

August 4, 1998

**MINUTES OF A REGULAR MEETING
OF THE TORRANCE CITY COUNCIL**

1. **CALL TO ORDER**

The Torrance City Council convened in a regular session at 7:00 P.M. on Tuesday, August 4, 1998, in the City Council Chambers at Torrance City Hall.

ROLL CALL

Present: Councilmembers Lee, Messerlian, Nakano, O'Donnell and Mayor Hardison.

Absent: Councilmembers Cribbs and Walker.

Also Present: City Manager Jackson, City Attorney Fellows, City Clerk Herbers and other staff representatives.

2. **FLAG SALUTE/INVOCATION**

Mr. Steve Wolowicz led the Pledge of Allegiance.

Reverend Elizabeth Steele, St. Mark's Presbyterian Church, gave the invocation for the meeting.

3. **AFFIDAVIT OF POSTING/WAIVE FURTHER READING**

MOTION: Councilmember Lee moved to receive and file the report of the City Clerk on the posting of the agenda for this meeting. The motion was seconded by Councilmember Messerlian and passed by unanimous voice vote, absent Councilmembers Cribbs and Walker.

MOTION: Councilmember Lee moved that, after the City Clerk has read aloud the number and title to any resolution or ordinance on the meeting agenda, the further reading thereof shall be waived, reserving and guaranteeing to each Councilmember the right to demand the reading of any such resolution or ordinance in regular order. The motion was seconded by Councilmember Messerlian and passed by unanimous voice vote, absent Councilmembers Cribbs and Walker.

4. **WITHDRAWN/DEFERRED ITEMS**

None.

5. **COUNCIL COMMITTEE MEETINGS AND ANNOUNCEMENTS**

Parks and Recreation Director Barnett announced the opening of the Summer Musical, "Big River," at the James Armstrong Theater on Friday, August 7, 1998.

Mayor Hardison expressed her pleasure with the fact that the City now has a theater in which events such as the Summer Musical can be held.

6. **COMMUNITY MATTERS**

6a. **RESOLUTION RE CAPTAIN DOUGLAS TOLLERUD, SALVATION ARMY**

City Clerk Herbers read aloud the number and title of Resolution No. 98-99.

MOTION: Councilmember Nakano moved for the adoption of Resolution No. 98-99. The motion was seconded by Councilmember Messerlian and passed by unanimous roll call vote, absent Councilmembers Cribbs and Walker.

RESOLUTION NO. 98-99

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
TORRANCE HONORING AND COMMENDING CAPTAIN
DOUGLAS TOLLERUD OF THE SALVATION ARMY

Mayor Hardison advised that staff will make certain the resolution is given to Captain Tollerud.

6b. **INTRODUCTION OF KASHIWA EXCHANGE STUDENTS & ADULT LEADER**

Reading aloud from a script (of record), Mayor Hardison introduced Ms. Hazel Taniguchi, President, Torrance Sister City Association. In turn, Ms. Taniguchi introduced the exchange students and their adult leader visiting from Torrance's Sister City, Kashiwa, Japan. The students and their adult leader came forward to express their appreciation for the opportunity to visit Torrance and to comment on what they would like to do while here.

6c. **INTRODUCTION OF ROTARY EXCHANGE STUDENTS**

Mr. Michael Beaupre introduced exchange students from Urawa, Japan and Lyon-Charbonnieres, France, participating in the Rotary Club of Del Amo's annual exchange with their sister clubs. Certificates of Recognition for the Rotary Clubs in Urawa, Japan and Lyon-Charbonnieres, France were presented to the students from their respective cities.

7. **CONSENT CALENDAR**

Mayor Hardison noted a supplemental memorandum (of record) distributed at the meeting addressed to the City Council from Traffic and Transportation Planning Manager Buchman transmitting a draft letter of support to the Senate Transportation Committee regarding Agenda Item No. 7k (Assembly Bill 1686).

7a. **APPROVAL OF MINUTES-REGULAR MEETINGS OF JULY 14, AND 21, 1998
AND JULY 21, 1998 CULTURAL ARTS WORKSHOP**

7b. **SUPPORT OF ANNUAL "CONCERT IN THE PARK"**

City Council
August 4, 1998

Discussed later in the meeting(see pages 5-6).

7c. **REMAINING WORK AT CALLE MAYOR PUMP STATION**

Recommendation

The Engineering Director recommends that the City Council (1) appropriate \$18,000 from the Water Fund to complete the remaining work at Calle Mayor Pump Station and (2) authorize the Engineering Director to solicit informal proposals for the construction of the project.

7d. **AGREEMENT RE STREET IMPROVEMENTS ON SKYPARK DRIVE**

Recommendation

The Engineering Director recommends that the City Council approve and authorize the Mayor and the City Clerk to attest to and execute a Cooperative Agreement with Costco for street improvements along 1,015 feet of frontage on Skypark Drive between Madison Street and Crenshaw Boulevard.

7e. **AMENDMENT RE CONSULTING SERVICES FOR SKYPARK DRIVE**

Recommendation

It is the recommendation of the Engineering Director that the City Council approve an amendment to Consulting Services Agreement No. C98-058 with Transtech Engineers, Inc. to provide additional inspection and construction administration services for Skypark Drive between Madison Street and Crenshaw Boulevard.

7f. **CONTRACT RE 1998-1999 LARGE METER TESTING/REPAIR PROGRAM**

Recommendation

It is the recommendation of the Engineering Director that the City Council (1) accept the proposal and approve an agreement with Wheeler Meter Maintenance in the amount of \$54,800; (2) reject all other proposals; and (3) authorize the Mayor to execute and the City Clerk to attest to this agreement on behalf of the City for large meter testing and repair services for the Fiscal Year 1998-1999.

7g. **GRANT OF EASEMENT FROM CHEVRON USA, INC.**

Recommendation

The Engineering Director recommends that the City Council approve the acceptance of an Easement Agreement from Chevron USA, Inc. for the opening of 237th Street easterly from Telo Avenue and authorize the Mayor to execute said Easement Agreement and the City Clerk to attest

City Council
August 4, 1998

said Agreement on behalf of the City.

7h. **PROPOSITION A FUND EXCHANGE AGREEMENT WITH LA PUENTE**

Recommendation

The Finance Director recommends that the City Council approve an agreement with the City of La Puente for an exchange of \$195,000 in City of Torrance General Funds for \$300,000 in Proposition A Local Return Funds from the City of La Puente.

7i. **PROPOSITION A FUND EXCHANGE AGREEMENT WITH PALOS VERDES ESTATES**

Recommendation

The Finance Director recommends that the City Council approve an agreement with the City of Palos Verdes Estates for an exchange of \$65,000 in City of Torrance General Funds for \$100,000 in Proposition A Local Return Funds from the City of Palos Verdes Estates.

7j. **AGREEMENTS RE 223RD STREET/ABALONE AVENUE PROJECT**

Recommendation

The Engineering Director recommends that the City Council (1) approve consulting services agreement with Willdan Associates in the amount of \$128,876 and with CBM Consulting, Inc. in the amount of \$266,290; (2) authorize the Mayor to execute and the City Clerk to attest to these agreements on behalf of the City; and (3) appropriate (4,240,000 for the design, construction and project management of the 223rd Street/Abalone Avenue Improvement Project.

7k. **ASSEMBLY BILL 1686 RE SOUND WALLS**

Recommendation

The Planning Department recommends that the City Council:

- (1) Review the analysis of Assembly Bill 1686;
- (2) Concur with the staff recommendation to support the proposed bill; and
- (3) Direct staff to forward a letter of support to the Senate Transportation Committee.

MOTION: Councilmember O'Donnell moved for the approval of the Consent Calendar, with the exception of Item No. 7b (Support of "Concert in the Park") which was considered later in the meeting (see below). The motion was seconded by Councilmember Nakano and passed by unanimous roll call vote, absent Councilmembers Cribbs and Walker.

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Agenda Item No. 7b was considered at this time.

7b. **SUPPORT OF "CONCERT IN THE PARK"**

Recommendation

It is the recommendation of the Parks and Recreation Director and the General Services Director that the City Council approve the waiver of fees estimated at \$2,150 for services and equipment to be furnished by the Parks and Recreation Department and the Cultural Arts Center to the Torrance Symphony Association as support for the annual "Concert in the Park" at Charles H. Wilson Park.

In answer to a question from Councilmember Messerlian, City Attorney Fellows verified that Councilmembers Messerlian's and Nakano's participation on the Torrance Symphony Association Board of Directors would not present a conflict of interest.

MOTION: Councilmember Messerlian moved for the approval of the staff recommendation for Agenda Item No. 7b. The motion was seconded by Councilmember Lee and passed by unanimous voice vote, absent Councilmembers Cribbs and Walker.

Mr. Owen Griffith, Vice President, Torrance Symphony Association, 3416 W. 229th Street, thanked the Council for supporting the Association's fourth annual "Concert in the Park," to take place on Sunday, August 16, 1998.

13. **ADMINISTRATIVE MATTERS**

13a. **RESOLUTION RE PERS PRE-RETIREMENT OPTIONAL SETTLEMENT TWO DEATH BENEFIT FOR MISCELLANEOUS EMPLOYEES**

Mayor Hardison related her understanding that the approval of the subject resolution would be the first in a series of steps relevant to this process.

City Clerk Herbers read aloud the number and title of Resolution No. 98-100.

MOTION: Councilmember Nakano moved for the adoption of Resolution No. 98-100. The motion was seconded by Councilmember Messerlian and passed by unanimous roll call vote, absent Councilmembers Cribbs and Walker.

RESOLUTION NO. 98-100

A RESOLUTION OF INTENTION TO APPROVE AN AMENDMENT TO CONTRACT BETWEEN THE BOARD OF ADMINISTRATION OF THE PUBLIC EMPLOYEES' RETIREMENT SYSTEM AND THE CITY OF TORRANCE

City Council
August 4, 1998

City Attorney Fellows advised that the notice and agenda material for this item did not indicate that the City will be complying with the requirements of Government Code Section 7507, which requires the City to make public the anticipated cost of the retirement benefits, and that, pursuant to that Code section, the annual cost of the proposed contract amendment is anticipated to be approximately \$180,235.

13b. **LEASE AND MERGER FOR PEYTON CRAMER INFINITI/JAGUAR**

Recommendation

A recommendation of the Land Management Team for the City Council to adopt a Consent to Assignment of Lease and Merger by and among Peyton A. Cramer, Trustee of the Peyton A. Cramer and Catherine R. Cramer Living Trust, Peyton A. Cramer Separate Property Subtrust, Peyton Cramer Infiniti, a California corporation, and RI/PCI Merger Corp., a California corporation, for property located at 3035 and 3111 Pacific Coast Highway in the City of Torrance known as Peyton Cramer Jaguar Infiniti.

MOTION: Councilmember Messerlian moved for the approval of the recommendation of the Land Management Team. The motion was seconded by Councilmember Lee and passed by unanimous roll call vote, absent Councilmembers Cribbs and Walker.

13c. **LEASE AND MERGER/2ND AMENDMENT- PEYTON CRAMER FORD LEASE**

Recommendation

A recommendation of the Land Management Team for the City Council to:

- (1) Consent to Assignment of Lease and Merger by and among Peyton A. Cramer, Trustee of the Peyton A. Cramer and Catherine R. Cramer Living Trust, separate property shares of Peyton A. Cramer, Peyton Cramer Ford, a California corporation, and RI/PCF Merger Corp., a California corporation; and
- (2) Adopt the Second Amendment to Lease between the City of Torrance and RI/PFC Merger Corp. a California corporation, for the property located at 3311 Pacific Coast Highway in the City of Torrance known as Peyton Cramer Ford.

Assistant to the City Manager Sunshine advised that the subject amendment would be only for this site; that it would have to be renegotiated if the Manhattan Ford dealership were to be relocated within a ten-mile radius of the subject property; and that it adds a covenant that the lessee will not redirect sales from the Torrance dealership to the Manhattan Ford dealership in order to reduce or avoid the payment of percentage rent.

MOTION: Councilmember Lee moved to concur with the staff recommendation. The motion was seconded by Councilmember Messerlian and passed by unanimous roll call vote, absent Councilmembers Cribbs and Walker.

14. **HEARINGS**

14a. **RESOLUTION RE VACATION OF A PORTION OF MADRONA AVENUE**

Recommendation

The Engineering Director recommends that, following the public hearing, the City Council approve and adopt a resolution ordering the vacation of a portion of the east side of Madrona Avenue between Sonoma Avenue and Antonio Streets, reserving an access easement over the area quitclaimed to the City and reserving a blanket easement within the vacated area for public utility purposes.

Mayor Hardison opened the public hearing.

There being no requests to speak, the public hearing was closed as follows.

MOTION: Councilmember Messerlian moved to close the public hearing. The motion was seconded by Councilmember Lee and passed by unanimous roll call vote, absent Councilmembers Cribbs and Walker.

City Clerk Herbers read aloud the number and title of Resolution No. 98-98.

MOTION: Councilmember Nakano moved for the adoption of Resolution No. 98-98. The motion was seconded by Councilmember Messerlian and passed by unanimous roll call vote.

RESOLUTION NO 98-98

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
TORRANCE ORDERING THE VACATION OF A PORTION
OF THE EAST SIDE OF MADRONA AVENUE BETWEEN
SONOMA AND ANTONIO STREETS IN THE CITY OF
TORRANCE

16. **SECOND READING ORDINANCES**

16a. **SECOND AND FINAL READING OF ORDINANCE NO. 3454**

City Clerk Herbers read aloud the number and title of Ordinance No. 3454.

MOTION: Councilmember Nakano moved for the adoption of Ordinance No. 3454, second and final reading. The motion was seconded by Councilmember Messerlian and passed by unanimous roll call vote, absent Councilmembers Cribbs and Walker.

ORDINANCE NO. 3454

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING A NEW SECTION 43.6.6 AND A NEW ARTICLE 7, TO CHAPTER 3 OF DIVISION 4 OF THE TORRANCE MUNICIPAL CODE RELATING TO THE REQUIREMENTS FOR RECYCLING PRIVATELY COLLECTED SOLID WASTE

18. **ADDENDUM MATTERS**

None.

19. **ORAL COMMUNICATIONS**

19a. City Clerk Herbers invited interested parties to view Mr. Lawrence Yun's oil paintings on display as part of the "Art on View" program in the City Clerk's office.

19b. Mayor Hardison called attention to the need to remove political signs that have been up throughout the City for over two months.

Councilmember Lee mentioned the idea of charging those who posted the signs a fee, as is the procedure with other abatements.

City Attorney Fellows advised that a revised sign ordinance, which will address this type of problem, will be presented for the Council's consideration in the near future.

20. **EXECUTIVE SESSION**

At 7:44 P.M., pursuant to Government Code Section 54957.6, the Council entered into a closed session to discuss the matters listed on the meeting agenda.

At 8:22 P.M., the Council returned to open session, with no action having been taken in closed session.

21. **ADJOURNMENT**

At 8:22 P.M., the meeting was adjourned to Tuesday, August 11, 1998, 5:30 P.M., for an executive session, to be followed by the regular meeting at 7:00 P.M.