

# City of Manhattan Beach

1400 Highland Avenue  
Manhattan Beach, CA 90266



## Meeting Minutes - Draft

Tuesday, June 3, 2025

4:15 PM

City Council Chambers and Zoom

## City Council Special Meeting

### ***ELECTED OFFICIALS***

***Mayor Amy Thomas Howorth***

***Mayor Pro Tem David Lesser***

***Councilmember Joe Franklin***

***Councilmember Nina Trieu Tarnay***

***Councilmember Steve S. Charelian***

PLEASE NOTE THAT THE CITY ARCHIVES THE VIDEO RECORDINGS OF ALL REGULAR CITY COUNCIL MEETINGS AND THE VIDEO FOR THIS MEETING IS HEREBY INCORPORATED BY THIS REFERENCE. ALSO IN SUPPORT OF MORE TRANSPARENCY AND THE AMERICANS WITH DISABILITIES ACT (ADA) COMPLIANCE, THE CITY OFFERS CLOSED CAPTIONING FOR REGULAR CITY COUNCIL MEETINGS. FOR A COMPLETE RECORD OF THIS CITY COUNCIL MEETING, GO TO:

[www.manhattanbeach.gov/departments/city-clerk/city-council-meetings-agendas-and-minutes](http://www.manhattanbeach.gov/departments/city-clerk/city-council-meetings-agendas-and-minutes)

**A. CALL MEETING TO ORDER**

*Mayor Howorth called the meeting to order.*

**B. PLEDGE TO THE FLAG**

*Mayor Howorth led the Pledge of Allegiance.*

**C. ROLL CALL**

*Roll Call by City Clerk Liza Tamura.*

**Present** 5 - Mayor Howorth, Mayor Pro Tem Lesser, Councilmember Franklin, Councilmember Tarnay and Councilmember Charelian

*Mayor Pro Tem arrived at 4:19 PM.*

**D. APPROVAL OF THE AGENDA**

A motion was made by Councilmember Charelian, seconded by Councilmember Tarnay, to approve the agenda. The motion carried by the following vote:

**Aye:** 4 - Howorth, Franklin, Tarnay and Charelian

**Nay:** 0

**Absent:** 1 - Lesser

**E. PUBLIC COMMENTS (3 MINUTES PER PERSON PER ITEM)**

*Mayor Howorth opened the floor to public comments. The following individual spoke:*

*Jonathan Tolkin*

*Seeing no further requests to speak, Mayor Howorth closed the floor to public comments.*

*Mayor Pro Tem Lesser arrived at 4:19 PM.*

**F. CLOSED SESSION**

*City Attorney Quinn Barrow announced the following Closed Session:*

**I. ANNOUNCEMENT IN OPEN SESSION OF ITEMS TO BE DISCUSSED IN CLOSED SESSION****a. CONFERENCE WITH REAL PROPERTY NEGOTIATORS  
(Government Code Section 54956.8)**

**Property:** The real property bounded by 13th Street, N. Valley Drive, Manhattan Beach Boulevard and Morningside Drive, commonly known as the Metlox site.

**City Negotiators:** Talyn Mirzakhian, City Manager

**Negotiating Parties:** Tolkin Group, Metlox LLC

**Under Negotiation:** Terms of payment of existing lease.

**b. CONFERENCE WITH LEGAL COUNSEL (ANTICIPATED LITIGATION)  
(Government Code Section 54956.9 (d)(2))**

**A point has been reached where, in the opinion of the City Council on the advice of its City Attorney, based on existing facts and circumstances, there is a significant exposure to litigation against the City.**

**Number of Potential Cases: 2**

**c. CONFERENCE WITH LEGAL COUNSEL (ANTICIPATED LITIGATION)  
(Government Code Section 54956.9(d)(2) and (e)(5))**

A point has been reached where, in the opinion of the City Council on the advice of its City Attorney, based on existing facts and circumstances, there is a significant exposure to litigation against the City. Pursuant to Government Code Section 54957.5, such threat of litigation is available for public inspection and is available upon request at the City Clerk's Office at City Hall, 1400 Highland Avenue, Manhattan Beach, CA 90266.

Number of Cases: 1

**d. CONFERENCE WITH LEGAL COUNSEL (EXISTING LITIGATION)  
(Government Code Section 54956.9(d)(1))**

Name of Case: 2905 N. Sepulveda Blvd., LLC. v  
City of Manhattan Beach, et al.  
Los Angeles Superior Court

Case No: 24STCP01290

**II. RECESS INTO CLOSED SESSION**

*At 4:20 PM, the City Council recessed into Closed Session.*

**III. RECONVENE INTO OPEN SESSION**

*At 6:00 PM, the City Council reconvened into Open Session with all City Councilmembers present.*

**IV. CLOSED SESSION ANNOUNCEMENT IN OPEN SESSION**

*City Attorney Barrow announced that pursuant to the Brown Act, the City Council went into Closed Session to discuss the items identified on the agenda. The City Council gave direction with respect to the matters. There was no other reportable action taken.*

**G. ADJOURNMENT**

*At 6:01 PM, Mayor Howorth adjourned the meeting.*

---

**Jamie Morita**  
**Recording Secretary**

---

**Amy Thomas Howorth**  
**Mayor**

**ATTEST:**

---

**Liza Tamura**  
**City Clerk**