BALDWIN HILLS CSD
COMMUNITY ADVISORY PANEL (CAP) MEETING
December 8, 2022
(Approved on January 26, 2023)

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

B. Approval of Agenda - Agenda approved.

C. Regional Planning Update - Edgar De La Torre

- Draft 2023 Annual Drilling, Redrilling, Well Abandonment, and Well Pad Restoration Plan
  - Available on the website.
  - No current plans to drill in year 2023.
  - No questions or comments on the plan.
- Safety Inspection, Maintenance, and Quality Assurance Program (SIMQAP) 2022 Audit Report
  - Available on the website
  - Mr. Dusette provided a power point presentation on the audit process and results.
  - Audit is CSD requirement
  - CSD also requires a SIMQAP document that describes the maintenance checks and schedules.
  - Previous SIMQAP audits completed in 2016 and 2018.
  - Overview of the various records reviewed was presented.
  - Primary computer software system that documents SIMQAP type records is Maximo©
    - Commercially available software program.
    - SPR uses current version of the software.
  - Cyber security was discussed; however, the issue is not part of the audit or a CSD/County requirement.
  - Pipelines and the truck loading rack issues were discussed.
  - Cause and effect charts and root cause analysis were also discussed.
    - Thanksgiving 2018 incident was noted along with the associated documentation.
  - Audit result recommendation: provide a more detailed list of the electrical maintenance procedures conducted to prevent wildfires at the IOF.
  - SIMQAP audits are conducted in coordination with Periodic Review and EQAP audits such that some type of audit is conducted or initiated annually.
  - Gas plant provides gas two customers; Southern Cal Gas and Marathon Oil.
  - Oil is sold to Crimson into Crimson owned pipeline.
- 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.
  - County will be providing an updates on website.
  - End of January 2023 additional details will be provided.
- County has determined current Zoom meeting to continue for now.
  - The County will continue to look at and review other options.
  - It was noted that the current format does allow for any and all participants to provide comment and input.

D. Operator Update – Joe Walters

- Three maintenance rigs, one workover rig and one idle well testing rig in November 2022.
- Question on cyber security from last CAP; SPR has a cyber security policy which is vetted and checked on a regular basis. Details are not available to the public for security reasons.

- CAN (Community Alert Notification) system successfully tested December 7, 2022.
- SIMQAP document under revision based on SIMQAP audit finding.
- SPR has prepared the first set of FAQs (Frequently Asked Questions) and they are available on the IOF web site.

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

- New coordinator for the project; Alyssa Arbolante.
- Birth outcome data analysis underway.
- Project survey and associated flyers are nearly complete.
- Project participant list work continues.
- Next CHAAP meeting next week on December 12.

F. Approval of Minutes

- October 2022 minutes approved.

Adjourn 07:45; Next CAP January 26, 2023, On-Line meeting.

ATTENDANCE: 12/8/22

*(*absent)*

DESIGNATED SEATS PER 22.44.142.J.1.a

Governmental Entities

1	Department of Regional Planning	Edgar De La Torre, Ai-Viet Huynh, Alex Garcia
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*