

I N D E X

City Council - August 26, 1980

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Adjournment at 11:12 p.m.

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Peggy Laverty
Minute Secretary

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MINUTES OF A REGULAR MEETING OF
THE TORRANCE CITY COUNCILOPENING CEREMONIES:1. CALL TO ORDER:

The Torrance City Council convened in a Regular Meeting on Tuesday, August 26, 1980, at 7:00 p.m., in the Council Chambers at Torrance City Hall.

2. ROLL CALL:

Present: Councilmembers Applegate, Brown, Geissert, Rossberg, Walker, Wilson and Mayor Armstrong. Absent: None.

Also present: City Manager Ferraro and Staff representatives.

3. FLAG SALUTE:

Mr. Leo Coleman led in the salute to the flag.

4. INVOCATION:

Reverend Charles Magnuson, Del Amo Christian Church, provided the invocation.

STANDARD MOTIONS:5. APPROVAL OF MINUTES:

MOTION: Councilman Applegate moved for adoption of the minutes of August 5, 1980, as received. His motion was seconded by Councilman Brown, and roll call vote was unanimously favorable.

6. MOTION TO WAIVE FURTHER READING:

Councilman Applegate 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 guaranteeing to each Councilmember the right to demand the reading of any such resolution or ordinance in regular order. The motion, seconded by Councilwoman Geissert, carried unanimously by roll call vote.

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7. COUNCIL COMMITTEE MEETINGS:

None scheduled.

* * *

At this point in the meeting, City Librarian Buckley introduced Mr. Andy Jones of England who is visiting this country under the Foreign Student Exchange Program. A warm welcome was extended by all.

* * *

8. COMMUNITY MATTERS:8a. PROCLAMATION - "Union Label Week."

So proclaimed by Mayor Armstrong.

8b. PRESENTATION of Quarterly Beautification Scene Awards:

Chairman of the Environmental Quality and Energy Conservation Commission, Mrs. Fran Limbird, presented the following awards:

Residential Land Use: Earl McVicar
2562 Torrance Boulevard

Commercial Land Use: Gary Robert Johnson
24254 Hawthorne Boulevard

Industrial Land Use: Gerald and Dorothy Meyer
3701 240th Street

9. LIBRARY/PARK AND RECREATION MATTERS:9a. PRESENTATION BY TORRANCE ROSE FLOAT ASSOCIATION:

Mrs. Georgene Griswold, President of the Torrance Rose Float Association, 244 Avenida Atezada, presented a rendering of the City of Torrance 1981 Rose Float entry.

9b. RESOLUTION re City of Torrance entry in the 1981 Pasadena Tournament of Roses Parade:

RESOLUTION NO. 80-194

A RESOLUTION OF THE CITY COUNCIL OF THE CITY
OF TORRANCE AUTHORIZING THE MAYOR AND CITY
CLERK TO EXECUTE AND ATTEST THAT CERTAIN
CONTRACT BETWEEN THE CITY AND C. E. BENT AND

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SON, INC., FOR THE DESIGN, CONSTRUCTION, ENTRY, DISPLAY, AND OPERATION OF A FLOAT IN THE 1981 PASADENA TOURNAMENT OF ROSES PARADE

MOTION: Councilman Wilson moved for the adoption of Resolution No. 80-194. His motion, seconded by Councilman Walker, was unanimously approved by roll call vote.

- 9c. RESOLUTION authorizing execution of a contract between the City and the Forest Service of the United States Department of Agriculture:

RESOLUTION NO. 80-195

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THAT CERTAIN CONTRACT BETWEEN THE CITY AND THE FOREST SERVICE OF THE UNITED STATES DEPARTMENT OF AGRICULTURE PROVIDING FOR THE SHARING OF COSTS FOR THE FLOAT TO BE ENTERED BY THE CITY OF TORRANCE IN THE 1981 TOURNAMENT OF ROSES PARADE

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 80-195. Her motion, seconded by Councilman Rossberg, was unanimously approved by roll call vote.

- 9d. RESOLUTION re decorating of rose float:

RESOLUTION NO. 80-196

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 AND THE TORRANCE ROSE FLOAT ASSOCIATION FOR FURNISHING LABOR NECESSARY FOR THE DECORATING OF A FLOAT IN THE 1981 TOURNAMENT OF ROSES PARADE

MOTION: Councilman Wilson moved for the adoption of Resolution No. 80-196. His motion was seconded by Councilwoman Geissert and roll call vote was unanimously favorable.

10. TRANSPORTATION/PUBLIC WORKS MATTERS:

- 10a. TURN RESTRICTIONS AT MADISON AND SAMUEL STREETS/LOMITA BOULEVARD:

DEPARTMENT OF TRANSPORTATION RECOMMENDATION:

That the turn restrictions be removed from both the intersections of Madison and Samuel Streets with Lomita Boulevard.

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DEPARTMENT OF TRANSPORTATION NOTE:

If the City Council opts to continue traffic restrictions, the Department of Transportation recommends immediate implementation of Option 16. The Department of Transportation has no objection to Option 9, as a further action.

The Department of Transportation notes the Police Department's concerns with the increasing traffic problems in the Lomita Boulevard area between Crenshaw and Hawthorne and supports the search for an overall long-term solution to the Lomita Boulevard area traffic problem.

Mayor Armstrong noted receipt of supplementary material from the Fire Department with their recommendation that the feasibility of extending Madrona to connect with Lomita Boulevard be reassessed.

Fire and Police Department recommendations (of written record) were reviewed at this time, followed by a formal presentation by Sr. Associate Transportation Engineer Collins. Audience comments were then invited.

Those speaking in favor of removing the existing barricades were: Mr. Morey Goldfine, 23115 Samuel; Mr. John Keenan, 3715 Lomita, urged implementation of Option 16; Mr. Frank Meyers, 3131 Lomita, recommended one-way streets, and implementation of Option 16; and Mr. Karl Fechner, Surf Medical Center, if barriers remain, recommends Option 9 or 9B.

Opposed to removing the barricades were: Mr. Jack LeResche, 3634 West 228th, approves either Option 9 or 9B; Mrs. Peggy Hollander, 22959B Nadine Circle, speaking for New Horizons, opposed Option 15; Mr. John McAulay, 23025 Samuel, Apt. #14, recommended Option 9 or 9B, plus the following considerations: signal control at Skypark and Hawthorne Boulevard to encourage egress onto Hawthorne; widen Crenshaw and Lomita near intersection; remove bottleneck from north side of Lomita near Hawthorne to allow another right turn lane; move bus stop to south side of Lomita; install NO PARKING on Hawthorne; and restrict left turns except at traffic controlled intersections on Lomita during peak hours; Ms. Kathy Herbelin, 3602 West 227th, favors Option 9 or 9B; Mr. Lee Robinson, 3615 West 227th Place (correspondence of record); Mr. Craig Montgomery, 23122 Samuel, Apt. #16, prefers Option 3, but would accept Option 4; and Mr. Charles Browning, 22931 Madison.

Mr. Milt Keiser, resident of 229th/230th Streets, offered his opinion that 90% of the existing problem is on 229th Street. Mr. E. C. Stratford, 2805 West 233rd Street, requested, and received, clarification of the Staff recommendation as it concerns Madison Street.

MOTION: Councilwoman Geissert moved to adopt Option #16, to be implemented at the earliest possible date; further, to adopt Option #9, to be implemented immediately, and then to be reevaluated after Option #16 is completed. Additionally, when development takes place to the east of Kashiwa Street, instruct Staff to come back, as a part of that development plan, with an extension of Kashiwa Street to Crenshaw Boulevard. The motion was seconded by Councilman Wilson.

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Prior to roll call vote, Councilman Walker acknowledged, with great appreciation, the patience exercised by the commercial enterprises affected by the traffic patterns which have developed as a result of the barricades.

Police Captain Lanham commented that on Option #16, the Police Department is also recommending the immediate posting of Hawthorne Boulevard from Lomita to Sepulveda NO STOPPING ANYTIME.

Councilman Brown recommended appropriate signage and restrictions warning those exiting from the Surf Medical Building parking lot onto Samuel Street, in order that right turns not be erroneously executed. It was also recommended by Councilman Walker that there be police monitoring during peak hours "for the first week or so."

At this time, Mayor Armstrong appointed a citizens Ad Hoc Samuel/Madison Committee to pursue ideas, share concerns, and do some long-term looking at this problem. Members of this committee: Mr. Fechner, Mr. LeResche, Mr. Keenan, Mr. Browning, Mrs. Lenore Johnson (New Horizon), Mr. McAulay, Mr. Robinson, and Ms. Herbelin.

Roll call vote on Councilwoman Geissert's motion proved unanimously favorable.

Councilman Applegate requested that Police Department concerns be set for consideration before the Traffic Commission. It was the direction of Mayor Armstrong that this Commission also discuss the location of the bus stop as to convenience and efficiency -- further, that the scheduling of Southern California Edison on Lomita Boulevard be checked.

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- 10b. REQUEST BY CITY OF REDONDO BEACH for ratification of an agreement allowing them to install and maintain a traffic signal on 190th Street, 200 feet west of Mary Ann Drive.

TRAFFIC COMMISSION/POLICE DEPARTMENT/DEPARTMENT OF TRANSPORTATION RECOMMENDATION:

The Torrance Traffic Commission, the Police Department, and the Department of Transportation recommend that your Honorable Body 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.

MOTION: Councilman Applegate moved to concur with the above stated recommendation for denial. His motion was seconded by Councilman Rossberg.

Representing the City of Redondo Beach on this issue was Mr. Tim Casey, Assistant City Manager of Redondo Beach, 22907 Marjorie Avenue, who requested favorable consideration, noting, for the record, their acceptance of the modified language drafted by the Torrance City Attorney's office strengthening Redondo Beach's indemnification of the City of Torrance, etc.

Councilwoman Geissert offered a SUBSTITUTE MOTION to grant the subject request to Redondo Beach; seconded by Councilman Walker, and carried as shown below:

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

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

RESOLUTION NO. 80-197

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND THE CITY CLERK TO EXECUTE AN AGREEMENT BETWEEN THE CITY OF TORRANCE AND THE CITY OF REDONDO BEACH AUTHORIZING THE CITY OF REDONDO BEACH TO INSTALL A PEDESTRIAN CROSSWALK SIGNAL 200 FEET WEST OF THE INTERSECTION OF 190TH STREET AND MARY ANN DRIVE

MOTION: Councilman Walker moved adoption of Resolution No. 80-197. His motion was seconded by Councilwoman Geissert, and carried as follows:

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

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10c. AWARD OF CONTRACT TO MUSHROOM CONSTRUCTION COMPANY for the Hawthorne Boulevard and Torrance Boulevard intersection improvement.

RECOMMENDATION OF CITY ENGINEER:

That the contract be awarded to MUSHROOM CONSTRUCTION COMPANY and all other bids be rejected; and that \$100,000 be appropriated from Gas Tax Funds to cover construction costs.

MOTION: Councilman Wilson moved to concur with the above stated recommendation of the City Engineer and to appropriate necessary funds. His motion was seconded by Councilwoman Geissert, and roll call vote proved unanimously favorable.

10d. AWARD OF CONTRACT TO GRIFFITH COMPANY for Carson Street Project from Hawthorne Boulevard to 933 feet west of Madrona Avenue.

RECOMMENDATION OF CITY ENGINEER:

That the contract be awarded to GRIFFITH COMPANY and all other bids be rejected.

MOTION: Councilman Applegate moved to concur with the above noted recommendation. His motion, seconded by Councilman Brown, carried unanimously by roll call vote.

10e. APPROVAL OF PARCEL MAP NO. 12407.

RECOMMENDATION OF CITY ENGINEER:

That the City Council approve Parcel Map No. 12407, finding that --

- a) Each of the tenants of the proposed condominium has been or will be given 120 days written notice of intention to convert prior to termination of tenancy due to the conversion or proposed conversion.
- b) Each of the tenants of the proposed condominium has been or will be given notice of an exclusive right to contract for the purchase of their respective units upon the same terms and conditions that such units will be initially offered to the general public or terms more favorable to the tenant.

MOTION: Councilman Wilson moved to concur with the recommendation of the City Engineer. His motion, seconded by Councilman Applegate, was unanimously approved by roll call vote.

11. POLICE AND FIRE MATTERS:11a. RESOLUTION re "Local Option" on Fireworks sale.RESOLUTION NO. 80-198

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE REQUESTING THE STATE LEGISLATURE TO AMEND STATE LAW TO AUTHORIZE CITIES TO BAN FIREWORKS ON A "LOCAL OPTION" BASIS

MOTION: Councilman Brown moved for adoption of Resolution No. 80-198. His motion was seconded by Councilwoman Geissert, and roll call vote proved unanimously favorable.

12. PLANNING AND ZONING MATTERS:12a. RESOLUTION re PP 80-3, Chris Gerold.RESOLUTION NO. 80-171

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA APPROVING A PRECISE PLAN OF DEVELOPMENT TO ALLOW THE CONSTRUCTION OF A SINGLE-STORY ADDITION TO AN EXISTING SINGLE-FAMILY RESIDENCE IN THE R-1 ZONE AT
4913 PASEO DE LAS TORTUGAS
PP 80-3, CHRIS GEROLD

Councilman Wilson noted, for the record, that he heard the tape on this matter.

MOTION: Councilman Walker moved adoption of Resolution No. 80-171. His motion, seconded by Councilman Rossberg, carried by way of the following roll call vote:

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

12b. ORDINANCE re ZC 79-21, Charles Gotanda.ORDINANCE NO. 2971

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA AMENDING DIVISION 9 OF THE TORRANCE MUNICIPAL CODE TO RECLASSIFY THAT CERTAIN PROPERTY WHICH IS LOCATED AT THE NORTHEAST CORNER OF ARTESIA BOULEVARD AND CASIMIR AVENUE
ZONE CHANGE CASE 79-21, CHARLES GOTANDA

MOTION: Councilman Wilson moved approval of Ordinance No. 2971, at its first reading. His motion, seconded by Councilwoman Geissert, was unanimously approved by roll call vote (Councilman Brown abstained).

12c. Considered later in the meeting - see below.

12d. RESOLUTION re GPA 79-4, Charles Gotanda.

RESOLUTION NO. 80-199

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, AMENDING THE LAND USE ELEMENT OF THE GENERAL PLAN ADOPTED AUGUST 29, 1974 BY RESOLUTION 74-194 TO REVISE THE DESIGNATION OF PROPERTY LOCATED AT THE NORTHEAST CORNER OF ARTESIA BOULEVARD AND CASIMIR AVENUE FROM COMMERCIAL TO RESIDENTIAL USE
GPA 79-4, CHARLES GOTANDA

MOTION: Councilman Wilson moved adoption of Resolution No. 80-199. His motion, seconded by Councilman Walker, carried unanimously by roll call vote (Councilman Brown abstained).

* * *

The hour being 8:20 p.m., a brief recess was called.

* * *

12c. CONSIDERATION OF ALTERNATIVE PERMIT PROCEDURES governing future encroachments into public rights-of-way in the Downtown Torrance Redevelopment Project Area.

RECOMMENDATION OF PLANNING DEPARTMENT/LAND MANAGEMENT TEAM:

Approval of Alternative Five: "Delete Encroachment Agreement and insurance requirement, but retain Application for Encroachment Permit and Encroachment Permit with the City assuming liability for claims."

Councilman Brown indicated opposition to Alternative Five because of the City assuming liability for claims. The matter was discussed briefly, and desired clarification was provided by Staff, followed by the following action:

MOTION: Councilman Rossberg moved approval of Alternative Six: "Delete Encroachment Agreement and insurance requirement, but retain Application for Encroachment Permit and Encroachment Permit submitted with proof, if any, of existing liability insurance coverage by the applicant."

The motion, seconded by Councilman Applegate, was unanimously approved by roll call vote.

12d. Considered earlier - see Page 9.

12e. RECONSIDERATION OF EXECUTION OF A CONTRACT for an additional 158 units of Section 8 Rental Assistance Authority.

PLANNING DEPARTMENT RECOMMENDATION:

Staff recommends that action on the annual contributions contract for additional Section 8 Rental Assistance Authority be postponed until a local housing program is considered by Council at its October 14, 1980 meeting.

Councilman Rossberg expressed his sincere appreciation and offered congratulations to all those involved in the meeting with HUD officials this date. It was noted by Mr. Rossberg that HUD "extended their hand" and indicated a desire to assist the City of Torrance on a positive basis -- progress briefings were recommended by Mr. Rossberg.

MOTION: Councilman Brown moved to concur with the above stated Staff recommendation. His motion, seconded by Councilman Applegate, was unanimously approved by roll call vote.

At this time there were remarks forthcoming from the audience.

Ms. Mary Perry, 1414 Cravens, inquired if she were "back on the list again," and was assured by the Mayor that she is not.

Mrs. Kay White, President of Torrance League of Women Voters, 645 Via los Miradores, read aloud from a prepared statement of record, urging approval of the contract at this time.

Appreciation for Section 8 Rental Assistance was voiced by Ms. Ann Arnold, 21003 Amie Avenue, Apartment 22.

Mr. Don Reefer, 2922 West 227th Street, commended the City Council on its initiative on this program, and suggested that a progress report in mid-September might be appropriate.

City Manager Ferraro, at the request of Mayor Armstrong, indicated that progress by way of "Information Only" items will be forthcoming to the Council.

15. HEARINGS:

15a. CUP 76-61, Chien Sze (Joseph Corso): Continued public hearing regarding an appeal of Planning Commission denial of a request for a modification of a Conditional Use Permit to extend hours of operation in the C-3 zone at 3800 Pacific Coast Highway.

Mayor Armstrong announced that this is the time and place for this continued public hearing, and, following a brief presentation by Planning Associate Woodward, invited comments from the audience.

Attorney for the Sze's, Mr. Michael Stetson, 1801 South Catalina, Redondo Beach, noted concurrence with all conditions imposed, and indicated that his clients would agree to installation of appropriate signage directing their patrons to the appropriate parking area, and, as has been requested by the property whereon the parking lease is being negotiated, the posting of a guard to further direct restaurant patrons. Mr. Stetson submitted a petition containing some 575 signatures, plus one letter, requesting favorable consideration of the requested modification.

Next to speak was Mr. Jack Brown, 111 Via Monte D'Oro, who reviewed his personal experiences with the proponents, and the apparent lack of cooperation in the past. Mr. Brown pointed out that a "concrete" parking agreement has not been reached to date with Mr. Fox, owner of the parcel under consideration for parking.

Mr. Norman Miller, also an attorney for the Sze's, noted his opinion that the requirement of signing and of a guard is not normal procedure in this City, and recommended that the Council keep in mind the realities of commercial parking (cross access) in any city.

Mr. Stetson returned to state that the stipulations he has made still stand.

Next to speak was Mr. Martin Fox, owner of the parcel under negotiations for parking, who advised that there are many problems to be resolved prior to the reaching of an agreement, and proposed a meeting with all interested parties in an attempt to reach a common solution.

Mr. Mike Farrington, 24823 Winlock Road, a patron of the restaurant, suggested that the patrons be made aware of the problem they are creating for the owners of the restaurant and elicit their cooperation insofar as parking is concerned.

Mr. Cort Dougherty, 2345 190th Street, Redondo Beach, called attention to the absence of police calls to the subject location since the restaurant has been in operation, as compared to the previous history in this regard. Approval was urged by this speaker.

There being no further audience comments, Councilwoman Geissert moved to close the hearing. Her motion was seconded by Councilman Applegate, and roll call vote was unanimously favorable.

MOTION: Councilwoman Geissert moved to concur with the Planning Department and approve the requested modification of CUP 76-61, subject to all conditions set forth by Staff, and the following added conditions:

- (1) That the parking area be signed to the satisfaction of the Planning Department Staff;
- (2) That an attendant be on duty in the parking lot at hours arranged and agreed to with the Planning Department Staff;
- (3) That there be a quarterly administrative review commencing 90 days after the signing of the lease; and,
- (4) That no customer of the Peking 46 may utilize the parking lot of Mr. Brown except with the personal consent of Mr. Brown.

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The motion was seconded by Councilman Brown, and roll call vote proved unanimously favorable.

* * *

At 9:40 p.m., the City Council/Redevelopment Agency met in joint session, during which time the following item was considered:

- 15b. CUP 80-26, FAB, A General Partnership: JOINT PUBLIC HEARING by the City Council and Redevelopment Agency concerning request for approval of a Conditional Use Permit to allow the construction of a parking structure in the Skypark Redevelopment Project Area and a 12-lot subdivision for commercial and condominium purposes.

An affidavit of publication was presented by City Clerk Nelson, and it was ordered filed, there being no objection.

Counsel Remelmeyer requested that the Agency/Council continue the portion of the subject item pertaining to the 12-lot subdivision for one week, in order to allow Staff an opportunity to analyze further the request for a condominium purpose as part of the subdivision. Testimony on all aspects of the hearing may be taken at this time, per Mr. Remelmeyer.

It was the request of Mr. Applegate that it be stipulated in the CC&R's for the condominiums that parking is not to be assigned or reserved, nor is parking to be on a paid basis. This condition was agreed to by the president of Torino Construction, Mr. Dick Huddleson, 24050 Madison Street.

At this time Mr. Rossberg moved to close the portion of the hearing pertaining to the parking structure and to continue the matter of the condominium portion for one week. His motion was seconded by Mr. Walker, and, there being no objection, it was so ordered.

RESOLUTION NO. 80-200

A JOINT RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, AND THE REDEVELOPMENT AGENCY OF THE CITY OF TORRANCE, CALIFORNIA, GRANTING A CONDITIONAL USE PERMIT TO ALLOW THE CONSTRUCTION OF A TWO-STORY OFFICE BUILDING (BUILDING #6) AND THE CONSTRUCTION OF A PARKING STRUCTURE IN THE SKYPARK REDEVELOPMENT PROJECT AREA: CUP 80-26, FAB, A GENERAL PARTNERSHIP

MOTION: Mr. Walker moved adoption of Resolution No. 80-200. His motion, seconded by Mr. Rossberg, carried unanimously by roll call vote.

At 9:50 p.m., Mr. Rossberg moved to continue the hearing with reference to the subdivision to September 2, 1980, 6:00 p.m. His motion was seconded by Mr. Walker, and roll call vote was unanimously favorable.

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Council business resumed.

16. APPEALS:

16a. D 80-12, JOSEPH BENERON: Appeal of a Planning Commission condition of approval requiring parking as a condition of development at 3661 Torrance Boulevard. Planning Commission and Planning Department recommend DENIAL.

Mayor Armstrong announced that it has been determined by City Attorney Remelmeyer that the subject matter is properly before the Council at this time. Audience comments were invited.

Attorney for the owners of the northerly 330 feet of the subject property, Mr. Darby Silverberg, 3667 Torrance Boulevard, provided an extensive review of the history of the subject property and the hardship that would be experienced were the subject appeal not granted. Mr. Silverberg stated that the only condition they now consider acceptable is Condition #5 -- all other conditions pertain to parking or easements, and, thus, are not acceptable to the applicant. In Mr. Silverberg's opinion, the time to consider parking is when the new owners develop the northerly property, and not at this time.

Dr. Woodrow Weiss, 3679 Torrance Boulevard, provided additional information on the parcel, and urged favorable consideration of the appeal.

There being no further audience comments, Councilman Walker moved to close the hearing; seconded by Councilman Rossberg; and roll call vote proved unanimously favorable.

Councilman Walker indicated his opinion that granting the subject appeal would merely pass on a problem that will have to be faced ultimately and would potentially be creating a monster.

Councilman Brown inquired regarding the possibility of existing parking problems, and was advised by Planning Associate Woodward that, upon a visit to the site on a weekday midafternoon, she observed one vacant parking space with three cars parked in the driveway area -- she would assume that there is a potential parking problem.

MOTION: Councilman Brown moved to approve the Certificate of Compliance subject to all Staff conditions, denying the subject appeal. His motion was seconded by Councilwoman Geissert, and roll call vote was unanimously favorable.

17. ADMINISTRATIVE MATTERS:

17a. Retention of outside professional services to assist in the valuation and sale of Water Revenue Bonds.

RECOMMENDATION OF FINANCE DIRECTOR/WATER SYSTEM MANAGER:

1. The retention of the following firms for professional services subject to contracts approved by the City Attorney, executed by the Mayor and attested to by the City Clerk:

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- a. Marshall and Stevens Inc. to appraise and value the present Water System Plant in Service at a fee of \$7,750.
 - b. Brown and Caldwell to perform a financial feasibility study associated with the planned bond issue at a fee not to exceed \$12,000.
 - c. Merrill Lynch White Weld Capital Markets Group as financial consultants with a fee payable only upon sale of the bonds.
 - d. O'Melveny & Myers as bond counsel with a fee to be paid from bond proceeds.
2. Appropriation of \$19,750 from the Water Revenue Fund for the Marshall and Stevens and Brown and Caldwell contracts.

MOTION: Councilman Applegate moved to concur with the above stated Staff recommendation. His motion, seconded by Councilwoman Geissert, was unanimously approved by roll call vote.

19. MATTERS NOT OTHERWISE CLASSIFIED:

19a. ORDINANCE re revenue bonds.

ORDINANCE NO. 2972

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING CHAPTER 3 TO DIVISION 2 OF THE TORRANCE MUNICIPAL CODE CONSTITUTING THE CITY OF TORRANCE HEALTH FACILITIES REVENUE BOND LAW ESTABLISHING A METHOD, POWERS AND PROCEDURES WHEREBY REVENUE BONDS MAY BE ISSUED FOR THE PURPOSE OF PROVIDING FINANCING TO PARTICIPATING HEALTH INSTITUTIONS FOR SPECIFIED PURPOSES AND RELATED PROVISIONS

MOTION: Councilwoman Geissert moved for approval of Ordinance No. 2972, at its first reading. Her motion was seconded by Councilman Walker, and roll call vote was unanimously favorable.

19b. RESOLUTION re O'Melveny and Myers as Bond Counsel.

RESOLUTION NO. 80-201

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 BETWEEN THE CITY OF TORRANCE AND O'MELVENY AND MYERS TO SERVE AS BOND COUNSEL FOR THE ISSUANCE OF REVENUE BONDS TO FINANCE IMPROVEMENTS TO TORRANCE MEMORIAL HOSPITAL

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MOTION: Councilman Wilson moved for adoption of Resolution No. 80-201. His motion, seconded by Councilwoman Geissert, carried unanimously by roll call vote.

19c. Selection of John Nuveen & Co., Inc./Bateman Eichler, Hill Richards, Inc. as Investment Bankers.

RECOMMENDATION OF FINANCE DIRECTOR:

It is recommended by City Staff that Council concur with the Executive Committee of the Board of Trustees of Torrance Memorial Hospital Medical Center and retain John Nuveen & Co., Inc./Bateman Eichler, Hill Richards, Inc. as investment bankers for a negotiated sale of City Hospital revenue bonds subject to execution of a contract agreement prepared by the City Attorney.

MOTION: Councilman Wilson moved to concur with the recommendation of the Finance Director. His motion was seconded by Councilman Walker, and roll call vote proved unanimously favorable.

19d. Consideration of Environmental Quality and Energy Conservation Commissioner Armine Kundakjian attendance record.

Mrs. Armine Kundakjian was present to request (per written correspondence of August 22nd) that she be reinstated as a member of the Environmental Quality and Energy Conservation Commission.

MOTION: Councilwoman Geissert moved to excuse the absences to date of Mrs. Armine Kundakjian, and to reinstate her as a member of the Environmental Quality and Energy Conservation Commission for the balance of her term. Her motion was seconded by Councilman Walker, and roll call vote proved unanimously favorable.

Council discussion was directed to the rules governing Commission absences, procedures for granting excuses, reporting to the Council, etc.

Mayor Armstrong requested that the City Attorney's office look into the various options available and bring the matter back to the Council as a regular agenda item as soon as possible.

20. CONSENT CALENDAR:

20a. RELEASE OF SUBDIVISION BONDS TRACT NO. 32785

<u>Type</u>	<u>Bond No.</u>	<u>Amount</u>
Performance	7SM171600	\$150,000
Payment	7SM171600	75,000
Inspection	7SM171601	7,460
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RECOMMENDATION OF CITY ENGINEER:
That the subject bonds be released.

- 20b. AWARD OF CONTRACT - Furnishing a Variety of Dry-Cell Batteries
(Ref. Bid #B80-56) - Expenditure: \$5,295.33

RECOMMENDATION OF PURCHASING SUPERVISOR:
It is recommended that your Honorable Body award a contract to the Low Bidder, Crown Wholesale Electric Co., in the total amount of \$5295.33 including tax for furnishing the City's annual requirements of a variety of dry cell batteries.

- 20c. AWARD OF CONTRACT - Purchase of Two (2) Brush Chippers
Ref. Bid #B80-37 - Expenditure: \$16,949.40

RECOMMENDATION OF PURCHASING SUPERVISOR:
It is recommended that your Honorable Body award a contract in the amount of \$16,949.40 including tax to Vermeer-California for the purchase of two additional brush chippers. These are the same make and model as the one purchased in June 1980, and this vendor is charging the same price. However, there is a price increase scheduled for September 1, 1980, so we must act quickly to avoid paying a higher price.

- 20d. AWARD OF CONTRACT - Purchase of Budgeted Motorola Radio Equipment on "Cooperative Purchase Program" with Los Angeles County
(Ref. Contract #37123)

Expenditures:

- A. \$10,812.85 for radios for Fire Department
- B. \$35,061.20 for radios for Police Department
- C. \$ 8,685.64 for radios for miscellaneous City departments.

RECOMMENDATION OF PURCHASING SUPERVISOR:
It is recommended that inasmuch as we can attain our maximum discount by a "Cooperative" purchase with L. A. County, that your Honorable Body approve of our continued participation on the "Cooperative Program" with L. A. County and award a contract to the Motorola Communications and Electronics Company for the purchase of the required radio equipment in accordance with pricing as bid in Los Angeles County Agreement #37123 for the total amount of \$54,559.69 including tax.

MOTION: Councilman Applegate moved approval of Items 20a, 20b, 20c, and 20d. His motion was seconded by Councilman Brown, and roll call vote was unanimously favorable.

21. ADDENDUM MATTERS:

- 21a. OPPOSITION TO AB 2674 - PUBLIC EMPLOYEES RETIREMENT SYSTEM COST-OF-LIVING INCREASES

Clarification and expansion were provided by Budget Officer Ng and Chief Assistant to the City Manager Jackson.

RECOMMENDATION:

Your administrative staff recommends that your Honorable Body concur with the League of California Cities position to oppose the passage of AB 2674 and direct the City's legislative liaison staff to contact the City's legislative representative to oppose the measure.

Sergeant Harold Maestry, 4201 Paseo de las Tortugas, representing TPOA, recommended that the Council not concur in the above stated recommendation and that no input be provided with regard to this measure, noting the lack of sufficient time to properly review the legislation.

Council discussion resulted in the following --

MOTION: Councilman Walker moved that this item be filed. His motion was seconded by Councilman Wilson.

A SUBSTITUTE MOTION was offered by Councilman Brown to direct Staff to communicate to the elected representatives a statement to the effect that we are concerned over questions dealing with the actuarial soundness of the proposal (delegation of authority and employer costs) and that we believe that these concerns should be addressed in the deliberations by the State Legislature. This motion was seconded by Councilman Applegate, and carried by way of the following roll call vote:

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

22. ORAL COMMUNICATIONS:

22a. City Manager Ferraro announced that Mr. LeRoy Jackson will be teaching a Personnel class at El Camino College this fall; also, Mr. Tom Progen has enrolled in night Law School classes.

22b. Councilman Applegate requested a status report on paid parking at Little Company of Mary and other sites in this City.

22c. Councilman Applegate expressed his strong disapproval of the condition that these facilities are left in by the Coastal Commission, and MOVED that the City of Torrance "uninvite" the Coastal Commission from using these facilities. His motion was seconded by Councilman Rossberg.

In light of the fact that the Regional Coastal Commission has less than one year of existence, and the meetings in these chambers have been a convenience for local residents, Councilwoman Geissert offered a SUBSTITUTE MOTION to direct appropriate Staff to communicate with the Coastal Commission staff and point out that there has been very noticeable damage and the City of Torrance would like to make an arrangement to itemize the damage and be reimbursed accordingly; further, if there is cooperation, they would continue to be allowed to rent this facility for the limited time period of their existence. This substitute motion was seconded by Councilman Walker, and roll call vote was unanimously favorable.

22d. Councilwoman Geissert congratulated Planning Department Staff for their work on the Local Coastal Program.

22e. Councilman Rossberg suggested that an appropriate communication be forwarded to Mr. Jerry Scharfman in his new post as City Manager of Hermosa Beach.

22f. Councilman Rossberg requested that, in the future, no traffic barriers be installed on an experimental basis without prior City Council approval. There were no objections, and it was so ordered.

22g. Mayor Armstrong requested an update on the existing median landscaping contract; the nature of action planning for the remainder of the center medians, and the status of Carson Street between Crenshaw and Maple.

The meeting was regularly adjourned at 11:12 p.m.

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Shirley L. Nelson
City Clerk of the City of Torrance

James R. Armstrong
Mayor of the City of Torrance

Peggy Laverty
Minute Secretary

18.

City Council
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