

**Regular Meeting of the
Advisory Committee on Redevelopment**

**September 2, 2010
6:30 P.M.**

Patio Room, Culver City City Hall, 9770 Culver Boulevard, Culver City California

CALL TO ORDER AND ROLL CALL

Items 1 and 2

The regular meeting of the Advisory Committee on Redevelopment was called to order at 6:34 P.M.

Present: Paul Struhl (Chair)
John Derevlany
Meghan Sahli Wells (arrived 6:50 p.m., excused)
Scott Voelz
Joel Forman
Goran Eriksson
Catherine Yanda
Vernon Taylor, Jr

Absent: Pierre Joujon-Roche (excused)

AUDIENCE PARTICIPATION

Item 3

Mr. Taylor, Jr. introduced his son, Vernon Taylor III, here to observe the meeting to obtain credit for a school assignment.

**Discussion on Sepulveda Boulevard Revitalization Efforts
Between Franklin Avenue and Culver Boulevard**

Item 4

Mr. Todd Tipton, Redevelopment Administrator, presented a slide show describing a program of planned improvements for Sepulveda Boulevard, and requested to hear from the committee its recommendations.

Ms. Sahli-Wells stated she wanted something done on Sepulveda Boulevard which will help pedestrians and stressed the importance of making Sepulveda Boulevard bike friendly, especially because there is a lack of north-south arteries and because of the proximity to the bike path on Culver Boulevard.

Mr. Struhl suggested shar-row lane be installed.

Mr. Voelz Asked that this part of Sepulveda be connected to the bike path on Culver Boulevard.

Mr. Taylor Jr. recommended if the work is to be phased then to start at the intersection of Braddock Drive and Sepulveda Boulevard. Mr. Taylor Jr., also suggested the cross walks could be painted to look like film strips.

Ms. Yanda recommended pedestrian crossing lights be installed in the roadway.

Ms. Sahli-Wells recommended: stop bars be painted on the roadway before the cross walk; textured cross walks; and bicycle sensors in the roadway.

Mr. Voelz asked how long construction of the planned improvements was expected to last.

Mr. Tipton answered it was expected to be 45 days.

Mr. Struhl recommended care be taken in the location of street trees to minimize the complaints from the store operators.

Mr. Taylor Jr. recommended stores be allowed to have a pole with a flag sign for visibility.

Mr. Tipton explained that it is planned to have district signs installed.

Mr. Ericsson recommended that can (box) signs be eliminated in favor of channel letter signs.

Mr. Forman asked how parking supply might be increased.

Mr. Tipton explained staff will be looking for opportunities to create dispersed infill parking spaces.

Mr. Ericsson observed that there are few north-south arteries in Culver City so we need to be careful not to send additional traffic into neighboring streets parallel to Sepulveda Boulevard.

Ms. Yanda warned that Harter Utopia and Braddock could all receive greater amounts of through traffic to avoid congestion on Sepulveda and should have added signs posted to minimize this impact.

Mr. Derevlany suggested that larger street trees be planted at intersections.

Ms. Sahli-Wells recommended better bus shelters and shade trees over bus stops. She also recommended any old parking meter poles be recycled as bicycle parking. Additionally, she requested if it was possible to make the turn into the driveway at the YMCA safer.

Mr. Tipton explained the problem at the YMCA driveway would require doing work on private property.

Mr. Struhl stated that it is difficult to read the banners when driving down the street.

Mr. Ericsson recommended that the City come up with an improved policy on the use of the banners.

Ms. Yanda suggested that Business Improvement Districts provide financial support for banners.

Mr. Voelz stated parking should be a priority.

Mr. Ericsson asked that the visual character be improved and that parking meters be installed on side streets out to the alleys running parallel with Sepulveda Boulevard.

A discussion ensued about the merits of permit parking and the need of some of the businesses to appropriate on-street parking for its business operations.

Ms. Yanda and Ms. Sahli-Wells agreed that the intersection of Sepulveda and Culver Boulevards is difficult for bus riders and bicyclists to negotiate.

Mr. Forman suggested a trolley line service the area.

Mr. Tipton asked the Committee to select their recommended priority from a list of suggested improvements.

Mr. Ericsson recommended the following priority: Façade Rehabilitation Program, sidewalks, parking supply and bicycle improvements.

Ms. Yanda advised that human behavior be anticipated in the design stage of any project, and asked if it is legal to ride on the sidewalks.

Mr. Taylor Jr. recommended the following priority: Façade Rehabilitation Program, Business Improvement District, create an identity for the area, landscape and median improvements, bicycle infrastructure and increase parking supply.

Mr. Tipton summarized the anticipated next steps through April 2011.

Ms. Yanda recommended public outreach include the residents of Studio Village because they stand to benefit from the proposed work.

ITEMS FROM STAFF OR THE COMMITTEE

Item 5

1. Mr. Tipton discussed plans for a future ACOR meeting to preview the Tilden Terrace project proposed by the Los Angeles Housing Partnership for the Pleasantview Site.
2. Paul Struhl asked about the status of the demolition at the Globe Avenue site. Mr. Fisanotti provided an update.
3. Mr. Fisanotti reminded the Committee that at the next meeting, the Committee will be asked to select a delegate and an alternate to sit on the Community Development Block Grant Advisory Committee.
4. Mr. Ericsson asked about Culver City's economic development efforts, adding that it is crucial that we keep our businesses happy. Mr. Tipton provided an update on the economic development plan.
5. Mr. Taylor Jr., warned that pedestrians crossing Jefferson Boulevard at the entrance to the Baldwin Hills State Park trail are in great danger. Mr. Tipton replied that the information will be forwarded to the City Engineer.
6. Mr. Taylor Jr., also stated that he recently attended a conference sponsored by the Federal Reserve Bank focused on economic development in cities with transit oriented developments and recommended everyone visit the Federal Reserve Bank website for more information.
7. Scott Voelz asked for an update on the Metro rail construction. Mr. Tipton answered that the retaining wall between the right-of-way and the Agency's property will be built later. Mr. Tipton also stated that good progress is being made in the effort to secure the remaining properties needed for the planned development of the Washington/National site.
8. Ms. Sahli-Wells asked if there is a way that ACOR members could be automatically notified when an item they have considered is on a subsequent Redevelopment Agency agenda.
9. Catherine Yanda asked if ACOR could be notified of all community meetings. Mr. Tipton answered he would look into that with Assistant City Manager, Martin Cole.

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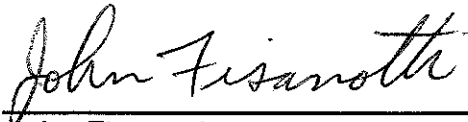
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ADJOURNMENT

Item 6

There being no further business, at 8:58 p.m., it was moved (Taylor, Jr) and seconded (Joujon-Roche) to adjourn the Committee meeting to its next regular meeting on Thursday, October 7, 2010.



John Fisanotti
Secretary of the Advisory Committee on Redevelopment

APPROVED:



Paul Struhl
Chairman, of the Advisory Committee on Redevelopment