

Lease Agreement Number (assigned by WRD): L-450

**STATE OF OREGON
WATER RESOURCES DEPARTMENT**

**Short-Term Water Right Lease Agreement
Pursuant to ORS 537.348(2) and OAR 690-077-0077
for
Leases of Existing Water Rights for Instream Use**

This Lease Agreement is between:

Lessor #1:

(Name) Arnold Irrigation District
(Mailing address) See Attached "Lease 2003-B"
(City, State, Zip Code) See Attached "Lease 2003-B"
(Telephone number) 541-382-7664

Lessor#2, 3, etc.

Arnold Irrigation District
P.O. Box 9220
Bend, OR 97708

The water right to be leased is located in Deschutes County

Lessee (if different than Oregon Water Resources Department):

(Name) Arnold Irrigation District
(Mailing address) P.O. Box 9220
(City, State, Zip Code) Bend, OR 97708
(Telephone number) 541-382-7664

Trustee:

Oregon Water Resources Department
158 12th Street NE
Salem OR 97301
(503) 378-8455

~I~

1.1 Lessor #1 is the owner, or authorized agent for owner of property located at: Township S, Range E, Section and Tax Lot number . If the water right appurtenant to these lands is also appurtenant to lands owned by others, then Attachment 1, (tax lot map of lessor's property) needs to be included.

See attached Lease 2003-B

1.2 Lessor #2 is the (Check one):

- Not applicable
- Official representative of Arnold Irrigation District, the irrigation district which conveys water to the subject water rights.

Another party with an interest in the subject water rights representing _____.

1.3 For the lands being leased, list all water rights appurtenant to the lessor's property. Indicate if there are any supplemental or overlying rights.

Certificate No. 74197 and Supplemental 76714

Are some or all of the lands being leased part of a Conservation Reserve Enhancement Program. Yes No

1.4 **Subject Water Rights.** Lessor proposes to lease the water rights listed in 1.3. The right(s) to be leased are further described as follows:

Certificate No.: 74197 1905 18A

Priority date: 02/01/9905-04/25/1905 Type of use: Domestic

Legal Season of Use: April 1 - October 31

Is the entire water right certificate being leased? Yes No

If no, list the acres to be leased by legal description of township, range, section, and 1/4 1/4 which will be dried up as part of this lease, and include a map (Attachment 2) showing the lands which will not receive water.

See attached "Lease 2003-B"

Place of use: T S, R E, Section , 1/4 1/4 - 1.00 acres to be leased
Enter additional places of use here, using format above:

Page _____ (Identify page number of certificate, if certificate is greater than 10 pages.)

Number of acres being leased, if for irrigation: 1.00

Acre-feet of storage, if applicable: _____

Total rate associated with leased rights (cfs):
Season 1 - 0.01 0.02
Season 2 - 0.02 0.03
Season 3 - 0.03 0.03

per AS De-mail 7-9-03

(Use additional lines if there is more than one rate associated with the water right.)

Total duty associated with leased rights (AF): 15.4

(Use additional lines if there is more than one duty associated with the water right.)

Conditions or other limitations, if any: _____

If you need to enter another leased right, please use the additional water rights form.

1.5 **Validity of Rights.** Lessor(s) attests (mark one) that:

- the water has been used over the past five years according to the terms and conditions of the owner's water right certificate or as an instream water right or
- the water has not been used over the past five years according to the terms and conditions of the owner's water right certificate, however the water right is not subject to forfeiture under ORS 540.610(2)()(include necessary supporting documentation as Attachment 3).

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2.1 **Public Use.** This lease will increase streamflows which will benefit:

- Conservation, maintenance and enhancement of aquatic and fish life, wildlife, and fish and wildlife habitat
- Pollution abatement
- Recreation and scenic attraction

2.2 Instream use created by lease. The instream use to be created is described as follows:

Deschutes River
 Tributary to Columbia River in the Deschutes Basin.

Describe the point of diversion and any associated reach(es) of the instream use being created. If possible list the reach by river mile, if no reach is identified, the lease will be processed to be protected at the point of diversion): Location canal diversion river mile 174.5 to Lake Billy Chinook river mile 120

Total volume in acre-feet: 5.52

Rate in cfs: Season 1 - 0.01cfs

Season 2 - 0.01cfs

Season 3 - 0.02cfs

(Use the section below to indicate a more restrictive period of use than allowed by the water right.)

Conditions to prevent injury, if any:

- None
- The instream flow will be allocated on a daily average basis up to the described rate from April 1 through October 31.
- Other (describe): _____

If you need to enter more instream uses, please use the additional water rights form.

2.3 Term of lease. This lease shall terminate on October 31, 2007.

2.4 Compensation. The Lessor has agreed to lease subject water right for the sum of \$1.00, or other valuable considerations and for the benefit of the state of Oregon.

2.5 Flow protection. The Trustee will regulate use of water from the source, subject to prior appropriation and the agency enforcement guidance, to assure the water is delivered to the point of diversion, and through the reach past junior downstream users, so long as flow is sufficient to meet the demand under priority date of the new instream use (see section 2.2). As part of regulation activities the watermaster or a designee has access to the point of diversion and place of use for the water rights involved in this lease. No party is required to continuously measure the flow of the waterway described in Section 2.2.

2.6 Termination provision.

- For multiyear leases, lessor *shall* have the option of terminating the lease each year, prior to the lease being exercised (February 28, 2003), with 30 day written notice to the Department.
- For multiyear leases, lessor *shall not* have the option of terminating the lease each year, prior to the lease being exercised, with written notice to the Department.

- 3.1 **Accuracy.** The Undersigned Lessor/s, Lessee and Trustee declare that, to the best of their knowledge and belief, the information contained in this lease is true, correct and complete. If after the lease is signed, any information is determined to be false, the lease may be modified or terminated. This lease only exercises the water rights being leased; for the term of the lease; it shall not be construed to overcome any claim that the water right may otherwise be subject to forfeiture for nonuse pursuant to ORS 540.610 during the period of time prior to the execution of the lease.
- 3.2 **Lease.** All Lessors agree to lease the water rights listed in 1.4 for instream use for the term of this Agreement through Lessee to Trustee, the Oregon Water Resources Department, pursuant to the provisions of ORS 537.348(2) and OAR 690-077-0077.
- 3.3 **Precedent.** If a right which has been leased is later proposed to be leased again or transferred to an instream use under ORS 537.348 and OAR 690-077- 0070 or OAR 690-077-0075 a new injury review shall be required, and a prior short term lease shall not set a precedent for the amount of water to be leased or transferred instream.
- 3.4 **Suspension of original use.** During the period of the lease, the owner agrees to suspend use of water allowed under the subject water rights and under any water right that is supplemental to the subject water rights. In the event that a supplemental water right is not part of this lease, it may be subject to forfeiture.

Lessor #1: Shawn Gerdes Date: 6/18/05

For additional Lessors, type in space for signature and date

Lessor #2: Shawn Gerdes Date: 6/18/05
Shawn Gerdes, Secretary-Manager for Arnold Irrigation District

Lessee: Shawn Gerdes Date: 6/18/05

- 3.5 Allocation of water to the instream use described in Section 2.2 during the term of this lease is not reasonably expected to cause injury to other rights to use water from the same source. If injury is found after this lease is signed, the lease may be modified or terminated to prevent injury.

Other Attachments As Needed:

- Attachment 1: Tax Lot Map of Lessor's Property (required if landowner is not the sole landowner to lands for which the subject water rights are appurtenant)
- Attachment 2: Detailed map illustrating lands under subject rights to be leased (required if only part of a right is being leased instream).
- Attachment 3: Supporting documentation indicating why a right is valid and not subject to forfeiture even though the right has not been exercised for five or more consecutive years (required if the second box in Section 1.5 is checked)
- Attachment 4: Split Season Instream Use Form

This table will calculate flow rate factors and duty for the Deschutes River Irrigation Districts instream leases

Decree Rate	cfs/acre			
	Swalley	COI	Arnold	Tumalo
Season 1	0.0120	0.0125	0.0196	0.0125
Season 2	0.0161	0.0167	0.0256	0.0167
Season 3	0.0299	0.0309	0.0481	0.0309
Duty (decree) AF	9.58	9.91	15.42	9.91
	9.6			9.9
(Row 10 only)				
Season 1	0.01			0.01
Season 2	0.02			0.02
Season 3	0.03			0.03

Rates with the loss factor taken out				
Swalley	COI	Arnold	Tumalo	Number of D:
0.0069	0.0069	0.0069	0.0069	61
0.0092	0.0092	0.0090	0.0092	31
0.0170	0.0170	0.0168	0.0170	124
	5.45 COI			1.51
	5.45 af	coi example		1.02
				7.59
				10.13
				9.91
				0.22

Report only values on rows 29 & 32-34 for section 2.2				
	Swalley	COI	Arnold	Tumalo
	Duty			
Season 1	0.8309	0.8318	0.8303	0.8318
Season 2	0.5653	0.5636	0.5518	0.5636
Season 3	4.1911	4.1751	4.1386	4.1751
Totals	5.5873	5.5705	5.5207	5.5705
	AF			
Enter the number of acres here for a total duty calculation ↓				
	5.50			5.57
	and for rate purposes (cfs)			
Season 1	0.01			0.01
Season 2	0.01			0.01
Season 3	0.02			0.02
	gpm			
Season 1	3.1	3.1	3.1	3.1
Season 2	4.1	4.1	4.0	4.1
Season 3	7.7	7.6	7.6	7.6

Additional Information

Section 1.4, (Standard Leasing Form) cont.

Subject Water Rights. Lessor proposes to lease the water rights listed in 1.3.

The right(s) to be leased are further described as follows:

Certificate No.: ~~74197~~ and Supplemental 76714 *2/28/1913 BA*

Priority date: ~~02/01/1905 - 04/25/1905~~ Type of use: Domestic

Legal Season of Use (if not listed on the certificate): April 1 - October 31

Is the entire water right certificate being leased? Yes No

If no, list the acres to be leased by legal description of township, range, section, and 1/4 1/4 which will be dried up as part of this lease, and include a map (Attachment 3) showing the lands which will not receive water.

Place of use: T __ S, R __ E., Section __, __ 1/4 __ 1/4 - 1.00 acres to be leased

Enter additional places of use here, using format above:

Page ____ (Identify page number of certificate, if certificate is greater than 10 pages.)

Number of acres, if for irrigation: 1.0

Acre-feet of storage, if applicable: _____

Rate associated with leased rights (cfs): Season 1 - 0.01

Season 2 - 0.02

Season 3 - 0.03

(Use additional lines if there is more than one rate associated with the water right.)

Duty associated with leased rights (AF): 15.4

(Use additional lines if there is more than one duty associated with the water right.)

Conditions or other limitations, if any: _____

Section 2.2, cont.

Instream use created by lease. The instream use to be created is described as follows:

Deschutes River

Tributary to Columbia River in the Deschutes Basin.

Describe the point of diversion and any associated reach(es) of the instream use being created. If possible list the reach by river mile, if no reach is identified, the lease will be processed to be protected at the point of diversion): _____

Total volume in acre-feet: _____

Rate in cfs: _____

Conditions to prevent injury, if any:

None

The instream flow will be allocated on a daily average basis up to the described rate from April 1 through October 31.

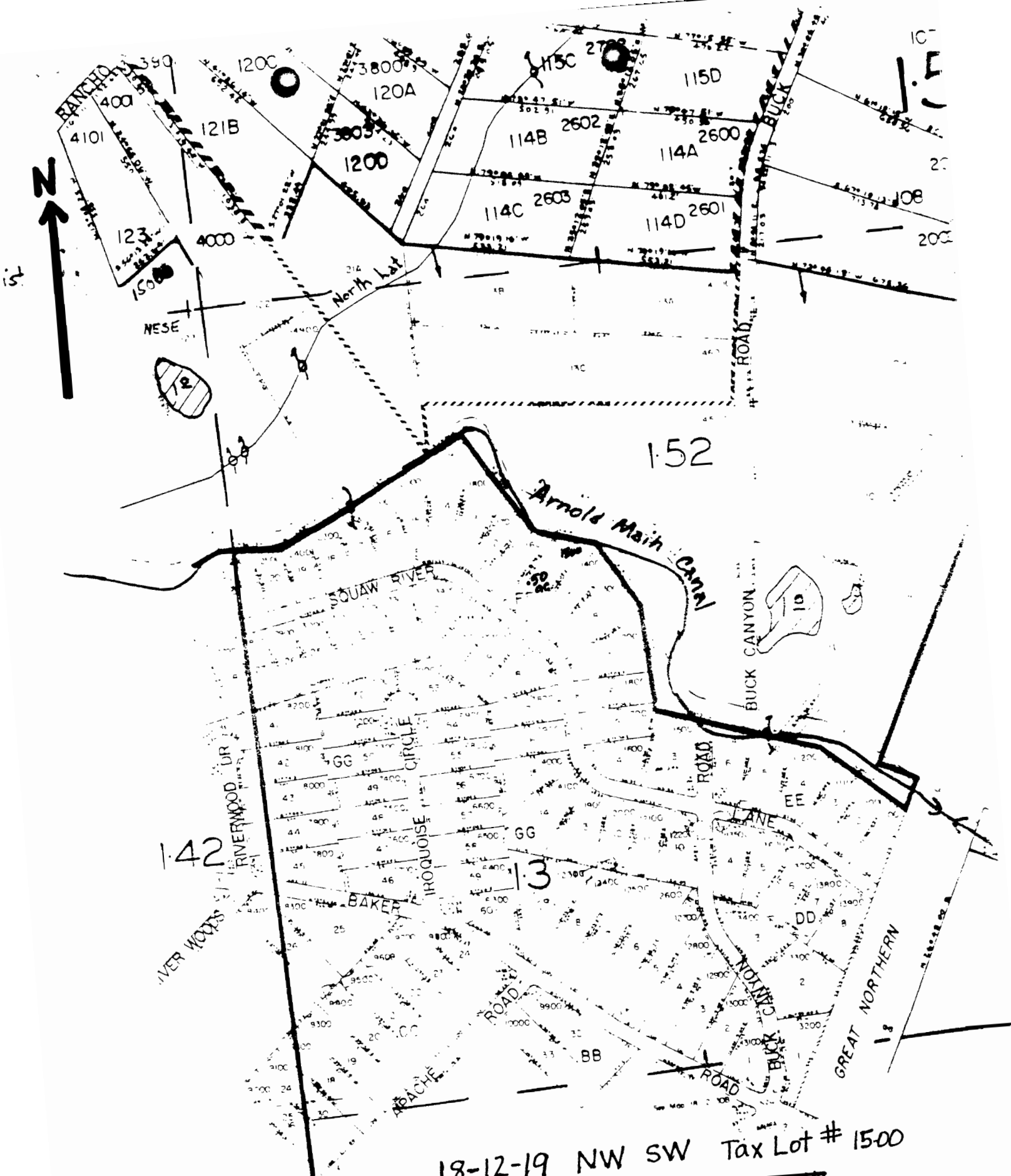
Other (describe): _____

Arnold Irrigation District
Lease 2003-B
Water Leases
1.0 acres
Domestic

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Diversion Location canal diversion river mile 174.5 to Lake Billy Chinook river mile 120

1. 19688 Squaw River Lane, Bend, OR
T 18S, R 12E, Section 19 NW SW, Tax Lot Number 01400
0.50 acres Certificate Page No. 14
2. 19686 Squaw River Lane, Bend, OR
T 18S, R 12E, Section 19 NW SW, Tax Lot Number 01500
0.50 acres Certificate Page No. 14



18-12-19 NW SW Tax Lot # 1500
 Scale 1" = 400'
 Property Leasing Water
 19686 Squaw River Lane, Bend, OR 97702
 Water Being Leased .50 ac.