



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



Mayor Göran Eriksson  
Vice Mayor Alex Fisch  
Council Member Daniel Lee  
Council Member Meghan Sahli-Wells  
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, September 14, 2020**

---

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

To combat the spread of the coronavirus respiratory disease (COVID-19), the City proclaimed a local emergency on March 14, 2020 and issued subsequent public orders beginning March 16, 2020. In accordance with such orders City Hall has been closed to the public and in-person meetings have been discontinued until further notice.

City Council meetings can be viewed live in Culver City on Channel 35 by Time Warner subscribers, on Channel 37 by Frontier FIOS subscribers and, for AT&T Uverse subscribers, by going to Channel 99. Additionally, you may access <http://www22.verizon.com/residential/fiostv/channels.htm> and enter your zip code to see the channel listing.

Meetings can also be viewed live online at 1) <http://www.culvercity.org/meetings> and clicking on the "In Progress" meeting, 2) the Culver City youtube channel: [Youtube.com/CityofCulverCityGov](https://www.youtube.com/CityofCulverCityGov) or 3) Via the Webex App, which requires registration at [culvercity.org/agendas](http://culvercity.org/agendas).

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).

\*For complete information on how to attend and participate in a City Council meeting and provide public comment, please visit [www.culvercity.org/agendas](http://www.culvercity.org/agendas).

**PUBLIC COMMENT:**

For those who wish to speak and provide oral public comment during a meeting, please register to attend the meeting via Webex at [culvercity.org/agendas](https://culvercity.org/agendas) and indicate the agenda item(s) for which you wish to make a comment. This will serve as a virtual speaker card. Speakers will be called in chronological order, based on when they registered to attend. A tutorial on Webex Registration is available at Culver City's YouTube page (<https://youtube.com/watch?v=q3NX-9lhSoU>.)

Members of the public may submit written comments in advance on the City's website via eComment. To submit, go to [www.culvercity.org/meetings](http://www.culvercity.org/meetings), locate the appropriate meeting and click on the highlighted eComment link. As a new user you may need to register once. There is a new user tutorial at the City of Culver City's YouTube page (<https://youtu.be/ckjtduK9B9s>). Written comments may also be sent via [public.comment@culvercity.org](mailto:public.comment@culvercity.org), or mail. Written comments, received by 3:00 PM on the day of the City Council meeting, will be compiled and provided to Council Members to ensure sufficient time for Council Member review. These comments will 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 City Council Meeting.

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.

Each speaker may address the City Council for up to three minutes. 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:**

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) 253-58591 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.**

**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. [21-253](#) 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**
- CS-2. [21-283](#) CC - CONFERENCE WITH REAL PROPERTY**  
**NEGOTIATORS**  
**RE: 10858 CULVER BOULEVARD**  
**CITY NEGOTIATORS: JOHN NACHBAR, CITY**  
**MANAGER; JESSE MAYS, ASSISTANT CITY MANAGER;**  
**SOL BLUMENFELD, COMMUNITY DEVELOPMENT**  
**DIRECTOR; TODD TIPTON, ECONOMIC DEVELOPMENT**  
**DIRECTOR**  
**OTHER PARTIES NEGOTIATORS: REPRESENTATIVES**  
**OF THE WENDE MUSEUM**  
**UNDER NEGOTIATION: BOTH TERMS AND PRICE**  
**PURSUANT TO GOVERNMENT CODE SECTION 54956.8**

---

**CS-3. [21-243](#) CC - CONFERENCE WITH REAL PROPERTY NEGOTIATORS  
6030A BRISTOL PARKWAY, 3846 CARDIFF AVE, AND PUBLIC RIGHTS-OF-WAYS THROUGHOUT CITY  
NEGOTIATORS: JOHN NACHBAR, CITY MANAGER; JESSE MAYS, ASSISTANT CITY MANAGER; CHARLES HERBERTSON, PUBLIC WORKS DIRECTOR/CITY ENGINEER; MICHELE WILLIAMS, CHIEF INFORMATION OFFICER  
OTHER PARTIES NEGOTIATORS: TING INTERNET  
UNDER NEGOTIATION: BOTH TERMS AND PRICE PURSUANT TO GOVERNMENT CODE SECTION 54956.8**

**CS-4. [21-285](#) CC - CONFERENCE WITH REAL PROPERTY NEGOTIATORS  
RE: 9814 WASHINGTON BOULEVARD CITY  
NEGOTIATORS: JOHN NACHBAR, CITY MANAGER; SOL BLUMENFELD, COMMUNITY DEVELOPMENT DIRECTOR;  
TODD TIPTON, ECONOMIC DEVELOPMENT MANAGER;  
TODD MOONEY, CITY SPECIAL COUNSEL  
OTHER PARTIES NEGOTIATORS: CENTER THEATRE GROUP (CTG)  
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**

**RECOGNITION PRESENTATIONS - 6:30 PM**

**R-1. [21-284](#) CC - PRESENTATION OF A PROCLAMATION DESIGNATING SEPTEMBER AS PROSTATE CANCER AWARENESS MONTH 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.

### I-1. [21-288](#) CC - COVID-19 UPDATE

## PRESENTATIONS TO CITY COUNCIL

### P-1. [21-279](#) ADMINISTRATION OF THE OATH OF OFFICE TO FIRE CHIEF KENNETH POWELL

### P-2. [21-200](#) CC - PRESENTATION OF UCLA'S 2020 COMPREHENSIVE PROJECT STUDENT REPORT FOR THE GENERAL PLAN UPDATE (GPU).

**Attachments:** [2020-09-14 ATT Comprehensive Project Reports Introduction](#)  
[2020-09-14 ATT Report 1. Flattening the Traffic Curve: Infrastructure-Light Solutions](#)  
[2020-09-14 ATT Report 2. Complete Streets for Culver City](#)  
[2020-09-14 ATT Report 3. Urban Design Report: Reimagining the Transit Gateway of Culver City](#)  
[2020-09-14 ATT Report 4. Tapping Out in Culver City: Re-Envisioning the Inglewood Oil Field](#)  
[2020-09-14 ATT Report 5. Advancing Community Engagement in Culver City](#)  
[2020-09-14 ATT Report 6. Toward a Proactive Local Affordable Housing Agenda](#)

### **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 [city.clerk@culvercity.org](mailto:city.clerk@culvercity.org)) on subjects not appearing on the agenda that were received by the City Clerk's Office. Comments received in writing by 3:00 PM 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: 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. [21-276](#) CC:HA:SA - APPROVAL OF CASH DISBURSEMENTS FOR AUGUST 15, 2020 TO SEPTEMBER 4, 2020

**Attachments:** [Final Cash Disbursement for City Council - 200914.pdf](#)

C-2. [21-278](#) CC:HA:SA - APPROVAL OF MINUTES FOR THE SPECIAL CITY COUNCIL MEETINGS ON AUGUST 13, 2020, AUGUST 17, 2020, AND AUGUST 31, 2020 AND THE REGULAR CONSOLIDATED CITY COUNCIL MEETING ON AUGUST 24, 2020

**Attachments:** [CCCC 08132020 Minutes for Approval.pdf](#)  
[CCCC 08172020 Minutes for Approval.pdf](#)  
[CCCC 08242020 Minutes for Approval.pdf](#)  
[CCCC 08312020 Minutes for Approval.pdf](#)

C-3. [21-54](#) CC - ADOPTION OF A RESOLUTION APPROVING AND CONFIRMING THE FINDINGS OF THE 2019 ANNUAL HOUSING ELEMENT PROGRESS REPORT.

**Attachments:** [2020-09-14-ATT NO 1 Resolution Confirming Housing Element Annual Progress Report 2020.pdf](#)  
[2020-09-14 ATT – Exhibit A – 2019 Housing Element Annual Progress Report.xlsm](#)

C-4. [21-241](#) CC - APPROVAL OF AN AMENDMENT TO EXISTING PROFESSIONAL SERVICES AGREEMENT WITH BLUE OCEAN CIVIL CONSULTING TO INCLUDE A SYD KRONENTHAL PARK FEASIBILITY STUDY AND ADDRESS MITIGATION ITEMS ASSOCIATED WITH DROUGHT, FLOODING, AND WILDFIRE AS IDENTIFIED IN MULTI-JURISDICTIONAL HAZARD MITIGATION PLAN (MJHMP), IN AN AMOUNT NOT-TO-EXCEED \$ 151,953.24.

**Attachments:** [2020.07.07 Syd Kronenthal Park Technical Resources Proposal.pdf](#)  
[2020.08.26 FEMA MJHMP Proposal](#)



- 
- C-5. [21-160](#) CC - APPROVAL OF A PURCHASE ORDER WITH MCCAIN, INC. IN THE AMOUNT OF \$69,454.90 TO SUPPLY TRAFFIC SIGNAL POLES FOR THE TRAFFIC SIGNAL LEFT TURN PHASING UPGRADE PROJECT, PL-007, FEDERAL PROJECT NO. HSIP 5240 (035)
- C-6. [21-195](#) CC - (1) APPROVAL OF AN AMENDMENT TO THE EXISTING PROFESSIONAL SERVICES AGREEMENT WITH RAIMI + ASSOCIATES, MODIFYING THE SCOPE OF SERVICES FOR THE GENERAL PLAN UPDATE (GPU); AND (2) FOUR-FIFTHS VOTE REQUIREMENT: APPROVAL OF RELATED BUDGET AMENDMENT ALLOCATING SB 2 FUNDING TO THE PROJECT .

**Attachments:** [2020-09-14 ATT Executed contract \(approved scope of service and budget\)](#)  
[2020-09-14 ATT Proposed scope of service – modified tasks only](#)  
[2020-09-14 ATT Proposed changes to budget allocations – modified tasks only](#)

- 
- C-7. [21-222](#) CC - ADOPTION OF A RESOLUTION CONFIRMING THE AUGUST 13, 2020 TWENTY-THIRD SUPPLEMENT TO PUBLIC ORDER (TEMPORARY USE OF CITY PARKS FOR OUTDOOR OPERATION OF GYMS AND FITNESS ESTABLISHMENTS); AUGUST 21, 2020 TWENTY-FOURTH SUPPLEMENT TO PUBLIC ORDER ((1) OUTDOOR OPERATION OF YOUTH SPORTS PROGRAMS; (2) USE OF DESIGNATED OUTDOOR CITY PARK SPACE FOR IN-PERSON FAITH BASED SERVICES AND THERAPEUTIC SMALL GROUP MEETINGS; AND (3) CONTINUED WAIVER OF OUTDOOR DINING AND VALET PARKING LICENSE FEES); AND SEPTEMBER 3, 2020 TWENTY-FIFTH SUPPLEMENT TO PUBLIC ORDER ((1) REOPENING INDOOR SERVICES FOR HAIR SALONS AND BARBERSHOPS AT 25% OF MAXIMUM OCCUPANCY; AND (2) BEGINNING SEPTEMBER 14, 2020, ALLOWING IN-SCHOOL SERVICES FOR STUDENTS WITH INDIVIDUALIZED EDUCATION PROGRAMS (IEPS) OR ENGLISH LEARNERS (ELS) AT K-12 SCHOOLS) ISSUED BY THE CITY MANAGER, AS DIRECTOR OF EMERGENCY SERVICES, UNDER CITY OF CULVER CITY EMERGENCY AUTHORITY, DUE TO THE CORONAVIRUS RESPIRATORY DISEASE (COVID-19) PANDEMIC.

**Attachments:** [2020-09-14 ATT RESO Confirming 23rd, 24th, 25th Supplements.pdf](#)

- 
- C-8. [21-231](#) CC - (1) APPROVAL OF A PROFESSIONAL SERVICES AGREEMENT WITH THE CENTER FOR TRANSPORTATION AND THE ENVIRONMENT FOR ARCHITECTURAL AND ENGINEERING SERVICES FOR THE DEVELOPMENT OF THE TRANSPORTATION DEPARTMENT'S BATTERY ELECTRIC BUS TRANSPORTATION FACILITY ELECTRIFICATION PLAN IN AN AMOUNT NOT-TO-EXCEED \$617,311.20; AND (2) AUTHORIZATION TO THE CITY MANAGER TO APPROVE AMENDMENTS TO THE AGREEMENT IN THE ADDITIONAL AMOUNT NOT-TO-EXCEED \$296,726.56, RESULTING IN A TOTAL EXPENDITURE NOT-TO-EXCEED \$914,037.76.
- C-9. [21-237](#) CC- (1) CONSIDERATION OF ADOPTION OF A RESOLUTION IN SUPPORT PROPOSITION 15, THE CALIFORNIA SCHOOLS AND LOCAL COMMUNITIES FUNDING ACT OF 2020, WHICH APPEARS ON THE NOVEMBER 3, 2020 BALLOT; AND/OR (2) DIRECTION TO THE CITY MANAGER AS DEEMED APPROPRIATE.

**Attachments:** [2020-09-14 ATT November 3, 2020 Text of Prop. 15.pdf](#)  
[2020-09-14 ATT November 3, 2020 Official Voter Information Guide, California General Election-Prop. 15.pdf](#)  
[2020-09-14 ATT Resolution in Support of Prop 15.pdf](#)  
[2020-09-14 ATT Schools and Communities First Resolution Template.pdf](#)

- 
- C-10. [21-240](#) CC - ADOPTION OF A RESOLUTION APPROVING AND RATIFYING THE SUBMISSION OF A GRANT APPLICATION TO THE BALDWIN HILLS CONSERVANCY FOR PROP 1 FUNDING FOR THE GREENING THE GREENWAY: BALLONA CREEK BIKE/PED PATH SUSTAINABILITY, SAFETY AND ACCESSIBILITY ENHANCEMENTS PROJECT

**Attachments:** [2020-09-14 ATT Resolution Approving BHC Prop 1 Grant Application FINAL.pdf](#)

- C-11. [21-250](#) CC - ADOPTION OF A RESOLUTION SUPPORTING AND DECLARING CLEAN AIR DAY ON OCTOBER 7, 2020.

**Attachments:** [2020-09-14 ATT Clean Air Day Resolution.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. [21-203](#) CC - ADOPTION OF A RESOLUTION APPROVING TENTATIVE TRACT MAP NO. 83093, FOR THE DEVELOPMENT OF A RESIDENTIAL CONDOMINIUM SUBDIVISION AT 3808 COLLEGE AVENUE IN THE RESIDENTIAL MEDIUM DENSITY MULTIPLE FAMILY ZONE.

**Attachments:** [20-09-14 ATT 1 Resolution Approving TTM 3808 College.pdf](#)  
[20-09-14 ATT 2 TTM 83093.pdf](#)  
[20-09-14 ATT 3 PC Resolution 2020-P012.pdf](#)  
[20-09-14 ATT 4 July 22 PC Staff Report.pdf](#)  
[20-09-14 ATT 5 Prelim Development Plans.pdf](#)  
[20-09-14 ATT 6 July 22 PC Minutes.pdf](#)

## ACTION ITEMS

A-1. [21-242](#) CC - (1) RECEIPT AND FILING OF AN UPDATE ON THE PARKS, RECREATION AND COMMUNITY SERVICES (PRCS) DEPARTMENT REC EXTENSION PROGRAM AND WI-FI SUPPORT AT PRCS FACILITIES; AND (2) DIRECTION TO THE CITY MANAGER AS DEEMED APPROPRIATE.

A-2. [21-175](#) CC - (1) DISCUSSION OF THE RESIDENTIAL AND COMMERCIAL TENANT EVICTION MORATORIA; AND (2) DIRECTION TO THE CITY MANAGER AS DEEMED APPROPRIATE.

**Attachments:** [2020-09-14 ATT 1 March 27 Second Supplement to Public Order.pdf](#)  
[2020-09-14 ATT 2 May 19 Twelfth Supplement to Public Order.pdf](#)  
[2020-09-14 ATT 3 August 4 Twenty-Second Supplement to Public Order.pdf](#)  
[2020-09-14 ATT 4 March 20 First Supplement to Public Order.pdf](#)  
[2020-09-14 ATT 5 RTEM Fifth Amended Implementation Measures.pdf](#)  
[2020-09-14 ATT 6 CTEM Fifth Amended Implementation Measures.pdf](#)

A-3. [21-199](#) CC - DISCUSSION AND DIRECTION REGARDING VEHICLE MILES TRAVELED (VMT) IMPACT FEE EXEMPTIONS FOR INCLUSION IN THE TRAVEL DEMAND FORECAST MODEL (TDFM) PROJECT NEXUS STUDY AND ECONOMIC ANALYSIS.

**Attachments:** [2020 Adopted Transportation Study Criteria and Guidelines](#)

- 
- A-4. [21-238](#) CC - (1) DESIGNATION OF THE CITY'S VOTING DELEGATE AND UP TO TWO ALTERNATE-DELEGATES FOR THE 2020 LEAGUE OF CALIFORNIA CITIES ANNUAL CONFERENCE; (2) CONSIDERATION OF A POSITION ON THE LEAGUE OF CALIFORNIA CITIES' RESOLUTION PERTAINING TO THE LEAGUE CALLING UPON THE U.S. CONGRESS TO AMEND SECTION 230 OF THE COMMUNICATIONS DECENCY ACT OF 1996 TO CONDITION IMMUNITY FROM CIVIL LIABILITY.

**Attachments:** [2020-09-14 ATT League of CA Cities Resolution Packet 2020.pdf](#)

PUBLIC COMMENT - ITEMS NOT ON THE AGENDA (CONTINUED)

ITEMS FROM MEMBERS (CONTINUED)

MEMBER REQUESTS TO AGENDIZE FUTURE ITEMS

ADJOURN (INCLUDING ADJOURNMENT IN MEMORY)