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Council Chambers  
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Culver City, CA 90232  
(310) 253-5851



## City Council Meeting Agenda

Mayor Albert Vera  
Vice Mayor Yasmine-Imani  
McMorrin  
Member Göran Eriksson  
Member Dan O'Brien  
Member Freddy Puza

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

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**7:00 PM**

**Monday, February 27, 2023**

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### **MEETING INFORMATION AND ACCOMMODATION:**

Indoor masking is highly recommended, but not required, at City Council, Commission, Board and Committee meetings.

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

In addition to attending meetings in person, meetings may be viewed 1) live online at [www.culvercity.org/meetings](http://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 Webex meeting link at [www.culvercity.org/agendas](http://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](http://www.culvercity.org/agendas).

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.

Please note that virtual attendance is a courtesy offering and that technical difficulties shall not require that a meeting be postponed.

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](mailto:city.clerk@culvercity.org).

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**PUBLIC COMMENT:**

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 specific meeting body. 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.

Go to [www.culvercity.org/agendas](http://www.culvercity.org/agendas) for complete information on how to provide written and oral comments.

**WRITTEN COMMENTS:** Please provide comments via eComment at [www.culvercity.org/meetings](http://www.culvercity.org/meetings). Locate the appropriate meeting and click on the highlighted eComment link. You may need to register once. Or email comments to [public.comment@culvercity.org](mailto:public.comment@culvercity.org). Those comments received 4 hours in advance of the start time will be provided to the body members and become part of the official record through a motion to receive and file correspondence. 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](http://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 for help signing up to speak in advance or by speaking to staff upon arrival to the meeting room.

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**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](http://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](mailto:city.clerk@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. [23-686](#) CC - CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION  
RE: QUARKER V. CITY OF CULVER CITY  
CASE NO. B314109 (LACSC NO. BC668362)  
PURSUANT TO GOVERNMENT CODE SECTION  
54956.9(D)(1)**
- CS-2. [23-703](#) CC - CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION  
RE: SIGNIFICANT EXPOSURE TO LITIGATION (1 ITEM)  
PURSUANT TO GOVERNMENT CODE SECTION  
54956.9(D)(2)**

**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.

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I-1. [23-683](#) CC – UPDATE ON HOMELESSNESS EMERGENCY  
(INCLUDING PROJECT HOMEKEY, SAFE CAMPING,  
AND OTHER HOUSING PROGRAMS)

**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 [public.comment@culvercity.org](mailto: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.

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## 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 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.     [23-684](#)     **CC:HA:SA - CONSENT ITEM: APPROVAL OF CASH  
DISBURSEMENTS FOR FEBRUARY 4, 2023 -  
FEBRUARY 17, 2023**

**Attachments:** [Final Cash Disbursements for City Council - 230227.pdf](#)

- C-2.     [23-685](#)     **CC:HA:SA - CONSENT: APPROVAL OF MINUTES OF  
THE REGULAR CITY COUNCIL MEETING ON FEBRUARY  
13, 2023**

**Attachments:** [CCCC 02132023 Minutes for Approval.pdf](#)

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- C-3.     [23-433](#)     CC - CONSENT ITEM:     (1) APPROVAL OF A PROFESSIONAL SERVICES AGREEMENT WITH MICHAEL BAKER INTERNATIONAL TO PREPARE DOCUMENTS IN COMPLIANCE WITH SB99 AND AB747 AND TO PREPARE A FIVE-YEAR UPDATE TO THE MULTI-JURISDICTIONAL HAZARD MITIGATION PLAN FOR THE CITY AND THE CULVER CITY UNIFIED SCHOOL DISTRICT IN AN AMOUNT NOT-TO-EXCEED \$96,130; (2) ADOPTION OF A RESOLUTION (CALIFORNIA GOVERNOR'S OFFICE OF EMERGENCY SERVICES FORM 130) DESIGNATING THE PUBLIC WORKS DIRECTOR/CITY ENGINEER AS AN AUTHORIZED AGENT FOR FEMA GRANT NO. DR4407; AND (3) FOURTH-FIFTHS VOTE REQUIREMENT: APPROVAL OF A BUDGET AMENDMENT APPROPRIATING THE REMAINING FEMA GRANT FUNDS.

**Attachments:** [2023-02 27 ATT Cal OES 130 Form for FEMA Grant No DR4407.pdf](#)

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C-4. [23-522](#) CC - CONSENT ITEM: RECEIPT AND FILING OF THE BIENNIAL WRITTEN REPORTS OF CULVER CITY'S COMMISSIONS, BOARDS, AND COMMITTEES.

**Attachments:** [2023-02-27 ATT - ACOHH.pdf](#)  
[2023-02-27 ATT - BPAC.pdf](#)  
[2023-02-27 ATT - CSC.pdf](#)  
[2023-02-27 ATT - CAC.pdf](#)  
[2023-02-27 ATT - DAC.pdf](#)  
[2023-02-27 ATT - EHRAC.pdf](#)  
[2023-02-27 ATT - FAC.pdf](#)  
[2023-02-27 ATT - FLB.pdf](#)  
[2023-02-27 ATT - LTMB.pdf](#)  
[2023-02-27 ATT - PRCS.pdf](#)  
[2023-02-27 ATT - PC.pdf](#)

C-5. [23-585](#) CC - CONSENT ITEM: ADOPTION OF A RESOLUTION INITIATING PROCEEDINGS FOR THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS FOR THE HIGUERA STREET LANDSCAPING AND LIGHTING MAINTENANCE DISTRICT AND ORDERING THE PREPARATION OF THE ENGINEER'S REPORT THEREON FOR FISCAL YEAR 2023/2024.

**Attachments:** [2023-02-27-ATT-CC-Proposed Resolution-HigueraStLLMD-FY23-24.pdf](#)



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C-6. [23-586](#) CC- CONSENT ITEM: ADOPTION OF A RESOLUTION INITIATING PROCEEDINGS FOR THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS FOR THE LANDSCAPE MAINTENANCE DISTRICT NUMBER 1 AND ORDERING THE PREPARATION OF THE ENGINEER'S REPORT THEREON FOR FISCAL YEAR 2023/2024.

**Attachments:** [2023-02-27-ATT-CC-23-586](#)  
[Resolution of Intitiation-LMD1.pdf](#)

C-7. [23-587](#) CC - CONSENT ITEM: ADOPTION OF A RESOLUTION INITIATING PROCEEDINGS FOR THE LEVY AND COLLECTION OF ANNUAL ASSESSMENTS FOR THE SEWER USER'S SERVICE CHARGE AND ORDERING THE PREPARATION OF THE ENGINEER'S REPORT, THEREON FOR FISCAL YEAR 2023/2024.

**Attachments:** [2023-02-27-ATT-CC-23-587](#)  
[Resolution of Intitiation-SUSC.pdf](#)

C-8. [23-642](#) CC - CONSENT ITEM: APPROVAL OF THREE-YEAR AGREEMENTS WITH PCI AND SUPERIOR PAVEMENT MARKINGS FOR ON-CALL SIGNING AND STRIPING SERVICES, IN AMOUNTS NOT-TO-EXCEED \$200,000 EACH (AGGREGATE AMOUNT OF \$400,000), AND TWO OPTIONAL ONE-YEAR EXTENSIONS.

C-9. [23-643](#) CC - CONSENT ITEM: (1) WAIVER OF FORMAL BID PROCEDURES, PURSUANT TO CULVER CITY MUNICIPAL CODE SECTION 3.07.075.F.3; AND (2) APPROVAL OF A PURCHASE ORDER WITH GIBRALTAR PERIMETER SECURITY FOR 18 TRAFFIC BOLLARDS TO BE INSTALLED ON MAIN STREET, IN AN AMOUNT NOT-TO-EXCEED \$210,617.37.

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- C-10. [23-653](#) CC - CONSENT ITEM: (1) CANCELLATION OF CONSTRUCTION CONTRACT AWARD TO R2BUILD FOR PHASE 1 TRANSPORTATION FACILITY ELECTRIFICATION PROJECT; AND (2) AUTHORIZATION TO RELEASE A NEW INVITATION FOR BIDS FOR THE PROJECT .
- C-11. [23-655](#) CC - CONSENT ITEM: (1) ACCEPTANCE OF \$132,522.72 IN 2021 ASSISTANCE TO FIREFIGHTERS GRANT (AFG) PROGRAM FUNDS AWARDED TO THE CITY OF CULVER CITY FOR THE PURCHASE OF REPLACEMENT FIRE HOSE AND AUTOMATED CHEST COMPRESSION DEVICES; AND (2) FOUR-FIFTHS VOTE REQUIREMENT: APPROVAL OF A BUDGET AMENDMENT APPROPRIATING THE FUNDS.
- C-12. [23-664](#) CC - CONSENT ITEM: (1) APPROVAL OF A PROFESSIONAL SERVICES AGREEMENT WITH GHIRARDELLI ASSOCIATES, INC. FOR GRANT WRITING SERVICES IN AN AMOUNT NOT-TO-EXCEED \$500,000, FOR AN INITIAL THREE-TERM AND TWO OPTIONAL ONE-YEAR TERMS; AND (2) FOUR-FIFTHS VOTE REQUIREMENT: APPROVAL OF A BUDGET AMENDMENT APPROPRIATING \$150,000 FROM THE GENERAL FUND'S UNASSIGNED FUND BALANCE FOR FISCAL YEAR 2022-2023

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C-13. [23-666](#) CC - CONSENT ITEM: APPROVAL OF A SERVICES AGREEMENT WITH WE ARE RALLY (RALLY) TO CONTINUE DEVELOPMENT AND IMPLEMENTATION OF THE CITY'S PUBLIC COMMUNICATIONS AND MESSAGING EDUCATION AND ENGAGEMENT PROGRAM REGARDING HOMELESSNESS AND THE HOMEKEY MOTEL REUSE PROJECT IN AN AMOUNT NOT-TO-EXCEED \$112,500.

**Attachments:** [2023 02 27 ATT No. 1 - Rally's Deliverables \(1\)](#)  
[2023 02 27 ATT. No. 2. - RALLY SOW \(Extension\) \(1\)](#)

C-14. [23-667](#) CC - CONSENT ITEM: (1) AWARD OF A \$4,000 OFF-CYCLE SPECIAL EVENTS GRANT AND DESIGNATION OF THE WALK N ROLLERS 11TH ANNIVERSARY CELEBRATION ON MARCH 18, 2023, AS A CITY-SPONSORED EVENT, AS RECOMMENDED BY THE SPECIAL EVENTS GRANT PROGRAM CITY COUNCIL AD HOC SUBCOMMITTEE; AND (2) AUTHORIZATION TO THE CITY MANAGER TO ADMINISTRATIVELY APPROVE APPLICABLE CITY PERMITS AND AGREEMENTS NEEDED TO CONDUCT THE EVENT.

C-15. [23-668](#) CC - CONSENT ITEM: (1) AWARD OF A CONSTRUCTION CONTRACT TO UNITED STORM WATER, INC., AS THE LOWEST RESPONSIVE AND RESPONSIBLE BIDDER, IN THE AMOUNT OF \$346,788, FOR THE CONSTRUCTION OF THE CATCH BASIN TRASH EXCLUDER RETROFIT PROJECT, PW-005; AND (2) AUTHORIZATION TO THE PUBLIC WORKS DIRECTOR/CITY ENGINEER TO APPROVE CHANGE ORDERS IN AN AMOUNT NOT-TO-EXCEED \$34,679 (10% OF CONTRACT AMOUNT) FOR UNANTICIPATED COSTS.

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C-16. [23-669](#) CC - CONSENT ITEM: (1) APPROVAL OF THE COMMUNITY DEVELOPMENT BLOCK GRANT FUND ALLOCATION FOR FISCAL YEAR 2023/2024; AND (2) ADOPTION OF A RESOLUTION AUTHORIZING THE FILING OF THE APPLICATION FOR FUNDING.

**Attachments:** [2023 - 2024 CDBG Resolution.pdf](#)  
[2020 Cooperation Agreement.pdf](#)

C-17. [23-671](#) CC- CONSENT ITEM: APPROVAL OF AN AMENDMENT TO THE EXISTING PROFESSIONAL SERVICES AGREEMENT WITH KOA CORPORATION, IN AN AMOUNT NOT-TO-EXCEED \$499,200 FOR ADDITIONAL CONSTRUCTION MANAGEMENT SERVICES ON CITY OWNED PROPERTY AT 3860 AND 3900 SEPULVEDA BOULEVARD.

## 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.

## ACTION ITEMS

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- A-1. [23-691](#) CC - ACTION ITEM: CITY COUNCIL DISCUSSION AND DIRECTION REGARDING (1) TERMINATION OF THE COVID-19 LOCAL EMERGENCY; (2) A POTENTIAL URGENCY ORDINANCE RELATED TO COMMERCIAL TENANT EVICTION MORATORIUM PROTECTIONS DURING THE REPAYMENT PLAN PERIOD; (3) A POTENTIAL URGENCY ORDINANCE RELATED TO LIMITATION ON THIRD PARTY FOOD DELIVERY FEES; AND (4) OTHER DIRECTION RELATED TO THE COVID-19 LOCAL EMERGENCY AS DESIRED.

**Attachments:** [2023-02-27 ATT Exhibit A to 29th Supplement](#)  
[2023-02-27 ATT CTEM Implementation Measures.pdf](#)

- A-2. [23-582](#) CC - ACTION ITEM: (1) FOUR-FIFTHS VOTE REQUIREMENT: APPROVAL OF A \$100,000 FUNDING CONTRIBUTION TO ORGANIZATION "STREETS FOR ALL" TOWARDS TOTAL COST OF FEASIBILITY STUDY TO BE COMPLETED BY SWA LOS ANGELES FOR PROJECT TO EXTEND THE LA BALLONA CREEK BIKE PATH AND RELATED BUDGET AMENDMENT; AND (2) DIRECTION TO THE CITY MANAGER REGARDING FUTURE PROJECT PHASES AND OTHER DIRECTION AS DEEMED APPROPRIATE.

**Attachments:** [2023-02-27-ATT-CC-CulverCity-LetterofSupport-StreetsForAll-BallonaCreekBikePathExtensionProject-2021-09-15.pdf](#)  
[2023-02-27-ATT-CC-SWALosAngeles-FeasibilityStudyProposal-StreetsForAll-BallonaCreekBikePathExtensionProject-2023-02-13.pdf](#)

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- A-3. [23-670](#) CC- ACTION ITEM: (1) APPROVAL OF LANDSCAPE PLANS FOR CITY-OWNED PROPERTIES AT 3868 AND 3900 SEPULVEDA BLVD (KNOWN AS PROJECT HOMEKEY); (2) APPROVAL OF AMENDMENTS TO EXISTING CONSTRUCTION CONTRACTS WITH CORNERSTONE CONSTRUCTION GROUP, INC. IN AMOUNTS NOT-TO-EXCEED \$589,311 AND \$99,437, RESPECTIVELY (TOTALING \$688,748) FOR PROJECT HOMEKEY HARDSCAPE AND LANDSCAPE CONSTRUCTION; (3) FOUR-FIFTHS VOTE REQUIREMENT: APPROVAL OF A BUDGET AMENDMENT IN AN AMOUNT NOT-TO-EXCEED \$688,748 FROM THE GENERAL FUND'S UNASSIGNED FUND BALANCE; AND (4) DIRECTION TO THE CITY MANAGER AS DEEMED APPROPRIATE.

**Attachments:** [Proposed Landscape Plans for 3868 Sepulveda Boulevard.pdf](#)  
[Proposed Landscape Plans for 3900 Sepulveda Boulevard.pdf](#)

- A-4. [23-692](#) CC - ACTION ITEM: (1) CONSIDERATION OF A REQUEST TO SIGN ONTO THE AMICUS (FRIEND OF THE COURT) BRIEF PREPARED BY THE COUNTY OF LOS ANGELES AND THE CITY OF LOS ANGELES TO SUPPORT THE DEFENSE OF THE FEDERAL DEFERRED ACTION FOR CHILDHOOD ARRIVALS (DACA) PROGRAM IN A CASE PENDING BEFORE THE UNITED STATES DISTRICT COURT FOR THE SOUTHERN DISTRICT OF TEXAS; AND (2) DIRECTION TO THE CITY ATTORNEY AS DEEMED APPROPRIATE.

**PUBLIC COMMENT - ITEMS NOT ON THE AGENDA (CONTINUED)**

**ITEMS FROM MEMBERS (CONTINUED)**

**City Council Meeting Agenda**  
Closed Session - 5:30 PM  
Regular Session - 7:00 PM

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

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**February 27, 2023**

**MEMBER REQUESTS TO AGENDIZE FUTURE ITEMS**

**ADJOURN (INCLUDING ADJOURNMENT IN MEMORY)**