



Oregon

John A. Kitzhaber, MD, Governor

Water Resources Department

North Mall Office Building

725 Summer Street NE, Suite A

Salem, OR 97301-1271

503-986-0900

FAX 503-986-0904

August 22, 2014

HOLLIS LAND AND TIMBER LLC
13984 CHELSEA DR
LAKE OSWEGO, OR 97035

Reference: File S-87986

Dear Applicant:

**THIS IS NOT A PERMIT AND IS
SUBJECT TO CHANGE AT THE NEXT PHASE OF PROCESSING.**

This letter is to inform you of the preliminary analysis of your water-use permit application and to describe your options. In determining whether an application may be approved, the Department must consider the factors listed below, all of which must be favorable to the proposed use if it is to be allowed. Based on the information you have supplied, the Water Resources Department has made the following preliminary determinations:

Initial Review Determinations:

1. The application proposed the use of 100.0 acre feet (AF) of water from Hollis Reservoir, to be constructed under Application R-87985, tributary of Bryan Creek, for irrigation of 278.6 acres March 1 through October 31 of each year.

In addition, the application proposed the diversion of 1.0 cubic foot per second (CFS) of water from an unnamed stream, tributary of Bryan Creek, for year-round pond maintenance of Hollis Reservoir.

2. The proposed use is not prohibited by law or rule except where otherwise noted below.
3. The use of water from Hollis Reservoir, tributary of Bryan Creek, for irrigation March 1 through October 31, and the diversion of water from an unnamed stream, tributary of Bryan Creek, for year-round pond maintenance is allowable under the Willamette Basin Program.
4. Stored water from Hollis Reservoir is available for further appropriation, contingent upon the approval of Application R-87985.
5. Surface water is available in the amount and for the full period requested.
6. The application indicated primary irrigation of 280.0 acres but the map indicated 278.6 acres. Please clarify the total number of acres, and provide a revised map, if appropriate, by Thursday, September 25, 2014. If you need additional time, you may send a written request for up to 180 days. **If we do not receive clarification and/or a revised map or a hold request by this date, the Department will proceed with the acreage shown on the map.**

Summary of Initial Determinations

The use of 100.0 AF of water from Hollis Reservoir, to be constructed under Application R-87985, tributary of Bryan Creek, for irrigation of 278.6 acres March 1 through October 31 is allowable, contingent upon the approval of Application R-87985.

The diversion of 1.0 CFS of water from an unnamed stream, tributary of Bryan Creek, for year-round pond maintenance is allowable.

Because of these favorable determinations, the Department can now move your application to the next phase of the water-rights application review process, where public interest factors will be evaluated.

Please reference the application number when sending any correspondence regarding the conclusions of this initial review. Comments received within the comment period will be evaluated at the next phase of the process.

To Proceed With Your Application:

If you choose to proceed with your application, you do not have to notify the Department. Your application will automatically be placed on the Department's Public Notice to allow others the opportunity to comment. After the comment period the Department will complete a public interest review and issue a Proposed Final Order.

Withdrawal Refunds:

If you choose not to proceed, you may withdraw your application and receive a refund (minus a \$225 processing charge per application). To accomplish this you must notify the Department in writing by **Friday, September 5, 2014**. For your convenience you may use the enclosed "STOP PROCESSING" form.

If A Permit Is Issued It Will Likely Include The Following Conditions:

1. Measurement devices, and recording/reporting of annual water use conditions:
 - A. Before water use may begin under this permit, the permittee shall install a totalizing flow meter, or other suitable measuring device as approved by the Director, at each point of diversion. The permittee shall maintain the device in good working order.
 - B. The permittee shall allow the watermaster access to the device; provided however, where any device is located within a private structure, the watermaster shall request access upon reasonable notice.
 - C. The permittee shall keep a complete record of the volume of water diverted each month, and shall submit a report which includes water-use measurements to the Department annually or more frequently as may be required by the Director. Further, the Director may require the permittee to report general water-use information, including the place and nature of use of water under the permit.
 - D. The Director may provide an opportunity for the permittee to submit alternative measuring and reporting procedures for review and approval.

2. You may be required to install fish screens at the point of diversion to meet Oregon Department of Fish and Wildlife specifications for adequate protection of aquatic life.

This initial review does not attempt to address various public interest issues such as sensitive, threatened, or endangered fish species. These issues will be addressed as the Department reviews comments from the public and other agencies, and prepares a Proposed Final Order. You should be aware that, if significant public interest issues are found to exist, such a finding could have an impact on the eventual outcome of your application.

The water source identified in your application may be affected by an Agricultural Water Quality Management Area Plan. These plans are developed by the Oregon Department of Agriculture (ODA) with the cooperation of local landowners and other interested stakeholders, and help to ensure that current and new appropriations of water are done in a way that does not adversely harm the environment. You are encouraged to explore ODA's Water Quality Program web site at http://www.oregon.gov/ODA/NRD/water_agplans.shtml to learn more about the plans and how they may affect your proposed water use.

If you have any questions:

Feel free to call me at 503-986-0816 if you have any questions regarding the contents of this letter or your application. Please have your application number available if you call. General questions about water rights and water use permits should be directed to our customer service staff at 503-986-0801. When corresponding by mail, please use this address: Kim French-Gorski, Oregon Water Resources Department, 725 Summer St NE Ste A, Salem OR 97301-1266. Our fax number is 503-986-0901.

Sincerely,



Kim French-Gorski
Water Right Application Caseworker

enclosures: Application Process Description and Stop Processing Request Form

S-87986
WAB 2-182
POU 2-182
GW

APPLICATION FACT SHEET

Application File Number: S-87986

Applicant: HOLLIS LAND AND TIMBER LLC

County: Yamhill

Watermaster: 16

Priority Date: June 11, 2014

Sources: HOLLIS RESERVOIR, TO BE CONSTRUCTED UNDER APPLICATION R-87985,
AND AN UNNAMED STREAM, TRIBUTARIES OF BRYAN CREEK

Use: IRRIGATION OF 278.6 ACRES, AND POND MAINTENANCE

Quantity: 100.0 ACRE FEET AND 1.0 CUBIC FOOT PER SECOND

Basin Name & Number: Willamette, #2

Stream Index Reference: Volume 18 SPRING CR & MISC

Point of Diversion: NWNW, SECTION 35, T2S, R3W, W.M.; 1370 FEET SOUTH AND 340
FEET EAST FROM NW CORNER, SECTION 35

Place of Use:

NW $\frac{1}{4}$ SW $\frac{1}{4}$ 4.4 ACRES
SW $\frac{1}{4}$ SW $\frac{1}{4}$ 33.4 ACRES
SE $\frac{1}{4}$ SW $\frac{1}{4}$ 18.3 ACRES
SW $\frac{1}{4}$ SE $\frac{1}{4}$ 15.8 ACRES
SECTION 26

SE $\frac{1}{4}$ SE $\frac{1}{4}$ 11.5 ACRES
SECTION 27

NE $\frac{1}{4}$ NE $\frac{1}{4}$ 20.5 ACRES
SE $\frac{1}{4}$ NE $\frac{1}{4}$ 13.9 ACRES
SECTION 34

NE $\frac{1}{4}$ NE $\frac{1}{4}$ 0.4 ACRE
NW $\frac{1}{4}$ NE $\frac{1}{4}$ 24.9 ACRES
NE $\frac{1}{4}$ NW $\frac{1}{4}$ 40.1 ACRES
NW $\frac{1}{4}$ NW $\frac{1}{4}$ 33.1 ACRES
SW $\frac{1}{4}$ NW $\frac{1}{4}$ 25.8 ACRES
SE $\frac{1}{4}$ NW $\frac{1}{4}$ 36.5 ACRES
SECTION 35

TOWNSHIP 2 SOUTH, RANGE 3 WEST, W.M.

14 DAY STOP PROCESSING DEADLINE DATE: Friday, September 5, 2014

PUBLIC NOTICE DATE: Tuesday, August 26, 2014

30 DAY COMMENT DEADLINE DATE: Thursday, September 25, 2014

Mailing List for IR Copies

Application #S-87986

IR Date: August 22, 2014

Original and map mailed to applicant:

HOLLIS LAND AND TIMBER LLC, 13984 CHELSEA DR, LAKE OSWEGO, OR 97035

SENT VIA EMAIL:

1. WRD - Watermaster # 16
2. ODFW
3. DEQ

Copies Mailed By: _____ (SUPPORT STAFF) on: _____ (DATE)
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Copies sent to:

1. WRD - Water Availability: Shawn Turner

IR, Map, and Fact Sheet Copies sent to:

2. WRD - File # R-87985
3. Department of Agriculture

Copies sent to Other Interested Persons (CWRE, Agent, Well Driller, Commenter, etc.)

1. Eric Urstadt, Stuntzner Engineering & Forestry, LLC, 2137 19th Ave, Forest Grove OR 97116

Caseworker: Kim French-Gorski

COPYSHT.IR

APPLICATION PROCESS DESCRIPTION FOR GROUNDWATER, SURFACE WATER AND REGULAR RESERVOIR APPLICATIONS

In order to take and use the waters of Oregon, a citizen must first obtain a permit from the Water Resources Department. The water must be used for beneficial purpose - without waste. To become well-informed about water right topics, weekly public notice, forms and fees please visit our web site at www.wrd.state.or.us

1. *Pre-application considerations*

- follow instructions in the application packet
- if you have questions about completing an application or would like to arrange a pre-application conference contact the Department's Water Rights Information Group (WRIG) at 503-986-0801

2. *Application filing*

- application with fee is received by the Department
- Department determines completeness of application
- if use is not allowed by statute (ORS 538), the application and fees are returned to the applicant
- incomplete application and fees are returned to the applicant
- only a complete application receives a tentative priority date, is assigned a caseworker, and moves forward for processing

3. *Initial Review (IR)*

- caseworker reviews application by considering basin plans, water availability, statutory restrictions and all other appropriate factors
- caseworker sends IR report to applicant
- contact the caseworker if you have questions about the IR
- seven days after date of the IR, it is included in Department's weekly Public Notice
- public comments must be submitted within 30 days after the Public Notice
- **administrative hold** may be requested in writing by applicant

4. *Proposed Final Order (PFO)*

- caseworker evaluates application against required criteria and develops draft permit, if appropriate
- PFO includes instructions for filing of protests
- caseworker considers public comments and mails PFO to applicant
- the PFO is included in Department's weekly Public Notice
- public protests to the PFO must be submitted within 45 days after the Public Notice

Stop Processing deadline is within 14 days of Initial Review - use the form below

- applicant may request no further action and fee refund of all but \$225

STOP PROCESSING REQUEST FOR GROUNDWATER, SURFACE WATER AND REGULAR RESERVOIR APPLICATIONS

Applicant notification to withdraw Water Right Application # _____

After reviewing the Initial Review for my application, I request that processing be stopped and the fees be refunded (minus a \$225 examination fee.) I understand that without a valid permit I may not legally use the water as requested in my application

Signature _____ date _____

Signature _____ date _____

Under ORS 537.150 (5) and 537.620 (5) timely submission of this request authorizes that the water right application process be stopped and all filing fees (except \$225 examination fee) be returned.

This notice must be received at Water Resources Department by _____

Return the notice to: OWRD, Water Rights Division
STOP PROCESSING
725 Summer Street, NE - Suite A
Salem OR 97301-1271

5. *Final Order (FO)*

- if no protest is filed, Final Order is issued

The protest process

If one or more protests are filed, permit process consists of:

- settlement discussion
- contested case hearing
- proposed order
- period of time to file exceptions
- possible hearing by Water Resources Commission
- final order issued

Permit holder responsibilities

- comply with all water use conditions of the permit
- advise Department of address change or assignment to new permit holder
- if need arises, request extension of time or authorize cancellation of permit
- submit timely claim of beneficial use (COBU) to Department
- most permits require COBU to be prepared by a Certified Water Right Examiner
- permits may be canceled by the permit holder or by the Department for failure to comply with or one or more permit conditions