City of LA West Los Angeles
STUDY AREA PROFILE
STUDY AREA ID #85

• 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
PARK METRICS

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

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Park Acres</th>
<th>Population</th>
<th>Park Acres per 1,000</th>
</tr>
</thead>
<tbody>
<tr>
<td>Cheviot Hills Park and Rec. Center (34.16 Acres)</td>
<td>34.16</td>
<td>80,023</td>
<td>0.42</td>
</tr>
<tr>
<td>Club Circle Park (0.3 Acres)</td>
<td>0.3</td>
<td>80,023</td>
<td>0.004</td>
</tr>
<tr>
<td>Felicia Mahood Multipurpose Center (4.32 Acres)</td>
<td>4.32</td>
<td>80,023</td>
<td>0.053</td>
</tr>
<tr>
<td>Palms Park (2.7 Acres)</td>
<td>2.7</td>
<td>80,023</td>
<td>0.034</td>
</tr>
<tr>
<td>Stoner Rec. Center (8.66 Acres)</td>
<td>8.66</td>
<td>80,023</td>
<td>0.11</td>
</tr>
<tr>
<td>Westwood Park (26.69 Acres)</td>
<td>26.69</td>
<td>80,023</td>
<td>0.33</td>
</tr>
</tbody>
</table>

The county average is 3.3 park acres per 1,000

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

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Park Acres</th>
<th>Population</th>
<th>Park Acres per 1,000</th>
</tr>
</thead>
<tbody>
<tr>
<td>Cheviot Hills Park and Rec. Center (34.16 Acres)</td>
<td>34.16</td>
<td>80,023</td>
<td>0.42</td>
</tr>
<tr>
<td>Club Circle Park (0.3 Acres)</td>
<td>0.3</td>
<td>80,023</td>
<td>0.004</td>
</tr>
<tr>
<td>Felicia Mahood Multipurpose Center (4.32 Acres)</td>
<td>4.32</td>
<td>80,023</td>
<td>0.053</td>
</tr>
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<td>Palms Park (2.7 Acres)</td>
<td>2.7</td>
<td>80,023</td>
<td>0.034</td>
</tr>
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<td>8.66</td>
<td>80,023</td>
<td>0.11</td>
</tr>
<tr>
<td>Westwood Park (26.69 Acres)</td>
<td>26.69</td>
<td>80,023</td>
<td>0.33</td>
</tr>
</tbody>
</table>

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?

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Acres</th>
<th>Park Acres per 1,000</th>
</tr>
</thead>
<tbody>
<tr>
<td>Cheviot Hills Park and Rec. Center (34.16 Acres)</td>
<td>34.16</td>
<td>4.76</td>
</tr>
<tr>
<td>Felicia Mahood Multipurpose Center (4.32 Acres)</td>
<td>4.32</td>
<td>0.25</td>
</tr>
<tr>
<td>Palms Park (2.7 Acres)</td>
<td>2.7</td>
<td>0.19</td>
</tr>
<tr>
<td>Westwood Park (26.69 Acres)</td>
<td>26.69</td>
<td>1.84</td>
</tr>
<tr>
<td>Club Circle Park (0.3 Acres)</td>
<td>0.3</td>
<td>0.14</td>
</tr>
<tr>
<td>Irving Schachter Park (1.8 Acres)</td>
<td>1.8</td>
<td>0.41</td>
</tr>
<tr>
<td>Stoner Rec. Center (8.66 Acres)</td>
<td>8.66</td>
<td>0.45</td>
</tr>
</tbody>
</table>
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?

<table>
<thead>
<tr>
<th>Los Angeles County</th>
<th>Study Area</th>
</tr>
</thead>
<tbody>
<tr>
<td>23%</td>
<td>31,468 (39%)</td>
</tr>
<tr>
<td>28%</td>
<td>27,112 (34%)</td>
</tr>
<tr>
<td>26%</td>
<td>20,437 (26%)</td>
</tr>
<tr>
<td>17%</td>
<td></td>
</tr>
<tr>
<td>4%</td>
<td></td>
</tr>
</tbody>
</table>
## AMENITY QUANTITIES AND CONDITIONS

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Condition</th>
<th>General Infrastructure</th>
<th>Open Lawn/Turf Area</th>
<th>Amenities</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Cheviot Hills Park and Rec. Center</td>
<td>Good</td>
<td></td>
<td></td>
<td>14</td>
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<tr>
<td></td>
<td>Fair</td>
<td></td>
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<td>1</td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Poor</td>
<td></td>
<td>1</td>
<td>1</td>
<td></td>
</tr>
<tr>
<td>Club Circle Park</td>
<td>Good</td>
<td></td>
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<td></td>
<td>Fair</td>
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<tr>
<td></td>
<td>Poor</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Felicia Mahood Multipurpose Center</td>
<td>Good</td>
<td></td>
<td></td>
<td></td>
<td></td>
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<tr>
<td></td>
<td>Fair</td>
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<td>1</td>
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<tr>
<td></td>
<td>Poor</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Irving Schachter Park</td>
<td>Good</td>
<td></td>
<td></td>
<td>1</td>
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</tr>
<tr>
<td></td>
<td>Fair</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Poor</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Palms Park</td>
<td>Good</td>
<td></td>
<td>1</td>
<td>1</td>
<td>2</td>
</tr>
<tr>
<td></td>
<td>Fair</td>
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</tr>
<tr>
<td></td>
<td>Poor</td>
<td></td>
<td></td>
<td>1</td>
<td></td>
</tr>
<tr>
<td>Stoner Rec. Center</td>
<td>Good</td>
<td></td>
<td>6</td>
<td>3</td>
<td>1</td>
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<tr>
<td></td>
<td>Fair</td>
<td></td>
<td>1</td>
<td>1</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Poor</td>
<td></td>
<td></td>
<td>1</td>
<td></td>
</tr>
</tbody>
</table>

### AMENITY CONDITIONS SUMMARY

- **Cheviot Hills Park and Rec. Center**
  - Good: 1
  - Fair: 1
  - Poor: 1

- **Felicia Mahood Multipurpose Center**
  - Good: 0
  - Fair: 1
  - Poor: 1

- **Irving Schachter Park**
  - Good: 1
  - Fair: 0
  - Poor: 1

- **Palms Park**
  - Good: 1
  - Fair: 1
  - Poor: 1

- **Stoner Rec. Center**
  - Good: 6
  - Fair: 1
  - Poor: 1

Los Angeles Countywide Comprehensive Park & Recreation Needs Assessment
## AMENITY QUANTITIES AND CONDITIONS

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Condition</th>
<th>General Infrastructure Condition</th>
<th>Open Lawn/Turf Area</th>
<th>Tennis Courts</th>
<th>Basketball Courts</th>
<th>Baseball Fields</th>
<th>Soccer Fields</th>
<th>Multipurpose Fields</th>
<th>Fitness Zones</th>
<th>Skate Parks</th>
<th>Picnic Shelters</th>
<th>Playgrounds</th>
<th>Swimming Pools</th>
<th>Splash Pads</th>
<th>Dog Parks</th>
<th>Gymnasiums</th>
<th>Community/Rec Centers</th>
<th>Senior Centers</th>
<th>Restrooms</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Westwood</td>
<td>Good</td>
<td></td>
<td>8</td>
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<td>4</td>
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<td>18</td>
</tr>
<tr>
<td></td>
<td>Fair</td>
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<td>1</td>
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</tr>
<tr>
<td>Totals:</td>
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<td></td>
<td>28</td>
<td>3</td>
<td>8</td>
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<td>0</td>
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<td>50</td>
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<tr>
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<td>Fair</td>
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<td>0</td>
<td>17</td>
</tr>
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<td>Poor</td>
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<td>1</td>
<td>0</td>
<td>3</td>
<td>1</td>
<td>1</td>
<td>10</td>
</tr>
</tbody>
</table>

### AMENITY CONDITIONS SUMMARY

- **Westwood Park**

- **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 West Los Angeles (#85) has a high park need.
## PROJECT COST ESTIMATES

### Study Area:
City of LA West Los Angeles

#### Prioritized Projects

<table>
<thead>
<tr>
<th>Project Number</th>
<th>Project Description</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Repair ADA Restroom Upgrade at All Parks in Study Area</td>
<td>$112,000</td>
</tr>
<tr>
<td>2</td>
<td>Build New Park in the General Vicinity of Fairburn Avenue and Kinnard Ave</td>
<td>$10,855,341</td>
</tr>
<tr>
<td></td>
<td><strong>New Park Tasks:</strong></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Land Acquisition</td>
<td>$9,005,341</td>
</tr>
<tr>
<td></td>
<td>Infrastructure/General</td>
<td>$1,280,000</td>
</tr>
<tr>
<td></td>
<td>Playgrounds</td>
<td>$500,000</td>
</tr>
<tr>
<td></td>
<td>Fitness Zones</td>
<td>$70,000</td>
</tr>
<tr>
<td>5</td>
<td>Replace Lighting- LED Conversion at All Parks in Study Area</td>
<td>$855,954</td>
</tr>
<tr>
<td>6</td>
<td>Replace Pools/Aquatic Facilities at Cheviot Hills Recreation Center</td>
<td>$8,290,000</td>
</tr>
<tr>
<td>7</td>
<td>Replace Senior Center at Felicia Mahood Multipurpose Center</td>
<td>$13,200,000</td>
</tr>
<tr>
<td>8</td>
<td>Repair Multipurpose Field- Grass at Stoner Recreation Center</td>
<td>$93,200</td>
</tr>
<tr>
<td>9</td>
<td>Replace Playgrounds at Irving Schachter</td>
<td>$500,000</td>
</tr>
<tr>
<td>10</td>
<td>Repair ADA Walkway/Sidewalk Improvement at All Parks in Study Area</td>
<td>$2,090,760</td>
</tr>
</tbody>
</table>

#### Study Area Total Costs

<table>
<thead>
<tr>
<th>Description</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>TOTAL COST FOR PRIORITIZED PROJECTS</td>
<td>$35,997,255</td>
</tr>
<tr>
<td>TOTAL DEFERRED MAINTENANCE*</td>
<td>$39,064,788</td>
</tr>
<tr>
<td>Replace amenities in &quot;poor&quot; condition</td>
<td>$31,823,238</td>
</tr>
<tr>
<td>Repair amenities in &quot;fair&quot; condition</td>
<td>$7,241,550</td>
</tr>
<tr>
<td>GRAND TOTAL</td>
<td>$75,062,043</td>
</tr>
</tbody>
</table>

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.
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: 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.
2. Project Name: New Park  
Project Location (address, assessor’s parcel number, or nearest intersection):  
   General vicinity of Fairburn Avenue and Kinnard Ave  
Project Type (choose one):  
   [ ] Repairs to Existing Amenities  
   [ ] Add/Replace Amenities in Existing Park  
   [X] Build New Park or Specialty Facility (include acreage in description)  
Brief Description of Project:  
   Acquire 1 acre of land for future playground and fitness equipment.

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  
   [X] 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: Cheviot Hills Recreation Center - Swimming Pool  
   Project Location (address, assessor’s parcel number, or nearest intersection):  
   2551 Motor Ave., Los Angeles, CA 90064  
   Project Type (choose one):  
   ☑ Add/Replace Amenities in Existing Park  
   ☐ Repairs to Existing Amenities  
   ☐ Build New Park or Specialty Facility (include acreage in description)  
   Brief Description of Project:  
   Replace swimming pool.

5. Project Name: Felicia Mahood Multipurpose Center - Senior Center  
   Project Location (address, assessor’s parcel number, or nearest intersection):  
   11338 Santa Monica Blvd., Los Angeles, CA 90025  
   Project Type (choose one):  
   ☑ Add/Replace Amenities in Existing Park  
   ☐ Repairs to Existing Amenities  
   ☐ Build New Park or Specialty Facility (include acreage in description)  
   Brief Description of Project:  
   Replace existing senior center.
6. Project Name: Stoner Recreation Center - Ball Fields  
   Project Location (address, assessor’s parcel number, or nearest intersection):  
   1835 Stoner Ave., Los Angeles, CA 90025  
   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 ball fields.

7. Project Name: Irving Schachter Park - Playground  
   Project Location (address, assessor’s parcel number, or nearest intersection):  
   2599 Beverwill Dr., Los Angeles, CA 90064  
   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:  
   Replace playground.
8. 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.

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: 7 PM
Location: WESTWOOD PARK 1350 SOUTH SEPULVEDA BOULEVARD LOS ANGELES, CA 90025
☐ 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: Stefanie Smith
Title: SR PARK MAINTENANCE SUPERVISOR
Address:
Phone: (310) 836-1040 STEFANIE.SMITH@LACITY.ORG
Email:

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):

☐ Publicly posted notice ☐ Canvassing
☐ Mailers ☐ Television/Radio
☒ Website ☐ Other
☒ 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.