

Notice of Exemption**To:**

Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812-3044

County Clerk
County of: Los Angeles, Business Filings
12400 E. Imperial Hwy., #1201
Norwalk, CA 90650

From:

Public Agency: LA County Regional Planning
320 W. Temple Street, 13th Floor
Los Angeles, CA 90012

Project Title: Oil Well Ordinance

Project Applicant: County of Los Angeles Department of Regional Planning

Project Location - Specific:

The unincorporated areas of Los Angeles County. See attached map.

Project Location - City: N/A Project Location - County: Los Angeles

Description of Nature, Purpose and Beneficiaries of Project:

The project, the Oil Well Ordinance, amends Title 22 (Planning and Zoning) of the Los Angeles County Code to prohibit new oil wells and production facilities, designate existing oil wells and production facilities as nonconforming due to use, and establish consistent regulations for existing oil wells and production facilities during the amortization period. See attached for more information.

Name of Public Agency Approving Project: Los Angeles County Department of Regional Planning

Name of Person or Agency Carrying Out Project: Adrienne Ng

Exempt Status: **(check one):**

- Ministerial (Sec. 21080(b)(1); 15268)
 Declared Emergency (Sec. 21080(b)(3); 15269(a))
 Emergency Project (Sec. 21080(b)(4); 15269(b)(c))
 Categorical Exemption. State type and section number: 15301 (Class 1) and 15308 (Class 8)
 Statutory Exemption. State code number: _____
 Common Sense Exemption (Sec. 15061(b)(3))

Reasons why project is exempt:

See attached statement.

Lead Agency Contact Person: Adrienne Ng Area Code/Telephone/Extension: 213-974-6432

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature: _____ Date: _____ Title: _____

Signed by Lead Agency

Signed by Applicant

Date Received for filing at OPR: _____

ATTACHMENT TO NOTICE OF EXEMPTION OIL WELL ORDINANCE

Project Location

The project location is the unincorporated areas of Los Angeles County. Within the unincorporated areas, the project does not apply to the Baldwin Hills Community Standards District, areas designated as a specific plan, and uses operating under a valid discretionary permit. A map of the project location is attached.

Project Description

The project is the Oil Well Ordinance, Project No PRJ2020-000246-(1-5) and Case No RPPL2020000624. The project amends Title 22 (Planning and Zoning) of the Los Angeles County Code to prohibit new oil wells and production facilities, designate existing oil wells and production facilities as nonconforming due to use, and establish consistent regulations for existing oil wells and production facilities during the amortization period. The regulations include: well and site signage, comment and complaint log, requirements for site maintenance, bonds for existing wells, and standards for well plugging and abandonment and restoration. The project consists of more stringent regulations than the current regulations in Title 22 and does not relax regulatory standards for new or existing oil wells and production facilities.

Reasons Why this Project is Exempt

This project is exempt from the provisions of the California Environmental Quality Act (CEQA) and the County CEQA Guidelines pursuant to CEQA Guidelines sections 15061(b)(3), 15061(b)(2), 15301 (Class 1), and 15308 (Class 8).

CEQA Guidelines section 15061(b)(3)

The activity is covered by the common sense exemption that CEQA applies only to projects which have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA.

The project is exempt pursuant to Section 15061(b)(3) because it can be seen with certainty that there is no possibility that it may have a significant effect on the environment. The project adopts more restrictive regulations for oil wells and production facilities than the current regulations in the Title 22. The project does not cause any physical change to the environment and does not have any potential for causing a significant effect on the environment.

CEQA Guidelines section 15061(b)(2)

The project is exempt pursuant to a categorical exemption and the application of that categorical exemption is not barred by one of the exceptions set forth in Section 15300.2.

The project is exempt pursuant to CEQA Guidelines section 15301, Existing Facilities, Class 1 and CEQA Guidelines section 15308. Actions by Regulatory Agencies for Protection of the Environment, Class 8.

ATTACHMENT TO NOTICE OF EXEMPTION
OIL WELL ORDINANCE

- **CEQA Guidelines Section 15301, Existing Facilities, Class 1.** *Class 1 consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use.*

The project involves no change nor expansion to existing facilities and sites. The project consists of more stringent regulations than the current regulations in Title 22. Under the project, new oil wells and production facilities are prohibited and existing oil wells and production facilities as nonconforming may continue to operate in accordance with Section 22.172 (Nonconforming Uses, Buildings and Structures). Therefore, the project qualifies for a Class 1 exemption.

The project also establishes consistent regulations for existing oil wells and production facilities, including: well and site signage, comment and complaint log, requirements for site maintenance, bonds for existing wells, and standards for well plugging and abandonment and restoration. These regulations add new safety and health protection devices in conjunction with existing structures, facilities, or mechanical equipment. Therefore, the project qualifies for a Class 1 exemption.

- **CEQA Guidelines Section 15308. Actions by Regulatory Agencies for Protection of the Environment, Class 8.** *Class 8 consists of actions taken by regulatory agencies, as authorized by state or local ordinance, to assure the maintenance, restoration, enhancement, or protection of the environment where the regulatory process involves procedures for protection of the environment. Construction activities and relaxation of standards allowing environmental degradation are not included in this exemption.*

The project consists of more stringent regulations than the current regulations in Title 22. Under the project, new oil wells and production facilities are prohibited and existing oil wells and production facilities as nonconforming may continue to operate in accordance with Section 22.172 (Nonconforming Uses, Buildings and Structures). The project does not relax standards for existing oil wells and production facilities. The project increases the level of protection of the environment. Therefore, the project qualifies for a Class 8 exemption.

Review of Possible Exceptions to the Categorical Exemptions

CEQA Guidelines Section 15300.2 identifies circumstances when a categorical exemption cannot be used. This project has been reviewed to determine if any of the conditions listed in this section might invalidate findings that the project is exempt under CEQA. None of the following exceptions to the categorical exemptions are applicable to the project, therefore, the project qualifies for Class 1 and Class 8 exemptions under CEQA Guidelines section 15061(b)(2).

- CEQA Guidelines Section 15300.2 (a) - Location.

ATTACHMENT TO NOTICE OF EXEMPTION
OIL WELL ORDINANCE

This exception is specific to Classes 3, 4, 5, 6, and 11. This exception does not apply to the Class 1 or Class 8 exemptions.

- CEQA Guidelines Section 15300.2 (b) - Cumulative Impact.
The project prohibits new oil wells and production facilities in 33 zones and allows existing oil wells and production facilities to continue to operate in accordance with Section 22.172 (Nonconforming Uses, Buildings and Structures). Current regulations in Title 22 allow new oil wells with either a ministerial permit or a discretionary permit in 33 zones. The project adopts more restrictive regulations for oil wells and production facilities than the current regulations in the Title 22, therefore the project will not have an individual or cumulative adverse impact on the environment.

- CEQA Guidelines Section 15300.2 (c) - Significant Effect.
The project does not propose or facilitate new development on any property. The project prohibits the development of new oil wells and production facilities in 33 zones. The project prohibits new wells on properties with existing oil wells and production facilities. Currently, Title 22 allows new oil wells with either a ministerial permit or a discretionary permit in 33 zones. The project adopts more restrictive regulations for oil wells and production facilities than the current regulations in the Title 22, therefore there is no reasonable possibility that the project will have a significant effect on the environment due to unusual circumstances.

- CEQA Guidelines Section 15300.2 (d) - Scenic Highways.
The project prohibits the development of new oil wells and production facilities in 33 zones, thereby preventing development of such a use on a property, including scenic resources within a highway officially designated as a state scenic highway. The project allows existing oil wells and production facilities to continue to operate in accordance with Section 22.172 (Nonconforming Uses, Buildings and Structures). Therefore, the project will not result in damage to scenic resources, including but not limited to, trees, historic buildings, rock outcroppings, or similar resources, within a highway officially designated as a state scenic highway.

- CEQA Guidelines Section 15300.2 (e) - Hazardous Waste Sites.
In the unincorporated areas of Los Angeles County, there are nine sites on the Cortese List, a list compiled pursuant to Section 65962.5 of the Government Code. A list of sites is provided below:

List of Sites on the Cortese List in the unincorporated areas of Los Angeles County					
SITE_FACIL	ENVIROSTOR	ADDRESS_DE	CITY	ZIP	LATITUDE, LONGITUDE
CALTRANS I-105 FWY PROJECT 3, PARCEL 15	19990002	NE OF INTRSECTN OF WESTERN AVE & 120 ST	ATHENS	90047	33.92366078, -118.3086294
CALTRANS I-105 #16 & 17	19990003	I-5 FWY BTW NORMANDIE BLV & IMPERIAL HWY	LOS ANGELES	90047	33.92855586, -118.3017158

ATTACHMENT TO NOTICE OF EXEMPTION
OIL WELL ORDINANCE

DAVIS CHEMICAL COMPANY	19281215	1550 NORTH BONNIE BEACH PLACE	LOS ANGELES	90063	34.0591752, -118.1826778
WHITTIER NARROWS (SAN GABRIEL VALLEY SUPERFUND SITE)	60001340	BETWEEN HIGHWAY 60 AND THE MONTEBELLO FOREBAY (NEAR WHITTIER NARROWS DAM)	SOUTH EL MONTE	91733	34.03045157, -118.0588031
PUENTE VALLEY (SAN GABRIEL VALLEY SUPERFUND SITE)	60001338	COVERS MOST OF CITY OF INDUSTRY, PORTIONS OF THE CITY OF LA PUENTE AND UNINCORPORATED LOS ANGELES COUNTY	CITY OF INDUSTRY	91744	34.02933124, -117.9674149
PALOS VERDES LANDFILL	19490181	25706 HAWTHORNE BLVD.	ROLLING HILLS ESTATES	90274	33.784775, -118.348361
WATTS/JORDAN DOWNS PROJECT	60002017	VARIOUS ADDRESSES NEAR ALAMEDA STREET AND EAST 97TH STREET	LOS ANGELES	90002	33.9487635, -118.2298932
SERVICE PLATING COMPANY INC	60002166	1855 EAST 62ND STREET	LOS ANGELES	90001	33.9842021, -118.23936
LUBRICATION COMPANY OF AMERICA	19290153	12500 LANG STATION ROAD	CANYON COUNTRY	91350	34.4323, -118.369951

The project does not propose or facilitate new development on any property designated as a hazardous waste site. Instead, the project prohibits the development of new oil wells and production facilities, thereby preventing development of such a use on any property, including properties designated as a site which is included on any list compiled pursuant to Section 65962.5 of the Government Code.

- CEQA Guidelines Section 15300.2 (f) - Historical Resources.

The project will not cause a substantial adverse change in the significance of a historical resource. None of the properties with existing oil wells and production facilities are designated as a federal, state, or local historical resource. The project prohibits the development of new oil wells and production facilities, thereby preventing development and any negative impacts associated with such a use on a property with a historical resource.

COUNTY OF LOS ANGELES

Cities and Supervisorial Districts

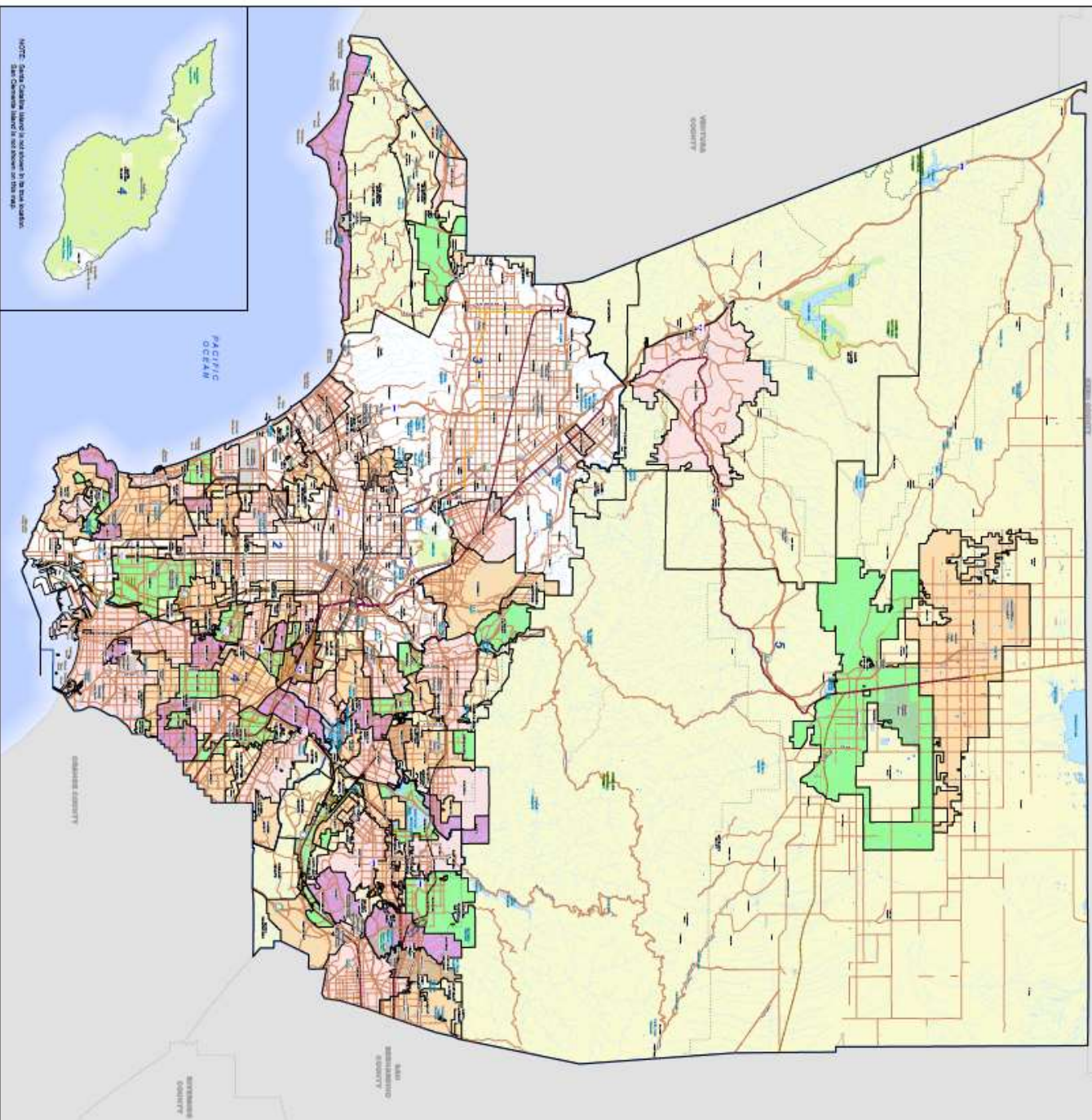
December 16, 2021

- Legend:**
- Area Features
 - Planning
 - Highway
 - History or Boundary Road
 - Historical
 - Other Street or District
 - Supervisorial District
 - Unincorporated City
 - Unincorporated Community
 - Special Interest District
 - Medical Center
 - Land Types - Regional Park or District
 - Land Types - Beach or Marina
 - Land Types - Airports or Airport
 - Thermal Lanes
 - 4+4+4+4 Median
 - Orange Leaf Freeway
 - State Line Freeway
 - Major Road

NOTES:

Every two years, the Urban Planning Department is charged with preparing the County's Strategic Growth and Planning Report. This report is a key document in the County's planning process and is used to guide the County's future development. The report is updated every two years and is available on the County's website. The report is a key document in the County's planning process and is used to guide the County's future development. The report is updated every two years and is available on the County's website.

VICINITY MAP



NOTE: Some County lands not shown in this location. Some County lands not shown in this location.