

PO box 3675
Rolling Hills Estates, CA 90274



KCGHAD@yahoo.com
KCghad.org

October 27, 2025, KCGHAD minutes

The Chairman, Steve Cummins, called the scheduled Meeting of the Board of Directors, of the Klondike Canyon Geologic Hazard Abatement District, to order via Zoom after the executive session. It was noted there were no actionable items taken and litigation was discussed.

Roll Call – Director’s present - Cummins, Freeman, Hotchkiss, Grillo - absent

Consent Calendar

Approval of Agenda-October 27, 2025

Approval of Minutes – September 22, 2025

October 27, 2025, agenda and minutes of September 22, 2025, were presented. It was moved by Drew Freeman and seconded by Judith Hotchkiss, that agenda and minutes, be approved as presented.

The vote was: Ayes: Cummins, Freeman, Hotchkiss, the motion passed.

Approval of Maintenance & Operations Warrant Register October 27, 2025

The Maintenance & Operations Warrants for October 27 were read by the clerk.

Maintenance & Operations Warrant Register (amended Cal water bill)

Date: October 27, 2025

| | |
|---|-----------------------|
| 1. *Cal Water-Oct | 1,948.52 #1064 |
| 2. *SCE – Oct | 2,254.13 #1066 |
| 3. Colleen Miller - Oct | 1400.00 #1718 |
| 4. Brad Woodruff – Oct well reading 5 hr. x \$40 | 200.00 #1719 |
| 5. Ervin Cohen & Jessup, Robert Waxman – legal #379348 | 450.00 #1720 |
| 6. Ervin Cohen & Jessup, Robert Waxman – legal #379348 | 1,170.00 #1722 |
| 7. Garrett & Tully aka Atkinson, Andelson, Loy, & Romo | 337.70 #1720 |
| 8. Garrett & Tully aka Atkinson, Andelson, Loy & Romo 765615,616,617 | 118.95 “ “ |
| 9. *Mike Drews - #2773 grading, 3,000 cubic feet dirt removed and hauled | 30,000.00 pd ck #1061 |
| 10. *Mike Drews - #2774, excavate and install 60ft of 24”HDPE drain pipe | 3,825.00 #1067 |
| 11. *Mike Drews - #2778 cuts and fills for 30” storm drain, K rails | 31,000.00 “ “ |
| 12. *Mike Drews - #2779 haul away 600 cubic yards soil, k rails, debris fence | 15,500.00 “ “ |
| 13. *Electrofine #974 | 340.00 pd ck #1062 |

PO box 3675
Rolling Hills Estates, CA 90274



KCGHAD@yahoo.com
KCghad.org

14. *Pacific Land Consultants (survey)

2,125.00 #1068

\$90,669.30

Asterisk denotes *RPV Loan Account

A motion was made by Judith Hotchkiss to approve Maintenance & Operations Warrant Register for October 27, 2025, seconded by Drew Freeman. All approved and the motion passed.

District Clerk matters- The clerk advised the QB online has been downgraded to \$38.00 per month as opposed to the \$99 per month, the district has decided not to use the budget feature. There were 31 assessments unpaid directly to the district in 2024-25 and it went up to 48 assessments turned over to property tax collectors in 2025-26. The clerk took a moment to thank those volunteers who continue to work tirelessly to help the district move forward in land movement abatement. She noted the lack of help from the federal government, state government, and Los Angeles County. It was noted the city of Rancho Palos Verdes loaned the district a sizable amount of funds, which the district is operating on now and will have to repay. Thank you to Kelly Ely and Drew Freeman for letter writing efforts to FEMA, Cal OES, the Coastal Commission and the City of Rancho Palos Verdes. Steve Hinchliffe is doing an amazing job documenting the dewatering wells and giving well readings weekly (found on KCGHAD website). Thanks to Nic Grillo for updating the website, Michael Barth for volunteering his legal knowledge and Steve Cummins who is very precise in his efforts to work with all contractors and plans for land movement abatement. This is a joint effort from ACLAD, the city of RPV and KCGHAD. 40 million gallons a month are being pumped from the landslide complex.

1. **Well update, Flow Meter update** – Steve Hinchliffe reported WW5 is at 103’ and pumping 51gpm. WW6 is at 127’ and off. WW7, new well, is at 163’ and pumping 236 gpm * The water table has dropped, thus the reason for WW6 being shut off. WW5 will be checked due to low pumping but suspect the water level has dropped there as well. The wells have the potential to pump 1,000 gpm when water is present.
2. **Video, website, and social media update** – Nic Grillo was not in attendance to report
3. **Financial Report, Assessments** – Mr. Barth was not in attendance at this time. Mr Cummins said there was very little new to report.
4. **Klondike Canyon Drains, Channel Maintenance, Well Maintenance** – Steve Cummins reported that the Storm Drain Plan is 99% complete. The next step has been distributed to contractors and pipe distributors. The bedding for the pipe will be AC chips for erosion control; they will be compacted and rolled. A fissure appeared ¾ of the way to the ocean- the plan is to put HDPE mats over it- there will be effort made to continue to watch for fissures. The upper channel looks fine. Nic Grillo walked this part of the canyon with the city of RPV to ensure proper winterization.

New Business – none

Audience Items – Nikki Noushkam had a couple of questions. Q: A KCHGAD Assessment appeared on her property tax bill after she paid the district directly. A: The clerk assured Nikki that it would be investigated

PO box 3675
Rolling Hills Estates, CA 90274



KCGHAD@yahoo.com
KCghad.org

immediately. Nikki stated she would send the documentation to the clerk. Nikki asked some questions about the well readings and lower numbers. She asked if the shallower wells could be brought back online? A: Steve H noted that the water numbers are below the level of the shallow pumps. Q: Nikki noted that some of the sandbags in the upper canyon and the tarp have degraded from last year's winterization. A: Steve Cummins said he would contact the city.

Sha T.- Sha asked to bring up the discussion again, about 2024-25 assessments. She said residents were displaced and the assessment is illegal. She has reviewed her notes from August and September and she states she notified the board her property was uninhabitable and would like to know when she is getting a refund of her 2024-25 assessment. Steve Cummins stated, "we can't go backwards" The board has been diligent in addressing this issue and thought they came up with a solution but was very clear they were not going back to 2024-25. Sha asked what the reason was for collecting assessments on uninhabitable homes.

Steve Cummins noted that the University of Ohio has requested they be able to review the solutions for stopping landslides. He appreciates the group wanting to be involved.

David Roth – He stated he was confused about the assessment refund. He doesn't think his red tagged home should be assessed at all. It was noted that he can't get the refund of the difference between livable and unlivable if he did not pay his assessment to the district. He would like to know why the formula can't be changed for red tag homes. A: Steve Cummins noted the problem, explained how assessments had to be raised to cover legal defense. He recognizes the 3 KCGHAD property owners are upset by this, and states the board could make changes in the future.

Terry – Terry stated she would like to reiterate what Mr. Roth said. Her home is red tagged, she can't live in it, and she is not allowed to step on her property unless the city is with her. A: The board discussed putting this on the agenda to determine livable, unlivable, occupied, and unoccupied. Mr. Barth was now in attendance and addressed some of the issues. Nikki N suggested getting a letter from the city inspector stating the home is unlivable/uninhabitable to give KCGHAD the ability to reduce the assessment to land only. Mr. Barth explained the legal process and suggested the board investigate "change of status". He stated "the issue is occupied or unoccupied". The board does want to help. The board wants to be sympathetic to those unable to live in their homes. Sha T stated her opinion about what the law was pertaining to habitable and uninhabitable. Barth asked, "is the house occupied or not?" At this time Sha stated, "you're a lawyer, look it up"" Do not collect assessment for 2024-25 from people whose home were uninhabitable". She also noted that the board needs a standardized definition of habitability. Mr. Barth reiterated that 2024-25 is closed. Nothing to refund. Steve Cummins stepped in noting that "we're going in circles here".

Judith Hotchkiss motioned to adjourn, and Drew Freeman seconded the motion. Meeting adjourned.

Next meeting November 24, 2025

Respectfully submitted: Colleen Miller – Executive Director, Clerk

PO box 3675
Rolling Hills Estates, CA 90274



Klondike Canyon
Geologic Hazard Abatement District

KCGHAD@yahoo.com
KCghad.org