



MOUNTAINS RECREATION & CONSERVATION AUTHORITY

Los Angeles River Center & Gardens
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MEMORANDUM

TO: The Governing Board

FROM:  Joseph T. Edmiston, FAICP, Hon. ASLA, Executive Officer

DATE: December 4, 2013

SUBJECT: **Agenda Item VII: Consideration of resolution authorizing entering into a an easement agreement with the Mar Vista Family Center for water line installation and maintenance for the Ballona Creek Trail and Bike Path Improvement Project.**

Staff Recommendation: That the Governing Board adopt the attached resolution authorizing entering into an easement agreement with the Mar Vista Family Center for water line installation and maintenance for the Ballona Creek Trail and Bike Path Improvement Project.

Background: The Ballona Creek Trail and Bike Path Improvement project will create a 0.5 mile greenway between the improved Inglewood Gateway and the 405 Freeway. The project locations are separated into and identified as Areas 1, 2 and 3. As part of the project improvements, MRCA crews have already installed a decomposed granite pedestrian path, replaced old chain link with new tubular steel fencing in two areas, and installed interpretive signs adjacent to the future greenway. MRCA has contracted with Los Angeles Conservation Corps (LACC) to install the native landscaping and irrigation in all 3 Areas. Some irrigation work has already been completed in Area 1 however, Areas 2 and 3 of the greenway have been on hold as a result of difficulty finding a feasible location to install the water meter and irrigation mainline to connect to the "lateral" irrigation lines.

MRCA Staff and LACC have spent considerable time investigating possible solutions and conducting numerous meetings with the Mar Vista Family Center (MVFC) and their neighbor to the west (the Rand Family) in order to negotiate an easement agreement for the placement of the irrigation mainline through their shared driveway to connect to the water meter at the sidewalk. LACC crews plan to keep the mainline work on MVFC-owned portion of the driveway. Consequently, the easement agreement is only required between MRCA and MVFC. In exchange for granting the easement, the MRCA will agree to release the MVFC and associated entities from any liability relating to the project. The water meter will be installed by City of Los

Angeles Department of Water and Power (DWP) on the side walk at the terminus of the driveway once the easement is executed.

MRCA's legal counsel is currently working with MVFC counsel to establish the easement agreement, which as mentioned will allow for the installation of the irrigation mainline, ultimately connecting to the backflow prevention device and lateral irrigation lines in Areas 2 and 3. Once the easement is in place, LACC will move forward with completing the irrigation and planting installation for the entire greenway. The work is anticipated to commence early next year (2014).