

March 19, 2002

**MINUTES OF AN ADJOURNED REGULAR
MEETING OF THE TORRANCE CITY COUNCIL**

1. CALL TO ORDER

The Torrance City Council convened in an adjourned regular session at 7:15 p.m. on Tuesday, March 19, 2002, in City Council Chambers at Torrance City Hall.

ROLL CALL

Present: Councilmembers Messerlian, Nowatka, Scotto, Walker, Witkowsky, and Mayor Hardison.

Absent: Councilmember Cribbs.

Also Present: City Manager Jackson, City Attorney Fellows, City Clerk Herbers, and other staff representatives.

2. FLAG SALUTE/INVOCATION

The Pledge of Allegiance was led by Cub Scout Pack #862, Ronald Doi, Cubmaster.

Pastor Gary Leary, Branch of Life Foursquare Church, gave the invocation for the meeting.

3. AFFIDAVIT OF POSTING/WAIVE FURTHER READING

MOTION: Councilmember Nowatka moved to accept and file the report of the City Clerk on the posting of the agenda for this meeting. The motion was seconded by Councilmember Messerlian, and hearing no objections, Mayor Hardison so ordered (absent Councilmember Cribbs).

MOTION: Councilmember Nowatka moved that after the City Clerk has read aloud the number and title to any resolution or ordinance on the meeting agenda, the further reading thereof shall be waived, reserving and guaranteeing to each Councilmember the right to demand the reading of any such resolution or ordinance in regular order. The motion was seconded by Councilmember Messerlian, and hearing no objections, Mayor Hardison so ordered (absent Councilmember Cribbs).

4. WITHDRAWN OR DEFERRED ITEMS

None.

5. COUNCIL COMMITTEE MEETINGS AND ANNOUNCEMENTS

Councilmember Scotto, Chair of the Veteran's Memorial Committee, commended everyone involved, including City staff, for all their hard work on the Veteran's Memorial dedication.

Councilmember Messerlian announced that the Finance and Governmental Operations Committee had met earlier in the evening to consider the mid-year budget and that an item would be brought forward to City Council on March 26.

Agenda Item 7 was considered out of order.

7. CONSENT CALENDAR

7a. APPROVAL OF MINUTES – JANUARY 8, 2002

Withdrawn.

7b. DONATION OF WIRELESS VIDEO SAFETY SYSTEM

Recommendation

Recommendation of the **Chief of Police** that City Council accept the donation from America Honda Motor Company, Incorporated; Exxon/Mobil Corporation; and Toyota Motor Corporation of a wireless video safety system with an estimated value of \$15,000. Each of the three companies has donated \$5,000 toward the purchase of the item. (Donors recognized under Community Matters)

7c. DONATION OF POWER GENERATOR

Recommendation

Recommendation of the **Chief of Police** that City Council accept the donation of a power generator, model EB 6500 SXA with an estimated value of \$2,235, from the American Honda Motor Company, Inc. (Donor recognized under Community Matters)

7d. MODIFICATION OF REQUIREMENTS FOR AQUATICS INSTRUCTOR

Recommendation

Recommendation of the **Civil Service Administrator** that City Council approve the removal of one or more seasons of experience as a lifeguard or swim instructor for the classification of Aquatics Instructor.

7e. HUMAN RESOURCE SOFTWARE AND MAINTENANCE SUPPORT

Recommendation

Recommendation of the **Information Technology Director** that City Council approve the expenditure for one year of financial software maintenance and support from PeopleSoft for an amount not-to-exceed \$19,439.79.

7f. 2002 AIRPORT OPEN HOUSE AGREEMENT

Recommendation

Recommendation of the **General Services Director** and the **Airport Commission** that City Council approve the 2002 Airport Open House Agreement between the City of Torrance and the Torrance Air Fair Association (TAFA) for a one day Open House on May 19, 2002, and appropriate \$15,000 for production costs from the Airport Fund Balance.

7g. PURCHASE RE 2000 INTERNATIONAL SERVICE TRUCK

Recommendation

Recommendation of the **General Services Director** and the **Fire Chief** that City Council authorize the award of a purchase order to Buck's Trucks of West Columbia, South Carolina, in the amount of \$50,194.17 for the purchase of one (1) used 2000 International 4900 10.5 Service Truck.

7h. CONSULTING SERVICES AGREEMENT RE SURVEYING SERVICES

Recommendation

h. Recommendation of the **Engineering Director** that City Council:

- 1) Approve a Consulting Services Agreement with Case, Stanford, & Associates, Inc. in the amount of \$85,000 for survey services required for capital improvement projects; and
- 2) Authorize the Mayor to execute and City Clerk to attest to said Amendment.

MOTION: Councilmember Witkowsky moved for the approval of Consent Calendar Items 7b through 7h. The motion was seconded by Councilmember Scotto and passed by unanimous roll call vote (absent Councilmember Cribbs).

6. COMMUNITY MATTERS

6a. DONATION FROM EXXONMOBIL CORPORATION

Keith Truman, Safety, Health and Environmental Manager of ExxonMobil, presented a donation in the amount of \$17,500 from ExxonMobil Corporation to be used for the Fire Department's CERT (Community Emergency Response Teams) program.

Tad Friedman, Public Information Officer, Torrance Fire Department, accepted with appreciation and briefly described the CERT program.

Fire Chief Bongard added his thanks and commended Firefighter Friedman for his work on the CERT program.

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Joe Baxter, Corporate Manager of Security from Toyota, Tom Stapleton, Security Administrator from Honda, and Larry Wright, Security Administrator from ExxonMobil, came forward and were recognized for the donation of a wireless video safety system (Consent Calendar Item 7b).

Police Sergeant Picker, SWAT Commander, gave a brief demonstration of the video system.

Tom Stapleton, Security Administrator from Honda, presented the donation of a Honda power generator (Consent Calendar Item 7c).

Police Lieutenant Leinweber reported that the generator will be used to provide power at the Police and Fire Department training facility at Torrance Airport.

Police Chief Herren expressed appreciation for the support provided by corporate donors for public safety programs.

6b. RECOGNITION OF RETIRED COMMISSIONERS

Recommendation

Recommendation of the **City Clerk** that the Mayor and City Council recognize retired commissioners.

The following were present to receive their recognition: Civil Service Commissioner **Gene Drevno**, Commission on Aging Commissioner **Muriel Brandt**, Community Services Commissioner **Rhett Bise**, Environmental Quality Commissioners **Ted Lieu** and **Albert Muratsuchi**, Library Commissioner **Martha Walkup**, Parks & Recreation Commissioner **Marla Shwartz**, Planning Commissioners **Susan Gibbons**, **Mike Mauno**, and **Pat McIntyre**, Traffic Commissioners **Robert Feuerstein** and **Morgan Tookey**.

Those unable to attend were: Cable Television Advisory Board Commissioners **Kristina Kaur** and **Jim Stadler**, Community Services Commissioner **Bob Lee**, Cultural Arts Commissioner **Tom Tanza**, Library Commissioner **Valeria Mucha**, and Parks & Recreation Commissioner **Arnold Woo**.

9. PLANNING AND ECONOMIC DEVELOPMENT

9a. GRANT AGREEMENTS RE FEASIBILITY STUDY OF NEW HOUSING OPPORTUNITIES

Recommendation

- a. Recommendation of the **Planning Director** that City Council:
- 1) Adopt two Resolutions authorizing the Mayor to execute and the City Clerk to attest two grant agreements with the California Department of Housing and Community Development and thereby allow the City to accept two grants, each for the sum of \$75,000, for purposes of studying the feasibility of creating new housing opportunities within the East Victor Precinct, and in the vicinity of the Old Torrance Tract, respectively; and
 - 2) Authorize the Planning Director to prepare and submit to the Planning Commission and the City Council for approval two respective proposals for implementing said feasibility studies that would include the retention of professional and technical services as needed.

Planning Manager Tate presented the staff report per written material of record.

Responding to questions from the Council, Ms. Tate provided clarification regarding the boundaries of the studies; advised that the study process would include discussions with property owners and the surrounding community to identify potential opportunities for increasing residential housing; and indicated that the City has approximately two years to complete the studies.

Councilmember Messerlian commended Ms. Tate and her staff for their efforts to secure these grants, noting that the awarding of the grants is a highly competitive process and the City's application received a near perfect score.

RESOLUTION NO. 2002-24

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, CERTIFYING A STANDARD GRANT AGREEMENT WITH THE STATE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT TO PROVIDE FUNDING TO CONDUCT A FEASIBILITY STUDY ON CREATING NEW HOUSING OPPORTUNITIES IN THE CITY WITHIN THE EAST VICTOR PRECINCT

MOTION: Councilmember Messerlian moved for the adoption of Resolution No. 2002-24. The motion was seconded by Member Scotto and passed by unanimous roll call vote (absent Member Cribbs).

RESOLUTION NO. 2002-25

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, CERTIFYING A STANDARD GRANT AGREEMENT WITH THE STATE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT TO PROVIDE FUNDING TO CONDUCT A FEASIBILITY STUDY ON CREATING NEW HOUSING OPPORTUNITIES IN THE CITY WITHIN THE OLD DOWNTOWN AREA

MOTION: Councilmember Messerlian moved for the adoption of Resolution No. 2002-25. The motion was seconded by Member Scotto and passed by unanimous roll call vote (absent Member Cribbs).

MOTION: Councilmember Scotto moved to authorize the preparation of feasibility studies. The motion was seconded by Councilmember Messerlian and passed by unanimous roll call vote (absent Councilmember Cribbs).

11. ADMINISTRATIVE MATTERS

11a. DONATION OF LAND FROM DOMINGUEZ ENERGY

Recommendation

Recommendation of the **City Manager** that City Council:

- 1) Accept a donation of land APN:7518-017-018 from Dominguez Energy, L.P.;
- 2) Authorize the Mayor to execute and the City Clerk to attest to an Agreement by and between the City of Torrance and Dominguez Energy, L.P. for the land donation;
- 3) Accept the Grant Deed for APN: 7518-017-018; and Adopt a Resolution memorializing the transaction.

Assistant to the City Manager Sunshine presented the staff report per written material of record, noting that the agreement restricts the use of the donated land to "outdoor passive uses" as defined in Torrance Municipal Code § 91.37.2.

Dale Lincoln, 20524 Wayne Avenue, commented positively on the proposed agreement, thanking the corporate donor and those involved in negotiations.

Mr. Lincoln also thanked Mayor Hardison for her 16 years of service, noting her efforts to preserve open space and to provide balance in the City and her concern for the quality of life.

MOTION: Councilmember Messerlian moved to concur with the staff recommendation. The motion was seconded by Councilmember Scotto and passed by unanimous roll call vote (absent Councilmember Cribbs).

RESOLUTION NO. 2002-26

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE
APPROVING AN AGREEMENT AND ACCEPTING AN OFFER OF
DEDICATION BY GRANT DEED FROM DOMINGUEZ ENERGY, L.P.
OF A PARCEL OF LAND SUBJECT TO CERTAIN RESTRICTIONS

MOTION: Councilmember Messerlian moved for the adoption of Resolution No. 2002-26. The motion was seconded by Member Scotto and passed by unanimous roll call vote (absent Member Cribbs).

11b. 2002 LEGISLATIVE POLICIES AND GOALS

Recommendation

Recommendation of the **Mayor** and members of the **Legislative Ad Hoc Committee** that City Council as a whole adopt the City's 2002 Legislative Policies and Goals.

Mayor Hardison, Chair of the Legislative Ad Hoc Committee, reported on the Committee's recommendation to update the City's legislative policies and goals, noting that the most significant modification was the addition of a goal for the preservation of parklands and open space. She commented on the importance of having policies in place so the City can respond to proposed legislation in a timely manner.

MOTION: Mayor Hardison moved to adopt the 2002 Legislative Policies and Goals as submitted. The motion was seconded by Councilmember Nowatka and passed by unanimous roll call vote (absent Councilmember Cribbs).

11c. CONTINUATION OF THE STATE OF LOCAL EMERGENCY

Recommendation

Recommendation of the **City Manager** and the **City Attorney** that City Council continue the state of local emergency, proclaimed March 2, 2001 for properties located on Carolwood Drive and Singingwood Drive.

Building and Safety Director Isomoto reported that the slope remains unchanged and noted that two more residences have been vacated, bringing the total to eight.

MOTION: Councilmember Walker moved to concur with the staff recommendation. The motion was seconded by Councilmember Witkowsky and passed by unanimous roll call vote (absent Councilmember Cribbs).

11d. READOPTION OF MANAGEMENT PAY RESOLUTION

Recommendation

Recommendation of the **City Manager** that City Council readopt the Executive and Management Pay Resolution.

Assistant to the City Manager Keane presented the staff report per written material of record and noted supplemental material available at the meeting.

Councilmember Messerlian related his understanding that the Assistant Street Services Director's salary was recently adjusted and the change was not reflected in the Resolution. Ms. Keane stated that she believed the salary listed was correct, but agreed to double-check it.

Alan Lee, representing Torrance Municipal Employees, Local 1117, AFSCME, stated that he was not opposed to the pay increase for management employees but wanted to remind the Council of the importance of treating all employees equally and measuring everybody by the same yardstick.

RESOLUTION NO. 2002-27

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE
REPEALING RESOLUTION NO. 2001-83 SETTING FORTH CHANGES
REGARDING EMPLOYMENT COMPENSATION FOR EXECUTIVE AND
MANAGEMENT EMPLOYEES

MOTION: Councilmember Messerlian moved for the adoption of Resolution No. 2002-27. The motion was seconded by Councilmember Scotto and passed by unanimous roll call vote (absent Councilmember Cribbs).

11e. PERS AMENDMENT RE ADDITION OF 3% AT 55 RETIREMENT BENEFIT

Recommendation

Recommendation of the **City Manager** that City Council adopt the first reading Ordinance which will implement a contract change between the City and CalPERS (California Public Employees Retirement System) adding the 3% @50 retirement benefit for police safety employees.

Assistant to the City Manager Keane presented the staff report per written material of record, noting that this benefit will go into effect in the middle of June.

ORDINANCE NO. 3512

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE
AUTHORIZING AN AMENDMENT TO THE CONTRACT BETWEEN THE
CITY COUNCIL OF THE CITY OF TORRANCE AND THE BOARD OF
ADMINISTRATION OF THE CALIFORNIA PUBLIC EMPLOYEES'
RETIRMENT SYSTEM

MOTION: Councilmember Messerlian moved for the adoption of Ordinance No. 3512. The motion was seconded by Councilmember Scotto and passed by unanimous roll call vote (absent Councilmember Cribbs).

12. HEARINGS

12a. 2002 PHA ANNUAL PLAN FOR SECTION 8 RENTAL ASSISTANCE PROGRAM

Recommendation

Recommendation of the **Planning Director** that City Council conduct a Public Hearing, consider any comments received during the hearing and approve the Annual Plan for the Section 8 Rental Assistance Program.

Mayor Hardison announced that this was the time and place for a public hearing on this matter, and City Clerk Herbers confirmed that the hearing was properly advertised.

Planning Director Gibson advised that the City must submit an Annual Plan for the Section 8 Rental Assistance Program as part of reporting requirements.

Councilmember Witkowsky commented on the need for affordable senior housing and related her understanding that the City was no longer accepting applications for the Section 8 Rental Assistance Program.

Planning Manager Bihn reported that the City has yet to get through the people who signed up the first day the waiting list was reopened several years ago; that staff did not want to give people unrealistic expectations; and that the decision was recently made to close the list until the waiting time gets to a more manageable level.

Commenting on the impact increasing rents are having on the City's large senior population, Councilmember Witkowsky emphasized the need to actively seek funding sources at all levels of government.

Planning Manager Bihn advised that staff continues to search for additional funding, however, nothing has been available directly to the City. He noted that there have been instances in which non-profit corporations were able to receive tax credits for developing senior housing.

City Manager Jackson reported that, at the direction of the Council, staff was exploring the possibility of developing a limited number of affordable senior housing units using Redevelopment housing funds. In addition, he noted that earlier this evening the Finance and Governmental and Operations Committee met to consider modifications to utility user's exemption for seniors, which could be another area of assistance. He pointed out that as an alternative to constructing facilities, the City could use funds to create its own support system or grant program, but expressed concerns about placing seniors in programs with no guarantee of continued funding.

Councilmember Witkowsky asked how many people are currently on the waiting list. Mayor Hardison indicated that there are currently 2,912 people on the list, noting that 790 applicants signed up on October 1, 1998, when the list was reopened after being closed for 5 years. She explained that the only ones who receive priority on the waiting list are military veterans.

In response to Mayor Hardison's inquiry, Planning Manager Bihn indicated that it would likely be at least two years before the waiting list was reopened.

Mayor Hardison commented on the availability of nearly \$1.5 million annually in federal block grant funds if the Council chose to pursue this source of funding.

MOTION: Councilmember Witkowsky moved to approve the Annual Plan for the Section 8 Rental Assistance Program. The motion was seconded by Councilmember Scotto and passed by unanimous roll call vote.

14. 2nd READING ORDINANCES

14a. SECOND AN FINAL READING OF ORDINANCE NO. 3511

ORDINANCE NO. 3511

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING SECTION 14.17.3 OF THE TORRANCE MUNICIPAL CODE, RELATING TO THE NUMBER OF NAMES CERTIFIED FROM OPEN COMPETITIVE ELIGIBILITY LISTS

MOTION: Councilmember Nowatka moved for the adoption of Ordinance No. 3511. The motion was seconded by Councilmember Scotto and passed by unanimous roll call vote, with Councilmember Messerlian abstaining (absent Councilmember Cribbs).

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The Council met as the Redevelopment Agency from 8:31 p.m. to 8:32 p.m.

15. ORAL COMMUNICATIONS

City Clerk Herbers announced that the local history buff and retired attorney Joe Burrow would present a program on the Movement West – Women on the Oregon Trail at the Torrance Historical Society Museum on Sunday, March 24 at 1:00 p.m.

City Clerk Herbers also announced that the last League of Women Voters “Know Your Town” event would be held at Madrona Marsh on Wednesday, March 27 at the Madrona Marsh Nature Center from 11:15 a.m. to 1:00 p.m.

Councilmember Messerlian commented that the dedication of the Veterans Memorial held earlier in the day was dignified and classy event and that he was very proud of the city. He thanked Assemblyman Nakano for his assistance in obtaining the funding.

Councilmember Nowatka echoed Councilmember Messerlian’s comments regarding the Veterans Memorial dedication and expressed pleasure at the number of people who attended.

Councilmember Nowatka offered congratulations to City Clerk Herbers on becoming a Certified Municipal Clerk.

Councilmember Scotto again expressed his appreciation to all who made the Veterans Memorial possible.

Councilmember Scotto noted that the South Bay Police & Fire Golf Tournament raised over \$100,000 and that the Torrance Police Department took first place.

Councilmember Walker echoed comments of the Council regarding the Veteran’s Memorial dedication and noted the presence of many former elected officials at the event.

Councilmember Witkowsky announced that Congresswoman Jane Harman would hold a seminar on how to avoid becoming victim of fraud on Thursday, March 28, from 10:00 a.m. to 12:00 p.m. in the Toyota meeting hall at the Cultural Arts Center.

Mayor Hardison commented that the Veterans Memorial dedication was wonderful event and commended the committee and City staff for making it happen.

Mayor Hardison congratulated Councilmember Witkowsky for being named a "Magnificent Woman" in Carson.

Mayor Hardison noted that Torrance was listed as No. 26 in the *Ladies Home Journal's* ranking of the best cities for women with a population under 300,000.

Martin Koebel, 5519 Rockview Drive, spoke on issues related to traffic impacts by construction projects in neighboring cities as well as suggestions on roadway improvements.

16. EXECUTIVE SESSION

At 8:47 p.m., the Council recessed to closed session to confer with the City Manager and the City Attorney on the agenda matter listed under 16a) Real Property – Conference with Real Property Negotiator pursuant to California Government Code Section 54956.8.

The Council reconvened in open session at 9:09 p.m. No formal action was taken on any matter considered in closed session.

17. ADJOURNMENT

At 9:09 p.m., the meeting was adjourned to Tuesday, March 26, 2002, at 5:30 p.m. for an executive session, with the regular meeting commencing at 7:00 p.m. in Council Chambers.

Attest:

/s/ Dan Walker

Mayor of the City of Torrance

/s/ Sue Herbers

Sue Herbers
City Clerk of the City of Torrance

Approved on May 7, 2002