



Mike Balkman Council
Chambers
9770 Culver Blvd. Culver
City, CA 90232



Mayor Dan O'Brien
Vice Mayor Freddy Puza
Member Bubba Fish
Member Yasmine-Imani McMorrin
Member Albert Vera

City Council Meeting Agenda

**REVISION #1 - Regular Meeting of the City
Council, Successor Agency to the Culver City
Redevelopment Agency Board, Culver City
Parking Authority Board, Redevelopment
Financing Authority Board, and Culver City
Housing Authority Board**

7:00 PM

Monday, July 14, 2025

MEETING INFORMATION AND ACCOMMODATION:

To ensure public safety during City Council meetings, beginning August 12, 2024, all persons entering the Mike Balkman Council Chambers during a City Council meeting must pass through a security screening, including a metal detector and bag inspection. Firearms, knives, weapons, and signs larger than 18 x 24 inches are prohibited from City Council Chambers and no one with any of these items will be permitted to enter. See California Penal Code §171b and City Council Policy 4008 for more information.

Complete information on how to attend and participate in a City meeting and provide public comment can be found at www.culvercity.org/agendas.

In addition to attending meetings in person, meetings may be viewed 1) live online at www.culvercity.org/meetings by clicking on the "In Progress" link, 2) via [YouTube.com/c/CityofCulverCityGov](https://www.youtube.com/c/CityofCulverCityGov), or 3) via the Zoom meeting link at www.culvercity.org/agendas. Complete information on how to attend and participate in a City Council meeting and provide public comment can be found at www.culvercity.org/agendas. Please note that virtual attendance is a courtesy offering and that technical difficulties shall not require that a meeting be postponed.

City Council meetings may also be viewed live in Culver City on Channel 35 (Spectrum subscribers), on Channel 37 (Frontier subscribers), and Channel 99 (AT&T U-Verse subscribers). Please check channel guide listings for your provider.

Childcare is available for people attending City Council meetings. Please

review information and sign up at www.culvercity.org/meetings.

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 city.clerk@culvercity.org.

PUBLIC COMMENT:

The meeting body 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 specific body. The body 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.

WRITTEN COMMENTS: Please provide comments via eComment at www.culvercity.org/meetings. Locate the appropriate meeting and click on the highlighted eComment link. You may need to register once. Those comments received 4 hours in advance of the start time will be provided to the body members and become part of the official public record through a motion to receive and file correspondence. If you do not want your personal information included in the official record, please do not include your address, phone number or other private information in your comments. Please be advised, written comments WILL NOT be read aloud during the meeting.

ORAL COMMENTS: Speakers must register to speak online at www.culvercity.org/agendas. Please indicate how you will attend (in-person or virtually) and the agenda item(s) for which you wish to make a comment. Speakers will be called in chronological order, based on when they registered. At the start of each agenda item, staff will read aloud the names of those who have requested to speak on an agenda item. Requests to speak must be received before the start of the public comment period for that agenda item or will not be considered. A QR code will be available for those wishing to sign up once they arrive to the meeting. Requests to speak will no longer be accepted through Webex chat, only by completing the online form. Those without internet should contact 310.253.5851 during business hours for help signing up to speak in advance or by speaking to staff upon arrival to the meeting room.

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

**REVISION #1 - Regular Meeting of
the City Council, Successor Agency
to the Culver City Redevelopment
Agency Board, Culver City Parking
Authority Board, Redevelopment
Financing Authority Board, and
Culver City Housing Authority Board**

July 14, 2025

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) 253-5851 or email at city.clerk@culvercity.org.

Compliance with Government Code Section 54957.5: Any writing determined to be a public record under subdivision 54957.5(b), 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.

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.

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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 matter(s):

- CS-1. [25-1407](#) CC: PUBLIC EMPLOYEE APPOINTMENT
TITLE: CITY MANAGER
PURSUANT TO GOVERNMENT CODE SECTION
54957(B)**
- CS-2. [25-1405](#) CC: CONFERENCE WITH LEGAL COUNSEL – EXISTING
LITIGATION
RE: GARY M. ZEISS V. CITY OF CULVER CITY, ET AL.
CASE NO. 25STCP02228
PURSUANT TO GOVERNMENT CODE SECTION
54956.9(D)(1)**

RECOGNITION PRESENTATIONS - 6:45 PM

- R-1. [25-1241](#) CC - A PROCLAMATION IN HONOR OF JULY AS "PARKS
MAKE LIFE BETTER!" MONTH.**

REGULAR SESSION - 7:00 PM

PLEDGE OF ALLEGIANCE

LAND ACKNOWLEDGEMENT

REPORT ON ACTION TAKEN IN CLOSED SESSION

COMMUNITY ANNOUNCEMENTS BY MEMBERS/UPDATES FROM COMMISSION, BOARDS AND/OR COMMITTEES/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.

PRESENTATIONS TO CITY COUNCIL

- P-1. [25-1245](#) **CC - PRESENTATION BY DR. NICOLE YATES OF KEEN INDEPENDENT RESEARCH L.L.C WITH AN UPDATE TO THE RACIAL EQUITY ACTION PLAN (REAP).**

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. Ceding of time to another speaker is not permitted for comments made on Items NOT on the Agenda.

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 public.comment@culvercity.org) on subjects not appearing on the agenda that were received by the City Clerk's Office. Comments received in writing up to four hours before the meeting's regular session start time on the meeting date will be distributed to the City Council Members 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: 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 is called by the presiding officer. Speakers will be provided one opportunity to make comments on all consent calendar items at once. 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), 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. [25-1403](#) CC:HA:SA - CONSENT ITEM: APPROVAL OF CASH DISBURSEMENTS FOR JUNE 14, 2025 TO JULY 4, 2025.

Attachments: [Final Cash Disbursements for City Council - 250714.pdf](#)

- C-2. [25-1404](#) CC:HA:SA:PA - CONSENT ITEM: APPROVAL OF MINUTES OF THE REGULAR CITY COUNCIL MEETING HELD ON JUNE 23, 2025 AND THE SPECIAL CITY COUNCIL MEETING HELD ON JUNE 30, 2025.

Attachments: [2025-06-23 CCCC Draft Minutes.pdf](#)
[2025-06-30 CCCC Draft Minutes.pdf](#)

- C-3. [25-1223](#) CC - CONSENT ITEM: APPROVAL OF AN AMENDMENT TO THE EXISTING PROFESSIONAL SERVICES AGREEMENT WITH AECOM, MODIFYING THE SCOPE OF SERVICES FOR THE HAYDEN TRACT SPECIFIC PLAN FOR AN ADDITIONAL AMOUNT NOT-TO-EXCEED \$100,000.

Attachments: [2025-07-14 ATT1 Add Services Budget Detail](#)

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- C-4. [25-1274](#) CC - CONSENT ITEM: (1) AWARD OF CONSTRUCTION CONTRACT TO GA TECHNICAL SERVICES AS THE LOWEST RESPONSIVE AND RESPONSIBLE BIDDER, IN THE AMOUNT OF \$111,896.27 FOR THE EAST WASHINGTON FIBER OPTIC UPGRADE PROJECT, PL015; AND (2) AUTHORIZATION TO THE PUBLIC WORKS DIRECTOR TO APPROVE CHANGE ORDERS TO THE CONTRACT IN AN AMOUNT NOT-TO-EXCEED \$16,784.44 TO COVER CONTINGENCY COSTS (15%).

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- C-5. [25-1303](#) CC - CONSENT ITEM: (1) ADOPTION OF AN ADDENDUM TO THE INITIAL STUDY/MITIGATED NEGATIVE DECLARATION FOR THE WASHINGTON BOULEVARD STORMWATER AND URBAN RUNOFF DIVERSION PROJECT, PR001; (2) AWARD OF CONSTRUCTION CONTRACT TO STACY & WITBECK, INC., AS THE LOWEST RESPONSIVE AND RESPONSIBLE BIDDER, IN THE AMOUNT OF \$14,459,640 FOR THE WASHINGTON BOULEVARD STORMWATER AND URBAN RUNOFF DIVERSION PROJECT, PR001 AND MEDIAN IMPROVEMENTS, PS020; (3) AUTHORIZATION TO THE PUBLIC WORKS DIRECTOR TO APPROVE AN ADDITIVE BID ITEM TO THE CONTRACT IN AN AMOUNT NOT-TO-EXCEED \$2,332,000 SUBJECT TO GRANT FUNDING BECOMING AVAILABLE; (4) AUTHORIZATION TO THE PUBLIC WORKS DIRECTOR TO APPROVE CHANGE ORDERS TO THE CONTRACT IN AN AMOUNT NOT-TO-EXCEED \$2,518,746 TO COVER CONTINGENCY COSTS; (5) APPROVAL OF AN AMENDMENT TO THE EXISTING PROFESSIONAL SERVICES AGREEMENT WITH MICHAEL BAKER INTERNATIONAL FOR CONSTRUCTION MANAGEMENT & INSPECTION SERVICES IN AN AMOUNT NOT-TO-EXCEED \$400,000; (6) FOUR-FIFTHS VOTE REQUIREMENT: APPROVAL OF A RELATED BUDGET AMENDMENT APPROPRIATING \$2,000,000 FROM CLEAN WATER/CLEAN BEACH (FUND 434) FUND BALANCE TO PR001; AND (7) FOUR-FIFTHS VOTE REQUIREMENT: APPROVAL OF A RELATED BUDGET AMENDMENT APPROPRIATING \$2,490,000 COSTCO WHOLESALE CORPORATION COST SHARE TO PR001

Attachments: [2025-07-14-CC-ATT-Initial Study and Amended Mitigated Negative Declaration](#)
[25-07-08 Addendum to CC Washington Blvd MND TM.pdf](#)
[2025-07-17-CC-ATT3-MOU with Costco](#)

- C-6. [25-1304](#) CC - CONSENT ITEM: APPROVAL OF A COMBINED SPENDING AUTHORITY WITH LOGICALIS INC AND GOLDEN STAR TECHNOLOGY INC FOR FISCAL YEAR 2025-2026 IN AN AMOUNT NOT-TO-EXCEED \$250,000 FOR THE PURCHASE OF REPLACEMENT HARDWARE AND NETWORK INFRASTRUCTURE.
- C-7. [25-1305](#) CC - CONSENT ITEM: APPROVAL OF PROFESSIONAL SERVICES AGREEMENT WITH FEHR AND PEERS FOR THE TRI-SCHOOL TRAFFIC STUDY PROJECT FOR \$248,000 WITH A 15% CONTINGENCY OF \$37,200 FOR A TOTAL AMOUNT NOT-TO-EXCEED \$285,200.
- C-8. [25-1332](#) CC - CONSENT ITEM: ADOPTION OF A RESOLUTION GRANTING AN ALCOHOL USE PERMIT TO THE EXCHANGE CLUB TO CONDUCT A BEER AND WINE GARDEN IN VETERANS MEMORIAL PARK DURING THE 2025 FIESTA LA BALLONA.

Attachments: [2025-07-14 – ATT 1 Resolution Approving 2025 Fiesta Beer and Wine Garden Permit.pdf](#)

- C-9. [25-1340](#) CC - CONSENT ITEM: ADOPTION OF A RESOLUTION AUTHORIZING STAFF TO SUBMIT APPLICATIONS FOR A FUNDING INITIATIVE THROUGH GAMETIME AND ESTABLISH CULVER WEST ALEXANDER PARK AS A NATIONAL DEMONSTRATION SITE THAT PRIORITIZES INCLUSION, NATURE INTEGRATION, AND PHYSICAL ACTIVITY.

Attachments: [2025-07-14 - ATT 1 Proposed Resolution.pdf](#)

C-10. [25-1341](#) CC - CONSENT ITEM: AUTHORIZATION OF THE RELEASE OF A REQUEST FOR PROPOSALS FOR THE RESURFACING OF VARIOUS COURTS AT MULTIPLE PARKS.

C-11. [25-1345](#) CC - CONSENT ITEM: ADOPTION OF AN ORDINANCE ADOPTING VERY HIGH, HIGH, AND MODERATE FIRE HAZARD SEVERITY ZONES BY AMENDING AND RESTATING IN ITS ENTIRETY SECTION 9.02.400 OF THE CULVER CITY MUNICIPAL CODE REGARDING THE DESIGNATION OF VERY HIGH, HIGH, AND MODERATE FIRE HAZARD SEVERITY ZONES.

Attachments: [2025.07.14 ATT Ordinance Amending and Restating CCMC Section 9.02.400](#)

C-12. [25-1348](#) CC - CONSENT ITEM: APPROVAL OF FINAL PLANS AND SPECIFICATIONS AND AUTHORIZATION TO PUBLISH NOTICE INVITING BIDS FOR THE CONSTRUCTION OF CITYWIDE BIORETENTION BASIN PROJECT, CIP NO. PW006.

C-13. [25-1350](#) CC - CONSENT ITEM: APPROVAL OF A PURCHASE ORDER WITH MOTOROLA FOR REPLACEMENT PORTABLE RADIOS IN AN AMOUNT NOT-TO-EXCEED \$534,529.85.

Attachments: [2025.07.14 ATT County of Los Angeles Master Purchase Agreement.pdf](#)

C-14. [25-1356](#) CC - CONSENT ITEM: ADOPTION OF A RESOLUTION AUTHORIZING THE SALE OF 20 SURPLUS RADIOS TO THE CITY OF GLENDORA, CALIFORNIA, AT A PRICE OF \$350 PER RADIO FOR A TOTAL SALE AMOUNT OF \$7,000 AND AUTHORIZING THE FUTURE SALE OF ADDITIONAL SURPLUS RADIOS TO THE CITY OF GLENDORA AT THE SAME OR BETTER PRICE.

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Attachments: [2025-07-14 ATT Resolution Authorizing Sale of Surplus
Radios to City of Glendora.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. [25-1355](#) CC - PUBLIC HEARING: INTRODUCTION OF AN ORDINANCE APPROVING A CITY-INITIATED ZONING CODE AMENDMENT (P2025-0125-ZCA) REPLACING THE CURRENT SIGN ORDINANCE IN ITS ENTIRETY WITH A NEW SIGN ORDINANCE AND ADDING NEW DEFINITIONS TO THE ZONING CODE, AND RELATED REFERENCES TO MUNICIPAL CODE CHAPTER 13 (PROJECT), AND EXEMPTION FROM CEQA.

Attachments: [2025-07-14 ATT 1 Sign CC Ordinance.pdf](#)
[2025-07-14 ATT 2 Sign CC Summary](#)
[2025-07-14 ATT 3 Sign CC ReportPC](#)
[2025-07-14 ATT 4 Sign CC ResoPC](#)

ACTION ITEMS

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- A-1. [25-1342](#) CC - ACTION ITEM: (1) ADOPTION OF A FINDING THAT THE INTERACTIVE DIGITAL KIOSK PROGRAM EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO CEQA GUIDELINES SECTIONS 15301(C) (CLASS 1), 15303 (CLASS 3) AND 15304 (CLASS 4); (2) (IF DESIRED) APPROVAL OF AN AGREEMENT WITH IKE SMART CITY, LLC FOR THE IMPLEMENTATION OF AN INTERACTIVE DIGITAL KIOSK PROGRAM, INCLUDING COMMERCIAL ADVERTISING, ALONG CITY SIDEWALKS AND PUBLIC RIGHT OF WAY; AND, (3) DIRECTION TO THE CITY MANAGER AS DEEMED APPROPRIATE.

Attachments: [Proposed Agreement for Digital Kiosks with Ike Smart City, LLC.pdf](#)
[CEQA Memorandum.pdf](#)

- A-2. [25-1339](#) CC - ACTION ITEM: (1) CONSIDERATION OF A REQUEST FROM CULVER CITY UNIFIED SCHOOL DISTRICT FOR \$2.5 MILLION TO \$7.5 MILLION PER YEAR FROM THE CITY OF CULVER CITY FROM FISCAL YEAR 2025-2026 THROUGH FISCAL YEAR 2027-2028; AND (2) PROVIDE DIRECTION TO THE CITY MANAGER AS DEEMED APPROPRIATE.

Attachments: [2025-07-14 ATT Liaison Meeting 6.16 CCUSD Presentation.pdf](#)
[2025-07-14 ATT School District Funding Memo.pdf](#)
[2025-07-16 ATT 2023-24 LA County Public Schools Financial Report Excerpt.pdf](#)

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- A-3. [25-1375](#) CC - ACTION ITEM: DISCUSSION AND DIRECTION ON
(1) AN EVICTION MORATORIUM; AND/OR (2) A PAUSE
ON RENT INCREASES; AND/OR (3) A RENTAL
ASSISTANCE PROGRAM, ALL FOR PERSONS
IMPACTED BY RECENT IMMIGRATION ENFORCEMENT
ACTIONS.
- A-4. [25-1346](#) CC - ACTION ITEM: (1) DISCUSSION OF
RECOMMENDATIONS FROM THE SUSTAINABILITY
SUBCOMMITTEE TO REGULATE SINGLE-USE PLASTIC
BEVERAGE BOTTLES, BALLOONS, SMOKING,
SINGLE-USE BAGS NOT EXEMPTED BY CALIFORNIA
PUBLIC RESOURCES CODE AND ASTROTURF; AND (2)
DIRECTION TO CITY MANAGER AS DEEMED
APPROPRIATE.

Attachments: [2025-07-14 ATT 4B Survey Results and Analysis](#)

PUBLIC COMMENT - ITEMS NOT ON THE AGENDA (CONTINUED)

ITEMS FROM MEMBERS (CONTINUED)

MEMBER REQUESTS TO AGENDIZE FUTURE ITEMS

ADJOURN (INCLUDING ADJOURNMENT IN MEMORY)