



June 3, 2025

VIA EMAIL

Manraj Bhatia, AICP, Project Planner
City of Long Beach
411 West Ocean Boulevard, 3rd Floor
Long Beach, CA 90802
Email: LBDS-EIR-Comments@longbeach.gov

Dear Ms. Bhatia:

**NOTICE OF PREPARATION (NOP)
NOTICE OF PREPARATION OF A DRAFT EIR
SEA RANCH BUSINESS PARK PROJECT
SCH: NO. 2025050183**

The Department of Conservation's Geologic Energy Management Division (Division) has reviewed the above-referenced project for impacts with Division jurisdictional authority. The Division supervises the drilling, maintenance, and plugging and abandonment of oil, gas, and geothermal wells in California. The Division offers the following comments for your consideration.

The project area is in Los Angeles County and is within the Seal Beach oil field. Division records indicate the presence of one plugged oil and gas well in the project area, the Bryant "1", API #0403708984. Division information can be found at: www.conservation.ca.gov. Individual well records are also available on the Division's web site, or by emailing CalGEMSouthern@conservation.ca.gov.

The scope and content of information that is germane to the Division's responsibility are contained in Section 3000 et seq. of the Public Resources Code, and administrative regulations under Title 14, Division 2, Chapters 2, 3 and 4 of the California Code of Regulations.

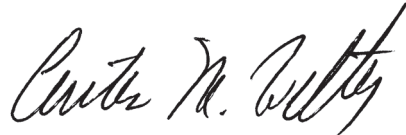
If any wells, including any plugged, abandoned or unrecorded wells, are damaged or uncovered during excavation or grading, remedial plugging operations may be required. If such damage or discovery occurs, the Division's district office must be contacted to obtain information on the requirements and approval to perform remedial operations.

The possibility for future problems from oil and gas wells that have been plugged and abandoned, or reabandoned, to the Division's current specifications are remote.

However, the Division recommends that a diligent effort be made to avoid building over any plugged and abandoned well.

Questions regarding the Division's Construction Site Well Review Program can be addressed to the local Division's office in Long Beach by emailing CalGEMSouthern@conservation.ca.gov or by calling (562) 637-4400.

Sincerely,

A handwritten signature in black ink, appearing to read "Curtis M. Welty". The signature is written in a cursive, flowing style.

Curtis M. Welty, PG
Associate Oil and Gas Engineer

cc: Governor's Office of Planning and Research, State Clearinghouse Unit
Email: state.clearinghouse@opr.ca.gov
Office of Legislative and Regulatory Affairs
Email: OLRA@conservation.ca.gov
Jan Perez, CalGEM CEQA Unit
Email: Jan.Perez@conservation.ca.gov
Environmental CEQA File