

I N D E XCity Council - September 23, 1969 - 7:00 P.M.

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Adjourned at 10:50 P.M. to Thursday, September 25, 1969,  
at 4:00 P.M.

\* \* \* \*

September 23, 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, September 23, 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 Beasley, Johnson, Miller, Sciarrotta, Uerkwitz, Wilson, and Mayor Isen. Absent: None.

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

3. FLAG SALUTE:

Fire Captain Walter West, at Mayor Isen's request, led in the salute to the flag.

4. INVOCATION:

The invocation for the meeting was provided by Mr. Henry Moreau, First Church of Christ, Scientist.

STANDARD MOTIONS:

5. APPROVAL OF MINUTES:

Councilman Sciarrotta moved that the minutes of the regular meetings of September 11, 1969 and September 16, 1969 be approved as recorded. His motion was seconded by Councilman Wilson, and there were no objections.

6. APPROVAL OF DEMANDS:

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

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

NOES: COUNCILMEN: None.

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 guaranteeing to each Councilman the right to demand the reading of any such resolution or

1. Council Minutes  
September 23, 1969

ordinance in regular order. The motion, seconded by Councilman Sciarrotta, was unanimously approved by roll call vote.

8. COUNCIL COMMITTEE MEETINGS - Noted.

\* \* \* \*

The presence of the North Torrance Property and Homeowners Association at the customary fourth Tuesday Homeowner Council meeting was acknowledged by Mayor Isen, who introduced President William Hunter for appropriate remarks and introductions.

\* \* \* \*

PRESENTATIONS:

9. Award of Permaplaque.

Resolution No. 69-168 commending Captain Walter R. West.

The presentation of a permaplaque on the occasion of his retirement from the City was made by Mayor Isen, on behalf of the Council, to Fire Captain Walter West, with congratulations and good wishes.

\* \* \* \*

PROCLAMATIONS:

42. "PUEBLO FIESTA DAYS" - October 3, 4, and 5.

So proclaimed by Mayor Isen, and gratefully accepted by Mr. Bob Flora.

37. RESOLUTION supporting the "Pueblo Fiesta."

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

RESOLUTION NO. 69-229

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SUPPORTING THE "PUEBLO FIESTA" TO BE HELD OCTOBER 3, 4, AND 5, 1969, IN THE CITY OF TORRANCE.

Councilman Wilson moved for the adoption of Resolution No. 69-229. His motion was seconded by Councilman Johnson, and roll call vote was unanimously favorable.

48. PROCLAMATION - KNOW YOUR TORRANCE JUNIOR MONTH.

Mayor Isen so proclaimed, and the document was graciously accepted by Mrs. Leon Taylor, president of the Torrance Junior Woman's Club.

46. Invitation to Copper Enameling Exhibit.

An invitation to the Mayor and Councilmen to attend the Rosemary DeCamp Copper Enameling Exhibit on October 1st was extended by Mrs. Taylor.

## 49. PROCLAMATION - "GREEK FESTIVAL DAYS"

Mayor Isen proclaimed October 4 and 5, 1969, "GREEK FESTIVAL DAYS", followed by acceptance of same by Mr. Gus Farmans, along with an invitation to all to participate in this Festival of another culture. Mr. Farmans then introduced his elegantly costumed sister, Mrs. Rosalind Halakis.

47. RESOLUTION congratulating Dick Fitzgerald.

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

RESOLUTION NO. 69-230

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE CONGRATULATING RICHARD "DICK" FITZGERALD UPON HIS APPOINTMENT TO THE POSITION OF DIRECTOR OF THE LOS ANGELES COUNTY DEPARTMENT OF BEACHES.

Councilman Uerkwitz moved for the adoption of Resolution No. 69-230. His motion, seconded by Councilman Johnson, was unanimously approved by roll call vote.

ITEMS NOT OTHERWISE CLASSIFIED:

## 39. Policy Determination regarding Del Amo Fashion Square Shopping Center.

Mr. Harry Gorman was present on this matter. The magnitude of the considerations involved in the request of The Del Amo Properties Company was discussed at some length, and it was the consensus that the Council Committee as a whole should review the request.

MOTION: Councilman Uerkwitz moved that the Council adjourn this meeting to a special meeting for the purpose of considering Item #39 on Thursday, September 25th, at 4:00 P.M., with the whole Council in attendance. His motion was seconded by Councilman Johnson, and roll call vote was unanimously favorable.

NONCONTROVERSIAL ITEMS:10. CLAIM of Michael Clifford Thieme for personal injuries.RECOMMENDATION OF CITY CLERK:

That the claim be denied and referred to the City Attorney.

## 11. Renewal of City Uniform Rental Contract - 1969-70.

RECOMMENDATION OF FINANCE DIRECTOR:

That Council approve the renewing of the existing uniform service contract with the Atlas Coverall and Uniform Supply Company at their original bid price of \$.70 per uniform for one additional year beginning October 1, 1969.

12. Renewal of Bus Lease Tire Agreement.

RECOMMENDATION OF FINANCE DIRECTOR:

That Council approve the renewing of the existing lease tire contract with B.F. Goodrich Company for an additional one-year period at the mileage rate of \$.00892 per bus mile (six tires) which is subject to minor variation based on a periodic check of mileage experience with Torrance buses. This rate is now also subject to change due to changes of the "average hourly rate" experienced by the B.F. Goodrich Tire Company which is reviewed every six months by B.F. Goodrich Company.

13. AWARD OF CONTRACT - 12" Asbestos Cement Water Pipe  
Reference: Bid #69-54.

RECOMMENDATION OF FINANCE DIRECTOR:

That Council accept the low bid submitted by the Certain-Teed Products Corporation and award them the contract for the specified material in the amount of \$8,089.25 including tax.

14. AWARD OF CONTRACT for the installation and modification of traffic signals, street lighting, telephone interconnect, and intersection modifications on Anza Avenue from Halison Street to Calle Mayor. (Job No. 69014).

RECOMMENDATION OF TRAFFIC & LIGHTING:

That the subject contract be awarded to the low bidder - Steiny & Mitchel, Inc. - and that all other bids be rejected. (The project is financed by an appropriation of \$144,000 from 2106 Gas Tax Funds.)

15. EXPENDITURES OVER \$300:

RECOMMENDATION OF FINANCE DIRECTOR:

That Council approve the following purchases:

A. BUDGETED:

1. \$400.89 to Constructors Supply Company for 50 traffic cones and 5 hi-level warning signs as requested by the Water Department for use in alerting traffic for "Men Working".
2. \$1121.40 to Morris B. Kirk & Son, Inc. for 6,000 pounds of caulking lead as requested by the Water Department for stock "as needed".
3. \$1063.65 to J. Jones Company for 50 water meter valves, 100 adapters and 75 couplings as requested by the Water Department for stock "as needed".
4. \$598.50 to Western Water Works for 100 water-stop valves as requested by the Water Department for stock "as needed".
5. \$409.40 to Minnesota Mining & Manufacturing for 51 packages of various size letters and numbers as requested by the Traffic & Lighting Department for use in their thermal sign machine.

6. \$445.20 to Graybar Electric for 2 magnetic starters as requested by the Traffic & Lighting Department as replacement items.
7. \$1370.26 to Victor Comptometer Corporation for 2 printing calculators as requested by the Finance Department as a replacement and for new employee position:
8. \$315.00 to Hesik Company, Inc. for 4,000 bicycle licenses made of pressure sensitive reflective stickers as requested by the Police Department.
9. \$431.39 to Western Highway Products for 100 "No Parking" signs, plus 500 sets of mounting hardware as requested by the Traffic and Lighting Department for stock "as needed".
10. \$1781.33 to Xerox Corporation for 39 cartons of toner for use on Xerox Copiers as requested by the Central Services Division.
11. \$315.00 to Stieny-Mitchell for 10 used street lighting poles with luminaires and ballasts as requested by the Traffic and Lighting Department. These poles are to be used as part of a Council-approved program to upgrade lighting in District #9. The cost of these units new would approximate \$3,000.

B. REIMBURSABLE ITEMS:

12. \$770.73 to Hersey Sparling Meter Company for two 2-inch water meters with check valves on the main and intermediate flow lines with bronze case as requested by the Water Department for use on the following: (1) one meter for the Wallich Service, and (2) one meter for the I.R.R. Service. Payment has already been received for these services.
13. \$537.60 to Park-Son, Incorporated for two 16-inch - 90° ells (pipe) as requested by the Water Department for use at the AiResearch Service on Van Ness. Payment has already been received.

MOTION: Councilman Sciarrotta moved to concur with the recommendations on agenda items 10,11,12,13,14, and 15. His motion was seconded by Councilman Miller, and roll call vote was as follows:

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

NOES: COUNCILMEN: None.

HEARINGS:

(Considered together);

16. RESOLUTION OF INTENTION 69-222 TO AWARD A PIPELINE FRANCHISE TO SOUTHERN PACIFIC PIPE LINES, INCORPORATED.
27. PROPOSED IMPROVEMENT OF TORRANCE BLVD./CABRILLO AVENUE.

Before undertaking the formal hearing on this matter, Mayor Isen referred to agenda item #27 - Proposed Improvement of Torrance Boulevard, Cabrillo Avenue at Pacific Electric Depot - and its relationship to this agenda item. City Manager Ferraro advised that a representative from Southern Pacific was present to speak to this matter.

Mr. John McAllister, Southern Pacific Railroad, 342 Lotus Place, Brea, (telephone: 624-6161, Ext. 22356), referred to recent meetings with reference to the improvement of Torrance Boulevard, and stated that the City's present proposal to improve Torrance Boulevard which involves widening near the station, crossing over the track, and then making Torrance Boulevard one way on each side of the railroad, certainly seems feasible to Southern Pacific and this represents the most economical and workable proposal to date, and they will consider it favorably.

In response to Mayor Isen's question regarding the vari-colored station, Mr. McAllister advised that it is their policy that such buildings be painted any color desired by the cities where they are located. Torrance Beautiful Commission take note, Mayor Isen directed.

Mr. McAllister added that plans on the proposed improvement have not yet been seen, there being small engineering details yet to be worked out, and that there will be further time involved in presenting it to PUC.

MOTION: Councilman Uerkwitz moved on agenda item #27 that the Council accept the recommendation of the Council Public Works Committee that the design concept allowing the tracks to remain be approved, and that such final design and construction be initiated immediately. The motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

Councilman Uerkwitz pointed out the concern as to removal of the tracks, which would be preferable, and it is hoped to continue to work with Southern Pacific in this regard. City Manager Ferraro outlined the many efforts, without success, in this direction. It was the suggestion of Councilman Miller that the City Manager explore the prospects of beautification of the tracks by Southern Pacific.

Attention was now directed to Item #16:

Mayor Isen announced that this is the time and place for the hearing for the award of the proposed pipeline franchise to Southern Pacific Pipelines, Inc. The pipes are to be installed in the ground in public right-of-way as shown on a map attached to the pipeline franchise ordinance which map is also on file in the office of the City Clerk.

Continuing, Mayor Isen stated that on September 2, 1969 the Council passed Resolution No. 69-222 declaring our intention to award this franchise. The resolution provided for a hearing on this date and at this time, September 23, 1969, at 7:00 P.M., and for notice to be published in the South Bay Daily Breeze.

The Mayor then inquired of City Clerk Coil if he had the Affidavit of Publication, and his answer was affirmative. Councilman Sciarrotta moved that the Affidavit of Publication be received and filed. His motion, seconded by Councilman Wilson, was unanimously approved by roll call vote.

Mayor Isen inquired if anyone wished to be heard for or against the award of this franchise; there was no response. Councilman Uerkwitz moved that the hearing be closed, seconded by Councilman Miller, and roll call vote unanimously favorable.

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

ORDINANCE NO. 2027

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE GRANTING TO SOUTHERN PACIFIC PIPE LINES, INC., A DELAWARE CORPORATION, A FRANCHISE TO CONSTRUCT, OPERATE AND MAINTAIN PIPELINES FOR THE TRANSPORTATION OF HYDROCARBON SUBSTANCES IN THE CITY OF TORRANCE.

Councilman Miller moved to waive further reading of Ordinance No. 2027. His motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

Councilman Johnson moved for the approval of Ordinance No. 2027 at its first reading. His motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

PLANNING AND ZONING HEARINGS:

(Taken out of order):

18. V69-3, CHANSLOR-WESTERN OIL AND DEVELOPMENT COMPANY.

(Peter L. Lacombe, Attorney). Variance to the fencing requirements of the Oil Well Ordinance to allow an existing safety gate in place of the required fence on property located on the east side of 235th Street and south of Felbar Avenue. RECOMMENDED FOR APPROVAL BY PLANNING COMMISSION.

Mayor Isen inquired if anyone wished to be heard on V69-3; there was no response. Councilman Miller moved that the hearing be closed. His motion was seconded by Councilman Beasley, and there were no objections.

MOTION: Councilman Uerkwitz moved to concur with the recommendation of the Planning Commission for approval of V69-3, subject to conditions. His motion was seconded by Councilman Miller, and roll call vote was unanimously favorable.

19. ZC 69-23, PIONEER THEATRES, INC. (L.D. Gasteiger, President). Change of zone from C-R to C-2 on property located on the south side of Redondo Beach Boulevard and on the east of Wilkie Avenue. RECOMMENDED FOR APPROVAL SUBJECT TO A PRECISE PLAN BY PLANNING COMMISSION. RECOMMENDED FOR DENIAL BY PLANNING STAFF.

Mayor Isen inquired if anyone wished to be heard on ZC 69-23.

City Clerk Coil read aloud a letter of protest from Mr. and Mrs. Nelson, 16209 Wilkie, their objections based on the Sunday Swap Meets.

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

The existing C-R zoning on adjacent properties was reviewed by Councilman Miller, and to rezone the subject property from C-R to C-2 seemed inconsistent to him. Mayor Isen pointed out that the whole purpose of the application is so that there may be a liquor license for a restaurant. It seems to Mayor Isen that a better approach would be a request for a waiver without disturbing the C-R zoning and the orderly nature of things.

MOTION: Mayor Isen moved that ZC 69-23 be referred back to the Planning Commission for a waiver of the C-R zone requirements so that Mr. Gasteiger may apply for an alcoholic beverage license, without additional fees. The motion was seconded by Councilman Uerkwitz.

Before taking action on the above motion, Mr. Gasteiger reported on his misunderstanding that the restaurant property would remain C-2, and the property was purchased with that assumption; it is hoped to attach this property to the theatre property for the future development of the theatre, and C-2 zoning seems appropriate to him.

It was the recommendation of Planning Director Shartle that if the Council desires to approve a restaurant serving liquor at this location that it be zoned C-2 as recommended by the Planning Commission on the basis that the restaurant is already an existing fact; a restaurant is not a C-R type operation and is not the normal thing in this type zone. To zone the property C-2 Precise Plan, Mr. Shartle continued, would assure, for instance, a one-story building -- adding that before Mr. Gasteiger can obtain a liquor permit he must have a conditional use permit which provides additional controls.

Mayor Isen thereupon withdrew his above motion, as did Councilman Uerkwitz his second.

MOTION: Councilman Johnson moved the subject property be zoned C-2 Precise Plan, noting the requirement of a conditional use permit for the serving of liquor. The motion was seconded by Councilman Sciarrotta, and carried as follows:

AYES: COUNCILMEN: Beasley, Johnson, Sciarrotta, Uerkwitz,  
Wilson, and Mayor Isen.

NOES: COUNCILMEN: Miller (concerned about effect on  
adjacent property owners.)

PLANNING AND ZONING MATTERS:

20. APPEAL OF JOSEPH WEISS - Request for release from financial  
obligation. DENIED BY THE PLANNING COMMISSION.

Mr. Weiss was not present.

MOTION: Councilman Sciarrotta moved to concur with the Planning  
Commission recommendation for DENIAL. His motion was seconded by  
Councilman Beasley, and carried as follows:

AYES: COUNCILMEN: Beasley, Miller, Sciarrotta, Uerkwitz,  
Wilson, and Mayor Isen.

NOES: COUNCILMEN: Johnson (believes the man should be  
heard.)

Mayor Isen pointed out to Councilman Johnson that if Mr. Weiss  
so indicates, the matter can be reconsidered.

REAL PROPERTY:

34. 1911 ASSESSMENT ACT - TORRANCE BOULEVARD.

RESOLUTION approving the plans and specifications for the  
installation of an electrolier lighting system on Torrance  
Boulevard between Madrona Avenue and Anza Avenue, and  
RESOLUTION OF INTENTION which sets date of the Public Hearing  
for the work on Tuesday, October 28, 1969.

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

RESOLUTION NO. 69-231

A RESOLUTION OF THE CITY COUNCIL OF THE CITY  
OF TORRANCE, CALIFORNIA, ORDERING THE FILING  
OF ESTIMATE, PLANS, SPECIFICATIONS AND DISTRICT  
MAP FOR A CERTAIN ELECTROLIER LIGHTING SYSTEM  
ALONG TORRANCE BOULEVARD.

IMPROVEMENT DISTRICT SERIES NO. 25

Councilman Sciarrotta moved for the adoption of Resolution No.  
69-231. His motion was seconded by Councilman Johnson, and roll call  
vote was unanimously favorable.

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

RESOLUTION NO. 69-232

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF  
TORRANCE, CALIFORNIA, DECLARING ITS INTENTION TO  
ORDER THE CONSTRUCTION OF A CERTAIN ELECTROLIER  
LIGHTING SYSTEM IN THE CITY OF TORRANCE, CALIFORNIA;

DESCRIBING THE DISTRICT TO BE BENEFITED BY SAID WORK AND TO BE ASSESSED TO PAY THE COST AND EXPENSE THEREOF; DETERMINING THAT BONDS SHALL BE ISSUED TO REPRESENT ASSESSMENTS TO BE LEVIED; AND FIXING THE TIME AND PLACE FOR HEARING PROTESTS AND OBJECTIONS TO SAID WORK, OR THE EXTENT OF THE DISTRICT TO BE ASSESSED, OR BOTH, AND WHETHER PUBLIC CONVENIENCE AND NECESSITY REQUIRE SUCH IMPROVEMENTS, AND GIVING NOTICE THEREOF.

(TORRANCE BOULEVARD STREET LIGHTING IMPROVEMENT DISTRICT, SERIES NO. 25.)

Councilman Johnson moved for the adoption of Resolution No. 69-232. His motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

MOTION: Councilman Wilson moved to concur with the City Manager's recommendation that Council approve an interim loan not to exceed \$10,000 (an advance from the General Fund). The motion was seconded by Councilman Beasley, and carried as follows:

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

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The hour being 8:15 P.M., a 10-minute recess was ordered by Mayor Isen.

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On resumption of the meeting, and at the Mayor's request Boy Scout Troop #242 was introduced by Mr. Bill Gaugh. Further introductions were made by Councilman Miller - members of the American Association of University Women, Torrance Branch in attendance at this meeting.

PLANNING AND ZONING HEARINGS:

- 17. ZC 69-22, TORRANCE PLANNING COMMISSION.  
Change of Zone from A-1,R-1,C-2,M-1,M-1PP, and M-2 to All Zones on properties located between Van Ness Avenue on both sides of Artesia Boulevard and the west side of Western Avenue between Artesia Boulevard and the San Diego Freeway. RECOMMENDED FOR APPROVAL BY PLANNING COMMISSION. RECOMMENDED FOR APPROVAL WITH AN EXCEPTION BY PLANNING STAFF.

Mayor Isen inquired if anyone wished to be heard.

Mr. Kenneth Nelson, Assistant West Coast Regional Counsel representing ITT Hayes Furnace, 1942 Artesia Boulevard, requested that there be no change in the existing zoning at this location. Councilman Beasley recalled the efforts made some 17 years ago to interest this company in locating in Torrance; he has no intention of going back on that long ago promise.

Discussion followed on the Hayes property, as well as those on Artesia Boulevard, and the need for revising the existing zoning was questioned by the Council.

Next to speak was Mr. W.J. Cgle, 1984 Artesia Boulevard, who stated that a change of zone would downgrade his property and depreciate its value -- he further feels the City should compensate him for such value loss.

Mr. Osata (?) advised that he was the owner of two M-1 lots on Western Avenue and 182nd Street, and he is opposed to the proposed change of zone and the restrictions that will result.

Mrs. Katata (?) stated that she is in the residential area bounded by "C" and "D"; the neighbors are vitally interested in what comes up next to that residential property, and it is hoped that the Council will take into consideration the fact that the area is already built up with houses.

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

Discussion was directed to the overall recommendations of the Planning Commission as to Areas A through O; it was the consensus of the Council that there was a need for further study by the appropriate Council Committee.

Specific action was taken in a MOTION by Mayor Isen that from this study the property facing immediately adjacent to Artesia Boulevard be excluded. The motion was seconded by Councilman Beasley, and roll call vote was unanimously favorable.

Further action was taken in a MOTION by Councilman Wilson that this matter on the remaining properties be referred to the Council Committee on Community Affairs and Development. The motion was seconded by Councilman Sciarrotta, and there were no objections.

It was the suggestion of Mayor Isen that the Council Committee ascertain how the problem as it exists between the residential and the M-1 might best be improved; the complicated report should further be separated so that intelligent action can be taken.

(Considered together):

- 21. OIL TANK STORAGE REQUIREMENTS - Letter from Fire Chief Lucas to Council regarding Uniform Fire Code distance requirements between crude oil storage tanks and adjoining property line.
- 22. ORDINANCE providing that any existing oil tank located closer than such minimum safe distance shall be relocated or removed before July 1, 1970.

A prepared statement outlining the necessary steps to resolve the problems presented by early day oil fields and the present day tremendous residential development was read by Councilman Johnson.

Mayor Isen inquired if anyone wished to be heard.

Mr. George Kurtz, 2211 Torrance Boulevard, representing the South Torrance oil field operators, asked three questions of Councilman Johnson: (1) His occupation? Mr. Johnson advised that he is in the real estate business. (2) Does he represent any of the parties who are affected by the proposed ordinance? Mr. Johnson responded that he does not represent; he works for Fredericks Realty -- Councilman Johnson added, in the interest of clarification, that he is speaking to the general situation and not to any particular situation.

The third question asked by Mr. Kurtz was whether or not Councilman Johnson had been involved in certain real estate brokerages for Dan Butcher? Councilman Johnson then stated that Mr. Kurtz must be referring to the fact that he has sold other properties involving Mr. Butcher; Mr. Johnson further stated that he did not sell the subject land, hence his earlier general statement. His position is well known, Mr. Johnson continued, and if Mr. Kurtz is searching for a conflict of interest there is none, only a vital interest in the development of the City.

Councilman Johnson continued, stating that in re: the particular property Mr. Kurtz may have reference to, he has names down for two of the properties for sale; he has not actually written anything on them. Otherwise he is not involved in any way financially whatsoever in any other property that might be under consideration in these instances.

Mr. Kurtz thanked Councilman Johnson for his reply, and then commented, in reply to the prepared statement, that this seems to be a situation where the cart has been put before the horse -- the oil field operators have been in Torrance longer than any of the affected property owners; they have been in business here, and, in effect, these ordinances are merely an attempt to drive them out of business. Further noted by Mr. Kurtz was that the proposed Ordinance A in the past as it presently stands unamended has not been enforced by the City of Torrance, there being instances of some 15 locations where in the past the City of Torrance has issued building permits which were in direct violation of this particular section of the uniform Fire Code as it now stands.

Building and Safety Director McKinnon clarified at this point that at the International Conference of Building Officials in 1967 these distances were supported and they are now contained in 99% of the codes adopted in the State of California -- therefore, since 1967 when this became a part of Torrance's Code, distances are checked.

The inequity of a situation where a property owner is penalized because there is a tank on adjoining property was noted by Mayor Isen -- the proper manner, in an urban community such as this, in residential areas where there are two empty lots, one containing a tank, the property owner with a non-conforming tank should be required to remove same far enough away so there can be effective use made of the adjoining property.

A barrel tax in reverse would serve to rid the City of some of the oil tanks, in Councilman Sciarrotta's opinion, and should be a future consideration.

Councilman Beasley commented that the people who have the most desirable property in the City of Torrance tied up are the oil operators -- the people who create more nuisances in Torrance are the oil operators -- and the people who have the most disreputable looking property in Torrance are the small oil operators, with a few exceptions. It is necessary to give way to progress, Mr. Beasley continued, and he can no longer see any merit to protecting some of these disgraceful oil tanks.

In response to the preceding comments, Mr. Kurtz stated that in spite of the Council's feeling that they do not get cooperation from the oil field operators, there has been a situation where the oil field operators have not protested property owners coming in and building in violation of this particular section of the Fire Code on the theory of "live and let live".

A lengthy discussion followed on the impact and ramifications of the proposed Ordinances. At Councilman Uerkwitz' question whether the passage of Ordinance B would remove the existing Code, City Attorney Remelmeyer advised that it would not, but, rather, would supplement and implement the existing Code because it forces removal of existing fire hazards.

Mr. Kurtz returned to point out the strong opposition of the Fire Chief to Ordinance A -- it was generally indicated by the Council that Ordinance A would not be given favorable consideration. As to Ordinance B, Mr. Kurtz commented that his research in this matter has led him to believe that this is an area where the courts have clearly held that if it is a non-conforming use, for that very reason it existed at a time when a particular area changed; the courts have always applied in such cases what is known as "due process" and that that non-conforming use will continue until that structure becomes so obsolete that a new structure is required and at that time it must be removed -- as long as that building or structure in its non-conforming use can be used and does not have to be altered or changed it cannot be removed; it would be a taking, a condemning, for which the municipality must pay.

Added by Mr. Kurtz was that this is not a non-conforming use; the City does have the O-zone overlay; it is a proper use within the zoning with no change of zone contemplated -- so the production of oil in the City of Torrance is a legitimate purpose and a legitimate production -- it is not a non-conforming use and cannot be made so in the manner attempted in Ordinance B.

Mayor Isen commented that such tanks should be sufficiently far away not to represent a hazard nor to an empty lot where there could be a building, so that the neighbor's property is not taken over by inverse condemnation. This is a situation which absolutely must be cured, in Mayor Isen's opinion, and which has been specially interpreted in favor of the oil people and against adjoining property owners.

A needed revision in Ordinance B, Section 2 (b), relative to the use of the word "structures" was pointed out by Building and Safety Director McKinnon. It was agreed that this could be worked out with the City Attorney and presented in proper form at the second reading.

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

ORDINANCE NO. 2028

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING SECTION 97.9.13 OF THE TORRANCE MUNICIPAL CODE TO PROVIDE FOR THE RELOCATION OR REMOVAL OF OIL STORAGE TANKS WHICH VIOLATE SECTION 15.202 OF THE UNIFORM FIRE CODE.

Councilman Sciarrotta moved for the approval of Ordinance No. 20 at its first reading. His motion was seconded by Councilman Beasley, and carried as follows:

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

It was the comment of Councilman Johnson regarding his "yes" vote that his position be made clear once again, he is voting on an ordinance that applies to the general, not necessarily to specifics.

Councilman Wilson stated that he is in sympathy with the problem, but fears this is unconstitutional, and that it is neither reasonable nor fair; hence his "no" vote.

Mayor Isen added that the above action does not begin to solve the problem -- were a survey taken in the field of the numerous existing violations, it would be necessary to move shopping centers or move tanks or do something or other; it is a staggering problem.

Mr. Dale Liston spoke at this time -- noting that the requested relief has not resulted with the above action -- and inquired if they would be permitted to continue with their project in view of the loan on the property and the fact that they have a building permit, everything, in fact, except permission to build -- with the continued passage of time, they no longer are tract builders but, rather, one-home custom builders.

Discussion returned to the complex situation faced in this area, outlined by Building and Safety Director McKinnon, and with a further dissertation by Fire Chief Lucas on the progress within recent years and the hope that the Fire Code will not be weakened thereby jeopardizing the citizens of Torrance.

Relief, if any, for Mr. Liston was reviewed; City Attorney Remelmeyer advised that there is no action available to the Council to afford such relief, adding that if Mr. Liston has the right to build all he would have to do would be to go to court and establish that right, it being very doubtful that he would win with construction not yet started.

Mayor Isen further commented (following an announcement that he would abstain in the Butcher matter because of professional employment with Mr. Butcher) that inasmuch as this Council has permitted this to go

as far as it has, to the extent of having the final tract map approved by the City Council, to have issued a building permit, to have made loans and commitments, contracts, etc., then because of errors made by Administration it was permitted to go this far, with a complete "go signal" on the lot under discussion. If there are inequities involved here, it seems to Mayor Isen that a court would hold that the City has put this applicant in this position and it is up to the City to extricate him.

Councilman Beasley questioned the possibility of liability on the part of the City and those employees who permitted this situation to go this far.

Councilman Uerkwitz inquired as to possible negotiations with the adjoining property owner with regard to removal or relocation of the tank. Mr. Liston advised that a proposed straight purchase had been unsuccessful.

Mr. George Peckham, 1933 West 233rd Street, came forward at this point and announced that he was the owner of the subject oil tank and that he is unaware of any negotiations with Mr. Liston. It is Mr. Peckham's understanding that Mr. Butcher was aware some two years ago that the lot was unbuildable, adding that the laws have been the same for some three years; further, the subject property belonged to another oil operator, and was cleaned off which left him with a lot with a tank which encumbered someone else.

Further noted by Mr. Peckham was the fact that he has 64 lots in this area, most of them in fee, and he is entitled to build the same distance from the tank as Mr. Butcher, and the same consideration should be given him.

Mr. Kurtz returned at this time to announce, that it might become a matter of record, that this whole incident started because Mr. Peckham observed something in violation of the Uniform Fire Code and notified the Fire Department -- the only reason this Council is considering Ordinance A and has considered Ordinance B is because Mr. Peckham, as a private citizen, exercising his rights as a citizen of this community, went out there and exercised these rights and then suddenly is forced into a situation where this Council is making an exception for one particular developer that will affect every citizen of this community.

Continuance of this matter to the Council meeting of September 25th at 4:00 P.M. was discussed, but without formal action, it being hoped that Mr. Peckham and Mr. Butcher could get together and resolve the problem.

\* \* \* \*

PERSONNEL MATTERS:

23. Request for Executive Session regarding Uniform Allowance - Safety Employees.

Held for September 25th meeting.

24. USC Pilot Seminar - Organizational Development Program.

RECOMMENDATION OF CITY MANAGER:

That the City Council approve the City's participation in the proposed USC pilot seminar and appropriate an additional \$3,000.00 from the General Fund Unappropriated Surplus.

Councilman Sciarrotta moved to concur with the above recommendation of the City Manager, with the appropriation of funds as indicated. His motion was seconded by Mayor Isen, and carried as follows:

AYES: COUNCILMEN: Beasley, Johnson, Miller, Sciarrotta, and Mayor Isen.

NOES: COUNCILMEN: Uerkwitz.

ABSTAIN: COUNCILMEN: Wilson (employed by USC).

25. RESOLUTION regarding Premium Pay - Senior Park Maintenance Men, Park Construction Crew.

Mr. Sam Hunegs was present and urged that Resolution A be adopted.

Councilman Johnson commented that he has searched his mind relative to salary adjustments -- there having been three adjustments in as many meetings -- and he now has second thoughts about the subject adjustment after the budget is set. It is Mr. Johnson's suggestion that such inequities be taken up, after study, at the mid-point of the fiscal year, with review by the City Manager at that time of such requests.

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

RESOLUTION NO. 69-233

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING RESOLUTION NO. 69-183 TO ADD PROVISION REGARDING PREMIUM PAY.

Councilman Sciarrotta moved for the adoption of Resolution No. 69-233. His motion was seconded by Councilman Miller, and carried as follows:

AYES: COUNCILMEN: Beasley, Miller, Sciarrotta, Uerkwitz, Wilson, and Mayor Isen.  
NOES: COUNCILMEN: Johnson. (Feels it should be taken care of under a regular system.)

Councilman Sciarrotta then MOVED that \$1480 be appropriated from the General Fund Unappropriated Surplus. His motion was seconded by Mayor Isen, and carried as follows:

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

26. ORDINANCE relating to sick leave.

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

ORDINANCE NO. 2029

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING ARTICLE 36 TO CHAPTER 4, DIVISION 1 OF THE TORRANCE MUNICIPAL CODE RELATING TO SICK LEAVE AND REPEALING SECTIONS 7 AND 8 OF RULE XIII OF THE CIVIL SERVICE RULES AND REGULATIONS RELATING TO THE SAME MATTER.

Councilman Miller moved for the approval of Ordinance No. 2029 at its first reading. His motion, seconded by Councilman Johnson, was unanimously approved by roll call vote.

\* \* \* \*

The hour being 10:00 P.M., Mayor Isen ordered a 10-minute recess.

\* \* \* \*

On resumption of the meeting, Mayor Isen requested a motion that this meeting at its conclusion be adjourned to Thursday, September 25th, at 4:00 P.M. for a general meeting, rather than a special meeting. Councilman Johnson so MOVED; his motion was seconded by Councilman Beasley, and roll call vote was unanimously favorable.

\* \* \* \*

The next order of business was a MOTION by Councilman Sciarrotta that there be a recess as City Council, reconvening as the Redevelopment Agency, the hour 10:20 P.M. The motion was seconded by Councilman Uerkwitz, and there were no objections. The Council returned to its agenda at 10:22 P.M.

\* \* \* \*

STREETS AND SIDEWALKS:

28. GAS TAX FUNDS APPROPRIATIONS.

RECOMMENDATIONS OF ACTING CITY ENGINEER:

1. That \$20,000 in 2107 Gas Tax Funds be appropriated for design of the portions of Madison Street, Skypark Drive, Hawthorne Boulevard and Pacific Coast Highway, lying within the Meadow Park Redevelopment Project.
2. That \$5,000 in 2107 Gas Tax Funds be appropriated for design of Madison Street from the Meadow Park Redevelopment boundary to Lomita Boulevard.

MOTION: Councilman Beasley moved to concur with the above recommendations of the Acting City Engineer, with approval of the appropriations as outlined. His motion was seconded by Councilman Wilson.

Prior to roll call <sup>the</sup> vote on the motion, Councilman Uerkwitz outlined his concern for/Madison Avenue route; City Manager Ferraro clarified that the clear zone necessitates the curved arrangement.

The motion carried, with roll call vote as follows:

AYES: COUNCILMEN: Beasley, Johnson, Miller, Sciarrotta,  
Wilson, and Mayor Isen.

NOES: COUNCILMEN: Uerkwitz.

COMMUNITY AFFAIRS:

38. Petition protesting Lama Room noise.

Mr. Carl Shoemaker, 21110 Wood, Apartment A, advised that when the back door of the Lama Room is open, the noise level of the entertainment (which is on a p.a. system) is quite high and disturbing to a large number of residents; were there cooperation in keeping the door closed, the problem would be at a minimum.

MOTION: Councilman Sciarrotta moved that the subject protest be referred to the License Review Board for appropriate action, with a letter going forward advising Lama Room management that they are in violation; if they do not desist immediately, a hearing will be ordered by the Council for revocation of their conditional use permit. The motion was seconded by Councilman Beasley, and there were no objections.

REAL PROPERTY:

29. ZC 69-20, ROLLING HILLS PLAZA COMPANY. Request for Amendment of Lease No. 6 from commercial to industrial uses.

RECOMMENDATION OF CITY COUNCIL TRANSPORTATION COMMITTEE:

That ANTS should negotiate on the basis of its traditional formula for determining rents, that is, market value capitalized at 7% and also include the periodic adjustment of rents provision.

Councilman Beasley moved to concur with the above recommendation of the Council Transportation Committee; his motion, seconded by Councilman Johnson, was unanimously approved.

30. RESOLUTION authorizing agreement between the City and J.C. Penna Co., Inc. regarding development of property at the northwest corner of Hawthorne and Sepulveda Boulevard.

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

18. Council Minutes  
September 23, 1969

RESOLUTION NO. 69-234

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THAT CERTAIN AGREEMENT BETWEEN THE CITY AND J.C. PENNEY COMPANY, INC., REGARDING DEVELOPMENT OF PROPERTY LOCATED AT THE NORTHWEST CORNER OF HAWTHORNE AND SEPULVEDA BOULEVARDS.

Councilman Wilson moved for the adoption of Resolution No. 69-234. His motion was seconded by Councilman Johnson.

Prior to roll call vote on the motion, City Manager Ferraro advised that a letter had been received from J.C. Penney that they wanted to start building early and were agreeable to the conditions; therefore, the issuance of the building permit was allowed last week.

Roll call vote was unanimously favorable.

31. RESOLUTION authorizing agreements to purchase Parcels 6,12,16 required for the widening of Del Amo Boulevard easterly of Crenshaw Boulevard.

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

RESOLUTION NO. 69-235

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THOSE CERTAIN AGREEMENTS FOR THE PURCHASE OF PARCELS NO. 6, 12, AND 16 REQUIRED FOR THE WIDENING OF DEL AMO BOULEVARD.

Councilman Miller moved for the adoption of Resolution No. 69-235. His motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

32. GRANT OF EASEMENT TO SOUTHERN CALIFORNIA EDISON COMPANY on City park in Tract No. 22704.

RECOMMENDATION OF ACTING CITY ENGINEER:

That the subject resolution granting an easement to the Southern California Edison Company be approved and adopted.

It was noted by City Attorney Remelmeyer that he has no objection to passage of the resolution, but it should be understood that he has not as yet approved the form of this easement.

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

RESOLUTION NO. 69-236

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST A GRANT OF

EASEMENT TO SOUTHERN CALIFORNIA EDISON COMPANY  
FOR PLACEMENT OF FACILITIES ON CITY-OWNED  
PROPERTY.

Councilman Johnson moved for the adoption of Resolution No. 69-236. His motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

- 33. RESOLUTION authorizing agreement between the City and Komazo and Isako Wada for purchase of Parcel 4 - Drainage District 8-A.

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

RESOLUTION NO. 69-237

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THAT CERTAIN AGREEMENT BETWEEN THE CITY AND KOMAZO AND ISAKO WADA FOR THE PURCHASE OF PARCEL 4 - DRAINAGE DISTRICT 8-A.

Councilman Sciarrotta moved for the adoption of Resolution No. 69-237. His motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

TRAFFIC AND LIGHTING:

- 35. RESOLUTION re: Traffic Signal Construction on Sepulveda near Ocean Avenue.

RECOMMENDATIONS OF CITY TRAFFIC ENGINEER:

- 1. Approval of subject agreement between the City of Torrance and Crommelin & Associates for the preparation of roadway and traffic signal construction plans on Sepulveda Boulevard in the vicinity of Ocean Avenue;
- 2. Appropriation of \$10,000 out of 2106 Gas Tax monies to cover City Staff (\$5,000) and Consultant (\$5,000) engineering services.

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

RESOLUTION NO. 69-233

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THAT CERTAIN AGREEMENT BETWEEN THE CITY AND CROMMELIN AND ASSOCIATES FOR PROFESSIONAL ENGINEERING SERVICES TO THE CITY FOR THE PREPARATION OF ROADWAY AND TRAFFIC SIGNAL CONSTRUCTION PLANS ON SEPULVEDA BOULEVARD IN THE VICINITY OF OCEAN AVENUE.

Councilman Uerkwitz moved for the adoption of Resolution No. 69-238. His motion was seconded by Councilman Sciarrotta, and roll call vote was unanimously favorable.

MOTION: Councilman Sciarrotta moved to concur with the recommendation of the City Traffic Engineer in approval of the appropriation of \$10,000 out of 2106 Gas Tax monies to cover City Staff (\$5,000) and Consultant (\$5,000) engineering services. His motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

PARK AND RECREATION:

36. RESOLUTION authorizing contract with the State of California for a grant of \$39,414 for Columbia Park.

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

RESOLUTION NO. 69-239

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND THE CITY CLERK TO EXECUTE AND ATTEST THE CONTRACT WITH THE STATE OF CALIFORNIA FOR A GRANT OF \$39,414 FOR COLUMBIA PARK IN THE CITY OF TORRANCE, PURSUANT TO THE CAMERON-UNRUH BEACH, PARK, RECREATION AND HISTORICAL FACILITIES BOND ACT OF 1964, CHAPTER 1690, STATUTES OF 1963.

Councilman Wilson moved for the adoption of Resolution No. 69-239. His motion, seconded by Councilman Sciarrotta, carried as follows:

- AYES: COUNCILMEN: Beasley, Miller, Sciarrotta, Wilson, and Mayor Isen.
- NOES: COUNCILMEN: Johnson (for reasons previously stated); Uerkwitz (the resolution indicates the money is to be spent on Columbia Park).

SECOND READING ORDINANCES:

40. ORDINANCE 2024.

At the request of Mayor Isen, City Clerk Coil presented for its second reading:

ORDINANCE NO. 2024

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING ARTICLE 3 TO CHAPTER 7, DIVISION 7, OF THE TORRANCE MUNICIPAL CODE TO PROVIDE FOR THE UNDERGROUNDING OF UTILITIES.

Councilman Johnson moved for the adoption of Ordinance No. 2024 at its second and final reading. His motion was seconded by Councilman Wilson, and roll call vote was unanimously favorable.

41. ORDINANCE 2025.

At the request of Mayor Isen, City Clerk Coil presented for its second reading:

ORDINANCE NO. 2025

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING SECTION 74.3.8 TO THE TORRANCE MUNICIPAL CODE TO PROVIDE EXEMPTIONS FROM STREET DEDICATION AND IMPROVEMENT REQUIREMENTS.

Councilman Uerkwitz moved for the adoption of Ordinance No. 2025 at its second and final reading. His motion was seconded by Councilman Miller, and roll call vote was unanimously favorable.

ADDENDA ITEMS:

43. COMMITTEE REPORT - ADMINISTRATIVE REORGANIZATION #10  
TRANSIT OPERATIONS SUPERVISOR.

Councilman Beasley, as Chairman of the Council Transportation Committee, advised that it was their opinion that there should be further study on this matter -- however, the Committee did recommend that a new classification for Transit Operations Supervisor be established pursuant to Civil Service rules and regulations.

Councilman Beasley thereupon MOVED to concur with the Council Committee report. His motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

44. Request for additional child in Foster Home.

Councilman Johnson moved to concur with the subject request, subject to Fire Department approval and all other proper City ordinances. The motion was seconded by Councilman Uerkwitz, and roll call vote was unanimously favorable.

45. COLUMBIA PARK APPRAISERS.

Continued to Council meeting of Thursday, September 25th.

46. Invitation to Copper Enameling Exhibit.  
47. Resolution congratulating Dick Fitzgerald.  
48. Proclamation - "Know Your Torrance Junior Month"  
49. Proclamation - "Greek Festival Days"

Heard earlier in the meeting.

ORAL COMMUNICATIONS:

50. On behalf of the bus operators of the Torrance Transit System, Bus Superintendent Chamberlain presented a plaque for winning third place in the Greater Los Angeles Safety Council's National Safety Conference for passenger bus carriers operating on 100,000 miles per month. The plaque was accepted, on behalf of the Council, by City Clerk Coil.

51. Mayor Isen took this opportunity to recommend that a permaplaque resolution be prepared for Mr. Chamberlain on the occasion of his retirement from the City in the very near future. Councilman Johnson so MOVED; his motion was seconded by Councilman Miller, and approval was unanimous.

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

RESOLUTION NO. 69-240

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

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE COMMENDING MARSHALL CHAMBERLAIN FOR HIS MANY YEARS OF DEDICATED SERVICE AS BUS SUPERINTENDENT OF THE CITY OF TORRANCE.

Councilman Johnson moved for the adoption of Resolution No. 69-240. His motion, seconded by Councilman Sciarrotta, was unanimously approved by roll call vote.

52. Councilman Johnson requested that the recent report on Southeast Torrance Park be referred to Staff and the Recreation Department for study as to the feasibility of acquiring the rest of the land in that block on a progressive basis.

53. Councilman Sciarrotta reported on the findings of the Council Finance Committee in that the second United Artists theatre problem appears solved in that the City will still get approximately \$60,000 by having the one theatre, the Oriental Gardens, plus another restaurant with a common lot.

54. Councilman Uerkwitz again inquired as to when the report on employee automobile accidents would be available; he was advised by City Manager Ferraro that it will be completed in approximately three weeks.

55. A meeting of the Council Committee on Community Development at 3:00 P.M. on Thursday, September 25th, was suggested by Councilman Wilson. There were no objections and it was so scheduled.

56. A photograph indicating very vacant property immediately south of the Post Office, adjoining Monterey, was distributed by Mayor Isen, who recalled the extensive cooperation offered and efforts put forth by this Council when proponents appeared on this matter requesting the utmost in urgent attention, which was provided -- then absolutely nothing happened, this apparently being a speculative deal and the property is again for sale.

57. In reference to Tract 30596, located at 231st and Pennsylvania, Mr. Dale Liston advised re: the condition for the removal of oil tanks on the adjoining lot that the requested information has been furnished the Building Department, Fire Department, and City Attorney; it is felt that this condition should now be removed. City Attorney Remelmeyer advised that this has been approved administratively, but inasmuch as it is a condition of a tract map, Council consent is required.

Mr. Remelmeyer further advised that there is a violation here but the City has letters from Mr. Dunn and Mr. Killingsworth that the tank will be moved; there is, further, a letter from Mr. Butcher saying that he will not apply for an occupancy permit until the tank is removed.

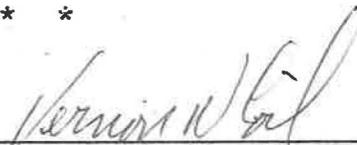
Councilman Miller MOVED to concur with Mr. Liston's request for removal of the subject condition. His motion was seconded by Councilman Beasley, and carried as follows:

- AYES: COUNCILMEN: Beasley, Miller, Sciarrotta, Uerkwitz, and Wilson.
- NOES: COUNCILMEN: None.
- ABSTAIN: COUNCILMEN: Johnson (may have financial interest) Mayor Isen (for previous reasons).

58. Councilman Wilson reported on a recent visit, along with Bob Flora, Art Reeves, and Jim Becker, with Mr. Cooper, president of Carson Estates wherein Mr. Cooper indicated much interest in the Pueblo Fiesta and in contributing in some manner.

At 10:50 P.M. Councilman Uerkwitz moved to adjourn to 4:00 P.M., Thursday, September 25, 1969. His motion was seconded by Councilman Johnson, and there were no objections.

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

APPROVED:

  
 \_\_\_\_\_  
 Mayor of the City of Torrance

Ava Cripe  
 Minute Secretary

24. Council Minutes  
 September 23, 1969