Talking Points for May 23, 2013 CAP Meeting re 5-Year CSD Review:

The following are issues the City of Culver City believes need to be addressed as part of the County's 5-Year Review of the Baldwin Hills Community Standards District. This is not comprehensive list of issues, which the City will be submitting to the County during the comment period.

- Fracking: At a minimum, the County should include language prohibiting the process of hydraulic fracturing until DOGGR or the State Legislature adopts comprehensive regulations that will adequately protect the public health and safety and the environment.
- Landscaping: The Landscaping Plan should be revisited; the Oil Field operations are not adequately screened from the Culver City view shed. Culver City commented on this during the CSD process, but very few, if any, plans addressed the impacts on Culver City.
- Funding: The County should take whatever measures are necessary to ensure that adequate funding exists to cover the cost of preparation of accurate and reliable studies (required under the CSD) and the analysis of the studies' findings by appropriate experts in the specific area of study. The City's concern is that the Public Health and Air Quality Studies lacked sufficient funding to produce an accurate and meaningful analysis of these important concerns. Such measures should include the requirement that the Oil Field operator replenish or increase the County's draw down account as necessary in order to fund studies, as well as implementation and enforcement of the County CSD provisions and requirements.
- Public Notice: The County should not rely on the CAP to notify the public of important information regarding the Oil Field operations, including the events and timelines involved in this 5-Year Review of the CSD. It is the County's obligation, not the CAP to ensure the public is fully informed about these matters, and it is insufficient to solely place the information on the County's website.
- Communication: There needs to be better communication to the CAP and the public about the Oil Field operator's compliance and satisfaction of all CSD requirements. This is critical in order to assess the adequacy of the existing CSD regulations.
- Ground Movement Survey: The study has been prepared and concluded that there exists subsidence in the Oil Field. However, the County's staff has not been able to determine whether the subsidence is caused by the Oil Field operations. If necessary to properly analyze the survey, the County should retain a consultant with the expertise to evaluate the survey (which cost can be passed along to the Oil Field operator through the draw down account). In addition, the requirement for the survey to be reviewed by DOGGR has not yet been completed.
- Annual Joint Meeting: The City recommends that the CAP and MACC meet on an annual basis to better communicate with and inform each other and the public about issues relating to the Oil Field operations.
- Emergency Response Review: In consideration of the sensitive nature of the area, including status as a hazardous fire zone, further review should be given to ensure that the best emergency response plans, including notification and evacuation routes, are in place and that individual neighborhoods are informed about such plans.
- New Technology: The CSD should be reviewed to determine whether there is new and improved technology available which will allow the Operator to reduce impacts on the public and environment.