

I N D E X

City Council - July 22, 1980

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Adjournment at 12:17 a.m., July 23, 1980.

#

Peggy Laverty
Minute SecretaryCity Council
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July 22, 1980

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, July 22, 1980, at 7:00 p.m., in the Council Chambers at Torrance City Hall.

2. ROLL CALL:

Present: Councilmembers Applegate, Geissert, Rossberg, Walker, Wilson and Mayor Armstrong. Councilman Brown arrived at 7:05 p.m.
Absent: None.

Also present: City Manager Ferraro and Staff representatives.

3. FLAG SALUTE:

Mr. Dave Rankin led in the salute to the flag.

4. INVOCATION:

Reverend P. J. McHugh, Nativity Catholic Church, gave the invocation.

STANDARD MOTIONS:

5. APPROVAL OF MINUTES:

Councilman Walker moved approval of the City Council minutes of June 17, 1980, as received. His motion, seconded by Councilman Wilson, was unanimously approved by roll call vote (Councilman Applegate abstained; Councilman Brown not as yet arrived at the meeting).

6. MOTION TO WAIVE FURTHER READING:

Councilman Wilson moved that after the City Clerk has assigned a number and read title to any resolution or ordinance on tonight's agenda, the further reading thereof be waived, reserving and

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guaranteeing to each Councilmember the right to demand the reading of any such resolution or ordinance in regular order. The motion was seconded by Councilwoman Geissert, and roll call vote was unanimously favorable (Councilman Brown had not as yet arrived).

7. COUNCIL COMMITTEE MEETINGS:

None scheduled.

8. COMMUNITY MATTERS:

8a. CERTIFICATE OF APPRECIATION in recognition of support of Veterans Programs.

Mr. Clem Horvath, State Services Officer of the Veterans of Foreign Wars, presented a Certificate of Appreciation to the City of Torrance in recognition of support of Veterans Programs. This certificate was gratefully accepted by Mayor Armstrong.

8b. PROCLAMATION: Beta Sigma Phi Year - April 30, 1980 - April 30, 1981

So proclaimed by Mayor Armstrong; accepted by Miss Marge McDonald, president South Bay Council.

9. LIBRARY/PARK AND RECREATION MATTERS:

9a. RESOLUTION authorizing execution of an agreement with Torrance Area Youth Bands, Inc. for the Fiscal Year 1980-81.

RECOMMENDATION OF PARK AND RECREATION DEPARTMENT:

That your Honorable Body adopt the attached resolution authorizing the Mayor and City Clerk to execute and attest an agreement between the City and the Torrance Area Youth Bands, Inc. for the fiscal year 1980-81.

RESOLUTION NO. 80-141

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 AGREEMENT BY AND BETWEEN THE CITY OF TORRANCE AND THE TORRANCE AREA YOUTH BANDS, INC., FOR THE FISCAL YEAR 1980-81

MOTION: Councilman Wilson moved adoption of Resolution No. 80-141. His motion, seconded by Councilman Walker, was unanimously approved by roll call vote.

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10. TRANSPORTATION/PUBLIC WORKS MATTERS:10a. RESOLUTION re: license agreement with Mobil Oil Corporation.RECOMMENDATION OF ENGINEERING DEPARTMENT:

That your Honorable Body adopt the attached resolution authorizing the Mayor and City Clerk to execute and attest said license agreement.

RESOLUTION NO. 80-142

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE EXECUTION OF THAT CERTAIN LICENSE AGREEMENT DATED JULY 22, 1980 BETWEEN THE CITY OF TORRANCE AND MOBIL OIL CORPORATION PERMITTING THE LATTER TO INSTALL, OPERATE, AND MAINTAIN A PIPELINE FOR THE TRANSPORTATION OF HYDROCARBON SUBSTANCES ACROSS SEVEN CITY STREETS

MOTION: Councilman Applegate moved adoption of Resolution No. 80-142. His motion was seconded by Councilwoman Geissert, and roll call vote proved unanimously favorable.

10b. RESOLUTION re: installation of pedestrian signal on 190th Street 200 feet west of Mary Ann Drive.RECOMMENDATION OF POLICE DEPARTMENT AND DEPARTMENT OF TRANSPORTATION:

That the City Council decline to ratify the agreement authorizing the City of Redondo Beach to install and maintain a pedestrian signal on 190th Street 200 feet west of Mary Ann Drive.

Present to represent the City of Redondo Beach were: Assistant City Manager, Mr. Tim Casey, 22907 Marjorie Avenue, Torrance, and City Engineer, Mr. John Helms. Concurrence with the subject pedestrian signal was urged.

Council discussion encompassed jaywalking considerations, possible alternate locations for the signal, deactivation during peak traffic hours, liability and responsibility involved, etc.

MOTION: Councilwoman Geissert MOVED to ratify the agreement authorizing installation of the subject signal. Her motion was seconded by Councilman Brown.

A SUBSTITUTE MOTION was offered by Councilman Wilson to refer this matter to the Traffic Commission for study and for the purpose of exploring other alternatives, the matter then to return to the City Council. This motion was seconded by Councilman Rossberg.

Prior to roll call vote, Councilman Wilson expanded on the study desired, requesting that comparative costs of overpasses and underpasses

as well as other kinds of mechanisms, be explored, and alternative locations for a signal be considered in an effort to solve this problem. Dr. Wilson requested that Staff's investigation include vehicular, as well as pedestrian, counts for a significant time period.

Roll call on the substitute motion proved unanimously favorable.

- 10c. RESOLUTION re: Grant Contract with Urban Mass Transportation Administration.

RESOLUTION NO. 80-143

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR TO EXECUTE A GRANT CONTRACT WITH THE URBAN MASS TRANSPORTATION ADMINISTRATION TO ASSIST IN THE FUNDING OF LAND ACQUISITION AND ENGINEERING/DESIGN COSTS FOR A TRANSIT OPERATIONS FACILITY

Councilman Brown MOVED for the adoption of Resolution No. 80-143. His motion, seconded by Councilman Applegate, was unanimously approved by roll call vote.

- 10d. ALTERNATIVE OPTIONS for the Improvement of Sight Distance at the Intersection of Rolling Hills Road and Fallenleaf Drive.

TRANSPORTATION, ENGINEERING, AND POLICE DEPARTMENTS RECOMMENDATION:

The Transportation, Engineering, and Police Departments recommend that Option F be approved and implemented, and that \$1,500 be appropriated from the General Fund Unappropriated Reserve to finance the project.

CITY MANAGER'S NOTE: The City Manager's office feels that more time would be beneficial to adequately research the options and to attempt to develop a consensus as to the appropriate long term solution. We, therefore, concur with the suggestion to reduce the traffic speed on an experimental basis and to return the item for final determination by your Honorable Body in September.

Council discussion ensued; the various options were reviewed and desired Staff clarification, provided.

The following motion was offered:

MOTION: Councilman Applegate moved to install 4-way STOP signs. His motion was seconded by Councilman Brown.

Concerns were expressed by Councilwoman Geissert that such action would force cars to stop all day long, when most of the traffic entering and leaving the tract at this intersection is only at certain specific periods during the day.

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A SUBSTITUTE MOTION was offered by Councilman Rossberg to concur with Staff's Option F, including the third paragraph and the City Manager's note. The substitute motion was seconded by Mayor Armstrong, and carried by way of the following roll call vote:

AYES: COUNCILMEMBERS: Geissert, Rossberg, Wilson and Mayor Armstrong
 NOES: COUNCILMEMBERS: Applegate, Brown and Walker

Councilman Rossberg requested that Staff address itself to the question of line-of-sight, not only on streets, but within shopping centers, as well.

12. PLANNING AND ZONING MATTERS:

12a. RESOLUTION Re CUP 79-85, Theodore C. Buzanis, M.D.

RESOLUTION NO. 80-144

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, GRANTING A CONDITIONAL USE PERMIT TO ALLOW THE OPERATION OF AN INDUSTRIAL MEDICAL PRACTICE IN AN INDUSTRIAL ZONE ON PROPERTY LOCATED AT 20655 WESTERN AVENUE CUP 79-85, THEODORE C. BUZANIS, M.D.

MOTION: Councilman Applegate moved for adoption of Resolution No. 80-144. His motion, seconded by Councilman Walker, was unanimously approved by roll call vote.

12b. Consideration of Revisions to the Housing Action Program Adopted July 8, 1980.

Staff presentation was provided by Planning Associate Progen, and the following recommendation was noted:

RECOMMENDATION:

Planning staff recommends implementation of Strategy 3 (new construction - Plaza Del Amo and Wilson Park sites) of the Revised Housing Action Program on a co-equal basis with Strategies 1 and 2 (rehabilitation or replacement, and clearance and replacement). It is further recommended that the City Council authorize and direct staff to submit an amended timetable for implementation of Strategy 3 to HUD in response to the July 23, 1980 deadline.

Mr. Progen advised that Mrs. Betty Shapiro, by way of telephone conversation this date, indicated her support of the Staff recommendation, and related her concerns regarding the legal position of the City.

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Councilmembers Wilson and Geissert indicated their interest in a position of the U.S. Steel site as a possible alternative location in conjunction with the property on Van Ness at Arlington. Mrs. Geissert noted interest in an analysis of this property for such a purpose.

The following motions were offered:

MOTION: Councilwoman Geissert moved to concur with Staff recommendation to make Strategy 3 co-equal with Strategies 1 and 2, and to submit the plan in that form. Her motion was seconded by Councilman Wilson.

A SUBSTITUTE MOTION was then offered by Councilman Rossberg to do none of the above. This motion was seconded by Councilman Applegate.

Roll call vote on the above motions was taken later in the meeting -- see Page 8.

Councilman Rossberg then spoke to the issue, recommending, first to "Say NO to HUD." Mr. Rossberg then advocated putting together a "do-it-yourself" program for the City of Torrance which would address housing assistance for needy senior citizens and handicapped, and also assistance, through programs such as CETA, in obtaining better paying jobs for other low and moderate income families. The possibility of funneling future increases in the Utility Users Tax into such a program was also suggested by Mr. Rossberg -- local control was strongly recommended.

Audience comments were then invited by Mayor Armstrong.

First to speak was Ms. Mary Perry, 1414 Cravens Avenue, who addressed her concerns to her property in the Downtown Redevelopment Area.

Members of the audience speaking in opposition to the HUD program were: Mrs. Pat Uerkwitz, representing the Active Citizens of Torrance; Mr. Harvey Day, 3033 Opal Street; Mrs. Pricilla Papajohn, 4013 Merrill; Mr. John DeGroot, 22859B Nadine Circle; Ms. Nancy Boschetti, 2313 West 235th Place; Mr. Ellis M. Hurn, 2918 Opal Street; Ms. Maria Ernst, 22908 Adolph Avenue; Mr. John Papajohn, 4013 Merrill Street; Mr. Ed Greene, 3205 Onrado Street; Mr. Larry Callistead, 17019 Casimir; and Ms. Alexandra Finale, 19329 Hinsdale.

Favoring the HUD program were: Ms. Olga Thorington, 1504 Madrid, Apt. #3; Mrs. Jeanette Pierson, 5620 Bartlett Drive, speaking for the Torrance League of Women Voters (correspondence of record); Ms. Fronda Port, 5540 Konya Drive; Mr. Bill Bolte, executive committee of the California Association for the Physically Handicapped, residence at 3455 Emerald Street; Mr. Robert Hersh, 15233 Ventura Boulevard, Sherman Oaks, developer and owner of over 120 HUD developments; and Mr. Bob Fraser, president of Central Torrance Homeowners Association.

Mr. Rich Cornwall, 2070 236th Place, president of Torrance National Little League, requested that the property on Plaza Del Amo (Strategies 3A and 3B) be retained for use as Little League fields, as there are virtually no prospects for relocation in the area.

Councilmembers then addressed their comments to the issue at hand.

Councilman Applegate advocated assistance at the local level by way of job training programs, etc.

In Councilman Walker's opinion, were Staff's recommendation to be adopted, it would be impossible to extricate the City from the HUD program at a later date. The wishes of the community should be represented, per Mr. Walker.

Councilman Brown stated that he would support the Staff recommendation in the spirit of addressing the housing needs of the poor. Mr. Brown would concur with Mrs. Geissert's earlier suggestion that the Van Ness site be explored together with acquisition of a portion of the U.S. Steel site.

At the request of Councilman Wilson, City Attorney Remelmeyer explained the role of HUD in terms of the legal responsibility of the City of Torrance, noting, in part, that there is not only a contractual relationship with HUD to provide housing as set forth in an acceptable housing program, but also an almost mandatory duty to comply with the Civil Rights statutes as interpreted by HUD and the Federal Judiciary.

Councilman Wilson noted his opinion that this is a law which he has been elected to uphold -- this is a legal matter and a moral responsibility and will affect many people, thus his support of Staff's recommendation.

Councilwoman Geissert stated her opinion that the program under discussion is one aimed at providing housing and correcting blight in cities -- the City of Torrance has problems in both of these areas and chose in 1974 to participate in the program, thus giving this City the capacity to address some of these problems, as well as the continuing deterioration of the Downtown area.

Councilman Rossberg reviewed the past history of the City's dealings with HUD, and noted his opinion that the rules have now been changed -- he would recommend local control.

Mayor Armstrong reviewed some of the programs available under HUD, and the philosophy of providing assistance to those in need, the power and responsibilities of local governments, etc., and deemed it a matter of conscience, principle and honor that he cast his vote in favor of Staff's recommendation.

Roll call on Councilman Rossberg's substitute motion was as follows:

AYES: COUNCILMEMBERS: Applegate, Rossberg and Walker
 NOES: COUNCILMEMBERS: Brown, Geissert, Wilson and
 Mayor Armstrong

Roll call on the main motion is reflected below:

AYES: COUNCILMEMBERS: Brown, Geissert, Wilson and
 Mayor Armstrong
 NOES: COUNCILMEMBERS: Applegate, Rossberg and Walker

Councilman Applegate stated that the above action results in the adoption of a new revised Housing Action Plan which, in his opinion, comes under Article XXXIV of the State Constitution and must go to the people for a vote.

City Attorney Remelmeyer rendered a general ruling that tonight's action does not come under Article XXXIV; however, noted that he will check further and if a different opinion is reached, he will so inform the Council.

It was the request of Councilman Applegate that the City Attorney examine the wording of the Housing Action Plan in order to have the actual adopted plan weighed against the existing law. Councilman Brown joined in that request, and further requested that a formal opinion come forth from the City Attorney.

MOTION: Councilman Applegate moved to request the City Attorney to investigate whether or not Article XXXIV is applicable to the Housing Action Plan and prepare a formal opinion in this regard. His motion was seconded by Councilman Brown, and roll call vote proved unanimously favorable.

ORDINANCE NO. 2968 (ORDINANCE B)

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE PROHIBITING THE CITY'S DEVELOPMENT, CONSTRUCTION OR ACQUISITION OF ANY LOW RENT HOUSING PROJECT WITHOUT A VOTE OF THE PEOPLE; PROHIBITING THE CITY'S OWNERSHIP, OPERATION OR MANAGEMENT OF A HOUSING PROJECT FOR LOW OR MODERATE INCOME FAMILIES; AND REPEALING EMERGENCY ORDINANCE NO. 2954

MOTION: Councilman Brown moved approval of Ordinance No. 2968, at its first reading. His motion was seconded by Councilwoman Geissert, and carried as shown below:

AYES: COUNCILMEMBERS: Brown, Geissert, Wilson and
 Mayor Armstrong
 NOES: COUNCILMEMBERS: Applegate, Rossberg and Walker

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The hour being 10:00 p.m., a brief recess was called.

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14. PERSONNEL MATTERS:14a. EXECUTIVE SESSION re: hours, wages and working conditions

See Page 12.

15. HEARINGS:15a. ZC 80-4, Salem Manor: Request for approval of a change of zone from R-2 to R-3 on the south side of Carson Street between Date Avenue and Elm Avenue.RECOMMENDATION OF PLANNING DEPARTMENT/PLANNING COMMISSION:

Approval of this zone change request from R-2 to R-3 PP.

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

Mayor Armstrong announced that this was the time and place for the hearing on ZC 80-4, and invited the proponent to speak.

Mr. George Krikorian, 21957 Hawthorne Boulevard, reviewed his proposed 30-unit condominium project, and requested favorable consideration of the subject zone change request. Mr. Krikorian stated, for the record, that it never was, nor is it now, their intention to develop this property to a maximum R-3 density; further, he is willing to sign any contractual agreement desired by the City to so stipulate. Staff conditions were indicated as acceptable by this speaker.

Opposition to the proposed zone change request was voiced by Mr. Ed Greene, 3205 Onrado, representing members of the Madrona Home-owners Association. Mr. Greene deemed this spot zoning and stated his firm opinion that it would prove to adversely impact the surrounding neighborhood.

There being no one else who wished to speak, Councilman Walker moved to close the hearing; his motion was seconded by Councilman Brown, and roll call vote proved unanimously favorable.

MOTION: Councilman Walker moved to approve ZC 80-4, from R-2 to R-3 PP. His motion was seconded by Mayor Armstrong.

Prior to roll call vote, Councilman Brown noted his concerns regarding the spot zoning nature of the proposal as it is related to density -- he would favor the condominium approach limited to R-2 density restrictions.

Councilman Applegate announced that he would abstain in voting because of some work that he is doing in the area.

The motion for approval carried by way of the following roll call vote:

YES: COUNCILMEMBERS: Rossberg, Walker, Wilson and Mayor Armstrong
 NOES: COUNCILMEMBERS: Brown and Geissert
 ABSTAIN: COUNCILMEMBERS: Applegate

Councilwoman Geissert noted that she concurs with Councilman Brown's reasoning on this item regarding R-2 density -- she requested that the Planning Commission's recent recommendation to allow condominium uses in R-1 and R-2 zones be expedited for Council consideration.

17. ADMINISTRATIVE MATTERS:

17a. RESOLUTION Authorizing Purchase of U.S. Steel's Water Rights.

RESOLUTION NO. 80-145

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE EXECUTION OF A CONTRACT TO PURCHASE UNITED STATES STEEL CORPORATION'S WEST COAST BASIN WATER PUMPING RIGHTS

MOTION: Councilman Wilson moved approval of Resolution No. 80-145. His motion, seconded by Councilman Walker, was unanimously approved by roll call vote.

City Manager Ferraro acknowledged, with appreciation, the cooperation of Mr. Robert Peck of U.S. Steel Corporation, in consumation the above agreement.

18. SECOND READING ORDINANCE

18a. ORDINANCE 2967.

ORDINANCE NO. 2967

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING SECTION 91.10.12 TO THE TORRANCE MUNICIPAL CODE TO REQUIRE PLANNING COMMISSION REVIEW FOR DEVELOPMENT IN THE R-P ZONE AND REPEALING ORDINANCE NO. 2965 RELATING TO THE SAME PURPOSE

MOTION: Councilwoman Geissert moved for the adoption of Ordinance No. 2967, at its second and final reading. Her motion was seconded by Councilman Walker, and roll call vote was unanimously favorable.

20. CONSENT CALENDAR:

- 20a.
- REQUEST FOR COUNCIL AUTHORITY
- disposal of surplus City vehicles via commercial public auction.

RECOMMENDATION OF FINANCE DIRECTOR/PURCHASING SUPERVISOR/STREET MAINTENANCE SUPERINTENDENT/EQUIPMENT SUPERINTENDENT:

That Council authorize the sale of listed SURPLUS City vehicles and other equipment utilizing the services of a commercial vehicle auction outlet, the Ken Porter Auction Co.

- 20b.
- NOTICE OF COMPLETION
- water main in Border Avenue and in Van Ness Avenue from Carson Street to Harpers Way.

RECOMMENDATION OF CITY ENGINEER/WATER SYSTEM MANAGER

That the work be accepted and final payment be made to G. R. Frost, Inc.

- 20c.
- RENEWAL OF BUS PHYSICAL DAMAGE INSURANCE.

RECOMMENDATION OF CITY MANAGER/DIRECTOR OF TRANSPORTATION

It is the recommendation of the City Manager and the Director of Transportation that Your Honorable Body authorize: (1) Renewal of Bus Physical Damage Insurance with Fireman's Fund Insurance Company at a premium cost of \$11,311.00 for Fiscal Year 1980-1981 for the 33 buses now in service, and (2) Authorize insurance payments to Fireman's Fund under the same policy in the amount of \$1,303.00 each for the 13 new buses as they are delivered. Funds for this insurance have been included in the 1980-1981 Budget.

Councilman Applegate MOVED to approve the Consent Calendar. His motion, seconded by Councilman Walker, carried unanimously by roll call vote.

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At 10:54 p.m., the Council recessed and reconvened as the Redevelopment Agency, returning to its agenda at 11:10 p.m.

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22. ORAL COMMUNICATIONS:

22a. City Manager Ferraro advised that Mr. Bob Williams will be the new Los Angeles Times reporter for the City of Torrance.

22b. Councilman Brown inquired regarding the status of the De Concini amendment. Updated information was provided by Sr. Administrative Assistant Clark -- a resolution to be forthcoming July 29th.

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22c. The status of SB 2827 regarding restrictions on local programming of cable television was requested by Councilwoman Geissert -- City Attorney Remelmeyer to follow through and report back July 29th.

22d. MOTION: Councilman Wilson moved that the City Council appropriately recognize Sharon Asato, 1980 South Bay JACL Queen. His motion was seconded by Councilman Walker, and approval was unanimous.

22e. Councilman Rossberg commended the Police Department on the contribution by Captain Wyant at a recent Del Amo Rotary meeting.

22f. It was the request of Mayor Armstrong that Staff monitor the County's activities regarding the leakage of methane gas from the County Landfill into a Torrance home.

22g. Mayor Armstrong named Councilwoman Geissert as delegate to the Educational Council of Torrance.

22h. Mayor Armstrong commended Sr. Administrative Assistant Elaine Winer, for her efforts regarding the Consolidated Youth Employment Program.

22i. Police Officer Ed Estrada addressed the Council regarding the concerns and goals of this year's negotiations.

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14. PERSONNEL MATTERS:

14a. EXECUTIVE SESSION re: hours, wages and working conditions.

At 11:20 p.m., the Council recessed for the purpose of an Executive Session, returning to take the following action at 12:15 a.m., July 23, 1980.

MOTION: Councilman Applegate moved to instruct the City Attorney to make the necessary legal interpretations of correspondence, of record, from AFSCME Local 1117, and to contact Mr. Robins of the Area Council. His motion was seconded by Councilman Walker, and carried unanimously by roll call vote.

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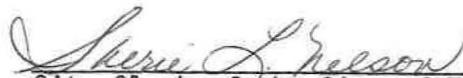
The meeting was regularly adjourned at 12:17 a.m., July 23rd.

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Peggy Laverty
Minute Secretary

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City Clerk of the City of Torrance


Mayor of the City of Torrance