

I N D E X

Torrance City Council - April 18, 1989

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#

Peggy Laverty
Minute Secretary

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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, April 18, 1989, at 5:35 p.m., in the Council Chambers at Torrance City Hall.

2. ROLL CALL:

Present: Councilmembers Applegate, Hardison,
Nakano, Walker, Wirth and Mayor
Geissert.

Absent: Councilman Mock.

Also present: City Manager Jackson,
City Attorney Nelson,
City Clerk Bramhall, and
Staff representatives.

* * *

It was with sadness that Mayor Geissert announced the passing of Mr. Joseph O'Brien, a past member of the City's Library Commission and Public Facilities Building Corporation. Praising Mr. O'Brien as a fine man with a tremendous sense of public service, the Mayor directed that this meeting be adjourned in his memory.

* * *

3. FLAG SALUTE/INVOCATION:

The salute to the flag was led by Police Captain Jim Weyant.

The invocation for the meeting was provided by Pastor William Roleder, First Lutheran Church.

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4. APPROVAL OF MINUTES/MOTION RE FURTHER READING:

MOTION: Councilman Applegate moved to approve the minutes of the City Council meeting of March 21, 1989, as recorded. His motion was seconded by Councilman Wirth and roll call vote was unanimously favorable [Councilman Mock absent].

MOTION: Councilman Applegate moved that after the City Clerk has assigned a number and read title to any resolution or ordinance on the agenda for this meeting, 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. His motion was seconded by Councilman Wirth and roll call vote was unanimously favorable [Councilman Mock absent].

5. MOTION RE POSTING OF AGENDA:

MOTION: Councilman Applegate moved to accept and file the report of the City Clerk on the posting of the agenda for this meeting. This motion, seconded by Councilwoman Hardison, carried unanimously by roll call vote [Councilman Mock absent].

6. WITHDRAWN OR DEFERRED ITEMS:

City Manager Jackson announced that Agenda Item 20a [Award of Contract for Striping Machine] has been withdrawn - see Page 15.

7. COUNCIL COMMITTEE MEETINGS:

Finance and Governmental Operations Committee
April 25, 1989, 6:00 p.m.
Subject: Capital Budget.

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10. TRANSPORTATION/PUBLIC WORKS MATTERS:

10a. SUMMARY VACATION OF A PORTION OF 236TH PLACE AND
ACCEPTANCE OF AN IRREVOCABLE OFFER TO DEDICATE:

RESOLUTION NO. 89-68

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF TORRANCE ACCEPTING THE IRREVOCABLE
OFFER TO DEDICATE AN EASEMENT FOR STREET
AND HIGHWAY PURPOSES ON THE NORTH SIDE OF
236TH PLACE EAST OF ARLINGTON AVENUE

MOTION: Councilman Nakano moved to adopt Resolution
No. 89-68. His motion, seconded by Councilman Walker, carried
unanimously by roll call vote [Councilman Mock absent].

RESOLUTION NO. 89-69

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF TORRANCE ORDERING THE SUMMARY
VACATION OF A PORTION OF 236TH PLACE EAST
OF ARLINGTON AVENUE

MOTION: Councilman Nakano moved to adopt Resolution
No. 89-69. This motion was seconded by Councilman Walker, and
roll call vote was unanimously favorable [Councilman Mock
absent].

10b. SUMMARY VACATION OF SEWER AND UTILITY EASEMENT -
TRACT 14338:

RESOLUTION NO. 89-70

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF TORRANCE ORDERING THE SUMMARY
VACATION OF A TEN FOOT WIDE SEWER AND
UTILITY EASEMENT LOCATED NORTH OF 164TH
STREET, EAST OF WILTON PLACE

MOTION: Councilman Nakano moved to adopt Resolution
No. 89-70. This motion, seconded by Councilman Walker, carried
unanimously by roll call vote [Councilman Mock absent].

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11. POLICE AND FIRE MATTERS:

11a. GRANT APPROVAL FOR SUPPRESSION OF DRUG ABUSE IN SCHOOLS PROGRAM:

RESOLUTION NO. 89-71

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA TO APPROVE THE POLICE DEPARTMENT'S APPLICATION FOR AN OFFICE OF CRIMINAL JUSTICE PLANNING GRANT AND RECOMMENDATION FOR A CITY ADVISORY COMMITTEE ON DRUG SUPPRESSION

MOTION: Councilman Nakano moved to adopt Resolution No. 89-71. His motion was seconded by Councilman Walker.

Prior to roll call vote, Police Captain Weyant provided a brief overview of the grant program and the benefits to be derived therefrom by the City.

It was the request of Councilwoman Hardison that the Council be provided with a complete list of local Advisory Committee members.

Roll call vote on the motion to adopt Resolution No. 89-71, was unanimously favorable [Councilman Mock absent].

12. PLANNING AND ZONING MATTERS:

12a. REZONING OPTIONS FOR COLUMBIA SCHOOL SITE:

RECOMMENDATION:

Based on the preliminary zoning study, staff recommends:

- That the most appropriate land use for the property is residential;
- That commercial land use for the property could be acceptable only if the property was used in combination with the adjacent commercial uses, was properly buffered from existing residential uses and had access to Hawthorne Boulevard;

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- That regardless of the zone selected, a review procedure is desirable for the specific development of the site;
- That the density of a residential zone should be similar to that of the residential area to the north or around 12 to 18 units per acre.

The City Council basically has two options: first, direct staff to proceed with a Zone Change and General Plan Amendment for the property at this time, or second, wait and allow the school district and/or a developer to initiate the process. If the City Council decides to initiate the zone change process, the Planning Department staff recommends a zoning consistent with low-medium density general plan designation -- R-1, R-2, R-TH or PD (if the site is a minimum of five acres).

A brief staff overview was provided by Principal Planner Bihn, followed by clarification relative to the individual characteristics represented by the zones suggested, as well as implications surrounding a possible Precise Plan overlay.

Council discussion ensued with a general indication of opposition to any R-3, commercial or manufacturing uses on this site.

The possibility of developing senior housing on a portion of the site was introduced by Mayor Geissert -- questions were raised as to the density required to make a senior project economically feasible; the workability of such a proposal and its acceptability to the neighborhood; etc.

Personal objections to allowing the high density required for a viable senior citizen housing project at this location were voiced by Councilman Applegate.

Councilman Wirth stated his main concern to be that potential future developers receive a clear indication from the Council as to what will ultimately be allowed. Mr. Wirth suggested that this agenda item be continued to allow staff an opportunity to provide a presentation at a community meeting for purposes of receiving public input and reactions to the options being considered and also to allow the City an opportunity to let its aims be known.

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MOTION: Councilman Wirth moved to direct staff to schedule a community meeting for purposes of sharing information and gathering input regarding the Columbia School site. His motion was seconded by Councilwoman Hardison.

Prior to roll call vote, Mayor Geissert invited audience input.

Ms. Pam O'Brien, 5005 Sepulveda, noted the need for senior housing in Torrance and suggested that an overlay zone be considered for this site.

Executive Director of the Switzer Center, Ms. Janet Switzer, 1110 Sartori, suggested the possibility of her organization occupying the school [building] site with senior housing constructed on what is now the playing field.

Councilman Wirth clarified his above motion to include notification of all of the R-2 area to the north of this parcel -- it was Councilman Applegate's request that all of the adjoining trailer park also be notified.

Roll call vote on the above motion was unanimously favorable [Councilman Mock absent].

12b. CONSIDERATION OF IMPLEMENTING AN HISTORICAL AREA STUDY:

At the request of Mayor Geissert, Planning Director Ferren provided a brief report on this agenda item which, it was noted, came about as the result of a petition [representing 11 of 16 homes from 1003 - 1104 Amapola Avenue (one block)] requesting a Historic Heritage Overlay.

Staff agenda material set forth the following --

RECOMMENDATION:

It is recommended that you either direct staff to take appropriate actions, or return with additional information, or direct this matter to be tabled pending the completion of the R-1 study currently under way.

Following are alternatives which staff can pursue at the Council's direction:

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1. Apply an historic overlay district as suggested in the petition, which could require a public hearing for development permits in this block.

This is a time consuming process which would require study to establish the criteria for historic preservation, and involves a much greater area of the City than this one block. There are blocks in the City that have at least the same, or greater, historical significance (Post Avenue) and some individual/isolated residences that could be considered. We have requested the Torrance Historical Society to participate in the research and criteria toward protection of historical structures in the City, but no time lines have been established. This is not a high staff priority.

2. Add a Precise Plan requirement to the base zone (R-2), which would also make the property subject to a public hearing.

To implement this alternative, the Council would need to request zone change hearings to create an R-2 PP Zone. The zone change would take about three months to process and, if approved, each development application would require approval of a Precise Plan at a hearing before the Planning Commission or, on appeal, the City Council.

3. Create a "special" overlay district.

This could have similar review levels to those of the Hillside Overlay District. Similar to the above alternatives, it would require public hearings. Basically, the Hillside process allows administrative approval of certain new construction and Precise Plan review of others, based upon established criteria.

4. Take no action.

This would table the matter for now.

Audience input was invited by the Mayor.

Mr. Edward Aronson, 1024 Amapola Avenue, urged preservation of the single-family appearance on this block.

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Councilman Wirth pointed out that this block was part of an area recently downzoned from R-3 to R-2 at the request of many of the residents, and he expressed a reluctance at this time to utilize the substantial additional staff time and effort required to institute yet another zone change for this block.

Councilman Applegate agreed, noting that to his knowledge the possibility of a Historic Overlay Zone was not proposed by these residents.

As chairman of the Council's Community Planning and Design Committee, Councilman Walker indicated his willingness for the neighbors to meet with his committee regarding their request.

Councilwoman Hardison recalled that residents of the particular block in question had made their concerns and desires for a Historic Overlay known to the Council.

Ms. Mary Comon, 1011 Amapola, affirmed that the aim of her neighbors originally had been for a historic overlay on this particular block -- their desire, she explained, was to retain the single-story structure on the front of these lots.

MOTION: Councilman Walker moved that the Community Planning and Design Committee of the Council study a possible Historical Overlay Zone in City of Torrance, and the people who have indicated an interest in formulating requirements and criteria for this type of zoning be notified as well as the Historical Society. The motion was seconded by Councilwoman Hardison for purposes of discussion. [Mrs. Hardison ultimately WITHDREW HER SECOND and the motion then DIED - see Page 9].

Ms. Donna Braly, 1008 Amapola, urged preservation of their neighborhood.

During the ensuing Council discussion the question of whether the crux of the issue is prevention of two stories on the front of these lots, or actual historic preservation was debated.

Concerns regarding possible legal implications were voiced by Councilman Applegate, who offered the following --

SUBSTITUTE MOTION: Councilman Applegate moved to request the City Attorney to provide a position paper regarding the legal aspects of the request for a Historical Overlay Zone, with that report to be returned directly to the City Council. This motion was seconded by Councilman Wirth.

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In response to concerns voiced, Planning Director Ferren advised that the moratorium for this area will be lifted simultaneously when the R-2 zoning becomes effective on May 4.

Councilwoman Hardison indicated her reluctance to "rush into" any action without thorough consideration, it being her opinion that a special overlay district is perhaps more in keeping with the desires of the residents. Mrs. Hardison, at this point, WITHDREW HER SECOND from Councilman Walker's motion -- that motion then died for lack of a second, and Councilman Applegate's substitute motion became the main motion on the floor for Council consideration.

Ms. Janet Payne, 1318 Engracia, stated for the record that correspondence from the City has been received by the Historical Society regarding the possibility of creating a heritage area, and this matter is to be considered by the Historical Society Board of Directors this week. Ms. Payne assured the Council of the Society's desire to cooperate with the City to this end.

Roll call vote on Councilman Applegate's motion requesting a legal position paper was unanimously favorable [Councilman Mock absent].

MOTION: Councilwoman Hardison moved that the City Council implement a zone change request to include a Precise Plan Overlay [for the 1000 block on Amapola Avenue]. Her motion was seconded by Councilman Nakano.

Prior to roll call vote, City Attorney Nelson deemed this agenda item to be broad enough in scope to include the above action.

Roll call vote on the motion then proved unanimously favorable [Councilman Mock absent].

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14. PERSONNEL MATTERS:

14a. CLASS SPECIFICATION/SALARY RANGE - COMMUNICATIONS ADMINISTRATOR:

RESOLUTION NO. 89-72

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SETTING FORTH CERTAIN CHANGES REGARDING HOURS, WAGES AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE MANAGEMENT EMPLOYEES ORGANIZATION (TMEO)

RESOLUTION NO. 88-173

MOTION; Councilman Nakano moved to adopt Resolution No. 89-72. His motion was seconded by Councilman Walker, and roll call vote was unanimously favorable [Councilman Mock absent].

* * *

At 7:23 p.m., Mayor Geissert declared a recess. The Council reconvened at 7:40 p.m. to continue in regular agenda order.

* * *

15. HEARINGS;

15a. PP 88-40: MARCUS WHITE.

Mayor Geissert announced that this was the time and place for City Council consideration of a continued appeal of a Planning Commission approval of a Precise Plan of Development to allow the construction of a second-story addition above an attached existing garage on property located in the Hillside Overlay District in the R-1 Zone at 5514 Cathann Street. PP 88-40: MARCUS WHITE.

Proof of publication, provided by the City Clerk, was filed without objection.

Principal Planner Gibson provided the staff report depicting the modified plans which represent expansion of the garage to allow for an interior stairway leading to the second-story addition. Mr. Gibson advised that Planning staff continues to recommend denial of the project based on concerns

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regarding view impact. Mr. Gibson pointed out, however, that the neighbor to the west, whose property in staff's opinion is most likely to be impacted, does not object to the proposed addition.

The proponent, Mr. Marcus White, 5514 Cathann Street, was present to request favorable consideration of his redesign.

Ms. Pam O'Brien, 5005 Sepulveda, stated that the modified plans address her previously stated concerns.

There being no one else in the audience who wished to speak, Councilman Applegate moved to close the hearing. His motion, seconded by Councilman Walker, carried unanimously by roll call vote [Councilman Mock absent].

RESOLUTION NO. 89-73

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, APPROVING A PRECISE PLAN OF DEVELOPMENT AS PROVIDED FOR IN DIVISION 9, CHAPTER 6, ARTICLE 2 OF THE TORRANCE MUNICIPAL CODE TO ALLOW THE CONSTRUCTION OF A SECOND STORY ADDITION TO AN EXISTING SINGLE FAMILY RESIDENCE ON PROPERTY LOCATED IN THE HILLSIDE OVERLAY DISTRICT IN THE R-1 ZONE AT 5514 CATHANN STREET PP 88-40: MARCUS WHITE

MOTION: Councilman Nakano moved to adopt Resolution No. 89-73. His motion was seconded by Councilman Walker, and roll call vote was unanimously favorable [Councilman Mock absent].

15b. PP 88-39, W 89-2: OSMAN L. BURLEIGH.

Mayor Geissert announced that this was the time and place for City Council consideration of the applicant's appeal of a Planning Commission denial of a Precise Plan of Development and Waiver to allow the construction of a first- and second-story addition to an existing single-family residence in the Hillside Overlay District in the R-1 Zone at 22317 Warmside Avenue. PP 88-39, W 89-2; OSMAN L. BURLEIGH.

Proof of publication, provided by the City Clerk, was filed without objection.

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During his staff presentation on this agenda item, Principal Planner Gibson advised that the Planning Commission and the Planning Department recommend denial of the appeal and denial of the request. Mr. Gibson indicated, in response to a question from Councilwoman Hardison, that heights of additions in the neighborhood range from approx 23 feet to 28 feet.

The proponent, Mr. Osman Burleigh, 22317 Warmside Avenue, described specifics of his design as they relate to other structures in the neighborhood [four letters of record from the proponent were part of this agenda packet and reflect Mr. Burleigh's oral comments.] This speaker presented another letter at this time containing nine signatures of those he described as an overwhelming majority of his immediate neighbors supporting his project. At the conclusion of his presentation Mr. Burleigh indicated his desire to address the Council again following input from his neighbors.

Speaking in OPPOSITION to the proposed addition were:

- Mr. Michael Fotiades, 22314 Warmside Avenue
- Ms. Nancy Hess, 22326 Warmside Avenue.

Correspondence detailing the objections of both of these speakers was included in the agenda material for this case.

SUPPORTING the proposal was:

- Mr. Wayne Bluemel, 23327 Susana Avenue, who indicated his opinion that the proposed addition will be an asset to the neighborhood and pointed out that this project was designed to the previously allowed R-1 height limit of 35 feet [changed in February, 1989, to 27 feet].

Further audience comments were invited by the Mayor. There being no response, Councilman Applegate moved to close the hearing. His motion was seconded by Councilman Walker, and roll call vote was unanimously favorable [Councilman Mock absent].

Council discussion revealed general agreement in opposition to the 32-foot height proposed. A downscaling of the project was generally thought desirable.

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MOTION: Councilman Applegate moved to deny the appeal without prejudice on PP 88-39 and W 89-2, OSMAN BURLEIGH. His motion was seconded by Councilman Wirth.

Councilman Applegate explained that the "without prejudice" stipulation in his motion is because the applicant was caught in the change of Code-allowed height restriction changes. Mr. Applegate further stated his opinion that the architectural feature presented creates the oversized image problem which is a concern of the Council. The requested waiver of the front yard setback was indicated as acceptable to this Councilmember, who advised that he would personally support a lesser structure, hopefully within the 27-foot height limit.

Doubts as to whether or not the subject proposal would have been approved even without the change in height limits were expressed by Mayor Geissert, this design being, in her opinion, incompatible with most hillside areas.

Roll call vote on the motion was unanimously favorable [Councilman Mock absent].

Mr. Burleigh returned to the podium at this time to remind the Council of his stated desire to respond to comments from his neighbors, and the Council that he had alternative plans available to show the Council, in which the building height is lowered to 27 feet.

City Attorney Nelson advised that the Brown Act would preclude any Council consideration of a new design this evening.

MOTION: Councilman Applegate moved that fees be waived for Mr. Burleigh's resubmittal. This motion was seconded by Councilman Walker, but FAILED to carry as is shown by the following roll call vote:

AYES: Councilmen Applegate and Walker.
NOES: Councilmembers Hardison, Nakano, Wirth and Mayor Geissert.
ABSENT: Councilman Mock.

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15c. CUP 88-85: GUY MATO:

Mayor Geissert announced that this was the time and place for Council consideration of a Councilmember appeal of a Planning Commission approval to allow the construction of an 8,080 square-foot office building on property located in the ML Zone at 17915 Western Avenue. CUP 88-85: GUY MATO.

Proof of publication, provided by the City Clerk, was filed without objection.

Receipt of a request from the applicant that this matter be continued to the City Council meeting of May 9, 1989, was noted by the Mayor.

MOTION; Councilman Nakano moved to continue CUP 88-85, Guy Mato, to Tuesday, May 9, 1989, 7:00 p.m. His motion was seconded by Councilman Applegate and roll call vote was unanimously favorable [Councilman Mock absent].

Councilwoman Hardison requested that staff contact known interested parties to inform them of the above action.

17. ADMINISTRATIVE MATTERS:

17a. OPPOSITION TO AB 2400:

RECOMMENDATION:

It is the recommendation of the City Manager that the City Council take action by opposing AB 2400 by directing the City Manager's office to send letters of opposition to the appropriate State Legislators.

MOTION; Councilman Applegate moved to concur with the above stated recommendation of the City Manager and to recommend that the Mayor send an appropriate letter. His motion, seconded by Councilman Wirth, carried unanimously by roll call vote [Councilman Mock absent].

17b. FISCAL IMPACT REPORT ON WALKER INITIATIVE:

RECOMMENDATION:

The City Manager recommends that the City Council authorize KPMG Peat Marwick to proceed with Phase I of the fiscal impact report on the Walker Initiative in an amount not to exceed \$5,000.

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MOTION: Councilman Applegate moved to concur with the recommendation of the City Manager on Agenda Item 17b. His motion, seconded by Councilman Wirth, carried unanimously by roll call vote [Councilman Mock absent].

17c. LEASE RENEWAL OF ADVANCED ELECTRONICS CONCERNING A COMMUNICATIONS FACILITY LOCATED ON SAN PEDRO HILL:

RECOMMENDATION:

The City Manager recommends that the City Council adopt a position of support for the lease renewal due to the ill effects the loss of the lease would have on those in our community who use the antenna site.

The City Manager further recommends that letters be sent to the appropriate agencies to urge renewal of the Advanced Electronics lease.

City Manager Jackson acknowledged that this item was originally presented on the April 4 City Council agenda, and was withdrawn from consideration at that time because of an erroneous concept that the proposed action would have no effect on the City of Torrance.

Councilman Applegate underlined the importance of supporting the subject lease renewal, and offered the following --

MOTION: Councilman Applegate moved to concur with the recommendation of the City Manager on Agenda Item 17c. His motion, seconded by Councilwoman Hardison, carried unanimously by roll call vote [Councilman Mock absent].

20. CONSENT CALENDAR:

20a. COUNCIL AWARD OF CONTRACT: To provide one (1) self-contained, high pressure, airless line striping machine.

WITHDRAWN - see Page 2.

20b. COUNCIL AWARD OF CONTRACT: For Software Maintenance Service for the VAX 8530 and VAX 780
Anticipated Expenditure: \$20,400.00.

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RECOMMENDATION:

The Purchasing Division recommends that Your Honorable Body authorize the award of contract renewal to Digital Equipment Corporation of Culver City, California, to provide software maintenance and upgrades for the Information Systems Department in the total annual amount of \$20,400.00.

- 20c. COUNCIL AWARD OF CONTRACT: To furnish, deliver and install a complete Noise Attenuating Intercom system with priority 2-way radio override for the Torrance Fire Department.
Ref: Bid No. B89-14
Expenditure: \$44,412.63.

RECOMMENDATION: The Purchasing Division and the Torrance Fire Department recommend that Your Honorable Body approve the contract to furnish, deliver and install a complete Attenuating Intercom System with priority 2-way radio override for the Torrance Fire Department from SANTA ROSA FIRE EQUIPMENT. The SANTA ROSA FIRE EQUIPMENT Company is the lowest responsible bidder (see Bid No. B89-14). Total expenditure is \$44,412.63.

- 20d. COUNCIL AWARD OF CONTRACT: To furnish and install exhaust system in truck bay at Fire Station No. 1.
Ref: Bid No. B89-18
Expenditure: \$10,512.00.

RECOMMENDATION:

The Purchasing Division and the Air Conditioning and Heating Division of the General Services Department recommend that Your Honorable Body approve the contract to furnish and install exhaust system in truck bay at Fire Station No. 1 from the lowest responsible bidder, Ambience Control Corporation of Torrance. Total expenditure is \$10,512.00.

- 20e. COUNCIL AWARD OF CONTRACT: To demolish the stucco house structure and site clearance at 2518 Carson Street, Torrance.
Ref: Bid No. B89-20
Expenditure: \$3,700.00.

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RECOMMENDATION:

The Purchasing Division recommends that Your Honorable Body approve the award of contract to demolish the stucco house and site clearance at 2518 Carson Street, Torrance to Kirt Land Clearing. Kirt Land Clearing is the lowest responsible bidder (see Bid No. B89-20). Total expenditure is \$3,700.00.

- 20f. COUNCIL AWARD OF CONTRACT: To purchase reception seating and tables for the Parks and Recreation Department.
Ref: Bid No. B89-17
Expenditure: \$6,918.53 (including tax).

RECOMMENDATION:

The Purchasing Division and the Parks and Recreation Department recommend that Your Honorable Body approve the purchase of reception seating and tables from A & J Office Products. A & J Office Products is the lowest responsible bidder (see Bid No. B89-17). Total expenditure is \$6,918.53.

- 20g. COUNCIL AWARD OF CONTRACT - Re Purchase of New 1989 Budgeted-Replacement Vehicles.
Ref: Bid No. B89-15
Expenditure: \$426,683.34 including sales tax.

RECOMMENDATION

It is recommended that the following award of contracts be made:

- Item 1 - 11 ea - Sedans - 4 Door - A/C - Compact (Chevrolet Cavalier)
MARTIN CHEVROLET, TORRANCE, CA
In the Amount of \$100,067.00 plus sales tax of \$6,504.36
TOTAL COST - \$106,571.36
(local 1% sales tax rebate is \$1,065.71 for an actual purchase price of \$105,505.65)
- Item 2 - 3 ea - Sedans - 4 Door - A/C - Full Size (Chevrolet Caprice)
MARTIN CHEVROLET, TORRANCE, CA
In the Amount of \$42,552.00 plus sales tax of \$2,765.88
TOTAL COST \$ 45,317.88
(local 1% sales tax rebate is \$453.18 for an actual purchase price of \$44,864.70)

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- Item 3 - 1 ea - Mini Cargo Van - A/C (Ford Aerostar)
CRENSHAW MOTORS, LOS ANGELES, CA
 In the Amount of \$10,473.00 plus sales tax of \$680.75
 TOTAL COST \$ 11,153.75
- Item 4 - 1 ea - Mini Passenger Van - A/C - (Ford Aerostar)
CRENSHAW MOTORS, LOS ANGELES, CA
 In the Amount of \$11,670.00 plus sales tax of \$758.55
 TOTAL COST \$ 12,428.55
- Item 5 - 7 ea - 1/2 Ton Pickup Trucks W/Wide Style 8' Beds (Chevy C-10)
MARTIN CHEVROLET, TORRANCE, CA
 In the Amount of \$69,895.84 plus sales tax of \$4,543.23
 TOTAL COST \$ 74,439.07
 (local 1% sales tax rebate is 744.39 for an actual purchase price of \$73,694.68)
- Item 6 - 1 ea - 3/4 Ton Pickup W/STD 8' Bed, 4 wheel drive, rear step bumper (GMC)
GOOD BUICK GMC, WILMINGTON, CA
 In the Amount of \$13,593.87 plus sales tax of \$883.60
 TOTAL COST \$ 14,477.47
- Item 7 - 1 ea - 3/4 Ton Truck w/low profile utility body and rear step bumper (GMC)
GOOD BUICK GMC, WILMINGTON, CA
 In the Amount of \$14,124.69 plus sales tax of \$918.10
 TOTAL COST \$ 15,042.79
- Item 8 - 1 ea - 3/4 Ton Truck - w/low profile utility body and rear lift gate.
GOOD BUICK GMC, WILMINGTON, CA
 In the Amount of \$15,548.69 plus sales tax of \$1,010.66
 TOTAL COST \$ 16,559.35

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- Item 9 - 1 ea - 1 Ton Truck - A/C, Dual Rear Wheels
FULLER FORD, CHULA VISTA, CA
 In the Amount of \$14,441.30 plus sales tax of \$938.68
 TOTAL COST \$ 15,379.98
- Item 10 - 2 ea Dump Trucks - 2 axle diesel with 5 cu. yd. dump
 bodies (International)
WESTRUX INTERNATIONAL, CYPRESS, CA
 In the Amount of \$58,800.00 plus sales tax of \$3,822.00
 TOTAL COST \$ 62,622.00
- Item 11 - 1 ea - Dump Truck - 3 axle diesel with 8 cu. yd. dump
 body (GMC)
L.A. FREIGHTLINER, WHITTIER, CA
 In the Amount of \$49,475.25 plus sales tax of \$3,215.89
 TOTAL COST \$ 52,691.14

MOTION: Councilman Applegate moved to concur with staff recommendations on Agenda Items 20b through 20g, inclusive. His motion was seconded by Councilwoman Hardison and roll call vote was unanimously favorable [Councilman Mock absent].

* * *

At 8:32 p.m., the City Council recessed and reconvened as the Redevelopment Agency of the City of Torrance. The Council reconvened at 8:34 p.m.

* * *

22. ORAL COMMUNICATIONS:

22a. Councilman Applegate advised of a truck route ordinance proposed by the City of Rolling Hills Estates which would adversely impact the City of Torrance. Mr. Applegate requested that the City of Torrance indicate, in writing to the Rolling Hills Estates City Council, Torrance's strong objection to Rolling Hills Estates Ordinance 511. There were no objections and it was so ordered [City Manager's office to follow through].

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22b. Councilwoman Hardison referenced earlier Council action setting in motion the steps to institute a zone change from R-2 to R-2 (PP) for the 1000 block on Amapola Avenue [see Page 9]. Ms. Hardison pointed out that in approximately two weeks the moratorium for that area will be lifted and she requested that there be an agenda item prepared for the April 25 Council meeting offering Council the option of continuing the moratorium for that one block. It was so ordered by the Mayor, there being no objection to this request.

22c. Councilman Nakano requested that the City Manager's office investigate extensive used car sales on the empty lot adjacent to Hof's Hut Restaurant on Crenshaw Boulevard.

22d. Councilman Wirth suggested the need for a strong stand on the part of this City contrary to the action proposed by Rolling Hills Estates in their truck ordinance. It was Mr. Wirth's request that whatever legal means are available be instituted if required.

City Manager Jackson stated that he will explore a variety of options for Council consideration.

22e. Councilman Wirth requested consideration of changing the time of the Youth in Government Day meeting scheduled for Tuesday, April 25. The time ultimately agreed upon for that meeting was 5:30 p.m. -- the Council's Finance and Governmental Operations Committee meeting for that date to be rescheduled from 6:00 p.m. to 4:30 p.m.

22f. Councilman Wirth advised that recent removal of a fence at the abandoned Sepulveda/Kent service station site has raised serious safety concerns, and he requested urgent staff follow through in that regard.

22g. Mayor Geissert recalled her request of April 11 that an item be placed on the April 25 City Council agenda regarding consideration of a 45-day moratorium on demolition of R-1 properties, and she requested that, as part of that item, staff provide guidelines or options for grandfathering those projects at various stages in the approval process.

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22h. Mr. Hugh Parker, 23202 Audrey Avenue, representing the Southwood [Riviera] Homeowners Association, requested that a statement regarding City's policy of banning the sale of jet fuel at the Torrance Airport be included in the Request for Proposal recently sent to prospective fixed base operators.

Mayor Geissert advised that that RFP has been appropriately amended.

22i. Mr. Rick Gaunt, 2812 West 232nd Street, expressed concerns on behalf of the builders in the City of Torrance in light of a possible moratorium on R-1 demolitions scheduled for consideration by the Council at its next meeting.

Response to concerns raised was offered by the Mayor and Councilmembers. Councilman Applegate also requested that staff provide a layout of the basic requirements for R-1 development in next week's agenda packet for this item.

At various intervals during audience orals Mayor Geissert pointed out that the matter of R-1 demolition is to be considered by the Council as an agenda item on April 25, and that no action could be taken tonight.

22j. Ms. Judy Buckaway, 1028 Kornblum read aloud a statement registering her opposition to any unnecessary building limitations.

22k. Mr. Kenneth Creole, 23018 Greenwood Avenue, spoke in opposition to a moratorium on residential demolition. This speaker also pointed out the far-reaching effect such action would have on the construction industry.

22l. Mr. Sam Burrescia, 2619 West 232nd Street, voiced his concerns regarding a possible moratorium on demolition which, he pointed out, would be tantamount to a moratorium on construction.

22m. Mr. John Napoli, 2125 West 230th Place, voiced apprehension regarding a possible moratorium.

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23. EXECUTIVE SESSION:

23a. EXECUTIVE SESSION MATTERS:

Mayor Geissert read the following statement into the record.

The City Council will now recess to closed session to confer with the City Manager and/or the City Attorney on the following subjects:

- Salaries, salary schedules and compensation for certain unrepresented employees and represented employee groups as well as certain other personnel matters;
- Pending litigation entitled Maria Flores vs. The City of Torrance, South Bay Municipal Court Case Number 87 C07886;
- Pending litigation entitled People of the State of California, ex rel., vs. Mobil Oil Corporation, et al., Los Angeles Superior Court Case No. C 719953; and,
- Potential litigation with Paragon Cable Television.

Authority to hold an executive session for these purposes is contained in Government Code Sections 54957 & 54957.6(a); 54956.9(a); and, 54956.9(b).

At 9:16 p.m., the City Council recessed to executive session, returning at 9:48 p.m., to take the following action.

City Attorney Nelson requested that the City Council concur in the recommendations of the City Attorney in the case of Maria Flores vs. The City of Torrance, South Bay Municipal Court Case Number 87 C07886.

Councilman Applegate SO MOVED. His motion was seconded by Councilman Walker, and roll call vote was unanimously favorable [Councilman Mock absent].

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24. ADJOURNMENT:

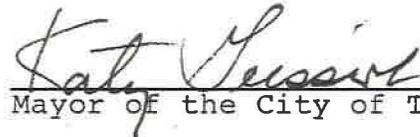
At 9:50 p.m., the meeting was formally adjourned to Tuesday, April 25, 1989, at 5:30 p.m. for the Youth in Government Day -- the regular Council meeting to begin at 7:00 p.m.

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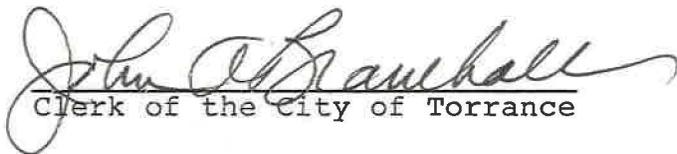
Adjournment was dedicated to the memory of

Mr. Joseph G. O'Brien

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Mayor of the City of Torrance



Clerk of the City of Torrance

Peggy Laverty
Minute Secretary

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