

Torrance, California
April 9, 1957

MINUTES OF A REGULAR MEETING
OF THE TORRANCE CITY COUNCIL

The City Council of the City of Torrance convened in a regular meeting at 8:00 P. M. Tuesday, April 9, 1957, in the Council Chamber, City Hall, Torrance, California.

Those responding to roll call by Deputy City Clerk Hallanger were: COUNCILMEN: Benstead, Blount, Drale, Jahn, Isen. ABSENT: COUNCILMEN: None. City Manager G. W. Stevens and City Attorney S. E. Remelmeyer were also present.

At the request of Mayor Isen, Mr. L. E. Jackson led the salute to our Flag.

The meeting was opened with an invocation led by the Reverend Mattoon.

Councilman Benstead moved to approve the Minutes of the April 2, 1957 meeting of the Council as written.

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

CASE NO. 437: Reconsideration of Case No. 437, Application of Del Amo Estate Company for Zone Variance and Conditional Permit on property south of Torrance Boulevard, and lying between Hawthorne and Madrona. Attached were:

1. Letter dated April 5, 1957, from G. C. Powell, Planning Director;
2. Letter dated April 4, 1957, from R. R. Ashton, Del Amo Estate Company;
3. Performance Standards;
4. Transmittal form from Planning Commission recommending approval;
5. Excerpt from April 2, 1957, Council Minutes.

Mayor Isen announced this was referred here for reconsideration.

At Mayor Isen's direction, Deputy City Clerk Hallanger read in full the letter from Planning Director Powell, dated April 5, 1957, on this matter. This letter stated that the Planning Commission recommended that the City Council take the necessary action which will allow the City of Torrance to have an industrial park for research and development to extend from Madrona to a line 200' east of the westerly property line of Hawthorne Blvd., and from Torrance Boulevard to a line approximately 800' south of Torrance Blvd.

The letter also stated the Planning Commission had recommended the reconsideration of this case with the hope that the Variance to permit an industrial park for research and development as well as light manufacturing use in accordance with the M-1 zone classification and the attached private standards of performance would be approved with the understanding and stipulation that in the approval of this Variance that Coleman Engineering could proceed immediately to construct their installation as per plot plan and rendering submitted to the Council and that any further installations by other companies would be reviewed by the Planning Commission to guarantee their suitability to this research center, in accordance with the private standards of performance which the Del Amo people have recommended.

Councilman Drale, as the maker of the motion acted on by the Council on April 2, 1957, moved to rescind the motion.

Councilman Jahn, who had seconded the motion acted on by the Council on April 2, 1957, seconded the motion to rescind.

Mayor Isen questioned Planning Director Powell about the phrase which read 'any further installations by other companies would be reviewed by the Planning Commission', saying he felt the Council should also review

these applications.

Planning Director Powell replied that the Planning Commission had felt that to be the gist of the Council's direction. The Planning Commission had believed the performance standards set up by Del Amo were so rigid the area could be planned for this type of development under them.

Motion to rescind the action taken by the Council on this Case at the April 2, 1957, meeting carried unanimously by roll call vote.

Mayor Isen said he could see no objection to the Council reviewing these applications, saying they would be important enough and of enough interest to the Council that he felt they should see each application.

Councilman Blount asked if there were any objections to the Council seeing each of these, and the Planning Director replied there were none that he knew of.

In reply to a question from Mayor Isen, the City Attorney replied that the Council cannot delegate such authority unless they set up criteria for doing so.

Councilman Drale moved to amend the letter to read "any further installations by other companies would be reviewed by the Planning Commission and City Council to guarantee their suitability, etc.",

Motion seconded by Councilman Benstead.

Mr. L. E. Jackson of Quinton Engineering, representing the Del Amo Estates, said they are in the throes of preparing a brochure to advertise this industrial center, and are spending some \$70,000 to create a site to house Coleman Engineering Co. They have submitted an application for M-1 zoning and the performance standards they have set up. They should like to be able to talk to clients who will qualify with these standards, and who will conform to them, and advertise this whole area. He explained that the Council had asked the railroad not be built, and that while they have no prospective clients who will need a railroad, they would like to be able to use this to obtain favorable truck rates for their clients.

Councilman Drale said he had no objections to that.

Mr. Jackson said they wanted the railroad back in the plan, and said they would like to be able to submit this land to clients who qualify under the rigid standards they have set up, without having to appear before a board of any kind.

Councilman Jahn understood Mr. Jackson's point, saying if the Council did not pass this, Del Amo would be spending their money without being sure they can develop the whole area.

Councilman Blount said he feels they are asking for a zone change, and once it is changed, he could not see where the Council would exercise much control over the property.

Councilman Drale asked if they had not agreed to the right of review by the Planning Commission as set forth in the Planning Director's letter.

Planning Director Powell said they had heard the letter before it was typed up, and Mr. Jackson said they had heard the letter and were aware of its contents.

Mr. Jackson said Del Amo is asking the Council to approve the recommendation as originally made by the Planning Commission, being that this be approved, incorporating the private standards of performance as stipulations, and that for a period of one year, a strip of land 200' in depth along Hawthorne Blvd. be set aside for commercial development.

Councilman Jahn said in the original letter of transmittal there had been no requirement for review by the Planning Commission.

Mr. Jackson said that is what Del Amo wants. The original motion of the Planning Commission fits their needs.

Mr. Jackson said they would like to have the last paragraph of the letter from the Del Amo Estate Company, dated April 4, 1957, signed by Robert R. Ashton, acted upon, saying it read "We, therefore, respectfully urge your Honorable Council to review and reconsider the action heretofore taken, with the thought in mind of granting the application in the form approved by the Planning Commission of the City of Torrance."

Mayor Isen asked if this would affect the 200' strip along Hawthorne Boulevard, and Mr. Jackson said it would not.

Councilman Drale moved to rescind his motion, and Councilman Benstead seconded his motion.

Motion to rescind carried unanimously by roll call vote.

Councilman Jahn moved to concur with the recommendation of the Planning Commission as shown in their Letter of Transmittal of March 29, 1957, with the standards of performance as stipulations and with the 200' strip of land immediately west of Hawthorne Boulevard to be reserved for commercial development for a period of one year.

Motion seconded by Councilman Drale.

Mr. Jackson told the Council they could be assured the Del Amo Estates Company would cooperate in every way with the City, saying they and the City would be proud of the development which would be built.

Councilman Benstead asked if they would have steel buildings of any kind, and Mr. Jackson said they would not have any corrugated iron buildings. Mr. Jackson said there will probably be a variety of buildings.

Councilman Jahn read Section 13 of the standards of performance, covering the type of exteriors which will be used on the buildings, and Mr. Jackson said they will all conform to that.

Mayor Isen raised the question of the railroad spur, which the Council had asked be excluded from the map.

Councilman Drale felt his motion to rescind the action taken at the previous Council meeting also rescinded that request of the Council.

Mr. Jackson repeated they have no one in mind who needs rail facilities, but they want to be able to say it is available for anyone who needs good truck rates.

Mayor Isen asked if the spur would be a nuisance to anyone if it were put in, and Mr. Jackson said he thought not, that there is another spur nearby.

Councilman Blount said he was sure Del Amo would want this to be an exemplary development, and he moved the question.

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

Motion to concur with the recommendation of the Planning Commission as contained in their letter of transmittal of March 29, 1957, carried unanimously by roll call vote.

WRITTEN COMMUNICATIONS:

1. A claim of Katherine E. Harvey, 933 Washington Ave., Hawthorne, for damages incurred in automobile accident March 7, 1957.

Councilman Blount moved the claim be denied and referred to the Legal Department.

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

2. A statement from the Texas Co. of returns covering Ordinances 117, 884, 1129, and 1377 for the period January 1, 1956, to December 31, 1956, inclusive. The sum of \$8.80 was offered in full payment of all amounts due or claimed to be due, and their computations showing how they arrived at that amount.

Councilman Blount moved this matter be referred to the City Attorney for his consideration and whatever action he thought proper.

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

3. A letter dated April 1, 1957, from the Chamber of Commerce, signed by A. E. Thompson, President, endorsed the action taken by the Council recommending a recreational area be developed in the Victor Precinct. The letter contained an offer from them to advise the pertinent parties of their action if the Council wished them to do so.

There were no objections, and Mayor Isen directed that a letter be written to them thanking them for this action, and requesting them to advise the Board of Supervisors and the County Regional Planning Commission of their action. Mayor Isen directed Deputy City Clerk Hallanger to write the letter.

4. A letter from the North Torrance Civic Improvement Association, dated March 28, 1957, and signed by John Kesson, President, recommended

that (a) the City Council be increased to six members, etc., and (b) that the Mayor be elected by popular vote, etc., and (c) that those items be placed upon the ballot, either by referendum of the registered voters or placed upon the ballot at the next general election.

At the request of Councilman Drale, the letter was ordered read in full.

Councilman Drale moved these matters be given consideration when the items are passed for the next general or special election, which ever comes first.

Mayor Isen seconded the motion, saying he had recently read that the small City of Petaluma has six Councilmen.

Councilman Jahn said as he understood this motion, it would place the proposals on the next election ballot without any further details such as setting up procedures or giving it any further thought; he felt the proposals need more study and to be written more clearly, so he is opposed to the motion.

Councilman Drale said anything put on the ballot must be given full consideration by the Legal Department, but it is up to the Council to decide what goes on the ballot.

Mayor Isen asked Councilman Drale to clarify his motion.

Councilman Drale said he was moving these be put on the ballot after being put in proper form by our Legal Department.

Councilman Jahn said he would be opposed to these being on the ballot at a special election.

Councilman Jahn moved the question, seconded by Councilman Benstead, no objection, so ordered.

Motion failed by the following roll call vote: AYES: COUNCILMEN: Drale, Isen. NOES: COUNCILMEN: Benstead, Blount, Jahn.

Councilman Blount moved this correspondence be placed on the agenda at the time the Council is considering any actions to be placed on the ballot.

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

5. A letter dated April 2, 1957, from Clayton Sandoe, Jr., Cpt., USA, requesting assistance from the Council and other civic minded persons in choosing a name for the Nike site.

Mayor Isen suggested the men from the press give this request some publicity and see what they can get from the public.

There were no objections, and it was so ordered, with the letter ordered filed.

6. An excerpt from the Annual Rabies Report (1956) of the Southern California Veterinary Medical Association. (This portion of the report placed on Agenda per D. W. Mansfield.)

There were no objections, and this was ordered filed as a matter of record.

7. At the request of Mayor Isen, Deputy City Clerk Hallanger read in full a letter from Sears, Roebuck & Co., signed by Austin T. Cushman, Vice President, addressed to Mayor Isen; this letter thanked the Council for their Resolution welcoming Sears to the City, and assured them the Company would do everything possible to merit the Council's faith and confidence.

There were no objections, and this was ordered filed as a matter of record.

COMMUNICATIONS FROM THE LICENSE DEPARTMENT:

1. A memorandum dated April 5, 1957, from License Inspector Whitacre recommending a request from Nathaniel Clark of 1544 E. 21st St. for a junk dealer's License be approved, subject to the approval of the Chief of Police.

Councilman Jahn moved to concur with Mr. Whitacre's recommendation.

Motion seconded by Councilman Drale.

In answer to a question from Councilman Benstead, Mr. Whitacre told the Council that since the memo was written, the application of Mr. Clark has been approved by Acting Chief of Police Bennett.

Acting Chief of Police Bennett was present, and said he approved the application.

Motion carried unanimously by roll call vote.

COMMUNICATIONS FROM THE BUILDING DEPARTMENT:

1. An April 2, 1957, memorandum from the Supt. of Bldg., Lee Schlens, recommended a refund in the amount of \$18 to Mrs. Jan Parks on Plan Check #3228 and Bldg. Permit #17929-B, because of an error discovered in the estimated valuation which substantiates this request.

Councilman Benstead moved to concur with Mr. Schlens's recommendation.

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

COMMUNICATIONS FROM THE CITY MANAGER:

Mayor Isen said Item 3 under Appropriations should be corrected to read 'months' instead of 'years' at the beginning of Line 5, and it was so ordered.

Deputy City Clerk Hallanger read the following memorandum from City Manager Stevens, dated April 5, 1957:

"The following recommendations are submitted for your consideration and approval:

APPROPRIATIONS:

1. For expenses to be incurred in sending Battalion Chief Northington to Fire Service Instructors Conference in Fresno, May 13-17, 1957, an amount not to exceed \$125.00.
2. For payment of assessment for Yukon Street improvement against City property at 174th and Yukon, the sum of \$417.08. The assessment must be paid not later than April 13, 1957, in order to prevent a bond being issued against the property.
3. For the purchase of a 1956 Ford V-8, 5-yd. body, truck, the sum of \$2,500.00. This truck is to replace the old G. I. truck used at the dump, which has now become too expensive to maintain. The above truck is a 5-speed transmission, 16,000 G.V.W. Ford, 8 months old, and judged to be in excellent condition by our Street Department and by an official of the Gar Wood Co., who have inspected the motor, body and hoists. This truck bought new would cost between \$3,800 and \$4,000. It will be used in the operation of the City Dump.
4. To Arrow Engineering Co., Inc., for engineering services during the month of March, 1957, the sum of \$1,434.00.

Councilman Benstead moved to concur with the City Manager's recommendations 1-4, inclusive, under Appropriations.

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

TRANSFER OF FUNDS:

1. From the Parks & Recreation Fund to the 1954 Bond Construction Fund, the sum of \$1,013.72 as final payment on the construction projects under the Bond Issue.

Councilman Jahn moved to concur with the City Manager's recommendation under "Transfer of Funds".

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

LEASING OF MOTORCYCLES:

- 1. It is recommended that the City's policy of leasing motorcycles owned by Police Officers who use them, at the rate of \$80 per month, be continued until June 30, 1957. Our investigations indicated that this method of using motorcycles is favorable to the City, especially where such a limited number is used.

Councilman Benstead moved to concur with the City Manager's recommendation under 'Leasing of Motorcycles'.

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

A memorandum dated April 5, 1957, from the City Manager, concurred with Asst. Park Supt. Clemmer's recommendation, dated April 4, 1957, which was appended, that the City increase their charge from \$2.08 to \$5.00 per tree for replacing a tree of any variety when it is necessary to do so.

Councilman Jahn moved to concur with the recommendation of the City Manager and the Asst. Park Superintendent.

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

A memorandum from the City Manager, dated April 5, 1957, recommended approval of our action in awarding the contract for preparing and filling joints at the Victor E. Benstead Pool, based on bids as outlined in the letter which was submitted with the recommendation from the City Manager and dated April 4, 1957. Mr. Stevens went on to say time is of the essence, and we felt that the low bid was by far the most favorable one, and have ordered the work done so the opening of the Pool may be made on April 12, 1957, as scheduled.

Councilman Benstead moved to concur with the recommendation of the City Manager.

Motion seconded by Councilman Jahn.

Councilman Drale asked if the contractor who built the pool is not supposed to maintain this for a year or more.

The City Manager said these joints were filled according to the specifications, but the children have pulled it out, so Mr. Van Bellehem had recommended getting something of a more permanent nature. This has a 2-year guarantee.

Councilman Drale felt the contractor should come back and fix the pool.

City Manager Stevens said if it was done according to the specifications given to the contractor, the same thing would happen again each year.

Mayor Isen suggested that the contractor be contacted to see if he would help bear this expense.

Councilman Drale felt the pool should not need repairs of any kind for at least two years.

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

Mayor Isen moved the City Manager and City Attorney and Recreation Director contact the contractor who built the pool and attempt to negotiate for a contribution towards this cost.

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

At 8:45 P. M., Mayor Isen declared a recess, with the Council reconvening at 8:50 P. M.

ENGINEERING AND PLANNING COMMISSION MATTERS:

1. A letter dated April 5, 1957, from J. R. Patrick, Asst. to City Engineer, submitting a street easement given by Archie L. Jackson, et al., over a portion of Lot 6 in Tract 530, to be used for a 2-foot widening on 233rd St. and a 15-foot widening on Eshelman Avenue. A location sketch was attached.

Deputy City Clerk Hallanger read:

RESOLUTION NO. 3167

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE
ACCEPTING, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT
DEED FROM ARCHIE L. JACKSON, ET AL.

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. 3167.

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

2. A letter dated April 5, 1957, from J. R. Patrick, Asst. to City Engineer, submitted nine easements given by owners of various properties in Hollywood Riviera, which are necessary for the construction of sewers in Hollywood Riviera Sewer District No. 2.

Deputy City Clerk Hallanger read:

RESOLUTION NO. 3168

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, THOSE
CERTAIN EASEMENT DEEDS IN THE HOLLYWOOD RIVIERA AREA.

Councilman Jahn moved to dispense with further reading of Resolution No. 3168.

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

Mayor Isen moved for adoption of Resolution No. 3168.

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

3. A communication from the Planning Commission on CASE NO. 217, addressed to the Longren Aircraft Co., had been distributed at 4:35 P. M. April 9, 1957, pursuant to the special meeting held with Longren's representatives on April 8, 1957, by three members of the City Council, three members of the Planning Commission, three residents of the area, the Superintendent of Building, and the City Attorney and Planning Director.

There were no objections, and this was ordered continued to the next regular meeting of the Council.

4. CASE NO. 436: A transmittal form from the Planning Commission showed they had recommended approval of Dr. Henry Levy's application for a Variance to construct a medical office at 4526 191st St. legally described as Lot 66, Tract 19102, in Land Use Zone R-1.

A letter from Dr. Levy, dated April 1, 1957, requested that this be dropped, saying they are unable to follow through with it due to the fact that they have found deed restrictions which prohibit use of the property for anything but single family residences despite any variance which may be allowed.

Mayor Isen moved to deny Case No. 436, in concurrence with the letter from Dr. Levy.

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

Councilman Benstead moved the letter, dated April 1, 1957, be made a part of the record on this Case.

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

- 5. CASE NO. 438 AND TRACT NO. 18363: (Held over from April 2, 1957, meeting). Letter from George C. Powell, Planning Director, dated April 5, 1957, contained the Planning Commission's opinion that the Variance on Lots 26, 27, 28, and 29, for triplexes, was a good use of the land, and explained their reason for recommending the size of these lots. A sketch showing the property in question was attached.

Upon being asked, the Planning Director said the lots are most 53' x 105' lots; some are 50' lots. They are adjacent to the freeway, and the Planning Commission did not think it would be reasonable to recommend the size, as the areas nearby are so developed.

Councilman Jahn asked what is on the property shown on the sketch as "Not a part of this subdivision".

Planning Director Powell said the man who has sold this property for subdivision owns that land, and has his home there, and it will remain R-1.

Mayor Isen said this was a Variance being considered in conjunction with a tract, and said the Council did not have all the material it needed to act on this; there were no objections, and Mayor Isen ordered the whole matter held over until all the necessary material is before the Council.

Councilman Jahn said the matter of what the Council is acting on should be clarified, and the fact that the area marked 'Not a part of this subdivision' is to remain R-1 should be clearly stated.

- 6. A letter dated April 5, 1957, from Planning Director Powell, contained the Planning Commission's recommendation that the Council provide formal legislation whereby no further lot splits may be granted in the South Torrance Oil Fields that will block at any future date the existence of East-West streets. The letter gave in some detail the plans of the Planning Commission regarding these future streets, and a sketch which was attached showed clearly the matter as it now stands in many areas.

Councilman Drale moved to concur with the recommendation of the Planning Commission, and that the City Attorney be authorized to prepare the proper Ordinance.

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

COMMUNICATIONS FROM THE CITY ATTORNEY:

- 1. A letter dated April 5, 1957, transmitted to the Council the Traffic Commission's recommendations with reference to (a) the Crenshaw Elementary School crossing; (b) stop sign at Vista Montana and Newton Streets.

Mayor Isen asked if anyone was present who wished to be heard on this, and a lady in the audience replied there were several people present to be heard.

Mayor Isen directed that the lady be given a copy of the letter from the City Attorney in order that she might study the recommendations, and in the meantime ordered that other business be taken up.

- 2. A letter dated April 5, 1957, transmitted for Council consideration a Resolution of Intention to award a franchise to Weber-Butler Oil Co., the franchise to be for a 3" vacuum gas line to be laid in Madison Avenue as shown on an attached sketch.

The City Attorney's letter reported that they had agreed in writing to pay all advertising costs in connection with the granting of this franchise, and further, that the franchise will be laid the depth that our Engineering Department has recommended. The form of the franchise had been approved by the Engineering Department.
Deputy City Clerk Hallanger read:

RESOLUTION NO. 3169

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE
DECLARING ITS INTENTION TO AWARD FRANCHISE TO WEBER-
BUTLER OIL COMPANY TO CONSTRUCT, OPERATE AND MAINTAIN
A PIPELINE FOR THE TRANSPORTATION OF HYDROCARBON
SUBSTANCES IN THE CITY OF TORRANCE, AND PROVIDING FOR
THE PUBLICATION OF NOTICE OF INTENTION TO AWARD SAID
FRANCHISE.

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

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

Councilman Drale asked the City Attorney if there is a standard fee for such franchises, and the City Attorney said there is a standard formula.

Councilman Jahn moved for adoption of Resolution No.3169.

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

3. A letter from the City Attorney, dated April 5, 1957, transmitted to the Council a Resolution authorizing and approving certain assignments, leases and sub-leases in connection with the Longren airport lease. For information to the Council, the City Attorney had attached the following documents:

1. Letter dated June 25, 1956, from Longren;
2. Excerpt of Council Minutes of July 3, 1956;
3. Letter from Longren dated December 26, 1956;
4. Letter from Longren dated December 27, 1956;
5. Letter of transmittal from City Attorney to the Airport Commission dated December 31, 1956;
6. Excerpt of Airport Commission Minutes of Jan. 24, 1957;
7. Letter of transmittal from the Airport Commission to the City Council.

Upon being questioned, the City Attorney said basically this concerns the approval of the City Council of the transfer from the limited partnership to the corporation, a sub-lease to Horkey Associates of the second story of their building on the airport, and third, a sub-lease to Mr. Howard and a lease back from him to Longren Corporation. He said this all had a very involved history. A building is already constructed on the property sub-leased to Mr. Howard and leased back to Longren by him. The City Attorney did not believe there would be any harm to the City from this, and said in case of default it would all come to the City. He said the lease back is very unusual, and he had found no precedent for it. He said he had tried to take care of it by Section 6 of the Resolution by providing that Longren would remain the Lessor as far as the City is concerned. He understood this to be a financing method, and the lease back is a tax arrangement.

Mayor Isen asked the City Attorney if he felt everything here was in order.

The City Attorney repeated he saw no harm to the City, and said he thought it in order.

Mayor Isen asked if Mr. Howard, as the sub-lessor from Longren, would agree in writing to Section 6.

Mr. Howard was present, and said this is actually the same thing as the first Longren lease, which was processed some time ago. So far as the liability is concerned, he did not feel there are any ramifications here that would involve anyone.

Councilman Jahn asked if he would consent to Section 6 of the Resolution.

Mr. Howard had not read that Section of the Resolution, and the City Attorney read it to him.

Mr. Howard could see no objections to it.

Mayor Isen pointed out to him that in the event of default, all of the property there would revert to the City.

Mr. Howard said he would have a right to cure the default and take it over, but he could see no possibility of such a default.

Councilman Blount said he thought the Council and Mr. Howard should know that in his opinion, all of this tied together with the problem we have now and have had for 5 years with the Longren plant on Carson St. He said we have not had compliance in the variance from Longren; now they want something whereby they will profit. He did not know whether or not this would be a two-way street or not. Until the Council is more sure of cooperation from them, he suggested putting these things off.

Mr. Howard said it is his brother, not he, who is concerned in the Carson St. plant, and could see no reason for tying the two matters together.

Councilman Drale asked the City Attorney if he was prepared to approve this and recommend that the Council accept it.

The City Attorney said he could see no objection from a legal standpoint providing both Longren and Mr. Howard agree to give us a letter stating that Longren will remain liable to the City and that Mr. Howard's liability shall be secondary.

Mr. Cogan, Secretary-Treasurer of the Longren Corporation, said he was authorized to speak for his employer as an officer of the Corporation, and said Longren would be glad to comply with this.

Mr. Howard agreed to write such a letter.

Deputy City Clerk Hallanger read:

RESOLUTION NO. 3170

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND APPROVING CERTAIN ASSIGNMENTS, LEASES AND SUBLEASES IN CONNECTION WITH THE AIRPORT LEASE TO LONGREN AIRCRAFT COMPANY.

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

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

Councilman Jahn moved to hold over the Resolution No. 3170 for study for one week.

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

At the suggestion of Councilman Jahn, it was agreed the Councilmen would hold all supplementary material to avoid its having to be reprinted.

Mrs. Richards of 18919 Patronella came forward, and asked to be heard on the matter of the Crenshaw School crossing. She expressed some dissatisfaction with the Traffic Commission's recommendation that the use of hanging signals be continued, and said they do not want hanging lights to be used there, but want the post type.

Councilman Blount said the police had been surveying the crossing and feel they would be satisfactory; at any rate, there is no place to put the post type of lights there. He explained the Traffic Commission had looked at the school signals in Redondo Beach which were recommended here, and they are very fine, but are on a corner. He explained to the ladies that the post type of signals are 15' high, and that this is the height of the hanging lights, also. He agreed that the crossing left much to be desired, but explained that with yellow school pedestrian crosswalk lines to be painted underneath the signals, and yellow zig-zag lines painted for some distance on either side, with plain warnings to be painted in that a school crossing was near, and the speed limit signs to slow traffic, the Traffic Commission felt the situation would be improved greatly.

Mrs. Hanson of 3140 W. 177th St. said trucks go through there at speeds of 50-55 miles per hour; she felt the other type of signal would be better.

Councilman Blount explained that the posts cannot be erected on the street because of the traffic hazard they would cause.

Mrs. Hanson asked if the speed limit could not be lowered.

Councilman Blount said the Traffic Commission had thought it would serve to lower it to 30 miles per hour, but that they would not object to cutting it to 25 miles per hour. He checked this with the City Attorney and Chief of Police, both of whom agreed. Councilman Blount pointed out to Mrs. Hanson this was a quorum of the Traffic Commission, and so their opinion could serve.

Councilman Drale said he had talked to the City Manager about straightening the curve north of the school, and the City Manager had agreed to have a survey made and see if that can be done, so the signal would be more plainly visible.

Councilman Blount said in the confusion of transmitting this information in the letter of recommendation, he had forgotten to dictate that it was planned by the Commission, on the recommendation of the Acting Chief of Police, to paint 'Signal ahead' in yellow, then 'School crossing' and then the zig-zag lines. He said that should have been a part of the letter of recommendation, and repeated that he himself had been guilty of this oversight.

Mrs. Claire Chapmen of 3240 W. 188th St. asked why the signals cannot be put 30' back from the crosswalk, saying the cars would then see the walk when stopped for the signal.

Councilman Blount thought that could be done; he said it would only take two more poles.

Councilman Blount pointed out to these ladies that traffic laws are broken no matter what they are, and that the only perfectly safe way of getting the children across the street would be the overhead crosswalk; this would cost a minimum of \$40,000 and the City does not have the money.

Councilman Blount said he would move, with the concurrence of the other members of the Traffic Commission who were present, that the signals be moved north and south of the crosswalk and the painting be done as he has outlined, and 25 mile per hour speed limits be posted.

Upon being asked how soon all of this could be done, the City Manager said the signal head would have to be purchased, and the biggest delay would be caused by waiting for its delivery.

Mayor Isen asked if all the other things could be done right away, and the City Manager said yes.

Mrs. James Bramley of 18301 Patronella asked if the length of time allowed for the children to cross the street could be increased, and Councilman Blount said it could.

Mrs. Bramley asked if the lights could remain in operation in the summer when the playground at the school is open for recreation purposes.

Mayor Isen directed the ladies to talk to the Chief of Police about this.

Councilman Jahn moved to concur with the recommendations of the Traffic Commission concerning the Crenshaw Elementary School as amended here by Councilman Blount, and with their recommendation that a stop

sign be placed on Vista Montana at Newton St. for northbound traffic and that a street light be suspended in the center of the intersection.
Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

Councilman Drale asked to make another recommendation on a traffic matter, saying he understands the curve near the Longren plant at the Airport is very dark and should have a signal of some kind. He asked this be referred to the Traffic Commission.

There were no objections, and it was so ordered.

Deputy City Clerk Hallanger read:

RESOLUTION NO. 3171

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE REQUESTING THE BOARD OF SUPERVISORS TO ORDER THE CANCELLATION OF TAXES ON CERTAIN PROPERTY ACQUIRED BY THE CITY OF TORRANCE FOR PUBLIC USE, TO WIT: PORTIONS OF BLOCKS 3 AND 4 OF SHADY NOOK TRACT.

Councilman Benstead moved to dispense with further reading of Resolution No. 3171.

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

Councilman Benstead moved for adoption of Resolution No. 3171

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

A letter dated April 5, 1957, from City Attorney Remelmeyer, submitted an Ordinance covering Planning Commission Case No. 423, and the letter discussed at some length the problems connected with this.

Councilman Jahn asked if there wasn't some question on this, and the City Attorney said this is controlled zoning, but based on past performance he is afraid it would cause the City to have to spend money.

Deputy City Clerk Hallanger read:

ORDINANCE NO. 867

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. 423.

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

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

Councilman Jahn moved for adoption of Ordinance No. 867 at its first reading.

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

A letter dated April 5, 1957, from the City Attorney, submitted an Ordinance amending our present Code sections pursuant to buildings being moved into the City, as requested by the Council.

Deputy City Clerk Hallanger read:

ORDINANCE NO. 868

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE REPEALING SECTIONS NO. 25.34 AND NO. 25.36 OF ARTICLE III OF CHAPTER 25 OF "THE CODE OF THE CITY OF TORRANCE, 1954" ENTITLED "MOVING BUILDINGS AND TANKS OVER STREETS AND ALLEYS" (ADOPTED BY ORDINANCE NO. 182) AND SUBSTITUTING NEW SECTIONS THEREFORE.

Councilman Drale moved to dispense with further reading of the Ordinance.

Motion, seconded by Councilman Jahn, who asked if the Planning Director would have to give approval as well as the Building Department.

City Attorney Remelmeyer said Mr. Schlens felt matters having to do with the City Streets should not have been in the Building Department, but in the Engineering Department, however, the Ordinance had been checked with Mr. Schlens and he did not object to it.

Councilman Jahn asked if a Committee from the Planning Commission would still have to inspect the building, and the City Attorney said he had thought that was the intention of the Council.

Motion to dispense with further reading of the Ordinance carried unanimously by roll call vote.

Councilman Drale moved for adoption of Ordinance No. 868 at its first reading.

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

A letter dated April 5, 1957, from City Attorney Remelmeyer submitted to the Council, as requested by them at their meeting of April 2, 1957, an ordinance amending section 11.6 of "The Code of the City of Torrance, 1954" so as to strike out the mention of hours worked per week by the officers and members of the Torrance Fire Department.

Deputy City Clerk Hallanger read:

ORDINANCE NO. 869

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE REPEALING SECTION 11.6 OF "THE CODE OF THE CITY OF TORRANCE, 1954", ENTITLED "DIVISION INTO TWO BODIES OR PLATOONS; HOURS OF DUTY; WORKING HOURS, ETC." OF THE OFFICERS AND MEMBERS OF THE FIRE DEPARTMENT AND SUBSTITUTING A NEW SECTION 11.6 THEREFOR RELATING TO THE SAME SUBJECT.

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

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

Councilman Jahn moved for adoption of Ordinance No. 869, at its first reading.

Motion seconded by Councilman Blount.

Jerry Holloman, representing the Firemen, pointed out they had offered a solution to this problem on April 2, 1957, at the Council meeting, namely, taking every 5th shift off and utilizing the 31st day of the month. He said they had asked to meet with the Council and had not been afforded that meeting.

Motion for adoption of Ordinance No. 869 at its first reading carried unanimously by roll call vote.

ORDINANCE NO. 863

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE REPEALING SECTION 17.79 OF DIVISION 2 OF ARTICLE VI OF CHAPTER 17 OF "THE CODE OF THE CITY OF TORRANCE, 1954" ESTABLISHING PARKING METER ZONES (ADOPTED BY ORDINANCE NO. 699) AND ORDINANCES NO. 723 AND NO. 746 WHICH AMENDED CERTAIN SECTIONS OF ORDINANCE NO. 699 AND SUBSTITUTING NEW SECTIONS THEREFOR.

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

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

Councilman Jahn moved for adoption of Ordinance No. 863 at its second and final reading.

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

ORDINANCE NO. 866

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING SECTIONS NO. 16.11 AND NO. 16.14 OF CHAPTER 16 OF "THE CODE OF THE CITY OF TORRANCE, 1954", RELATING TO THE ISSUANCE OF CITY BUSINESS LICENSES.

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

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

Councilman Benstead moved for adoption of Ordinance No. 866 at its second and final reading.

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

ORAL COMMUNICATIONS

The City Manager reported that the Arch Diocese of Los Angeles is grading and about to build a school down in the old Kauffman-Wilson tract across from the old Edison Co. building and the drive-in theatre. They apparently thought they would not have to have a grading permit, and proceeded with the grading. The City Engineer told them they should have a grading permit, and they are now applying for it, and asking that the grading fees and bonds be waived, which of course only the City Council can do. It has been properly engineered, there will be soil engineers on it, and the Engineering Department has approved it and everything is in order except that they have not taken out the permit. They ask we waive the fees, which will amount to a sum of about \$443.00. Our own public schools do not have to take out permits because we do not inspect them; they are inspected by the State. The City Manager did not believe this would be inspected by the State as the public schools are. This fee they are asking that we waive is one which is required of all organizations and subdividers.

Councilman Jahn asked if the State does not do all inspection on the public schools, but in this case it is a private school not under the jurisdiction of the State and therefore the inspections would be made by us.

The City Manager said that was right.

Councilman Drale asked if there is a precedent for waiving this fee, and the City Manager said there is not.

Councilman Drale said in view of that, and as the City must make the inspections, he would move this application be denied.

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

Councilman Drale moved that the City Manager and City Engineer be authorized to negotiate with the County to see if they will build a sewer trunk line from Maple Avenue across the City property to the Victor tract to serve that area and the Court House, saying this would be out of County Sanitation Dept. funds, into which we pay.

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

The City Manager said we would have to determine a master plan for such a sewer, and said we would have to put in something. He said he would inquire into this.

Mayor Isen recalled Mr. Vaupel's invitation to the Council which was discussed at the last two Council meetings. Mr. Vaupel has chosen to invite the Council to the Plush Horse for dinner, and has asked how many would attend.

Councilman Blount said he would be away for a 3-week vacation.

All other Councilmen will attend, with the City Manager, City Attorney, and Don Mansfield, Administrative Assistant, to attend the dinner as well.

Mayor Isen announced that the City Manager had informed the Council that the time has come when we must increase the tax rate or decrease our City services. With the anticipated increase in income, which will just about take care of normal increases in wages to City employees, we are going to have to decide whether to raise taxes or decrease services. He said every possible angle of this problem is being considered, but our growth has been such that we must face the problems attendant upon it.

Mayor Isen said he is asking for an expression from the public on this, saying no one is to blame for it. He questioned whether we should raise the taxes or stand still.

Mayor Isen added that with the new industries coming into our area, the time will come when we can probably cut taxes again.

Mr. Wittanen asked whether the Longren variance would be discussed, and was told it had been postponed until the next meeting of the Council.

Councilman Benstead gave Mr. Wittanen a copy of the Planning Director's letter on this subject which the Council had received tonight.

Mr. Jerry Holloman, representing the Firemen, said at the April 2, 1957, meeting of the Council, a list of grievances and requests from the Fire Department had been considered, but Item A of the list was not answered.

The City Attorney said he did not have his opinion on this prepared for this evening's meeting.

Mayor Isen asked whether that opinion should go to the City Manager.

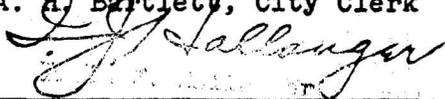
City Manager Stevens said the legal opinion was requested by the City Council.

Councilman Jahn moved all bills properly audited be paid.

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

The meeting adjourned at 9:50 P. M.

A. H. Bartlett, City Clerk

By 
Deputy City Clerk of the
City of Torrance

APPROVED:


Mayor of the City of Torrance