

REPORT OF GENERAL MANAGER

NO. 02-137

DATE April 3, 2002

C.D. 13

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: 5707 LEXINGTON AVENUE - PRELIMINARY APPROVAL TO ACQUIRE ONE
PROPERTY PARCEL FOR DEVELOPMENT OF A POCKET PARK

J. Combs _____
A. Corrales _____
J. Duggan JD
J. Kolb _____

H. Fujita _____
*M. Tamuri MT
M. Matthews _____

Margie Matthews
for General Manager

Approved _____

Disapproved _____

Withdrawn _____

RECOMMENDATION:

It is recommended that the Board:

1. Approve the acquisition of one property parcel located at 5707 Lexington Avenue in the Hollywood area of Los Angeles for development of a pocket park;
2. Authorize staff to request the Department of General Services, Asset Management Division (AMD), upon approval of the Planning Department, to begin negotiations for acquisition; and,
3. Direct staff to prepare escrow instructions and related documents for the Board's final approval to purchase the property, upon conclusion of negotiations by AMD.

SUMMARY:

The Department of Recreation and Parks, with the support of the Thirteenth Council District, is considering the acquisition of a property parcel, totaling approximately 0.34 acres and located at 5707 Lexington Avenue (parcel map attached), for development into a pocket park. An appraisal prepared by Gordon D. Stewart (State Certified Real Estate Appraiser) estimated the value of the property at \$397,500.00 as of March 8, 2002. No relocation is required, as the property is a vacant unimproved parcel. This proposed acquisition/development project is funded with CDBG monies and is referenced in the 2002-2003 Draft Consolidated Plan under line item Lexington Pocket Park (\$500,000).

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The Environmental Management Division has determined that the proposed property acquisition is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article VII, Section 1, Classes 3(6) and 16 of the CEQA City Guidelines. A Notice of Exemption was filed with the Los Angeles City and County Clerks on November 29, 2001.

The Superintendent of the Griffith/Metro Region and the Thirteenth District Councilmember have been consulted and concur with staff recommendations.

Report prepared by Drew Tolliffe, Real Estate and Asset Management Division.

690372
26/124-97

5536 5
SCALE 1" = 60'

LA MIRADA AVE

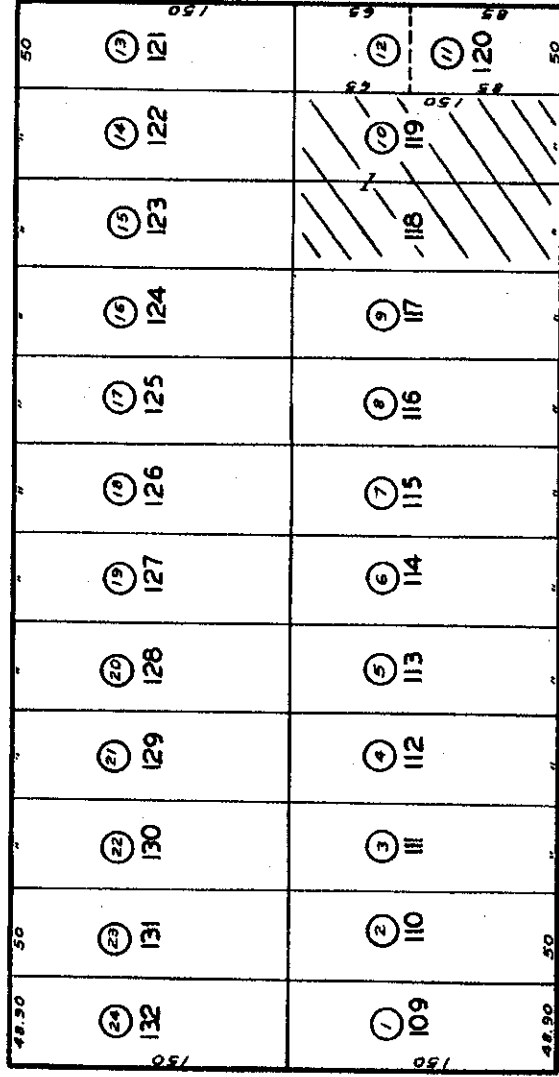
AVE

60
VAN NESS AVE

60
WILTON PL

60
LEXINGTON AVE

5707 AVE



MANSFIELD'S LINCOLN TRACT

M.B. 9-4

CODE
200

FOR PREV. ASSMT. SEE: 1674-5

ASSESSOR'S MAP
COUNTY OF LOS ANGELES, CALIF.