



Culver CITY

MIKE BALKMAN COUNCIL CHAMBERS
9770 CULVER BOULEVARD,
CULVER CITY, CALIFORNIA 90232-0507
CITY HALL Tel. (310) 253-6000
FAX (310) 253-6010

MICHEÁL O'LEARY, Mayor
D. SCOTT MALSIN, Vice Mayor
CHRISTOPHER ARMENTA, Councilmember
JEFFREY COOPER, Councilmember
ANDREW WEISSMAN, Councilmember

John M. Nachbar, City Manager

CITY COUNCIL ADJ. REGULAR AGENDA Monday, June 06, 2011

PUBLIC COMMENT

The City Council will listen to the public on any item on the agenda or item of interest that is not on the agenda. The City Council cannot legally take action on any item not scheduled on the agenda. Such items may be referred for administrative action or scheduled on a future agenda.

If you wish to speak to the Council, please complete a Speaker's Card and present it to the City Clerk before the agenda item is called. You will be called to the podium by name when it is your turn to speak to the Council.

PUBLIC COMMENT FOR ITEMS ON THE AGENDA

Persons wishing to speak on agenda items will be called at the time the agenda item is brought forward. Comments will generally be limited to five minutes per speaker; however, a three-minute limit may be declared by the Mayor for agenda items for which many Speaker Cards have been submitted.

PUBLIC COMMENT FOR ITEMS NOT ON THE AGENDA

A total of twenty minutes shall be devoted to audience participation at the beginning of the agenda. Speakers will be called on in the order cards were received by the City Clerk. If additional time is needed, the Mayor will allow for same at the end of the agenda.

When the City Clerk calls your name, please advance to the podium and state your name and city of residence. Speakers must limit their comments to five minutes. A three-minute limit may be declared by the Mayor if there is a large number of individuals desiring to address the Council.

NOTE: AT OR ABOUT 11:00 P.M., COUNCILMEMBERS WILL 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.

CELL PHONES AND OTHER DISTRACTIONS

Use of cell phones, pagers and other communication devices is prohibited while the Council Meeting is in session. Please turn all devices off or place on silent alert and leave the Chambers to use. During the meeting, please refrain from applause or other actions that may be disruptive to the speakers or the conduct of City business.

MEETING INFORMATION

City Council meetings are regularly scheduled for the second and fourth Mondays of every month. City Council Agenda information is available 72 hours before each Council meeting via a tape recorded message by calling 310-253-6020. City Council/Agency/Commission meetings can be viewed live on Channel 35 by Time Warner subscribers. To view the Council meetings on line please visit <http://www.culvercity.org/webcast>.

ALD

Assisted Listening Devices are available through the City Clerk.



Agendas are
Available on the web at
www.culvercity.org

AGENDA
City Council
ADJOURNED REGULAR MEETING

Monday, June 06, 2011
5:30 PM (Closed Session)
7:00 PM (Regular Session)

CALL TO ORDER & ROLL CALL:

Mayor Micheál O'Leary
Vice Mayor D. Scott Malsin
Councilmember Christopher Armenta
Councilmember Jeffrey Cooper
Councilmember Andrew Weissman

City Manager John M. Nachbar

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.** Conference with Legal Counsel – Anticipated Litigation
Initiation of Litigation – 1 Matter
Pursuant to Government Code Section 54956.9(c)
- CS-2.** Conference with Labor Negotiators
City designated representatives: City Manager John Nachbar; Director of Human Resources 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
Pursuant to Government Code Section 54957.6
- CS-3.** Conference with Legal Counsel – Existing Litigation
Re: Community Health Councils, Inc., City of Culver City, et al., v. County of Los Angeles
Case No. BS118018 (Re County Community Standards District for Oil Drilling Operations)
Pursuant to Government Code Section 54956.9(a)
- CS-4.** Conference with Legal Counsel – Anticipated Litigation

Re: Significant Exposure to Litigation – (2 items)
Pursuant to Government Code Section 54956.9(b)(1)

- CS-5. Conference with Real Property Negotiators
Re: 10808 Culver Boulevard
City Negotiator: John M. Nachbar, City Manager; Martin R. Cole, Assistant City Manager;
Daniel Hernandez, Director of Parks, Recreation, and Community Services
Other Parties' Negotiators: State of California
Under Negotiation: Both Terms and Price
Pursuant to Government Code Section 54956.8

REGULAR SESSION - 7:00 PM

INVOCATION By John M. Nachbar, City Manager

PLEDGE OF ALLEGIANCE

PRESENTATIONS

1. A Proclamation Declaring May 9, 2011 to June 20, 2011 a Time of Elder and Vulnerable Adults Awareness.

PUBLIC COMMENT - Items NOT On The Agenda

PUBLIC COMMENT - Items On The Agenda

JOINT CONSENT CALENDAR

1. [JOINT CITY COUNCIL/REDEVELOPMENT AGENCY BOARD AGENDA ITEM: Approval of an Assignment and Assumption Agreement between the Culver City Redevelopment Agency and the City of Culver City, and a Sixth Implementation Agreement with Axis Mundi RE II, LLC, for Development of the Baldwin Site \(12803-23 West Washington Boulevard\).](#)
That the City Council: Approve an Assignment and Assumption Agreement to accept the rights and obligations of the Agency under the DDA with Axis Mundi RE II, LLC for the development of the Baldwin Site (12803-23 West Washington Boulevard); approve a Sixth Implementation Agreement with Axis Mundi RE II, LLC for the development of the Baldwin Site (12803-23 West Washington Boulevard); authorize the City Attorney to review/prepare the necessary documents; and authorize the City Manager to execute such documents on behalf of the City.
That the Agency Board: Approve an Assignment and Assumption Agreement to transfer its rights and obligations under the DDA with Axis Mundi RE II, LLC for the development of the Baldwin Site (12803-23 West Washington Boulevard) to the City of Culver City; authorize the Agency General Counsel to review/prepare the necessary documents; and authorize the Executive Director to execute such documents on behalf of the Agency.

CONSENT CALENDAR

Note: Consent Calendar items are considered to be routine in nature and may be approved by one motion. Public requests to discuss Consent Calendar items must be filed with the Clerk before the Consent Calendar is called.

- C-1. [Approval of Minutes for the Adjourned Regular Meeting of May 2, 2011.](#)
Approve minutes.
- C-2. [Adoption of a Resolution Approving the Engineer's Report, Declaring the Intention to Order the Levy of Annual Assessments therein, and Setting the Date, Time, and Place for the Public Hearing for the Landscape Maintenance District Number 1.](#)
Adopt a Resolution (1) approving the Engineer's Report , (2) declaring the City Council's intention to levy and collect assessments for the Landscape Maintenance District Number 1- Fiscal Year 2011/2012, and (3) setting the time, date, and place for a Public Hearing for June 27, 2011, at 7:00 p.m. in the Mike Balkman Council Chambers.
- C-3. [Adoption of a Resolution Approving the Engineer's Report, Declaring the Intention to Order the Annual Sewer User Service Charge, and Setting the Date, Time and Place for the Public Hearing to be Monday, June 27, 2011 at 7:00 PM in the City Council Chambers for the Sewer User's Service Charge.](#)
Adopt a Resolution (1) approving the Engineer's Report , (2) declaring the City Council's intention to levy and collect assessments for the Sewer User Service Charge - Fiscal Year 2011/2012, and (3) setting the time, date, and place for a Public Hearing for June 27, 2011, at 7:00 p.m. in the Mike Balkman Council Chambers.
- C-4. [Approval of an Amendment to the Existing Professional Services Agreement with Dr. David Eisner for Services as Medical Director of the City's Emergency Medical Services Program for an Additional Five Years.](#)
Approve an Amendment to the existing professional services agreement with Dr. David Eisner for services as Medical Director of the Emergency Medical Services Program extending the term for an additional five years (to June 30, 2016); authorize the City Attorney to review/prepare the necessary documents; and authorize the City Manager to execute such documents on behalf of the City.
- C-5. [Adoption of a Resolution \(1\) Approving the Engineer's Report; \(2\) Declaring the City Council's Intention to Order the Formation of and to Levy and Collect Assessments Pursuant Thereto; and \(3\) Setting the Date, Time and Place for the Public Hearing to be Monday, July 25, 2011 at 7:00 PM in the City Council Chambers for the Proposed West Washington Boulevard Benefit Assessment District Number 3.](#)
Adopt a resolution (1) approving the Engineer's Report; (2) declaring its intention to form the West Washington Boulevard Assessment District Number 3; and (3) setting the date, time and place for the Public Hearing for Monday, July 25, 2011 at 7:00 PM in the City Council Chambers; and (4) directing the City Clerk to publish the notice and send out the notice and ballot to all record property owners within the proposed District in compliance with Proposition 218 and Article XIII D of the California Constitution.
- C-6. [Adoption of an Ordinance Repealing and Replacing SubChapter 15.02.100 of the Culver City Municipal Code and Adopting by Reference the 2010 California Building Standards Administrative Code, 2010 California Building Code, 2010 California Residential Building Code, 2010 California Electrical Code, 2010 California Mechanical Code, 2010 California Plumbing Code, 2010 California Energy Code, 2010 California Historical Building Code, 2010 Existing Building Code, 2010 California Green Building Standards Code, and 2010 California Reference Standards Code.](#)
Adopt an Ordinance by title only, repealing and replacing Subchapter 15.02.100 of the Culver City Municipal Code and adopting by reference the 2010 California Building

Standards Administrative Code, 2010 California Building Code, 2010 California Residential Building Code, 2010 California Electrical Code, 2010 California Mechanical Code, 2010 California Plumbing Code, 2010 California Energy Code, 2010 California Historical Building Code, 2010 Existing Building Code, 2010 California Green Building Standards Code and 2010 California Reference Standards Code with local amendments, and waive further reading.

- C-7. [Adoption of a Resolution Approving the Engineer's Report, Declaring the Intention to Order the Levy of Annual Assessments, and Setting the Date, Time and Place for the Public Hearing to be Monday, June 27, 2011 at 7:00 PM in the City Council Chambers for the Albright Avenue Street Lighting Assessment District.](#)
Adopt a Resolution (1) approving the Engineer's Report , (2) declaring the City Council's intention to levy and collect assessments for the Albright Avenue Street Lighting Assessment District - Fiscal Year 2011/2012, and (3) setting the time, date, and place for a Public Hearing for June 27, 2011, at 7:00 p.m. in the Mike Balkman Council Chambers.
- C-8. [Adoption of a Resolution Approving the Engineer's Report, Declaring the Intention to Order the Levy of Annual Assessments therein, and Setting the Date, Time and Place for the Public Hearing to be Monday, June 27, 2011 at 7:00 PM in the City Council Chambers for the Higuera Street Landscaping and Lighting Maintenance District.](#)
Adopt a Resolution (1) approving the Engineer's Report , (2) declaring the City Council's intention to levy and collect assessments for the Higuera Street Lighting and Landscape Maintenance District - Fiscal Year 2011/2012, and (3) setting the time, date, and place for a Public Hearing for June 27, 2011, at 7:00 p.m. in the Mike Balkman Council Chambers.
- C-9. [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 2011/2012; and \(3\) Setting the Date, Time and Place for the Public Hearing to be Monday, June 27, 2011 at 7:00 PM in the City Council Chambers for the West Washington Boulevard Benefit Assessment District Number 1.](#)
Adopt a resolution (1) approving the Engineer's Report; (2) declaring its intention to order the levy for West Washington Boulevard Assessment District No. 1; and (3) setting the time and place for the Public Hearing to be Monday, June 27, 2011 at 7:00 PM in the City Council Chambers in compliance with Proposition 218 and Article XIIIID of the California Constitution.
- C-10. [Adoption of a Resolution Approving the Engineer's Report, Declaring the Intention to Order the Levy of Annual Assessments, and Setting the Date, Time, and Place for the Public Hearing to be Monday, June 27, 2011 at 7:00 PM in the City Council Chambers for the West Washington Boulevard Benefit Assessment District No. 2.](#)
Adopt a resolution approving the Engineer's Report, declaring its intention to order the levy of annual assessments and setting a public hearing for June 27, 2011 at 7:00 p.m. in the Mike Balkman Council Chambers.
- C-11. [Approval of the Submission of the Family Self Sufficiency \(FSS\) Program Coordinator Grant to the United States Department of Housing and Urban Development \(HUD\).](#)
Approve the submission of the Family Self Sufficiency Program Grant to the U.S. Department of Housing and Urban Development; authorize the City Attorney to review/prepare the necessary documents; authorize the City Manager to execute such documents, including any required budget transfer(s), should the grant be awarded, on behalf of the City; and authorize the elimination of the Family Self Sufficiency Program Coordinator position (a contract position) in the event the grant funding is lost or terminated at any time.

JOINT ACTION ITEMS

- J-1.** [JOINT CITY COUNCIL/REDEVELOPMENT AGENCY BOARD AGENDA ITEM: Budget Study Session – City Manager’s/Executive Director’s Proposed Budget for Fiscal Year 2011/2012: Presentation on the Proposed Budgets for the City Council, City Manager’s Office, City Clerk’s Office, City Attorney’s Office, Information Technology Department, Human Resources Department, Finance Department, Transportation Department and Parks, Recreation & Community Services Department \(Scheduled to Be Considered on June 6, 2011\), Fire Department, Police Department, Community Development Department \[including the Redevelopment Agency\], and Public Works Department \[including Capital Improvement Projects\] \(Scheduled to be Considered on June 7, 2011\).](#)
Receive a presentation from the City Manager/Executive Director, Assistant City Manager/City Clerk, City Attorney, Chief Information Officer, Director of Human Resources, Chief Financial Officer, Transportation Director and Parks, Recreation and Community Services Director related to the City Manager/Executive Director’s Proposed Budget for Fiscal Year 2011/2012 and direct the City Manager/Executive Director as deemed appropriate; and pon conclusion of the remainder of business on the Agenda this evening, adjourn the meeting of the City Council and the Agency Board to 5:00 PM to consider closed session items and, no earlier than 6:00 PM, to consider the presentations of the Fire Department, Police Department, Community Development Department (including the Redevelopment Agency) and Public Works Department (including Capital Improvement Projects).

PUBLIC COMMENT - Items NOT On The Agenda (Continued)

RECEIPT OF CORRESPONDENCE

ITEMS FROM STAFF

ITEMS FROM COUNCIL

ADJOURN

Next City Council Meeting
June 07, 2011
6:00 PM

Upcoming Public Meeting Tentative Schedule -- June 2011

Date	Day	Time	Location
City Council			
<i>June – 6</i>	<i>Monday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
<i>June – 13</i>	<i>Monday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
<i>June - 27</i>	<i>Monday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
Redevelopment Agency			
<i>June – 6</i>	<i>Monday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
<i>June – 13</i>	<i>Monday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
<i>June - 27</i>	<i>Monday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
Parks and Recreation Commission			
<i>June – 7</i>	<i>Tuesday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
Cultural Affairs Commission			
<i>June – 14</i>	<i>Tuesday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
Planning Commission			
<i>June – 22</i>	<i>Wednesday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
Civil Service Commission			
<i>June –1</i>	<i>Wednesday</i>	<i>7:00 PM</i>	<i>Council Chambers</i>
• <i>Times and dates may be changed.</i> • <i>Meetings may be added or changed</i>			

Compliance with Government Code Section 54957.5: Any writing determined to be a public record under subdivision 54957.5(a), which relates to an agenda item for an open session of a regular meeting of the legislative body of a local agency that was distributed less than 72 hours prior to that meeting, shall be made available for public inspection at the time the writing is distributed to all, or a majority of all, of the members of the legislative body. Such documents are available at the Office of the City Clerk, City of Culver City, City Hall, 9770 Culver Boulevard, Culver City, CA 90232 and may be inspected by members of the Public during normal business hours. Such documents may also be made available on the City's Website: www.culvercity.org.