



City of Culver City

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

Staff Report

File #: 19-516, **Version:** 1

Item #: PH-2.

CC - PUBLIC HEARING - Adoption of a Resolution Ordering the Vacation of a Portion of the Alley Located Easterly of Colonial Avenue, Northerly of Washington Boulevard, Westerly of Centinela Avenue and Southerly of Washington Place, As Part of the Market Hall Project Located at 12403-12423 Washington Boulevard Pursuant to Division 9, Part 3, Chapter 3 of the Streets and Highway Code

Meeting Date: November 12, 2018

Contact Person/Dept: Sammy Romo/PW

Phone Number: (310) 253-5619

Fiscal Impact: Yes ☐ No ☒

General Fund: Yes ☐ No ☒

Public Hearing: ☒

Action Item: ☐

Attachments: ☒

Commission Action Required: Yes ☐ No ☒ **Date:**

Public Notification: (E-Mail) Meetings and Agendas - City Council (11/06/18); Culver City News (for alley vacation only 11/01/2018 and 11/08/2018); (Mail) Notice of Public Hearing mailed to all occupants, businesses, and owners within 500 feet of the site on October 31, 2018; Area was posted with the Notice of Public Hearing on October 25, 2018

Department Approval: Charles D. Herbertson, Public Works Director/City Engineer (11/01/18)

RECOMMENDATION

Staff recommends the City Council conduct a public hearing and adopt a resolution to vacate a portion of the alley located easterly of Colonial Avenue, northerly of Washington Boulevard, westerly of Centinela Avenue and southerly of Washington Place, as part of the Market Hall Project located at 12403-12423 Washington Boulevard pursuant to Division 9, Part 3, Chapter 3 of the Streets and Highway Code.

PROCEDURE:

1. Mayor seeks motion from City Council to receive and file the affidavits of publication and posting of notices and correspondence received in response to the public hearing notices;

and,

2. Mayor calls for staff report, and the City Council Members may pose questions to staff as desired; and,
3. Mayor seeks a motion to open the public hearing; and,
4. Mayor seeks a motion to close the public hearing after all public testimony has been presented; and,
5. The City Council discusses the item and arrives at its decision.

BACKGROUND/DISCUSSION

On September 24, 2018, the City Council adopted a resolution of intention to vacate the subject alley to accommodate the Market Hall Project pursuant to Division 9, Part 3, Chapter 3 of the Streets and Highways Code with the public hearing date set for November 12, 2018.

In compliance with State of California Streets and Highways Code Division 9, Part 3, Chapter 3, the Notice of the Public Hearing was published in the in the Culver City News on November 1, 2018 and November 8, 2018 editions. Also, four signs with the public notice of this meeting were conspicuously posted along Colonial Avenue, Washington Boulevard, and Centinela Avenue.

Also, as required by California Government Code Section 65402, it has been determined that the vacation of the subject alley is in conformity with the Culver City General Plan. The vacation conforms to the Circulation Element (Page C-23) of the General Plan:

GOAL: Residential neighborhoods that offer residents the qualities of a peaceful small-town environment

OBJECTIVE 8: Provide for the safe and efficient movement of people and goods while preserving, enhancing, or reclaiming the neighborhood's quality of life.

On October 25, 2017, the City Council adopted a Mitigated Negative Declaration for the Market Hall Project which took into account the elimination of the subject alley. Subsequent to this City Council meeting, staff will file a Notice of Determination with Los Angeles County Recorder's Office.

FISCAL ANALYSIS

The cost to publish the Notice of Public Hearing for two successive weeks in Culver City News was \$1,031.26. The cost will be paid through former Redevelopment Agency Tax Exempt Bond proceeds allocated to this project by the City Council through account number 48580000.730100.R4261 Staff stated that the cost would be about \$600 in the Council meeting of September 24, 2018, but that was based on a ¼ page notice. It was determined that a ½ page would be necessary in order for the map

within the Notice to be legible.

Recording the Notice of Determination with the Los Angeles County Recorder's Office will cost \$2,355.75 which will also be paid through former Redevelopment Agency Tax Exempt Bond proceeds allocated to this project by the City Council, account number 48580000.730100.R4261

ATTACHMENTS

1. Vicinity Map
2. Public Notification
3. Proposed Resolution

MOTION

That the City Council:

Adopt a resolution to vacate a portion of the alley located easterly of Colonial Avenue, northerly of Washington Boulevard, westerly of Centinela Avenue and southerly of Washington Place, as part of the Market Hall Project located at 12403-12423 Washington Boulevard pursuant to Division 9, Part 3, Chapter 3 of the Streets and Highway Code.