

Council Meeting of
November 17, 2009

PUBLIC HEARING

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

Members of the Council:

SUBJECT: Community Development – Adopt a RESOLUTION ordering the Vacation of the public alley south of Winlock Road and west of Tandem Way

RECOMMENDATION

Recommendation of the Community Development Director that the City Council conduct a Public Hearing and adopt a RESOLUTION ordering the vacation of the public alley south of Winlock Road and west of Tandem Way.

FUNDING

No funding required.

BACKGROUND AND ANALYSIS

The property owners of 3252 and 3304 Winlock Road have requested the vacation of the existing public alley between their properties. The Public Hearing was opened and closed on October 20, 2009, with a request to have this matter brought back to your Honorable Body at tonight's meeting.

The easement for the alley located south of Winlock Road and west of Tandem Way was dedicated to the City on Tract No. 15140 in 1949 (see Attachments A and B). The reason the alley was created is not known, but it is important to note that it was created in 1949 and the Country Hills Development located immediately to the south was created in 1975. Aerial photos from 1965 show the land that is to become the Country Hills Development was a clean hillside and a handwritten note in the Tract 15140 file suggests this alley could have been used for drainage and walkway purposes only. The approximate area of the alley to be vacated is 3565 square feet. Vacation of the easement would remove the City's street easement from the land that is already owned

in fee by the applicants and would allow for the vacated area to be combined with the adjacent properties to provide a larger yard for the two properties.

The subject alley is currently in use by the adjacent property owners at 3252 and 3304 Winlock Road to access their garages and has been available for use by the neighborhood, but it is of little use to the general public. There is no public access to De Portola Park from this alley. Drainage from properties to the south (the Country Hills Homeowner Association) is collected in a private swale south of the alley and directed eastward to the existing catch basins at Tandem Way. This private swale is owned and maintained by the owners of the Country Hills Homeowner Association. There is an existing 6' high continuous fence along the east-west property line between the two developments and a similar 6' high fence with gates at each uphill property located along the south side of the private swale. There is approximately 5' between these two fences. The CC & R's for this development address the maintenance of this swale.

Staff has met with the owners of 3301, 3305, and 3309 Whiffletree Lane on October 29, 2009. These owners contend that they need this alley for their gardeners to clear out the drainage swale and the slopes in their back yards and throw the green waste over the existing chain link fence into the alley where it is collected in a truck. This practice is easier than hauling the green waste up the slope, through their side yard and placed in the gardener's truck on Whiffletree Lane. The main problem with this practice is that it illegally blocks access to the applicant's garages for several hours.

Because there has been use of the street easement to be vacated for public purposes during the past five (5) years, State statutes require the proposed vacation of the easement be conducted with notification and a Public Hearing. The vacation will require the reservation of easements for the existing utilities as listed in the Resolution.

In addition, the applicants will be required to design and construct new curb, gutter, sidewalk, and driveway apron(s) across the alley to be vacated prior to recording the vacation Resolution. The purpose of this requirement is so the vacated area does not appear like a public alley. The applicants will have one year to complete the design and construction or the easement vacation approval will expire. The City Clerk will withhold recording of the vacation Resolution until the Construction and Excavation permit for the required public improvements is finalized by the Engineering Division of the Community Development Department. The vacation of the street easement will serve a public purpose of eliminating underutilized portions of the street.

The Resolution of Intention (Resolution No. 2009-84) was approved by the City Council on September 15, 2009. The Public Hearing was held and closed without decision on October 20, 2009. At the October 20th meeting, your Honorable Body asked for staff to bring back additional information and photographs with regard to access of the private drainage swale. Notices were posted for tonight's Hearing along the street to be vacated on October 27, 2009 (Attachment I), and mailed to the property owners within a 500' radius on October 26, 2009. A copy of the Resolution was published in the *Daily*

Breeze, a newspaper of general circulation in the City on Wednesday, October 28, 2009, and Wednesday, November 4, 2009 (Attachment H). Applicable city departments and public agencies were notified of this request and no opposition was received.

Respectfully submitted,

JEFFERY W. GIBSON
Community Development Director

By: 
TED SEMAAN, Manager
Transportation Planning,
Development Engineering &
Records Division

CONCUR:


LeROY J. JACKSON
City Manager


JEFFERY W. GIBSON
Community Development Director

- Attachments:
- Resolution
 - A. Vicinity Map
 - B. Detailed Location Sketch
 - C. Easement Sketch
 - D. Action Minutes
 - E. Previous Agenda Item (Intention to Vacation)
 - F. Resolution 2009-84
 - G. Hearing Item and Resolution (October 20, 2009)
 - H. Proofs of Publication
 - I. Affidavits of Posting

TS/cks2226

RESOLUTION 2009-_____**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE
ORDERING THE VACATION OF THE PUBLIC ALLEY SOUTH OF
WINLOCK ROAD AND WEST OF TANDEM WAY**

WHEREAS, this item was continued by the City Council at its October 20, 2009 meeting to a date certain;

WHEREAS, the City of Torrance was granted a certain street easement described as follows:

That alley within Block 4 of Tract No. 15140 in the City of Torrance, County of Los Angeles, State of California as per the map recorded in Book 356 Pages 44, 45, and 46 of Maps in the Office of the County Recorder of said County, said portion being bounded southerly by the westerly extension of the southerly line of Lot 12 in said Block 4 and bounded northerly by the westerly extension of the northerly line of Lot 12 in said Block 4.

WHEREAS, for the purpose of said proposed vacation, the City Council elects to proceed under the vacation provisions of Division 9, Part 3, Chapter 3 of the Streets and Highways Code;

WHEREAS, the City Council finds from the evidence submitted, that the street easement described in this Resolution is unnecessary for present or prospective public use;

NOW, THEREFORE, be it resolved by the City Council of the City of Torrance as follows:

SECTION 1

The City Council hereby orders the vacation of the public alley south of Winlock Road and west of Tandem Way, as more particularly shown on maps bearing the legend, "Proposed Vacation of the alley south of Winlock Road and west of Tandem Way in the City of Torrance", which maps are hereby ordered filed in the Office of the City Clerk of the City of Torrance, and which maps are hereby referred to for particulars as to the proposed vacation.

SECTION 2

That the City of Torrance and its assigns without limitation does reserve and except from the vacation an easement along the Southerly five (5.00) feet of the alley to be vacated for Pacific Bell Telephone Company, dba AT & T California, to from time to time construct, maintain, operate, replace, remove, and renew aerial and underground communication facilities (including ingress thereto and egress therefrom) consisting of poles, anchors, guys, cables, wires, crossarms, conduit, manholes, handholes, markers, pedestals, terminal equipment cabinets, electrical conductors and necessary fixtures and appurtenances.

SECTION 3

That the City of Torrance and its assigns without limitation does reserve and except from the vacation an easement over the southerly five (5.00) feet of the vacated area for Time Warner Communications to maintain, operate, remove, or renew its facilities.

SECTION 4

That the City of Torrance and its assigns without limitation does reserve and except from the vacation, an easement over the Southerly five (5.00) feet of the vacated area and a ten (10.00) feet wide easement centered over a line beginning at the southwest corner of the area of vacation then terminating northerly at a point on the north property line of the vacated area, which is located 15 feet (15.00) westerly of the east end of said northerly line for Southern California Edison to maintain, operate, remove, or renew its facilities for electrical purposes.

SECTION 5

That the City of Torrance and its assigns without limitation does reserve and except from the vacation the northerly five (5.00) feet of the vacated area as an easement for the right at any time to construct, maintain, operate, replace, repair and use for existing and future water lines.

SECTION 6

That the above described street easement is hereby vacated and abandoned and that, from and after the date this Resolution is recorded, this portion no longer constitutes an easement for street purposes.

SECTION 7

That the City Clerk is hereby directed to withhold the recordation of this Resolution until determination by the Community Development Director that the

applicants have constructed new curb, gutter, sidewalk, driveway apron, and make up paving across the vacated alley. If the work is not complete prior to one year after approval of this Resolution, the approval shall become void.

INTRODUCED, APPROVED, AND ADOPTED this 17th day of November 2009.

Mayor of the City of Torrance

ATTEST:

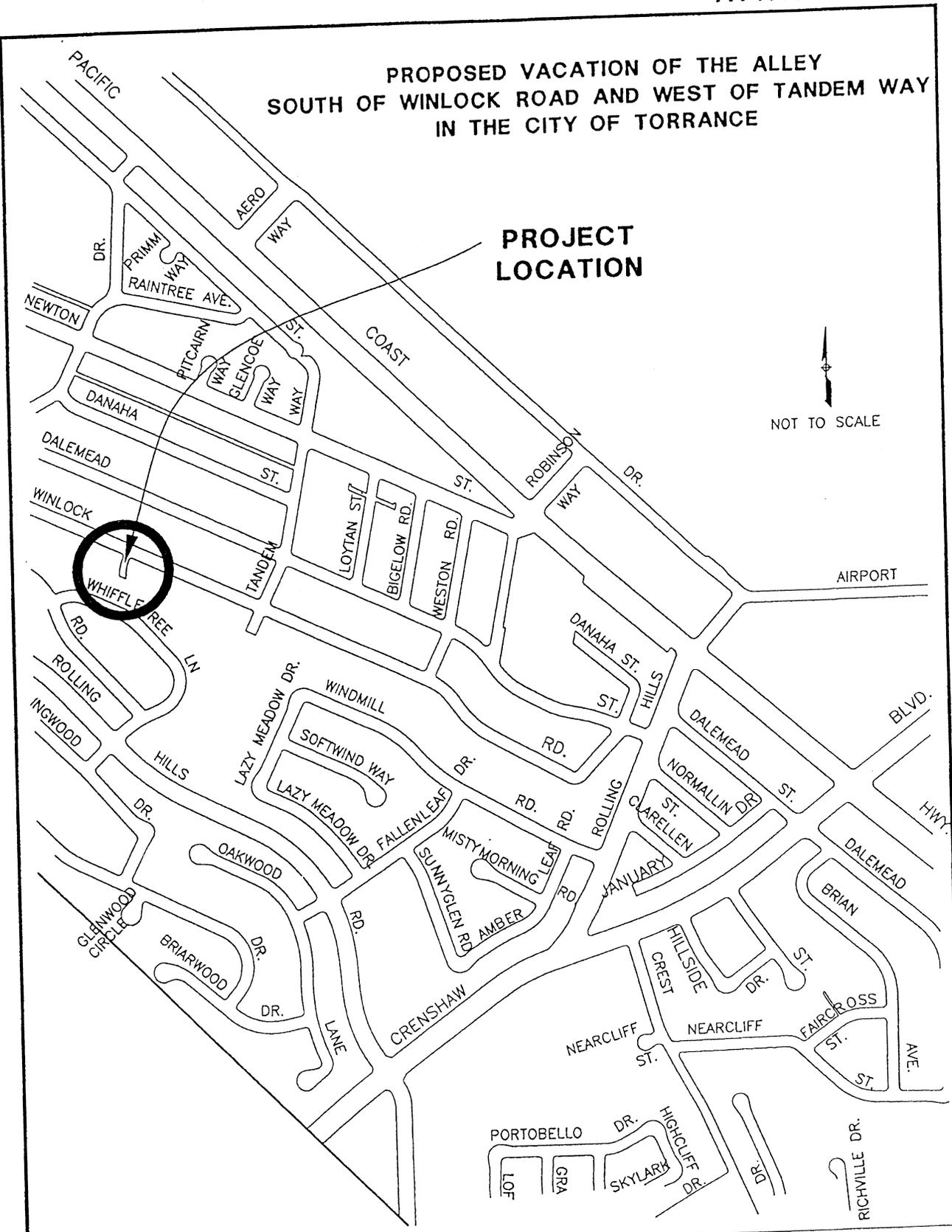
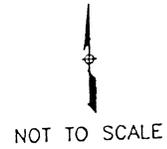
City Clerk of the City of Torrance

APPROVED AS TO FORM:
John L. Fellows III, City Attorney

By: _____
Patrick Sullivan, Deputy City Attorney

PROPOSED VACATION OF THE ALLEY
SOUTH OF WINLOCK ROAD AND WEST OF TANDEM WAY
IN THE CITY OF TORRANCE

PROJECT
LOCATION

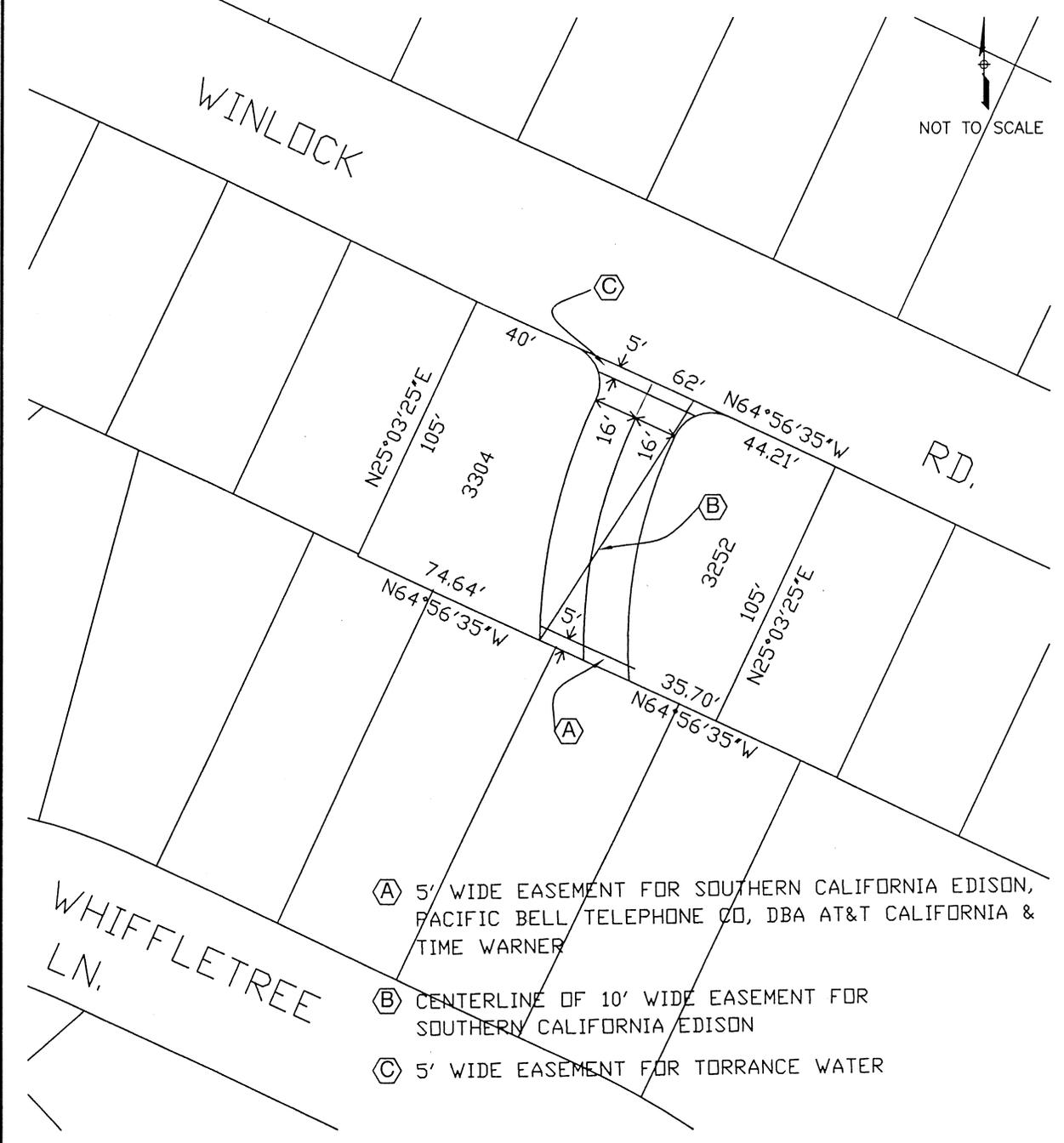


CITY OF TORRANCE - COMMUNITY DEVELOPMENT DEPARTMENT

SEPT. 2009

VICINITY MAP

EASEMENTS TO BE RESERVED FOR THE
 PROPOSED VACATION OF THE ALLEY
 SOUTH OF WINLOCK ROAD AND WEST OF TANDEM WAY
 IN THE CITY OF TORRANCE



NOT TO SCALE

- (A) 5' WIDE EASEMENT FOR SOUTHERN CALIFORNIA EDISON, PACIFIC BELL TELEPHONE CO, DBA AT&T CALIFORNIA & TIME WARNER
- (B) CENTERLINE OF 10' WIDE EASEMENT FOR SOUTHERN CALIFORNIA EDISON
- (C) 5' WIDE EASEMENT FOR TORRANCE WATER

CITY OF TORRANCE - COMMUNITY DEVELOPMENT DEPARTMENT

SEPTEMBER 2009

EASEMENT SKETCH

MOTION: Moved by Councilmember Sutherland, seconded by Councilmember Brewer to concur with staff recommendation on item 12D regarding City-owned property located at 3035-3111 Pacific Coast Highway.

VOTE: Motion carried 6-0.

12E. City Manager - Approve a Three Party Agreement regarding City-owned property located at ~~3055~~ 3035-3111 Pacific Coast Highway (9:01 pm)

Recommendation of the City Manager that City Council approve a Three Party Agreement among Peyton Cramer Ford, A California Corporation; Ford Leasing Development Company, a Delaware corporation and City of Torrance, a Municipal Corporation concerning a Lease on City-owned property located at ~~3055~~ 3035-3111 Pacific Coast Highway.

MOTION: Moved by Councilmember Sutherland, seconded by Councilmember Brewer to concur with staff recommendation on item 12E regarding City-owned property located at 3035-3111 Pacific Coast Highway.

VOTE: Motion carried 6-0.

12F. Community Development - Adopt RESOLUTION declaring intention to vacate public alley south of Winlock Road and west of Tandem Way and setting October 20, 2009 as hearing date. (9:02 pm)

Recommendation of the Community Development Director that City Council adopt a RESOLUTION declaring the intention to vacate the public alley south of Winlock Road and west of Tandem Way and setting October 20, 2009 as the date for the hearing.

MOTION: Moved by Councilmember Sutherland, seconded by Councilmember Brewer to concur with staff recommendation

VOTE: Motion carried 6-0.

MOTION: Moved by Councilmember Barnett, seconded by Councilmember Numark to adopt RESOLUTION NO. 2009-84 declaring its Intention to vacate the public alley south of Winlock Road and west of Tandem Way in the City of Torrance; fixing a time and place for the hearing thereon and providing for the publication of this resolution.

VOTE: Motion carried 6-0.

12G. City Manager - Adopt RESOLUTION modifying the Executive & Management Employees Resolution 2008-90 and adopt a RESOLUTION for an Employee Retirement Health Savings Plan. (9:03 pm)

Recommendation of the City Manager that City Council adopt an amendment to the Resolution setting forth hours, wages and working conditions for employees covered by the Executive & Management Employees Resolution No. 2008-90 and to adopt a RESOLUTION relating to the Employee Retirement Health Savings Plan (RHSP) to allow distribution of non-vested funds to the deceased participant's beneficiary.

MOTION: Moved by Councilmember Sutherland, seconded by Councilmember Brewer to concur with staff recommendation

VOTE: Motion carried 6-0.

MOTION: Moved by Councilmember Barnett, seconded by Councilmember Sutherland to adopt RESOLUTION NO. 2009-85 amending Resolution No. 2008-90 setting forth changes regarding the hours, wages, and working conditions for Executive and Management Employees.

VOTE: Motion carried 6-0.

EXCERPT OF MINUTES Minutes Approved Minutes Subject to Approval

**ACTION MINUTES
TORRANCE CITY COUNCIL
OCTOBER 20, 2009
REGULAR MEETING**

OPENING CEREMONIES**1. CALL MEETING TO ORDER**

ROLL CALL: Mr. Barnett, Mr. Brewer, Mr. Furey, Mr. Numark,
Ms. Rhilinger, Mr. Sutherland, Mayor Scott

****ACTION:** Meeting called to order at 5:35 p.m. with all members present.

13. HEARINGS

13B. Community Development – Conduct public hearing and adopt RESOLUTION ordering vacation of public alley south of Winlock Road and west of Tandem Way.

Recommendation of the Community Development Director that City Council conduct a public hearing and adopt a **RESOLUTION** ordering the vacation of the public alley south of Winlock Road and west of Tandem Way.

****ACTION:** Public hearing opened at 9:25 p.m.

****ACTION:** Public hearing closed at 9:44 p.m. Two speakers were heard. (Brewer/Numark)

****ACTION:** City Council closed the public hearing and the matter will be continued and re-advertised for the November 17 City Council meeting.

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Council Meeting of
September 15, 2009

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

Members of the Council

SUBJECT: Community Development – Intention to Vacate the Public Alley South of Winlock Road and West of Tandem Way and setting October 20, 2009 as the Date for the Hearing Thereon

RECOMMENDATION

Recommendation of the Community Development Director that City Council approve and adopt the Resolution declaring the intention to vacate the public alley south of Winlock Road and west of Tandem Way and setting October 20, 2009 as the date for the hearing.

FUNDING

No funding required.

BACKGROUND AND ANALYSIS

The property owners of 3252 and 3304 Winlock Road have requested the vacation of the existing public alley between their properties. The easement for the alley located south of Winlock Road and west of Tandem Way was dedicated to the City on Tract No. 15140 in 1949 (see attached sketch). The approximate area of the alley to be vacated is 3565 square feet. Vacation of the easement would allow for the vacated area to be combined with the adjacent properties to provide a larger yard for the two properties.

The subject alley is currently in use by the adjacent property owners at 3252 and 3304 Winlock Road, but it is of little use to the general public. Drainage from properties to the south is collected in a swale south of the alley and directed eastward to the existing catch basins at Tandem Way. There is no public access to De Portola Park from this alley. Because the area to be vacated has been used by the public during the past five (5) years, State statutes require the proposed vacation of the easement be conducted with notification and a Public Hearing.

This vacation will require the reservation of easements for existing utilities or the abandonment, relocation or reconstruction of these facilities. The applicants will sign a Lot Tie Agreement to hold their portion of the alley together with their existing lot. In addition, the applicants will be required to design and construct new curb, gutter, sidewalk, and driveway apron(s) across the alley to be vacated prior to recording the vacation Resolution. The purpose of this requirement is so the vacated area does not appear like a public alley. The applicants will have one year to complete the design and construction or the easement vacation approval will expire.

Adoption of the attached Resolution sets the date and time of the hearing on the vacation for October 20, 2009 at 7:00 PM in the City Council Chambers. Notices will be posted for the hearing along the alley to be vacated and mailed to the abutting property owners. A copy of the Resolution will be published in the *Daily Breeze*, a newspaper of general circulation in the City, two times at least ten days prior to the date of said hearing.

Respectfully submitted,

JEFFERY W. GIBSON
Community Development Director

By: 
TED SEMAAN, Manager
Transportation Planning,
Development Engineering &
Records Division

CONCUR:


JEFFERY W. GIBSON
Community Development Director


LeROY J. JACKSON
City Manager

Attachments: Resolution
A. Vicinity Map
B. Location Sketch

TS/cks2205

RESOLUTION NO. 2009-84**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE DECLARING ITS INTENTION TO VACATE THE PUBLIC ALLEY SOUTH OF WINLOCK ROAD AND WEST OF TANDEM WAY IN THE CITY OF TORRANCE; FIXING A TIME AND PLACE FOR THE HEARING THEREON AND PROVIDING FOR THE PUBLICATION OF THIS RESOLUTION**

WHEREAS, the City of Torrance was granted a certain easement described as follows:

That alley within Block 4 of Tract No. 15140 in the City of Torrance, County of Los Angeles, State of California as per the map recorded in Book 356 Pages 44, 45, and 46 of Maps in the Office of the County Recorder of said County, said portion being bounded southerly by the westerly extension of the southerly line of Lot 12 in said Block 4 and bounded northerly by the westerly extension of the northerly line of Lot 12 in said Block 4.

WHEREAS, for the purpose of said vacation, the City Council elects to proceed under the vacation provision Division 9, Part 3, Chapter 3 of the Streets and Highways Code.

NOW, THEREFORE, be it resolved by the City Council of the City of Torrance as follows:

SECTION 1

The City Council hereby declares its intention to vacate the public alley south of Winlock Road and west of Tandem Way as more particularly shown on a sketch bearing the legend "Proposed Vacation of the alley south of Winlock Road and west of Tandem Way in the City of Torrance" which sketch is hereby ordered filed in the Office of the City Clerk of the City of Torrance, and which sketch is hereby referred to for particulars as to the proposed vacation.

SECTION 2

The 20th day of October, 2009 at 7:00 PM on said day in the Council Chambers of the City Hall of the City of Torrance is the time and place fixed for hearing all persons interested in or objecting to the proposed vacation.

SECTION 3

The Community Development Director is directed to post conspicuously not less than three copies of this Resolution not more than three hundred feet apart upon the boundaries of said land to be vacated at least two weeks prior to the date of said hearing.

Council Meeting of
October 20, 2009

PUBLIC HEARING

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

Members of the Council:

SUBJECT: Community Development – Adopt a RESOLUTION ordering the Vacation of the public alley south of Winlock Road and west of Tandem Way

RECOMMENDATION

Recommendation of the Community Development Director that the City Council conduct a Public Hearing and adopt a RESOLUTION ordering the vacation of the public alley south of Winlock Road and west of Tandem Way.

FUNDING

No funding required.

BACKGROUND AND ANALYSIS

The property owners of 3252 and 3304 Winlock Road have requested the vacation of the existing public alley between their properties. The easement for the alley located south of Winlock Road and west of Tandem Way was dedicated to the City on Tract No. 15140 in 1949 (see Attachments A and B). The approximate area of the alley to be vacated is 3565 square feet. Vacation of the easement would allow for the vacated area to be combined with the adjacent properties to provide a larger yard for the two properties.

The subject alley is currently in use by the adjacent property owners at 3252 and 3304 Winlock Road to access their garages and has been available for use by the neighborhood, but it is of little use to the general public. There is no public access to De Portola Park from this alley. Drainage from properties to the south is collected in a private swale south of the alley and directed eastward to the existing catch basins at Tandem Way.

Because there has been use of the street easement to be vacated for public purposes during the past five (5) years, State statutes require the proposed vacation of the

easement be conducted with notification and a Public Hearing. The vacation will require the reservation of easements for the existing utilities as listed in the Resolution.

In addition, the applicants will be required to design and construct new curb, gutter, sidewalk, and driveway apron(s) across the alley to be vacated prior to recording the vacation Resolution. The purpose of this requirement is so the vacated area does not appear like a public alley. The applicants will have one year to complete the design and construction or the easement vacation approval will expire. The City Clerk will withhold recording of the vacation Resolution until the Construction and Excavation permit for the required public improvements is finalized by the Engineering Division of the Community Development Department. The vacation of the street easement will serve a public purpose of eliminating underutilized portions of the street.

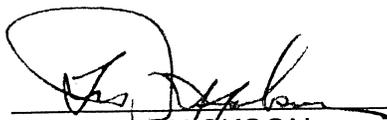
The Resolution of Intention (Resolution No. 2009-84) was approved by the City Council on September 15, 2009. Notices were posted for the Hearing along the street to be vacated on October 5, 2009 (Attachment H), and mailed to the property owners within a 500' radius on September 29, 2009. A copy of the Resolution was published in the *Daily Breeze*, a newspaper of general circulation in the City on Wednesday, September 30, 2009, and Friday, October 9, 2009 (Attachment G).

Respectfully submitted,

JEFFERY W. GIBSON
Community Development Director

By: 
TED SEMAAN, Manager
Transportation Planning,
Development Engineering &
Records Division

CONCUR:


LeROY JACKSON
City Manager


JEFFERY W. GIBSON
Community Development Director

- Attachments:
- Resolution
 - A. Vicinity Map
 - B. Detailed Location Sketch
 - C. Easement Sketch
 - D. Action Minutes
 - E. Previous Agenda Item
 - F. Resolution 2009-84
 - G. Proof of Publication
 - H. Affidavit of Posting

RESOLUTION 2009-_____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE
ORDERING THE VACATION OF THE PUBLIC ALLEY SOUTH OF
WINLOCK ROAD AND WEST OF TANDEM WAY**

WHEREAS, the City of Torrance was granted a certain street easement described as follows:

That alley within Block 4 of Tract No. 15140 in the City of Torrance, County of Los Angeles, State of California as per the map recorded in Book 356 Pages 44, 45, and 46 of Maps in the Office of the County Recorder of said County, said portion being bounded southerly by the westerly extension of the southerly line of Lot 12 in said Block 4 and bounded northerly by the westerly extension of the northerly line of Lot 12 in said Block 4.

WHEREAS, for the purpose of said proposed vacation, the City Council elects to proceed under the vacation provisions of Division 9, Part 3, Chapter 3 of the Streets and Highways Code;

WHEREAS, the City Council finds from the evidence submitted, that the street easement described in this Resolution is unnecessary for present or prospective public use;

NOW, THEREFORE, be it resolved by the City Council of the City of Torrance as follows:

SECTION 1

The City Council hereby orders the vacation of the public alley south of Winlock Road and west of Tandem Way, as more particularly shown on maps bearing the legend, "Proposed Vacation of the alley south of Winlock Road and west of Tandem Way in the City of Torrance", which maps are hereby ordered filed in the Office of the City Clerk of the City of Torrance, and which maps are hereby referred to for particulars as to the proposed vacation.

SECTION 2

That the City of Torrance and its assigns without limitation does reserve and except from the vacation an easement along the Southerly five (5.00) feet of the alley to

be vacated for Pacific Bell Telephone Company, dba AT & T California, to from time to time construct, maintain, operate, replace, remove, and renew aerial and underground communication facilities (including ingress thereto and egress therefrom) consisting of poles, anchors, guys, cables, wires, crossarms, conduit, manholes, handholes, markers, pedestals, terminal equipment cabinets, electrical conductors and necessary fixtures and appurtenances.

SECTION 3

That the City of Torrance and its assigns without limitation does reserve and except from the vacation an easement over the southerly five (5.00) feet of the vacated area for Time Warner Communications to maintain, operate, remove, or renew its facilities.

SECTION 4

That the City of Torrance and its assigns without limitation does reserve and except from the vacation, an easement over the Southerly five (5.00) feet of the vacated area and a ten (10.00) feet wide easement centered over a line beginning at the southwest corner of the area of vacation then terminating northerly at a point on the north property line of the vacated area, which is located 15 feet (15.00) westerly of the east end of said northerly line for Southern California Edison to maintain, operate, remove, or renew its facilities for electrical purposes.

SECTION 5

That the City of Torrance and its assigns without limitation does reserve and except from the vacation the northerly five (5.00) feet of the vacated area as an easement for the right at any time to construct, maintain, operate, replace, repair and use for existing and future water lines.

SECTION 6

That the above described street easement is hereby vacated and abandoned and that, from and after the date this Resolution is recorded, this portion no longer constitutes an easement for street purposes.

SECTION 7

That the City Clerk is hereby directed to withhold the recordation of this Resolution until determination by the Community Development Director that the applicants have constructed new curb, gutter, sidewalk, driveway apron, and make up paving across the vacated alley. If the work is not complete prior to one year after approval of this Resolution, the approval shall become void.

INTRODUCED, APPROVED, AND ADOPTED this 20th day of October 2009.

Mayor of the City of Torrance

ATTEST:

City Clerk of the City of Torrance

APPROVED AS TO FORM:
John L. Fellows III, City Attorney

By: _____
Patrick Sullivan, Deputy City Attorney

Daily Breeze

21250 HAWTHORNE BLVE, STE 170 * TORRANCE CALIFORNIA 90503-4077
(310) 543-6635 * (310) 540-5511 Ext. 396

PROOF OF PUBLICATION
(201 5.5 C.C.P.)

STATE OF CALIFORNIA

County of Los Angeles,

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above-entitled matter. I am the principal clerk of the printer of the THE DAILY BREEZE

a newspaper of general circulation, printed and published _____

in the City of Torrance
County of Los Angeles, and which newspaper has been adjudged a newspaper of general circulation by the Superior Court of County of Los Angeles, State of California, under the date of _____

June 10, 1974

Case Number SWC7146

that the notice, of which the annexed is a printed copy (set in type not smaller than nonpareil), has been published in each regular and entire issue of said newspaper and not in any supplement there of on the following dates, to-wit

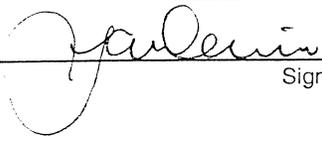
September 30; October 9,

all in the year 2009

the foregoing is true and correct.

Dated at Torrance

California, this 9 October 2009

 Signature 

This space is for the County Clerk's Filing Stamp

RECEIVED

2009 OCT 15 AM 10:26

CLERK OF COUNTY CLERK
COUNTY OF LOS ANGELES

Proof of Publication of

DB

DB 9-121
RESOLUTION NO. 2009-84

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE DECLARING ITS INTENTION TO VACATE THE PUBLIC ALLEY SOUTH OF WINLOCK ROAD AND WEST OF TANDEM WAY IN THE CITY OF TORRANCE; FIXING A TIME AND PLACE FOR THE HEARING THEREON AND PROVIDING FOR THE PUBLICATION OF THIS RESOLUTION

WHEREAS, the City of Torrance was granted a certain easement described as follows:

That alley within Block 4 of Tract No. 15140 in the City of Torrance, County of Los Angeles, State of California as per the map recorded in Book 356 Pages 44, 45, and 46 of Maps in the Office of the County Recorder of said County, said portion being bounded southerly by the westerly extension of the southerly line of Lot 12 in said Block 4 and bounded northerly by the westerly extension of the northerly line of Lot 12 in said Block 4.

WHEREAS, for the purpose of said vacation, the City Council elects to proceed under the vacation provision Division 9, Part 3, Chapter 3 of the Streets and Highways Code.

NOW, THEREFORE, be it resolved by the City Council of the City of Torrance as follows:

SECTION 1

The City Council hereby declares its intention to vacate the public alley south of Winlock Road and west of Tandem Way as more particularly shown on a sketch bearing the legend "Proposed Vacation of the alley south of Winlock Road and west of Tandem Way in the City of Torrance" which sketch is hereby ordered filed in the Office of the City Clerk of the City of Torrance, and which sketch is hereby referred to for particulars as to the proposed vacation.

SECTION 2

The 20th day of October, 2009 at 7:00 PM on said day in the Council Chambers of the City Hall of the City of Torrance is the time and place fixed for hearing all persons interested in or objecting to the proposed vacation.

SECTION 3

The Community Development Director is directed to post conspicuously not less than three copies of this Resolution not more than three hundred feet apart upon the boundaries of said land to be vacated at least two weeks prior to the date of said hearing.

SECTION 4

The City Clerk is hereby directed to publish a copy of the Resolution in the Daily Breeze, a newspaper of general circulation in the City, two times at least ten days prior to the date of said hearing.

INTRODUCED, APPROVED, AND ADOPTED this 15th day of September 2009.

APPROVED AS TO FORM:
JOHN FELLOWS III, City Attorney

/s/ Frank Scotto
Mayor Frank Scotto
ATTEST:

by /s/ Ron Pohl

Ronald T. Pohl, Assistant City Attorney

/s/ Sue Herbers
Sue Herbers, City Clerk

TORRANCE CITY COUNCIL RESOLUTION NO. 2009-84

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss
CITY OF TORRANCE)

I, Sue Herbers, City Clerk of the City of Torrance, California, do hereby certify that the foregoing resolution was duly introduced, approved, and adopted by the City Council of the City of Torrance at a regular meeting of said Council held on the 15th day of September, 2009 by the following roll call vote:

AYES: COUNCILMEMBERS Barnett, Brewer, Furey, Numark, Sutherland, and Mayor Scotto.

NONE: COUNCILMEMBERS None.
ABSTAIN: COUNCILMEMBERS None.
ABSENT: COUNCILMEMBERS Rhilinger.

/s/ Sue Herbers
Sue Herbers

Date: September 21, 2009
City Clerk of the City of Torrance

Pub: September 30, October 09, 2009

Daily Breeze

21250 HAWTHORNE BLVE, STE 170 * TORRANCE CALIFORNIA 90503-4077
(310) 543-6635 * (310) 540-5511 Ext. 396

PROOF OF PUBLICATION (201 5.5 C.C.P.)

STATE OF CALIFORNIA

County of Los Angeles,

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above-entitled matter. I am the principal clerk of the printer of the THE DAILY BREEZE

a newspaper of general circulation, printed and published

in the City of Torrance
County of Los Angeles, and which newspaper has been adjudged a newspaper of general circulation by the Superior Court of County of Los Angeles, State of California, under the date of

June 10, 1974

Case Number SWC7146
that the notice, of which the annexed is a printed copy (set in type not smaller than nonpareil), has been published in each regular and entire issue of said newspaper and not in any supplement there of on the following dates, to-wit

October 28, November 04,

all in the year 2009

the foregoing is true and correct.

Dated at Torrance

California, this 04, November 2009

Rosolina
Signature

This space is for the County Clerk's Filing Stamp

RECEIVED

NOV 10 2009

City of Torrance
City Clerk's

Proof of Publication of

DB

**DB 10-130
NOTICE OF PUBLIC HEARING**

The Torrance City Council pursuant to Streets and Highways Code Section 8320 will hold a public hearing on Tuesday, November 17, 2009 at 7:00 p.m. in the City Council Chambers at 3031 Torrance Blvd. to consider the following:

The City of Torrance was granted a certain easement described as follows: That alley within Block 4 of Tract No. 15140 in the City of Torrance, County of Los Angeles, State of California as per the map recorded in Book 356 Pages 44, 45, and 46 of Maps in the Office of the County Recorder of said County, said portion being bounded southerly by the westerly extension of the southerly line of Lot 12 in said Block 4 and bounded northerly by the westerly extension of the northerly line of Lot 12 in said Block 4.

City Council hereby declares its intention to vacate the public alley south of Winlock Road and west of Tandem Way as more particularly shown on a sketch bearing the legend "Proposed Vacation of the alley south of Winlock Road and west of Tandem Way in the City of Torrance" on file in the Office of the City Clerk at 3031 Torrance Blvd.

All persons interested in or objecting to the proposed vacation are invited to attend and express their opinion. You may provide verbal or written testimony at the public hearing. You may also submit written testimony in advance of the public hearing if you are unable to attend.

The Community Development Director will cause to be posted conspicuously not less than three copies of this notice in not more than three hundred feet apart upon the boundaries of said land to be vacated at least two weeks prior to the date of said hearing.

Pub: October 28, November 04, 2009

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss
CITY OF TORRANCE)

AFFIDAVIT OF POSTING
RESOLUTION OF INTENTION TO VACATE

Ted Symons, being duly sworn on oath deposes and says:

That during all of the times herein mentioned, affiant was, and is, a citizen of the United States, over the age of 21 years, a resident of the County of Los Angeles, State of California, and the duly appointed and acting agent for the Community Development Director of the City of Torrance, California.

That on the 5th day of October, 2009, at the direction of the Community Development Director of the City of Torrance, affiant posted Resolution No. 2009-04, a Resolution of the City Council of the City of Torrance declaring its intention to vacate:

THE PUBLIC ALLEY SOUTH OF WINLOCK ROAD AND WEST
OF TANDEM WAY

in the City of Torrance, fixing a time when the City Council will meet to take final action thereon, and providing for the publication and posting of this resolution;

That affiant posted said notices conspicuously, and not more than three hundred feet apart, upon the boundaries of said land to be vacated and referred to in said Resolution of Intention;

That at least three (3) such notices were posted along the line of said land to be vacated as aforesaid;

That attached hereto and made a part hereof is a full, true, and complete copy of the Resolution posted as aforesaid.

Ted Symons
Agent for Community Development
Director of the City of Torrance

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss
CITY OF TORRANCE)

AFFIDAVIT OF POSTING
RESOLUTION OF INTENTION TO VACATE

TED SYMONS, being duly sworn on oath deposes and says:

That during all of the times herein mentioned, affiant was, and is, a citizen of the United States, over the age of 21 years, a resident of the County of Los Angeles, State of California, and the duly appointed and acting agent for the Community Development Director of the City of Torrance, California.

That on the 27th day of October, 2009, at the direction of the Community Development Director of the City of Torrance, affiant posted ~~Resolution No.~~ Notice of Public, a Resolution of the City Council of the City of Torrance declaring its intention to vacate: ^{Hearing}

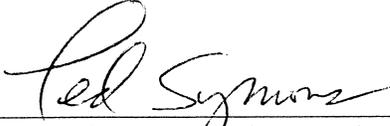
THE PUBLIC ALLEY SOUTH OF WINLOCK ROAD AND WEST
OF TANDEM WAY

in the City of Torrance, fixing a time when the City Council will meet to take final action thereon, and providing for the publication and posting of this resolution;

That affiant posted said notices conspicuously, and not more than three hundred feet apart, upon the boundaries of said land to be vacated and referred to in said Resolution of Intention;

That at least three (3) such notices were posted along the line of said land to be vacated as aforesaid;

That attached hereto and made a part hereof is a full, true, and complete copy of the Resolution posted as aforesaid.


Agent for Community Development
Director of the City of Torrance

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