

I N D E XCity Council - August 12, 1969 - 7:00 P.M.

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Adjourned at 9:05 P.M.

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August 12, 1969

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, August 12, 1969, at 7:00 P.M. in the Council Chambers at Torrance City Hall.

2. ROLL CALL:

Responding to roll call by City Clerk Coil were: Councilmen Johnson, Miller, Uerkwitz, Wilson, and Mayor Isen. Absent: Councilmen Beasley and Sciarrotta (vacationing).

Also present: City Manager Ferraro, City Attorney Remelmeyer, City Treasurer Rupert, and City Clerk Coil.

3. FLAG SALUTE:

Mayor Isen introduced television and motion picture star, as well as the new owner of radio station KKOP, Mr. Jack Barry, and, at the Mayor's request, Mr. Barry led in the salute to the flag.

4. INVOCATION:

Reverend Hillyer, First Baptist Church, furnished the invocation for the meeting.

STANDARD MOTIONS:

5. APPROVAL OF MINUTES:

Councilman Wilson moved that the minutes of the regular meeting of July 22, 1969 be approved as written. His motion was seconded by Councilman Miller, and there were no objections.

6. APPROVAL OF DEMANDS:

Councilman Johnson moved that all properly audited demands be paid. His motion, seconded by Councilman Uerkwitz, carried as follows:

AYES: COUNCILMEN: Johnson, Miller, Uerkwitz,
Wilson, and Mayor Isen.

NOES: COUNCILMEN: None.

ABSENT: COUNCILMEN: Beasley, Sciarrotta.

7. MOTION TO WAIVE FURTHER READING:

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

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guaranteeing to each Councilman the right to demand the reading of any such resolution or ordinance in regular order. The motion, seconded by Councilman Wilson, was unanimously approved by roll call vote (Absent: Councilmen Beasley, Sciarrotta).

8. COUNCIL COMMITTEE MEETINGS.

Noted.

* * * *

An enlightening explanation of Council procedure was given by Mayor Isen for the benefit of those in attendance at a Council meeting for the first time.

Mayor Isen then informed the audience that in view of the absence of Councilmen Beasley and Sciarrotta who are enjoying well earned vacations, there is only a five-man Council and all are entitled to the vote of a seven-man Council; the Mayor then described various actions that might happen under these circumstances, and suggested that matters that can wait until next week for the full Council can be postponed, in the interest of fairness to all.

The following resulted:

PLANNING AND ZONING HEARINGS:

13. PROPOSED REVISION IN MASTER PLAN FOR THE VICTOR PRECINCT. Consideration of a proposed revision to eliminate Ladeene Avenue between Maricopa Street and Emerald Street. Recommended for DENIAL.

Mr. Dale Liston, 2158 West 230th Street, representing Mr. Dan Butcher, requested postponement to the Council meeting of August 19th, a 5:30 meeting. There were no objections, and it was so ordered.

15. ZC 69-20 ROLLING HILLS PLAZA COMPANY. (Al Levitt and James Bower). Change of zone from C-3 to M-1 on property located approximately 200 feet east of Crenshaw Boulevard and 400 feet north of Pacific Coast Highway and described as a portion of Lot 1, Tract 9765. RECOMMENDED FOR APPROVAL SUBJECT TO A PRECISE PLAN.

Mr. Alvin Howard, 3345 Wilshire Boulevard, Los Angeles, representing the proponents, first reported that there is a dispute with regard to rent, to which Mayor Isen responded that this is not a determination for the Council -- postponement was then requested, and the date set was September 2, 1969, a 5:30 meeting. There were no objections, and it was so ordered.

NONCONTROVERSIAL ITEMS:

9. CLAIM of Diane Hinds for personal injuries.

RECOMMENDATION OF CITY CLERK:

That said claim be DENIED and referred to the City Attorney.

10. CLAIM of Torino Construction Company for refund of fees paid under protest for issuance of building permits.

RECOMMENDATION OF CITY CLERK:

That said CLAIM BE DENIED and referred to the City Attorney.

11. AWARD OF CONTRACT for furnishing 3/4-inch copper water tubing - Reference Bid #B69.

RECOMMENDATION OF FINANCE DIRECTOR:

That Council accept the low bid submitted by Keenan Pipe and Supply Company and award them the contract for furnishing the copper water tubing per specifications in the amount of \$7,448.18, including tax.

12. EXPENDITURES OVER \$300:

RECOMMENDATION OF FINANCE DIRECTOR:

That Council approve the following purchases:

A. BUDGETED:

1. \$2321.55 to Zumar Industries for 24 speed signs, 100 stop signs, 24 traffic direction signs, and 100 traffic sign posts, as requested by the Traffic and Lighting Department for stock "as needed".
2. \$622.39 to Brooks Products, Inc. for 16 water meter boxes as requested by the Water Department for stock "as needed".
3. \$945.00 to Hersey-Sparling Meter Company for 3 fire hydrant meters, as requested by the Water Department for stock "as needed".
4. \$520.00 to Associated Truck Parts for parts and labor needed in the repair of a "downed" packer (Unit #688), as requested by the City Garage.
5. \$320.18 to Sears Commercial Sales for 1 only portable tool shed, as requested by the Fire Department for use at Fire Station #5 for tools, supplies and equipment.

B. REIMBURSABLE ITEMS:

6. \$564.50 to Dependable Trophy for 365 swimming and women's softball trophies and 30 girls softball plaques as requested by the Recreation Department for distribution to team and individual winners. The City is reimbursed for this expenditure from fees collected from class participants.
7. \$2016.00 to Union Ice Company, c/o Norm Peterson, for 60 tons of snow ice to be delivered in one-ton increments over a period of five months for ski classes conducted by the Recreation Department. The City will be reimbursed for this expenditure as this program is fully self-supporting from fees collected from class participants.

MOTION: Councilman Uerkwitz moved to concur with the recommendations on agenda items #9, 10, 11, and 12. His motion was seconded by Mayor Isen, and carried as follows:

AYES: COUNCILMEN: Johnson, Miller, Uerkwitz, Wilson,
and Mayor Isen.

NOES: COUNCILMEN: None.

ABSENT: COUNCILMEN: Beasley, Sciarrotta.

Worthy of praise, in Mayor Isen's opinion, is the ski program conducted by the Recreation Department (agenda item 12 - 7B) which is completely self-supporting by way of fees collected.

PLANNING AND ZONING HEARINGS:

14. APPEAL OF CUP 69-24, PENINSULA MOTORS, INC. (W.A. Terrell, General Manager). Petition for a Conditional Use Permit to allow a new and used automobile sales and service enterprise in the C-2 zone on property located on the south side of Pacific Coast Highway west of the intersection with Newton Street and described as a portion of Lot 1, Tract 9765.

DENIED BY THE PLANNING COMMISSION.

An Affidavit of Publication was presented by City Clerk Coil, and it was ordered filed, there being no objections.

Mayor Isen inquired if anyone wished to be heard.

Mr. Lee Carson, 25214 Loytan, stated that he is the owner-resident of the apartment house at this location, which is directly in back of the subject property, and he is very much opposed to the proposed development for reasons of the tremendous traffic problems that will be presented, its effect on an already critical parking situation, the noise element by way of screeching of tires, public address system, racing of engines, etc. Mr. Carson also pointed out that there is a small medical center in this area, and along with an overwhelming population density of apartment dwellers; he urged that the Council view the location to become acquainted with what he has outlined before taking any action.

It was the comment of Mayor Isen, directed to Mr. Carson, that he recalled the original action approving the apartment developments in this area, which he favored, feeling that there are certain areas for apartments, and that there are certain areas for businesses. In reference to the subject area, which is zoned properly for any type of automobile agency and garage; there is, however, a requirement that a Conditional Use Permit to protect neighborhoods from body shops and the noise of garages, and the Council authority over a Conditional Use Permit must be exercised very judiciously.

Mr. James M. Hall, 1611 South Pacific Coast Highway, Redondo Beach, representing the proponent, presented renderings of what is proposed for viewing by the Council. Mr. Hall stated that plans and specifications have been furnished; they have agreed to every condition

imposed by the Planning Department -- what remains for them to do? Agreement with Mr. Hall was expressed by Councilman Miller who pointed out that it is angular piece of property and very difficult to develop commercially, other than turning it into an open space use of some type.

Councilman Johnson reported on his close observation and study of the area, and it seems to him that this is one of the better uses that could be made of this particular piece of property.

Dr. Robert Norcross, 25200 Loytan, whose medical office is across the street from the proposed development, expressed concern over the noise factor and the effect on parking. The history of the medical building was recalled by Mayor Isen who advised that this building was built, presumably unintentionally, into the City easement -- it was permitted to remain that way, provided the owners supplied the City with suitable liability insurance from year to year, which it may be assumed has been done. Mayor Isen then commented that the proposed agency should present no problems to the medical center; he further noted that it is a matter of living together, and the pot cannot call the kettle black when one is in a proper commercial zone. The parking arrangements were reviewed, and Dr. Norcross acknowledged that it appeared no real problems should be presented the medical center.

There being no one else who wished to be heard, Councilman Miller moved that the hearing be closed. His motion was seconded by Councilman Johnson, and there were no objections.

MOTION: Councilman Uerkwitz moved to concur with the recommendation of the Planning Department for approval, subject to all Staff conditions. His motion was seconded by Councilman Johnson.

Prior to roll call vote on the motion, City Manager Ferraro called attention to the condition noting that all motor and body work shall be done inside the buildings (condition #8), and the statement of the architect, Mr. McDonald, at the July 2nd Planning Commission meeting that the body work would be sent out; clarification was requested. It was agreed that the condition should stand inasmuch as then such work must be done inside the building.

Mayor Isen indicated that he intended to vote for approval of the request for two reasons: (1) It is his opinion that the Planning Commission has acted very arbitrarily and capriciously, completely abusing the Conditional Use Permit situation, and (2) while he favors the request, he would hope there could be some modification of the extreme, abstract-type of building, and would leave it to the architect's good judgment.

Roll call vote on Councilman Uerkwitz' motion was unanimously favorable (Councilmen Beasley and Sciarrotta absent).

* * * *

Considered out of order, at this time:

REAL PROPERTY:

26. REQUEST FROM STATION KKOP to lease City land.

Mr. Steve Edwards, 2257 Hawthorne Boulevard, Redondo Beach, and Mr. Jack Barry of Radio Station KKOP were present on this matter.

MOTION: Councilman Uerkwitz moved to concur with the recommendations of the Assistant City Manager, with conditions 1 through 9 as set forth in the recommendations, and that the City Attorney be directed to prepare the necessary legal documents to implement same.

Mayor Isen stated that he would request that two conditions be added:

"10. That when it is stated 'KKOP, Redondo Beach', the statement be added 'with transmitter located in Torrance, or appropriate language identifying this station also with the City of Torrance'; and

"11. That for a minimum of one hour weekly, and non-accumulative if it isn't taken advantage of -- either by the hour or in segments or by spot announcements -- that there be a donation in public service to the City, the School District, the Bus Department, the City Council, the Chamber of Commerce, etc. for timely Citywide notices and news."

Agreement with the additional conditions was expressed by Mr. Barry, and Councilman Uerkwitz so amended his motion. The motion was seconded by Councilman Johnson, and roll call vote was unanimously favorable (Absent: Councilmen Beasley, Sciarrotta).

The urgent need for approval of the lease was pointed out by Mr. Edwards who requested that the formal document be returned to the Council as soon as possible -- Mayor Isen requested the City Attorney to prepare the appropriate resolution for the August 19th agenda, directing the execution of the lease -- with the passage of the resolution, a motion can be made that the lease be executed when approved by the City Attorney. This met with approval.

There was discussion as to the zoning and the possible need for a Conditional Use Permit, it being noted that even though it is City land a private use is contemplated. City Attorney Remelmeyer will check this aspect out -- one thought being that an emergency ordinance exempting radio station transmission towers when the City has the option of joint use with the tower. Mr. Barry added that radio station business will not be conducted there; it will simply be a tower.

* * * *

16. V 69-2, KNOLLS CONSTRUCTION COMPANY. (L.J. O'Hora, Secretary). Request for a variance to allow exception from fencing requirements of Oil Well Ordinance of the City on property zoned R-1, located at 23701 Western Avenue and described as part of Lot F, Rancho Palos Verdes.

RECOMMENDED FOR APPROVAL BY THE PLANNING COMMISSION.

Mayor Isen inquired if anyone wished to be heard; there was no response. Councilman Miller moved that the hearing be closed; his motion was seconded by Councilman Johnson, and there were no objections.

MOTION: Councilman Johnson moved to concur with the recommendation of the Planning Commission for approval of V 69-2. His motion was seconded by Councilman Miller, and roll call vote was unanimously favorable (Councilmen Beasley, Sciarrotta absent).

PLANNING AND ZONING MATTERS:

17. RESOLUTION granting conditional use permit (CUP 69-4) to allow multiple residential construction in a C-2 zone - J.F. & B. Development Company (Francis P. Torino).

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

RESOLUTION NO. 69-208

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE GRANTING A CONDITIONAL USE PERMIT TO ALLOW MULTIPLE RESIDENTIAL CONSTRUCTION IN A C-2 ZONE AS APPLIED FOR IN PLANNING CASE CUP 69-4 - J.F. & B. DEVELOPMENT COMPANY (Francis P. Torino).

Councilman Johnson moved for the adoption of Resolution No. 69-208. His motion was seconded by Councilman Miller, and roll call vote was unanimously favorable (Councilmen Beasley, Sciarrotta absent).

18. RESOLUTION granting a conditional use permit (CUP 69-5) to allow multiple residential construction in a C-2 zone - J.F. & B. Development Company (Francis P. Torino).

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

RESOLUTION NO. 69-209

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE GRANTING A CONDITIONAL USE PERMIT TO ALLOW MULTIPLE RESIDENTIAL CONSTRUCTION IN A C-2 ZONE AS APPLIED FOR IN PLANNING CASE CUP 69-5 - J.F. & B. DEVELOPMENT COMPANY (Francis P. Torino)

Councilman Miller moved for the adoption of Resolution No. 69-209. His motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable (Councilmen Beasley, Sciarrotta absent).

19. ORDINANCE reclassifying property described in Zone Change Case 69-17, Marvin R. and Lena B. Brown. Change of Zone from A-1 to R-3 Precise Plan on property located on the north side of 190th Street midway between Doty Avenue and Felbar Avenue.

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

ORDINANCE NO. 2007

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING DIVISION 9 OF THE TORRANCE MUNICIPAL CODE TO RECLASSIFY THAT CERTAIN PROPERTY WHICH IS LOCATED ON THE NORTH SIDE OF 190TH STREET, MIDWAY BETWEEN DOTY AVENUE AND FELBAR AVENUE, AND DESCRIBED IN ZONE CHANGE CASE 69-17.
(Marvin R. and Lena B. Brown)

Councilman Wilson moved for the approval of Ordinance No. 2007 at its first reading. His motion, seconded by Councilman Johnson was unanimously approved by roll call vote (Absent: Councilmen Beasley, Sciarrotta).

STREETS AND SIDEWALKS:

20. TIME EXTENSION FOR TENTATIVE TRACT NO. 24209
(Developer: Don Wilson Builders)

RECOMMENDATION OF ACTING CITY ENGINEER:

That a time extension of one year be granted.

Councilman Johnson MOVED to concur with the above recommendation of the Acting City Engineer. His motion was seconded by Councilman Wilson, and there were no objections. (Councilmen Beasley, Sciarrotta absent).

21. REQUEST FOR APPROVAL OF FINAL TRACT MAP NO. 23336
(Developer: Tony Aquini)

RECOMMENDATION OF ACTING CITY ENGINEER:

That subject final tract map be approved.

Councilman Uerkwitz moved to concur with the above recommendation of the Acting City Engineer. His motion was seconded by Councilman Johnson, and roll call vote was unanimously favorable (Councilmen Beasley, Sciarrotta absent).

* * * *

The hour being 7:50 P.M., Councilman Uerkwitz moved to recess as City Council and reconvene as the Redevelopment Agency. His motion was seconded by Councilman Johnson, and there were no objections. A general 10-minute recess followed at 7:55 P.M.

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- 32. Communication from Councilman Johnson re: proposed revisions in the Sign Ordinance.

PLANNING COMMISSION RECOMMENDS NO CHANGE AT THIS TIME.

In reference to the Real Estate Signs, it was agreed that consideration of this section of the ordinance be held for one week in order to permit discussion by a full Council, and further review by the Torrance-Lomita Board.

As to the section pertaining to Rotating, Moving, Flashing, Changing, or Blinking Signs, this was referred back to the Planning Commission for further review, at the request of the City Manager. Councilman Johnson so MOVED, his motion was seconded by Councilman Miller, and there were no objections.

BUILDINGS, STRUCTURES AND SIGNS:

- 22. Completion of second floor addition of Police Building.

RECOMMENDATION OF BUILDING AND SAFETY DIRECTOR AND FINANCE DIRECTOR: That the low bidder, Harman-Gladd Construction Company, 9054 West Pico Boulevard, Los Angeles, be awarded the subject contract in the amount of \$115,600 to complete the second floor of the police facility building; approval to include an additional appropriation from the General Fund in the amount of \$45,000.

MOTION: Councilman Uerkwitz moved to concur with the above recommendations, rejecting all other bids, and including an additional appropriation from the General Fund in the amount of \$45,000. His motion was seconded by Councilman Miller, and carried as follows:

- AYES: COUNCILMEN: Johnson, Miller, Uerkwitz, Wilson, and Mayor Isen.
- NOES: COUNCILMEN: None.
- ABSENT: COUNCILMEN: Beasley, Sciarrotta.

REAL PROPERTY:

- 23. RESOLUTION authorizing acceptance of stipulation for judgment on behalf of Evaristo and Annie Gonzales conveying slope easements to the City (Del Amo Boulevard) and authorizing payment of \$1,412.64 to the Gonzales' for said slope easements.

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

RESOLUTION NO. 69-210

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE CITY CLERK TO ACCEPT, ON BEHALF OF THE CITY, THAT CERTAIN STIPULATION FOR JUDGMENT EXECUTED ON BEHALF OF EVARISTO AND ANNIE GONZALES, AND AUTHORIZING THE DIRECTOR OF FINANCE TO PAY THE SUM OF \$1,412.64 TO EVARISTO AND ANNIE GONZALES THEREFOR.
(Del Amo Boulevard)

Councilman Johnson moved for the adoption of Resolution No. 69-210. His motion was seconded by Councilman Miller, and roll call vote was unanimously favorable (Councilmen Beasley, Sciarrotta absent).

24. RESOLUTION authorizing agreement to purchase Parcel No. 7, required for the widening of Del Amo Boulevard.

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

RESOLUTION NO. 69-211

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THAT CERTAIN AGREEMENT FOR THE PURCHASE OF PARCEL NO. 7 REQUIRED FOR THE WIDENING OF DEL AMO BOULEVARD.

Councilman Wilson moved for the adoption of Resolution No. 69-211. His motion was seconded by Councilman Miller, and roll call vote was unanimously favorable (Absent: Councilmen Beasley, Sciarrotta).

25. REQUEST FOR AUTHORIZATION to proceed with acquisition of land for proposed Columbia Park.

Councilman Miller outlined the events of a recent meeting with Supervisor Hahn, along with Mayor Isen, which resulted in a tentative grant of \$150,000 from the 1969-70 budget, with an additional \$150,000 to come out of the 1970-71 budget to assist the City of Torrance in the acquisition of land for the proposed 52-acre Columbia Park. Mr. Miller pointed out that the County will then build and maintain this Regional Park, and Torrance will have a 52-acre park at virtually no cost to the City.

His early concerns in this matter -- costs of improvements, maintenance, etc. -- were outlined by Mayor Isen; once a Regional Park was suggested, most of the objections to the site were withdrawn if methods of financing, without being a strain on the Torrance taxpayer, could be found. Outlined as well was the recognized cooperation and interest in parks of Supervisor Hahn, as well as his loyal support of Torrance projects. The efforts of Mr. Norman Johnson,

the head of County parks, and his Staff, along with City Staff, were also noted by Mayor Isen, the result being agreement by the County to build and maintain a Regional Park in Torrance. It seems to Mayor Isen that such an achievement should meet with the favor of all for 52 acres of open space for the future located in a most strategic part of the County which challenges the imagination.

Mayor Isen then requested City Manager Ferraro to address a letter to Supervisor Hahn, on behalf of the Council, Administration, etc. thanking him very much for his consideration in this undertaking.

The programming at the proposed park -- County or City? -- was of concern to Councilman Johnson; it seems to him that the City is about to lose control of programming the park activities and this would be regrettable. Mayor Isen referred to Torrance Beach as an illustration of County-supervised recreation which has been complaint-free. Mayor Isen further feels that Councilman Johnson's concern is premature, also; there has ever been close cooperation between the City and the County.

Councilman Uerkwitz acknowledged that a beautiful job had been done in the arrangement of financing, etc. -- had one more thing been accomplished, there might be a unanimous decision; why is it necessary to confiscate three existing homes in this area to accomplish this park? It should be possible to use the land in any manner desired; the restrictions placed on this property do not make it desirable for that expenditure of money, in Councilman Uerkwitz' opinion. Councilman Miller clarified the need for confiscating the three homes, the owners receiving fair market value; the entire concept must be considered and the effect in future years of the meaning of this open space to the community.

MOTION: Councilman Wilson moved for the approval of the subject recommendations of the Director of Recreation, #1, #2, #3, and #4. His motion was seconded by Mayor Isen, and carried as follows:

AYES: COUNCILMEN: Miller, Wilson, Mayor Isen.
 NOES: COUNCILMEN: Johnson, Uerkwitz.
 ABSENT: COUNCILMEN: Beasley, Sciarrotta.

It was the comment of Councilman Johnson, regarding his "no" vote, that his reasons, previously stated, have always been against this size park; he feels that the 36 acres could have been developed with additional smaller parks throughout the City, which would be better used and better serve the City of Torrance.

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TRAFFIC AND LIGHTING:

27. IMPROVEMENT OF TRAFFIC SIGNALS AT INTERSECTIONS ALONG ANZA AVENUE FROM HALISON STREET TO CALLE MAYOR.

RECOMMENDATIONS OF ASSOCIATE TRAFFIC ENGINEER:

1. That \$115,000 in 2106 Gas Tax Funds be appropriated for the referenced project. (SS Project 218)
2. That the \$20,000 appropriated for Job #66029 (Anza and Calle Mayor) be transferred to the referenced project.

Councilman Uerkwitz moved to concur with the above recommendations of the Associate Traffic Engineer, and appropriate the money as indicated. His motion was seconded by Councilman Johnson, and carried as follows:

AYES: COUNCILMEN: Johnson, Miller, Uerkwitz, Wilson,
and Mayor Isen.

NOES: COUNCILMEN: None.

ABSENT: COUNCILMEN: Beasley, Sciarrotta.

FISCAL MATTERS:

28. RENEWAL OF THE MICROFILMING PROGRAM FOR FISCAL YEAR 1969-70.

RECOMMENDATION OF CITY CLERK:

That the proposal of ORCO MICROFILMING SERVICE for microfilming City records for the 1969-70 fiscal year be accepted at the same rates which were paid last year. (This is a budget item).

Councilman Johnson moved to concur with the above recommendation of the City Clerk. His motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable (Absent: Councilmen Beasley, Sciarrotta).

AIRPORT MATTERS:

29. AIRPORT T/HANGAR PROJECT WATER LINE CONSTRUCTION.

RECOMMENDATIONS OF AIRPORT MANAGER:

1. That the Airport Manager be authorized and directed to proceed with construction of a 12-inch water line for the T-Hangar Project Development.
2. That the City Council appropriate \$50,000 from Airport Retained Earnings for the construction of the 12-inch water line for the T-Hangar Project Development.

MOTION: Councilman Johnson moved to concur with the above recommendations of the Airport Manager. His motion was seconded by Councilman Uerkwitz, and carried as follows:

AYES: COUNCILMEN: Johnson, Miller, Uerkwitz, Wilson,
and Mayor Isen.

NOES: COUNCILMEN: None.

ABSENT: COUNCILMEN: Beasley, Sciarrotta.

ITEMS NOT OTHERWISE CLASSIFIED:

30. Report of City Clerk re: length of service of former City Commissioners.

It was the comment of Mayor Isen that permaplaques should be given the Commissioners listed in the report, with the exception of good Jack Hoag who was able to serve only four months on the Torrance Safety Council; it also should be checked to determine whether or not such a permaplaque had been given Stanley Dunn, it being Councilman Uerkwitz' recollection that this is the case.

Mayor Isen thereupon MOVED to concur with the City Clerk's recommendation that permaplaque resolutions of commendation be drafted for the former Commissioners listed, with the above two exceptions. His motion was seconded by Councilman Johnson, and roll call vote was unanimously favorable (Councilmen Beasley and Sciarrotta absent).

31. AWARD OF CONTRACT - Improvement of Lomita Boulevard from Anza Avenue to Ocean Avenue.

RECOMMENDATION OF ACTING CITY ENGINEER:

1. That the contract be awarded to Sully-Miller Contracting Company on the basis of the primary proposal, and all other bids be rejected; and
2. That an additional \$25,000 be appropriated from Section 2107 Gas Tax Funds to cover costs.

Councilman Uerkwitz moved to concur with the above recommendations of the Acting City Engineer. His motion was seconded by Councilman Wilson, and carried as follows:

AYES: COUNCILMEN: Johnson, Miller, Uerkwitz, Wilson,
and Mayor Isen.
NOES: COUNCILMEN: None.
ABSENT: COUNCILMEN: Beasley, Sciarrotta.

33. COMMUNICATION FROM THE PLANNING DIRECTOR re: property located east of Cypress between 227th and 229th Streets and recommendation of the Planning Commission that a building moratorium be established for 90 days pending zoning and street studies of the area.

Councilman Miller reiterated his abstention in this case, with the comment that this is not a legal requirement, but he will do so because he lives within 300 feet of the subject property.

Indicating that an amicable settlement may have been reached, Mr. Dudley Gray, 2424 Torrance Boulevard, representing Mr. Don Hunt, owner of the subject property, stated that this matter was apparently initiated by way of a petition of homeowners in the area; conferences were held during the recess with Mr. Hunt, area homeowners George Post and Dean Virden, and the apparent

lack of communication was uncovered. Mr. Gray then stated that the proponent would be willing to agree to a 30-day moratorium; they would ask that the moratorium extend not only to any development on the land but also that a moratorium be issued so that the existing oil well on the subject property be not improved.

Mr. George Post, 2305 - 229th Street, stated that the only problem posed at this point, following the negotiations, was the study of the Planning Department on the area now underway, which falls under the purview of the Master Plan of the South Torrance Oil Fields.

In the interest of time, it was the suggestion of Mayor Isen that Messrs. Gray and Post get together with City Attorney Remelmeyer and agree to a proper moratorium ordinance -- in the meantime, the stipulation should be retained that no building permits be issued Mr. Hunt, no action of any sort will be done with reference to the subject property -- such moratorium ordinance to be before the full Council on August 19th. Mayor Isen then requested stipulation by the City Manager that there would be nothing done within the week with reference to the oil well; Mr. Ferraro so stipulated. The matter of the Master Plan would also be reviewed on August 19th, Mayor Isen decreed.

ORAL COMMUNICATIONS:

34. City Manager Ferraro advised the Council that construction work on the Library has been halted due to the strike of heavy equipment operators.

35. A copy of a recent editorial in the Los Angeles Times has been furnished the Council, City Manager Ferraro advised, relative to a ruling re: allocations of the noise problems in and about local airports to the local governments by the FAA who heretofore had exclusive control. Mayor Isen requested that the editorial be researched and a report be furnished the Council.

36. City Manager Ferraro regretfully announced the departure of Daily Breeze reporter, Mr. John Gilmore, who has accepted a position with the Los Angeles Bureau of Copley Newspapers.

37. A.B. 2136 re: the 1/2 of 1% sales tax for a period of six months wherein such revenue will be distributed to seven or ten agencies in Southern California with public buses is now on Governor Reagan's desk awaiting his signature, according to City Manager Ferraro; it is hoped that Torrance would be eligible to receive such funds. Detailed information will be furnished when it becomes available.

38. In reference to Information Item C - Bus Service to Seaside Rancho area - City Clerk Coil advised that the residents of Seaside Ranchos have requested that this matter be on the August 19th agenda of the Council. Mayor Isen requested that there be a recommendation from Management regarding same.

39. Mr. David Breiholz, Building Department, advised that the contractor for the second story of the Police Building is ready to go to work; he is unaffected by the heavy equipment operator strike.

40. Congratulations to City Treasurer Rupert were conveyed by Councilman Johnson by reason of the interest rates reflected in his report for May.

41. Councilman Uerkwitz requested that agenda item #15 - ZC 69-20, Rolling Hills Plaza Company - be referred to the Council Traffic and Transportation Committee in order that there may be a report for the Council when this item returns on September 2nd. There were no objections.

42. A report on accidents involving City cars, the cost therefor, and the situation last year vs. this year was requested by Councilman Uerkwitz.

43. A happy vacation, and safe return, was wished City Clerk Coil and Councilman Uerkwitz, off hunting in Mexico, by Mayor Isen, on behalf of all.

44. Mayor Isen reviewed the Torrance topless experience, and the quick, effective results achieved when Torrance was so plagued -- Mayor Isen then elaborated on his resentment of the fact that in morals fields and relevant areas where local government should know best, rather than remote legislators, what the local people want, the courts have maintained that in this particular area of activities the State has preempted the City and the City cannot act, and the entire matter becomes one of State concern, not local concern. Efforts to obtain such local control have been fruitless, until the change in administration in Sacramento with Governor Reagan strongly supporting the right of cities not to be preempted in morals fields, particularly with reference to topless.

Continuing, Mayor Isen noted that A.B. 61 and A.B. 524 both apply to this particular problem, both have been passed by the Assembly and the Senate, and await the Governor's signature. Mayor Isen then requested City Manager Ferraro send a telegram immediately, urging, on behalf of the Council, that both these bills be signed, indicating to the Governor his loyal support in Torrance, his promises on home control, and the confidence that he will follow through. There were no objections to such action.

45. Mr. E.F. Schoonover, 3546 Senefeld Drive, presented a petition protesting a nuisance of racing cars, loud talking, swearing, drinking, etc. from tenants of the WALTERIA Businessmen's Club building.

The matter was discussed, and the best method to handle the situation was as follows: Mayor Isen MOVED to refer the subject request to the License Review Board, with the authority to conduct a hearing, notifying interested parties and the WALTERIA Businessmen's officers; that such a hearing be held

to investigate into these nuisances in order for the abatement thereof. The motion was seconded by Councilman Johnson, and there were no objections.

Mayor Isen further instructed Chief Koenig to increase the patrols in that area.

46. Mr. Art Valdez, J.F. & B. Development Company, requested approval for the delivery of materials through a residential area to their construction site #436 (Pacific Coast Highway site). Mayor Isen requested that this request appear as a regular agenda item, with a Staff recommendation, on August 19th.

The meeting was regularly adjourned at 9:05 P.M.

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

APPROVED:

Albert Isen
Mayor of the City of Torrance