

REGULAR MEETING OF THE  
CULVER CITY  
PLANNING COMMISSION  
CULVER CITY, CALIFORNIA

April 27, 2022  
7:00 p.m.

**Call to Order & Roll Call**

Vice Chair Barba called the regular meeting of the Culver City Planning Commission to order at 7:06 p.m. in person and via Webex.

Present: Nancy Barba, Vice Chair  
Jennifer Carter, Commissioner  
Ed Ogosta, Commissioner

Absent: Dana Sayles, Chair  
Andrew Reilman, Commissioner

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**Pledge of Allegiance**

Commissioner Carter led the Pledge of Allegiance.

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**Public Comment - Items NOT on the Agenda**

Vice Chair Barba invited public comment.

Ruth Martin del Campo, Administrative Clerk, indicated that no requests to make public comment had been received, and she announced that applications were available online for annual appointments to Commissions, Boards, and Committees at [www.culvercity.org/serve](http://www.culvercity.org/serve) by May 16, 2022 with more information available by calling the City Clerk's office (310) 253-5851.

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**Receipt of Correspondence**

Ruth Martin del Campo, Administrative Clerk, indicated that no correspondence had been received.

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**Consent Calendar**

None.

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**Order of the Agenda**

No changes were made.

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**Public Hearing Item**

Item PH-1

**PC - PUBLIC HEARING: CONTINUATION TO MAY 11, 2022 - Consideration of a Conditional Use Permit, Administrative Use Permit, and Zoning Code Map Amendment to allow three additional vehicle repair bays at an existing remote customer auto repair facility at 11039 Washington Boulevard**

Jose Mendivil, Associate Planner, noted that staff requested that the item be continued to the May 11 Planning Commission meeting to comply with publication requirements for the proposed action.

MOVED BY COMMISSIONER OGOSTA AND SECONDED BY COMMISSIONER CARTER THAT THE PLANNING COMMISSION CONTINUE THE ITEM TO MAY 11, 2022.

THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: BARBA, CARTER, OGOSTA  
NOES: NONE  
ABSENT: REILMAN, SAYLES

Item PH-2

**PC - PUBLIC HEARING: Consideration of a Two Unit Townhome Style Subdivision and an Exception to Certain Subdivision Requirements at 8902 Hubbard Street in the Two-Family Residential Zone (P2021-0304-TPM)**

William Kavadas, Assistant Planner, provided a summary of the material of record.

Discussion ensued between staff and Commissioners regarding City Council consideration of the item; streamlining processes; and clarification that since the item is zoned for R2 it is not eligible for SB 9 streamlining.

MOVED BY COMMISSIONER OGOSTA AND SECONDED BY COMMISSIONER CARTER THAT THE PLANNING COMMISSION OPEN THE PUBLIC HEARING.

THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: BARBA, CARTER, OGOSTA  
NOES: NONE  
ABSENT: REILMAN, SAYLES

Vice Chair Barba invited public input.

The following members of the public addressed the Commission:

Steven Heath, architect for the project, provided a presentation on 8902 Hubbard Street and indicated that he was present to answer questions.

Responding to inquiry, Mr. Heath clarified that the building next to 8902 Hubbard Street is included in the rendering since they know that it is coming; solar panels are proposed for the building; and there will be two individual owners.

MOVED BY COMMISSIONER CARTER AND SECONDED BY COMMISSIONER OGOSTA THAT THE PLANNING COMMISSION CLOSE THE PUBLIC HEARING.

THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: BARBA, CARTER, OGOSTA  
NOES: NONE  
ABSENT: REILMAN, SAYLES

Discussion ensued between staff and Commissioners regarding appreciation for the ingenuity used to accommodate the parking and for the great use of the lot.

MOVED BY VICE CHAIR BARBA AND SECONDED BY COMMISSIONER OGOSTA THAT THE PLANNING COMMISSION:

1) ADOPT A CATEGORICAL EXEMPTION PURSUANT TO CEQA SECTION 15303, CLASS 3 AND CEQA GUIDELINES SECTION 15061(B)(3), THE COMMON SENSE EXEMPTION, FINDING THAT THERE ARE NO POTENTIALLY SIGNIFICANT ADVERSE IMPACTS ON THE ENVIRONMENT; 2) APPROVE TENTATIVE PARCEL MAP NO. 83798, P2021-0304-TPM SUBJECT TO THE CONDITIONS OF APPROVAL AS STATED IN RESOLUTION NO. 2022-P005; AND 3) RECOMMEND TO THE CITY COUNCIL APPROVAL OF AN EXCEPTION TO CERTAIN SUBDIVISION REQUIREMENTS (CCMC SECTION 15.10.085) REGARDING LOT FRONTAGE.

THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: BARBA, CARTER, OGOSTA  
NOES: NONE  
ABSENT: REILMAN, SAYLES

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**Public Comment - Items NOT on the Agenda (Continued)**

Vice Chair Barba invited public comment.

Ruth Martin del Campo, Administrative Clerk, indicated that no requests to speak had been received.

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**Items from Planning Commissioners/Staff**

Erika Ramirez, Current Planning Manager, discussed upcoming items.

Commissioner Ogosta indicated that he would be absent for the parking discussion on May 25.

Discussion ensued between staff and Commissioners regarding participation by the full Commission; finding a permissible way to gain input from Commissioner Ogosta; input from a parking survey respondent who felt the survey represented a point of view; feedback from those who wanted to keep parking and those

who wanted to eliminate the parking that the survey was biased;  
consideration of an alternative survey; gathering public input;  
and informing text amendments.

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**Adjournment**

There being no further business, at 7:37 p.m., the Culver City Planning Commission adjourned to a regular meeting on May 11, 2022.

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RUTH MARTIN DEL CAMPO  
ADMINISTRATIVE CLERK of the CULVER CITY PLANNING COMMISSION

APPROVED \_\_\_\_\_

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DANA SAYLES  
CHAIR of the CULVER CITY PLANNING COMMISSION  
Culver City, California

I declare under penalty of perjury under the laws of the State of California that, on the date below written, these minutes were filed in the Office of the City Clerk, Culver City, California and constitute the Official Minutes of said meeting.

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Jeremy Bocchino  
CITY CLERK

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Date