

REPORT OF GENERAL MANAGER

APPROVED
SEP 07 2011

NO. 11-243

DATE September 7, 2011

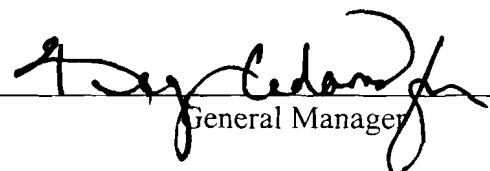
C.D. 1

**BOARD OF RECREATION
and PARK COMMISSIONERS**

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: VALENCIA TRIANGLE (WEST 8TH STREET AT VALENCIA STREET) – FINAL APPROVAL FOR THE CREATION OF THE FRANCISCO MORAZAN CENTRAL AMERICA COMMUNITY SQUARE AND PLACEMENT OF A MAP AND BUST; ISSUANCE OF RIGHT OF ENTRY PERMIT; PROPOSED NAMING AS FRANCISCO MORAZAN CENTRAL AMERICA COMMUNITY SQUARE AND INSTALLATION OF APPROPRIATE PARK SIGNAGE

R. Adams	_____	K. Regan	_____
H. Fujita	_____	*M. Shull	<u>anf</u>
V. Israel	_____	N. Williams	_____



General Manager

Approved _____ Disapproved _____ Withdrawn _____

RECOMMENDATIONS:

That the Board:

1. Grant final approval for the creation of the Francisco Morazan Central America Community Square (Morazan Square) and placement of a map and bust at the Valencia Triangle (West 8th Street at Valencia Street), as described in the Summary of this Report;
2. Direct staff to issue a Revocable Right of Entry Permit to El Rescate and/or its contractor to allow for the construction of the Morazan Square;
3. Authorize Department staff to negotiate a long-term agreement with El Rescate for the construction, operation and maintenance of the Morazan Square and direct staff to present to the Board the agreement for approval;
4. Grant final approval for the naming of the park currently known as Valencia Triangle as Francisco Morazan Central America Community Square; and,
5. Authorize the installation of the appropriate park signage.

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SUMMARY:

On July 13, 2011, the Board of Recreation and Park Commissioners (Board) approved Board Report No. 11-208 which granted conceptual approval for the creation of the Morazan Square and placement of a map and bust at the Valencia Triangle. The Valencia Triangle is a triangular piece of property owned by the Department of Recreation and Parks (RAP) and located at West 8th Street at Valencia Street just west of downtown. The triangle measures about 2,693 square feet and is currently a dirt lot with one tree (Exhibit A).

As part of the RAP's approval process, a community meeting was conducted to present the project and gauge community support for the proposed project. This meeting was held at the Community Redevelopment Agency's California Westlake Project Area Committee (PAC) meeting on August 10, 2011. At this meeting, a representative of Council District 1 (CD1) presented the plans for the proposed Morazan Square, including the bust. The presentation included the proposed design for the site and a request for PAC input and public comments. After hearing public comments in favor of the project, and making recommendations regarding the proposed landscaping, the PAC voted unanimously to submit a letter of support for the project.

As indicated in the previous report approved by the Board, El Rescate, a non-profit organization that works for economic and social justice for Central Americans and other Latinos in the United States, presented the proposal for the creation of the Morazan Square. Their offices are located at 1501 West 8th Street, which is across the street from the Valencia Triangle.

The reason for the creation of the proposed monument square, Francisco Morazan, is a Central American hero who fought for justice and the unification of the Central American countries in the early to mid-19th Century. He was the President of the United Provinces of Central America (1830-40), and an outstanding military and political hero of Central America from 1827 until his death in 1842.

The bust of Francisco Morazan, which will be a focal point of the proposed square, was sculpted by Johnny Saucedo Castillo Christian McDonald. Mr. McDonald was born in 1977 and is the fourth son of ceramist Leticia Castillo and painter Victor McDonald. He has studied art in Honduras, Guatemala, Cuba and Spain. He graduated with a Master of Arts degree from the Escuela Nacional de Bellas Artes in 1994. He has won twenty four national competitions and received numerous international awards. His work crosses Europe, America and Asia.

Construction plans for the proposed Morazan Square and bust have been reviewed by RAP staff and found to be in order and recommended for approval. It is estimated that the construction cost for the project is approximately \$100,000. El Rescate has obtained a \$100,000 grant from

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the Community Redevelopment Agency of the City of Los Angeles (CRA/LA) for the construction.

El Rescate has committed to operating and maintaining the Morazan Square upon its completion and at no cost to RAP. El Rescate has also agreed to provide RAP with a \$10,000 security deposit that may be used by RAP to either remove or maintain the square should El Rescate fail to satisfy its commitments. Preliminary negotiations for the drafting of a long-term agreement for the maintenance and operation of the Morazan Square have been conducted. It is anticipated that a final draft agreement should be completed soon and will be presented to the Board for final approval within the next few months.

In the meantime, due to the nature of the grant funds obtained, El Rescate, with the support of CD1, has requested that construction begin as soon as possible. Therefore, staff recommends the approval of the issuance of a Right-of-Entry Permit to allow this work to start.

Staff has determined that the subject project will consist of the issuance of a permit for the construction of a small monument, and therefore, is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article III, Section 1, Class 4(7) and Class 11(1, 6) of the City CEQA Guidelines.

Should the Board decide to grant final approval for the creation of the Morazan Square, staff recommends that the Board also approve the renaming of the Valencia Triangle to the Francisco Morazan Central America Community Square and authorize the installation of the appropriate park signage. Due to the size, placement, and amenities at this location, Department staff does not find that the park would be competitive for the selling of naming rights. However, the formal naming of a new park does not prohibit subsequent naming requests.

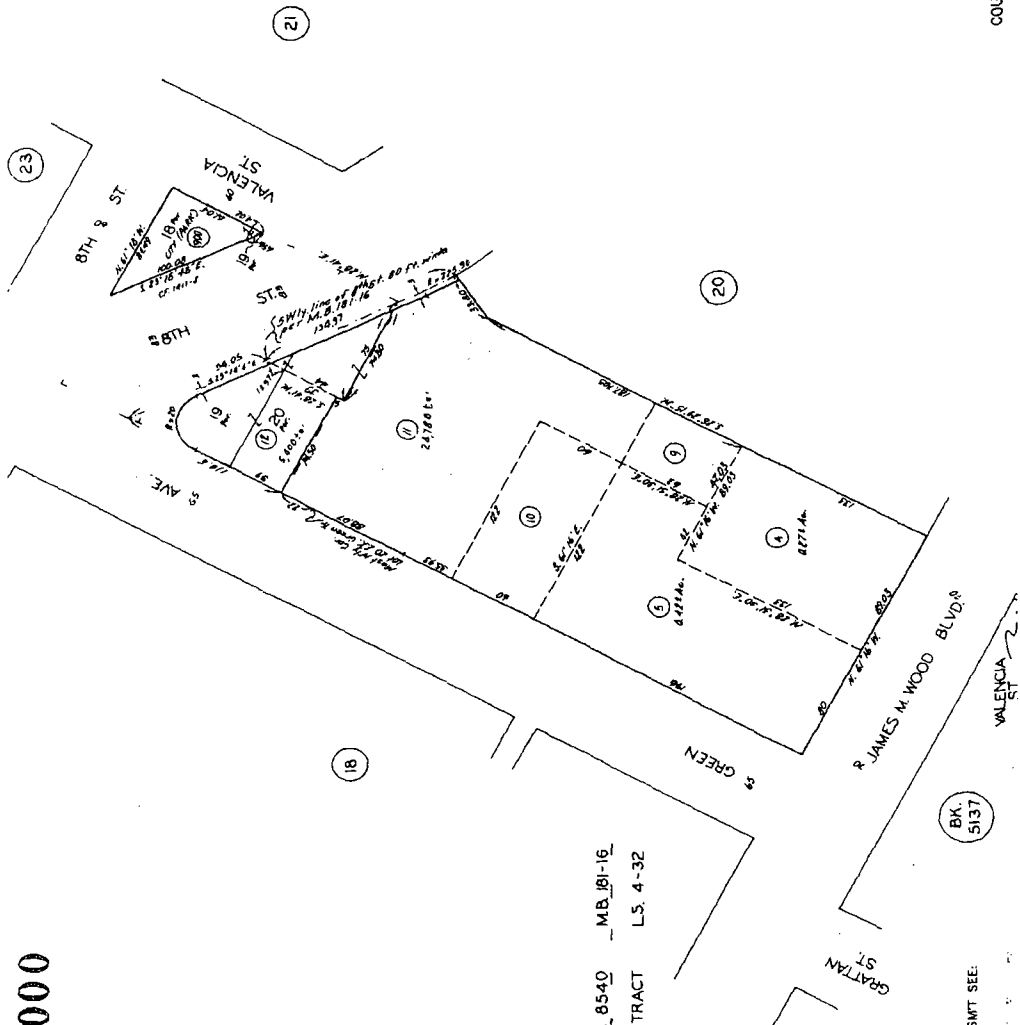
The CD1, Metro Region management, and staff support this project at the Valencia Traingle.

FISCAL IMPACT STATEMENT:

As previously stated, the construction, maintenance and operation for the site will be at no cost to the Department. However, should the Department need to take over these responsibilities, daily maintenance obligations would be added to an existing Metro Region park maintenance route. The estimated annual cost for part-time staff, maintenance materials and supplies is \$15,000

This report prepared by Cid Macaraeg, Sr. Management II, Real Estate and Asset Management, Planning, Construction and Maintenance Branch.

5142 19 2000
SCALE 1" = 60'



TRACT NO. 8540 MB. 191-16
E.K. GREEN TRACT L.S. 4-32

CODE 12706

BK. 5137

FOR PREV. ASSMT SEE: 83-19

ASSESSOR'S MAP
COUNTY OF LOS ANGELES, CALIF.