

**MEETING MINUTES OF THE EL SEGUNDO CITY COUNCIL
TUESDAY, OCTOBER 21, 2025**

CLOSED SESSION – Mayor Pimentel called the meeting to order at 5:30 PM

ROLL CALL

Mayor Pimentel	-	Present
Mayor Pro Tem Baldino	-	Present
Council Member Boyles	-	Present
Council Member Giroux	-	Present
Council Member Keldorf	-	Present

PUBLIC COMMUNICATION – (Related to City Business Only – 5-minute limit per person, 30-minute limit total)

SPECIAL ORDER OF BUSINESS:

Mayor Pimentel announced that Council would be meeting in closed session pursuant to the items listed on the agenda.

CONFERENCE WITH CITY’S LABOR NEGOTIATOR (GOV’T CODE §54957.6): -2-MATTER(S)

Employee Organizations: Police Officers’ Association (POA), City Employees Association (CEA)

Agency Designated Representative: Laura Drottz Kalty, City Manager, Darrell George, and Human Resources Director, Rebecca Redyk

Adjourned at 6:00 PM

Minutes are prepared and ordered to correspond to the agenda.

OPEN SESSION – Mayor Pimentel called the meeting to order at 6:06 PM

ROLL CALL

Mayor Pimentel	-	Present
Mayor Pro Tem Baldino	-	Present
Council Member Boyles	-	Present
Council Member Giroux	-	Present
Council Member Keldorf	-	Present

INVOCATION – Father Alexi Smith, St. Andrews Russian Greek Catholic Church

PLEDGE OF ALLEGIANCE – Mayor Pro Tem Baldino

SPECIAL PRESENTATIONS:

1. Donation to the Worker Family and the El Segundo Unified School District PTA Council from the El Segundo Firefighters' Association 5K Rock n' Run Event – presented by ESFA members Khalid Abdelshife and Geoff Gerny

2. Chevron Fire Incident Update — Director Brian Stock

PUBLIC COMMUNICATIONS – (Related to City Business Only – 5-minute limit per person, 30-minute limit total)

John Pickhaver, resident, spoke on the Hispanic Heritage Month Proclamation.

Mitra Engineer, resident, spoke on the Aquatics Business Plan discussion from the last meeting.

David Tong, Resident, spoke on the Aquatics Business Plan discussion from the last meeting.

Anya Goldstein, resident, spoke in support for the Latino community.

Nancy Johns, resident, read a letter on behalf of resident Kelly Stuart regarding racial profiling.

Phelan Archuleta, resident, spoke about the recent fire at the Chevron refinery.

Jan Zoochie, resident, spoke about the Aquatics Business Plan discussion from the last meeting.

CITY MANAGER FOLLOW-UP COMMENTS:

MOTION by Council Member Giroux, SECONDED by Mayor Pro Tem Baldino to read all ordinances and resolutions on the agenda by title only.

MOTION PASSED 5/0

AYES: Pimentel, Baldino, Boyles, Giroux, and Keldorf

NOES: None

ABSTAIN: None

ABSENT: None

B. CONSENT:

3. Approve the City Council Meeting Minutes of October 7, 2025:

(Fiscal Impact: None.)

4. Warrant Demand Register for September 8, 2025 through September 28,

2025: Ratify payroll and employee benefit checks; checks released early due to contracts or agreements; emergency disbursements and/or adjustments; and wire transfers. Approve Warrant Demand Register numbers 6A, 6B and 7A: warrant numbers 3057256 through 3057627, and 9003412 through 9003424.

(Fiscal Impact: The warrants presented were drawn in payment of demands included within the FY 2025-2026 Adopted Budget. The total of \$8,348,642.88 (\$3,491,399.70 in check warrants and \$4,857,243.18 in wire warrants) are for demands drawn on the FY 2025-2026 Budget.)

Item 5 Pulled by Mayor Pimentel

6. Resolution Rejecting All Bids and Authorizing Readvertisement of the Project

for the George E. Gordon Clubhouse HVAC Replacement Project at Recreation Park, Project No. PW 25-14: Adopt Resolution No. 5569 rejecting all bids for engineering plans and specifications for the George E. Gordon Clubhouse HVAC Replacement Project at Recreation Park. Project No. PW 25-14. Authorize staff to re-advertise the project for bids.

(Fiscal Impact:

Amount Budgeted: \$150,000

Additional Appropriation: None

Account Number(s): 301-511-4101-1-88400 (Citywide HVAC CIP account).)

MOTION by Council Member Keldorf, SECONDED by Council Member Giroux to approve Consent items 3, 4, and 6.

MOTION PASSED 5/0

AYES: Pimentel, Baldino, Boyles, Giroux, and Keldorf

NOES: None

ABSTAIN: None

ABSENT: None

Pulled Item:

5. Award of Construction Contract to CJ Concrete Construction, Inc. for \$129,900 for the Community Development Block Grant American Disability Act Curb Ramp Improvements Project No. 602744-24/PW 24-13: Waive minor irregularities in the bid from CJ Concrete Construction, Inc. Award a standard Public Works Construction Contract No. 7442 to CJ Concrete Construction, Inc. for \$129,900 for the Community Development Block Grant American Disability Act Curb Ramp Improvements Project No. 602744-24/PW 24-13. Authorize an additional \$15,000 as contingency funds for potential unforeseen conditions. Authorize the City Manager to execute the contract.

(Fiscal Impact:

Included in the adopted FY 2025-26 Budget.

Amount Budgeted: \$155,823

Additional Appropriation: No.

Account Number: 111-508-2404-3-88499 (CDBG Fund Capital Improvement Project))

MOTION by Council Mayor Pimentel, SECONDED by Mayor Pro Tem Baldino to approve Consent item 5.

MOTION PASSED 5/0

AYES: Pimentel, Baldino, Boyles, Giroux, and Keldorf

NOES: None

ABSTAIN: None

ABSENT: None

C. PUBLIC HEARING: None

D. STAFF PRESENTATIONS:

7. Resolution Authorizing the Public Works Director to Approve Plans and Specifications for the Teen Center, Plaza, and Skatepark Renovation Project at Recreation Park, Project No. PW 25-13: Adopt Resolution No. 5570 authorizing the Public Works Director, or designee, to approve engineering plans and construction specifications for the Renovations of the Teen Center, Plaza, and Skatepark at Recreation Park. Project No. PW 25-13 to avail the City of immunities pursuant to Government Code § 830.6. Authorize staff to advertise the project for construction bidding, as required.

(Fiscal Impact:

Included in Adopted FY 2025-26 Budget

Amount Budgeted: \$10,414,269.72

Additional Appropriation: None

Account Number(s): 301-511-4101-1-88421

The estimated total project construction cost for the renovations to the Teen Center and Teen Plaza (including Basketball Court & Skate Park) is \$4,950,000. This estimated cost does not include soft costs such as Construction Management and Construction Administration costs.)

Aly Mancini, Recreation, Parks, and Library Director introduced Jennifer Zell, a consultant from MIG, Inc. to present the item. Elias Sassoon Director of Public Works answered follow-up questions.

Council Discussion

Mark Hensley, City Attorney, read by title only:

RESOLUTION NO. 5570

A RESOLUTION AUTHORIZING THE PUBLIC WORKS DIRECTOR, OR DESIGNEE, TO APPROVE THE PLANS AND SPECIFICATIONS FOR RENOVATION OF TEEN CENTER, PLAZA, AND SKATEPARK AT RECREATION PARK, PROJECT (NO. PW 25-13), PURSUANT TO GOVERNMENT CODE § 830.6 AND EL SEGUNDO MUNICIPAL CODE SECTION 1-7C-11 AND ESTABLISHING A PROJECT PAYMENT ACCOUNT.

MOTION by Mayor Pro Tem Baldino, SECONDED by Council Member Giroux to adopt Resolution No. 5570 and authorize staff to advertise the project for construction bidding.

MOTION PASSED 5/0

AYES: Pimentel, Baldino, Boyles, Giroux, and Keldorf

NOES: None

ABSTAIN: None

ABSENT: None

8. Recreation and Parks Divisions Organization Assessment Report: Receive and file the Baker Tilly Recreation and Parks Divisions Organization Assessment report. (Fiscal Impact: There is no fiscal impact associated with the review of the assessment. If various recommendations are implemented, there could be future budget implications.)

Aly Mancini, Recreation, Parks, and Library Director presented the item.

Council Discussion

Council consensus to receive and file the Recreation and Parks Divisions Organization Assessment report.

9. Agreement with Matrix Consulting Group, Ltd. for a Citywide Staffing Assessment: Authorize the City Manager to execute a Professional Services Agreement with Matrix Consulting Group, Ltd. in an amount not-to-exceed \$112,560 for a citywide staffing assessment.

Michael Allen, Community Development Director, and Paul Chung, CFO and City Treasurer, presented the item.

Council Discussion

MOTION by Mayor Pimentel, SECONDED by Council Member Keldorf to authorize the City Manager to execute a Professional Services Agreement No. 7443 with Matrix Consulting Group, Ltd. in an amount not-to-exceed \$134,800, including a city fleet profile, utilization review, and report; and replacement plan and outsourcing analysis if determined necessary by the City Manager.

MOTION PASSED 5/0

AYES: Pimentel, Baldino, Boyles, Giroux, and Keldorf

NOES: None

ABSTAIN: None

ABSENT: None

E. COMMITTEES, COMMISSIONS, AND BOARDS PRESENTATION:

10. Update on Major Events Committee Activities, El Segundo Wiseburn Aquatics Center Facility Use Agreements, and Proposed Initiatives in Preparation for FIFA World Cup 2028 and LA28 Olympic and Paralympic Games: Receive and File Update on Major Events Committee Activities ("Major Events" meaning the FIFA World Cup 2026, Super Bowl LXI 2027, and the LA28 Olympic and Paralympic Games). Authorize the City Manager to execute Facility Use Agreements with interested professional teams for the use of the El Segundo Wiseburn Aquatics Center for training camps leading up to and during the LA28 Olympics or other professional competitions,

at a rate of \$80 per lane per hour, to off-set equipment procurement costs, operational costs, and resident displacement cost; including exclusive use of the 10-lane competition pool, and access to services and equipment to be provided by or procured by the City as part of the agreement. Provide direction regarding the scope of research and planning for event activation and community engagement. Provide direction regarding the research and development of a temporary off-site signage policy. Provide direction regarding the research and development of a policy regarding short-term rentals during major events. Provide direction regarding the research and proposal development for a temporary residential parking protection strategy.

(Fiscal Impact:

The potential fiscal impact of the subject initiatives includes both direct revenue generation and indirect economic benefits.

- El Segundo Wiseburn Aquatics Center Agreement: The proposed Facility Use Agreement with interested teams for the El Segundo Wiseburn Aquatics Center represents a direct revenue stream for the City. The facility use agreement for use of the 10-lane competition pool is \$80/hour per lane, which includes 100% cost recovery for staff time, equipment procurement and use, and resident displacement from regular programming and use of the aquatics center.
- Short-Term Rentals: Should the City Council eventually approve an ordinance allowing temporary short-term rentals, it could lead to a temporary increase in Transient Occupancy Tax (TOT) revenue. This would also generate additional business license fees from property owners. The revenue generated would be dependent on the number of participating properties and the duration of the major events. As a point of reference, since adoption of the current short-term home share program, approximately 20 homes have participated, generating approximately \$84,000 in permitting and TOT fees annually. However, the City has incurred significant Code Enforcement costs enforcing the ordinance.
- Event Activation: While these initiatives may require an initial investment of City funds, they are expected to generate economic benefits for local businesses. Event activations, such as fan zones and community events, can drive consumer spending on retail, dining, and other services. Further research will be required to project costs and potential positive economic benefits, including off-setting costs by collaborating and partnering with the local business community to sponsor, support, and assist in the planning and execution of any event activations. Costs to provide audio/visual equipment, movie screens, porta potties, and trash services, as well as staffing costs for public safety and City employees will depend on the scope and duration of the event(s), which will be reported back to City Council prior to advancing any community activations.
- Temporary Off-Site Signage: The temporary off-site signage program presents an opportunity for direct revenue generation for the City and substantial indirect economic growth for local businesses through a revenue-sharing model. The proposed partnership would allow the City to capitalize on the high demand for

large-format branding opportunities during major events. Rather than simply issuing permits, the City could establish a revenue-sharing agreement with a media partner and private property owners. This model would grant the City a percentage of the revenue generated from the lease of temporary advertising space on commercially attractive properties. However, as noted below and in the attached December 3, 2024 staff report, there are significant legal issues that should be considered when modifying the City's current sign ordinance.)

Michael Allen, Community Development Director and Aquatics Manager Joe Lormans presented the item.

Council Discussion

MOTION by Mayor Pro Tem Baldino, SECONDED by Mayor Pimentel to receive and file the Major Events Committee Activities update.

MOTION PASSED 5/0

AYES: Pimentel, Baldino, Boyles, Giroux, and Keldorf
NOES: None
ABSTAIN: None
ABSENT: None

MOTION by Mayor Pro Tem Baldino, SECONDED by Mayor Pimentel authorize the City Manager to execute Facility Use Agreements for the use of the El Segundo Wiseburn Aquatics Center.

MOTION PASSED 5/0

AYES: Pimentel, Baldino, Boyles, Giroux, and Keldorf
NOES: None
ABSTAIN: None
ABSENT: None

MOTION by Council Member Giroux, SECONDED by Mayor Pimentel to provide direction regarding the scope of research and planning for event activation and community engagement.

MOTION PASSED 5/0

AYES: Pimentel, Baldino, Boyles, Giroux, and Keldorf
NOES: None
ABSTAIN: None
ABSENT: None

Council consensus to ask the City Attorney to review regulations that may impact the research and development of a temporary off-site signage policy for The World Cup and Olympics only.

MOTION by Mayor Pimentel, SECONDED by Council Member Giroux to provide direction regarding the research and proposal development for a temporary residential parking protection strategy.

MOTION PASSED 5/0

AYES: Pimentel, Baldino, Boyles, Giroux, and Keldorf

NOES: None

ABSTAIN: None

ABSENT: None

Council consensus to provide no further direction regarding the research and development of a policy regarding short-term rentals during major events.

F. REPORTS – CITY CLERK – Reminded registered voters to submit ballots for the state’s November 4, 2025 Special Election. Had the pleasure of joining Mayor Pro Tem Baldino to give a tour to Richmond Street Elementary School student Rae Murphy and her parents.

G. REPORTS – COUNCIL MEMBERS

Council Member Keldorf – Tomorrow is the United Against Hate vigil at 5:30 PM in City Hall Plaza.

Council Member Giroux – No Report

Council Member Boyles – It was recently reported in the Space Dirt publication that El Segundo has more than 25 Frontier Technology Companies per square mile, far surpassing any other city in the entire United States.

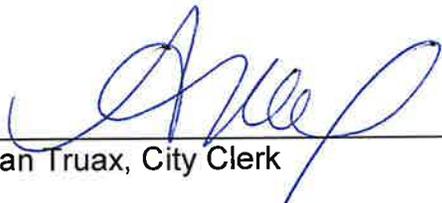
Mayor Pro Tem Baldino – The Aquatics Sub-committee gave an update on Plunge construction, the completion date of which has been delayed until February 2026. The deadline is fast approaching for contributors to have a plaque placed on the Donor Wall at the Plunge. A “Dive-in Movie” will be held at The Aquatics Center on November 21. An Aquatics Camp will be held Monday through Wednesday of Thanksgiving Week. He thanked Aquatics Manager Joe Lormans and the Aquatics Sub-Committee for all the work they do. He thanked the Clerk for giving a City Hall tour to a local student and her family.

Mayor Pimentel – It was announced at last week’s Sanitation meeting that rates will go up next year for those customers east of PCH. Work is not able to continue at this time on the Tunnel collapse near the Port of Los Angeles. The French Consular delegation recently visited. The Council of Governments (COG) Transportation Committee met on Monday regarding the potential Green Line extension. The Los Angeles Economic Development Corporation (LAEDC) hosted a Defense Roundtable regarding the concerns for the future of the Los Angeles Air Force Base. Thanked Deputy City Manager Barbara Voss for doing a fantastic job during LA Tech Week. Recently attended E Tech Week in San Francisco. The West Basin Municipal Water District will celebrate its 30th Anniversary and hold its annual Water Harvest Festival this Saturday, October 25 at the Edward C. Little Water Recycling Facility.

- I. REPORTS – CITY ATTORNEY – No report
- J. REPORTS/FOLLOW-UP – CITY MANAGER –Reported the AQMD received 54 odor complaints and 2 notices of violation were issued since October 7. Held the Community Forum and Tour last Saturday. The City of Los Angeles in partnership with Heal the Bay will host a Harmful Algae Bloom Summit this Thursday.

MEMORIAL: None

Adjourned at 8:06 PM



Susan Truax, City Clerk