

MINUTES - MORRO BAY CITY COUNCIL  
SPECIAL CLOSED SESSION MEETING –  
MAY 23, 2023 – 3:00 P.M.  
CITY HALL CONFERENCE ROOM

AGENDA NO: A-3  
MEETING DATE: June 13, 2023

PRESENT: Carla Wixom Mayor  
Laurel Barton Council Member  
Cyndee Edwards Council Member  
Jennifer Ford Council Member  
Zara Landrum Council Member

ABSENT: None

STAFF: Greg Carpenter Interim City Manager  
Chris Neumeyer City Attorney  
Scot Graham Community Development Director  
Ted Schiafone Harbor Director

**ESTABLISH QUORUM AND CALL TO ORDER**

Mayor Wixom called the meeting to order at 3:00 p.m. with all but Council Member Barton present. Council Member Barton arrived at 3:11 p.m.

**SUMMARY OF CLOSED SESSION ITEMS** – The Mayor read a summary of Closed Session items.

**CLOSED SESSION PUBLIC COMMENT** – Mayor Wixom opened public comment for items on the agenda.

Jeremiah O'Brien, Morro Bay, thanked the City for considering the Morro Bay Commercial Fishermen's Association's request for a 2-year lease of the gear storage area.

Jon Nowaczyk and Natalie Teichmann shared their proposed business plan for use of the 781 Market Avenue property.

Dwain Davis shared his proposed business plan for use of the 781 Market Avenue property.

The public comment period was closed.

The City Council moved to Closed Session and heard the following items:

**CS-1 CONFERENCE WITH REAL PROPERTY NEGOTIATOR - GOVERNMENT CODE SECTION 54956.8**

Property: Lease Site 49/49W and 50-51/50W-51W located at 431/451 Embarcadero  
Property Negotiator: Potentially Interested Parties  
Agency Negotiators: Greg Carpenter, Interim City Manager; Ted Schiafone, Harbor Director; and Chris Neumeyer, City Attorney  
Negotiation: Price and Terms of Payment

**CS-2 CONFERENCE WITH REAL PROPERTY NEGOTIATOR - GOVERNMENT CODE SECTION 54956.8**

Property: Portion of APN 066-331-24, Gear Storage Area  
Property Negotiator: Morro Bay Commercial Fishermen's Organization  
Agency Negotiators: Greg Carpenter, Interim City Manager; Ted Schiafone, Harbor Director; and Chris Neumeyer, City Attorney  
Negotiation: Price and Terms of Payment

**CS-3 CONFERENCE WITH REAL PROPERTY NEGOTIATOR - GOVERNMENT CODE SECTION 54956.8**

Property: 781 Market Avenue (APN 066-321-027)  
Property Negotiator: Natalie Teichmann & Jon Nowaczyk  
Agency Negotiators: Greg Carpenter, Interim City Manager; Scot Graham, Community Development Director; and Chris Neumeyer, City Attorney  
Negotiation: Price and Terms of Payment

**CS-4 CONFERENCE WITH REAL PROPERTY NEGOTIATOR - GOVERNMENT CODE SECTION 54956.8**

Property: 781 Market Avenue (APN 066-321-027)  
Property Negotiator: Dwain Davis  
Agency Negotiators: Greg Carpenter, Interim City Manager; Scot Graham, Community Development Director; and Chris Neumeyer, City Attorney  
Negotiation: Price and Terms of Payment

RECONVENE IN OPEN SESSION – The City Council reconvened in Open Session. The Council did not take any reportable action in accordance with the Brown Act.

ADJOURNMENT - The meeting adjourned at 4:00 p.m.

Recorded by:

*Dana Swanson*

Dana Swanson (Jun 15, 2023 09:10 PDT)

Dana Swanson  
City Clerk

# A3 CC\_2023-05-23 Closed Session Meeting Minutes

Final Audit Report

2023-06-15

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