

Torrance, California  
May 14, 1957

MINUTES OF AN ADJOURNED REGULAR MEETING OF THE TORRANCE CITY COUNCIL.

The City Council of the City of Torrance convened in an Adjourned Regular Meeting at 5:30 P. M. Tuesday, May 14, 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 Stevens and City Attorney Remelmeyer were also present.

At the request of Mayor Isen, City Engineer Bishop led the salute to our Flag.

Councilman Drale opened the meeting with an invocation.

Councilman Drale moved to approve the Minutes of the May 7, 1957, meeting, as written.

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

BIDS:

Hollywood Riviera Sewer District No. 2 - 1911 Act Assessment District

Mayor Isen announced this was the time and place fixed for the public opening and reading of sealed proposals for performing the work for the improvement of Hollywood Riviera Sewer District No. 2.

Deputy City Clerk Hallanger presented affidavits of publication and posting the "Notice Inviting Sealed Proposals".

Councilman Benstead moved that the affidavits be received and filed, seconded by Councilman Drale, and duly carried by the following roll call vote: AYES: COUNCILMEN: Benstead, Blount, Drale, Jahn, Isen. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Councilman Jahn moved that the totals only of the bids be read, as the bid will be awarded on the total sum bid.

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

City Manager Stevens opened and Deputy City Clerk Hallanger read the sealed proposals summarized as follows:

<u>BIDDER:</u>	<u>TOTAL BID</u>
J. E. Popovich & Mitar Nicevich A joint venture P. O. Box 261 Torrance, California.	Accompanied by Bidders' Bond of 10% of amt. bid \$347,452.51 additional y's \$5; pea gravel, if needed, per ton, \$5.00
Papac Constr. Co., Inc. 604 N. Montebello Blvd. Montebello, Calif.	Accompanied by Bidders' Bond of 10% of amt. bid \$294,311.60 additional y's \$6.50; pea gravel, if needed, \$3.50 per ton
A. H. Famularo Box 239 Santa Ana, Calif.	Accompanied by Bidders' Bond of 10% of amt. bid \$332,919.99 additional y's \$5; pea gravel, if needed, \$4 per ton.

BIDDER:TOTAL BID

B. Pecel & Sons, Inc. 11751 Vose St. No. Hollywood, Calif.	Accompanied by Bidders' Bond 10% of amt. bid. Additional y's \$10; pea gravel if needed, per ton, \$5.00.	\$322,524.10
Bosko Construction 8520 Fishman Rd. Pico, California.	Accompanied by Bidders' Bond 10% of amt. bid Additional y's \$16; pea gravel if needed, per ton, \$5.00.	\$317,964.90
M. Miller Co., 873 N. Bunker Hill Ave. Los Angeles 12 Calif.	Accompanied by Bidders' Bond 10% of amt. bid. Additional y's \$6; pea gravel if needed, per ton, \$6.50	\$301,324.60
Mike Ramljak Co. & Mike Prlich & Sons, a joint venture 3001 Worthen Ave. Los Angeles, Calif.	Accompanied by Bidders' Bond 10% of amt. bid. Additional y's \$5.00; pea gravel if needed, per ton, \$6.00.	\$282,224.00
Charles L. Burch & Sons 2419 No. Chico Ave. El Monte, Calif.	Accompanied by Bidders' Bond 10% of amt. bid Additional y's \$10; pea gravel, if needed, per ton, \$5.00.	\$276,888.00
Bob Bosnyak 3014 Worthen Ave. Los Angeles, Calif.	Accompanied by Bidders' Bond 10% of amt. bid Additional y's \$12; pea gravel, if needed, per ton, \$7.00	\$308,903.00
Chas. J. Dorfman 124 No. La Brea Ave., Los Angeles 36, California	Accompanied by Bidders' Bond 10% of amt. bid Additional y's \$4; pea gravel if needed, per ton, \$3.50	\$310,588.00
Jerry Artukovich & N. A. Artukovich Constr. Co., a Joint Venture 723 Union St., Montebello, Calif.	Accompanied by Bidders' Bond 10% of amt. bid Additional y's \$3; pea gravel if needed per ton, \$4.00	\$308,252.25
Robert Vlacich 2901 Worthen Ave. Los Angeles 39 Calif.	Accompanied by Bidders' Bond 10% of amt. bid Additional y's \$2.15; pea gravel if needed per ton \$3.00.	\$289,843.19

<u>BIDDERS:</u>		<u>TOTAL BID</u>
Matt J. Vukojevich & John Kordich 6124 Ferguson Drive Los Angeles Calif.	Accompanied by Bidders' Bond 10% of amt. bid Additional y's \$5; pea gravel if needed per ton \$4.00.	\$372,853.67
J. S. Barrett P. O. Box 2126 Santa Ana, Calif.	Accompanied by Bidders' Bond 10% of amt. bid Additional y's \$5.00; pea gravel if needed per ton \$4.00.	\$372,903.92
Colich Const. Co., 8320 Isis Ave., Los Angeles 45 Calif.	Accompanied by Bidders' Bond 10% of amt. bid Additional y's \$10.00; pea gravel if needed, per ton, \$6.00	\$288,790.40

Each proposal was submitted to the City Attorney for examination of the accompanying bonds, checks, or money. The City Attorney reported that all bonds accompanying the proposals were proper in form, sufficient in amount and in conformity with the stipulated requirements.

Councilman Blount moved that these sealed proposals be referred to the Engineer for analysis and that the Engineer be instructed to present his report at the next regular meeting of the Council on May 21, 1957.

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

Mayor Isen announced that all interested parties will be able to come in and see these bids.

The City Manager added that a breakdown will be prepared by the Engineering Dept., and will be available when it is ready, but it will not be ready until some time tomorrow.

Installation of a Runway Lighting System at Torrance Municipal Airport:

Mayor Isen announced this was the time and place for opening of bids for the installation of a Runway Lighting System at Torrance Municipal Airport.

Deputy City Clerk Hallanger presented the Affidavit of Publication. Councilman Benstead moved this be received and filed.

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

City Manager Stevens opened, and Deputy City Clerk Hallanger read, the following bids:

<u>BIDDER:</u>		<u>TOTAL BID:</u>
R. M. Kaufmman & Associates 441 So. Victory Blvd. Burbank, Calif.	Accompanied by Bidders' Bond of 10% of amt. bid not to exceed \$3,000.00.	\$ 25,000.00
T & E Electric 24202 Hawthorne Blvd., Torrance, Calif.	Accompanied by Bidders' Bond of 10% of amt. bid	\$ 19,000.00
Sherwin Electric Service 3229 Casitas Ave. Los Angeles 39, Calif.	Accompanied by Bidders' Bond of 10% of amt. bid	\$ 29,791.00

BIDDER:

TOTAL BID:

Burley-Rand Electric Inc. Accompany by Bidders' Bond of \$ 24,233.00  
1712 E. Olive St., 10% of amt. bid  
Compton, Calif.

R. E. Ziebarth & S. B. Alper  
a Joint Venture Accompanied by Bidders' Bond \$ 21,950.00  
21205 Bolsa St. in amt. of \$4,000.00  
Torrance, Calif.

Councilman Drale moved these be referred to the City Manager for study and recommendation.

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

Opening of Bids for Sporting Equipment for the Recreation Dept.

Mayor Isen announced that this was the time and place for opening of bids for sporting equipment for the Recreation Department.

Deputy City Clerk Hallanger presented the Affidavit of Publication.

Councilman Benstead moved this be received and filed.

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

City Manager Stevens opened and Deputy City Clerk Hallanger read in full bids from the following bidders:

BIDDERS:

Hammett & Sons  
11356 Orangewood,  
Anaheim, Calif.

Torrance Cycle & Sports Shop  
1421 Marcelina Ave.  
Torrance, Calif.

Maywood Cycle & Sports Center  
6008 Atlantic Blvd.  
Maywood, California.

United Sporting Goods  
901 So. Hill St.  
Los Angeles 15, Calif.

L. A. Athletic Supply Co.,  
4273 Crenshaw Blvd.  
Los Angeles 8, California.

Councilman Jahn moved these be received and referred to the Recreation Dir. for study and recommendation.

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

Opening of Bids for the Sale of Franchise to National Supply Company

Councilman Jahn moved this matter be continued to the next regular meeting of the Council.

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

COMMUNICATIONS:

1. A letter dated April 23, 1957, protesting the Verburg Dairy, at 18158 Crenshaw Blvd., signed by 104 residents of the area.

Councilman Jahn moved this be referred to the City Attorney for a report and to the Health Department.

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

Mayor Isen directed City Manager Stevens to notify at least one of the signers of this letter of the Council's action.

2. A May 2, 1957, request from Percy G. Bennett, Acting Chief of Police, for Policewoman Regina Ryan to go to the Women Peace Officers' Association Annual Conference May 27th, 28th, and 29th, in San Francisco, with expenses paid to the amount of \$100.00.

A May 9, 1957, memo from the City Manager was appended, approving the request.

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

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

3. A letter dated May 9, 1957, from the Bert S. Crossland Post No. 170, American Legion, requested permission to use the area on the north side of Torrance Blvd. between the Victor E. Benstead Plunge and the Police Station to hold a circus on June 7 and 8, 1957. They promised to leave the premises as clean as they are found.

Councilman Drale asked if this will conflict with other programs, and was told by the City Manager it would not.

Councilman Drale moved the request be granted, subject to the usual clean up fees, and insurance being carried to hold the County of Los Angeles and the City harmless.

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

4. An April 11, 1957, letter from the Torrance Mounted Police, signed by Wm. J. Bickar, asked for financial assistance during the fiscal year 1957-58.

Councilman Drale moved this be referred to the budget hearings.

There were no objections and it was so ordered.

#### COMMUNICATIONS FROM THE CITY MANAGER:

A memorandum from the City Manager, dated May 9, 1957, read as follows:

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

#### APPROPRIATIONS:

1. I recommend the purchase of a Toro 31" Rotary Mower, for use in the Park Dept., at a cost of \$565.00 plus sales tax. Bids were taken for the Mower and Pacific Toro Co. was the lowest bidder."

Councilman Drale moved to concur with the recommendation of the City Manager under Appropriations.

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

#### TRANSFER OF FUNDS:

1. I recommend that \$17,506.70 be transferred from the Alcoholic Beverage Fund to the General Fund."

Councilman Drale moved to concur with the recommendation of the City Manager under Transfer of Funds.

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

COMMUNICATIONS FROM THE LICENSE DEPARTMENT:

1. A memorandum dated May 9, 1957, from G. Whitacre, License Inspector, reported he had received a request from Ben Williams and Associates, 35 N. Raymond St., Pasadena, for a Business License to operate Diatomaceous Earth, Lime and overburden mining, in Walteria Tract, Block 12. Mr. Whitacre reported the application had been approved by the City Attorney, and was the property involved in the Mayer vs. the City of Torrance case.

Councilman Drale asked that the record show this case was in court and the City lost the case and had no recourse.

Councilman Benstead wondered why it was necessary for the Council to take action.

The City Attorney replied that the Court has made their decision, but the City is entitled to license fees.

Mayor Isen instructed Mr. Whitacre to check and see what proper fees for an operation of this kind would be and report back to the Council for their consideration.

2. May 10, 1957, memorandum from G. Whitacre, License Inspector, reported receipt of a request for a Business License to operate a Used Car Lot at 22855 Arlington Avenue. The fee for this type of Business is \$120.00 per year. The application has the approval of Chief of Police Bennett. Mr. Whitacre recommended approval of this application subject to the filing of the proper bond.

Councilman Benstead moved to concur with the recommendation of the Chief of Police and License Inspector.

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

At this time, Mayor Isen presented to Ralph Gompertz, of the Torrance Press, a copy of the Resolution of the Council congratulating Mr. Gompertz upon his recent marriage.

Mr. Gompertz thanked the Council for himself and his wife.

EXCHANGE OF PROPERTY: Mr. Rogers, owner of the Jump'n Jack Restaurants, was present to discuss with the Council a proposed exchange of property located at Newton Street and Pacific Coast Highway.

City Engineer Bishop presented a sketch showing the proposed exchange, which the Council studied.

The Councilmen wished to inspect the location and check more thoroughly before making a decision on this matter, and it was agreed they would meet at 10:30 Monday morning in the Engineering Department to inspect maps of the area and go out to the area; the City Manager was requested to send them each a reminder of this meeting.

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

COMMUNICATIONS FROM THE RECREATION DEPARTMENT:

1. A May 6, 1957, communication from the Recreation Department, signed by Harry B. Van Bellehem, Recreation Director, submitted that Department's recommended specifications and regulations for operation of refreshment stands on City property licensed by the City of Torrance.

A copy of their recommended form letter announcing that the City is interested in receiving informal bids on operation of a mobile concession stand at the Victor E. Benstead Plunge was also enclosed.

Mr. Van Bellehem submitted a list of four individuals or companies interested in bidding on the concession this year.

Councilman Benstead suggested the City put up their own building at the plunge in order to be sure it would fulfill our requirements.

Mayor Isen recalled it had been agreed not to do that this year, but next.

Councilman Benstead said the building would be very small, and he believed the City could put this up themselves.

Councilman Drale asked if anyone had made diagrams or plans for such a building.

Councilman Benstead said the Engineering Department has, and he had presented copies of them to the Recreation Department.

Councilman Drale thought this might be a good idea if it is not too expensive a project.

Mayor Isen said anything we build there should be in keeping with the general architecture of the Civic Center, and suggested that next year there would be less necessity for scrimping.

Councilman Jahn said he did not think such a building could be put up in less than 60 days.

Councilman Drale suggested the Council check the drawings for such a building when they are in the City Hall next Monday, and asked that they meet here at 10:00 A. M. instead of 10:30, in order to check with the Engineering Department on such drawings as may be available.

There were no objections, and this was ordered back on the Agenda of the next regular meeting of the Council.

As there were no objections, Mayor Isen ordered all other matters from the Recreation Department deferred until the next regular meeting of the Council.

#### ENGINEERING AND PLANNING MATTERS:

1. TENTATIVE TRACT MAP NO. 23881: Transmittal form from Planning Commission and Engineering Department recommending approval of Tentative Tract Map No. 23881, located at the southeasterly corner of Spencer St. and Amie Ave., containing 50 lots presented by Norris Construction Company. Attached were:
  - a. Excerpt from Planning Commission Minutes of May 1, 1957;
  - b. Letters of J. R. Patrick, Asst. to City Engineer, dated May 1, 1957, and April 17, 1957;
  - c. Letter from L. A. County Flood Control Dist., dated April 12, 1957;
  - d. Letter from James A. Norris dated May 6, 1957;
  - e. Letter from Torrance Municipal Water Dist., dated May 9, 1957;
  - f. Location sketch.

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

Councilman Jahn seconded the motion.

Mr. Dan Francis of Arrow Engineering Co. came forward to represent the petitioner.

Councilman Benstead said he felt the County Flood Control District felt the drainage would not be satisfactory.

City Engineer Bishop explained that this one tract would not affect the district as a whole, and that eventually drainage of the whole area would have to be considered. He did not believe there would be any problem in respect to this subdivision.

Councilman Benstead asked why in one place a letter from Mr. Bishop refers to 55 lots in this tract, and the letter of transmittal mentions only 50.

Mr. Francis said they had lost five lots in widening the street and making lots to conform to the City's requirement for 6,000 square foot lots.

Councilman Benstead noted that sewers are not available for the area.

City Engineer Bishop reported the Sanitation District felt a trunk line from the area under discussion to Maricopa would be an excellent idea, but did not believe the project to be large enough to merit its being put in there by the Sanitation District. They recommended the City

should put this in.

Councilman Benstead asked if the water from this subdivision would run onto some other persons property.

City Engineer Bishop said not until the water reaches its ultimate ponding, north of Spencer and west of Amie, which is a natural ponding place for water from the entire area, and the owners of the land are unable to farm it anyway a good part of the year. He said that is where a sump should normally be placed. The water shed is large and not materially affected by this subdivision.

Councilman Benstead asked if this water would make the City liable for legal suit of any kind, and the City Engineer said it would not.

In response to a question from the City Attorney and the Council, Mr. Norris, the subdivider, came forward and agreed to pay the costs of acquisition of the land for widening the street, reasonable attorney's fees incidental thereto, costs of improving the land, and to pay the cost of paving the street.

Councilman Jahn asked that the record show Mr. Norris's statement. Motion carried unanimously by roll call vote.

2. FINAL TRACT MAP NO. 23149: Transmittal form from Planning Commission and Engineering Department recommending approval of Final Tract Map No. 23149, located along the extension of 160th and 161st Sts., southerly of Redondo Beach Blvd., containing 12 lots presented by Property Management Corp'n. Attached were:
  - a. Excerpt from Planning Commission minutes of May 1, 1957;
  - b. Letter from J. R. Patrick, Asst. to City Engr., dated May 2, 1957;
  - c. L. A. County Flood Control District letter dated July 30, 1957;
  - d. Letter from Torrance Municipal Water District No. 3, dated March 21, 1957;
  - e. Letter from Sou. Calif. Edison Co. dated March 27, 1957;
  - f. Sketch of tract.

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

Motion seconded by Councilman Jahn, who asked why there is a 10' easement there going into 162nd St.

City Engineer Bishop said it is one half of a 20' major traffic alley.

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

3. A letter from the City Engineer, dated May 9, 1957, recommended release of Subdivision Improvement Bond No. 521182 LA in the amount of \$28,554.97 on Tract No. 22762 to the subdivider, Kalsel Development Homes.

Councilman Jahn asked if some of the homes in this tract are not quite finished yet, and the City Engineer said some of them are not.

Councilman Jahn said he could not approve this unless the houses were complete and the grading was all done.

Mayor Isen agreed with Councilman Jahn, saying he could see no cause for rushing this.

There was no objection, and Mayor Isen ordered this back to the City Engineer, with the instruction to him to return this to the Agenda when the tract is completed.

4. A letter dated May 9, 1957, from John R. Patrick, Asst. to City Engr., submitted an easement granted by the Torrance Unified School Dist. over a portion of Lots 13 and 14 of R. O. Hickman Tract for the widening of Prairie Avenue.

Deputy City Clerk Hallanger read:

RESOLUTION NO. 3201

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
ACCEPTING, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT  
DEED FROM THE TORRANCE UNIFIED SCHOOL DISTRICT.

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

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

Councilman Benstead moved for adoption of Resolution No. 3201.

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

5. A letter dated May 9, 1957, from John R. Patrick, Asst. to City Engr., submitted an easement given by Roland E. Rogers and Eva G. Rogers over the northerly 27 feet of Lots 11 and 12 in Tract 588 for proposed 232nd Street.

Deputy City Clerk Hallanger read:

RESOLUTION NO. 3202

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
ACCEPTING, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT  
DEED FROM ROLAND E. ROGERS AND EVA. G. ROGERS.

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

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

Councilman Drale moved for adoption of Resolution No. 3202.

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

A letter from the City Attorney, dated May 9, 1957, presented Ordinance No. 872, requiring certain public improvements to be installed on or adjacent to commercial property; this had been presented at the Council meeting of April 23, and held over until a clause was inserted to make the bonds non-cancellable and subject to the approval as to form by the City Attorney. This has been done.

Deputy City Clerk Hallanger read:

ORDINANCE NO. 872

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
REPEALING ORDINANCE NO. 756 ENTITLED "AN ORDINANCE OF THE  
CITY COUNCIL OF THE CITY OF TORRANCE REQUIRING CERTAIN  
PUBLIC IMPROVEMENTS TO BE INSTALLED ON OR ADJACENT TO  
COMMERCIAL PROPERTY" AND SUBSTITUTING NEW PROVISIONS  
THEREFOR RELATING TO THE SAME SUBJECT MATTER.

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

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

Councilman Jahn moved for adoption of Ordinance No. 872 at its first reading.

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

Deputy City Clerk Hallanger read:

ORDINANCE NO. 873

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE GRANTING TO WEBER-BUTLER OIL COMPANY, A CALIFORNIA CORPORATION, A FRANCHISE TO CONSTRUCT, OPERATE AND MAINTAIN A PIPELINE FOR THE TRANSPORTATION OF HYDROCARBON SUBSTANCES IN THE CITY OF TORRANCE.

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. 873 at its second and final reading.

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

ORAL COMMUNICATIONS

Councilman Jahn brought up the exchange of land which had been discussed with Mr. Rogers tonight, and asked whether the Denny St. side of the property would also be improved and developed.

The City Manager was directed to get this information.

Councilman Drale reminded everyone present that there is being an election in the El Camino District which is important, and that we are a part of that District.

Councilman Blount moved all bills properly audited be paid.

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

The meeting adjourned at 6:40 P. M.

A. H. Bartlett, City Clerk  
By I. J. Hallanger  
I. J. Hallanger, Deputy City Clerk  
of the City of Torrance

APPROVED:

Albert Isen  
Mayor of the City of Torrance