

I N D E XCity Council - March 11, 1975

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Adjourned at 12:10 A.M.

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Ava Cripe
Minute Secretary

ii.

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March 11, 1975

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, March 11, 1975, at 7:00 P.M. in the Council Chambers at Torrance City Hall.

2. ROLL CALL:

Present: Councilwoman Geissert; Councilmen Armstrong, Brewster, 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:

Girl Scout Troop #584 led in the salute to the flag.

4. INVOCATION:

The invocation was given by Reverend LeRoy Brandes.

STANDARD MOTIONS:

5. APPROVAL OF MINUTES:

Councilman Uerkwitz moved that the minutes of February 18, 1975, be approved as recorded. His motion, seconded by Councilman Armstrong, was unanimously approved by roll call vote.

6. APPROVAL OF DEMANDS:

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

7. MOTION TO WAIVE FURTHER READING:

Councilman Surber moved that after the City 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 Councilmember the right to demand the reading of any such resolution or ordinance in regular order. The motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

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8. COUNCIL COMMITTEE MEETINGS.

CORRIDOR STUDY:

Councilman Uerkwitz reported on the request of the South Bay Association to use the sum of \$230 (remaining from the funds allocated for Phase I) towards an Interim Coordinator. Councilman Uerkwitz so MOVED; the motion was seconded by Councilman Surber, and roll call vote was unanimously favorable.

Ad Hoc Committee - Commissions and Committees:

Will meet on March 18th at 4:30 P.M.

Finance Committee:

Will meet on Friday, March 14th, at 11:00 A.M. for review of the Council's policy re: self-insurance.

Ad Hoc Oil Committee:

Met this date re: safety factors around oil operations. The Committee report will come to the Council after review by the Oil Board and other appropriate bodies.

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At this point in the meeting Mayor Miller introduced a very special guest - Miss Tanya Hagaman, age 6, at her first Council meeting in the company of her father, Assistant Planning Director Hagaman.

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PRESENTATIONS:

9. CONSERVATION PROGRAMS.

Mr. W.J. Hanson, Environmental Control Manager, Dow Chemical Company, made a slide presentation regarding Dow's conservation programs, noting that his company had spent some \$687,000 on environmental activities in 1974.

10. PRESENTATION TO LEGISLATIVE INTERN:

Presentation of a tile plaque to his Legislative Intern, Dale Eichman, was made by Councilman Uerkwitz as a token of his appreciation for Dale's efficient service to him.

COMMENDATION:

11. RESOLUTION commending Gardena Valley Gardeners Association.

RESOLUTION NO. 75-35

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE HONORING THE GARDENA VALLEY GARDNERS ASSOCIATION ON ITS TWENTIETH ANNIVERSARY.

2.

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Councilman Wilson moved for the adoption of Resolution No. 75-35. His motion was seconded by Councilman Surber, and roll call vote was unanimously favorable.

PROCLAMATIONS:

- 12. MUSIC IN OUR SCHOOLS DAY.
- 13. FAMILY FUN NIGHT AT DISNEYLAND.

So proclaimed by Mayor Miller.

COMMISSION MATTERS:

- 14. ATTENDANCE OF FINE ARTS COMMISSIONERS AT "COMMUNITY ARTS AGENCIES".

REQUEST OF FINE ARTS COMMISSION:

That two Commissioners be permitted to attend the "Community Arts Agencies" Seminar in San Diego, April 10-12, 1975.

CITY MANAGER'S NOTE:

City Council policy limits conference attendance to one member of a Commission. However, if Council concurs with the request, funding is available.

MOTION: Councilman Wilson moved to concur with the request of the Fine Arts Commission; his motion was seconded by Councilwoman Geissert.

Council discussion was directed to the real need for two Commissioners to be in attendance, in view of established policy and precedent. It was the opinion of Councilmembers Wilson and Geissert that the request is a reasonable one, fine efforts have been made by the Commission, and there is a need for Council support and encouragement.

A SUBSTITUTE MOTION was offered by Councilman Surber: That only one Fine Arts Commissioner attend the subject conference. The motion was seconded by Councilman Uerkwitz, and carried, with roll call vote as follows:

AYES: COUNCILMEMBERS: Armstrong, Brewster, Surber,
Uerkwitz; Mayor Miller.
NOES: COUNCILMEMBERS: Geissert, Wilson.

STREETS AND SIDEWALKS:

- 15. LOMITA BOULEVARD WESTERLY OF ANZA (Future Street).

RECOMMENDATION OF CITY ENGINEER:

- 1. That the question of improving or abandoning the corridor as a street be referred to the Traffic and Planning Commissions with recommendations to be returned to Council prior to April 29th, at which time the final decision must be made.

2. That Staff be directed to investigate and report back on alternate means of solving the drainage problem.

MOTION: Councilman Surber moved to concur with the recommendation of the City Engineer. The motion was seconded by Councilman Uerkwitz.

Prior to roll call vote, Mayor Miller invited comments from the audience.

Mr. Mike Hertica, 4904 Mindora Drive, representing homeowners in the area, indicated their understanding of the problem which has developed in this matter -- however, the concerns of the residents, of record, are still in evidence. It was the request of Mr. Hertica that advance notification and agenda material be provided for the residents.

The imperative fact that this matter must appear on the April 29th Council agenda was specifically noted.

Roll call vote on Councilman Surber's motion was unanimously favorable.

16. FINAL TRACT MAP NO. 31547.

Subdivider: D.G.H. Corporation (Donald Hunt)

Engineer: E.L. Pearson

Location: Cypress Avenue south of 227th Street.

No. of Lots: 1 (Condominium)

RECOMMENDATION OF CITY ENGINEER/PLANNING DIRECTOR:

That Final Tract Map be approved.

MOTION: Councilman Uerkwitz moved to concur with the recommendation of the City Engineer and Planning Director. The motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

REAL PROPERTY:

17. USE FOR NIKE SITE PREMISES.

RECOMMENDATION OF NIKE SITE COMMITTEE:

That the City Council adopt Alternative "C" - City Facilities Use - subject to review by the City Attorney as to legality. Also, that the Executive Staff review all proposed uses and establish priorities, implementing occupancy at the earliest practical date.

RECOMMENDATION OF LAND MANAGEMENT TEAM:

The Land Management Team concurs with the Nike Site Committee's recommendation and also recommends that the Committee's study and recommendation be sent to the Airport Commission for inclusion in the Master Plan process.

CITY MANAGER'S NOTE:

City Manager concurs with the Land Management Team recommendation and requests Council approval to use

the Nike Site premises on a temporary basis until a permanent use is decided.

Councilwoman Geissert urged that there be further investigation regarding possible public use of the buildings at this location, particularly that building closest to Crenshaw Boulevard.

Representing the Torrance Pilots Association, Mr. Henry Valet questioned the date for presentation of the Airport Master Plan, and noted the many projects and developments which have been delayed for such Master Plan -- this matter should be treated in the same manner, per Mr. Valet.

Following discussion of the varied Staff recommendations, the Council took the action noted below:

MOTION: Councilman Surber moved that Item #17 be referred to the Airport Commission for their consideration -- with approval of the request for use of the Nike Site premises on a temporary basis until a permanent use is decided. The motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

TRANSPORTATION MATTERS.

18. RESOLUTION and Agreement implementing the testing of the County's Bus Grid concept for improving public transportation in South Central Los Angeles.

RESOLUTION NO. 75-36

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THAT CERTAIN AGREEMENT BETWEEN THE CITY OF TORRANCE AND THE SOUTHERN CALIFORNIA RAPID TRANSIT DISTRICT ALLOWING THE IMPLEMENTATION OF A TEST OF A TRANSPORTATION IMPROVEMENT PLAN.

Councilman Uerkwitz moved for the adoption of Resolution No. 75-36; his motion was seconded by Councilman Armstrong.

Prior to roll call vote on the motion, Mayor Miller invited comments from the audience.

Mr. Marvin Anderson, 21015 Victor Street, a City bus operator, stated that there has been no notification on this matter to interested personnel, noted the infiltration of RTD service in the Torrance area, and requested that this item be deferred for one week to permit input from other Torrance drivers.

A SUBSTITUTE MOTION (which died for lack of a second) was offered by Councilman Surber: That this matter be referred to the Transportation Committee.

It was pointed out by Traffic and Lighting Foreman Wendt that the proposed action is only for a three months trial period,

and that only approximately two miles of Torrance routes are involved -- further, Torrance reserves the right, according to the terms of the agreement, to terminate same if a loss of patronage should occur for the Torrance Transit System.

The main motion, to adopt Resolution No. 75-36, carried, with roll call vote as follows:

AYES: COUNCILMEMBERS: Armstrong, Brewster, Geissert,
Uerkwitz, Wilson; Mayor Miller.
NOES: COUNCILMEMBERS: Surber.

FISCAL MATTERS:

19. SENIOR CITIZENS UTILITY USERS' TAX REFUND PROGRAM.

RECOMMENDATION OF SENIOR CITIZENS COUNCIL:

That the maximum income level to qualify a Senior Citizen for Utility Users' Tax Refund be raised to \$7500 yearly.

CITY MANAGER'S NOTE:

This matter should be referred to the City Manager for consideration in his 1975-76 proposed budget.

MOTION: Councilman Uerkwitz moved to concur with the recommendation of the Senior Citizens Council. The motion was seconded by Councilman Armstrong.

Council discussion was directed to the need for additional information and specific details. Also noted was the absence of any intent for retroactive action which would make budget time study a reasonable, appropriate procedure.

Councilman Uerkwitz thereupon withdrew his above motion, and the following action resulted:

MOTION: Councilman Brewster moved to concur with the City Manager -- that this matter be referred to the City Manager for consideration in his 1975-76 proposed budget. The motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

Representing the Senior Citizens Council, Mr. Leo Coleman urged Council interest and support of Senior Citizen efforts and needs.

20. RESOLUTION re: On-The-Job Training Programs - AiResearch Manufacturing Company, a Division of the Garrett Corporation, and Circuit Stik, Inc.

RESOLUTION NO. 75-37

A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF TORRANCE AUTHORIZING AND
DIRECTING THE MAYOR AND CITY CLERK

6. City Council
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TO EXECUTE AND ATTEST THOSE CERTAIN
 CONTRACTS BETWEEN THE CITY OF TORRANCE
 AND THE AIRESEARCH MANUFACTURING COMPANY,
 A DIVISION OF THE GARRETT CORPORATION,
 AND CIRCUIT STIK, INC.

Councilman Armstrong moved for the adoption of Resolution No. 75-37. His motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

21. RESOLUTION re: On-The-Job Training Programs with Scott Robinson Pontiac.

RESOLUTION NO. 75-38

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 CONTRACT
 BETWEEN THE CITY OF TORRANCE AND SCOTT
 ROBINSON PONTIAC TO INITIATE ON-THE-JOB
 TRAINING PROGRAMS.

Councilman Uerkwitz moved for the adoption of Resolution No. 75-38, and his motion was seconded by Councilwoman Geissert. Roll call vote was unanimously favorable.

PARK AND RECREATION:

22. DONATION FROM THE MOBIL FOUNDATION TO BE USED FOR PROGRAMMING AND CONDUCTING THE AMERICAN HERITAGE OF FOLK ARTS FESTIVAL.

RECOMMENDATION OF PARK AND RECREATION DIRECTOR:

That the City accept this donation of \$3000 from the Mobil Foundation for programming and conducting the American Heritage of Folk Arts Festival, and appropriate it to the proper account.

MOTION: Councilman Armstrong moved to concur with the recommendation of the Park and Recreation Director in the acceptance of this donation, with much gratitude. The motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

23. NAMING OF LOMITA BOULEVARD VEST POCKET PARK.

RECOMMENDATION OF PARK AND RECREATION COMMISSION:

That the vest pocket park on Lomita Boulevard be named LA PALOMA PARK.

MOTION: Councilman Uerkwitz moved to concur with the recommendation of the Park and Recreation Commission. The motion was seconded by Councilman Surber, and roll call vote was unanimously favorable.

24. NAMING OF TENNIS COMPLEX ON WALTERIA RESERVOIR.RECOMMENDATION OF PARK AND RECREATION COMMISSION:

That the name LAS CANCHAS RACQUET CLUB be given to the tennis complex on the Walteria Reservoir.

City Manager Ferraro noted, for the information of the Council, the absence of input from the Water Commission in the naming of this site. It was the recommendation of Councilman Surber that this item be referred to the Water Commission for that purpose. However, Council discussion was directed to the dedication ceremonies scheduled for March 21st and the imperative need for a name for this occasion, membership cards, publicity, etc. -- also noted were the Recreation Department's responsibilities in the operation of this complex.

MOTION: Councilman Armstrong moved to concur with the recommendation of the Park and Recreation Commission. The motion was seconded by Councilwoman Geissert, and carried, with roll call vote as follows:

AYES: COUNCILMEMBERS: Armstrong, Brewster, Geissert,
Uerkwitz, Wilson; Mayor Miller.
NOES: COUNCILMEMBERS: Surber.

25. DEDICATION DATE FOR TENNIS COMPLEX ON WALTERIA RESERVOIR.RECOMMENDATION OF PARK AND RECREATION COMMISSION/TORRANCE PUBLIC FACILITIES BUILDING CORPORATION:

That dedication and opening ceremonies for the tennis complex be held on Friday, March 21st, at 11:00 A.M.

MOTION: Councilman Uerkwitz moved to concur with the above stated recommendation. The motion was seconded by Councilman Surber. There were no objections, and it was so ordered.

COMMUNITY AFFAIRS:26. REQUEST OF Y.W.C.A. RE: REVENUE SHARING FUNDS.

Representing the Y.W.C.A., Mrs. Tommy Hite read their communication of record requesting that the City Council approve an affirmation in writing from the City that the use of the Y.W.C.A. facilities, will constitute the 10% in kind of the cost required by the proposal's criteria. Mrs. Hite confirmed that this is not a request for funds.

MOTION: Councilman Armstrong moved to concur with the above request by way of the following statement: The City Council hereby affirms that the Torrance Y.W.C.A. has the right to use and occupy the City-owned building and land at the south-east corner of Carson Street and Plaza Del Amo in accordance with the lease dated February 28, 1966, and consents that said lease be used to satisfy the requirement of the City's matching grant to the Y.W.C.A. from County revenue-sharing funds. The motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

ENVIRONMENTAL MATTERS:

27. REQUEST FOR PRESENTATION PROCEDURE RE: BEAUTIFICATION AWARD FROM TORRANCE ENVIRONMENTAL QUALITY COMMISSION.

REQUEST OF TORRANCE ENVIRONMENTAL QUALITY COMMISSION:
That the City Council provide an opinion regarding time increments of the Commission's presentations of Beautification Awards, and whether the Council might wish for these presentations to be made before the Environmental Quality Commission.

Mr. Pat Lewandowski, Commission Chairman, was present to receive Council direction regarding the Beautification Award procedure. Approval with the program as now presented was indicated by the Council.

MOTION: Councilman Armstrong moved that it be the consensus of the Council that the Beautification Award program continue as it has been done. The motion was seconded by Councilman Surber, and roll call vote was unanimously favorable.

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The hour being 8:40 P.M., Councilman Wilson moved to recess as the City Council, and reconvene as the Redevelopment Agency. His motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable. The Council returned to its agenda at 8:41 P.M.

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PLANNING AND ZONING HEARINGS:

28. ZC 74-12, TORRANCE UNIFIED SCHOOL DISTRICT (Ocean Avenue School Site) Change of zone from P-U to R-3 or RTH on property located west of Ocean Avenue between 236th and 238th Streets.
RECOMMENDED FOR DENIAL 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 requested that Staff presentation be made by Planning Director Shartle.

Council discussion, prior to public input, was directed to: the possible merit of R-1 zoning consideration; the need to establish land value, P-U zoning having no value on the market; the importance of the public hearing process; the decision as to whether or not the City desires the land, and, if so, can afford same; the absence of precedent as to what to do with public land when one public agency's need diminishes; etc.

Questioned by Councilman Surber, in the event the property were purchased for park purposes, would be the cost for Staff and maintenance, possible tax loss to the City, the degree of various recreational facilities provided by apartment houses in the area, and a comparison between this location and other Torrance areas as to park space. Staff provided the desired information, with the exception of the query as to tax loss which cannot be determined at this time.

It was stated by Dr. Barney Garen, Torrance School Board, during the above discussion, that every assistance and cooperation will be afforded the City if they desire to purchase the subject property -- further, the appraisal price could be stipulated, without rezoning, and could be part of an agreement formulating the purchase conditions. However, per Dr. Garen, if rezoning is desired, and the City indicates that it wants to buy the property, no steps would be taken to otherwise sell the property until a final determination, in a reasonable length of time, is made by the City. Dr. Garen further noted their previous agreement to stipulate to the use of the R-1 zone by the appraiser; this should yield the lowest price, in his opinion.

Mayor Miller invited comments from the audience.

First to speak was Mr. Stanley Dunn, president, Torrance Unified School District Board of Trustees, who stated the position of this Board: that "their position is both legally and morally just and right". Mr. Dunn then outlined the needs of Torrance schools and the overall inadequate facilities. Further noted by Mr. Dunn were the meetings and discussions with the City which have attended the matter of the Ocean Avenue school site -- he reaffirmed

the intent of the School District to sell the subject property to someone for fair market value. Mr. Dunn urged Council approval of RTH or R-3 zoning of the property.

Mr. James Briggs, Los Angeles County Counsel's office, legal adviser for the School Board, recited the law which states that land owned by school districts must be used for school purposes, and, further, that the school districts cannot make a gift of anything of value to any person or municipal corporation. Mr. Briggs recommended Council approval of R-1 zoning, as suggested in previous discussions; delaying the matter is detrimental to the taxpayers and to the community.

The following speakers urged park use of the subject property: Mr. Ed Carstens, 23615 Ladeene; Mr. Peter Horsch (?), 23518 Ladeene; Mr. Bob Sussman, 3904 West 234th Place, representing Southwood Riviera Homeowners Association; Mr. Thomas Shigekuni, 23807 Ladeene; Mr. Vernon Lem, 23550 Leyte Drive; Mr. Edward Wooley, 23207 Ocean Avenue; Mr. Steve Silverstone, 23435 Ladeene; Mr. Allen Jackson, 23325 Ocean Avenue; Mrs. Kathleen Bresnahan, 23505 Evalyn; Mr. Dale Osborne, 3354 Maricopa; Mr. John Milen, 23012 Anza; and Mrs. Carrie Sussman, 3904 West 234th Place.

Following the above citizen presentations, it was the recommendation of Councilman Wilson that this matter be continued in order that there might be further Council review as to purchase of the property, zoning considerations, etc. General concurrence was indicated by the Council, following lengthy discussion of the decision faced by them, and action was taken, as shown below:

MOTION: Councilman Wilson moved to continue the subject hearing for 90 days, to June 3rd, 1975, at 6:30 P.M., during which time the budget hearings will be held and a determination can be made as to the City's ability to purchase the land for park purposes. The motion was seconded by Councilman Surber.

Dr. Garen indicated concurrence with the 90-day continuance, and reaffirmed the School District's desire for cooperation.

The matter of appraisal arrangements was discussed -- it was the recommendation of City Attorney Remelmeyer that City Manager Ferraro first make an estimate of a high and low range of values, for the purpose of deciding whether or not the property should be purchased -- should the decision be to purchase the property, the City Attorney and City Manager can then negotiate with the School District to determine the exact price through a formal appraisal.

Roll call vote was unanimously favorable.

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Mayor Miller ordered a 5-minute recess, the hour being 11:00 P.M.

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11.

City Council
March 11, 1975

29. ZC 74-16, DON WILSON BUILDERS: Change of zone from C-3 (PP) to R-3 on property located on the southwest corner of Beryl Street and 190th Street. PLANNING COMMISSION FAILED TO APPROVE BY A TIE VOTE.

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 on ZC 74-16, and, following Staff presentation by Planning Director Shartle, invited comments from the audience.

The proponent, Mr. Don Wilson, Jr., 21515 Hawthorne Boulevard, stated that commercial development efforts have proved impossible on this difficult piece of property -- the residential aspects of the general area were pointed out by Mr. Wilson in support of his request for R-3 zoning.

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

Councilman Brewster deemed the subject property an isolated parcel -- at his question, Mr. Wilson expressed agreement with a Precise Plan requirement in the event R-3 is approved.

MOTION: Councilman Surber moved for DENIAL of ZC 74-16. The motion was seconded by Mayor Miller.

A SUBSTITUTE MOTION was offered by Councilman Brewster: That the Council approve ZC 74-16, change of zone from C-3 (PP) to R-3 Precise Plan. The motion was seconded by Councilman Armstrong.

It was the comment of Mayor Miller that R-3 zoning could only be prompted by economic reasons, and economics should not be a consideration for rezoning. Further, R-3 would only result in compounded density in an area faced with street routing problems. In the Mayor's opinion, the present zoning should remain, and, in time, the subject problem ^{area} should be a very valuable commercial corner.

The substitute motion, approving a change of zone to R-3 Precise Plan carried, with roll call vote as follows:

AYES: COUNCILMEMBERS: Armstrong, Brewster, Geissert, Uerkwitz, Wilson.
NOES: COUNCILMEMBERS: Surber; Mayor Miller.

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APPEAL - OTHER THAN PLANNING:

30. EA 75-2 - Appeal of the Environmental Review Board's determination on the final Environmental Impact Report for the Housing and Community Development Block Grant Application.

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

MOTION: Councilman Armstrong moved to concur with the findings of the Environmental Review Board that the subject report is an accurate and adequate statement of fact and in compliance with California Environmental Quality Act Guidelines. The motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

HEARINGS - OTHER THAN PLANNING AND ZONING:

31. A. Housing and Community Development Block Grant Application.
B. RESOLUTION.

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 on the Housing and Community Development Block Grant Application, and inquired if anyone wished to be heard -- there was no response.

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

Prior to consideration of the resolution, Councilwoman Geissert noted the Page 13 reference to the Youth and Community Services Center, and the as yet unanswered questions in this regard -- what the nature of the program might be, the ongoing costs thereof, the extent of City responsibility? It was the suggestion of Mrs. Geissert that the application be approved, but with very specific instructions that this money not be released to this project until the Staff report is available.

City Manager Ferraro stated that he would continue to respect the Council's original reservations in that no monies will be appropriated until the report is processed with the Council.

Of further concern to Councilwoman Geissert was the fact that the Council is entering into areas of social problems -- either as agents, facilitators for private social service agencies or in the direct provision of facilities -- and yet there is a need for recognition of this fact from an administrative point of view. Hence the need, per Mrs. Geissert, to consider the establishment of a Human Resources Coordinator position - perhaps on a pilot basis which could be funded out of the Community Development Act. Such consideration was deemed premature by City Manager Ferraro who recommended that there be administration of the first year's program before such a position is entertained.

At the request of Mayor Miller, City Clerk Coil assigned a number and read title to:

RESOLUTION NO. 75-39

A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF TORRANCE TO APPROVE THE
APPLICATION FOR COMMUNITY BLOCK GRANT
FUNDS UNDER THE HOUSING AND COMMUNITY
DEVELOPMENT ACT OF 1974.

Councilman Wilson moved for the adoption of Resolution No. 75-39. The motion was seconded by Councilman Armstrong.

Prior to roll call vote on the motion, Councilwoman Geissert referred to the material received re: Rental Assistance Goals under Title II, and requested that Staff provide amplified information, particularly as it applies to units for the elderly.

Councilman Surber expressed his opinion that there are many unanswered questions, and indicated his specific dislike of the reference to Assisted Housing which states that "Assisted Housing shall be allocated in a manner that avoids undue concentration of such units in areas containing a high proportion of low income households." There are many implications in such a statement, per Mr. Surber, and, because of that, he cannot vote for this project.

The motion for the adoption of Resolution No. 75-39 carried, with roll call vote as follows:

AYES: COUNCILMEMBERS: Armstrong, Brewster, Geissert,
Wilson; Mayor Miller.
NOES: COUNCILMEMBERS: Surber, Uerkwitz. (For reasons
previously stated).

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32. REQUEST BY FASCO INVESTMENTS, INC. FOR INCREASE IN TAXICAB FARES.

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

MOTION: Councilman Uerkwitz moved to concur with the recommendation of the License Review Board to grant the second application of Fasco Investments for the following increase in rates: 80¢ flag drop and first 1/4 mile; 10¢ each 1/7th mile thereafter to 10 miles beyond entire permit boundaries; 90¢ per mile thereafter; and waiting time 20¢ per one and two-thirds minutes, \$7.20 per hour. The motion was seconded by Councilman Surber, and roll call vote was unanimously favorable.

ROUTINE MATTERS:

33. EXPENDITURES IN EXCESS OF \$300:

RECOMMENDATION OF FINANCE DIRECTOR:

That Council approve the following purchases:

A. BUDGETED EXPENDITURES:

- 1. \$868.08 to Automatic Printing for the reorder of library book transaction slips as requested by the City Librarian for book circulation.
- 2. \$922.20 to Western Water Works Supply Company for 100 water meter boxes, #3 size, as requested by the Water Department.
- 3. \$1065.19 to Motorola Communications and Electronics, Inc. for one only portable Motorola radio plus belt loop radio attachments (replacement) requested by the Police Department.
- 4. \$353.11 to Eide Industries for six salvage canvas covers as requested by the Fire Department as replacements.
- 5. \$566.68 to Southern California Fence Company for miscellaneous chain link fencing hardware as requested by the Park Services Division to repair chain link fencing in various parks.
- 6. \$644.40 to W.W. Irwin Company for technical services to modify two City gasoline and diesel storage tanks to comply with Los Angeles County Air Pollution Control Act.

7. \$305.28 to M&W Electric for two each air impact wrenches as requested by the City Garage as replacements.
8. \$1332.29 to Johnny Gillette for miscellaneous tire repair and recapping services as requested by the City Garage.
9. \$321.45 to Powerhouse, Inc. for a warranty adjustment on one only Ford Industrial Auxiliary Engine used on City rubbish trucks.
10. \$703.78 to Nixon-Egli Company for 28 each replacement street sweeper gutter broom segments as requested by the City Garage.
11. \$749.18 to A.B.C. Nursery for miscellaneous trees and plants as requested by the Park Services Division.
12. \$964.12 to LaSalle Paper Company for 41 cases of various sizes and colors of printing paper as requested by the Central Services Division.
13. \$4531.64 to Norton Electric Wholesale Mart for an annual contract to furnish various dry cell batteries "as requested" by City departments.
14. \$944.46 to Keuffel & Esser Company for furnishing 300 24"x36" Torrance preprinted sheets for engineering as requested by the Engineering Department.

B. REIMBURSABLE ITEM:

15. \$1399.20 to Snyder Electronics, Inc. for 50 each of two types of under carpet "Intruder Alarm" matting as requested by the Police Department as necessary supplies of their "Intruder Alarm" program reimbursed by Federal Grant.

34. PHASE I - Improvement of Madrona Avenue from n/o Del Amo Boulevard to Opal Street (B73-45)

RECOMMENDATION OF CITY ENGINEER:

That an additional \$255.99 be paid to the contractor, TOMEI CONSTRUCTION COMPANY.

35. PHASE III - Prairie-Madrona Project (B74-59) - Funding of Water Main Construction (Job No. 74122).

RECOMMENDATION OF CITY ENGINEER/WATER SYSTEM MANAGER:

That \$140,000* be appropriated from the Water Revenue Fund to cover costs. (*Correction of agenda item by City Engineer Weaver -- \$140,000 instead of \$130,000).

36. CLAIM of Gordon G. Messick for property damages.
37. CLAIM of Dessie Myers for personal damages.
38. CLAIM of Dwight E. Argo, Jr. for property damages.

RECOMMENDATION OF CITY CLERK:

That Items #36, 37, and #38 be DENIED and referred to the City Attorney. The insurance carrier concurs with the above action.

MOTION: Councilman Wilson moved to concur with Staff recommendations on agenda items #33, 34, 35, 36, 37, and #38. The motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

ADDENDA ITEMS:

39. RESOLUTION re: Salaries and Wage Supplemental Benefits for Manpower Training Program Participants.

RESOLUTION NO. 75-40

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF TORRANCE TO AMEND RESOLUTION
74-207 SETTING FORTH SALARIES AND WAGE
SUPPLEMENTAL BENEFITS FOR MANPOWER
TRAINING PROGRAM PARTICIPANTS.

Councilman Armstrong moved for the adoption of Resolution No. 75-40. His motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

40. FEDERAL OFFSHORE LEASING PROPOSALS.

RECOMMENDATION OF BUILDING AND SAFETY DIRECTOR:

That Council approve the letter to President Gerald Ford, of record, in order that it will be noted by the Committee and included in those in opposition to offshore oil drilling.

MOTION: Councilman Armstrong moved to concur with the recommendation of the Building and Safety Director. The motion, seconded by Councilwoman Geissert, was unanimously approved by roll call vote.

Mr. Dick Rossberg, president, Torrance Area Chamber of Commerce, outlined the Chamber's concerns relative to the energy crisis, the tremendous outflow of American dollars to the Mideast oil producing nations due to decreased oil production in the United States, etc. -- the Chamber, therefore, favors offshore oil drilling and other avenues of obtaining more energy. The speeding up of a national energy program was recommended by Mr. Rossberg.

The above motion carried, with roll call vote as follows:

AYES: COUNCILMEMBERS: Armstrong, Brewster, Geissert,
Uerkwitz, Wilson; Mayor Miller.
NOES: COUNCILMEMBERS: Surber.

41. RESOLUTIONS re: PRAIRIE-MADRONA PHASE II CONTRACT.RESOLUTION NO. 75-41

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE FINDING INSUFFICIENCY OF SURETY ON PERFORMANCE AND LABOR-AND-MATERIAL BONDS COVERING CONTRACT FOR PRAIRIE-MADRONA (PHASE II), AND DEMANDING FURTHER BOND OR ADDITIONAL SURETY COVERING COMPLETION COSTS.

Councilman Surber moved for the adoption of Resolution No. 75-41. His motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

RESOLUTION NO. 75-42

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE NEGOTIATION AND EXECUTION OF CONTRACTS FOR THE COMPLETION OF PRAIRIE-MADRONA (PHASE II) NOT EXCEEDING \$90,000, IF THE CONTRACTOR OR SURETY FAIL TO DO SO.

Councilman Wilson moved for the adoption of Resolution No. 75-42. His motion was seconded by Councilman Armstrong, and roll call vote was unanimously favorable.

ORAL COMMUNICATIONS:

42. Councilman Uerkwitz requested a copy, if possible, of past studies made by the Charter Review Committee regarding Councilmanic Districts, or any similar information of record.

43. Mr. Dick Rossberg, Torrance Area Chamber of Commerce, referred to deliberations pertaining to the Ocean Avenue School Site, noting that the citizens did vote down two ballot issues with regard to increasing funds for the School District. The Council, in considering the purchase of the land for a park, should keep in mind that a bond issue which would raise taxes to buy or maintain this land for a park would probably be voted down by the public -- therefore, if there is such a purchase, it is suggested that the money needed come from some other currently designated use which has a lesser priority, per Mr. Rossberg.

The meeting was regularly adjourned at 12:10 A.M.

#

Ava Cripe
Minute Secretary

18. City Council
March 11, 1975

APPROVED:

Ken Miller

Mayor of the City of Torrance

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