



Mike Balkman
Council Chambers
9770 Culver Blvd.
Culver City, CA 90232
(310) 253-5851



Mayor Göran Eriksson
Vice Mayor Alex Fisch
Council Member Daniel Lee
Council Member Meghan Sahli-Wells
Council Member Thomas Small

City Council Meeting Agenda

**Regular Meeting of the City Council,
Successor Agency to the Culver City
Redevelopment Agency Board, Culver City
Parking Authority, and Culver City Housing
Authority Board**

7:00 PM

Tuesday, May 26, 2020

MEETING INFORMATION AND ACCOMMODATION:

To combat the spread of COVID-19, the City has issued a “Safer at Home” emergency order on March 20, 2020. Until further notice the City will provide the following ways for Members of the Public to participate in the meeting remotely: City Council meetings can be viewed live in Culver City on Channel 35 by Time Warner subscribers, on Channel 37 by Frontier FIOS subscribers and, for AT&T Uverse subscribers, by going to Channel 99. Additionally, you may access <http://www22.verizon.com/residential/fiostv/channels.htm> and enter your zip code to see the channel listing.

Meetings can also be viewed live online at 1) <http://www.culvercity.org/meetings> and clicking on the “In Progress” meeting, 2) the Culver City youtube channel: [Youtube.com/CityofCulverCityGov](https://www.youtube.com/channel/UC0fCulverCityGov) or 3) Via the Webex App, which requires registration at culvercity.org/agendas.

Any person needing reasonable accommodation related to disabilities, including assisted listening devices, is welcome to contact the City Clerk’s Office at 310-253-5851 or via email at <mailto:city.clerk@culvercity.org>.

PUBLIC COMMENT:

A Local and National Emergency has been declared regarding Coronavirus (COVID-19).

NEW: For those who wish to make a live public comment during a meeting, please register at culvercity.org/agendas, join the Webex broadcast and use the Q&A function to indicate the agenda item for which you wish to make a comment. A tutorial on Webex Registration is available at Culver City's YouTube page (<https://youtube.com/watch?v=q3NX-9lhSoU>)

Members of the public may submit their comments in advance on the City's website via eComment. To submit, go to www.culvercity.org/meetings, locate the appropriate meeting and click on the highlighted eComment link. As a new user you may need to register once. There is a new user tutorial at the City of Culver City's YouTube page (<https://youtu.be/ckjtduK9B9s>).

The City Council will receive comments from the public on any item of interest to the public (not listed on the agenda) that is within the subject matter jurisdiction of the City Council. The City Council cannot legally take action on any item not appearing on the agenda. Such items may be referred for administrative action or scheduled on a future agenda.

For specific items listed on the agenda, all emailed requests to address the City Council must be submitted prior to the calling for a vote on that particular item by the presiding officer. Each speaker may address the City Council for up to three minutes. Public comments on items on the agenda are taken at the time that particular agenda item is considered by the City Council.

AUTHORITY OF PRESIDING OFFICER:

Section 611 of the City Charter provides that during any public meeting, all persons shall have the right to address the City Council, and any City commission, board or committee, subject to reasonable rules of decorum and time limits established by ordinance or the presiding officer. Therefore the presiding officer may, from time to time, establish different time limits than those listed in this Agenda in order to effectively conduct City business. The presiding officer may also, from time to time, re-order the items on the agenda in order to effectively conduct the City Council meeting.

AVAILABILITY OF AGENDA PACKETS AND CONSERVATION OF RESOURCES:

The Agenda, staff reports and attachments are available online at www.culvercity.org/agendas. Members of the public may inspect (at no cost) and/or obtain copies (upon payment of the City's current copying fee) of any regular session item by contacting the City Clerk's Office at City Hall via phone at (310) 253-58591 or email at city.clerk@culvercity.org.

City Council Meeting Agenda
Closed Session: 5:30PM
Recognitions: 6:45PM
Regular Session: 7:00PM

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May 26, 2020

NOTE: AT OR ABOUT 11:00 P.M., MEMBERS MAY DETERMINE WHETHER TO CONTINUE WITH DISCUSSION OF REMAINING ITEMS ON THE AGENDA OR TO CARRY SOME/ALL OF THE ITEMS OVER TO A FUTURE MEETING DATE.

CALL TO ORDER & ROLL CALL:

CLOSED SESSION - 5:30 PM

Public requests to discuss Closed Session Items must be filed with the Clerk before Closed Session convenes.

The City Council shall convene in closed session to consider the following matters:

- CS-1. [20-987](#) CC - CONFERENCE WITH LABOR NEGOTIATORS**
CITY DESIGNATED REPRESENTATIVES: CITY
MANAGER JOHN NACHBAR; ASSISTANT CITY
MANAGER SERENA WRIGHT
EMPLOYEE ORGANIZATION: CULVER CITY
EMPLOYEES ASSOCIATION; CULVER CITY
MANAGEMENT GROUP; CULVER CITY POLICE
OFFICERS ASSOCIATION;
CULVER CITY FIRE FIGHTERS ASSOCIATION; CULVER
CITY POLICE MANAGEMENT GROUP; CULVER CITY
FIRE MANAGEMENT ASSOCIATION; EXECUTIVE
MANAGEMENT EMPLOYEES
PURSUANT TO GOVERNMENT CODE SECTION 54957.6
- CS-2. [20-985](#) CC - CONFERENCE WITH REAL PROPERTY**
NEGOTIATORS
RE: 9240 CULVER BOULEVARD
CITY NEGOTIATORS: JOHN NACHBAR, CITY
MANAGER; SOL BLUMENFELD, COMMUNITY
DEVELOPMENT DIRECTOR; TODD TIPTON, ECONOMIC
DEVELOPMENT MANAGER
OTHER PARTIES NEGOTIATORS: MRS. YUKI ISHIBA OF
K-ZO RESTAURANT
UNDER NEGOTIATION: PRICE, TERMS OF PAYMENT
OR BOTH, INCLUDING USE RESTRICTIONS,
DEVELOPMENT OBLIGATIONS AND OTHER
MONETARY RELATED CONSIDERATIONS.
PURSUANT TO GOVERNMENT CODE SECTION 54956.8

CS-3. [20-986](#) CC - CONFERENCE WITH REAL PROPERTY NEGOTIATORS
RE: REMNANT PARCEL (ASSESSOR PARCEL NO. 4215 -001-020) ON MACHADO LANE ADJACENT TO 11111 JEFFERSON BLVD, 5350 & 5380 SEPULVEDA BLVD.
CITY NEGOTIATORS: JOHN NACHBAR, CITY MANAGER;
SOL BLUMENFELD, COMMUNITY DEVELOPMENT DIRECTOR;
TODD TIPTON, ECONOMIC DEVELOPMENT MANAGER
MURRAY KANE, CITY SPECIAL COUNSEL
OTHER PARTIES NEGOTIATORS: DOMINIC ADDUCCI, JOHN BUCK COMPANY. UNDER NEGOTIATION: PRICE, TERMS OF PAYMENT OR BOTH, INCLUDING USE RESTRICTIONS, DEVELOPMENT OBLIGATIONS AND OTHER MONETARY RELATED CONSIDERATIONS. PURSUANT TO GOVERNMENT CODE SECTION 54956.8

RECOGNITION PRESENTATIONS - 6:45 PM

R-1. [20-990](#) CC - PRESENTATION OF A PROCLAMATION DESIGNATING MAY AS ASIAN AMERICAN AND PACIFIC ISLANDER HERITAGE MONTH 2020

REGULAR SESSION - 7:00 PM

PLEDGE OF ALLEGIANCE

REPORT ON ACTION TAKEN IN CLOSED SESSION

COMMUNITY ANNOUNCEMENTS BY MEMBERS/INFORMATION ITEMS FROM STAFF

Note: Council Members will have up to two minutes each to provide announcements (not including requests to "adjourn in memory".) Any additional announcements and/or requests to place items on a future agenda may be held to the end of the City Council Meeting, after all other business appearing on the

agenda has been completed.

I-1. [20-996](#) CC - COVID-19 UPDATE

JOINT PUBLIC COMMENT - Items NOT on the Agenda (Limit 20 Minutes)

Note: All requests to address the City Council (and all other bodies in session) on items of interest to the public that are within the subject matter jurisdiction of the City Council (and all other bodies in session) and NOT on the agenda must be submitted to the City Clerk prior to the calling of this item by the presiding officer. This public comment period shall have an aggregate duration of up to 20 minutes for all bodies in session. Each comment may be up to three minutes in length.

RECEIPT AND FILING OF CORRESPONDENCE

Note: The City Council shall consider a motion to receive and file all written correspondence related to agenda items appearing on this evening's agenda and for all other written documents (including e-mails sent to city.clerk@culvercity.org) on subjects not appearing on the agenda that were received by the City Clerk's Office no later than 2 hours before the start of the meeting. Comments received in writing will be distributed to the City Council Members before consideration of an item on the agenda and become part of the official record of the meeting.

ORDER OF THE AGENDA

Note: The presiding officer or City Council may consider reordering the sequence in which items appearing on this evening's agenda will be considered by the City Council.

CONSENT CALENDAR

Note: Joint Consent and Consent Calendar items are considered to be routine in nature and may be approved by one motion. All requests to address the City Council under these items must be filed with the City Clerk before the Consent Calendar and Joint Consent Calendar are called by the presiding officer. Any Consent Calendar item that is pulled for discussion by a Council Member (not including brief questions, points of clarification and the like, which can be handled quickly), or because a public comment card(s) has been filed with the City Clerk, may be pulled from the Consent Calendar and considered later in

the agenda, at the discretion of the presiding officer or City Council.

C-1. [20-988](#) CC:HA:SA - APPROVAL OF CASH DISBURSEMENTS FOR MAY 2, 2020 TO MAY 15, 2020

Attachments: [Final Cash Disbursements for City Council - 200526.pdf](#)

C-2. [20-989](#) CC:HA:PA:SA - APPROVAL OF MINUTES FOR THE REGULAR CONSOLIDATED CITY COUNCIL MEETING ON MAY 11, 2020

Attachments: [CCCC 05112020 Minutes for Approval.pdf](#)

C-3. [20-919](#) CC - APPROVAL OF AN AMENDMENT TO AN EXISTING PROFESSIONAL SERVICES AGREEMENT WITH WILLDAN ENGINEERING FOR A CONTRACT PERMIT TECHNICIAN THROUGH END OF FISCAL YEAR (JUNE 30, 2020) IN AN ADDITIONAL AMOUNT NOT-TO-EXCEED \$86,500.

C-4. [20-958](#) CC - APPROVAL OF 1) A FIVE-YEAR EXTENSION OF AGREEMENT WITH TURBO DATA SYSTEMS, INC., FOR SOFTWARE SERVICES FOR THE WEB-BASED RESIDENTIAL PERMIT PARKING PROGRAM MANAGEMENT SYSTEM, IN AN TOTAL AMOUNT NOT-TO-EXCEED \$276,000; AND 2) A FIVE-YEAR EXTENSION OF AGREEMENT WITH TANNERY CREEK SYSTEMS, INC., FOR AN ELECTRONIC CHALKING AND LICENSE PLATE RECOGNITION SYSTEM FOR PARKING ENFORCEMENT VEHICLES FOR AUTOMATED PARKING ENFORCEMENT, IN A TOTAL AMOUNT NOT-TO-EXCEED \$124,000.

Attachments: [Turbo Data Systems five-year extension letter.pdf](#)
[Tannery Creek Systems five-year extension letter.pdf](#)

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- C-5. [20-959](#) CC - ADOPTION OF A RESOLUTION (1) APPROVING CULVER CITY'S PARTICIPATION IN THE LOS ANGELES URBAN COUNTY COMMUNITY DEVELOPMENT BLOCK GRANT FUND PROGRAM FOR FISCAL YEARS 2021 THROUGH 2024; AND (2) AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE A COOPERATION AGREEMENT WITH THE COUNTY OF LOS ANGELES.

Attachments: [ATT No. 1 Resolution.pdf](#)

- C-6. [20-963](#) CC - APPROVAL OF A PURCHASE ORDER WITH MOTOROLA FOR REPLACEMENT PORTABLE RADIOS IN AN AMOUNT NOT-TO-EXCEED \$320,670.00.
- C-7. [20-965](#) CC - APPROVAL OF AN APPLICATION FOR \$16,058.67 IN GRANT FUNDS THROUGH THE FISCAL YEAR 2020 DEPARTMENT OF JUSTICE BUREAU OF JUSTICE ASSISTANCE PATRICK LEAHY BULLETPROOF VEST PARTNERSHIP.
- C-8. [20-966](#) CC - ADOPTION OF A RESOLUTION (1) APPROVING THE ENGINEER'S REPORT FOR LANDSCAPE MAINTENANCE DISTRICT NUMBER 1, (2) DECLARING THE INTENTION TO ORDER THE LEVY OF ANNUAL ASSESSMENTS FOR FISCAL YEAR 2020/21 THEREIN, AND (3) SETTING THE DATE, TIME AND PLACE FOR THE PUBLIC HEARING

Attachments: [2020-05-26 ATT 1 Engineer's Report LMD#1 Signed.pdf](#)
[Resolution of Intention - LMD1.pdf](#)

- C-9. [20-967](#) CC- ADOPTION OF A RESOLUTION (1) APPROVING THE ENGINEER'S REPORT FOR HIGUERA STREET LANDSCAPING AND LIGHTING MAINTENANCE DISTRICT, (2) DECLARING THE INTENTION TO ORDER THE LEVY OF ANNUAL ASSESSMENTS FOR FISCAL YEAR 2020/21 THEREIN, AND (3) SETTING THE DATE, TIME AND PLACE OF THE PUBLIC HEARING

Attachments: [2020-05-26 ATT 1 Engineer's Report HIGUERA Signed.pdf](#)
[Resolution of Intention - Higuera.pdf](#)

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- C-10. [20-968](#) CC - ADOPTION OF A RESOLUTION (1) APPROVING THE ENGINEER'S REPORT FOR THE SEWER USER'S SERVICE CHARGE, (2) DECLARING THE INTENTION TO ORDER THE SEWER USER'S SERVICE CHARGE FOR FISCAL YEAR 2020/2021, AND (3) SETTING THE DATE, TIME AND PLACE FOR PUBLIC HEARING.

Attachments: [2020-05-26 ATT 1 Engineer's Report SEWER USER SERVICE CHARGE Signed.pdf](#)
[Resolution of Intention - SUSC.pdf](#)

- C-11. [20-969](#) CC - ADOPTION OF A RESOLUTION (1) APPROVING THE ENGINEER'S REPORT, (2) DECLARING THE CITY COUNCIL'S INTENTION TO ORDER THE LEVY OF ANNUAL ASSESSMENTS FOR FISCAL YEAR 2020/2021, AND (3) SETTING THE DATE, TIME, AND PLACE FOR A PUBLIC HEARING FOR THE WEST WASHINGTON BOULEVARD BENEFIT ASSESSMENT DISTRICT NO. 1.

Attachments: [2020-21 Report - W Wash No 1.pdf](#)
[AIP - Washington Boulevard No. 1 - Intention Reso.pdf](#)

- C-12. [20-970](#) CC - ADOPTION OF A RESOLUTION (1) APPROVING THE ENGINEER'S REPORT, (2) DECLARING THE CITY COUNCIL'S INTENTION TO ORDER THE LEVY OF ANNUAL ASSESSMENTS FOR FISCAL YEAR 2020/2021, AND (3) SETTING THE DATE, TIME, AND PLACE FOR A PUBLIC HEARING FOR THE WEST WASHINGTON BOULEVARD BENEFIT ASSESSMENT DISTRICT NO. 2.

Attachments: [2020-21 Report - W Wash No. 2.pdf](#)
[AIP - Washington Boulevard No. 2 - Intention Reso.pdf](#)

C-13. [20-971](#) CC - ADOPTION OF A RESOLUTION (1) APPROVING THE ENGINEER'S REPORT, (2) DECLARING THE CITY COUNCIL'S INTENTION TO ORDER THE LEVY OF ANNUAL ASSESSMENTS FOR FISCAL YEAR 2020/2021, AND (3) SETTING THE DATE, TIME, AND PLACE FOR A PUBLIC HEARING FOR THE WEST WASHINGTON BOULEVARD BENEFIT ASSESSMENT DISTRICT NO. 3.

Attachments: [2020-21 Report - W Wash No. 3.pdf](#)
[AIP - Washington Boulevard No. 3 - Intention Reso.pdf](#)

PUBLIC HEARINGS AND ACTION ITEMS

Note: The Public Hearing or Action Item with the most public comment cards on file with the City Clerk may be considered by the City Council as the first item, at the discretion of the presiding officer or City Council. The remaining Public Hearing and Action items shall be considered in the order they appear on the agenda, unless re-ordered by the presiding officer or City Council.

PUBLIC HEARINGS

PH-1. [20-980](#) CC - PUBLIC HEARING: INTRODUCTION OF AN ORDINANCE APPROVING A CITY-INITIATED ZONING CODE AMENDMENT MODIFYING DEVELOPMENT STANDARDS FOR THE SINGLE-FAMILY (R1) RESIDENTIAL ZONE.

Attachments: [2020-05-26 ATT - City Council Ordinance Single Family Design Guidelines.pdf](#)
[2020-05-26 ATT – Summer 2018 and Fall 2019 Community Meeting Summaries.pdf](#)
[2020-05-26 ATT – Joint Study Session Minutes May 8, 2019.pdf](#)
[2020-05-26 ATT – Planning Commission Minutes January 22, 2020.pdf](#)
[2020-05-26 ATT – Proposed Residential Hillside Overlay Map Area.pdf](#)
[2020-05-26 ATT – Public Comment Received Prior to Planning Commission Hearing.pdf](#)
[2020-05-26 ATT - Public Comment Received Prior to City Council Agenda Confirmation.pdf](#)

ACTION ITEMS

- A-1. [20-991](#) CC - ADOPTION OF A RESOLUTION CONFIRMING THE MAY 19, 2020 TWELFTH SUPPLEMENT TO PUBLIC ORDER (EXTENSION OF RESIDENTIAL AND COMMERCIAL TENANT EVICTION MORATORIA AND EXCEPTIONS TO COMMERCIAL TENANT EVICTION MORATORIUM) ISSUED BY THE CITY MANAGER, AS DIRECTOR OF EMERGENCY SERVICES, UNDER CITY OF CULVER CITY EMERGENCY AUTHORITY, DUE TO THE CORONAVIRUS RESPIRATORY DISEASE (COVID-19) PANDEMIC.

Attachments: [2020-05-26 ATT Resolution May 19 Order Twelfth Supplement FINAL.pdf](#)

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- A-2. [20-1002](#) CC - ADOPTION OF A RESOLUTION CONFIRMING THE MAY 20, 2020 THIRTEENTH SUPPLEMENT TO PUBLIC ORDER (ALLOWING CONDITIONAL PET GROOMING, PET TRAINING, AND CAR WASHES) ISSUED BY THE CITY MANAGER, AS DIRECTOR OF EMERGENCY SERVICES, UNDER CITY OF CULVER CITY EMERGENCY AUTHORITY, DUE TO THE CORONAVIRUS RESPIRATORY DISEASE (COVID-19) PANDEMIC.

Attachments: [2020-05-26 ATT Resolution May 20 Thirteenth Supplement FINAL.pdf](#)

- A-3. [20-992](#) CC - (1) REVIEW OF THE NEED FOR CONTINUING THE LOCAL EMERGENCY DECLARED ON MARCH 14, 2020 BY THE CITY MANAGER, AS DIRECTOR OF EMERGENCY SERVICES, UNDER CITY OF CULVER CITY EMERGENCY AUTHORITY, DUE TO THE CORONAVIRUS RESPIRATORY DISEASE (COVID-19) PANDEMIC, IN ACCORDANCE WITH THE REQUIREMENTS OF GOVERNMENT CODE SECTION 8630; (2) DISCUSSION OF THE CONTINUATION OF THE WAIVER OF OUTDOOR DINING FEES AND VALET PARKING FEES, CURRENTLY EXPIRING JUNE 30, 2020; AND (3) DIRECTION TO CITY MANAGER AS DEEMED APPROPRIATE.

Attachments: [2020-05-26 ATT Proclamation of Local Emergency.pdf](#)

- A-4. [20-995](#) CC:HA - ADOPTION OF RESPECTIVE RESOLUTIONS AUTHORIZING THE CREATION OF THE COVID-19 EMERGENCY RENTAL ASSISTANCE PROGRAM.

Attachments: [2020-05-26 ATT 1 Housing Authority ERAP Resolution FINAL.pdf](#)
[2020-05-26 ATT 2 City Council ERAP Resolution FINAL.pdf](#)
[2020-5-26 ATT 3 - COVID 19 ERAP Guidelines \(1\)](#)
[2020-05-26 ATT 4 COVID 19 Income Limits](#)
[2020-05-26 ATT 5 COVID-19 ERAP Flyer \(1\)](#)

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May 26, 2020

PUBLIC COMMENT - ITEMS NOT ON THE AGENDA (CONTINUED)

ITEMS FROM MEMBERS (CONTINUED)

MEMBER REQUESTS TO AGENDIZE FUTURE ITEMS

ADJOURN (INCLUDING ADJOURNMENT IN MEMORY)