

South Santa Monica Bay

Watershed Area Steering Committee (WASC)

Meeting Minutes



Wednesday, February 19, 2025
1:00pm - 3:00pm
Edward C. Little Water Recycling Facility
1935 S Hughes Way, El Segundo, CA 90245
WebEx Meeting

Committee Members Present:

Marcela Benavides-Aguilar, Los Angeles County Flood Control District (Agency)
*Tammy Hierlihy, West Basin Municipal Water District (Agency)
Jenn Swart, Water Replenishment District (Agency)
Dave Pierce, Los Angeles County Sanitation Districts (Agency)
*Darryl Ford, Los Angeles Recreation & Parks (Agency)
Margie Hoyt, Resident (Community)
Craig Cadwallader, Surfrider Foundation South Bay Chapter (Community), Chair
Caroline Orija, Los Angeles Department of Public Health (Community)
Elizabeth Sala, Resident (Community)
*Roland Jen, Carson (Municipal)
Susie Santilena, Los Angeles (Municipal)
Geremew Amenu, Los Angeles County (Municipal)
Stephanie Holst, Torrance (Municipal)
Douglas Krauss, EWMP: Beach Cities (Municipal), Vice-Chair
Miller Zou, EWMP: Dominguez (Municipal)
Vanessa Hevener, EWMP: Peninsula (Municipal)
Nancy Shrodes, Heal the Bay (Watershed Coordinator, non-voting member)

*Committee Member Alternate

See attached sign-in sheet for full list of attendees.

1. Welcome and Introductions

Craig Cadwallader, Chair of the South Santa Monica Bay (SSMB) Watershed Area Steering Committee (WASC), welcomed Committee Members and called the meeting to order.

Los Angeles County Public Works (Public Works) staff facilitated Committee Member introductions. A quorum was established. Public Works staff provided a brief WebEx tutorial and instructions on public comment submissions.

2. Approval of Meeting Minutes from December 18, 2024

Chair Cadwallader presented the SSMB WASC meeting minutes from December 18, 2024. Vice-Chair Doug Krauss motioned to approve the meeting minutes, seconded by Member Marcela Benavides-Aguilar. The WASC voted to approve the meeting minutes with 13 votes in favor, 0 opposed, 2 in abstention, and 1 member absent at the time of voting (approved, see vote tracking sheet attached).

3. Committee Member and Program Updates

Public Works staff provided a statement addressing the recent fires in Los Angeles County. Public Works' Watershed Planning staff emphasized the importance of resilient planning given the recent fires. Watershed Planning staff outlined how lessons learned from these disasters can be integrated into the Initial Watershed Plans to better understand the changes to local landscapes, water quality, and community needs. The Initial

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Watershed Plans will refine strategies for fire-impacted areas and identify opportunities to enhance climate resilience.

Public Works' Watershed Planning staff provided additional updates, noting that a methodology has been prepared to develop plans for each Watershed Area, and that the team is starting with the Lower Los Angeles River Watershed Area to ensure quality control and consistency across all nine Watershed Areas. Watershed Planning staff shared that based on baseline findings and benefit forecasts, strategies to achieve Safe Clean Water (SCW) Program goals are also being developed.

The Watershed Planning Framework is available on the SCW Program website under the [Adaptive Management](#) tab. The Community Strengths and Needs Assessment (CSNA) Survey and a Frequently Asked Questions document have also been launched and are available on the [SCW Program website](#). An associated dashboard will be launched soon to illustrate survey results. The Watershed Planning Tool will also be launched to identify opportunity areas. For more information, Watershed Planning staff can be reached at watershedplanning@pw.lacounty.gov.

Public Works staff provided updates, noting:

- Safe, Clean Water Program staff is assessing how the impacts of the recent fires have affected funded projects and scheduled and will provide updates as assessments are made on how to best adapt.
- The Mid-Year Report, covering July to December 2024, was launched on January 17 and is typically due on February 15 but will be extended to February 28 for this report only. Additionally, Project Developers must fill out a new Metrics & Measures section by February 28. All Reporting Module users will be emailed as soon as it becomes available.
- The 2025 Quarter 3 Quarterly Funding Report & Matrix is available on the SCW Program website under the [Resources tab](#). Prepared by the Regional Coordination team, the Quarterly Funding Report includes a high-level overview of recent funding policy highlights, and the funding matrix shares currently active and upcoming funding opportunities that may be relevant to SCW Program projects. The Regional Coordination team is monitoring ongoing activity related to Federal funding opportunities.
- The Fiscal Year 2024-2025 (FY 2024-25) Transfer Agreements/Addendum distribution began December 2024. An email was sent out to new and continuing Project Developers with instructions on how to use the Transfer Agreement functionality within the Reporting Module. Project Developers are advised to start uploading support documents, such as the Scope of Work (SOW), Authorization, and California Quality Act (CEQA) documents as applicable to execute agreements.
- The Regional Oversight Committee (ROC) meeting on January 8, 2025 was canceled due to wildfire events in Los Angeles County. The last ROC meeting took place on February 12 from 1pm to 5pm. WASC and Scoring Committee (SC) Chairs were invited to provide updates and recommendations. The ROC discussed updates on SCW Program Adaptive Management. More information can be found on the [ROC events webpage](#).
- The 2024 Municipal Transfer Agreements are currently being processed and executed by the Public Works staff. FY 2023-24 Annual Reports were due December 31, 2024. The initial fifth disbursements were completed by the end of December 2024. Cities will need to comply with all reporting requirements to receive the fifth disbursement. The SCWP team is following up with pending municipalities.
- The Public Education and Community Engagement Grants Program formally launched on September 24. The Public Education and Community Engagement Grants Program, in collaboration with the Water Foundation, will support education and community engagement efforts related to stormwater and urban runoff capture. Proposals will be accepted until May 31 and will be evaluated and awarded on a rolling basis. More information the application can be found on the [Water Foundation website](#).

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- The SCW Program offers a newsletter subscription to receive email notifications about Regional, Municipal, and District Program updates. Implementation updates can also be viewed on the News and Updates page on the [SCW Program website](#).

Ryanna Fossum (Stantec, Regional Coordination) noted that the next ROC meeting would focus on the 2025 Biennial Report. The meeting will have an extended, 5-minute public comment period, seeking feedback from the public about how the SCW Program has achieved goals in the past 2 years and how the SCW Program can improve in the next 2 years. More information about the meeting will be posted on the [ROC event webpage](#).

4. Watershed Coordinator Updates

Watershed Coordinator Nancy Shrodes shared recent outreach and engagement activities throughout January and February.

In January, Watershed Coordinator Shrodes attended an Environmental Committee Meeting for the City of El Segundo and hosted one-on-one meetings and an onboarding session for new WASC members. The Watershed Coordination team reached 290 people through seven presentations across Los Angeles County. Other highlights included meeting with OceanWell to discuss the possibility of cost-share funding for future projects, attending the Climate Bond Implementation Briefing hosted by the California Natural Resources Agency (CNRA), and hosting a kickoff meeting with the Technical Assistance Team for the Holly Park Multi-Benefit Drought Resiliency and Stormwater Infiltration Project, a Technical Resources Program project from FY 2023-24.

On January 31, Watershed Coordinator Shrodes attended the “We Are Still Here” workshop, which focused on tribal governance in Los Angeles. The workshop was held by the University of California Los Angeles (UCLA) Law Center and the American Indian Studies Center at UCLA, with representatives from the Fernandeano Tataviam Band of Mission Indians and the San Gabriel Band of Mission Indians. Watershed Coordinator Shrodes is working with other Watershed Coordinators to develop presentation slides showcasing lessons from the workshop.

In February, Watershed Coordinator Shrodes attended a community meeting for the 28th Street Stormwater Infiltration Project in the City of Manhattan Beach. Watershed Coordinator Shrodes commended the City of Manhattan Beach for engaging the community with discussions on Municipal Separate Storm Sewer System (MS4) permits, the Beach Cities Watershed Management Group, compliance with the California State Water Resources Control Board, and technical aspects of the project. Watershed Coordinator Shrodes emphasized the importance of early outreach with the public, citing concerns voiced during the meeting about inadequate outreach and potential disruption to the community. The project team also canvassed in Lennox on Monday, knocking on 248 doors and speaking with 64 community members.

Upcoming events include Speakers Bureau volunteers training on February 22, an Open Space Advocate Summit on February 27, an Urban Watershed Working meeting in March, tabling at the Gardena Spring Equinox Festival on March 22, and community events during Earth Month in April. Watershed Coordinator Shrodes highlighted attendance at the Open Space Advocate Summit and commented on the benefits of the Living Infrastructure Toolkit developed by Spherical.

5. Ex Parte Communication Disclosure

Member Roland Jen disclosed emailing Member Geremew Amenu about a potential Project Application.

6. Discussion

a) Project Modification Request (PMR) Overview

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Public Works staff shared that the SSMB WASC received two Project Modification Request (PMR) forms for consideration. Public Works staff deemed the PMRs for these projects to be inconsistent with the Stormwater Investment Plan (SIP), prompting further discussion with the WASC. Fossum presented an overview of PMRs and the inconsistent PMR submissions. The Downtown Lomita Multi-Benefit Stormwater Project is implementing functionally equivalent Best Management Practice (BMP) changes and modified the project site. The Fulton Playfield Multi-Benefit Infiltration Project is requesting additional funding in the amount of \$4,010,000. Presentation slides are available on the [SCW Program website](#). PMR forms for the two projects deemed inconsistent are available on the [SCW Program website](#).

Member Dave Pierce confirmed with Fossum that there were no IP Project Applications for the upcoming SIP deliberation this year.

Public Works staff informed the WASC that a summary of resource documents, including Project Applications and PMRs, will be shared before SIP deliberations to guide preliminary project rankings.

b) Project Modification Requests (PMR) for WASC Discussion

i. Downtown Lomita Multi-Benefit Stormwater Project

City of Lomita

Jenn Howell (City of Lomita) provided an overview of the PMR for the Downtown Lomita Multi-Benefit Stormwater Project. Jennifer Coryell (Hazen and Sawyer) cited sub-surface conditions, concern for mobilization of contaminants, and low infiltration rate as reasons for the location change and implementation of an infiltration gallery instead of drywells. Coryell emphasized that the City of Lomita is covering additional costs and that no additional funding is being requested. No change is anticipated to the Community Investment benefits and Water Quality benefits. Upon inquiry from Member Susie Santilena, Howell confirmed that municipal funding will be used to cover additional costs.

Member Amenu asked if there was any cost change due to the reduced number of diversions. Coryell shared that primary costs are attributed to geotechnical investigations. Coryell added that some design costs were offset, such as a pipeline conveying flow to Lomita City Hall as opposed to three diversion points.

Member Benavides-Aguilar clarified with Howell that design completion was originally set for June 30, 2025, and an extension to December 30 is now required. Howell shared that the delay was necessary to meet with the WASC before proceeding with geotechnical investigations on the new site.

Member Pierce expressed concern for the historic high groundwater level (10 feet below surface) and confirmed with Coryell that the team could explore diversion to sewer if groundwater issues were encountered and Los Angeles County Sanitation Districts were amenable.

Public Works staff noted that additional PMR materials presented today will be emailed to Committee Members and uploaded to the [SCW Program website](#).

Chris Jansen (City of Lomita) added that the high historical groundwater level is typical across projects in Los Angeles County due to rapid historical development and that the project team does not have imminent concerns. Jansen also noted that the infiltration gallery will be shallower than the drywells.

Chair Cadwallader requested an overview of the inconsistency designation. Public Works staff stated that the project was deemed inconsistent due to the change in location and BMP type.

ii. Fulton Playfield Multi-Benefit Infiltration Project

City of Redondo Beach

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Andy Winje (City of Redondo Beach) provided an overview of the PMR for the Fulton Playfield Multi-Benefit Infiltration Project. The project is requesting \$4 million in additional funding to advance the project through the construction phase. Winje shared that the project is operating at a \$6.5 million deficit. Remaining funds will be pursued through municipal funding and from Caltrans; the project team is also exploring California Proposition 4 bonds and the Clean Water State Revolving Fund. Winje noted that the project cost has potential to decrease once bids are received, depending on contingencies.

Winje emphasized that the City of Redondo Beach is committed to this project, with construction planned for this summer if the Los Angeles County Flood Control District (LACFCD) Permit is approved and funding is available. Winje attributed the budget increase to operational elements added at the request of the LACFCD, safety of the maintenance staff, and inflation. Upon inquiry from Member Stephanie Holst, Winje noted that an isolation valve, a hydrodynamic separator, and a trench drain were added as mandatory improvements.

Member Benavides-Aguilar asked Public Works Staff if this project can return to the Scoring Committee given the significant funding increase with no additional benefits. Public Works staff noted that re-scoring is not an option for the current round of PMRs. Curtis Fang (Geosyntec Consultants) commented that there would not be an anticipated change in scoring based on the current metrics and can provide documentation to Committee Members upon request.

Member Holst inquired if any political issues or community pushback is anticipated. Geraldine Trivedi (City of Redondo Beach) explained that a City Councilmember has been involved in outreach efforts and communication is ongoing with the neighboring school. Construction is expected to be quick.

Member Pierce confirmed with Winje that a portion of the \$4 million will be utilized in upcoming years for construction. Winje added that the City of Redondo Beach is familiar with reimbursement-type grants and intends to cover costs.

Member Miller Zou confirmed with Trivedi that the project was designed for the Bacterial Total Maximum Daily Load (TMDL) and that the City of Redondo Beach requested an extension of two years as part of a Time Schedule Order request. The project team has not yet received feedback on the request and is therefore operating under the original deadline of 2027.

Member Santilena inquired how much funding is being requested from other sources and if that may reduce the amount needed from the SCW Program in the future. Winje noted that municipal funding is anticipated to be \$500,000 per year and that discussions are ongoing with Caltrans and other funding programs.

Vice-Chair Krauss voiced support as a member of the Beach Cities Enhanced Watershed Management (EWMP) Group and partner on the project. Vice-Chair Krauss commented that the project is key to a suite of projects intended to replace a larger, canceled project. Member Holst voiced agreement. Chair Cadwallader asked if the funding could be adjusted among the project suite proposed by the EWMP Group, given this project's high priority. Vice-Chair Krauss commented that the Fulton Playfield Project is the largest project of the suite and consequently the most important. A feasibility study demonstrated that the proposed site is the only viable location for a project of its size.

Winje shared that the City of Redondo Beach is recovering post-pandemic and lacks capacity but is committed to seeking alternative funding sources. Winje added that two bids have recently come in under budget. Chair Cadwallader inquired about the possibility of receiving funding from the other cities involved. Vice-Chair Krauss stated that this was not a possibility as partner cities are financially planning and contributing to complementary projects.

Watershed Coordinator Shrodes clarified with Winje that the City of Redondo Beach is currently looking into the Clean Water State Revolving Fund.

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Public Works staff shared a spreadsheet that summarizes the SIP Tool based on the previous year's SIP and highlighted budget constraints in upcoming years. Committee Members are encouraged to begin thinking about the inclusion of PMRs and effects to the WASC's budget. Chair Cadwallader confirmed with Winje that the City of Redondo Beach could extend the project timeline with additional funding being spread out across multiple years.

Member Amenu noted that some project budgets are increasing significantly per recent PMRs, and asked Public Works staff how these scenarios will be monitored in the future. Public Works staff shared that Adaptive Management for long-term budgets and SIP Programming Guidance is being analyzed. Member Amenu expressed concern for increasing costs over time, and Public Works Staff commented that inflation is being accounted for in the analyses. Public Works staff will share information as it becomes available. Chair Cadwallader commented that a potential response for these concerns is to only commit 80% of the budget, with the caveat that certain projects may consequently not be approved for funding.

c) FY 2025-26 Scientific Studies (SS) Peer Review Summary

Fossum provided an overview of the Peer Review Summaries and shared that CASC Engineering served as the designated independent review team. For FY 2025-26, 14 SS were submitted across the nine Watershed Areas, with SSMB receiving two SS Applications.

Fossum stated that Peer Reviewers evaluate project objectives, technical approaches, and whether the SS meets the goals of the SCW Program. The Peer Review Summaries can be found on the [SCW Program website](#).

i. Data-Driven Resource Optimization and Planning System (DROPS) for Los Angeles County

Led by Foothill Municipal Water District. Implement the DROPS tool that integrates advanced data analytics with AI to site distributed stormwater capture and filtration projects.

Christopher Tull (California Data Collaborative) voiced agreement with the Peer Review Summary and stated that the tool is still in the user research and design phase. If the SS is funded, Tull noted that there will be additional user research and design before tool development begins in the second phase.

In response to comments on security measures, Tull shared that most of the data utilized will already be public and that data breaches are not a primary concern. If included in the final DROPS tool, any user-specific data will be protected using industry best practices.

ii. Depave LA: Prioritizing Parking Lots for Green Retrofitting

Led by Council for Watershed Health. Create a Tool to identify, rank, and prioritize parking lots for greening, water quality, and/or water supply focused retrofits.

Jason Casanova (Council for Watershed Health) and Craig Doberstein (Herrera) expressed agreement and appreciation for the Peer Review Summary. Casanova explained that the main feedback concerned the long-term maintenance of the Tool, and Casanova explained to the WASC that maintenance would be provided on an ongoing basis by the Council for Watershed Health. Any updates to the Tool would be assessed on a case-by-case basis, with smaller updates likely made in-kind.

Member Amenu inquired how the Tool will be made accessible to the public. Casanova specified that the Tool will be part of an online GIS system, hosted on the Council for Watershed Health's website, with publicly available data. The Tool data will be available for download to be used with GIS or other tools. Casanova added that the Council for Watershed Health is also amenable to the SCW Program hosting the tool on its own website or posting links to the data.

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Chair Cadwallader asked if the scope of the SS could expand beyond parking lots to streets, commenting how scientific evidence would help local municipalities adopt permeable paving rather than using slurry-seal or cement. Casanova and Doberstein noted that these ideas could be incorporated into a larger effort.

Member Elizabeth Sala inquired whether there was any intention to incorporate Water Quality and TMDL compliance standards into the Tool. Doberstein stated that the intent of Depave LA: Prioritizing Parking Lots for Green Retrofitting SS is to identify parking lots as specifically pollution-generating and impervious locations and highlighted the opportunities for treatment. The Tool can be used to identify sites for retrofitting based on multiple factors, and Doberstein noted that stakeholders will be invited to participate in these decisions as part of a long-term engagement.

7. Public Comment Period

Kathleen McGowan (McGowan Consulting) provided an online comment regarding Depave LA SS. McGowan emphasized the pending US Environmental Protection Agency's decision to require certain Commercial, Industrial and Institutional (CII) facilities in the Dominguez Channel/Greater Los Angeles and Long Beach Harbor Watershed and the Los Cerritos Channel/Alamitos Bay Watershed to obtain the National Pollutant Discharge Elimination System (NPDES) permit coverage for stormwater discharges. McGowan questioned if the SS should therefore adjust to smaller parking lots that would not be subject to this permit.

8. Items for Next Agenda

The next meeting is scheduled for March 19, 2025 from 1:00pm - 3:00pm at the Edward C. Little Water Recycling Facility. Items on the upcoming agenda include:

- a) Regional Program Quarterly Report Summary for FY 2023-24 Q3 and Q4
- b) South Santa Monica Bay (SSMB) Project Prioritization and Selection Discussion for Populating the FY 2025-26 Stormwater Investment Plan (SIP)

9. Adjournment

Chair Cadwallader thanked WASC Members and the public for their attendance and participation, as well as the Los Angeles County wildfire response, and adjourned the meeting.

SSMB WASC - February 19, 2025								
		Quorum Present				Voting Items		
Member Type	Organization	Member	Voting?	Alternate	Voting?	Approve the December 18, 2024 SSMB WASC Meeting Minutes		
Agency	LACFCD	Marcela Benavides-Aguilar	X	CJ Caluag		Y		
Agency	West Basin MWD	Matthew Veeh		Tammy Hierlihy	X	Y		
Agency	Water Replenishment District	Jenn Swart	X	Asha Kreiling		A		
Agency	LA County Sanitation District	Dave Pierce	X	Christopher Lapaz		Y		
Agency	LA Recreation & Parks	Cathie Santo Domingo		Darryl Ford	X	Absent at Vote		
Community Stakeholder	Resident	Margie Hoyt	X			Y		
Community Stakeholder	Surfrider Foundation South Bay Chapter	Craig Cadwallader	X	Mary Simun		Y		
Community Stakeholder	Los Angeles County Department of Public Health	Caroline Orija	X			A		
Community Stakeholder	Resident	Elizabeth Sala	X			Y		
Community Stakeholder								
Municipal Members	Carson	Gilbert Marquez		Roland Jen	X	Y		
Municipal Members	Los Angeles	Susie Santilena	X	Ryan Jackson		Y		
Municipal Members	LA County Public Works	Geremew Amenu	X	Lara Awad		Y		
Municipal Members	Torrance	Stephanie Holst	X	Wilson Mendoza		Y		
Municipal Members	EWMP: Beach Cities	Doug Krauss	X	Geraldine Trivedi		Y		
Municipal Members	EWMP: Dominguez	Miller Zou	X	Nick Petrevski		Y		
Municipal Members	EWMP: Peninsula	Vanessa Hevener	X	David Wahba		Y		
Watershed Coordinator	Heal the Bay	Nancy Shrodes	X					
Total Non-Vacant Seats		17			Yay (Y)	13	0	0
Total Voting Members Present		16			Nay (N)	0	0	0
Agency		5			Abstain (A)	2	0	0
Community Stakeholder		4			Total	15	0	0
Municipal Members		7				Approved	Not Approved	Not Approved

Other Attendees

Alexia
 Aric M JLHA
 Ashwini Bhide
 Brenda Ponton
 brett perry
 Bryan Igboke
 Christopher Tull, Cat
 CJ
 Clara Dahl
 Craig Doberstein
 Eric Bonilla - LACPW
 Haley Bauer
 Jason Casanova
 Jenny Chau
 Jose Castro - LACPW
 Kathleen McGowan
 Kenny Khov
 Lara Awad
 Lauren Anderson
 Lisa Kim - LACPW
 Lisa Skutecki
 Luis
 Luis Perez SCW WP

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COMMITTEE MEMBER AND ALTERNATE SIGN-IN



Member Type	Member Name	Municipality/ Organization	Role	Signature
Agency	Marcela Benevides-Aguilar	LACFCD	P	
Agency	CJ Caluag	LACFCD	A	
Agency	Matthew Veeh	West Basin MWD	P	
Agency	Tammy Hierlihy	West Basin MWD	A	
Agency	Jenn Swart	Water Replenishment District	P	
Agency	Asha Kreiling	Water Replenishment District	A	
Agency	Dave Pierce	LAC Sanitation Districts	P	
Agency	Christopher Lapaz	LAC Sanitation Districts	A	
Agency	Cathie Santo Domingo	Los Angeles Recreation & Parks	P	
Agency	Darryl Ford	Los Angeles Recreation & Parks	A	
Community Stakeholder	Margie Hoyt	Resident	P	
Community Stakeholder	Craig Cadwallader	Surfrider Foundation South Bay Chapter	P	
Community Stakeholder	Mary Simun	Surfrider Foundation South Bay Chapter	A	
Community Stakeholder	Caroline Orija	Los Angeles County Department of Public Health	P	
Community Stakeholder	Elizabeth Sala	Resident	P	
Community Stakeholder			A	
Municipal Member	Gilbert Marquez	Carson	P	
Municipal Member	Roland Jen	Carson	A	
Municipal Member	Susie Santilena	Los Angeles	P	

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COMMITTEE MEMBER AND ALTERNATE SIGN-IN



Member Type	Member Name	Municipality/ Organization	Role	Signature
Municipal Member	Ryan Jackson	Los Angeles	A	
Municipal Member	Geremew Amenu	Los Angeles County Public Works	P	
Municipal Member	Lara Awad	Los Angeles County Public Works	A	
Municipal Member	Stephanie Holst	Torrance	P	
Municipal Member	Wilson Mendoza	Torrance	A	
Municipal Member	Doug Krauss	EWMP: Beach Cities	P	
Municipal Member	Geraldine Trivedi	EWMP: Beach Cities	A	
Municipal Member	Miller Zou	EWMP: Dominguez	P	
Municipal Member	Nick Petrevski	EWMP: Dominguez	A	
Municipal Member	Vanessa Hevener	EWMP: Peninsula	P	
Municipal Member	David Wahba	EWMP: Peninsula	A	
Watershed Coordinator	Nancy Shrodes	Heal the Bay		

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PUBLIC SIGN-IN



First Name	Last Name	Municipality/Organization	Email Address
Andy	Winjo	Pacheco Beach	
Lauren	Sablan	Redondo Beach	
Geraldine	Trivedi	" " "	
Craig	CADWALLADER	SURFRIDER	
Dave	Perze	LACSD	
Margie	Hoyt	Gardena Resident	
Caroline	Day		
Katie	Mach	Contech	
Elizabeth	Sala	resident	