

APPROVED

March 05 2026

BOARD OF RECREATION AND PARK COMMISSIONERS

BOARD REPORT

NO. 26-048

DATE March 05, 2026

C.D. 12

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: CHATSWORTH PARK NORTH – PATH OF TRAVEL IMPROVEMENTS (PRJ21934) PROJECT – COMMITMENT OF PARK FEES – CATEGORICAL EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE 19, SECTION 15301(a) [INTERIOR OR EXTERIOR ALTERATIONS INVOLVING SUCH THINGS AS INTERIOR PARTITIONS, PLUMBING, AND ELECTRICAL CONVEYANCES, 15301(c) [MINOR ALTERATION TO EXISTING HIGHWAYS AND STREETS, SIDEWALKS, GUTTERS, BICYCLE AND PEDESTRIAN TRAILS], 15302 [REPLACEMENT OR RECONSTRUCTION OF EXISTING STRUCTURES AND FACILITIES WHERE THE NEW STRUCTURE WILL BE LOCATED ON THE SAME SITE AS THE STRUCTURE REPLACED AND HAVE SUBSTANTIALLY THE SAME PURPOSE AND CAPACITY], AND 15311(a) [CONSTRUCTION, OR PLACEMENT OF ON-PREMISE SIGNS] OF CALIFORNIA CEQA GUIDELINES AND ARTICLE III, SECTION 1, CLASS 1(1), CLASS 1(3), CLASS 2, AND CLASS 11(1) OF CITY CEQA GUIDELINES

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



 General Manager

Approved X Disapproved Withdrawn

RECOMMENDATIONS

1. Approve the scope of work and the total budget of the Chatsworth Park North – Path of Travel Improvements (PRJ21934) Project (Project), as described in the Summary of this Report;
2. Authorize Department of Recreation and Parks (RAP) staff to commit from the following fund and work order numbers, as specified in Attachment 1, a maximum of \$1,099,236.10 in Park Fees for the proposed Project;
3. Approve the Project to be bid and constructed through the 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. Find that the proposed Project aims to improve the existing infrastructure and its accessibility, which are categorically exempt from the California Environmental Quality Act (CEQA), pursuant of Article 19, Sections 15301(a) [Interior or exterior alterations involving such things as interior partitions, plumbing, and electrical conveyance], 15301(c) [Minor alteration to Existing highways and streets, sidewalks, gutters, bicycle and pedestrian trails, and similar facilities], 15302 [Replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and have substantially the same purpose and capacity], and 15311(a) [Construction, or placement of on-premise signs] as well as pursuant of Article III, Section 1, Class 1(1), Class 1(3), Class 2, and Class 11(1) of the 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

Chatsworth Park North is located at 22300 Chatsworth Street in the Chatsworth community of the City. This 24.15-acre facility provides multipurpose fields, a basketball court, and a children's play area for the use of the local community. Due to the facilities, features, programs, and services it provides, Chatsworth Park North meets the standard for a Community Park, as defined in the City's Public Recreation Plan.

PROJECT SCOPE

The case *Judy Griffin et al. vs. the City of Los Angeles* was a class action complaint filed in 2024 against the City for alleged failure to comply with the Americans with Disability Act and other laws when renovating existing parks or constructing new parks. The Court's judgement in the case identified barriers at 8 specific parks (Northridge Recreation Center, Reseda Park, the Ferndell Area of Griffith Park, Chatsworth Park North, Venice Beach, Sycamore Grove Park, Holmby Park, and Mar Vista Recreation Center) that the City must address. In response RAP has developed a scope of work for improvements for each of these parks to address both the identified barriers as well as other accessibility improvements that staff recommend be prioritized.

The Project's scope of work includes:

- Reconfigure toilet stalls to be accessible, including toilet centerline adjustments, installing grab bars and toilet stall accessories.
- Lower one urinal in the men's room to be accessible height.
- Relocate the soap dispensers and hand dryers to accessible heights.
- Remove the privacy partition walls in both men's and women's rooms.

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- Cut a new door opening in the women’s rooms to accommodate accessibility and install a new 36” wide door.
- Repave the asphalt path of travel from the parking lot to the restrooms with correct running and cross-slopes.
- Replace a portion of the paved area at the existing truncated domes and install new truncated domes.
- Remove the existing swing gate and install a new removable bollard further away from the parking entrance to accommodate accessibility.
- Relocate tow-away sign to be higher (80” above the finished grade minimum).

PROJECT FUNDING

Upon approval of this Report, \$1,099,236.10 in Park Fees can be committed to the proposed Project, which is the total budget including the budget contingency amount set forth below. 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
Park Facility Construction	\$219,847.22

The Park Fees were collected within five miles of Chatsworth Park North, which is the standard distance for the commitment of Park Fees for Community 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	\$924,481.59	84%
Park Fees	302/89/89716H	\$174,754.51	16%
Total		\$1,099,236.10	100%

PROJECT CONSTRUCTION

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

Phase	Duration
Predesign	N/A
Design	N/A
Bid and Award	February 2026
Construction	February 2026 – August 2026
Post Construction	August 2026 – November 2026

TREES AND SHADE

This Project will have no impact on the existing trees and shade at the Chatsworth Park North.

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ENVIRONMENTAL IMPACT

Based on the description of the scope of work, the proposed Project will consist of interior and exterior improvements, minor alteration to pedestrian pathways, replacement of existing structures where the new structure will be located on the same site as the structure replaced and have substantially the same purpose and capacity and installation of new signs.

Based on the parcel profile retrieved on January 15, 2026 through NavigateLA (<https://navigatea.lacity.org/navigatea/>), this site is not located within a coastal, methane, historical preservation, or flood zone, nor is it in the vicinity of the Alquist-Priolo fault zone. The Project site is located within a liquefaction zone, but the Project does not present any risk of impacting structural integrity since work does not involve breaking ground. As of January 15, 2026, the State Water Resources Control Board (SWRCB) (Geotracker at <https://geotracker.waterboards.ca.gov/>) and the State Department of Toxic Substances Control (DTSC) (Envirostor at <https://www.envirostor.dtsc.ca.gov/>) do not list any contaminated or cleanup program sites situated within 1,000 feet of the Project site. When reviewing the Caltrans Scenic Highway Map, listed under eligible is scenic State Highway 118, which sits 1.2 miles north of the Project site. With regards to Historic-Cultural Monuments, the Project site sits north of Chatsworth Park South, which hosts Monument #92 – Old Stage Coach Trail Property. Due to the scope of work, the Project does not pose any risk to either the eligible scenic highway, nor to local historical resources.

As a result of the environmental impact analysis, RAP staff recommends that the Board of Recreation and Park Commissioners (Board) determines that it is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article 19, Sections 15301(a), 15301(c), 15302, and 15311(a) of California CEQA Guidelines, as well as Article III, Section 1, Class 1(1), Class 1(3), Class 2, and Class 11(1) of the City CEQA Guidelines. Staff will file a Notice of Exemption (NOE) with the Los Angeles County Clerk and the Governor's Office of Land Use and Climate Innovation upon the 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 Nicolas Caulfield, Management Assistant, Planning, Maintenance and Construction Branch.

LIST OF ATTACHMENTS

- 1) Attachment 1 – List of Fund and Work Order Numbers

ATTACHMENT 1 - Project Fund and Work Order List

Chatsworth Park North – Path of Travel Improvements (PRJ21934) Project

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89716H	QT054240
Park Fees	302/89/89716H	QT073602
Park Fees	302/89/89718H	QP001539
Park Fees	302/89/89718H	QP002207
Park Fees	302/89/89716H	QT074478
Park Fees	302/89/89718H	QP002957
Park Fees	302/89/89718H	QP002874
Park Fees	302/89/89718H	QP003887
Park Fees	302/89/89718H	QP004670
Park Fees	302/89/89718H	QP004515
Park Fees	302/89/89718H	QP004642
Park Fees	302/89/89718H	QP004833
Park Fees	302/89/89718H	QP004751
Park Fees	302/89/89716H	QT083416
Park Fees	302/89/89718H	QP005163
Park Fees	302/89/89718H	QP005337
Park Fees	302/89/89718H	QP005288
Park Fees	302/89/89716H	QT073427
Park Fees	302/89/89716H	QT073177
Park Fees	302/89/89718H	QP002354
Park Fees	302/89/89716H	QT054437
Park Fees	302/89/89718H	QP003210
Park Fees	302/89/89718H	QP002920
Park Fees	302/89/89716H	QM207891
Park Fees	302/89/89716H	QM234420
Park Fees	302/89/89718H	QP003811
Park Fees	302/89/89716H	QT082646
Park Fees	302/89/89718H	QP004429
Park Fees	302/89/89718H	QP004736
Park Fees	302/89/89718H	QP004318
Park Fees	302/89/89718H	QP004283
Park Fees	302/89/89718H	QP004757
Park Fees	302/89/89718H	QP004722
Park Fees	302/89/89718H	QP004966
Park Fees	302/89/89718H	QP004279
Park Fees	302/89/89718H	QP004224
Park Fees	302/89/89718H	QP004432
Park Fees	302/89/89718H	QP005053
Park Fees	302/89/89718H	QP004732
Park Fees	302/89/89718H	QP004781
Park Fees	302/89/89718H	QP004724
Park Fees	302/89/89718H	QP005005
Park Fees	302/89/89718H	QP005086
Park Fees	302/89/89718H	QP005029

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89718H	QP004286
Park Fees	302/89/89718H	QP004907
Park Fees	302/89/89718H	QP004895
Park Fees	302/89/89718H	QP004756
Park Fees	302/89/89716H	QM203891
Park Fees	302/89/89716H	QM244343
Park Fees	302/89/89718H	QP005383
Park Fees	302/89/89718H	QP005483
Park Fees	302/89/89718H	QP005407
Park Fees	302/89/89718H	QP005210
Park Fees	302/89/89718H	QP005299
Park Fees	302/89/89718H	QP005313
Park Fees	302/89/89718H	QP005273
Park Fees	302/89/89718H	QP005485
Park Fees	302/89/89718H	QP005470
Park Fees	302/89/89718H	QP005215
Park Fees	302/89/89718H	QP005253
Park Fees	302/89/89716H	QM163567
Park Fees	302/89/89716H	QT063625
Park Fees	302/89/89716H	QT073714
Park Fees	302/89/89716H	QT073814
Park Fees	302/89/89716H	QT074504
Park Fees	302/89/89716H	QT077107
Park Fees	302/89/89718H	QP000447
Park Fees	302/89/89716H	QM061023
Park Fees	302/89/89716H	QM130586
Park Fees	302/89/89718H	QP000989
Park Fees	302/89/89716H	QT050791
Park Fees	302/89/89718H	QP002580
Park Fees	302/89/89716H	QT072622
Park Fees	302/89/89718H	QP002676
Park Fees	302/89/89718H	QP003467
Park Fees	302/89/89718H	QP002959
Park Fees	302/89/89718H	QP002969
Park Fees	302/89/89718H	QP004143
Park Fees	302/89/89718H	QP004199
Park Fees	302/89/89716H	QM181739
Park Fees	302/89/89718H	QP003791
Park Fees	302/89/89718H	QP003932
Park Fees	302/89/89718H	QP003801
Park Fees	302/89/89718H	QP004159
Park Fees	302/89/89718H	QP003574
Park Fees	302/89/89718H	QP004156
Park Fees	302/89/89718H	QP003990
Park Fees	302/89/89718H	QP004178
Park Fees	302/89/89718H	QP004158
Park Fees	302/89/89718H	QP004305

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89718H	QP004875
Park Fees	302/89/89716H	QM213949
Park Fees	302/89/89718H	QP004251
Park Fees	302/89/89718H	QP004344
Park Fees	302/89/89718H	QP004165
Park Fees	302/89/89718H	QP004749
Park Fees	302/89/89718H	QP004603
Park Fees	302/89/89718H	QP004644
Park Fees	302/89/89718H	QP004946
Park Fees	302/89/89718H	QP004396
Park Fees	302/89/89718H	QP004445
Park Fees	302/89/89718H	QP005128
Park Fees	302/89/89718H	QP004358
Park Fees	302/89/89718H	QP005006
Park Fees	302/89/89718H	QP004881
Park Fees	302/89/89718H	QP004803
Park Fees	302/89/89718H	QP005042
Park Fees	302/89/89718H	QP005192
Park Fees	302/89/89718H	QP005164
Park Fees	302/89/89718H	QP005315
Park Fees	302/89/89718H	QP005402
Park Fees	302/89/89718H	QP005326
Park Fees	302/89/89718H	QP005365
Park Fees	302/89/89716H	QT074504
Park Fees	302/89/89716H	QT072622
Park Fees	302/89/89718H	QP004199
Park Fees	302/89/89716H	QM236449
Park Fees	302/89/89718H	QP005462
Park Fees	302/89/89718H	QP004774