City of LA West Hills - Woodland Hills \ Uninc.
Canoga Park - West Hills
STUDY AREA PROFILE
STUDY AREA ID #146

- 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>Acres</th>
<th>Park Acres per 1,000</th>
</tr>
</thead>
<tbody>
<tr>
<td>Alizondo Drive Park (6.65 Acres)</td>
<td></td>
<td>1.21</td>
</tr>
<tr>
<td>Castle Peak Park (3.03 Acres)</td>
<td></td>
<td>2.16</td>
</tr>
<tr>
<td>Cohasset Melba Park (2 Acres)</td>
<td></td>
<td>0.34</td>
</tr>
<tr>
<td>El Escorpion Park (66.91 Acres)</td>
<td></td>
<td>56.57</td>
</tr>
<tr>
<td>Knapp Ranch Park (69.27 Acres)</td>
<td></td>
<td>9.86</td>
</tr>
<tr>
<td>Lazy J Ranch Park (8.44 Acres)</td>
<td></td>
<td>6.45</td>
</tr>
<tr>
<td>Mae Boyar Rec. Center (2.24 Acres)</td>
<td></td>
<td>0.32</td>
</tr>
<tr>
<td>Old Fire Station 84 Pocket Park (0.36 Acres)</td>
<td></td>
<td>0.07</td>
</tr>
<tr>
<td>Serrania Avenue Park (35.35 Acres)</td>
<td></td>
<td>7.38</td>
</tr>
<tr>
<td>Taxco Trails Park (2.46 Acres)</td>
<td></td>
<td>0.95</td>
</tr>
<tr>
<td>Warner Ranch Park (16.68 Acres)</td>
<td></td>
<td>1.15</td>
</tr>
</tbody>
</table>

The county average is 3.3 park acres per 1,000

*This section does not include the 254.1 acres of regional open space, nature preserves, or State and National Forest land in this Study Area.

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

<table>
<thead>
<tr>
<th>Park Name</th>
<th>Acres</th>
<th>Park Acres per 1,000</th>
</tr>
</thead>
<tbody>
<tr>
<td>Mae Boyar Rec. Center (2.24 Acres)</td>
<td></td>
<td>0.32</td>
</tr>
<tr>
<td>Old Fire Station 84 Pocket Park (0.36 Acres)</td>
<td></td>
<td>0.07</td>
</tr>
<tr>
<td>Serrania Avenue Park (35.35 Acres)</td>
<td></td>
<td>7.38</td>
</tr>
<tr>
<td>Taxco Trails Park (2.46 Acres)</td>
<td></td>
<td>0.95</td>
</tr>
<tr>
<td>Warner Ranch Park (16.68 Acres)</td>
<td></td>
<td>1.15</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?

- **Alizondo Drive Park (6.65 Acres)**
  - 1.21 park acres per 1,000
- **Castle Peak Park (3.03 Acres)**
  - 2.16 park acres per 1,000
- **Cohasset Melba Park (2 Acres)**
  - 0.34 park acres per 1,000
- **El Escorpion Park (66.91 Acres)**
  - 56.57 park acres per 1,000
- **Knapp Ranch Park (69.27 Acres)**
  - 9.86 park acres per 1,000
- **Lazy J Ranch Park (8.44 Acres)**
  - 6.45 park acres per 1,000
- **Mae Boyar Rec. Center (2.24 Acres)**
  - 0.32 park acres per 1,000
- **Old Fire Station 84 Pocket Park (0.36 Acres)**
  - 0.07 park acres per 1,000
- **Serrania Avenue Park (35.35 Acres)**
  - 7.38 park acres per 1,000
- **Taxco Trails Park (2.46 Acres)**
  - 0.95 park acres per 1,000
- **Warner Ranch Park (16.68 Acres)**
  - 1.15 park acres per 1,000
- **Woodland Hills Rec. Center (18.76 Acres)**
  - 1.73 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?

<table>
<thead>
<tr>
<th>Los Angeles County</th>
<th>Study Area</th>
</tr>
</thead>
<tbody>
<tr>
<td>23%</td>
<td>7,534 (9%)</td>
</tr>
<tr>
<td>28%</td>
<td>13,600 (19%)</td>
</tr>
<tr>
<td>28%</td>
<td>28,542 (32%)</td>
</tr>
<tr>
<td>28%</td>
<td>38,694 (43%)</td>
</tr>
<tr>
<td>17%</td>
<td>38,694 (43%)</td>
</tr>
<tr>
<td>4%</td>
<td>1,852 (2%)</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>Tennis Courts</th>
<th>Basketball Courts</th>
<th>Baseball Fields</th>
<th>Soccer Fields</th>
<th>Multi-purpose Fields</th>
<th>Fitness Zones</th>
<th>Skate Parks</th>
<th>Picnic Shelters</th>
<th>Playgrounds</th>
<th>Swimming Pools</th>
<th>Splash Pools</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>Alizondo Drive Park</td>
<td>Good</td>
<td>Good</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
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<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
</tr>
<tr>
<td>Castle Peak Park</td>
<td>Good</td>
<td>Good</td>
<td>1</td>
<td>3</td>
<td>1</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
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<td>0</td>
<td>0</td>
<td>0</td>
<td>1</td>
<td>0</td>
<td>1</td>
<td>1</td>
</tr>
<tr>
<td>Cohasset Melba Park</td>
<td>Good</td>
<td>Good</td>
<td>1</td>
<td>4</td>
<td>4</td>
<td>0</td>
<td>0</td>
<td>0</td>
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<td>0</td>
<td>2</td>
<td>0</td>
<td>2</td>
<td>2</td>
</tr>
<tr>
<td>El Escorpion Park</td>
<td>Good</td>
<td>Good</td>
<td>0</td>
<td>2</td>
<td>2</td>
<td>0</td>
<td>0</td>
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<td>0</td>
<td>0</td>
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<td>0</td>
<td>0</td>
<td>1</td>
<td>0</td>
<td>1</td>
<td>1</td>
</tr>
<tr>
<td>Knapp Ranch Park</td>
<td>Good</td>
<td>Good</td>
<td>0</td>
<td>3</td>
<td>3</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
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<td>0</td>
<td>0</td>
<td>0</td>
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<td>0</td>
<td>2</td>
<td>0</td>
<td>2</td>
<td>2</td>
</tr>
<tr>
<td>Lazy J Ranch Park</td>
<td>Good</td>
<td>Good</td>
<td>0</td>
<td>1</td>
<td>1</td>
<td>0</td>
<td>0</td>
<td>0</td>
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<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>0</td>
</tr>
</tbody>
</table>

### AMENITY CONDITIONS SUMMARY

- **Castle Peak Park**: Good
- **Cohasset Melba Park**: Good
- **Knapp Ranch Park**: Good
- **Lazy J Ranch Park**: Good
## 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>Amenities</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Mae Boyar Rec. Center</td>
<td>Good</td>
<td>1</td>
<td></td>
<td></td>
<td></td>
</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>Old Fire Station 84 Pocket Park</td>
<td>Good</td>
<td></td>
<td></td>
<td></td>
<td></td>
</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>Serrania Avenue Park</td>
<td>Good</td>
<td>1</td>
<td></td>
<td></td>
<td></td>
</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>Taxco Trails Park</td>
<td>Good</td>
<td>1</td>
<td></td>
<td></td>
<td></td>
</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>Warner Ranch Park</td>
<td>Good</td>
<td></td>
<td></td>
<td></td>
<td></td>
</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>Woodland Hills Rec Center</td>
<td>Good</td>
<td>2</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Fair</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Poor</td>
<td>2</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

| Totals                     | Good      | 0                                 | 0                   | 0                                      | 0     |
|                            | Fair      | 6                                 | 3                   | 0                                      | 1     |
|                            | Poor      | 0                                 | 2                   | 3                                       | 1     |

### AMENITY CONDITIONS SUMMARY

- Mae Boyar Rec. Center: Good (3), Fair (3), Poor (2)
- Old Fire Station 84 Pocket Park: Good (2), Fair (1), Poor (0)
- Serrania Avenue Park: Good (2), Fair (1), Poor (1)
- Taxco Trails Park: Good (2), Fair (1), Poor (0)
- Warner Ranch Park: Good (3), Fair (1), Poor (0)
- Woodland Hills Rec Center: Good (2), Fair (0), Poor (1)

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 Hills - Woodland Hills \ Uninc. Canoga Park - West Hills (#146) has a moderate park need.
## Project Cost Estimates

### Study Area:
City of LA West Hills - Woodland Hills \ Uninc. Canoga Park - West Hills

### Prioritized Projects

<table>
<thead>
<tr>
<th>Project Number</th>
<th>Project Description</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>1-3</td>
<td>Build New Park in the General Vicinity of Platt Avenue and Victory Blvd</td>
<td>$18,135,706</td>
</tr>
<tr>
<td></td>
<td><strong>New Park Tasks:</strong></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Land Acquisition</td>
<td>$2,460,506</td>
</tr>
<tr>
<td></td>
<td>Infrastructure/General</td>
<td>$1,780,000</td>
</tr>
<tr>
<td></td>
<td>Dog Parks</td>
<td>$695,200</td>
</tr>
<tr>
<td></td>
<td>Senior Center</td>
<td>$13,200,000</td>
</tr>
<tr>
<td>4</td>
<td>Repair Restrooms at All Parks in Study Area</td>
<td>$112,000</td>
</tr>
<tr>
<td>5</td>
<td>Replace Playgrounds at Mae Boyer Recreation Center</td>
<td>$500,000</td>
</tr>
<tr>
<td>6</td>
<td>Replace Playgrounds at Taxco Trails Park</td>
<td>$500,000</td>
</tr>
<tr>
<td>7</td>
<td>Replace Playgrounds at Cohasset-Melba Park</td>
<td>$500,000</td>
</tr>
<tr>
<td>8</td>
<td>Repair Baseball Fields at Knapp Ranch Park</td>
<td>$282,000</td>
</tr>
<tr>
<td>9</td>
<td>Add Emergency lighting/call station at All Parks in Study Area</td>
<td>$2,902,500</td>
</tr>
<tr>
<td>10</td>
<td>Repair ADA Walkway/Sidewalk Improvement at All Parks in Study Area</td>
<td>$6,176,520</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>$29,108,726</td>
</tr>
<tr>
<td>TOTAL DEFERRED MAINTENANCE*</td>
<td>$48,826,163</td>
</tr>
<tr>
<td>Replace amenities in &quot;poor&quot; condition</td>
<td>$42,756,961</td>
</tr>
<tr>
<td>Repair amenities in &quot;fair&quot; condition</td>
<td>$6,069,201</td>
</tr>
<tr>
<td>GRAND TOTAL</td>
<td>$77,934,889</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: New Park
   
   Project Location (address, assessor’s parcel number, or nearest intersection):
   
   General vicinity of Platt Avenue and Victory Blvd

   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 senior center.
2. 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.

3. Project Name: Mae Boyer Recreation Center - Playground  
Project Location (address, assessor’s parcel number, or nearest intersection):  
   23936 Highlander Rd., Canoga Park, CA 91307  
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.
4. Project Name: Taxco Trails Park - Playground
   Project Location (address, assessor's parcel number, or nearest intersection):
   
   23367 Ingomar St., West Hills, CA 91304

   Project Type (choose one):
   
   ☑ Add/Replace Amenities in Existing Park
   
   ☐ Build New Park or Specialty Facility (include acreage in description)

   Brief Description of Project:
   
   Replace playground.

5. Project Name: Cohasset-Melba Park - Playground
   Project Location (address, assessor's parcel number, or nearest intersection):
   
   7449 Melba Ave., West Hills, CA 91307

   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.
6. **Project Name:** Knapp Ranch Park - Ball Fields  
**Project Location** (address, assessor’s parcel number, or nearest intersection):

25000 W. Kittridge St., West Hills, CA 91307

**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:** 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.
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
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: 12/10/2015
Time: 7 PM
Location: BALBOA SPORTS COMPLEX 17015 BURBANK BOULEVARD ENCINO, CA 91316
☐ 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: Jeremy Thomas
Title: Senior Park Maintenance Supervisor
Address: 6335 WOODLEY AVE VAN NUYS, CA 91406
Phone: (818) 756-8189; JEREMY.THOMAS@LACITY.ORG
Email: JEREMY.THOMAS@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):
☐ Publicly posted notice
☐ Mailers
☐ Website
☐ Social Media
☐ Canvassing
☐ Television/Radio
☐ Other

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.