HARBOR GATEWAY SOUTH NEIGHBORHOOD COUNCIL
Special Board and Stakeholder Meeting
Halldale Avenue Elementary - Auditorium
21514 Halldale Avenue, Torrance/Harbor Gateway
Monday, July 16, 2018 – 7:00 pm

Minutes

<table>
<thead>
<tr>
<th>Board Members</th>
<th>Roll Call</th>
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<tbody>
<tr>
<td>Alvaro Betancourt</td>
<td>Present</td>
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<tr>
<td>Katy Carlson</td>
<td>Present</td>
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<tr>
<td>Wendy Erazo</td>
<td>Absent</td>
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<tr>
<td>Rosanne Flores</td>
<td>Present</td>
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<tr>
<td>Morgan Griffin</td>
<td>Excused</td>
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<tr>
<td>Araceli Hernandez</td>
<td>Present</td>
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<tr>
<td>Dave Jones</td>
<td>Present</td>
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<tr>
<td>Monika Kramer</td>
<td>Seated</td>
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<tr>
<td>Rosa Martin</td>
<td>Present</td>
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<tr>
<td>Mercedes McLane</td>
<td>Seated</td>
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<tr>
<td>Jennifer Okabayashi</td>
<td>Present</td>
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<tr>
<td>Peter Perez</td>
<td>Resigned</td>
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<tr>
<td>Cesar Ramirez</td>
<td>Absent</td>
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<tr>
<td>Elaine Yuzuki</td>
<td>Present</td>
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<tr>
<td>Vacant Seat</td>
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1. **Call to Order/Pledge of Allegiance:** The meeting was called to order by President Katy Carlson at 7:12 p.m.

2. **Roll Call:** Present: **8/10** Absent: **3** Quorum: **8/10**, a quorum of 8/10 board members present (see list above), and approximately 7 stakeholders were present.

3. **Approval of Agenda** – Approval of July 16th, 2018 meeting agenda. Approved 8 yes, 0 noes, and 0 abstentions.

4. **Approval of Prior Meeting Minutes** – Approval of June 14th, meeting minutes. Postponed.

5. **Public Comment on Non-Agenda Items**
   a. Al Satler with the Torrance Refinery Action Alliance requested support of the board to ban the use of Hydrofluoric and Modified Hydrofluoric Acid at local refineries.

6. **Board Member Comment on Non-Agenda Items**
   a. Rosanna Flores asked the board about having a table at Normandale Recreation Center for Summer Night Lites.

7. **First Responders Reports** – None present

8. **Government Officials Reports**
   a. Department of Neighborhood Empowerment (DONE), Octaviano Rios, Neighborhood Council Advocate
      I. Mr. Rios reported that the Office of Disability is working with DONE to make sure that all Neighborhood Council meeting locations are ADA compliant and accessible. They will schedule a time to inspect your meeting locations.
      II. The department hosted an outreach presentation to provide tools, asset mapping and others, and candidate recruitment ideas.
      III. The definition of Community Interest Stakeholders is being discussed at the Board of Neighborhood Commissioners (BONC). They are discussing changing the definition and they want input.
9. Motion to Accept Resignation of Board Member and Parliamentarian Peter Perez – Motion by Elaine Yuzuki to accept resignation of Board Member and Parliamentarian Peter Perez, second by Rosa Martin, and passed with 8 yes (Betancourt, Carlson, Flores, Hernandez, Jones, Martin, Okabayashi, and Yuzuki), 0 noes, and 0 abstention.

10. Motion to Extend the Term of the Current Board – Resolved, the Harbor Gateway South Neighborhood Council shall extend the term of the current board, and those appointed to fill any vacancies, to reflect the Bylaw amendments adopted in April 2018 and approved in July 2018, which changed Administration of Election from Selection in even-numbered years, to Election in odd-numbered years. Item not considered.

11. Nominations for Parliamentarian – Item not considered.

12. Fill Vacant Board Seats – Three vacancies to be filled at this meeting. One additional vacancy to be filled at next meeting. Monika Kramer and Mercedes McLane appointed and seated.

13. Budget and Finance
   a. Motion to approve the June 2018 Monthly Expenditure Report (MER).
      Motion by Jennifer Okabayashi to approve the June 2018 Monthly Expenditure Report (MER), second by Al Betancourt, and passed with 8 yes (Betancourt, Carlson, Flores, Hernandez, Jones, Martin, Okabayashi, and Yuzuki), 0 noes, 0 abstention, and 2 ineligible (Kramer and McLane).
   b. Discussion and possible motion to approve paying for a minute taker at Harbor Alliance of Neighborhood Council (HANC) meetings two times per year in an amount not to exceed $415.00 for the fiscal year.
      Motion by Elaine Yuzuki to approve paying for a minute taker at Harbor Alliance of Neighborhood Council (HANC) meetings two times per year in an amount not to exceed $415.00 for the fiscal year, second by Jennifer Okabayashi, and passed with 8 yes (Betancourt, Carlson, Flores, Hernandez, Jones, Martin, Okabayashi, and Yuzuki), 0 noes, 0 abstention, and 2 ineligible (Kramer and McLane).
   c. Discussion and possible motion to approve Neighborhood Purpose Grant application from C.A.S. AM. Vet. Foundation for $5,000.
      Motion by Elaine Yuzuki to table the motion, second by Al Betancourt, and passed with 8 yes (Betancourt, Carlson, Flores, Hernandez, Jones, Martin, Okabayashi, and Yuzuki), 0 noes, 0 abstention, and 2 ineligible (Kramer and McLane).
   d. Motion to approve monthly expenses, including approval of Treasurer’s payment of all recurring Neighborhood Council expenses including (but not limited to) Lloyd Staffing, The Mailroom, Life Storage, office supplies and vendor(s) for meeting refreshments.
      Motion by Rosa Martin to approve monthly expenses, including approval of Treasurer’s payment of all recurring Neighborhood Council expenses including (but not limited to) Lloyd Staffing, The Mailroom, Life Storage, office supplies and vendor(s) for meeting refreshments, second by Elaine Yuzuki, and passed with 8 yes (Betancourt, Carlson, Flores, Hernandez, Jones, Martin, Okabayashi, and Yuzuki), 0 noes, 0 abstention, and 2 ineligible (Kramer and McLane).
   e. Motion to approve reallocating $2,400 for food and refreshments for meetings from Outreach to Operations/Office.
      Motion by Rosanna Flores to approve reallocating $2,400 for food and refreshments for meetings from Outreach to Operations/Office, second by Al Betancourt, and passed with 8 yes (Betancourt, Carlson, Flores, Hernandez, Jones, Martin, Okabayashi, and Yuzuki), 0 noes, 0 abstention, and 2 ineligible (Kramer and McLane).

14. Committee Reports
   a. HANC Report – There was no meeting in July.

15. New Business
   a. Discussion and possible motion to approve a letter of opposition to the proposed Chevron/Extramile located at 21138 South Western Avenue between Torrance Blvd and 212th Street (ZA-2017-4572-CU-CUB; ENV 2017-4574-MND).

Mr. Frank Quon
Associate Zoning Administrator
City of Los Angeles
Department of City Planning
The Harbor Gateway South Neighborhood Council opposes the project at 21138 S. Western Avenue, CASE No.: ZA-2017-4572-CU-CUB on the grounds that the community we represent like the quiet corner with its two businesses that are there now and used by the neighborhood. In addition, an automatic car wash is also part of the proposed project. Another car wash is not needed in this area.

At our board and stakeholder meeting on the June 14, 2018, we as a Council heard from stakeholders how much the community was against this project. Mr. Matthew Clemente, from GreenbergFarrow, the developer, gave a presentation. The meeting went over an hour just on this issue with people lined up to speak and going over the two minutes to speak rule.

As a Council we know the applicant has the right to build a gas station, but it is clear the community is strongly opposed to any and all variances to City Code. The community made it quite clear that the return of a store that sells alcohol is out of the question and strongly, strongly opposed for two reasons. One, there was a liquor store on this corner before and the owner of the land (who lives in the neighborhood) and the Council successfully removed this business and crime in the area dropped significantly. Two, seeing the crime report for this area, it looks like there is more crime around convenience/liquor stores. We already have two stores that sell liquor/alcohol South on Carson (the next street up), another North on Western, and two East on Torrance and Normandie; all less than a mile if not closer of this project. There is no need for another beer and wine store in the area at all.

In addition, an automatic car wash is also part of the proposed project. Another car wash is not needed in this area. There is currently a car wash located on Western Avenue four blocks north, a car wash two blocks southwest on 213rd Street and Cabrillo Avenue, a car wash 3/4 of a mile southeast on Denker Avenue and Carson Street.

Motion by Rosa Martin to amend the letter to add the paragraph above, second by Monika Kramer, and passed with 10 yes (Betancourt, Carlson, Flores, Hernandez, Jones, Kramer, Martin, McLane, Okabayashi, and Yuzuki), 0 noes, and 0 abstention.

Motion by Dave Jones to approve the above letter as amended, second by Al Betancourt, and passed with 10 yes (Betancourt, Carlson, Flores, Hernandez, Jones, Kramer, Martin, McLane, Okabayashi, and Yuzuki), 0 noes, and 0 abstention.

b. Discussion and motion to approve and certify the Harbor Gateway South Neighborhood Council’s Inventory list is correct and complete, containing all items in the possession of HGSNC; as reported to the Department of Neighborhood Empowerment during Fiscal Year 2014-2018.

Motion by Rosa Martin to approve and certify the Harbor Gateway South Neighborhood Council’s Inventory list is correct and complete, containing all items in the possession of HGSNC; as reported to the Department of Neighborhood Empowerment during Fiscal Year 2014-2018, second by Monika Kramer, and passed with 7 yes (Carlson, Flores, Hernandez, Jones, Martin, Okabayashi, and Yuzuki), 0 noes, 2 abstentions (Kramer and McLane), and one left meeting early (Betancourt).

c. Discussion and motion to approve the 2018 Neighborhood Council Election Information Worksheet as presented.

Motion by Elaine Yusuki to approve the 2018 Neighborhood Council Election Information Worksheet as presented, second by Mercedes McLane, and passed with 9 yes (Carlson, Flores, Hernandez, Jones, Kramer, Martin, McLane, Okabayashi, and Yuzuki) 0 noes, 0 abstentions, and one left meeting early (Betancourt).

d. Discussion and motion to approve the Harbor Gateway South NC Self Assessment as presented.

Motion by Rosa Martin to table consideration of the Harbor Gateway South NC Self Assessment as presented, second by Monika Kramer, and passed with 9 yes (Carlson, Flores, Hernandez, Jones, Kramer, Martin, McLane, Okabayashi, and Yuzuki) 0 noes, 0 abstentions, and one left meeting early (Betancourt).

16. Old Business – None

17. Public Comment
a. Al Satler with the Torrance Refinery Action Alliance reported that a number of Neighborhood Councils have sent letters in support for banning the use of Hydrofluoric and Modified Hydrofluoric Acid at local refineries to the AQMD, he would like this board to also send a letter.

18. Adjournment – Meeting adjourned at 8:30 pm. The next regular Board and Stakeholder meeting is Thursday, August 9, 2018.

Respectfully Submitted,
Sheryl Akerblom
for the Harbor Gateway South Neighborhood Council