

Department of Conservation, Geologic Energy Management Division  
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**STATE OF CALIFORNIA**  
**NATURAL RESOURCES AGENCY**  
**DEPARTMENT OF CONSERVATION**  
**GEOLOGIC ENERGY MANAGEMENT DIVISION**

**ORDER TO PAY A CIVIL PENALTY AND PERFORM REMEDIAL WORK**  
**NO. 1494**

**Operator: TJ Scott Family Investments, LLC (T3240)**

**Field Name: Long Beach**

**County: Los Angeles**

I. **Introduction**

The State Oil and Gas Supervisor (**Supervisor**), acting through the Geologic Energy Management Division (**CalGEM**), and under the authority of Division 3 of the Public Resources Code (**PRC**; commencing with PRC section 3000) and title 14 of the California Code of Regulations (**Regulations**), may impose a civil penalty on a person who violates any statutory provision of the PRC, or any regulation that implements those statutory provisions. (PRC, § 3236.5.)

Based on CalGEM's records, TJ Scott Family Investments, LLC (**Operator**) is the "operator" (as defined in PRC, § 3009) and is responsible for the Well and associated Production Facilities identified on **Attachment A**, incorporated herein (the "**Well**" and "**Facilities**"). As described in more detail below, Operator has not maintained compliance with applicable requirements for operation of the Well and the Facilities. Operator's failure to comply with the Regulations poses a potential threat to life, health, property, and natural resources and constitute violations requiring remedial work and for which the Supervisor has determined imposition of a civil penalty is appropriate. Therefore, pursuant to PRC sections 3106, 3224, 3225, 3226, 3236.5, and 3270 and Regulations section 1777, the Supervisor is ordering Operator to (1) perform remedial work to bring the Well and Facilities into compliance and (2) pay an administrative civil penalty for the violations.

**Attachment B**, incorporated herein, contains a list of definitions and authorities that are applicable to this Order.

II. **Alleged Acts and Omissions**

Based on CalGEM's records, at all times relevant to this Order, Operator was the operator, as defined in PRC section 3009, of the Well and Facilities. On or about October 28, 2024, CalGEM conducted an inspection of the Well and Facilities where the violations described below were observed and documented on the Long Beach Field. (**Attachment C**, incorporated herein.)

CalGEM records reflect Operator has not maintained compliance with applicable requirements for operation of the Well and the Facilities. Operator's lack of adherence to the

Regulations poses a potential threat to life, health, property, and natural resources. The violations at issue are identified below.

**A. Failure to maintain tank in good condition and in a manner to prevent leakage or corrosion (Regulations, § 1777, subd. (a)) and failure to report leaking tank to CalGEM, and failure to take and designate leaking tank out of service (Regulations, § 1773.3, subd. (c).)**

Operators are required to maintain production facilities in good condition and in a manner to prevent leakage or corrosion and to safeguard life, health, property, and natural resources and conduct operations in accordance with good oilfield practices. (Regulations, § 1777, subd. (a).) The Regulations, section 1773.3, subdivision (c), requires leaking tanks to be reported to CalGEM within 48 hours and the tank taken out of service and designated as an Out-of-Service Tank.

During the inspection, CalGEM observed the following tanks leaking in violation of Regulations section 1777, subdivision (a):

Facility Setting ID	Facility Setting Name	District	Facility (Component) ID	Facility (Component) Name	Facility (Component) Type
90295554	Linden Lease Tank Farm	Southern	13947	Wash Tank 2	Wash Tank

Operator further failed to report the leaking tank to CalGEM within 48 hours, did not take the tank out of service, and did not designate the tank as an Out-of-Service Tank, in violation of Regulations sections 1773, subdivision (c).

As of the date of this Order, CalGEM does not have any records from Operator demonstrating that the violation has been corrected.

**B. Failure to remove weeds and/or debris from secondary containment (Regulations § 1777, subd. (c)(2).)**

In the event of a spill, secondary containment protects the surrounding area from contamination. Required maintenance of production facilities includes removal of weeds and

debris from secondary containment areas. (Regulations, § 1777, subd. (c)(2).) Weeds and debris can: (1) obstruct view of the secondary containment, which can make detection of compromised secondary containment difficult; (2) present a fire hazard; and (3) can compromise containment integrity and capacity.

During the inspection, CalGEM observed weeds and/or debris on or in the secondary containment, in violation of Regulations, section 1777, subdivision (c)(2), at the following production facilities:

Facility Setting ID	Facility Setting Name	District	Facility (Component) ID	Facility (Component) Name	Facility (Component) Type
90295554	Linden Lease Tank Farm	Southern	13946	Water Tank 3	Wash Tank
90295554	Linden Lease Tank Farm	Southern	13947	Wash Tank 2	Wash Tank
90295554	Linden Lease Tank Farm	Southern	13948	Stock Tank	Stock Tank

As of the date of this Order, CalGEM does not have any records from Operator demonstrating that the violation has been corrected.

**C. Failure to Keep Well Cellar Drained (Regulations, § 1777, subd. (c)(3).)**

The well cellar is an excavated area around the wellhead that provides space for equipment at the top of the wellbore. Operators are required to keep well cellars drained. (Regulations, § 1777, subd. (c)(3).)

During the inspection, CalGEM observed fluids in the well cellar, in violation of Regulations, section 1777, subd. (c)(3), at the following Well:

API	Well Designation
0403709658	Fee 1

As of the date of this Order, CalGEM does not have any records from Operator demonstrating that the violation has been corrected.

### III. Civil Penalty/Remedial Work

#### A. Civil Penalty

Based on the foregoing Alleged Acts and Omissions and pursuant to PRC section 3236.5, by this Order the Supervisor imposes on Operator an administrative civil penalty totaling one thousand two hundred dollars (\$1,200.00) for the three violations.

Violation Description	Number of Violations	Associated Civil Penalty per Violation	Civil Penalty Totals
Regulations § 1777, subd. (c)(2) (Weeds in Secondary Containment)	1	\$400.00	\$400.00
Regulations, § 1777, (a). (Leaking Tank)	1	\$600.00	\$600.00
Regulations, § 1777, (c)(3). (Fluids in Cellar)	1	\$200.00	\$200.00
		<b>Total Civil Penalty:</b>	\$1,200.00

For purposes of this Order, the Supervisor considered relevant circumstances when establishing the amount of the administrative civil penalty, including: characterizing the violations as "minor" (as defined in PRC section 3236.5, subdivision (b)), and the eight factors identified in PRC section 3236.5, subdivision (a).

#### B. Remedial Work

Pursuant to PRC section 3224, the Supervisor hereby orders Operator to complete remedial work to come into compliance with Regulations section 1777, as outlined below in Operator's Required Actions.

#### Operator's Required Actions

For the reasons stated herein, pursuant to PRC sections 3013, 3106, 3224, 3225, and 3236.5, and Regulations sections 1773.3, and 1777, **IT IS HEREBY ORDERED** that Operator:

- 1) Pay an administrative civil penalty of one thousand two hundred dollars (\$1,200.00); and
- 2) In accordance with PRC section 3224 and Regulations section 1777 Operator is required to:
- a. Remove weeds, vegetation and debris from the secondary containment at the following production facilities:

Facility Setting ID	Facility Setting Name	District	Facility (Component) ID	Facility (Component) Name	Facility (Component) Type
90295554	Linden Lease Tank Farm	Southern	13946	Water Tank 3	Wash Tank
90295554	Linden Lease Tank Farm	Southern	13947	Wash Tank 2	Wash Tank
90295554	Linden Lease Tank Farm	Southern	13948	Stock Tank	Stock Tank

- b. Drain the well cellar, at the following Well:

API	Well Designation
0403709658	Fee 1

- c. Stop all leaks from the following tank and designate as an Out-of-Service Tank pursuant to Regulations, section 1773.3, subd. (c):

Facility ID	Facility Name	Facility Type
13947	Wash Tank 2	Wash Tank

Note: Regulations section 1773.5, subdivision (b), prohibits Out-of-Service production facilities from being reactivated until all needed repairs have been completed and the production facility is in compliance with all applicable testing and inspection requirements.

Operator is required to submit required testing and inspection information to CalGEM for review prior to reactivation of the tank pursuant to Regulations section 1773.4.

To remit payment of the civil penalty online, please visit <https://www.govone.com/PAYCAL/Home/SelectAgency> and select "California Department of Conservation Geologic Energy Management Division," then follow the instructions on the screen.

To remit payment of the civil penalty by mail, please send a check payable to "Department of Conservation" to the following address:

Department of Conservation  
CalGEM, Attn: Operational Management Unit  
715 P Street, MS 1803  
Sacramento, California 95814

Please include the Operator name, Order number, and phrase "Oil and Gas Environmental Remediation Account" on the check itself.

Upon performing the required remedial work, please contact Renee Weigand at CalGEM's Southern District via email at [Renee.Weigand@conservation.ca.gov](mailto:Renee.Weigand@conservation.ca.gov).

#### **IV. Operator's Appeal Rights**

Operator may appeal this Order by filing a timely written notice of appeal with the Director as described in Article 6 (Appeals and Review) of Division 3 of the PRC, commencing with PRC section 3350. (PRC, § 3225, subd. (d).) If this Order is mailed to you, the Director must receive the appeal within fifteen (15) days from the date the Supervisor mails the Order. To file an appeal, a written notice of appeal may be sent via U.S. mail to:

Department of Conservation  
Director's Office of Appeals  
715 P Street, MS 19-06 (Legal Office, Chief Counsel)  
Sacramento, California 95814

1 Or via electronic mail to:

2 [OfficeofAppeals@conservation.ca.gov](mailto:OfficeofAppeals@conservation.ca.gov)

3  
4 If Operator files a timely written notice of appeal, Operator will be informed of the  
5 appeal hearing date, time, and place. Following the hearing, Operator will receive a written  
6 decision that affirms, sets aside, or modifies the appealed order.

7 If Operator does not file a timely written notice of appeal, or if the Order is affirmed  
8 following an appeal, this Order will become a final order and CalGEM may contract for  
9 performance of the work, pursuant to PRC section 3226, if, within 30 days of this Order,  
10 Operator has not, in good faith, commenced the work ordered. Any costs incurred by  
11 CalGEM to obtain compliance with this Order (which may include penalties and interest) will  
12 constitute a lien against Operator's real or personal property per PRC section 3423. (PRC, §  
13 3356.)

14 **V. Other Potential Actions to Enforce This Order**

15 Failure to comply with Section IV (Operator's Required Actions) of this Order could  
16 subject Operator to further enforcement action. PRC section 3236 makes it a misdemeanor for  
17 any person who violates, fails, neglects, or refuses to comply with any of the provisions of the  
18 oil and gas conservation laws commencing at PRC section 3000. PRC sections 3236.2 and  
19 3236.3 authorize the Supervisor to seek for civil penalties and injunctive relief for failure to  
20 comply with an order or for violations of any provision in Chapter 1 of Division 3 of the PRC or  
21 any regulation that implements those statutes. PRC section 3236.5 authorizes the Supervisor to  
22 impose a civil penalty on a person who violates any provision in Chapter 1 of Division 3 of the  
23 PRC or any regulation that implements those statutes, and the Supervisor may in the future  
24 impose further civil penalties based on the facts and omissions underlying this order. PRC  
25 section 3237 authorizes the Supervisor to order the plugging and abandonment of a well or  
26 the decommissioning of a production facility if an operator has failed to comply with an order  
27 of the Supervisor within the time provided by the order or has failed to challenge the order on  
28 a timely basis. PRC section 3359 makes it a misdemeanor to fail or neglect to comply with an



1 order of the Supervisor. Each day's further failure, refusal, or neglect is a separate and distinct  
2 offense. (PRC, § 3359.) By issuance of this Order, the Supervisor does not waive the right to take  
3 further enforcement actions.

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5  
6 DATED: 1/31/2025

Doug Ito  
Doug Ito  
State Oil and Gas Supervisor