

Torrance, California
May 15, 1956

MINUTES OF A REGULAR MEETING
OF THE TORRANCE CITY COUNCIL

The City Council of the City of Torrance convened in a regular meeting at 5:30 P. M. Tuesday, May 15, 1956, in the Council Chambers, City Hall, Torrance, California.

Mayor Isen was not present.

Councilman Blount moved that Councilman Drale be appointed Acting Mayor.

Motion seconded by Councilman Jahn, no objection, so ordered.

Those responding to roll call by City Clerk Bartlett were: COUNCILMEN: Blount, Drale, Jahn. ABSENT: COUNCILMEN: Benstead, Isen.

At the request of Acting Mayor Drale, Mrs. Craig led the salute to our Flag.

Father McGuinness opened the meeting with an invocation.

Councilman Blount moved to approve the Minutes of the regular meeting of the Council held May 8, 1956, as written.

Motion seconded by Councilman Jahn, no objection, so ordered.

BIDS:

City Clerk Bartlett read in full a letter from City Manager Stevens conveying the recommendation of the Committee appointed to study bids on furniture for the new City Hall and the Fire Station.

The Committee's recommendation was that the bid of Parrish Stationers for Steel Case furniture be accepted as bid, in an amount not to exceed \$14,000.00, and that the bid of Torrance Desk & Office Equipment Company for McDowell & Craig furniture be accepted in an amount not to exceed \$10,000.00, the funds to come from the special appropriation set aside for the Civic Center in the current budget.

Councilman Jahn moved to concur with the recommendation of the Committee.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

WRITTEN COMMUNICATIONS:

1. A claim for damages by Donald L. Miller sustained as result of automobile collision, April 13, 1956.

Councilman Blount moved the claim be denied and referred to the Legal Department, ~~and the City's insurance carrier.~~ *See 5/22/56*

Motion seconded by Councilman Jahn, no objection, so ordered.

2. A letter dated May 9, 1956, from the North Torrance Civic Improvement Association, recommending an Ordinance be enacted that all future developments have underground utilities.

Councilman Jahn moved this be referred to the Planning Commission. Motion seconded by Councilman Blount, no objections, so ordered.

3. A letter dated May 9, 1956, from the North Torrance Civic Improvement Association, requesting that three City-owned lots at 180th Street and Regina Avenue be used as a public playground.

Councilman Blount moved this be sent to the Recreation Commission for their consideration and recommendation to the Council.

Motion seconded by Councilman Jahn, no objection, so ordered.

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4. A petition bearing twenty-six signatures requesting the City to install a covered drainage system in the canal between 166th Street and 167th Street.

Councilman Drale moved this be referred to the Engineering Department for their consideration and recommendation.

Motion seconded by Councilman Blount, no objection, so ordered.

5. A recommendation from John V. Russell, Superintendent of Building, dated May 11, 1956, that a refund be allowed to McCarter Electric Company, of 11138 Inglewood Boulevard, Inglewood, California, of an electrical fee. This refund would be in the amount of 80% of \$2.10, or \$1.68, a duplicate payment.

Councilman Jahn moved the refund be allowed.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

6. A statement from the Mayor endorsing Proposition "W", which will appear on the June 5 Primary Election Ballot, was read in full by Councilman Blount, at the request of Acting Mayor Drale.

City Clerk Bartlett then read:

RESOLUTION NO. 2925

A RESOLUTION OF THE CITY COUNCIL OF THE CITY
OF TORRANCE ENDORSING PROPOSITION "W" ON
JUNE 5TH PRIMARY ELECTION BALLOT.

Councilman Jahn moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote of those present.

Councilman Drale moved for adoption of Resolution No. 2925.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote of those present.

7. A request from the Ferraro Accordion Center, dated May 9, 1956, and signed by Bob Mascagno, Music Supervisor, asking Council approval of their request for use of the Auditorium on Sunday, May 20, 1956, for an accordion recital. This letter also informed the Council that they would like to use the Auditorium again on Sunday, June 3, 1956, for the same purpose. The letter bore a notation stating that both dates had been cleared with the Recreation Department.

Councilman Blount moved the request be granted, subject to payment of the usual fees.

Motion seconded by Councilman Jahn, no objection, so ordered.

8. A letter from the League of California Cities, dated May 11, 1956, and signed by Lewis Keller, Associate Counsel, stating the League's views on the subject of "OPINION re PERSONAL INTEREST OF CITY COUNCILMEN IN MATTERS COMING BEFORE THE CITY COUNCIL".

City Attorney Hall was asked to read this in full.

Mayor Isen joined the meeting at 5:45 P. M., and Acting Mayor Drale stepped down from the Chair.

City Attorney Hall read in full the letter from the League of California Cities.

Councilman Blount moved this be filed.

Motion seconded by Mayor Isen, no objections, so ordered.

9. City Clerk Bartlett read in full a letter from George C. Powell Planning Director and Land Use Investigator, to the Walteria Civic Organization dated May 15, 1956. This letter showed concurrence of John V. Russell, Building Superintendent. This was in reply to a letter from the Walteria Area in which they asked for a survey of trailers parked in that area.

The letter from Mr. Powell gave the results of the survey made by him and Mr. Russell.

Councilman Drale moved this letter be filed.
There were no objections and it was so ordered.

Recommendations from the City Manager:

PERSONNEL:

1. James L. Wilkins promoted from Truck Driver to Power Equipment #2 in the Street Dept. effective May 1, 1956, at the first salary step. Mr. Wilkins is No. 3 on the Eligible List. Nos. 1 and 2 on the Eligible List did not want this change now.

Councilman Drale moved to concur with the recommendation of the City Manager in Item 1.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote of those present.

MISCELLANEOUS:

I recommend final approval of the building and recreational facilities at McMaster Park, constructed by the E. I. Noxon Construction Company. The job has been completed in accordance with the plans and specification.

Councilman Jahn moved to concur with this recommendation of the City Manager.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote of those present.

REPORTS & OPINIONS:

1. An opinion from the City Attorney, dated May 14, 1956, in reply to a request from the Council, subject: "OPINION re NECESSITY OF PASSING ORDINANCE ON RE-ZONING OF THAT CERTAIN PROPERTY DESCRIBED IN PLANNING COMMISSION CASE NO. 372." The conclusion of the City Attorney read as follows: "It is my opinion that the law does not require the Council to pass such Ordinance or otherwise effectuate said change of zone and that no personal liability would attach to the Councilmen for their failure to change such zone."

No action was taken on this, as the Councilmen wished to check it further before proceeding.

2. An opinion from the City Attorney dated May 14, 1956, subject "OPINION re THE LEGALITY OF THE CITY ENTERING INTO A CONTRACT WITH A UNION." The conclusion of the City Attorney read as follows: "It is my opinion that the City cannot enter into a contract with a union concerning working conditions and pay of City employees."

Councilman Drale moved this be held for a week for further study.
There were no objections and it was so ordered.

ENGINEERING AND PLANNING COMMISSION MATTERS:

1. CASE NO. 383: Transmittal form from Planning Commission recommending approval of Case No. 383, Petition of Hazel F. Norris for Variance and Conditional Permit to build triplexes on Lots 33 through 37 inclusive Tract 21036, between Ainsworth and Prairie Avenue, situated at 3800 Block on 174th Street, in Land Use Zone R-1.

Councilman Blount moved to concur with the recommendation of the Planning Commission providing stipulation No. 6 is included as part of the variance.

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Motion, seconded by Councilman Jahn, carried unanimously by roll call vote of those present.

2. CASE NO. 386: Transmittal form from Planning Commission, recommending approval of Case No. 386, petition of Charles I. Del Curto for Variance and Conditional Permit to allow for off-street parking on Lot 1; erect a masonry fence along west line of both Lots 2 and 15, pave and line parking areas; on property legally described as Lots 2 and 15, Block 4, Tract 15213, situated at 1710-1711 West 234th Street, in Land Use Zone R-1.

Councilman Drale moved to concur with the recommendation of the Planning Commission subject to the conditions presented and the letter accepting the conditions of the variance from Mr. Del Curto.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote of those present.

Councilman Benstead joined the meeting at 5:55 P. M.

3. TENTATIVE TRACT MAP NO. 22821: Transmittal from Planning Commission and Engineering Department recommending approval of Tentative Tract Map No. 22821, located southerly of Sepulveda Boulevard and easterly of Hawthorne Avenue, containing 12 lots, presented by G & G Construction Company. Attached: (a) Excerpt from Planning Commission Minutes of May 2, 1956; (b) Excerpt from Planning Commission Minutes of April 4, 1956; (c) Letter from State Division of Highways dated April 4, 1956; (d) Letter from L. A. County Flood Control District dated March 26, 1956; (e) Letter from John R. Patrick, Assist. to City Engineer, dated March 20, 1956; (f) Sketch of tract.

Councilman Jahn asked if the filing fee did not have to be paid at the time the map was submitted.

City Attorney Hall said it should be paid when the map is entered, but there might be exceptional cases.

Mr. Bottelson of the California Engineering Company, who had submitted the original tract map, spoke to the Council, saying these fees were customarily paid at the time other fees were paid. He said that on this tract, even though the number of lots had been reduced to twelve at the request of the Planning Commission, they had paid a fee of \$32.50.

Councilman Benstead moved this be held over until next week for a ruling from the City Attorney as to whether or not the fees should be paid at the time the map is originally submitted, and whether this is not the usual practice.

Motion seconded by Councilman Jahn, no objections, so ordered.

4. REVISED TENTATIVE TRACT MAP NO. 22762: Transmittal form from Planning Commission and Engineering Department recommending approval of Revised Tentative Tract Map No. 22762, located southerly of 237th Street, westerly of Cypress Street, containing 44 lots presented by Kaluzok and Sellan. Attached: (a) Excerpt from Planning Commission Minutes of May 2, 1956; (b) Letter from R. W. Bishop, City Engineer; (c) Sketch of tract; (d) Letter from Mr. Kaluzok and Mr. Sellan dated May 9, 1956; (e) Letter from Geo. C. Powell re filing date.

Councilman Drale moved to concur with the recommendation of the Planning Commission with the proviso that all special conditions be noted.

Motion, seconded by Councilman Jahn, carried by the following roll call vote: AYES: COUNCILMEN: Benstead, Drale, Jahn, Isen. NOES: COUNCILMEN: Blount. ABSENT: COUNCILMEN: None.

5. TENTATIVE TRACT MAP NO. 22795: Transmittal form from Planning Commission and Engineering Department, recommending approval of Tentative Tract Map No. 22795, located on the southeasterly corner of 168th

Street and Fonthill Avenue, containing 11 lots, presented by Mr. Wayne Nelson. Attached: (a) Excerpt from Planning Commission Minutes of May 2, 1956; (b) Excerpt from Planning Commission Minutes of April 4, 1956; (c) Letter from John R. Patrick, Assist. to City Engineer; (d) Letter from L. A. County Flood Control District; (e) Sketch of tract; (f) Letter from Geo. C. Powell, Planning Director, re filing date.

Councilman Drale moved to concur with the recommendations of the Planning Commission.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

6. TENTATIVE TRACT MAP NO. 22214: Transmittal from Planning Commission and Engineering Department, recommending approval of Tentative Tract Map No. 22214, located southerly of 182nd Street, westerly of St. Andrews Place and northerly of 186th Street, containing 53 lots, presented by Mr. Geo. Steinkamp. Attached: (a) Excerpt from Planning Commission Minutes of May 2, 1956; (b) Letter of J. R. Patrick, Assist. to City Engineer, dated May 2, 1956; (c) Letter from George Steinkamp dated February 9, 1956; (d) L. A. County Flood Control District letter dated November 23, 1955; (e) Sketch of tract.

Councilman Drale moved this be referred back to the Planning Commission until the question of the land needed for streets had been resolved. Motion seconded by Councilman Jahn, no objection, so ordered.

7. TENTATIVE TRACT MAP NO. 22912: Transmittal form from Planning Commission and Engineering Department recommending approval of Tentative Tract Map No. 22912, located easterly of Walnut Avenue, southerly of Huber Street and northerly of 233rd Street, containing 19 lots, presented by Mr. John Kettler. Attached: (a) Letter from L. A. County Flood Control District dated April 6, 1956; (b) Excerpt from Planning Commission Minutes of April 4, 1956; (c) Excerpt from Planning Commission Minutes of March 3, 1954; (d) Letter from John R. Patrick dated March 20, 1956; (e) Sketch of tract.

Mayor Isen said he thought a legal problem is posed by this tract, and that perhaps all that is needed is recording of the map.

Councilman Jahn moved this be held for two weeks to allow Mr. Kettler to get the answer to this problem.

There were no objections, and it was so ordered.

8. FINAL TRACT MAP NO. 19835: Transmittal form from Planning Commission and Engineering Department recommending approval of Final Tract Map No. 19835, located westerly of Arlington Avenue and northerly of 174th Street, containing 43 lots, and presented by Property Management Corporation. Attached: (a) Letter from Property Management Corporation dated April 26, 1956, regarding utility poles; (b) Letter from John R. Patrick Assist. to City Engineer, dated April 18, 1956; (c) Excerpt from Planning Commission Minutes of April 18, 1956; (d) Sketch of tract.

City Attorney Hall informed the Council that if no action has been taken on a Final Tract Map for ten days after final filing, it is automatically passed. He said it is required, however, that all streets, sewers, etc., to be dedicated to the City, should meet all standards of the City.

Councilman Jahn moved that on Final Tract Maps 19835, 22495, and 22413, we accept the easements offered to us for dedication for streets, sidewalks, alleys, public sewers, etc., with the proviso that the special conditions listed with each of these tracts be adhered to in accordance with the standards previously set by the City of Torrance.

Mayor Isen said he would second this motion if Councilman Drale would make a statement regarding Tract 22413.

Councilman Drale said his commission was paid on the five acres he sold before it became a part of this tract map.

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Mayor Isen said he thought this should have been explained.

Mayor Isen seconded the motion. He said his feeling on Tentative Maps was unchanged, but that this is a Final Map.

Councilman Benstead asked for the record to show that he will not, in the future, vote on any Tentative Maps where any member of the Council has a commission or financial interest.

Mayor Isen asked for a separate roll call on each of the three tracts named in Mr. Jahn's motion.

Roll call on Tract No. 19835: AYES: COUNCILMEN: Benstead, Drale, Jahn, Isen. NOES: COUNCILMEN: None. ABSTAIN: COUNCILMEN: Blount. ABSENT: COUNCILMEN: None.

9. FINAL TRACT MAP NO. 22495: Transmittal from Planning Commission and Engineering Department recommending approval of Final Tract Map No. 22495, located northerly of 170th Street, southerly of Dominguez Channel and easterly of Tract 18852, containing 21 lots, presented by Property Management Corporation. Attached: (a) Letter from Property Management Corporation dated April 26, 1956, regarding utility poles; (b) Letter from John R. Patrick, Assist. to City Engineer, dated April 18, 1956; (c) Excerpt from Planning Commission Minutes of April 18, 1956; (d) Sketch of tract.

Roll call on Mr. Jahn's motion on Tract No. 22495: AYES: COUNCILMEN: Benstead, Drale, Jahn, Isen. NOES: COUNCILMEN: None. ABSTAIN: COUNCILMEN: Blount. ABSENT: COUNCILMEN: None.

10. FINAL TRACT MAP NO. 22413: Transmittal form from Planning Commission and Engineering Department recommending approval of Final Tract Map No. 22413, located on 179th Street between Crenshaw Boulevard and Casimir Avenue, containing 49 lots, presented by Anderson and Janssen. Attached: (a) Letter from Anderson-Janssen dated April 24, 1956, regarding utility poles; (b) Excerpt from Planning Commission Minutes of March 21, 1956; (c) Letter from John R. Patrick, Assist. to City Engineer, dated March 20, 1956; (d) Letter from Anderson-Janssen dated January 31, 1956; (e) Sketch of tract.

Roll call on Councilman Jahn's motion on Tract No. 22413: AYES: COUNCILMEN: Benstead, Drale, Jahn, Isen. NOES: COUNCILMEN: None. ABSTAIN: COUNCILMEN: Blount. ABSENT: COUNCILMEN: None.

City Attorney Hall reminded the Council that the votes have been only to accept the motion made by Councilman Jahn. He said where we have a matter of such serious import it is very important that a complete factual record be kept.

At 6:22 P. M., Mayor Isen declared a recess, with the Council reconvening at 6:35 P. M.

City Clerk Bartlett read:

RESOLUTION NO. 2926

RESOLUTION OF THE CITY COUNCIL OF THE CITY
OF TORRANCE AUTHORIZING AND DIRECTING THE
MAYOR AND CITY CLERK TO EXECUTE FOR THE CITY
AN AGREEMENT WITH COUNTY SANITATION DISTRICT
NO. 5 & SBC.

Councilman Benstead moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Councilman Benstead moved for adoption of Resolution No. 2926.
Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

RESOLUTION NO. 2927

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO EXECUTE THAT CERTAIN GRANT OF EASEMENT FROM THE CITY OF TORRANCE TO THE SOUTHERN CALIFORNIA EDISON COMPANY.

Councilman Jahn moved to dispense with further reading of the Resolution.

Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

Councilman Blount asked if any fees were required. Mr. Blanchard of the Edison Company replied that this is within the franchise.

Councilman Drale moved for adoption of Resolution No. 2927.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

RESOLUTION NO. 2928

A 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, THAT CERTAIN TRUSTEE'S DEED FROM LESLIE S. BOWDEN, TRUSTEE OF THE ESTATE OF ROBERT MARSH & CO., BANKRUPT.

Councilman Blount moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

Councilman Blount moved for adoption of Resolution No. 2928.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

ORDINANCE NO. 805

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ESTABLISHING CERTAIN TRAFFIC CONTROL MEASURES PURSUANT TO ARTICLE IV, SECTION 17.35 OF "THE CODE OF THE CITY OF TORRANCE, 1954."

Councilman Benstead moved to dispense with further reading of Urgency Ordinance No. 805.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Councilman Benstead moved for adoption of Urgency Ordinance No. 805 at its first and final reading.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

ORDINANCE NC. 806

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING APPENDIX I OF "THE CODE OF THE CITY OF TORRANCE, 1954" (ADOPTED BY ORDINANCE NO. 791), RECLASSIFYING THAT CERTAIN PROPERTY DESCRIBED IN PLANNING COMMISSION CASE NO. 372.

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

Councilman Blount moved for adoption of Ordinance No. 806.

Motion seconded by Councilman Drale.

Mayor Isen called for discussion on the motion.

Councilman Jahn said he had one thing to say, and said he would wish to set up a pattern for himself that he would not be in favor of voting for a manufacturing zone that does not have a buffer between itself and a residential zone, and so therefore his vote would be no on the roll call.

Mayor Isen said the fate of the Ordinance could be guessed, because he had voted no to start with on this change of zone. He said he had thought the residents had a right to reasonable satisfaction which they weren't getting, so his vote is going to be no.

Councilman Drale asked if there was not a buffer strip at this location.

Councilman Jahn said no, and said he would like to elaborate a little on that. He said he was not a member of the Council at the time this originally went through, so when he saw this coming, he went up to the Planning Commission office, and he studied the entire file clear back from it's original time, so all of the phases that it went through, protests made, and the trying to appease the people in that area, and the only buffer there is is the parking that is set up in front of the office buildings and the widening of Carson Street. Councilman Jahn said he did not think that proper, and said he is acquainted with the whole case, having read it throughout.

Mayor Isen asked Councilman Benstead if he wanted to be heard before Mr. Armstrong talks, and Councilman Benstead replied no, that he thought everybody knows his feelings on this; that he had voted no right along.

Mr. Donald Armstrong of 2211 Torrance Boulevard, an attorney at law, then addressed the Council.

Mayor Isen asked Mr. Armstrong to make it awfully short unless he had something very important to add.

Mr. Armstrong said he was going to make it short; he said he had intended to go into the legal aspects of this matter, but obviously, in view of the expressions of the three members of the Council, that would be, as the Mayor said, wasting everybody's time. He said he is not given to that. He said there is a moral aspect to this situation, and that he was going to comment briefly on that. In the first place, he went on, these people that he represents have a tremendous investment in this piece of property, and in the light of the action that the Council took on February 17 of this year, they had expended additional sums of money. He added that those monies were spent and the action was predicated on the action that the Council took at that time. He said these people are new in Torrance, and had come in here in good faith.

Mr. Armstrong repeated that he would be brief, but that there were a few pertinent things that he would like to say.

Mr. Armstrong continued, saying that ever since he has been in this community, he has heard everywhere from responsible citizens of this community that this is an industrial community, a community for industrial opportunity.

Mayor Isen: And you live in Palos Verdes, don't you?

Mr. Armstrong: Well, I have my business here and I own property here, Mr. Mayor.

Mayor Isen: But you aren't a resident. You're not worried about this problem personally.

Mr. Armstrong: Well, I'm just telling you what - this City has been advertised all over Southern California, and all over the country, for that matter, as a city of industrial opportunity, and I know my clients came here understanding that. Responsible citizens told them that if they came here they would get fair treatment from the City officials of the City of Torrance. Now, when a City Council, following the provisions of their own Zoning Ordinance, holds hearings after notice -- hearings by the Planning Commission and hearings by the Council pursuant to

Section 17 of the Land Use Ordinance of this City --

Mayor Isen: Wait, Mr. Armstrong; I can stop you right there; you just tell us which member of the Council is going to change their vote from their original position.

Mr. Armstrong: I don't intend to change it. I'm saying that the Council --

Mayor Isen: That's right and your client --

Mr. Armstrong: is modifying that action --

Mayor Isen: Individual members who think they are representing the people--

Councilman Blount: Mr. Isen, why don't you hear the gentleman out?

Mr. Armstrong: Well, I didn't expect that I'd get a full hearing, gentlemen; and of course it's obvious that you gentlemen have made up your minds, but I did want to present this one feature to you; that I think, by taking this action, you gentlemen are impeding the progress of this growing community. Now that's my personal opinion, and I've stated it, and with that I'm going to sit down and I thank you for your attention.

Councilman Benstead said he would like to say that he had been in the City of Torrance for a good many years, in fact longer than you have, (to Attorney Armstrong), and that he knows we advertise it as an industrial City; he said he did not believe, however, that anybody living in the City of Torrance wants another Vernon or another Maywood. He said it is his opinion that we have places for industry and we have places for business, and we surely have places for homes and people to live.

Mayor Isen stated that he considers his moral obligation to lie with the people in the affected area, not with the so-called industrialists who are interested in factories in Torrance and who live in Brentwood and Palos Verdes and Rolling Hills and any place where they'd scream from here to high Heaven if they had a factory within ten miles of them. He said he thinks that's the Council's obligation, and added he did not think there has been any misrepresentation here. He said his stand and that of Councilman Benstead is well known. He said this constitutes a new Council and it is up for vote again.

Councilman Jahn said since he seems to be the string from which the penquin hangs, in this particular case, he wanted to say again that he has studied this thing very thoroughly. He went on to say that when he campaigned for the Council, he made the statement on several occasions that he believes whole-heartedly in bringing industry to Torrance, and that he thinks they are very needed here. He feels, in fact, that we need more of them to try to keep up with the growth of the City. He went on to say that he did say also at those same times, however, and whether that is what affected the vote that got him elected by that small majority, he said he did not know; however, he feels that he does owe it a certain responsibility nonetheless, and he did say that he understood a little bit about zoning, having worked with it in the past, and that he thought each time a zone changed, no matter what it was, that it should be bounded by a lesser degree of another zone. So therefore, he said, he does not believe that you can put an M-1 zone next to an R-1, 2, or 3, zone and have anything that is following your pattern, in his opinion. Therefore he does not believe, and, he said, according to the opinion of the City Attorney he is not bound, by what the previous Council has done. He concluded by saying that he does not think that the moral obligation follows to him, therefore, that is the reason for his vote no.

Motion failed by the following roll call vote: AYES: COUNCILMEN: Blount, Drale. NOES: COUNCILMEN: Benstead, Jahn, Isen. ABSENT: COUNCILMEN: None.

Councilman Blount asked where this Ordinance had been since February 17, saying he had a right to know.

City Attorney Hall said he thinks Councilman Blount is correct in asking this question. He said no description was made available for some time, and that this was drawn and presented within two days after the description was obtained.

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Councilman Blount said when the City Engineer is present, he will have further questions on this.

ORAL COMMUNICATIONS

Chief of Police Haslam recommended the termination of the City's contract with Mr. Jack Gee for the serving of warrants.

Mayor Isen moved to cancel the contract with Mr. Gee as recommended by Police Chief Haslam.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Chief Haslam said this duty would be handled by dividing it among the regular employees of the Police Department.

City Manager Stevens showed the Council a map containing the suggested method of bringing power to the Civic Center, underground. Mr. Stevens said this would cost about \$5,400.00, and he recommended that the Council authorize this work to proceed at once.

Councilman Benstead moved to concur with the recommendation of the City Manager in the matter of the Civic Center electrical service.

Motion seconded by Councilman Jahn, who asked if there were poles at that location now.

City Manager Stevens replied that there are not.

Councilman Jahn then asked, as there will be no poles to be erected, if the power company would participate in the cost of the cable and conduit.

Councilman Benstead made this stipulation a part of his motion, which carried unanimously by roll call vote.

City Manager Stevens then presented sketches of the Wilkes Plan for Angle Parking on Cabrillo. He recommended this plan be tried in a certain section, and if it proves practical, plans could be made accordingly when the street is repaved.

There were no objections and it was so ordered.

City Manager Stevens said the Dominguez Estates Company may grant the City the use of a site in the first big Kauffman Tract for recreational purposes. The City Manager said the site is ideally suited for certain recreation uses, and that he has been negotiating with Dominguez Estates for permission to maintain and operate this site as a recreational facility. The land is the property of the Dominguez Estates, and if they grant its use to the City, Mr. Stevens said, they would expect us to pay the taxes.

Mayor Isen asked if there is any way the City can get the land outright to save the fees.

Councilman Drale said the City will need a park in that area if the Victor Precinct Annexation goes through.

Councilman Drale moved City Manager Stevens be authorized to proceed with further negotiations.

Motion seconded by Mayor Isen, no objection, so ordered.

City Manager Stevens said this is the time of year we add up our revenues and expenses and buy equipment that has been deferred until this time, so we will be taking bids on cars, load packers, etc., so they will not be on the next budget.

There was no objection, and it was so ordered.

Councilman Blount said he is not satisfied with the information he has been getting on the drainage project proceeding down Cabrillo Avenue or with the progress of the work. He asked the City Manager to try to get written, definite information on how long it would be until the work is done.

Mayor Isen told the Council that there are three exchange students in Torrance schools, one each from Germany, Holland, and Spain. There is to be a party for them on Tuesday, May 22. The Mayor asked the City

Attorney's office to prepare a Resolution for these young people to take home with them to their own countries, expressing the pleasure the City has had in being host to them for the term of their visits. The Mayor asked the City Clerk to invite these young people and the families with whom they are staying to be present in the Council Chambers at 8:00 next Tuesday evening, prior to the party being given, to receive these Resolutions. He instructed the City Clerk to have these ready for signature, and to show a unanimous vote on them, as all the Councilmen signified that they were in accord with this act.

Mr. Orville Holder of 715 Cota asked to have the alley behind his house posted to forbid parking there.

Mayor Isen ordered the alley posted within two weeks.

Chief of Police Haslam said it would be done as soon as the signs are received.

Mr. Ted Koletis of Ward Street protested the restrictions on his property in what is known as the "Walteria Lake" area.

Mr. Koletis was directed to take his problem to the Planning Commission.

Mr. Burns told the Council when Cabrillo Avenue is repaved he hopes to begin work on his projected shopping center.

Mr. Burns said he had asked that Mullin Avenue be paved for a new building, and had discussed this with City Manager Stevens to become acquainted with the City policy in such matters.

Councilman Benstead moved all bills properly audited be paid.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

The meeting adjourned at 7:15 P. M.


City Clerk of the City of Torrance

APPROVED:


Mayor of the City of Torrance

CAA011