

RESOLUTION NO. 2020-R 100

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CULVER CITY, CALIFORNIA, DECLARING ITS INTENT TO EVALUATE THE ESTABLISHMENT OF AN APPROXIMATE FIVE-YEAR PHASE-OUT PERIOD FOR THE AMORTIZATION OF NONCONFORMING OIL AND GAS USES WITHIN THE CITY.

WHEREAS, on August 13, 2020, the City Council received and considered information contained in the Capital Investment Amortization Study for the Culver City Portion of the Inglewood Oil Field (“Amortization Study”), as well as public input concerning the future of the Culver City portion of the Inglewood Oil Field (“City IOF”). The City Council voted unanimously to move forward with further study of the City IOF and authorized the City Council Oil Drilling Subcommittee (“Subcommittee”) to work directly with staff to prepare an Amortization Program that resolves the incompatibility of oil and gas uses with the surrounding community and considers options to phase-out the nonconforming oil and gas activities within the City IOF; and

WHEREAS, the City Council further requested the Subcommittee and staff to study and consider several factors relevant to the preparation of an Amortization Program, including, but not limited to: (1) just transition of workers; (2) adequate bonding; (3) adequate plug and abandonment procedures; (4) complete remediation; (5) thoughtful implementation plan and schedule; (6) outreach to clean-energy partners; (7) cost sharing opportunities; and (8) engagement of stakeholders; and

WHEREAS, the Subcommittee recommends the City Council initiate the amortization and phase-out of nonconforming oil and gas activities within the City IOF in an expedited manner, balancing the protection of the public health, safety and welfare and the

1 environment, and other stated objectives, while concurrently considering important
2 logistical issues to ensure a thoughtful implementation plan and appropriate timeframe ;
3 and

4 WHEREAS, based on information provided by staff and the Subcommittee,
5 and relevant studies and discussion, the City Council believes an approximate five-year
6 amortization period, commencing on the effective date of the Amortization Program and
7 ending five years thereafter, would (1) offer a reasonable time period for the oil field
8 operator to wind down production activities, schedule appropriate resources for the plug
9 and abandonment of nonconforming oil wells and removal of nonconforming production-
10 related equipment, and secure requisite bonding prior to initiating any decommissioning
11 work; (2) provide for an adequate time period to facilitate “just transition” (i.e., training of
12 workers and installation of clean-energy programs), completion of environmental
13 assessment and remediation studies and opportunity to outreach with oil field stakeholders
14 (e.g. land owners and mineral rights holders); and (3) allow for a reasonable timeframe
15 during which the logistics necessary to decommission the City IOF in a safe and secure
16 manner can be coordinated and balanced with the urgent concerns and objectives
17 expressed at the August 13, 2020 City Council meeting, which include:
18

- 19 • Desire to eliminate long-standing nonconforming oil and gas
20 uses;
- 21 • Improve land use consistency and compatibility issues between
22 those activities conducted in the City IOF area and other
23 surrounding community uses;
- 24 • Eliminate growing concern and lack of continuity resulting from
25 a continuous change of oil field operators, as experienced in
26 recent history, that may have limited interest to invest in
27 maximizing compliance and compatibility with Culver City
28 standards and objectives;
- Desire to replace obsolete industrialized oil-production uses with
modern urban uses that are determined by the City to be

1 compatible and more directly beneficial with the current urban
context and evolving character of the adjacent community;

- 2 • Acknowledge and affirm the role of the City's comprehensive
3 General Plan Update, which is currently underway, and seek to
4 accommodate a shift in policy through reevaluation of long-
5 range objectives for the oil field area;
- 6 • Enhance public health, welfare and safety, and protection of the
7 environment by eliminating and safely removing aged and
8 outdated infrastructure that is vulnerable to failure and poses a
9 threat to public safety and damage to the environment;
- 10 • Prioritize the public health, safety and welfare of the community
11 and develop a strategy for end-of-life considerations for the City
12 IOF;
- 13 • Embrace State-wide trends that include plans to transition to
14 clean, renewable energy by 2045 and to reduce reliance on
15 fossil-fuels and vehicles that utilize fossil-fuels by 2035;
- 16 • Minimize unproductive use of City staff and financial resources
17 spent toward enforcement of regulations applicable to the City
18 IOF.

19 NOW, THEREFORE, the City Council of the City of Culver City DOES
20 HEREBY RESOLVE as follows:

21 1. The City Council hereby declares its intent to evaluate a future
22 Amortization Program, including the evaluation of the establishment of an approximate five-
23 year phase-out period for the amortization and removal of nonconforming oil and gas
24 activities within the City IOF, commencing on the effective date of such Amortization
25 Program and ending five years thereafter.

26 2. The City Council hereby directs the City Council Oil Drilling
27 Subcommittee, under its current and future membership, to continue to work with staff to
28 develop and refine the components of a proposed Amortization Program to bring to the
public and the future City Council. The Program should reflect a thoughtful implementation
plan and appropriate timeframe, and provide for the just and reasonable transition away
from nonconforming oil and gas activities in a safe and secure manner, based on an

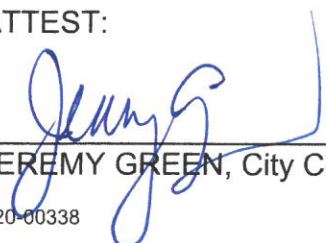
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approximate five-year phase-out period, as may be adjusted to balance other objectives and reflect further investigation.

3. The City Council finds this Resolution is not subject to the California Environmental Quality Act ("CEQA") pursuant to CEQA Guidelines, California Code of Regulations, Title 14, Chapter 3, §15060(c)(2) [the activity will not result in a direct or reasonably foreseeable indirect physical change in the environment] and §15060(c)(3) [the activity is not a project as defined in §15378], because it has no potential for resulting in physical change to the environment, directly or indirectly.

APPROVED and ADOPTED this 26th day of October 2020.


GÖRAN ERIKSSON, Mayor
City of Culver City, California

ATTEST:

JEREMY GREEN, City Clerk
A20-00338

APPROVED AS TO FORM:

CAROL A. SCHWAB, City Attorney

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS
CITY OF CULVER CITY)

Certification of Resolution No. 2020-R 100

I, Jeremy Green, City Clerk of the City of Culver City, do hereby certify that the foregoing Resolution was duly passed, approved, and adopted at a regular meeting of the City Council, which was held on the 26th day of October 2020, at the Mike Balkman Council Chambers by the following vote:

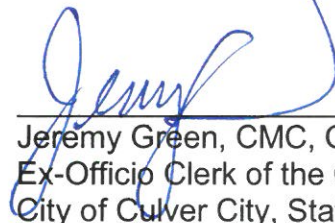
AYES: Eriksson, Fisch, Lee, Sahli-Wells, Small

NOES: None

ABSENT: None

ABSTAIN: None

Certified on this 26th day of October 2020, at the City of Culver City.



Jeremy Green, CMC, City Clerk
Ex-Officio Clerk of the City Council
City of Culver City, State of California