

CITY OF TORRANCE PRIORITY PROJECTS 2023

Department	Project	Amount Requested
City Manager	Temporary Housing Program	\$1,555,998
City Manager – Economic Development	Commercial Rehabilitation Rebate Program	\$500,000
	International Business Attraction & Retention & Tourism	\$1m
	Tech Hub	\$500,000
	Broadband Infrastructure for Small Businesses	\$1m
	Downtown Revitalization – Business Improvement District Creation	\$100,000
	Wayfinding & Signage Plan Implementation	\$1m
Community Development	Downtown Torrance Revitalization & Connectivity Plan Implementation	\$1.5m
	Public Safety Element Update/Environmental Justice Element	\$225,000
	Downtown Public Parking Structure & Affordable Housing	\$12m
Community Services	Columbia Park Turf Replacement	\$5m
	Victor Park Picnic Area Renovation	\$300,000
	Torrance Park Renovation	\$10m
	Ruben C. Ordaz Community Center Renovation	\$300,000
Fire	Solar Panel Parking Covers	\$600,000
	New Fire Administration/Operations Facility	\$25m
	Emergency Water Supply – Torrance Airport	\$500,000
Police	DOJ Collaborative Reform	\$10m
	Implicit Bias Training	\$50,000
Transit	LA County Metro C-Line Extension to Torrance for advocacy	<i>Looking for support of the C-Line extension to Torrance</i>

**2022-2023 Priority Projects Information Form
Legislative Matters of Interest**

Department Name: Community Development

Project Name: Affordable Housing Project along with a Parking Structure (public and residential use)

Purpose: Construct an affordable housing project along with a parking structure to serve the residents as well as surrounding businesses and visitors of the Downtown area.

Project Cost for the City of Torrance: \$12 million (final number will depend on the acquisition and construction costs)

Potential funding, if any: None currently identified.

Project Completion Date: The project timeline will be contingent upon approval of funding by Council for land acquisition and obtaining bids for construction costs.

Project Description: Identify a location for the construction of an affordable housing project along with a parking structure serving the Downtown residents and businesses.

Overview: The project is to acquire land, design and construct an affordable housing project along with a parking structure.

Project Benefits: The construction of an affordable housing project and parking structure will further support Downtown revitalization efforts and attract new residents and businesses to the Downtown which, in turn, will help attract more visitors to the area and promote commerce and private investment.

Background: Lack of affordable housing along with a deficiency in parking in the Downtown area has been cited as a concern for residents, businesses, and visitors to the area. Constructing an affordable housing project along with providing additional parking for both the project and the area has been discussed for several years with challenges as to available land suitable for such a project and the costs of construction. Council approved a holistic assessment of the Downtown and surrounding areas, which includes an assessment for the development of affordable housing, vehicle and pedestrian connectivity, and parking demands.

Description: (Please provide detail; if known; if it is conceptual provide outline of concept and note previous funding, if any)

Three potential suitable sites, which are adjacent to City owned land, have been identified for the construction of an affordable housing project along with a parking structure. The Community Development Department has had preliminary discussions

with two of three property owners and has reached out to the third property owner with limited success to determine their interest in either selling their property or partnering to construct an affordable housing project along with a parking structure. The City will continue to keep the lines of communication open for these three sites as well as any other that may become available. Staff still needs to assess the feasibility and benefits of each site and seek Council direction for property negotiations, funding and issuance of an RFP for the design and construction.

Partnerships: There is the potential to partner with a property owner or a developer that specializes in affordable housing.

2022-2023 Priority Projects Information Form

Department Name: Fire

Project Name: Emergency Water Supply—Torrance Airport

Purpose: To obtain an effective water supply at the Torrance Airport in the event of an aircraft crash on the north runway (29R).

Project Cost for the City of Torrance: \$500,000.

Potential Funding, if any:

Project Completion Date:

Project Description: A hydrant connection is needed to bring water to the engine(s) on scene of a potential crash on runway 29R. Depending on the location of the crash, this could require as much as 3,000 feet of supply line. With 800 feet of supply line carried on each engine, it becomes time-consuming to establish a continuous water supply.

After collaborating with Torrance Water Division, it has been determined that a new 4" to 6" main line will need to be installed along the runway of 29R, with subterranean hydrants connected at 800' intervals.

Overview:

Project Benefits: This would allow for a continuous water supply in the event of an aircraft accident.

Background: With the extended length of runway 29R, the Torrance Airport routinely accommodates larger aircraft carrying as much as 1,500 gallons of fuel. Applying foam is the only effective extinguishing method in such emergencies. Flowing water and foam, our initial capabilities will be overwhelmed within 5 minutes.

Attempts were made to utilize irrigation plumbing already in place. However, this plumbing has been out of service and was found to be unserviceable.

Description: (Please provide detail; if known; if it is conceptual provide outline of concept and note previous funding, if any)

**2022-2023 Priority Projects Information Form
Legislative Matters of Interest**

Department Name: Fire

Project Name: Solar Panel Parking Covers

Purpose: To provide overhead coverage for department vehicles (Fire/EMS emergency response vehicles, as well as support/utility vehicles) while simultaneously creating a backup power supply to Fire Station 1 facilities not currently covered during power interruptions.

Project Cost for the City of Torrance: \$600,000

Potential Funding, if any: Possibly legislation supporting the transition to electric vehicles, and their associated charging equipment. Additional funding may be available to include solar energy storage banks.

Project Completion Date: TBD

Project Description: To build a parking cover for department vehicles (Fire/EMS emergency response vehicles, as well as support/utility vehicles) to assist in protecting against the elements while maintaining emergency response readiness.

Overview: (See below)

Project Benefits: This project will improve the longevity of our fleet while creating a renewable, clean energy source for charging vehicles. It will also create an emergency back-up power supply to the Fire Dept. facilities located at 1720 and 1724 Date Ave. Torrance Fire Department's EMS and Logistics Divisions are located at these facilities. Neither have emergency back-up power supply systems and are rendered inoperable during power interruptions.

Background: There are currently fifteen (15) vehicles assigned to Fire Station 1 which are parked/housed outdoors. This includes frontline BLS Ambulances, reserve Command vehicles, reserve ambulances, staff and utility vehicles, and USAR 96. Nearly half of these vehicles require constant electrical power supplies to prevent battery drainage or engine damage. We anticipate this number to increase in the near future as we transition into a "greener" fleet. Open, uncovered parking for these vehicles has resulted in premature wear, fading paint, and power sources that are susceptible to inclement weather. This project provides needed protection from the elements, creates clean and renewable energy, and reduces utility expenses incurred by the City.

Description: (Please provide detail; if known; if it is conceptual provide outline of concept and note previous funding, if any)

The metal structure would cover approximately 45'X120' of the parking lot to the rear of fire station 1 and would provide protection to 15-18 fleet vehicles.

No previous funding has been allocated.

Identify legislative interests and concerns for your department.

