



City of LA Westchester - Playa del Rey - Los Angeles International Airport

STUDY AREA PROFILE

STUDY AREA ID #67

- BASE MAP
- PARK METRICS
- WHERE ARE PARKS MOST NEEDED
- AMENITY QUANTITIES AND CONDITIONS
- PARK NEEDS FRAMEWORK
- PROJECT COST ESTIMATES
- PROJECT REPORTING FORM
- COMMUNITY ENGAGEMENT FORM





STUDY AREA BASE MAP



City of LA Westchester - Playa del Rey - Los Angeles International Airport

- Existing Park
- Existing Park Outside Study Area
- Existing School
- Other Open Space

PARK METRICS



PARK LAND: Is there enough park land for the population?

49.5 PARK ACRES
within study area

58,703
POPULATION

0.8 PARK ACRES
PER 1,000

The county average is 3.3 park acres per 1,000

PARK ACCESSIBILITY: Is park land located where everyone can access it?

16% of population living
WITHIN 1/2 MILE
of a park

The county average is 49% of the population living
within 1/2 mile of a park

PARK PRESSURE

How much park land is available to residents in the area around each park?

Carl E. Nielson Youth Park (9.91 Acres)

0.93 park acres per 1,000

Del Rey Lagoon Park (11 Acres)

3.29 park acres per 1,000

Titmouse Park (0.29 Acres)

0.03 park acres per 1,000

Vista Del Mar Park (0.84 Acres)

1.62 park acres per 1,000

Westchester Rec. Center (27.51 Acres)

1.45 park acres per 1,000

WHERE ARE PARKS MOST NEEDED?

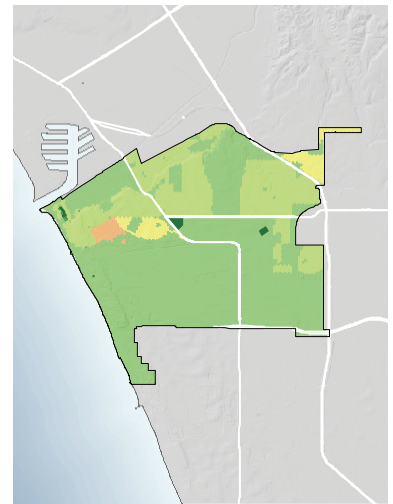
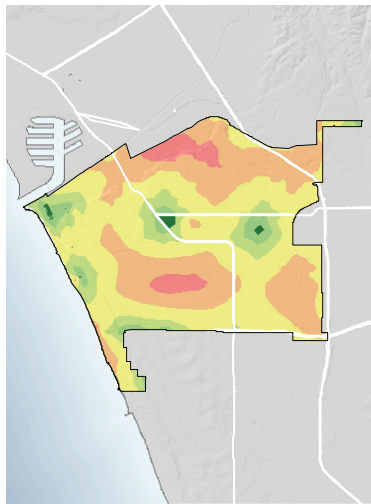
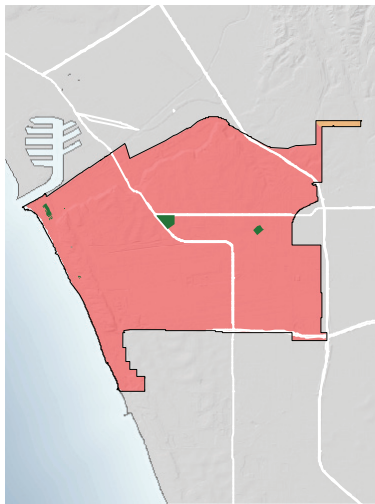
PARK ACRE NEED

+

DISTANCE TO PARKS

+

POPULATION DENSITY



= PARK NEED

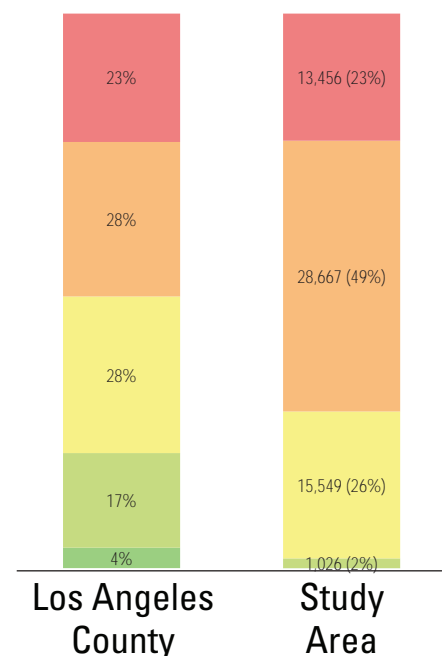
*Calculated using the following weighting: (20% x Park Acre Need) + (20% x Distance to Parks) + (60% x Population Density)



PARK NEED CATEGORY

- Very High
- High
- Moderate
- Low
- Very Low
- No Population
- Area within 1/2 mile walk of a park

HOW MANY PEOPLE NEED PARKS?



AMENITY QUANTITIES AND CONDITIONS

Park Name	Condition	General Infrastructure Condition	Open Lawn/ Turf Area	Amenities																
				Tennis Courts	Basketball Courts	Baseball Fields	Soccer Fields	Multipurpose Fields	Fitness Zones	Skate Parks	Picnic Shelters	Playgrounds	Swimming Pools	Splash Pads	Dog Parks	Gymnasiums	Community/Rec Centers	Senior Centers	Restrooms	Total
Carl E. Nielson Youth Park	Good																		0	
	Fair					2	4												6	
	Poor																		0	
Del Rey Lagoon Park	Good				1							2						1	4	
	Fair					1		1											2	
	Poor																		0	
Titmouse Park	Good																		0	
	Fair																		0	
	Poor																		0	
Vista Del Mar Park	Good											1							1	
	Fair																		0	
	Poor																		0	
Westchester Rec. Center	Good			8	1					1		1							11	
	Fair					3		1					1			1			6	
	Poor															1		1	2	
Totals:	Good			8	2	0	0	0	0	1	0	4	0	0	0	0	0	1	16	
	Fair			0	0	6	4	2	0	0	0	0	1	0	0	1	0	0	14	
	Poor			0	0	0	0	0	0	0	0	0	0	0	0	1	0	1	2	

AMENITY CONDITIONS SUMMARY



Carl E. Nielson Youth Park



Del Rey Lagoon Park



Vista Del Mar Park



Westchester Rec. Center

Miles of trails inside parks: 0

Miles of trails outside of parks: 0

PARK NEEDS FRAMEWORK: COUNTYWIDE ASSESSMENT OF NEED

The results of the analysis of the park metrics were used to determine an overall park need level for each Study Area. Please refer to Section 3.0 Park Needs Framework of the main report for additional information.

City of LA Westchester - Playa del Rey - Los Angeles International Airport (#67) has a high park need.



PROJECT COST ESTIMATES



Study Area:

City of LA Westchester - Playa del Rey - Los Angeles
International Airport

Study Area ID

67

Prioritized Projects

Project Number	Project Description	Cost
1-3	Build New Park in the General Vicinity of General vicinity of West 77th Street and Stewart Ave	\$10,103,550
	New Park Tasks:	
	Land Acquisition	\$7,378,350
	Infrastructure/General	\$1,780,000
	Dog Parks	\$695,200
	Picnic Shelters	\$250,000
4	Repair ADA Walkway/Sidewalk Improvement at All Parks in Study Area	\$1,316,700
5	Replace Lighting- LED Conversion at All Parks in Study Area	\$539,055
6	Replace Infrastructure/General at Del Rey Lagoon Park	\$11,275,000
7	Add Fitness Zones at Del Rey Lagoon Park	\$70,000
8	Repair Senior Center at Westchester Senior Center	\$1,320,000
9	Replace Infrastructure/General at Titmouse Park	\$566,000
10	Repair ADA Restroom Upgrade at All Parks in Study Area	\$28,000
Study Area Total Costs		
	TOTAL COST FOR PRIORITIZED PROJECTS	\$25,218,305
	TOTAL DEFERRED MAINTENANCE*	\$26,740,753
	Replace amenities in "poor" condition	\$23,900,000
	Repair amenities in "fair" condition	\$2,840,753
	GRAND TOTAL	\$51,959,058

Each Study Area prioritized 10 projects. These project lists are not intended to supersede or replace any planning documents, nor to obligate the lead agency to implement these projects. For further discussion of projects, please refer to the "Potential Park Projects and Cost Estimates" section of the report.

*Does not include repairs or replacement projects listed as prioritized projects.

**Study Area Name:**

Westchester - Playa del Rey

Prioritized Project Reporting Form

Please provide descriptions of the park projects prioritized during your Study Area's community engagement workshop. The details you provide will contribute to cost estimates that will be included with your projects in the final report of the LA Countywide Park Needs Assessment. Please be as specific as possible by providing all details that may have an impact on cost estimates (including quantities and acres where appropriate). Along with this form, please attach copies or scans of all voting forms presented at your engagement workshop.

Please return this form to robinson@parks.lacounty.gov no later than February 29, 2016

1. Project Name: New Park

Project Location (address, assessor's parcel number, or nearest intersection):

General vicinity of West 77th Street and Stewart Ave

Project Type (choose one):

- ☐ Repairs to Existing Amenities
- ☐ Add/Replace Amenities in Existing
- ☒ Park Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

Acquire 1.5 acres of land for future dog park and picnic shelter.



LOS ANGELES COUNTYWIDE COMPREHENSIVE
PARK & RECREATION NEEDS ASSESSMENT

2. Project Name: ADA Upgrades to Paths of Travel

Project Location (address, assessor's parcel number, or nearest intersection):

All Parks in Study Area

Project Type (choose one):

- ☒ Repairs to Existing Amenities
- ☐ Add/Replace Amenities in Existing Park
- ☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

Upgrade all paths of travel and walkways in the study area to meet current ADA standards.

3. Project Name: Upgrade Security Lighting

Project Location (address, assessor's parcel number, or nearest intersection):

All parks in Study Area

Project Type (choose one):

- ☐ Repairs to Existing Amenities
- ☒ Add/Replace Amenities in Existing Park
- ☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

Increase and upgrade current security lighting to LED lighting.



4. Project Name: Del Rey Lagoon Park - General Infrastructure Improvements
Project Location (address, assessor's parcel number, or nearest intersection):

6660 Esplanade Place, Playa Del Rey, CA 90293

Project Type (choose one):

- ☐ Repairs to Existing Amenities
☒ Add/Replace Amenities in Existing Park
☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

General infrastructure improvements including replacing restrooms, signage, parking lot, walkways, security lighting, park furniture, irrigation, vegetation/trees, and fencing.

5. Project Name: Del Rey Lagoon Park - Fitness Equipment
Project Location (address, assessor's parcel number, or nearest intersection):

6660 Esplanade Place, Playa Del Rey, CA 90293

Project Type (choose one):

- ☐ Repairs to Existing Amenities
☒ Add/Replace Amenities in Existing Park
☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

Installation of fitness equipment.



6. Project Name: Westchester Senior Center - Senior Center

Project Location (address, assessor's parcel number, or nearest intersection):

8740 Lincoln Blvd. Los Angeles, CA 90045

Project Type (choose one):

- ☒ Repairs to Existing Amenities
- ☐ Add/Replace Amenities in Existing Park
- ☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

Repair senior center.

7. Project Name: Titmouse Park - General Infrastructure Improvements

Project Location (address, assessor's parcel number, or nearest intersection):

415 Culver Blvd., Playa Del Rey, CA 90293

Project Type (choose one):

- ☐ Repairs to Existing Amenities
- ☒ Add/Replace Amenities in Existing Park
- ☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

General infrastructure improvements including addition restrooms, signage, parking lot, walkways, security lighting, park furniture, irrigation, vegetation/trees, and fencing.



8. Project Name: ADA Upgrades to Restrooms

Project Location (address, assessor's parcel number, or nearest intersection):

All Parks in Study Area

Project Type (choose one):

- ☒ Repairs to Existing Amenities
- ☐ Add/Replace Amenities in Existing Park
- ☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

Upgrade all restrooms in the study area to meet current ADA standards.

9. Project Name:

Project Location (address, assessor's parcel number, or nearest intersection):

Project Type (choose one):

- ☐ Repairs to Existing Amenities
- ☐ Add/Replace Amenities in Existing Park
- ☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:



10. Project Name:

Project Location (address, assessor's parcel number, or nearest intersection):

Project Type (choose one):

- ☐ Repairs to Existing Amenities
- ☐ Add/Replace Amenities in Existing Park
- ☐ Build New Park or Specialty Facility (include acreage in description)

Brief Description of Project:

If the projects reported on this form were subject to any type review process, please give a brief description of that process:

The projects listed above are not prioritized in any particular order. The projects are recommended following input from the community and the Department of Recreation and Parks' evaluation of recreational amenities.

**Please return this form to rrobinson@parks.lacounty.gov
no later than **February 29, 2016****





Community Engagement Plan

A Community Engagement Meeting must be held in each Study Area between December 1, 2015 and February 15, 2016. The meeting can be run by city staff or by a community-based organization of your choice. The meeting facilitator must attend one of three trainings. At the training, facilitators will receive all information needed to hold the meeting. To offset the cost of the Community Engagement Meeting, a \$2,500 stipend is available for each Study Area.

Please answer the questions below and return this form to Rita Robinson
robinson@parks.lacounty.gov by **October 15, 2015**

Please tell us about your community engagement meeting:

Date: 12/16/2015

Time: 6:30 PM

Location: WESTCHESTER PARK 7000 WEST MANCHESTER AVENUE LOS ANGELES, CA 90045

- ☒ Parking provided
☒ Accessible by public transportation

What translation services (if any) will be provided? Languages: Upon Request (with 72 hour notice)

Who will be facilitating your community engagement event(s)?

- ☒ City Staff
☐ Community-Based Organization. Name of CBO:

Please provide the contact information for the primary facilitator **and** any secondary facilitator (if applicable) that will be attending the mandatory training. You may have a **maximum** of 2 people.

Name: Kimberly Simonet

Title: Recreation Supervisor

Address: 1670 PALOS VERDES DR N LOS ANGELES, CA 90710

Phone: (310) 548-7675 KIMBERLY.SIMONET@LACITY.ORG

Email: (310) 548-7675 KIMBERLY.SIMONET@LACITY.ORG

Name: Deanne Dedmon

Title: Recreation Supervisor

Address: (818) 243-6488 DEANNE.DEDMON@LACITY.ORG

Phone: (818) 243-6488 DEANNE.DEDMON@LACITY.ORG

Email: (818) 243-6488 DEANNE.DEDMON@LACITY.ORG

Please rank your preference for a mandatory facilitator training date. Space is limited at each training and spaces will be reserved based on the timely return of this form.

- | | | | |
|---|-----------------------------|-----------------|--------------------------------|
| 1 | Monday--November 16, 2015 | 10:00am-12:00pm | Roy Anderson Recreation Center |
| 2 | Tuesday--November 17, 2015 | 6:30pm-8:30pm | Los Angeles County Arboretum |
| 3 | Saturday--November 21, 2015 | 10:00am-12:00pm | San Fernando Park |

Please describe how you will promote your engagement meeting (select all that apply):

- | | |
|--|---|
| <input checked="" type="checkbox"/> Publicly posted notice | <input type="checkbox"/> Canvassing |
| <input type="checkbox"/> Mailers | <input type="checkbox"/> Television/Radio |
| <input checked="" type="checkbox"/> Website | <input type="checkbox"/> Other |
| <input checked="" type="checkbox"/> Social Media | |

Please describe your attendance goal (# of attendees): 50

Please provide any additional details related to your action plan for engaging the community:

The list of prioritized parks projects generated at the community engagement meeting is due to the County by **February 29, 2016**.