

I N D E X

<u>SUBJECT</u>	<u>PAGE</u>
1. Call meeting to order	1
2. Roll call	1
3. Flag salute	1
4. Invocation	1
5. Approval of minutes	1
6. Approval of demands	1
7. Motion to waive further reading	1
8. Presentation to Linda Addington Mayor Isen on subject of Police Department	1 2,3
HEARINGS:	
9. Street Lighting Assessment District No. 7 Resolution No. 63-165 and 63-166 adopted	3,4
10. Case No. 63-35, Variance, Witmer, granted	4,5
PLANNING MATTERS:	
11. Tentative Tract Map No. 28639, Moneta Water Co. concurrent in approval w/conditions	5,6
12. Waiver No. W-63-21, Blackwell, granted	6
13. Waiver No. W-63-27, Pitts, granted	6
14. Revised street pattern in Victor Precinct adopted	6
WRITTEN COMMUNICATIONS:	
15. Claim of Rozas, denied and referred to Legal	7
16. Claim of Sultan, denied and referred to Legal	7
17. Claim of Otto, denied and referred to Legal	7
COMMUNICATIONS FROM ENGINEERING DEPARTMENT:	
18. Right of way for Del Amo Blvd., concurred	7
19. Tentative Tract No. 22202, Steinkamp, approved	7
COMMUNICATIONS FROM GARAGE DEPARTMENT:	
20. Bids for Tires, etc., awarded to Wynns	7,8
COMMUNICATIONS FROM TRAFFIC AND LIGHTING:	
21. Contract for aluminum highway signs awarded	8
AIRPORT MATTERS:	
22. Permission granted to helicopter ride from Torrance airport, one day only	8
COMMUNICATIONS FROM CITY ATTORNEY:	
23. Authorization to purchase Victor Sump Resolution No. 63-167 adopted	8,9
24. Report on Lot Split and Subdivision amendments	9
25. First reading Ordinance No. 1404, Sr. Airport Attendant approved at first reading	9
26. Second reading Ordinance No. 1402, Planning Assistant adopted at second reading	9
COMMUNICATIONS FROM CITY MANAGER:	
27. Jefferson Roadway Pattern, etc. adopted	9,10,11
28. Purchase of Trencher for Park Dept authorized	12
29. \$458.90 to Victor Business Machines Co. approved	12
ORAL COMMUNICATIONS:	
30. Remelmeyer re his vacation	12
31. Vico re permaplaque for Parnelli Jones	12
32. Benstead re signal on Sepulveda	12
33. Isen re College site, etc.	12
34. Drale re College site, etc.	13
35. Uerkwitz re Police Department	13
36. Uerkwitz re Southwood Tract problems	13

Edith Shaffer  
Minute Secretary

Index  
i

Council Minutes  
July 23, 1963

Torrance, California  
July 23, 1963

MINUTES OF A REGULAR MEETING  
OF THE TORRANCE CITY COUNCIL

1. CALL MEETING TO ORDER:

A regular meeting of the Torrance City Council was held on Tuesday, July 23, 1963, at 8:00 p.m., in the Council Chamber of City Hall.

2. ROLL CALL:

Those responding to roll call by City Clerk Coil were:  
COUNCILMEN: Beasley, Benstead, Drale, Miller, Sciarrotta, Vico,  
and Mayor Isen. City Attorney Remelmeyer and City Manager Peebles  
were also in attendance.

3. FLAG SALUTE:

At the request of Mayor Isen, Mr. Wally Pollock led the salute  
to our Flag.

4. INVOCATION:

The Reverend H. Milton Sippel of First Christian Church opened  
the meeting with an invocation.

5. APPROVAL OF MINUTES:

On motion of Councilman Benstead, seconded by Councilman  
Sciarrotta, the minutes of the regular meeting held July 16, 1963  
were approved as written, there being no objection.

6. APPROVAL OF DEMANDS:

Councilman Benstead moved all bills regularly audited be paid.  
His motion was seconded by Councilman Beasley and carried as follows:  
AYES: COUNCILMEN: Beasley, Benstead, Drale, Miller,  
Sciarrotta, Vico, and Mayor Isen.  
NOES: COUNCILMEN: None.

7. MOTION TO WAIVE FURTHER READING:

Councilman Sciarrotta moved that after the Clerk has given a  
number and read title to any resolution or ordinance on tonight's  
agenda, the further reading thereof be waived; reserving and  
guaranteeing to each councilman the right to demand the reading  
of any such resolution or ordinance in regular order. The motion  
was seconded by Councilman Beasley and carried by unanimous roll  
call vote.

8. PRESENTATION: Permaplaque to Linda Addington, winner of the  
Torrance Beautiful Commission essay contest.

Miss Addington was present and at the request of Mayor Isen,  
Councilman Benstead presented to her the permaplaque and read the  
contents to her and to the meeting.

Mayor Isen gave a brief explanation of Council procedure for  
the benefit of the audience.

Mayor Isen then asked as a point of personal privilege to discuss the Police matter and Councilman Drale asked if any recommendation has been made. Councilman Benstead answered that question with the remark to the effect that the problem has not yet been ironed out and the only recommendation is one relating to Personnel.

The remarks of Mayor Isen were impromptu. He read from Section 5 Article 7 of the City Charter, subsection (d) on the subject of the City Manager's responsibility to the City Council, and (e) the power of city manager over executive departments, (c) non-interference by City Council with powers and duties of City Manager and from subsection 8 of subsection (f) of the duties of the City Manager.

Mayor Isen was surprised and shocked to hear Deputy District Attorney Bowler's television remarks, especially "In view of this, we can't help but wonder whether other practices in the department are serving the interests of justice". Whether or not the District Attorney's office has jurisdiction in this matter, Mayor Isen said investigation and help is welcomed. City Attorney Remelmeyer was of the opinion that the District Attorney had taken jurisdiction by implication under the statute which makes him responsible for the prosecution and investigation of all felonies. A member of the Police Commission, Councilman Vico expressed the opinion that the District Attorney's office probably has the right to investigate if it wishes, according to information he received from District Attorney's deputies who were in attendance at a meeting today. The particular complaint of Mayor Isen was the aspersion cast at the entire Police Department. Neither Mayor Isen nor City Manager Peebles had any prior notice of the visit of the deputies.

The cases have not been tried and the assumption should be one of innocence until proven guilty.

In budget sessions just before the start of this fiscal year Mayor Isen suggested an efficiency survey of the Torrance Police Department, not as criticism but as a good business policy considering the fast growth of the department. This is not a matter for the District Attorney's office, but can be done by qualified organizations for a fee. There are investigators from the District Attorney's office who could be invited to do this, also. However, any internal problems and/or reorganization of the Police Department is the business of the City of Torrance only. Mayor Isen expressed confidence in the personnel of the Police Department the same as when he extolled their virtues about three weeks ago, regardless of isolated situations which do not involve the whole department personnel. He advised patience and tolerance in working out the incidents which have arisen, and a realistic view of this department which is "suffering from growing pains".

Councilman Drale agreed in general although he does not feel at this time that an agency should be hired to make a survey and suggested the possibility of appealing to the Board of Supervisors for someone from the Sheriff's office to perform this function at no cost to the City. Councilman Beasley thought it might be well to have Mr. Bowler explain to the Council his purpose and jurisdiction.

Councilman Benstead advised the other councilmen to talk with the Deputy District Attorneys before making so many public statements.

Councilman Sciarrotta agreed with Mayor Isen completely in his commendation of the large majority of the Police personnel. He contended, however, that the City Council is responsible to the people and the City Manager is responsible to the Council and his interpretation of the City Charter is that the Council has the

right to ask the City Manager to look into the matter and see what can be done about it. The City Manager, he said, must carry out the wishes of the Council. City Attorney Remelmeyer stated the Council can tell the City Manager to investigate but cannot tell him how to handle what that investigation uncovers.

Councilman Miller said he would like to assume there is nothing to hide regardless of the source of an investigation. Mayor Isen said no motion is necessary to instruct the City Manager to report back to the Council on this matter.

Councilman Vico said if there is anything wrong in the department, he is sure the District Attorney's office will know how to solve it.

There were no further comments and the regular agenda was taken up.

#### HEARINGS:

9. Street Lighting Assessment District No. 7. Deputy City Attorney McVay's transmittal of instructions for hearing and two proposed resolutions.

Affidavit of Publication and Posting were presented by City Clerk Coil and they were ordered filed, on motion of Councilman Benstead, seconded by Councilman Beasley and carried by unanimous roll call vote.

Mayor Isen announced the hour of 8:00 o'clock p.m. having arrived, this is the time and place fixed by Resolution No. 63-142 when and where any and all persons having any protest or objection to said proposed work, or to the extent of said assessment district, may appear before the City Council of said City of Torrance and show cause why said proposed work should not be carried out in accordance with said resolution.

Assessment Engineer Laurence J. Thompson was sworn by Mayor Isen and testified concerning the nature of work and extent of the assessment district, in answer to questions by City Attorney Remelmeyer. He said this district involves 1536 parcels and ten miles of street lighting. 561 lamps will be installed and maintained. He said he had followed meticulously the law in this case and the levy of assessment in accordance with the amount of light each parcel receives in the seven different zones. The assessment for energy and maintenance would be \$5 or \$6 per year. If lights are installed plus energy and maintenance, it would run \$12 or \$13 per year for a three-year period.

The City Clerk reported there are no written protests filed with him and Mayor Isen received no answer to his question as to whether anyone in the audience wished to be heard or desired to speak in favor of this proceeding, or comment upon it in any other way.

Councilman Benstead moved the hearing be closed. His motion was seconded by Councilman Beasley and carried by unanimous roll call vote.

At the request of Mayor Isen, City Clerk Coil assigned a number and read title to:

RESOLUTION NO. 63-165

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, CONFIRMING THE REPORT OF THE TRAFFIC AND LIGHTING ENGINEER; CONFIRMING THE PLANS, SPECIFICATIONS, ESTIMATE, DIAGRAM AND ASSESSMENT CONTAINED IN SAID REPORT; OVERRULING PROTESTS AND OBJECTIONS IN THE PROCEEDINGS UNDER RESOLUTION OF INTENTION NO. 63-141; ORDERING THE WORK AND LEVYING THE ASSESSMENT FOR SERVICE NECESSARY TO INSTALL, MAINTAIN AND ILLUMINATE BY ELECTRIC ENERGY THE STREET LIGHTS AS SHOWN ON SAID DIAGRAM FOR A PERIOD OF THREE YEARS, BEGINNING NOVEMBER 1, 1963, AND ENDING OCTOBER 31, 1966; ORDERING THE CITY CLERK OF SAID CITY TO TRANSMIT DIAGRAM AND ASSESSMENT TO THE COUNTY TAX COLLECTOR; AND EMPOWERING TAX COLLECTOR TO MAKE COLLECTIONS. (STREET LIGHTING ASSESSMENT DISTRICT NO. 7)

Councilman Sciarrotta moved to dispense with further reading of Resolution No. 63-165. His motion was seconded by Councilman Beasley and carried by unanimous roll call vote.

Councilman Benstead moved to adopt Resolution No. 63-165. The motion was seconded by Councilman Miller and carried by unanimous roll call vote.

At the request of Mayor Isen, City Clerk Coil assigned a number and read title to:

RESOLUTION NO. 63-166

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, DETERMINING THAT THERE IS ONLY ONE CONTRACTOR PRACTICALLY CAPABLE OF SERVING THE STREET LIGHTING SYSTEM WITHIN TORRANCE STREET LIGHTING DISTRICT NO. 7 IN ACCORDANCE WITH DIAGRAM AND PLAN L-7-63 AND ORDERING THE IMPROVEMENT TO BE CARRIED OUT BY SUCH CONTRACTOR.

Councilman Sciarrotta moved to dispense with further reading of Resolution No. 63-166. His motion was seconded by Councilman Vico and carried by unanimous roll call vote.

Councilman Miller moved to adopt Resolution No. 63-166. The motion was seconded by Councilman Benstead and carried by unanimous roll call vote.

10. Case No. 63-35 - Variance - Petitioner, Clara L. Witmer. Continued hearing for a variance requesting relief from Ordinance No. 1380 requiring a masonry wall across the front of a lot when garages open onto a street, on property situated at 2259 West Carson Street. Recommended for approval. Planning Director Shartle's transmittal of Planning Department recommendations and excerpts from Planning Commission minutes dated June 19, 1963, and location sketch.

Affidavit of publication was presented by City Clerk Coil and there being no objection, ordered filed.

Robert Vroman, representing the petitioner, explained the revisions made which will be a 25 foot setback and will give a 12 foot opening for cars to emerge.

Under this revision, cars can come out frontwards, although they are not compelled to do so. Mayor Isen did not think this recommendation compatible with traffic safety. The revision still permits six units on the property. Planning Director Shartle does not feel it is likely that the cars will make the necessary maneuvers, but will probably back out. In addition there is a problem of the height of the wall and the proponents would need permission from the Council to make it only 30 inches high. The ordinance required a six foot wall. He described a plan used in Redondo Beach which he felt could be applied here to good advantage.

Councilmen Drale and Miller both felt the revision which makes it possible to come out of the garages head first is the only thing on which a decision was held up and after a motion by Councilman Beasley, seconded by Councilman Drale, to close the hearing, which carried, Councilman Drale moved to grant the variance requested in Case No. 63-35. His motion was seconded by Councilman Vico.

Councilman Benstead moved a substitute to refer the case back to the Planning Commission for further consideration. Mayor Isen seconded that motion but it failed as follows:

AYES: COUNCILMEN: Benstead and Mayor Isen.  
NOES: COUNCILMEN: Beasley, Drale, Miller, Sciarrotta, Vico.

Roll call vote on Councilman Drale's original motion was:

AYES: COUNCILMEN: Beasley, Drale, Miller, Sciarrotta, Vico.  
NOES: COUNCILMEN: Benstead and Mayor Isen.

The relief was granted.

#### PLANNING MATTERS:

11. Tentative Tract Map No. 28639, Moneta Water Co., Condominium. Ocean View Development Corporation. 164 lots located southwest of 182nd Street and Van Ness Avenue. Recommended for approval. Planning Director Shartle's transmittal of letter from Planning Department to Planning Commission dated June 18, 1963, excerpt from Planning Commission minutes dated June 19, 1963, letter from City Engineer dated June 17, 1963, tract map for Council use.

Mayor Isen asked the meaning of paragraph 5 of the memorandum dated June 18, 1963 from the Planning Director to the Planning Commission and Planning Director Shartle explained the conditions, covenants and restrictions which are a part of this condominium concept by which the tenant owns his apartment and the various services are performed through management hired by a board of directors.

City Engineer Nollac spoke on the subject of sidewalks. Since children would not be traversing Van Ness Avenue, the developer did not think sidewalks necessary and planned to preserve his landscaping. At a meeting held at City Hall with various department heads and the City Manager it was agreed they would not require the sidewalk. Mayor Isen was sharply critical of Staff and Management's generosity to developers.

Councilman Beasley asked about the 6 foot wall and Traffic Engineer Whitmer said if the wall is at property line, it can't be higher than 30".

Mayor Isen made a suggestion that these papers coming from Planning use some type of numbering to facilitate reference in these meetings. He asked Building Superintendent Schlens why the buildings are going to be closer than provided by the State Housing Act.

Mr. Schlens said this memorandum was prior to the latest meeting on the subject and the distance between the buildings has been settled in a different fashion. This is C-2 property and is in process for a change.

Councilman Beasley asked about the wall and Planning Director Shartle pointed out this wall is not along the street, but along interior property lines.

Councilman Vico asked if the developer would put in curbs and sidewalks and was told yes as to 182nd and curbs only on Van Ness. Mayor Isen said he would not vote for this until sidewalks are put on Van Ness.

Councilman Miller moved to concur in the recommendation of the Planning Commission including sidewalks on Van Ness as well as curbs and gutters. Councilman Sciarrotta seconded the motion and Mayor Isen added "including restrictions, covenants and conditions to be approved by the City Council" and that the height of the fence be optional with the subdivider. Councilmen Miller and Sciarrotta agreed to this amendment to their motion.

Mr. Thomas Garson of the developer confirmed that the walls are in the interior and not on the streets (he outlined them on the map). Planning Director Shartle said the applicant plans to apply for a waiver of the 6 foot block wall ordinance and he considers that to be logical.

Roll call vote was unanimously favorable to Councilman Miller's motion.

12. Waiver No. W-63-21 - Donald J. Blackwell, requesting a rear yard waiver of 14 feet to construct room at 18232 Ermanita Street. Recommended for approval. Planning Director Shartle's transmittal of Planning Department recommendations, plot plan for Council and location sketch.

Councilman Beasley moved to grant the requested waiver and his motion, duly seconded, carried, there being no objection.

13. Waiver No. W-63-27 - Earl L. Pitts, requesting rear yard waiver of 15 feet for additional living area on property at 2840 West 163rd Street. Recommended for approval. Planning Director Shartle's transmittal of Planning Department recommendations and plot plan for Council use.

Councilman Beasley moved to concur in granting the waiver and his motion was seconded by Councilman Sciarrotta and carried, there being no objection.

14. Request for adoption of revised street pattern in Victor Precinct. Planning Director Shartle's letter with attached plot plan of area recommended for revision.

Councilman Miller moved to concur in the recommendation of the Planning Department and Planning Commission as submitted by Mr. Shartle and his motion, seconded by Councilman Beasley, carried, there being no objection.

At 9:10, a recess was declared and the Council reconvened at 9:20 p.m.

Following recess, Mr. Jim Osborne of the North Hollywood FM radio station KPFK was granted permission to move his microphone closer to the podium in order to pick up the remarks.

**WRITTEN COMMUNICATIONS:**

15. Claim of David V. Rozas, Jr. for alleged damages sustained as the result of faulty connection to main sewer at 17032 Glenburn Ave.

Councilman Beasley moved to deny and refer the claim to the Legal Department and his motion, seconded by Councilman Vico, carried, there being no objection.

Councilman Drale asked about responsibility for this and City Engineer Nollac explained it involves 18 more houses in north Torrance. Sewers were installed in 1948 and the County Flood Control District cut the connections while digging their trench. Apparently they were never reconnected or replaced with clay pipe as they should have been and investigation by Torrance sanitation department has revealed there is no pipe there. From here, it looks like the County is responsible and after further investigation if that proves to be true, the Flood Control District will be contacted. Mr. and Mrs. Rozas were present and are to be notified of the time it will come up again before Council. Mr. Nollac said that would be about three weeks from now.

16. Claim of Shirley Sultan for alleged damages sustained when car struck hole at 190th Street, west of Anza.

17. Verified claim of Daniel Otto for alleged damages resulting from auto accident on June 7, 1963 at 190th Street near Cerise. Vehicle struck a City barricade. Claim submitted by Attorneys Pray, Price, Williams and Deatherage.

Councilman Benstead moved to reject and refer the two claims to the Legal Department. Motion, seconded by Councilman Vico, carried, there being no objection.

**COMMUNICATIONS FROM ENGINEERING DEPARTMENT:**

18. Right of way acquisition for Del Amo Boulevard. Recommendation from City Engineer Nollac, with concurrence of City Manager Peebles, that City acquire necessary right of way at northeast corner of Del Amo and Crenshaw Boulevards, for the realignment of Del Amo Blvd.

Councilman Miller moved to concur in the recommendation of the City Engineer and City Manager and his motion was seconded by Councilman Benstead. Roll call vote was unanimously favorable.

19. Tentative Tract No. 22202 - Subdivider, George Steinkamp. Communication from City Engineer Nollac, with concurrence of City Manager Peebles, recommending six months extension of time on tentative tract. Copy of request of subdivider and location sketch attached.

Councilman Drale moved the request be granted. Councilman Sciarrotta seconded and there was no objection.

**COMMUNICATIONS FROM GARAGE DEPARTMENT:**

20. Bids for Pneumatic Tires and Inner Tubes and Recapping. Garage Superintendent MacRae's recommendation, with concurrence of City Manager Peebles, that bid of Wynns Tire and Battery Company be accepted.

Councilman Benstead asked why there are no more returns on this type of bid and at the request of City Manager Peebles, Assistant City Manager Johnson explained. City Manager Peebles, Mr. Johnson and Mr. MacRae explained the intricacies of State price list, new tires, recapped, retreaded tires, Bid price list and the percentages of discount. The brand of tire under consideration is Firestone.

The explanation appeared to satisfy the councilmen in that there is a difference between the low and next low bid of around 12% and Councilman Sciarrotta moved to concur in awarding the contract to Wynns Tires & Battery Co. as recommended. His motion was seconded by Mayor Isen and carried, as follows:

AYES: COUNCILMEN: Beasley, Benstead, Drale, Miller,  
Sciarrotta, Vico, and Mayor Isen.

NOES: COUNCILMEN: None.

#### COMMUNICATIONS FROM TRAFFIC AND LIGHTING:

21. Annual contract for reflectorized aluminum highway signs. Traffic and Lighting Engineer Whitmer, with concurrence of City Manager Peebles, recommending that annual contract for reflectorized aluminum highway signs be awarded to the low bidder, Bowman Industries, Inc.

Councilman Benstead moved to concur in the recommendation to award the contract of approximately \$3,800 to Bowman Industries, Inc. (not to exceed \$4,000), the lowest bidder and reject all other bids. His motion was seconded by Councilman Drale and carried as follows:

AYES: COUNCILMEN: Beasley, Benstead, Drale, Miller,  
Sciarrotta, Vico, and Mayor Isen.

NOES: COUNCILMEN: None.

#### AIRPORT MATTERS:

22. Western Skyways request for permission to operate helicopter ride from Torrance Municipal Airport.

The recommendation of the Airport Manager, concurred in by the City Attorney was approval, subject to the Commission's stipulations which are listed in the memorandum dated July 17th from the President of the Airport Commission. Councilman Sciarrotta moved to concur in that recommendation and his motion, seconded by Councilman Beasley, carried by unanimous roll call vote.

#### COMMUNICATIONS FROM CITY ATTORNEY:

23. Purchase of property - Victor Sump (Resubmittal) City Attorney Remelmeyer submitting proposed resolution.

At the request of Mayor Isen, City Clerk Coil assigned a number and read title to:

#### RESOLUTION NO. 63-167

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE CITY MANAGER TO EXECUTE CERTAIN INSTRUMENTS FOR THE PURCHASE OF CERTAIN REAL PROPERTY FROM AMBERS, MCGALLIARD AND CARPENTER, TO BE USED AS A DRAINAGE RETENTION BASIN.

Councilman Sciarrotta moved to dispense with further reading of Resolution No. 63-167. His motion was seconded by Councilman Drale and carried by unanimous roll call vote.

Councilman Sciarrotta moved to adopt Resolution No. 63-167 and Councilman Drale seconded the motion which carried by unanimous roll call vote.

AYES: COUNCILMEN: Beasley, Benstead, Drale, Miller, Sciarrotta, Vico, and Mayor Isen.

NOES: COUNCILMEN: None.

24. City Attorney Remelmeyer's report to Council re amendments to Lot Split and Subdivision amendments.

Mayor Isen especially praised this report as a means of preventing subterfuge in lot splits and subdivisions and moved an ordinance in conformity therewith be prepared. Councilman Sciarrotta seconded the motion and there were no objections.

25. At the request of Mayor Isen, City Clerk Coil assigned a number and read title to:

ORDINANCE NO. 1404

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING ORDINANCE NO. 1399 TO ADD THE POSITION OF SENIOR AIRPORT ATTENDANT, WITH ITS SALARY RANGE, TO THE POSITION CLASSIFICATION PLAN.

Councilman Benstead moved to approve Ordinance No. 1404 at its first reading. Motion, seconded by Councilman Beasley, carried by unanimous roll call vote.

26. At the request of Mayor Isen, City Clerk Coil presented for second reading, and read title to:

ORDINANCE NO. 1402

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING ORDINANCE NO. 1399 BY DELETING THE POSITION OF SENIOR PLANNING AIDE AND ADDING THE POSITION OF PLANNING ASSISTANT, WITH ITS SALARY RANGE, TO THE POSITION CLASSIFICATION PLAN.

Councilman Sciarrotta moved to adopt Ordinance No. 1402 at its second and final reading. The motion was seconded by Councilman Drale and carried by unanimous roll call vote.

COMMUNICATIONS FROM CITY MANAGER:

27. Roadway pattern, zone, and pending Crenshaw construction - Jefferson Rolling Hills Plaza Company.

Five recommendations were made as a result of several planning purpose meetings held by staff, some of which included Mr. Levitt and two of which included the Airport Committee of the Council. Of these five, two (No. 1 and 4) were approved on July 16th. The following is a list of the five items:

1. Adopt Exhibit A (attached to the agenda) as the master roadway pattern.

Roadway A will be progressively constructed by Rolling Hills Plaza at their cost and when complete, dedicated to the City. Curbs and gutters for Roadway B will be constructed at the expense of Rolling Hills Plaza with the paving being accomplished at the expense of the City. When complete this road will be dedicated to the City.

2. The time and dollar limitations for the execution of the reversionary clause remain at \$4,000,000 minimum, but the time limitation be extended to a date seven years hence.

This is to enable Rolling Hills Plaza to construct profit-producing quality facilities on the grounds in keeping with the demand rather than pressure of meeting an immediate date and less than desired profit-producing enterprises.

3. Existing C-4 Zone be revised to include generally those uses permitted in C-3, but to exclude all residential, hotel, or hospital use.

This will permit proper development of the parcels, but hold the area free of apartments, homes, hotels, and hospitals.

4. Authorization be granted Rolling Hills Plaza to commence the construction they have planned and which is now presented to financiers for loan processing on the proposed Parcel 7 of the lease proposal being developed.

Since in February Council approved this construction, Rolling Hills Plaza should be permitted to proceed as planned. To date the holding factor has been the development and Council approval of the ingress and egress onto Crenshaw at the position designated by Rolling Hills Plaza in their drawings and approval of the archway system by Staff, also designed into the construction.

5. The one-only provisions of the lease should be deleted.

Items involved are such development as professional buildings, service stations, bowling alleys, etc., There is no indicated reason why this property as developed should not be able to properly support and aesthetically contain more than one of the enterprises embodied in this one-only restriction.

The summary of the meeting held July 15, 1963 of Airport Committee of the Council, certain Staff members and Mr. Levitt outlines details of the recommendation, including the following excerpt therefrom:

"It is understood that Roadway A will be built in its entirety by Jefferson, Incorporated or Rolling Hills Plaza Co. With respect to Roadway B, curbs and gutters will be built by Jefferson and grading, sub-grade and paving of the street will be paid by the City."

Mayor Isen contended the developer should pay the paving costs if this Roadway is put through, the estimated cost being \$20,000. It is not contemplated to construct Roadway B, until Roadway A is completed.

After a long detailed discussion during which Councilmen Miller and Vico implied they would no longer serve on the Airport Committee of the Council, Mayor Isen said he would be satisfied if the easement is obtained and an agreement as to Jefferson or Rolling Hills plaza (the developer) putting in the curbs and gutters at such time as the City may elect to put in the street.

No commitment was made by Mr. Levitt for his company on the cost of putting in the signal, half of which would be paid by the State. Councilman Vico had understood Mr. Levitt promised to pay half of the entire cost, not half of the City's share thereof. A signal at that location would cost about \$20,000.

Councilman Drale moved that Item 1 be approved (this was approved on July 16th), but with the following substitution of wording:

"Roadway A will be progressively constructed by Rolling Hills Plaza at their cost and when completed dedicated to the City".

Councilman Sciarrotta seconded Councilman Drale's motion and roll call vote was unanimously favorable.

2. Councilman Beasley moved that the time and dollar limitations for the execution of the reversionary clause remain at \$4,000,000 minimum but the time limitation be extended to a date seven years hence. Mayor Isen asked that the phrase "subject to rental to be approved by the Council" be added and Councilman Beasley agreed. The motion was then seconded by Mayor Isen and carried by unanimous roll call vote.

3. Councilman Sciarrotta moved to concur in approval of Item 3 and his motion, seconded by Councilman Beasley carried unanimously by roll call vote.

4. This item was approved on July 16, 1963.

5. Councilman Drale thought each future enterprise should be considered as it comes up and Councilman Sciarrotta was not in favor of deleting the one-only provisions of the lease.

Councilman Beasley, however, moved to adopt Item 5 as written and his motion, seconded by Councilman Benstead, carried as follows:

AYES: COUNCILMEN: Beasley, Benstead, Miller, Vico,  
Mayor Isen.

NOES: COUNCILMEN: Drale and Sciarrotta.

Councilman Sciarrotta's objection was there would be too many non-tax producing businesses, and this lease must be made a profitable enterprise.

Mayor Isen moved additionally, that the necessary easements be granted for road, drainage and utilities to the City Engineer's specifications and description along what is shown as Roadway B on the subject map, the City at its option at any time in the future it decides to use the easement for road purposes, that the developer be responsible for curbs, gutters and sidewalks. Councilman Beasley seconded the motion. This whole motion, it was noted hinges on whether or not A Roadway is completed and is conditioned on its being finished. Roll call vote was unanimously favorable.

A recess was declared at 10:25 and Council reconvened at 10:38.

28. Purchase of Trencher for Park Department.

The recommendation is for authorization to purchase one trencher from Southwest Tractor Sales, 18912 South Normandie, Gardena, on an interest-free, two-year lease purchase agreement. It is a slightly used piece of equipment and will cost, including all attachments and trailer, sales tax, etc., delivered, complete \$5,736.56, with 15% down and the balance over 24 months, at \$238.58 per month, with an option to purchase at the end of the first year.

Councilman Sciarrotta moved to concur in that recommendation and his motion was seconded by Councilman Benstead. Roll call vote was:

AYES: COUNCILMEN: Beasley, Benstead, Drale, Miller, Sciarrotta, Vico, and Mayor Isen.

NOES: COUNCILMEN: None.

29. Miscellaneous Recommendations:

Expenditure: \$458.90 to Victor Business Machines Company for one Victor Automatic Printing Calculator, Model No. 79-88-54 for the Finance Department, a budget item. The price is \$560 plus sales tax and less a trade in allowance of \$123.50 for the presently used Remington Rand, Serial No. 98-1005362.

Councilman Benstead moved to concur in the recommendation and Councilman Miller seconded. Roll call vote was:

AYES: COUNCILMEN: Beasley, Benstead, Drale, Miller, Sciarrotta, Vico, and Mayor Isen.

NOES: COUNCILMEN: None.

ORAL COMMUNICATIONS:

30. City Attorney Remelmeyer will be leaving on his vacation for two weeks and stated Deputy City Attorney McWay would handle routine business and City Prosecutor Catterlin would also be available. If for any reason Mr. Remelmeyer is needed, his secretary will know where to reach him at any time.

31. Councilman Vico asked about the permaplaque for Parnelli Jones and City Manager Peebles said it has been delivered to Mr. Jones, who had previously been presented with the original before it was put in permaplaque form.

32. Councilman Benstead asked about his signal on Sepulveda Boulevard and was told there will be a report on it at next Council meeting.

33. Mayor Isen quoted from an article which appeared in the South Bay Daily Breeze today on the South Bay College site quoting from a meeting between the Board of Trustees and the councilmen of the Palos Verdes peninsula communities. It now seems unanimous that everyone would rather see the college in Torrance and he suggested City Attorney Remelmeyer send letters to the City councils of Palos Verdes Estates, Rolling Hills Estates, Rolling Hills and the various Chambers of Commerce involved and enclose therewith copies of the resolution by which Torrance stated what they would be willing to do, advising them of the free acreage the Navy has offered and asking a concerted effort toward locating the college in Torrance.

34. Councilman Drale asked if there had been any response to the request for assistance from the State Public Works Board and when he was told there had been none, asked that another attempt be made in this direction.

City Attorney Remelmeyer was instructed to follow through on the suggestions contained in Items 33 and 34 immediately above, before he leaves on vacation.

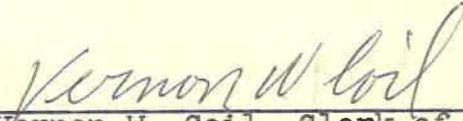
35. Mr. Bill Uerkwitz of 23136 Anza Avenue, representing the Southwood residents, said they would like to make one specific point on the discussion of police department personnel. He said anyone who had seen them in action at the Southwood demonstrations would be one hundred percent behind the Torrance Police Department's operations. He said the Police Force is capable of handling its internal affairs without any loss of efficiency.

36. As a second subject, Mr. Uerkwitz asked for any additions or corrections to the emergency curfew ordinance which would keep in effect its provisions pending the hearing which has been postponed. Mayor Isen remarked that without the controversial Section 3, the ordinance would have no real force or effect. Mayor Isen asked Mr. Remelmeyer to devote some time to the advisability of redrafting Section 3 and to research the law and write a memorandum of definite cases. If it becomes necessary, Mayor Isen promised to call a special meeting of the Council to pass any necessary legislation which would strengthen the ordinance. He hopes for some preventive measures.

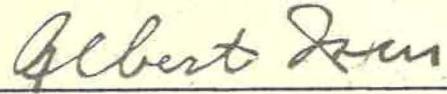
City Attorney Remelmeyer suggested consideration of an attempted injunction against the picketing and demonstrations by which the number of pickets would be limited and demonstrations would be prohibited.

Mr. Uerkwitz said he would like to make clear that it is the after dark sit-ins that particularly worry the residents. The last sit-ins by CORE proved very distasteful and he believed there could be some control.

The meeting adjourned at 11:00 p.m.

  
 \_\_\_\_\_  
 Vernon W. Coil, Clerk of the City  
 of Torrance, California

APPROVED:

  
 \_\_\_\_\_

Edith Shaffer  
 Minute Secretary

13.

Council Minutes  
 July 23, 1963