Control (DTSC) (Envirostor at www.envirostor.dtsc.ca.gov) and the State Water Resources Control Board (SWRCB) (Geotracker at <https://geotracker.waterboards.ca.gov/>) have not listed the Project site. They listed case T0603700809 near the Project area (within 1,000 feet), which

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involved a former leaking underground storage tank; the Regional Water Quality Control Board closed this case in 1986. According to the Caltrans Scenic Highway Map, there is no scenic highway located within – or adjacent to – the Project site. Furthermore, the proposed Project is located at Heritage Square, a site where six Historic Cultural Monuments of the City of Los Angeles have been placed (HCM 22 Palms House; HCM 40 Hale House; HCM 65 Valley Knudsen Gardens and Residence; HCM 98 Mount Pleasant House; HCM 108 Beaudry House; HCM 245 Lincoln Avenue Church; HCM 413 Octagon House; and HCM 1009 Heritage Square Museum). The proposed Project includes lighting fixtures that adapt to the historic nature of the buildings; the Project's limited nature will not have any significant effect on the historic characteristics of these historic resources.

Based on this information, RAP staff recommends that the Board of Recreation and Park Commissioners (Board) determines that the proposed Project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article 19, Sections 15301(b) and 15303(d) of California CEQA Guidelines and Article III Section 1, Class 1(2), 1(12) and 3(5) of City CEQA Guidelines. Staff will file a Notice of Exemption with the Los Angeles County Clerk and the Governor's Office of Land Use and Climate Innovation upon Board's approval.

FISCAL IMPACT

The approval of this commitment of Park Fees will have no fiscal impact on RAP's General Fund. The estimated costs for the design, development, and construction of the proposed park improvements are anticipated to be funded by Park Fees, or funding sources other than RAP's General Fund. The maintenance of the proposed park improvements can be performed by current staff with minimal impact to existing maintenance service at this facility.

This Report was prepared by David Lee, Management Assistant, Planning, Maintenance and Construction Branch.

LIST OF ATTACHMENTS

- 1) Attachment 1 – Work Order Numbers

LIST OF WORK ORDERS FOR
HERITAGE SQUARE – ELECTRICAL AND LIGHTING UPGRADES
(PRJ21866) PROJECT

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89716H	QT062781
Park Fees	302/89/89718H	QP002462
Park Fees	302/89/89718H	QP003142
Park Fees	302/89/89718H	QP003642
Park Fees	302/89/89718H	QP002576
Park Fees	302/89/89718H	QP004551
Park Fees	302/89/89718H	QP004562
Park Fees	302/89/89718H	QP004245
Park Fees	302/89/89718H	QP004617
Park Fees	302/89/89718H	QP004555
Park Fees	302/89/89718H	QP004657
Park Fees	302/89/89718H	QP004658
Park Fees	302/89/89718H	QP004742
Park Fees	302/89/89718H	QP004655
Park Fees	302/89/89718H	QP004167
Park Fees	302/89/89718H	QP002928
Park Fees	302/89/89718H	QP003385
Park Fees	302/89/89716H	QT076042
Park Fees	302/89/89718H	QP004681
Park Fees	302/89/89718H	QP004698
Park Fees	302/89/89718H	QP004613
Park Fees	302/89/89718H	QP004679
Park Fees	302/89/89718H	QP004743