

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's office at (310) 618-2780. 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 Commission Liaison at (310) 784-7900 or individual department head prior to submission to the Commission. Parties will be notified if the complaint will be included on a subsequent agenda.

Any correspondence received after 2:00 p.m. on Thursday January 9th, 2025 on any item on the agenda will be provided to the Commission electronically and available for public inspection in the City Clerk's Office.

**TORRANCE AIRPORT COMMISSION
REVISED AGENDA
JANUARY 9, 2025
REGULAR MEETING
7:00 P.M. WEST ANNEX COMMISSION MEETING ROOM
AT 3031 TORRANCE BL.**

**AIRPORT COMMISSION MAY TAKE ACTION ON ANY ITEM
LISTED ON THE AGENDA**

1. CALL MEETING TO ORDER

ROLL CALL: Commission members: Cohen, Hammond, Love, Marshall, Seferian,
Chair De Rago.

2. FLAG SALUTE:

3. REPORT OF THE AIRPORT STAFF ON THE POSTING OF THE AGENDA

The agenda was posted on the Public Notice Board at 3031 Torrance Bl. and on the City's Website on Friday January 3, 2025.

4. ANNOUNCEMENT OF WITHDRAWN, DEFERRED, AND/OR SUPPLEMENTAL ITEMS

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

*This portion of the meeting is reserved for comment on items on the Consent Calendar or not on the agenda. Under the Ralph M. Brown Act, the Commission 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. **No longer than 1 minute per speaker.** If presenting handout material to Commission, please provide 10 copies to staff before speaking.*

6. CONSENT CALENDAR

Matters listed under the Consent Calendar are considered routine and will be enacted by one motion and one vote. There will be no separate discussion of these items. If discussion is desired, that item will be removed by a Commissioner from the Consent Calendar and considered separately.

6A. APPROVAL OF MINUTES DECEMBER 12, 2024

7. ADMINISTRATIVE MATTERS

7A. Accept and File Monthly Update of Aeronautical Operational Information Under the Purview of the General Services Department.

7B. Accept and File Presentation by Coalition for Torrance Airport Reform (COTAR) Materials to be presented.

8. COMMISSION ORAL COMMUNICATIONS

9. ADJOURNMENT

- 9A.** Adjournment of Airport Commission Meeting to Thursday February 13th, 2025, at 7:00 p.m. West Annex Commission Meeting Room.



**MINUTES OF A SPECIAL MEETING OF THE
TORRANCE AIRPORT COMMISSION AGENDA**

1. CALL MEETING TO ORDER

The Torrance Airport Commission convened in a regular session at 7:04 p.m. on Thursday, December 12, 2024, in the West Annex Meeting Room.

ROLL CALL

Present: Commissioners Cohen, Hammond, Marshall, Seferian.
Absent: Commissioner Love and Chair De Rago.
Also Present: City of Torrance Airport Manager Rafael Herrera, General Services Manager Gerry Pinela, General Services Director Shant Megerdichian, Senior Environmental Quality Officer Nora Duncan, Environmental Quality Officer Joe Zev, and Community Development Director Michelle Ramirez.

MOTION: Commissioner Marshall moved to excuse the absence of Commissioner Love and Chair De Rago. Commissioner Cohen seconded the motion; a roll call reflected a 4-0 approval (Commissioner Love and Chair De Rago absent).

2. FLAG SALUTE

Commissioner Seferian led the Pledge of Allegiance.

3. REPORT FROM THE AIRPORT STAFF ON THE POSTING OF THE AGENDA

General Services Manager Pinela reported that the agenda was posted on the Public Notice Board at 3031 Torrance Boulevard and on the City's Website on Thursday, December 5, 2024.

4. ANNOUNCEMENT OF WITHDRAWN, DEFERRED, AND/OR SUPPLEMENTAL ITEMS

General Services Manager Pinela announced supplemental correspondence that was posted on the City's website.

5. ORAL COMMUNICATIONS

Senior Environmental Quality Officer Duncan announced new staff member, Environmental Quality Officer Joe Zev.

A member of the public spoke.

6. CONSENT CALENDAR

6A. APPROVAL OF MINUTES: NOVEMBER 14, 2024

6B. APPROVAL OF MINUTES: MAY 29, 2024

MOTION: Commissioner Marshall moved to adopt the Consent Calendar. Commissioner Cohen seconded the motion; a roll call reflected a 3-0 approval (Commissioner Love and Chair De Rago absent, Commissioner Hammond abstaining approval for the May 29, 2024 minutes).

7. ADMINISTRATIVE MATTERS

7A. ACCEPT AND FILE MONTHLY UPDATE OF AERONAUTICAL OPERATIONAL INFORMATION UNDER THE PURVIEW OF THE GENERAL SERVICES DEPARTMENT

Airport Manager Herrera presented Item 7A, providing an update of Torrance Airport operations.

MOTION: Commissioner Hammond moved to accept and file Item 7B. Commissioner Marshall seconded the motion; a roll call reflected a 4-0 approval (Commissioner Love and Chair De Rago absent).

7B. ACCEPT AND FILE TORRANCE MUNICIPAL AIRPORT NOISE ABATEMENT QUARTERLY REPORT FOR QUARTERS TWO AND THREE OF 2024 UNDER THE PURVIEW OF THE COMMUNITY DEVELOPMENT DEPARTMENT

Senior Environmental Quality Officer Duncan presented Item 7B.

MOTION: Commissioner Cohen moved to accept and file Item 7B. Commissioner Marshall seconded the motion; a roll call reflected a 4-0 approval (Commissioner Love and Chair De Rago absent).

8. ORAL COMMUNICATIONS

Commissioner Marshall requested follow up regarding his inquiry on the Torrance City Ordinance regarding the right the Commission has to establish rules and regulations deemed necessary. General Services Director Megerdichian stated that staff will bring this forward, but a date is not set on when it will be brought before the Commission. Once direction is received from the City Attorney's Office on how to proceed, staff will bring a discussion Item before the Commission for consideration.

9. ADJOURNMENT

MOTION: At 7:55 p.m. Commissioner Cohen moved to adjourn the meeting to Thursday, January 9, 2025 at 7:00 p.m. in the West Annex Meeting Room. Commissioner Seferian seconded the motion; a roll call reflected a 4-0 approval (Commissioner Love and Chair De Rago absent).

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Commission meeting of
JANUARY 9, 2025

Honorable Chair and Members
of the Airport Commission

Members of the Commission:

SUBJECT: Transmittal of Aeronautical Operational Information under the Purview of
the General Services Department for the Month of **December 2024**

The General Services Department acts as both the landlord for the city-owned facilities
at the airport and as business manager for the airport. As such, the department is
providing the following informational reports for review by the commission:

Report #1: Hangar and Tie down Rental Status

Report #2: Project Status Updates

Report #3: Meeting Room Calendar

Report #4: Hangar Waiting List

Report #5: Events Requiring Emergency Response

Report #6: Airfield Operations Status

For any questions about this transmittal, please call Rafael Herrera at
(310) 784-7900.

REPORT 1

ZAMPERINI FIELD

HANGAR AND TIEDOWN INFORMATION

Total Number of City-Owned Hangars	341
Total Number of Hangar Vacancies	6
Total Number of Airport Tiedowns	181
Total Number of Tiedowns Available	41

The 341 hangars owned by the City are broken down into three size categories: small, medium, and executive. Of 341 total hangars, 74 were built by the City, while 267 hangars were funded by several private contractors. At time of construction, these hangars were built with individual preferences in mind and were not standardized according to size. Here are approximate sizes of small, medium and executive hangars.

Small Type A: Under 40' Door Opening Width	800-1,200 sq. ft.
Small Type B: 40'-41' Door Opening Width	800-1,200 sq. ft.
Medium: 52'-54' Door Opening Width	1,200-2,200 sq. ft.
Executive: 57'-61' Door Opening Width	2,200-3,200 sq. ft.

Current rates for hangars are: \$0.711/sq. ft. per month for Torrance Residents.
\$0.798/sq. ft. per month for Non-Residents.

Current rates for Tiedowns are: Single Engine \$141.00
Twin Engine \$156.00

Current rates for Transient (Overnight) are: Single Engine \$11.00
Twin Engine \$18.00
Jet Engine \$24.00

REPORT 2

TORRANCE AIRPORT – ZAMPERINI FIELD PROJECT STATUS UPDATES

TOPIC	STATUS 1/2/25
Airport Taxiway Lighting	<p>Staff is developing a design/build Request for Proposals (RFP) for the complete replacement of all runway and taxiway lights and signage. This will include removal of all existing lights and signs, which will be replaced by new LED lighting fixtures, signage, and underground wiring.</p> <p>The Airport remains open for overnight operations. The RFP is projected to be released in Q3 of FY 2024-25. Estimated Cost: \$3 Million</p>
Automated Weather Observing System (AWOS)	<p>Kane Construction Services, Inc. identified the Mesotech equipment necessary to complete the project specifications. Geotechnical samples were also taken for the project site. The structural plans have been completed and submitted through the City’s plan check process. Kane has also reached out to several general contractors to solicit interest in the project. Once the project is ready to bid, Kane will review proposals and recommend the most qualified contractor to the City. Kane will then manage the project to completion. The FAA will have the final approval of the go-live date once construction, frequencies and connection to the FAA equipment is determined by the FAA/ inspector and certification of the AWOS is completed. Estimated cost of construction previously approved through the City’s Capital Budget is estimated to be under \$250,000.</p>
Upcoming Airport Projects	<ul style="list-style-type: none">• <u>Runway 29R/ 11L Restriping</u>: All existing runway markings will be repainted to comply with CALTRANS Division of Aeronautics inspection. Project complete. Cost: \$242,000

<p>Upcoming Airport Projects, Continued.</p>	<ul style="list-style-type: none"> • <u>East T Hangar Painting</u>: Areas of peeling paint within each East T hangar row will be power washed, primed and repainted. <u>Project complete.</u> Cost: \$131,000 • <u>Airport Security Camera Replacement</u>: Installation of cameras is anticipated to begin January 13, 2025. All Airport security cameras and wireless network to be replaced. Also adding cameras to front of General Aviation Center and Meadow Park Parking Lot. All eight light standards in Meadow Park lot have been upgraded to LED, and two will have cameras installed on them. Cost: \$245,000
<p>General Aviation Center Parking Lot</p>	<p>Parking lot was slurry sealed and re-striped. <u>Project Completed September 2024.</u> Cost: \$17,900</p>

For the status of Airport projects, please refer to the Trending in Torrance website at <https://www.trendingintorrance.com/airport-matters.html>.

REPORT 3

JANUARY MEETING ROOM SCHEDULE

1/2	SO BAY QUILTERS	10:00AM-12:00PM
1/3	PRIVATE MEETING	7:00PM-8:00PM
1/5	MIRACLE LIFE COMMUNITY CHURCH	9:30AM-11:30AM
1/7	RIVIERA LITTLE LEAGUE	6:30PM-9:30PM
1/8	AYSO	6:30PM-9:30PM
1/9	THE VETTE SET, INC	6:00PM-9:00PM
1/10	PRIVATE MEETING	7:00PM-8:00PM
1/11	PRIVATE MEETING	10:00AM-1:00PM
1/12	MIRACLE LIFE COMMUNITY CHURCH	9:30AM-11:30AM
1/12	INDIVISIBLE SO BAY	1:30PM-3:30PM
1/12	MMLA	4:15PM-7:15PM
1/13	SO BAY CAMERA CLUB	6:30PM-9:30PM
1/15	RIVIERA LITTLE LEAGUE	6:30PM-9:30PM
1/16	RIVIERA LITTLE LEAGUE	6:30PM-9:30PM
1/17	PRIVATE MEETING	7:00PM-8:00PM
1/19	MIRACLE LIFE COMMUNITY CHURCH	9:30AM-11:30AM
1/19	CA TAXPAYERS ACTION NETWORK	3:00PM-6:00PM
1/21	SO BAY ORCHID SOCIETY	7:00PM-8:00PM
1/24	PRIVATE MEETING	7:00PM-8:00PM
1/25	TOASTMASTERS	8:00AM-2:00PM
1/26	MIRACLE LIFE COMMUNITY CHURCH	9:30AM-11:30AM
1/27	SO BAY CAMERA CLUB	6:30PM-9:30PM
1/31	PRIVATE MEETING	7:00PM-8:00PM

**REPORT 4
HANGAR WAITING LIST**

1	Bohner, R.	08/21/12	EXEC
2	Freitag, D.	11/05/12	EXEC
3	Striplin, D.	04/17/13	EXEC
4	Dwoskin, D.	07/12/13	EXEC
5	Deaver R.	10/22/13	EXEC
6	Ellison, B.	11/05/13	EXEC
7	Schladen, M.	02/18/16	MED/EXEC
8	Broen, P.	05/06/16	MED/EXEC
9	Macey, B.	08/02/16	MED/EXEC
10	Van De Velde, D.	09/26/16	MEDIUM
11	Woodside, D.	12/29/16	MED/EXEC
12	Ristevski, B.	01/09/17	MED/EXEC
13	Mabry, M.	01/24/17	MED/EXEC
14	Geiger, G.	02/06/17	EXEC
15	Adli, B.	02/22/17	EXEC
16	Constable, W.	03/23/17	EXEC
17	Stewart, D.	04/07/17	EXEC
18	Regan, K.	05/24/17	MEDIUM
19	Gerts, I.	06/27/17	MEDIUM
20	Armstrong, S.	11/14/17	MED/EXEC
21	Levine, M.	01/26/18	MED/EXEC
22	Bryson, Z.	03/22/18	EXEC
23	Badour, S.	09/24/18	MED/EXEC
24	Wachner, J.	10/02/18	MED/EXEC
25	Vartanian, J.	10/15/18	MED/EXEC
26	McNerney, R.	11/05/18	MED/EXEC
27	McKay, R.	03/28/19	MEDIUM
28	Burshtan, D.	06/24/19	MEDIUM
29	Ribitsch, R.	10/04/19	MEDIUM
30	Colton, J	06/03/20	MEDIUM
31	Ristevki, B.	10/02/20	MED/EXEC
32	Elminoufi, G.	01/08/21	MED/EXEC
33	McGivern, J.	05/14/21	MED/EXEC
34	Zimmer, C.	05/26/21	EXEC
35	Hong, D.	06/17/21	MED/EXEC
36	Henry, M.	09/28/21	MED/EXEC
37	Ford, W.	09/28/21	MEDIUM
38	Liu, A.	12/28/21	MED/EXEC
39	Blaire, W.	03/31/22	MED/EXEC
40	Holm, B.	06/09/22	MED/EXEC
41	Peterson, J.	07/11/22	MEDIUM
42	Au, J.	07/18/22	EXEC
43	Nosrati, D.	10/03/22	SMALL TYPE A OR B
44	Jimenez, R.	11/08/22	EXEC
45	Ye, M.	03/01/23	MEDIUM
46	Ebrahim, S.	03/09/23	MED/EXEC
47	Osipov, Y.	03/16/23	MED/EXEC
48	Kanfoudi, K.	04/04/23	EXEC

49	Blair, W.	04/20/23	SMALL TYPE B
50	Nakamura, H.	12/13/23	MED/EXEC
51	Moran, D.	12/13/23	MED/EXEC
52	Liu, E.	02/20/24	EXEC
53	Inskeep, J.	03/18/24	EXEC
54	Slusser, J.	06/26/24	MEDIUM
55	Centers, R.	07/24/24	MED OR EXEC
56	Goebel, J.	08/08/24	SMALL B
57	Nordel, S.	08/13/24	MED/EXEC
58	Choo, K.	09/23/24	SMALL A OR B
59	Willis, T.	09/25/24	SMALL A OR B
60	Starflinger, P.	10/07/24	SMALL A, B, MED OR EXEC
61	King, W.	10/08/24	SMALL A OR B
62	Thuli, N.	10/08/24	SMALL A OR B
63	Boyarsky, A.	10/28/24	MEDIUM
64	Gahbro, A.	11/5/24	SMALL A OR B
65	Smith, C.	11/7/24	SMALL B
66	Brandt, J.	11/13/24	MED OR EXEC
67	Adams, C.	11/19/24	SMALL A OR B
68	Ferdon, R.	12/11/2024	SMALL A OR B
69	Hansen, E.	12/16/2024	SMALL A OR B
70	Winkelmann, C.	01/02/2025	SMALL B

Summary of Changes to Hangar Waiting List

Applicants From Waiting List Who Received Hangars

Sholl, M.	12/4/24	Small Type A or B
MacMillan, M.	12/9/24	Small Type A or B
Kulakhmetov, M.	12/11/24	Small Type A or B
Schroeder, J.	12/20/24	Small Type A
Robinson, A.	12/26/24	Medium

New Waiting List Applicants Added

Ferdon, R.	12/11/2024	Small Type A or B
Hansen, E.	12/16/2024	Small Type A or B
Winkelmann, C.	01/02/2025	Small Type B

Request For Refund/Removal From Hangar Waiting List

Deal, J.	12/3/24	Med/Exec
Deal, B.	12/10/24	Med/Exec
Garcia, D.	12/11/24	Med/Exec
Hadley, L.	12/11/24	Med/Exec

*Hangars Received Through Advertisement (not from Waiting List)

NON-AVIATION HANGAR WAITING LIST

1	Pudumjee, V.	06/24/22	SMALL
2	Rodriguez, M.	08/04/22	SMALL
3	Lindman, P.	09/06/22	SMALL
4	Lee, B.	09/15/22	SMALL
5	Kane, C.	09/26/22	SMALL
6	Valentino, A	10/24/22	SMALL
7	Tanaka, A.	11/21/22	SMALL
8	Juska, P.	11/23/22	SMALL
9	Aparicio, A.	02/09/23	SMALL
10	Flaig, F.	03/28/23	SMALL
11	Thomson, J.	05/08/23	SMALL
12	Viking, J.	08/22/23	SMALL
13	Fitton, L.	09/05/23	SMALL
14	Yau, V.	09/18/23	SMALL
15	Giebler, M.	10/02/23	SMALL
16	Thompson, S.	10/12/23	SMALL
17	Gentile, M.	11/29/23	SMALL
18	Dunbar, K.	01/23/24	SMALL
19	Lorman, M.	05/16/24	SMALL
20	Haddad, S.	08/12/24	SMALL

Summary of Changes to Non-Aviation Hangar Waiting List

Applicants From Waiting List Who Received Hangars

New Waiting List Applicants Added

Request For Refund/Removal From Hangar Waiting List

***Hangars Received Through Advertisement (not from Waiting List)**

REPORT 5

EVENTS REQUIRING EMERGENCY RESPONSE FOR THE MONTH OF NOVEMBER 2024

OPERATIONS	-----TOTAL	8,168
INCIDENTS	-----	2
ACCIDENTS	-----	0
PERCENT OF OPERATIONS	-----	.02

Airport Incidents:

November:

11/12/2024- 15:30 – Mobile 102 responded to DA40 Diamond Star aircraft on Taxiway Charlie at 29R. Aircraft hit an elongated pothole. Aircraft had damage to nose gear cover. TFD was not required.

11/30/2024 - 16:00 - Mobile 102 responded to RV-6 aircraft with stuck throttle cable while in flight over the water. Aircraft landed safely on 29R near Taxiway Charlie without further incident. Mobile 102 towed aircraft to west end hangar. TFD responded.

Definitions:

ACCIDENTS: An occurrence associated with the operation of an aircraft, which takes place between the time any person boards the aircraft with the intention of flight and all such persons have disembarked, and in which any person suffers death or serious injury, or in which the aircraft receives substantial damage.

SUBSTANTIAL DAMAGE means damage or failure which adversely affects the structural, strength, performance, or flight characteristics of the aircraft, and which would normally require major repair or replacement of the affected component. Engine failure or damage limited to an engine if only one engine fails or is damaged, bent fairings or cowling, dented skin, small punctured holes in the skin or fabric, ground damage to rotor or propeller blades, and damage to landing gear, wheels, tires, flaps, engine accessories, brakes, or wingtips are not considered "substantial damage".

SERIOUS INJURY means any injury which: (1) requires hospitalization for more than 48 hours, commencing within 7 days from the date the injury was received; (2) results in a fracture of any bone (except simple fractures of fingers, toes, or nose); (3) causes severe hemorrhages, nerve, muscle or tendon damage; (4) involves any internal organ; or (5) involves second or third degree burns; or any burns affecting more than 5% of the body surface.

INCIDENT: Any occurrence other than an accident associated with the operation of an aircraft, which affects or could affect the safety of operations.

NOTE: Per the FAA, Airport Operations totals will no longer be reported for the previous month. Due to automation, the totals will now be reported two months after they occur.

REPORT 6

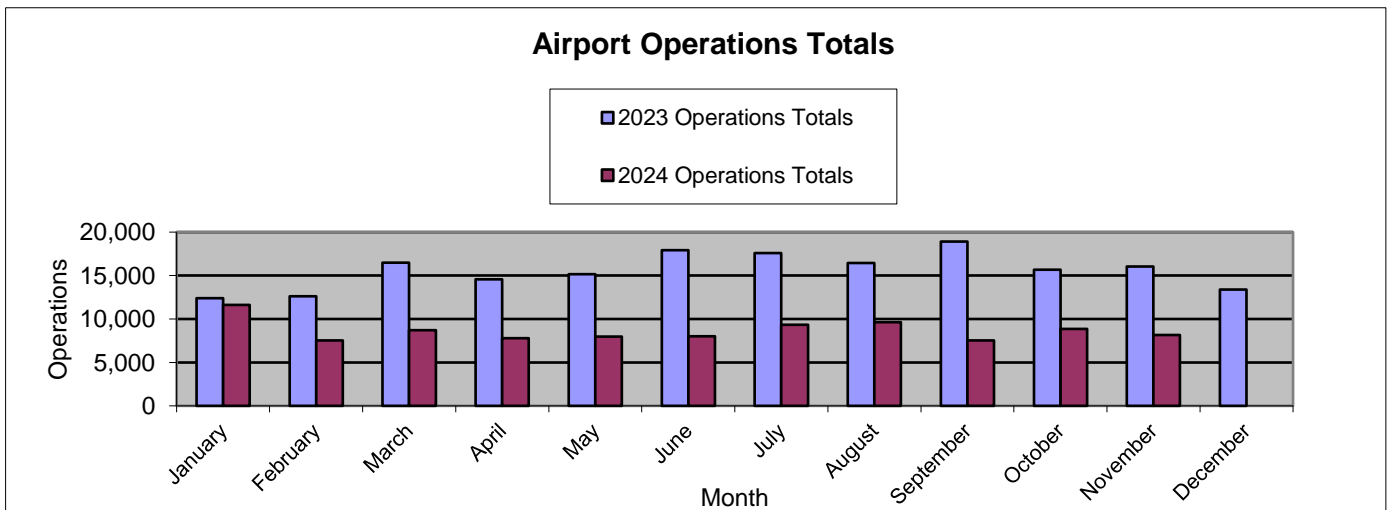
AIRFIELD OPERATIONS STATUS ZAMPERINI FIELD

OPERATIONS ACTIVITIES FOR THE MONTH OF **NOVEMBER 2024**

- Morning runway, taxiway, and hospital pad/lights checked for safety
- Foreign object debris checked on all runways and taxiways
- Storm water check done (for foreign object debris) for all drains, inlets, and outlets
- All runways, taxiways, and ramp areas vacuum swept
- Various hangars cleaned and prepared for rental
- All taxiway lights and signs sprayed for weeds
- All runways and taxiways swept
- Large items removed from trash bin area
- FOD removed from fence line

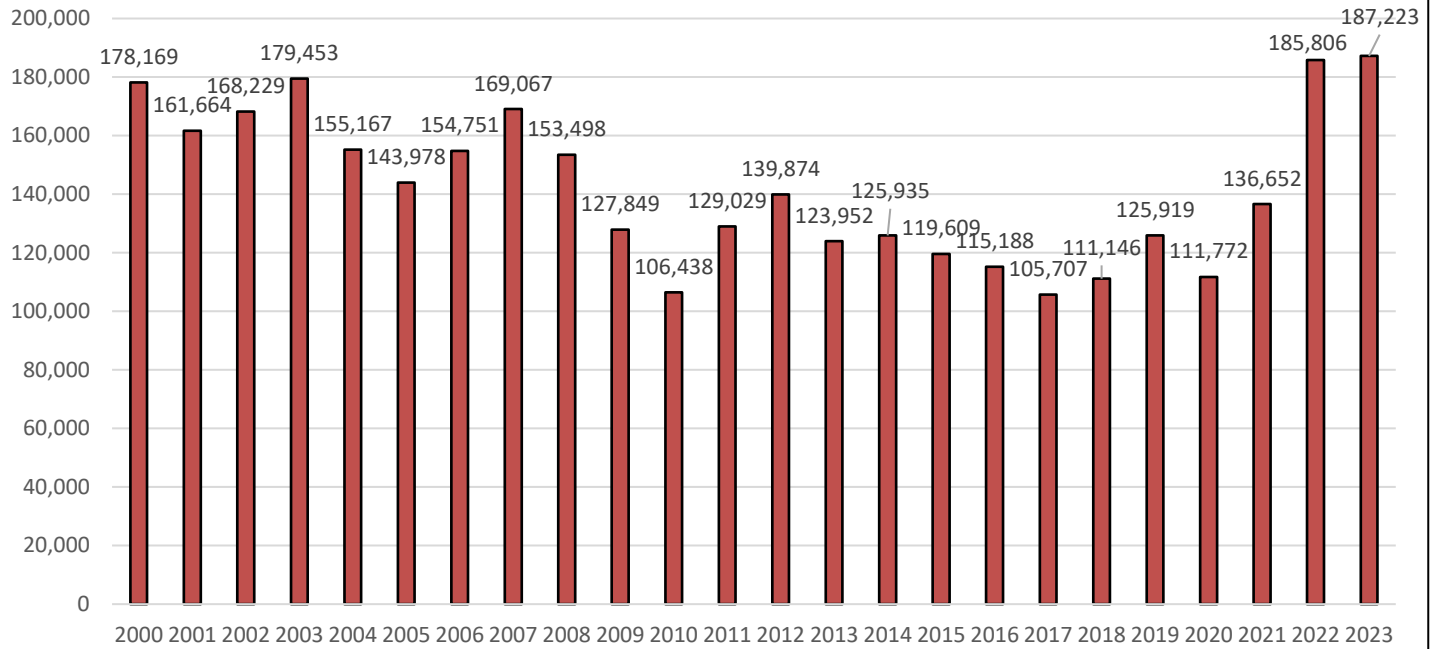
2024/2023 OPERATIONS TOTALS

Month	Year	Operations		Month	Year	Operations
January	2024	11,609		January	2023	12,389
February	2024	7,532		February	2023	12,618
March	2024	8,705		March	2023	16,495
April	2024	7,797		April	2023	14,549
May	2024	7,990		May	2023	15,152
June	2024	7,994		June	2023	17,929
July	2024	9,334		July	2023	17,602
August	2024	9,633		August	2023	16,455
September	2024	7,545		September	2023	18,932
October	2024	8,854		October	2023	15,690
November	2024	8,168		November	2023	16,041
December	2024			December	2023	13,371



2000 - 2023 Airport Operations Totals

■ Total Operations



Materials Available

Item 7B