

SUBSTITUTE 23

MOTION

The City owns a vacant street triangle at the corner of Gage Avenue and Avalon Boulevard per the attached legal description in Council District Nine. The Los Angeles Neighborhood Land Trust (LANLT) has applied for and been awarded funds from Proposition K (\$213,000) and First 5 LA (\$150,000) to develop a park on the Gage and Avalon site. To satisfy the terms of the Prop K agreement, LANLT will develop, operate, and maintain the site for the duration of the lease agreement with the Department of Recreation and Parks (RAP). To allow RAP to expand green space in the area and contract with LANLT to develop a park at the Gage and Avalon site, jurisdiction of the land should be transferred from GSD to RAP.

I THEREFORE MOVE that the Department of General Services be instructed to effectuate a non-financial transfer of jurisdiction of the street triangle at the corner of Gage Avenue and Avalon Boulevard per the attached legal description to the Department of Recreation and Parks.

I FURTHER MOVE that the Board of Recreation and Parks be requested to consider, approve, and accept the transfer of jurisdiction of the street triangle at the corner of Gage Avenue and Avalon Boulevard per the attached legal description and dedicate it as park property in perpetuity.

I FURTHER MOVE that the Department of Recreation and Parks be requested to: (1) enter into a 15-year lease agreement, beginning on the construction completion date, with Los Angeles Neighborhood Land Trust; (2) provide a right-of-entry permit to LANLT; and (3) pursue a street vacation of the public right-of-way, included in the attached legal description.

I FURTHER MOVE that the Bureau of Engineering be authorized to issue construction permits as necessary to the Los Angeles Neighborhood Land Trust.

PRESENTED BY: *Jan Perry*
JAN PERRY
Councilmember, 9th District

SECONDED BY: *Paul Robinson*

JAN 29 2013

[Handwritten signature]

ORIGINAL

EXHIBIT 'A'
LEGAL DESCRIPTION

THOSE PORTIONS OF LOTS 3 THROUGH 7 OF BLOCK "C" OF THE STRONG AND DICKINSON'S ASCOT SOUTH PARK TRACT, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 9 PAGE 1 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, TOGETHER WITH THAT PORTION OF THE ALLEY BOUNDED BY LOTS 4,5,6 AND THE RIGHT OF WAY LINES OF GAGE AVENUE, ALSO TOGETHER WITH THAT CERTAIN STRIP OF LAND INSIDE THE RIGHT OF WAY OF GAGE AVENUE, THE NORTHERLY LINE OF WHICH IS PARALLEL WITH AND DISTANT 26 FEET NORTHERLY AND MEASURED AT THE RIGHT ANGLE FROM THE NORTHERLY LINE OF SAID LOTS 5 AND 6, OF THE ABOVE MENTIONED TRACT, BOUNDED BY THE FOLLOWING DESCRIBED LINE:

BEGINNING AT THE INTERSECTION OF A LINE PARALLEL WITH AND DISTANT 15 FEET WESTERLY MEASURED AT THE RIGHT ANGLE FROM THE EASTERLY LINE OF SAID LOTS 2,3, 4 AND 5, OF SAID TRACT AND ITS NORTHERLY PROLONGATION, WITH A LINE PARALLEL WITH AND DISTANT 26 FEET NORTHERLY MEASURED AT RIGHT ANGLES FROM THE NORTHERLY LINE OF SAID LOT 5; THENCE EASTERLY ALONG SAID LAST MENTIONED PARALLEL LINE 2 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 10 FEET AND BEING TANGENT AT ITS POINTS OF ENDING TO A LINE PARALLEL WITH AND DISTANT 3 FEET WESTERLY MEASURED AT THE RIGHT ANGLES FROM SAID EASTERLY LINE; THENCE SOUTHEASTERLY ALONG SAID CURVE TO SAID POINT OF ENDING IN SAID LAST MENTIONED PARALLEL LINE; THENCE SOUTHERLY ALONG SAID LAST MENTIONED PARALLEL LINE, 87.77 FEET TO A BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 15 FEET; THENCE SOUTHWESTERLY AND WESTERLY ALONG LAST SAID CURVE THROUGH A CENTRAL ANGLE OF 113°13'52", AN ARC DISTANCE OF 28.64 FEET TO THE BEGINNING OF A COMPOUND CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 406 FEET; THENCE NORTHWESTERLY ALONG SAID COMPOUND CURVE THROUGH A CENTRAL ANGLE OF 6°56'15", AN ARC DISTANCE OF 49.16 FEET; THENCE NORTHWESTERLY ALONG A LINE TANGENT TO SAID LAST MENTIONED CURVE, A DISTANCE OF 88.37 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 556.38 FEET; THENCE NORTHWESTERLY ALONG LAST SAID CURVE THROUGH A CENTRAL ANGLE OF 10°44'28", AN ARC DISTANCE OF 104.30 FEET TO A POINT OF CUSP WITH A LINE PARALLEL WITH AND DISTANT 26 FEET NORTHERLY MEASURED AT THE RIGHT ANGLES FROM THE NORTHERLY LINE OF SAID LOTS 5 AND 6; THENCE EASTERLY ALONG SAID PARALLEL LINE A DISTANCE OF 223.50 FEET MORE OR LESS TO THE POINT OF BEGINNING

Except there from that portion of Lot 2 of said Strong and Dickinson's Ascot South Park Tract lying within the above described boundary.

THIS DESCRIPTION IS NOT TO BE USED FOR INSURANCE PURPOSES NOR IS IT TO BE USED FOR THE PURPOSE OF SALE, LEASE OR FINANCING THAT MAY BE A VIOLATION OF THE STATE MAP ACT OR LOCAL ORDINANCES. SAID LEGAL DESCRIPTION WILL HAVE TO BE REWRITTEN BASED ON ACTUAL LAND SURVEY AND MATHEMATICAL CLOSURE OR/AND APPROVED BY THE LICENSED LAND SURVEYOR:

END OF LEGAL DESCRIPTION