

REPORT OF GENERAL MANAGER

NO. 04-332

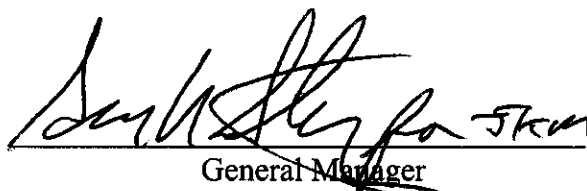
DATE November 3, 2004

C.D. 6

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: BLYTHE STREET ACQUISITION(S): AUTHORIZATION TO USE PROPOSITION K FUNDS FOR EXPENSES RELATED TO THE ACQUISITION OF 14746 AND 14750 BLYTHE STREET (#1345B)

* K. Chan	<u>ke</u>	J. Kolb	_____
J. Combs	_____	F. Mok	_____
H. Fujita	_____	G. Stigile	_____


 General Manager

Approved _____ Disapproved _____ Withdrawn _____

RECOMMENDATION:

That the Board authorize the Department to process demands to the Department of Public Works (Accounting), through the City Administrative Officer, to pay the legally obligated tenant relocation assistance and moving expenses, and other acquisition related expenses relevant to acquisition of 14746 and 14750 Blythe Street, with Proposition K funds available in appropriation Fund 43K, Account V282, that were previously approved by the L.A. for Kids Steering Committee and appropriated by the Los Angeles City Council for that purpose.

SUMMARY:

On April 7, 2004, and May 19, 2004, the Board of Recreation and Park Commissioners (Board) gave final approval for the acquisition of the properties located at 14746 and 14750 Blythe Street, in the community of Panorama City (CD-6). The Board authorized the Department to use Proposition K funds previously approved by the LA for Kids Steering Committee and appropriated by the City Council under the Prop K Five Year Plan for Specified Projects, and Proposition 12 Funds (Murray-Hayden), for the payment of acquisition expenses, including appraisal expenses, escrow and closing costs, tenant relocation assistance and moving expenses, environmental clearance, and traffic study expenses. To date, the majority of said expenses have been paid through the specified Proposition K and Proposition 12 funds, through the following sources:

GRANT	FUND	ACCOUNT
Proposition K	43K	V282
Proposition 12	205	005M
Proposition 12	205	006M

REPORT OF GENERAL MANAGER

PG. 2

NO. 04-332

Remaining acquisition expenditures for this project include:

- A) Relocation assistance and moving expenses amounting to approximately \$10,225 for the tenants at 14746 Blythe Street, units #1, #2, #3, and #4. This amount may increase or decrease, depending on further determination by the Department of General Services, Asset Management Division;
- B) Relocation assistance and moving expenses in the amount of approximately \$22,000 for the tenant at 14750 Blythe Street, unit #4. This amount may increase or decrease, depending on further determination by the Department of General Services, Asset Management Division;
- C) Security and maintenance expenses for securing the vacated buildings (4 and 6 units), as the properties become vacant. The exact amount of this expense has not been determined, but is estimated to be between \$3,000 and \$5,000.

In the previously adopted April and May board reports (No. 04-103 and 04-154), it was stated in the respective summaries that the payment of relocation assistance and moving expenses would be paid from available Proposition 12 funds. The use of Proposition K funds for the payment of relocation assistance and moving expenses was inadvertently omitted in the summaries. Now, in order for the Department to access the remaining Proposition K funds (approximately \$57,000) to pay the legally obligated relocation assistance and moving expenses, and other acquisition related expenses such as security and maintenance, the Board must specifically approve the Department's use of the remaining funds for such expenditures as originally intended and as approved by the LA for Kids Steering Committee and the City Council.

This report was prepared by Joel Alvarez, Management Analyst II, Real Estate and Asset Management.