



City Hall  
9770 Culver Blvd.  
Culver City, CA 90232  
(310) 253-5851



## PLANNING COMMISSION

Chair Dana Amy Sayles, AICP  
Vice Chair Ed Ogosta  
Commissioner Kevin Lachoff  
Commissioner Andrew Reilman  
Commissioner David Voncannon

### Regular Meeting

Mike Balkman Council Chambers

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**7:00 PM**

**Wednesday, October 25, 2017**

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### PUBLIC COMMENT

At the times provided on the Agenda, members of the public shall have the opportunity to directly address the City Council, Commission, Committee, and/or Board on any item of interest to the public, before or during the consideration of the item, that is within the subject matter jurisdiction of the City Council, Commission, Committee and/or Board. The Legislative Body in session 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. If you wish to address the Legislative Body, the City Clerk/Secretary requests you complete and submit a Request to Speak Card prior to the agenda item being called. You will be called to the podium when it is your turn to address the Legislative Body. Providing your name and other information requested on the Request to Speak Card is voluntary and is requested only to provide a reasonable means to notify persons when their opportunity to address the Legislative Body has arrived. All persons may attend the meeting regardless of whether a person signs, registers, or completes a Request to Speak Card. For specific items listed on the agenda, requests to address the Legislative Body must be made prior to the calling for a vote on that particular item by the presiding officer. Each speaker may address the Legislative Body for up to three minutes (up to four minutes if time is ceded). Persons who are present in the City Council Chambers may cede one minute of time to one other person who is present and wishes to address the Legislative Body by presenting a Request to Speak Card to the City Clerk/Secretary. Public comments on items on the agenda are taken at the time that particular agenda item is considered by the Legislative Body.

**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 on this Agenda in order to effectively conduct City business

**AVAILABILITY OF AGENDA PACKETS AND CONSERVATION OF RESOURCES:**

Copies of the Agenda and a binder that includes a copy of all regular session staff reports and attachments are available in the meeting venue. 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 visiting the City Clerk's Office at City Hall. The City also posts this information on its website ([www.culvercity.org](http://www.culvercity.org)) as a courtesy. In order to conserve resources at joint meetings, paper copies of joint items (including JOINT CONSENT CALENDAR, JOINT PUBLIC HEARINGS, and JOINT ACTION ITEMS) are provided only with the primary meeting body's agenda packet.

**CELL PHONES AND OTHER DISTRACTIONS**

Use of cell phones, pagers and other communication devices is prohibited while the meeting is in session. Please turn all devices off or place on silent alert and leave the meeting venue 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**

Agenda information is available at least 72 hours before each meeting. City Council and Commission meetings can be viewed live in Culver City on Channel 35 by Time Warner subscribers, on Channel 37 by Verizon FIOS subscribers and, for AT&T Uverse subscribers, by going to Channel 99. To view meetings on line please visit <http://www.culvercity.org/webcast>. Additionally, you may access <http://www22.verizon.com/residential/fiostv/channels.htm> and enter your zip code to see the channel listing. 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 see the City Clerk/Secretary at the meeting.

**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 AND ROLL CALL**

**REGULAR SESSION**

**PLEDGE OF ALLEGIANCE**

**PUBLIC COMMENT - Items NOT On The Agenda**

**CONSENT CALENDAR ITEMS**

C-1. [18-0385](#) PC: APPROVAL OF DRAFT PLANNING COMMISSION  
MINUTES OF SEPTEMBER 27, 2017

**Attachments:** [17-10-25 Planning Commission Draft Minutes September 27, 2017](#)

**ORDER OF THE AGENDA**

**PUBLIC HEARINGS**

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PH-1. [18-0357](#) P C : A D M I N I S T R A T I V E M O D I F I C A T I O N ,  
ADMINISTRATIVE USE PERMIT, SITE PLAN REVIEW,  
GENERAL PLAN MAP AMENDMENT, AND ZONING CODE  
MAP AMENDMENT, CASE NO. P2017-0021 FOR THE  
DEVELOPMENT OF A 3 TO 4 STORY OFFICE BUILDING  
WITH GROUND FLOOR RETAIL AND RESTAURANT AT  
9735 WASHINGTON BOULEVARD, AND REQUEST FOR  
REDUCTION IN THE NUMBER OF REQUIRED PARKING  
SPACES.

**Attachments:** [17-10-25-ATT NO 1 Resolution and Conditions Brick Machine](#)  
[17-10-25-ATT NO 2 Vicinity Map Brick Machine](#)  
[17-10-25-ATT NO 3 Project Summary Brick Machine](#)  
[17-10-25-ATT NO 4 CEQA MND Initial Study Brick Machine](#)  
[17-10-25-ATT NO 5 General Plan and Zone Map Change Brick Machi](#)  
[17-10-25-ATT NO 6 Traffic Impact Analysis Brick Machine](#)  
[17-10-25-ATT NO 7 Shared Parking Study Brick Machine](#)  
[17-10-25-ATT NO 8 Preliminary Development Plans Brick Machine](#)  
[17-10-25-ATT NO 9 Traffic Summary Brick Machine](#)  
[17-10-25-ATT NO 10 Stacked Parkkng Analysis Brick Machine](#)  
[17-10-25-ATT NO 11 Summary of Community Meetings Brick Machin](#)  
[17-10-25-ATT NO 12 Prospect Medical CEQA Opposition Brick Mach](#)  
[17-10-25-ATT NO 13 Applicant Request for Continuance Brick Machir](#)  
[17-10-25-ATT NO 14 Response to CEQA Opposition Brick Machine](#)  
[17-10-25-ATT NO 15 MMRP in Strike Out Underline Brick Machine](#)

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PH-2. [18-146](#) PC: COMPREHENSIVE PLAN, P2017-0042-CP, GENERAL PLAN MAP AMENDMENT, P2017-0042-GPMA, ZONING CODE MAP AMENDMENT, P2017-0042-ZCMA, AND TENTATIVE PARCEL MAP NO. 74999, P2017-0042-TPM, FOR THE CONSTRUCTION OF A NEW MULTI-SITE 26,835 SQUARE FOOT COMMERCIAL DEVELOPMENT, INCLUDING A MARKET HALL AND THREE-AND-A-HALF-LEVEL PARKING STRUCTURE, AND CREATION OF A COMMERCIAL CONDOMINIUM SUBDIVISION AT 12337-12423 WASHINGTON BOULEVARD IN THE PUBLIC PARKING FACILITY (PPF) AND COMMERCIAL GENERAL (CG) ZONE.

**Attachments:** [17-10-25 ATT No 1 PC Reso 2017-P016-Exhibit A-B draft](#)  
[17-10-25 ATT No 2 Market Hall Initial Study-MND](#)  
[17-10-25 ATT No 3 Vicinity Map](#)  
[17-10-25 ATT No 4 Project Summary Form](#)  
[17-10-25 ATT No 5 Comprehensive Plan Market Hall](#)  
[17-10-25 ATT No 5 Preliminary Dev Plans Market Hall](#)  
[17-10-25 ATT No 6 TPM No 74999 Market Hall](#)  
[17-10-25 ATT No 7 Market Hall Traffic Study](#)

## ACTION ITEMS

PUBLIC COMMENT - Items NOT On The Agenda (Continued)

RECEIPT OF CORRESPONDENCE

ITEMS FROM MEMBERS/STAFF

ADJOURN