

Torrance, California
July 27, 1954

MINUTES OF A REGULAR MEETING
OF THE TORRANCE CITY COUNCIL

The City Council of the City of Torrance convened in a Regular Meeting in the Council Chamber, City Hall, Torrance, California, on Tuesday, July 27, 1954, at 8:00 p.m., Mayor Drale presiding.

Those responding to roll call by City Clerk Bartlett were: COUNCILMEN: Blount, Isen, Schwab and Drale. ABSENT: COUNCILMEN: Benstead. Also present were City Attorney Hall and City Engineer Bishop.

At the request of Mayor Drale, Mr. E. F. Schoonover led the salute to our Flag.

Councilman Schwab opened the meeting with an invocation.

Councilman Schwab moved the minutes of the Adjourned Regular Meeting of July 20, 1954, be approved as written. Motion, seconded by Councilman Isen, carried unanimously by those present.

WRITTEN COMMUNICATIONS

City Clerk Bartlett read the following:

Communication from the State of California Department of Public Works advising arrangements have now been made for financing the improvement of Pacific Coast Highway through Torrance, that the plans are completed and the project will be advertised for Contract within the next few weeks.

Matter of record.

Communication from the County of Los Angeles Health Department requesting the City of Torrance to prohibit licenses being granted to hawkers or peddlers under the name of "produce stand". Also communication from License Inspector Weber advising if the Council will take official action to the effect they do not consider such stands in the public interest, no further licenses will be issued and every effort will be made to revoke the three licenses previously issued.

Councilman Isen moved the City Council go on record as agreeing with the County Health Department that these stands are not in the public interest and that there be no further licensing of same. Motion, seconded by Councilman Schwab; no objections, so ordered by Mayor Drale.

Statement from Richfield Oil Corporation advising no pipelines were laid, removed, or abandoned in place by Richfield Oil Corporation during the period from January 1 to June 30, 1954, inclusive, under Los Angeles County Franchise Ordinances Nos. 1358-1361 N.S., within the limits of the City of Torrance.

Matter of record.

Request of Anthony Holochwast, 2831 Danaha Street, Torrance, for refund of \$12.00 for unused portion of Business License No. 6967, produce stand.

City Clerk Bartlett recommended the refund be granted.

Councilman Blount moved the refund be granted. Motion, seconded by Mayor Drale, carried unanimously by roll call vote of those present.

Communication from Supt. of Building Russell advising that

through error the Bethlehem Pacific Coast Steel Corporation paid two plan check fees of \$147.00 each on a manufacturing building which they propose to build on 190th Street, recommending a refund of \$147.00 be paid to the Bethlehem Steel Corporation.

Councilman Schwab moved the refund be granted as recommended by Mr. Russell. Motion, seconded by Councilman Isen, carried unanimously by roll call vote of those present.

Communication from Superintendent of Water McVicar advising the leakage from the 10,000,000 gallon reservoir is now down to one-third gallon per minute with 20 feet of water and stating this can probably be reduced at a later date when they go in to make the annual clean-up.

Matter of record.

Communication from the Los Angeles County Road Department stating the City's apportionment of 1954-55 County Budget Appropriation for "Aid to Cities" (gasoline tax) is \$36,635.64.

Matter of record.

Request of the Torrance Lions Club that they be allowed to place gum machines in Torrance without payment of the city tax. Mr. Hamilton, president of the club, expressed a desire to appear before the City Council and explain their program.

Mayor Drale requested City Clerk Bartlett to notify Mr. Hamilton to appear before the City Council at 7:00 p.m., Tuesday, August 10, 1954.

Letter from McCutchen, Black, Harnagel & Greene regarding dedication to the City of Torrance, for street purposes, a segment of Walnut Street. City Attorney Hall advised the Resolution would be presented tonight accepting the easement.

Matter of record.

Lease proposal from Fred Beerup offering to lease 150 feet boulevard frontage, by 300 feet depth, described as: the first 150 feet west of the entrance to Torrance Municipal Airport, for a period of 50 years, at a monthly land rental of \$1.00 per front foot per month, the lease to be executed by El Rancho Palos Verdes Corp., a California corporation, as lessee.

Councilman Blount moved this proposal be referred to the first meeting of the Airport Commission, which will meet the first Wednesday of the month, August 4. Motion, seconded by Councilman Schwab, carried unanimously by those present.

Recommendation of City Engineer Bishop that the bond taken out by Mr. Harry Berman and Mr. Victor Garber as principals, and United Pacific Insurance Company, as surety, in the amount of \$21,000, for their street improvements in a portion of Tract No. 15757, be released. Mr. Bishop stated these improvements have been completed to the satisfaction of the Engineering Office.

Councilman Blount moved to concur with the recommendation of City Engineer Bishop. Motion, seconded by Councilman Isen, carried unanimously by roll call vote of those present.

Preliminary report from City Engineer Bishop regarding the widening of Dalemead, between Weston Road and Tandem Way.

Councilman Isen moved City Engineer Bishop be instructed to proceed with a full report on the widening of Dalemead. Motion, seconded by Councilman Blount, carried by those present.

Communication from Asst. to City Engineer Patrick stating the Planning Commission, at their meeting of July 7, 1954, recommended to the City Council that the walkway between Lots 14 and 15, and Lots 37 and 38 in Block F of Tract 10303 be vacated, with no stipulations as to easements along the walkway except an easement to be reserved for any existing utility

lines. Mr. Patrick recommended the walkway be vacated.

Councilman Isen moved the walkway be vacated, as recommended by Assistant to City Engineer Patrick. Motion, seconded by Councilman Schwab, carried unanimously by roll call vote of those present.

City Clerk Bartlett read the following letter from Assistant to City Engineer Patrick.

"Attached hereto is a map that was received from the State Highway Department having their suggested realignment of 182nd Street and other streets in the vicinity of 182nd Street and Falda Avenue shown in red.

The reason for this request of realignments is because of the difference of cost of grade separation at 182nd Street and the proposed Sepulveda Freeway. The areas shown in green indicate the difference in size of the proposed grade separation. Mr. Case, of the Design Section of the State Highway Department, stated that by the realignment of 182nd Street the State could save in the neighborhood of \$300,000.

The reason I am submitting this at this time is to obtain a tentative approval of this situation since there is a proposed subdivision north of 182nd Street at this point, by this treatment of this area it will be necessary that we request the subdivider and his engineers to revamp their subdivision map."

City Engineer Bishop said the State is very anxious for the City of Torrance to concur with the recommendation for realignment. He stated Mr. Stevens would prefer to keep 182nd Street a straight street; however, he did not think it could be done.

Mr. Harry Apter, representing Stanford Construction Company, said he would like to be informed how this would effect their tract. City Engineer Bishop advised him that Mr. Parravano's engineers had already cut off this portion of the tract and were informed of the situation.

Councilman Blount moved to concur with the request of the State for realignment of 182nd Street and other streets in the vicinity of 182nd Street and Falda Avenue. Motion, seconded by Councilman Schwab; no objections, so ordered by Mayor Drale.

Recommendations of City Manager Stevens:

PERSONNEL:

1. That Robert Gene Rider, having successfully passed the examination for Civil Engineering Assistant, be appointed to serve his probationary period, effective July 16, 1954, at the first salary step.
2. That Peter C. Medina be employed as a Laborer in the Water Department, effective July 13, 1954, at the first salary step. (Selected from Eligible List.)
3. That Howard W. Lane be employed as a Laborer in the Water Department, effective July 19, 1954, at the first salary step. (Selected from Eligible List.)
4. That LeRoy Parr, having successfully passed the examination for Lubrication and Tire man, be appointed to serve his probationary period, effective August 1, 1954, at the first salary step.

Councilman Blount moved to concur with the recommendations of City Manager Stevens, items one through four, under Personnel. Motion, seconded by Councilman Schwab, carried unanimously by roll

BAA133

cal vote of those present.

APPROPRIATIONS:

To Barclay Surveying Company for engineering services during the month of June 1954, the sum of \$1,208.25.

Councilman Schwab moved to concur with the recommendation of City Manager Stevens under Appropriations. Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

TRAFFIC CONTROL:

That the City Attorney be authorized to prepare the necessary ordinance to establish the following regulatory signs, in accordance with the recommendation of the Traffic Commission:

Four-Way STOP Signs:

- (a) On Border and Cravens Avenues.

Two-Way STOP Signs:

- (a) On 182nd Street at Yukon Avenue.
- (b) On Calle Mayor at Via las Miradores.
- (c) On Calle Miramar at Calle Mayor.
- (d) On Calle Mayor at Pacific Coast Highway.

One-Way STOP Signs:

- (a) On Calle Mayor at Palos Verdes Boulevard.
- (b) On 236th Place, 237th Street, 238th Street and 239th Street at Pennsylvania Avenue and Crenshaw Boulevard.

Councilman Isen moved to concur with the recommendations of City Manager Stevens under Traffic Control. Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

PLANNING COMMISSION MATTERS:

WALTERIA RESTRICTED BUILDING ZONE:

Second Hearing on request from City Engineer to the Commission asking that Hearings be held to determine the advisability of prohibiting building within a certain A-1 Zone lying within the 75 foot contour line in this area.

Mr. Beasley moved that the prohibiting of building within a certain A-1 Zone lying within the 75 foot contour line in this area be recommended to the City Council for approval, seconded by Mr. Sherfey, unanimously carried.

Mayor Drale set August 10, 1954, at 8:00 p.m., as the date and time for the third and final hearing to determine the advisability of prohibiting building within a certain A-1 Zone lying within the 75 foot contour line in the Walteria area.

J. H. COX: Requesting permission for waiver (a) front yard setback in placing front doors to face Los Cadona on 242nd Street; (b) Rear yard setback from 20' to 11' (there will be 989 sq. ft. of rear yard.)

Recommended to the City Council for approval.

Councilman Blount moved to concur with the recommendations of the Planning Commission in granting the setbacks requested by J. H. Cox. Motion, seconded by Councilman Isen, carried unanimously by those present.

WM. J. HANSON: Requesting permission to waive 10 feet of a front yard setback to conform with existing houses in Block 327 Paseo de Gracia.

Recommended to City Council for approval.

Councilman Isen moved to concur with the recommendation of the Planning Commission in granting the setback requested by Wm. J. Hanson. Motion, seconded by Councilman Blount, carried unanimously by those present.

CASE NO. 322: Petition of J. Zwaagstra for a Variance and Conditional Permit to construct and operate a Retail Dairy Products and Frozen Foods Store at 22845 Hawthorne Avenue between 230th Street and 226th Street in Land Use Zone A-1 (Agricultural), being the North one-half of Lot 21 and the East one-half of the South one-half of Lot 22, Meadow Park Tract.

Recommended to City Council for approval.

Councilman Blount moved to concur with the recommendation of the Planning Commission in granting Variance and Conditional Permit requested in Case No. 322. Motion, seconded by Councilman Isen, carried unanimously by those present.

Final Tract Map No. 20380. Letter of transmittal from the Planning Commission and City Engineer recommending approval of Final Tract Map No. 20380, consisting of 22 lots located southerly of Dominguez Channel, northerly of Cherry Street and westerly of Crenshaw Boulevard, to be developed by the Midvale Building Corporation, subject to the special condition that a 6 foot chain link be placed along Dominguez Channel.

Councilman Isen moved to concur with the recommendation of the Planning Commission and City Engineer in approving Final Tract Map No. 20380, subject to the special condition as listed. Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

Final Tract Map No. 20101. Letter of transmittal from the Planning Commission and City Engineer recommending approval of Final Tract Map No. 20101, consisting of 18 lots, located easterly of Reynolds Drive, southerly of Sepulveda Boulevard, northerly of Tract No. 18369 and westerly of Tract No. 17132, to be developed by A. D'Amato.

Councilman Isen moved, the special conditions having been complied with, to concur with the recommendation of the Planning Commission and City Engineer in approving Final Tract Map No. 20101. Motion, seconded by Councilman Schwab, carried unanimously by roll call vote of those present.

Final Tract Map No. 20504. Letter of transmittal from the Planning Commission and City Engineer recommending approval of Final Tract Map No. 20504, consisting of 41 lots, located easterly of Palos Verdes Boulevard, southerly of Calle Mayor and Via Anita, westerly of Paseo de los Reyes and northerly of Palos Verdes City limits, to be developed by Don-Ja-Ran Construction Company.

Councilman Blount moved to concur with the recommendation of the Planning Commission and City Engineer in approving Final Tract Map No. 20504. Motion, seconded by Councilman Schwab, carried unanimously by roll call vote of those present.

Final Tract Map No. 19857. Letter of transmittal from the Planning Commission and City Engineer recommending approval of Final Tract Map No. 19857, consisting of 38 lots, located westerly of Gramercy Place along Illinois Court (proposed) and 171st Street, to be developed by the Torrance Land Company.

Councilman Isen moved to concur with the recommendation of the Planning Commission and City Engineer in approving Final Tract Map No. 19857. Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

Final Tract Map No. 19305. Letter of transmittal from the

BA1133

Planning Commission and City Engineer recommending approval of Final Tract Map No. 19305, consisting of 145 lots, located in the Hollywood Riviera District, bounded on the North and East by Via Monte d'Oro, on the West by Calle Mayor and on the South by Tract No. 19306, to be developed by the Don-Ja-Ran Construction Company.

Councilman Blount moved to concur with the recommendation of the Planning Commission and City Engineer in approving Final Tract Map No. 19305. Motion, seconded by Councilman Schwab, carried unanimously by roll call vote of those present.

Final Tract Map No. 20009. Letter of transmittal from the Planning Commission and City Engineer recommending approval of Final Tract Map No. 20009, consisting of 2 lots, located at the southeast corner of Inglewood Avenue and 190th Street (adjoining Tract No. 19102.), to be developed by the Milton Kauffman Construction Company. This tract is located in the old Pacific Electric right-of-way and the title had not been cleared at the time Tract No. 19102 was submitted.

Councilman Schwab moved to concur with the recommendation of the Planning Commission and City Engineer in approving Final Tract Map No. 20009. Motion, seconded by Councilman Isen, carried by the following roll call vote: AYES: COUNCILMEN: Isen, Schwab and Drale. NOES: COUNCILMEN: Blount. ABSENT: COUNCILMEN: Benstead.

Final Tract Map No. 19103. Letter of transmittal from the Planning Commission and City Engineer recommending approval of Final Tract Map No. 19103, consisting of 507 lots, located westerly of Tract No. 19101, southerly of California Edison Company right-of-way, South of 190th Street, to be developed by the Milton Kauffman Construction Company.

Councilman Isen moved the letter from Assistant to City Engineer Patrick, dated June 11, 1954, addressed to the Planning Commission, setting forth certain stipulations regarding this tract, be filed with this tract map. Motion, seconded by Councilman Schwab, carried by those present.

Councilman Schwab moved to concur with the recommendation of the Planning Commission and City Engineer in approving Final Tract Map No. 19103. Motion, seconded by Councilman Isen, carried by the following roll call vote: AYES: COUNCILMEN: Isen, Schwab and Drale. NOES: COUNCILMEN: Blount. ABSENT: COUNCILMEN: Benstead.

Councilman Isen inquired why Mr. Blount had voted "No" on the two tracts. Councilman Blount said it was just another two and 507 lots the Torrance Municipal Water District should be serving.

City Clerk Bartlett said the Council, at the July 20th meeting, moved Walter Harrington's request for refund on Business License No. 5668 in the amount of \$24.50 be withheld, pending investigation of the new owner, Allstate Trailer Village Court, 1925 Crenshaw Boulevard.

City Clerk Bartlett said the license will not be due until next month and Mr. Harrington is entitled to his refund. He recommended the refund be paid.

License Inspector Weber said that under the new trailer ordinance a plot plan must be submitted before a license fee is collected. He stated the new owner has until August 15th to submit the plot plan and pay the license fee and he could see no advantage in withholding this refund.

Councilman Isen moved the refund of \$24.50 be granted to Mr. Walter Harrington. Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

City Clerk Bartlett reported he had received twenty-three additional postal cards from residents requesting the Council appropriate \$4800 for the promotion of music for the fiscal year 1954-55.

City Clerk Bartlett said he had an option from Laurence A. Batty and John C. Bickham, to lease the 300 foot corner at the intersection of Crenshaw and Pacific Coast Highway.

Councilman Isen moved this be referred to the Airport Commission, together with the file and correspondence on it, for the meeting to be held August 4, 1954. Motion, seconded by Councilman Schwab, carried unanimously by those present.

City Clerk Bartlett read title to:

RESOLUTION NO. 2607

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE ANNOUNCING ITS INTENTION TO ABANDON CERTAIN PROPERTY GRANTED TO IT FOR PARK PURPOSES; DESCRIBING SAID PROPERTY AND FIXING A DATE AND TIME WHEN IT WILL TAKE FINAL ACTION THEREON.

Councilman Isen moved to dispense with further reading of the Resolution. Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

Councilman Blount moved for the adoption of Resolution No. 2607. Motion, seconded by Councilman Isen, carried unanimously by roll call vote of those present.

RESOLUTION NO. 2608

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO ACCEPT, ON BEHALF OF THE CITY, DEED THAT CERTAIN EASEMENT/FROM EMIL KETTLER AND MAMIE K. TERRELL ROEPKE.

Councilman Blount moved to dispense with further reading of the Resolution. Motion, seconded by Councilman Isen, carried unanimously by roll call vote of those present.

Councilman Blount moved for the adoption of Resolution No. 2608. Motion, seconded by Councilman Schwab, carried unanimously by roll call vote of those present.

ORDINANCE NO. 700

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING ORDINANCE NO. 643.

City Attorney Hall advised the Council this ordinance was prepared at the request of Superintendent of Building Russell, who became quite concerned that we had no ordinance covering the moving of old houses and other structures into the City. This ordinance is designed to give control. It requires certain permits and bonds so the City will be assured adequate structures will be brought in.

Councilman Blount moved Section 13 of Ordinance No. 700 be corrected by inserting "City Council" instead of "Superintendent of Building". Motion, seconded by Councilman Isen, carried unanimously by roll call vote of those present.

Councilman Isen moved to dispense with further reading of the Ordinance. Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

Councilman Blount moved for the adoption of Urgency Ordinance No. 700, as corrected, at its first and final reading. Motion, seconded by Councilman Isen, carried unanimously by roll call vote of those present.

ORAL COMMUNICATIONS

City Engineer Bishop brought up the subject of individual prop-

BAA133

perty lines. After a general discussion Councilman Isen suggested that City Engineer Bishop try to devise a plan where the property lines would still be in after the tract is completed, so the ordinance could be amended requiring the subdividers to comply with this requirement.

Mayor Drale inquired of City Engineer Bishop if he had received any recommendations from the subdividers regarding this matter. Mr. Bishop stated he had not received any as of this date.

Councilman Blount said that a portion of the Fireworks Ordinance required that a report be filed. He inquired if anyone had received a report. Councilman Isen stated these reports were not due for sixty days. Mayor Drale said that to his knowledge no reports had been filed to date.

Councilman Blount said that on June 9, 1954, this Council passed a motion instructing the City Council to start proceedings to bring about an assessment district in lower Hollywood Riviera for drainage relief, he inquired if anything had been done about it.

Mayor Drale said the only thing that had been done to date was to stop construction on one particular lot in that area which is not developed.

Councilman Blount moved this be stricken from the records if the Council was not going to do anything about it. Motion lost for lack of a second.

Mayor Drale said the concensus of opinion was that the majority of the people would not go for an assessment district in that area.

Councilman Blount said that was what he meant, the Council ordered a district formed, "If we are not going to have one, let's correct the record." He stated he was against it at the time.

Councilman Isen said it was his recollection that everything was to be held in abeyance until there was a report submitted, after which the Council would resurvey the situation.

Councilman Schwab inquired if the Engineering Department was still working on this.

Mayor Drale said he did not believe the Engineering Department was instructed to set up the district, he said he believed the Legal Department was instructed to look into this to see what the district would cover in the way of watersheds.

City Attorney Hall said he had informed the Council this was an engineering problem, that he could not determine how the spread would be made because the assessment spread over the area of the land benefited, there is no legal way you can determine it, it is strictly engineering. He stated he had done nothing further on it except to determine legally what could be done and he had already reported on that.

City Engineer Bishop said he had determined the water shed boundaries, it is a matter of 110 acres.

Councilman Blount said he merely wanted to know if the Council was going to form this district.

Councilman Isen said that at last week's meeting there was quite a discussion with a delegation from the Hollywood Riviera District regarding this problem.

Councilman Blount said he was talking about drainage, not about joining the Torrance Municipal Water District. Councilman Isen said he was also talking about the drainage; Mr. Bishop was to find out if this water could drain into the City of Redondo.

Councilman Blount said all he was trying to find out was whether the district was going to be formed or not. He said he had received several calls regarding this and would like to know what to tell the people.

Mayor Drale said it was the opinion of the Council, as the majority of the people were not in favor of the district, that unless the Council receives an expression from the people in that

area by petition to form a district, that no district would be formed. He stated there will never be a forced assessment district.

Councilman Blount inquired if the records should not be straightened out. Mayor Drale said the only way to do that would be to have the person who made the motion, and the person who made the second, rescind their motion and second. Councilman Blount stated he would ask Councilman Benstead when he was present so the records would be straight.

Councilman Blount said he would like to introduce to the Council, and to those present, Torrance's newest attorney, Bob Goetz, who was sworn in today. Mayor Drale requested Bob Goetz to stand and take a bow.

City Engineer Bishop said it was a little late now as the Council has passed Tract No. 20380; however, the title sheet carries the signature of Tony Parravano. Mr. Bishop said he was to have an affidavit prepared to show the subdivider had no connection with tracts under investigation, but to date he has not received the affidavit from Mr. Hall.

Councilman Isen said he did not believe Mr. Parravano or the corporation could be penalized because they are making a good-faith effort to clean up conditions in the other tract.

City Attorney Hall advised he had just read a letter dictated by Superintendent of Building Russell to the effect that they not only did everything they said they would but they have even gone beyond that.

Mayor Drale said unless the Council wanted to rescind their previous action the tract map would stand approved.

Councilman Isen said he thought that whatever the affidavit is worth, when it is prepared by Mr. Hall, it could be made a part of the application--it might be very valuable in the future.

Councilman Isen said that two weeks ago we discussed the business situation in downtown Torrance and commented, quite rightfully, our business growth had not kept up with the tremendous industrial and residential growth of the community. It was suggested we "get on the ball" to help the situation regarding developing business in the outlying areas, particularly the Municipal Airport and 101 Highway. Last week Mr. Benstead proposed, and the Council concurred, that the Planning Commission go over the various areas of the City and zone particular parcels for commercial purposes only. Councilman Isen said that this was a very good visionary idea; however, just the setting aside of large parcels did not mean interested parties would be willing to invest in the particular parcels designated, and he did not think the Council, through neglect or bad planning, should "dynamite" the downtown Torrance area. We should plan for its future as well. This is the heart of the community. The merchants are old-timers; they represent the small merchants of America and the idea of the small business man. Mr. Isen said it was his purpose to discuss this for a few minutes keeping in mind we are going right down the line with the proposals that have been made for future developments, but also asking for a greater development in the downtown area. He presented the following two suggestions;

"First, and this is addressed to the Chamber of Commerce and our newspapers, showing that this City Council is interested in the business development of the midtown, downtown, central area of Torrance. Let's have a campaign to clean up, paint up and modernize where necessary and accompany this with an active "Shop in Downtown Torrance Campaign."

"Secondly, we all realize and we keep saying that Torrance was developed and laid out in 1913 and that is why people can't find their way around, but no one realized the potential growth of the City. If we were a City planning now, we would plan on a parallel basis with the store buildings on one street or a number

BA133

of streets and directly behind them large vast areas for parking. We cannot do this now but this does not mean we should abandon this Central District for something visionary. The logical thing to do is something this Council has attacked already - the matter of the parking problem. This Council voted parking meters against the actual wishes of most of us, but feeling it was for the best interest of the downtown section to get a turnover in traffic. It was represented to us that there would be an assessment district formed to buy off-street parking. The City Council, by the ordinance, was made the Parking Authority and it behooves us to get going as soon as we can. In looking over the situation there are not too many areas or lots which are available from a planning standpoint that would be close enough for practical use, or looking to the future could be used. Looking it over for myself I saw first, the area where the Torrance Waste Products burned down, which would be a good area for off-street parking purposes; the area where the small restaurant is located South of El Prado and Cabrillo. on the West side of the street; we come to Cravens, which I think logically should help the business district as a means for off-street parking and we have the area North of the paint store, Cravens and Post; also, on Cravens Avenue we have the site of the proposed mortuary, which is more or less in controversy at the present time. It seems to me, speaking personally, in looking for city planning that we will have the downtown parking areas available, we hope that Torrance Boulevard will be the Wilshire of Torrance. We hope to sell these city buildings and the lots upon which they are situated for a good price, in the event we get the support to build the new civic center. If these buildings bring a good price it will have to be a good business site. It seems to me this site would be much more seemly for an off-street parking area, particularly since the alley right next to it could be vacated. I think if the Retail Merchant's Association and the merchants from the downtown area will cooperate with this Council, making the initial move--which I think they should we can secure off-street parking. When I was elected I felt that I would do everything in my power to expand the downtown business district because it certainly is justified and there is no particular reason to punish it."

Councilman Isen moved this Council to proceed forthwith, and particularly the Mayor, to appoint a Parking Committee from the City Council, to make a survey at once and designate proper off-street parking areas to be purchased by a proposed assessment district.

Mayor Drale said he thought all members of the Council should be appointed or act as members of any Committee or Commission.

Councilman Isen withdrew his previous motion and moved this Council make a survey at once and designate officially proper off-street parking areas that should be open for purchase by the proposed assessment district. Motion, seconded by Councilman Blount, carried unanimously by those present.

Councilman Isen moved the City Attorney be instructed to commence proceedings at once to create this assessment district, and report at the next regular meeting.

City Attorney Hall advised the Council this cannot be done at once. He said he had written to Mr. Rippey giving an outline of what is required.

Motion, seconded by Mayor Drale; no objections, so ordered by Mayor Drale.

Mr. Schoonover inquired about the trees not being planted in Tract No. 17444. Mayor Drale requested him to contact City Engineer Bishop for information regarding this tract.

Mayor Drale requested all Council members to attend the West Basin dinner this Thursday night.

Councilman Blount moved all bills properly audited be paid. Motion, seconded by Councilman Schwab, carried unanimously by roll call vote of those present.

At 9:30 p.m., Councilman Blount moved to adjourn. Motion, seconded by Councilman Schwab, carried by those present.


City Clerk of the City of Torrance

APPROVED:


Mayor of the City of Torrance

BAA133