

BALDWIN HILLS CSD  
COMMUNITY ADVISORY PANEL (CAP) MEETING  
Minutes December 11, 2014  
FINAL

**A. Call to Order - 7:00 PM**

David McNeil Chair.

- Lark Galloway-Gilliam – The CAP observed a moment of silence in honor of Ms. Lark Galloway-Gilliam, a longtime community advocate and founder of Community Health Councils. Ms. Galloway-Gilliam passed away on December 1, 2014.

**B. Announcement of Agenda**

Approved.

**C. Regional Planning/ECC Update - Timothy Stapleton**

**New CAP Members** – Lory Johansson with Baldwin Hills Estates HOA and Keith Curtiss with RAI  
**STI Air Study** - Final document is under review by the County and SCAQMD.

**Director Letter to Neighbors** – Distributed last month.

**Third Quarter 2014 Groundwater Monitoring Report** – Report under review by County.

**2014 Community Meeting** – Held November 18, 2014, Mr. Stapleton attended meeting on behalf of the County.

**Settlement Agreement Compliance Memo** – Completed by MRS and distributed to the CAP. The CAP requested that the document be discussed at the January CAP meeting to allow for CAP members time to review prior to discussion, the memo will be placed on the January agenda.

**Storm Water Basin Pumps/Tanks** – Mr. Kuechle provided an overview of the Culver Crest neighborhood concern on the sound wall, water pump, and water tank installation at the Vickers 1 storm water basin. The primary concern is the potential for noise impacts from operation of the pumps. Mr. Kuechle outlined two issues, the first being a question to the operator as to why the water pump system installation was not announced to the CAP. Ms. Paillet noted that FM O&G did not have a schedule for the installation of the pump and tank portions of the equipment and therefore did not update the CAP. Mr. Kuechle's second inquiry was regarding what type of regulations, CSD requirements or permits are required for the water pump system. Mr. Perez explained that the equipment, as part of oil field operations, is subject to the requirements of the CSD. Ms. Paillet noted the pumps have sound insulation, that the pumps will not be operated at night, and that the pumps are to assist FM O&G in meeting the requirements of their RWQCB permit.

The CSD requirements were discussed briefly including the requirement that FM O&G will need to complete a log of all service/maintenance performed on the pumps. Mr. Kuechle requested that FM O&G and or the County follow up at the next CAP meeting on the service log. Ms. Paillet explained that the pump system is not intended to prevent overflow/discharge rather allow for FM O&G to control any water discharge via use of the storage tanks. The discussion continued with the question on whether the equipment is subject to the low noise requirements for construction equipment in the CSD. Mr. Perez noted that the pumps are not true "construction" equipment and as such may not be subject to the noise requirements. Mr. Kuechle acknowledged that determination with a request that such equipment be subject to the noise requirements because of the proximity to neighborhood homes, the same request was made as a comment/process improvement for the Periodic Review. The Quiet Mode Drilling Plan (QMDP) was also discussed and determined that the QMDP provisions would not apply to the water pumps. Mr. Kuechle further expanded his comment/request for the Periodic Review to include that such equipment not be allowed to operate at night. Mr. McNeil identified the Vickers 1 basin on the area aerial map to the CAP.

**Noticing** – Ms. Sahli-Wells requested that a formal noticing procedure be implemented such that neighborhoods surrounding the oil field are made aware of oil field projects. Mr. Kuechle noted the comment for the Periodic Review. Ms. Paillet noted that FM O&G has contacted surrounding neighbors during some projects in the past.

**Coyotes** – Gary Gless noted that coyotes have been seen in the Windsor Hills area and inquired if the oil field can do anything to assist with the issue. Mr. Stapleton recommended that County Animal Control be contacted with Mr. McNeil concurring that Animal Control is aware of the issue and can provide practices to assist homeowners.

**D. Operator Update** – Lisa Paillet

**Soil Removal Question (SCAQMD NOV)** – A total of 19,250 cubic yards of soil was removed and transported to an approved disposal site.

**Downhole Well Locations Request** – Request is under review by FM O&G management.

**Methanol Use Question** – Methanol is used in the gas plant as an anti-freeze and as a well completion additive in a 1% solution. Ms. Paillet distributed a hand-out listing common products that contain methanol.

**Water Purchase Question** - FM O&G purchases water for various uses including well completions, landscaping, and office use. Ms. Paillet provided that 129,000 gallons of water per day was used in 2013 for all uses with one third of the water used for dust control. Water is purchased from vendors Golden State and Cal America. Future water for landscaping will be purchased from LADWP.

**Number of Wells Question** – Number of wells as follows; 720 active, 244 injection, and 476 production. The number of idle wells was provided as 181, those wells are under DOGGR jurisdiction for testing. Ms. Paillet also provided the number of abandoned wells at approximately 663, abandoned wells are reviewed every 5 years by DOGGR and DOGGR regulations require bonds for all abandoned wells.

**Rigs** – Drill rig has not returned, thus 18 wells have been drilled in 2014. Ms. Paillet noted that there are up to 3 maintenance rigs on the field at any given time. No re-working rigs are operating on the field at this time.

**2014 Ground Movement Survey Report**- Submitted to DRP. Ms. Paillet noted five property damage complaints occurred in 2013 and that the survey reports did not correlate any of the damage with oil field operations. Twelve additional monuments are scheduled for installation to replace or augment the existing ground movement monitoring system. The Reports are available on the Inglewood Oil Field web site. The reports are reviewed by DOGGR and County Public Works.

**Community Meeting** – Presentation is available on the Inglewood Oil Field web site. Mr. Gless asked about the number of residents at the meeting, Ms. Paillet did not have the breakdown of attendees. The attendance and schedule of the meeting was discussed with the CAP recommending a later start time for the meeting to assist the public in attending the meeting.

**Electrical Work** – November 20, 2014 oil field was shut down for scheduled electrical work, all notifications were completed by FM O&G.

**Traffic Accident** – December 4, 2014 a truck crashed through the oil field fence from Fairfax near Stocker knocking down 30 feet of fencing. The fencing has been repaired.

**E. Open Discussion and F. Public Comment**

**Question on Drilling Activity** – A member of the public asked about the number new wells drilled versus the number of re-drilled wells. Ms. Paillet noted that the information is available in the drilling plans which are available on the Inglewood Oil Field web site. Mr. Stapleton noted that 127 wells have been drilled since the inception of the CSD.

**Storm Water Basin Pumps/Tank Sound Wall** – Ms. Johansson asked about whether building permits were required for installation of the sound wall. Ms. Paillet noted that the wall was temporary and did not require a permit. Mr. Kuechle noted that this issue should be addressed in the

Periodic Review due to the fact that although temporary, the walls could potentially be installed each winter season.

**Hydraulic Fracturing Question** - A member of the public asked about hydraulic fracturing, ground movement and a past lawsuit on the issue. Mr. McNeil described the Ground Movement Survey and associated CSD permit requirements. Hydraulic fracturing is not used at the Inglewood Oil Field. The CAP and Ms. Paillet were not familiar with the noted lawsuit. A second question from the public inquired as to the number of wells that completed using acidification and gravel packing. Mr. Perez noted that acidification for well completions is not used at the Inglewood Oil Field. Ms. Paillet did not have the requested data available although it was noted 18 wells were completed using the gravel packing technique.

#### **G. Approval of Minutes**

The CAP reviewed and approved the October 2014 minutes.

#### **H. Announcements**

Letter to County Fire Department is being finalized.

NRCD is scheduled to attend and present at the January CAP meeting.

January 22, 2015 next scheduled CAP meeting.

Adjourn 08:35.

ATTENDANCE: 12/11/14

(\*absent)

**DESIGNATED SEATS PER 22.44.142.J.1.a*****Governmental Entities***

1	Department of Regional Planning	Timothy Stapleton
2	City of Culver City	Meghan Sahli-Wells
3	West Los Angeles College	Nabil Abu-Ghazaleh*

***Operator (per 22.44.142.C)***

5	Freeport McMoran Oil & Gas	Lisa Paillet
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**NOMINATED SEATS PER 22.44.142.J.1.a****(Accepted first-come/first-served within each sub-group)*****Landowners (per 22.44.142.C)***

6	Vickers Family Trust	Roger Shockley*
7	Cone Fee Family Trust	Liz Gosnell*

***Neighborhood Organizations (Recognized Homeowners Association)***

8	Ladera Heights Civic Assoc.	Girdie Bernard
9	Windsor Hills HOA	Gary Gless
10	United HOA (View Park)	Charles McCaw
11	Culver Crest Neighborhood Assoc.	John Kuechle
12	Blair Hills HOA	Jon Melvin*
13	Raintree Community HOA	Bambi Njamfa and Keith Curtiss
14	Baldwin Hills Estates HOA	Lory Johansson

***Neighborhood Organizations (No Recognized Homeowners Association)***

15	Ladera Crest Homeowner	George Mallory*
16	Baldwin Vista Homeowner	Irma Munoz*

***School Districts***

17	Los Angeles Unified	Glenn Striegler*
18	Culver City Unified	Susanne Robins

***Neighborhood Organizations (All Others)***

19	Windsor Hills Block Club	Toni McDonald-Tabor*
20	Community Health Councils	Erin Steva
21	Baldwin Hills Conservancy	David McNeill
22	The City Project	Daphne Hsu*