BALDWIN HILLS CSD
COMMUNITY ADVISORY PANEL (CAP) MEETING
October 27, 2022
(Approved on December 8, 2022)

A. Call to Order - 6:00 PM
John Kuechle Chair.

B. Approval of Agenda - Agenda approved.

C. Regional Planning Update - Edgar De La Torre

- 3rd Quarter 2022 Complaint Log
  - Four complaints, two odor, one noise, and one notification of a brush fire.
  - Discussion on earlier notification of incidents such as the brush fire; the County will notify CAP members on incidents, as appropriate, once complete information has been received.
  - Noise complaint was addressed by SPR with reinforcement of CSD noise training for maintenance rig crew staff.
  - Brush fire caused by loose guy wire which rubbed on electrical line resulting in a spark fire. SPR staff extinguished fire with Culver City Fire arriving to confirm and complete mop up activities.
  - Fire noted on complaint log because a member of the public called the 1-800 complaint number about the issue.
  - Log noted two fires, both fires part of same incident and adjacent to each other.
  - Question on electrical maintenance; SPR uses a FLIR camera twice a week on electrical infrastructure in addition to other maintenance checks and vegetation control.
  - Mr. Dusette noted that the current SIMQAP audit will recommend additional documentation detail on electrical maintenance and vegetation control at the oil field.
- Periodic Review Recommendations Status Update
  - All recommendations have been completed except the two web page update findings; web page updates will be completed by the December CAP meeting.
- Baldwin Hills CSD Amendment
  - County working on an update to the CSD to make it consistent with the requirements of the updated oil ordinance.
  - Update will ban all new wells and make current operations a non-conforming land use.
  - Process will involve public outreach, public hearings and approval by the planning commission; expected to take a year or so to complete.
  - Additional details forthcoming.
- SIMQAP Audit process continues; to be completed in November 2022.
- The LA County Just Transition and Task Force was noted; addresses the process of moving away from oil and gas with more information and reports forthcoming.
- SB 1319 was also noted as was the fact there are several State, County, and City oil regulations currently ongoing and may or may not be consistent with each other.

D. Operator Update – Joe Walters

- Annual Neighborhood Meeting a success.
  - Several CAP members thanked SPR for a positive and informative event.
- All planned 12 well plug and abandonment projects for 2022 have been completed.
- Five maintenance rigs in October 2022, 4 maintenance projects and one on injection well.
- Question on the soil gas vapor test location (LAI 1-166) with previous high methane readings, the well was just resampled as part of the 2022 sampling program. The investigation on the source is still underway.

- Annual Drilling Plan is under preparation and should be completed before the next CAP.
- Question on cybercrime, SPR has systems in place for computer security.
    - The County does not audit for cybercrime under the CSD or land use permits.
    - SPR will review and report back at the next CAP.

E. CHAAP Health Assessment Working Group – Dr. Honghu Lui

- UCLA geocoding process and birth outcome data completed.
- Preparation for primary data collection underway.
- Participant recruitment planning underway including information outreach processes.
- Chantal Izaguirre has moved on to another project and UCLA is interviewing for a new coordinator.

- **Public Comment**
    - Future CAP meeting locations was discussed; continue virtual meetings, return to in person or a hybrid approach.
        - The County will not host hybrid type meetings due to logistical and technical issues.
        - Pros and cons of each type was discussed.
        - Travel to meetings, driving in LA traffic and meeting start time was noted.
        - No vote on virtual versus in person was completed.
        - Due to lingering Covid concerns, virtual meetings will continue for now.
        - Issue will be placed on an agenda for March 2023 meeting for discussion.
    - SNAPS update will be placed on website soon and will include a FAQ section.
        - Email with more information forthcoming.
    - November/December combined CAP meeting is scheduled for December 8, 2022.

F. Approval of Minutes

- September 2022 minutes approved.

Adjourn 07:10; Next CAP December 8, 2022, On-Line meeting.

ATTENDANCE: 10/27/22

*(*absent)*

DESIGNATED SEATS PER 22.44.142.J.1.a

Governmental Entities

1	Department of Regional Planning	Edgar De La Torre, Ai-Viet Huynh
2	City of Culver City	Alex Fisch
3	West Los Angeles College	Jim Limbaugh*
4	City of Los Angeles	Erica Blyther

Operator (per 22.44.142.C)

5	Sentinel Peak Resources	Joe Walter, Dan Taimuty, Patty Cook

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 Associations)

8	Ladera Heights Civic Assoc.	Carmen Spiva*
9	United HOA (View Park)	Charles McCaw
10	Culver Crest Neighborhood	John Kuechle
11	Blair Hills HOA	Lloyd Dixon*
12	Raintree Community HOA	Deborah Weinrauch
13	Ladera Crest HOA	Frank Jackson
14	Baldwin Hills Estates HOA	Tim Jones

Neighborhood Organizations (Not Recognized Homeowners Associations)

15	Baldwin Vista Homeowner	Irma Munoz*

School Districts

16	Los Angeles Unified School	Talal Balaa*
17	Culver City Unified	Kelly Kent

Neighborhood Organizations (All Others)

18	Windsor Hills Block Club	Toni Tabor*
19	Community Health Councils	
20	Baldwin Hills Conservancy	David McNeill*