



## TORRANCE CITY COUNCIL AGENDA

Tuesday, April 15, 2025

**CLOSED SESSION**  
**5:00 P.M.**

**LeROY J. JACKSON COUNCIL CHAMBER**  
**3031 TORRANCE BLVD.**

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Manager's office at (310) 618-5880. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. [28CFR35.102-35.104 ADA Title II]

Direct questions or concerns to the City Council at (310) 618-2801, City Manager at (310) 618-5880, or the individual department head prior to submission to the City Council. Parties will be notified if the complaint will be included on a subsequent agenda.

**VIEW THE MEETING** via CitiCABLE Channel 3 (Spectrum) and Channel 31 (Frontier), streaming on [TorranceCA.Gov](https://www.torranceca.gov), Facebook @ City of Torrance CA Government, and YouTube Channel TorranceCitiCABLE.

**PARTICIPATE BEFORE THE MEETING** by submitting a public comment on the OneMeeting Public Portal at <https://torranceca.primegov.com/public/portal?fromiframe=true>. Hard copies of public comment may be submitted to the City Clerk's Office during regular business hours. All comments submitted before **5:30 p.m. on Monday, April 14, 2025**, will be published for public review prior to the meeting. Comments received after 5:30 p.m., but prior to the adjournment of the meeting will be added to the record.

The agenda was posted on the Public Notice Board at 3031 Torrance Blvd and on the City's Website on **Thursday, March 10, 2025** /s/ Rebecca Poirier.

### ORDER OF BUSINESS

The City Council Closed Session meeting begins at 5:00 p.m. **The City Council may take action on any item listed on the agenda.**

- 1. CALL TO ORDER/ROLL CALL**
- 2. FLAG SALUTE/NON-SECTARIAN INVOCATION**  
Flag Salute – Councilmember Sheikh  
Invocation – Councilmember Gerson

### 3. ORAL COMMUNICATIONS (Limited up to a 15-minute period)

*This portion of the meeting is reserved for comment on items that are not on the agenda. Under the Ralph M. Brown Act, City Council cannot act on items raised during public comment but may respond briefly to statements made or questions posed; request clarification; or refer the item to staff. Speakers under Orals are limited to no longer than 1 minute per speaker. If presenting handout material to Council, please provide 11 copies to the City Clerk before speaking.*

### 4. CLOSED SESSION

#### 13A. REAL PROPERTY – CONFERENCE WITH REAL PROPERTY NEGOTIATOR (California Government Code § 54956.8):

1. Property: 3481 Airport Drive, #200, Torrance, CA 90505  
Agency Negotiator: Aram Chaparyan  
Negotiating Parties: City of Torrance and Torrance Flite Park, LLC  
Under Negotiation: Price and terms and conditions of lease
2. Property: 1215-1227 El Prado Avenue, Torrance, CA 90501 (APN: 7355-027-142)  
Agency Negotiator: Aram Chaparyan  
Negotiating Parties: City of Torrance and Mar Ventures, Inc.  
Under Negotiation: Price and terms and conditions of lease
3. Property: 18301 Kingsdale Avenue, Redondo Beach, CA 90278 (APN: 4083-010-900)  
Agency Negotiator: Aram Chaparyan  
Negotiating Parties: City of Torrance and Torrance Unified School District  
Under Negotiation: Price and terms and conditions of park redevelopment proposal
4. Property: 475 Crenshaw Boulevard, Suite A, Torrance, CA 90503  
Agency Negotiator: Aram Chaparyan  
Negotiating Parties: City of Torrance and The Chicken Guys  
Under Negotiation: Price and terms and conditions of lease
5. Property: 485 Crenshaw Boulevard, Suite A, Torrance, CA 90503  
Agency Negotiator: Aram Chaparyan  
Negotiating Parties: City of Torrance and French Kiss Cafe  
Under Negotiation: Price and terms and conditions of lease

#### 13B. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION (Significant Exposure to Litigation Pursuant to California Government Code § 54956.9(d)(2)):

One case

#### 13C. CONFERENCE WITH LABOR NEGOTIATOR (California Government Code § 54957.6): Agency Negotiator: Aram Chaparyan Employee Organization/Association:

1. Certain Full-Time Salaried and Hourly Employees
2. Certain Part-Time Hourly Employees
3. Crossing Guards
4. Elected Officials
5. Engineers and Torrance Fiscal Employees Association
6. Executive & Management Employees
7. Police & Fire Trainees
7. Safety Management Employees
9. Torrance City Employees Association

10. Fire Safety Management
11. Torrance Fire Fighters Association
12. Torrance Library Employees Association
13. Torrance Municipal Employees/AFSCME Local 1117 AFL-CIO
14. Torrance Police Commanders Association (TPCA)
15. Torrance Police Officers Association
16. Torrance Professional Parks & Recreation Employee Organization
17. Torrance Professional & Supervisory Association
18. Torrance Recurrent Recreational Employees Organization
19. City Treasurer
20. City Attorney
21. City Manager

## 5. ADJOURNMENT

Adjournment of Closed Session meeting to **Tuesday, April 22, 2025**, at 5:00 p.m. for closed session with regular business commencing at 6:30 p.m. in the LeRoy J. Jackson Council Chamber.