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*Executive Director*

April 6, 2021

Ms. Carrie Scoville, President  
Central San Pedro Neighborhood Council  
1840 S. Gaffey Street, Box 212  
San Pedro, CA 90731

Ray Regalado, President  
Northwest San Pedro Neighborhood Council  
638 S. Beacon Street, Box 688  
San Pedro, CA 90731

Mr. Doug Epperhart, President  
Coastal San Pedro Neighborhood Council  
1840 S. Gaffey Street, Box 34  
San Pedro, CA 90731

**SUBJECT: RAIL RIGHT-OF-WAY**

Dear Ms. Scoville, Mr. Regalado, and Mr. Epperhart:

Thank you for your letters commenting on rail right-of-way and the proposed Housing Authority of the City of Los Angeles Harbor Boulevard Improvements Project (HACLA Project). Since receipt of your respective letters, I am encouraged by your continued dialogue with City of Los Angeles Harbor Department (Harbor Department) staff during our monthly Neighborhood Council and Chambers of Commerce Presidents' meeting and understand that during the most recent meeting, several of the concerns raised in your letters have been addressed by staff to your satisfaction. I encourage you to continue to utilize this and other forums to dialogue with the Harbor Department on issues that are important to the community. Working together and partnering with our local Neighborhood Councils and Chambers of Commerce has always been and remains a priority for me.

Proposed Project

The HACLA Project consists of new open space access over 15,600 square feet of space between 1<sup>st</sup> Street and 3<sup>rd</sup> Street along the eastern side of Harbor Boulevard. The HACLA Project provides the local community and residents of the Rancho San Pedro public housing site direct access into the existing Harbor Boulevard Parkway and its associated public access amenities. Currently, direct access to the existing Harbor Boulevard Parkway from 1<sup>st</sup> Street and 3<sup>rd</sup> Street is impeded by fencing.

The HACLA Project would be primarily funded by the United States Department of Housing and Urban Development (HUD) Choice Neighborhoods Planning Grant. Outside Harbor Department investment to clear the site for construction, HACLA proposes to use \$950,000 in HUD funds leveraged with \$250,000 in Community Development Block Grant funding from the City of Los Angeles and at least \$200,000 from HACLA to fund the entire project cost, including all construction costs.

#### Suspended Red Car Trolley Program

As you are aware, the HACLA Project is located on the abandoned rail previously used by the suspended Red-Car Trolley. There are no plans to reinstate the Red Car Trolley, as originally designed in the 2009 Waterfront Red Car Line Expansion Feasibility Report due to feasibility limitations including capacity, functionality, and cost. The long-term vision for public transportation intended to connect various amenities on the LA Waterfront will be analyzed in the coming year as larger developments, including West Harbor; AltaSea; Cabrillo Way Marina; Outer Harbor Cruise Terminal; Warehouse One; and Crafted, are built and/or stabilized. As these developments come online, vehicular and pedestrian movement patterns around the LA Waterfront will solidify, allowing for better public transportation modal development decisions to be made.

Regardless of this HACLA Project and other open-space and commercial projects, the Harbor Department continues to maintain right-of-way throughout the LA Waterfront to adequately address future transportation and connectivity needs as this waterfront development district matures. Connectivity remains a high priority for the LA Waterfront. The HACLA Project does not limit future opportunities and improves public access for important community members into the LA Waterfront.

#### Outreach

The proposed HACLA Project is the result of a year-long process of community input and a public prioritization process resulting in formal actions of a community led Action Activity Selection Panel. HACLA developed a list of projects, including the HACLA Project, to propose for HUD funding with the goal to spark transformation in and around San Pedro.

#### Process

The HALCA Project has received support letters from the Rancho San Pedro Resident Advisory Council, San Pedro Chamber of Commerce, San Pedro Historic Waterfront Business Improvement District, and National Museum of the Surface Navy at the Battleship IOWA. A proposed Memorandum of Understanding (MOU) delineating the respective responsibilities between HACLA and the Harbor Department is scheduled for Board of Harbor Commissioners (Board) consideration on their regularly scheduled meeting on April 15, 2021.

Please continue to dialogue with the Harbor Department at our monthly meetings. Remain in contact with Community Affairs Advocate Augie Bezmalinovich for updates and with any questions or concerns.

Sincerely,

A handwritten signature in black ink, appearing to read 'E. Seroka', with a long horizontal flourish extending to the right.

**EUGENE D. SEROKA**  
Executive Director

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