



Serving the Hollywood Riviera Community Since 1945

PRESIDENT'S MESSAGE

by Elizabeth "Libby" Spatz

Summer is almost here and change is in the air. There are calls by Riviera residents for stronger enforcement of the Hillside Overlay Ordinance (page 3), [efforts for greater local control over housing development projects](#), and a new councilmember taking the helm for the 5th district (below). We are hopefully at an inflection point towards more inclusive discussions and effective solutions. Your RHA is also launching a new program: "**Saturdays in the Park (page 2)**," where you can meet board members and talk about the changes you'd like to see.

Other topics in this issue:

- A native DIY landscape award (page 3)
- A crime prevention meeting for Riviera residents with the Torrance Police Department on July 20th at El Retiro Park (details on page 4)
- The RHA scholarship recipients (page 5)

We hope to see you in the park this summer!

RECENT MEETINGS & ELECTIONS

The RHA held both [a local candidate forum](#) and [our own elections in April](#) (click on the links for more detailed info on our website). Here are the results of the RHA Board Elections:

PRESIDENT
Elizabeth Spatz

VICE PRESIDENT, COMMUNICATIONS
Gina Magee

VICE PRESIDENT, MEMBERSHIP
Catherine Modesitt

TREASURER
Linda Schwartz

SECRETARY
Vacant

Are you interested in getting more involved with your Riviera community? The RHA is looking for a candidate for the office of **Secretary** and volunteers (especially those with experience in **web design**). Email info@hollywoodriviera.org for more information!

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NEWSLETTER

**SUMMER
2026**

TORRANCE ELECTION RESULTS

This year, a few of the races in the city-wide Torrance elections were exceptionally close. Here’s where the elections stand as of June 16th:

While results won’t be officially certified until July 10th, the RHA expects Betty Lieu to win Torrance 5th District and represent us on the Torrance City Council. Frontrunners Sharon Kalani and Aurelio Mattucci are currently both claiming victory as well. We look forward to working with all of our new local officials.



Results as of 6/16/2026 4:08:01 PM. Results are representative of Los Angeles County only. Total number of precincts: 2,175. Total number of registrations: 5,891,851. Ballots cast in Vote by Mail precincts are counted in the first bulletin. These tallied Vote by Mail precincts are reflected in the "Precincts Reporting" figure. There are 865 Vote by Mail precincts. The voter registration figure reflects registrations 29 days before the election. Voters who registered after this date will have their vote counted.

Cities

CITY OF TORRANCE GENERAL MUNICIPAL ELECTION City Treasurer

N	AURELIO MATTUCCI	44.01%		17,698
N	MIKE GRIFFITHS	43.25%		17,392
N	CHARLES MICHEL DEEMER	12.73%		5,120

CITY OF TORRANCE GENERAL MUNICIPAL ELECTION Mayor

N	SHARON KALANI	51.35%		22,177
N	GEORGE CHEN	48.65%		21,007

CITY OF TORRANCE GENERAL MUNICIPAL ELECTION Member of the City Council, 5th District

N	BETTY LIEU	59.53%		5,089
N	MICHELLE BROOKS	28.61%		2,446
N	HARRY J. WARD	11.86%		1,014

NEW RHA EVENT



If you’d like to meet your RHA volunteers, here’s your chance! Our new “**Saturdays in the Park**” program begins on June 20th from 9 AM to 11 PM at El Retiro Park. RHA Board members will be there to discuss local happenings and share ideas about how best to inform and serve the community. We invite all to stop by and say “Hi!” We’d love to meet you, your kids, or even your dog (actually, we especially want to meet your dogs).

Our other summer parks days will be **July 18 at Rocketship Park** and **August 15 at Miramar Park**. You can always check our schedule on our [website](#).

OUTSTANDING LANDSCAPE AWARD



Ochi Residence 210 Camino del Campo

Our spring Landscape Award winner is the Ochi residence at 210 Camino del Campo.

When relandscaping, homeowners Mary & Gene had family, both past and present, firmly in mind. This is not surprising, given that Mary's father built the house in 1952 and it has served as a familial anchor ever since. The Ochis paid tribute to Mary's Italian heritage by using silver-green olive trees and Mediterranean bushes. They added roses in honor of Mary's late mother, but also kept a some of their lawn as a play area for their grandchildren. Centano Landscaping worked with Mary and Gene on both the design and plant selection.

CITY COUNCIL MEETING UPDATE

MAY 19th Torrance City Council Meeting: HOO Agenda Item

At the City Council meeting on May 19th, the Hillside Overlay Ordinance was on the agenda and an impressive array of residents came to voice their support of the HOO. They gave examples of views that had been lost, home values that have been diminished as a result of lost views, and implored the City Council to update the HOO to preserve Riviera views and home values, as originally intended by the ordinance. Staff from the Community Development Department for the City of Torrance gave a presentation on the limitations on HOO enforcement, due to state legislation addressing California's housing shortage. Members of the City Council proposed establishing a committee to explore how the HOO could be updated, and will hopefully be convening a meeting to address the HOO needs following the June city elections.

You can read more about the issues in [The Daily Breeze](#).

WANT TO GET INVOLVED?



[Check Our Website](#)

Follow us on:



*Click icons to
follow us and stay
informed!*

Dear RHA, 

I'm reaching out to share an urgent safety concern and to ask if you can help notify the broader Hollywood Riviera community.

My parents' home on Via Los Miradores was burglarized on Tuesday, April 28, between approximately 5:50 PM and 6:02 PM. Thankfully no one was hurt, but it was a significant loss.

We've since learned that this was not an isolated incident—another home in the neighborhood was also targeted around the same time. It's deeply concerning and suggests a pattern of activity in our area.

From our security footage:

- *Two male suspects entered through the backyard by breaking a glass door*
- *A getaway driver was waiting in a black sedan*
- *The vehicle approached westbound on Miradores around 5:45 PM*
- *It exited via Monte Doro heading northbound around 6:03 PM*

We have reported this to the police, but community awareness is critical. If possible, it would be incredibly helpful if you could share this alert through your channels (newsletter, email list, or website) to ensure neighbors stay informed and vigilant.

Thank you so much for your support in helping keep our community safe.

*Best,
Robbed in the Riviera*

Dear Robbed, 

We are so sorry to hear about your loss and grateful that your family is uninjured. We appreciate you sharing this information with us. And you are absolutely correct that community awareness is critical.

This is one of several burglaries in the Riviera recently. In the past year there have been burglaries on Calle Mayor, Paseo de Pablo, and Calle de Arboles, and an attempt on Via Sereno while a resident was home in May.

RHA President Libby Spatz contacted both our City Council representative Aurelio Mattucci and Christina Szczypkowski (Services Supervisor at the Torrance Police Department) about the recent burglaries, asking the TPD to schedule a meeting to inform residents and raise awareness.

We are pleased to report that the RHA and TPD will be holding a **“Crime Update” meeting on Monday, July 20th at 6:30 PM at El Retiro Library’s Community Space**. There will be speakers, hopefully including TPD Chief Dunn, and a crime prevention worksheet will also be distributed.

(continued on next page)

Dear Robbed con't

Ms. Szczypkowski told the RHA, "One group that has been on our radar is the Transnational, or South American Theft Groups. These crews typically travel from outside the country with the specific intent to commit residential burglaries, often targeting homes they believe may contain cash, jewelry, or high-end items that can be quickly resold. In response, we have been working closely with surrounding agencies and specialized burglary task forces, which has led to the apprehension of several of these crews. We also deploy burglary suppression units in areas where we see an uptick in incidents or attempted burglaries to proactively address the issue."

It is our sincere hope that one of the crews apprehended was the one responsible for your parents' losses.

For now, residents interested in learning more can visit the [TPD's Monthly Crime Trends page](#), but unfortunately, due to the ongoing redesign of the Torrance City website, more specific crime data is not yet available. However, the TPD shared burglary prevention tips with the RHA and you can find them [on our website](#).

Sincerely,

Your RHA

Do you have a question or concern about an ongoing issue in the Riviera? Send your question to info@hollywoodriviera.org! We may answer it in our next newsletter. Want to see questions already asked? [Click here](#)

SCHOLARSHIPS AWARDS

Our annual scholarship recipients are South High seniors Luke Kim and Madelyn Lee! Luke and Madelyn each received a \$1,500 from the RHA to help them with college tuition.

Luke maintained a 4.1 GPA while earning multiple Congressional Gold and Presidential Volunteer awards, coaching tennis, and developing Holoteach Inc. (which utilizes 3-D projection to aid visual learners). Madelyn is a founding member and officer of the nonprofit Hope Stitch (which raises money for those battling cancer), a volunteer at Torrance Memorial Medical Center and Seaside Elementary, and Vice-President of the Apollo-Athena service club at South—and she manages all this while achieving a 4.6 GPA!

Both Luke and Madelyn are also athletes: Luke is co-captain of the playoff-bound Boys Tennis Team, while Madelyn has won national awards with South High Dance.

While Madelyn is still debating where to pursue biology (or neurobiology) as a college freshman and Luke is considering the best path forward for business, the RHA has no doubt that both of our scholarship winners will be successful on whatever college campus they ultimately choose.

If you would like to contribute to our scholarship fund and continue to help Riviera seniors, you can donate [here](#).



MEMBERSHIP & SOCIAL MEDIA

Are you on Social Media? We are too!

Check out our Instagram or Facebook page.

It's the quickest way to stay informed on the latest happenings!



SUPPORT YOUR NEIGHBORHOOD

Your yearly membership of only \$25.00 gives scholarships to high school seniors, supports newsletters, neighborhood display signs, and meeting space rentals. You can join electronically through our [membership page on our website](#) or donate any amount you like [here](#).

*Old school? You can mail a check made out to
"Riviera Homeowners Association" to:*

*RHA Membership
PO BOX 1074
Torrance, CA 90505*

Want to know what we're up to on a daily basis? Subscribe to our website [here](#).

