

## I N D E X

Torrance City Council - July 9, 1985

<u>SUBJECT:</u>	<u>PAGE</u>
<u>OPENING CEREMONIES:</u>	
1. Call to Order	1
2. Roll Call	1
3. Flag Salute and Invocation	1
<u>STANDARD MOTIONS:</u>	
4. Approval of Minutes	1
5. Motion to Waive Further Reading	2
6. Withdrawn or Deferred Items	2
7. Council Committee Meetings	2
<u>8. COMMUNITY MATTERS:</u>	
8a. Presentation of Plaque to Florence Foreman (withdrawn)	2
<u>10. TRANSPORTATION/PUBLIC WORKS MATTERS:</u>	
10a. Grant of Easement on Valco Airport Lease	5
10b. Relocation of Telephone Cabinet Structure	5
<u>11. POLICE AND FIRE MATTERS:</u>	
11a. Towing and Storage Contract	5,6
<u>14. PERSONNEL MATTERS:</u>	
14a. Private Industry Council Appointments	2,3
14b. Funding Allocations and Subcontracts (JTPA)	3,4
14c. JTPA Fiscal Year 1985/86 Subcontract Agreements	4
<u>15. HEARINGS:</u>	
15a. V 85-1, Texas Loosey's	6-8
<u>17. ADMINISTRATIVE MATTERS:</u>	
17a. Purchase of Fire/Property Insurance	8,9
17b. Telephone System Maintenance Contract	9
17c. FAB Industries Plans for 13 Acre Airport Site	9,10
17d. Adkins-Alflen Mercedes Benz Leasehold	10-12
17e. On-Premise Signs in English	12
17f. Executive Session	17-20
<u>20. CONSENT CALENDAR:</u>	
20a. Investment Report Month of May, 1985	14,15
20b. Maintenance Agreement - "INFORM" Programming Language	14,15
20c. Award of Contract - Ready Mix Concrete	15
20d. Award of Contract - Street Rollers	15
<u>21. ADDENDUM MATTERS:</u>	
21a. Regulation of Vehicle Habitation and Parking	13,14
<u>22. ORAL COMMUNICATIONS*:</u>	
22a. City Clerk Babb re Senior Citizens Council vacancy	15
22b. Councilman Applegate re fire assistance in State	16
22c. Councilman Applegate re opening of YMCA	16
22d. Councilwoman Geissert re July Fourth celebration	16
22e. Councilman Nakano re Wedding Anniversary	16
22f. Councilman Wirth re July Fourth festivities	16
22g. Miss Pauline Greer re construction dispute	16
22h. Mr. Eric Scher re Agenda Item 15a	16

Adjournment was at 11:12 p.m.

Peggy Laverty  
Minute Secretary

City Council  
July 9, 1985

Prepared by Office of City Clerk  
DONNA M. BABB, CITY CLERK

July 9, 1985

MINUTES OF A REGULAR MEETING  
OF THE TORRANCE CITY COUNCIL

OPENING CEREMONIES:

1. CALL TO ORDER:

The Torrance City Council convened in a regular meeting on Tuesday, July 9, 1985, at 7:00 p.m., in the Council Chambers at Torrance City Hall.

2. ROLL CALL:

Present: Councilmembers Applegate, Geissert, Mock, Nakano, Walker, Wirth and Mayor Armstrong.

Absent: None.

Also present: City Manager Jackson, City Attorney Remelmeyer, and staff representatives.

3. FLAG SALUTE AND INVOCATION:

Boy Scout Troop #310, James Gordon, Scoutmaster, led in the salute to the flag.

The invocation for the meeting was provided by Pastor Jim Park, Seventh Day Adventist Church.

STANDARD MOTIONS:

4. APPROVAL OF MINUTES:

MOTION: Councilman Applegate moved for approval of the minutes of June 11, 1985, as recorded. His motion was seconded by Councilwoman Geissert, and roll call vote was unanimously favorable.

1. City Council  
July 9, 1985

5. MOTION TO WAIVE FURTHER READING:

Councilman Applegate MOVED that after the City Clerk has assigned 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 Councilmember the right to demand the reading of any such resolution or ordinance in regular order. His motion, seconded by Councilwoman Geissert, carried unanimously by roll call vote.

6. WITHDRAWN OR DEFERRED ITEMS:

8a. Presentation of Plaque - WITHDRAWN.

7. COMMITTEE MEETINGS:

Community Planning and Design Committee  
Met July 8: Report to be presented during  
Redevelopment Agency meeting this date.

Finance Committee  
Met this date: Report to be forthcoming.

8. COMMUNITY MATTERS:

8a. PRESENTATION OF PLAQUE:

WITHDRAWN.

Considered next out of order --

14. PERSONNEL MATTERS:

14a. PRIVATE INDUSTRY COUNCIL APPOINTMENTS:

Mayor Armstrong introduced, from the audience, Councilwoman Vera DeWitt from the City of Carson, and Councilman Leonard Loy from Lomita.

The following individuals were introduced by the Mayor as reappointments to the Carson/Lomita/Torrance Private Industry Council:

Michael Mitoma, President, Pacific Business Bank - Carson.

Jeremiah Bresnahan, Superintendent, SCROC - Torrance.

Jim Hackett, Administrator, Charter Pacific Hospital -  
Torrance.

2.

City Council  
July 9, 1985

Sam Schauerman, V.P. Instruction Education, El Camino College - Torrance.

Bob Lewis, Treasurer, Temcor - Torrance.

William Johnson, co-owner, Brigante & Johnson Accountancy Corp. - Torrance.

New appointees were introduced as follows:

Michael J. Elliott, V.P. Governmental/Civic Affairs, Watson Land Co. - Carson.

J. Michael Leavitt, V.P. Admin. Services, Fletcher Oil & Refining Co. - Carson.

Scott A. Zimmon, Mgr. Human Resources, Standard Brands Paint - Torrance.

Henry Kaneshiro, Manager, Carson EDD - Torrance.

Dee Bright, Assoc. Exec. Director - YMCA - Torrance.

MOTION: Councilwoman Geissert moved to approve the above nominees for membership in the Carson/Lomita Torrance Private Industry Council. Her motion was seconded by Councilman Walker, and carried without objection.

The Oath of Office was administered by City Clerk Babb.

14b. FUNDING ALLOCATIONS AND SUBCONTRACTS (JTPA):

RECOMMENDATION OF PERSONNEL MANAGER:

It is recommended that your Honorable Body:

- 1) Accept revised 1985/86 Summer Youth Employment and Training Program (SYETP) allocations and;
- 2) Adopt the resolution authorizing execution of FY 85/86 contracts and/or contract amendments with the Switzer Center, the Office of Samoan Affairs, the Los Angeles Unified School District and the Torrance Unified School District.

At the request of Mayor Armstrong, City Clerk Babb read title to --

RESOLUTION NO. 85-179

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND THE CITY CLERK TO EXECUTE AND ATTEST THESE CERTAIN CONTRACTS BETWEEN THE CITY OF TORRANCE, THE SWITZER CENTER AND THE OFFICE OF SAMOAN AFFAIRS, THESE CERTAIN CONTRACT AMENDMENTS BETWEEN LOS ANGELES UNIFIED SCHOOL DISTRICT AND TORRANCE UNIFIED SCHOOL DISTRICT

MOTION: Councilman Wirth moved for the adoption of Resolution No. 85-179, accepting the revised allocations and approving the recommendation. His motion was seconded by Councilman Nakano, and carried by way of the following roll call vote:

AYES:	COUNCILMEMBERS:	Applegate, Mock, Nakano, Walker, Wirth and Mayor Armstrong.
NOES:	COUNCILMEMBERS:	None.
ABSTAIN:	COUNCILMEMBERS:	Geissert (member of Board of Directors, Switzer Center).

14c. JTPA FISCAL YEAR 1985/86 SUBCONTRACT AGREEMENTS:

At the request of Mayor Armstrong, City Clerk Babb read title to --

RESOLUTION NO. 85-180

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND THE CITY CLERK TO EXECUTE AND ATTEST THESE CERTAIN CONTRACTS BETWEEN THE CITY OF TORRANCE AND EXCEL SECURITY SERVICES, INC., PACIFIC ASIAN CONSORTIUM FOR EMPLOYMENT AND KEVIN ANTHONY, CONSULTANT

City Attorney Remelmeyer requested that the above Resolution be adopted subject to the City Attorney's approval.

MOTION: Councilman Nakano moved for the adoption of Resolution No. 85-180, subject to the City Attorney's approval. His motion was seconded by Councilwoman Geissert, and roll call vote was unanimously favorable.

The Council now returned to --

10. TRANSPORTATION/PUBLIC WORKS MATTERS:

10a. GRANT OF EASEMENT ON VALCO AIRPORT LEASE:

City Clerk Babb read title to --

RESOLUTION NO. 85-181

A RESOLUTION OF THE CITY OF TORRANCE  
AUTHORIZING AND DIRECTING THE MAYOR AND  
CITY CLERK TO EXECUTE AND ATTEST AN  
EASEMENT TO SOUTHERN CALIFORNIA EDISON  
COMPANY FOR UNDERGROUND ELECTRICAL  
SYSTEMS AND APPURTENANCES

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-181. Her motion was seconded by Councilman Nakano, and roll call vote was unanimously favorable.

10b. RELOCATION OF TELEPHONE CABINET STRUCTURE:

At the request of Mayor Armstrong, City Clerk Babb read title to --

RESOLUTION NO. 85-182

A RESOLUTION OF THE CITY COUNCIL OF THE CITY  
OF TORRANCE AUTHORIZING PACIFIC BELL TO RELOCATE  
TELEPHONE COMPANY STRUCTURE WHICH INTERFERES WITH  
CONSTRUCTION OF WALTERIA RESERVOIR ACCESS ROAD

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-182. Her motion, seconded by Councilman Mock, carried unanimously by roll call vote.

11. POLICE AND FIRE MATTERS:

11a. TOWING AND STORAGE CONTRACT:

City Clerk Babb read title to the following --

RESOLUTION NO. 85-183

A RESOLUTION OF THE CITY COUNCIL OF THE CITY  
OF TORRANCE FIXING CERTAIN OF THE CHARGES FOR  
VEHICLE TOWING PURSUANT TO THE CONTRACT  
BETWEEN THE CITY OF TORRANCE AND VAN LINGEN  
BODY SHOP, INC.

MOTION: Councilman Mock moved for the adoption of Resolution No. 85-183. His motion, seconded by Councilman Walker, carried unanimously by roll call vote.

14. PERSONNEL MATTERS:

14a. See Page 2.

14b. See Page 3.

14c. See Page 4.

15. HEARINGS:

15a. V 85-1, TEXAS LOOSEY'S:

Mayor Armstrong announced that this was the time and place for consideration of a request for a Variance to allow less than Code required parking for a restaurant located in a shopping center in the C-3 zone at 22252 Palos Verdes Boulevard. V 85-1, TEXAS LOOSEY'S.

Proof of publication was presented by City Clerk Babb and it was ordered filed, there being no objection.

Staff presentation was provided by Acting Planning Associate Gibson, who noted the recommendation of both the Planning Commission and Planning Department for **DENIAL** of the requested Variance.

President of Texas Loosey's Chili Parlor and Saloon, Mr. Ron Walton, 22252 Palos Verdes Boulevard, illustrated, with the aid of slides, the absence of a parking problem on the subject site during various times of the day and week. Mr. Walton indicated his willingness to modify his alarm system so that his employees would exit from the front of the building rather than the present practice of exiting from the rear adjacent to the adjoining residential use.

Speaking for the residential neighborhood, Mr. Eric Scher, 5120 Mindora Drive, addressed their concerns (correspondence and petition of record) particularly in the area of noise during late night hours, and noted their opposition to any kind of expansion of Texas Loosey's because of activities associated with the bar.

There being no one else in the audience who wished to speak on this matter, Councilman Applegate moved to close the hearing. His motion was seconded by Councilman Walker, and roll call vote was unanimously favorable.

Councilman Walker expressed his opinion that the subject Center apparently has the proper mix of uses which allows sufficient parking for the various businesses when required. Noting the recommended added conditions of staff to relocate the trash enclosure and to construct a 6-foot high wall adjacent to the residential uses, Mr. Walker pointed out that approval of the Variance would contribute to solving the problems in the area, and he offered the following --

MOTION: Councilman Walker moved to approve V 85-1, subject to conditions. His motion was seconded by Councilman Applegate.

NOTE: The above motion was later amended - see below.\*\*

Councilman Applegate concurred with Councilman Walker's opinion that the granting of this Variance to allow the expansion of an existing use, allows an opportunity to impose conditions on that use which will help mitigate an existing neighborhood problem. Mr. Applegate suggested that the above motion for approval be modified to add the following conditions:\*\*

- ° That trash dumping from this establishment is to be restricted to prior to 10:00 p.m.
- ° That trash containers shall be of quieter materials, to the satisfaction of the Planning Department.
- ° That the alarm system shall be redirected and the employee exit pattern changed to the front of the building.

Councilman Walker accepted these conditions as an AMENDMENT TO HIS MOTION.

Speaking in opposition to the motion, Councilman Wirth opined that, although there is apparently no parking problem in the Center, the existence of a restaurant so close to residential does cause a problem for the neighborhood -- the proposed expansion could allow for an increase in patronage and an increase in the problems associated therewith.

It was suggested by Councilwoman Geissert that the motion be further modified to establish a two-year time limit on the Variance, at which time it would return to the City Council for review in conjunction with the proposed extension of Lomita Boulevard (there being 15 parking spaces in this Center in the right-of-way of that proposed street extension).

This suggested amendment was NOT accepted by Councilman Walker, who suggested that if the extension of Lomita Boulevard is approved in the future, an alternative manner of approaching the entire neighborhood will have to be considered. Councilman Applegate noted his opinion that if the 15 parking spaces are lost due to the extension of Lomita Boulevard in the future, no parking problem will result because of the unique mix of uses in the Center.

Mayor Armstrong suggested that additional landscaping along the rear, in addition to the fencing, be considered.

The motion for approval of V 85-1, AS AMENDED, carried by way of the following roll call vote:

AYES: COUNCILMEMBERS: Applegate, Geissert, Nakano,  
Walker and Mayor Armstrong.

NOES: COUNCILMEMBERS: Mock and Wirth.

City Clerk Babb read title to --

RESOLUTION NO. 85-184

A RESOLUTION OF THE CITY COUNCIL OF THE CITY  
OF TORRANCE, CALIFORNIA, GRANTING A VARIANCE  
FROM THE PROVISIONS OF DIVISION 9 OF THE  
TORRANCE MUNICIPAL CODE TO ALLOW LESS THAN  
CODE REQUIRED PARKING IN THE C-3 ZONE AT  
22252 PALOS VERDES BOULEVARD  
V 85-1: TEXAS LOOSEY'S

MOTION: Councilman Walker moved for the adoption of Resolution No. 85-184, AS AMENDED. His motion was seconded by Councilman Applegate, and carried as indicated by the following roll call vote:

AYES: COUNCILMEMBERS: Applegate, Geissert, Nakano,  
Walker and Mayor Armstrong.

NOES: COUNCILMEMBERS: Mock and Wirth.

(Note: See Page 16, Item 22h, for further comment).

17. ADMINISTRATIVE MATTERS:

17a. PURCHASE OF FIRE/PROPERTY INSURANCE:

RECOMMENDATION:

It is the recommendation of the City Manager that your Honorable Body accept the renewal proposal of Fireman's Fund

8.

City Council  
July 9, 1985

Insurance Company to provide the City's fire/property coverage for July 1, 1985 to July 1, 1986, at a cost of \$57,690 with a deductible of \$2,500. Funds for this coverage are contained in the 1985-86 City Manager's Budget.

MOTION: Councilman Applegate moved to concur with the above recommendation of the City Manager. His motion was seconded by Councilman Wirth, and roll call vote was unanimously favorable.

17b. TELEPHONE SYSTEM MAINTENANCE CONTRACT WITH API TELEPHONE SYSTEMS:

City Clerk Babb read title to --

RESOLUTION NO. 85-185

A RESOLUTION OF THE CITY COUNCIL OF THE  
CITY OF TORRANCE AWARDING A CONTRACT FOR  
MAINTAINING THE CITY'S TELEPHONE SYSTEM  
IN GOOD OPERATING CONDITION

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-185. Her motion, seconded by Councilman Wirth, carried unanimously by roll call vote.

17c. FAB INDUSTRIES CONCEPTUAL PLANS FOR 13 ACRE AIRPORT SITE:

Mayor Armstrong announced that he would abstain in consideration of this item because of his wife's employment. Councilman Applegate announced that he would abstain for reasons of record. These two gentlemen then departed from the Council Chambers.

Mayor Pro Tem Walker conducted this portion of the meeting.

Representing FAB Industries was Mr. Richard Huddleson, 24050 Madison Street, who presented their revised conceptual plan for development of the northeast quadrant of Pacific Coast Highway and Madison Street. Review of the renderings presented with expansion and clarification as desired provided by Mr. Huddleson, resulted in the following action.

MOTION: Councilwoman Geissert moved to support the new conceptual proposal for development of the 13-acre Airport site. Her motion, seconded by Councilman Wirth, carried by way of the following roll call vote:

AYES: COUNCILMEMBERS: Geissert, Mock, Nakano,  
Wirth and Mayor Pro Tem  
Walker.

NOES: COUNCILMEMBERS: None.

ABSTAIN: COUNCILMEMBERS: Applegate and Mayor Armstrong.

Councilman Applegate and Mayor Armstrong returned to the Chambers at this time.

17d. ADKINS-ALFLEN MERCEDES BENZ LEASEHOLD:

Noting that this matter was continued from the July 2, City Council meeting, Mayor Armstrong called attention to supplemental material received this date from the City Attorney's office.

At the request of the Mayor, City Attorney Remelmeyer reviewed the present status of negotiations with Mr. Adkins, and recommended adoption of Resolution "B" which establishes the Gross Receipts method of computing percentage rent and denies Mr. Adkins' request for a change in language in the Assignment Section of the lease. Mr. Remelmeyer suggested that a satisfactory solution to both the question of substitution of the Sales Tax method (as requested by Mr. Adkins and preferred by the City Manager/Land Management Team) for the Gross Receipts method, and modification of the Assignment Section might be worked out to the mutual satisfaction of all involved within a three to four week period.

The position of the City Manager and Land Management Team in favor of adopting Resolution "A" was reaffirmed by the Team's Executive Officer, Albert Ng. Mr. Ng advised that this Resolution would implement a Sales Tax formula which would provide the best possible audit trail for the City.

The proponent, Mr. Bill Adkins, 20710 Hawthorne Boulevard, reiterated the time constraints surrounding his letter of credit and approval of his loan application by Mitsubishi Bank (see Council minutes of July 2, Page 8), noting the three to four week delay suggested by Mr. Remelmeyer to be completely unsatisfactory.

The possibility was discussed of implementing the formula based on Sales Tax returns, with an added proviso that in the event the sales tax system were abolished or drastically modified, there would then be a fallback to the Gross Receipts provision. Mr. Adkins agreed with this proposal.

MOTION: Councilman Applegate moved to concur with Resolution "A", with the addition of a fallback provision as above noted. His motion was seconded by Councilman Walker.

Opposition to the motion was voiced by Councilman Wirth who deemed this an uncharted area where there may be future problems; Resolution "B" was preferred by Mr. Wirth.

Councilman Mock also indicated a preference for Resolution "B" because of the complex nature and legal aspects of the sales section of the proposal reflected in Resolution "A".

Roll call vote on Councilman Applegate's motion concurring with Resolution "A", with the fallback provision, was as follows:

AYES: COUNCILMEMBERS: Applegate, Geissert, Nakano, Walker and Mayor Armstrong.

NOES: COUNCILMEMBERS: Mock and Wirth.

At the request of Mayor Armstrong, City Clerk Babb read title to --

RESOLUTION "A"

RESOLUTION NO. 85-186

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE APPROVING THE SUBSTITUTION OF WILLIAM J. ADKINS AND JOSEPH ALFLEN AS LESSEE IN PLACE OF CARWELL CORPORATION, DOING BUSINESS AS SOUTH BAY AUTOHAUS; APPROVING CERTAIN OTHER AMENDMENTS TO THE TERMS OF THE LEASE; AND APPROVING A MODIFICATION TO THE LEASE TO CHANGE THE DEFINITION OF GROSS RECEIPTS

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-186, AMENDED with additional language pertaining to the fallback provision. Her motion was seconded by Councilman Walker, and carried by way of the following roll call vote:

AYES: COUNCILMEMBERS: Applegate, Geissert, Nakano, Walker and Mayor Armstrong.

NOES: COUNCILMEMBERS: Mock and Wirth.

At this time, Mr. Bill Bartz, Attorney for Mr. Adkins, 952 Manhattan Beach Boulevard, Manhattan Beach, requested that the lease be executed July 11, if possible. City Attorney Remelmeyer responded affirmatively to this request.

Mr. Bartz then inquired regarding Paragraph 26 of the lease pertaining to assignment of the leasehold. Land Management Executive Officer Ng advised that their recommendation is the same as the City Attorney in this regard, that this section remain **unchanged**. Mayor Armstrong affirmed Council action to be in line with that recommendation.

City Attorney Remelmeyer then advised the proponent that his request regarding the assignment, as well as the sales tax, was approved.

17e. ON-PREMISE SIGNS IN ENGLISH:

City Clerk Babb read title to --

ORDINANCE NO. 3145

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING SECTION 88.7.12 TO THE TORRANCE MUNICIPAL CODE REQUIRING BUSINESSES AND PLACES OF PUBLIC ASSEMBLY TO HAVE AT LEAST ONE ON-PREMISES SIGN SETTING FORTH THE NAME AND THE STREET ADDRESS NUMBER IN ROMAN LETTERS AND ARABIC NUMERALS

MOTION: Councilman Nakano moved for the approval of Ordinance No. 3145 at its first reading. His motion was seconded by Councilwoman Geissert, and roll call vote was unanimously favorable.

17f. EXECUTIVE SESSION:

See Pages 17-20.

\* \* \*

12.

City Council  
July 9, 1985

Considered at this time out of order --

21. ADDENDUM MATTERS:

21a. REGULATION OF VEHICLE HABITATION AND PARKING:

Staff presentation with the aid of slides was provided by Environmental Quality Administrator McElroy -- the receipt of petitions and correspondence, of record, was noted.

Ordinances, as drafted, were reviewed:

Ordinance 1 covering the use of vehicles for purposes of habitation on public property;

Ordinance 2 pertaining to the use of vehicles for habitation on private property; and

Ordinance 3 allowing the parking of vehicles on paved areas only, but also allowing vehicles to be parked in rear yards when screened by a 6-foot wall.

City Attorney Remelmeyer called attention to his recommendation that Ordinance 3 be withdrawn and redrafted.

Council concerns were voiced regarding present Ordinance wording which would possibly encourage the paving of lawn areas to stay within the letter of the law concerning RV parking; the need for an exception on street sweeping days; the possibility of allowing storage in sideyard areas; etc. The need for rework to allow for more clearcut wording was acknowledged.

From the audience, Mrs. Joanne Ishimini, 5237 Bindewald Road, described serious, ongoing problems in her neighborhood, submitting photographs to substantiate her claim. A petition containing some 248 signatures was also submitted by this speaker, said petition urging adoption of the proposed ordinances. Mrs. Ishimini urged timely action by the City.

Next to speak was Mrs. Dee Hardison, 2024 West 236th Street, SETHA President, who pointed out that some abandoned oil sites are used for RV storage, and have become "junk yards." It was the request of Mayor Armstrong that this matter be addressed, if possible, during any redraft of the proposed ordinances.

Ms. Lynn Benedict, 26119 Delos Drive, described the existing untenable situation involving a family living in a recreational vehicle on her street. Immediate action controlling vehicle habitation in the public way was urged by this speaker.

A resident of Ellinwood Drive, Ms. Denise Nazmuth, described circumstances surrounding an experience with an individual living in a vehicle parked in the public way on her street, and stressed the public health aspects and considerations of same.

MOTION: Councilman Wirth moved that the subject ordinances be returned to staff for redraft, with an Emergency Ordinance addressing the problem of using the public way for private habitation to be returned to the Council in one week. His motion was seconded by Councilman Mock.

A SUBSTITUTE MOTION was offered by Councilwoman Geissert to approve Ordinance 1 at its first reading at this time. This motion DIED FOR LACK OF A SECOND.

Prior to roll call vote on the original motion, Mrs. Ishmini returned to submit material covering like situations from other jurisdictions.

Mrs. Benedict returned to further review the negative aspects and considerations involved in living on public property.

Roll call vote on Councilman Wirth's above motion was unanimously favorable.

The Council now returned to --

20. CONSENT CALENDAR:

20a. INVESTMENT REPORT - MONTH OF MAY, 1985:

RECOMMENDATION OF CITY TREASURER:

It is recommended that the Council receive the investment report for information only.

20b. RENEWAL OF MAINTENANCE AGREEMENT FOR "INFORM" PROGRAMMING LANGUAGE:

RECOMMENDATION OF INFORMATION SYSTEMS DIRECTOR:

It is recommended that the City Council authorize an expenditure of \$6,000 for maintenance of the INFORM programming language.

- 20c. AWARD OF ANNUAL CONTRACT - To furnish Ready Mix Concrete,  
Class "A" and "C"  
REF. BID NO. B85-39  
ANTICIPATED ANNUAL COST: \$43,775.76  
including tax

RECOMMENDATION OF PURCHASING AGENT/BUYER:

It is recommended that Council award an annual contract to furnish the required Ready Mix Concrete to the low bidder, the A&A Ready-Mix Concrete Company of Gardena, California, in the anticipated amount of \$43,775.76 including tax.

- 20d. AWARD OF CONTRACT - Purchase of two (2) budgeted-replacement street rollers - diesel (with trailers) utilizing June 11, 1985 previous bid for purchase.  
REF. BID NO. B85-36  
EXPENDITURE: \$40,949.26

RECOMMENDATION OF PURCHASING AGENT:

It is requested that Council allow staff to purchase these two new budgeted-replacement units utilizing our previous one-month old bid (Bid #B85-36) and for Council to award a contract to the low bidder of that bid, the Case Power and Equipment Company, in the total amount of \$40,949.26 including tax for the two units.

MOTION: Councilman Applegate moved to concur with staff recommendations on Agenda Items 20a, 20b, 20c, and 20d. His motion was seconded by Councilman Mock, and roll call vote was unanimously favorable.

- 21a. See Page 13.

\* \* \*

At 9:53 p.m., the City Council convened in Joint Session with the Redevelopment Agency, returning to the Council agenda at 10:00, but remaining in Joint Session for purposes of an Executive Session at the conclusion of Council business.

\* \* \*

22. ORAL COMMUNICATIONS:

22a. City Clerk Babb requested that Council consider filling the vacancy on the Senior Citizens Council on August 6, 1985, at 6:30 p.m. There were no objections, and it was so ordered.

15.

City Council  
July 9, 1985

22b. Councilman Applegate inquired as to the City of Torrance's involvement in the recent State-wide fires. Battalion Chief Rogers responded by advising that the City of Torrance has sent personnel and equipment to San Luis Obispo to assist in fighting the devastating fires now raging in that area.

22c. Councilman Applegate announced the opening of the new YMCA August 3.

22d. Councilwoman Geissert commended all involved in the very successful July Fourth celebration at Wilson Park.

22e. Councilman Nakano announced that he and his wife had recently celebrated their 25th Wedding Anniversary.

22f. Councilman Wirth added his commendation regarding the July Fourth festivities.

22g. Miss Pauline Greer, 1320 Arlington Avenue, detailed circumstances surrounding the proposed construction of an addition to the dwelling at 1337 Engracia Avenue, noting that this addition as proposed will extend some 15-20 feet into the established front setback, thus being incompatible with the neighborhood. Miss Greer maintained that this construction should require an application for a Waiver or Variance and requested that the Building Permit be rescinded.

Mayor Armstrong directed staff to look into the matter.

22h. Mr. Eric Scher, 5120 Mindora Drive, referenced V 85-1 granted by the Council this evening to Texas Loosey's (see Item 15a, Pages 6-8), stressing the serious concerns of the neighborhood regarding this action, and also advising that, to his knowledge, Texas Loosey's is anticipating applying for a liquor license (presently having a beer and wine license only). In response to this citizen's inquiry regarding an appeal of Council's action, Mayor Armstrong explained the rights of any citizen to appeal through the Courts.

\* \* \*

The Council now returned to --

17f. EXECUTIVE SESSION:

The Council/Redevelopment Agency having remained in Joint Session (see Page 15) Mayor/Chairman Armstrong read the following statement into the record:

The City Council, acting as the Redevelopment Agency, will now recess to closed session for the purpose of conferring with and receiving advice from the Redevelopment Agency's counsel concerning the following:

1. Pending litigation concerning eminent domain proceedings of 26 acres of land situated north of Torrance Boulevard and east of Van Ness Avenue (Redevelopment agency of the City of Torrance vs. J. S. Enterprises, Inc., et al Superior Court Case No. 544996, et al.)

The City Council will also recess to closed session to confer with the City Attorney regarding the following:

Possible litigation concerning the Park Del Amo project and the deed to the Madrona Marsh.

The City Council will also recess to closed session to confer with the City Manager regarding salaries, salary schedules and compensation of certain employee groups.

This closed session is being held pursuant to the following sections of the Government Code: 54956.9(a); 54956.9(c) and 54957.8 and 54957.6.

At 10:17 p.m., the City Council/Redevelopment Agency of the City of Torrance recessed to Executive Session (Councilman Applegate announced that he would ABSTAIN in consideration of the Madrona Marsh/Park Del Amo matter and would absent himself from the meeting room at that time).

The Agency/Council returned at 11:09 p.m., to take the following City Council action:

At Mayor Armstrong's request, City Clerk Babb read title to the following:

MEMORANDUM OF INTENT

TORRANCE MUNICIPAL EMPLOYEES, LOCAL 1117  
1985

A MEMORANDUM OF INTENT BETWEEN THE TORRANCE MUNICIPAL EMPLOYEES, LOCAL 1117, AFSCME AND THE REPRESENTATIVES OF THE CITY OF TORRANCE TO BE REFERENCED BY THE CITY COUNCIL FOR THE PURPOSE OF FIXING AN EFFECTIVE DATE FOR CHANGES IN COMPENSATION

MOTION: Councilwoman Geissert moved to concur with the above Memorandum of Intent. Her motion was seconded by Councilman Walker, and roll call vote was unanimously favorable.

Mayor Armstrong then requested City Clerk Babb to read title to the following series of Resolutions.

RESOLUTION NO. 85-187

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SETTING FORTH WAGES, HOURS AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE FIRE FIGHTERS ASSOCIATION FOR THE PERIOD FROM JUNE 24, 1984 TO JULY 1, 1986 INCLUDING CERTAIN CHANGES CONTAINED THEREIN

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-187. Her motion was seconded by Councilman Applegate, and roll call vote was unanimously favorable.

RESOLUTION NO. 85-188

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SETTING FORTH WAGES, HOURS, AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE LIBRARY EMPLOYEES ASSOCIATION FOR THE PERIOD FROM JUNE 23, 1985 TO JULY 1, 1986.

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-188. Her motion, seconded by Councilman Nakano, carried unanimously by roll call vote.

RESOLUTION NO. 85-189

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SETTING FORTH WAGES, HOURS AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE PROFESSIONAL AND SUPERVISORY ASSOCIATION FOR THE PERIOD FROM JULY 7, 1985 TO JULY 1, 1986

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-189. Her motion, seconded by Councilman Nakano, was unanimously approved by roll call vote.

RESOLUTION NO. 85-190

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SETTING FORTH WAGES, HOURS, AND WORKING CONDITIONS FOR TORRANCE LIBRARY PART TIME EMPLOYEES IN THE JOBS OF LIBRARY PAGE, JUNIOR LIBRARY CLERK I, AND JUNIOR LIBRARY CLERK II FOR THE PERIOD JUNE 23, 1985 TO JULY 1, 1986

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-190. This motion was seconded by Councilman Applegate, and roll call vote was unanimously favorable.

RESOLUTION NO. 85-191

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SETTING FORTH WAGES, HOURS AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE PROFESSIONAL PARK AND RECREATION EMPLOYEES ORGANIZATION FOR THE PERIOD FROM JUNE 23, 1985 TO JULY 1, 1986

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-191. Her motion, seconded by Councilman Walker, carried unanimously by roll call vote.

RESOLUTION NO. 85-192

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SETTING FORTH WAGES, HOURS AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE RECURRENT RECREATION EMPLOYEES ORGANIZATION FOR THE PERIOD FROM JUNE 23, 1985 TO JULY 1, 1986

19.

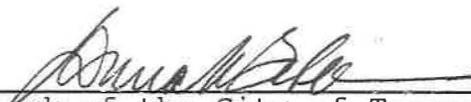
City Council  
July 9, 1985

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-192. This motion, seconded by Councilman Nakano, was unanimously approved by roll call vote.

At 11:12 p.m., the City Council/Redevelopment Agency adjourned to July 16, 1985, 5:30 p.m.

# # # # #

  
Mayor of the City of Torrance

  
Clerk of the City of Torrance

Peggy Laverty  
Minute Secretary

City Council  
July 9, 1985