



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



PLANNING COMMISSION

Chair Dana Amy Sayles
Vice Chair Nancy Barba
Commissioner Jennifer Carter
Commissioner Ed Ogosta
Commissioner Andrew Reilman

Regular Meeting
WebEx - Virtual Meeting

7:00 PM

Wednesday, August 25, 2021

MEETING INFORMATION

To combat the spread of 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.

The City will provide the following ways for Members of the Public to participate in the meeting remotely: Commission meetings and other meetings that are normally held in the Council Chambers 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. These 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: <http://www.culvercity.org/youtube> or 3) Via the Webex App, which requires registration at www.culvercity.org/agendas.

To attend or participate in meetings of all other boards and committees that do not normally meet in the Council Chambers, please register at www.culvercity.org/agendas to for the meeting, which will occur via the Webex app.

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 <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.

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 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, 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, received by 3:00 PM on the day of the meeting, will be compiled and provided to Members to ensure sufficient time for 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 meeting.

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 meeting 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.

Each speaker may address the members of the body 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 meeting 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 members of the 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 meeting.

AVAILABILITY OF AGENDA PACKETS AND CONSERVATION OF RESOURCES:

The Agenda, staff reports and attachments are available online at www.culvercity.org/meetings. 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.

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. [22-241](#) PC: APPROVAL OF DRAFT PLANNING COMMISSION MEETING MINUTES OF JULY 28, 2021

Attachments: [21-08-25 ATT Draft PC Meeting Minutes of 07-28-2021.pdf](#)

ORDER OF THE AGENDA

PUBLIC HEARINGS

PH-1. [22-192](#) PC - CONSIDERATION OF RECOMMENDING TO THE CITY COUNCIL (1) CERTIFICATION OF THE ENVIRONMENTAL IMPACT REPORT (EIR), AND ADOPTION OF FINDINGS REQUIRED BY CEQA AND A MITIGATION MONITORING PROGRAM (MMP); (2) APPROVAL OF ZONING MAP AMENDMENT (P2021-0025-ZMA); (3) APPROVAL OF COMPREHENSIVE PLAN NO. 16 (P2021-0025-CP); (4) APPROVAL OF DENSITY AND OTHER BONUS INCENTIVES (P2021-0025-DOBI); (5) APPROVAL OF TENTATIVE PARCEL MAP (P2021-0025-TPM); AND (6) APPROVAL OF ADMINISTRATIVE USE PERMIT (P2021-0025-AUP) FOR A 5-STORY MIXED USE DEVELOPMENT ON A 3.43 ACRE SITE AT 11111 JEFFERSON BOULEVARD (PROJECT).

Attachments: [2021-08-25 ATT - Draft Planning Commission Resolution No. 2021-P008, for \(P2021-0025-EIR\), with Exhibit A, Findings Required by CEQA and Exhibit B, Mitigation Monitoring Program](#)
[2021-08-25 ATT - Draft Planning Commission Resolution No. 2021-P009 for \(P2021-0025-ZMA, P2021-0025-CP, P2021-0025-DOBI, P2021-0025-TPM, P2021-0025-AUP\) with Exhibit A, Conditions of Approval SB WJK Edits.doc](#)
[2021-08-25 ATT - Project Site Map.pdf](#)
[2021-08-25 ATT - Comprehensive Plan Amendment No. 16.pdf](#)
[2021-08-25 ATT - Draft and Final Environmental Impact Report.pdf](#)
[2021-08-25 ATT - Public Correspondence](#)
[2021-08-25 ATT - Community Meetings.pdf](#)
[2021-08-25 ATT - Preliminary Construction Management Plan](#)

ACTION ITEMS

A-1. [22-232](#) PC - SONY PICTURES SCENIC ARTS CONFORMANCE REVIEW (P2021-0193-CPCR) CONSISTING OF AN ADAPTIVE REUSE AND 9,514 SQUARE FOOT ADDITION TO A 2-STORY, 16,396 SQUARE FOOT SUPPORT BUILDING; DEMOLITION OF A 1-STORY, 18,280 SQUARE FOOT SUPPORT BUILDING TO BE REPLACED WITH THE CONSTRUCTION OF A 4-STORY, 47,845 SQUARE FOOT OFFICE BUILDING IN THE SONY STUDIO LOT AT 10202 WASHINGTON BOULEVARD.

Attachments: [1. Sony SA Project.PC Reso.Exhibit A Standard and City COA.pdf](#)
[2. Sony 1993 CP Conditions of Approval.pdf](#)
[3. Sony SA Queuing Assessment. Final.pdf](#)
[4. Sony SA Project Plan 8.25.2021. Final Plan.pdf](#)

PUBLIC COMMENT - Items NOT On The Agenda (Continued)

RECEIPT OF CORRESPONDENCE

ITEMS FROM MEMBERS/STAFF

ADJOURN