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Torrance City Council - May 17, 1988

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Adjournment was at 8:45 p.m., to Tuesday,  
May 31, 1988, 5:00 p.m.

# # # # #

Peggy Laverty  
Minute Secretary

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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, May 17, 1988, at 5:35 p.m., in the Council Chambers at Torrance City Hall.

2. ROLL CALL:

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

Absent: None.

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

\* \* \*

It was with great sadness that Mayor Geissert announced the recent passing of Russell J. West, the first Librarian of the Torrance Library System.

The Mayor noted that Mr. West came to work for the City in 1967. Acknowledging his significant and lasting contributions to the development and growth of the City's Library system as well as to the community, Mayor Geissert directed that this meeting be adjourned in memory of Russell West.

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City Manager Jackson paid tribute to Russell West by recalling his many successful and lasting efforts on behalf of the City, and concluded by saying: "When I think of Russell I see a very special person . . . I see the book, the printed word and the power and joy he saw in the special husbandry he was involved in. As a treasured book may be held and revered, may Russell be remembered and may God Bless."

\* \* \*

City Librarian Buckley remembered Russell West as a very special and unique person -- one whose enthusiasm, and love of books and life will be greatly missed.

\* \* \*

3. FLAG SALUTE/INVOCATION:

Mr. Ray Schmidt led in the salute to the flag.

The invocation for the meeting was provided by Father Jose L. Martinez, Nativity Catholic Church.

4. APPROVAL OF MINUTES/MOTION RE FURTHER READING:

MOTION: Councilman Applegate moved to approve the City Council minutes of April 19, 1988, as recorded. His motion was seconded by Councilman Mock, and roll call vote was unanimously favorable.

MOTION: Councilman Applegate moved that after the City Clerk has assigned a number and read title to any resolution or ordinance on the agenda for this meeting, 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 was seconded by Councilman Mock, and roll call vote was unanimously favorable.

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5. MOTION RE POSTING OF AGENDA;

MOTION: Councilman Applegate moved to accept and file the report of the City Clerk on the posting of the agenda for this meeting. This motion, seconded by Councilman Mock, carried unanimously by roll call vote.

6. WITHDRAWN OR DEFERRED ITEMS:

Item 14a. JTPA CONTRACT WITH MC DONNELL DOUGLAS --  
Per City Manager Jackson this matter was to be WITHDRAWN. There being no objection, it was so ordered.

7. COUNCIL COMMITTEE MEETINGS:

Ad Hoc Committee on Legislative Matters  
Wednesday, May 18, 1988, 6:00 p.m.  
Subject: June Ballot Propositions.

8. COMMUNITY MATTERS:

8a. RECOGNITION OF TWENTY-FIVE YEAR EMPLOYEES:

Mayor Geissert presented watches in recognition of twenty-five years of service to the following City employees.

- Police Captain Bruce Randall
- Police Sergeant Harold Maestri
- Transportation Administrator Raymond Schmidt.

8b. RECOGNITION OF EL CAMINO MEN'S BASKETBALL TEAM:

HELD - To be rescheduled.

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8c. PROCLAMATION proclaiming May 18, 1988, as "National Transit Appreciation Day."

SO PROCLAIMED by Mayor Geissert and accepted by Transportation Administrator Schmidt and Traffic Manager Vance.

8d. PROCLAMATION proclaiming the week of May 22 through May 28, 1988, as "Traffic Safety Week."

SO PROCLAIMED by Mayor Geissert and presented to Police Chief Nash.

8e. PROCLAMATION proclaiming the week of May 15 through May 21, 1988, as "National Public Works Week."

SO PROCLAIMED by Mayor Geissert and accepted by City Engineer Burttt.

8f. PROCLAMATION proclaiming the week of May 22 through May 28, 1988, as "Value Engineering Week."

SO PROCLAIMED by Mayor Geissert.

8g. RESOLUTION OF APPRECIATION TO GENERAL PALASTRA:

RESOLUTION NO. 88-113

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE EXPRESSING ITS APPRECIATION TO GENERAL JOSEPH T. PALASTRA, JR. COMMANDER IN CHIEF, FORCES COMMAND, UNITED STATES ARMY, FOR SERVING AS GRAND MARSHAL OF THE TWENTY-NINTH ANNUAL ARMED FORCES DAY PARADE

MOTION: Councilman Nakano moved to adopt Resolution No. 88-113. His motion was seconded by Councilwoman Hardison, and roll call vote was unanimously favorable.

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Considered next out of order --

21a. USE OF CITY LOGO BY TORRANCE HIGH SCHOOL BAND:

RECOMMENDATION:

The City Manager recommends that your Honorable Body grant permission to the Torrance High School Band for use of the City's Logo on their banner for performances to be held out of state next month.

MOTION: Councilman Applegate moved to concur with the above stated recommendation of the City Manager. His motion, seconded by Councilman Walker, carried unanimously by roll call vote.

The Council now returned to --

8h. COMMISSION APPOINTMENT:

Applicants for the vacancy on the Civil Service Commission were interviewed and the Council appointed Mr. John Fuchs to fill that position.

Mr. Fuchs was then duly sworn by City Clerk Wilson.

9. LIBRARY/PARKS AND RECREATION MATTERS:

9a. DONATION FROM DOG OBEDIENCE CLUB:

RECOMMENDATION:

The Parks and Recreation Commission and the Parks and Recreation Director recommend that the City Council accept the most generous donation [\$400.00] from the Dog Obedience Club and transmit a letter of appreciation. It is also recommended that the money be appropriated for the Parks Special Events Account.

MOTION: Councilman Walker moved to concur with the above stated recommendation. His motion, seconded by Councilman Nakano, carried without objection.

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10. TRANSPORTATION/PUBLIC WORKS MATTERS:

10a. SEPULVEDA BOULEVARD AND MADRONA AVENUE BIKEPATH/  
SIDEWALK CONSTRUCTION:

RESOLUTION NO. 88-114

A RESOLUTION OF THE CITY COUNCIL OF THE  
CITY OF TORRANCE, CALIFORNIA APPROVING  
THAT A CONTRACT CHANGE ORDER BE MADE TO  
SHAWNAN CORPORATION FOR THE CONSTRUCTION  
OF A BIKEPATH/SIDEWALK AT THE NORTHEAST  
CORNER OF SEPULVEDA BLVD. AND MADRONA  
AVENUE

MOTION: Councilman Nakano moved to adopt Resolution  
No. 88-114. His motion was seconded by Councilwoman Hardison,  
and roll call vote was unanimously favorable.

12. PLANNING AND ZONING MATTERS:

12a. ANNUAL CONTRIBUTIONS CONTRACT EXTENSION - SECTION 8  
HOUSING ASSISTANCE:

RESOLUTION NO. 88-115

A RESOLUTION OF THE CITY COUNCIL OF THE  
CITY OF TORRANCE APPROVING AMENDED  
EXHIBIT I TO PART I OF SECTION 8 HOUSING  
CERTIFICATE PROGRAM ANNUAL CONTRIBUTIONS  
CONTRACT NO. SF-549 (E) AND AUTHORIZING  
EXECUTION

MOTION: Councilman Nakano moved to adopt Resolution  
No. 88-115. His motion was seconded by Councilwoman Hardison and  
roll call vote proved unanimously favorable.

\* \* \*

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13. ENVIRONMENTAL/BUILDING AND SAFETY MATTERS:

13a. INCLUSION OF SANTA MONICA BAY IN US ENVIRONMENTAL PROTECTION AGENCY'S NATIONAL ESTUARY PROGRAM:

RESOLUTION NO. 88-116

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE SUPPORTING THE INCLUSION OF SANTA MONICA BAY IN THE UNITED STATES ENVIRONMENTAL PROTECTION AGENCY'S NATIONAL ESTUARY PROGRAM

MOTION: Councilman Nakano moved to adopt Resolution No. 88-116. His motion was seconded by Councilman Wirth

Prior to roll call vote on the motion, a staff presentation was provided by Sr. Administrative Analyst Karcic, who recommended that the final paragraph of the resolution be amended to read as follows:

BE IT FURTHER RESOLVED, that the Council of the City of Torrance requests that the Environmental Protection Agency immediately convene a broad-based management conference for Santa Monica Bay, one which includes adequate local government representation, in order to expedite the adoption of a plan to prevent future pollution of the Bay, and to mitigate the current pollution at the earliest possible date.

Councilman Nakano AMENDED his motion to reflect the above wording. This amendment was also accepted by Councilman Wirth as seconder of the motion.

A resident of 2904 Inglesite Drive, Hermosa Beach, Ms. Jill O'Neil, spoke in favor of the above resolution.

Roll call vote on the above motion was unanimously favorable.

14. PERSONNEL MATTERS:

14a. JOB TRAINING AND PARTNERSHIP ACT (JTPA) FY 88 ON-THE-JOB TRAINING CONTRACT WITH MC DONNELL DOUGLAS:

WITHDRAWN - See Page 3.

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15.           HEARINGS:

15a.          PP 87-58: DAVID AND JILL REAMS:

Mayor Geissert announced that this was the time and place for City Council consideration of a neighbor appeal of a Planning Commission approval of a Precise Plan of Development to allow the construction of a first- and second-story addition to an existing single-family residence in the R-1 zone in the Hillside Overlay District at 148 Camino de las Colinas. PP 87-58: DAVID AND JILL REAMS.

Proof of publication was provided by the City Clerk and it was filed without objection.

Staff presentation was provided by Principal Planner Gibson, who noted, in response to Council queries, that the proponent's property is approximately five feet higher in elevation than that of the appellant. Mr. Gibson also advised that the Planning Commission had not been aware of a neighbor's [Ms. Ailor's] request for continuance until the night of their hearing. The Planning Commission's and Planning Department's recommendation for denial of the appeal and approval of the request was noted by Mr. Gibson.

The proponent, Mr. David Reams, 148 Camino de las Colinas, described his project briefly and addressed issues of size, height, setbacks and window areas and deemed these aspects as incorporated in his design to be representative of his efforts to be fair [to the neighborhood]. He requested favorable Council consideration.

In response to a question by Commissioner Hardison, Mr. Reams advised that he has not made an effort to review his plans with the appellant.

Identifying himself as the proponent's father, Mr. Paul Reams, 506 North Pauline, Redondo Beach, requested approval of the project as designed.

The appellant, Ms. Karen Ailor, 139 Paseo de las Delicias, described in detail, with the aid of slides, the impact on her property represented by the subject proposal. Ms. Ailor objected strongly to loss of sunlight, privacy, air, and the preclusion of her ability to install solar heating in the future. An anticipated negative impact on her property value was also of great concern to this speaker.

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Ms. Ailor then referenced the Reams' application (of record) and disputed statements set forth in that document. This speaker also referenced correspondence from two realtors (included in the documentation for this case) which supported her claim regarding a decrease in her property value. Denial of the project was urged.

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

Councilwoman Hardison expressed concerns that the Planning Commission had not been aware of Ms. Ailor's concerns prior to visiting the area the afternoon of their meeting. She also voiced disappointment that the appellant and the proponent in this case had not met to discuss the plans.

MOTION: Councilwoman Hardison moved to hold item 15a to the City Council meeting of June 21, 1988, with the request that the two neighbors meet with staff to discuss possible design modifications which would satisfy the needs of the applicants and, at the same time, mitigate the light impact to the rear yard of the appellant. Her motion was seconded by Councilman Nakano.

During the ensuing Council discussion, Councilman Wirth stated his personal opinion [after visiting both properties] that the impact on Ms. Ailor's rear yard from the proposed addition would be less than the impact from the two-story homes on either side of her and would be far less than that realized in many hillside cases which have been approved.

Taking into consideration the difference in elevation between the properties, Councilman Nakano deemed the impact on loss of light in the appellant's rear yard to be significant, and he favored giving the parties involved an opportunity to work out a design compromise.

Councilman Walker considered the proposed addition to be a very modest one, and noted his opinion that to deny same would be overly restrictive.

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Noting her regret that Ms. Ailor's requested two-week continuance at the Planning Commission level was not honored, and also expressing her disappointment that the parties involved did not meet in an effort to reach a compromise, Mayor Geissert favored postponement at this time. An alternative design which would utilize the front of the Reams' property for the needed addition and would take the driveway straight in from the street level was suggested as a possibility by the Mayor.

Observing that an addition to the front of the Reams' property would result in the impairment of an existing view, Councilman Applegate indicated his preference for the current design, and he offered the following.

SUBSTITUTE MOTION: Councilman Applegate moved for denial of the appeal and approval of project on PP 87-58, DAVID AND JILL REAMS. This motion was seconded by Councilman Walker, and carried by way of the following roll call vote.

AYES: Councilmembers Applegate, Mock, Walker and Wirth.

NOES: Councilmembers Hardison, Nakano and Mayor Geissert.

RESOLUTION NO. 88-117

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, APPROVING A PRECISE PLAN OF DEVELOPMENT AS PROVIDED FOR IN DIVISION 9, CHAPTER 6, ARTICLE 2, OF THE TORRANCE MUNICIPAL CODE TO ALLOW THE CONSTRUCTION OF A FIRST AND SECOND-STORY ADDITION TO AN EXISTING SINGLE FAMILY RESIDENCE IN THE HILLSIDE OVERLAY DISTRICT IN THE R-1 ZONE ON PROPERTY LOCATED AT 148 CAMINO DE LAS COLINAS  
PP 87-58: DAVID AND JILL REAMS

MOTION: Councilman Walker moved to adopt Resolution No. 88-117. His motion, seconded by Councilman Applegate, carried as is indicated below.

AYES: Councilmembers Applegate, Mock, Walker and Wirth.

NOES: Councilmembers Hardison, Nakano and Mayor Geissert.

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17. ADMINISTRATIVE MATTERS;

17a. EXECUTIVE SESSION:

See Pages 17 and 18.

17b. OUTSIDE LEGAL COUNSEL - PERSONNEL MATTERS:

RESOLUTION NO. 88-118

A RESOLUTION OF THE CITY COUNCIL OF THE  
CITY OF TORRANCE APPROVING ADDITIONAL  
ALLOCATIONS TO TWO SPECIAL COUNSEL CONTRACTS  
WITH THE LAW FIRMS OF LIEBERT, CASSIDY AND  
FRIERSON AND EPSTEIN, BECKER, BORSODY AND  
GREEN

MOTION: Councilman Nakano moved to adopt Resolution  
No. 88-118. His motion, seconded by Councilman Walker, carried  
unanimously by roll call vote.

17c. CABLE TELEVISION FOUNDATION STUDIO GRANTS:

RECOMMENDATION:

It is the recommendation of the Cable Television  
Advisory Board that the City Council:

Award Studio Grants to

Drew Wilson/Dan Griggs - "Let's Invent Something"

South Bay Area Arts Alliance - "How to Paint Oils"

Sensory Integration Int. - "Making Sense of  
Learning"

Frank Payne - "Your Town ... A Real Estate Primer  
for Torrance"

Gary Council - "Talent Search"

Happy Time Pipers - "Seniors Celebrate the Arts"

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[Each grant recipient will receive a six person studio crew, props, scenery, music clearances, electronic graphics and program promotions.

Direct staff to work with applicants in order to bring the applications to within the limits of the grant requirements.

CABLE TELEVISION ADMINISTRATION RECOMMENDATION:

The Cable Television Administrator concurs with the recommendation of the Cable Television Advisory Board.

Following staff presentation by Cable Television Administrator Carter, Mayor Geissert invited comments from the Chairman of the City's Cable Advisory Board.

Mr. Tom Rische, 22920 Carlow Road, Chairman of the Cable TV Advisory Board, was present to confirm their above recommendation. Mr. Rische explained that, as a matter of expediency in this initial consideration of grant applications, the Board disallowed all applications which were not properly or completely filled out -- the remaining six applicants are those recommended for approval.

Mr. Seymour I. Cohen, president of Public Service Video Corporation, 18411 Crenshaw Boulevard, Suite 411, was present to appeal the Advisory Board's denial of his request for grant funds on what he deemed to be "technical grounds". It was Mr. Cohen's request that the Council award a special monetary grant to:

Seymour I. Cohen - "The Traffic Infraction in South Bay Municipal Court DUI"

"The Landlord Tenant Proceedings in Municipal Court".

During the ensuing discussion, Cable TV Administrator Carter pointed out that the studio grants program is limited to productions that can be produced in the studio -- the productions referenced by Mr. Cohen do not fill that requirement. Cash grants are strongly discouraged, per Mr. Carter.

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The guidelines earlier established by the Foundation were elucidated by City Manager Jackson, who further clarified that the City had NOT implied [as was inferred by Mr. Cohen] a commitment for payment of matters not processed through the Foundation.

MOTION: Councilman Walker moved that the City Council, acting as the Cable Television Foundation, concur with the recommendation of the Cable Television Advisory Board on Agenda Item 17c. His motion was seconded by Councilman Wirth.

Prior to roll call vote, Councilwoman Hardison voiced her desire that, prior to the next grant application cycle, criteria for approval be established involving the caliber of a project, rather than the mechanics of the paper work.

Councilman Applegate voiced his firm opposition to any retroactive grant funding.

Roll call vote on the motion to concur with the recommendation as stated was unanimously favorable.

17d. LEASE/PURCHASE AGREEMENT FOR EQUIPMENT APPROVED IN CAPITAL BUDGET:

RESOLUTION NO. 88-119

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE APPROVING A LEASE/PURCHASE AGREEMENT BETWEEN THE CITY AND CITICORP NORTH AMERICA TO PROVIDE FINANCING FOR PURCHASE OF CERTAIN CAPITAL EQUIPMENT IN AN AMOUNT NOT TO EXCEED \$600,000 AT AN INTEREST RATE OF 7.2% OVER A PERIOD OF FIVE YEARS

MOTION: Councilman Nakano moved to adopt Resolution No. 88-119. His motion, seconded by Councilman Walker, carried unanimously by roll call vote.

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18. SECOND READING ORDINANCES:

18a. ORDINANCE NO. 3226:

ORDINANCE NO. 3226

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING SECTION 61.6.4 OF THE TORRANCE MUNICIPAL CODE TO PROHIBIT PARKING OF VEHICLES ON CITY STREETS IN EXCESS OF 72 HOURS; AND DELETING CERTAIN PROVISIONS THEREFROM RELATING TO ABANDONMENT AND DISMANTLING OF VEHICLES ON CITY STREETS

MOTION: Councilman Nakano moved to adopt Ordinance No. 3226 at its second and final reading. His motion was seconded by Councilwoman Hardison, and roll call vote was unanimously favorable.

20. CONSENT CALENDAR:

- 20a. COUNCIL AWARD OF CONTRACT: Renewal for maintenance service of elevators located in the Transit Building and City Services Building at the City Yard.  
Anticipated Expenditure: \$6,500.00.

RECOMMENDATION:

The Purchasing Division recommends that your Honorable Body authorize the RENEWAL of our maintenance contract with Amtech Reliable Elevator Company of the City of Commerce, California to provide required maintenance service for City of Torrance elevators located in our City Services Building and Transit Building at the City Yard in the total annual amount of \$6,500.00 including tax.

- 20b. CITY COUNCIL AWARD OF CONTRACT for Aerial Fireworks Show for Fourth of July Celebration, 1988.  
Expenditure: \$16,500.

RECOMMENDATION:

Inasmuch as the San Diego Fireworks Company offered the best show selection of shells and the larger quantity of shells for our proposed July 4th fireworks celebration for our \$15,500 target program cost, it is recom-

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mended that Council authorize the award of contract to them to provide the show.

It is further requested that in order to preserve the show level previously provided to the public, that Council approve of the "proposed" program cost increase of \$1,000 to maintain that previous show level for a new total cost of \$16,500 (funding is available to cover this increase).

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

21. ADDENDUM MATTERS:

21a. USE OF CITY LOGO BY TORRANCE HIGH SCHOOL BAND:

See Page 5.

\* \* \*

At 7:34 p.m., the City Council convened as the Redevelopment Agency of the City of Torrance. The meeting of the Redevelopment Agency was adjourned at 7:36 p.m. [to Tuesday, May 31, 1988, 5:30 p.m.] and the regular Council agenda order was resumed.

\* \* \*

22. ORAL COMMUNICATIONS:

22a. Councilman Applegate announced scheduled events to take place in connection with the City's 29th Armed Forces Day celebration on Saturday, May 21, 1988.

22b. Ms. Denise Modey, 4310 West 182nd Street, requested and received information from Council and staff regarding the status of the following:

- Raintree Lounge
- Torrance Drive-In property

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- Hotel project at Hawthorne Boulevard and 238th Street
- Kelt Oil secondary recovery project.

22c. Mr. Dale Moore, 22138 Palos Verdes Boulevard, introduced himself as the new representative of the Southwood Homeowners Association.

22d. At this time Mayor Geissert drew names of City Commissioners to attend the Presidential Primary Debate to be held on June 5, 1988, at El Camino College. The following names were drawn and are listed in the order chosen.

NAME	COMMISSION
Linda Brown	Parks and Recreation
Hope Witkowsky	Human Resources
J. T. McKee	Airport
Art Foster	Traffic
Mary Cooper	Traffic
Willis Delperdang	TEQECC
Dick Johnson	Senior Citizens
Lawrence Gitschier	Senior Citizens
Ila Ewing	Sister City Association
Gary Kovack	Airport
William Johnson	Traffic
Edwin Mitoma	Sister City Association
Jack Messerlian	Planning
Don Lee	Planning
Eleanor Brogdon	Water
Maureen O'Donnell	Human Resources
Paul Burton	Water
Vera Little	Cable TV
Steve Skoll	TEQECC
John Nushy	Human Resources.

ALTERNATES:

NAME	COMMISSION
James Pierson	Water
Jack LeResche	Airport
Ursel Nolte	Senior Citizens
Bill Wright	TEQECC
Gudrun Kimmel	Library.

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The Council now returned to --

17a. EXECUTIVE SESSION:

Mayor Geissert read the following statement into the record.

The City Council will now recess to closed session to confer with the City Manager and/or the City Attorney regarding salaries, salary schedules and compensation for certain unrepresented employees and represented employee groups as well as certain personnel matters. Authority for holding an executive session for this purpose is contained in Government Code Section 54957.6 (a) and 54957.

The Council will confer with the City Attorney regarding litigation entitled Arleen Olmstead v. City of Torrance, et al, Los Angeles Superior Court Case No. SWC 80793. Authority for holding an executive session for this purpose is contained in Government Code Section 54956.9 (a).

The City Council will receive advice from the City Attorney regarding potential litigation arising from the widening of Torrance Boulevard, property located at 1889 Torrance Boulevard. Authority for holding an executive session for this purpose is contained in Government Code Section 54956.9 (b).

The City Council will also give instructions to the City Manager regarding the proposed exchange of real property on the Civic Center with the County of Los Angeles, negotiations with Los Angeles County CAO's representatives. Authority for holding an executive session for this purpose is contained in Government Code Section 54956.8.

At 7:56 p.m., the Mayor called a brief recess followed immediately by an executive session for the purposes above announced. The Council returned at 8:44 p.m. No action was required as a result of the executive session.

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At 8:45 p.m., this meeting of the City Council was formally adjourned to Tuesday, May 31, 1988, at 5:00 p.m. for purposes of an early executive session -- the regular portion of the meeting will convene at 5:30 p.m. [May 24 to be "dark"].

Adjournment was dedicated to the memory of

Mr. Russell West

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\_\_\_\_\_  
Mayor of the City of Torrance

  
\_\_\_\_\_  
Clerk of the City of Torrance

Peggy Laverty  
Minute Secretary

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