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Torrance City Council - March 13, 1990

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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, March 13, 1990, at 7:06 p.m., in the Council Chambers at Torrance City Hall.

ROLL CALL:

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

Absent: None.

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

* * *

It was with sadness that Mayor Geissert announced the recent passing of Ms. Alice Rynhart, an employee in the Parks and Recreation Department of the City for over thirty years. The Mayor directed that this meeting be adjourned in memory of Ms. Rynhart.

* * *

3. FLAG SALUTE/INVOCATION

The salute to the flag was led by Boy Scout Troop 310 - Ray Enriquez, Scoutmaster.

The invocation for the meeting was provided by Pastor Dan Vaughn, Bethel Baptist 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 February 6, 1990, as recorded. His motion was seconded by Councilman Mock and roll call vote was unanimously favorable.

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 Mock and roll call vote was unanimously favorable.

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 Councilman Mock, carried unanimously by roll call vote.

6. WITHDRAWN OR DEFERRED ITEMS

None.

7. COUNCIL COMMITTEE MEETINGS

Public Safety Committee

March 21, 1990, 4:30 p.m.

Subject: Permit Process for Acutely Hazardous Material.

8. COMMUNITY MATTERS

8a. GENERAL MUNICIPAL ELECTION - MARCH 6, 1990

Mayor Geissert announced that this was the time and place to make official the results of the General Municipal Election held March 6, 1990.

The Mayor further stated:

This year the City used a micro ballot counter certified by the Secretary of State and furnished by Martin and Chapman Company, the City's election supplier,

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and the votes were counted in the Council Chamber in full view of the public.

The California State Commission on Voting Machines and Vote Tabulating Devices prescribes certain procedures to be followed in the voting and tabulating of ballots.

One of the requirements of the Commission is the performance of a Logic and Accuracy Test on the computer immediately prior to the tabulation of the ballots, and immediately afterward. This was to be conducted by an Accuracy Certification Board, which was to verify the accuracy of the computer.

Serving as the Accuracy Certification Board this year were Debby Thompson and John Bramhall. The City followed the prescribed procedures in the conduct of its election.

Resolution No. 90-23, adopted by the City Council on January 30, 1990, ordered the City Clerk to canvass the election returns.

In response to questions posed by Mayor Geissert, City Clerk Bramhall affirmed:

(1) That the City Clerk has conducted the canvass of the returns of the General Municipal election held March 6, 1990, as directed by the City Council.

(2) That all valid absentee ballots have been canvassed and the results included in the semiofficial returns.

(3) That the Accuracy Certification Board witnessed the conduct of the Logic and Accuracy Test by the Ballot Processing Board immediately prior to the processing of the ballots and immediately after the processing of the last of the ballots through the computer, to test the accuracy of the computer.

(4) That the Accuracy Certification Board certified the Logic and Accuracy Tests and Placed them on file with the City Clerk.

(5) That the tabulation of the votes was conducted in the Council Chamber in the presence of the City Clerk and the Accuracy Certification Board.

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(6) That the results of the voting in each precinct and in the City as a whole are accurately enumerated in the proposed Resolution declaring the results of the election.

Mayor Geissert then stated: "The City Clerk has canvassed the returns as enumerated in the City Clerk's Certificate of Canvass embodied in Exhibit A of the proposed Resolution declaring the results of the election."

The Mayor then inquired if there were any challenges or protests to be lodged with respect to the results of votes cast in any precinct or the City as a whole. There was no response.

Mayor Geissert then declared the official canvass of the returns of the March 6, 1990, General Municipal Election completed, and directed the City Clerk to assign a number and read title to the following...

RESOLUTION NO. 90-40

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF TORRANCE, CALIFORNIA, RECITING
THE FACT OF THE GENERAL MUNICIPAL ELECTION
HELD ON MARCH 6, 1990, DECLARING THE RESULT
AND SUCH OTHER MATTERS AS PROVIDED BY LAW

MOTION: Councilman Nakano moved to adopt Resolution No. 90-40. His motion was seconded by Councilman Walker and roll call vote was unanimously favorable.

It was the direction of Mayor Geissert that the City Clerk's Certificate of Canvass be entered in the minutes of this meeting right after the passage of this Resolution, and that the full text of Exhibit A, showing the results of the election precinct by precinct, be entered in full in the official minutes of the proceedings of this Council meeting.

In compliance with this direction the requested documentation is contained in the following pages.

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CITY CLERK'S CERTIFICATE OF CANVASS

I, JOHN A. BRAMHALL, City Clerk of the City of Torrance, County of Los Angeles, State of California, being duly authorized by Resolution No. 90-23 as adopted by the City Council of said City on the 30th day of January, 1990, do hereby certify that I have canvassed the return of the regular General Municipal Election held in said City on the 6th day of March, 1990, and find that the number of votes given at each precinct and the number of votes given in the City to persons voted for and the respective offices for which said persons were candidates, and the three ballot measures, are as set forth on the pages attached, identified as Exhibit A, which exhibit shall be entered in full on the minutes of the proceedings of said City Council held on said date.

Dated: March 13, 1990


Clerk of the City of Torrance

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CITY OF DALLAS 1990 ELECTION RESULTS

PRECINCT #	BALLOTS CAST	REGISTRATION	TURN-OUT %	MAYOR GRISSETT	CITY				TREASURER ROBERT	CLERK BRAMHALL	MEASURE YES	A		B		C	
					APPLICATE	HARDISON	FILES	WIRTH				NO	YES	NO	YES	NO	
1	295	1,273	23	259	212	224	84	213	262	254	84	208	91	181	105	142	
3	261	1,145	23	222	194	189	90	197	219	215	66	192	88	149	102	101	
5	177	998	18	153	135	129	68	116	152	151	56	117	64	100	68	80	
8	360	1,618	22	322	279	289	110	269	300	298	89	270	125	217	153	152	
10	168	1,055	16	143	118	122	56	117	136	138	34	132	68	93	83	60	
12	252	1,111	23	217	182	194	77	188	213	212	72	177	76	165	113	107	
13	247	1,127	22	213	173	167	83	172	197	199	88	157	97	132	113	81	
14	393	1,587	25	331	269	278	140	269	335	333	120	271	133	242	152	187	
15	398	1,619	25	345	284	299	123	298	330	326	108	285	157	206	158	159	
20	227	1,294	18	195	157	173	81	165	188	181	69	157	82	138	90	102	
26	247	1,122	22	218	166	178	82	180	208	202	53	192	91	140	95	121	
27	181	554	33	143	113	110	76	117	141	143	78	101	51	120	57	87	
28	311	1,135	27	262	220	220	127	190	250	252	114	196	100	197	116	143	
31	407	1,508	27	345	298	316	122	289	349	343	100	304	140	246	178	176	
32	235	1,049	22	203	175	175	77	170	204	203	49	184	98	130	114	98	
34	207	1,121	19	167	135	149	80	136	165	165	82	122	72	123	91	88	
38	351	1,215	29	295	257	251	117	245	293	286	54	292	124	201	159	140	
39	380	1,664	23	338	267	281	120	268	322	317	92	286	113	250	155	165	
41	266	1,074	25	226	199	204	77	190	224	227	67	197	88	156	105	113	
48	232	1,123	21	191	153	163	114	156	196	196	69	158	72	141	84	116	
49	249	756	33	190	154	174	92	169	190	188	79	168	84	154	89	113	
53	301	1,134	27	245	205	215	119	185	240	246	79	219	117	164	132	117	
55	396	1,170	34	325	249	278	174	252	331	319	94	298	118	253	155	182	
57	128	1,038	12	108	81	95	58	85	108	104	29	95	36	80	53	56	
60	202	1,082	19	167	146	153	88	134	171	169	57	143	84	100	73	92	
61	384	1,422	27	331	262	310	139	257	330	327	80	300	128	227	159	159	
63	353	1,237	29	314	267	275	113	272	310	306	66	283	144	180	165	138	
64	405	1,061	38	344	291	317	142	277	345	341	93	308	151	232	179	156	
65	235	1,185	20	199	158	173	90	160	201	199	47	185	81	149	109	102	
68	368	1,314	28	330	258	295	120	235	320	309	76	286	123	209	144	145	
69	285	1,359	21	239	204	211	112	185	227	228	64	218	91	175	124	120	
73	385	1,354	28	325	258	305	128	250	316	308	74	304	124	236	125	179	
76	158	945	17	134	118	112	44	102	130	131	45	112	66	81	70	53	
77	367	1,304	28	321	248	269	132	281	311	296	69	293	126	209	147	147	
78	176	587	30	152	128	137	66	122	146	144	44	132	45	115	80	71	
80	386	1,546	25	338	286	279	133	272	335	329	75	309	132	237	148	183	
82	315	1,580	20	271	219	233	107	228	268	260	58	253	100	198	134	143	
87	365	1,366	27	315	237	285	139	266	317	317	85	275	122	218	146	162	
90	331	1,560	21	294	232	267	98	234	283	274	62	267	122	194	173	117	
92	458	1,540	30	388	321	340	168	309	385	379	94	361	156	277	190	182	
94	303	1,456	21	258	213	231	117	196	257	261	78	221	108	178	125	144	
96	363	1,465	25	294	237	245	137	224	278	273	68	290	105	232	145	159	
98	162	621	26	127	108	101	66	106	133	129	35	124	55	91	58	68	
100	255	876	29	209	155	168	150	149	202	198	52	202	66	175	79	144	
101	159	826	19	140	113	124	51	112	131	129	26	132	38	112	87	60	
104	386	1,184	33	323	270	280	106	269	312	314	73	309	127	223	168	136	
108	356	1,116	32	302	233	284	102	269	287	296	51	299	140	183	167	138	
109	305	1,183	26	253	204	217	108	219	245	246	54	248	94	194	110	136	

Exhibit "A"
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CITY OF TORRANCE 1990 - ELECTION RESULTS

PRECINCT #	BALLOTS CAST	REGISTRATION	TURN-OUT %	MAYOR GEISSERT	CITY COUNCIL				TREASURER RUPERT	CLERK BRAMHALL	MEASURE A		MEASURE B		MEASURE C	
					APPLICATE	HARDISON	PYLES	WIRTH			YES	NO	YES	NO	YES	NO
113	314	1,791	18	267	207	237	97	238	260	251	63	249	114	183	139	136
121	536	1,315	41	480	394	421	156	372	461	446	150	369	178	287	245	171
125	292	1,752	17	247	193	195	108	183	236	229	80	198	106	154	119	118
131	268	1,242	22	227	200	205	90	188	227	236	55	211	103	150	112	111
133	328	1,121	29	279	213	235	123	228	262	267	57	266	106	195	132	134
144	184	1,154	16	147	121	122	72	126	143	136	47	137	67	112	82	82
146	199	1,497	13	169	142	147	69	134	163	162	57	141	71	117	84	80
300	287	1,081	27	244	200	200	103	204	241	237	57	228	83	192	117	134
302	212	713	30	176	147	148	84	154	177	174	51	158	60	144	85	104
SUB-TOTAL	16,751	69,325		14,260	11,658	12,394	5,905	11,591	13,963	13,799	3,968	12,589	5,701	9,937	6,940	7,090
ABSENTEE	2,606			2,073	1,708	1,792	849	1,733	1,946	1,916	965	1,511	876	1,424	1,066	972
PROVISIONAL	113			88	73	70	39	65	86	87	34	77	39	64	35	49
TOTAL	19,470	69,325	28	16,421	13,439	14,256	6,793	13,389	15,995	15,802	4,967	14,177	6,616	11,425	8,041	8,111
ABSENTEE BALLOTS ISSUED	3,792															

Mayor Geissert announced that Katy Geissert has been elected as Mayor for a full term of four years. Ms. Geissert received 16,421 votes. Bill Applegate, Dee Hardison, and Mark Wirth have been elected to the City Council, each for a full term of four years. Mr. Applegate received 13,439 votes, Mrs. Hardison received 14,256 votes, and Mr. Wirth received 13,389 votes. Thomas Rupert has been elected City Treasurer for a full term of four years. Mr. Rupert received 15,995 votes. John Bramhall has been elected City Clerk for a full term of four years. Mr. Bramhall received 15,802 votes.

Continuing, the Mayor noted that Measure A, relating to the storage limitation of hydrofluoric acid/hydrogen fluoride, received 4,967 "yes" votes and 14,177 "no" votes; Measure B, relating to an increase of appropriations limitation in defense of Measure A, received 6,616 "yes" votes and 11,425 "no" votes; Measure C, relating to the repeal of Article 15 (the Airport Fund), received 8,041 "yes" votes and 8,111 "no" votes.

Mayor Geissert administered the Oath of Office to newly elected City Clerk John Bramhall. City Clerk Bramhall then administered the Oath of Office to the newly re-elected Mayor, Councilmembers and City Treasurer.

At this time, City Clerk Bramhall made a special presentation to Mayor Geissert in the form of a letter of congratulations from Supreme Court Justice Sandra Day O'Connor.

Mayor Geissert congratulated the newly-installed Councilmembers, who gave their acceptance speeches and introduced members of their families who were present.

* * *

At 7:37 p.m., a recess was ordered by Mayor Geissert. The Council returned at 8:00 p.m., to resume the regular agenda order.

* * *

8b. PROCLAMATION RECOGNIZING AMERICAN HONDA MOTOR COMPANY FOR LEADERSHIP IN ENERGY CONSERVATION

SO PROCLAIMED by Mayor Geissert.

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This proclamation was accepted with appreciation by Mr. Anthony Piazza, Senior Manager Facilities/Corporate Procurement for American Honda Motor Company, Inc.

8c. PROCLAMATION PROCLAIMING MARCH 18 THROUGH 24, 1990, AS "TORRANCE ADULT SCHOOL WEEK"

SO PROCLAIMED by Mayor Geissert and presented to Mr. Cal Eubanks, Adult Education Principal at Newton Adult Center.

8d. PROCLAMATION DECLARING MARCH 1990 AS "WOMEN'S HISTORY MONTH" IN THE CITY OF TORRANCE

SO PROCLAIMED by Mayor Geissert.

This proclamation was received by Ms. Florence Moore and Ms. Debra Blair-Porter of the Palos Verdes/South Bay Chapter of the National Organization for Women.

8e. RESOLUTION OF COMMENDATION - SARANN KRUSE

RESOLUTION NO. 90-41

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE COMMENDING AND CONGRATULATING SARANN KRUSE FOR HER DEDICATION TO THE CITIZENS OF LAWDALE

MOTION: Councilman Nakano moved to adopt Resolution No. 90-41. His motion was seconded by Councilwoman Hardison and roll call vote was unanimously favorable.

[This resolution will be presented to Mayor Kruse at a later date.]

Considered next out of order...

22. ORAL COMMUNICATIONS

22a. City Treasurer Rupert provided Council with an update on SB 2798, pertaining to exemptions from a previously enacted amendment to the State Aeronautics Act relative to non-commercial general aviation airports.

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Regular agenda order was resumed as follows.

9. LIBRARY/PARKS AND RECREATION MATTERS

9a. TORRANCE YOUTH COUNCIL DONATION

RECOMMENDATION:

The Parks and Recreation Director recommends that the City Council accept the donation of \$30,000 from the Torrance Youth Council. It is also recommended that the donation be appropriated for furnishings and equipment for the children's art building at the Torrance Cultural Arts Center.

Acting Recreation Programs Administrator and Liaison to the Youth Council, Gary Schmidt, reported on the activities of the Torrance Youth Council and their efforts in raising funds to benefit worthy causes.

The subject donation of \$30,000 was presented to Mayor Geissert by Eric Chin, Chairman of the Youth Council. The Mayor on gratefully accepted the donation on behalf of her colleagues on the Council and the citizens of the City of Torrance.

MOTION: Councilman Wirth moved to concur with the recommendation of the Parks and Recreation Director on Agenda Item 9a. His motion, seconded by Councilwoman Hardison, carried without objection.

9b. DONATION FROM THE MARCELLUS L. JOSLYN FOUNDATION

RECOMMENDATION:

The Parks and Recreation Director is recommending that the City Council accept the donation of \$8,835.38 from the Marcellus L. Joslyn Foundation and designate the amount to a special Joslyn Center donation account.

MOTION: Councilman Wirth moved to concur with staff's recommendation on Agenda Item 9b. His motion, seconded by Councilwoman Hardison, carried by unanimous roll call vote.

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11. POLICE AND FIRE MATTERS

11a. TORRANCE DISASTER COUNCIL 1988/1989 ANNUAL REPORT

MOTION: Councilman Applegate moved to receive and file the 1988/1989 Annual Report of the Torrance Disaster Council. His motion was seconded by Councilman Walker, and it was so ordered without objection.

15. HEARINGS

15a. CUP 89-61, D 89-68, CUP 86-15 (MOD): OXFORD PROPERTIES, INC.

Mayor Geissert announced that this was the time and place for City Council consideration of an appeal of a Planning Commission approval of a Conditional Use Permit, Division of Lot and Modification of a previously approved Conditional Use Permit to allow the construction of a seven-story office building, a one-story office building and a four-level parking structure and to allow a two-lot subdivision on property located in the C-3 zone at the south side of Torrance Boulevard between Hawthorne Boulevard and Amie Avenue. CUP 89-61, D 89-68, CUP 86-15 (MOD): OXFORD PROPERTIES, INC.

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

With the aid of slides, Senior Principal Planner Gibson provided the staff report on this agenda item, noting that the Planning Commission and the Planning Department recommend denial of the appeal and approval of the project.

Following his formal presentation, Mr. Gibson responded to questions from individual Councilmembers, including inquiries regarding the floor area ratio of .8:1 previously imposed. Mr. Gibson noted that this FAR of .8:1 was established for the entire site, including the Computax parcel and any other developments that may be proposed in the future.

City Attorney Nelson explained that recordation of the .8 FAR, although a requirement imposed under a condition of the previously approved Conditional Use Permit for this site [Computax building; Phase 1], was never recorded. The responsibility for that recordation, Mr. Nelson pointed out, lies with the developer.

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Mr. Mike Branigan was present to represent Oxford Properties, 21250 Hawthorne Boulevard, Suite 770. Addressing the .8 FAR, Mr. Branigan stated that it is not Oxford's intent to exceed that cap for the balance of the site. He further advised of their willingness to record the .8 FAR requirement which would run with the land.

In response to Mayor Geissert's reference to the recent sale of a portion of the property, Mr. Branigan noted his understanding that the purchaser [Pacific Heritage Bank] was aware of the .8 FAR cap.

A formal slide presentation of the subject proposal was then provided by Mr. Branigan, who indicated concurrence with all conditions with the exception of Condition #18, which requires irrigated planters on all above-grade levels of the parking structure. This speaker requested that either the condition be deleted or that the need for planters be to the discretion of staff.

Ensuing discussion centered around the proposed building height, setback and design, as well as the design constraints represented by the view corridor which was illustrated in the proponent's slide presentation.

Councilwoman Hardison noted her earlier observation of conceptual plans for the site which represented a much smaller scale concept than the subject submittal.

Senior Vice-President of Oxford Properties, Mr. Duke Runnels, addressed the Council regarding the original concept proposed by Oxford with the Computax building at a .94 FAR, which was ultimately approved with a "reduced FAR for the balance of the site." The preparation and presentation of various renderings were discussed by Mr. Runnels, who confirmed Oxford's intent to record the document establishing a floor area ratio of .8:1 for the site.

Mayor Geissert indicated her dissatisfaction with the fact that there was never a conceptual master plan submitted for this site and she stressed that the absolute maximum that could be developed on the remaining parcels on this site must be very firmly documented.

Discussion continued.

In response to direct questions from Councilwoman Hardison, Mr. Branigan conceded that additional parking structures would likely be proposed for the balance of the site. He noted,

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however, that because of grade differentials, a two-story parking structure could be made to appear to be only one-story in height as viewed from Torrance Boulevard.

Mr. Mylon Smith, Smith & Hilbig, Suite 500, Union Bank Tower, 21515 Hawthorne Boulevard, representing the Torrance Company, one of the owners of the Del Amo Fashion Center, addressed the issue of traffic. Referencing specifics set forth in the traffic report [of record] submitted by the applicants, Mr. Smith expressed concerns regarding the cumulative traffic impact as a result of this project and requested that Council consider possible mitigating measures to lessen the impact of future growth on the quality of life in the community.

Mayor Geissert pointed out to Mr. Smith that the cumulative effect of traffic would necessarily include traffic generated by the Del Amo Center as well as the subject project.

Councilman Wirth inquired regarding traffic projections for mall use and was informed by Traffic Manager Vance that the anticipated traffic impact for the already approved theater use in the mall is substantial. Mr. Wirth suggested that traffic studies include the impact of Del Amo Center uses also.

Audience input continued with comments by Mr. Dick Johnson, 23059A Nadine Circle, who expressed concerns regarding development of the balance of the site. Senior Principal Planner Gibson provided information regarding established development constraints. City Engineer Burtt responded to Mr. Johnson's questions regarding the on-going analysis of the impact of this development on the City's sewer capacity.

Mr. Peter Lacombe, 4284 Spencer Street, was present to represent Pacific Heritage Bank, purchaser of the easterly parcel of the subject property at Amie and Torrance Boulevard. Responding to Mayor Geissert's expressed concern regarding the maximum density constraints for the entire site, Mr. Lacombe advised that there were no [development] caps in the agreement of sale with Pacific Heritage.

Mayor Geissert firmly restated her position that the issue of density for the entire site [including the Pacific Heritage parcel] will have to be resolved prior to approval of the current submittal.

Discussion continued centering on the question of density for the remainder of the site.

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Councilman Applegate, who had appealed the case, discussed his reactions to the subject proposal, noting concerns with density; the massive impact of the project; the fact that a parking structure 50% larger than the building itself is required to support that building; etc. Mr. Applegate stated his opinion that this project is out of place; is not consistent with previous proposals on the property; and is a violation of Oxford's commitment for future development on the site.

At this point, Senior Principal Planner Gibson advised, in response to a question from Councilman Nakano, that a .5 FAR would be required for the balance of the site in order to maintain the .8 overall, taking into consideration the .95 for the existing Computax building and .94 for the subject proposal. The practicality of attempting to develop at the .5 FAR was questioned by Mr. Nakano.

Ms. Pam O'Brien, 5005 Sepulveda Boulevard, offered her opinion that smaller [2-3 story] buildings on the balance of the site might make the Computax and Marriott structures appear out of scale. This speaker commented on improved traffic conditions since construction of the Computax building and the implementation of associated traffic mitigation measures.

Mr. Frank Rizzardi, 23544 Carlow Road, speaking for the Southwood Riviera Homeowners Association, concurred with previously stated concerns regarding density and traffic. Opposition to the project was voiced by this speaker.

Mr. A. L. Salbi, general partner of the South Bay Motel Group, owners of the City Inn, 3673 Torrance Boulevard, praised the Oxford project as one of the finest for the location.

Returning to the podium, Mr. Runnels of Oxford Properties addressed concerns expressed by Councilmembers, stating that Pacific Heritage was aware, during negotiations, of the .8 FAR restriction placed on the entire site. Mr. Runnels advised that Pacific Heritage, although they were asked to make a commitment through a contract, did not wish to do so.

Mayor Geissert again reiterated her grave concerns, stating that the Computax Tower was approved by Council at .94 FAR, with a condition of approval of .8 FAR for the overall site. The Mayor stated that required tradeoffs in density for the rest of the project must be firmly established prior to any further development approval.

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Councilman Applegate again addressed the City's concerns regarding development of the entire site and expressed his disappointment at the density represented by the subject proposal. Noting that he had expected to see all on-grade parking for the balance of the site, this Councilmember recommended a shorter building set further back from the curb with no parking structure for this development phase.

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

During the ongoing Council discussion, Councilman Wirth agreed with impressions of his colleagues when the Computax project was approved that "low level development" for the balance of the property would be proposed. Mr. Wirth expressed his discomfort with the subject proposal because of uncertainty as to what will happen with the rest of the property; the height of the building; and the parking structure.

Councilman Walker indicated his approval of the subject proposal because of the quality of the development and continuity of design. Mr. Walker pointed out that the Council will have the option, when considering future phases, of approving or disapproving the submittals.

Councilwoman Hardison acknowledged the positive results realized by the traffic mitigation measures implemented with the Computax project; however, she stated that while she voted for that project, she did not visualize a continuation of that same density throughout the site. Referencing once more conceptual plans for the property, Ms. Hardison stated that she visualized scaled-down buildings with on-surface parking.

MOTION: Councilman Applegate moved to deny the project without prejudice. His motion was seconded by Councilwoman Hardison.

Prior to roll call vote, Mayor Geissert advised that she would have preferred a continuation of this agenda item had the proponents indicated a desire to pursue that possibility. It was the Mayor's desire that an opportunity be afforded Oxford and Pacific Heritage to reach an agreement regarding where the density tradeoffs would be.

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Roll call vote on the motion for denial without prejudice was as follows:

AYES: Councilmembers Applegate, Hardison, Mock, Nakano, Wirth and Mayor Geissert.

NOES: Councilman Walker.

* * *

At 10:53 p.m., Mayor Geissert ordered a recess. The Council returned at 11:21 p.m.

* * *

15b. ADOPTION OF THE 1988 UNIFORM FIRE CODE

Mayor Geissert announced that this was the time and place for the public hearing on Item 15b, adoption of the 1988 edition of the Uniform Fire Code with Appendix, and 1988 edition of the Uniform Fire Code standards.

The Mayor then inquired as to whether this hearing had been advertised in the newspapers, to which the City Clerk responded affirmatively.

At the Mayor's request, Fire Chief Adams briefly reviewed the matter.

There being no questions from the Council and no one in the audience who wished to speak to this matter, Councilman Applegate moved to close the hearing. The motion, seconded by Councilwoman Hardison, carried by unanimous roll call vote.

[SUPPLEMENTARY AGENDA ITEM]

ORDINANCE NO 3297

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE REPEALING ARTICLES 1 AND 2 OF CHAPTER 5 OF DIVISION 8, OF THE TORRANCE MUNICIPAL CODE, ENACTING NEW ARTICLES 1 AND 2, WHICH ADOPT BY REFERENCE THE 1988 EDITION OF THE UNIFORM FIRE CODE, WITH APPENDIX, AND THE STANDARDS AND MAKING CERTAIN AMENDMENTS TO THOSE CODES AND STANDARDS

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MOTION: Councilman Nakano moved to approve Ordinance No. 3297 at its first reading. His motion was seconded by Councilwoman Hardison and roll call vote was unanimously favorable.

Fire Chief Adams reported that Captain Ken Hall, Assistant Fire Marshal, is routinely involved in keeping the Codes of the City of Torrance current and is also involved in code development committees for the Uniform Building Code and the Uniform Fire Code for the entire western United States.

Mayor Geissert expressed appreciation on behalf of the entire Council to Captain Hall for his efforts on behalf of this City.

17. ADMINISTRATIVE MATTERS

17a. SELECTION OF COUNCIL STANDING COMMITTEES

The following standing Committee memberships and chair positions were established.

Community Planning and Design

Chairperson	Walker
Members	Hardison and Mock.

Public Safety

Chairperson	Mock
Members	Walker and Applegate

Transportation

Chairperson	Wirth
Members	Nakano and Hardison

Citizen Development and Enrichment

Chairperson	Applegate
Members	Nakano and Wirth

Finance and Governmental Operations

Chairperson	Nakano
Members	Applegate and Mock

Employee Relations

Chairperson	Hardison
Members	Walker and Wirth.

It was the direction of the Mayor that the balance of this agenda item [establishment of Council delegates to outside agencies and associations] be returned as an agenda item at a later date.

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17b. MID-YEAR BUDGET REVIEW

RECOMMENDATION:

It is the recommendation of the Council Finance Committee that the Council as a whole accept the mid year budget review and also concur in the following:

- o Appropriate \$66,000 from the reserve for program contingencies for:

Graffiti Removal Program	\$55,000
Advertising Budget of Civil Service	10,000
Census Total Count Committee	1,000

- o Authorize the addition of one position in the Police Department in the amount of \$73,106 for the DARE Program, backfilling with civilian personnel; and authorize an additional Senior Typist Clerk in the Police Personnel Division in the amount of \$33,995 with current year costs to be funded through salary savings.

- o Accept the City Manager's status reports on both Administrative Secretary and Administrative Analyst/Senior Administrative Analyst.

The Council Finance and Governmental Operations Committee report was reviewed by Committee Chairman, Councilman Nakano.

MOTION: Councilman Nakano moved to accept the recommendation of the Finance Committee as stated. His motion was seconded by Councilman Mock and roll call vote was unanimously favorable.

Police Chief Nash advised, in response to inquiries from Councilwoman Hardison, that a report related to this agenda item will be forthcoming as soon as possible.

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17c. SELECTION OF FLEXIBLE BENEFITS ADMINISTRATOR

RECOMMENDATION:

It is the recommendation of the City Manager and the Ben-a-flex Committee that the Council:

1. Select Benefits Corporation Insurance Services as the City's administrator for the health and dependent care reimbursement accounts as provided for in the flexible benefits plan.
2. Appropriate \$25,000 from the reserve for health insurance.

MOTION: Councilman Applegate moved to concur with the above recommendation of the City Manager, including appropriation. His motion, seconded by Councilman Mock, carried by unanimous roll call vote.

17d. ADOPTION OF A FLEXIBLE BENEFITS PLAN

SUPPLEMENTARY AGENDA ITEM

RESOLUTION NO. 90-42

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF TORRANCE ESTABLISHING A FLEXIBLE
BENEFITS PLAN (A.K.A.) BEN-A-FLEX FOR ALL
PERMANENT CITY EMPLOYEES

MOTION: Councilman Nakano moved to adopt Resolution No. 90-42. His motion was seconded by Councilman Mock and roll call vote was unanimously favorable.

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20. CONSENT CALENDAR

20a. COUNCIL AUTHORIZATION: To sell various SURPLUS vehicles and trucks via Public Auction.

The following is a listing of vehicles proposed to be sold by public auction.

<u>EQUIP</u>	<u>YEAR</u>	<u>MAKE</u>	<u>BODY TYPE</u>	<u>SERIAL #</u>	<u>LIC. #</u>	<u>MILE</u>	<u>COND/REMARKS</u>
175	1982	PLYM	GRAN FURY	2P3BB26N7CR195087	E792054	65998	Fair
7185	1981	FORD	FAIRMONT	1FABP21BOBK163454	E761616	46204	Fair
7463	1986	CHEV	CAPRICE	1G1BN69H3GX145176	1PMH642	33609	Good
7464	1986	CHEV	CAPRICE	1G1BN69H2GX145167	1PAZ936	33825	Good
7465	1986	CHEV	CAPRICE	1G1BN69H5GX145180	1PMS279	42573	Good
7467	1985	BUICK	REGAL	1G4GJ47A3FH439751	1RJK932	64164	Fair
7468	1984	NISSAN	200SX	JNIPS24S9EW622121	1RGZ945	69767	Fair
7480	1986	MERC	CAPRI	IMEBP7936GF608699	2HAB957	56921	Fair
7760	1985	HONDA	ATC	JH3TE0409FM067113	NONE	NONE	Fair
7761	1985	HONDA	ATC	JH3TE0407FM067031	NONE	NONE	Fair
7862	1984	KAWAS	MOTORCYCLE	JKAKZCPIXEB502213	E85J93	33303	Poor
7868	1984	KAWAS	MOTORCYCLE	JKAKZCP13EB502229	E91J97	57173	Poor
7870	1984	KAWAS	MOTORCYCLE	JKAKZCP11EB502231	E91J94	51764	Poor
8372	1977	GMC	3/4T PU	TCT247F731920	E696136	41285	Fair
8921	1975	GMC	5 YD DUMP	TCE665V597873	E663628	34649	Fair
8924	1969	FORD	2 1/2T DUMP	M804UF12037	E544285	106197	Fair
8933	1975	GMC	5 YD DUMP	TCE665V597891	E663786	69986	Fair
9214	1979	FORD	FRT. LOADER	C583878	E735531	20827	Poor

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<u>EQUIP YEAR</u>	<u>MAKE</u>	<u>BODY TYPE</u>	<u>SERIAL #</u>	<u>LIC. #</u>	<u>MILE</u>	<u>COND/REMARKS</u>
216	1966	CAT TRACK LOADER	60A11392	NONE	BAD ENG.	Poor
502	Sullair	Compressor	CONN8015J	NONE		Poor
	Welder	Miller	930558011490			Poor
	Compressor	Wisconsin Eng. Skid Mount	408527			Poor
	Generator	Kohler Electric Plant	299966			Poor
	Compressor	Worthington	FSCYL177Q			Poor
	Generator	Military Electric Plant-Trailer Mount-Briggs Eng.				Poor

RECOMMENDATION:

The Purchasing Division and the Fleet Services Department recommend that your Honorable Body authorize the sale of the above listed SURPLUS vehicles utilizing the services of both commercial auction companies, Nationwide and Ken Porter Auction Company.

20b.

COUNCIL AWARD OF CONTRACT - Request for Council authorization to sell two surplus Kawasaki Police motorcycles (#7861 and 7875) to the Hawthorne Police Department for use as training bikes for the sum of \$3,500.00 (\$1,750.00 each).

RECOMMENDATION:

The Purchasing Division and the Fleet Services Department recommend that your Honorable Body authorize Fleet Services to sell two surplus Kawasaki Police motorcycles (#7861 and 7875) to the Hawthorne Police Department for use as training bikes for the sum of \$3,500.00 (\$1,750.00 each).

MOTION: Councilman Applegate moved to concur with staff recommendations on Agenda Items 20a and 20b. His motion was seconded by Councilman Wirth and roll call vote was unanimously favorable.

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- 20c. APPROPRIATION of Gas Tax Funds for the design of traffic signal improvements on 190th Street from Hawthorne Boulevard to Van Ness Avenue and at 182nd Street/Prairie Avenue and the purchase of traffic signal controllers and cabinets for 190th/Crenshaw and 190th/Mobil.

RECOMMENDATION:

That the City Council approve an appropriation of \$70,000 for the design of traffic signal improvements and purchase of traffic signal controllers and cabinets.

In response to questions from Councilman Wirth, Director of Transportation Horkay described the extent of the subject traffic signal improvements; City Engineer Burt addressed related street improvements in the area and advised that these projects represent the final phase of Federal Aid Urban [FAU] funding for the City of Torrance.

MOTION: Councilman Wirth moved to approve the appropriation as set forth in Agenda Item 20c. His motion was seconded by Councilman Mock and roll call vote was unanimously favorable.

* * *

At 11:40 p.m., the City Council recessed and reconvened as the Redevelopment Agency of the City of Torrance. This meeting of the Redevelopment Agency was adjourned at 11:41 p.m. and the regular Council agenda order was resumed.

* * *

22. ORAL COMMUNICATIONS

22a. See Page 12.

22b. Councilman Applegate commended Mayor Geissert on her letter to the Daily Breeze regarding the stand of a majority of the Council regarding Ballot Measure A, and commented on the uniqueness of the General Municipal Election relating to that measure.

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22c. Councilman Mock requested a status report on the City's pilot recycling program, requesting information specifically on the marketability of the recyclables, as well as the most effective and efficient manner in which to proceed.

22d. Councilman Nakano, echoed by Councilman Walker, congratulated newly re-elected Councilmembers.

22e. Councilman Walker expressed appreciation to members of the community who supported the Dan Walker Initiative [Measure A on the March 6, Municipal Election ballot]. Mr. Walker pledged that he will work with his colleagues in the matter of controlling acutely hazardous substances in the City of Torrance.

22f. Mayor Geissert commented on possible legal ramifications if Ballot Measure A had passed. She expressed appreciation to the citizens of Torrance who voted against the measure because of their confidence in the credibility of this Council as a legislative body which is able to react responsibly through the legislative hearing process.

22g. Councilman Wirth noted receipt of letters from residents of a Palos Verdes Boulevard apartment which adjoins a City parking lot. Concern was expressed by Mr. Wirth regarding parking lot usage and problems set forth in the correspondence. City Manager Jackson indicated that his department will provide an update to the Council.

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 subject:

- Pending litigation entitled People of the State of California vs. Mobil Oil Corporation, et al., Los Angeles Superior Court Case No. C 719953.

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Authority to hold an executive session for this purpose is contained in Government Code Sections 54957.6 (a) and 54956.9 (a).

At 11:52 p.m. the City Council recessed to executive session, returning at 12:05 a.m.

24. ADJOURNMENT

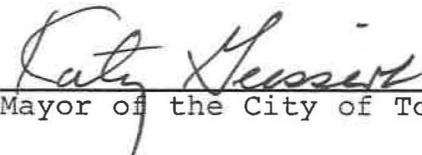
At 12:05 a.m., Wednesday, March 14, 1990, this meeting of the City Council was formally adjourned to Tuesday, March 20, 1990, 5:30 p.m.

* * *

Adjournment was dedicated to the memory of

Ms. Alice Rynhart.

#


Mayor of the City of Torrance


Clerk of the City of Torrance

Peggy Laverty
Minute Secretary

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