



RANCHO PALOS VERDES

City of Rancho Palos Verdes – Program Manager RPV PBL Q&A MEETING AGENDA AND NOTES

Date/Time: October 1st 2025, 3:00 pm to 4:00 pm PST

Topic: **RPV PBL Q&A Meeting**

Attendees: **City of Rancho Palos Verdes:** Ara Mihranian, City Manager; Ramzi Awwad, Director of Public Works; David Copp, Deputy Director of Public Works; Cory Linder; Daniel Trautner; Brandy Forbes; Megan Barnes; Katie Lozano; Juan Hernandez; Brandon Mesker; David Rasor; John Fox (attorney); Jeremiah Sunwoo, Noel Casil, Nic Grillo, David Bradley, Cheri Bailiff, Catherine Jun, Luna Mohammad, Diego Ascencio, Deanna Fraley, Lukasz Buchwald, Russ Bryden, Darius Vitkus

Los Angeles County Disaster Management Area G: Brandy Villanueva

California Office of Emergency Services (CalOES): Anna Hurt

Cotton, Shires and Associates, Inc.: Mike Phipps, Contract City Geologist

Klondike Canyon Landslide Abatement District (KCLAD): Steve Cummins, Steve Hinchliff

Abalone Cove Landslide Abatement District (ACLAD): Gordon Leon, Jim Knight

Seaview Residents Association: Kit Song, Rayne Sherman, Deirdre Heimer

Portuguese Bend Community Association (PBCA): Kent Attridge, Claudia Gutierrez

Portuguese Beach Club HOA: Michael Barth, Andrew Ely

Palos Verdes Peninsula Land Conservancy: Cris Sarabia

Cal Water: Ralph Felix, Augie Beaza, Kimberly Caballero

Southern California Gas Company (SoCal Gas): Ben Steinberger, Gabriela Medina

Southern California Edison (SCE): Celina Luna, Haig Kartounian, Kari Gardner, Roger Phillips, Jeremy Califano

Frontier Communications: Doug McAllister, Ramiro De La Cruz, William Kearns, Stephen McDonald, Marie Nicholson, Robert Willis

Los Angeles County Public Works (LACPW): Alex Villarama, Robert Swartz, Brian Kane (fire department), Teagan Ferdinandsen, May Hong

Los Angeles County Sanitation District (LACSD): Kevin Kim, Michael Chee, Daniel Salama, Ted Brodeur, Cecilia Dominguez

Wayfarer's Chapel: Peter Gottschalk, David Brown

Additional Community Members: Sha, Nancy Kalthoff, Rafaela Diaz, Tami Podesta, Kathy Snell, Peter Shaw, Larry Maizlish, Geraci, DB, Madeleine McJones, Eva

(Note: Those in attendance are in black; not in attendance are in gray)

Working Group Purpose: *"We are committed to evaluating and addressing every concern the community has for this important initiative. We will look to share information and ideas amongst all the major stakeholders and initiate short-term measures for proactive success. The community has spoken and the City is taking action."*



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DISCUSSION ITEMS	
<p><u>City Update</u> (this could include updates on emergency declaration(s), geological and/or geotechnical, mitigation projects, project funding, and other topics)</p> <p>Deep Dewatering Wells (DDW)</p> <ul style="list-style-type: none"> • All DDWs are online and operational except DDW 9 • DDW 9 is being tested and optimized • DDW 1-5 had some down time due to generator issues but are back operational <p>Winterization Measures</p> <ul style="list-style-type: none"> • Winterization scopes have been finalized and are currently going through the bid process • Notices to proceed expected to be issued towards the end of next week and mobilization will follow <p>Landslide Monitoring Points Survey</p> <ul style="list-style-type: none"> • Monthly survey being conducted this week • Results expected next week and will posted publicly as soon as they are available <p>Questions</p> <ul style="list-style-type: none"> • Q from Resident: Is the City planning to repave any streets in Seaview? Specifically near Exultant where a lot of construction has been occurring. • A from City: There are currently no plans to repave any streets in Seaview with potential crack sealing in the future but will need to be assessed. • Q from Resident: Why does the most recent GPS survey show movement in Seaview, east of Schooner. • A from City: The most recent reading shows some movement slightly above instrument error but are not consistent with surrounding points which did not show movement. The movement showed upwards movement which is not a normal indication of movement. Will continue to monitor but there is not enough data to determine there is significant movement. <p><u>Utility Updates</u></p> <p>SoCal Gas</p> <ul style="list-style-type: none"> • Teams are wrapping up in Beachclub • Paving scheduled to finish on Yacht Harbor Drive and will finish on Sea Urchin Drive at the end of the week which will conclude the work in the area • Seaview work finished a few weeks ago • Odorant level used for leak detection was low in the pipes in Seaview so a few residents had been put on compressed natural gas in order to “season” pipes with work expected to be completed by the end of the week <p>Frontier Communications:</p> <ul style="list-style-type: none"> • Fiber build is continuing in the PBCA • Working with the City for easement and permitting • On standby for the tension relief program in conjunction with Crown Castle, SCE, and Cox • City: Attorneys are still reviewing easement information • Q from Resident: Where is the easement for the line in PBCA? 	<p>Ramzi Awwad</p>



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<ul style="list-style-type: none"> • A from Frontier: It is on westerly side of the land conservancy area and part of it goes through the York property. • Q from resident: Will the new project provide service to the 20 homes in lower Narcissa? • A from Frontier: That is still an issue for Frontier, please connect with Frontier directly for more details. <p>Southern California Edison (SCE):</p> <ul style="list-style-type: none"> • Tension release infrastructure upgrades are being installed in Seaview and Beachclub • Upgrades will require scheduled power outages for up to 12 hours. <p>Cal Water:</p> <ul style="list-style-type: none"> • Installing the second portion of above ground main along Sweetbay • Will conduct PSI testing next week and following the results, the system will be ready for tie in <p>LACPW</p> <ul style="list-style-type: none"> • No updates <p>LACSD</p> <ul style="list-style-type: none"> • All of the sewer main has been covered • The support beams at Klondike Canyon have been successfully installed and are prepared for the rainy season • Currently fusing and installing a 2" pipe near the ACLAD area which will wrap up tomorrow • Connection for the original 2 steel lines just down stream of the pumping plant planned to occur tomorrow • Will be completed by Saturday <p>Klondike Canyon Landslide Abatement District (KCLAD)</p> <ul style="list-style-type: none"> • City on Behalf of KCLAD: • Well 5 and 7 are operational • Well 6 is offline because it is running dry <p>Abalone Cove Landslide Abatement District (ACLAD)</p> <ul style="list-style-type: none"> • No updates <p>Seaview HOA</p> <ul style="list-style-type: none"> • No Updates <p>Beach Club HOA</p> <ul style="list-style-type: none"> • No Updates <p>PBCA</p> <ul style="list-style-type: none"> • Finishing up asphalt work in front of driveways • Asphalt repair being done on Cinnamon • Addressing some cracks at the corner of Sweetbay and Peppertree 	
<p>General Comments or Questions (from stakeholders or the public)</p> <ul style="list-style-type: none"> • Q from resident: Is there any work being done on PVDS specifically in the landslide area? 	<p>Ramzi Awwad Stakeholders Attendees</p>



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<ul style="list-style-type: none"> • A from City: There are crews coming in biweekly performing rotating repairs where large areas of the road will be repaved and the next cycle a smaller crew will come in and do smaller spot repairs to the road. • Q from resident: When will Exultant be repaved in preparation for the winter rain? • A from City: There are no plans to repave Exultant, drainage functions properly. • Q from Resident: There are reoccurring incidents of unscrupulous individuals approaching the graben area and making residents feel unsafe, is there anything that can be done to prevent this? • A from City: If you are threatened or see suspicious activity please report it. Additionally, there was some signage put up recently to deter certain individuals but will connect with the HOA to further investigate. • Q from Resident: Any update from the FEMA buyout program? • A from City: There are no updates available. • Q from Resident: Is it possible to work with digital map services (google and apple maps) to show road closures? • A from City: The City will explore this option. • Q from Resident: Is there a way to have law enforcement to rotate into the Seaview neighborhood? • A from City: The City will relay the thoughts to public safety division. <p>The City's hotline for immediate response for landslide emergencies is now active at (800) 698-3385. City crews will respond immediately. This hotline has also been publicized by the City.</p>		
NEXT MEETING		
<ul style="list-style-type: none"> • Occurs the first and third Wednesdays of the month at 3:00 pm PST. The next meeting will be 7/02/2025. • Regular Meeting Format: This meeting will be held virtually via Teams. • Notes from past meetings can be found on the City's website at this link: RPV Landslide Complex Working Group Rancho Palos Verdes, CA - Official Website (rpvca.gov). • Please email landmovement@rpvca.gov with individual public/resident concerns, issue reports, or complaints. 		Ramzi Awwad



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Well #1			Well #3				Well #4				Well #5				Well #6				NOTES	
DATE	Time	Dry Depth to Bottom	Time	Water Depth	Pump Reading	Pump GPM	Time	Water Depth	Pump Reading	Pump GPM	Time	Water Depth	Pump GPM	Drive Speed (hertz)	Time	Water Depth	Pump GPM	Drive Speed (hertz)		
1/7/2025	10:00 AM	124.0'	10:35 AM	N/A	N/A	N/A	#####	N/A	N/A	N/A	11:35 AM	63.7'	0		12:05 PM	65.6'	0		Wells 5 & 6 generator not working. no GPM readings Well #5 - 106.5' to bottom. Well #6 - 105.7' to bottom Wells 5 & 6 generators working. back online.	
#####	12:50 PM	124'	1:20 PM	N/A	N/A	N/A	1:15 PM	N/A	N/A	N/A	1:45 PM	71.9'	200		2:10 PM	76.8'	170		Well #5 - 106.5' to bottom. Well #6 - 105.7' to bottom	
#####	9:55 AM	124.0'	10:20 AM	N/A	N/A	N/A	#####	N/A	N/A	N/A	11:05 AM	68.9'	80		11:20 AM	70.8'	110		Well #5 - 106.5' to bottom. Well #6 - 105.7' to bottom	
#####	9:25 AM	124.0'	11:35 AM	46.0'	N/A	N/A	#####	22.7'	N/A	N/A	11:05 AM	75.0'	175		10:30 AM	79.3'	200		Well #5 - 106.5' to bottom. Well #6 - 105.7' to bottom	
2/4/2025	11:25 AM	124.0'	1:15 PM	46.0'	N/A	N/A	#####	22.7'	N/A	N/A	11:50 AM	75.3'	175		12:25 PM	79.6'	200		Well #5 - 106.5' to bottom. Well #6 - 105.7' to bottom	
#####	9:30 AM	124.0'	10:20 AM	43.2'	N/A	N/A	#####	22.9'	N/A	N/A	11:15 AM	74.4'	90		11:45 AM	79.0'	110		Well #5 - 106.5' to bottom. Well #6 - 105.7' to bottom	
#####	9:45 AM	124.0'	10:25 AM	46.2'	N/A	N/A	#####	23.0'	N/A	N/A	11:20 AM	78.3'	90		11:55 AM	82.4'	110		Well #5 - 106.5' to bottom. Well #6 - 105.7' to bottom	
#####	8:00 AM	124.0'	10:15 AM	51.5'	N/A	N/A	9:20 AM	26.3'	N/A	N/A	8:15 AM	92.1'	140		10:15 AM	101.2'	200		Well #5 - 106.5' to bottom. Well #6 - 105.7' to bottom	
3/3/2025	9:35 AM	124.0'	11:05 AM	49.6'	N/A	N/A	#####	24.0'	N/A	N/A	10:15 AM	90.6'	135		9:50 AM	92.3'	105		Well #5 - 106.5' to bottom. Well #6 - 105.7' to bottom	
3/9/2025	4:35 PM	77.0'	4:05 PM	48.1'	N/A	N/A	3:45 PM	23.6'	N/A	N/A	3:05 PM	86.2'	135		3:20 PM	88.3'	105		bottom	
#####	11:35 AM	77.0'	11:05 AM	42.6'	N/A	N/A	#####	22.2'	N/A	N/A	12:05 PM	81.5'	155		11:45 AM	88.3'	135		bottom	
#####	9:25 AM	77'	10:00 AM	45.2'	N/A	N/A	9:10 AM	22.8'	N/A	N/A	10:45 AM	81.0'	165	49	11:15 AM	93.5'	150	45	105.7' to bottom	3/25 note, #5-95.7', #6-97.5'will investigate
#####	10:00 AM	77.0'	11:45 AM	46.5'	N/A	N/A	#####	23.5'	N/A	N/A	10:30 AM	89.3'	160	47	10:10 AM	91.0'	140	43	to bottom	
4/7/2025	8:50 AM	77.0'	10:50 AM	42.9'	N/A	N/A	#####	22.4'	N/A	N/A	10:00 AM	83.2'	160	47	9:30 AM	85.3'	140	43	to bottom	
#####	8:05 AM	77.0'	8:30 AM	51.3'	N/A	N/A	8:20 AM	23.5'	N/A	N/A	9:05 AM	99.9'	120	45	9:35 AM	100.4'	90	42	to bottom	
#####	10:55 AM	77.0'	12:40 PM	49.6'	N/A	N/A	#####	23.1'	N/A	N/A	12:05 PM	94.9'	120	45	11:35 AM	96.4'	90	42	to bottom	
#####	9:50 AM	77.0'	10:35 AM	47.1'	N/A	N/A	#####	22.7'	N/A	N/A	11:55 AM	93.4'	120	45	11:20 AM	95.4'	90	42	to bottom	
5/5/2025	7:45 AM	77.0'	8:35 AM	42.6'	N/A	N/A	8:20 AM	21.7'	N/A	N/A	9:15 AM	88.8'	120	45	9:00 AM	91.2'	90	42	to bottom	
#####	8:40 AM	77.0'	11:30 AM	40.7'	N/A	N/A	#####	27.5'	N/A	N/A	9:50 AM	86.6'	120	45	9:30 AM	89.2'	90	42	to bottom	
#####	9:20 AM	77.0'	9:55 AM	40.8'	N/A	N/A	#####	21.2'	N/A	N/A	11:10 AM	86.3'	107	45	10:45 AM	88.9'	112	42	Meters Installed on Wells #5 and #6, 5/20/25.	
#####	10:30 AM	77.0'	10:50 AM	40.6'	N/A	N/A	#####	21.2'	N/A	N/A	12:05 PM	90.1'	93.2	45	11:40 AM	92.2'	90.3	42		
6/3/2025	10:55 AM	77.0'	11:25 AM	45.6'	N/A	N/A	#####	21.9'	N/A	N/A	12:35 PM	97.1'	71.1	45	12:05 PM	97.4'	38.5	42		
6/9/2025	9:10 AM	77.0'	9:40 AM	43.2'	N/A	N/A	9:25 AM	21.7'	N/A	N/A	10:20 AM	94.0'	76.5	45	10:50 AM	92.6'	N/A	N/A	Well #6 is turned off.	
#####	10:05 AM	77.0'	11:15 AM	41.5'	N/A	N/A	#####	20.9'	N/A	N/A	11:25 AM	92.6'	80.5	45	11:45 AM	91.0'	N/A	N/A	Well #6 is turned off. Meter says "empty pipe"	
#####	11:05 AM	74.0'	10:20 AM	35.1'	N/A	N/A	#####	19.8'	N/A	N/A	10:35 AM	85.0'	95.2	45	10:45 AM	81.0'	N/A	N/A	Well #5 vertical pipe is leaking. Well #6 is turned off. Meter says "empty pipe".	
#####	11:05 AM	74.0'	10:05 AM	40.0'	N/A	N/A	#####	20.5'	N/A	N/A	10:35 AM	90.0'	47.8	45	10:45 AM	91.4'	45	42	depth to bottom is 38'. Well #5 depth to bottom is 106.5'. Well #6 depth to bottom is 105.7' Well #6 Turned on 6/27	
7/7/2025	2:13 PM	73.2	2:24 AM	37.5	N/A	N/A	3:10 PM	20.4	N/A	N/A	3:29 PM	84.8'	N/A	N/A	3:42 PM	89.1'	61	41	Well #5 is off 7/5.	
#####	2:05 PM	74.0'	2:20 PM	34.3'	N/A	N/A	2:45 PM	19.6'	N/A	N/A	3:00 PM	80.1'	24.3	48	3:15 PM	84'	63	40		
#####	2:30 PM	74.0'	2:42 PM	32.9'	N/A	N/A	3:05 PM	18.2'	N/A	N/A	3:15 PM	73.3'	N/A	48	3:30 PM	76.4'	48	40	Well #5 turned off 7/22	
#####	3:10 PM	74'	3:30 PM	30'	N/A	N/A	4:00 PM	18.5'	N/A	N/A	4:10 PM	65'	14.5	57	4:20 PM	67'	N/A	N/A	Well #6 turned off	
8/5/2025	12:50 PM	74'	1:03 PM	32'	N/A	N/A	1:31 PM	18.6'	N/A	N/A	1:20 PM	68'	54	60	N/A	N/A	N/A	N/A	Well #6 turned off and not accessible to read depth	
#####	12:30 PM	74'	12:45 PM	43.3'	N/A	N/A	1:00 AM	20.3	N/A	N/A	1:20 PM	72'	28	60	N/A	88'	190	55		
#####	12:30 PM	74'	12:45 PM	43.3'	N/A	N/A	1:00 AM	20.3	N/A	N/A	1:20 PM	85'	N/A	N/A	1:40 PM	105'	207	61	Well #5 shut off	
9/3/2025															106'	210	61		Well #5 shut off	