COUNCIL COMMITTEE REPORT
OPEN SPACE, ENVIRONMENT AND SUSTAINABILITY COMMITTEE

Date: June 24, 2015

Agenda Item #: 7

Agenda Item: Briefing and discussion of: 1) construction staging, future use, and dedication for park and recreational purpose of 64 Rainey Street; and 2) future dedication for park and recreational purposes of the Emma S. Barrientos Mexican American Cultural Center.

Vote No action was taken.

Sponsors/Department: Parks and Recreation Department, Public Works Department, and Office of Real Estate Services

Summary of Discussion

Ricardo Soliz, Division Manager for the City's Parks and Recreation Department, provided a detailed history of 64 Rainey Street in regards to the City Council's action on the property. Since its acquirement in 2003, the property has been managed by the City's Public Works Department with participation from the Parks and Recreation Department and the Office of Real Estate Services. In October 2012, a Council Resolution directed the City Manager to remove the parcel for sale, develop a range of development options to address the needs of the MACC, and incorporate the land into the ESBMACC master plan.

In June 2015, the MACC Board considered and supported the developer's request to use 64 Rainey Street as a staging area for 2 years which would then be expressly dedicated as city-owned parkland and to support a permanent use of 25 feet along the northern boundary line to build a living wall in lieu of a solid firewall. Compensation for this use would include a financial contribution from the developer in the amount of $400,000 to include design and construction of a pocket park after the two years, assistance with supporting the master planning of Phase II of the MACC, and absorbing all maintenance costs of the park in perpetuity.

The City's Office of Real Estate Services has ordered an appraisal for 64 Rainey Street and a value of what the staging area would be for the next two years. The City's Law department will be making a determination on the legality and the instrument that could be used if the City Council desires to grant the 25 foot easement. The Law department would then need to proceed in reviewing the request proposed by the developer while determining terms and conditions for the use of 64 Rainey Street for temporary staging in return for developing a pocket park.

Finally, the Public Works Department concluded the discussion by reminding the committee that

the alley way and public right-of-way both serve a public purpose and so it would be difficult to recommend a vacation of the alley way as part of any future plans. Additionally, the 25-foot no build zone must remain even after the property has dedicated the parkland.

Public Comments

- Juan Oyervides spoke against.
- Anita Quintanilla donated her time to Juan Oyervides.
- Peggy Vasquez donated her time to Juan Oyervides.
- Cynthia Vasquez Revilla donated her time to Juan Oyervides.
- Skylar T. Bonilla donated her time to Juan Oyervides.
- Kitty McMann spoke in favor.
- Ben Siegel spoke in favor.
- Paul Saldaña spoke against.
- David King donated his time to Paul Saldaña.
- Valerie Menard spoke against.
- Carter Sackman spoke in favor.
- Michelle Lynch donated her time to Carter Sackman.
- Amanda Polcan donated her time to Carter Sackman.
- Jake Henderson donated his time to Carter Sackman.
- Daniel Llanes spoke against.
- Gloria Pennington's email spoke against and was read into the record.

Direction
Allow staff to address any remaining questions from the committee to clarify the details of the proposal and alternatives at a future time. Action may be considered at the August 6 regular City Council meeting.

Recommendation
No formal recommendation made. The Committee was not prepared to make a decision due to the lack of additional information.