

I N D E XTorrance City Council - September 3, 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 Withdrawn or Deferred Agenda Items	2
7. Council Committee Meetings	2
<u>8. COMMUNITY MATTERS:</u>	
8a. Introduction of Officer David Crespín and "Condor"	2
<u>10. TRANSPORTATION/PUBLIC WORKS MATTERS:</u>	
10a. Airport Grant Funds Application	2
10b. Relocation of Union Oil Co. Fire Service Facility	3
10c. Acceptance of Temporary Entry Permit	3
10d. Lomita Boulevard Improvements - Union Oil	4
<u>14. PERSONNEL MATTERS:</u>	
14a. Extension of Torrance City Attorney's Association MOU	5
14b. Service Award Program Design Change	5
14c. Torrance City Employees' Association MOU	5
<u>15. HEARINGS:</u>	
15a. Jim D'Angelo: Appeal of Proposed Deck Construction	6-8
<u>17. ADMINISTRATIVE MATTERS:</u>	
17a. Appropriations for Salary, Wage and Benefit Adjustments	9
17b. Executive Session	13,14
17c. Financial Consultant for Community Recreation and Cultural Arts Center and Airport Improvements	9,10
<u>20. CONSENT CALENDAR:</u>	
20a. Award of Contract - Bus Tire Changer Unit	10,11
20b. Award of Contract - Radar Units	10,11
20c. Award of contract - Video Production Equipment	10,11
<u>22. ORAL COMMUNICATIONS:</u>	
22a. City Manager Jackson re commercial refuse item	12
22b. Councilman Applegate re September 24 agenda	12
22c. Councilman Walker re animal cruelty penalties	12
22d. Councilman Walker re construction hours	12
22e. Mayor Armstrong re Historical Society dedication	12
22f. Miss Brandy Sleeth, Mrs. Vickie Lilly, Mr. Glenn Lilly, Miss Sherri Evans and Miss Terrie Anderson re closing of Shamrock	12
22g. Mr. Rudy Merstik re Mobil pollution	12

Adjournment was at 8:47 p.m.

# # # # #

Peggy Laverty  
Minute SecretaryCity Council  
September 3, 1985

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

September 3, 1985

MINUTES OF A REGULAR MEETING  
OF THE TORRNCE CITY COUNCIL

OPENING CEREMONIES:

1. CALL TO ORDER:

The Torrance City Council convened in a regular meeting on Tuesday, September 3, 1985, at 5:30 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:

Mr. Michael Cagaanan led in the salute to the flag.

The invocation for the meeting was provided by Captain Ray Nelson, Salvation Army.

STANDARD MOTIONS:

4. APPROVAL OF MINUTES:

MOTION: Councilman Applegate moved for approval of the City Council minutes of August 6, 1985, as recorded. His motion, seconded by Councilwoman Geissert, carried unanimously by roll call vote.

City Council  
September 3, 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 AGENDA ITEMS:

None.

7. COUNCIL COMMITTEE MEETINGS:

None scheduled.

8. COMMUNITY MATTERS:8a. INTRODUCTION OF OFFICER DAVID CRESPIN AND "CONDOR":

Captain Weyant introduced the newest addition to the City's K-9 Corps, "Condor" and his handler, Officer David Crespin.

10. TRANSPORTATION/PUBLIC WORKS MATTERS:10a. AIRPORT GRANT FUNDS APPLICATION:

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

RESOLUTION NO. 85-257

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, AUTHORIZING THE APPLICATION FOR AN ALLOCATION OF A GRANT IN THE AMOUNT OF \$77,500 UNDER THE CALIFORNIA AID TO AIRPORTS PROGRAM FOR THE PAVING OF TAXIWAY #5 AT THE AIRPORT

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-257. Her motion, seconded by Councilman Nakano, was unanimously approved by roll call vote.

City Council  
September 3, 1985

10b. RELOCATION OF UNION OIL CO. FIRE SERVICE FACILITIES:RECOMMENDATION:

The Engineering Department recommends that \$150,000 in Gas Tax Funds be transferred from Action Plan Project #24, Anza Avenue - Sepulveda Boulevard to Calle Mayor, to Action Plan Project #23 Lomita Boulevard - Crenshaw Boulevard to Garnier Street, to fund the necessary utility relocation (fire protection services) to be performed by the Union Oil Company.

Councilman Wirth expressed his appreciation for information from Union Oil Company regarding their heretofore uncompleted landscaping commitment, thus satisfying his concerns in that regard.

MOTION: Councilman Nakano moved to concur with the above stated recommendation of the Engineering Department. His motion was seconded by Councilman Mock, 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 (husband is employed by Union Oil).

10c. ACCEPTANCE OF TEMPORARY ENTRY PERMIT:

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

RESOLUTION NO. 85-258

A RESOLUTION OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO ACCEPT AND EXECUTE A TEMPORARY ENTRY PERMIT GRANTED BY SOUTHERN CALIFORNIA EDISON COMPANY FOR THE PURPOSE OF CONSTRUCTING A DRIVEWAY APRON ON LOMITA BLVD. EAST OF GARNIER STREET

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-258. Her motion, seconded by Councilman Nakano, was unanimously approved by roll call vote.

\* \* \*

City Council  
September 3, 1985

10d. LOMITA BOULEVARD IMPROVEMENTS - UNION OIL:

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

RESOLUTION NO. 85-259

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE AND ATTEST THE CERTAIN AGREEMENT BETWEEN THE CITY OF TORRANCE AND UNION OIL CO. FOR THE IMPROVEMENT OF LOMITA BLVD. AND THE GRANTING OF A STREET EASEMENT

MOTION: Councilman Nakano moved for the adoption of Resolution No. 85-259. His motion, seconded by Councilman Mock, carried as is indicated below:

AYES: COUNCILMEMBERS: Applegate, Mock, Nakano, Walker, Wirth and Mayor Armstrong.

NOES: COUNCILMEMBERS: None.

ABSTAIN: COUNCILMEMBERS: Geissert (for reasons of record).

RESOLUTION NO. 85-260

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING AND DIRECTING THE CITY CLERK TO ACCEPT ON BEHALF OF THE CITY A TEMPORARY CONSTRUCTION EASEMENT FROM UNION OIL CO. FOR THE IMPROVEMENT OF LOMITA BLVD. WEST OF CRENSHAW BLVD.

MOTION: Councilman Nakano moved for the adoption of Resolution No. 85-260. This motion was seconded by Councilman Mock, and carried as indicated by the following roll call vote:

AYES: COUNCILMEMBERS: Applegate, Mock, Nakano, Walker, Wirth and Mayor Armstrong.

NOES: COUNCILMEMBERS: None.

ABSTAIN: COUNCILMEMBERS: Geissert (for reasons of record).

\* \* \*

City Council  
September 3, 1985

14. PERSONNEL MATTERS:14a. EXTENSION OF TORRANCE CITY ATTORNEY'S ASSOCIATION MOU:

City Clerk Babb read title to --

RESOLUTION NO. 85-261

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SETTING FORTH CERTAIN CHANGES REGARDING WAGES, HOURS AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE CITY ATTORNEY'S ASSOCIATION

MOTION: Councilman Mock moved for the adoption of Resolution No. 85-261. His motion, seconded by Councilman Wirth, carried unanimously by roll call vote.

14b. SERVICE AWARD PROGRAM DESIGN CHANGE:

RECOMMENDATION OF ACTING PERSONNEL MANAGER/BUYER:

It is recommended that your Honorable Body: a) adopt the proposed design for the City's Service Award Program, and b) authorize the purchase of Service Award pins and accessories described in Proposal B from O.C. Tanner Company in the anticipated amount of \$13,415.24.

MOTION: Councilman Wirth moved to concur with the above stated staff recommendation. His motion was seconded by Councilwoman Geissert, and roll call vote proved unanimously favorable.

14c. TORRANCE CITY EMPLOYEES' ASSOCIATION MOU:

City Clerk Babb read title to --

RESOLUTION NO. 85-262

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SETTING FORTH WAGES, HOURS AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE CITY EMPLOYEES ASSOCIATION FOR THE PERIOD FROM AUGUST 18, 1985 TO JULY 1, 1987

MOTION: Councilwoman Geissert moved for the adoption of Resolution No. 85-262. Her motion was seconded by Councilman Mock, and roll call vote was unanimously favorable.

City Council  
September 3, 1985

15. HEARINGS:15a. JIM D'ANGELO: APPEAL OF PROPOSED DECK CONSTRUCTION:

Mayor Armstrong announced that this was the time and place for Council consideration of an appeal of a Planning Commission denial of proposed deck construction at 153 Via Pasqual (JIM D'ANGELO).

Planning Department recommends APPROVAL of the proposed deck construction; the Planning Commission recommends DENIAL.

Following staff presentation by Planning Associate Gibson, Mayor Armstrong invited the applicant to speak.

Mr. Jim D'Angelo provided a brief history and requested favorable consideration, affirming that he has agreed to lower the deck by seven inches and to provide landscaping at the base of the deck.

Mr. Tom Bauer, 622 Via Los Miradores, provided a chronological sequence of events surrounding the subject proposal and, with the aid of slides, presented a graphic portrayal of the impact of the proposed deck on various properties in the area. Strong opposition to the deck construction was voiced by this speaker, who cited the following areas of primary concern:

- o invasion of privacy
- o close proximity to neighbors
- o precedent-setting aspects
- o incompatibility with surrounding area.

The next speaker, Mr. Carl Sorenson, 618 Via Los Miradores, addressed concerns regarding invasion of privacy and erosion, as well as the precedent-setting possibilities. Mr. Sorenson also addressed the substantial construction activity undertaken by the applicant under a permit granted on the basis of a "minor hill-side remodel".

Mr. Rennie Weber, 147 Via Pasqual, voiced his objection to the considerable invasion of privacy and reduction in his property value which would be represented by the proposed deck construction. Mr. Weber firmly maintained that the plans for remodeling, as originally presented to the neighbors for approval, did not constitute an intrusion of the magnitude now represented by the proposed deck.

The architect for the project, Mr. Steve Uraine, disputed any allegation of discrepancy on the plans, stressing that the

City Council  
September 3, 1985

deck was on the plans as submitted. Screening capabilities of trees and shrubs to mitigate any invasion of privacy which might occur was pointed out by Mr. Uraine.

Mr. Ted Strebe, 614 Via Los Miradores, indicated his opposition based on loss of privacy; precedence; encroachment; depreciation of property values; aesthetics; and expense involved in attempting to screen the deck with plantings. This speaker deemed the proposal "blatantly offensive," and recommended that the City's policy of obtaining neighborhood approval be modified so as to preclude controversy such as surrounds this case.

Last to speak from the audience was Ms. Kay White, 645 Via Los Miradores, who supported her neighbors' concern for privacy, view and cumulative impact. Ms. White suggested that decks and chimneys might be reviewed by the City as they relate to the Hillside Ordinance.

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

The rationale supporting staff's recommendation was related by Planning Associate Bihn, who advised that as a result of the controversy emanating from this case, the administrative procedure has now been modified to require that assenting neighbors' signatures be obtained on the plans, rather than on a separate sheet as was previously the practice. An expansion of the notification requirements has also resulted from the problems associated with this case, per Planning Associate Gibson.

Council discussion ensued with a general indication of support for the Planning Commission recommendation for denial of the proposed deck construction. Concerns were basically surrounding aesthetics and incompatibility, and the following was ultimately offered:

MOTION: Councilman Wirth moved to support the recommendation of the Planning Commission for denial of the deck construction. His motion was seconded by Councilwoman Geissert.

In response to an inquiry by Councilwoman Geissert, Building and Safety Director Grippo affirmed that one permit was issued for the entire project (the addition to the house upon which the work has been completed, and the deck which is proposed and is at issue at this time).

City Council  
September 3, 1985

The legal position of the City was then addressed, with clarification provided by City Attorney Remelmeyer, who pointed out the vested right to proceed, under the law, represented by the substantial construction already accomplished under the permit, and the further significance of the single building permit being issued for the entire project (modification to the dwelling, as well as construction of the deck). Mr. Remelmeyer indicated his opinion that Mr. D'Angelo's position would likely be upheld in Court.

In light of the City Attorney's remarks, Councilman Applegate offered the following --

SUBSTITUTE MOTION: Councilman Applegate moved to concur with the Planning Department and grant the appeal, allowing construction of the deck. The motion was seconded by Councilman Walker.

Councilman Walker clarified that his only reason for seconding the motion was because of the City Attorney's opinion that to proceed further in the Courts in this matter would not be in the best interests of the City. Mr. Walker does not like the deck, and recommended that the City review the concept of deck construction on hillsides.

Roll call vote on the above substitute motion was as follows:

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

NOES: COUNCILMEMBERS: Geissert and Wirth.

Mayor Armstrong clarified that the above approval includes the basic conditions of landscaping and lowering the deck seven inches. The Mayor also requested City staff to work closely with all participants in order to maximize a softening effect and enhance the privacy aspect with landscaping. It was the further direction of Mayor Armstrong that staff "take a long look at decks on the hillside." There were no objections, and it was so ordered.

Councilwoman Geissert expressed her opinion that there should be expanded notification where such a steep slope is involved.

It was the request of Councilman Walker that a conceptual paper regarding the matter of undergrounding utilities be returned to the Council for expeditious implementation.

City Council  
September 3, 1985

17. ADMINISTRATIVE MATTERS:17a. APPROPRIATIONS FOR SALARY, WAGE AND BENEFIT ADJUSTMENTS:RECOMMENDATION:

The Finance Director and City Manager recommend approval of the following appropriations to cover adopted 1985-86 salary, wage and benefit adjustments:

From General Fund	\$2,455,398
From Equipment (Garage) Fund	54,846
From Airport Fund	22,823
From Water Revenue Fund	50,308

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

17b. EXECUTIVE SESSION:

See Page 13.

17c. FINANCIAL CONSULTANT FOR COMMUNITY RECREATION AND CULTURAL ARTS CENTER AND AIRPORT IMPROVEMENTS:RECOMMENDATION OF CITY ATTORNEY/FINANCE DIRECTOR:

It is recommended that the City Council accept the letter contracts with O'Melveny & Myers to act as bond counsel and Merrill Lynch to be the financial consultant for the financings for Community Recreation and Cultural Arts Center and the airport improvements.

City Attorney Remelmeyer requested that Council approve the letter contracts submitted as SUPPLEMENTARY MATERIAL to this item.

MOTION: Councilman Wirth moved to concur with the above stated recommendation, per Supplementary Material of record. His motion was seconded by Councilman Mock.

Prior to roll call vote, Councilman Applegate reiterated his opposition (of record) to the Theater/Arts Complex, because of the long-range encumbrance this will represent to the City.

City Council  
September 3, 1985

The motion to concur with the staff recommendation carried by way of the following roll call vote:

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

NOES: COUNCILMEMBERS: Applegate.

20. CONSENT CALENDAR:

- 20a. AWARD OF CONTRACT - Re: "Special Opportunity Purchase" of  
Federal Grant Funded Bus Tire Changer Unit  
FUNDING: - 80% - UMTA Grant #CA90-X124 (Section 9)  
- 20% - Local Prop. A Return Funds  
EXPENDITURE: \$5,900.14.

RECOMMENDATION OF ACTING GENERAL SERVICES DIRECTOR/  
DIRECTOR OF TRANSPORTATION:

It is recommended that Council authorize the purchase of the Ammco bus tire changer Model #6100 as a "demo" unit from the Myer Tire Supply Company (the Ammco representative who displayed the unit) for the one-time special price of \$5,540.04 plus tax (or \$5,900.14 total).

- 20b. AWARD OF CONTRACT - Purchase of five (5) budgeted hand-held  
radar units for Police Department  
EXPENDITURE: \$5,399.55.

RECOMMENDATION OF ACTING GENERAL SERVICES DIRECTOR/  
POLICE CHIEF:

It is recommended that Council approve of this sole source purchase and award a contract to the Kustom Electronics, Inc. company for the five (5) required hand-held radar units in the total amount of \$5,070.00 plus tax (\$5,399.55 total).

- 20c. AWARD OF CONTRACT - Video Production Equipment  
REF: Bid No. B85-52  
TOTAL EXPENDITURE: \$19,048.54 (including tax)  
SOURCE OF FUNDING: Group W Equipment Grant

City Council  
September 3, 1985

ITEM	DESCRIPTION	COMPANY			
		AMERICAN VIDEO PRODUCTS	CENTER VIDEO CENTER	SHORELINE LTD.	HOFFMAN VIDEO SYSTEMS
1.	Dual frame store synchronizer and TBC with digital processor amplifier, color corrector with digital effects. Cel model P147-20	\$9250.00	No Bid	No Bid	<u>\$9070.00*</u>
2.	Hitachi Z31C Video Camera	\$6490.00	\$6800.00	<u>\$6276.60*</u> <sup>o</sup>	\$6566.00
3.	Hitachi OP-31 Camera Control Unit	\$1424.00	\$1490.00	<u>\$1376.10*</u> <sup>o</sup>	\$1423.00
4.	Hitachi C103CR 300 ft. camera cable	\$1201.00	\$1275.00	<u>\$1163.25*</u> <sup>o</sup>	\$1212.00

\* Low Bidder

<sup>o</sup> Includes 1% 10 days payment discount

RECOMMENDATION OF CABLE TV ADMINISTRATOR/BUYER:

Award to lowest responsible bidder for each item.

- Item #1 be awarded to Hoffman Video Systems of Los Angeles, CA in the amount of \$9659.55 (including tax)
- Items #2, #3 and #4 be awarded to Shoreline Ltd. of Hollywood, CA in the amount of \$9388.99 (including tax)

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

\* \* \*

At 7:02 p.m., the City Council convened in joint session with the Redevelopment Agency, returning to the Council agenda at 7:30 p.m., but remaining in Joint Session for purposes of an Executive Session to be held at the conclusion of Council business (see Page 13).

\* \* \*

City Council  
September 3, 1985

22. ORAL COMMUNICATIONS:

22a. City Manager Jackson requested that the matter of request for qualification for commercial refuse pickup be rescheduled from the Council meeting of September 10, 1985 to September 17, 1985. There were no objections, and it was so ordered.

22b. Councilman Applegate requested that the Council Agenda of September 24 be kept as light as possible because of a business commitment on his part.

22c. Councilman Walker requested that the Police Department provide information regarding legal limitations and penalties pertaining to animal abuse and cruelty.

22d. Councilman Walker requested staff followup on construction activity at 226th and Fonthill starting at 6:30 a.m.

22e. Mayor Armstrong announced the Historical Society dedication of the Jared Sidney Torrance bust on Sunday, September 8, 1985, at 1:00 p.m. All were invited to attend.

22f. Miss Brandy Sleeth, 722 West 168th Street, Gardena, speaking as one of 26 young people present in the audience, protested the closing of the Shamrock Rollerskating Rink and requested City support in maintaining a suitable site for this activity.

Miss Sleeth was joined in this plea by --

Mrs. Vickie Lilly, 20906 South Western, Torrance;  
Mr. Glenn Lilly, 20906 South Western, Torrance;  
Miss Sherri Evans, 19901 Linda Drive, Torrance; and,  
Miss Terrie Anderson, 1667 West 208th Street, Apt. 4,  
Torrance.

Mayor Armstrong advised of the feasibility study for Wilson Park Building 4, presently under way, and encouraged all interested parties to work with staff in making their needs and desires known.

22g. Mr. Rudy Merstik, 17639 Fonthill, protested poor air quality emanating from the Mobil Refinery, particularly during the nighttime hours.

City Council  
September 3, 1985

The Council now returned to --

17b. EXECUTIVE SESSION:

The City Council/Redevelopment Agency having remained in Joint Session (see Page 11), 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 vs. J. S. Enterprises, Inc., et al - Superior Court Case No. C544996, et al). This closed session is held pursuant to the provisions of California Government Code Section 54956.9(a).
2. The proposed lease of property located on Cravens Avenue between Post Avenue and El Prado to Thomas Safran & Associates for the purpose of the construction of a senior citizens' housing project. This closed session is held pursuant to the provisions of California Government Code Section 54956.8.

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

1. Pending litigation entitled: D'Angelo v. City of Torrance, Los Angeles Superior Court Case No. SWC 79756. This closed session is held pursuant to the authority of Government Code Section 54956.9(a).

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 authority of Government Code Section 54957.6.

At 8:00 p.m., the Agency/Council recessed to Executive Session, returning at 8:45 p.m. (NOTE: Councilwoman Geissert left the meeting at 8:00 p.m. and did not participate in the Executive Session).

City Council  
September 3, 1985

Upon returning, Agency action was taken as reflected in the Redevelopment Agency minutes. No Council action was taken.

At 8:47 p.m., the meeting of the City Council/Redevelopment Agency was adjourned to September 10, 1985, 7:00 p.m.

# # # # #

Katy Seaman  
Mayor of the City of Torrance

Ronald E. Wilson  
Clerk of the City of Torrance

Peggy Laverty  
Minute Secretary

14.

City Council  
September 3, 1985