

Semana , Gina

From: Furey, Pat
Sent: Tuesday, October 21, 2014 1:43 PM
To: Matthew Moses
Cc: City Clerk
Subject: RE: Tree ordinance, agenda item 10A

Matthew:

Thank you for your email concerning tonight's agenda item concerning a possible view/vegetation ordinance.

By copy of this email, I have forwarded a copy to our city clerk to ensure it is made part of the supplemental material considered tonight.

Regards,

Patrick J. Furey

Mayor – City Council

City of Torrance | 3031 Torrance Boulevard | Torrance CA 90503 | 310.618.2801 voice | 310.618.5841 fax |
PFurey@TorranceCA.gov | www.TorranceCA.gov

From: Matthew Moses [mailto:matthew.j.moses@gmail.com]
Sent: Tuesday, October 21, 2014 10:49 AM
To: Furey, Pat; Ashcraft, Heidi; Barnett, Gene; Rizzo, Geoffrey; Goodrich, Tim; Weideman, Kurt; Griffiths, Mike; Jackson, LeRoy
Subject: Tree ordinance, agenda item 10A

Mayor Furey and Honorable City Council members,

My family has been Torrance residents for 12 years now. We currently live at 163 Paseo de la Concha in a multi-unit condo complex. At one time, our neighbor across the street, already with an 180 degree unobstructed ocean view, was interested in building a third story. The build was rightfully denied by the City Council as it would block ocean views of multiple other Torrance residents. Upset by the decision, the neighbor planted fast-growing trees and has succeeded at blocking the very thing the Council was originally protecting.

I respectfully request that you support a Tree Ordinance in Torrance that would prevent trees and/or other vegetation from blocking beautiful and expensive ocean views.

Thank you for your time,

Matthew and Lisa Moses

Poirier, Rebecca

From: Jackson, LeRoy
Sent: Tuesday, October 21, 2014 3:03 PM
To: Gibson, Jeff; Poirier, Rebecca
Subject: FW: Tree Ordinance Desperately Needed in Torrance
Attachments: Martin1_102114.jpg; Martin2_102114.jpg; Martin3_102114.jpg

Supplemental already out -- ljj

-----Original Message-----

From: fin martin [mailto:fjmartin3@yahoo.com]

Sent: Tuesday, October 21, 2014 12:59 PM

To: Furey, Pat; Ashcraft, Heidi; Barnett, Gene; Rizzo, Geoffrey; Goodrich, Tim; Weideman, Kurt; Griffiths, Mike; Jackson, LeRoy

Subject: Tree Ordinance Desperately Needed in Torrance

Hi all,

We strongly support a view ordinance in Torrance. See photos taken this morning that show the obstruction of our view from my family's backyard. A third photo shows the same trees obstructing our neighbor's ocean view. The neighbor(s) on our other side are also obstructed looking inland.

When I first moved to 5605 Via Del Collado in 1998 the trees were trimmed back at a low level, and the view was spectacular. The view was panoramic, with Point Magu and the Santa Monica Bay to the west, the Hollywood sign/downtown to the north, and Long Beach/Vincent St Thomas Bridge to the east. It was the selling point of buying the home. I never thought I would lose the view.

The neighbor below has been willing to trim their trees occasionally, but not back to the 1998 level that the previous owner had them trimmed to. Our 1998 view is truly lost. When the neighbor below does trim their trees, we neighbors above are expected to pay most of the cost. This amounts to thousands and thousands of dollars over time. It has been so frustrating that many years ago I asked the neighbor below how much I could pay them to cut down their tree(s) entirely to provide a permanent solution. The neighbor declined.

This is why we desperately need a view ordinance in Torrance as tough as the RPV view ordinance. We really want our view back.

Thank you for your help.

Regards,
Fin Martin III
5606 Via Del Collado,
Torrance, CA 90505
H (310) 373-3261

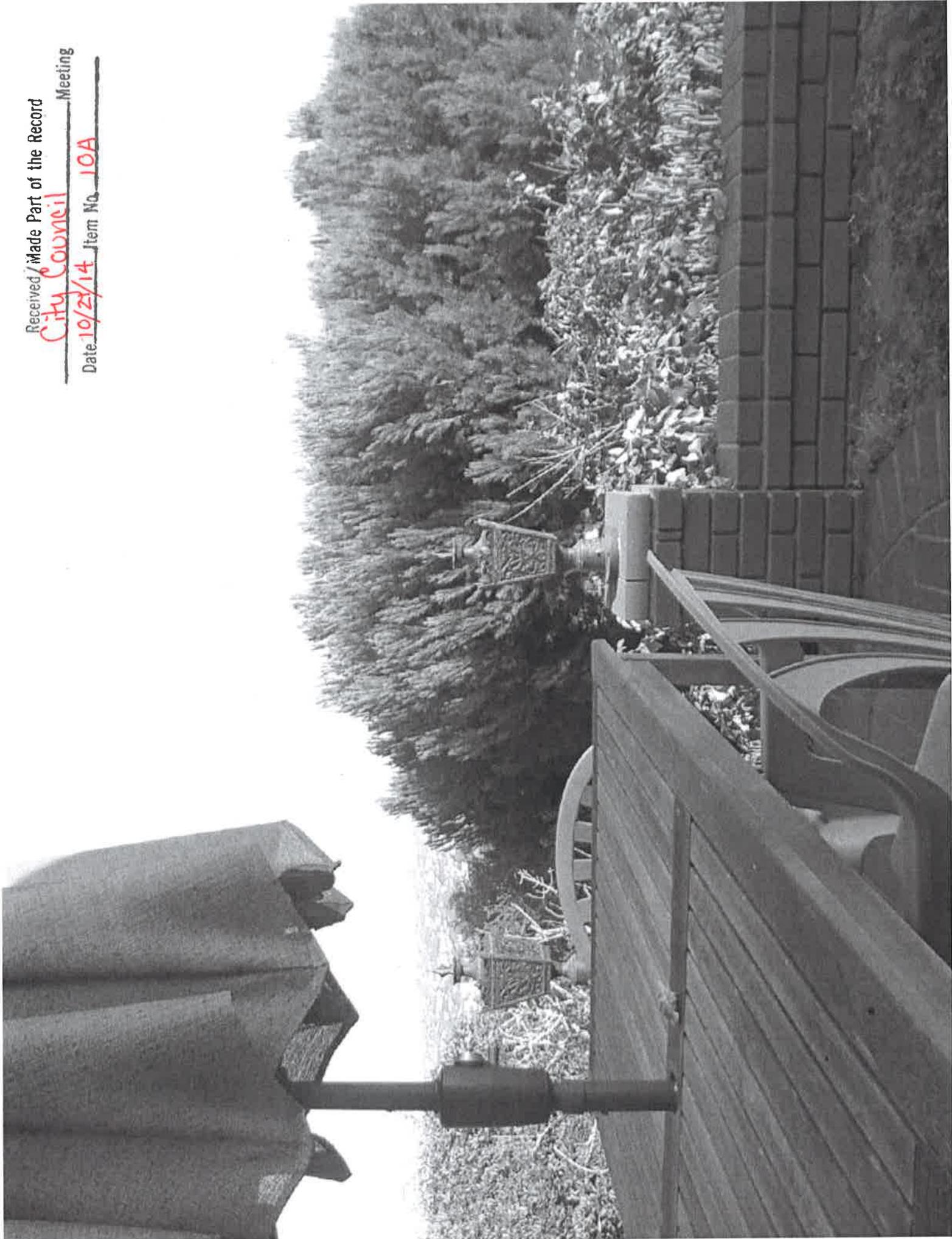
Received / Made Part of the Record _____ Meeting
City Council
Date: *10/21/14* Item No. *10A*



Received / Made Part of the Record
City Council Meeting
Date 10/21/14 Item No. 10A



Received / Made Part of the Record
City Council Meeting
Date: 10/27/14 Item No. 10A



Semana , Gina

From: Furey, Pat
Sent: Tuesday, October 21, 2014 1:46 PM
To: Maggie Love
Cc: City Clerk
Subject: RE: Hillside Overview Vegetation Ordinance

Margaretta:

Thank you for your email concerning tonight's agenda item concerning a possible view/vegetation ordinance.

By copy of this email, I have forwarded a copy to our city clerk to ensure it is made part of the supplemental material considered tonight.

Regards,

Patrick J. Furey

Mayor – City Council

City of Torrance | 3031 Torrance Boulevard | Torrance CA 90503 | 310.618.2801 voice | 310.618.5841 fax |
PFurey@TorranceCA.gov | www.TorranceCA.gov

From: Maggie Love [mailto:maggielove@Verizon.net]
Sent: Tuesday, October 21, 2014 7:24 AM
To: Furey, Pat; Ashcraft, Heidi; Barnett, Gene; Rizzo, Geoffrey; Goodrich, Tim; Weideman, Kurt; Griffiths, Mike; Jackson, LeRoy
Subject: Hillside Overview Vegetation Ordinance

Dear Mayor Furey, City Council Members and Mr. Jackson,

I am writing in support of the council continuing to investigate and hopefully establish a vegetation ordinance for the hillside overlay area in the city. During the almost 35 years that my husband and I have lived in the Riveria we have seen the vegetation reach new heights as well as the frustration and sometimes enmity between neighbors. While I am aware that this type of ordinance is highly controversial we look to our elected officials to help resolve pressing issues our community regardless of the controversy or effort that is required by the leaders to lead. Thank you for your time and consideration in this matter.

Sincerely,

Margaretta Love

Semana , Gina

From: Furey, Pat
Sent: Tuesday, October 21, 2014 1:40 PM
To: Amy Josefek
Cc: City Clerk
Subject: RE: Tree/View Ordinance

Amy:

Thank you for your email concerning tonight's agenda item concerning a possible view/vegetation ordinance.

By copy of this email, I have forwarded a copy to our city clerk to ensure it is made part of the supplemental material considered tonight.

Regards,

Patrick J. Furey

Mayor – City Council

City of Torrance | 3031 Torrance Boulevard | Torrance CA 90503 | 310.618.2801 voice | 310.618.5841 fax |
PFurey@TorranceCA.gov | www.TorranceCA.gov

From: Amy Josefek [mailto:amy@josefekassoc.com]
Sent: Tuesday, October 21, 2014 1:06 PM
To: Furey, Pat; Goodrich, Tim; Griffiths, Mike; Ashcraft, Heidi; Weideman, Kurt; Rizzo, Geoffrey; Barnett, Gene
Subject: Fwd: Tree/View Ordinance

According to Nick Green's recent Daily Breeze article, "given the potential for conflict between tree lovers and view protectors, (Community Development Director) Gibson is recommending the city spend \$30,000 on a random survey... to ensure a "firm basis for whatever actions are taken." Absolutely no one is saying that people shouldn't have trees; trees are an incredible asset to our community. But, just like with so many other issues in our society which engender passionate conflict, there's simply no fair reason for one's desire (for greenery) to be prioritized over, or obliterate a neighbor's (long-standing ocean view).

Spending such a sum of money on a random survey doesn't make sense, especially if not executed in the area where this is an issue. Asking a resident in, say, Old Torrance guarantees a "no" vote. Better to spend money enacting a policy that allows for fair resolutions. Ex-Mayor Scotto's "prediction" that "this will put neighbors at each other's throats" came to pass long ago. That's not because of having a resolution template; it's because of NOT having one, and of the City failing to treat this as the problem it is.

Please vote to enact a Tree/View Ordinance at tonight's City Council meeting.

Amy Josefek, Hollywood Riviera

Semana , Gina

From: Furey, Pat
Sent: Tuesday, October 21, 2014 1:38 PM
To: Bhushan Bhatt
Cc: City Clerk
Subject: RE: City Council Discussion on Tree Ordinance on Tuesday, Oct 21,2014

Bhushan:

Thank you for your email concerning tonight's agenda item concerning a possible view/vegetation ordinance.

By copy of this email, I have forwarded a copy to our city clerk to ensure it is made part of the supplemental material considered tonight.

Regards,

Patrick J. Furey

Mayor – City Council

City of Torrance | 3031 Torrance Boulevard | Torrance CA 90503 | 310.618.2801 voice | 310.618.5841 fax |
 PFurey@TorranceCA.gov | www.TorranceCA.gov

From: Bhushan Bhatt [mailto:blbhatt@gmail.com]
Sent: Tuesday, October 21, 2014 11:02 AM
To: Furey, Pat
Subject: Fwd: City Council Discussion on Tree Ordinance on Tuesday, Oct 21,2014

Dear Mayor Furey,

Here is a copy of what I sent to the City Council Members. I remember reading about your support for this legislation in one of the July issues of Daily Breeze. I hope that we can count on your support of this legislation.

Thanks.

Bhushan

----- Forwarded message -----

From: **Bhushan Bhatt** <blbhatt@gmail.com>
Date: Mon, Oct 20, 2014 at 1:21 PM
Subject: City Council Discussion on Tree Ordinance on Tuesday, Oct 21,2014
To: HAshcraft@torranceca.gov, gbarnett@torranceca.gov, TGoodrich@torranceca.gov,
MGriffiths@torranceca.gov, GRizzo@torranceca.gov, KWeideman@torranceca.gov, Bhushan Bhatt
 <blbhatt@gmail.com>

Honorable City Council Members,

I am a resident of Torrance. I am in support of the legislation that would prevent planting of trees and/or other vegetation that blocks the views. Such actions, on the part of some residents, are utterly uncalled for. When we

first buy the property, we pay a huge premium for the views. Then after a while when vegetation appears and blocks the views, one feels cheated for having paid exorbitantly for the very views that no longer exist. Sometimes these are just "spite trees" when one neighbor wants to get back at his/her neighbors. It is important that the Torrance City Council enacts legislation against this nonsense. Other communities in our neighborhood have successfully enacted such legislation. Why not Torrance? Thanks for your consideration.

Bhushan Bhatt
635 Pasco De La Playa,
Torrance, CA 90277

Semana , Gina

From: Furey, Pat
Sent: Tuesday, October 21, 2014 3:13 PM
To: Pamela Popovich
Cc: City Clerk
Subject: Re: Tree/View ordinance

Pamela:

Thank you for your email concerning tonight's agenda item addressing views/vegetation.

By copy if this email I am requesting staff to include your thoughts with the supplemental material for this item so it will be considered.

Regards,

Patrick J. Furey
Mayor
City of Torrance
Sent from my iPhone

> On Oct 21, 2014, at 2:48 PM, "Pamela Popovich" <pampop1@verizon.net> wrote:

>

> I regret I cannot attend tonight's meeting and would like to urge you to vote in favor of enacting an ordinance which would fairly protect homeowners' views.

>

> Both Judy Brunetti and Amy Josefek have written you well-reasoned arguments in favor of an ordinance. I fully support their opinions and hope you will agree that it's time Torrance joined other municipalities where such an ordinance is in place.

>

> Respectfully,
> Pamela Popovich
> Co-President, Riviera Homeowners Association.

Semana , Gina

From: Furey, Pat
Sent: Tuesday, October 21, 2014 1:39 PM
To: Nikki Langit
Cc: City Clerk
Subject: RE: Tree Ordinance

Nikki:

Thank you for your email concerning tonight's agenda item concerning a possible view/vegetation ordinance.

By copy of this email, I have forwarded a copy to our city clerk to ensure it is made part of the supplemental material considered tonight.

Regards,

Patrick J. Furey

Mayor -- City Council

City of Torrance | 3031 Torrance Boulevard | Torrance CA 90503 | 310.618.2801 voice | 310.618.5841 fax |
PFurey@TorranceCA.gov | www.TorranceCA.gov

From: Nikki Langit [mailto:nik_langit@yahoo.com]
Sent: Tuesday, October 21, 2014 1:23 PM
To: Furey, Pat; Ashcraft, Heidi; Barnett, Gene; Rizzo, Geoffrey; Goodrich, Tim
Subject: Tree Ordinance

Mayor Furey and honorable City Council members,

My family has been a Torrance resident for 7 years. I respectfully request that you support a Tree Ordinance in Torrance that would prevent trees and/or other vegetation from blocking beautiful and expensive ocean views. Some mal-intentioned residents have created a wall of trees to block the views of my neighbors. This behavior is downright disappointing and it does not encourage a neighborly and cooperative Torrance community. I respectfully request an ordinance to be passed.

Thank you for your time,
Nikki Langit

2628 west 175th Street
Torrance, CA 90504

Semana , Gina

From: Cessna, Linda
Sent: Tuesday, October 21, 2014 1:55 PM
To: City Clerk
Subject: FW: Tree Ordinance

Received after supplemental for 10A turned in. lc

From: Gibson, Jeff
Sent: Tuesday, October 21, 2014 1:27 PM
To: Cessna, Linda
Subject: FW: Tree Ordinance

From: Jackson, LeRoy
Sent: Tuesday, October 21, 2014 12:30 PM
To: Gibson, Jeff
Subject: FW: Tree Ordinance

-----Original Message-----

From: Chris Langit [<mailto:chris.langit@gmail.com>]
Sent: Tuesday, October 21, 2014 12:27 PM
To: Furey, Pat; Ashcraft, Heidi; Barnett, Gene; Rizzo, Geoffrey; Goodrich, Tim; Weideman, Kurt; Griffiths, Mike; Jackson, LeRoy
Subject: Tree Ordinance

Mayor Furey and honorable City Council members,

My family has been a Torrance resident for 7 years. I respectfully request that you support a Tree Ordinance in Torrance that would prevent trees and/or other vegetation from blocking beautiful and expensive ocean views. Some mal-intentioned residents have created a wall of trees to block the views of other fellow Torrance residents. This behavior is downright disappointing and it does not encourage a neighborly and cooperative Torrance community. I respectfully request an ordinance to be passed.

Thank you for your time,

Chris Langit
2628 W 175th St
Torrance, CA 90504

Semana , Gina

From: Cessna, Linda
Sent: Tuesday, October 21, 2014 1:55 PM
To: City Clerk
Subject: FW: View Equity Ordinance

Received after supplemental for 10A turned in. lc

From: Gibson, Jeff
Sent: Tuesday, October 21, 2014 1:27 PM
To: Cessna, Linda
Subject: FW: View Equity Ordinance

From: Jackson, LeRoy
Sent: Tuesday, October 21, 2014 12:44 PM
To: Gibson, Jeff
Subject: FW: View Equity Ordinance

-----Original Message-----

From: Ruth Vogel e [<mailto:RuthVogel@earthlink.net>]
Sent: Tuesday, October 21, 2014 12:36 PM
To: Furey, Pat; Ashcraft, Heidi; Barnett, Gene; Goodrich, Tim; Griffiths, Mike; Rizzo, Geoffrey; Weideman, Kurt; Jackson, LeRoy; Gibson, Jeff
Subject: View Equity Ordinance

Dear Mayor Furey, City Council, City Manager and Community Development Director,

Thank you for recommending discussion and consideration of a tree/view issue affecting the Hollywood Riviera at tonight's City Council meeting. I know that you will agree that neighbors do need guidelines and a fair process to resolve what has become a highly contentious issue that does affect property values. I have always hoped that individuals can work it out, but unfortunately some folks do need your help. Providing a mechanism for property disputes should be what city government is partially about and I know you will give this item your utmost consideration.

Thank you,

Ruth Vogel
114 Via La Soledad
Redondo Beach 90277

Poirier, Rebecca

From: Jackson, LeRoy
Sent: Tuesday, October 21, 2014 6:21 PM
To: Gibson, Jeff; Poirier, Rebecca
Subject: FW: Torrance Tree Ordinance

-----Original Message-----

From: LeeF [mailto:VB.addict@earthlink.net]
Sent: Tuesday, October 21, 2014 5:10 PM
To: Furey, Pat; Ashcraft, Heidi; Barnett, Gene; Rizzo, Geoffrey; Goodrich, Tim; Weideman, Kurt; Griffiths, Mike; Jackson, LeRoy
Subject: Torrance Tree Ordinance

Mayor Furey and Honorable City Council members,

My property at 163 Paseo de la Concha is in a multi-unit condo complex. At one time, our neighbor to the west, with an 180 degree unobstructed 2-story ocean view building, was interested in building up. This was rightfully denied by the City Council as it would block existing ocean views of multiple other Torrance residents. Upset by the decision, the neighbor planted fast-growing trees and has succeeded at blocking the very thing the Council was originally protecting. This behavior is disappointing and it does not encourage a neighborly and cooperative Torrance community.

I respectfully request that you support a Tree Ordinance in Torrance that would prevent trees and/or other vegetation from blocking beautiful and expensive ocean views.

Thank you for your time,
Lee and Rex Farnsworth
415 Camino de Encanto

Received/Made Part of the Record
City Council Meeting
Date 10-21-14 Item No. 10A

Poirier, Rebecca

From: Jackson, LeRoy
Sent: Tuesday, October 21, 2014 6:20 PM
To: Gibson, Jeff; Poirier, Rebecca
Subject: FW: Tree View Ordinance (Item 10A , 10/21/2014)

-----Original Message-----

From: Dick Nielsen [mailto:dick.niels@gmail.com]
Sent: Tuesday, October 21, 2014 5:17 PM
To: Furey, Pat; Ashcraft, Heidi; Barnett, Gene; Rizzo, Geoffrey; Goodrich, Tim; Weideman, Kurt; Griffiths, Mike; Jackson, LeRoy
Subject: Tree View Ordinance (Item 10A , 10/21/2014)

I fully support your action to finally adopt an ordinance that will allow me to permanently restore my original 180 degree view next door to Rocketship Park. There has been a lot of talk and finally some action.

In my case, my down the hill neighbor carefully planted trees in his back yard on Chico(not in his front yard to block his own view). These trees have grown to the point where they have destroyed most of my view of the coast; which includes King Harbor and the piers.

We have worked with the present neighbor and have spent thousands of dollars (payment required before cutting) toward trimming these trees and in each case there was hardly any improvement in my view. The time for working neighbor to neighbor (as suggested by the previous mayor) is long gone.

After my view is restored, following your direction, I would pay my full share of the costs and with no cost to the city or taxpayers.

You might want to go to the cities which already have these ordinances and ask them, if they had it to do over, what would they change. Don't re-invent the wheel!

Regards,

Richard Nielsen
5603 Via Del Collado
Torrance, CA, 90505
310-378-7900

Received/Made Part of the Record
City Council Meeting
Date *10-21-14* Item No. *10A*

Poirier, Rebecca

From: Jackson, LeRoy
Sent: Tuesday, October 21, 2014 6:21 PM
To: Gibson, Jeff; Poirier, Rebecca
Subject: FW: Ocean view

-----Original Message-----

From: Lita Salbi [mailto:litasalbi2004@yahoo.com]
Sent: Tuesday, October 21, 2014 5:10 PM
To: Jackson, LeRoy
Subject: Ocean view

Torrance has only one area with ocean views. Property tax is higher because of property value with ocean views. City trees and residential trees and plants should not block value view.

Salbi
156 via la soledad

Received/Made Part of the Record

City Council Meeting

Date 10-21-14 Item No. 10A

Poirier, Rebecca

From: Jackson, LeRoy
Sent: Tuesday, October 21, 2014 6:22 PM
To: Gibson, Jeff; Poirier, Rebecca
Subject: FW: tree ordinance

-----Original Message-----

From: Commercial [mailto:commercial6@verizon.net]
Sent: Tuesday, October 21, 2014 4:55 PM
To: Ashcraft, Heidi; Weideman, Kurt; Jackson, LeRoy; Griffiths, Mike; Goodrich, Tim
Subject: tree ordinance

To the Torrance City Council,

We would like to inform you of our support for a tree ordinance in the City of Torrance. Living in the Hollywood Riviera area, the view is of much importance as it affects the value of our property and the appreciation of the area. Residents of the area bought homes with a view assuming that it would not be obscured by trees or remodeled homes that add second stories later. I am sure there are similar problems in other areas of the city. There should be a way of handling these problems that is clearly stated and enforceable for all parties concerned.

John and Margaret Garvey
332 Avenida Atezada
Redondo Beach CA 90277

Received / Made Part of the Record

City Council Meeting

Date 10-21-14 Item No. 10A

October 20, 2014

Dear Mayor and City Council Members:

You're asking residents to go to the expense of removing their lawns because of the drought. Are you aware of how much trees do for the environment?

Save the \$30,000 for a STUDY. Save the environment and the trees!

Mike Adli



RECEIVED
2014 OCT 21 PM 4: 24
CITY OF TORRANCE
CITY CLERK'S OFFICE

Received / Made Part of the Record
City Council Meeting
Date 10/21/14 Item No. 10A

October 20, 2014

Dear Mayor and City Council Members:

I am opposed to spending any money on a survey of the Riviera Homeowners re trees and views. We are in a drought! Every leaf is of a benefit.

The city continues to encourage tree planting as the correct thing to do. Why stop now? The City of Torrance has over 40,000 city trees. When a resident does a remodel they are required prior to obtaining the Final to plant a tree in their front yard. So now you are considering making these homeowners remove or trim the very same tree. Does sound right to me.

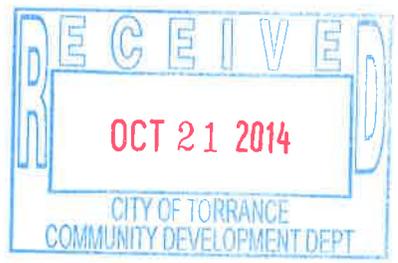
Living in the Walteria area I don't feel this expenditure is a benefit. All the former city leaders had stated over many years that they weren't going to ever enact a tree ordinance. Too bad this current council didn't research their predecessors. Its been well documented all the Hillside Overlay cases are a giant drain on time and city money.

Lets not add another entitlement for the elite to fight over.

Sincerely,

Joanne Fowler

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2014 OCT 21 PM 4:24
CITY OF TORRANCE
CITY CLERK'S OFFICE



Received / Made Part of the Record
City Council Meeting
Date *10/21/14* Item No. *10A*

Poirier, Rebecca

From: Jackson, LeRoy
Sent: Tuesday, October 21, 2014 4:31 PM
To: Gibson, Jeff; Poirier, Rebecca
Subject: FW: Letter in Support of Hollywood tree Ordinance
Attachments: Letter to Torrance.pdf

-----Original Message-----

From: Kam Kooshki [mailto:kam.kooshki@wkzlaw.com]
Sent: Tuesday, October 21, 2014 4:30 PM
To: Furey, Pat; Ashcraft, Heidi; Barnett, Gene; Rizzo, Geoffrey; Goodrich, Tim; Weideman, Kurt; Griffiths, Mike; Jackson, LeRoy
Subject: Letter in Support of Hollywood tree Ordinance

Dear City Council, please see the attached letter for our client's support of the tree ordinance.

thank you

Kam Kooshki
Whitbeck, Kooshki, & Zreik LLP
21515 Hawthorne Boulevard Suite #1065
Torrance, CA 90503
Main: 888-972-9477
Direct: 310-540-1115
Fax: 310-540-1112

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October 20, 2014

Dear Mayor & City Council Members,

I am shocked and appalled that you are even considering spending a Dollar let alone \$30,000 for a survey to find out if someone in the Hillside Area is upset that another owner or even the city planted a tree. Its 30 years too late!!

My suggestion is to take this money and pave the pot holes! How many people want to have the pot holes fixed in our ENTIRE city! No survey needed just pave the holes.

I think the city spends toooooo much time on an ordinance that only benefits an elite area?

Don't use my money to pander to the Riviera Homeowners Association.

Your east Torrance voter.


Kathleen Norman



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2014 OCT 21 PM 4:24
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CITY CLERKS OFFICE

Received / Made Part of the Record

City Council Meeting
Date 10/24/14 Item No. 10A

October 20, 2014

Dear City Council Members:

I think the city has more important issues than a \$30,000 survey. Save the Trees! Save the jobs in Torrance. I would like my grandchildren to work in Torrance not Texas.

This ordinance will cost the city an enormous amount of Time & Money. The environment and the planet need consideration.

Please do the right thing.

Regards,

Larry Wise



RECEIVED
2014 OCT 21 PM 4:24
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CITY CLERK'S OFFICE

Received / Made Part of the Record

City Council

Meeting

Date 10/21/14 Item No. 10A

October 20, 2014

Dear Mayor & City Council Members,

I read the Daily Breeze article regarding the possible expenditure of \$30,000 to complete a survey regarding trees & views.

Survey says! that those who have their view blocked are upset and the homeowner who wanted to have the trees for privacy and the betterment of our plant won't agree.

How does that benefit the entire city?

Lets stop and think this though—Enough time has been spent on a very small portion of the city and that Hillside Ordinance! This is a mess waiting to happen! More lawsuits and more time and \$ being paid out.

Please stop this waste of time and Money.

Regards,

[Handwritten signature]
DORIS PECK



RECEIVED
2014 OCT 21 PM 4:24
CITY OF TORRANCE
CITY CLERK'S OFFICE

Received / Made Part of the Record

City Council

Meeting

Date 10/21/14

Item No. 10A



**SOUTH BAY CENTER
DISPUTE RESOLUTION**

LANCE WIDMAN
Executive Director

1015 4th Street
Hermosa Beach
Calif. 90254
(310) 376-7007
(310) 798-0857 FAX

To Whom It May Concern:

March 8, 2011

On March 4, 2011, the South Bay Center for Dispute Resolution was contacted by Jim Delurgio on referral from the Police Department, City of Torrance. Apparently a dispute has arisen between Mr. Delurgio and his neighbor, Ms. Cindy Constantino, concerning some trimming of Delurgio's vegetation, apparently over the property line, by Constantino's gardeners.

I have discussed this matter with both parties. Delurgio was willing to try to get this situation resolved in a mutually satisfactory manner through mediation. However, Constantino was not.

Mediation being a voluntary process, the Center was unable to move forward toward a resolution. The Center's efforts to do so were concluded on March 8, 2011.

Sincerely,

Lance Widman

South Bay Center for Dispute Resolution

Received/Made Part of the Record

City Council Meeting

Date 1021-14 Item No. 10A