

THESE MINUTES ARE NOT OFFICIAL  
UNTIL APPROVED BY THE CITY COUNCIL

SPECIAL BUDGET MEETING OF THE  
CITY COUNCIL  
CULVER CITY, CALIFORNIA

May 21, 2019  
3:00 p.m.

**Call to Order & Roll Call**

Mayor Sahli-Wells called the special budget meeting of the City Council to order at 3:03 p.m. in the Mike Balkman Chambers at City Hall with all Council Members present.

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

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**Pledge of Allegiance**

The Pledge of Allegiance was led by Mary Noller.

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**Community Announcements by City Council Members/Information Items from Staff**

Jeremy Green, City Clerk, reported that the meeting was available for viewing on channel 35 on Time Warner and channel 37 for Verizon subscribers, but unable to be streamed on the City website due to issues that the service provider was experiencing.

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**Joint Public Comment - Items Not on the Agenda**

Mayor Sahli-Wells invited public comment.

No cards were received and no speakers came forward.

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**Receipt and Filing of Correspondence**

Mayor Sahli-Wells received clarification that no correspondence had been received.

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**Order of the Agenda**

No changes were made.

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**Action Items**

Item A-1

**CC:HA:PA:FA:SA - (1) Presentation and Consideration of Current and Proposed Work Plans for City Departments; and (2) (If Desired) Direction to the City Manager as Deemed Appropriate**

Sol Blumenfeld, Community Development Director, provided a summary of proposed enhancements to the 2019-2020 Community Development Department budget.

Discussion ensued between staff and Council Members regarding the Hackman deficit; ensuring that parking is revenue neutral; offsets; concerns in R-2 zones; consideration of Accessory Dwelling Units (ADUs); fee shifting provisions; political activism vs. legal activism; Jackson and Braddock rehabilitation; the Ballona Creek Revitalization Project; AIP Phase 4; assessment districts; mixed use affordable housing; use of counter cyclical funds to acquire fee simple interests; revenue sharing; the Homeless Senior Roommate Matching Program; Alternative Living for the Aging; concern with money spent on housing programs that do not create new housing; prioritizing programs that create housing or provide new beds; establishing an affordable housing overlay zone; design

guidelines; reducing the two years of hearings necessary to move forward; identification of numbers served over a six year planning period; steps in the process; mobile home participants; the number of ADUs being built; communication; matching ADUs with program requirements; elimination of covered parking requirements; Southern California Association of Governments (SCAG); the Regional Housing Needs Assessment (RHNA); increased staffing costs with St. Joseph's; hiring internal staff to provide services; the Housing Division; Enforcement Services; a request for concrete data from St. Joseph's; the lack of rent stabilization in Culver City; keeping people in their homes; direction from the previous City Council regarding the Rental Assistance Program (RAP); preserving units vs. building new units; subsidizing the landlord's rent vs. being the landlord; housing policy and rental protections that allow people to stay in their homes while building additional housing; the finite amount of money available; ongoing programs; the General Fund; creating programs that last 55 years with a covenant vs. creating programs that run out in 6 years; addressing immediate vs. long-term needs; the moratorium on rental increases in Inglewood; eviction rates; displacement; fitting the missing middle into Culver City; putting people close to their jobs; area median income; expanding programs already in place; the need for renter protections; digitization of records; the records management project; Ballona Creek; coordination with Herb Wesson's office; the Los Angeles Small Lot Subdivision Ordinance; earthquake retrofitting; outreach; clarifying funding regarding Ballona Creek; the potential relocation of the Farmers Market; the RAP budget; increases in Homeless Rental Assistance; the Fair Housing Program; support for increases in the budget for homelessness; barriers to pedestrian access; working with developers early in the process to ensure access during construction; right of way issues; the need to impose Culver City culture onto the contractor; safety concerns with Washington/National; careful consideration of pedestrian diversion; current projects; staff agreement to review policies; and the Rapid Rehousing Program.

Mayor Sahli-Wells invited public input.

No cards were received and no speakers came forward.

Michaele Williams, Chief Information Officer, provided a summary of proposed enhancements to the 2019-2020 Information Technology Department budget.

Discussion ensued between staff and Council Members regarding document management infrastructure; Police Department policy; Freedom of Information Act requests; the GIS Technician; wifi enhancement; wifi issues at Vets; Dig Alert; ensuring that fiber is not cut during construction; migrating the City network over to fiber; current infrastructure; redundancy to add resiliency to the operation; software purchasing policies; and centralized contracts.

Mayor Sahli-Wells invited public input.

No cards were received and no speakers came forward.

Serena Wright-Black, Assistant City Manager, provided an overview of the department and a presentation on proposed enhancements to the Administrative Services Department budget for Fiscal Year 2019-2020.

Discussion ensued between staff and Council Members regarding appreciation to staff; the Human Resources Equity Manager; the Human Resources Technician position; and appreciation for the team building and employee recognitions.

Mayor Sahli-Wells invited public input.

No cards were received and no speakers came forward.

Onyx Jones, Chief Financial Officer, provided a status report on the 2018-2019 Finance Department budget and discussed proposed enhancements to the 2019-2020 Finance Department budget.

Discussion ensued between staff and Council Members regarding dynamic forecasting; long-term sustainability; challenges ahead; work with Urban Futures; the Revenue Tool; management of unfunded liabilities; grants; business license fees; property tax rates; Utility Users Tax (UUT); the Internal Controls Subcommittee; transparency; and appreciation to staff for their work.

Mayor Sahli-Wells invited public input.

No cards were received and no speakers came forward.

John Nachbar, City Manager, discussed enhancements to the Fiscal Year 2019-2020 budget for the City Manager's Office.

Discussion ensued between staff and Council Members regarding the Tripepi Smith contract; clarification regarding the two Assistant City Manager positions; the General Plan process; having a substantive discussion regarding changing roles of different departments; appreciation for the work of department staff; changes going on in the City; caution with the budget; challenges ahead; taking a community and equity approach; concern with increased costs; adding positions; the upcoming structural deficit; stress added with trying to find revenue to meet needs; long term problems; making careful use of savings; providing critical, life safety services; enhancements to the Police and Fire Departments; recession strategies; and appreciation to the City Manager for his leadership.

Mayor Sahli-Wells invited public input.

No cards were received and no speakers came forward.

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**Public Comment - Items Not on the Agenda**

Mayor Sahli-Wells invited public comment.

No cards were received and no speakers came forward.

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**Items from Council Members**

Council Member Small reported that he would be moderating a panel on music and architecture at the Wende Museum on May 22.

Mayor Sahli-Wells reminded everyone that the next City Council meeting would be held on Tuesday, May 28 due to the Memorial Day holiday.

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**Council Member Requests to Agendize Future Items**

None.

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**Adjournment**

There being no further business, at 5:31 p.m., the City Council adjourned to May 28, 2019.

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Jeremy Green  
CITY CLERK of Culver City, California  
EX-OFFICIO CLERK of the City Council  
Culver City, California

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MEGHAN SAHLI-WELLS  
MAYOR of Culver City