Application for a Permit to Use

Ground Water



Oregon Water Resources Department 725 Summer Street NE, Suite A Salem, Oregon 97301-1266 (503) 986-0900 www.wrd.state.or.us

SECTION 1: APPLICANT INFORMATION AND SIGNATURED

Applicant Information			_ a w 2011	
AME		OC	T 17 2011	PHONE (HM)
RAIG WILLIAMS, MANAGER		WATER RESOURCES DEP		
HONE (WK)	CE	LL SAI	EM, OREGON	FAX
07-479-1233				
DDRESS				
551 OAK AVENUE	om . ==		D.M.W.	
CITY St. Helena	STATE	ZIP	E-MAIL	A NEW
I. HELENA	CA	94574	CWILLIAMS@NETWIZ	NEI
Organization Information				
NAME			PHONE	FAX
(Novo, LLC			707-479-1233	rax.
ADDRESS			101 177 1233	CELL
551 OAK AVENUE				CODE
CITY	STATE	ZIP	E-MAIL	
ST. HELENA	CA	94574	CWILLIAMS@NETWIZ	NET
Agent Information – The agent is	authorized to repre	sent the ap	plicant in all matters rela	ating to this application.
AGENT / BUSINESS NAME	<u> </u>		PHONE	FAX
	RIGHT ENGINEERIN	G, INC.	503-363-9225	503-363-1051
ADDRESS				CELL
2613 12TH STREET SE				
CITY	STATE	1	E-MAIL	
SALEM Note: Attach multiple copies as	OR	97302	JEANNE@BOATWRIGH	TENGR.COM
the use is exempt. Acce If I get a permit, I must If development of the w The water use must be of	r specifically as d cation will be bas ly until the Water at a permit be issu ptance of this app not waste water. vater use is not acc compatible with le issues a permit, I	lescribed in red on info r Resource led before plication do cording to local comp	rmation provided in the segment issues a beginning construction oes not guarantee a petthe terms of the permarehensive land-use plant.	permit. on of any proposed well, unlestermit will be issued. nit, the permit can be cancelled
I (we) affirm that the inf	ight Jea	nne Boatw	s application is true a right, agent tle if applicable	October 13, 2011 Date
Applicant Signature	Prin	t Name and til	tle if applicable	Date
	F	or Departm	nent Use	
App. No. 67-17	49U Perm	it No	Date	a

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		
	⊠ T	there are no encumbrances.
	□ T	his land is encumbered by easements, rights of way, roads or other encumbrances.
□ No		
	□ I	have a recorded easement or written authorization permitting access.
	□ I	do not currently have written authorization or easement permitting access.
	\square W	Vritten 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).
		Water is to be diverted, conveyed, and/or used only on federal lands.
List the	name	es and mailing addresses of all affected landowners (attach additional sheets if necessary).

SECTION 3: WELL DEVELOPMENT

		IF LESS T	HAN 1 MILE:
WELL NO.	NAME OF NEAREST SURFACE WATER	DISTANCE TO NEAREST SURFACE WATER	ELEVATION CHANGE BETWEEN NEAREST SURFACE WATER AND WELL HEAD
POD A	Unnamed Stream trib to Winslow Gulch	980'	+140

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).

POD A will be a pipe system collecting groundwater from farm tiles for storage during the approved season.

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SECTION 3: WELL DEVELOPMENT, CONTINUED

Source (aquifer), if known: POD A -drain tiles in Winslow Gulch basin

Total maximum rate requested: 9 AF (each well will be evaluated at the maximum rate unless you indicate well-specific rates and annual volumes in the table

right examiner. Complete the table below. If this is an existing well, the following 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

POD A	OWNER'S WELL NAME OR NO.	
\boxtimes	PROPOSED	
	EXISTING	
NA	WELL ID (WELL TAG) NO.* OR WELL LOG ID**	
	FLOWING ARTESIAN	
NA	CASING DIAMETER	
NA	CASING INTERVALS (IN FEET)	
NA	PERFORATED OR SCREENED INTERVALS (IN FEET)	
NA	SEAL INTERVALS (IN FEET)	
NA	MOST RECENT STATIC WATER LEVEL & DATE (IN FEET)	
Drain tiles in Winslow Gulch Basin	SOURCE AQUIFER***	PRO
N	TOTAL WELL DEPTH	PROPOSED USE
NA	WELL- SPECIFIC RATE (GPM)	USE
9.0	ANNUAL VOLUME (ACRE-FEET)	
	NA NA NA NA NA Winslow Gulch NA NA Basin	WELL TAG) SE SE SOR SE

existing wells that do not have one. The Well ID is intended to serve as a unique identification number for each well 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

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SALEM, OREGON

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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.

SECTION 4: WATER USE

USE	PERIOD OF USE	ANNUAL VOLUME (ACRE-FEET)
Irrigation	March 1- October 31	9.0
Storage	November 1- June 30	9.0

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.

For irrigation use only:

Please indicate the number of primary and supplemental acres to be irrigated (must match map).

Primary: 31.4 Acres

Supplemental: 0 Acres

List the Permit or Certificate number of the underlying primary water right(s): na

Indicate the maximum total number of acre-feet you expect to use in an irrigation season: 9.0

- If the use is municipal or quasi-municipal, attach Form M
- If the use is domestic, indicate the number of households: na

If the use is **mining**, describe what is being mined and the method(s) of extraction: <u>na</u>

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SECTION 5: WATER MANAGEMENT

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A. Diversion and Conveyance

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

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□ Pump (give horsepower and type): for irrigation - centrifugal with hp to be determined for drip irrigation system

☑ Other means (describe): <u>for storage collection - gravity flow from field tiles</u>

Provide a description of the proposed means of diversion, construction, and operation of the diversion works and conveyance of water. <u>During the storage season water will be collected from the field tile system and piped to the reservoir</u>. <u>During the irrigation season water will be pumped from the reservoir to the vineyard and applied by drip irrigation</u>.

B. Application Method

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

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.

9.0 af is the maximum the site will hold. It will provide sufficient water to establish and maintain the proposed vineyard. Waste will be prevented by using drip application and the drain tiles will continually recycle the water applied as irrigation back to storage for re-application during the irrigation season. The amount of water diverted will be measured by a staff gage. No aquatic life or riparian area are involved. The area is already an upland farmed field. If necessary, small amounts of organic fertilizers may be applied at appropriate absorption rates so as to not cause run-off. Small amounts of organic mildew inhibitors may be applied directly to the leaves and would not contaminate soils. No activities are contemplated that would adversely impact public use of surface waters.

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Revised 3/4/2010 Ground Water/6 WR

SECTION 6: STORAGE OF GROUND WATER IN A RESERVOIR

If you would like to store ground water in a reservoir, complete this section (if more than one reservoir, reproduce this section for each reservoir).

Reservoir name: X Novo Reservoir Acreage inundated by reservoir: 0.86 acres

Use(s): irrigation

Volume of Reservoir (acre-feet): 9.0 Dam height (feet, if excavated, write "zero"): 14.8'

Note: If the dam height is greater than or equal to 10.0' above land surface **AND** the reservoir will store 9.2 acre feet or more, engineered plans and specifications must be approved prior to storage of water.

SECTION 7: USE OF STORED GROUND WATER FROM THE RESERVOIR

If you would like to use stored ground water from the reservoir, complete this section (if more than one reservoir, reproduce this section for each reservoir).

Annual volume (acre-feet): 9.0

USE OF STORED GROUND WATER	PERIOD OF USE
Irrigation	March 1-October 31

SECTION 8: PROJECT SCHEDULE

Date construction will begin: Permit date

Date construction will be completed: Permit date + 6 years

Date beneficial water use will begin: Permit date + 1 year

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SECTION 9: REMARKS

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

The farm tiles and vineyard planting will occur in phased sections, adding about 5 acres every two years until full build-out is achieved..

Land Use Information Form



Oregon Water Resources Department 725 Summer Street NE, Suite A Salem, Oregon 97301-1266 (503) 986-0900 www.wrd.state.or.us

Applicant(s): X NOVO, LLC Craig Williams, manager

Mailing Address: 1551 Oak Avenue

City: St. Helena

State: <u>CA</u>

Zip Code: 94574

Daytime Phone: 707-479-1233

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	1/4 1/4	Tax Lot#	Plan Designation (e.g., Rural Residential/RR-5)		Water to be:		Proposed Land Use:
<u>7S</u>	<u>3W</u>	7	NW-NE	208	AG/ EFU	☑ Diverted		☑ Used	Vineyard
<u>7S</u>	<u>3W</u>	7	SW-NE	208	AG/EFU	Diverted	☑ Conveyed	☑ Used	Vineyard
<u>7S</u>	<u>3W</u>	7	NW-NE	208	AG/EFU	□ Diverted	Conveyed	☑ Used	Storage
						Diverted	Conveyed	Used	

List all counties and cities where water is proposed to be di	verted, conveyed, and/or used or developed:
Polk County	RECEIVED
	OCT 17 2011
B. Description of Proposed Use	WATER RESOURCES DEP SALEM, OREGON
Type of application to be filed with the Water Resources De ☐ Permit to Use or Store Water ☐ Limited Water Use License ☐ Allocation of Conserved	Permit Amendment or Ground Water Registration Modification
Source of water: Reservoir/Pond Ground Water	Surface Water (name)
Estimated quantity of water needed: 9.0	feet per second gallons per minute acre-feet
Intended use of water:	☐ Industrial ☐ Domestic for household(s) al ☐ Instream ☐ Other Storage
Briefly describe:	
Water will be collected from the farm tile system	during the allowed storage season and applied
to the vineyard by means of drip irrigation durin	g the irrigation season

Note to applicant: If the Land Use Information Form cannot be completed while you wait, please have a local government representative sign the receipt at the bottom of the next page and include it with the application filed with the Water Resources Department.

See bottom of Page 3. \rightarrow

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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 be	elow and provide the requested info	<u>rmation</u>	
∠ Land uses to be served by the proposed water your comprehensive plan. Cite applicable or	er uses (including proposed construction) are a rdinance section(s): PCZO 136.0300	allowed outrigh	t or are not regulated by
	mentation of applicable land-use approvals wompanying findings are sufficient.) If approve	hich have alrea	dy been obtained.
Type of Land-Use Approval Needed (e.g., plan amendments, rezones, conditional-use permits, etc.)	Cite Most Significant, Applicable Plan Policies & Ordinance Section References	Lan	d-Use Approval:
pennia, etc.)		Obtained Denied	☐ Being Pursued ☐ Not Being Pursued
		☐ Obtained ☐ Denied	☐ Being Pursued ☐ Not Being Pursued
		☐ Obtained ☐ Denied	☐ Being Pursued ☐ Not Being Pursued
		☐ Obtained ☐ Denied	☐ Being Pursued ☐ Not Being Pursued
		☐ Obtained ☐ Denied	☐ Being Pursued ☐ Not Being Pursued
Tama Carla	Tu. 8/4	100	
Name: Jerry Sorte	Title: <u>flanni</u> Phone: <u>50362</u>) locanay	10/10/1
Government Entity: POL Contact	Phone: <u>50 3 62 3</u>	5 743/ Dat	te: <u>/U//%/ / /</u>
0			
Note to local government representative: Pleasign the receipt, you will have 30 days from the Form or WRD may presume the land use associated the second sec	e Water Resources Department's notice date to	return the com	pleted Land Use Inform comprehensive plans.
Receipt	for Request for Land Use Inform	ation	· Zamid
Applicant name:	anna eer illielli		
City or County: Staff contact:		RECI	EIVED

Phone: _____ Date: ____OCT 17 2011

NATER RESOURCES DEP SALEM, OREGON

Signature:

Minimum Requirements Checklist

Minimum Requirements (OAR 690-310-0040, OAR 690-310-0050 & ORS 537.615)

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.

\bowtie	SECTION 1: applicant information and signature	BASE	1000
\boxtimes	SECTION 2: property ownership	1st cfs	250
\boxtimes	SECTION 3: well development	9.0 AF STORE 9.0 AF APPR	225 225
\boxtimes	SECTION 4: water use	(,0)	81700
\boxtimes	SECTION 5: water management	RECEIVED	
\boxtimes	SECTION 6: storage of groundwater in a reservoir		
\boxtimes	SECTION 7: use of stored groundwater from the reservoir	OCT 17 2011	
\boxtimes	SECTION 8: project schedule	WATER RESOURCES DEPT SALEM, OREGON	

Attachments:

 \boxtimes

 \boxtimes

 \boxtimes

Other farm tile area

SECTION 9: remarks

Permanent quality and drawn in ink

\boxtimes	Land Use Information Form with approval and signature (must be an original) or signed receipt
	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. Example: A copy of the deed, land sales contract or title insurance policy.
\boxtimes	Fees - Amount enclosed: \$1700 See the Department's Fee Schedule at www.oregon.gov/owrd or call (503) 986-0900.

Provide a map and check that each of the following items is included:

~_3	
\boxtimes	Even map scale not less than 4" = 1 mile (example: 1" = 400 ft, 1" = 1320 ft, etc.)
\boxtimes	North Directional Symbol
\boxtimes	Township, Range, Section, Quarter/Quarter, Tax Lots
\boxtimes	Reference corner on map
\boxtimes	Location of each well, and/or dam if applicable, by reference to a recognized public land survey corner (distances north/south and east/west). Each well must be identified by a unique name and/or number.
\boxtimes	Indicate the area of use by Quarter/Quarter and tax lot clearly identified
\boxtimes	Number of acres per Quarter/Quarter and hatching to indicate area of use if for primary irrigation, supplemental irrigation, or nursery
\boxtimes	Location of main canals, ditches, pipelines or flumes (if well is outside of the area of use)

Revised 3/4/2010 Ground Water/2 WR G-17494

Oregon Department of Water Resources Water Rights Section 725 Summer Street NE, Suite A Salem, Oregon 97301

Re: Water Rights Applications

Polk County Tax Lot 7.3.7 00208

3285 Gibson Road

Salem OR

I authorize Jeanne Boatwright and Corbey Boatwright, CWRE, to be my agents with regards to various water rights on the above referenced parcel.

Craig Williams, manger

X NOVO, LLC 1551 Oak Avenue

St. Helena California, 94574

ph: 707-479-1233

OCT 17 2011

WATER RESOURCES DES
SALEM, OREGON

LEGAL DESCRIPTION

Beginning at a point in the center of County Road No. 732, said point being 1896.38 feet South and 736.02 feet East of the North quarter corner of Section 7, Township 7 South, Range 3 West of the Willamette Meridian in Polk County, Oregon, said point being the Southeast corner of that certain tract of land conveyed to the State Highway Commission in deed recorded December 11, 1956, in Book 162, Page 487, Deed Records for Polk County, Oregon; thence North 1 ° 11' 45" East along the Easterly line of said State Highway commission tract a distance of 852.74 feet to the Northeast corner of said State highway Commission tract; thence North 79 ° 42' 30" West along the Northerly boundary of said State Highway Commission tract; thence North 79 ° 42' 30" West along the Northeast corner of said State Highway Commission tract; thence North a distance of 890 feet to the North corner of said Section; thence South 89 ° 27' East a distance of 1270 feet to a point; said point being the Northwest corner of that certain tract conveyed to Jack L. Larsen, et, us by deed recorded September 10, 1974 in Book 62, Page 636, Book of Records for Polk County, Oregon; thence South 02 ° 45' West along the Westerly line of said Larsen tract a distance of 1881.00 feet to the Southwest corner of said Larsen Tract; thence North 89 ° 27 ' West a distance of 600 feet to the place of beginning.

Save and Except:

Beginning at a point in the center of County Road No. 732 in Section 7, Township 7 South, Range 3 West of the Willarmette Meridian in Polk County, Oregon, said point being the Southeast corner of that certain tract of land conveyed to the State Highway Commission by deed recorded December 11, 1956 in Book 162, Page 487, of the Deed Records for Polk County, Oregon, and running thence North 00 ° 48' 14" East along the East line of said State Highway Commission tract, a distance of 467.13 feet to a 5/8" iron rod; thence North 66 ° 53' 34" East, a distance of 568.71 feet to a 5/8" iron rod on the Westerly line of that certain tract of land conveyed to Jack L. Larsen by deed recorded September 10, 1974 by deed recorded in Book of Records 62, Page 636, of the Records for Polk county, Oregon; thence South 03 ° 17' 40" East along said westerly line, a distance of 691.35 feet to the Southwest corner of said Larsen Tract; thence South 89 ° 59' 33" West, a distance of 569.37 feet to the point of beginning.

TOGETHER WITH:

A 40 foot wide easement being 20 feet on both sides of the following described centerline; Beginning at a point on the north line of that tract of land conveyed to Daniel E. Lundy and Jennifer A. Lundy, husband and wife by Warranty Deed recorded in warranty deed 2004-011492, Polk county deed records;

Said point of beginning being 30 feet South 79°42'30" East of the northwest corner of said Lundy parcel which is approximately 900 feet southerly of the North quarter corner of Section 7, Township 7 South, Range 3 West, Willamette Meridian, Polk County, Oregon;

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thence South 00°20'00" East 114.00 feet; thence South 10°20'00" East 124.00 feet; thence South 34°30'00" East 185.00 feet; thence South 18°30'00" West 70.00 feet; thence South 18°30'00" East 45.00 feet; thence South 00°20'00" East 45.00 feet; thence South 33°10'00" East 45.00 feet; thence South 09°00'00" West 48.00 feet; thence South 56°00'00" West 32.00 feet; thence South 74°00'00" West 88.00 feet; thence South 74°00'00" West 32.00 feet; thence South 50°00'00" West 32.00 feet; thence South 50°00'00" West 32.00 feet; thence South 50°00'00" West 38.00 feet; thence South 50°00'00" West 38.00 feet; thence South 38°00'00" West 35 feet more or less to the center of County Road 7302 (Gibson Road) as constructed to the terminus of the easement.
```



RECORDING REQUESTED BY:
Fidelity National Title Company of Oregon

GRANTOR'S NAME: Mussman Trust

GRANTEE'S NAME: X Novo, LLC

SEND TAX STATEMENTS TO: X Novo, LLC 1551 Oak Ave St Helena, CA 94574

AFTER RECORDING RETURN TO: Same as above

Escrow No: FT100025556-FTMWV01

RECORDED IN POLK COUNTY Valerie Unger, County Clerk

2010-010239



\$51.00

10/20/2010 02:14:26 PM

REC-WD Cnt=1 Stn=1 K. WILLIAMS \$10,00 \$10,00 \$11.00 \$15.00 \$5.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Drucilla Ann Bass Sioop as trustees(s) of the Blanche D Mussman Revocable Trust under Agreement dated August 26, 2004, Grantor, conveys and warrants to

X Novo, LLC, a California limited liability company, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Polk, State of Oregon:

SEE LEGAL DESCRIPTION ATTACHED HERETO

Subject to and excepting:

Current taxes, assessments, reservations in patents, and all agreements, easements, right-of-way, encumbrances, liens, setback lines, reservations, powers of special districts, covenants, conditions and restrictions as may appear of record.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$442,500.00. (See ORS 93.030)

DATED: October /9 , 2010

Drucilla Ann Bass Sloop, as trustees of the Blanche D Mussman Revocable Trust under Agreement

dated August 26, 2004

Drucilla Ann Bass Sloop Trustee

State of OREGON, COUNTY of

August 26, 2005.

Notary Public - State of Oregon
My commission expires: 9-28-14

OFFICIAL SEAL
ROBBIE SUE ERION
NOTARY PUBLIC - OREGON
COMMISSION NO. 451926
MY COMMISSION EXPIRES SEPTEMBER 28, 2014

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