

**MINUTES OF A REGULAR MEETING OF
THE TORRANCE REDEVELOPMENT AGENCY**

1. CALL TO ORDER

The Torrance Redevelopment Agency convened in regular session on Tuesday, December 19, 2006, at 9:15 p.m. in the City Council Chambers.

ROLL CALL

Present: Members Brewer, Drevno, McIntyre, Nowatka, Sutherland, Witkowsky and Chairman Scotto.

Absent: None

Also Present: Agency Director Jackson, Acting Agency Attorney Fellows, Agency Secretary Herbers and other staff representatives.

2. Report of the Agency Clerk on the Posting of the Redevelopment Agency Agenda

Agency Clerk Herbers reported on the posting of the agenda.

3. APPROVAL OF MINUTES

None.

4. COMMUNICATIONS AND OTHER BUSINESS

a) Agency Treasurer and Redevelopment Agency Staff recommend that Redevelopment Agency accept and file the Monthly Investment Reports for the month of October 2006. (Companion to Council Item)

MOTION: Member Sutherland moved to accept and file the October 2006 monthly investment report. The motion was seconded by Member McIntyre and passed by unanimous roll call vote.

b) Deputy Executive Director recommends that the Redevelopment Agency adopt Resolutions denying without prejudice a Conditional Use Permit to allow the construction of a mixed-use development consisting of seven condominium units and a Vesting Tentative Tract Map for condominium purposes on property located in the Downtown Redevelopment Project Area, Commercial Sector at 1620 Gramercy Avenue. CUP06-00009, TTM61985R Michael Mulligan Development (Michael Bihn)

REDEVELOPMENT AGENCY RESOLUTION NO. RA 2006-05

APPROVING THE APPEAL AND DENYING WITHOUT PREJUDICE A CONDITIONAL USE PERMIT AS PROVIDED FOR IN DIVISION 9, CHAPTER 5, ARTICLE 1 OF THE TORRANCE MUNICIPAL CODE TO ALLOW THE CONSTRUCTION OF A MIXED-USE DEVELOPMENT CONSISTING OF SEVEN CONDOMINIUM UNITS AND APPROXIMATELY 2,000 SQUARE FEET OF COMMERCIAL SPACE ON PROPERTY LOCATED IN THE DOWNTOWN REDEVELOPMENT PROJECT AREA, COMMERCIAL SECTOR AT 16290 GRAMERCY AVENUE

MOTION: Member Nowatka moved to adopt Resolution No. RA 2006-05. The motion was seconded by Member Witkowsky and passed by unanimous roll call vote.

REDEVELOPMENT AGENCY RESOLUTION NO. RA 2006-06
APPROVING THE APPEAL AND DENYING WITHOUT PREJUDICE A
VESTING TENTATIVE TRACT MAP TO ALLOW THE SUBDIVISION FOR
CONDOMINIUM PURPOSES ON PROPERTY LOCATED IN THE
DOWNTOWN REDEVELOPMENT PROJECT AREA, COMMERCIAL
SECTOR AT 1620 GRAMERCY AVENUE

MOTION: Member Nowatka moved to adopt Resolution No. RA 2006-06. The motion was seconded by Member Witkowsky and passed by unanimous roll call vote.

5. HEARINGS

6. REPORT OF THE DIRECTOR AND OTHER OFFICERS

None.

7. REPORTS OF COMMITTEES

None.

8. ADDENDUM MATTERS

None.

9. ORAL COMMUNICATIONS

None.

10. REQUEST FOR EXECUTIVE SESSION

None.

11. ADJOURNMENT

At 9:19 p.m. Member Brewer moved to adjourn the meeting to Tuesday, January 9, 2007 at 5:30 p.m. for an executive session, with regular business to commence at 7:00 p.m. in the Council Chambers. The motion was seconded by Member Witkowsky and passed by unanimous roll call vote. Tuesday, December 26, 2006 and Tuesday, January 2, 2007 will be dark nights.