

**AGENDA—REGULAR MEETING  
REDONDO BEACH RECREATION AND PARKS COMMISSION  
WEDNESDAY, MAY 12, 2010  
REDONDO BEACH CITY COUNCIL CHAMBERS  
415 DIAMOND STREET, 7:00 P.M.**

CALL MEETING TO ORDER  
ROLL CALL  
SALUTE TO THE FLAG

**A. PRESENTATIONS/ANNOUNCEMENTS**

**B. APPROVAL OF ORDER OF AGENDA**

**C. CONSENT CALENDAR**

*Business items, except those formally noticed for public hearing, or those pulled for discussion, are assigned to the Consent Calendar. The Chairperson or any member of the Commission may request that any Consent Calendar item(s) be removed, discussed, and acted upon separately. Items removed from the Consent Calendar will be taken up under the "Excluded Consent Calendar" or "Member Items and Referrals to Staff" sections below. Those items remaining on the Consent Calendar will be approved in one motion following Oral Communications.*

C1. Approve Affidavit of Posting of the Recreation and Parks Commission Meeting of May 12, 2010

C2. Approve Minutes of the Recreation and Parks Commission Meeting of March 22, 2010

C3. Strategic Plan Update

**D. ORAL COMMUNICATIONS**

Anyone wishing to address the Recreation and Parks Commission on any Consent Calendar item on the agenda, which has not been pulled for discussion may do so at this time. Each speaker will be permitted to speak only once and comments will be limited to a total of three minutes.

**E. EXCLUDED CONSENT CALENDAR ITEMS**

**F. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS**

This section is intended to provide members of the public with the opportunity to comment on any subject that does not appear on this agenda for action. This section is limited to 30 minutes. Each speaker will be afforded three minutes to address the Commission. Each speaker will be permitted to speak only once. Written requests, if any, will be considered first under this section.

**G. ITEMS CONTINUED FROM PREVIOUS AGENDAS**

None.

**H. ITEMS FOR DISCUSSION PRIOR TO ACTION**

H1. Capital Improvement Project Needs for Czuleger Park and Perry Park

Staff recommends that the Recreation and Parks Commission prioritize capital improvement project (CIP) needs for Czuleger Park and Perry Park.

**CONTACT: Mike Witzansky, Recreation and Community Services Director**

REDONDO BEACH RECREATION AND PARKS DEPARTMENT  
320 Knob Hill Redondo Beach, CA 90277  
(310-318-0610, X3466)

**REGULAR MEETING OF  
THE RECREATION AND PARKS COMMISSION**  
Wednesday, May 12, 2010, 7:00 p.m.  
City Council Chambers, 415 Diamond Street

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DISTRIBUTION:

MEMBERS OF THE RECREATION AND PARKS COMMISSION

Lang Boston  
Jill Brunkhardt  
Sandra Buchan  
Lorraine Geittmann  
Maureen Ferguson Lewis  
Lelia Jayne Knight  
Don Vangeloff

Mayor and City Council  
William P. Workman, City Manager  
Eleanor Manzano, City Clerk  
Michael Witzansky, Recreation and Community Services Director  
Steve Huang, City Engineer  
Tim Shea, Acting Public Works Director  
Main Library  
Community Based Officers, RBPD

Beach Reporter  
Time Warner Cable  
Daily Breeze  
Easy Reader

## H2. Seaside Lagoon Status Report

Staff recommends that the Recreation and Parks Commission receive and file a status report on the Seaside Lagoon.

CONTACT: Mike Witzansky, Recreation and Community Services Director

### I. COMMISSIONER REFERRALS TO STAFF

Referrals to staff are service requests that will be entered in the City's Customer Service Center for action.

### ADJOURNMENT

The next meeting of the Recreation and Parks Commission of the City of Redondo Beach will be held on July 14, 2010 in the City Council Chambers.

It is the intention of the City of Redondo Beach to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting you will need special assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's Office at (310) 318-0656 at least forty-eight (48) hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible. Please advise us at that time if you will need accommodations to attend or participate in meetings on a regular basis.

An Agenda Packet is available 24 hours a day at the Redondo Beach Police Department and at [www.redondo.org](http://www.redondo.org) under the City Clerk. Agenda packets are available during Library hours, at the Reference Desk at both the Redondo Beach Main Library and North Branch Library. During City Hall hours, Agenda Packets are also available for review in the Office of the City Clerk.

Any writings or documents provided to a majority of the Recreation and Parks Commission regarding any item on this agenda will be made available for public inspection at the City Clerk's Counter at City Hall located at 415 Diamond Street, Door C, Redondo Beach, California during normal business hours. In addition, such writings and documents will be posted, time permitting, on the City's website at [www.redondo.org](http://www.redondo.org).

AFFIDAVIT OF POSTING

Margareet Wood declares:

I certify that I am over the age of 18 years and am employed at the City of Redondo Beach, 415 Diamond Street, Redondo Beach, California.

On May 5, 2010 at 7:00 p.m. I posted the following:

Notice of Regular Meeting of the Redondo Beach Recreation and Parks Commission  
scheduled for May 12, 2010

at door A, City Hall, 415 Diamond Street, Redondo Beach.

I declare under penalty of perjury that the foregoing is true and correct and that this declaration was executed on May 5, 2010, at Redondo Beach, California.

Margareet Wood

MINUTES OF THE  
REDONDO BEACH RECREATION AND PARKS COMMISSION  
SPECIAL MEETING  
MARCH 22, 2010

**CALL TO ORDER**

A special meeting of the Recreation and Parks Commission was called to order by Chairperson Brunkhardt at 7:00 p.m. in the Main Library meeting room, 303 North Pacific Coast Highway.

**ROLL CALL**

Commissioners Present: Boston, Brunkhardt, Geittmann, Knight, Lewis, Vangeloff  
Commissioners Absent: Buchan  
Officials Present: Dan Smith, Recreation Services Manager  
Michael Witzansky, Recreation and Community Services Director  
Margareet Wood, Recording Secretary

**SALUTE TO THE FLAG**

Commissioner Geittmann led the members in the salute to the flag.

**ANNOUNCEMENTS**

Director Witzansky distributed the City of Redondo Beach 2008-2009 Annual Report.

**APPROVAL OF ORDER OF AGENDA**

Motion by Commissioner Geittmann, seconded by Commissioner Boston, to approve the order of agenda. Motion carried unanimously.

**CONSENT CALENDAR ITEMS**

- Approve affidavit of posting for the Recreation and Parks Commission meeting of March 22, 2010
- Approve minutes from the Recreation and Parks Commission meeting of January 13, 2010
- Strategic Plan Update

**ORAL COMMUNICATIONS**

Director Witzansky pointed out that the recently-revised Strategic Plan includes new three-year goals.

Motion by Commissioner Geittmann, seconded by Commissioner Lewis, to approve the Consent Calendar. Motion carried unanimously.

**EXCLUDED CONSENT CALENDAR ITEMS**

None.

**PUBLIC PARTICIPATION ON NON-AGENDA ITEMS**

None.

**ITEMS CONTINUED FROM PREVIOUS AGENDAS**

None.

## **ITEMS FOR DISCUSSION PRIOR TO ACTION**

### City Manager's Request for Items from the Commission for Potential Consideration in the FY 2010-11 City Budget, Work Plan, and Capital Improvement Program

Director Witzansky stated that the City Manager's request is an annual opportunity to provide input on the City budget and annual work plan goals.

Commissioner Vangeloff commented that it would be helpful to have additional information before providing input. He recommended an item to install bike racks in the City.

Director Witzansky stated that the Engineering Department has prepared a standard specification for future bike rack installations. He said the transit center project will include funding for bike racks, and also that funding for additional bike racks in the City will be sought.

Commissioner Vangeloff said that he knows of someone who wishes to donate to the project.

Commissioner Geittmann recommended an item to install play equipment for toddlers and small children in Czuleger Park.

Director Witzansky reported that residents objected to a proposal to install play equipment at Czuleger Park some years ago; however the recommendation can be explored.

Commissioner Lewis recommended that funding is appropriated for the purpose of repairing the bike path between Beryl Street and Veterans Park.

Motion by Commissioner Boston, seconded by Commissioner Knight, to receive and file the City Manager's request. Motion carried unanimously.

### Receive and File Updated Policies, Procedures, and Publications Pertinent to City Commissions

Director Witzansky recommended that the members review the various documents included in the agenda material. In particular, he requested that the members receive and file Administrative Policy and Procedure 2.12, City Staff's Roles and Practices in Support of City Commissions.

Director Witzansky answered that the Administrative Policy and Procedure is intended to provide consistency and transparency to the Commission Liaison role.

Commissioner Vangeloff understood the decision to change commission meeting schedules from monthly to bimonthly, and he stated that providing an opportunity for the public to attend meetings is a good service. He expressed concern with the additional steps required to set agenda items. He referred to the top of page two which calls for a majority vote to establish an agenda item; and he questioned what would happen if something comes up between meetings. He felt that the requirement is more structure than necessary.

Director Witzansky said the requirement is similar to the City Council process, which allows the body as a whole to identify items of priority.

Commissioner Vangeloff stated that he prefers to quickly address issues that may be brought to the attention of a Commissioner from a member of the public or through a community discussion.

Director Witzansky answered that when issues arise between meetings, they can be brought to the attention of staff and the Chairperson to consider for an upcoming agenda.

Motion by Commissioner Knight, seconded by Commissioner Lewis, to receive and file the updated policies, procedures, and publications pertinent to City Commissions.

### Farmers Market Relocation

Manager Smith explained that City Council directed staff to explore the option to relocate the Farmers Market from its current location at Veterans Park to a site in the Riviera Village. Highlights of his report include:

#### Background

- Staff presentation of options to City Council in September 2009, request by City Council to further explore the Riviera Village option

#### Decision Guideposts

- Sufficient open space; pedestrian safe area; adequate parking; proximity to residential customer base, shopping, retail establishments
- Accommodation for current vendors
- Ability to increase/expand market

#### Pros of Current Location

- Location, smooth operation, no disruption of traffic, availability of restrooms and storage

#### Challenges of Current Location

- No room for expansion, limited parking, distance from main thoroughfare, no synergy with Pier

#### Pros of Proposed Location

- Proximity of residents and businesses, room for expansion eastward on Avenue I, minimal disruption for current vendors, possibility of providing public transportation from current Market, potential partnership with Riviera Village Business Improvement District, condensed Market will create community feel and spirit, proximity to ocean, access to pedestrian and business traffic, space for 35 vendors, restrooms available in Plaza Riviera building, free parking available in Plaza Riviera building and behind H.T. Grill
- Safety: open ends will be barricaded, street closure only on Avenue I

#### Challenges of Proposed Location

- Lack of storage space, closure of Avenue I could disrupt traffic, some vendors will not relocate

#### Stakeholder Input

- Riviera Village Business Improvement District supportive, 26 of 34 vendors concerned about moving market and rebounding from original location with patron base, petition from residents against the relocation, 3 emails and 1 voicemail supporting move from residents near proposed location

#### Next Steps

- City Council meeting in May—if approved, transition schedule would be prepared

Director Witzansky added that Farmers Market generates \$40,000 annually in vendor stall fees. He said the current location is running very smoothly; however staff is looking at the potential for

increased impact and visibility. He said the Riviera Village has a daytime customer base; and the relocation creates an opportunity for benefiting vendors and business owners. He said that changing the Market to the evening hours was considered; however it was thought to be too aggressive at this time. He said that feedback regarding the relocation has been positive.

Director Witzansky answered that the Market Manager is an independent contractor who is compensated at a flat rate.

Commissioner Geittmann commented on the limited parking at the current Market.

Commissioner Lewis expressed concern about senior citizens traveling to the proposed location. She suggested that a shuttle to the new location could be provided. She stated that she would frequent the Market more if it were located in Riviera Village.

Director Witzansky answered that the number of vendors at the Hermosa Beach Farmers Market is similar to Redondo Beach; however their sales are higher.

Commissioner Vangeloff supported the concepts of enlarging the Market and creating an anchor for commercial growth.

The following comments were made by the audience members:

Rose Skank did not support the proposed relocation. She said that shoppers like the small size of the current Market. She was concerned about the parking in the proposed location, which she felt would be hazardous.

Tom Perkins was opposed to the proposed relocation. He recommended an improved plan for managing parking at the current location.

Janet Johnson was opposed to the proposed relocation, pointing to the limited parking and blocked restrooms. She did not agree that persons doing business in Riviera Village would patronize the Market.

Chuck Johnson suggested that parking arrangements for the current location could be worked out. He recommended locating the Market on the Pier or in the park.

Monica Olson stated that she shops at the current Market every week. She agreed that parking is a problem; and she suggested restricting parking in the lot during the Market. She complimented the current manager for her efforts. She said she would not take a bus to the Riviera Village; nor would she park in an underground structure.

Norma Taylor, Farmers Market volunteer, did not support the proposed relocation. She recommended increased advertising for the existing Market. She felt that crossing Catalina Avenue in the Riviera Village, even with a crossing guard, would create liability issues.

Christopher Daniels, Farmers Market vendor, supported maintaining Farmers Market in its current location. He questioned the number of Riviera Village business owners who want the market there. He said the proposed location would prompt increased costs such as expenses for a crossing guard and shuttle. He noted that mothers who take their children to the beach and the park also frequent the current Market. He did not feel responsible for boosting sales in the Riviera Village. He recommended opening a second Market in the Riviera Village or at the Performing Arts Center.

Pete Seracusa, Farmers Market vendor, attributed the Torrance Farmers Market gross sales to food vendors, adding that Redondo Beach Farmers Market only has five food vendors. He also said the Torrance Tuesday Market has many more than 34 vendors. He said that Nancy Jones is doing a fantastic job as manager. He felt that the Redondo Beach Market brings ambiance to kids and older people, which is what Redondo Beach is all about. He recommended utilizing the Elks Club parking lot, and he felt that parking should be for older people-not scuba divers.

Steve Kukimoto, Farmers Market vendor, said the Market needs more customers—not vendors, and he felt that three-to-four times the current number of customers is necessary for financial success. He said the one-day market at the Redondo Beach Performing Arts Center was successful, and he supported moving the market there. He said that lots of shoppers at the current location also go to the park. He felt a morning market in Riviera Village would not be successful, Palos Verdes residents would not attend, and the business people would not make purchases that they have to store all day. He felt that a Market in Riviera Village must be held in the evening hours to be successful.

Cynthia Riddle supported maintaining Farmers Market in its existing location for its quality-of-life benefit. She expressed concern about safety issues and additional police costs in the Riviera Village. She said a market in Riviera Village will not have the same kind of energy. She submitted a petition in support of maintaining the Market at the current location.

Motion by Commissioner Vangeloff, seconded by Commissioner Lewis, to receive and file the petition from Ms. Riddle. Motion carried unanimously.

Marlena Macias said that the current Farmers Market offers quality of life and attracts visitors from all over the world. Her suggestions for improving the Market include: selling tee-shirts to generate income, provide two hours' parking validation at the Pier, increased signage and newspaper ads, extending the Market to the top of the hill, and utilizing the Elks Club space. She said that the current location offers restrooms and storage. She suggested opening another Market on a different night.

Jimmy Evangelitis said the current location offers an ocean view, nearby Pier parking, and is safe and close to businesses. He did not support moving the Market.

Mary Drummer spoke in support of maintaining the Market at its current location. She said that many buildings on Camino de la Costa would be affected by relocating the Market to the Riviera Village. She felt the proposed restroom facility at the Riviera Village Plaza Building would be challenging for persons with wheelchairs and strollers and that the Riviera Village is a dangerous area for pedestrians. She felt that the free parking proposed for the new location would not be permanent and that Riviera Village merchandise is too expensive. She recommended additional advertising for the current Market.

Jane Garrison, resident, supported maintaining the existing Market location. She said that the negatives for the current location outlined in the report are inflated and untrue and the positives for the new location are inflated, for example the free parking that could be discontinued if the building were to be sold. She recommended establishing a committee of volunteers to improve the current Market. She said the proposed move only benefits Riviera Village businesses.

Director Witzansky answered that residents in the area near the proposed location received notification of the meeting and residents in the area near the current location did not.

Mark Garrison said that economic success in the Riviera Village is not substantiated by marketing theories and is not guaranteed. He felt that insufficient marketing is why the current Market is not doing well.

James Akaurma was opposed to the proposed relocation. He stated that the reported loss of parking revenue is not an actual cost and skews the financial analysis. He supported increased validation and discounted parking passes for the current Market. He advised that six transit lines run to Veterans Park; and only two lines run to the Riviera Village. He felt that Palos Verdes residents would not shop at the Riviera Village location. He also felt that moving the Market to Riviera Village does a disservice to residents in North Redondo Beach because it makes it more difficult for them to attend.

Hank Fulson said that a specific plan must be available for quickly moving the Market back if the move is unsuccessful. He said that creating a new Market in North Redondo Beach makes more sense, and he recommended an evening Market near the transit center.

Ellen Engelkee, Riviera Village Association, said that the Riviera Village Business Improvement District has an advertising budget and resources to promote business. She said that a Riviera Village Farmers Market is not intended to promote Riviera Village businesses; but would be a service to residents. She said that a Riviera Village Market would still be on the ocean and the Redondo Beach Police Department would make it safe. She felt that Riviera Village restaurant owners and Palos Verdes residents would patronize a Riviera Village Market.

Jeff Ginsberg, Riviera Village Association member and Plaza Riviera building manager, said that a Riviera Village location would be great for the Market and the Village. He noted the large number of speakers opposed and the negative impact that relocation would have on them. He said that substantial time and effort has gone into relocating the Market and that he would like to work with Ms. Engelkee on the possibility of an evening Market.

Director Witzansky said that the Farmers Market has existed since 1983; and currently the participation is basically flat and the Market is not successful. He explained the proposed location in Riviera Village. He said the only traffic impact would be to a small section of Avenue I where traffic does not travel at high speeds. He said that safety measures would include vehicle barriers and crosswalk assistance. He said the current location is regulated by coastal zoning and the Veterans Park parking lot must remain open to the general public and cannot be restricted. He said the relocation proposal is not motivated by income; but is intended to expand interest and energy. He felt that the Riviera Village offers a positive energy and increased visibility. He also pointed out that up to 100 parking spots would be available at no cost in the Plaza Riviera building. He said the Elks Lodge has not allowed use of their parking lot. He also pointed out that Palos Verdes residents frequently patronize the Riviera Village.

Director Witzansky responded that the restrooms in the Plaza Riviera building would be primarily for vendors; however they would be available for the public also.

Director Witzansky answered that staff is currently available to manage only one market; however when the economy turns the possibility of two markets could be explored. He also said that a night market or a market at the Performing Arts Center have potential for success.

Director Witzansky said that staff involvement with a second location would include implementation, management, cleanup, and scheduling.

Commissioner Geittmann preferred the location and parking at the proposed location from an accessibility standpoint.

Commissioner Knight questioned whether staff has researched all possible ways for maintaining the current Market. She suggested placing additional vendors in the parking lot and additional Pier parking validation.

Director Witzansky responded that currently 55 parking spots are being utilized by vendors. He also said that complaints were received that the Pier parking is inconvenient to the Market.

Director Witzansky responded that placing vendors in the park would not be allowed because of the wear and tear on the grass.

Director Witzansky responded that discussions will continue, and that additional opportunities will be available for input prior to a final decision by City Council.

Commissioner Lewis questioned whether the Chamber of Commerce is involved with advertising the Market.

Manager Jones advised that a waiting list of vendors contains 30-40 names.

Commissioner Vangeloff sincerely appreciated the public comments and participation. He stressed the importance of growth, and he suggested that the speakers better organize their ideas. He mentioned the importance of revenue for the City. He suggested the consideration of two Market locations on different days. He also suggested that the Elks could be contacted for assistance with the existing location. He was concerned about the initial loss of money by relocating the Market. He concluded by not supporting the proposed relocation to the Riviera Village because too many risks are involved, the concept is not well thought out, and the comparisons between existing and proposed locations are not equal. He mentioned a previous proposal to relocate the Market to North Redondo Beach.

Ms. Engelkee clarified that one Riviera Village restaurant owner patronizes the Santa Monica Farmers Market in order to find a variety of organic produce.

Motion by Chairperson Brunkhardt, seconded by Commissioner Geittmann, to concur with staff and recommend that the City Council approve the relocation of Farmers Market to Riviera Village.

Commissioner Vangeloff said the Riviera Village Business Improvement District is a great organization and a good partner.

Director Witzansky answered that feedback from a few of the Pier business owners indicate that they do not view the Farmers Market as an opportunity for stimulating their activities.

Director Witzansky said that according to the latest conversation with the Elks, they are not interested in opening their parking lot for Farmers Market. He also said that staff will continue to seek input and constructive criticism on both locations.

Commissioner Brunkhardt's motion passed by the following vote:

Commissioner Boston - Yes  
Commissioner Brunkhardt - Yes  
Commissioner Geittmann - Yes  
Commissioner Knight - Yes  
Commissioner Lewis - Yes  
Commissioner Vangeloff - No

Motion by Commissioner Boston, seconded by Commissioner Vangeloff, to recommend that the City Council direct staff to consider the feasibility of operating both the existing and the proposed Markets.

Director Witzansky said that staff could be directed to explore the installation of a Farmers Market in North Redondo Beach.

Commissioner Geittmann felt that it is not economically feasible to have two Markets in the southern end of the City. She preferred exploring the option of a market at the north end.

Commissioner Lewis suggested the option of an evening market.

Commissioner Brunkhardt introduced an amendment to consider a second location (unspecified) for a Farmers Market.

Commissioner Boston did not accept the amendment.

Commissioner Geittmann proposed a substitute motion that the City Council look at the possibility of two Farmers Markets within the City.

The proposed substitute motion was seconded by Commissioner Lewis and unanimously accepted by the members.

The substitute motion, to look at the possibility of operating two farmers markets within the City, carried unanimously.

Chairperson Brunkhardt encouraged residents to send further input to the Commission members, staff, or the Chamber of Commerce.

#### **COMMISSIONER REFERRALS TO STAFF**

Commissioner Vangeloff was disappointed that the City Council did not fully consider comments by the Recreation and Parks Commission on the recommendation to allow dogs in Czuleger Park; and he had hoped that Director Witzansky would have more completely represented the work of the Commission.

Commissioner Vangeloff commented that many residents are pleased with the improvements to Anderson Park.

Chairperson Brunkhardt adjourned the meeting at 9:58 p.m. to the next regular meeting on May 12, 2010.

Respectfully submitted,

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Michael Witzansky, Director  
Recreation and Community Services

**CITY OF REDONDO BEACH**      **STRATEGIC OBJECTIVES**  
 March 3, 2010 to September 1, 2010

ACM=Aest. City Manager    FS = Financial Services    HBT=Harbor, Business and Transit    PW=Public Works    RCS= Recreation and Community Services

**THREE-YEAR GOAL: IMPROVE FINANCIAL VIABILITY AND EXPAND ECONOMIC OPPORTUNITIES**

WHEN	WHO	WHAT	STATUS			COMMENTS
			DONE	ON TARGET	REVISED	
1. At the Apr. 20, '10 City Council meeting	City Attorney and City Engineer	Report to the City Council on options that may assist businesses in their compliance with ADA requirements and potential options for businesses to achieve ADA certification.				
2. June 30, 2010	Asst. City Manager	Develop a strategy and plan to address the city's PERS obligation and present to the City Council for action.		X		
3. July 15, 2010	Planning Director, with input from the Planning Commission	Propose to the City Council for action modifications to the commercial parking standards and share parking implementation.		X		
4. July 31, 2010	Asst. City Manager	Present to the City Council for action a lease for the Marine Ave. site.		X		
5. At the Aug. 17, '10 City Council meeting	Financial Services Dir.	Provide to the City Council for action options related to a possible local purchasing preference policy.		X		
6. At the Aug. 17, '10 City Council meeting	City Manager, working with a North Redondo Beach Working Group	Complete and present to the City Council for action a strategic plan.		X		
7. Sept. 1, 2010	Council member Brand	Participate in the MLPA (Marine Life Protection Act) process and report the results to the City Council.		X		

**THREE-YEAR GOAL: IMPROVE PUBLIC FACILITIES AND INFRASTRUCTURE**

WHEN	WHO	WHAT	STATUS			COMMENTS
			DONE	ON TARGET	REVISED	
1. April 1, 2010	City Engineer	Ensure the construction of the Council Chambers is 100% complete.	X			
2. At the Apr. 6, '10 City Council meeting	City Engineer	Present to the City council for action a recommendation to award a contract for the Prospect resurfacing project from PCH to Del Amo.			X	Moved to May 6, 2010 due to Caltrans / DBE (Disadvantaged Business Enterprises) issues.
3. April 30, 2010	RCS Dir.	Present to the City Council an assessment of the TSO (time schedule order) proposal by the LARWQCB on Seaside Lagoon operations and any facility improvements needed to operate in 2010.			X	
4. At the May 18, 2010 City Council meeting	Public Works Dir.	Present to the City Council for action options regarding sidewalk cleaning services.			X	To be presented at CC meeting on May 18.
5. June 1, 2010	City Council	Take action on the appropriation of money for the move of the Recreation and Community Services Dept. from Knob Hill to Aviation Park.		X		
6. Sept. 1, 2010	City Engineer	Present to the City Council for action a recommendation to award a contract for construction of the Harbor Patrol facility.		X		
7. Sept. 1, 2010	City Engineer	Ensure the construction of the North Branch Library is 100% completed.		X		
8. Sept. 1, 2010	City Engineer	Recommend to the City Council for action the awarding of a contract for the Esplanade Streetscape project.		X		
9. Sept. 1, 2010	City Engineer, working with the Public Works Dir.	Recommend to the City Council the award of a contract for the installation of LED street lights.		X		

**THREE-YEAR GOAL: INCREASE ORGANIZATIONAL EFFECTIVENESS AND EFFICIENCY**

WHEN	WHO	WHAT	STATUS			COMMENTS
			DONE	ON TARGET	REVISED	
1. At the May 4, 2010 City Council meeting	City Manager	Present to the City Council for action a legislative platform modification to include PERS reform.		X		
2. June 30, 2010	City Manager and Asst. City Manager	Present to the City Council for action a plan for graduated restoration of compensation and benefits to FY 2008-2009 levels.		X		
3. August 1 2010	Financial Services Dir.	Review and revise, as needed, and implement the city's purchasing policies and procedures.		X		
4. September 1, 2010	Executive Team (City Manager-lead), with input from high performing organizations	Develop and present to the City Council an interagency organizational best practices exchange program to consult with the city on organizational effectiveness and efficiency.		X		
5. September 1, 2010	City Manager and Asst. City Manager	Develop and implement a Supervisory Training Course that encompasses core supervision skills, re-engineering techniques and improved use of technology.		X		
FUTURE OBJECTIVE At the Oct. 6, 2010 City Council meeting		Review and recommend to the City Council for action a possible change in the purchasing limits in the City Charter.				

**THREE-YEAR GOAL: MAINTAIN A HIGH LEVEL OF PUBLIC SAFETY**

WHEN	WHO	WHAT	STATUS			COMMENTS
			DONE	ON TARGET	REVISED	
1. At the April 20, 2010 City Council meeting	Police Chief-lead, City Attorney, RCS Dir.	Present to the City Council for action an ordinance revising park rules to control and prevent nuisance activity.			X	Pending review by the City Attorney's Office
2. June 4, 2010	Fire Chief	Present to the City Manager conceptual options for consolidation of fire protection services with the City of Hermosa Beach.			X	Final draft being completed for City Manager review and comment.
3. At the May 4, 2010 City Council meeting	City Manager and ACM	Continue to pursue funding opportunities for an Emergency Operations Center in North Redondo Beach and report the results to the City Council.		X		
4. At the July 20, 2010 City Council meeting	Police Chief and Council Member Aust	Present to the City Council for action options to limit oversize vehicles from city streets.		X		
5. Sept. 1, 2010	Police Chief, Public Works Dir., IT Dir.	Purchase patrol vehicles according to the Vehicle Replacement Schedule and install electronics and computer technology.		X		
6. Sept. 1, 2010	Police Chief-lead, Fire Chief, City Attorney, Planning Dir.	Review and recommend changes to the City Charter for action regarding how entertainment permit security bonds are assessed and drawn down for repeated calls for service.		X		

**THREE-YEAR GOAL: VITALIZE THE HARBOR & PIER AREAS**

WHEN	WHO	WHAT	STATUS			COMMENTS
			DONE	ON TARGET	REVISED	
1. At the May 18, 2010 City Council meeting	Asst. City Manager and HBT Dir.	Present to the City Council for action a final Harbor Enterprise Business Plan.		X		
2. July 1, 2010	Fire Chief – lead, HBT Dir., City Engineer	Present an update to the City Council on the proposed Coastal Marinas Permit regarding water quality in the Harbor.		X		Sent letter to Dept. of Boating & Waterways to seek information and staff contact numbers. Awaiting response.
3. Sept. 1, 2010	City Manager, working with stakeholders	Develop and present to the Harbor Commission a process for how to proceed with a Master Plan for Mole B at the harbor.		X		
4. Sept. 1, 2010	Asst. City Manager-lead, HBT Dir.	Identify a location for the development of a boat launch ramp.		X		
FUTURE OBJECTIVE	Asst. City Manager and HBT Dir.	Work with Decron and other stakeholders to ensure construction of a public boat launch ramp.		X		



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# Administrative Report

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Commission Action Date: May 12, 2009

**To: MEMBERS OF THE RECREATION AND PARKS COMMISSION**

**From: MICHAEL WITZANSKY, RECREATION AND COMMUNITY SERVICES DIRECTOR**

**Subject: SEASIDE LAGOON STATUS UPDATE**

## RECOMMENDATION

Receive and file a report on the status of Seaside Lagoon.

## BACKGROUND

Attached please find the City Council administrative report of April 20, 2010 regarding ongoing water quality issues with the Los Angeles Regional Water Quality Control Board and the need to close Seaside Lagoon until a permit can be obtained that recognizes Seaside Lagoon's unique water reuse and recreational characteristics and allows the City to operate the facility without exposure to excessive fines.

On May 5, the City received an administrative order issued by the LARWQCB Executive Officer that may allow Seaside Lagoon to open this summer.

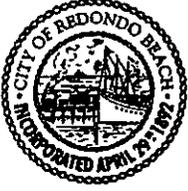
This subject continues to evolve. Up-to-date information about the Seaside Lagoon's status will be provided at the meeting.

Submitted by,

Michael Witzansky  
Recreation and Community Services Director

Attachments:

- April 20, 2010 City Council Administrative Report



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# Administrative Report

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Council Action Date: April 20, 2010

**To: MAYOR AND CITY COUNCIL**

**From: MICHAEL WITZANSKY, RECREATION AND COMMUNITY SERVICES DIRECTOR**

**Subject: RECOMMENDATION TO SUSPEND OPERATION OF THE SEASIDE LAGOON'S WATER SWIM FEATURE**

## RECOMMENDATION

- 1) Suspend operation of the Seaside Lagoon's water swim feature until an operating permit with the Los Angeles Regional Water Quality Control Board can be obtained that appropriately recognizes the facility's unique recreational and water reuse properties and does not expose the City to excessive water discharge fines;
- 2) Approve the attached template resolution and letter of support to solicit help from community members, schools, not-for-profit organizations, cities, regional agencies, and state and federal officials in advocating to the LARWQCB approval of a modified Seaside Lagoon permit; and,
- 3) Direct staff to develop options for interim use of Seaside Lagoon while the water swim feature is non-operational.

## EXECUTIVE SUMMARY

Over the past several months staff and the Mayor and City Council Seaside Lagoon Subcommittee have been working with the Los Angeles Regional Water Quality Control Board (LARWQCB) to obtain a new five-year National Pollution Discharge Elimination System Permit (NPDES) that would allow for continued operation of the Seaside Lagoon's water swim feature without exposing the City to excessive water discharge fines. In late February, the City received a five-year NPDES permit and three-year Time Schedule Order (TSO) proposed by LARWQCB staff for Regional Board approval in May. The proposed NPDES Permit includes eight (8) new metal effluent categories, retains the Total Suspended Solids (TSS) limits that were established in 2005, and is more restrictive than the previous five-year permit. The proposed three-year Time Schedule Order (TSO) includes temporary limitations for all of the new metal effluent categories and relaxes the TSS monthly average limit, but does not include a modification of the TSS maximum daily limit.

**RECOMMENDATION TO SUSPEND OPERATION OF THE SEASIDE LAGOON'S WATER SWIM FEATURE**

Page 2

While pursuing the TSO, the City has also been in the process of contesting \$150,000 of fines imposed by the LARWQCB for water discharge violations that allegedly occurred at the Lagoon from 2002 – 2008. On March 29<sup>th</sup>, the City Attorney's Office received a preliminary Hearing Panel binder from the LARWCQB Enforcement Division's Prosecution Team that lays out their case for the Lagoon's water quality violations as part of the adjudicative hearing scheduled before the Board on May 17<sup>th</sup>. Alarming, the PowerPoint Presentation in the preliminary Hearing Panel binder includes a slide that calculates the City's "Potential Maximum Civil Liability Penalty" for operation of the Seaside Lagoon from 2002 – 2008 at 21.2 BILLION DOLLARS (see attached). The derivation and public posting of a liability figure as high as 21.2 billion dollars makes it clear that, despite all the City's efforts to work with the LARWQCB permitting staff to develop solutions for ongoing operation of the Lagoon, the Enforcement Division's practices and policies continue to be unreasonable, and do not consider the greater interests of the Redondo Beach community nor the regional visitors that comprise approximately 80% of the Lagoon's users. It should be noted that the proposed fines are for taking water from the ocean, chlorinating it, swimming in it just as millions of Californians do at the beach every summer, de-chlorinating it, and returning it to the ocean.

Given the severity of the LARWQCB's enforcement, the fact that the new NPDES Permit if approved would establish eight (8) new metal effluent categories that would only multiply and perpetuate the Lagoon's future water discharge problems, and that the TSO proposed by LARWQCB staff does not include a relaxation of the TSS daily limits that beleaguered the facility in 2005 and 2006, City staff members are unable to advise continued operation of the Lagoon's Summer Swim Program. It is recommended 1) that the City Council suspend operation of the Seaside Lagoon's water feature and delay the facility's planned Memorial Day Weekend opening, 2) Enlist the aid of community members, schools, not-for-profit organizations, cities, regional agencies, and state and federal officials in advocating to the LARWQCB the Lagoon's need for an operating permit that protects the City from excessive water discharge fines, and 3) Direct staff to return to the City Council with options for alternative use of the Lagoon during non-operation of the water feature. As part of the follow-up report, staff would also include additional information regarding the impact suspension of the water feature will have on the Lagoon's various summer programs, party rentals, and special events, including the deferred hiring of roughly 45 summer lifeguards and facility attendants.

**BACKGROUND**

The Seaside Lagoon's unique construction and ocean water delivery system, built in 1963, has made compliance with the NPDES Permit limitations, set and monitored by the LARWQCB extremely problematic. Since the implementation of the Lagoon's first permit in 1999, the City has been fined \$195,000 for water discharge violations. The vast majority of these violations were for the discharge of Total Suspended Solids. After

**RECOMMENDATION TO SUSPEND OPERATION OF THE SEASIDE  
LAGOON'S WATER SWIM FEATURE**

Page 3

extensive examination by water quality experts and City Engineers, it has been determined that there is no cost effective way to treat or filter Suspended Solids in the high volume of water discharged by the Lagoon. The filtration approach suggested by LARWQCB staff, as an example, would require the installation of a multi-million dollar treatment plant and the acquisition of several acres of harbor area property.

Over the past three years the City has been put in the difficult position of either closing the facility, spending the significant capital resources needed to rehabilitate the facility and implement a contemporary water delivery and filtration system that would eliminate discharge into the Harbor, or working with the LARWQCB to modify the Lagoon's NPDES Permit to allow for increased water discharge limits. In 2007, the City pursued the latter option and convinced the LARWQCB to approve a temporary Time Schedule Order that significantly increased the Lagoon's TSS limits in exchange for the completion of an extensive water quality study. The study concluded that all but one of the Lagoon's problematic effluent categories could be managed through changes to operating procedures and testing methods, but that there was no cost effective way, given the facility's rudimentary water delivery system, to treat or filter the Lagoon's TSS. It also concluded that, on average, 94% of the TSS in the Lagoon's water discharge was in the ocean water before it entered the facility and the quality of the Lagoon's water discharge is effectively at the mercy of the ocean's natural conditions.

After it was determined that there was no affordable way to eliminate the TSS problems through modification of the existing facility, the City pursued an extension of the Time Schedule Order to allow for continued operation of the Lagoon while developing plans to reconstruct the facility and ultimately eliminate water discharge into the Harbor. The LARWQCB agreed to extend the Lagoon's TSO for two years (through February 10, 2010) with the expectation that the facility's water discharge would cease beginning summer 2010.

The first phase of plan development was completed in March 2009, when the City Council approved the conceptual design for a rehabilitated facility that was estimated to cost nearly 12 million dollars to construct, however over the course of the design period two significant things occurred. One; the nationwide economic crisis hit, severely straining the City's fiscal resources, and two; the Lagoon's 2008 and 2009 operating seasons were relatively clean, experiencing only two NPDES Permit exceedences (see below).

## RECOMMENDATION TO SUSPEND OPERATION OF THE SEASIDE LAGOON'S WATER SWIM FEATURE

Page 4

Year	Number of Annual Exceedance of Permit Limits											Total	
	Total Coliform	Fecal Coliform	Enterococcus	Chlorine Residual	Temp	BOD	Oil & Grease	pH	Turbidity	TSS	Ammonia		
1999	0	0	0	1	0	0	0	0	0	0	0	1	1999 Permit
2000	0	0	0	16	0	0	0	0	0	0	0	16	
2001	0	0	0	1	0	0	0	0	0	0	0	1	
2002	0	0	0	0	0	0	0	0	0	1	0	1	
2003	0	0	8	3	0	0	0	0	0	0	0	9	
2004	0	0	0	0	0	1	0	0	0	1	0	2	
2005	4	1	0	0	0	3	0	2	0	1	0	11	2005 Permit
2006	0	0	0	0	0	8	2	0	0	14	0	24	
2007	0	0	1	2	0	0	0	0	0	0	0	3	
2008	0	0	0	1	0	0	0	0	0	0	0	1	
2009	0	0	0	0	0	0	0	0	0	1	0	1	
Total	4	1	7	24	0	12	2	2	0	18	0	70	

Note: 2005 - Total Coliform exceedance were during the "Off Season" monitoring  
 2006 - 15 of the 24 exceedance occurred during the "Off Season" monitoring  
 2007 forward operating under Time Schedule Order

As a result, the City Council, as part of their March action, directed staff to initiate discussions with the LARWQCB to pursue a modification to the Lagoon's NPDES Permit that would allow for extended operation of the existing facility. On August 13, 2009 staff submitted the City's application for a new five-year NPDES Permit. The application and supplemental materials described the Lagoon's unique physical plant, operating characteristics, history of Time Schedule Orders, the specific permit modifications requested going forward, and the fundamental reasons why modifications are warranted.

On January 19, 2010, Mayor Gin, Councilmember Steve Diels, Councilmember Bill Brand, and City staff met with representatives from the LARWQCB to discuss the City's application for a new Seaside Lagoon NPDES Permit and to convey in a face-to-face setting that the facility has been held unfairly accountable for discharge pollutants that exist in the ocean water before it enters the facility. The group also expressed that without reasonable permit limitations that recognize the facility's unique characteristics and public recreational purpose the City would be forced to close the Lagoon.

The LARWQCB staff, including the agency's Executive Director, acknowledged that operating the Lagoon without permit limitations that reflect the level of pollutants that exist in the ocean water before it enters the Lagoon puts the City in a difficult predicament and appeared to also recognize that the Lagoon's rudimentary water delivery system, aside from chlorinating and de-chlorinating the water, does very little to alter the water's content. Following the meeting, LARWQCB staff contacted the City and asked that a follow-up letter be sent to the Board requesting a new Time Schedule Order. Staff prepared and sent the letter to the LARWQCB within the week (see attached).

After the meeting there was hope that a new TSO would be proposed by LARWQCB staff that would protect the City from excessive water discharge fines. The permit and

RECOMMENDATION TO SUSPEND OPERATION OF THE SEASIDE LAGOON'S WATER SWIM FEATURE

TSO were developed by LARWQCB staff over the next six weeks and were transmitted to the City in late February. Upon review it was concluded that the NPDES Permit and TSO took steps to address some of the City's concerns but fell short in addressing the Lagoon's daily TSS limitation problem, and would ultimately institute eight (8) new effluent categories for metals that could not be filtered by the Lagoon's water delivery system. These new metal categories if implemented, would mirror the problems created by placing limits on Total Suspended Solids, effectively multiplying by a factor of eight the liability for discharge violations from materials outside of the Lagoon's control and further holding the City accountable for pre-existing water quality conditions. The following table illustrates the historical permit limits and the recently proposed changes.

**Seaside Lagoon Historical NPDES Permit Limits**

Pollutant	1999 Permit		2005 Permit		2007 TSO		2008 TSO		Proposed 2010 Permit		Proposed 2010 TSO		Max. Measured	Year
	Avg.	Max.	Avg.	Max.	Avg.	Max.	Avg.	Max.	Avg.	Max.	Avg.	Max.		
pH		6 to 9		6.5 to 8.5	"	"	"	"	"	"	"	"	8.1	2007
BOD	20	30	"	"	100	100	20	30	"	"	"	"	97.7	2006
TSS	50	150	50	75	200	250	60	120	50	75	60	"	286	2006
Oil & Grease	10	15	"	"	"	"	"	"	"	"	"	"	318	2006
Turbidity	50	150	50	75	"	"	"	"	"	"	"	"	20	2001
Temperature		100		86	"	"	"	"	"	"	"	"	81	2003
Chlorine Residual	10	10	"	"	"	"	"	"	"	"	"	"	3060	2001
Total Coliform	1000	10000	"	"	"	"	"	"	"	"	"	"	9867	2007
Fecal Coliform	200	400	"	"	"	"	"	"	"	"	"	"	464	2005
Enterococcus	12	24	35	104	"	"	"	"	"	"	"	"	1600	2003
Arsenic	-	-	-	-	-	-	-	-	30	59	-	59	730	2006
Cadmium	-	-	-	-	-	-	-	-	7.7	15.4	-	40	40	2006
Copper	-	-	-	-	-	-	-	-	3	6	-	88	88	2005
Nickel	-	-	-	-	-	-	-	-	6.8	14	-	100	100	2006
Selenium	-	-	-	-	-	-	-	-	58	117	-	117	3210	2006
Silver	-	-	-	-	-	-	-	-	1.1	2.2	-	50	1230	2006
Thallium	-	-	-	-	-	-	-	-	6.3	13	-	100	3170	2006
Zinc	-	-	-	-	-	-	-	-	47	95	-	114	114	2005

**RECOMMENDATION TO SUSPEND OPERATION OF THE SEASIDE LAGOON'S WATER SWIM FEATURE**

Page 6

Despite some of the concerns, staff were willing to recommend that the City Council accept the TSO and operate the facility for the next three years on the belief that the LARWQCB staff recognized the Lagoon's unique situation and public value and would, in the future, enforce the permit in a reasonable way. This belief was shattered however, on March 29<sup>th</sup>, when the City Attorney's Office received a PowerPoint presentation that was included in the preliminary Hearing Panel binder submitted by the LARWQCB Enforcement Division's Prosecution Team in advance of the May 17, 2010 adjudicative Hearing on the Lagoon's 2002 – 2008 water discharge violations. The PowerPoint presentation (see attached) contains a slide that calculates the City's maximum potential liability for fines from the discharge violations that allegedly occurred between 2002 and 2008 at \$21,200,000,000. The severity of this figure and the imprudence to post it publically, demonstrate the continued unreasonableness of the Enforcement Division's approach to the Lagoon's water discharge fines and further substantiate the concern that continued exposure to penalties could have catastrophic consequences for the City. Given the holes that exist in the recently proposed TSO and the potential for future problems with the new metal effluent categories included in the proposed five-year NPDES Permit, the City has no choice but to suspend operation of the Lagoon's water swim feature and protect itself against additional enforcement actions:

Next Steps for Pursuit of a Modified NPDES Permit and/or TSO

The new NPDES and TSO proposed by LARWQCB staff are scheduled to be considered for approval by the Board at the May 6, 2010 meeting. However, in anticipation of Council consideration of this item, City staff members, in coordination with the City Attorney's Office, took steps to secure a later Board meeting date in the event that the City Council approves staff's recommendation and suspends operation of the Lagoon's water swim feature and pursue a modified permit and/or TSO that protects the City from excessive fines. In order to provide sufficient time to submit written objections to the permit and TSO proposed by LARWQCB staff and to generate support from regional stakeholders, staff would request that the item be rescheduled for the next earliest Board meeting date which is July 8, 2010. Because actions of the Regional Board take 30 days to become effective, the Hearing date postponement will have the unfortunate side-effect of delaying any potential re-opening of the Lagoon's water swim feature until August 8 and likely later if the LARWQCB directs staff to further study the Lagoon's situation.

In order for City staff to feel comfortable recommending reopening of the water swim feature, the Board would need to provide documented assurances that no fines beyond the mandatory minimum level would be levied against the City for future water discharge violations, or approve a Permit/TSO that contains TSS limits at or near the figures provided in the 2007 Time Schedule Order. Ideally the Board would also remove all metal effluent categories.

**Annual Seaside Lagoon Participation and Facility Rental Statistics**

For the past 10 years the Seaside Lagoon has averaged over 90,000 summer swim patrons, 75 to 100 group party rentals, and approximately 350 summer picnic table (small party) rentals. The group party rentals range in scope from school field trips, to company events, to family birthday parties, to weddings, to organizational functions like the annual International Surf Festival Dinner. Additionally, the Lagoon hosts several regional special events that attract an additional 60,000 people per year, including the City's annual 4<sup>th</sup> of July Fireworks Celebration, the Lobster Festival, Seaside Ice, and the Super Bowl 10K. The Lagoon is also home to the Recreation and Community Services Department's annual Breakwater camp program.

**Initial Impact on Programs, Events, and Facility Rental Activities**

In addition to the Summer Swim program, suspension of the Lagoon's water swim feature will impact a number of rental groups, annual special events, and traditional Lagoon activities. One immediate example is the 4<sup>th</sup> of July Fireworks Festival which relies on the swim feature as a key event attraction. The absence of swimming will significantly affect the event's financial structure and will likely require the contribution of additional Harbor Tidelands Funds to continue. Suspension of the Lagoon's water feature will also:

- Delay or eliminate the hiring of approximately 45 seasonal lifeguards and facility attendants.
- Force a restructuring of the traditional summer Breakwater Camp that, without creative substitutions for the swim program component, may make it a less attractive camp offering.
- Alter the 4<sup>th</sup> of July Fireworks program, possibly forcing a temporary restructuring of the City's agreement with Community Spirit Fireworks.
- Force, if a positive resolution is not obtained by the end of summer, a reformatting of the September Lobster Festival.
- Affect the 52 groups that have tentatively booked party rentals at the Lagoon this summer. Staff estimate that approximately 85% of the rental groups require the water swim feature.
- Negatively impact the aesthetic quality of the Lagoon, which will make use of the space less desirable for groups that have secured dates or are considering renting the space for private parties and weddings. It should be noted that some alternative facility use plan options could mitigate the aesthetic concerns.
- Force a large number of local schools that use the Lagoon for year-end celebrations to find alternative venues.
- Reduce the amount of parking revenue collected by the Redondo Beach Marina this summer.

RECOMMENDATION TO SUSPEND OPERATION OF THE SEASIDE LAGOON'S WATER SWIM FEATURE

Page 8

- Affect the Harbor area restaurants, especially Ruby's Diner, that benefit from the 90,000+ people that patron the Lagoon's summer swim program.

During preparation of the follow-up report regarding interim use options for the facility, staff will have the opportunity to contact the Lagoon's summer users to make them aware of the LARWQCB's adverse water discharge actions and to further identify the impacts the swim feature's suspension will have on their activities. Staff hope to present the follow-up report to City Council on May 18, 2010.

**COORDINATION**

This staff report was prepared in coordination with the City Attorney's Office and staff in the Building and Engineering and Public Works Departments.

**FISCAL IMPACT**

The Seaside Lagoon's annual funding and expenditure figures, including traditional operation of the summer swim feature, are listed below. It should be noted that the operating deficit is supported by the Tidelands Fund and will not be significantly reduced by the suspension of the Lagoon's water feature. Most of the Lagoon's deficit, much like a park, is attributed to fixed costs associated with annual facility and grounds maintenance.

<u>Funding</u>		<u>Expenditures</u>	
Daily Admissions Fees	\$320,000	Program Personnel	\$201,019
Party/Facility Rental Fees	\$ 50,000	Maintenance Personnel	\$220,363
Donations	\$ 500	Maintenance & Operations.	\$105,170
		ISF Allocations	\$ 38,616
<b>TOTAL FUNDING</b>	<b>\$370,50</b>	<b>TOTAL EXPENDITURES</b>	<b>\$580,826</b>

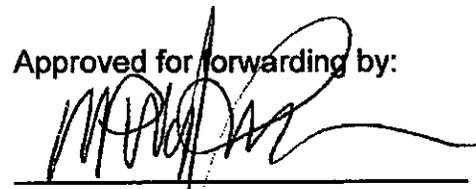
**Excess (Deficit) = (\$215,326)**

Staff will update the Seaside Lagoon's Fiscal Impact statement as part of the follow-up item for interim facility use options.

Submitted by:

  
 Michael Witzansky  
 Recreation and Community Services Director

Approved for forwarding by:

  
 Office of the City Manager



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# Administrative Report

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Commission Action Date: May 12, 2010

**To: MEMBERS OF THE RECREATION AND PARKS COMMISSION**

**From: MICHAEL WITZANSKY, RECREATION AND COMMUNITY SERVICES DIRECTOR**

**Subject: CAPITAL IMPROVEMENT PROJECT NEEDS FOR CZULEGER PARK AND PERRY PARK**

## RECOMMENDATION

Prioritize capital improvement project (CIP) needs for Czuleger Park and Perry Park.

## BACKGROUND

The City Council has requested that the members of the Recreation and Parks Commission evaluate the need for new play equipment and other improvements at Czuleger Park and Perry Park and establish CIP priorities for the two parks. In order to facilitate this process for the Commission, staff has provided the following general information about each park: 1) existing amenities/activities; 2) level of use; and 3) recent CIP project history. Staff has also provided information about the City's current CIP priorities for all park improvement projects.

### General Information: Czuleger Park and Perry Park

Czuleger Park is a rolling 3.3 acre park that runs from Catalina Avenue at Diamond Street past the Seascape Condominiums down to the Pier (see attached aerial map). The park is used primarily as a throughway to the Pier/Harbor area and has only a few amenities, specifically benches and a small elevated seating/staging area. As the Commission members recall, the City Council recently considered opening Czuleger Park to dogs, but ultimately decided that the health, safety, sanitation, and maintenance problems generated by such a use would be unacceptable. Approximately four years ago staff mailed a letter to neighborhood residents asking if they would like to see play equipment installed in the park. Over 90% of the respondents indicated that they did not want play equipment in the park and that they were very strongly opposed to this idea. As a result of the resident input, the play equipment project was scrapped.

Perry Park is a 3.86 acre community park located at Grant Avenue and Slauson Lane in North Redondo Beach. The park is heavily used and has numerous amenities/facilities including basketball courts, a portable skateboard area, a picnic area, a play area, a concession building, sports fields, restrooms, a teen center and a senior center/scout house. The park's play equipment was installed over 10 years ago and is in fairly good condition. The park itself was

improved approximately 10 years ago, with a new entry, pathways, signage, restrooms and landscaping. The senior center lobby was also expanded as a part of this project.

#### Potential Play Equipment Projects

Because Czuleger Park has no existing play area and because the park is located on a sloping land mass, the cost to install new play equipment could be expensive, as much as \$250,000. Though staff has not fully evaluated all constraints related to the construction of a play area on this type of terrain, the following potential issues have emerged: 1) Depending on the location of the play equipment, the project could involve substantial ramping in order to provide full ADA access from either the park's Catalina Avenue entrance or the Pier/Harbor entrance; 2) The project could require significant grading as well as relocation and compaction of soil in order to establish a flat area for the equipment; and 3) The installation of a play area on the flat area of the park adjacent to Catalina Avenue would not be a safe or appropriate choice given that parents would not want their children playing next to a busy commercial corridor. Other issues not related to construction include street access and noise: 1) There is no free parking in the area; residents arriving by car would have to use the Pier lots or would have to continuously feed the parking meters on Catalina Avenue; and 2) The residents of the Seascape Condominiums, located just north and south of the park, have made strong objections to any type of event or activity that generates prolonged noise in the park.

Because Perry Park has an existing play area, the installation of new play equipment would not be constrained by site issues. New play equipment and rubber surfacing for the park would cost roughly \$150,000. However, as indicated above, the existing play equipment is in fairly good condition and the Public Works Department has not had to replace any of the components or address safety issues at this play area. Additionally, because the park is located inland in North Redondo Beach, the play equipment is not corroded by the salt air that affects park amenities near the ocean.

#### Other Potential Park Improvements

As indicated above, Czuleger Park is used primarily as a throughway to the Pier and has few amenities. Potential improvement projects for the park could include the installation of barbecues, picnic tables, additional benches, additional pathways, shade structures, etc. Perry Park has numerous amenities and facilities and little space for any large scale improvements. However, projects providing small shade structures, additional benches and additional landscaping could improve the park.

#### Current 5-Year Capital Improvement Park Project Priorities

The City's current park project priorities, as established in the 2010-15 Capital Improvement Program, include the following:

La Paz Parkette Improvements (\$210,000): The play equipment at La Paz Parkette, located at 1916 Morgan Lane, is over 20 years old and is in severely deteriorated condition. The Public

## Administrative Report

CIP Priorities: Czuleger Park and Perry Park

Page 3

May 12, 2010

Works Department had to remove one of the slides from the play apparatus last year because of safety issues, and there is currently a large board nailed across that portion of the deck to prevent children from falling off the equipment. Additionally, the play area does not have rubber surfacing and is not ADA accessible. The City receives calls on a regular basis from neighborhood residents complaining about the condition of the play equipment in this parkette.

Veterans Park Play Equipment (\$205,000): While the play equipment at Veterans Park is only 10 years old, it is deteriorated and corroded as a result of exposure to the salt air from the ocean. The Public Works Department is monitoring the equipment for damage on a regular basis, and has already had to replace two spinners and two swing beams in the play area because of corrosion.

Alta Vista Tennis Courts Resurfacing (\$24,000): The surfacing at the Alta Vista tennis courts is deteriorating and tennis court rentals will be affected if it is not replaced within the next year.

Anderson Park Modular Building Demolition (\$76,100): The Modular Building has become an eyesore in Anderson Park, as it is over 25 years old and severely deteriorated. It is not safe for occupancy.

Dominguez Park/Dale Page Park Restroom ADA Improvements (\$259,862): Both of these park restroom buildings are non-ADA accessible, and both are in need of new fixtures and interior improvements. Some of the exterior siding and roof beams on the Dominguez restroom building also need repair or replacement due to dry rot and termite damage.

Veterans Bandshell Community Project (\$58,000): The bandshell is antiquated and deteriorated, and will be replaced with a contemporary park element developed through a public-private community partnership.

Redondo Beach Historical Museum Re-Roof (\$61,000): Though this building was recently strengthened and supported to address a problem with its back addition sinking into the Dominguez landfill, the Museum's roof was not repaired or replaced. Cornerstone Construction has indicated to staff that a new roof will be needed in the next two years.

Anderson Park Play Fountain (\$210,000): Due to funding constraints, the play fountain was demolished but not replaced as part of the Anderson Park Play Area Project. The Anderson Park Master Plan calls for the replacement of the play fountain. The City has received a large number of resident requests regarding a new fountain as well.

As this list of priority CIP projects makes clear, there are a number of park amenities and facilities in the City, such as the La Paz Parkette play equipment and the Anderson Park Modular Building, that are severely deteriorated and in need of immediate attention. Other facilities, such as the Alta Vista Tennis Courts, must be maintained or replaced because of revenue generating potential. Federal and state mandates require the City to ensure that facilities such as the Dominguez Park and Dale Page Park restroom buildings are accessible. Finally, resident input and a pro-active approach to safety and maintenance put projects such as

**Administrative Report**

CIP Priorities: Czuleger Park and Perry Park  
Page 4

May 12, 2010

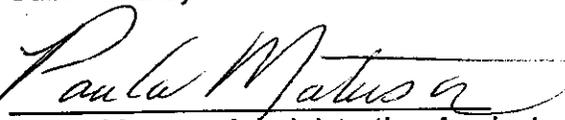
the Veterans Park Play Area, the Anderson Park Play Fountain, the Veterans Park Bandshell and the Historical Museum Re-Roof on the priority list.

Staff recommends that the Commissioners evaluate the Czuleger Park and Perry Park capital improvement project needs in light of the other pressing park needs in the City, and in light of the criteria staff has used to develop priorities for the 5-Year CIP. Though the emphasis for Czuleger Park and Perry Park is on prioritizing play area needs, the City Council is also requesting input on other CIPs that the Commissioners believe are needed for these parks.

**FISCAL IMPACT**

The cost of preparing this report is included within the Recreation and Community Services Department's portion of the adopted FY 2009-10 Annual Budget and is part of the department's annual work program.

Submitted by:

  
Paula Matusa, Administrative Analyst  
Recreation and Community Services

Approved for forwarding by

  
Michael Witzansky  
Recreation and Community Services  
Director

Attachment:

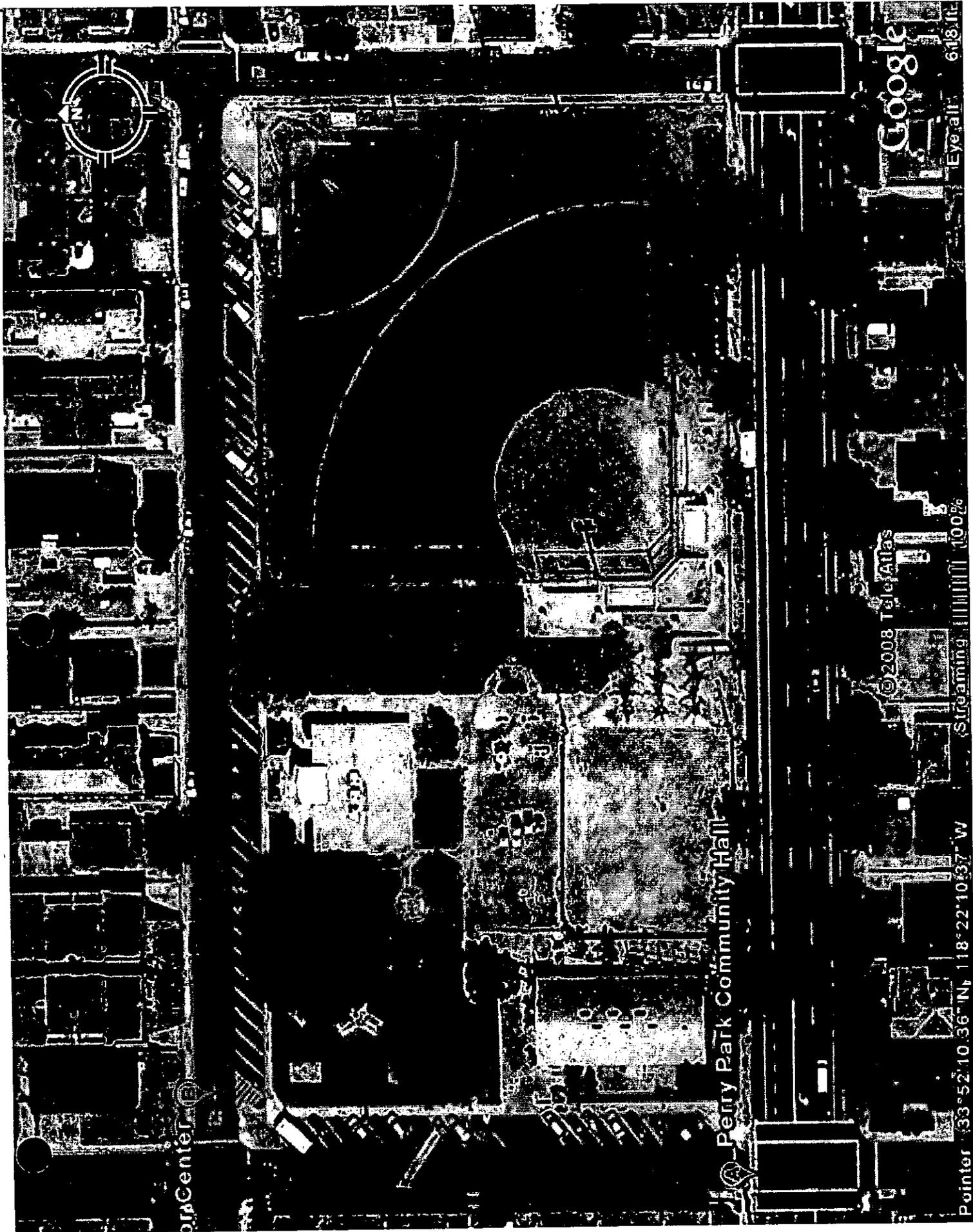
- Aerial Maps, Czuleger Park and Perry Park



CZULEGER PARK, REDONDO BEACH



F



Center

Perry Park Community Hall

©2008 TeleAtlas

Google

Pointer 33° 52' 10.36" N, 118° 22' 10.37" W

EyeBall

618 ft

Streaming 100%