

I N D E X

City Council - November 20, 1973

<u>SUBJECT:</u>	<u>PAGE</u>
<u>OPENING CEREMONIES:</u>	
1. Call to Order	1
2. Roll Call	1
3. Flag Salute	1
4. Invocation	1
<u>STANDARD MOTIONS:</u>	
5. Approval of Minutes	1
6. Approval of Demands	1
7. Motion to Waive Further Reading	2
8. Council Committee Meetings	2
<u>STREETS AND SIDEWALKS:</u>	
9. Petition re: "No Parking at Any Time" signs along Hawthorne Boulevard	2,3
<u>REAL PROPERTY:</u>	
10. Resolution authorizing the purchase of Aero-Care, Inc. Leasehold	3
11. Resolution re: third amendment to Halibrand Lease	4
12. Resolution dedicating 223rd Street e/o Abalone Avenue for street purposes	4
<u>TRANSPORTATION MATTERS:</u>	
13. Signalization of 178th Street and Van Ness Avenue	4,5
<u>FISCAL MATTERS:</u>	
14. Resolution re: transferring of monies from Civic Center Construction Fund	5,6
<u>PARK AND RECREATION:</u>	
15. Resolution re: Torrance Naval Supply Annex property	6
<u>PERSONNEL MATTERS:</u>	
16. Ratification and Confirmation of Employment of James H. Hall as City Attorney	6
17. Ordinance re: Memorandum of Understanding - "Engineers" re: Selective Certification	6,7
Ordinance re: Memorandum of Understanding - TCEA re: Transfer	7
<u>ELECTION MATTERS:</u>	
18. Resolution re: contract for election supplies with Martin & Chapman Company	7
19. General Municipal Election - April 9, 1974	8
<u>PLANNING AND ZONING MATTERS:</u>	
20. Ordinance re: Code amendments - landscaping plan approval; CUP for parking areas and driveways serving adjoining property	8,9
21. Ordinance amending Code re: Commercial Development Standards	9
22. Modification of condition - V 70-9	9
<u>PLANNING AND ZONING HEARINGS:</u>	
23. V 73-12, George J. and Myrtle T. Fannon	10,11
24. ZC 73-22, R.G. Garland Corporation	11
<u>APPEALS - PLANNING AND ZONING:</u>	
25. Tentative Tract No. 28795, Fujita Corp., U.S.A.	12
<u>ROUTINE MATTERS:</u>	
26. Expenditures over \$300	13
27. Absence of David Halstead from Planning Commission Meeting	13
28. Award of Contract - Propane Fuel	13

<u>SUBJECT:</u>	<u>PAGE</u>
<u>ROUTINE MATTERS (Cont.):</u>	
29. Award of Contract - Storm Drains	14
30. Notice of Completion - Water Mains in Crenshaw Boulevard	14
<u>ORAL COMMUNICATIONS:</u>	
31. City Engineer Weaver re: Prairie-Madrona bids	15
32. City Manager Ferraro re: removal of "cat- crackers" at Mobil Oil	15
33. Councilman Armstrong, praise of Housing Element	15
34. Councilman Armstrong re: status of County development	15
35. Councilman Armstrong re: Utility Users Tax Exemption	15
36. Councilman Surber, praise for Police Dept. control of Halloween activities	15
37. Councilman Surber re: Bob Vroman plaque	15
38. Councilman Surber re: charter bus service	15
39. Councilman Uerkwitz re: new fire engine	15
40. Councilman Uerkwitz re: APCD smog-monitoring report	15
41. Councilman Uerkwitz re: energy crisis	16
42. Councilman Wilson re: USC bus routes	16
43. Councilman Wilson re: Park and Recreation Com- mission report on recreational use of schools	17
44. Mayor Miller re: "Rose Ball"	17
45. City Treasurer Rupert re: recognition of Bob Olson	17
46. Mrs. Marilyn Himmelberg re: roof extension	17

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Adjourned at 10:04 P.M.

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Ava Cripe
Minute Secretary

ii.

City Council
November 20, 1973

November 20, 1973

MINUTES OF A REGULAR MEETING
OF THE TORRANCE CITY COUNCIL

OPENING CEREMONIES:

1. CALL TO ORDER:

The Torrance City Council convened in a Regular Meeting on Tuesday, November 20, 1973, at 5:30 P.M. in the Council Chambers at Torrance City Hall.

2. ROLL CALL:

Present: Councilman Armstrong, Brewster, Sciarrotta, Surber, Uerkwitz, Wilson, and Mayor Miller. Absent: None.

Also present: City Manager Ferraro, Assistant City Manager Scharfman, City Attorney Remelmeyer, City Clerk Coil, and City Treasurer Rupert.

3. FLAG SALUTE:

Mrs. Dick Hall led in the salute to the flag.

4. INVOCATION:

The invocation, as follows, was given by Reverend Rod Murcraay, Del Amo Baptist Church:

"IN THIS SEASON OF THANKSGIVING, OUR FATHER, WE MUST STOP AND BE THANKFUL FOR WHAT OUR NATION AFFORDS US IN THE AREA OF FREEDOM OF GOVERNMENT, FREEDOM TO RULE OURSELVES, FREEDOM TO SPEAK OUT WHEN WE FEEL THINGS ARE EITHER RIGHT OR WRONG, FREEDOM OF RELIGION, FREEDOM OF THE PRESS, AND ALL THE REST. BECAUSE OF THAT TYPE OF THANKSGIVING IN OUR HEARTS, WE PAUSE TO THANK YOU FOR OUR CITY OFFICIALS AND LEADERS. WE PRAY THY WISDOM EVEN NOW THAT THEY MIGHT CONTINUE TO LEAD US WITH INTEGRITY AND TRUTH AND WHAT IS RIGHT FOR THE PEOPLE. BLESS THIS MEETING NOW FROM ON HIGH, WE PRAY IN YOUR NAME."

STANDARD MOTIONS:

5. APPROVAL OF MINUTES:

Councilman Sciarrotta moved that the minutes of October 30, 1973 be approved as recorded. His motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

6. APPROVAL OF DEMANDS:

Councilman Uerkwitz moved that all regularly audited demands be paid. His motion, seconded by Councilman Sciarrotta, was unanimously approved by roll call vote.

1. City Council
November 20, 1973

7. MOTION TO WAIVE FURTHER READING:

Councilman Surber moved that after the Clerk has given a number and read title to any resolution or ordinance on tonight's agenda, the further reading thereof be waived, reserving and guaranteeing to each Councilman the right to demand the reading of any such resolution or ordinance in regular order. The motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

8. COUNCIL COMMITTEE MEETINGS:Ad Hoc Committee on Appointed Groups:

November 14th meeting cancelled -- rescheduled for December 12th.

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A presentation of note -- a framed photograph of the Torrance High School Football Team of 1929, which appeared in Ripley's "Believe It or Not" for a spectacular 102-0 defeat -- was made by Mayor Miller to City Librarian West for incorporation in the otherwise illustrious history of the City of Torrance.

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STREETS AND SIDEWALKS:9. PETITION REQUESTING THE "NO PARKING AT ANY TIME" SIGNS ALONG HAWTHORNE BOULEVARD BE REMOVED AND RETURNED TO LIMITED PARKING DURING BUSINESS HOURS.

Mayor Miller invited comments from the petitioners in this matter.

First to speak was Mr. Harold Romoff, 4809 Spencer Street, Manager of the Artistic Carpet store at 20356 Hawthorne Boulevard, who reported that since the installation of the "No Parking" signs, the merchants on Hawthorne Boulevard have suffered a 40% to 50% business loss -- further, there is a hazardous condition with the high speed traffic flow, such fast traffic likewise discouraging potential customers from turning into the stores. Mr. Romoff acknowledged the unlikelihood of such sign removal until after the Christmas shopping season.

Mr. William Zappas, 3922 Emerald Street, likewise pointed out the difficulty of getting in and out on Hawthorne Boulevard to take advantage of any available off-street parking -- the fact that Hawthorne Boulevard has become a freeway should not work to the detriment of the businesses on that street.

Mr. Marvin Lazar, Del Amo Dodge on Hawthorne Boulevard, reported on the manner in which automobile dealers on Hawthorne Boulevard provided customer parking space with the advent of the "no parking" signs. Reported as well by Mr. Lazar were economic losses suffered by him, and other automobile dealers, as a result of the Council-imposed "no parking" signs -- restrictive parking would be acceptable, but the complete parking ban is not necessary, in his opinion.

It was the recommendation of Mayor Miller, concurred in by the Council, that this matter be held in abeyance until after the holidays, at which time there be input from Staff regarding remedial measures, if any. The possible merits of S-11-A curb cut designs were pointed out by Councilman Brewster.

MOTION: Councilman Uerkwitz moved to instruct Staff to study curb cut designs, review a side hour traffic count, and other remedial measures for Hawthorne Boulevard, such report to be returned to Council on a future agenda -- further, that the report also reflect a financial report on the Hawthorne Boulevard businesses before and after installation of "no parking" signs. The motion was seconded by Councilman Surber.

Prior to roll call vote, it was the direction of Mayor Miller that Staff work with the interested parties in this matter, in order that all may be informed. Mr. Clark, Vel's Ford, also spoke at this time, and indicated their willingness to cooperate by opening their books up for the desired information.

City Manager Ferraro advised that a cursory analysis would also be made regarding a parking district for public lots along Hawthorne Boulevard.

Roll call vote on the motion was unanimously favorable.

REAL PROPERTY:

10. RESOLUTION authorizing the purchase of Aero-Care, Inc. Leasehold.

RESOLUTION NO. 73-216

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THE NECESSARY DOCUMENTS FOR PURCHASE OF AERO-CARE, INC.'S INTEREST IN AERONAUTICAL LEASEHOLD AT THE TORRANCE MUNICIPAL AIRPORT.

Councilman Surber moved for the adoption of Resolution No. 73-216. His motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

MOTION: Councilman Surber moved to approve an appropriation of \$55,100 from the Airport Fund for the purchase of said leasehold and incidental expenses therefor. The motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

11. RESOLUTION authorizing the execution of the third amendment to Halibrand Lease providing for assignment of 1 site to Edwin L. Lohn.

RECOMMENDATION OF LAND MANAGEMENT TEAM:

Adoption of subject resolution, subject to the following conditions:

1. That the wall between Hangars "N" and "O" should be one-hour fire resistant and sealed at the floor to the satisfaction of the Building and Fire Departments.
2. Reimbursement of the City by H.T. Halibrand for out-of-pocket expenses in the amount of \$348.87 for preparation of the assignment documents.
3. Approval of the City Attorney as to form.
4. Approval of other City departments having jurisdiction.

RESOLUTION NO. 73-217

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE EXECUTION OF THAT CERTAIN THIRD AMENDMENT TO AIRPORT HANGAR LEASE BETWEEN THE CITY AND H.T. HALIBRAND AND EMMA E. HALIBRAND AND THAT CERTAIN AIRPORT HANGAR LEASE BETWEEN THE CITY AND EDWIN E. LOHN.

Councilman Sciarrotta moved for the adoption of Resolution No. 73-217, subject to the above recommendations of the Land Management Team. The motion was seconded by Councilman Surber, and roll call vote was unanimously favorable.

12. RESOLUTION dedicating 223rd Street e/o Abalone Avenue for street purposes.

RESOLUTION NO. 73-218

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE DEDICATING CITY-OWNED PROPERTY FOR STREET PURPOSES, NAMELY 223RD STREET.

Councilman Armstrong moved for the adoption of Resolution No. 73-218. His motion, seconded by Councilman Sciarrotta, was unanimously approved by roll call vote.

TRANSPORTATION MATTERS:

13. SIGNALIZATION OF 178th STREET AND VAN NESS AVENUE.

RECOMMENDATION OF TRAFFIC COMMISSION:

That a signal be installed at 178th Street and Van Ness Avenue immediately.

RECOMMENDATION OF DEPARTMENT OF TRANSPORTATION:

1. That the intersection of 178th Street and Van Ness Avenue be included in the next comparative signal warrant study.

- 7
2. That the request for a four-way stop at the intersection of 178th Street and Van Ness Avenue be denied.
 3. That signalization of the intersection of 178th Street and Van Ness Avenue be timed according to the signalization guidelines approved by Council on June 5, 1973, until such time as an updated comparative signal warrant study is approved.

A videotape presentation and verbal clarification regarding the subject item was provided by Associate Traffic Engineer Collins. There was extensive review and discussion by the Council -- the professional findings, the concern of the residents, and the apparent compromise by way of a 4-way stop sign.

Mrs. Carmine Inferrera, 2719 West 180th Street, author of the petition of some 300+ signatures requesting a 4-way stop sign, was present to reaffirm the crucial need for this signing at the intersection of 178th and Van Ness.

Next to speak was Mrs. Dennis Sukel, 2310 West 180th Place, who provided a map and pertinent information in this matter, pointed out the need for signalization for the safety of the children, and urged Council approval.

Sympathy and concern for the residents in this area, primarily because of the automobile speed was voiced by Councilman Surber who MOVED to approve the installation of 4-way stop signs at 178th Street and Van Ness Avenue, Staff to report back in six months on the results. The motion was seconded by Councilman Uerkwitz, with the comment that a review of the signal priority for this intersection would be in order. Concurrence was indicated by the Council, it being their feeling that the 4-way stop should be installed immediately, with consideration of signalization at a later date.

It was the request of Mayor Miller that the merits, if any, of an overhead light, as on Anza Avenue, at the subject location be included in the Staff report.

Roll call vote on Councilman Surber's motion for the installation of 4-way stop signs was unanimously favorable.

FISCAL MATTERS:

14. RESOLUTION consenting to the Los Angeles County-Torrance Civic Center Authority transferring monies from Civic Center Construction Fund to Interest and/or Retirement Funds for payment of rent due under Torrance Civic Center Sublease No. 1.

RESOLUTION NO. 73-219

A RESOLUTION OF THE CITY COUNCIL OF THE CITY
OF TORRANCE CONSENTING TO THE TRANSFER OF
MONIES FROM THE CONSTRUCTION FUND

5. City Council
November 20, 1973

TO THE INTEREST FUND AND/OR RETIREMENT
FUND OF THE CIVIC CENTER CONSTRUCTION
PROJECT FOR PAYMENT OF RENT DUE UNDER
TORRANCE CIVIC CENTER SUBLEASE NO. 1.

Councilman Sciarrotta moved for the adoption of Resolution No. 73-219. His motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

PARK AND RECREATION:

15. RESOLUTION re: Torrance Naval Supply Annex property.

RESOLUTION NO. 73-220

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SUPPORTING THE SCHOOL DISTRICT'S APPLICATION FOR 2 ACRES OF THE SURPLUS TORRANCE NAVAL SUPPLY ANNEX PROPERTY AND DIRECTING CITY STAFF TO FILE AN APPLICATION FOR 44.6 ACRES OF THE SITE AND COMMENDING CONGRESSMAN CHARLES H. WILSON'S DEDICATED EFFORTS TO ASSIST THE SCHOOL DISTRICT AND THE CITY IN ACQUIRING THE PROPERTY.

Councilman Wilson moved for the adoption of Resolution No. 73-220. His motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

PERSONNEL MATTERS:

16. RATIFICATION AND CONFIRMATION OF EMPLOYMENT OF JAMES H. HALL AS CITY ATTORNEY.

City Manager Ferraro advised that necessary documents had not yet been received, and requested continuance of this matter until November 27th. Councilman Armstrong so MOVED; the motion was seconded by Councilman Sciarrotta. There were no objections, and it was so ordered.

17. A. ORDINANCE - Memorandum of Understanding between representatives of the "Engineers" and the representatives of Management setting forth a procedure for selective certification.

ORDINANCE NO. 2439

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING SUBSECTION (b) TO SECTION 5, RULE VIII OF THE CIVIL SERVICE RULES AND REGULATIONS.

Councilman Wilson moved for the approval of Ordinance No. 2439 at its first reading. His motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

- B. ORDINANCE - Memorandum of Understanding setting forth certain changes in working conditions for employees represented by Torrance City Employees Association.
(Transfer)

ORDINANCE NO. 2440

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING ARTICLE 4 OF PART VI, CHAPTER 7, DIVISION 1 OF THE TORRANCE MUNICIPAL CODE TO ADD A NEW SECTION DEALING WITH TRANSFER.

Councilman Sciarrotta moved for the approval of Ordinance No. 2440 at its first reading. His motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

ELECTION MATTERS:

18. RESOLUTION authorizing execution of contract for election supplies with Martin & Chapman Company.

RECOMMENDATION OF CITY CLERK:

1. That the low bid of Martin & Chapman Company in the amount of \$9,124.55 for furnishing election supplies at the General Municipal Election to be held April 9, 1974, be accepted, and that all other bids be rejected; and
2. That the subject resolution be adopted.

MOTION: Councilman Surber moved to concur with the above recommendation of the City Clerk. His motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

RESOLUTION NO. 73-221

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THAT CERTAIN ELECTION SUPPLY CONTRACT BY AND BETWEEN THE CITY OF TORRANCE AND MARTIN & CHAPMAN COMPANY RELATING TO THE GENERAL MUNICIPAL ELECTION, APRIL 9, 1974.

Councilman Wilson moved for the adoption of Resolution No. 73-221. His motion, seconded by Councilman Sciarrotta, was unanimously approved by roll call vote.

19. GENERAL MUNICIPAL ELECTION - APRIL 9, 1974.RECOMMENDATION OF CITY CLERK:

1. Consolidation of Precincts:
That precincts be consolidated on a two-to-one ratio (with a few exceptions) for the General Municipal Election, as has been the custom in the past.
2. Compensation for Officers and Polling Place Rental:
That the City pay the following fees to election officers and polling place owners, namely: \$20 for Inspectors, \$17 for Judges and Clerks, and \$16 for Polling Places.
3. Automatic Voting Devices:
That Council authorize the use of the County's automatic voting devices for the General Municipal Election.
4. Deposit for Statement of Qualifications:
That candidates be required to pay a deposit of \$250 for filing qualifications statements to be mailed to voters with their sample ballots.
5. Hours of Polls:
That the polls be open from 7:00 A.M. to 7:00 P.M.

Council discussion was directed to items 4 -- the \$250 deposit -- and 5 -- hours of polls. Councilmen Surber and Wilson were of the opinion that \$250 was an excessive amount -- City Clerk Coil noted that this amount represents likely actual cost, based on experience at the last election; further, that the qualification statement is not mandatory. It was the unanimous consensus of the Council that the Hour of Polls remain 7:00 A.M. to 8:00 P.M.

MOTION: Councilman Armstrong moved that Item 5 be amended to reflect the hours of 7:00 A.M. to 8:00 P.M., and that the deposit remain \$125, Item 4. The motion was seconded by Councilman Wilson.

A SUBSTITUTE MOTION was offered by Councilman Uerkwitz: That the Council concur with the City Clerk's recommendations on Items 1,2,3, and 4, amending #5 to reflect that the polls be open from 7:00 A.M. to 8:00 P.M. The motion was seconded by Councilman Sciarrotta, and carried, as follows:

AYES: COUNCILMEN: Armstrong, Brewster, Sciarrotta,
Uerkwitz; Mayor Miller.
NOES: COUNCILMEN: Surber, Wilson.

It was clarified by City Clerk Coil that the intent of the Council in favor of the motion is that any cost in excess of \$250 for the Qualifications Statement must be paid by the candidate.

PLANNING AND ZONING MATTERS:

20. ORDINANCE amending Code to require that landscaping plans in the P-1 zone be approved by the Planning Director, and that a Conditional Use Permit be required for parking areas and driveways servicing adjoining property.

ORDINANCE NO. 2441

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING SECTION 91.35.1 OF THE TORRANCE MUNICIPAL CODE TO REQUIRE THAT LANDSCAPING PLANS IN THE P-1 ZONE BE APPROVED BY THE PLANNING DIRECTOR, AND THAT A CONDITIONAL USE PERMIT BE REQUIRED FOR PARKING AREAS AND DRIVEWAYS SERVICING ADJOINING PROPERTY.

Councilman Armstrong moved for the approval of Ordinance No. 2441 at its first reading. His motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

21. ORDINANCE amending Division 9 of the Code regarding Commercial Development Standards.

ORDINANCE NO. 2442

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING ARTICLE 30 TO DIVISION 9, CHAPTER 2 OF THE TORRANCE MUNICIPAL CODE REGARDING COMMERCIAL DEVELOPMENT STANDARDS AND ADDING SECTION 2 TO ARTICLE 2 OF CHAPTER 9, DIVISION 9, OF SAID CODE TO PROVIDE FOR AN APPELLATE FEE.

City Attorney Remelmeyer requested that Section 92.30.11 be amended as follows:

Add:

"c) The decision of the Planning Commission may be appealed to the City Council within 14 days from the making of such decision."

Councilman Wilson moved to approve Ordinance No. 2442, as above amended, at its first reading. His motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

22. INFORMAL HEARING - Request for modification of a previously approved condition of approval of V 70-9 in conjunction with proposed building and remodeling plans for St. Andrew's Episcopal Church, located at 1432 Engracia Avenue.
RECOMMENDED FOR APPROVAL BY THE PLANNING COMMISSION.

MOTION: Councilman Uerkwitz moved to concur with the recommendation of the Planning Commission for approval of the subject modification. The motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

PLANNING AND ZONING HEARINGS:23. V 73-12, GEORGE J. AND MYRTLE T. FANNON.

Request for a variance of the lot dimension and slope grade requirements for hillside lots on property located between Riviera Way and Via El Chico, southerly of Calle Mayor at 5422 Riviera Way.

PLANNING COMMISSION RECOMMENDS APPROVAL SUBJECT TO CONDITIONS.

An Affidavit of Publication was presented by City Clerk Coil, and it was ordered filed, there being no objection.

Mayor Miller announced that this is the time and place for the subject public hearing, and invited comments at this time.

Councilman Brewster noted the 20 ft. setback to the garage indicated on the drawing submitted in this matter, and requested assurance that the property would be so developed. It was the direction of Mayor Miller that the record reflect that a 20 ft. setback to the garage would be a mandatory requirement.

Representing the proponents, Mr. David Winchell, 3711 West 171st Street, was present to answer any questions, and noted the absence of any other choice in the proposed development.

Mr. Robert White, Riviera Homeowners Association, 645 Via los Miradores, indicated this Board's opposition to V 73-12, based on the feeling that the hillside ordinance requirements should be strictly adhered to -- further, approval would set a precedent and invite such additional requests.

Mayor Miller stated that he would not be committed to any precedent, and noted that the subject lots will end up being as large, or larger, as any lot in the City of Torrance, as well as resultant buildable hillside lots which should prove creditable to the area.

It was the comment of Councilman Armstrong that he would not agree that a precedent would be established, each request must be evaluated on its own merits -- further, there are limits of what the Council can do in telling a man what to do with his own property.

Councilman Sciarrotta pointed out Planning Commission findings that this would not set a precedent because the parcel is landlocked with apparently no other way of developing it.

It was the opinion of Councilman Brewster that there is valid reason to be concerned about how the steep downhill slopes to the west of the subject property and to the north of Via El Chico would ultimately be developed, if at all -- if it be determined that they are buildable lots, would problems of future concern be created? It was Mr. Brewster's suggestion that there be a tract map across the affected area, from the new 4-parcel tract, all the way west; with redivision and regrouping of property to the end that hillside standards are met. This must be done by the property owners, not the City, per Planning Director Shartle.

Next to speak was Mrs. Van Oppen, 440 Via El Chico, who reaffirmed her objections of record via a letter to the Council -- the primary objection being the piecemeal approach in the planning of the subject lots. What is to happen in the future is likewise a concern.

There being no one else who wished to be heard, Councilman Surber moved that the hearing be closed. His motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

A "temporary hold" on this matter was recommended by Councilman Brewster who MOVED to DENY, without prejudice, to permit further review as to precedent and the evolvement of orderly development in this area. The motion died for lack of a second.

It was the statement of Councilman Wilson that any options have already been foreclosed; there would be no advantage to the other property owners to come to the rescue of this proponent -- this would appear to be splitting hairs over just eight feet. Dr. Wilson thereupon MOVED to concur with the Planning Commission for approval of V73-12, subject to conditions. The motion was seconded by Councilman Armstrong.

Councilman Brewster responded that the advantage to the other property owners is that a precedent would be set by granting this request; and those property owners of the lots to the west can present a like argument for division of their lots.

Councilman Uerkwitz confirmed that there is no possible manner of achieving the 8 feet needed to comply with the hillside ordinance -- further, that it is the last piece so affected, and is a circumstance which cannot be duplicated and, therefore, non-precedent setting. In view of this extenuating situation, an affirmative vote will be cast by Mr. Uerkwitz.

The motion to approve V73-12 carried, with roll call vote as follows:

AYES: COUNCILMEN: Armstrong, Sciarrotta, Surber,
Uerkwitz, Wilson, and Mayor Miller.
NOES: COUNCILMEN: Brewster.

It was the request of Councilman Uerkwitz that any requested variances to the hillside ordinance be automatically appealed to the Council. City Attorney Remelmeyer advised that this can be handled administratively by the Planning Director.

24. ZC 73-22, R.G. GARLAND CORPORATION.

Change of zone from R-3 to R-3 PD on property located on the south side of Pacific Coast Highway approximately 200 feet west of Vista del Parque.

RECOMMENDED FOR APPROVAL BY THE PLANNING COMMISSION.

An Affidavit of Publication was presented by City Clerk Coil, and it was ordered filed, there being no objection.

Mayor Miller announced that this is the time and place for the subject public hearing, and inquired if anyone wished to be heard. There was no response.

Councilman Sciarrotta moved that the hearing be closed. His motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

MOTION: Councilman Uerkwitz moved to concur with the recommendation of the Planning Commission for approval of ZC 73-22. His motion, seconded by Councilman Sciarrotta, was unanimously approved by roll call vote.

APPEALS - PLANNING AND ZONING:

25. TENTATIVE TRACT NO. 28795, FUJITA CORPORATION, U.S.A.
Appeal of certain Planning Commission conditions of approval on a 20-lot subdivision located approximately 150 feet south of 235th Street and westerly of Crenshaw Boulevard.

An Affidavit of Publication was presented by City Clerk Coil, and it was ordered filed, there being no objection.

Mayor Miller announced that this is the time and place for the public hearing in this matter, and following Staff presentation by Planning Director Shartle, invited those desiring to speak to do so at this time.

Representing Fujita Corporation, U.S.A., Mr. W.G. Wells voiced objections to Conditions No. 1, No. 5, and No. 15, and reiterated the basis for these objections, as outlined in Staff communication of November 20, 1973.

A lengthy discussion, particularly directed to Condition No. 1 and the ambiguities therein, ensued -- in view of the complexities of the item, it was the recommendation of Mayor Miller that the matter be referred to a Council Committee. The Mayor thereupon formed an Ad Hoc Committee for the purpose of reviewing the subject appeal of conditions -- membership to be Councilmen Armstrong (chairman), Surber, and Uerkwitz.

on this matter
Present/-- and invited to participate in Ad Hoc Committee deliberations -- were Mrs. Barbara Cook, Nadine Circle; and Mr. Bob Stevens, 23023 Nadine Circle.

The Ad Hoc Committee meeting on Item 25 was scheduled for November 27, 1973 at 5:30 P.M. in the Third Floor Conference Room

MOTION: Councilman Armstrong moved to continue Agenda Item No. 25 to November 27, 1973, at 7:00 P.M. The motion was seconded by Councilman Surber, and roll call vote was unanimously favorable.

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12.

City Council
November 20, 1973

ROUTINE MATTERS:26. EXPENDITURES OVER \$300:RECOMMENDATION OF FINANCE DIRECTOR:

That Council approve the following purchases:

1. \$788.21 to Mohawk Manufacturing and Supply for the purchase of various GMC rebuilt repair parts, as requested by the City Garage.
2. \$1,801.80 to Brooks Products for 36 concrete water meter boxes, requested by the Water Department.
3. \$803.88 to Park Son, Inc. for six each 6-inch water pipe valves, as requested by the Water Department.
4. \$319.16 to Graybar Electric for four electric cord reels, requested by the Department of Transportation.
5. \$516.75 to Institute for Business Planning, Inc. for renewal of subscriptions to various business planning publications.
6. \$306.48 to Prentice Hall, Inc. for 49 library books.
7. \$1165.59 to Baker and Taylor Company for 154 library books.

27. ABSENCE FROM PLANNING COMMISSION MEETING.REQUEST OF CHAIRMAN DAVID HALSTEAD:

That he be excused from the November 21, 1973 Planning Commission meeting due to business reasons.

28. AWARD OF CONTRACT - Propane Fuel.CONVERSION OF CITY VEHICLES TO DUAL FUEL SETUPS -
GASOLINE/PROPANE.RECOMMENDATION OF PURCHASING SUPERVISOR/EQUIPMENT SUPT.

1. That Council approve of Purchasing placing a second contract for propane fuel with the Petrolane Gas Service Company as an alternate source for propane, in order to strengthen our position on having a source of fuel.

COST: No additional funds are required to enter into this contract as it is an alternate to another contract with funds already allocated to cover the fuel costs. However, the contract will be for 130,000 gallons or less @ \$.25/gallon for a grand total of \$32,500.00 (130,000 gallons of gasoline at present will cost us \$.274/gallon for a total of \$35,620.00.

- 2. That Council approve of the changing of the City's fleet conversion program from a propane single fuel setup to a dual fuel propane/gasoline setup.

Reason: We cannot afford to tie-up part of our vehicle fleet due to the lack of availability of propane fuel. We must protect ourselves and have the capacity to operate on gasoline as a back-up fuel.

Costs: There will be no additional cost to set up the dual fuel capability over the single fuel hook-up.

- 29. AWARD OF CONTRACT - Storm Drains in Madrid Avenue n/o Carson Street (Job No. 74108) and in Earl Street s/o Spencer Street (Job No. 55006) (B73-49)

RECOMMENDATION OF CITY ENGINEER:

That the contract be awarded to City Construction Company, and all other bids be rejected.

That \$500.00 be appropriated from D.I.F. for Job No. 55006.

- 30. NOTICE OF COMPLETION - Water Mains in Crenshaw Boulevard and between Hawthorne Boulevard and Park Street s/o Newton Street (B72-37)

RECOMMENDATION OF CITY ENGINEER/WATER SYSTEM MANAGER:

That the work be accepted and final payment be made to the contractor, BOMAC Construction Company.

MOTION: Councilman Sciarrotta moved to concur with the recommendations on agenda items #26, 27, 28, 29, and #30. His motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

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The hour being 8:35 P.M., Councilman Sciarrotta moved to recess as the City Council, and reconvene as the Redevelopment Agency. His motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable. The Council returned to its agenda at 8:36 P.M.

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ORAL COMMUNICATIONS:

31. City Engineer Weaver advised that bids were opened this date for the Prairie-Madrona project -- same are being reviewed, and will be before Council in the near future for an award of contract.

32. City Manager Ferraro reported that Mobil Oil Company is in the process of removing the ancient "cat-crackers" on the westerly side of the property.

33. Councilman Armstrong commended Planning Director Shartle and the Planning Staff for the Housing Element report -- a fine job, which will prove to be a valuable resource for the City.

34. The status of County direction re: structures on Maple Street frontage was questioned by Councilman Armstrong -- Building and Safety Director McKinnon will investigate and report back.

35. It was the comment of Councilman Armstrong that the Utility Users Tax Exemptions for manufacturers, and the rebates represented thereby, should be seriously reviewed at budget time, and, hopefully, some action will be taken to restore the tax, in light of the crucial need for such funds.

36. Praise for Police Department control of Halloween activities was extended by Councilman Surber. Further praise was voiced by Mr. Surber for the Paramedic program for their outstanding continuing community contributions.

37. It was the request of Councilman Surber that there be a plaque recognizing Bob Vroman's service to the community to be awarded posthumously to his family. This request was referred to the Finance Committee in line with established procedure. Councilman Brewster further requested that wording composed by him, and submitted some three weeks ago, likewise be considered.

38. Consideration as to the merits of charter bus systems to strategic locations was suggested by Councilman Surber. City Manager Ferraro reported on Staff research of this possibility and other transportation concerns -- a formal report to Council is forthcoming.

39. Councilman Uerkwitz reported on the new Fire Engine at hand -- weight: 15 tons, over 27 feet long, stands 9 ft. high; cost: \$50,612.48 -- a long awaited acquisition by the Fire Department. Fire Chief Slonecker added that the new Fire Engine went into service this date at 2:30 P.M. at Fire Station No. 4 (Calle Mayor and Pacific Coast Highway).

40. The APCD smog-monitoring report, per Councilman Uerkwitz, indicates that the Torrance smog situation is better than the Lennox Station and is comparable to Long Beach -- further, the report indicates that there are few scientific grounds on which to base hopes for getting a permanent monitoring station in the Torrance area.

It was the request of Mr. Uerkwitz that he be permitted to take this study to the next South Bay Councilmen's meeting for their review. There were no objections.

41. Councilman Uerkwitz made the following prepared oral report:

"Last night our Public Safety Committee and a representative of the School District met with the District Manager of Edison to discuss electrical energy conservation, and the possibilities of either an electrical shortage or an outright outage.

"The Committee and various departmental Staff heard a frank presentation that indicated the need for pre-planning now if we are to cope with the possibility of our community not having available all the electricity it wants.

"The Committee was told that a 'stand-pat' position would no longer be taken by Edison. While the nature of the electrical shortage is complex, involving not only fueling problems but also anticipated inadequate generating plant capacities, one thing is clear: the California Public Utilities Commission has ordered all electrical utilities to present to the PUC a plan outlining how the utility expects to conserve electrical consumption, and how the utility plans on the possibility of a mandatory curtailment plan, and how the utility plans on working with adjacent utilities to cope with a regional electrical shortage.

"The PUC finding on 82139 indicates the necessity for prompt implementation of comprehensive energy conservation procedures without further delay. A further quote states 'all who live within the State of California are called upon to participate individually and voluntarily at this time in the implementation of these plans, and to practice conservation of fuel and energy to the fullest extent possible. This means all consumers of electrical energy should attempt to reduce their electrical consumption for the month of November to a level of 10% below the kilowatt hours consumed in November, 1972. Therefore, it is concluded that an initial goal of 90% of the amount consumed in corresponding months of the prior year is reasonable.'

"Obviously asking for voluntary 10% cutbacks is a far cry from adopting a State law that would force lower electrical consumption. The request for voluntary action has been given, and I am sure we will do all we can to support it. Possible new PUC regulations regarding electrical consumption are now being debated; we should prepare to testify and make our concerns known. The PUC hearing is to be held on Thursday, November 29th, and the Committee unanimously feels that we should testify -- therefore, we ask that Staff prepare a position paper which outlines our concerns about mandatory curtailment, brown-out, cuts, etc.

"I want to make it clear that we are not saying we oppose curtailment -- rather, we recognize the critical nature of the problem, and we, therefore, want to participate in the drawing up of the rules governing the orderly cutback of electricity. Specifically, we want procedures established to see that cutbacks are equitable, that advance notices of loss of power are given wherever possible, and that we can have whatever electrical power is needed to combat a local police and fire situation."

42. Consideration of revised bus routes which would accommodate U.S.C. traffic by South Bay residents was requested by Councilman Wilson.

43. Councilman Wilson requested that Staff furnish Council members copies of the Park and Recreation Commission's report on the use of public schools and playgrounds for recreational activities.

44. Mayor Miller announced the Torrance Rose Float Association's first "Rose Ball" dinner dance, to be held on Saturday, December 1st, 7:00 P.M., at Los Verdes Country Club.

Association president, Ed Enrietta, joined in extending an invitation to this initial social occasion on December 1st. Mr. Enrietta likewise provided the Council with "Robin Hood hats" -- identified with Rose Parade Float workers -- and this attire, needless to say, greatly enhanced the appearance of our elected officials.

45. City Treasurer Rupert requested Finance Committee consideration of appropriate recognition of Torrance resident Bob Olson for his achievement in winning the Open Class Hot Rod Association event, an accomplishment widely publicized on TV's "Wide, Wide World of Sports". There were no objections, and it was so ordered.

46. Mrs. Marilyn Himmelberg, 4727 MacAfee Road, described her difficulties in ascertaining proper procedures regarding an apparently illegal roof extension at her residence.

Mayor Miller directed that Building and Safety Director McKinnon and Planning Director Shartle assist Mrs. Himmelberg in this matter, including review of the status of any fees paid.

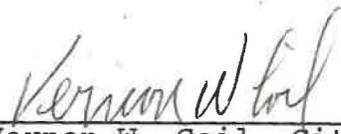
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At 9:15 P.M., Councilman Sciarrotta moved to recess to an Executive Session for the purpose of discussing wages, hours, and working conditions -- specifically, amending Memorandums of Understanding. City Attorney Remelmeyer confirmed the propriety of such a session. The motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

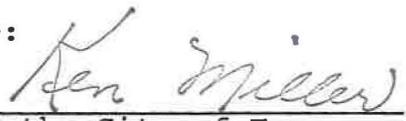
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The Council returned at 10:04 P.M. Councilman Sciarrotta moved to adjourn. The motion, seconded by Councilman Armstrong, was unanimously approved.

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Vernon W. Coil, City Clerk
of the City of Torrance,
California

APPROVED:


Mayor of the City of Torrance

Ava Cripe
Minute Secretary

17.

City Council
November 20, 1973