

**TORRANCE CITY COUNCIL AGENDA
MARCH 6, 2007
REGULAR MEETING
5:30 P.M. - EXECUTIVE SESSION
7:00 P.M. - REGULAR BUSINESS BEGINS
IN COUNCIL CHAMBERS AT 3031 TORRANCE BL.**

OPENING CEREMONIES

1. CALL MEETING TO ORDER

ROLL CALL: Mr. Brewer, Mrs. Drevno, Mrs. McIntyre, Mr. Nowatka,
Mr. Sutherland, Mrs. Witkowsky, Mayor Scotto

2. FLAG SALUTE:

NON SECTARIAN INVOCATION:

The Courts have concluded that sectarian prayer as part of City Council meetings is not permitted under the Constitution.

3. REPORT OF THE CITY CLERK ON THE POSTING OF THE AGENDA.

The agenda was posted on the Public Notice Board at 3031 Torrance Blvd on Thursday, March 1, 2007 /s/ Sue Herbers
MOTION TO WAIVE FURTHER READING OF RESOLUTIONS OR ORDINANCES AFTER NUMBER & TITLE
See Council Rules of Order Section 2.11 (Resolution 2006-65)

4. ANNOUNCEMENT OF WITHDRAWN OR DEFERRED ITEMS

5. COUNCIL COMMITTEE MEETINGS AND ANNOUNCEMENTS:

<p style="text-align:center">Exxon Mobil Torrance Refinery Monthly Community Alert Siren testing Wednesday, March 7 @ approx. 11:30 a.m. <i>THIS IS ONLY A TEST!</i></p> <p>A description of the monthly test is as follows: One-minute "chimes" will precede and follow a two-minute testing "wail". Total testing time will not exceed four minutes. It is important to note that the "wail" tone carries a greater distance and may be heard in areas beyond the reach of the "chime."</p> <p style="text-align:center">For more information contact ExxonMobil Public Affairs Advisor (310) 212-4756</p>
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7. **ORAL COMMUNICATIONS #1 (Limited to a 30 minute period)**

Comments on this portion of the agenda are limited to items not on the agenda and to no longer than 3 minutes per speaker. Under the provisions of the Brown Act, the legislative body is prohibited from taking or engaging in discussion on any item not appearing on the posted agenda.

8. **CONSENT CALENDAR**

Matters listed under the Consent Calendar are considered routine and will be enacted by one motion and one vote. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Calendar and considered separately.

A. Approval of minutes of January 9, 2007.

B. City Treasurer - Accept and file the January 2007 monthly investment report.

The City Treasurer recommends that City Council accept and file the monthly investment report for the month of January 2007.

C. Community Services – Award grant to the Torrance Sister City Association for 2007. Expenditure: \$1,500

The Community Services Director recommends that City Council award the Torrance Sister City Association a grant in the amount of \$1,500 for 2007.

D. General Services - Authorize purchase of five (5) 2007 Chevrolet Tahoes with Police Package. Expenditure: \$173,281.65 (including sales tax)

The General Services Director recommends that City Council:

- 1) Authorize the purchase of five (5) 2007 Chevrolet Tahoes with Police Pursuit Package from Good Chevrolet of Alameda, CA (B2007-07). Total purchase price, including sales tax is \$173,281.65; and
- 2) Appropriate \$173,281.65 from the Fleet Services Vehicle and Equipment Replacement Fund.

E. General Services - Authorize rejection of two (2) bids received for Annual Requirement for Warehouse Water Stock.

The General Services Director recommends that City Council authorize rejection of two (2) bids received for Warehouse Water Stock (B2007-01 and B2007-05).

F. Human Resources – Authorize an employment and training agreement with the South Bay Workforce Investment Board. Expenditure: \$50,000 in Workforce Investment Act Additional Assistance to Dislocated Worker Funding.

The Carson/Lomita/Torrance Workforce Investment Network (W/N) Board and the Human Resources Director recommend that City Council authorize an employment and training agreement with the South Bay Workforce Investment Board (SBWIB) in the amount of \$50,000 for the period of December 1, 2006 to June 30, 2007.

G. General Services - Appropriate \$2,500 to reimburse the Western Museum of Flight. Expenditure: \$2,500

The General Services Director and the City Manager recommend that City Council appropriate \$2,500 to reimburse the Western Museum of Flight for fuel for aircraft landing at the Torrance Airport for the Western Museum of Flight "Preview Day" event.

H. Community Services – Authorize sole-source purchase and installation of playground equipment and rubberized play surfacing at El Retiro Park. Expenditure: \$70,476.91

The Community Services Director recommends that City Council authorize a sole-source purchase order with Miracle Playground Sales of Southern California, Placentia, CA, for an amount not to exceed \$70,476.91 for the purchase and installation of playground equipment and rubberized play surfacing at El Retiro Park.

I. General Services – Award contract for soil remediation at Fleet Services garage and approve an appropriation of funds. Expenditure: \$86,135

The General Services Director recommends that City Council:

- 1) Award a contract to Miller Environmental for soil remediation at the Fleet Services garage for \$74,900 with a 5% contingency of \$3,745, and a 10% project management fee of \$7,490; and
- 2) Appropriate \$32,521.95 from the Fleet Services Shop Equipment Fund.

J. Human Resources - Approve class specification for Public Safety Dispatcher

The Human Resources Director and the Civil Service Commission recommend that City Council approve the proposed class specification of Public Safety Dispatcher.

K. Public Works – Approve agreement implementing Living Wise Resources Educational Program for the Torrance Unified middle schools. Expenditure: \$20,000

The Public Works Director and the Water Commission recommend that City Council approve an agreement with Resource Action Programs, in the amount of \$20,000, for the implementation of the in-school Living Wise Resource Educational Program for the Torrance Unified middle schools.

L. City Manager – Authorize a subsidy of rental fees. Expenditure: \$356.22

The City Manager recommends that City Council authorize the subsidy of \$356.22 of rental fees for the Kenneth Miller Recreation Center Auditorium at the Torrance Cultural Arts Center for the Torrance Fire Fighters Association's Spaghetti Dinner to benefit the Alisa Ann Ruch California Burn Foundation.

12. ADMINISTRATIVE MATTERS

A. City Manager – Adopt supplemental to the Torrance Police Commanders Association (TPCA) Memorandum of Understanding adding a monthly vehicle allowance. RESOLUTION

The City Manager recommends that City Council adopt a RESOLUTION pursuant to a Memorandum of Understanding amending Resolution No. 2005-61 setting forth changes regarding hours, wages, and working conditions for employees represented by the Torrance Police Commanders Association (TPCA) adding a monthly vehicle allowance.

B. City Manager – Approve lease for a portion of City-owned property located at 4727 Emerald Street (Victor Park parking lot). RESOLUTION

The City Manager recommends that City Council:

- 1) Adopt a RESOLUTION determining certain city-owned property is not required for city purposes and that leasing the property is in the public interest; and
- 2) Approve an Option to Lease and Lease by and between the City of Torrance (City) and Sprint PCS Assets, L.L.C., a Delaware Limited Liability Company, for a portion of City-owned property located at 4727 Emerald Street (Victor Park parking lot).

C. City Manager – Approve Second Amendment to Lease and Assignment and Assumption of Ground Lease; and Ground Lease Estoppel for city lease regarding property located at 2700 Skypark Drive operating as a Lowe's Home Improvement Center.

The City Manager recommends that City Council:

- 1) Authorize a Second Amendment to Lease and Assignment and Assumption Agreement for city lease by and among City of Torrance, a municipal corporation (hereinafter referred to as the "City"), LDC Skypark, LLC, a California limited liability company (hereinafter referred to as the "Assignor"), and 6th St. Governor, LLC, a California limited liability company (hereinafter referred to as the "Assignee") (C2004-155) for property located at 2700 Skypark Drive operating as Lowe's Home Improvement Center and;
- 2) Authorize a Ground Lease Estoppel as entered into by, City of Torrance, in favor of IXIS Real Estate Capital Inc., a New York corporation ("Lender").

D. City Treasurer - Adopt RESOLUTION establishing the 2007 Statement of Investment Policy.

The City Treasurer recommends that City Council adopt a RESOLUTION establishing the Statement of Investment Policy for 2007.

E. Community Services – Fill two vacant Commission on Aging seats and adopt an ORDINANCE changing the Commission on Aging membership to seven members.

The Community Services Director recommends that City Council:

- 1) Appoint Commission on Aging Club representatives Charles Breaker and Art Callen to fill two vacant General Representative seats on the Commission on Aging; and
- 2) Adopt an ORDINANCE amending Sections 1, 2 and 3 of Article 18 of Chapter 3 of Division 1 of the Torrance Municipal Code to change the membership of the Commission on Aging to seven members.

F. City Manager – Adopt RESOLUTION renewing general services agreement with Los Angeles County. Expenditure: N/A

The City Manager recommends that City Council adopt a RESOLUTION to renew a general services agreement with the County of Los Angeles for a five-year period commencing July 1, 2007 through June 30, 2012.

13. HEARINGS

A. Community Development – Adopt RESOLUTION denying a Precise Plan of Development to allow second story additions to an existing two story multiple family residence and a new detached garage and laundry room on property located in the Hillside Overlay District in the R-3 zone at 336 Paseo De La Playa.

The Planning Commission and the Community Development Director recommend that City Council deny the appeal and adopt a RESOLUTION denying a Precise Plan of Development to allow the construction of second story additions to an existing two story multiple family residence and the construction of a new detached garage and laundry room on property located in the Hillside Overlay District in the R-3 zone at 336 Paseo De La Playa.

PRE06-00031: CHARLES BELAK-BERGER (SUZANNE BUTLER)

17. ORAL COMMUNICATIONS #2

Date: March 6, 2007

Council order - Nowatka Sutherland Witkowski Brewer Drevno McIntyre
Staff & Public Comments

Under the provisions of the Brown Act, the legislative body is prohibited from taking or engaging in discussion on any item not appearing on the posted agenda.

18. EXECUTIVE SESSION

City Council Closed Session

A. CONFERENCE WITH LABOR NEGOTIATOR

(California Government Code § 54957.6):

Agency Negotiator: LeRoy J. Jackson

Employee Organization/Association:

- | | |
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| 1. Certain Full-Time Salaried and Hourly Employees | 11. Torrance Fire Fighters Association |
| 2. Certain Part-Time Hourly Employees | 12. Torrance Fiscal Employees Association |
| 3. Crossing Guards | 13. Torrance Library Employees Association |
| 4. Elected Officials | 14. Torrance Municipal Employees/AFSCME Local 1117 AFL-CIO |
| 5. Engineers Association | 15. Torrance Police Commanders' Association |
| 6. Executive & Management Employees | 16. Torrance Police Officers Association |
| 7. Police & Fire Trainees | 17. Torrance Professional Parks & Recreation
Employee Organization |
| 8. Safety Management Employees | 18. Torrance Professional & Supervisory Association |
| 9. Torrance City Employees' Association | 19. Torrance Recurrent Recreational Employees Organization |
| 10. Torrance Fire Chief Officers Association | |

B. CONFERENCE WITH LEGAL COUNSEL – SIGNIFICANT EXPOSURE TO LITIGATION

(California Government Code § 54956.9(b) (3) (B):

One case

C. CONFERENCE WITH LEGAL COUNSEL – INITIATION OF LITIGATION

(California Government Code § 54956.9 (c):

One case

D. REAL PROPERTY - CONFERENCE WITH REAL PROPERTY NEGOTIATOR

(California Government Code § 54956.8):

- 1) Property: Right-of-Way located on the west side of Beryl south of Towers abutting property located at 19209 Ronald Avenue.
- Agency Negotiator: LeRoy J. Jackson
- Negotiating Parties: City of Torrance and Ted Borges
- Under Negotiation: Consideration of the price and terms of payment for offer to purchase

Redevelopment Agency Closed Session – None

19. ADJOURNMENT

- A. Adjourn City Council and Redevelopment Agency to Tuesday, March 20, 2007, at 5:30 p.m. for an executive session, with the regular meeting commencing at 7:00 p.m. **Tuesday, March 13, 2007 will be a Council dark night.**

Sue Herbers, City Clerk

"Be patient and calm — for no one can catch fish in anger."
— *Herbert Hoover*

ALL BIDS MUST BE RECEIVED IN THE CITY CLERK'S OFFICE BY 2:00 P.M., BIDS WILL BE OPENED IN THE COUNCIL CHAMBERS AT 2:15 P.M.		
BIDS	DESCRIPTION	OPENING DATE
RFP B2007-11	Request for Proposal for Engineering and Traffic Survey Services for the Establishment of Speed Zones Citywide Questions may be referred to Sepideh Sedadi at 310.618.5990.	Friday March 23, 2007

City Hall will be closed:

Friday, March 2
Friday, March 16
Friday, March 30