



Mike Balkman
Council Chambers
9770 Culver Blvd.
Culver City, CA 90232
(310) 253-5851



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

City Council Meeting Agenda

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

7:00 PM

Monday, January 13, 2020

PUBLIC COMMENT:

At the times provided on the Agenda, 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 City Council. The 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. If you wish to address the City Council, the City Clerk requests you 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 when it is your turn to address the City Council. Providing your name and other information requested on the Speaker's Card is voluntary and is requested only to provide a reasonable means to notify persons when their opportunity to address the City Council has arrived. All persons may attend the meeting regardless of whether a person signs, registers, or completes a speaker's card. For specific items listed on the agenda, requests to address the City Council must be made prior to the calling for a vote on that particular item by the presiding officer. Each speaker may address the City Council 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 City Council by presenting a Speaker's Card to the City Clerk. Public comments on items on the agenda are taken at the time that particular agenda item is considered by the City Council.

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:

Copies of the Agenda and a binder that includes a copy of all regular session staff reports and attachments are available on the table in the rear of the Council Chambers. 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) as a courtesy.

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 City Council 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 AND ACCOMMODATION:

City Council meetings are regularly scheduled for the second and fourth Mondays of every month. City Council Agenda information is available at least 72 hours before each City Council meeting. City Council/Agency Board/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 at the meeting. The Council Chambers is now equipped with a hearing loop system. Hearing aid wearers with a "T" (telecoil) setting can now hear PA sound broadcast directly through their hearing aids. Others desiring hearing assistance may check out a portable receiver and headset.

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 & 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 matters:

- CS-1. [20-648](#) CONFERENCE WITH REAL PROPERTY NEGOTIATORS**
RE: REMNANT PARCEL (ASSESSOR PARCEL NO. 4215
-001-020) ON MACHADO LANE ADJACENT TO 11111
JEFFERSON BLVD, 5350 & 5380 SEPULVEDA BLVD.
CITY NEGOTIATORS: JOHN NACHBAR, CITY
MANAGER;
SOL BLUMENFELD, COMMUNITY DEVELOPMENT
DIRECTOR;
TODD TIPTON, ECONOMIC DEVELOPMENT MANAGER
MURRAY KANE, CITY SPECIAL COUNSEL
OTHER PARTIES NEGOTIATORS: DOMINIC ADDUCCI,
JOHN BUCK COMPANY. UNDER NEGOTIATION: PRICE,
TERMS OF PAYMENT OR BOTH, INCLUDING USE
RESTRICTIONS, DEVELOPMENT OBLIGATIONS AND
OTHER MONETARY RELATED CONSIDERATIONS.
PURSUANT TO GOVERNMENT CODE SECTION 54956.8

**CS-2. [20-641](#) CC - CONFERENCE WITH LABOR NEGOTIATORS
CITY DESIGNATED REPRESENTATIVES: CITY
MANAGER JOHN NACHBAR; ASSISTANT CITY
MANAGER 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; EXECUTIVE
MANAGEMENT EMPLOYEES
PURSUANT TO GOVERNMENT CODE SECTION 54957.6**

RECOGNITION PRESENTATIONS - 6:30 PM

**R-1. [20-644](#) CC- A PROCLAMATION IN HONOR OF DR. MARTIN
LUTHER KING, JR. CELEBRATION DAY 2020.**

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.

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 file a speaker's card with 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 speaker may address the City Council (and all other bodies in session) for up to three minutes. Speakers who have filed a speaker's card requesting to speak but are unable to be accommodated at this time may be accommodated at a second public comment period at the end of the meeting as announced by the presiding officer.

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 city.clerk@culvercity.org) on subjects not appearing on the agenda that were received by the City Clerk's Office no later than 4:00 PM on the day of the meeting. Comments received in writing will be distributed to the City Council Members before consideration of an item on the agenda 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: Joint Consent and 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 and Joint 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. [20-640](#) **CC:HA:SA - APPROVAL OF CASH DISBURSEMENTS FOR NOVEMBER 30, 2019 TO JANUARY 3, 2020**

Attachments: [Final Cash Disbursements for City Council - 200113.pdf](#)

- C-2. [20-642](#) **CC:HA:SA - APPROVAL OF MINUTES FOR THE SPECIAL CITY COUNCIL AND THE REGULAR CONSOLIDATED CITY COUNCIL MEETINGS ON DECEMBER 9, 2019**

Attachments: [CC 120919 Special Meeting Minutes for Approval.pdf](#)
[CCCC 120919 Regular Meeting Minutes for Approval.pdf](#)

- C-3. [20-593](#) **CC - APPROVAL OF FINAL PLANS AND SPECIFICATIONS AND AUTHORIZATION TO PUBLISH A NOTICE INVITING BIDS FOR COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) SIDEWALK BARRIER REMOVAL & REPAIR PROJECT (CDBG PROJECT NO. 602150-19 & 602154-19) AND NEW CURB RAMPS (PROJECT NO. PZ-428).**

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- C-4. [20-607](#) CC - APPROVAL OF A PROFESSIONAL SERVICES AGREEMENT WITH TJKM FOR THE DEVELOPMENT OF THE CULVER CITY LOCAL ROAD SAFETY PLAN

Attachments: [2020-01-13 ATT - Work Scope, Schedule and Budget submitted by TJKM.pdf](#)
[2020-01-13 ATT - Follow-up E-mail Confirmation of Certain Project Tasks .pdf](#)

- C-5. [20-608](#) SA - (1) ADOPTION OF A RESOLUTION APPROVING THE RECOGNIZED OBLIGATION PAYMENT SCHEDULE (ROPS) FROM JULY 1, 2020 THROUGH JUNE 30, 2021; (2) ADOPTION OF A RESOLUTION APPROVING THE SUCCESSOR AGENCY ADMINISTRATIVE BUDGET FROM JULY 1, 2020 THROUGH JUNE 30, 2021; AND (3) AUTHORIZATION TO THE EXECUTIVE DIRECTOR TO MAKE SUCH PAYMENTS ON BEHALF OF THE SUCCESSOR AGENCY.

Attachments: [2020-01-13 ATT - SA Resolution ROPS 20-21.pdf](#)
[2020-01-13 ATT - SA Resolution Admin Budget 20-21.pdf](#)

- C-6. [20-623](#) CC - (1) CONSIDERATION OF A RECOMMENDATION FROM THE CULTURAL AFFAIRS COMMISSION TO APPOINT ALEXEY STEELE AS CULVER CITY ARTIST LAUREATE FOR CALENDAR YEARS 2020 - 2021; AND, (2) APPROVAL OF RELATED ARTIST LAUREATE AGREEMENT.

Attachments: [2020-01-13 ATT - Alexey Steele Application Materials.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. [20-606](#) CC - PUBLIC HEARING: INTRODUCTION OF AN ORDINANCE AMENDING CULVER CITY MUNICIPAL CODE TITLE 17: ZONING CODE; SECTION 17.220.015 - COMMERCIAL DISTRICT LAND USES AND PERMIT REQUIREMENTS, SECTION 17.320.020 - NUMBER OF PARKING SPACES REQUIRED, AND SECTION 17.700.010 - DEFINITIONS, TO ESTABLISH "CORPORATE HOUSING" AS A CATEGORY OF HOTEL/MOTEL LAND USES.

Attachments: [2020-01-13 ATT - Corporate Housing ZCA Ordinance.pdf](#)
[2020-01-13 ATT - Planning Commission Staff Report 2019-03-27 \(without attachment\).pdf](#)
[2020-01-13 ATT - Planning Commission Resolution No. P2019-P003.pdf](#)
[2020-01-13 ATT - Approved Planning Commission Minutes 2019-03-27.pdf](#)
[2020-01-13 ATT - City Council Staff Report 2019-06-24 \(without attachment\).pdf](#)
[2020-01-13 ATT - Approved City Council Minutes 2019-06-24.pdf](#)

PH-2. [20-610](#) CC - PUBLIC HEARING: INTRODUCTION OF AN ORDINANCE APPROVING ZONING CODE AMENDMENT P2019-0266-ZCA, AMENDING CULVER CITY MUNICIPAL CODE, TITLE 17 - ZONING, SECTIONS 17.210.020, 17.320.020, AND 17.400.065 ESTABLISHING STANDARDS AND REQUIREMENTS FOR RESIDENTIAL STUDIO MICRO-UNITS.

Attachments: [2020-01-13 ATT - Proposed Ordinance with Exhibits A B C.pdf](#)
[2020-01-13 ATT - Planning Commission Staff Report \(without attachments\) - November 13, 2019](#)
[2020-01-13 ATT - Micro-Unit Floor Plan Mock-Ups \(300 350 400 square feet\).pdf](#)
[2020-01-13 ATT - Letter of Support from Abundant Housing LA.pdf](#)

PH-3. [20-611](#) CC - PUBLIC HEARING: INTRODUCTION OF AN ORDINANCE APPROVING ZONING CODE AMENDMENT P2019-0264-ZCA, AMENDING CULVER CITY MUNICIPAL CODE, TITLE 17 - ZONING, SECTIONS 17.230.015, TABLE 2-8 - INDUSTRIAL DISTRICT LAND USES AND PERMIT REQUIREMENTS AND 17.400.035 - CHILD DAY CARE FACILITIES, TO ALLOW CHILD DAY CARE CENTERS AS A PRIMARY USE.

Attachments: [2020-01-13 ATT - Proposed Ordinance \(Including Exhibit A\).pdf](#)
[2020-01-13 ATT - Planning Commission Staff Report \(With Attachments\) - Meeting of November 13, 2019\) .pdf](#)

ACTION ITEMS

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- A-1. [20-624](#) CC - ADOPTION OF A RESOLUTION ADOPTING CITY OF CULVER CITY COMPLETE STREETS POLICY AND FINDING THE POLICY TO BE EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)

Attachments: [2020-01-13 ATT - Resolution Adopting Complete Streets Policy.pdf](#)

- A-2. [20-595](#) CC - (1) ADOPTION OF AN ORDINANCE AMENDING TITLE 17, ZONING, OF THE CULVER CITY MUNICIPAL CODE (CCMC), SECTION 17.400.095 AS IT RELATES TO THE STANDARDS AND REQUIREMENTS FOR ACCESSORY DWELLING UNITS (P2019-0265-ZCA); OR (2) REINTRODUCTION OF THE ORDINANCE WITH MODIFICATION BASED ON CLARIFICATION FROM THE CALIFORNIA STATE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT REGARDING MINIMUM SQUARE FOOTAGE OF ACCESSORY DWELLING UNITS ATTACHED TO OR WITHIN A PRIMARY DWELLING UNIT.

Attachments: [2020-01-13 ATT - ADU Ordinance Update.pdf](#)

PUBLIC COMMENT - ITEMS NOT ON THE AGENDA (CONTINUED)

ITEMS FROM MEMBERS (CONTINUED)

MEMBER REQUESTS TO AGENDIZE FUTURE ITEMS

ADJOURN (INCLUDING ADJOURNMENT IN MEMORY)