

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

October 9, 2019  
7:00 p.m.

### **Call to Order & Roll Call**

Chair Reilman called the regular meeting of the Culver City Planning Commission to order at 7:08 p.m.

Present: Andrew Reilman, Chair  
Ed Ogosta, Commissioner  
David Voncannon, Commissioner

Absent: Kevin Lachoff, Vice Chair  
Dana Sayles, Commissioner

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### **Pledge of Allegiance**

Michael Allen, Planning Manager, led the Pledge of Allegiance.

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

Chair Reilman invited public input.

The following member of the audience addressed the Commission:

Judith Martin-Straw, Culver City Crossroads, reported that the City of San Diego was offering plans to people who want to do Accessory Dwelling Units (ADUs); noted that the state is expediting ADUs; she suggested packaging plans; and she reported that the print edition of Culver City Crossroads was currently available.

Discussion ensued between staff and Commissioners regarding alternative options to remove barriers to building ADUs in Culver City; developing typologies; relaxing setbacks and development standards; and funding mechanisms to offset costs.

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#### **Consent Calendar**

None.

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#### **Order of the Agenda**

No changes were made.

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#### **Action Item**

Item A-1

#### **PC: Presentation of Master Sign Program Design Concepts for the Ivy Station Development at 8824 National Boulevard in Planned Development Zone No. 11 (PD-Zone 11)**

Michael Allen, Planning Manager, introduced the item.

Susan Herbertson, Senior Planner, indicated that the project's building façade would have architectural and design features allowing sign opportunities for the tenant spaces; she noted that overall project identification signs would be incorporated; discussed vehicular and pedestrian wayfinding signs; project amenities; and design concepts for different types of signage.

Tom Wulf, Lowe Enterprises, provided an overview of the project; discussed timing; the process; jurisdiction; scope of the development; tenants; residential units; coordination with Metro; parking and accessibility; design; goals and objectives of the property; and the amount of daily traffic through the property.

Hillary Jaye, Egg Office, provided a presentation on the Master Sign Program Design Concept for the Ivy Station Development; discussed signage categories; cohesive branding; wayfinding; tenant identification and Ivy branded messaging; identification signage for the office building; typography styles; painted graphics; parking entry; branded messaging; stylization and fabrication; pedestrian wayfinding; identification of Ivy Station retailers and amenities as well as transportation options; signage types for different uses; integration; appropriateness to the scale of the buildings; consistency and flexibility; illumination; architectural vs. structural canopies; lettering style; placement and positioning; and the goal to create a Main Street type of feeling.

Discussion ensued between Ms. Jaye, staff and Commissioners regarding appreciation for the presentation; size of signage; scale; major tenant signage on Venice; courtyard signage; uniformity of retail signage and lighting color; branding; temporary signage; City requirements; the public right of way; directions for drivers; types of visitors; coloration; contrast; identification of key entry points; appreciation for the thought put into the process; deterrents for bird nesting; the theme; visibility of the address on Venice Boulevard; working to ensure that signage is not confusing; the pylon signage displaying space availability; vehicular access to the hotel; support for the plan; and appreciation for the thought put into the process. The Planning Commission expressed overall support of the Master Sign Program Design Concept.

Chair Reilman invited public comment.

No cards were received and no speakers came forward.

Michael Allen, Current Planning Manager, discussed next steps in the process.

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

Chair Reilman invited public input.

No cards were received and no speakers came forward.

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**Receipt of Correspondence**

Staff indicated that no correspondence had been received.

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**Items from Planning Commissioners/Staff**

Michael Allen, Planning Manager, indicated that the next meeting was scheduled for November 13.

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**Adjournment**

There being no further business, at 7:57 p.m., the Culver City Planning Commission adjourned to a meeting to be held on Wednesday, November 13, 2019, at 7:00 p.m.

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SUSAN HERBERTSON  
SENIOR PLANNER of the CULVER CITY PLANNING COMMISSION

APPROVED \_\_\_\_\_

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ANDREW REILMAN  
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 Green  
CITY CLERK

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Date