RESOLUTION NO. 2025-P009

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF CULVER CITY, CALIFORNIA, RECOMMENDING THE CITY COUNCIL APPROVE ZONING CODE AMENDMENT, P2025-0125-ZCA, THAT AMENDS CULVER CITY MUNICIPAL CODE CHAPTER 17.330 SIGNS, CHAPTER 17.550 VARIANCES, ADMINISTRATIVE MODIFICATIONS AND REASONABLE ACCOMMODATIONS, CHAPTER 17.700 DEFINITIONS, AND CHAPTER 13.02 OFFENSES AGAINST PROPERTY.

(Zoning Code Amendment, P2025-0125-ZCA)

WHEREAS, the City of Culver City (the "City") last updated the Sign Ordinance of the Municipal Code in 2005. Since then, evolving sign technologies, the changing needs of businesses, and case law regarding content neutrality have created the need to ensure the Sign Ordinance reflects current conditions; and

WHEREAS, the City desires to comprehensively update the Sign Ordinance (the "Project") to address content neutrality in sign provisions and best practices for sign regulations, promote certain types of signs, incorporate the latest terms and definitions, and simplify and clarify provisions; and

WHEREAS, on December 6, 2023, the City of Culver City engaged the consulting firm Moore Iacofano Goltsman, Inc. (MIG) to draft the Sign Ordinance of the Municipal Code; and

WHEREAS, as part of the process for drafting the ordinance, the City actively engaged the community, seeking community input through stakeholder interviews of business owners and representatives, architects, sign companies and sign permit expediters, civic leaders, and other members of the community in May and June, 2024; and

WHEREAS, on September 25, 2024, a study session was held before the Planning Commission to describe general goals for the draft ordinance and solicit input from the Planning Commission; and

WHEREAS, the City's proposed ordinance makes changes to Culver City Municipal Code (CCMC) Zoning Code Chapter 17.330, Chapter 17.550, and Chapter 17.700, and General Offenses Code Chapter 13.02, and

WHEREAS, to implement the proposed Project, approval of the following is required:

1. Zoning Code Amendment, P2025-0125-ZCA: an amendment to the CCMC, specifically, Zoning Code Chapter 17.330 (Signs), Chapter 17.550 (Variances, Administrative Modifications and Reasonable Accommodations), and Chapter 17.700 (Definitions), and General Offenses Code Chapter 13.02 (Offenses Against Property); and

WHEREAS, pursuant to the California Environmental Quality Act (CEQA) and CEQA Guidelines Section 15061(b)(3)(Review for Exemption), a project is exempt from CEQA if it is covered by the common sense exemption that CEQA only applies to projects that have the potential for causing a significant effect on the environment, and as described in the staff report, and incorporated herein, the Sign Ordinance provides standards and policies for installation of signs and is not in and of itself a development project nor an action that would result in a physical change in the environment; and

WHEREAS, on June 25, 2025, after conducting a duly noticed public hearing on the subject application, including full consideration of the staff report, environmental information and all testimony presented, the Planning Commission, by a vote of _ to _, recommended that the City Council approve Zoning Code Amendment, P2025-0125-ZCA making changes to Zoning Code Chapter 17.330 (Signs), Chapter 17.550 (Variances, Administrative Modifications and Reasonable Accommodations), Chapter 17.700 (Definitions), and General Offenses Code Chapter 13.02 (Offenses Against Property) as set forth in Exhibit A (Sign Ordinance);

NOW, THEREFORE, THE PLANNING COMMISSION OF THE CITY OF CULVER CITY, CALIFORNIA, RESOLVES AS FOLLOWS:

SECTION 1. Pursuant to the foregoing recitations and the provisions of the Culver City Municipal Code (CCMC), the following findings are hereby made:

Zoning Code Amendment P2025-0125-ZCA

As outlined in CCMC Title 17, Section 17.620.030, the following required findings for Zoning Code Amendments are hereby made:

1. **The proposed amendment ensures and maintains internal consistency with the goals, policies, and strategies of all elements of the General Plan and, in the case of a Zoning Code amendment, will not create any inconsistencies with this Title.**

   The Sign Code Update is consistent with the General Plan Land Use and Community Design Element Goal LU-15 and Policies LU 15.4 and LU 15.6 regarding high-quality design and building materials, as it promotes quality signage with standards for design, construction, and maintenance. The Sign Code Update is consistent with the General Plan Economic Development Element Goals ED-3 and ED-7, and Policy ED-7.2 for supporting the City's historic and cultural identity, promoting placemaking, and providing a streamlined development process, as it provides flexibility in sign regulations and design, simplifies sign permit approval processes, and incorporates provisions for a variety of business signs.

2. **The proposed amendment would not be detrimental to the public interest, health, safety, convenience or welfare of the City.**

   The Sign Code Update regulations ensure signage is not designed or located to cause conflict with public health, safety, convenience, or welfare. The purpose of the Sign Code Update is to provide a comprehensive system of reasonable, effective, consistent, and nondiscriminatory sign standards and requirements. Signs are only allowed in the public right-of-way under certain specific conditions. Vehicular and pedestrian circulation must be maintained around all signs. Sign lighting must be focused on the signage only and not result in light spillover onto other areas of the sign site or adjacent properties. The Sign Code Update promotes signage in the public interest, as it establishes design, construction, and maintenance standards to promote businesses while minimizing over-proliferation of signage and visual clutter, provide flexibility in sign design, maintain content neutrality, and ensure a high-quality aesthetic environment.

3. **The proposed amendment is in compliance with the provisions of the California Environmental Quality Act (CEQA).**

Pursuant to the California Environmental Quality Act (CEQA) statutes and CEQA Guidelines Section 15061(b)(3)(Review for Exemption), a project is exempt from CEQA if it is covered by the common sense exemption that CEQA only applies to projects that have the potential for causing a significant effect on the environment. Where it can be determined with certainty that there is no possibility that the project may have a significant effect on the environment, the project is not subject to CEQA. The Planning and Development Department has determined that the proposed Sign Code Update is an update to the City's Zoning Code, the Sign Ordinance. The Ordinance provides standards and policies for installation of signs and is not in and of itself a development project nor an action that would result in a physical change in the environment. Therefore, the project is exempt from CEQA.

SECTION 2. Pursuant to the foregoing recitations and findings, the Planning Commission of the City of Culver City, California, hereby recommends the City Council adopt Zoning Code Chapter 17.330 (Signs), amend Chapter 17.550 (Variances, Administrative Modifications and Reasonable Accommodations), and Chapter 17.700 (Definitions), and amend General Offenses Code Chapter 13.02 (Offenses Against Property) (P2025-0125-ZCA), subject to: the proposed Code Amendments set forth in Exhibit A, attached hereto and incorporated herein by this reference.

APPROVED and ADOPTED this 25th day of June, 2025.

ANDREW REILMAN - CHAIRPERSON
PLANNING COMMISSION
CITY OF CULVER CITY, CALIFORNIA

Attested by:

RUTH MARTIN DEL CAMPO, SECRETARY