

Application for a Permit to Use
Groundwater

Received
NOV 06 2025
OWRD



Oregon Water Resources Department
725 Summer Street NE, Suite A
Salem, Oregon 97301-1266
503-986-0900
www.oregon.gov/OWRD

SECTION 1: APPLICANT INFORMATION AND SIGNATURE

Applicant

NAME STEVEN JEWELL, REGISTERED AGENT H.L. CORBETT ESTATES HOME OWNERS ASSOCIATION			PHONE (HM)
PHONE (WK)	CELL		FAX
MAILING ADDRESS 1309 S CORBETT HILL CIRCLE			
CITY PORTLAND	STATE OR	ZIP 97219	E-MAIL* ALL COMMUNICATIONS VIA EMAIL

Organization

NAME H.L. CORBETT ESTATES HOME OWNERS ASSOCIATION			PHONE	FAX
MAILING ADDRESS 1309 S CORBETT HILL CIRCLE			CELL	
CITY PORTLAND	STATE OR	ZIP 97219	E-MAIL* ALL COMMUNICATIONS VIA EMAIL	

Agent – The agent is authorized to represent the applicant in all matters relating to this application.

AGENT / BUSINESS NAME IAN GODWIN, CWRE CWM-H2O, LLC			PHONE	FAX
MAILING ADDRESS 311 B AVENUE, SUITE P			CELL	
CITY LAKE OSWEGO	STATE OR	ZIP 97034	E-MAIL* ALL COMMUNICATIONS VIA EMAIL: igodwin@cwmh2o.com	

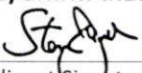
Note: Attach multiple copies as needed

* By providing an e-mail address, consent is given to receive all correspondence from the Department electronically. (Paper copies of the proposed and final order documents will also be mailed.)

By my signature below I confirm that I understand:

- I am asking to use water specifically as described in this application.
- Evaluation of this application will be based on information provided in the application.
- I cannot use water legally until the Water Resources Department issues a permit.
- Oregon law requires that a permit be issued before beginning construction of any proposed well, unless the use is exempt. Acceptance of this application does not guarantee a permit will be issued.
- If I get a permit, I must not waste water.
- If development of the water use is not according to the terms of the permit, the permit can be cancelled.
- The water use must be compatible with local comprehensive land-use plans.
- Even if the Department issues a permit, I may have to stop using water to allow senior water-right holders to get water to which they are entitled.

I (we) affirm that the information contained in this application is true and accurate.


Applicant Signature

Steven Jewell, Treasurer
Print Name and Title if applicable

08/11/2025
Date

Applicant Signature

Print Name and Title if applicable

Date

For Department Use: App. Number: _____

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SECTION 2: PROPERTY OWNERSHIP

Please indicate if you own all the lands associated with the project from which the water is to be diverted, conveyed, and used.

- ☒ YES, there are no encumbrances. (Taxlot 2100 or "Tract A", Attachment 1 - Map)
- ☐ YES, the land is encumbered by easements, rights of way, roads or other encumbrances.
- ☐ NO, I have a recorded easement or written authorization permitting access.
- ☐ NO, I do not currently have written authorization or easement permitting access.
- ☐ NO, written authorization or an easement is not necessary, because the only affected lands I do not own are state-owned submersible lands, and this application is for irrigation and/or domestic use only (ORS 274.040).
- ☐ NO, because water is to be diverted, conveyed, and/or used only on federal lands.

Affected Landowners: List the names and mailing addresses of all owners of any lands that are not owned by the applicant and that are crossed by the proposed ditch, canal or other work, even if the applicant has obtained written authorization or an easement from the owner. (Attach additional sheets if necessary).

*Proposed POU falls only within Taxlot 2100, owned by:
CORBETT, HELEN E EST OF ET AL PROBATE #9412-92107, 1547 S CORBETT HILL CIR

Legal Description: You must provide the legal description of: 1. The property from which the water is to be diverted, 2. Any property crossed by the proposed ditch, canal or other work, and 3. Any property on which the water is to be used as depicted on the map.

FORM No. 501 Oregon Real Estate Publishing Co. Portland, Ore. 97208

BARGAIN AND SALE DEED - STATUTORY FORM

MICHAEL A. McBRILLY

BOOK 1708 PAGE 2041

conveys to **H. L. CORBETT ESTATES HOME OWNERS ASSOCIATION, an Oregon nonprofit corporation,** Grantor.

Grantee, the following real property situated in **Multnomah** County, Oregon, to-wit:

Tract "A", CORBETT ESTATES, in the County of Multnomah and State of Oregon.

This Deed is executed nunc pro tunc as of March 7, 1980, to accomplish the conveyance of title in accordance with the covenants, conditions, easements and restrictions contained in "Declaration of Covenants and Restrictions H. L. Corbett Estates" filed by Grantor, recorded March 7, 1980, in Book 1424, Page 1905, Deed Records, and the Pylawn of H. L. Corbett Estates Home Owners Association recorded March 7, 1980, in Book 1424, Page 1893; Deed Records.

*See also Attachment 2 – Legal Description

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SECTION 3: WELL DEVELOPMENT

WELL NO.	NAME OF NEAREST SURFACE WATER	IF LESS THAN 1 MILE:	
		DISTANCE TO NEAREST SURFACE WATER	ELEVATION CHANGE BETWEEN NEAREST SURFACE WATER AND WELL HEAD
Well-1	Willamette River (to the east)	~2,880 ft	~400 ft lower
	Unnamed tributary of Trion Creek (to the west)	~2,710 ft	~250 ft lower

Please provide any information for your existing or proposed well(s) that you believe may be helpful in evaluating your application. For existing wells, describe any previous alteration(s) or repair(s) not documented in the attached well log or other materials (*attach additional sheets if necessary*).

Well-1 is a proposed well located within the proposed POU. The well will be linked into existing irrigation lines that are installed throughout the POU for watering of green spaces and roadside/entry way landscaping.

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SECTION 3: WELL DEVELOPMENT, continued

Total maximum rate requested: 0.027 cfs (each well will be evaluated at the maximum rate unless you indicate well-specific rates and annual volumes in the table below).

The table below must be completed for each source to be evaluated or the application will be returned. If this is an existing well, the information may be found on the applicable well log. *(If a well log is available, please submit it in addition to completing the table.)* If this is a proposed well, or well-modification, consider consulting with a licensed well driller, geologist, or certified water right examiner to obtain the necessary information.

OWNER'S WELL NAME OR NO.	PROPOSED	EXISTING	WELL ID (WELL TAG)	FLOWING ARTESIAN	CASING DIAMETER	CASING INTERVALS (IN FEET)	PERFORATED OR SCREENED INTERVALS (IN FEET)	SEAL INTERVALS (IN FEET)	MOST RECENT STATIC WATER LEVEL & DATE (IN FEET)	PROPOSED USE			
										SOURCE AQUIFER***	TOTAL WELL DEPTH	WELL- SPECIFIC RATE (GPM)	ANNUAL VOLUME (ACRE-FEET)
Well-1	<input checked="" type="checkbox"/>	<input type="checkbox"/>	N/A	<input type="checkbox"/>	~8"¹	~0-250 ft	NONE	~0-250 ft	~325 ft²	Basalt of Waverly Heights³	~700 ft³	12.1 gpm	5.33 AF

* Licensed drillers are required to attach a Department-supplied Well Tag, with a unique Well ID or Well Tag Number to all new or newly altered wells. Landowners can request a Well ID for existing wells that do not have one. The Well ID is intended to serve as a unique identification number for each well.

** A well log ID (e.g. MARI 1234) is assigned by the Department to each log in the agency's well log database. A separate well log is required for each subsequent alteration of the well.

*** Source aquifer examples: Troutdale Formation, gravel and sand, alluvium, basalt, bedrock, etc.

1. The proposed well construction details are based on local well log information and may change based on site-specific conditions observed during drilling. The depths proposed are maximum depths anticipated.
2. Estimated based on nearby well logs for the same target water-bearing zone.
3. Based on Beeson, Tolan, and Madin, 1989. Basalt of Waverly Heights is older than and distinct from the Columbia River Basalt Group. The unit is estimated to likely exceed 1,000 ft thick in this area.

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For Department Use: App. Number: _____

SECTION 4: SENSITIVE, THREATENED OR ENDANGERED FISH SPECIES PUBLIC INTEREST INFORMATION

This information must be provided for your application to be accepted as complete. The Water Resources Department will determine whether the proposed use will impair or be detrimental to the public interest with regard to sensitive, threatened or endangered fish species if your proposed groundwater use is determined to have the potential for substantial interference with nearby surface waters.

To answer the following questions, use the map provided in [Attachment 3](#) or the link below to determine whether the proposed point of appropriation (POA) is located in an area where the Upper Columbia, the Lower Columbia, and/or the Statewide public interest rules apply.

For more detailed information, click on the following link and enter the TRSQQ or the Lat/Long of a POA and click on "Submit" to retrieve a report that will show which section, if any, of the rules apply:

https://apps.wrd.state.or.us/apps/misc/lkp_trsqq_features/

If you need help to determine in which area the proposed POA is located, please call the customer service desk at (503) 986-0801.

Upper Columbia - OAR 690-033-0115 thru -0130

Is the well or proposed well located in an area where the Upper Columbia Rules apply?

☐ Yes ☒ No

If yes, you are notified that the Water Resources Department will consult with numerous federal, state, local and tribal governmental entities so it may determine whether the proposed use is consistent with the "Columbia River Basin Fish and Wildlife Program" adopted by the Northwest Power Planning Council in 1994 for the protection and recovery of listed fish species. The application may be denied, heavily conditioned, or if appropriate, mitigation for impacts may be needed to obtain approval for the proposed use.

If yes, and if the Department determines that proposed groundwater use has the potential for substantial interference with nearby surface waters:

- I understand that the permit, if issued, will not allow use during the time period April 15 to September 30, except as provided in OAR 690-033-0140.
- I understand that the Department of Environmental Quality will review my application to determine if the proposed use complies with existing state and federal water quality standards.
- I understand that I will install and maintain water use measurement and recording devices as required by the Water Resources Department, and comply with recording and reporting permit condition requirements.

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Lower Columbia - OAR 690-033-0220 thru -0230

Is the well or proposed well located in an area where the Lower Columbia rules apply?

☒ Yes ☐ No

If yes, and the proposed groundwater use is determined to have the potential for substantial interference with nearby surface waters you are notified that the Water Resources Department will determine, by reviewing recovery plans, the Columbia River Basin Fish and Wildlife Program, and regional restoration programs applicable to threatened or endangered fish species, in coordination with state and federal agencies, as appropriate, whether the proposed use is detrimental to the protection or recovery of a threatened or endangered fish species and whether the use can be conditioned or mitigated to avoid the detriment.

If a permit is issued, it will likely contain conditions to ensure the water use complies with existing state and federal water quality standards; and water use measurement, recording and reporting required by the Water Resources Department. The application may be denied, or if appropriate, mitigation for impacts may be needed to obtain approval of the proposed use.

If yes, you will be required to provide the following information, if applicable.

☐ Yes ☒ No The proposed use is for more than **one** cubic foot per second (448.8 gpm) and is not subject to the requirements of OAR 690, Division 86 (Water Management and Conservation Plans).

If yes, provide a description of the measures to be taken to assure reasonably efficient water use: N/A

Statewide - OAR 690-033-0330 thru -0340

Is the well or proposed well located in an area where the Statewide rules apply?

☒ Yes ☐ No

If yes, and the proposed groundwater use is determined to have the potential for substantial interference with nearby surface waters you are notified that the Water Resources Department will determine whether the proposed use will occur in an area where endangered, threatened or sensitive fish species are located. If so, the Water Resources Department, Department of Fish and Wildlife, Department of Environmental Quality, and the Department of Agriculture will recommend conditions required to achieve "no loss of essential habitat of threatened and endangered (T&E) fish species," or "no net loss of essential habitat of sensitive (S) fish species." If conditions cannot be identified that meet the standards of no loss of essential T E fish habitat or no net loss of essential S fish habitat, the agencies will recommend denial of the application unless they conclude that the proposed use would not harm the species.

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SECTION 5: WATER USE

USE	PERIOD OF USE	ANNUAL VOLUME (ACRE-Feet)
Irrigation (<i>landscaping and greenspaces</i>)	Mar 1 – Sep 31	5.33 AF

For irrigation use only:

Please indicate the number of primary, supplemental and/or nursery acres to be irrigated (*must match map*).

Primary: **2.13 Acres** Supplemental: Acres Nursery Use: Acres

If you listed supplemental acres, list the Permit or Certificate number of the underlying primary water right: *N/A*

Indicate the maximum total number of acre-feet you expect to use in an irrigation season: **5.33 AF**

- If the use is **municipal or quasi-municipal**, attach **Form M** *N/A*
- If the use is **domestic**, indicate the number of households: *N/A*
(**Exempt Uses:** Please note that 15,000 gallons per day for single or group **domestic** purposes and 5,000 gallons per day for a single **industrial or commercial** purpose are exempt from permitting requirements.)
- If the use is **mining**, describe what is being mined and the method(s) of extraction (*attach additional sheets if necessary*): *N/A*

SECTION 6: WATER MANAGEMENT

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A. Diversion and Conveyance

What equipment will you use to pump water from your well(s)?

- ☒ Pump (give horsepower and type): **TBD (likely a 2-3 HP submersible)**
☐ Other means (describe):

Provide a description of the proposed means of diversion, construction, and operation of the diversion works and conveyance of water.

-The Applicant intends to drill a new supply well at location. A submersible pump will likely pump into an above-ground storage tank(s) for use in the irrigation system.

B. Application Method

What equipment and method of application will be used? (e.g., drip, wheel line, high-pressure sprinkler)

-In-ground sprinkler system (existing)

C. Conservation

Please describe why the amount of water requested is needed and measures you propose to: prevent waste; measure the amount of water diverted; prevent damage to aquatic life and riparian habitat; prevent the discharge of contaminated water to a surface stream; prevent adverse impact to public uses of affected surface waters.

-The Applicant will only use irrigation from the proposed well when weather conditions require it. The rate and method of application will be managed to avoid overwatering and runoff from the place of use.

SECTION 7: PROJECT SCHEDULE

- a) Date construction will begin: **Late 2026**
- b) Date construction will be completed: **Early 2027**
- c) Date beneficial water use will begin: **Summer 2027**

SECTION 8: RESOURCE PROTECTION

In granting permission to use water the state encourages, and in some instances requires, careful control of activities that may affect adjacent waterway or streamside area. See instruction guide for a list of possible permit requirements from other agencies. Please indicate any of the practices you plan to undertake to protect water resources.

- ☒ Water quality will be protected by preventing erosion and run-off of waste or chemical products.
Describe: *-The rate and method of application will be managed to avoid overwatering and runoff from the place of use.*

- ☒ Excavation or clearing of banks will be kept to a minimum to protect riparian or streamside areas.
Note: If disturbed area is greater than one acre, applicant should contact the Oregon Department of Environmental Quality to determine if a 1200C permit is required.
Describe planned actions and additional permits required for project implementation: *-There is no excavation proposed as part of this permit or use.*

- ☐ Other state and federal permits or contracts required and to be obtained, if a water right permit is granted:
List: **N/A**

SECTION 9: WITHIN A DISTRICT

- ☒ Check here if the point of appropriation (POA) or place of use (POU) are located within or served by an irrigation or other water district.

Water District Name	Address	
H.L. Corbett Estates HOA (Applicant)	1309 S Corbett Hill Circle	
City	State	Zip
Portland	OR	97219

Water District Name	Address	
Palatine Hill Water District	15800 SW Upper Boones Ferry Road, Suite 200A	
City	State	Zip
Lake Oswego	OR	97035

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SECTION 10: REMARKS

Use this space to clarify any information you have provided in the application (*attach additional sheets if necessary*).

- *The Applicant is proposing irrigation use for watering of landscaping and green spaces. The rate of application and overall usage of water is anticipated to be much lower than for agricultural crop irrigation over the same area.*

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Minimum Requirements Checklist

Minimum Requirements (OAR 690-310-0040, OAR 690-310-0050 & ORS 537.140)

Include this checklist with the application

Check that each of the following items is included. The application will be returned if all required items are not included. If you have questions, please call the Water Rights Customer Service Group at (503) 986-0900.

Please submit the original application and signatures to the Water Resources Department. Applicants are encouraged to keep a copy of the completed application.

- ☒ SECTION 1: Applicant Information and Signature
- ☒ SECTION 2: Property Ownership
- ☒ SECTION 3: Well Development
- ☒ SECTION 4: Sensitive, Threatened or Endangered Fish Species Public Interest Information
- ☒ SECTION 5: Water Use
- ☒ SECTION 6: Water Management
- ☒ SECTION 7: Project Schedule
- ☒ SECTION 8: Resource Protection
- ☒ SECTION 9: Within a District
- ☒ SECTION 10: Remarks

Include the following additional items:

- ☒ Land Use Information Form with approval and signature of local planning department (*must be an original*) or signed receipt. **(Attachment 3)**
- ☒ Provide the legal description of: (1) the property from which the water is to be diverted, (2) any property crossed by the proposed ditch, canal or other work, and (3) any property on which the water is to be used as depicted on the map. **(Attachment 2)**
- ☒ Fees - Amount enclosed: **\$3,885**
See the Department's Fee Schedule at www.oregon.gov/owrd or call (503) 986-0900.
- ☒ Map that includes the following items: **(Attachment 1)**
 - ☒ Permanent quality and drawn in ink
 - ☒ Even map scale not less than 4" = 1 mile (example: 1" = 400 ft, 1" = 1320 ft, etc.)
 - ☒ North Directional Symbol
 - ☒ Township, Range, Section, Quarter/Quarter, Tax Lots
 - ☒ Reference corner on map
 - ☒ Location of each diversion, by reference to a recognized public land survey corner (distances north/south and east/west)
 - ☒ Indicate the area of use by Quarter/Quarter and tax lot identified clearly.
 - ☒ Number of acres per Quarter/Quarter and hatching to indicate area of use if for primary irrigation, supplemental irrigation, or nursery
 - ☐ Location of main canals, ditches, pipelines or flumes (if well is outside of the area of use) **N/A**

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Water-Use Permit Application Processing

1. Completeness Determination

The Department evaluates whether the application and accompanying map contain all of the information required under OAR 690-310-0040 and OAR 690-310-0050. The Department also determines whether the proposed use is prohibited by statute. If the Department determines that the application is incomplete, all fees have not been paid, or the use is prohibited by statute, the application and all fees submitted are returned to the applicant.

2. Initial Review

The Department reviews the application to determine whether water is available during the period requested, whether the proposed use is restricted or limited by rule or statute, and whether other issues may preclude approval of or restrict the proposed use. An Initial Review (IR) containing preliminary determinations is mailed to the applicant. The applicant has 14 days from the mailing date to withdraw the application from further processing and receive a refund of all fees paid minus \$310. The applicant may put the application on hold for up to 180 days and may request additional time if necessary.

3. Public Notice

Within 7 days of the mailing of the initial review, the Department gives [public notice](#) of the application in the weekly notice published by the Department at www.oregon.gov/owrd. The public comment period is 30 days from publication in the weekly notice.

4. Proposed Final Order Issued

The Department reviews any comments received, including comments from other state agencies related to the protection of sensitive, threatened or endangered fish species. Within 60 days of completion of the IR, the Department issues a Proposed Final Order (PFO) explaining the proposed decision to deny or approve the application. A PFO proposing approval of an application will include a draft permit, and may request additional information or outstanding fees required prior to permit issuance.

5. Public Notice

Within 7 days of issuing the PFO, the Department gives public notice in the weekly notice. Notice includes information about the application and the PFO. Protest must be received by the Department within 45 days after publication of the PFO in the weekly notice. Anyone may file a protest. The protest filing fee is \$480.00 for the applicant and \$950.00 for non-applicants. Protests are filed on approximately 10 percent of Proposed Final Orders. If a protest is filed the Department will attempt to settle the protest but will schedule a contested case hearing if necessary.

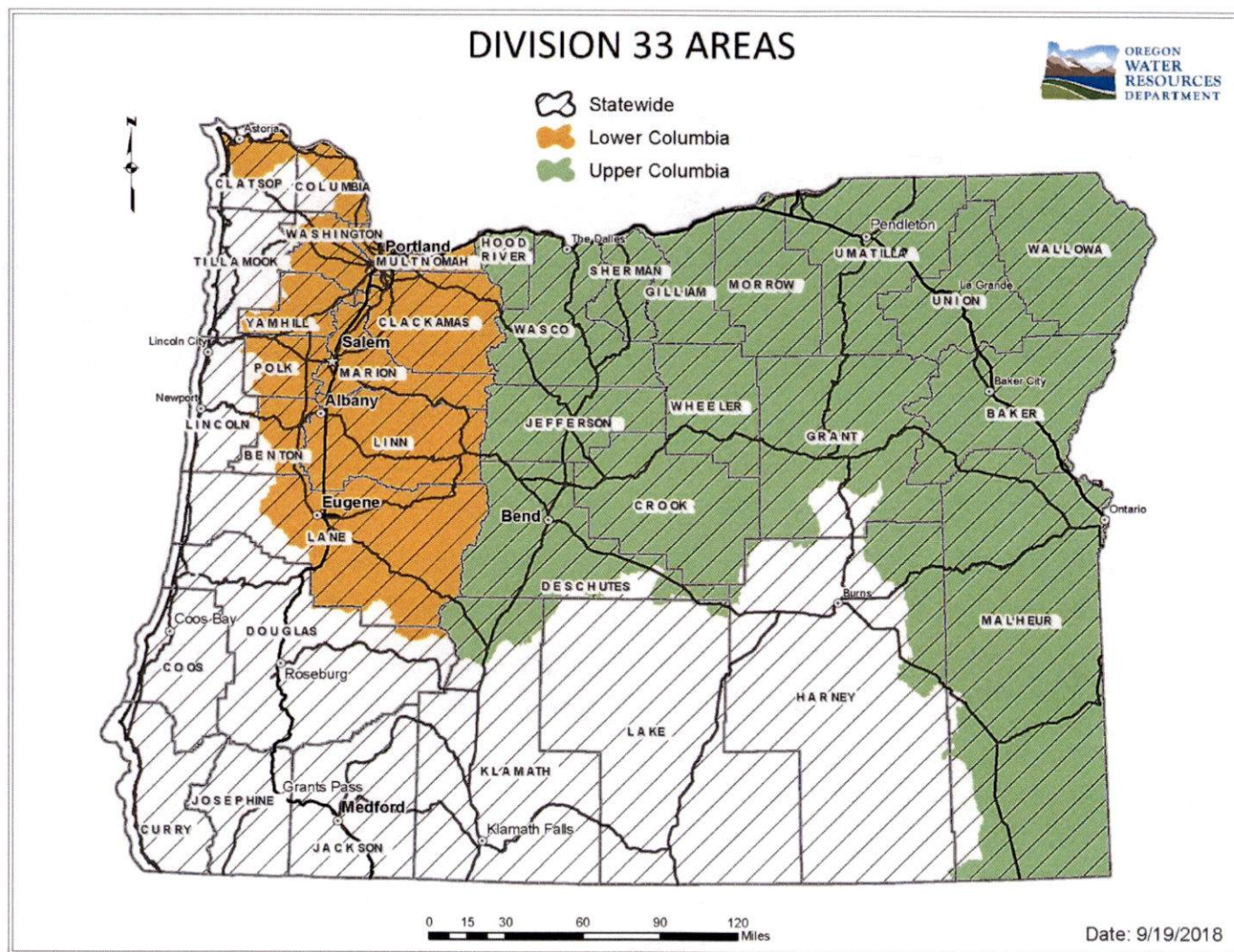
6. Final Order Issued

If no protests are filed, the Department can issue a Final Order within 60 days of the close of the period for receiving protest. If the application is approved, a permit is issued. The permit specifies the details of the authorized use and any terms, limitations or conditions that the Department deems appropriate

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Figure 1: Map of Division 33 Areas



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For more detailed information, click on the following link and enter the TRSQQ or the Lat/Long of a POA and click on "Submit" to retrieve a report that will show which section, if any, of the Division 33 rules apply: https://apps.wrd.state.or.us/apps/misc/lkp_trsqq_features/

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BARGAIN AND SALE DEED—STATUTORY FORM
INDIVIDUAL GRANTOR

MICHAEL A. MCNEILLY

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Grantor.

conveys to H. L. CORBETT ESTATES HOME OWNERS ASSOCIATION, an Oregon nonprofit corporation,

Grantee, the following real property situated in

Multnomah

County, Oregon, to-wit:

Tract "A", CORBETT ESTATES, in the County of Multnomah and State of Oregon.

This Deed is executed nunc pro tunc as of March 7, 1980, to accomplish the conveyance of title in accordance with the covenants, conditions, easements and restrictions contained in "Declaration of Covenants and Restrictions H. L. Corbett Estates" filed by Grantor, recorded March 7, 1980, in Book 1424, Page 1905, Deed Records, and the Pylawn of H. L. Corbett Estates Home Owners Association recorded March 7, 1980, in Book 1424, Page 1893; Deed Records.

The true consideration for this conveyance is \$0.00. (Here comply with the requirements of ORS 93.930)
This Deed is executed nunc pro tunc as of March 7, 1980, to accomplish the above-described purposes.

Dated this 17th day of November, 1983, nunc pro tunc March 7, 1980.

Michael A. McNeilly

STATE OF OREGON, County of Multnomah, ss.
Personally appeared the above named MICHAEL A. MCNEILLY

November 17th, 1983

and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: Betty O. Oregon
Notary Public for Oregon—My commission expires: August 2, 1985

(OFFICIAL SEAL)

BARGAIN AND SALE DEED

Michael A. McNeilly
H. L. Corbett Estates Home GRANTOR
Owners Association, c/o Dr. MARVIN
Marvin H. Goldberg, 01547 S.W. Corbett
Hill Circle, Portland, OR 97219

After recording return to:

Paul R. Meyer
KOBIN & MEYER, P.C.
Suite 800, 610 S.W. Alder Street
Portland, Oregon 97205

NAME ADDRESS, ZIP

Until a change is requested, all tax statements
shall be sent to the following address:

H. L. Corbett Estates Home Owners
Association, c/o Dr. & Mrs. Marvin
H. Goldberg, 01547 S.W. Corbett
Hill Circle, Portland, OR 97219

NAME ADDRESS, ZIP

STATE OF OREGON

SEAL OF MULTNOMAH COUNTY
I, Notary Public for the State of Oregon, do hereby certify that the within instrument was duly executed by the person or persons named therein, and that the same is a true and correct copy of the original as recorded in the office of the County of Multnomah, Oregon.

1983 NOV 28 PM 4:30
RECORDING SECTION
MULTNOMAH CO. OREGON

Book 1708 Page 2041
Notary of Oregon
Betty O. Oregon

NOV 28 1983

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CURVE DATA

BLOCK	LOT(S)	RADIUS	ARC	DELTA	CHORD
1	2	111.00	26.44	13° 38' 45"	26.37
1	2	129.00	133.43	59° 15' 45"	127.56
1	2-3	271.00	94.60	20° 00' 00"	94.12
1	2	271.00	25.01	05° 17' 15"	25.00
1	3	271.00	69.59	14° 42' 45"	69.40
1	4	60.00	31.65	30° 13' 14"	31.28
1	6	109.34	38.75	20° 18' 15"	38.55
1	6-7	171.00	100.80	35° 46' 18"	99.55
1	6	171.00	50.40	16° 53' 18"	50.22
1	7	171.00	50.40	16° 53' 17"	50.22
1	7	100.00	41.28	25° 39' 00"	40.99
1	7-8	240.00	142.07	33° 55' 00"	140.00
1	7	240.00	23.74	05° 40' 00"	23.73
1	8	240.00	118.33	28° 15' 00"	117.14
1	8-9	175.00	121.43	39° 45' 20"	119.00
1	8	175.00	106.45	34° 51' 00"	104.81
1	9	175.00	14.98	04° 24' 20"	14.98
1	10	275.00	71.50	18° 09' 20"	71.00
2	1	280.00	162.51	35° 15' 17"	160.24
2	1	140.00	57.79	23° 39' 00"	57.38
2	1-266	68.00	123.67	104° 22' 28"	107.44
2	1	68.00	61.17	51° 32' 13"	59.12
2	2	68.00	20.40	17° 11' 06"	20.32
2	2	68.00	42.31	35° 39' 09"	41.63
2	11-12	90.00	49.86	31° 44' 30"	49.22
2	11	90.00	13.76	08° 45' 42"	13.75
2	12	90.00	36.10	22° 58' 48"	35.86
2	12	229.00	79.94	20° 00' 00"	79.53

H.L. CORBETT ESTATES

IN THE N1/2, SE1/4, SEC. 34 & NW1/4, SW1/4, SEC. 35, T1S, R1E, W.M.,
MULTNOMAH COUNTY OREGON

BEING A RE-PLAT OF BLOCKS 26, 27 & 80 AND
A PORTION OF BLOCKS 67, 77, 79 AND 81 "PALATINE HILL NO. 3"
(WHICH IS A RE-PLAT OF BLKS. 26, 27, 28 AND PART OF BLKS. 25, 29 & 67 "PALATINE")
AND A RE-PLAT OF A PORTION OF BLKS. 38, 39 & 40 "ABERNETHY HEIGHTS"
SCALE: 1" = 100'
JULY 1979

NOTES

- 1) 0 Denotes 5/8 inch iron rod found unless otherwise noted.
- 2) * Denotes 5/8 by 30 inch iron rebar set
- 3) Bearing basis and reference survey
- 4) Deed restrictions were recorded _____ 19 _____ in book _____ page _____
- 5) * Denotes 3/4 inch iron pipe found.
- 6) A blanket easement over all of Tract "A", common property, is granted to "Palatine Hill" Water District and the Riverdale Dunthorpe Service District No. 1 for unlimited access and the construction and maintenance of utilities therein.

SURVEYOR'S CERTIFICATE

I, Vaughn W. Cochran, being first duly sworn, depose and say that I have correctly surveyed and marked with proper monuments the lands represented on the attached plat of "H.L. Corbett Estates"; that at the initial point of the survey I did set a 2 inch by 36 inch galvanized iron pipe, 6 inches below the surface of the ground at a point which bears S 01° 45' 35" W, 252.75 feet from the east & Corner of Section 34, T1S, R1E, Willamette Meridian, Multnomah County, Oregon; thence S 35° 33' E, 140.77 feet along the westerly right of way line of 36" Military Road to a 3/4 inch iron pipe; thence continuing along said right of way S 65° 10' E, 133.57 feet to a 3/4 inch iron pipe and S 33° 13' E, 67.04 feet to a 3/4 inch iron pipe; thence leaving said right of way S 52° 53' 30" W, 266.38 feet to a 5/8 inch iron rod; thence west 30.0 feet to a 5/8 inch iron rod; thence S 89° 37' W, 100.0 feet to a 3/4 inch iron rod; thence S 0° 03' 45" W, 125 feet from and parallel to the centerline of the now vacated Mears Avenue, a distance of 325.46 feet to a 5/8 inch iron rod; thence N 89° 15' E, 43.60 feet to a 5/8 inch iron rod; thence S 64° 56' E, 54.66 feet to a 5/8 inch iron rod; thence S 39° 52' E, 35.90 feet to a 5/8 inch iron rod; thence N 89° 38' 27" E, 9.01 feet to a railroad spike set in the centerline of Mears Ave. (now vacated); thence south 65.0 feet to a 1/2 inch iron pipe 2 inches below the road surface, which is also the northeast corner of Lot 3, Block 114, Dunthorpe; thence S 89° 38' W, along the south line of Abernethy Heights a distance of 25.0 feet to a 5/8 inch iron rod at the west line of Mears Avenue (now vacated); thence N 0° 00' E, 37.5 feet along the easterly side of a stone wall to an angle point therein marked by a brass screw; thence N 39° 52' W, 40.0 feet to a 5/8 inch iron rod; thence on chords described as follows: N 64° 56' W, 40.0 feet to a 5/8 inch iron rod; thence S 89° 15' W, 50 feet to a 5/8 inch iron rod; thence S 73° 15' W, 50 feet to a 5/8 inch iron rod; thence S 54° 26' W, 50 feet to a 5/8 inch iron rod; thence S 71° 24' W, 100 feet to a 5/8 inch iron rod; thence S 77° 35' W, 50 feet to a 5/8 inch iron rod; thence S 89° 38' W, 27 feet to a 5/8 inch iron rod; thence south 4.15 feet to a point at the southwest corner of Lot 39 Abernethy Heights; thence S 89° 38' W, 704 feet, more or less, to a 5/8 inch iron rod; thence north 237.88 feet to a 1/2 inch iron pipe at the northeast corner of a parcel deeded in Book 1149 at page 363, dated February 28, 1947, in Multnomah County deed records; thence northwesterly along the arc of a 157.71 foot radius curve right (non tangent) through a central angle of 9° 50' 52" a distance of 27.11 feet to a 1/2 inch iron pipe; thence N 29° 00' W, 279.63 feet to a 3/4 inch iron pipe, at the southwest corner of the Davies parcel as recorded February 28, 1947 in Book 1149 at page 367, Multnomah County deed records; thence N 53° 35' E, 253.0 feet and N 85° 18' E, 215.55 feet along the south line of said Davies parcel to a 3/4 inch iron pipe; thence S 0° 09' E, 89.27 feet to a 5/8 inch iron rod at the southwest corner of Buell parcel as recorded April 2, 1956 in Book 1776 at page 384, Multnomah County deed records; thence N 89° 41' 30" E, 215.0 feet along the south line of said Buell parcel to a 5/8 inch iron rod; thence N 3° 09' E, 40.0 feet to a 5/8 inch iron rod at the southwest corner of the Beebe parcel as recorded September 25, 1956 in Book 1807 at page 180, Multnomah County deed records; thence S 80° 18' 16" E, 217.67 feet along the south line of said Beebe parcel to a 3/4 inch iron pipe; thence N 89° 37' E, 400.0 feet along the north line of Lot 40, Abernethy Heights to a point in the centerline of Mears Ave. (now vacated); thence north along said centerline 67.88 feet to the point of beginning. Reference is made to County Survey No. 42899 and hereby made a part hereof.

The attached map is a true and correct representation of the lots, and tracts as staked on the ground with 5/8 X 30 inch rebar at all lot corners, curve points.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Vaughn W. Cochran

OREGON
NOVEMBER 11, 1980
VAUGHN W. COCHRAN
516

Subscribed and sworn before me this
9 Day of August 19 79
Notary public for the State of Oregon
My commission expires: 12-7-81

Corrected Per Affidavit of Correction
Recorded in Book 1873, Page 2354
Date 12/18/81 Records of Multnomah
County, Oregon

Alan M. Young

I certify that this is an
exact copy of the plat of
"H.L. Corbett Estates"

Received
OCT 21 2025
OWRD

SEAL

SIDE 1 OF 2

1212
55-56
11-21-79

H-O-1

DECLARATION

KNOW ALL PEOPLE BY THESE PRESENT: THAT MICHAEL A MCNEILLY IS THE CONTRACT PURCHASER AND GEORGE F. PATTEN, JR., AND FIRST NATIONAL BANK OF OREGON, AS TRUSTEES FOR HENRY L. AND KATHERINE C. CORBETT, AND ALSO HELEN E. CORBETT, ROSINA C. MORGAN, AND ALFRED H. CORBETT, ARE THE TITLE OWNERS AND CONTRACT SELLERS OF THE LANDS IN "CORBETT ESTATES" IN THE N4, SE4, SECTION 34 AND THE NW4, SW4, SECTION 35, T1S, R1E, W.M., MULTNOMAH COUNTY, OREGON AS SHOWN ON THE ANNEXED MAP AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREUNTO ATTACHED AND HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO LOTS AND TRACTS AS SHOWN ON THE PLAT AND TO BE HEREBY DEDICATED "CORBETT ESTATES".

George F. Patten, Jr.
GEORGE F. PATTEN, JR., TRUSTEE

James M. Wilson
JAMES M. WILSON, VICE PRESIDENT
FIRST NATIONAL BANK OF OREGON

Lloyd O. Randall
LLOYD O. RANDALL, TRUST OFFICER
FIRST NATIONAL BANK OF OREGON

Henry L. Corbett
HENRY L. CORBETT

Katherine C. Corbett
KATHERINE C. CORBETT

STATE OF OREGON S.S.
COUNTY OF MULTNOMAH
THIS IS TO CERTIFY THAT ON THIS 13TH DAY OF AUGUST, 1979, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED MICHAEL REISS, WHO ACKNOWLEDGED TO ME THAT HE IS THE IDENTICAL PERSON WHO EXECUTED THE DECLARATION ON BEHALF OF ROSINA C. MORGAN, WHO IS NAMED THEREIN, THAT HE EXECUTED THE SAME FREELY AND VOLUNTARILY PURSUANT TO A POWER OF ATTORNEY GIVEN HIM BY THE SAID ROSINA C. MORGAN AND DULY RECORDED IN THE PUBLIC RECORDS OF SAID COUNTY AND STATE. IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND NOTARIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN.



John P. Bledsoe
NOTARY PUBLIC, STATE OF OREGON
MY COMMISSION EXPIRES: FEB. 6, 1981

Helen E. Corbett
HELEN E. CORBETT
Rosina C. Morgan
by *Michael Reiss* atty in fact
ROSINA C. MORGAN

Alfred H. Corbett
ALFRED H. CORBETT
Michael A. McNeilly
MICHAEL A. MCNEILLY,
CONTRACT PURCHASER

H.L.CORBETT ESTATES

ACKNOWLEDGEMENTS

STATE OF OREGON S.S.
COUNTY OF MULTNOMAH

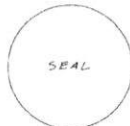
THIS IS TO CERTIFY THAT ON THIS 7 DAY OF August, 1979, BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED MICHAEL A. MCNEILLY WHO ACKNOWLEDGED TO ME THAT HE IS THE CONTRACT PURCHASER NAMED IN THE DECLARATION AND HE EXECUTED THE SAME FREELY AND VOLUNTARILY IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND NOTORIAL SEAL THE DAY AND YEAR LAST ABOVE WRITTEN



John P. Bledsoe
NOTARY PUBLIC FOR THE STATE OF OREGON
DECEMBER 7, 1981
MY COMMISSION EXPIRES

STATE OF OREGON S.S.
COUNTY OF MULTNOMAH

THIS IS TO CERTIFY THAT ON THIS 13TH DAY OF AUGUST, 1979, BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED JAMES M. WILSON, AND LLOYD O. RANDALL TRUST OFFICERS FOR THE FIRST NATIONAL BANK OF OREGON, AND GEORGE F. PATTEN, JR. AS TRUSTEES FOR HENRY L. AND KATHERINE C. CORBETT AND ALSO APPEARED HELEN E. CORBETT, AND ALFRED H. CORBETT, WHO ACKNOWLEDGED TO ME THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE DECLARATION AND THEY EXECUTED THE SAME FREELY AND VOLUNTARILY IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND NOTORIAL SEAL THE DAY AND YEAR LAST WRITTEN ABOVE.



John P. Bledsoe
NOTARY PUBLIC FOR THE STATE OF OREGON
FEBRUARY 6, 1981
MY COMMISSION EXPIRES

STATE OF OREGON S.S.
COUNTY OF MULTNOMAH

THIS IS TO CERTIFY THAT ON THIS 13TH DAY OF AUGUST, 1979, BEFORE ME, A NOTARY PUBLIC, IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED HENRY L. CORBETT AND KATHERINE C. CORBETT, WHO ACKNOWLEDGED TO ME THAT THEY ARE THE IDENTICAL PERSONS NAMED IN THE DECLARATION AND THEY EXECUTED THE SAME FREELY AND VOLUNTARILY IN TESTIMONY WHEREOF I HAVE HEREUNTO SET MY HAND AND NOTORIAL SEAL THE DAY AND YEAR LAST WRITTEN ABOVE.



John P. Bledsoe
NOTARY PUBLIC FOR THE STATE OF OREGON
FEBRUARY 6, 1981
MY COMMISSION EXPIRES

APPROVALS

APPROVED 13 NOVEMBER 1979
HEARINGS COUNCIL
MULTNOMAH COUNTY, OREGON

BY *Garry E. Martin*
FOR BOBBY E. BOUNEFF
CHAIRMAN

APPROVED NOVEMBER 15th 1979
COUNTY ENGINEER
MULTNOMAH COUNTY, OREGON
BY *R. J. Bennett* for
O. J. DORRIS

APPROVED November 19 1979

James P. Wilcox
BOARD OF COUNTY COMMISSIONERS
MULTNOMAH COUNTY, OREGON

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS PROVIDED BY O.R.S. 92-095 HAVE BEEN PAID AS OF November 21, 1979

JAMES P. WILCOX
DIRECTOR, DIV. OF ASSESSMENT & TAXATION
MULTNOMAH COUNTY, OREGON
BY *James P. Wilcox*
DEPUTY

ATTEST:
COUNTY RECORDING OFFICE
MULTNOMAH COUNTY, OREGON
BY *J. Thonnet*
DEPUTY
Nov. 21, 1979

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OCT 21 2025
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SIDE 2 OF 2

1212
55-56
11-21-79

HO-1

Land Use Information Form

Attachment 3



Attachment 2: Land Use Information Form

Oregon Water Resources Department

725 Summer Street NE, Suite A

Salem, Oregon 97301-1266

(503) 986-0900

www.oregon.gov/OWRD

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NOTE TO APPLICANTS

In order for your application to be processed by the Oregon Water Resources Department (OWRD), this Land Use Information Form must be completed by a local government planning official in the jurisdiction(s) where your water right will be diverted, conveyed, used, and developed. The planning official may choose to complete the form while you wait or return the "Receipt Acknowledging Request for Land Use Information" to you. Applications received by OWRD without the Land Use Information Form, or the signed receipt, will be returned to you. **IMPORTANT:** Please note that while OWRD can accept a signed receipt as part of intake for an application for a new permit to use or store water, a completed Land Use Information Form is required for OWRD's acceptance of all other applications. Please be aware that your application cannot be approved without land use approval.

This form is **NOT** required if:

- 1) Water is to be diverted, conveyed, and used on federal lands only; **OR**
- 2) The application is for a water right transfer, allocation of conserved water, exchange, permit amendment, or ground water registration modification, and all of the following apply:
 - a. The existing and proposed water use is located entirely within lands zoned for exclusive farm-use or within an irrigation district;
 - b. The application involves a change in place of use only;
 - c. The change does not involve the placement or modification of structures, including but not limited to water diversion, impoundment, distribution facilities, water wells and well houses; and
 - d. The application involves irrigation water uses only.

NOTE TO LOCAL GOVERNMENTS

The person presenting the attached Land Use Information Form is applying for a new water right or modifying an existing water right. The Oregon Water Resources Department (OWRD) requires applicants to obtain land use information to ensure the water right does not result in land uses that are incompatible with your comprehensive plan. Please complete the form and return it to the applicant for inclusion in their application. **NOTE:** For new water right applications only, if you are unable to complete this form while the applicant waits, you may complete the "Receipt Acknowledging Request for Land Use Information" and return it to the applicant.

You will receive notice via OWRD's weekly Public Notice once the applicant formally submits their request to OWRD. The notice will give more information about OWRD's water right process and provide additional comment opportunities. If you previously only completed the receipt for an application for a new permit to use or store water, you will have 30 days from the Public Notice date to complete the Land Use Information Form and return it to OWRD. Your attention to this request for information is greatly appreciated. If you have questions concerning this form, please contact OWRD's Customer Service Group at 503-986-0900 or WRD_DL_customerservice@water.oregon.gov.

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Received

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OCT 21 2025

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Land Use Information Form

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NOV 06 2025
OWRD



Oregon Water Resources Department
725 Summer Street NE, Suite A
Salem, Oregon 97301-1266
(503) 986-0900
www.oregon.gov/OWRD

Received
OCT 21 2025

NAME H.L. Corbett Estates HOA (Steven Jewell, Registered Agent)			PHONE OWRD		
MAILING ADDRESS 1039 S Corbett Hill Circle					
CITY Portland		STATE OR	ZIP 97219	EMAIL	

A. Land and Location

Please include the following information for all tax lots where water will be diverted (taken from its source), conveyed (transported), and/or used or developed. Applicants for municipal use, or irrigation uses within irrigation districts, may substitute existing and proposed service-area boundaries for the tax-lot information requested below.

Township	Range	Section	¼ ¼	Tax Lot #	Plan Designation (e.g., Rural Residential/RR-5)	Water to be:			Proposed Land Use:
1S	1E	34	NESE	2100	R20	<input checked="" type="checkbox"/> Diverted	<input checked="" type="checkbox"/> Conveyed	<input checked="" type="checkbox"/> Used	R20
1S	1E	35	NWSW	2100	R20	<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input checked="" type="checkbox"/> Used	R20
						<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input type="checkbox"/> Used	
						<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input type="checkbox"/> Used	

List all counties and cities where water is proposed to be diverted, conveyed, and/or used or developed:

- Multnomah County
- City of Portland

NOTE: A separate Land Use Information Form must be completed and submitted for each county and city, as applicable.

B. Description of Proposed Use

Type of application to be filed with the Oregon Water Resources Department:

- ☒ Permit to Use or Store Water ☐ Water Right Transfer ☐ Permit Amendment or Ground Water Registration Modification
☐ Limited Water Use License ☐ Exchange of Water ☐ Allocation of Conserved Water

Source of water: ☐ Reservoir/Pond ☒ Ground Water ☐ Surface Water (name) _____

Estimated quantity of water needed: 0.027 ☒ cubic feet per second ☐ gallons per minute ☐ acre-feet

Intended use of water: ☒ Irrigation ☐ Commercial ☐ Industrial ☐ Domestic for household(s)
 ☐ Municipal ☐ Quasi-Municipal ☐ Instream ☐ Other _____

Briefly describe:

The Applicant proposes the use of a groundwater well for irrigation of landscaping and green spaces within the HOA service area.

Note to applicant: For new water right applications only, if the Land Use Information Form cannot be completed while you wait, please have a local government representative sign the receipt on the bottom of page 4 and include it with the application filed with the Oregon Water Resources Department.

See Page 4 ➔

Received

OCT 21 2025

OWRD

For Local Government Use Only

The following section must be completed by a planning official from each county and city listed unless the project will be located entirely within the city limits. In that case, only the city planning agency must complete this form. This deals only with the local land use plan. Do not include approval for activities such as building or grading permits.

Please check the appropriate box below and provide the requested information

- ☒ Land uses to be served by the proposed water use(s), including proposed construction, are allowed outright or are not regulated by your comprehensive plan. Cite applicable ordinance section(s): 33.110.100&Table110-1
- ☐ Land uses to be served by the proposed water use(s), including proposed construction, involve discretionary land-use approvals as listed in the table below. (Please attach documentation of applicable land-use approvals which have already been obtained. Record of Action/land-use decision and accompanying findings are sufficient.) **If approvals have been obtained but all appeal periods have not ended, check "Being Pursued."**

Type of Land-Use Approval Needed (e.g., plan amendments, rezones, conditional-use permits, etc.)	Cite Most Significant, Applicable Plan Policies & Ordinance Section References	Land-Use Approval:	
		<input type="checkbox"/> Obtained <input type="checkbox"/> Denied	<input type="checkbox"/> Being Pursued <input type="checkbox"/> Not Being Pursued
		<input type="checkbox"/> Obtained <input type="checkbox"/> Denied	<input type="checkbox"/> Being Pursued <input type="checkbox"/> Not Being Pursued
		<input type="checkbox"/> Obtained <input type="checkbox"/> Denied	<input type="checkbox"/> Being Pursued <input type="checkbox"/> Not Being Pursued
		<input type="checkbox"/> Obtained <input type="checkbox"/> Denied	<input type="checkbox"/> Being Pursued <input type="checkbox"/> Not Being Pursued

Local governments are invited to express special land use concerns or make recommendations to the Oregon Water Resources Department regarding this proposed use of water in the box below or on a separate sheet.

Name: Katie Moore Title: City Planner II

Signature: *Katie Moore* Date: 10/13/25

Governmental Entity: City of Portland, Oregon Phone: 503-865-6429

Receipt Acknowledging Request for Land Use Information

Note to Local Government Representative:

Please complete this form and return it to the applicant. **For new water right applications only**, if you are unable to complete this form while the applicant waits, you may complete this receipt and return it to the applicant. If you sign the receipt, you will have 30 days from the date of OWRD's Public Notice of the application to submit the completed Land Use Information Form to Oregon Water Resources Department. Please note while OWRD can accept a signed receipt as part of intake for an application for a new permit to use or store water, a completed Land Use Information Form is required for all other applications.

Applicant Name: _____

Staff Name: _____ Title: _____

Staff Signature: _____ Date: _____

Governmental Entity: _____ Phone: _____

Received

OWRD



November 4, 2025

Oregon Water Resources Department
Attn: *Water Rights Services Division*
725 Summer St. NE Ste A
Salem, Oregon 97301

Received
NOV 06 2025
OWRD

RE: APPLICATION FOR GROUNDWATER PERMIT

Dear OWRD Staff,

Please find accompanying this letter an application for a new Permit to Use Groundwater submitted on behalf of H.L. Corbett Estates HOA (Applicant). The application package is accompanied by a check for the review fee (\$3,885, Check #3540). This application was originally received by OWRD on October 21, 2025, but was returned due to the need for a map scale correction. The correction and several other notes regarding the application have been addressed in this resubmitted application package.

The application proposes the use of a proposed point of appropriation (POA) for irrigation of 2.13 acres of landscaping and green spaces within the HOA boundary. The proposed POA will produce water from the Basalt of Waverly Heights Aquifer.

Please let us know if there are any issues with processing the application or map, any of the supplementary attachments, or if you have questions regarding the information included therein. Thank you for your assistance.

Sincerely,

CwM H2O, L.L.C.

A handwritten signature in blue ink that reads "Ian Godwin".

Ian Godwin, CWRE