

MOTION
ECONOMIC DEVELOPMENT

On September 16, 2016, Council took actions related to funding a Leimert Park Market Study focused on the re-use potential of various City-owned surface parking lots in Leimert Park adjacent to the Metro Crenshaw light rail line station (C.F. 15-0640). The Municipal Parking Lots located at 3416 West 43rd Street (A.P.N. 5024-018-901 & 5024-018-902) (the westerly site) and 4300-4326 South Degnan Boulevard (A.P.N. 5024-019-906 & 5024-019-907) (the easterly site) are operated by the Department of Transportation (DOT) and the General Services Department (GSD) to provide public parking for the commercial and cultural amenities of Leimert Park. The Market Study was aimed at providing an analysis of potential development scenarios that could result in both private development and public improvements, evaluate current and future parking needs, and identify alternatives to integrate parking into any development scenario.

Leimert Park has experienced significant public and private investment including the expansion of the Metro Crenshaw Line to LAX, Destination Crenshaw Boulevard streetscape improvements. According to the Market Study prepared by HR&A Advisors, Inc. for the Economic and Workforce Development Department, there is potential market demand for residential, retail, and office in the area surrounding Leimert Park Village but residential is the highest performing use and most likely to succeed on the subject sites. To further research the development potential of the this area, Council action is needed to issue a Request for Information (RFI) for the City-owned lots that would provide the development community an opportunity to suggest alternate or modified uses that would better serve the community.

I THEREFORE MOVE that Council authorize the General Manager, or designee, of the Economic and Workforce Development Department, in consultation with the City Administrative Officer, Chief Legislative Analyst, and any other City agencies as needed, to issue a Request for Information (RFI) to assess development interest for City-owned property located at 3416 West 43rd Street (A.P.N. 5024-018-901 & 5024-018-902) and 4300-4326 South Degnan Boulevard (A.P.N. 5024-019-906 & 5024-019-907) in the Leimert Park community of Los Angeles and also provides an opportunity to the development community to suggest alternate or modified uses and possible public-private partnerships involving the City-owned property.

PRESENTED BY:



HERB J. WESSON, JR.
Councilmember, 10th District

SECONDED BY:



ORIGINAL

JUL 03 2019

