



# Ocean Charter School

## Mobility Plan Report Update

### August 2023

#### **Purpose:**

The purpose of this Mobility Plan is to address mobility related impacts of the Ocean Charter School Project including traffic, student drop off and pick up, onsite parking, offsite parking, special event parking and neighborhood impacts which were identified during the approval process. It is also a tool to allow the Ocean Charter School administration to address issues as they come up during the operation of the school through periodic updates.

#### **Summary:**

The following is a mobility plan update for the Ocean Charter School's new school project located at 12870 Panama Street in Los Angeles California. This is an update from plans and issues that were identified in public and community meetings held in 2019 when the project was going through the approval process. A number of documents were compiled, at the time, as part of the official approval process that are included as part of this plan.

The school first opened its doors during the Spring of 2021 with a limited enrollment due to the COVID -19 pandemic. This limited enrollment reduced the school's operations during the first year of operation. The school opened its doors with full enrollment in the fall of 2021. Since then, the school has been in operation for in person full time.

#### **Background:**

The Ocean Charter School (OCS) applied for and received funding from the State Allocation Board to construct a new school to house their K-8 school population on a permanent location. After a long search, the school purchased a site on Panama Street in the City of Los Angeles. Panama Street is a short residential street between Alla Road and Little Culver at McConnell Avenue. It runs parallel to Culver Boulevard. The site purchased was owned by Teledyne, an industrial company, which over the years operated as a research and manufacturing facility on the site. Prior to Teledyne, there was a food delivery operation with refrigerated trucks, repair facilities and fuel storage tanks.



The Ocean Charter School purchased the property and built a school campus with a combination of State and LAUSD funding. All State and LAUSD approvals were received prior to construction. Additionally, the project was reviewed and approved by local community planning groups.

### **Project Approval Summary:**

- The California Department of Education site plan approval
- Department of Toxic Substance Control approval
- Approval of the CEQA Report by the LAUSD Board
- Completion of a Traffic Study as part of the CEQA Report which was reviewed by the LA Department of Public Works and LA Department of Transportation (LADOT). In addition to the traffic study a safe walking and Bicycle routes plan was done
- Structural Plan approvals through the California Division of the State Architect (DSA)
- Funding approvals by the Office of Public School Construction and the State Allocation in order to receive state voter approved school construction bonds
- Funding approval by the Los Angeles Unified School District in order to receive local voter approved district facility bond funds
- The project counted on oversight by a full time State DSA certified inspector, A Construction Management Company hired by OCS, a Project Management company hired by OCS, a facility consultant specializing in state approvals and the LAUSD Charter Facility staff.
- Meetings were held with LADOT to discuss warning signs, safety devices, drop off areas in front of the school and off-site areas on Little Culver, painted cross walks and neighborhood parking issues.
- Approvals by local Community and Neighborhood planning groups

### **Actions Taken by OCS**

The following are steps that OCS has taken to comply with CEQA and Community Meeting issues and concerns:

1. Staggered Drop off and pick up times in front of the school:
  - TK/K drop off starting at 7:30am and pick up at 2pm
  - 1<sup>st</sup> - 3<sup>rd</sup> grade drop off starting at 7:30 am and pick up at 2:30pm
  - 4<sup>th</sup> – 8<sup>th</sup> grade drop off at 7:45 am and pick up at 3:15 pm
2. Drop-off and pick-up area off site on Little Culver:
  - In order to relieve congestion in front of the school, an offsite drop off and pick up location was proposed as part of the original project approval.



- OCS staff is currently walking 4th graders to this location for daily pick-up at dismissal time which is depicted on maps in attachment 6.
  - About 50 students are picked up at this location.
3. Paid OCS staff monitors the onsite drop off and pick up operation in the am and pm. Parents in non-compliance are advised immediately or they receive official notification to correct their non-compliance issue.
  4. The City traffic and parking enforcement is called to help with noncompliance issues.
  5. OCS sends out updates to parents via email and calls about parking and drop off issues.
  6. Updated Parent/Student Handbook 2023-24 to reflect input from neighbors about no staff parking on Beethoven as it causes more congestion when parents come for drop-off and pick-up.
  7. In collaboration with LADOT, OCS has created a Student Safety Patrol Team with uniforms to help direct students during the drop off and pick up times.
  8. No U-turns on Panama are allowed in addition to no parking in red areas or in neighborhood driveways. Paid OCS staff are monitoring our valet lane and the street generally along Panama.
  9. Safe walking and biking is encouraged by OCS based on the Safe Pedestrian Route Study originally prepared for the project. It is estimated that at least 10% of the students either walk or ride their bikes. The first bike rack was installed upon completion of the site construction; the second bike rack was installed during the 22-23 school year to accommodate the growing number of bicycles being ridden to campus. Carpooling is highly encouraged.
  10. OCS addresses issues and complaints by neighbors as soon as they come up as quickly as possible.
  11. Continuous collaboration with LADOT to review signage and other traffic safety issues. OCS requested no school parking signs along Panama, but was denied by LADOT. OCS regularly requests parking enforcement to monitor the street. OCS requests support from our Council Member's office with LADOT to regularly monitor and ticket as needed during peak drop-off/pick-up times.

**The following issues will continue to be monitored as the school grows:**

1. Drop off and pick up compliance off-site in the neighborhood
2. Parent and staff parking in the immediate neighborhood
3. Special event parking locations: OCS continues to reach out to neighboring businesses to obtain off street parking for school use and events. To date, no local businesses have been willing to let OCS staff or families park in their facility. Meeting held with creative office space neighbors (Mar Ventures and Continental



Development) on 8/30/23 confirmed that they are not able/willing to allow any OCS parking for staff or parents on their site.

4. Continued compliance Mobility Plan issues and with CEQA mitigation measures
5. Monitor complaints from the neighborhood and address them as soon as possible
6. Monitor issues with cars backing up on the streets during pick up times and make adjustments as needed
7. Work with LADOT to upgrade traffic safety as needed
8. Consideration for expansion of the off-site drop off and pick up location on Little Culver

### **Attached Documents:**

1. Approved CEQA summary and recommendations related to Site Access and Circulation, fencing, Parking, School operating hours and School related events
2. Traffic Impact Analysis which was adopted as part of the CEQA approval
3. Pedestrian walking and bike routes to school plan which was part of the CEQA approval and submitted to CDE as part of their project approval for student safety.
4. Draft Mobility/Traffic plan dated 9/20/2019 identifying issues raised at the Community meetings, LADOT, OCS responsibilities and LAUSD issues.
5. Matrix showing a listing of all of the mobility plan issues that were discussed in the approval process and their status.
6. OCS Parent/Student Handbook 2023-24 given to all parents for their review and signature each year that includes Campus Access and Parking including Student Drop Off and Pick up times and parent procedures. In addition, the handbook includes Neighborhood Street Safety guidance and a Traffic Agreement statement.