

REPORT OF GENERAL MANAGER

NO. 05-267

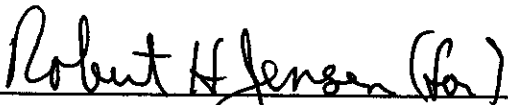
DATE October 6, 2005

C.D. 4

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: PAN PACIFIC PARK - APPROVAL OF AN EXTENSION OF RIGHT-OF-ENTRY PERMIT NO. 512 TO THE LOS ANGELES HOLOCAUST MEMORIAL MONUMENT FUND ON A MONTH-TO-MONTH BASIS FOR A PERIOD NOT TO EXCEED ONE YEAR

J. Combs	_____	J. Kolb	_____
H. Fujita	_____	F. Mok	_____
S. Huntley	_____	K. Regan	_____
B. Jensen	_____	*M. Shull	<u>MO</u>



 General Manager

Approved _____ Disapproved _____ Withdrawn _____

RECOMMENDATION:

1. Authorize staff to extend temporary Right-of-Entry Permit No. 512 issued to the Los Angeles Holocaust Memorial Monument Fund (Fund) for the continued operation and maintenance of the Los Angeles Holocaust Monument located in the Department's Pan Pacific Park on a month-to-month basis under the same terms and conditions for a period not to exceed one year;
2. Authorize staff to continue the monthly payment of \$3,600.00 from Dept. 88, Fund 302, Account No. 6030 (leasing expense) towards the Fund's total costs for the maintenance, security and other expenses associated with the Monument; and,
3. Direct staff in cooperation with the City Attorney's Office, to negotiate a long-term maintenance and security agreement with the Fund to be presented for Board and City Council approval.

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SUMMARY:

The Los Angeles Holocaust Monument (Monument) is located on a portion of Pan Pacific Park which became a City park when the City and County of Los Angeles entered into a Cooperative Agreement in 1998. Prior to 1998, the County of Los Angeles was responsible for the operation and maintenance of the park, including the Monument. Due to severe financial constraints, the County was in the process of closing down the park when the City decided to take over operations and maintenance of the park. The State of California is the current owner of the land the park is on but is in the process of transferring ownership to the City.

The Los Angeles Holocaust Memorial Monument Fund (Fund) has been providing maintenance and security services to the Monument for the City of Los Angeles since 1998. Through Board Report No. 435-98, the Board approved the issuance of a three (3) year interim revocable permit to the Fund, which included monthly payments for maintenance and security services at the Monument. At that time, it was estimated that it would cost the City over \$6,000.00 per month to provide maintenance and security services at the Monument. The initial monthly cost for the services rendered by the Fund was \$3,200.00 per month. This was significantly less than Department cost estimates. The monthly payments have increased over the years to \$3,600.00 per month to account for higher costs due to inflation but are still significantly lower than Department cost estimates. From 1998 to 2001, the Fund operated and maintained the monument under Permit No. 462 as authorized through Board Report No. 435-98. Since 2001, the Fund has operated and maintained the monument under Permit No. 512. The issuance of this permit was authorized through Board Report No 02-29 and essentially replaced the previously issued Permit No 462. On September 14, 2004, (Board Report No 04-287), the Board granted a one-year extension to Permit No. 512.

The current permit will expire October 1, 2005. By authorizing the Department to extend the permit on a month-to-month basis for a period not to exceed one year, staff will have the time to negotiate a maintenance/security agreement with the Fund or other qualified non-profit organizations while allowing the Fund to continue providing services at the site. It is estimated that staff, with the assistance of the Office of the City Attorney, can complete the draft agreement within the next twelve months. The completed draft agreement will then be presented to the Board for approval.

The maintenance services provided by the Fund during this extended period include cleaning the Monument, repairing Monument fixtures and structures and maintaining or replacing the surrounding landscape. Other Fund-provided services include having a security guard at the Monument from 9 am to 9 pm seven days a week with four additional security visits each night. Staff has recently reviewed the level of services provided by the Monument and is satisfied with the level of service being provided.

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FISCAL IMPACT STATEMENT:

Department Staff has estimated that it would cost the City over \$6,000.00 per month or \$72,000.00 per year to provide maintenance and security services at the Monument. Should the Board approve this one (1) year extension, the City's actual cost would be \$3,600.00 per month or \$43,200.00 per month. This will be a savings of \$2,400.00 per month or \$28,800.00 per year. There are adequate funds in the leasing account (Department 88, Fund 302, Account No. 6030) to pay for these costs.

This Board Report was prepared by Cid Macaraeg, Senior Management Analyst II, Real Estate and Asset Management.