

# City of Manhattan Beach

*1400 Highland Avenue  
Manhattan Beach, CA 90266*



## Meeting Minutes - Draft

**Tuesday, September 2, 2025**

**6:00 PM**

**Regular Meeting**

**City Council Chambers and Zoom**

## **City Council Regular Meeting**

### ***ELECTED OFFICIALS***

***Mayor David Lesser***

***Mayor Pro Tem Joe Franklin***

***Councilmember Nina Trieu Tarnay***

***Councilmember Steve S. CHarelian***

***Councilmember Amy Thomas Howorth***

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**A. CALL MEETING TO ORDER**

*Mayor Lesser called the meeting to order.*

**B. PLEDGE TO THE FLAG**

*Mayor Lesser led the Pledge of Allegiance.*

**C. ROLL CALL**

*Roll Call led by City Clerk Liza Tamura.*

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

**D. CEREMONIAL CALENDAR**

1. Presentation of a Proclamation Declaring September 2025, as National Preparedness Month. [25-0428](#)

**PRESENT**

*Emergency Preparedness Administrator Ashley Hopson reminded the community about the Preparedness Fair at Fire Station 1 on September 13, 2025, from 10:00 AM to 1:00 PM, and encouraged residents to sign up for Alert SouthBay, which provides disaster and road closure alerts via text message.*

*Fire Chief Jesse Alexander thanked City Council for recognizing Preparedness Month and encouraged the community to visit the Emergency Preparedness tab, under the Fire Department's website, for resources on emergency readiness. He also reminded the community that the Great Shakeout will take place on October 16, 2025.*

*On behalf of the City Council, Mayor Lesser presented a Proclamation to the Fire Department declaring September 2025, as National Preparedness Month.*

2. Presentation of Certificates of Recognition to Lili Shaer (HipDigz) and Simon Uslaner (The Nyft Strip) as the 2025 Winners of the Chamber of Commerce Young Entrepreneurs Academy (YEA!).

[25-0391](#)

**PRESENT**

*On behalf of the City Council, Mayor Lesser presented Certificates of Recognition to the following 2025 Winners of the Chamber of Commerce Young Entrepreneurs Academy:*

*Lili Shaer (CEO of HipDigz)*

*Simon Uslaner (CEO of The Nyft Strip)*

*Young Entrepreneurs Academy Instructor Rachel Thomas stated that the program features local business leaders and mentors who guide students through developing business plans, with strong support from the community, donors, sponsors, and investors. She announced that the new class begins in October 2025 and highlighted that, over the past 10 years, seven students have placed in the top six nationally. She expressed pride in the students' achievements.*

*Young Entrepreneurs Academy Teaching Partner Ro Schreiner recognized key sponsors, including the City of Manhattan Beach, Manhattan Beach Unified School District, the Manhattan Beach Chamber of Commerce, and Kinecta Federal Credit Union, noting their strong support. She announced that student interviews will be held on September 23-24, 2025.*

**E. APPROVAL OF AGENDA AND WAIVER OF FULL READING OF ORDINANCES**

**A motion was made by Mayor Pro Tem Franklin, seconded by Councilmember Howorth, to approve the agenda and waive full reading of ordinances. The motion carried by the following vote:**

**Aye:** 5 - Lesser, Franklin, Tarnay, Charelian and Howorth

**Nay:** 0

**F. CITY COUNCIL AND COMMUNITY ORGANIZATION ANNOUNCEMENTS OF UPCOMING EVENTS (1 MINUTE PER PERSON)**

*Waste Management Recycling Education Representative Bobby Bell reminded the community that batteries should not be disposed of in the trash receptacles and noted that battery collection locations are available at City Hall, the Fire Department, Joslyn Community Center, and the Public Works Yard, along with a yearlong battery drive at all Manhattan Beach Unified School District schools.*

*Lynne Gross announced that the Roundhouse Aquarium's Dolphin Committee will host a free presentation, "Why Dolphins Surf," at the Manhattan Beach Library on September 17, 2025, from 6:00 PM to 7:00 PM.*

*Police Captain Christian Eichenlaub invited the community to attend the next Town Hall meeting at the Joslyn Community Center on September 18, 2025, from 6:00 PM to 8:00 PM.*

*Library Manager Cassandra Sargent invited the community to the event "Snakes on a Page" on September 10, 2025, from 3:00 PM to 4:00 PM, where participants can create paper snake mosaics and learn about snakes in children's literature. She also highlighted the Adult 101 series on perzines, a do-it-yourself mini-magazine, and reminded the community that story time is held three times a week on Tuesdays and Thursdays at 10:15 AM.*

**G. PUBLIC COMMENTS (3 MINUTES PER PERSON)**

*Mayor Lesser opened the floor to public comments. The following individual(s) spoke:*

*Jill Lamkin - Food Truck Policies*

*Evelyn Green - Elderly Melodies*

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

**H. CONSENT CALENDAR (APPROVE)**

**A motion was made by Mayor Pro Tem Franklin, seconded by Councilmember Howorth, to approve the Consent Calendar. The motion carried by the following vote:**

**Aye:** 5 - Lesser, Franklin, Tarnay, Charelian and Howorth

**Nay:** 0

3. City Council Minutes: [25-0413](#)

This Item Contains Minutes of the Following City Council Meeting(s):

a) City Council Adjourned Regular Meeting Minutes of August 19, 2025

b) City Council Regular Meeting Minutes of August 19, 2025

(No Budget Impact) (City Clerk Tamura).

**APPROVE**

The recommendation for this item was approved on the Consent Calendar.

4. Declaration of Proclamations for the Following: [25-0414](#)

a) September 16, 2025, as National IT Professionals Day

b) September 16, 2025, as National Voter Registration Day

c) September 20, 2025, as Thank a Police Officer Day

d) September 21, 2025, as International Day of Peace

e) September 26, 2025, as Human Resources Professionals Day.

**PROCLAIM**

The recommendation for this item was approved on the Consent Calendar.

5. Adoption of Annual Investment Policy for Fiscal Year 2025-2026 and [25-0291](#)

Delegation of Responsibility for Investing Funds to the City Treasurer (No

Budget Impact) (Finance Director Bretthauer).

**ADOPT ANNUAL INVESTMENT POLICY**

The recommendation for this item was approved on the Consent Calendar.

6. Consideration of a Resolution Approving a Three-Year Agreement with [25-0347](#)

ClearGov Inc for Digital Budget Book and Capital Budgeting Software at

a Cost Not-to-Exceed \$77,751.80 (Budgeted) (Finance Director

Bretthauer).

**ADOPT RESOLUTION NO. 25-0105**

The recommendation for this item was approved on the Consent Calendar.

I. **ITEMS REMOVED FROM THE CONSENT CALENDAR**

*None.*

J. **PUBLIC HEARINGS**

*None.*

**K. GENERAL BUSINESS**

7. Consideration of an Update and Next Steps Regarding the Existing Memorandum of Understanding with The Bay Club Company to Construct and Operate an Aquatic Facility with the City (No Budget Impact) (City Manager Mirzakhania).

[25-0349](#)

(Estimated Time: 1 Hr.)

**DISCUSS AND PROVIDE DIRECTION**

*Senior Management Analyst Patty Matson provided the PowerPoint presentation.*

*Senior Management Analyst Matson, City Manager Talyn Mirzakhania, Parks and Recreation Director Mark Leyman and Senior Recreational Supervisor Jesus Sandoval responded to City Council questions.*

*Mayor Lesser invited The Bay Club Company President and CEO Matthew Stevens to provide an opening statement and respond to City Council questions.*

*Mayor Lesser opened the floor to public comments. The following individual(s) spoke:*

*Stefan Kampe  
Lauren Dotson  
Rita Crabtree-Kampe  
Adam Goldstone  
Michael Jenkins  
Jeanne Fratello  
Lee Phillips  
Rich Gronbach*

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

*City Manager Mirzakhania responded to City Council questions.*

**A motion was made by Councilmember Howorth, seconded by Mayor Pro Tem Franklin, to direct staff to meet with The Bay Club Company to discuss programming and pool depth concerns; review potential subsidy options for hourly, senior, and family rates, as well as funding sources; and return to City Council with this information to provide a better understanding of the options prior to proceeding with the parking study. The motion carried by the following vote:**

**Aye:** 5 - Lesser, Franklin, Tarnay, Charelian and Howorth

**Nay:** 0

*At 8:16 PM, the City Council recessed and reconvened at 8:30 PM with all City Councilmembers present.*

8. Consideration of Management Strategies Associated with Canada Goose at Polliwog Park and Adjacent Sports Fields (No Budget Impact) (Interim Public Works Director Semaan).

[25-0377](#)

(Estimated Time: 1 Hr.)

**DISCUSS AND PROVIDE DIRECTION**

*Interim Public Works Director Ted Semaan introduced Field Operations Manager Sean Roberts who provided the PowerPoint presentation.*

*Field Operations Manager Roberts, Hamilton Biological President Robert Hamilton, and City Attorney Quinn Barrow responded to City Council questions.*

*Mayor Lesser opened the floor to public comments. The following individual(s) spoke:*

*Rita Crabtree-Kampe*

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

**A motion was made by Councilmember Howorth, seconded by Mayor Pro Tem Franklin, to direct staff to pursue an ordinance prohibiting the feeding of wildlife; install signage stating “Do Not Feed the Geese”; establish a low-barrier fence to modify goose behavior; explore spraying repellents to protect fields, use of green laser tools for early morning hazing, providing educational flyers to Manhattan Beach Unified School District students; and return to City Council with cost estimates for all measures. The motion carried by the following vote:**

**Aye:** 5 - Lesser, Franklin, Tarnay, Charelian and Howorth

**Nay:** 0

9. Consideration of a Request from the Oceanographic Teaching Stations, Inc. (OTS) for the City to Contribute Annual Funding for the Next Three Years in the Amount of \$110,000 for Roundhouse Aquarium Support and Provide Direction to Staff (Not Budgeted) (Interim Community Development Director Codron).

[25-0408](#)

(Estimated Time: 30 Mins.)

**DISCUSS AND PROVIDE DIRECTION**

*Interim Community Development Director Michael Codron introduced Environmental Programs Administrator Britny Coker-Moen who provided the PowerPoint presentation and responded to City Council questions.*

*Mayor Lesser opened the floor to public comments. The following individual(s) spoke:*

*Dick Fruin  
Hillel Cohn  
Owen Murray  
Rita Crabtree-Kampe*

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

*Finance Director Libby Bretthauer responded to City Council questions.*

**A motion was made by Councilmember Howorth, seconded by Mayor Lesser, to direct staff to work with the Oceanographic Teaching Stations, Inc. to obtain financial information and report back to City Council for discussion during the mid-year budget review, including consideration of annual funding. The motion carried by the following vote:**

**Aye:** 5 - Lesser, Franklin, Tarnay, Charelian and Howorth

**Nay:** 0



10. Consideration and Introduction of an Ordinance to Amend Title 9 of the Manhattan Beach Municipal Code Related to Construction Regulations and California Code of Regulations Title 24 (No Budget Impact) (Interim Community Development Director Codron).

[25-0422](#)

(Estimated Time: 15 Mins.)

**A) CONSIDER RECOMMENDED OPTIONS FOR AMENDING TITLE 9 OF THE MANHATTAN BEACH MUNICIPAL CODE RELATED TO CONSTRUCTION AND DEVELOPMENT STANDARDS**

**B) INTRODUCE ORDINANCE NO. 25-0008**

**C) ADOPT RESOLUTION NO. 25-0112**

**D) SET 2nd READING AND ADOPTION OF ORDINANCE FOR SEPTEMBER 16, 2025**

*Interim Community Development Director Michael Codron introduced Building Official Ryan Heise who provided the staff presentation.*

*Building Official Heise and City Manager Tallyn Mirzakhania responded to City Council questions.*

*Mayor Lesser opened the floor to public comments.*

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

**A motion was made by Mayor Pro Tem Franklin, seconded by Councilmember Charelian, to consider the recommended options for amending Title 9 of the Manhattan Beach Municipal Code related to construction and development standards; introduce Ordinance No. 25-0008, an ordinance of the City of Manhattan Beach adopting certain deletions, additions and amendments to Title 9 (Building Regulations) of the Manhattan Beach Municipal Code; and scheduled the second reading and adoption of Ordinance No. 25-0008 and adoption of Resolution No. 25-0012 for September 16, 2025.**

**Aye:** 5 - Lesser, Franklin, Tarnay, Charelian and Howorth

**Nay:** 0

*City Attorney Quinn Barrow clarified that the resolution will return for adoption at the next City Council Meeting.*

*City Attorney Quinn Barrow read the title for Ordinance No. 25-0008:*

*AN ORDINANCE OF THE CITY OF MANHATTAN BEACH ADOPTING CERTAIN DELETIONS, ADDITIONS AND AMENDMENTS TO TITLE 9 (BUILDING REGULATIONS) OF THE MANHATTAN BEACH MUNICIPAL CODE*

**The motion carried by the following vote:**

**Aye:** 5 - Lesser, Franklin, Tarnay, Charelian and Howorth

**Nay:** 0

11. Consideration of Appointment to the Parking and Public Improvements Commission Seat No. 4 (Member-At-Large) (No Budget Impact) (City Clerk Tamura).

[25-0412](#)

**(Estimated Time: 15 Mins.)**

**APPOINT**

*City Clerk Liza Tamura introduced Deputy City Clerk Breana Contreras who provided a brief background regarding the item and responded to City Council questions.*

*Mayor Lesser opened the floor to public comments.*

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

*Deputy City Clerk Contreras conducted the appointment process. The following appointment was unanimously made:*

*Parking and Public Improvements Commission*  
*Seat No. 4 (Member-At-Large): Stefan Kampe*

**L. CITY COUNCIL REQUESTS AND REPORTS INCLUDING AB 1234 REPORTS**

12. City Council AB 1234 Reports.

[25-0430](#)

**RECEIVE AND FILE**

*None.*

13. Consideration of a Request by Mayor Lesser and Councilmember Tarnay to Discuss the Exploration of Additional Space Options for Older Adults Programming, Including Potential Staff Costs (City Manager Mirzakhonian). [25-0427](#)

**DISCUSS AND PROVIDE DIRECTION**

*Councilmember Howorth provided that she would be the third vote in order to have the item return on a future agenda.*

***The City Council directed staff to provide a comprehensive report on the exploration of additional space options for Older Adults Programming, including potential staff costs.***

14. Consideration of a Request by Councilmember Howorth and Mayor Lesser to Direct the City Traffic Engineer to Evaluate Traffic Mitigation Options for 2nd Street Per the City's Neighborhood Traffic Management Program Process (City Manager Mirzakhonian). [25-0429](#)

**DISCUSS AND PROVIDE DIRECTION**

*Mayor Pro Tem Franklin provided that he would be the third vote in order to have the item return on a future agenda.*

***The City Council directed the City Traffic Engineer to provide a comprehensive report evaluating traffic mitigation options for 2nd Street per the City's Neighborhood Traffic Management Program process.***

**M. FUTURE AGENDA ITEMS**

*Mayor Pro Tem Franklin requested to agendize a discussion to explore an earlier closure of the upper pier parking lots to mitigate noise, graffiti, and related nuisances. Councilmember Charelian concurred.*

*Councilmember Charelian asked whether the Agenda Forecast includes recordkeeping to track when items are returned to City Council.*

*City Clerk Liza Tamura responded to City Council questions.*

**N. CITY MANAGER REPORT**

*None.*

**O. CITY ATTORNEY REPORT**

*None.*

**P. INFORMATIONAL ITEMS**

- 15.** Agenda Forecast (City Clerk Tamura).  
**INFORMATION ITEM ONLY**

[25-0415](#)

*This item was received and filed by order of the Chair.*

- 16.** Commission Minutes:  
This Item Contains The Planning Commission Meeting Minutes of August  
13, 2025  
(Interim Community Development Codron).  
**INFORMATION ITEM ONLY**

[25-0416](#)

*This item was received and filed by order of the Chair.*

**Q. CLOSED SESSION**

*None.*

**R. ADJOURNMENT**

*At 10:09 PM, Mayor Lesser adjourned the meeting to the September 16,  
2025, Adjourned Regular City Council Meeting at 5:00 PM.*

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**Breana Contreras**  
**Recording Secretary**

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**David Lesser**  
**Mayor**

**ATTEST:**

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