Council Meeting of
August 7, 2007

Honorable Mayor and Members
of the City Council
City Hall
Torrance, California

Members of the Council:

SUBJECT: Public Works – Approval of an appropriation of funds to build a refuse and recycling enclosure for the Torrance airport. Expenditure: $11,300.

RECOMMENDATION

The Public Works Director recommends that the City Council approve the appropriation of an amount not to exceed $11,300 to cover the cost of materials and labor to build a refuse and recycling enclosure for the Torrance airport.

Funding

Funding is available in the Airport Enterprise Fund.

BACKGROUND/ANALYSIS

For a number of years, there has been ongoing, improper use of the 22, 300-gallon refuse containers placed at the airport hangars. City staff spends 3 to 4 hours a week picking up the hazardous waste, commercial waste and large item materials left in or by the containers for collection, and much of that material is not generated from normal airport operations. This excessive dumping is not only an aesthetic problem, but is an additional cost to the City.

To eliminate the illegal dumping, lessen staff time needed and lower disposal costs, the Public Works Department has proposed removing the 22 300-gallon containers and building one centrally located enclosure for refuse and recycling services for the hanger areas. The 20' x 20' enclosure will be near the bathrooms, and will include 6' block walls, reinforced concrete pads and possibly security cameras to be added later. This plan was presented to the Airport Commission at their June 14, 2007 meeting.

Hazardous waste such as oil and batteries will continue to be collected for recycling and proper disposal through Airport Administration.

Respectfully submitted,

ROBERT J. BESTE
Public Works Director

By Matthew Knapp
Sanitation Services Manager

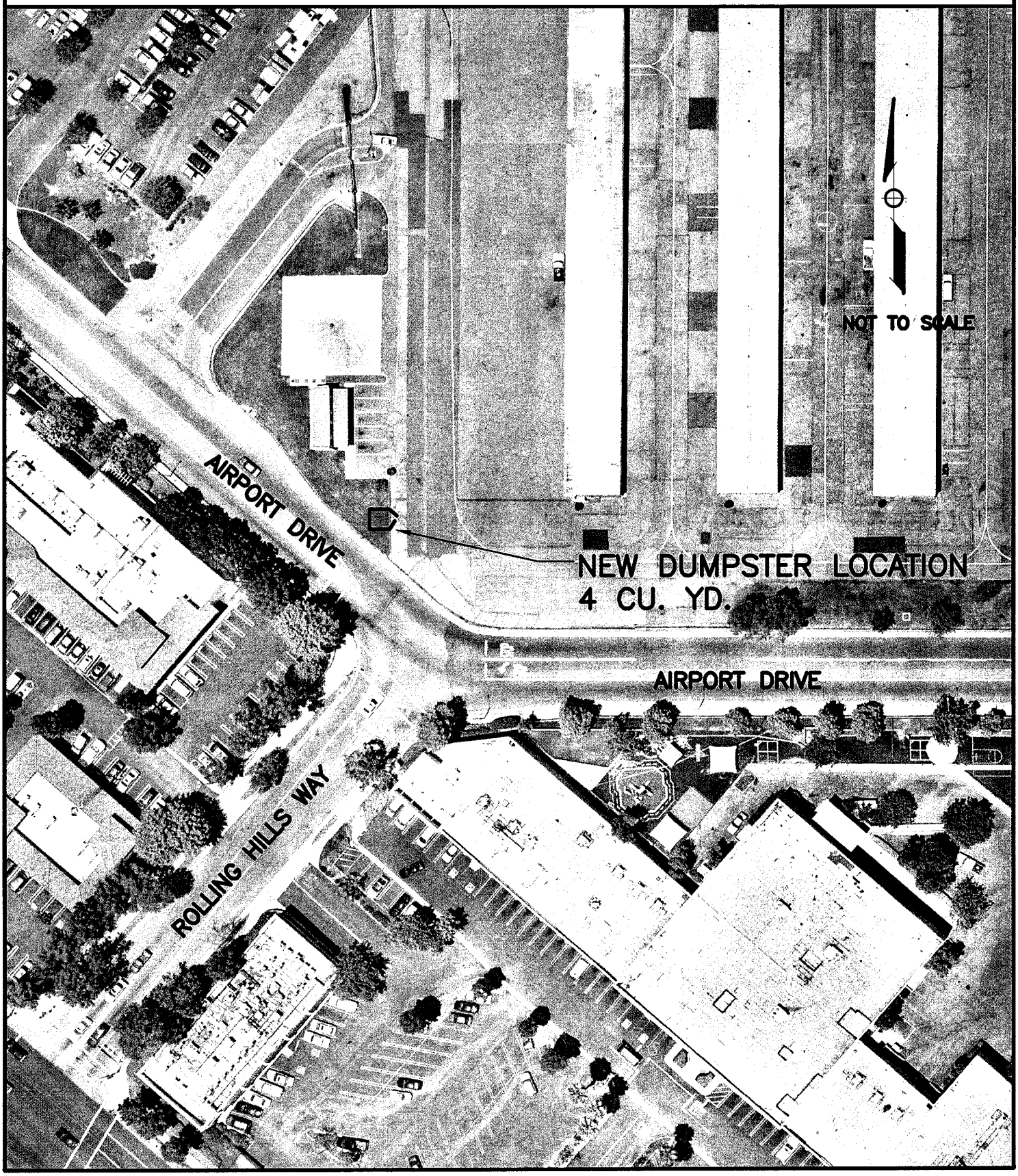
CONCUR:

Robert J. Beste
Public Works Director

for LeRoy J. Jackson
City Manager

Attachment: A. Map of proposed refuse/recycling enclosure
B. Minutes of Airport Commission Meeting for June 14, 2007

PROPOSED NEW DUMPSTER LOCATION



Attachment B

June 14, 2007

MINUTES OF A REGULAR MEETING
OF THE AIRPORT COMMISSION

1. CALL TO ORDER

The Torrance Airport Commission convened in a regular session on Thursday, June 14, 2007 at 7:00 p.m. in the West Annex meeting room at Torrance City Hall.

2. ROLL CALL

Present:	Commissioners Adams, Dingman, Fitch, Rhilinger, and Vice-Chairperson Gates.
Absent:	Commissioner Haddon and Chairperson Tymczyszyn.
Also Present:	Facility Operations Manager Megerdichian and Sanitation Services Manager Knapp.

Due to the absence of Chairperson Tymczyszyn, Vice-Chairperson Gates led the meeting.

MOTION: Commissioner Adams moved to grant excused absences to Commissioner Haddon and Chairperson Tymczyszyn for the June 14, 2007 Airport Commission meeting. Commissioner Rhilinger seconded the motion; a voice vote reflected unanimous approval.

3. FLAG SALUTE

Vice-Chairperson Gates led the Pledge of Allegiance.

4. AFFIDAVIT OF AGENDA POSTING

MOTION: Commissioner Dingman, seconded by Commissioner Adams, moved to accept and file the report of the City Clerk on the posting of the agenda for this meeting; a voice vote reflected unanimous approval.

5. APPROVAL OF MINUTES OF MAY 10, 2007

Commissioner Rhilinger noted a typographical error on Page 4, Item 6A.

MOTION: Commissioner Rhilinger moved for the approval of the May 10, 2007 Airport Commission meeting minutes as corrected. Commissioner Adams seconded the motion; a roll call vote reflected unanimous approval (absent Commissioner Haddon and Chairperson Tymczyszyn).

6. ACTION ITEMS

6A. None.

7. INFORMATION ITEMS

7A. AERONAUTICAL OPERATIONAL INFORMATION UNDER THE PURVIEW OF THE GENERAL SERVICES DEPARTMENT

Vice-Chairperson Gates noted that the following reports for June 2007 were included in the agenda material: Hangar and Tiedown Rental Status, Ongoing Projects, June Meeting Room Schedule, and Hangar Waiting List.

Responding to Commissioner Dingman's inquiry regarding the noise abatement project, Facility Operations Manager Megerdichian stated that security cameras have been installed but that they are not tied into the system yet.

In response to Commissioner Fitch's inquiry, Facility Operations Manager Megerdichian advised that his office has not received any positive or negative feedback regarding the use of names instead of drivers license numbers on the Hangar Waiting List.

Referring to Construction of 2 Executive Hangers, Facility Operations Manager Megerdichian advised that the design for the asphalt grading has been completed.

7B. AERONAUTICAL OPERATIONAL INFORMATION UNDER THE PURVIEW OF THE PUBLIC WORKS DEPARTMENT

Vice-Chairperson Gates noted that the following reports were included in the agenda material: Events Requiring Emergency Response and Airfield Operations Status.

7C. LAND MANAGEMENT REPORT – AERONAUTICAL

Vice-Chairperson Gates noted that a report from Land Management Chairperson Sunshine was included in the agenda material.

Facility Operations Manager Megerdichian reported that a location for iFLY's kiosk at the airfield was selected and that staff was working on developing a license agreement.

7D. PLACEMENT OF WASTE CONTAINERS

Sanitation Services Manager Knapp provided background and analysis regarding the ongoing improper use of approximately twenty-two 300-gallon trash containers at airport hangar locations. He reported that the majority of trash left in these containers is not trash normally generated from operations conducted at the Airport. He noted that it is probably an internal problem because a 24-hour access card is required to come onto the property. He stated that it is not only an aesthetic problem but that there are also costs associated with collecting the trash by hand with a separate truck and disposing it at the dump.

He discussed staff's recommendation to replace the existing 22 containers with two 4-yard commercial dumpsters that would be located in a paved, well lit, central area

near the bathrooms. He distributed copies of a map showing the proposed new dumpster location. He expressed hope that consolidating trash disposal to one area would make it easier to police and collect. He stated that he would like to try utilizing the two dumpsters, and that additional dumpsters could be added if needed.

Commissioner Rhilinger suggested putting up signage warning tenants that if the problem persists a fee would be imposed.

Facility Operations Manager Megerdichian stated that dumping of large items is enforceable under the Municipal Code, but that it is very hard to catch. He added that the installation of cameras at vehicle entrances under the Security Plan would also help curtail the improper dumping. He stated that tenants would be notified about the new dumpster location in the billing cycle.

When Sanitation Services Manager Knapp explained that the City offers residents one scheduled large item pickup per year, Commissioner Dingman pointed out that many airport tenants are not Torrance residents and suggested that staff ask neighboring cities if they offer the same service.

Commissioner Fitch expressed concern that tenants would not lift up the large items to put them in the new dumpsters.

When Vice-Chairperson Gates stated that he did not think it was advisable to remove the current containers, Sanitation Services Manager Knapp pointed out that there were effectively 22 dump sites at the Airport, that there was no way to police them, and that they were being removed because of abuse.

Steven Cooper, Public Works Operations, responding to Commissioner Fitch's inquiry regarding man hours, stated that two men spend three to four hours per week devoted strictly to the excessive bulky items. He noted that the Airport would not be charged for this change because the costs would be offset, that they were trying to build in efficiencies, and that costs would be absorbed through the Operations fund.

Sanitation Services Manager Knapp reiterated that he believed that the large items are coming in offsite and that they have enabled the behavior by removing the items. He noted that if the new system does not work, they would come back to the Commission to discuss alternatives.

Vice-Chairperson Gates cautioned about the dangers of blowing trash.

8. ORAL COMMUNICATIONS

8A. Responding to Commissioner Fitch's inquiry, Facility Operations Manager Megerdichian stated that alcohol consumption is not covered in the lease agreement but that it is in the Municipal Code.

8B. Vice-Chairperson Gates stated that he was pleased that City Council decided to allow Robinson Helicopter to have jet fuel, adding that he would like to see Torrance Airport get out of the 1960s and into the 21st century.

8C. Facility Operations Manager Megerdichian distributed a proposed Sub-committee meeting schedule and offered to provide copies of the current Airport Master Plan to Commissioners.

8D. Facility Operations Manager Megerdichian stated that City Council approved the use of names on the Hangar Waiting List on May 22, 2007.

8E. Facility Operations Manager Megerdichian stated that he would give a budget presentation at the July 12, 2007 Commission meeting.

9. ADJOURNMENT

MOTION: At 8:07 p.m., Commissioner Dingman, seconded by Commissioner Adams, moved to adjourn the meeting to Thursday, July 12, 2007 at 7:00 p.m., in the West Annex meeting room.

Approved as Submitted
July 12, 2007
s/ Sue Herbers, City Clerk