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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 August 14th, 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 AGENDA
AUGUST 14, 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: Hammond, Krc, Love, Marshall, Olmos, Wakayama,
Chair Seferian.

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 Blvd. and on the City's Website on Thursday August 7th, 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 ANNOUNCEMENT OF WITHDRAWN, DEFERRED, AND/OR SUPPLEMENTAL ITEMS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 JULY 10, 2025.

7. ADMINISTRATIVE MATTERS

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

8. COMMISSION ORAL COMMUNICATIONS

9. ADJOURNMENT

9A. Adjournment of Airport Commission Meeting to Thursday September 11th, 2025, at 7:00 p.m. West Annex Commission Meeting Room.



**MINUTES OF A REGULAR MEETING OF THE
TORRANCE AIRPORT COMMISSION**

1. CALL TO ORDER

The Airport Commission convened in a regular session at 7:00 p.m. on Thursday, July 10, 2025, in the West Annex Meeting Room, 3031 Torrance Boulevard.

ROLL CALL

Present: Commissioners Hammond, Love, Marshall, Seferian, Olmos, Krc, Wakayama.

Absent: None.

Also Present: Airport Manager Rafael Herrera, Facilities Operations Manager Gerry Pinela, Environmental Quality Officer Joe Zev, Senior Environmental Quality Officer Nora Duncan, and Community Development Director Michelle Ramirez.

2. FLAG SALUTE

The Pledge of Allegiance was led by Commissioner Marshall.

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

Facilities Operations Manager Pinela reported that the agenda was posted on Thursday, July 3, 2025.

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 ANNOUNCEMENT OF WITHDRAWN, DEFERRED, AND/OR SUPPLEMENTAL ITEMS

Facilities Operations Manager Pinela reported Supplemental Items were received, distributed to Commissioners, and copies available for the meeting.

5. ORAL COMMUNICATIONS

None.

6. CONSENT CALENDAR

6A. APPROVE COMMISSION MINUTES: MAY 8, 2025

MOTION: Commissioner Marshall moved to approve the minutes of June 12, 2025. Commissioner Wakayama seconded the motion; a roll call vote reflected 6-0 approval with Commissioner Krc abstaining.

7. ADMINISTRATIVE MATTERS

7A. GENERAL SERVICES, FACILITIES OPERATIONS MANAGER – RECOMMENDATION THAT THE AIRPORT COMMISSION NOMINATE AND ELECT A CHAIR AND VICE CHAIR FOR THE TERM 2025 – 2026

City of Torrance Facilities Operations Manager Pinela recommended the Commission nominate a Chair and Vice Chair for the Term 2025-2026.

MOTION: Commissioner Seferian moved to elect Commissioner Seferian as the Chair and Commissioner Marshall as the Vice Chair for the Term 2025-2026. Commissioner Marshall seconded the motion; a roll call vote reflected 7-0 approval.

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

City of Torrance Airport Manager Herrera and Facilities Operations Manager Pinela presented a monthly update of aeronautical operational information under the purview of the General Services Department.

MOTION: Commissioner Marshall moved to accept and file monthly update of Aeronautical operational information under the purview of the General Services Department. Commissioner Wakayama seconded the motion; a roll call vote reflected 7-0 approval.

7C. ACCEPT AND FILE TORRANCE MUNICIPAL AIRPORT NOISE ABATEMENT 2025 FIRST AND SECOND QUARTER REPORTS

Environmental Quality Officer Zev presented the 2025 First and Second Quarter reports for Torrance Municipal Airport Noise Abatement.

A member of the public spoke.

MOTION: Commissioner Marshall moved to accept and file Torrance Municipal Airport Noise Abatement 2025 First and Second Quarter Reports. Commissioner Hammond seconded the motion; a roll call vote reflected 7-0 approval.

8. COMMISSION ORAL REPORTS

Commissioner Hammond inquired about the low number of violations shown in the Noise Abatement report. Environmental Quality Officer Zev and Community Development Director Ramirez responded to the question.

Commissioner Krc inquired about a restaurant at the airport. Facilities Operations Manager Pinela and Community Development Director Ramirez responded to the question.

9. ADJOURNMENT

9A. ADJOURNMENT

MOTION: At 8:06 p.m., Commissioner Marshall adjourned the meeting to Thursday, August 14, 2025, at 7:00 p.m. in the West Annex Commission Meeting Room, 3031 Torrance Boulevard. Commissioner Seferian seconded the motion; a roll call vote reflected 7-0 approval.

Commission meeting of
AUGUST 14, 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 **July 2025**

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.

Item 7A

REPORT 1

ZAMPERINI FIELD

HANGAR AND TIEDOWN INFORMATION

Total Number of City-Owned Hangars	341
Total Number of Hangar Vacancies	8
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: \$0.733/sq. ft. per month for Torrance Residents.
\$0.822/sq. ft. per month for Non-Residents.

Current rates for Tiedowns are: Single Engine \$145.00
Twin Engine \$160.00

Current rates for Transient (Overnight) are: Single Engine \$11.00
Twin Engine \$18.00
Jet Engine \$25.00

REPORT 2

TORRANCE AIRPORT – ZAMPERINI FIELD PROJECT STATUS UPDATES

TOPIC	STATUS 8/6/25
Automated Weather Observing System (AWOS)	Royal Electric will begin site preparation and installation of the Automated Weather Observing System (AWOS) construction on Monday, August 11, 2025 through Thursday, October 9, 2025. Cost for the construction \$646,000. Notice to Air Missions (NOTAMS) will be issued for Runway and Taxiway closures due to construction activity. 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.
Airport Runway / Taxiway Lighting and Signage	The formal Request for Proposal (RFP) was finalized and advertised via Planetbids on July 21, 2025. The Airport remains open for overnight operations, please check NOTAMS for closures.
East T Restroom Painting	East T restrooms will be closed to the public for painting, beginning Monday, August 11 - Friday, August 22, 2025. As alternatives, two portable restrooms with handwash-station will be available near the East T restrooms, and the General Aviation Center (GAC) restrooms will also be available for use. \$20,547.50
FAA Tower HVAC - Replacement	At their June 3, 2025 meeting, the City Council approved and awarded contract to ACCO Engineered Systems in the amount of \$807,344 for HVAC replacement in the FAA Tower. This will replace the existing heating and air-conditioning equipment for this building. Pre-construction meeting took place July 1, 2025 to begin the design. Plans to be submitted in October 2025.

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

REPORT 3
AUGUST MEETING ROOM SCHEDULE

8/1/25	Private Meeting	7:00 PM – 8:00 PM
8/3/25	Miracle Life Community Church	9:30 AM – 11:30 AM
8/6/25	AYSO	6:30 PM - 9:30 PM
8/7/25	So Bay Quilters	10:00 AM – 12:00 PM
8/7/25	The Vette Set, Inc.	6:30 PM -8:30 PM
8/8/25	Private Meeting	7:00 PM -8:00 PM
8/9/25	Indivisible So. Bay	2:00 PM – 3:30 PM
8/10/25	Miracle Life Community Church	9:00 AM – 11:00 AM
8/10/25	Indivisible Southbay LA	11:30 AM-3:30 PM
8/11/25	So Bay Camera Club	6:30 PM – 9:30 PM
8/15/25	Private Meeting	7:00 PM – 8:00 PM
8/17/25	Miracle Life Community Church	9:30 AM – 11:30 AM
8/19/25	So Bay Orchid	7:00 PM - 8:00 PM
8/21/25	AYSO	6:00 PM - 9:00 PM
8/22/25	Private Meeting	7:00 PM – 8:00 PM
8/23/25	Indivisible So Bay	11:30 AM – 3:30 PM
8/24/25	Miracle Life Community Church	9:00 AM – 11:00 AM
8/24/25	Indivisible Southbay LA	11:30 AM-3:30 PM
8/25/25	So Bay Camera Club	6:30 PM – 9:30 PM
8/29/25	Private Meeting	7:00 PM – 8:00 PM
8/31/25	Miracle Life Community Church	9:30 AM – 11:30 AM

REPORT 4

HANGAR WAITING LIST

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

50	Slusser, J.	06/26/24	MEDIUM
51	Centers, R.	07/24/24	MED/EXEC
52	Nordel, S.	08/13/24	MED/EXEC
53	Boyarsky, A.	10/28/24	MEDIUM
54	Brandt, J.	11/13/24	MED OR EXEC
55	Willis, T.	1/17/2025	MED/EXEC
56	Belton, D.	4/14/2025	SMALL B, MED OR EXEC
57	Shaw, D.	4/25/2025	SMALL, A, B, MED OR EXEC
58	Arnold, I.	5/6/2025	MED/EXEC
59	Keskintepe, L.	5/12/2025	SMALL A OR B
60	Currie, G.	5/14/2025	SMALL A OR B
61	Haaroff, C.	5/15/2025	SMALL A OR B
62	Durbin, D.	5/19/2025	SMALL A OR B
63	Brock, D.	5/22/2025	SMALL A OR B
64	Boyarsky, A.	5/23/2025	SMALL A OR B
65	Heffernan, K.	5/29/2025	SMALL A, B, MED OR EXEC
66	Dimella, R.	6/3/2025	MED/EXEC
67	Paterson, F.	7/3/2025	SMALL A OR B
68	Evans, W.	7/15/25	SMALL A, B, MED OR EXEC
69	Goebel, J.	7/21/25	SMALL B
70	Osipov, Y.	8/1/25	SMALL A, B, MED OR EXEC

Summary of Changes to Hangar Waiting List

Applicants From Waiting List Who Received Hangars

Choo, K.	1/06/25	Small Type A or B
Willis, T.	1/17/25	Small Type A or B
King, W.	2/01/25	Small Type A or B
Dwoskin, D.	2/26/25	Executive
Starflinger, P.	3/4/25	Small Type A, B, Med or Exec
Smith, C.	3/24/25	Small Type B
Ferdon, R.	4/1/25	Small Type A or B
Adams, C.	4/8/25	Small Type A or B
Winkelmann, C.	4/10/25	Small Type B
Hansen, E.	12/16/24	Small Type A or B
Yau, J.	1/21/25	Small A, B, Med or Exec
Arnold, I.	1/29/25	Small A, B, Med or Exec
Prenter, C.	4/3/25	Small A or B
Cadaval, M.	1/28/25	Small Type A or B
Atlas, T.	4/8/25	Small A or B
Shimomura, M.	4/25/25	Small A, B, Med or Exec
Broen, P.	7/8/25	Med/Exec
Lind, J.	7/31/25	Small A or B
Schladen, M.	7/31/25	Med

New Waiting List Applicants Added

Willis, T.	1/17/25	Med/Exec
Baker, M.	2/19/25	Small A or B
Belton, D.	4/14/25	Small B, Med or Exec
Shaw, D.	4/25/25	Small A, B, Med or Exec
Arnold, I.	5/6/25	Med/Exec
Keskintepe, L.	5/12/25	Small A or B
Currie, G.	5/14/25	Small A or B
Haaroff, C.	5/15/25	Small A or B
Durbin, D.	5/19/25	Small A or B
Brock, D.	5/22/25	Small A or B
Boyarsky, A.	5/23/25	Small A or B
Heffernan, K.	5/29/25	Small A, B, Med or Exec
Dimella, R.	6/3/25	Med/Exec
Paterson, F.	7/3/25	Small A or B
Evans, W.	7/15/25	Small A, B, Med or Exec
Goebel, J.	7/21/25	Small B
Osipov, Y.	8/1/25	Small A, B, Med or Exec

Request For Refund/Removal From Hangar Waiting List

Goebel, J.	1/18/25	Small B
Striplin, D.	2/19/25	Executive
Gahbro, A.	4/2/25	Small A or B
Thuli, N.	4/2/25	Small A or B
Sheridan, T.	1/14/25	Small Type A or B
Archambault, B.	3/17/25	Small A
Baker, M.	2/19/25	Small A or B
Goebel, J.	1/27/25	Small Type B
Dulon, L.	2/14/25	Small B or Med

***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
21	Nagandla, S.	03/25/25	SMALL

Summary of Changes to Non-Aviation Hangar Waiting List

Applicants From Waiting List Who Received Hangars

New Waiting List Applicants Added

Nagandla, S. 3/25/25 Small

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 JUNE 2025

OPERATIONS	-----TOTAL	6,877
INCIDENTS	-----	2
ACCIDENTS	-----	0
PERCENT OF OPERATIONS	-----	.04

Airport Incidents:

June:

06/14/2025 – 15:15 – Mobile 102 responded to a Tecnam P2010 on 29R runup with a flat tire. Mobile 102 towed aircraft to tenant's hangar with no further damage. TFD was not required.

06/19/2025 – 15:00 – Mobile 102 responded to a missing prop blade on an Auto Gyro Cavalon while in flight Shortly after take-off, pilot heard a pop and aircraft started shaking. Pilot turned towards runway and declared an emergency. Aircraft landed on 29R without incident. Mobile 102 towed aircraft to tenant's hangar with no further damage. TFD was not required.

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

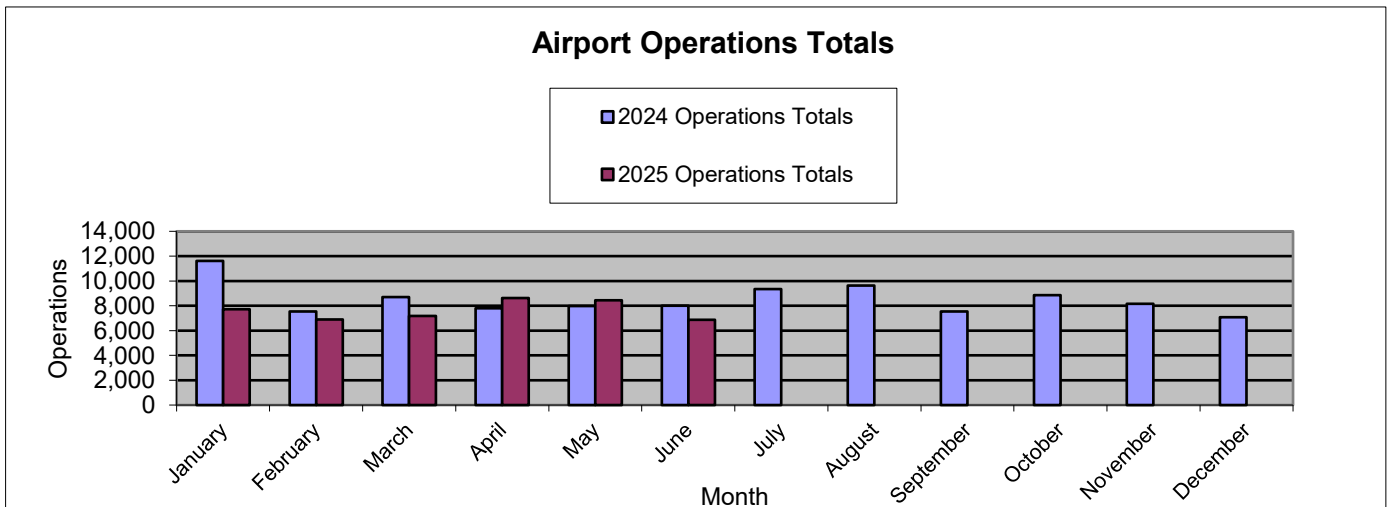
AIRFIELD OPERATIONS STATUS ZAMPERINI FIELD

OPERATIONS ACTIVITIES FOR THE MONTH OF **JUNE 2025**

- 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

2025/2024 OPERATIONS TOTALS

Month	Year	Operations		Month	Year	Operations
January	2025	7,715		January	2024	11,609
February	2025	6,888		February	2024	7,532
March	2025	7,168		March	2024	8,705
April	2025	8,623		April	2024	7,797
May	2025	8,452		May	2024	7,990
June	2025	6,877		June	2024	7,994
				July	2024	9,334
				August	2024	9,633
				September	2024	7,545
				October	2024	8,854
				November	2024	8,168
				December	2024	7,081



2000 - 2024 Airport Operations Totals

■ Total Operations

