

ROUGHLY EDITED COPY

MANHATTAN BEACH CITY COUNCIL  
REGULAR MEETING  
REMOTE BROADCAST CAPTIONING  
WEDNESDAY, JANUARY 20, 2021

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>> Mayor Hadley: GOOD EVENING, EVERYONE AND WELCOME TO OUR CITY COUNCIL ADJOURNED REGULAR MEETING JOINT CITY COUNCIL. IT'S WEDNESDAY JANUARY 20, 2021 AT 6:00 P.M. WELCOME TO ALL WHO JOINED US. I WILL CALL THIS MEETING TO ORDER AND THEN THE NEXT ITEM IS THE PLEDGE TO THE FLAG. YOU CAN SEE THE FLAG IN THE BACKGROUND. COUNCIL, IF YOU WANT TO STOP YOUR CAMERAS YOU ARE WELCOME TO. READY BEGIN. I PLEDGE ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA, AND TO THE REPUBLIC FOR WHICH IT STANDS, ONE NATION UNDER GOD, INDIVISIBLE, WITH LIBERTY AND JUSTICE FOR ALL. THANK YOU ALL AND CITY CLERK TAMURA, WE ARE ON AGENDA ITEM C. CAN YOU DO A ROLL CALL VOTE FOR US, PLEASE?

>> Clerk Tamura: COUNCILMEMBER NAPOLITANO.

>> S.Napolitano: HERE.

>> Clerk Tamura: COUNCILMEMBER MONTGOMERY.

>> R.Montgomery: HERE.

>> Clerk Tamura: COUNCILMEMBER FRANKLIN.

>> J.Franklin: HERE.

>> Clerk Tamura: COUNCILMEMBER MAYOR PRO TEM STERN.

>> Mayor Pro Tem Stern: HERE.

>> Clerk Tamura: MAYOR HADLEY.

>> Mayor Hadley: I AM HERE.

DEPUTY CITY CLERK MARTHA ALVAREZ, IS ANYONE JOINING US FOR PUBLIC COMMENT TONIGHT.

>> FIRST FOR THE RECORD THE CITY CLERK'S OFFICE RECEIVED FOUR COMMENTS AND FOUR ECOMMENTS FOR THIS MEETING AND ALL THOSE COMMENTS ARE AVAILABLE ONLINE FOR THE PUBLIC AS WELL. WITH THAT, WE FIRST HAVE SUZANNE LEARNER WITH A PUBLIC COMMENT.

>> Mayor Hadley: GREETINGS.

>> HI, EVERYBODY.

GOOD EVENING.

SO NICE TO SEE EVERYBODY AT ONCE.

SORRY I WAS UP AT 4:00 A.M., SO THIS IS QUICK.

I JUST REALIZED YOU WERE CREATING PERMANENT PARKLETS FOR THE BUSINESSES THAT'S ON THE DISCUSSION TONIGHT AND I AM TELLING YOU MY OPPOSITION TO IT AS A PERMANENT FEATURE.

I DON'T UNDERSTAND WHY YOU ARE DOING IT AT THIS MOMENT DURING THE MIDDLE OF THE PANDEMIC.

I SUPPORTED THE PARKLET AS A TEMPORARY SOLUTION.

I SHOP AND EAT THERE ALL THE TIME.

WE NEED TO SUPPORT THEM IN THEIR STRUGGLES TO STAY ALIVE.

HOWEVER, I BELIEVE THEY WERE DOING QUITE WELL BEFORE THE PANDEMIC AND I DON'T SEE WHY WE JUSTIFY WHO NEED THE PERMANENT PATIOS.

WE HAVE A LOT OF RETAILERS WHO RELY ON PARKING.

LOCAL RESIDENTS LIKE ME ALSO UTILIZE THE METERS FOR FRIENDS.  
I HAVE PEOPLE I KNOW WHO DON'T HAVE PARKING, SO THEY PARK AFTER  
8:00 OR NIGHT OR 9:00 AT METERS FOR THE NIGHT BEFORE THEY GO TO  
WORK AND THEY WON'T BE ABLE TO DO SO.  
I FEEL LIKE YOU ARE LISTENING TO A FEW VOICES INSTEAD OF THE  
MAJORITY.  
I THINK YOU OUGHT TO DROP THE IDEA.  
IF WE WANT TO CONSIDER IT, WHY DON'T WE DO IT TOGETHER AS A  
COMMUNITY AFTER THE PANDEMIC IS OVER.  
MORE RESIDENTS CAN BE INVOLVED.  
I FEEL LIKE WE NEED BE ACCOUNTABLE AND EQUITABLE FOR EVERYBODY  
IN THIS TOWN.  
WE ARE TALKING ABOUT THE LARGE BUSINESSES AND SMALL BUSINESSES  
AND THE RESIDENTS.  
THANK YOU FOR LISTENING TO ME AND I AM SORRY I CAN'T BE HERE FOR  
THE REST OF THE MEETING.  
THANK YOU.  
>> Mayor Hadley: THANK YOU, SUZANNE, GREAT FIRST NAME.  
>> IT DOESN'T SEEM LIKE THERE ARE ANY OTHER REQUESTS FOR PUBLIC  
COMMENTS AT THIS TIME.  
>> Mayor Hadley: THANK YOU, MARTHA.  
I WILL CLOSE PUBLIC COMMENT.  
WE WILL MOVE ON TO AGENDA ITEM E.  
COMMUNITY DIRECTOR DEVELOPMENT TAI KILL KICK US OFF.  
LIZA, WOULD YOU LIKE TO DO THE ROLL CALL FIRST OR HAVE CARRIE  
BEGIN AND THEN DO THE ROLL CALL LATER?  
LIZA, CAN YOU HEAR US?  
DID ANYBODY HEAR ME?  
>> WE DID HEAR YOU.  
I THINK IT WOULD BE APPROPRIATE IF TRAFFIC AND ENGINEER WOULD DO  
THE ROLL CALL FOR PPIC.  
>> THANK YOU.  
ROLL CALL FOR PPIC.  
COMMISSIONER KIRSCHENBAUM.  
>> HERE.  
>> COMMISSIONER APOSTOL.  
>> HERE.  
>> COMMISSIONER DAGIAU.  
>> HERE.  
>> VICE CHAIR PARALUSZ.  
>> HERE.  
>> AND VICE CHARELIAN MURILLO.  
>> HERE.  
>> Mayor Hadley: COMMUNITY DEVELOPMENT DIRECTOR CARRIE TAI,  
WOULD YOU LIKE TO KICK THIS OFF FOR US THIS EVENING.  
>> SURE.  
GOOD EVENING.

IT'S NICE TO SEE EVERYBODY TOGETHER IN ONE MEETING.  
I THINK THE BEST WAY TO STRUCTURE THIS A QUICK INSTRUCTION OF THE EXISTING WORK PLANS FOR THE DEPARTMENT OF THE WORK THAT PERTAINS TO THE PPIC AND THEN ERIK WILL TURN IT OVER TO EACH PPIC COMMISSIONER TO INTRODUCE THEMSELVES AND THEN TALK ABOUT THE PROPOSED WORK PLAN ITEM.  
SO ERIK.  
>> GREAT, THANK YOU.  
WE AS A PPIC MET ON DECEMBER 3RD LAST YEAR TO DISCUSS WORK PLAN ITEMS AND PROPOSAL FOR NEXT YEAR.  
THE EXISTING CURRENT WORK PLAN ITEMS RELATED TO PPIC ARE THE FOLLOWING -- FIRST ONE IS TRANSPORTATION OPTIONS REVIEW.  
THIS WAS BROUGHT UP BY THE CITY COUNCIL IN 2019 DURING THE WORK PLAN ITEMS AND THIS HAS TO DO WITH ALTERNATIVE TRANSPORTATION MODES IN LIEU OF THE FIXED ROUTE WITHIN THE CITY SUCH AS METRO, RIDESHARING, BIKE SHARING, MICRO MOBILITY, SCOOTERS AND eBIKES THOSE KINDS OF THINGS AS A WAY TO GET MOBILITY WITHIN THE CITY AT A LOWER COST.  
IT ALSO WOULD HELP IMPLEMENT THE CITY'S MOBILITY PLAN, THE BIKE MASTER PLAN AND THE LIVING STREETS MANUAL.  
THE SECOND ITEM THAT'S CURRENTLY IN PROGRESS IS THE PARKING MANAGEMENT PLAN UPDATE.  
AS YOU KNOW IN 2008, WE HAD THE LAST DOWNTOWN PARKING MANAGEMENT STUDY, AND BROUGHT IN SOME OF OUR SMART METERS AT THAT TIME, AS WELL AS SOME MANAGEMENT STRATEGIES.  
IT IS DUE.  
IT'S OVER TEN YEARS OLD NOW, DUE FOR AN UPDATE.  
IT IS KIND OF ON ICE RIGHT NOW BECAUSE OF THE COVID PANDEMIC, AND ALL OF THE PARKING IS -- IS NOT CONSIDERED NORMAL AT THIS TIME.  
SO WE DO PLAN TO GET BACK INTO THE DOWNTOWN PARKING UPDATE WITH UPDATED PARKING ACCOUNTS AND SUCH AFTER WE GET BACK TO A NORMAL PARKING CONDITIONS.  
THE THIRD ONE IS MODERNIZING OUR PARKING STANDARDS.  
THIS HAS TO DO WITH OUR PARKING RATES, OUR CODE REQUIRED PARKING RATES.  
WE TALKED A LOT ABOUT THAT YESTERDAY.  
THIS WAS RELATED TO THE SEPULVEDA CORRIDORS INITIATIVE PROJECT WHEN THE CITY COUNCIL DIRECTED STAFF TO LOOK INTO MODERNIZING OUR PARKING CODES.  
AND THIS WILL BE GOING ON CURRENTLY AT A STAFF LEVEL AND WE ARE LOOKING AT ALL OF THE LATEST INDUSTRY STANDARDS WITH REGARD TO PARKING RATES FOR VARIOUS LAND USES.  
WE DO PLAN TO HAVE THIS GO TO THE PLANNING COMMISSION THIS SPRING AND THEN TO THE CITY COUNCIL FOR ADOPTION IN THE SUMMER OF THIS YEAR.  
AND THOSE ARE THE CURRENT WORK PLAN ITEMS THAT ARE RELATED TO

PPIC.

DID YOU WANT ME TO GET INTO THE ONE ITEM THAT THE PPIC IDENTIFIED AS A POTENTIAL FOR PLAN ITEM?

>> OH, HI, ERIK.

YEAH, AT THIS POINT, YOU KNOW, I THINK IT'S BEST TO MAYBE TURN IT OVER TO OUR PPIC CHAIR.

>> OKAY.

>> FOR THE PPIC MEMBERS TO WALK THROUGH AND JUST SAY A FEW WORDS TO THE COUNCIL AND THEN THE CHAIR CAN DESCRIBE THE PROPOSED WORK PLAN ITEM.

>> VERY GOOD.

THANK YOU.

>> MY NAME IS STEVE MORILLO.

I AM THE NEWLY ELECTED CHAIR FOR PPIC.

I AM A DOWNTOWN MANHATTAN BEACH BUSINESS OWNER.

I HAVE BEEN THERE SINCE 1994.

AND I AM GLAD TO BE A PART OF IT AND HOPING TO SEE SOME GREAT CHANGES.

>> I GUESS I WILL GO NEXT.

I AM KATHLEEN PARALUSZ, THE VICE CHAIR.

I HAVE BEEN A COMMISSIONER SINCE 2005 IF YOU CAN BELIEVE IT.

THIS IS MY SECOND TERM NOW ON PPIC.

I AM CALLING YOU FROM MY CAR BECAUSE MY DAUGHTER IS AT BALLET CLASS AND I HAVE TO TAKE HER HOME AT 6:45.

I APOLOGIZE FOR THE BAD LIGHTING.

I AM JUST DELIGHTED TO BE HERE.

THIS IS REALLY ONE OF MY FAVORITE PARTS OF EACH TERM IS HAVING THE JOINT MEETING WITH THE PPIC AND PLANNING COMMISSION AND CITY COUNCIL.

I AM LOOKING FORWARD TO A GOOD DISCUSSION THIS EVENING.

THANK YOU.

>> I AM ALLEN KIRSCHENBAUM, I AM THE COMPLETE OPPOSITE OF KATHLEEN.

THIS MEETING IS NUMBER TWO FOR ME.

I AM STILL LEARNING ALL ABOUT PPIC AND LOOK FORWARD TO CONTRIBUTING AS I KNOW MORE.

THANK YOU.

>> GOOD EVENING, EVERYONE.

I AM GEORGE APOSTOL, LOCAL BUSINESS OWNER AND REAL ESTATE DEVELOPER.

I AM SOMEWHERE IN BETWEEN KATHLEEN AND ALLEN.

THIS IS MY SECOND TERM ON PPIC AND I BELIEVE IT'S MY EIGHT YEAR SERVING AS A COMMISSIONER FOR THE CITY ON VARIOUS DIFFERENT COMMISSIONS.

I LOVE TO DO THIS.

I LOVE TO BE HERE AND I, TOO ENJOY THIS EVENING AND THANKS FOR HAVING IT.

>> IT'S MY TURN.  
THIS IS BOB THE NEWEST MEMBER OF THE TEAM ELECTED TO THE POST ON  
JANUARY 5TH.  
HAD MY INTRODUCTORY CALL WITH ERIK LITERALLY YESTERDAY.  
YES, THIS IS MY FIRST MEETING DURING WHICH I AM LEARNING ABOUT  
THE WORK PLAN AND ALL THE REST OF THE FUNCTIONS OF THE  
COMMISSION AS WELL AS THE PLANNING COMMISSION, SO I AM GLAD TO  
BE HERE.  
>> Mayor Hadley: THAT'S GREAT.  
THANK YOU ALL.  
>> ERIK, AT THIS POINT WOULD IT BE MORE APPROPRIATE FOR YOU OR  
CHAIR MURILLO TO DESCRIBE TO WORK PLAN ITEM?  
I WILL LEAVE THAT UP TO YOU?  
>> I DID WARN CHAIR MURILLO THAT WE MAY HAVE HIM SPEAK ON THE  
ITEM.  
ARE YOU READY AND WILLING TO DO THAT?  
>> NO, I AM NOT READY FOR THAT.  
I AM NOT PREPARED FOR THAT, ERIK, SO I WILL DEFER TO YOU.  
>> NO PROBLEM.  
AT OUR DECEMBER 3RD MEETING, WE DISCUSSED OUR CURRENT WORK PLAN  
ITEMS AND THEN WE ALSO TOOK A LOOK AT WHAT'S A POTENTIAL WORK  
PLAN ITEM, A LARGE SCALE TYPE OF ISSUE THAT WOULD RISE TO THE  
LEVEL OF A MULTI-MONTH, MULTI-DEPARTMENTAL PROJECT OR EFFORT  
THAT DOES INVOLVE MAINLY THE PPIC.  
THE ONE ITEM THAT EVERYONE COALESCED AROUND WAS THE POTENTIAL,  
NOT NECESSARILY THE INSTALLATION OR THE APPROVAL OF, BUT THE  
POTENTIAL FOR AN OUTDOOR DINING PARKLET PROGRAM ON A PERMANENT  
BASIS IN ONE WAY SHAPE OR FORM.  
I DO KNOW THAT THE CITY HAS BEEN TALKING ABOUT BEAUTIFYING THE  
DOWNTOWN AND REFURBISHING OR RE-PURPOSING A LOT OF THE PUBLIC  
RIGHT OF WAY IN THE DOWNTOWN AREA.  
SOME OF THAT COULD BE USED FOR PUBLIC SEATING.  
IT COULD BE USED FOR RESTAURANT SEATING.  
IT COULD BE USED FOR OTHER PURPOSES.  
AS PART OF THAT EFFORT, THE COMMISSIONERS FELT IT WAS IMPORTANT  
TO INCLUDE THE POSSIBILITY OF CONSTRUCTING AND MANAGING SOME  
KIND OF OUTDOOR PUBLIC DINING LOCATIONS WHETHER IT'S PUBLIC OR  
PRIVATE, DOESN'T MATTER.  
IT IS SUPPORTED BY THE DOWNTOWN SPECIFIC PLAN THAT DID PROVIDE A  
TEMPLATE FOR THAT.  
SO IT COULD BE -- THIS PARTICULAR EFFORT COULD BE INCORPORATED  
INTO THE EXISTING WORK PLAN ITEM FOR THE DOWNTOWN AND NORTH END  
BEAUTIFICATION, BUT IT WOULD BE AN ADD ON TO THAT.  
SO THANK YOU.  
>> Mayor Hadley: OKAY.  
CARRIE, HOW WOULD YOU LIKE US TO PROCEED.  
DO YOU WANT US TO GO ONE-ON-ONE ON THESE.

>> YES, MAYOR HADLEY, SO THE PPIC IS JUST PROPOSING THE ONE WORK PLAN ITEM, SO YES, IT WOULD BE APPROPRIATE FOR THE CITY COUNCIL TO ASK ANY QUESTIONS OF STAFF AT THIS TIME OR WEIGH IN ON WHETHER THE WORK PLAN ITEM IS SOMETHING THE CITY COUNCIL IS INTERESTED IN HAVING THE PPIC DISCUSS AND PURSUE AND OF COURSE, ASSOCIATED WITH THAT WOULD BE STAFF TIME AND STAFF RESOURCES TO SUPPORT THAT PROGRAM, AND THEN WE WOULD HAVE TO COME BACK AND LET THE CITY COUNCIL KNOW WHAT THAT WOULD BE AS WELL.

>> Mayor Hadley: OKAY.

GREAT.

SO AS I UNDERSTAND IT, WE HAVE THE ESTABLISHED WORK PLAN ITEMS, WHICH ARE ONE, TWO, THREE, FOUR, AND FIVE. AND THEN TRAFFIC ENGINEER IS SAYING THIS IS ADDITION TO THE WORK PLAN WHICH IS THE PARKLETS, RIGHT.

>> CORRECT.

>> FOR CLARIFICATION FOR THE PPIC, IT'S ITEMS ONE, TWO AND A PORTION OF THREE.

A PORTION OF THREE, FOUR AND FIVE ARE ACTUALLY PLANNING COMMISSION.

>> Mayor Hadley: OKAY.

EVEN THOUGH THEY ARE IN PROGRESS, ONE AND TWO AND A PORTION OF THREE, HOW ABOUT WE START WITH THE PARKLETS BECAUSE THAT'S NEW AND CAN WE GET UPDATES ON THE ONE AND TWO AS WELL IF WE HAVE TIME, BEFORE WE HEAD TO PLANNING?

>> YES.

>> Mayor Hadley: THAT'S GREAT.

DOES ANYBODY HAVE A PRESENTATION ON THE PARKLETS FROM TRAFFIC ENGINEER OR COMMUNITY DIRECTOR TAI OR SHOULD WE GO RIGHT TO QUESTIONS?

I THINK WE ALL KNOW WHAT THE PARKLETS ARE.

I JUST DON'T KNOW WHAT THE PROTOCOL IS HERE.

>> SURE, TRAFFIC ENGINEER ZANDVLIET GAVE A DESCRIPTION OF THAT. IF THERE IS ANY OTHER ADDITIONAL INFORMATION OF WHAT THE WORK EFFORT WOULD LOOK LIKE, THAT COULD BE DIRECTED TO STAFF AS WELL.

>> Mayor Hadley: GREAT.

I SEE MAYOR PRO TEM STERN HAS HER HAND UP.

HILDY, TAKE IT AWAY.

>> Mayor Pro Tem Stern: THANK YOU.

THANK YOU ERIK FOR YOUR WORK AND THE COMMISSIONERS ON THIS IMPORTANT COMMISSION.

I HAVE KIND OF A QUESTION AND I DON'T NECESSARILY KNOW WHO IT'S DIRECTED TO, BUT WITH RESPECT TO THIS INVESTIGATION, I THINK THAT'S MOSTLY WHERE THIS IS RIGHT NOW IS RESEARCHING THE OPTIONS, WHICH IS WHAT I WOULD LIKE TO SEE THE FOCUS ON BEING IS RESEARCHING THE OPTIONS.

I THINK WE HAVE BEEN HEARING OF THE CONCERNS OF AT LEAST OTHERS IN THE DOWNTOWN AREA, SPECIFICALLY.

I DON'T KNOW IF WE HAVE HEARD TOO MUCH FROM THE NORTH END, ABOUT HOW THIS IMPACTS MORE THAN JUST THE RESTAURANTS. AND I THINK THAT'S A VALID AND WORTHY CONCERN. WE DO HAVE SO MANY RESOURCES IN OUR COMMUNITY FOR BRINGING TOGETHER ALL OF THE DIFFERENT VOICES, IN ADDITION TO THE LONG-TERM BUSINESS SOLUTIONS COMMITTEE, BUT ALSO THE DOWNTOWN BUSINESS AND PROFESSIONAL ASSOCIATION, THE NORTH END AND ALL THE OTHER RESOURCES FOR UNDERSTANDING THE IMPACTS OF THAT. BUT I AM WONDERING IF IN ADDITION TO PARKLETS, THERE IS DISCUSSION ABOUT EXPANDING THE USE OF SIDEWALKS, WHICH I WOULD IMAGINE IS MORE ON THE PLANNING COMMISSION SIDE, BUT ANOTHER EXPANSION OF THE PARKLET PROGRAM, WHICH IS REALLY LOOKING AT THE PARKING SPOTS, WHICH IS APPROPRIATE FOR PPIC, BUT ALSO TO LOOK AT WHETHER WE HAVE IN OUR ZONING OR AN INFRASTRUCTURE, THE WAY TO INCLUDE THE USE OF THE SIDEWALKS AS WELL. SO THAT'S MY LONG COMMENT OR QUESTION.

>> ERIK, DO YOU WANT ME TO ADDRESS THAT OR DO YOU WANT ME TO?

>> OH, I WAS TAKING DOWN NOTES. THOSE ARE REALLY GOOD POINTS AND THEY COULD BE ADDED TO THE SCOPE OF THE RESEARCH AND MAKING SURE ALL OF IT IS BEING CONSIDERED IN THE BIG PICTURE AS WELL AS WHAT'S THE BEST USE OF THE SIDEWALK AREA. AND THAT WE GO ALSO TOWARDS THE BEAUTIFICATION OF THE DOWNTOWN EFFORT.

>> Mayor Hadley: COLLEAGUES, JOE, RICHARD, STEVE? I CAN JUMP IN IF ANYBODY IS STILL THINKING. JOE, YOU ARE UP.

>> J.Franklin: SURE. WELCOME PPIC COMMISSIONERS. THANK YOU FOR YOUR HARD WORK. THANK YOU, ERIK. WHAT WAS -- ACTUALLY, CAUSED BY A SAD EVENT IS ACTUALLY TURNING LEMONADE INTO LEMONS IS THAT WE ACTUALLY GOT A CHANCE TO TRY PARKLETS. IT WAS DONE OUT OF NECESSITY. I WOULD SAY, YOU KNOW, IT'S GOTTEN VERY GOOD REVIEWS IN TERMS OF GIVING OUR RESTAURANTS AN EXTRA PERSPECTIVE WHILE DINING DOWNTOWN. AND ALSO OTHER PARTS OF THE CITY AS WELL. IT JUST CREATES AN ATMOSPHERE. THEY ARE LIKE EUROPEAN STREETS AT TIMES WITH FESTIVAL LIGHTING, SO IT REALLY DOES ADD A MEASURE, AT LEAST WHAT WE NEEDED, WAS A BREAK AND, YOU KNOW, A DIVERSION AND A DIFFERENT PERSPECTIVE. SO IT'S A GOOD TRIAL. BUT IT WAS TEMPORARY. AND WE KNEW IT WAS TEMPORARY. AND MY CONCERN -- WELL, I WILL GET TO MY CONCERNS LATER, BUT IN

TERMS OF THE PRACTICALITY OF IT COMPARED -- SO THE DOWNTOWN PLAN -- ERIK, DID WE EVEN DISCUSS THIS POSSIBILITY? DID IT HAVE AN ELEMENT OF THIS IN THE DOWNTOWN PLAN?

>> Mayor Hadley: DOWNTOWN SPECIFIC PLAN?

>> J.Franklin: DOWNTOWN SPECIFIC PLAN, SORRY.

>> DOWNTOWN SPECIFIC PLAN HAD A SECTION OR CHAPTER CALLED PUBLIC REALM.

IT DIDN'T EXPAND ON DOWNTOWN DINING THAT MUCH OTHER THAN PUBLIC SEATING AREAS HERE AND THERE.

ONE OF THE GOALS WAS TO INCREASE OR WIDEN SIDEWALKS FOR VARIOUS PURPOSES, BUT NOT LOSE ANY PARKING.

>> J.Franklin: YEAH, OKAY.

MAYBE WE CAN REVISIT THAT.

BUT MY CONCERN IS YOU KNOW, IT'S NOT SPREAD EVENLY.

AT LEAST WHAT WE HAVE DONE.

AND IT WAS KIND OF A HODGEPODGE AS WE STARTED AS THE, YOU KNOW, THE CLOSINGS OF INDOOR DINING AND EVERYTHING HAPPENED AND THEN IT WAS BASED UPON THE ECONOMIC MEANS OF THE RESTAURANTS IF THEY WANT OUT.

SOME RESTAURANTS STARTED AND A MONTH OR SO LATER OTHER RESTAURANTS STARTED.

TO ME, IF A RESTAURANT DOESN'T HAVE AVAILABLE PARKING SPACES IN FRONT OF IT, YOU KNOW, THAT COULD HURT THEM AND THEY WOULDN'T BE ABLE TO ENJOY THAT KIND OF EXTRA SEATING.

IN ADDITION AS WE ARE SEEING THE NUMBERS, IT'S A CASCADING THING BETWEEN THE RESTAURANTS, IT DOES IMPROVE FOOT TRAFFIC, BUT IT ALSO HARMS THE RETAILERS IN TERMS OF, YOU KNOW, THE SMALL BUSINESS RETAILERS IN TERMS OF FOOT TRAFFIC.

THERE IS A LOT TO BALANCE HERE.

THERE ARE SOME INEQUITIES.

AND THEN ALSO OF COURSE, CONSIDER THE RESIDENTS, THE DOWNTOWN RESIDENTS.

EVEN PRE-PANDEMIC IT WAS KIND OF A FROTHY ATMOSPHERE, SO THAT PRESENTS A CHALLENGE WITH AN UNCOVERED KIND OF SEATING ARRANGEMENT, SO A LOT OF DIFFERENT FACTORS HAVE TO BE PUT IN AS I SEE.

THEY HAVE TO GO INTO THE FORMULA TO DECIDE ON SOMETHING LIKE THIS.

BUT WHAT WE HAVE SEEN, MANY PEOPLE ENJOYED AND NO WONDER.

IT BRINGS THE OUTDOORS JUST CLOSER TO ALL OF US.

SO --

>> Mayor Hadley: THANK YOU, JOE.

I WILL JUMP IN.

WHAT I WOULD LIKE TO HEAR FROM WOULD BE THE MEMBERS OF THE DOWNTOWN SUB-COMMITTEE, RICHARD AND STEVE.

THIS DOES SEEM TO BE AN IDEA THAT THE DVPA WOULD BE UNIQUELY INTERESTED IN AND THEY ARE A DEMOCRATIC BODY.

THEY COVER LITERALLY EVERY DOWNTOWN BUSINESS.  
I HAVE HEARD DOWNTOWN BUSINESSES FOR IT AND I HAVE HEARD OTHER  
ONES AGAINST IT.  
DVPA SEEMS TO BE A PLACE WHERE THOSE DISCUSSIONS SHOULD START  
AND THEN BUBBLE UP TO THE SUB-COMMITTEE.  
RICHARD AND STEVE --  
>> S.Napolitano: I WOULD SAY IT'S A COMBINATION OF THINGS.  
I CERTAINLY THINK THE COUNCIL AND THE COMMUNITY HAVE A STAY IN  
THIS.  
>> Mayor Hadley: ABSOLUTELY.  
>> S.Napolitano: THE ASSOCIATION, YOU KNOW, THERE IS JUST A  
CONSTANT KIND OF TENSION.  
THAT WAS SET ASIDE BETWEEN RESTAURANTS AND RETAILERS DURING THE  
PANDEMICS.  
HOW IT PLAYS IN THE LONG-TERM I HAVE NO IDEA.  
RIGHT NOW THERE IS A CASE STUDY TO SEE THE IMPACT OF THE LOSS  
WHERE THE PARKING SPACES ARE FOR THE PARKLETS.  
THE QUESTION, TOO ADDITIONAL RESTAURANTS CAN'T FORM NOW IF THEY  
ARE MADE PERMANENT, CERTAIN RESTAURANTS WHO HAVEN'T PARTICIPATED  
MIGHT WANT TO PARTICIPATE KNOWING THERE IS A LONGER TERM PAYOFF  
IF THEY DO IT.  
THERE ARE LOTS OF MOVING PARTS TO IT.  
IT'S WORTHY OF DISCUSSION.  
FOR ALL OF THE EMAILS I HAVE RECEIVED SO FAR, THERE IS NO HARM  
IN TALKING ABOUT IT.  
I DON'T SEE ANY HARM IN TALKING ABOUT IT.  
WE CAN HAVE THIS DISCUSSION.  
IT DOESN'T MEAN WE DO ANYTHING, YOU KNOW, RIGHT AWAY.  
AS OF NOW, RIGHT, WE HAVE GOT THE ISSUE WITH THE PARKLETS NOT  
EVEN BEING OPEN.  
SO IT WILL BE A WHILE STILL, THOUGH THE VACCINE IS OUT AND  
EVERYTHING, IT WILL BE A WHILE TO MAINTAIN THIS EQUILIBRIUM THAT  
WE HAVE NOW TO EVEN RE-OPEN EITHER PUBLIC SEATING OR WHEN THE  
COUNTY RE-OPENS OUTDOOR DINING.  
SO WE DON'T HAVE THOSE ANSWERS YET.  
THERE IS NOTHING WRONG WITH TALKING ABOUT THEM.  
I AM NOT AFRAID TO TALK ABOUT THEM.  
IT DOESN'T MEAN THERE WON'T BE A DECISION TOMORROW.  
THERE CERTAINLY WILL NOT BE A DECISION TOMORROW REGARDING THESE  
THINGS BECAUSE THERE IS STILL A LOT TO BE KNOWN.  
>> Mayor Hadley: WHAT'S TOMORROW, STEVE.  
>> S.Napolitano: TOMORROW, WE WON'T KNOW TOMORROW ABOUT MAKING  
FINAL DECISIONS ABOUT THE PERMANENCY.  
>> Mayor Hadley: TOMORROW METAPHORICALLY.  
>> S.Napolitano: YES.  
>> Mayor Hadley: THANK YOU.  
RICHARD, DID YOU WANT TO WEIGH IN FROM THE SUB-COMMITTEE.

>> R.Montgomery: SURE.  
WE THOUGHT IT WAS TEMPORARY BACK THEN.  
WE THOUGHT COVID WOULD END IN SIX MONTHS.  
WE WERE ALL WRONG ON THAT ONE.  
THE POINT IS WE TOOK A POINT TO SAY WE WILL REVIEW THIS LATER ON  
AS TIME GOES ON AND EXTEND IT TO 2021 AND SEE WHAT HAPPENS WITH  
THE PANDEMIC AND GO FROM THERE.  
NO ONE IS MAKING ANY RASH DECISIONS.  
WAIT AND SEE WHAT HAPPENS LIKE STEVE SAID.  
WE WILL WAIT AND SEE WHAT HAPPENS.  
WE ARE NOT GOING TO MAKE A DATE AND SAY THEY ARE PERMANENT.  
WE ARE A LONG WAYS TO GO.  
LET'S TAKE IT ONE MONTH AT A TIME AND SEE WHAT HAPPENS AND  
HOPEFULLY WE ALL GET VACCINATED SOON AND WE SEE THE NUMBERS DROP  
AND DROP AND DROP.  
IT'S ONE MORE ITEM TO DISCUSS, NOTHING TO DISCUSS THAT.  
>> S.Napolitano: THAT WAS THE REASON FOR THE FORMATION OF THE  
SUBCOMMISSION IN THE FIRST PLACE TO TALK ABOUT THESE THINGS.  
IT WAS THE WIDENING OF THE SIDEWALKS AS COUNCILMEMBER STERN  
REFERENCED AND OTHER OPPORTUNITIES ARE OUT THERE.  
IT'S A VISIONING.  
WE HAD SOME DISCUSSION, SOME PRELIMINARY SCHEMATICS FROM PUBLIC  
WORKS AND STUFF.  
SO AGAIN, IT'S AN EVOLVING THING.  
THE DOWNTOWN FOLKS ARE CERTAINLY A PART OF IT, THE RESIDENTS AS  
WELL AS THE BUSINESSES.  
>> Mayor Hadley: AND WE WOULD WANT TO ENGAGE THE DOWNTOWN  
RESIDENTS AS WELL AS.  
>> S.Napolitano: OF COURSE, AND THEY ARE REPRESENTED IN OUR  
MEETINGS AS WELL.  
>> R.Montgomery: AND THE NORTH END AS WELL.  
>> Mayor Hadley: IN THE SUB-COMMITTEE THEY ARE REPRESENTED?  
>> S.Napolitano: YES.  
>> R.Montgomery: YES.  
>> Mayor Hadley: I DON'T KNOW THAT.  
THAT'S GREAT.  
I HAVE BEEN WRITING BACK TO PEOPLE IT'S GREAT WE ARE TALKING  
ABOUT IT.  
IT'S EARLY.  
WE ARE IN THE PANDEMIC AND THE COMMUNITY WILL CERTAINLY GET THE  
FINAL SAY WITH COUNCIL.  
IT SOUNDS LIKE WE ALL AGREE ON THAT.  
IT'S EARLY.  
IT'S OKAY TO BE TALKING ABOUT IT.  
NOTHING HAS BEEN DECIDED, CORRECT?  
NODDING OF HEADS.  
OKAY, COMMUNITY DEVELOPMENT DIRECTOR TAI.

Director Tai: IT SOUNDS LIKE THERE IS NO NEED FOR A FORMAL WORK PLAN ITEM FOR NOW.

IN THE TIME BEING IT SOUNDS LIKE THE COVID BUSINESS SOLUTION SUB-COMMITTEE WILL CONTINUE TO MONITOR THE PANDEMIC RESPONSE. WHEN THE DUST SORT OF SETTLES WE CAN REASSESS WHETHER THE CURRENT PARKLET SITUATION SHOULD EVOLVE INTO A CONVERSATION ABOUT A MORE PERMANENT SOLUTION.

DOES THAT SOUND ABOUT RIGHT?

>> Mayor Hadley: I THINK THAT SOUNDS ABOUT RIGHT.

Director Tai: GREAT.

>> Mayor Hadley: SUS THE SUB-COMMITTEE HAVE ANY DATES WITH THE PARKLETS TIED IN WITH THE EMERGENCY ORDERS?

I KNOW WE PUSHED BACK THE DATE TO JANUARY.

IS IT NOW JUST OPEN-ENDED, THE RESTAURANTS CAN COUNT ON THEM UNTIL WHEN?

I AM CONCERNED ABOUT PULLING THE PLUG WITH 30 DAYS NOTICE OR NO?

>> S.Napolitano: NO.

THE LAST WE TALKED ABOUT THAT, IT WAS BEFORE COUNCILMEMBER MONTGOMERY JOINED.

IT WAS WITH FORMER COUNCILMEMBER MEMBER, FORMER MAYOR HERSMAN, WE WERE LOOKING THROUGH AT LEAST JUNE FOR THE RECAPTURE OF THE INVESTMENT FOR THESE FOLKS.

BUT WE AGAIN, WE HAVE MOVED THAT CONSISTENTLY SEVERAL TIMES NOW. AND I EXPECT THAT WE WILL BE MOVING THAT AGAIN.

SO IT'S NOT GOING TO BE ANYTIME SOON.

>> Mayor Hadley: OKAY.

AND IT'S NOT LEGALLY TIED IN WITH THE EMERGENCY ORDER OF THE CITY OR THE COUNTY?

>> S.Napolitano: I DON'T --

>> Mayor Hadley: AS SOON AS THE ORDER ENDS, WE DON'T HAVE TO SCRAMBLE.

>> S.Napolitano: I DON'T RECALL.

THE ONLY QUESTION WITH THAT WHEN THE EMERGENCY ORDER ENDS IF SOME OTHER GOVERNMENTAL AGENCIES BECOME INTERESTED IN IT.

RIGHT NOW I SEE DIRECTOR TAI IS GOING TO SAY SOMETHING.

I DON'T REMEMBER IT BEING TIED SPECIFICALLY TO THE EMERGENCY ORDER.

>> Mayor Hadley: GREAT.  
CARRIE.

Director Tai: JUST TO REFRESH EVERYBODY'S MEMORY.

RIGHT NOW OBVIOUSLY, ALL OUTDOOR DINING IS BANNED BY THE COUNTY. HOWEVER, THE LAST EMERGENCY ORDER OF THE CITY'S THAT REGULATED THE OUTDOOR DINING OPERATION EXTENDED THE TIME PERIOD TO 90 DAYS AFTER L.A. COUNTY ALLOWS INDOOR DINING.

THE REASON FOR THAT WAS THAT, YOU KNOW, WE ANTICIPATED THAT THE COUNTY IN PHASING US ALL BACK INTO CIVILIZATION AND ALLOWING DINING AGAIN WOULD DO SO GRADUALLY AND THAT WAY MAINTAINING THE

ALLOWANCE FOR OUTDOOR DINING WHILE A PORTION OF INDOOR DINING  
COULD BEGIN.  
THAT WAY THE RESTAURANTS COULD BASICALLY MAKE UP FOR SPACE THAT  
THEY MAY NOT BE ABLE TO USE INSIDE FULLY.  
THAT'S THE 90 DAY.  
THAT'S THE LATEST TIME, BUT THAT'S WAY DOWN THE ROAD.  
>> S.Napolitano: WE ARE SMARTER THAN I THOUGHT WE WERE.  
YEAH, I REMEMBER IT NOW.  
THANK YOU.  
>> Mayor Hadley: YEAH, CARRIE, NOT TO BE CYNICAL KEEP IN MIND  
IF THEY ALLOW INDOOR DINING AT SAY 25%, THAT'S REALLY DIFFERENT  
IF YOU START THE CLOCK THEN VERSUS INDOOR DINING AT 75% OR 100%.  
I AM HESITANT TO START THE CLOCK WITHOUT THINKING ABOUT WHAT WE  
ARE DOING.  
>> S.Napolitano: YEAH, WE ARE AWARE OF THAT AND WE CAN ALWAYS  
ADJUST.  
>> Mayor Hadley: PERFECT.  
>> S.Napolitano: ALL OF THOSE THINGS CAN BE ADJUSTED.  
>> Mayor Hadley: DID I SEE A HAND UP.  
COUNCILMEMBER FRANKLIN, GO AHEAD.  
>> J.Franklin: SINCE THIS IS SORT OF A FORCED TRIAL, IS THERE  
ANY DATA WE SHOULD BE COLLECTING IN THE MEANTIME?  
SOMETHING SO THAT, YOU KNOW, SIX MONTHS A YEAR DOWN THE ROAD, A  
YEAR AND A HALF DOWN THE ROAD WHEN WE LOOK BACK, EVERYBODY WANTS  
TO PUT DECEMBER 45TH, 2020 IN THE REARVIEW MIRROR.  
SHOULD WE BE COLLECTING DATA HOW MANY PEOPLE PREFERRED OUTSIDE  
DINING VERSUS INSIDE DINING OR ANYTHING, THE RESTAURANT'S  
REVENUES, JUST SOMETHING SO WE DON'T LOSE THIS OPPORTUNITY TO  
COLLECT DATA?  
>> S.Napolitano: RIGHT.  
I THINK WE WILL TAKE THAT OPPORTUNITY ONCE IT STABILIZES AGAIN.  
YOU KNOW, EVEN THE PARKLETS, THE OPEN SEATING DOESN'T REALLY  
ADDRESS OUTSIDE DINING AND EVERYTHING THAT GOES ALONG WITH THAT,  
WHETHER THAT'S ENCLOSURES AND THINGS LIKE THAT AND ALSO WHETHER  
WE WANT TO CONTINUE TO RELAX SOME OF THE REQUIREMENTS IN SOME OF  
OUR AREAS OUTSIDE IN COUNT AND NORTH END THAT USE PRIVATE  
PROPERTY.  
>> J.Franklin: RIGHT.  
>> S.Napolitano: AND HAD SEATING OUTSIDE WHEN THE COUNTY  
ALLOWED IT.  
SO I WOULD GUESS IT'S BEST TO START LOOKING AT THAT KIND OF  
THING AND SERVING PEOPLE AFTER IT STABILIZES AND AFTER OUTDOOR  
DINING IS REESTABLISHED BY THE COUNTY.  
>> Mayor Hadley: SO OUTDOOR DINING, WE HAVE KIND OF A NEW  
STARTING POINT.  
TRAFFIC ENGINEER ZANDVLIET.  
>> I WAS GOING TO ADD IT'S DIFFICULT TO DO PARKING DATA BECAUSE

IT'S ALSO RELATED TO OTHER BUSINESSES THAT ARE CLOSED RIGHT NOW AND ALL OF THE REST, BUT WE CAN COLLECT EMPIRICAL DATA AND WE ARE GATHERING A LOT OF GREAT KNOWLEDGE ABOUT WHAT IT TAKES TO DO OUTDOOR DINING.

WE ARE GETTING INTO THE RAINY MONTHS AND WE HAVE TO WORRY ABOUT COVERS AND RAIN PROTECTION AND ALL OF THE REST.

THAT COULD GO TOWARDS OUR KNOWLEDGE BASE IF AND WHEN WE PURSUE ANYTHING.

>> Mayor Hadley: I DO THINK OUR SAFETY STANDARDS ARE MUCH HIGHER THAN MANY OTHER COMMUNITIES.

I DON'T KNOW IF PEOPLE HAVE NOTICED THAT?

THE WATER BARRIERS THAT WE REQUIRE, THE RAMPS, THE RAILINGS, THE THINGS THAT KEEP THE DINERS SAFE FROM CARS, ESPECIALLY, I THINK THOSE STANDARDS ARE QUITE HIGH, WHICH IS GREAT, BUT IT DOES MAKE IT MORE EXPENSIVE.

THERE ARE CERTAINLY COMMUNITIES OUT THERE THAT PUT UP YELLOW CAUTION TAPE AND THEY MARK IT OFF AND THERE ARE CARS RUSHING AROUND.

PERHAPS THERE IS SOMEWHERE IN THE MIDDLE WE MAY WANT TO END UP. MAYBE WE WANT TO KEEP THINGS JUST AS THEY ARE.

THERE ARE A NUMBER OF COMMUNITIES DOING IT.

I REMEMBER COUNCILMEMBER NAPOLITANO SAYING THOSE THINGS ARE UGLY, AND THAT WAS A GOOD POINT ABOUT THE K RAILS, BUT THE COMMUNITY TURNED OUT AND THEY ARE DECORATED REALLY BEAUTIFULLY. I THINK WE ARE LEARNING A LOT.

WE ARE LEARNING A LOT FROM OTHER COMMUNITIES AND COLLECTING THE DATA INTERNALLY.

>> J.Franklin: TO THAT POINT COMMUNITIES LIKE EL SEGUNDO THAT BLOCKED OFF STREETS.

I AM NOT SAYING WE ARE GOING TO DO IT HERE BUT TO SEE THE TRAFFIC IMPACT AND PUBLIC SAFETY.

>> S.Napolitano: WE PROPOSED IT SEVERAL TIMES AND SHOT DOWN SEVERAL TIMES UNTIL RECENTLY.

>> Mayor Hadley: YEAH, COUNCIL STILL GETS EMAILS ASKING WHY WE DON'T DO THAT.

THERE AREN'T AS MANY PEOPLE IN FAVOR FOR THAT INFERENCE FOR THE LONGEST TIMES, THE BUSINESSES ASKED US NOT TO.

>> Mayor Hadley: RIGHT.

I WANT THE CAR SHOWS TO COME BACK AND THE FUNDRAISER THAT THE POLICE DEPARTMENT DID WAS REALLY FUN ON MANHATTAN AVENUE.

IT WAS A ONE TIME ONLY CLOSE THE STREETS.

CARRIE, WHAT DO WE DO NEXT?

ARE WE DONE WITH THAT?

DO WE WANT TO GO BACK AND GET COUNCIL QUESTIONS AND ONE, TWO AND PART OF THREE?

>> WE LOST YOU.

>> Mayor Hadley: CARRIE, WE CAN'T HEAR YOU.

>> SORRY.

IF THE CITY COUNCIL IS INTERESTED IN RECEIVING MORE DETAIL ON HOW THOSE THINGS ARE GOING, ONE, TWO AND A PORTION OF THREE, YOU CAN DIRECT THOSE QUESTIONS AT THIS TIME TO ERIK.

OTHERWISE, IF YOU ARE GOOD THERE, WE CAN MOVE ON TO PLANNING COMMISSION.

SO IT'S YOUR CHOICE.

>> Mayor Hadley: MAYOR PRO TEM STERN.

>> Mayor Pro Tem Stern: THANK YOU.

I AM NOT SURE IF YOU MADE YOUR CHOICE, BUT I WAS THE MAKE YOUR CHOICE TO THE MAYOR, TO CHOOSE.

>> Mayor Hadley: I AM ASKING YOU IF YOU HAVE QUESTIONS ON ONE OR TWO.

I ALSO WANT TO GIVE A CHANCE FOR THE COMMISSIONERS TO ASK US QUESTIONS FROM PPIC BEFORE WE MOVE ON TO PLANNING.

HILDY, WHAT WOULD YOU LIKE TO DO?

>> Mayor Pro Tem Stern: YEAH, I DO I HAVE A COUPLE QUESTIONS OR MAYBE A COUPLE PRIORITIES I WOULD LIKE TO TALK ABOUT WITH RESPECT TO NUMBER ONE.

I LOVE NUMBER ONE, ESPECIALLY WITH RESPECT TO HOW IT FITS IN WITH THE MOBILITY PLAN AND THE LIVING STREETS.

I THINK WE ARE -- WE NEED TO PRIORITIZE THOSE CONCEPTS, CERTAINLY FOR THE FUTURE FOR MANY REASONS, ENVIRONMENTAL REASONS, GETTING PEOPLE OUT OF ALL OF THEIR DIFFERENT GAS EMISSION MOBILITY TYPE VEHICLES.

AND I AM ALSO WONDERING IF IN NUMBER ONE THERE IS CONSIDERATION ABOUT LOOKING AT RIDESHARE DROP-OFF AND PICKUP SPOTS, WHICH WE DO NOT HAVE CARVED OUT IN OUR CITY, THAT ARE BECOMING MORE AND MORE USED, CERTAINLY ONCE THE PANDEMIC IS OVER, WILL BE USED AGAIN.

SO I WANTED TO INCLUDE THAT, IF THAT'S INCLUDED HERE OR IF THAT'S A PRIORITY SOMEWHERE ELSE MAYBE WITH ANOTHER WORK PLAN ITEM?

>> Mayor Hadley: TRAFFIC ENGINEER ZANDVLIET, WHY DON'T YOU TACKLE THAT AND THEN WE WILL GO TO STEVE NAPOLITANO TO FOLLOW UPSURGE CAN I ASK ONE MORE QUESTION WHILE I AM IN HERE?

>> Mayor Hadley: SURE.

>> Mayor Pro Tem Stern: WITH RESPECT TO NUMBER TWO, I AM WONDERING WITH RESPECT IT WAS SOMETHING WE LEARNED ABOUT DURING THIS PANDEMIC ABOUT THE CHANGING OR THE RATES OR TIMES FOR PARKING, MAYBE IT'S SEASONAL OR EVENTS, BUT WE KNOW WHEN THERE IS HIGH BEACH USE, WHETHER IT'S NICE BEACH WEATHER OR A LARGE EVENT, THAT THE PARKING THEN BECOMES A CHALLENGE FOR PEOPLE TO TRY TO USE THE COMMERCIAL PARTS OF OUR DOWNTOWN.

THERE IS THE COMPETITION AND PEOPLE THEN CAN'T GET TO OUR BUSINESSES AND GET TO OUR RESIDENCE.

SO I AM WONDERING IF THERE CAN BE A STUDY OR ANYWAY TO LOOK AT

WHETHER WE SHOULD BE CHANGING THE PARKING TIMES OR PRICES DURING THOSE HIGH IMPACT TIMES WHEN PARKING IS A CHALLENGE FOR OUR BUSINESSES?

AND WE JUST HEARD THAT, AGAIN, THIS LAST WEEKEND WHEN ONE OF OUR BUSINESS OWNERS WAS SAYING THE WEATHER GOT SO NICE EVERYBODY WAS COMING TO THE BEACH SO THERE WASN'T ENOUGH PARKING FOR PEOPLE TO USE THE DOWNTOWN BUSINESSES.

I WANTED TO SEE IF THAT WAS AN APPROPRIATE ADDITION TO NUMBER TWO?

>> Mayor Hadley: LET'S DO NUMBER TWO FIRST.

IT'S MY UNDERSTANDING THE DVPA HAS AN AGREEMENT WITH PUBLIC WORKS.

I COULD BE WRONG.

WE HAVE CARRIE OUR INTERIM PUBLIC WORKS DIRECTOR.

I THOUGHT THEY CARVED OUT A PARKING PLAN FOR THE DOWNTOWN MEMORIAL DAY TO LABOR DAY.

THERE IS A CONSIDERABLE AMOUNT OF LABOR CHANGING THE SIGNAGE.

I DON'T THINK WE CAN TURN IT ON AND OFF EVERY WEEKEND IF THE SUN IS SHINING.

Director Tai: CORRECT.

YEAH AND ERIK IS VERY QUALIFIED TO SPEAK TO THAT BECAUSE HE'S THE MAIN PURPOSE THAT COORDINATES WITH PUBLIC WORKS TO CHANGE THE METERS, AND ALL OF THAT IN ACCORDANCE WITH THE DOWNTOWN PARKING MANAGEMENT PLAN.

YEAH, IF ERIK WANTED TO ELABORATE, BUT THERE IS A CERTAIN SCHEDULE.

AND THEN DURING THE PANDEMIC WE OBVIOUSLY RESPONDED TO SPECIAL REQUESTS AS WELL.

>> YES, THANK YOU CARRIE AND THANK YOU FOR THE QUESTIONS MAYOR PRO TEM STERN.

FOR PARKING MANAGEMENT WE DEFINITELY HAVE MANY MORE OPTIONS THAN WE USED TO.

WE HAVE SMART METERS THAT CAN BE CHANGED AND PROGRAMMED WIRELESSLY.

THE DIFFICULT PART IS CHANGING OUT THE HARD SIGNS ON THE METERS THEMSELVES.

WE DID TRY A DIFFERENT TIME PERIOD FOR OUR DOWNTOWN METERS DURING THE SUMMERTIME BETWEEN MEMORIAL DAY AND LABOR DAY.

IT SEEMED TO WORK WELL.

AND THEN WE WENT BACK TO THE -- WHAT WE CALL THE REGULAR SCHEDULE FOR THE WINTERTIME.

AND THAT IS DEFINITELY SOMETHING THAT THE DOWNTOWN MANAGEMENT PLAN UPDATE WOULD CONSIDER THOSE CAPABILITIES FOR THE SMART METERS GIVES US A LOT MORE LATITUDE AND A LOT MORE FLEXIBILITY ON HOW WE ARRANGE OUR PARKING, BOTH IN COSTS, OUR METER FEES, AND IN HOURS.

AND SO WE CAN CUSTOMIZE OUR DOWNTOWN MUCH BETTER THAN WE DID

BEFORE.  
THAT IS DEFINITELY PART OF DOWNTOWN PARKING MANAGEMENT UPDATE.  
WE NEED TO KNOW WHAT THE CONDITIONS ARE.  
SO WE DO NEED TO ROLLOUT A BIG PARKING STUDY TO FIND OUT WHERE  
PEOPLE ARE PARKING AND HOW LONG THEY ARE PARKING AND ALL THE  
REST.  
THEN WE BRING THAT BACK TO THE PPIC AND TO THE CITY COUNCIL WITH  
RECOMMENDATIONS.  
FOR NUMBER ONE, THE TRANSPORTATION OPTIONS, ANOTHER GOOD POINT  
THAT YOU MADE WITH REGARDING TO CONSIDERING RIDESHARE AND  
DROP-OFF LOCATIONS, YES, THAT DEFINITELY GOES HAND IN HAND WITH  
ANY OF THE POTENTIAL MOBILITY OPTIONS.  
AND IF IT'S BICYCLES, WE NEED THE BICYCLE INFRASTRUCTURE.  
IF IT'S SCOOTERS, WE NEED, YOU KNOW, RULES, LAWS AND LOCATIONS  
TO PARK THESE SCOOTERS.  
IF IT'S RIDESHARE, SUCH AS UBER AND LYFT, THEN WE NEED LOCATIONS  
FOR THEM TO SAFELY LOAD AND UNLOAD.  
WE DID ADD FOR EXTRA LOADING AREAS IN DOWNTOWN WHEN WE HAD OUR  
DINING PARKLETS OPENED AND THAT SEEMED TO HELP AND TAKE SOME OF  
THAT PRESSURE OFF OF THE OTHER PARKING SPACES.  
SO AGAIN, IT'S VERY FLEXIBLE.  
WE CAN MODIFY TIMES AND DATES AND LOCATIONS AS THE NEEDS GO UP  
OR DOWN.  
YOU ARE RIGHT, WE DO NEED THE INFRASTRUCTURE TO HANDLE ANY OF  
THESE TRANSPORTATION MOBILITY OPTIONS.  
>> Mayor Hadley: THANK YOU, ERIK.  
COUNCILMEMBER NAPOLITANO, DID YOU WANT TO POP IN?  
>> S.Napolitano: SURE.  
AS FAR AS I AM CONCERNED NO SCOOTERS.  
DON'T EVEN BOTHER BRINGING THEM UP.  
NO eSCOOTERS.  
THEY OWN PERSONALLY, GREAT.  
ANY SUBSCRIPTION SERVICES, RENTAL SERVICES, FORGET IT.  
THEY ARE A NIGHTMARE.  
I THINK OUR COMMUNITY HAS SPOKEN LOUD AND CLEAR ON THAT AS WELL,  
SO SAVE EVERYONE'S TIME.  
REGARDLESS OF THAT, THOUGH, I WOULD SAY GIVE ME A BIKE LANE.  
I WANT TO SEE A BIKE LANE FROM AVIATION TO THE PIER DOWN  
MANHATTAN BEACH BOULEVARD.  
FIND US A WAY TO HAVE A BIKE LANE THAT GETS YOU FROM THE EAST  
SIDE, DESIGNATED BIKE LANE, NOT A BIKE ROUTE, NOT A SIGN SAYING  
YOU CAN BIKE HERE.  
A DESIGNATED BIKE LANE FROM AVIATION TO THE PIER ON MANHATTAN  
BEACH BOULEVARD.  
CONNECT EAST AND WEST.  
THANK YOU.  
>> Mayor Hadley: THAT IS JUST ONE VOTE.

GREAT.

SO STEVE, DID YOU WANT TO POP IN?

I THOUGHT YOU WERE GOING TO SAY SOMETHING ABOUT METRO MONEY AND MEASURE R ABOUT THE SHARED USE MOBILITY?

>> S.Napolitano: YEAH, WE KEEP KNOCKING ON THAT DOOR AND WE CAN KEEP KNOCKING ON IT.

I DON'T KNOW WHAT THE STATUS OF THAT WAS.

THEY HAVE THEIR OFFICE OF INNOVATION AND HAVE MONEY FOR MICRO TRANSIT IN A PILOT PROGRAM.

AGAIN, THE OTHER PART OF THAT IS METRO IS SUFFERING HUGELY RIGHT NOW AS FAR AS THEIR BUDGET GOES.

I DON'T KNOW WHAT MONEY IS AVAILABLE RIGHT NOW FROM THEM.

I DON'T KNOW IF WE HAVE LOCAL MONEY THROUGH MEASURE R OR THAT WE CAN GET TO TRY SOMETHING LIKE THIS.

I DON'T KNOW.

I DON'T KNOW WHAT THE STATUS OF IT WAS.

WE WILL HAVE TO GET AN UPDATE FROM PUBLIC WORKS ON THAT.

>> Mayor Hadley: JOE.

>> J. Franklin: I WANT TO ECHO WHAT STEVE SAYS.

GOING BACK TO THE GREAT EXPERIMENT THAT WE ARE HAVING NOW, WHAT I AM THRILLED ABOUT IS THE INCREASED USE OF BICYCLES.

WE GO TO EUROPE AND AMSTERDAM AND YOU SEE 3,000 BICYCLES AT THE TRAIN STATION.

THAT'S SO GOOD FOR SO MANY REASONS, OBVIOUSLY THE ENVIRONMENT, BUT THE HEALTH OF THE CITIZENS.

BUT THEY HAVE A BICYCLE CULTURE BEFORE WORLD WAR I, TERRIBLE BOMBING AND NO ONE COULD AFFORD A CAR.

THE KIDS GREW UP ON BICYCLES.

WE DON'T HAVE THAT CULTURE HERE, BUT PROBABLY IF ANYBODY WAS TO TAKE A WILD GUESS AS TO WHY I WOULD TAKE SOME TIME TO STUDY THESE THINGS, IS -- WHAT WOULD YOU SAY?

I WOULD SAY IT'S ABOUT A 35% INCREASE IN BICYCLE USAGE HERE AT THE BEACH CITIES.

THAT'S AMAZING.

THE WHOLE FAMILY.

SOME OF IT IS DANGEROUS.

THE eBIKES I ALMOST WANT TO PUT THEM IN THE CATEGORY AS THE eSCOOTERS.

I KNOW THE LOVELY MRS. FRANKLIN WOULD BE UPSET BECAUSE THAT'S HOW WE ARE ABLE TO BIKE TOGETHER IN TERMS OF COMING BACK UP THE HILLS AND THINGS.

IT BRINGS GREATER MOBILITY, YOU KNOW, TO OUR RESTAURANT AREAS ALL OVER THE CITY.

THE CLEAN AIR, OBVIOUSLY.

THE FAMILY TOGETHERNESS, I MEAN, IT'S BETTER TO BE ON AN E-BIKE THAN AN SUV WITH A DROP-DOWN SCREEN WATCHING FROZEN FOR THE 59TH TIME.

YOU ARE LOOKING UP AND YOU CAN LOOK AT THE OCEAN AND LOOK AT THE TREES AND LOOK AT THE PARKS, THINGS LIKE THAT.

I AM ACTUALLY EXCITED FOR THE SOUTH BAY COUNCIL GOVERNMENTS MAKING THE ALTERNATE, YOU KNOW, THAT'S ON THEIR AGENDA, TOO IS, YOU KNOW, E VEHICLES.

I DIDN'T EVEN REALIZE THEY HAD AN ELECTRIC GOLF CART STUDY WHERE PEOPLE WERE ALLOWED TO USE A GOLF CART FOR SIX MONTHS OR SOMETHING HERE IN MANHATTAN BEACH.

THAT'S AMAZING.

THAT IS REALLY, REALLY GREAT.

SO I WOULD REALLY LIKE TO SEE THE ALTERNATIVE PLANS.

THE DOWNTOWN ARE GREAT IN CONCEPT.

IT'S JUST GOING TO BE SO HARD TO DEPLOY REALISTICALLY.

>> Mayor Hadley: WITH AB5, THERE IS NOT A CHANCE.

>> J. Franklin: YEAH, LET'S GO WITH WHAT WE HAVE GOT.

WE HAVE AN INCREASE IN BICYCLES, AN INCREASE IN INTEREST IN IT. HOPEFULLY, THEY WON'T COLLECT DUST WHEN WE GET BACK TO NORMAL. LET'S TAKE ADVANTAGE OF THAT.

I RODE DOWN THROUGH HERMOSA BEACH ON HERMOSA AVENUE THEY HAVE SHARROWS.

DRIVERS WERE RESPECTFUL.

THEY DIDN'T CROWD.

THEY HAD TWO LANES, BUT THEY DIDN'T CROWD THE CYCLISTS, BUT I DON'T KNOW, STEVE, IF YOU CAN DO IT FROM AVIATION TO THE PIER ON MANHATTAN BEACH BOULEVARD.

>> S.Napolitano: YOU CAN'T DO A SHARROW.

IT WOULD HAVE TO BE A DESIGNATED LANE.

>> J.Franklin: YEAH, A DESIGNATED, IF THERE IS ROOM, THAT'S GREAT.

THE DESIGNATED LANE AT REDONDO BEACH IS VERY DANGEROUS.

THEY HAVE TO MONITOR.

PEOPLE ARE STOPPING IN THE MIDDLE OF IT BY THE CHEESECAKE FACTORY, THEY HAVE THAT DEDICATED LANE IN FRONT OF THE POWER STATION AND THINGS LIKE THAT.

IN SOME WAYS IT'S DANGEROUS, BUT I LIKE IT.

I LIKE IT.

I LIKE THE INCREASED USE OF BICYCLES.

LET'S HELP OUT.

>> S.Napolitano: THANK YOU.

Director Tai: I SEE THERE IS A SUPPORT TO HIGHLIGHT WITHIN THE REALM OF ALL THE DIFFERENT TRANSPORTATION OPTIONS CERTAINLY, BECAUSE THERE ARE SO MANY OPTIONS MAYBE MAKING IMPROVEMENTS TO THE BICYCLE INFRASTRUCTURE A PRIORITY WITHIN ALL OF THAT, YOU KNOW, CERTAINLY THE CITY'S MOBILITY PLAN, WHICH WAS ADOPTED IN 2018, YOU KNOW, SHOWS A NETWORK OF PROPOSED BIKEWAYS, YOU KNOW, IN THEIR RESPECTIVE CLASS ONE, TWO THREE DESIGNATION. THE FUNDING IS ALWAYS GOING TO BE THE BIGGEST CHALLENGE.

COUNCILMEMBER NAPOLITANO TALKED ABOUT THAT.  
THE CITY AS A WHOLE WILL HAVE TO DO OUR BEST TO SECURE GRANTS OR OTHERWISE COME TO YOU WITH REQUESTS FOR FUNDING TO MAKE THAT IMPROVEMENTS.

>> S.Napolitano: LOSS OF PARKING IS THE BIGGEST CHALLENGE.

>> Mayor Hadley: YEAH, I AM ALL ABOUT BIKING, TOO AND DAVID AND I HAVE ELECTRIC BIKES.

I AGREE MANHATTAN BEACH BOULEVARD IS THE LOGICAL DIRECTION.

I THINK MARINE IS WHAT I GET ASKED ABOUT BY AVID CYCLISTS BECAUSE THERE IS LESS PARKING ON MARINE.

YOU CAN STILL GET TO DOWNTOWN THAT WAY.

IT'S ACTUALLY KIND OF SCENIC.

IT'S NOT AS BUSY WITH BUSINESSES ON THE EAST SIDE.

SO I AM NOT AGAINST A BIKE PATH TO THE SEA, WE COULD SAY, BUT I THINK DIFFERENT ROUTES, JUST KEEPING OPEN MINDED ABOUT DIFFERENT ROUTES BECAUSE PARTS OF IT WILL HAVE TO BE SHARROWS AND THEN DEDICATED AND THAT KIND OF THING.

MAYOR PRO TEM STERN AND THEN I AM REMINDED TO TAKE PUBLIC COMMENT.

WE WILL BE MAYOR PRO TEM STERN AND PUBLIC COMMENT AND THEN ASK THE COMMISSIONERS IF THEY HAVE QUESTIONS FOR COUNCIL.

>> Mayor Pro Tem Stern: I WANT TO NOTE THE OTHER VERY VALUABLE AND OTHER IMPORTANT PIECE OF BIKING IS FOR OUR STUDENTS TO HAVE ACCESS AND SAFE WAYS FOR BIKING TO SCHOOL.

I WANTED TO INCLUDE THAT IN THE ANNOUNCEMENTS.

>> Mayor Hadley: ABSOLUTELY.

THANK YOU.

DEPUTY CITY CLERK MARTHA ALVAREZ, IS THIS A GOOD TIME FOR PUBLIC COMMENT?

>> YES.

I HAVE DONALD McPEARSON FOR PUBLIC COMMENT.

>> HELLO, CAN YOU HEAR ME.

>> Mayor Hadley: YES.

>> THANK YOU.

THANKS FOR NOT APPROVING THE FORMAL WORK ITEM FOR THE PARKLETS.

I SUPPORT THE PARKLETS DURING THIS PANDEMIC.

I PARTICIPATED WITH CAROL ON THE AD HOC COMMITTEE TO APPROVE EXTENDING HOURS, I THINK IT WAS TO 1:00.

AS THE CASE WITH SUZANNE LEARNER, HOWEVER, MY SUPPORT FOR THE PARKLETS WILL END WHEN THE PANDEMIC DOES.

I BELIEVE LIKE HER, I BELIEVE IT'S INAPPROPRIATE THE STUDY THE PARKLETS UNTIL THE PANDEMIC ENDS.

I AM HAPPY THAT YOU ALL CAME TO THAT CONCLUSION.

THANK YOU.

>> Mayor Hadley: THANK YOU, MR. McPEARSON.

>> THERE IS NO FURTHER REQUEST FOR PUBLIC COMMENT AT THIS TIME.

>> Mayor Hadley: I WILL CLOSE PUBLIC COMMENTS FOR THE PPIC.

COMMISSIONERS THANK YOU SO MUCH FOR YOUR GOOD WORK.  
I SEE YOU EXPELLED ONE MEMBER OF PPIC ON TO CITY COUNCIL AND  
THAT WOULD BE JOE.  
WE HAVE SOME INKLING OF THE DELIBERATION AND HOURS THAT YOU PUT  
IN.  
WE ARE ALL GRATEFUL THAT YOU STEPPED IN TO SERVE.  
SOME OF YOU ARE NEWER THAN OTHERS.  
WOULD -- I DON'T HAVE ALL OF YOU ON MY SCREEN, BUT WOULD ANY OF  
YOU LIKE TO ASK QUESTIONS OF COUNCIL OR COMMUNITY DIRECTOR TAI  
AND I AM SURE YOU SEE TRAFFIC ENGINEER ZANDVLIET AS WELL, BUT  
YOU MIGHT HAVE A QUESTION TONIGHT.  
RAISE YOUR HAND OR GET MY ATTENTION IF YOU WOULD LIKE.  
SOUNDS LIKE PPIC IS A BUNCH OF HAPPY CAMPERS.  
CARRIE, SHOULD WE WRAP THAT ONE UP AND THEN MOVE ON TO PLANNING?  
>> YES.  
>> Mayor Hadley: OBJECTIONS?  
>> SORRY.  
>> Mayor Hadley: IT'S FINE.  
OKAY, TAKE IT AWAY COMMUNITY DEVELOPMENT DIRECTOR TAI.  
>> Director Tai: AT THIS POINT ASK ALL OF THE PPIC MEMBERS --  
IS THEIR VIDEO OFF, AND THEN ASK THE PLANNING COMMISSIONERS TO  
TURN YOUR VIDEO ON, I WILL TAKE A ROLL CALL.  
LET'S SEE, EVERYONE HERE?  
WHERE IS MY ROLL CALL.  
COMMISSIONER THOMPSON?  
>> HERE.  
Director Tai: COMMISSIONER UNGOCO.  
>> HERE.  
>> Director Tai: COMMISSIONER TAKASHIKI.  
>> HERE.  
>> VICE CHAIR FOURNIER.  
YOU ARE MUTED.  
>> Mayor Hadley: YOU ARE MUTED.  
STILL MUTED.  
>> HERE.  
>> Director Tai: CHAIR PERSON MORTON.  
>> HERE.  
>> Director Tai: WELCOME.  
I WILL GIVE A BRIEF DESCRIPTION OF THE STAFF REPORT ITEMS.  
LET'S DO IT THE OTHER WAY.  
LET'S HAVE THE PLANNING COMMISSIONERS GO AROUND AND NURSE  
THEMSELVES BECAUSE I THINK THEY ARE MORE INTEGRAL THAN I AM IN  
THIS SETTING.  
SO IF I COULD ASK -- WE WILL DO THE SAME ORDER WE DID IN ROLL  
CALL.  
COMMISSIONER THOMPSON --  
>> YES, I WOULD BE GLAD TO INTRODUCE MYSELF.

IT'S RICHARD THOMPSON.  
I HAVE BEEN ON THE PLANNING COMMISSION FOR ABOUT ONE TERM.  
I AM ENDING MY TERM PRETTY SOON.  
I AM IN MY FIRST TERM.  
IT'S BEEN A GREAT EXPERIENCE, REALLY DIFFERENT THAN BEING A  
STAFF MEMBER.  
MY BACKGROUND IS PLANNING, CITY PLANNING.  
MY PROFESSION AND I ENDED MY CAREER IN THE CITY OF MANHATTAN  
BEACH AS THE DIRECTOR.  
I ENJOYED THAT QUITE A BIT AND I AM ENJOYING MY TIME ON THE  
PLANNING COMMISSION.  
THANK YOU.  
>> Mayor Hadley: MONICA, RICHARD.  
Director Tai: THANK YOU.  
NEXT IS COMMISSIONER UNGOCO.  
>> FIVE YEAR RESIDENT OF EL PORTO.  
I AM HAPPILY THROUGH MY FIRST YEAR FULL TERM ON MY OWN AS  
OPPOSED TO FINISHING SOMEONE ELSE'S TERM.  
I AM REALLY ENJOYING THE EXPERIENCE OF BEING ON THE PLANNING  
COMMISSION WORKING WITH THE COMMUNITY AND GETTING INPUTS ON ALL  
SORTS OF PROJECTS THAT WILL SHAPE THE FUTURE OF MANHATTAN BEACH.  
I AM LOOKING FORWARD TO WORKING WITH COUNCIL ON SOME THINGS IN  
THE NEAR FUTURE.  
Director Tai: THANK YOU.  
NEXT IS COMMISSIONER TOKASHIKI.  
>> I AM THE NEWEST MEMBER.  
THIS IS MY FIRST MEETING.  
I JUST RETIRED AFTER 38 YEARS AS A CIVIL ENGINEER.  
I AM FAMILIAR WITH BEING ON THE OTHER SIDE REPORTING TO A BOARD,  
PUTTING TOGETHER BOARD PACKAGES, WORKING ON LAND USE ISSUES.  
I AM REALLY INTERESTED HOW IT WORKS FROM THE OTHER SIDE OF THE  
TABLE AND SEE HOW I PERHAPS COULD HELP AND CONTRIBUTE TO THE  
CITY I HAVE BEEN IN FOR 28 YEARS.  
LOOKING FORWARD TO THE ADVENTURE.  
>> Mayor Hadley: DON'T LET THE POWER GO TO YOUR HEAD, ROBERT.  
YOU ARE THE BOARD.  
>> NO, YOU HAVE THE POWER.  
>> Mayor Hadley: YEAH, RIGHT.  
THAT AND \$4 WILL GET ME A CUP OF COFFEE AT STARBUCKS.  
>> EXACTLY.  
Director Tai: NEXT WE HAVE VICE CHAIR FOURNIER.  
>> GOOD EVENING, EVERYONE AND THANKS FOR HAVING THIS SESSION  
THAT WE HAVE ON A YEARLY BASIS.  
I AM STEWART FOURNIER, 42 YEAR RESIDENT OF MANHATTAN BEACH.  
HAVE BEEN INVOLVED IN CITY PROFIT AND NONPROFIT ORGANIZATIONS  
SINCE THE '80S.  
SINCE DR. FAUCI WAS HANDLING THE AIDS CRISIS AND AT THE SOUTH

BAY FREE CLINIC I WAS A BOARD MEMBER, SO THAT'S HOW FAR BACK I GO.

IN ADDITION I HAVE BEEN A MEMBER OF THE POLICE DEPARTMENT AS A VICTIM'S COUNSELOR FOR 13 YEARS.

I WAS LUCKY ENOUGH TO BECOME A COMMISSIONER AROUND 2010 AND SERVED ON THE PPAC AND SERVED ON THE PLANNING COMMISSION, ENDING MY FIRST TERM IN JUNE.

HAPPY TO BE HERE AND WELCOME OUR NEW COMMISSIONER AS WELL.

FIRST CHANCE WE HAVE GOT A CHANCE TO SEE HIM AS WELL.

>> Mayor Hadley: YEAH, THAT'S GREAT.

THANK YOU, STEWART.

Director Tai: LAST BUT NOT LEAST, WE HAVE CHAIR GERRY MORTON.

>> THANK YOU, DIRECTOR.

GERRY MORTON HERE.

I WAS BORN AND RAISED IN MANHATTAN BEACH.

I LIVE AND WORK IN THE CITY.

I AM PASSIONATE ABOUT THIS TOWN.

MY KIDS ARE IN SIXTH AND EIGHTH GRADE AND I IMAGINE WILL BE FUTURE MANHATTAN BEACH RESIDENTS AS WELL.

I AM ON MY SECOND TERM ON THE PLANNING COMMISSION.

HONORED TO SERVE AS CHAIR.

LOVE OUR GROUP.

LOVE THE DYNAMIC THAT WE HAVE, WELCOME COMMISSIONER TOKASHIKI, LOOK FORWARD TO CONNECTING WITH YOU.

I ENJOY THE DYNAMIC WE HAVE AND THE INTERCHANGE AND DIVERSITY AND VARIETY OF EXPERIENCES THAT WE HAVE.

I HAVE A LOT OF RESPECT FOR MY FELLOW COMMISSIONERS.

>> Mayor Hadley: WHAT IS YOUR PROFESSIONAL BACKGROUND, GERRY?

>> YEAH, I OWN NUTRITION PRODUCTS COMPANY.

I FOUNDED A COMPANY CALLED NUTRISCIENCE IN 2003.

I DEVELOPED A SERIES OF THOSE PLANS.

WE HAVE GREENS PLUS, ENERGY FIRST, NUTRISCIENCE.

ANYWAY, WE HAD SOME SUCCESS THERE, WHICH HAS BEEN FUN.

ON THE NONPROFIT SIDE, I SERVED AND PRESIDENT AND CHAIRMAN OF THE BOARD AS THE GREATER LOS ANGELES COUNCIL BOY SCOUTS, RAN THE GREATER L.A. BOY SCOUTS FOR A FULL THREE-YEAR TERM AND REALLY INVOLVED WITH ROTARY.

I AM REALLY PASSIONATE ABOUT THAT, TOO LOCALLY.

I DO LOTS OF FUN STUFF, TOO LIKE PLAY CHESS AND SKI AND DO IRON MAN TRIATHLONS.

>> Mayor Hadley: THANK YOU.

>> I AM NOT AN ENGINEER.

I HAVE DONE REAL ESTATE DEVELOPMENT.

I HAVE DEVELOPED IT \$15 MILLION HERE IN PROPERTY HERE IN MANHATTAN BEACH AND SOUTH BAY.

I HAVE BEEN A REAL ESTATE BROKER SINCE 2001.

I DON'T SERVE IN THAT CAPACITY.

I JUST OPERATE FOR MY OWN ACCOUNT.

I HAVE ALWAYS BEEN PASSIONATE ABOUT DESIGN AND DEVELOPMENT AND THE FEEL OF OUR COMMUNITY SINCE I AM FROM HERE AND LIVE HERE AND REALLY CARE ABOUT OUR TOWN.

>> R.Montgomery: THANK YOU.

DIRECTOR TAI.

Director Tai: SO I AM GOING TO GIVE A BRIEF RUN DOWN OF THE DEPARTMENTS WHERE PLAN ITEMS THAT WILL HAVE SOME EXPOSURE TO THE PLANNING COMMISSION.

FIRST AND FOREMOST, THE PLANNING STAFF IS IN THE PROCESS OF LOOKING AT MODERNIZED PARKING STANDARDS AND ACTUALLY TRAFFIC ENGINEER ZANDVLIET IS LEADING THAT EFFORT IN CONJUNCTION WITH THE PLANNING DIVISION.

THAT WILL BE PRESENTED TO THE PLANNING COMMISSION PROBABLY LATER THIS YEAR AND ULTIMATELY WILL COME TO CITY COUNCIL, BUT THE POINT IS TO MODERNIZE THE CITY'S PARKING STANDARDS SO THAT THEY REFLECT LAND USES THAT ACTUALLY EXIST NOW.

WHEN THE CITY'S PARKING REGULATIONS WERE WRITTEN, THINGS LIKE QUICK SERVICE RESTAURANTS LIKE CHIPOTLE, DIDN'T EXIST.

YOU HAVE FAST FOOD OR SIT DOWN RESTAURANTS AND NOTHING IN BETWEEN.

THAT'S HOW OLD THESE ARE.

WE ARE TRYING TO MAKE SURE THEY DO CORRESPOND TO LAND USES THAT ARE COMING IN NOW.

THAT'S ONE.

THE SECOND ITEM THAT PLANNING STAFF HAS BEEN WORKING ON IS ALL THE HOUSING LAWS AND POLICIES, WHICH I KNOW THE CITY COUNCIL IS GENERALLY AWARE OF, YOU JUST ADOPTED THE CITY'S UPDATED ACCESSORY DWELLING UNIT ORDINANCE, WHICH THE PLANNING COMMISSION SPENT OVER SIX MONTHS ON THROUGH MANY STUDY SESSIONS AND PUBLIC HEARINGS.

AND THE HEAVY LIFT NEXT YEAR FOR HOUSING POLICY IS GOING TO BE THE HOUSING ELEMENT.

SO EVERY EIGHT YEARS EVERY CITY HAS TO UPDATE THEIR HOUSING ELEMENT.

IT'S THE CHAPTER IN THE CITY'S GENERAL PLAN THAT TALKS ABOUT HOW THE CITY WILL PLAN FOR HOUSING AND HOW THE CITY WILL ACCOMMODATE.

IT'S A NUMBER CALLED REAP.

IT'S REGIONAL HOUSING NEEDS ASSESSMENT.

IT'S A REGIONAL ASSIGNMENT OF A NUMBER OF UNITS IN CERTAIN INCOME CATEGORIES THAT EACH JURISDICTION IN THE STATE HAS TO ACCOMMODATE FOR.

THE HOUSING ELEMENT HAS TO SHOW HOW THE CITY WILL ACCOMMODATE FOR THAT.

THAT WILL BE THE BIG PROJECT.

NUMBER FIVE ON THE STAFF REPORT IS THE CONTINUATION OF THE

WIRELESS TELECOMMUNICATIONS PROGRAM IMPLEMENTATION.  
SO A COUPLE YEARS AGO THERE WERE A LOT OF CHANGES ON THE FCC  
SIDE THAT REGULATED HOW CITIES COULD GOVERN PROPOSED TELECOM  
REGULATIONS AND SPECIFICALLY WITH THE SMALLER ONES GOING ON WITH  
THE LIGHT POLES.  
THAT'S ALL DONE, BUT THE ONE COMPONENT THAT PLANNING STAFF STILL  
HAS TO DO IS THE COMMUNITY OUTREACH AND INFORMATION COMPONENT.  
THAT'S PART OF THE REASON WHY A LOT OF THE RESIDENTS IN THE CITY  
HAVE QUESTIONS WHEN TELECOM PROJECTS ARE GOING ON IN THE FIELD.  
THEY HAVE QUESTIONS AS TO WHY THE CITY CAN APPROVE THESE THINGS  
AND WHAT LEVEL OF REVIEW THEY HAVE TO GO THROUGH.  
SO THE INFORMATION PROGRAM IS REALLY INTENDED TO LET EVERYBODY  
KNOW WHAT THE CITY CAN DO IN THOSE CASES AND HOW THE REVIEW  
PROCESS FOR TELECOM PROJECTS WORKS.  
SO THAT'S ALL IN PROGRESS.  
AND THEN AT THIS POINT, YOU KNOW, THE PLANNING COMMISSION DID  
HOLD A DISCUSSION ITEM ON NOVEMBER 18TH TO TALK ABOUT WHAT ITEMS  
WOULD BE BROUGHT FORTH FOR DISCUSSION AT THIS JOINT MEETING.  
AND I AM GOING TO SEE IF CHAIR MORTON, IF YOU WOULD LIKE TO  
INTRODUCE THE ITEMS.  
YEAH?  
I WILL TURN IT OVER TO THE CHAIR AT THIS POINT.  
THANK YOU.  
>> GREAT.  
THANK YOU DIRECTOR TAI.  
WE HAVE THREE ITEMS.  
WE COULD HAVE HAD TEN, BUT WANTED TO REALLY FOCUS ON THE THINGS  
THAT CONTINUE TO COME UP.  
I THINK THEY ARE IN DESCENDING ORDER ON HOW OFTEN WE HEAR THEM  
AND HOW CRITICAL THEY WERE TO OUR GROUP.  
THE FIRST ONE IS ONE THAT JUST CONTINUES TO COME UP IS REALLY  
THE PUBLIC NOTIFICATION ON DEVELOPMENT PROJECTS.  
THE STAFF MEETS THE LETTER OF THE NOTIFICATION STANDARD 100% OF  
THE TIME AND IN FACT EVEN GOES BEYOND TO ENSURE THEY CAPTURE THE  
SPIRIT BY MAKING SURE THAT IT'S ALL CAPTURED AND THAT THE  
NOTIFICATION IS ALL DONE APPROPRIATELY ACCORDING TO THE  
GUIDELINES.  
WHAT CONTINUES TO COME UP IN OUR GROUP, THOUGH IS ARE THOSE  
GUIDELINES SUFFICIENT?  
IS 500 FEET THE RIGHT DISTANCE FOR A MAJOR PROJECT?  
AND OBVIOUSLY, SOME FOLKS RECOGNIZED THAT THESE THINGS ARE IN  
THE BEACH REPORTER AND ARE ABLE TO BE SEEN.  
IF YOU GO TO 1,000 OR 2,000 FEET, YOU MIGHT AS WELL NOTIFY THE  
WHOLE CITY SO WHERE DID YOU SORT OF DRAW THAT LINE?  
CONTINUALLY WE WANTED TO MAKE SURE AS WE SEE PUBLIC COMMENT OF  
PEOPLE FEELING LIKE THEY WERE NOT NOTIFIED IN THE 500 FEET BUT  
FELT LIKE THEY WERE STILL IMPACTED, LET'S JUST GIVE IT A FULL

THINKING THROUGH TO MAKE SURE THAT THE NOTIFICATION GUIDELINES ARE WHAT COUNCIL INTENDS AND ARE APPROPRIATE GIVEN THE SCOPE OF SOME OF THESE PROJECTS THAT WE DEAL WITH AND THE FACT THAT WE HAVE REPEATEDLY HEARD A NUMBER OF RESIDENTS SAY THAT THEY FELT THEY WEREN'T NOTIFIED AND FELT LIKE THEY SHOULD HAVE BEEN NOTIFIED.

THAT'S POINT NUMBER ONE.

DO YOU WANT ME TO RUN THROUGH ALL THREE OR TAKE THEM ONE AT A TIME.

>> Mayor Hadley: I AM GOOD WITH WHATEVER DIRECTOR TAI WOULD LIKE TO DO.

WHAT DO YOU THINK, CARRIE?

>> I WILL JUST --

>> Mayor Hadley: CARRIE, WE CAN'T HEAR YOU.

>> YOU CAN HEAR ME.

>> HOLD ON --

>> Mayor Hadley: NOW WE CAN HEAR YOU.

Director Tai: I HAVE A STICKY PHONE BUTTON AND ONCE IN A WHILE IT STICKS.

IT'S MAYOR'S DISCRETION IF THE MAYOR WANTS US TO DISCUSS THE WORK PLAN ITEM OR TWO OTHER ITEMS MAYOR DISCRETION.

>> Mayor Hadley: LET'S DISCUSS THAT ONE TOO TIME SINCE THERE ARE THREE.

THREE IS HARD TO KEEP IN THEIR HEADS, ESPECIALLY FOR ME.

>> S.Napolitano: STICKY BUTTON, IS THAT A BLACKBERRY YOU ARE USING?

Director Tai: IT'S A SHORTELL.

IT'S A LANDLINE.

>> S.Napolitano: THEY STILL HAVE THOSE?

I WOULD BE INTERESTED TO SEE WHAT THE DIRECTION THE COMMISSION WANTS TO GO AND WHAT RECOMMENDATION THEY MIGHT MAKE ON THE DISTANCE?

I AM TOTALLY OPEN TO IT.

>> Mayor Hadley: I AM OPEN TO IT AS WELL.

JOE, I WILL GET TO A IN A SECOND.

I AM OPEN TO IT AS WELL.

ALL I WOULD SAY IS THAT I FEEL LIKE IF ANYONE WATCHES THE OFFICE, I LOVE THE INTERN REPLY WHO TALKS ABOUT WOOF, WHICH IS HIS MULTI-PLATFORM WAY OF TWEETING, INSTAGRAM, FACEBOOK, CELL PHONE ALL AT ONCE BLASTED OUT TO EVERYBODY.

NO MATTER HOW MANY WAYS WE TRY TO REACH PEOPLE, WE WILL HEAR PEOPLE SAY THEY WERE NOT NOTIFIED AND THAT'S A CONSTANT PROBLEM EVEN AT MAYOR COSTA HIGH SCHOOL THAT HIGH SCHOOL HAS EVERYTHING GOING ON AND A MILLION WAYS OF NOTIFICATION, THERE WAS ALWAYS A SIGNIFICANT PERCENTAGE OF THE PARENTS WHO SAID WE DIDN'T HEAR ABOUT IT EVEN THOUGH THEY WERE NOTIFIED HALF A DOZEN WAYS.

I DO THINK THERE IS A BALANCE BETWEEN COST AND EFFORT OF STAFF

VERSUS DOING WHAT WE NEED TO DO, AND THEN, YOU KNOW, COUNTING ON WORD OF MOUTH.

I LOVE THE EMAIL LISTS THAT CONDEV KEEPS OF INTERESTING CONTRACTORS, DOWNTOWN BUSINESSES, THOSE REALLY GET TO THE STAKEHOLDERS.

RESIDENTS, IT'S A LITTLE HARDER.

I AM NOT SURE WHERE WE ARE GOING TO SOLVE THAT PROBLEM, BUT I AM OPEN TO SOME NEW CREATIVITY IDEAS.

COUNCILMEMBER FRANKLIN, YEAH.

>> J. Franklin: YES, IT'S A GREAT EFFORT BECAUSE NOTHING IS MORE PROBLEMATIC THAN A RESIDENT THAT GETS SURPRISED AND THEY SAY THEY NEVER HEARD ABOUT IT.

NEIGHBORHOOD WATCH CELEBRATED 40 YEARS.

I HAVE BEEN A CONSUMER OF IT ALMOST ALL THOSE 40 YEARS, THAT'S A VERY GOOD WAY.

AND THEN YOU GET NEIGHBORS TALKING ABOUT EACH OTHER -- OR TALKING, NOT ABOUT EACH OTHER, WITH EACH OTHER.

>> THAT, TOO.

Director Tai: THEY ALREADY DO THAT.

>> S.Napolitano: THAT'S NEXT DOOR.

>> J.Franklin: YEAH, NEXT DOOR.

>> Mayor Hadley: THAT'S CARRIE'S INBOX WHERE THEY RAT EACH OTHER OUT.

Director Tai: IT HAPPENS.

>> J. Franklin: RIGHT.

TRY UTILIZING THAT RESOURCE OR MAKING IT MORE ROBUST.

I KNOW FROM NEIGHBORHOOD TO NEIGHBORHOOD IT'S JUST DIFFERENT EXPERIENCES WITH THEM, BUT BOY, THERE IS NOTHING LIKE GETTING THAT NEIGHBORHOOD WATCH EMAIL TO TALK ABOUT, YOU KNOW, LOCKING YOUR CAR AND THINGS LIKE THAT.

SO THAT MIGHT BE AN APPROACH.

>> Mayor Hadley: MAYOR PRO TEM STERN, DID I SEE YOUR HAND UP EARLIER?

>> Mayor Pro Tem Stern: I THINK THIS IS A GOOD EFFORT AND IT'S WORTHY.

NEIGHBORHOOD WATCH IS LIMITED TO WHAT THEY CAN COMMUNICATE IN THOSE EMAILS.

YES, LOOKING AT ANY OTHER WAY WE CAN BE COMMUNICATING OUT AND HAVING A BETTER CONNECTION WITH THE COMMUNITY IS ALWAYS VERY WORTHY AND A GOOD EFFORT.

>> Mayor Hadley: RICHARD?

>> R.Montgomery: DIFFERENT POINT OF VIEW, ON SOCIAL MEDIA PUTS THINGS OUT THERE.

PATCH, NEXTDOOR.

EVERYTHING WE DO EVERY DAY.

IF YOU CAN'T FIND OUT, IT'S ON TO YOU.

THE RESIDENTS HAVE AN OBLIGATION TO READ THEIR OWN PAPERS, READ

THEIR OWN MAIL.  
FIND OUT WHAT'S GOING ON.  
GET AN EMAIL FROM THE CITY FREE RIGHT TO YOUR INBOX.  
THERE ARE NO EXCUSES NOT TO KNOW WHAT'S GOING ON ON YOUR STREET  
IN A NEIGHBORHOOD IN YOUR CITY.  
I DON'T CARE IF YOU ARE 20,000 FEET FROM A PROJECT, SOMEONE WILL  
STILL COMPLAIN I WAS NEVER NOTIFIED.  
I NEVER KNEW ABOUT THIS.  
WE SAW THIS IN 2005, WENT OUT 1,000 FEET, BLASTED IT OUT, THEY  
STILL HAD A NO IDEA THEY HAVE A PROJECT GOING IN THEIR CITY, ON  
THEIR BLOCK.  
OUTREACH, SURE, WHERE DO YOU DREW THE LINE?  
1,000 FEET?  
5,000 FEET.  
PUT SOCIAL MEDIA ON NEXTDOOR OR FACEBOOK OR INSTAGRAM.  
I HAVE A HARD TIME PEOPLE DON'T KNOW WHAT'S GOING ON IN THEIR  
OWN CITY, ESPECIALLY IN THIS DAY.  
HARD TO BELIEVE IT.  
NO MATTER WHAT WE DO, SOMEONE WILL ALWAYS RAISE THEIR HAND AND  
SAY THEY NEVER KNEW ABOUT IT.  
LET'S DRAW THE LINE AT COMMON SENSE.  
>> Mayor Hadley: GOOD COMMENTS, RICHARD.  
I THINK THE ORANGE POSTCARDS ARE GOLD, BUT PRICY AND THEN THE  
THINGS THAT WE PUT ON DOORS THEMSELVES FROM PUBLIC WORKS, THOSE  
ARE REALLY EFFECTIVE, BUT AGAIN PRICY.  
A GOOD POINT ABOUT PATCH.  
YEAH, LIZ SPHERE IS ALL OVER IT.  
ANY FURTHER QUESTIONS BY COMMISSIONERS OR COUNCIL?  
YES, STEWART.  
>> I AM SO GLAD I HEARD THE COUNCIL'S CONCERNS BECAUSE WE DID  
ADDRESS THESE ISSUES.  
I AM AGREEMENT WITH RICHARD, IT DOESN'T MATTER WHAT YOU DO,  
SOMEONE WILL SAY THEY NEVER HEARD ABOUT IT.  
WE CAME UP WITH THIS IDEA SPECIFICALLY FOR LARGER PROJECTS.  
WE DIDN'T NECESSARILY WANT TO INCREASE THE FOOTAGE, YOU KNOW,  
BASED ON A SMALLER PROJECT.  
WHEN WE WERE THINKING IN TERMS OF THE SKETCHERS PROJECT OR  
THINKING IN TERMS OF THE EL TORITO PROJECT, THAT'S WHEN I THINK  
MOST OF THE PUBLIC BECOMES AWARE OF A HIGHLY, YOU KNOW,  
PUBLICIZED OR HIGHLY EMOTIONAL PROJECT.  
AND SO WHAT WE WERE THINKING WAS MAKING A PROVISION TO COME OUT  
1,000 FEET ON A PROJECT OF THAT SIZE.  
AND CERTAINLY THE PROJECTS OF THAT SIZE HAVE THE AFFORDABLE TO  
GO PAY FOR THIS ANYWAY BECAUSE HOWEVER, OBVIOUSLY REQUIRES A  
HEARING PAYS FOR IT IN TERMS OF THE NOTIFICATION.  
IT WASN'T DESIGNED TO HAVE EVERY PROJECT IDENTIFIED, REALLY THE  
MAJOR PROJECTS.

>> LIKE A HOTEL?  
>> POSSIBLY A HOTEL.  
I HAVE TO BE CAREFUL ON THAT ONE BECAUSE I HAD TO RECUSE MYSELF ON THAT ONE.  
>> S.Napolitano: WE HAVEN'T HEARD FROM ANYBODY ON THAT ONE.  
>> THAT'S MY POINT.  
THERE WAS A LACK OF TRANSPARENT ON IT AND THAT WAS ONE OF THE POINTS I WANTED TO BRING OUT.  
I AGREE WITH YOU ALL.  
WE ARE NOT GOING TO SOLVE THE PROBLEM.  
THIS IS NOT GOING TO SOLVE THE PROBLEM, BUT AT LEAST IN TERMS OF THE SIZE OF THE PROJECT I THINK IT SHOULD FALL UPON THE PROJECT ORIGINATORS TO COVER THE COST NUMBER ONE AND NUMBER TWO IT GIVES MORE TRANSPARENCY FOR THE CITY TO SEE NO, WE DO DO OUR BEST WHEN IT HAS A HUGE IMPACT ON THE CITY.  
>> Mayor Hadley: GOOD POINT.  
SIZE MATTERS.  
>> THANK YOU VERY MUCH, GUYS.  
I AM ABOUT READY TO MOVE ON TO NUMBER TWO.  
ONE THOUGHT IF WE DO LOOK TO MOVE UP THAT DISTANCE BETWEEN 500 FEET, I HAVE WALKED TO A 1,000 FEET FROM A PROJECT AND STOOD AT 1,000 FEET AND YOU ARE PRETTY FAR OUT THERE.  
IT DOESN'T FEEL TO ME WHEN I AM STANDING 1,000 FEET ANYWAY LIKE I AM ANYWHERE NEAR SAID PROJECT FOR ME, BUT YOU GUYS MIGHT HAVE DIFFERENT THOUGHTS ON IT.  
1,000 FEET IN THE ABSTRACT IS ONE THING.  
1,000 FEET WHEN YOU SPECIFICALLY STAND THERE AND LOOK AT WHERE THAT PROJECT IS, IT'S PRETTY FAR.  
>> Mayor Hadley: GERRY, HOW MANY HOUSES.  
>> I KNOW THERE ARE ARGUMENTS ON BOTH SIDES.  
>> Mayor Hadley: HOW MANY HOUSES AWAY IF YOU ARE GOING DOWN A STRAIGHT LINE ON A BLOCK IS 1,000 FEET IS, JUST SPIT BALLING?  
>> BLOCKS AWAY POTENTIALLY DEPENDING ON WHICH CITY BLOCKS.  
>> 40-FOOT WIDE BLOCK.  
>> Mayor Hadley: ON THE EAST SIDE?  
>> 50 FEET.  
>> Mayor Hadley: YEAH.  
WHEN YOU START TALKING BLOCKS AWAY, THAT'S A BIG DIFFERENCE. BUT THE PECK RESERVOIR, YOU KNOW, WE ARE HEARING FROM PEOPLE ABOUT THAT.  
I DO THINK COMMISSIONER FOURNIER'S POINT IS A GOOD ONE THE SIZE OF THE PROJECT MATTERS TO THINK ABOUT THE COMMUNICATION.  
WE WILL KEEP GOING.  
CHAIR MORTON, DO YOU WANT TO GO ON TO NUMBER TWO?  
>> NUMBER TWO REALLY CAME OUT OF OUR ADU DISCUSSION WHERE WE HEARD A LOT OF FEEDBACK FROM THE COMMUNITY, AND REALLY WORKED HARD TO TRY TO ADDRESS THE GUIDELINES COMING DOWN FROM

SACRAMENTO, REALLY PREVENTING PEOPLE FROM, YOU KNOW, REPLACING A LARGER NUMBER OF UNITS WITH A SMALLER NUMBER OF UNITS.

YOU HAD TO REPLACE LIKE FOR LIKE.

SO WE TRIED TO CREATE THIS ADU OPTION.

A LOT OF PEOPLE IN THE COMMUNITY WERE REALLY FOCUSED ON BEING PART OF THAT CONVERSATION.

THIS IS TRUE I THINK, IN A LOT OF THINGS THAT WE HAVE WORKED ON, BUT IT WAS PARTICULARLY TRUE IN THIS WHERE YOU HAD ARCHITECTS, BROKERS, PROPERTY OWNERS, ALL SORTS OF PEOPLE FROM ALL AREAS THAT ALL SAID LOOK, CAN'T WE HAVE A BIG STUDY SESSION AND HASH IT OUT AND GET THE ARCHITECTS TO THROW DIFFERENT IDEAS UP AND MAKE SOME MOCK PROJECTS AND DO DIFFERENT THINGS AND KIND OF HASH IT OUT MORE IN REALTIME?

AND YOU KNOW, OUR SYSTEM IS NOT REALLY SET UP.

WE CAN DO A STUDY GROUP.

WE CAN DO CERTAIN THINGS.

WE DIDN'T HAVE A TIMELINE FOR THIS.

WE THOUGHT THAT'S SOMETHING WE CAN THROW OVER TO YOU GUYS.

MAYBE THERE IS A MORE FORMALIZED WAY THAT WE CAN ENGAGE EXPERTISE WITHIN OUR COMMUNITY FOR SOME OF THESE, YOU KNOW, MORE COMPLICATED TYPES OF ISSUES LIKE THE ADU ISSUE WHERE, YOU KNOW, WE THINK WE ARE HELPING THEM, BUT THEY ARE LIKE YOU ARE NOT HELPING OZ MUCH AS YOU THINK BECAUSE WE CAN'T GET THIS PROJECT ON THE LOT OR CAN'T GET THAT PROJECT AND THEY ALL REALLY WANT TO BE PART OF IT.

WE WERE LOOKING FOR WHAT OPTIONS WE MIGHT HAVE RELATIVE TO THAT? HOW CAN WE GET PEOPLE MORE ENGAGED, PARTICULARLY IF THEY HAVE A HIGH LEVEL OF EXPERTISE IN THE AREA THAT WE ARE ADDRESSING?

>> Mayor Hadley: OKAY.

COUNCIL?

QUESTIONS?

I GUESS I AM NOT SURE WHAT THE DELIVERABLE IS.

THIS IS A SUB-COMMITTEE OF THE PLANNING COMMISSION?

THIS IS AN OCCASIONAL?

WHAT ARE YOU ASKING FOR?

IS IT A REALM?

IS IT SCHEDULE?

IS IT STAFF?

>> SHOULD WE PUTS THOSE TYPES OF STUDY GROUPS TOGETHER?

IS THERE KIND OF A FORMAT THAT WE COULD PLUG INTO?

IS THIS SOMETHING THAT YOU WANT US DOING?

IS THAT BEYOND THE SCOPE OF OUR MANDATORY?

BECAUSE IT RIGHT NOW IT KIND OF FEELS LIKE IT IS.

SHOULD WE BE INVOLVED IN THAT?

THERE IS A BETTER WAY TO MAYBE ENGAGE A GROUP OF PEOPLE TO THEN REPORT BACK?

IT SEEMS LIKE KIND OF A SUB-COMMITTEE TYPE LEVEL WHICH REALLY

WOULD COME MORE FROM COUNCIL, NOT FROM US.  
STEVE?

>> S.Napolitano: I THINK IT DEPENDS, THAT'S MY LAWYER'S ANSWER. WE DON'T WANT A FISHING EXPEDITION, BUT IF THERE ARE SPECIFIC IDEAS, YOU KNOW, THAT ARE BETTER SERVED BY THAT LIKE A DOWNTOWN PLAN, GOD FORBID, OR NORTH END, A COMMERCIAL CORRIDOR KIND OF THING OR A SPECIFIC REGULATION ON REDUCTION OF SIZE OF HOUSING, GETTING INPUTTER THAT WAY I THINK IS GOOD.

IT CAN'T BE THE ONLY THING, THOUGH BECAUSE CERTAINLY AGAIN WE WILL HEAR FROM PEOPLE WHO WEREN'T INVITED TO IT OR DON'T LIKE THOSE TYPE OF FORUMS, ALTHOUGH ZOOM ENCOURAGES THAT KIND OF THING MORE SO THAN IN PERSON.

IT DEPENDS.

WE NEED SPECIFIC ISSUES TO IT AND MAYBE IF ONE CROSSES YOUR DESK, OUR DESK AND THIS IS A GOOD TIME TO TRY THIS OUT, I SAY GO FOR IT.

I DON'T KNOW WHERE TO APPLY IT RIGHT NOW FOR THIS MOMENT.

Director Tai: A QUICK COMMENT, IN TERMS OF ROOTING THIS TO A SPECIFIC ISSUE, THIS REALLY CAME OUT LIKE CHAIR MORTON MENTIONED, THE CHALLENGES PEOPLE HAD TRYING TO NAVIGATE THE STATE LAW THAT PREVENTS THEM FROM DECREASING THE NUMBER OF UNITS WHEN THEY REDEVELOP AND SORT OF THIS OVERARCHING THEME THAT WE WERE HEARING FROM BOTH DEVELOPERS, ARCHITECTS, PROPERTY OWNERS AND REALTORS WAS THAT THE COMBINATION OF THE CITY'S EXISTING REGULATIONS PLUS THE STATE LAW WAS GOING TO MAKE IT SO ONEROUS FOR EVERYBODY TO REDEVELOP THAT THEY REALLY WANTED TO SIT DOWN AND HAVE THIS ROUNDTABLE DISCUSSION ABOUT, YOU KNOW, WHAT THE CITY COULD DO AND THE SOLUTIONS, AND THEN, YOU KNOW, THE PURPOSE FOR HAVING THE BROAD SPECTRUM OF THE DEVELOPMENTAL COMMUNITY, IE, ARCHITECTS, DESIGNERS, PROPERTY OWNERS, CONSTRUCTION PEOPLE, REALTORS, THE WHOLE THING IS SO THAT THERE COULD BE A DIFFERENT PERSPECTIVE.

MAYOR HADLEY ASKED ABOUT THE RESOURCES OR WHAT WAS THE DELIVERABLE.

THE DELIVERABLE WOULD BE COMMITTING STAFF RESOURCES TO SORT OF THIS OPEN FORUM TO ASSIST THE DEVELOPMENT COMMUNITY IN FINDING SOLUTIONS TO THEIR PARTICULAR CHALLENGE, WHATEVER THAT MAY BE BECAUSE PROPERTIES DIFFER PRETTY DRASTICALLY, BUT IT'S A SORT OF SHARING OF IDEAS.

IT'S NOT TO SAY THAT THEY CAN'T DO THAT THEMSELVES, BUT IN THIS CASE IT WOULD BE INVOLVEMENT OF STAFF TO FACILITATE THAT AND TO ASSIST IN THE DISCUSSION.

>> Mayor Hadley: YES, JOE.

>> J. Franklin: I THINK THIS WOULD BE VERY VALUABLE.

JUST LOOK AT THE INVESTMENT PEOPLE ARE MAKING IN REAL ESTATE AND TO KNOW ALL THE DIFFERENT FACTORS TO HEAR THAT FROM SUBJECT MATTER EXPERTS, YOU KNOW, FROM THE CITY, AND PRIVATE INDUSTRY

AND GOVERNMENT, I MEAN, I JUST THINK IT WOULD BE INVALUABLE. YOU COULD ASK QUESTIONS.

I THINK YOU CAN GET COMMUNITY DEVELOPMENT OUTSIDE OF THAT COUNTER AND BRING THEM INTO THE NEIGHBORHOOD AND LET, YOU KNOW, ALL THE STAKEHOLDERS TALK WITH THEM, I THINK IT WOULD BE EXTREMELY VALUABLE FOR THEM.

>> Mayor Hadley: YES, MAYOR PRO TEM.

>> Mayor Pro Tem Stern: YEAH, I AM TRYING TO THINK OF WHAT'S THE FORMAT FOR THIS?

WE DO HAVE IN THIS COMMUNITY A LOT OF EXPERTS AND, YOU KNOW, MAYBE THERE IS SOMEBODY THAT COULD MODERATE THIS CONVERSATION. I DON'T WANT TO VOLUNTEER ANYBODY'S NAME NOW, BUT WE KNOW THERE ARE, YOU KNOW, ECONOMIC DEVELOPMENT ADVISORS AND LAND USE ADVISORS.

MAYBE THIS IS A DISCUSSION THAT'S MODERATED BY ONE OF THOSE EXPERTS THAT BRINGS IN THAT LENDS ITSELF TO THIS DISCUSSION BECAUSE THERE IS AN IMPORTANT DISCUSSION TO BE HAD ABOUT WHAT ARE OUR FUTURE DEMOGRAPHICS AND HOW IS OUR LAND USE PLANNING ADAPTING TO THAT AND THE CHANGES THAT WE ARE LOOKING AT AND WHETHER, YOU KNOW, THESE CHANGES WITH RESPECT TO HOUSING AND COMBINING THEM WITH COMMERCIAL USE AND WHAT DO WE SEE DOWN THE ROAD AND HOW CAN WE BE MORE ADAPTIVE TO WHAT IS OUR REAL FUTURE? AND THAT'S A VERY WORTHY CONVERSATION, AND THERE ARE EXPERTS THAT COULD LEAD US THROUGH THAT CONVERSATION IF WE DEFINED WHAT THE CONVERSATION IS FOR THIS TYPE OF A ROUNDTABLE OR OPEN CONSERVATIVES LIKE THAT.

I AM VERY MUCH IN SUPPORT OF HAVING SOME KIND OF FORMAT FOR BRINGING IN THESE IDEAS.

>> Mayor Hadley: MAYBE IF SOMEBODY WAS REALLY NICE TO THE CURRENT MAYOR, LIKE SOMEBODY COULD BRING THIS FORWARD AS A FUTURE AGENDA ITEM OR SOMETHING.

AND MAYBE THAT IS A TOWN HALL KIND OF THING WITH DIRECTOR TAI TALKING ABOUT STAFF RESOURCES.

IF THERE IS INTEREST ON COUNCIL, WE COULD MAKE A TOWN HALL ON DEVELOPMENT ISSUES.

SO I THINK MAYBE THE PLANNING COMMISSION COULD FLUSH IT OUT A LITTLE BIT MORE AND THROUGH -- YOU KNOW, I THINK YOU ARE HEARING SOME INTEREST NOW, BUT, YOU KNOW, A FIVE-HOUR EVENING ON THIS IS TOO MUCH, SO WHAT'S THE GOLDILOCKS JUST RIGHT?

IS IT THREE HOURS IN THE EVENING?

IS IT A NON-COUNCIL TUESDAY?

IS IT DURING THE DAY?

WE NEED COUNCIL APPROVAL FOR STAFF RESOURCES AND OBVIOUSLY SETTING UP A TOWN HALL IS NOT A SMALL UNDERTAKING, BUT I THINK YOU ARE HEARING INTEREST IN THE ISSUES, SO YEAH, FLUSH IT OUT AND RUN IT UP THE FLAG POLE.

>> THAT SOUNDS GREAT.

NO, I REALLY APPRECIATE THAT.  
WE CAN FLUSH IT OUT A LITTLE BIT MORE AND COME BACK WITH A MORE SPECIFIC RECOMMENDATION.  
I THINK THIS ISSUE IN PARTICULAR IS ONE THAT GENERATES A LOT OF PASSION BECAUSE WE HAVE SEEN MULTIPLE, LIKE SEVERAL PROPERTY OWNERS WHO HAVE SEEN OVER SEVEN FIGURES DIMINUTION OF VALUE COMING OUT OF SACRAMENTO.  
IF THEY PERCEIVE IT'S EVAPORATING, THEY WANT A VOICE.  
THEY WANT TO BE PART OF THE CONVERSATION, WHAT CAN I DO?  
THE COMMISSION I KNOW AND STAFF AND COUNCIL, I THINK HAVE BEEN DOING EVERYTHING WE CAN TO TRY TO WORK WITHIN THAT WITH THE ADU AND JADU AND THE CODE, BUT THEY WANT TO BE PART OF THE CONVERSATION AND THEY WANT THEIR ARCHITECTS INVOLVED.  
THAT'S WHERE WE ARE GETTING, I THINK, A PARTICULARLY HIGH DEGREE OF PASSION BECAUSE THERE IS A LOT OF SORT OF FINANCIAL IMPLICATION ASSOCIATED WITH THIS NO NET LOSS PROVISION.  
>> Mayor Hadley: I AGREE.  
I DON'T NECESSARILY WANT A TOWN HALL WHERE EVERYONE IS RANTING ABOUT THE STATE THAT YOU CAN'T DO ANYTHING ABOUT.  
YEAH, WE CAN'T DO ANYTHING ABOUT.  
THAT ISN'T WORTH STAFF TIME.  
I AM HAPPY TO TALK TO SOME OF THOSE PEOPLE OFFLINE AND I SUSPECT SOME OF THEM VOTED FOR SOME OF THAT STUFF AND DIDN'T REALIZE HOW IT WOULD AFFECT THEIR LIKE.  
WE CAN'T UNDO THE CLOCK.  
WE CAN HELP THEM NAVIGATE WHAT'S APPROPRIATE IN MANHATTAN BEACH, BUT WE DON'T WANT TO BE A POLITICAL ACTION SAYING WE WILL WORK TOGETHER AND CHANGE THE LAW IN SACRAMENTO.  
I DON'T THINK THAT'S AN APPROPRIATE USE OF STAFF RESOURCES.  
YEAH, COMMISSIONER FOURNIER, DID YOU HAVE YOUR HAND UP?  
>> YEAH, I APOLOGIZE FOR KEEP PUTTING IT UP.  
I DON'T HAVE THE BUTTON THAT HAS THE HAND THING THAT GOES UP.  
>> Mayor Hadley: I AM GLAD YOU DID.  
YOU ARE RIGHT OF MY GALLERY VIEW, SO YOU ARE HARD TO SEE.  
>> I WANTED TO GIVE BACKGROUND AND COME CREDIT ON THIS ISSUE.  
FIRST, THANK YOU TO THE CITY FOR SENDING ME TO THE PLANNING COMMISSION CONFERENCE IN SACRAMENTO EARLIER THIS YEAR PRIOR TO COVID SITUATION BECAUSE THAT'S WHERE I GOT THOROUGHLY EDUCATED ABOUT THIS SPECIFIC SUBJECT.  
I SUSPECT DIRECTOR TAI WISHED I DIDN'T GO THERE.  
THE FACT REMAINED I KNEW THIS WAS GOING TO BE A VERY EMOTIONAL ISSUE, ESPECIALLY IN MANHATTAN BEACH.  
COMMISSIONER MORTON, DID A GREAT JOB OF SUMMARIZING EXACTLY WHAT A LOT OF HARD WORK IT LED INTO.  
I JUST WANT TO START OFF BY SAYING THAT WE BASICALLY GAVE STAFF AN ALMOST IMPOSSIBLE TASK OVER THE SUMMERTIME, ESPECIALLY DURING COVID, TO COVER AND THAT WAS THE DISCREPANCY WE HAD IN SPECIFIC

THE SAND SECTION DEVELOPMENTS OF LOTS THAT WERE 2700 SQUARE FEET OR EVEN LESS AND THERE WAS SOMETHING LIKE 200 PROPERTIES THAT WERE POTENTIALLY GOING TO LOSE BETWEEN \$500,000 AS GERRY SAID UP TO \$1 MILLION AND POSSIBLY \$1.5 MILLION IN VALUE BECAUSE OF THE NEW LAW.

SO WE HAD A LOT OF ANGRY PEOPLE, OF COURSE, BLAMING US, WHEN IN FACT THIS WAS A SACRAMENTO ISSUE.

NONETHELESS, THEY WERE BRINGING UP CONCERNS AND WE WERE LOOKING AT IT VERY CLOSELY.

WHAT WE DISCOVERED IT WAS THAT IN SOME CASES AS A RESULT OF THE DEVELOPMENT OF SOME OF THE NEW CODES OVER THE LAST 20 OR 30 YEARS IN THE SAND SECTION, THERE -- WE WERE GOING TO HAVE A LOT OF UNITS THAT HAD NO REASON WHATSOEVER ECONOMICALLY TO NUMBER ONE, SCRAPE AND BUILD, BUT MORE IMPORTANTLY, EVEN IMPROVE THEIR INCOME LOTS.

IN OTHER WORDS, THE RENT STAYS PRETTY MUCH THE SAME, BUT THE IMPROVEMENTS OF ANY SORT THAT WOULD CREATE FOR EXAMPLE, A HIGHER RENT WERE ECONOMICALLY NOT FEASIBLE.

SO WE HAD THE POTENTIAL OF HAVING CLOSE TO 250 PROPERTIES THAT WERE BASICALLY GOING TO SIT AT LEAST FOR FIVE YEARS, IF NOT MORE, BECAUSE OF THE HOUSING LAWS.

SO WE HAD STAFF GO AND TAKE A LOOK AT OUR CODES IN CONJUNCTION WITH THE NEW REGULATIONS.

AND IT WAS A FORMIDABLE TASK.

AND THEY WORKED VERY HARD AT IT.

AND, YOU KNOW, WITH ALL DUE RESPECT, CAME UP WITH BEST SOLUTIONS POSSIBLE, BUT IT WASN'T SATISFYING A LOT OF THOSE PROPERTY OWNER'S CONCERNS BECAUSE THEY DIDN'T FEEL THAT THEY HAD A COMFORT LEVEL WITH KNOWING EXACTLY WHAT THEY COULD DO, YOU KNOW, BASED ON HEIGHT, SPACE AND PARKING AND THOSE WERE THE THREE VARIABLES THAT THE STATE ACTUALLY GAVE US TO WORK WITH.

SO WE HAD A LOT OF CONFLICT OVER THAT.

WHAT WE DISCOVERED WE WERE AT A DEADLINE TO GET THIS DONE BY THE ENDS OF THE YEAR, WHICH WE DID SUCCESSFUL.

NONETHELESS THAT LEFT A GAPING HOLE WHAT THESE 200 PLUS PROPERTIES WOULD DO THE NEXT FIVE YEARS OR POSSIBLY MORE.

THAT'S WHERE THIS IDEA CAME FROM.

THE IDEA WAS THAT WE REALLY NEED TO HEAR FROM THE ARCHITECTS. WE REALLY NEED TO HEAR FROM DEVELOPERS AND SUCH TO SEE IF THEY CAN WORK WITHIN THE CONSTRAINTS OF OUR CURRENT CITY CODES BECAUSE IN SOME WAYS IT DID SEEM TO BE AN IMPOSSIBLE TASK. THE IDEA WAS TO ADDRESS THIS ISSUE BECAUSE THAT'S KIND OF PROPERTIES IN THE SAND SECTION.

IT DIDN'T APPLY TO THE REST OF THE CITY.

IT WAS SPECIFICALLY THE SAND SECTION.

SOME OF YOU MAYBE EVEN HEARD FROM THOSE CONSTITUENTS AT SOME TIME DURING THE LAST FEW MONTHS AS TO WHAT THEIR CONCERNS WERE.

THERE WAS AT LEAST 40 OR 50 PEOPLE ORIGINALLY, ON SOME OF OUR ZOOM CALLS AND THAT'S PRETTY SIGNIFICANT FOR A PLANNING COMMISSION MEETING AND THEY WERE PASSIONATE ABOUT IT. AND WE HAD A LOT OF LEGAL EXPERTS COMING ON AS WELL THAT WERE, YOU KNOW, BASICALLY MAKING SURE THAT WE WERE CROSSING OUR I -- DOTTING OUR IS AND CROSSING OUR TS. I WANT TO COMMEND STAFF FOR DOING AN INCREDIBLE JOB AND WANTED TO GIVE COUNCIL A LITTLE BIT MORE BACKGROUND ON WHERE THIS CAME FROM.

>> Mayor Hadley: THANK YOU.

I THINK IF IT'S NARROWLY FOCUSED ON 250 HOMES IN THE SAND SECTION, THAT COULD BE POSSIBLY DIFFERENT OR ADDITIONAL THAT DOES SEEM TO BE MORE TARGETED.

MAYBE OFFLINE, DIRECTOR TAI AND I OR BRUCE, CARRIE AND I CAN TALK ABOUT SOMETHING TARGETED AS WELL.

BUT A MORE GENERAL MEETING I THINK TO DEVOTE STAFF TIME WITH PLANNING COMMISSION'S HELP, I THINK WE ARE HEARING INTEREST ABOUT THAT.

SO CHAIR MORTON, YOU HAVE GOT SOME WIGGLE ROOM THERE TO MOVE FORWARD AND SOME MOMENTUM MAYBE THAT YOU ARE HEARING TONIGHT.

>> SOUNDS GREAT.

I APPRECIATE THAT.

I FEEL LIKE WE DID A GREAT JOB PERSONALLY.

I THINK STAFF AND COMMISSION AND COUNCIL DID A GREAT JOB WITH THE ADU AND JADU DISCUSSION AND, YOU KNOW, HOW THAT WAS ABLE TO HELP ALLEVIATE THIS TO A DEGREE.

BUT THE BIGGER CONVERSATION THAT A LOT OF THESE FOLKS WANT TO HAVE GOES INTO OTHER MUNICIPAL CODE CHANGES THAT ARE RATHER SEVERE AND HAVE DOWNSIDES IN ADDITION TO UPSIDES.

AND, YOU KNOW, ARE REALLY BROADER CONVERSATIONS LIKE MODIFYING OPEN SPACE REQUIREMENTS.

SOME PEOPLE WANT TO MODIFY HEIGHT, WHICH I THINK IS KIND OF A NON-STARTER.

PEOPLE, YOU KNOW, WANT DIFFERENT TYPES OF THINGS THAT CAN ALLOW THEM TO SOMEHOW FIT ANOTHER UNIT ON THERE.

I JUST KIND OF, YOU KNOW, YOU WON'T BE ABLE TO FIT MORE ON THAT.

SORRY, WE ARE LIMITED BY THE 2700 FEET THAT WE HAVE GOT.

AGAIN, A LOT OF THESE FOLKS JUST WANT A VOICE.

>> Mayor Hadley: RIGHT.

WELL, AND THEY CAN REACH OUT TO COUNCIL AT ANYTIME AND REACH OUT TO PLANNING, SO DO ENCOURAGE THAT.

BUT YES, I DO WANT TO AUGMENT THE PRAISE FOR PLANNING COMMISSION, ALL OF YOU ON THE ADU.

ALL OF COUNCIL, ALL OF MY COLLEAGUES AND I WERE SINGING YOUR PRAISES DURING THE VERY LONG SECTION ABOUT THE ADU AND JADU AND DIRECTOR TAI DID AN AMAZING JOB.

AND TAI YOU WERE THERE, TOO.

THE BLENDING OF THE STATE AND MUNICIPAL THINGS WERE AMAZING.  
WE ARE GRATEFUL TO YOU FOR THAT.  
I THINK I WOULD LIKE TO MOVE ON.  
WE WILL GO TO NUMBER THREE AND THEN WE WILL DO PUBLIC COMMENT.  
>> GREAT.  
IN NUMBER THREE, THIS IS SOMETHING THAT'S COMING UP A LOT MORE  
NOW AGAIN WITH DIFFERENT GUIDELINES FROM SACRAMENTO AND A PART  
OF THE CITY'S HOUSING UPDATE.  
THE CITY DEVELOPMENT NEEDS TO HAVE HOUSING CAPACITIES FOR THE  
FOUR INCOME CATEGORIES, VERY LOW, LOW, MODERATE AND ABOVE  
MODERATE.  
AND WE LOOK AT THIS, WE WANTED TO REALLY UNDERSTAND COUNCIL'S  
THOUGHTS WITH REGARD TO AFFORDABLE HOUSING GOALS OR POLICIES  
WITHIN THE CITY.  
YOU KNOW, IS THAT NOW SOMETHING THAT WE ARE LOOKING TO SET  
ASIDE?  
IS THAT A DIRECTIVE FOR US?  
OR IS THAT SOMETHING THAT WE JUST SORT OF WORK WITHIN THE  
GUIDELINES?  
IS THERE SOME THINKING WITH REGARD TO WHAT WE WANT TO DO FROM A  
BIGGER PICTURE STANDPOINT WITH REGARD TO AFFORDABLE HOUSING IN  
THE CITY AND HOW WE ARE GOING TO SORT OF ADDRESS SOME OF THESE,  
YOU KNOW, GUIDELINES AND DIRECTIVES THAT, YOU KNOW, ARE AGAIN  
ALSO COMING FROM SACRAMENTO ON THIS ISSUE?  
>> Mayor Hadley: THANK YOU, CHAIR MORTON.  
I SEE THE FIRST HAND IS COUNCILMEMBER NAPOLITANO.  
>> S.Napolitano: ON THIS, I THINK IT'S TOO EARLY TO TELL.  
I HAVE DEALT IN AFFORDABLE HOUSING BEFORE AND THE PRICE OF LAND  
DRIVES IT.  
AND, YOU KNOW, UNLESS -- THERE IS NO AFFORDABLE HOUSING WITHOUT  
SOME SORT OF SUBSIDY.  
SO IT'S EITHER THE LAND OR THE COSTS.  
AND THERE IS NOT ENOUGH THINGS THAT WE COULD WAIVE TO BRING A  
DEVELOPER IN TO DO THAT.  
THERE WOULD HAVE TO BE SOME SORT OF STRUCTURED FINANCING, SOME  
SUBSIDY FROM THE GOVERNMENT, I DON'T KNOW LOCAL, STATE OR  
FEDERAL.  
BUT THERE IS NOTHING THAT IS AFFORDABLE THAT ISN'T SUBSIDIZED IN  
SOME WAY.  
AS MUCH AS PEOPLE WANT TO PUT AFFORDABLE HOUSING IN DIFFERENT  
PLACES AND SAY IT'S AFFORDABLE, NO ONE BUILDS IT WITHOUT SOME  
SORT OF A SUBSIDY.  
SO AT THIS POINT, WE DON'T KNOW WHAT THE FINAL NUMBER IS.  
PEOPLE ARE CHALLENGING THE NUMBERS.  
PEOPLE ARE UNCLEAR AS TO WHAT IT MEANS, WHETHER IT'S JUST -- WE  
HAVE TO PLAN FOR IT.  
THAT DOESN'T MEAN WE PROVIDE IT.

AND SO HOW IT UNFOLDS FROM THERE RIGHT NOW IS ANYONE'S GUESS.  
TO ME, I WOULD SEE IT AS A ZONE CHANGE IN SOME OF OUR AREAS  
ALONG ROSECRANS OR SEPULVEDA WERE MIXED USE WOULD BE A  
CONSIDERATION.

BUT I DON'T SEE A LOT OF STAND ALONE.

THE PRICE OF THE REAL ESTATE HERE IS JUST TOO HIGH.

>> Mayor Hadley: OKAY.

THANK YOU, STEVE.

COUNCIL, ANY OTHER COMMENTS OR QUESTIONS ON NUMBER THREE FOR THE  
WORK PLAN?

JOE, HILDY?

DIRECTOR TAI?

Director Tai: JUST TO FOLLOW UP ON WHAT COUNCILMEMBER  
NAPOLITANO MENTIONED, YEAH THERE IS A WHOLE MYRIAD OF WAYS TO,  
YOU KNOW, GET ON THE LONG PATH TO AFFORDABLE HOUSING.  
YEAH, THE LAND PRICES ARE ONE THING, BUT, YOU KNOW, IF WE FOLLOW  
FOR EXAMPLE, WHAT OUR FRIENDS DOWN IN LONG BEACH JUST DID, I  
CAN'T BELIEVE LONG BEACH JUST DID IT BECAUSE FOR YEARS WE WANTED  
TO DO IT AND WE COULD NEVER GET A LOT OF TRACTION, INCLUSIONARY  
HOUSING POLICIES FOR EXAMPLE.

WHAT YOU DO, IF SOMEBODY CONSTRUCTS A CERTAIN NUMBER OF UNITS,  
YOU REQUIRE A CERTAIN PERCENTAGE BE WITHIN A CERTAIN INCOME  
BRACKET OR YOU HAVE THEM PAY INTO SOME KIND OF A FUND.  
YOU NEED AN ADMINISTRATOR FOR THAT FUND, BUT EVENTUALLY THERE  
ENDS UP BEING ENOUGH MONEY THAT YOU CAN THEN LEVERAGE TO CREATE  
AFFORDABLE HOUSING IN THE CITY.

THERE ARE SOME METHODS.

I THINK REALLY THE PURPOSE OF THIS ITEM IS IN ADDITION TO THE  
MANDATE OF THE CITY'S HOUSING ELEMENT, WHETHER THE CITY COUNCIL  
HAS INTEREST IN HAVING A DISCUSSION ON THE DIFFERENT WAYS THAT  
THE CITY COULD MOVE FORWARD IN CREATING AFFORDABLE HOUSE.  
YOU MAY END UP CHOOSING NONE, BUT YOU MAY WANT TO HAVE A  
DISCUSSION ABOUT IT AS WELL AND THEN WE COULD PRESENT DIFFERENT  
OPTIONS.

THAT WOULD BE PART OF OUR HOUSING ELEMENT PROCESS ANYWAY.

IT'S JUST A MORE FOCUSED DISCUSSION SO, YOU KNOW, IT BRINGS THE  
ISSUE TO THE FOREFRONT OF THAT WORK PRODUCT.

>> Mayor Hadley: MAYOR PRO TEM?

>> Mayor Pro Tem Stern: YEAH, I THINK DIRECTOR TAI HAS BROUGHT  
UP A COUPLE REALLY GOOD POINTS, WHICH IS THERE ARE OTHER  
EFFORTS.

I THINK IT'S THE CALIFORNIA CONTRACT CITIES IS WORKING ON A  
PROPOSAL, A HOUSING PROPOSAL TO COME UP WITH WAY TO SUBSIDIZE  
HOUSING.

I THINK THAT'S SOMETHING WE SHOULD BE LOOKING INTO.

THERE WAS A MENTION ABOUT ZONING ON SEPULVEDA, MIXED USE ZONING,  
SOME MORE BLENDING OF OUR ZONING.

I THINK THESE ARE ALL VERY WORTHY THINGS TO LOOK INTO.  
WE CAN'T IGNORE THE RENA NUMBERS.  
WE DON'T HAVE THAT OPTION.  
WE CAN'T JUST SAY SINCE WE CAN'T DO IT HERE, WE ARE NOT GOING TO  
ADDRESS THE RENA NUMBERS.  
I THINK WE HAVE TO LOOK AT IT IN SOME WAY.  
I THINK THIS GOES TO UNDERSTANDING OUR FUTURE AND OUR  
DEMOGRAPHICS AND, YOU KNOW, WHERE WE ARE GOING TO BE AND IT'S  
ALL A BIG PICTURE.  
BUT I REALLY WOULD SAY THAT I WOULD LIKE TO HEAR WHAT OUR  
OPTIONS ARE.  
THERE ARE LOTS OF OPTIONS OUT THERE.  
THERE CERTAINLY ARE THINGS WE SHOULD BE LOOKING AT IN OUR OWN  
CITY BECAUSE THESE -- WHETHER WE CAN ACCOMPLISH 750 NEW HOUSING  
UNITS IN THESE DIFFERENT CATEGORIES IS NOT THE ONLY QUESTION TO  
ANSWER.  
IT'S THEN WHAT IS OUR INTENT -- IN WHAT WAY ARE WE AFFECTING OUR  
HOUSING ELEMENT SO THAT WE HAVE TAKEN SOME STEPS TO SATISFY SOME  
OF THESE CHANGES IN YOUR NUMBERS?  
SO I WOULD LIKE TO SEE SOME KIND OF A STUDY AND AN UNDERSTANDING  
OF WHAT OUR OPTIONS ARE.  
>> Mayor Hadley: THANK YOU, HILDY AND JOE.  
>> J. Franklin: SO YOU MENTIONED DESIGNATING A CERTAIN AMOUNT  
WHEN THERE IS MULTIFAMILY HOUSING UNITS BEING BUILT AND  
DESIGNATE A CERTAIN AMOUNT FOR LOW INCOME.  
HOW MANY MULTI-HOUSING HAS THERE BEEN IN THE LAST FIVE YEARS?  
IT ISN'T PRACTICAL.  
>> Mayor Hadley: I THINK JIM VAN SANT JUST COMPLETED ONE.  
>> J. Franklin: YEAH.  
AND YOU KNOW, FROM WHAT I UNDERSTAND THE DEVELOPERS HAVE TO MAKE  
A PROFIT AND I KNOW THERE ARE SUBSIDIZED RENTS AND THE LIKE THAT  
ARE AVAILABLE.  
THERE ARE FUNDS AND MONEY FOR THAT, BUT JUST PHYSICALLY HOW MANY  
MULTIFAMILY PROJECTS HAVE THERE BEEN IN ORDER TO MAKE AN IMPACT  
ON THESE NUMBERS?  
SO THAT'S ONE QUESTION.  
SURE, I MEAN, LET'S EXPLORE A WAY TO SEE IF WE CAN MAKE IT  
HAPPEN, BUT, YOU KNOW, WHAT IF THE NUMBERS JUST DON'T, YOU KNOW,  
PENCIL OUT?  
WHAT HAPPENS TO THE CITY?  
I MEAN, WHO PUTS A HAMMER DOWN ON THE CITY AND SAYS THAT YOU  
MUST AND HOW DO WE ACTUALLY FIND A WAY TO DO IT?  
>> Mayor Hadley: WELL, I THINK COUNCILMEMBER NAPOLITANO IS  
SAYING WE HAVE TO PLAN FOR IT.  
WE DON'T HAVE TO BUILD IT.  
>> S. Napolitano: WE DON'T HAVE TO GUARANTEE IT BE BUILT.  
>> Mayor Hadley: YEAH.

>> S.Napolitano: WE HAVE TO PLAN FOR IT, ZONE FOR IT, THINGS LIKE THAT, BUT THE COSTS, EVEN INCLUSIONARY HOUSING, WHICH I HAVE DEALT WITH BEFORE, I MEAN, REQUIRING SOMEONE TO SET ASIDE A CERTAIN AMOUNT OF AFFORDABLE UNITS, STILL MEANS THAT SOMEBODY HAS TO PAY FOR THOSE.

AND IF IT DOESN'T PENCIL OUT FOR A DEVELOPER WHERE THERE ISN'T A SUBSIDY FOR IT, IT DOESN'T GET BUILT.

IT'S AN INTERESTING CONCEPT WITH THE STATE LAW RIGHT NOW THAT REQUIRES LIKE FOR LIKE REPLACEMENT OF UNITS, BUT IF YOU FOLLOW THAT, YOU WON'T HAVE ANYONE BUYING THOSE UP AT THIS POINT IF THEY HAVE TO PROVIDE MULTIUNIT AFFORDABLE HOUSING.

YOU KNOW, AFFORDABLE HERE IS NOT AFFORDABLE SOMEWHERE ELSE, BUT THERE ARE LOWER PRICED.

YOU KNOW, IT'S DEPENDING ON THE SIZE OF THE ADU.

OTHER THAN THAT, WE DON'T SEE A LOT OF LARGE UNIT BUILDING, NUMBER OF UNIT BUILDINGS LIKE YOU ARE TALKING ABOUT

COUNCILMEMBER FRANKLIN.

I CAN'T REMEMBER THE LAST ONE.

SENIOR HOUSING, RIGHT?

>> J.Franklin: YEAH.

WAS THERE A SET ASIDE THERE FOR THE SENIOR HOUSING?

I AM TRYING TO REMEMBER.

>> S.Napolitano: THE SECOND ONE, NOT THE FIRST ONE.

THE ONE ACROSS FROM BELMAR'S MARKET, I BELIEVE THE OTHER ONE HAS AFFORDABLE UNITS.

>> J. Franklin: PLANNING MANAGER, I SAW A HAND GO UP.

SORRY, MAYOR.

>> I JUST WANTED TO SHARE A COUPLE OF THINGS ON THAT NOTE.

OFTENTIMES PREPARING FOR OUR RENA ALLOCATION IS COMPARED TO SETTING THE TABLE PER SE.

AND SO WE HAVE TO TAKE AN INTERNAL LOOK AT ALL OF OUR POLICIES AND OUR ZONING REGULATIONS AND ZONING ACROSS THE BOARD TO MAKE SURE THAT WE COULD AND WE ABSOLUTELY HAVE THE ABILITY TO ACCOMMODATE THAT NUMBER.

SO THAT'S THE EFFORT THAT WE ARE UNDERTAKING WITH THE HOUSING ELEMENT UPDATE.

ONCE THAT'S DONE, WE HAVE AN ANNUAL OBLIGATION TO REPORT BACK TO HCD IN TERMS OF HOW MANY UNITS ARE ACTUALLY BEING BUILT.

THROW THE HOUSING ELEMENT ANNUAL PROGRESS REPORT, WE TRACK AND SHOW THEM HOW MANY RESIDENTIAL PERMITS ARE BEING ISSUED PER YEAR.

THAT'S THE FORMAT THEY USE TO GAUGE WHETHER OR NOT THE POLICIES WE USED TO UPDATE OUR HOUSING ELEMENT ARE WORKING.

SO THEY ARE KEEPING AN EYE ON THAT.

THEY WANT TO MAKE SURE THAT WE DON'T HAVE ANY -- THAT WE AS A CITY DON'T HAVE ANY IMPEDIMENTS TO AFFORDABLE HOUSING.

>> J. Franklin: YEAH.

>> Mayor Hadley: GREAT.  
MY PERSONAL VIEW IS THAT I THINK THE PANDEMIC ECONOMY AND TECHNOLOGY AND WORKING FROM HOME HAS BEEN A SIGNIFICANTLY CHANGED FOLKS NEEDS AND DESIRES FOR HOUSING GOING FORWARD, EMPTY OFFICE BUILDINGS THAT WILL CONVERT TO HIGHER DENSITY UNITS. PEOPLE BEING WILLING MAYBE TO SPREAD BACK OUT INTO THE SUBURBS BECAUSE PEOPLE ARE CHOOSING A WAY FROM DENSITY AND PUBLIC TRANSPORT IN THE SHORT RUN, WHICH IS PART OF METRO'S PROBLEMS. I AGREE WITH STEVE.  
I THINK IT'S TOO EARLY.  
THINGS HAVEN'T SHAKEN OUT YET.  
I THINK IT'S GREAT TO TALK ABOUT THIS STUFF, BUT AS WE ALL KNOW, PLANNING FOR IT AND THEN BUILDING IT ARE TWO DIFFERENT THINGS, SO I WOULD PROBABLY NOT WANT TO OVERINVEST IN DISCUSSION ITEM NUMBER THREE FOR PLANNING BECAUSE IT'S -- IT'S JUST OVER OUR PAY GRADE I THINK, AT THIS POINT.  
>> J.Franklin: JUST WILDLY THINKING IS THERE SOME PLAN OUT THERE OR PROGRAM THAT WE CAN PARTICIPATE, SORT OF LIKE CARBON CREDITS?  
YOU KNOW CITIES AND COMPANIES BUY CARBON CREDITS, YOU CAN BUY AFFORDABLE HOUSING CREDITS TO HELP IT BE BUILT OTHERWISE?  
>> Mayor Hadley: DIRECTOR TAI.  
Director Tai: THERE KIND OF IS.  
THERE ARE A LOT OF FUNDING STRUCTURES OUT THERE.  
YOU KNOW, ONE OF THE WAYS, THE AFFORDABLE HOUSING FEE.  
YOU KNOW, YOU HAVE EVERYBODY WHO -- VERY MUCH LIKE WHAT YOU PAY IN SCHOOL FEES.  
ANYTIME SOMEBODY STARTS A NEW UNIT YOU PAY A FEE AND THEN THERE COMES ENOUGH MONEY TO BUILD A PROJECT.  
ANOTHER WAY, THEY ARE ALMOST LIKE HOUSING TRUSTS, YOU KNOW, YOU PAY INTO A CERTAIN TRUST AND THEN THEY INVEST IT INTO AFFORDABLE HOUSING.  
THERE IS THAT.  
YOU KNOW, ONE OF THE REASONS THAT STATE LAW IS STRUCTURED THE WAY IT IS IN THAT THERE IS A REGIONAL HOUSING NEEDS ASSESSMENT NUMBER FOR EVERY SINGLE JURISDICTION IS BECAUSE IT USED TO BE THAT JURISDICTIONS WOULD MOVE THE PROBLEM SOMEWHERE ELSE, YOU KNOW, AND THE STATE LOOKED AT THIS AND SAID WAIT A MINUTE, THAT'S NOT QUITE AN EQUITABLE WAY TO APPROACH HOUSING SINCE THERE IS NO REASON TO, YOU KNOW -- WHAT YOU ARE ESSENTIALLY DOING IS YOU ARE, YOU ARE FORCING PEOPLE TO, YOU KNOW, LIVE SOMEWHERE ELSE AND DRIVE TWO HOURS IN IF THEY ARE LOOKING FOR WORK AND THAT KIND OF THING.  
ANYWAY, THAT'S ULTIMATELY WHY THESE RULES ARE PER JURISDICTION. YEAH, THERE ARE ALL KINDS OF FINANCIAL STRUCTURES OF THAT.  
YOU KNOW, IF THE CITY COUNCIL WERE INTERESTED IN HEARING ABOUT SOME OF THE WAYS THAT WE COULD, YOU KNOW, FURTHER THE

PROBABILITY THAT SOMEBODY WOULD BUILD AFFORDABLE HOUSING HERE, THAT'S REALLY THE CRUX OF THIS DISCUSSION ITEM. BECAUSE WE HAVE -- I MEAN, WE CAN DEMONSTRATE ZONING CAPACITY FOR SOMETHING, BUT ULTIMATELY IF YOU DON'T BUILD IT, CYCLE AFTER CYCLE, THE STATE LAWS GET MORE ONEROUS. THAT'S WHAT'S BEEN HAPPENING. IT'S HAPPENED FOR THE LAST SIX CYCLES. YOU KNOW, THAT'S WHY WE WANTED TO BRING IT UP. THE OTHER QUESTION GETTING BACK TO COUNCILMEMBER FRANKLIN ABOUT WHAT MULTIFAMILY PROJECTS HAVE BEEN BUILT. LOOKING IN THE PAST IS REALLY DIFFICULT BECAUSE I MEAN, THE WAY THE CITY'S ZONING IS, IF YOU LOOK AT OUR ZONING MAP, WE HAVE COMMERCIAL CORRIDOR AND THEN EVERYTHING ELSE IS PRETTY MUCH SINGLE FAMILY EXCEPT FOR SELECT POCKETS OF MULTIFAMILY. IF YOU THINK ABOUT TO WHAT COUNCILMEMBER NAPOLITANO WAS SAYING IF WE DO THE HOUSING ELEMENT, WE WILL HAVE TO DEMONSTRATE ZONING CAPACITY FOR 743 UNITS, I THINK, LET'S SAY THAT -- LET'S SAY IN THEORY THAT TAKES ITSELF IN THE FORM OF AN OVERLAY. MAYBE IT'S AN OVERLAY OVER AVIATION, ARTESIA, SEPULVEDA, ROSECRANS. THOSE COMMERCIAL ZONES, LET'S SAY THEY BECOME MIXED USE AND THEY BECOME MIXED USE AT A DENSITY THAT ALLOWS FOR CERTAINLY MULTIFAMILY DEVELOPMENT. THAT WOULD BE MARKET RATE. ON TOP OF THAT IF YOU HAD AN INCLUSIONARY HOUSING POLICY WHERE X PERCENT HAD TO BE AFFORDABLE, THAT'S WHERE YOU PULL IT OUT OF. IF YOU LOOK AT HOW IT'S DONE TODAY, THERE IS NO WAY TO PULL IT OUT OF. I AGREE WITH YOU. ALL OF THESE THINGS TOGETHER INCREASE THE PROBABILITY. HOPEFULLY THAT SHEDS LIGHT ON YOUR QUESTION. >> Mayor Hadley: I WILL CUT IT OFF HERE AND TAKE PUBLIC COMMENTS AND WE CAN COME BACK AND WRAP IT UP. MAYOR PRO TEM, HOLD THAT THOUGHT. DEPUTY CITY CLERK MARTHA ALVAREZ, IS ANYONE HOLDING ON THE LINE FOR PLANNING COMMISSION OR ANY OF THE FOLLOWING ITEMS FOR CONSIDERATION, ITEMS ONE, TWO AND THREE.