

Antelope Valley Watermaster Board
Regular Meeting Agenda
Wednesday, March 23, 2022 – 10:00 a.m.
Location: Antelope Valley – East Kern Water Agency
6450 West Avenue N, Palmdale, CA 93551

Due to the Coronavirus this is a Teleconference Only meeting:

Website: <https://zoom.us/j/687127281> Teleconference: (669) 900-6833 Access Code: 687 127 281

This meeting may be recorded

1) Call to Order

2) Roll Call

BOARD OF DIRECTORS

Robert Parris, AVEK Representative – Chairperson

Kathy MacLaren, Public Water Supplier Representative – Vice-Chairperson

Adam Ariki, Los Angeles County Waterworks District 40 Representative

John Calandri, Landowner Representative

Derek Yurosek, Landowner Representative

Phyllis Stanin, Todd Groundwater – Watermaster Engineer

Kate White, Todd Groundwater

Craig Parton, Price, Postel & Parma LLP – General Counsel

3) Adoption of the Agenda *(Note: At the discretion of the board, all items appearing on this agenda, whether or not expressly listed for action, may be deliberated and may be subject to action by the Board.)*

4) Public comments for non-agenda items *(This portion of the agenda allows an individual the opportunity to address the Board on any item regarding Watermaster business that is NOT ON THE AGENDA. Without acting or entering a dialogue with the public, Board members may ask clarifying questions about topics posed by the public. Your matter may be referred to the administrator and/or advisory committee.)*

5) Special Presentations

6) Consent Agenda *(Staff Report: Administrator)*

Item	Description	Page
a.	Payment of bills through March 18, 2022	5
b.	Treasurer's Report for the month ending February 28, 2022	17
c.	Accounts Receivable Aging Summary as of February 28, 2022	18
d.	Minutes of February 23, 2022, Regular Meeting	21

7) Advisory Committee Report *(Advisory Committee Chair Chaisson)*

Item	Description	Page
a.	Advisory Committee Written Report	27

8) Committee Reports

Item	Description	Page
a.	Administrative Committee	30

9) Consideration and possible action on transfer applications (Staff Report: Engineer)

Item	Resolution No.	Description	Page
a.	R-22-17	Jeff and Nancy Siebert to West Valley County Water District – Temporary/One-time transfer	32
b.	R-22-18	Richard Selak Consolidated Trust and Steve Selak Consolidated Trust to 40 th Street East Water Group – Temporary/One-time transfer	52
c.	R-22-19	Gary M. Godde Trust to Bolthouse Properties – Temporary/One-time transfer	65

10) Consideration and possible action on Well Applications (Staff Report: Staff)

Item	Resolution No.	Description	Page
a.	R-22-20	NGO Asset Management – 2 Monitoring Wells	89

11) Consideration and possible action on Request for Proposal (Staff Report: Administrator)

Item	Description	Page
a.	Request for Proposal for Watermaster Administrator or Watermaster Administrator with Support Staff	132
b.	Request for Proposal Distribution List	141

12) Administrator’s Report

Item	Description	Page
a.	2022 Delinquent Reminder Notices	N/A

13) Watermaster Engineer’s Report

Item	Description	Page
a.	Summary of New Production and Qualified Small Pumpers	145

14) General Counsel’s Report

Item	Description	Page
a.	Status of Responses to 5 Enforcement Letters	N/A
b.	Request from Antelope Valley Resource Conservation District	148
c.	Update on Court Proceedings	N/A

15) Board Members Request for Future Agenda Items

16) Closed Session; Conference with Legal Counsel – Existing Litigation

Item	Description	Page
a.	CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION [Government Code Section 54956.9(d)(1)] Watermaster Motion against Zamrzla Parties	N/A
b.	CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION [Government Code Section 54956.9(d)(1)]	N/A

	Watermaster Motion against Tapia Parties	
c.	CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION [Government Code Section 54956.9(d)(1)] Watermaster Motion against Phelan Pinon Hills Community Services District	N/A
d.	CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION Initiation of litigation pursuant to Government Code Section 54956.9(d)(4): Five cases	N/A

17) Closed Session Report

18) Adjournment – Next meeting Wednesday, April 27, 2022

A N T E L O P E V A L L E Y W A T E R M A S T E R B O A R D M E M O R A N D U M

DATE: March 16, 2022
 TO: Watermaster Board
 FROM: Mr. Matthew Knudson, AV Watermaster Board
 RE: **PAYMENT OF BILLS THROUGH March 18, 2022**

Recommendation:

Staff has reviewed and recommends payment for the attached invoice:

	<u>Budgeted</u>	<u>Reimbursable</u>
• Andrew Jamieson- GloTrans – February 2022	\$ 1,200.00	
• AVEK – Administration – February 2022	\$ 7,141.00	
• AVEK – Applications – February 2022		\$ 1,000.00
• Palmdale Water District – Administrative – February 2022	\$ 1,739.05	
• Price, Postel & Parma LLP – General Representation for February 2022	\$23,375.50	\$ 4,495.50
• Todd Groundwater – January 2022	\$ 8,756.56	
• Todd Groundwater – Applications – January 2022		\$ 5,525.00
• Todd Groundwater – February 2022	\$ 8,146.39	
• Todd Groundwater – Applications – February 2022		\$ 4,500.00
	\$50,358.50	\$ 15,520.50
Total amount of invoices to be paid	\$ 65,879.00	

Checking Account - Funds Available:

Checking Account Balance as of February 28, 2022: **\$802,885.21**

Money Market – Funds Available:

Replacement Water Assessment Balance as of February 28, 2022: **\$1,486.795.93**

Supporting Documents:

- Copies of invoices

Andrew Jamieson
2915 McClure Street
Oakland, CA 94609
(510) 717-4803
ajam@glotrans.com

Invoice

Bill To:
Antelope Valley Watermaster
5022 W. Avenue N
Suite 102-158
Palmdale, CA 93551
Email: prose@avwatermaster.net

Invoice #: 10524
Date: 02/28/2022
Due date: 03/31/2022

Invoice: February 28, 2022

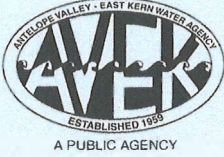
Date	Account Summary	Amount
02/01/2022	Balance from Invoice #10523 (1/31/22)	1,200.00
02/28/2022	Payment, check #5215	-1,200.00
	Total of New charges (01/31/22)	1,200.00
	Total Amount due	\$1,200.00

Date	Description	Amount
02/28/2022	Hosting and support of document repository, www.avwatermaster.org for the month of February 2022, 1 @ \$1,200.00	1,200.00
	Total of new charges	[see above]

Please make your check payable to:

Andrew Jamieson

INVOICE



ANTELOPE VALLEY
 EAST KERN WATER AGENCY
 6500 WEST AVENUE N
 PALMDALE, CA 93551-2855
 PH:(661) 943-3201 FAX:(661) 943-3204

INVOICE NUMBER: 2-28-22-1

INVOICE DATE: 2/28/22

PAGE: 1

SOLD TO:

AV Watermaster
 P.O. Box 3025
 QUARTZ HILL, CA 93586

CUSTOMER I.D.	CUSTOMER P.O.	PAYMENT TERMS	
AV Watermaster			

SALES REP I.D.	SHIPPING METHOD	SHIP DATE	DUE DATE
			3/30/22

QUANTITY	ITEM NUMBER	DESCRIPTION	UNIT PRICE	EXTENSION
		February 2022 Administrative Services		7,141.00

		Subtotal	7,141.00
		Sales Tax	
		Total Invoice Amount	\$7,141.00
		Payment Received	0.00
		TOTAL DUE	\$7,141.00

INVOICE



ANTELOPE VALLEY
 EAST KERN WATER AGENCY
 6500 WEST AVENUE N
 PALMDALE, CA 93551-2855
 PH:(661) 943-3201 FAX:(661) 943-3204

INVOICE NUMBER: 2-28-22-2

INVOICE DATE: 2/28/22

PAGE: 1

SOLD TO:

AV Watermaster
 P.O. Box 3025
 QUARTZ HILL, CA 93586

CUSTOMER I.D.		CUSTOMER P.O.		PAYMENT TERMS	
AV Watermaster					
SALES REP I.D.		SHIPPING METHOD		SHIP DATE	DUE DATE
					3/30/22
QUANTITY	ITEM NUMBER	DESCRIPTION		UNIT PRICE	EXTENSION
		February 2022 Application Processing			400.00
		February 2022 Transfer Processing			600.00
				Subtotal	1,000.00
				Sales Tax	
				Total Invoice Amount	\$1,000.00
				Payment Received	0.00
				TOTAL DUE	\$1,000.00



PALMDALE WATER DISTRICT
A CENTURY OF SERVICE

March 9, 2022

BOARD OF DIRECTORS

AMBERROSE MERINO
Division 1

DON WILSON
Division 2

GLORIA DIZMANG
Division 3

KATHY MAC LAREN-GOMEZ
Division 4

VINCENT DINO
Division 5

DENNIS D. LaMOREAUX
General Manager

ALESHIRE & WYNDER LLP
Attorneys

ANTELOPE VALLEY WATERMASTER

**RE: REIMBURSEMENT OF EXPENSES FOR INTERIM
ADMINISTRATIVE ASSISTANCE FOR FEBRUARY 2022**

	<u>Amount</u>
Staff Time:	\$ 1,659.05
Outside Supplies (Postage & Envelopes – Annual Invoicing):	0.00
Computer Software Subscription: (Quickbooks Online – FEB)	80.00
TOTAL DUE:	<u>\$ 1,739.05</u>

If you have any questions, please contact me at 661-456-1014.

Sincerely,

YOLANDA RADOVIC,
Accounts Payable Specialist
/ytr (Work order # 22-264
Please Credit GL# 1-00-3030-000





PRICE, POSTEL & PARMA LLP
Counsellors at Law

P.O. Box 99
Santa Barbara, CA 93102-0099

(805) 962-0011

TAX ID # 95-1782877

Antelope Valley Watermaster
Attn: Matt Knudson
P.O. Box 3025
Quartz Hill, CA 93586

March 2, 2022
File: 23641-00001
Invoice #: 193183
Billing Attorney: CAP

Matter: General Representation

PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE.

SUMMARY OF CURRENT BILLING

Current Fees	\$27,173.00
Current Disbursements	\$698.00
Total Current Fees & Costs	\$27,871.00
Previous Balance	\$27,288.30
Payments - Thank You	\$27,288.30
TOTAL BALANCE DUE	\$27,871.00

BALANCE IS DUE UPON RECEIPT.

THE FIRM'S HOURLY RATES ARE REVIEWED ANNUALLY AND
MAY CHANGE EFFECTIVE JANUARY 1ST UNLESS OTHERWISE AGREED.

Price, Postel & Parma LLP

February 2022 Invoice Summary

Invoice #193183

General Representation

Meeting and Agenda Preparations, Court Rulings/Judge Komar, Woods	\$22,677.50
-------------------------------------------------------------------	-------------

Enforcement

General Enforcement	\$1,738.00
Zamrzla	\$2,382.25
Tapia	\$375.25

Disbursements

Process Filing Service (Credit Applied)	\$698.00
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Total General Representation \$27,871.00

Total Balance Due **\$27,871.00**

TODD

GROUNDWATER

2490 Mariner Square Loop, Suite 215
 Alameda, CA 94501
 510/747-6920 Federal ID# 94-2490748

Invoice

DATE 2/8/2022 **INVOICE NO.** 79601 222

BILL TO:

Antelope Valley Watermaster
 Attn: Robert Parris
 5022 West Avenue N, Suite 102 #158
 Palmdale, CA 93551

Project No: 79601 - Antelope Valley WM ES

DESCRIPTION	HOURS	RATE	AMOUNT
Professional services in connection with Watermaster Engineer Services.			
Phyllis Stanin	7.75	268.00	2,077.00
Kate White	18.75	255.00	4,781.25
Chad Taylor	2	252.00	504.00
Mike Maley	3	252.00	756.00
Arden Wells	2.75	158.00	434.50
Professional Services Subtotal			8,552.75
Communications Fee @ 2% of Professional Services	8,552.75	0.02	171.06
Administrative/Secretarial:			
Cynthia Obuchi	0.25	131.00	32.75

Attached find budget status spreadsheet and work detail sheets.

Jan 1 - Jan 31 **\$8,756.56**

This invoice is now due and payable. Balances unpaid over 30 days accrue 1.5% interest per month. If payment for previous charges has been sent, please accept our thanks and disregard our reminder of previous unpaid charges.

TODD

GROUNDWATER

2490 Mariner Square Loop, Suite 215
 Alameda, CA 94501
 510/747-6920 Federal ID# 94-2490748

Invoice

DATE 2/8/2022 **INVOICE NO.** 79602 222

BILL TO:

Antelope Valley Watermaster
 Attn: Robert Parris
 5022 West Avenue, N, Suite 102 #158
 Palmdale, CA 93551

Project No: 79602-AVWM Application Fees

DESCRIPTION	HOURS	RATE	AMOUNT
Professional services in connection with: Application Fees			
Transfer - Permanent and/or greater than or equal to 10 AFY (Lane to Vulcan, H&N to RTS, Miner to RCSD, Healy Farms to AVEK)	3	925.00	2,775.00
New Production Application (Garcia, Grijalva, Challman)	3	800.00	2,400.00
Monitoring Well Application (AVEK Monitoring Wells)	7	50.00	350.00

Jan 1 - Jan 31 **\$5,525.00**

This invoice is now due and payable. Balances unpaid over 30 days accrue 1.5% interest per month. If payment for previous charges has been sent, please accept our thanks and disregard our reminder of previous unpaid charges.

TODD

GROUNDWATER

2490 Mariner Square Loop, Suite 215
 Alameda, CA 94501
 510/747-6920 Federal ID# 94-2490748

Invoice

DATE 3/8/2022 **INVOICE NO.** 79601 322

BILL TO:

Antelope Valley Watermaster
 Attn: Robert Parris
 5022 West Avenue N, Suite 102 #158
 Palmdale, CA 93551

Project No: 79601 - Antelope Valley WM ES

DESCRIPTION	HOURS	RATE	AMOUNT
Professional services in connection with Watermaster Engineer Services.			
Phyllis Stanin	12	268.00	3,216.00
Kate White	8.75	255.00	2,231.25
Chad Taylor	2.5	252.00	630.00
Mike Maley	1	252.00	252.00
Arden Wells	5	158.00	790.00
Professional Services Subtotal			7,119.25
Communications Fee @ 2% of Professional Services	7,119.25	0.02	142.39
Drafting, GIS & Support Services:			
Mike Wottrich	6	142.00	852.00
Administrative/Secretarial:			
Cynthia Obuchi	0.25	131.00	32.75

Attached find budget status spreadsheet and work detail sheets.

Feb 1 - Feb 28 **\$8,146.39**

This invoice is now due and payable. Balances unpaid over 30 days accrue 1.5% interest per month. If payment for previous charges has been sent, please accept our thanks and disregard our reminder of previous unpaid charges.

TODD

GROUNDWATER

2490 Mariner Square Loop, Suite 215
 Alameda, CA 94501
 510/747-6920 Federal ID# 94-2490748

Invoice

DATE 3/8/2022 **INVOICE NO.** 79602 322

BILL TO:

Antelope Valley Watermaster
 Attn: Robert Parris
 5022 West Avenue, N, Suite 102 #158
 Palmdale, CA 93551

Project No: 79602-AVWM Application Fees

DESCRIPTION	HOURS	RATE	AMOUNT
Professional services in connection with: Application Fees			
Transfer - Permanent and/or greater than or equal to 10 AFY (Nick Van Dam to RCSD, Gorrindo to RTS, Richard Selak to RTS, Steven Selak to RTS)	4	925.00	3,700.00
New Production Application (Bockness)	1	800.00	800.00

Feb 1 - Feb 28 \$4,500.00

This invoice is now due and payable. Balances unpaid over 30 days accrue 1.5% interest per month. If payment for previous charges has been sent, please accept our thanks and disregard our reminder of previous unpaid charges.

**Treasurer's Report and
A/R Aging Summary**

**Antelope Valley Watermaster
Treasurer's Report
Month Ended February 28, 2022**

Cash/Funds Available and held at Citizen's Business Bank:	Checking Account
Bank Balance, beginning February 1, 2022:	301,976.00
Add: Deposits Made	142,094.01
Transfer from Money Market	482,808.71
Less: Deposit Slip Error	(212.50)
Less: Transfer to Money Market	
Less: Expenses Paid	(69,946.86)
Add: Interest Earned	-
Bank Balance, ending February 28, 2022:	<u>856,719.36</u>
Add: Deposit in Transit	
Less: Expenses Outstanding	(53,834.15)
Adjusted Bank Balance, ending February 28, 2022:	<u><u>802,885.21</u></u>
Less: Accounts Payable	-
Less: Deposit Retainer	-
Add: Accounts Receivable (Current)	148,246.94
Add: Accounts Receivable (Over 60 Days Old)	5,952.30
General Asset Group, ending February 28, 2022	957,084.45
<hr/>	
Cash/Funds Available and held at Citizen's Business Bank:	Money Market (Restricted Funds)
Bank Balance, beginning February 1, 2022:	1,969,478.69
Add: Deposits Made	
Add: Transfer from Checking	
Less: Transfer to Checking (RWA PAYMENT)	(482,808.71)
Add: Interest Earned	125.95
Bank Balance, ending February 28, 2022:	<u>1,486,795.93</u>
Add: Deposit in Transit	
Less: Expenses Outstanding	-
Adjusted Bank Balance, ending February 28, 2022:	<u><u>1,486,795.93</u></u>
Less: Accounts Payable	-
Add: Accounts Receivable (Current)	134,141.61
Add: Accounts Receivable (Over 60 Days Old)	362,296.70
	<u><u>1,983,234.24</u></u>

Outstanding Expenses (Prior Month(s)):

5004 - C. Louise R. Close Living Trust Account Refund	11.60
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February Expenses:

5215 - Andrew Jamieson (Glotrans) avwatermaster.org	1,200.00
5216 - AVEK (Admin. & Application Staff Time)	6,793.00
5217 - Palmdale Water District (Staff Time & QuickBooks Subscription)	1,567.25
5218 - Price, Postel & Parma LLP (Legal Counsel)	33,055.30
5219 - U.S. Geological Survey (Joint Funding Agreement)	18,000.00
Total Current Expenses	<u><u>60,627.15</u></u>

Antelope Valley Watermaster

A/R Aging Summary

As of February 28, 2022

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
Ruth C. Findley	5.50				12.40	\$17.90
SGS Antelope Valley Development, LLC	313.50				1,636.19	\$1,949.69
Suzanne J. Richter	5.00					\$5.00
Tierra Bonita Ranch	2,150.00					\$2,150.00
Trustees of James and Diane 2019 Revocable Trust 10.28.19	1,670.00					\$1,670.00
U.S. Borax Inc.	7,240.75					\$7,240.75
US Solar Assets, LLC	3,347.20					\$3,347.20
Vulcan Materials Co.	1,300.00					\$1,300.00
WAGAS Land Company LLC	2,900.00					\$2,900.00
WDS California II, LLC	16,245.00					\$16,245.00
White Fence Farms Mutual Water Co.	3,860.65					\$3,860.65
Total 1100 Overlying Production Rights	148,698.36	-1.90	-139.50		32,038.17	\$180,595.13
1300 Small Pumpers						\$0.00
Johnny Zamrzla					273,165.00	\$273,165.00
Total 1300 Small Pumpers					273,165.00	\$273,165.00
1500 State of California						\$0.00
California Department of Corrections and Rehabilitation	16.50				15.00	\$31.50
California Department of Military	16.50				33.00	\$49.50
California Department of Parks and Recreation	45.00					\$45.00
California Department of Transportation	258.50				1,377.57	\$1,636.07
California Department of Water Resources	572.00				520.00	\$1,092.00
California State Lands Commission	1.50					\$1.50
Total 1500 State of California	910.00				1,945.57	\$2,855.57
1650 Phelan Pinon Hills						\$0.00
Phelan Pinon Hills CSD					832.86	\$832.86
Total 1650 Phelan Pinon Hills					832.86	\$832.86
1675 Supporting Landowners (Formerly 2000)						\$0.00
Db a Leisure Lake Mobile Home Park Clan Keith Real Estate Investments, LLC	320.00					\$320.00
Eyherabide Sheep Co., Eyherabide Land Co., LLC	60.00					\$60.00
Reesdale Mutual Water Company	468.03				3,530.29	\$3,998.32
Total 1675 Supporting Landowners (Formerly 2000)	848.03				3,530.29	\$4,378.32
1700 Federal						\$0.00
412 CE/CENP – FIS2AA					25,418.95	\$25,418.95
Total 1700 Federal					25,418.95	\$25,418.95
1950 New Production						\$0.00
Antelope Valley Resources Conservation District			46,449.56			\$46,449.56
Joshua Acres Mutual Water Company	49,962.00					\$49,962.00
Larry Davison					491.00	\$491.00
Mettler Valley Mutual Water Company					11,818.84	\$11,818.84
Piute Mutual Water Company					19,008.32	\$19,008.32

Antelope Valley Watermaster

A/R Aging Summary

As of February 28, 2022

	CURRENT	1 - 30	31 - 60	61 - 90	91 AND OVER	TOTAL
Total 1950 New Production	49,962.00	46,449.56			31,318.16	\$127,729.72
TOTAL	\$186,118.39	\$49,960.10	\$46,310.06	\$0.00	\$368,249.00	\$650,637.55

Antelope Valley Watermaster Board
Regular Meeting Minutes
Wednesday, February 23, 2022 – 10:00 a.m.
Location: Antelope Valley – East Kern Water Agency
6450 West Avenue N, Palmdale, CA 93551

1) **Call to Order** at 10:00 a.m.

2) **Roll Call**

BOARD OF DIRECTORS

Kathy MacLaren, Public Water Supplier Representative – Vice-Chairperson

Adam Ariki, Los Angeles County Waterworks District 40 Representative

Dwayne Chisam, AVEK Representative

Derek Yurosek, Landowner Representative

Adrienne Reca, Landowner Representative Alternate

STAFF PRESENT

Phyllis Stanin, Todd Groundwater – Watermaster Engineer

Arden Wells Todd Groundwater

Craig Parton, Price, Postel & Parma LLP – General Counsel

Matthew Knudson

Peter Thompson

Angel Fitzpatrick

Patricia Rose

3) **Adoption of the Agenda**

A motion was made by Director Ariki, seconded by Director Calandri, and unanimously carried to adopt the agenda.

Roll Call Vote:

Ayes: Ariki, Chisam, Calandri, Reca, MacLaren

Noes: None Abstain: None

4) **Public comments for non-agenda items**

Debbie Farrow, Secretary of Mettler Valley MWC, addressed the Board regarding the waiving of the late charges on the Replacement Water Assessments for 2016-2019. Requested the Board consider the waiver request; Mettler Valley MWC should not be considered as setting a precedent but by itself based on the situation. We were presented with the bills for 2016-2019 in 2020; that was the first time we saw what was due. We completed all that was required and worked on getting a transfer for the replacement water. In August we received the invoice for the 2020 administrative and replacement water and on that bill was the late charge for the previous balances. We never received a delinquent notice for these charges, and we should have. We were working on the transfer agreement had we know there was a delinquency we would have changed how we were preceding. What could we have done differently? Other producers are not paying, and we did everything we were asked to do. We should have received a delinquent notice and never did.

Mo's Water – requested the Board to consider Mettler's request. It wasn't of their choosing to get into this position. They have agreed to pay the bills and have. Request that the Board re-consider their request.

5) **Special Presentations - None**

6) **Consent Agenda**

Item	Description
a.	Payment of bills through February 18, 2022
b.	Treasurer's Report for the month ending January 31, 2022
c.	Accounts Receivable Aging Summary as of January 31, 2022
d.	Minutes of January 26, 2022, Regular Meeting

A motion was made by Director Chisam, seconded by Director Calandri, and unanimously carried to approve the consent agenda.

Roll Call Vote:

Ayes: Ariki, Chisam, Calandri, Reca, MacLaren

Noes: None Abstain: None

7) Advisory Committee Report

Item	Description
a.	Advisory Committee Written Report - Noted

8) Committee Reports

Director Yurosek joined the meeting

Item	Description
a.	Administrative Committee - Noted

9) Consideration and possible action on proposed Mettler Valley Mutual Water Company Payment Settlement Agreement (Staff Report: Administrator)

Item	Description
a.	Mettler Valley Mutual Water Company Payment Settlement Agreement

A motion was made by Director Yurosek, seconded by Director Ariki, and unanimously carried to approve the payment settlement agreement for Mettler Valley Mutual Water Company as proposed.

Roll Call Vote:

Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren

Noes: Abstain:

10) Consideration and possible action on transfer applications

Item	Resolution No.	Description
a.	R-22-10	Gorrindo Resourceful, LLC to RTS Orchards, LLC – Temporary/One-Time Transfer A motion was made by Director Chisam, seconded by Director Ariki, and unanimously carried to adopt Resolution No. R-22-10; Temporary/One-time transfer between Gorrindo Resourceful, LLC to RTS Orchards, LLC. Roll Call Vote: Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren Noes: None Abstain: None
b.	R-22-11	Richard J. Selak Consolidated Trust to RTS Orchards, LLC Temporary/One-time transfer A motion was made by Director Ariki, seconded by Director Chisam, and unanimously carried to adopt Resolution No. R-22-11; Temporary/One-time transfer between Richard J. Selak Consolidated Trust to RTS Orchards, LLC.

		<p>Roll Call Vote: Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren Noes: None Abstain: None</p>
c.	R-22-12	<p>Steven J. Selak Consolidated Trust to RTS Orchards, LLC. Temporary/One-time transfer</p> <p>A motion was made by Director Calandri, seconded by Director Ariki, and unanimously carried to adopt Resolution No. R-22-12; Temporary/One-time transfer between Steven J. Selak Consolidated Trust to RTS Orchards, LLC.</p> <p>Roll Call Vote: Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren Noes: None Abstain: None</p>
d.	R-22-13	<p>Nick and Janet Van Dam to Rosamond community Services District – Permanent transfer</p> <p>A motion was made by Director Chisam, seconded by Director Calandri, and unanimously carried to adopt Resolution No. R-22-13; Permanent transfer between Nick and Janet Van Dam to Rosamond Community Services District.</p> <p>Roll Call Vote: Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren Noes: None Abstain: None</p>

11) Consideration and possible action on Well Applications

Item	Resolution No.	Description
a.	R-22-14	<p>Glen Bockness – New Production A motion was made by Director Ariki, seconded by Director Yurosek, and unanimously carried to adopt Resolution No. R-22-14; New Production for Glen Bockness.</p> <p>Roll Call Vote: Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren Noes: None Abstain: None</p>
b.	R-22-15	<p>William Challman – New Production A motion was made by Director Ariki, seconded by Director Chisam, and unanimously carried to adopt Resolution No. R-22-15; New Production for William Challman</p> <p>Roll Call Vote: Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren Noes: None Abstain: None</p>
c.	R-22-16	<p>Marathon Petroleum Company – 2 Monitoring Wells</p> <p>A motion was made by Director Chisam, seconded by Director Calandri, and unanimously carried to adopt Resolution No. R-22-16; 2 Monitoring Wells for Marathon Petroleum Company.</p>

		Roll Call Vote: Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren Noes: None Abstain: None
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12) Administrator’s Report

Reported that the draft request for proposal will be reviewed by the Administrative Committee and then sent to the Advisory Committee comments.

13) Watermaster Engineer’s Report

Item	Description
a.	SGMA Reporting Letter – Noted
b.	Summary of New Production and Qualified Small Pumpers - Noted

14) General Counsel’s Report

Item	Description
a.	Update on Enforcement Letters – Closed Session
b.	Enforcement Order – Charles and Nellie Tapia Family Trust
c.	Results of court hearings in February
d.	Rosamond CSD/ Eminent Domain – matter has been resolved, RCSD has rescinded it’s action.

15) Board Members Request for Future Agenda Items

16) Closed Session; Conference with Legal Counsel – Anticipated Litigation

Item	Description
a.	Conference with Legal Counsel [Government Code Section 54956.9(d)(1)] Phelan Pinon Hills Community Services District; Tapia Parties; Zamrzla Parties

A motion was made by Director Arike, seconded by Director Calandri and unanimously to go into closed session.

Roll Call Vote:

Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren

Noes: None Abstain: None

A motion was made by Director Ariki, seconded by Director Chisam and unanimously to come out of closed session.

Roll Call Vote:

Ayes: Ariki, Chisam, Calandri, Yurosek, MacLaren

Noes: None Abstain: None

17) Closed Session Report

No reportable action

18) Adjournment – Next meeting Wednesday, March 23, 2022.

Patricia Rose, Secretary

Kathy MacLaren, Vice-Chairperson Date

Advisory Committee Report

**A N T E L O P E V A L L E Y
W A T E R M A S T E R B O A R D
M E M O R A N D U M**

DATE: March 17, 2022

TO: ANTELOPE VALLEY WATERMASTER BOARD

FROM: Mr. James Chaisson, Advisory Committee Chair

VIA: Mr. Matt Knudson, Peter Thompson Jr., AV Watermaster Administration

RE: *ADVISORY COMMITTEE INPUT FOR MARCH 23, 2022 AV WATERMASTER BOARD (AVWB) MEETING*

1. Introductions

The Advisory Committee met telephonically on March 16,2022, at 10:00 AM to discuss action items at the AVWB meeting on March 23, 2022, based on the draft AVWB agenda received March 11, 2022. Ten (10) of thirteen (13) voting members or their alternates attended the conference line meeting, Watermaster Staff and One (1) member from the public. The Committee discussed and took the following positions on action items before the AVWB.

2. Approval February 16, meeting minutes.

The Committee voted to approve the minutes. (10-Yes. 0-No, 0-Abstain)

3. Discussion on potential Antelope Valley Watermaster Board action items as shown on the draft March 23, 2022, AVWM Board agenda received February 11, 2022

4. Transfer Request Applications:

- a. **Jeff and Nancy Siebert to West Valley County Water District – Temporary/One time transfer.**

– The Committee discussed and recommends approval of the application. (10-Yes, 0-No, 0-Abstain)

- b. **Richard J Selak Consolidated Trust and Steven Selak Consolidated Trust to 40th Street East Water Group – Temporary/One time transfer**

– The Committee discussed and recommends approval of the application (10-Yes, 0-No, 0- Abstain)

c. Gary M. Godde Trust to Bolthouse Properties – Temporary/One time transfer

- The Committee discussed and recommends approval of the application. (9-Yes, 0-No, 0-Abstain)

5. Consideration and Possible Action on Non-Production Wells.

a. NGO Asset Management – 2 Monitoring Wells

- The Committee discussed and recommends approval of the application. (10-Yes, 0-No, 0-Abstain)

6. Review and Discuss the Request for Proposal for Watermaster Administrator

a. request for Proposal for the Watermaster Administrator or Watermaster Administrator with Support Staff

b. Request for Proposal Distribution List

– The Committee Discussed and the following comments.

- The RFP gives the opportunity for those who respond to rely on existing staff, or to bring their own staff. It may be helpful to those responding to the RFP to define any known limits on existing staff (such as hours per month available for Watermaster work, and if there is a “sunset” date on existing staff’s availability to support the Watermaster).

- Several committee members supported Matt’s edits the RFP to put greater emphasis on project management skills, and less emphasis on engineering and legal skills.

7. Antelope Valley Resource Conservation District / Comment Information Items

- The Advisory Committee discussed the March 9, 2022, letter on behalf of the Conservation District, and while the Committee generally avoids taking positions on legal matters, it did have the following comments:

- The Advisory Committee understands that the Conservation District wants to obtain a Production Right from the Court, and to pursue that they will need to intervene.
- The Conservation District asked the Watermaster to stipulate to their intervention "upon the conditions set forth in this letter," but the Advisory Committee is not clear what the proposed conditions are; and
- The Advisory Committee is not clear whether it is appropriate to place conditions on a Watermaster stipulation to the Conservation District's proposed intervention.

8. Items requested by Committee Members or other Qualified Small Pumpers

- N/A

9. Items requested by Committee Members or other Qualified Small Pumpers

- N/A

10. Adjournment – Next meeting is Wednesday, April 20, 2022

Administrative Committee Report

**Resolution No. R-22-17
Jeff and Nancy Siebert to West Valley CWD
Temporary/One-time Transfer**

RESOLUTION NO. R-22-17

APPROVING APPLICATIONS FOR TRANSFERS PURSUANT TO THE TERMS OF THE JUDGMENT; ATTACHED EXHIBIT A

WHEREAS, the Antelope Valley Watermaster, formed by the Antelope Valley Groundwater Cases Final Judgment (“Judgment”), Santa Clara Case No. 1-05-CV-049053 signed December 23, 2015, is to administer the Judgment; and

WHEREAS, a process for considering and approving applications for transfers is set forth in the Judgment and in the Rules and Regulations unanimously adopted by the Board pursuant to Resolution No. R-20-12; and

WHEREAS, the Watermaster Engineer is authorized under the Judgment to recommend to the Watermaster Board that applications for transfers be denied or approved and that approval may be pursuant to certain conditions; and

WHEREAS, pursuant to the terms of the Judgment, the Watermaster Engineer is required to make certain findings and to consider, investigate and recommend to the Watermaster Board denial or approval, or approval with certain conditions, of these applications consistent with the terms of the Judgment; and

WHEREAS, the Watermaster Engineer has reviewed all the applications listed on attached Exhibit A and has made the appropriate findings that all conditions for transfers under the Judgment and the Rules and Regulations have been satisfied, and that no Material Injury will result from the proposed transfers; and

WHEREAS, the Watermaster Board has considered and adopts the findings and recommendations of the Watermaster Engineer and is prepared to approve the applications listed on Exhibit A pursuant to any conditions recommended by the Watermaster Engineer and so noted on Exhibit A.

NOW, THEREFORE, BE IT RESOLVED, that the Watermaster Board unanimously approves the applications for transfers listed on attached Exhibit A to this Resolution as being consistent with the terms of the Judgment and applicable Rules and Regulations.

I certify that this is a true copy of Resolution No. R-22-17 as passed by the Board of Directors of the Antelope Valley Watermaster at its meeting held March 23, 2022, in Palmdale, California.

Date: _____

Robert Parris, Chairman

ATTEST: _____
Patricia Rose – Secretary

**Exhibit A Attachment to
Resolution No. R-22-17
Approving Applications for Transfers
Pursuant to the Terms of the Judgment**

Original Producer	Transferee	Type of Transfer	Amount	Original Parcel(s) (APN#)	Parcels Water Transferred to (APN#)
Jeff and Nancy Siebert	West Valley CWD	Temporary-One-time	100 (AF) Carry Over	3256-018-001 3256-008-005	3277-031-035

March 9, 2022

Robert Parris, Chair
Antelope Valley Watermaster Board

Re: Siebert to West Valley County Water District Transfer

Watermaster Board:

Jeffrey and Nancee Siebert would like to transfer 100 acre-feet (AF) of Carry Over water to West Valley County Water District (WVCWD). The Sieberts are an Exhibit 4 Party and WVCWD is an Exhibit 3 Party.

The Sieberts are not pumping groundwater. Their well is located on parcel 3256-018-001 in the West Antelope Subarea. WVCWD is also in the West Antelope Subarea. It has one active well and one standby well on parcel 3277-031-035. It has a Production Right of 40 AFY and a 2021 Rampdown of 88.33 AF. In 2021, it produced 104.98 AF. A portion of this transfer will be used for WVCWD’s 2021 Replacement Water Obligation (RWO) of 16.65 AF (104.98-88.33). The remainder, 83.35 AF, will be used for future RWOs. The table below shows WVCWD’s annual production and Rampdown for the 2019 to 2023 period. By 2023, Rampdown will be at each Party’s Production Right.

	Production (AF)	Rampdown (AF)
2016	168.48	185.00
2017	169.37	185.00
2018	130.51	160.83
2019	125.15	136.67
2020	132.34	112.50
2021	104.98	88.33
2022	?	64.17
2023	?	40.00

Figure 1 shows the locations of the Siebert and WVCWD well parcels with respect to Spring 2021 groundwater contours. Hydrographs from nearby wells monitored by the USGS are shown on **Figure 2**. The hydrograph of the well closest to WVCWD (#33901) shows an increase in water levels since about 2016. This well is about two miles southeast of the WVCWD well parcel.

There is no Material Injury associated with groundwater storage and sustainable yield since the production is moving from one location to another in the West Antelope Subarea. There is no expected impact to local water quality, recharge, or subsidence associated with this production. Recognizing that this is a one-time transfer to offset Replacement Water Obligations and that the WVCWD pumping does not represent new pumping, Todd Groundwater finds the potential for Material Injury as defined in the Judgment negligible.

Sincerely,

Katherine White

Katherine White

Todd Groundwater, Antelope Valley Watermaster Engineer

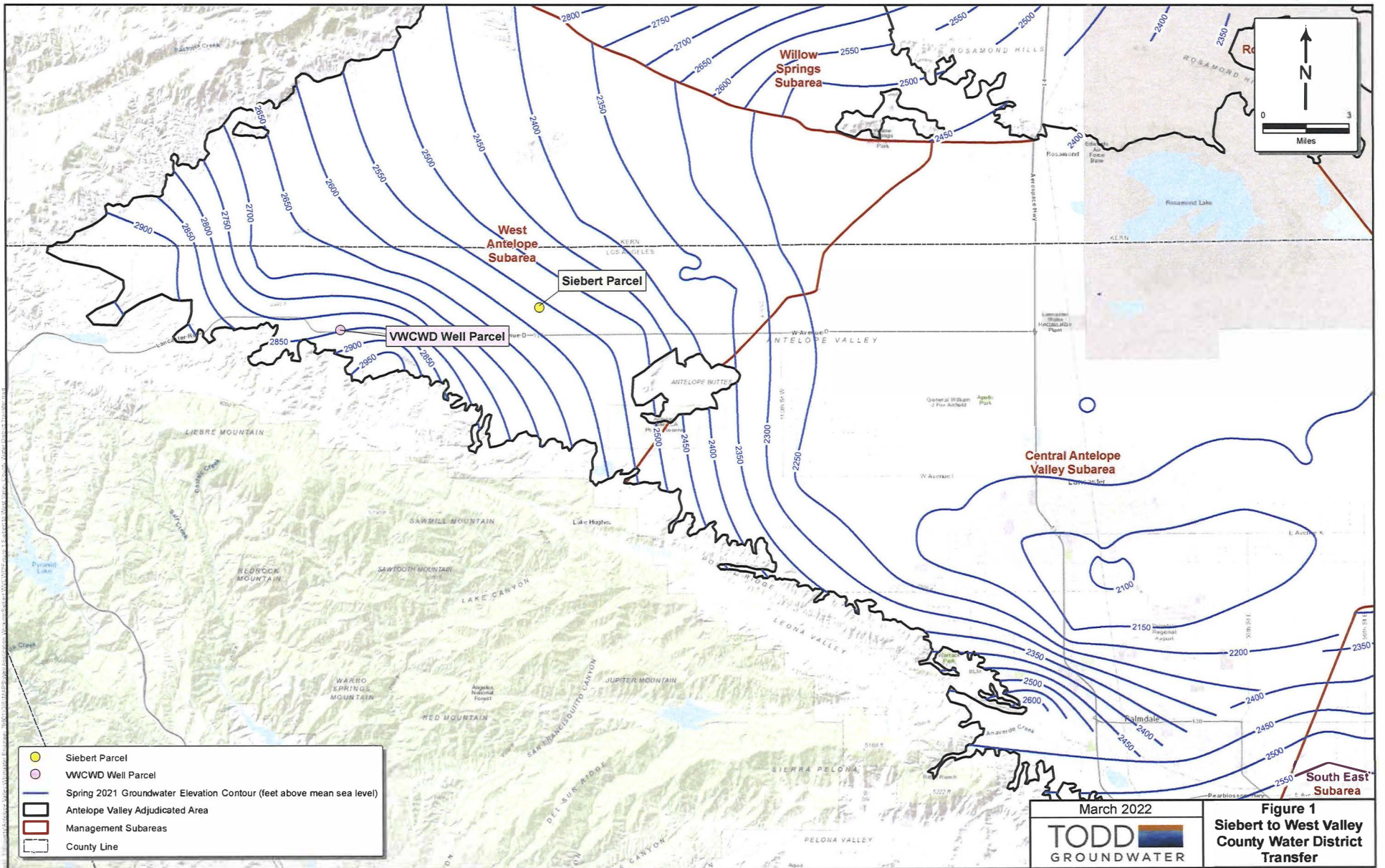


Figure 1
Siebert to West Valley
County Water District
Transfer

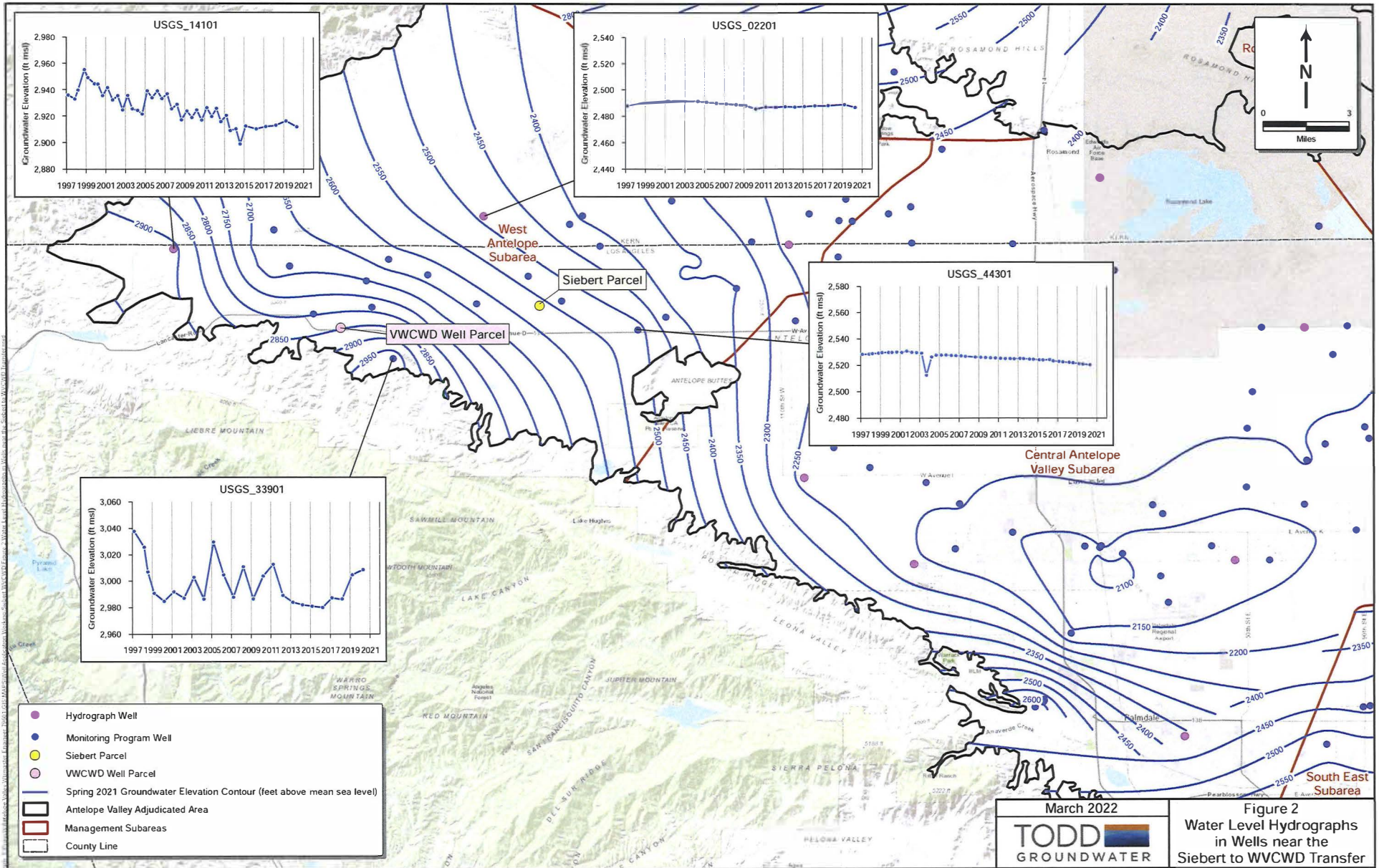


Figure 2
Water Level Hydrographs
in Wells near the
Siebert to WVCWD Transfer

TRANSFER REQUEST FORM

ANTELOPE VALLEY WATERMASTER

RECEIVED
2/07/22
DL

Please include an application fee according to the fee schedule posted on the Watermaster website:
<https://avwatermaster.net>. Make check out to: Antelope Valley Watermaster
 Mail to: Antelope Valley Watermaster, P.O. Box 3025, Quartz Hill, California 93586 OR email to:
 Call Watermaster Administrative staff at 661-234-8233 with questions. *Transfer Requests review could take up to 60 days.*

PERMANENT TRANSFER? Yes or No or TEMPORARY/ONE-TIME TRANSFER? Yes or No
 IF TRANSFER DUE TO CHANGE IN LAND OWNERSHIP, PLEASE ATTACH DEED AS PROOF OF SALE OR A PRELIMINARY TITLE REPORT

Date Requested 1-31-22 Amount Requested 100 acre-ft CARRY OVER acre-feet
 If Temporary, Calendar Year(s) to be Used _____
 Which Party will be paying the annual Administrative Assessment(s) for the transferred water? Buyer
 Is either Party a member of the Antelope Valley United Mutuals Group? Yes or No

TRANSFER FROM (SELLER/TRANSFEROR):
 Name Jill Nancee Sebert Street Address 30689 DUTRA LANE
 City OAKDALE State CA Zip Code 95361
 Phone 805-341-0774 email jeere1jeff@icloud.com

APN#(s) where transfer originates (i.e., production well location(s)) 3256-018-001
 APN#(s) (or water supply service area) where groundwater was used 3256-018-001
3256-008-005

TRANSFER TO (BUYER/TRANSFeree):
 Name West Valley County Street Address Water District 25915 Widal Ave
 City Lancaster State CA Zip Code 93536
 Phone (661) 321-1800 email wvcwd@verizon.net

Note: Legal notices under the Judgment will be sent to the above email address. You are required to keep this information up to date. Please notify the Watermaster of any changes.
 APN#(s) (or water supply service area) where transfer will be pumped and used see attached list

Purpose of Transfer:
 Permanent Transfer resulting from Property Sale/Transfer [PLEASE ATTACH DEED OR PRELIMINARY TITLE REPORT]
 Additional Source of Water
 Other, explain _____

Water is to be Transferred from/to: (transferred water retains its original water type):
 Current Year Production Right: amount _____ acre-feet
 Carry Over Water: amount 100 acre-feet
 Storage: amount _____ acre-feet
 Other, explain _____

(Transferred water retains its original water type -- e.g., transferred Carry Over Water remains Carry Over water)

WATER QUALITY AND WATER LEVELS (not required if transfer is in association of change of land ownership)

Are Parties aware of any water quality issues that exist in either the area transferred from or to? Yes or NO

If yes, please explain: _____

Please provide groundwater elevations in the areas affected by the transfer. 272'

Are Parties aware of any water level issues that exist in either the area transferred from or to? Yes or NO

If yes, please explain: _____

MAPS

Please include a map of the area where the water was used by the Transferor and a map of the area where the water is intended to be used by the Transferee. Include locations of production facilities involved in or affected by the Transfer. This map can include all possible locations of past source and use and future source and use.

SECURITY INTEREST OR LIENHOLDERS

For Permanent Transfers, please provide a list of all parties with a recorded security interest, deed of trust or a lien in such real property or in crops growing or to be grown thereon, and attach copies of written notices to such parties and copies of return receipts. _____

The transfer shall be conditioned upon:

1. Transferee shall succeed to the right of Transferor under the terms of the Judgment.
2. Transferee shall only use Transferred waters for reasonable and beneficial uses.
3. Any Transferee not already a Party to the Judgment must intervene and become a Party to the Judgment.
4. All applicable assessments (Administrative and Balance) and transfer fees are paid in full.
5. If the Watermaster determines that the transfer has resulted in a material injury, the parties will be required to work with the Watermaster Board to mitigate that material injury.
6. For Permanent Transfers, the Parties agree to duly record in the office of the appropriate County Recorder a document reflecting the Permanent Transfer reflected in this Transfer Form.
7. The Transfer Request Form must bear the notarized signatures of both the transferor and the transferee.

SIGNATURES

I understand and agree to abide by the terms of the Antelope Valley Adjudication Judgment. I swear under penalty of perjury that the Information provided on this Transfer Request Form is correct to the best of my knowledge, that I am authorized to enter into this Transfer on behalf of the party indicated below and to bind that party on whose behalf I am signing, and that signing this Transfer Request Form is within the scope of my authority, and that the signature below, whether original, electronic, or photocopied, is authorized and valid, and is affixed with the intent to be enforceable. I understand that it is my responsibility to notify the Antelope Valley Watermaster of any changes in any of the information provided on this form within 15 days. I also understand that additional information may be required if there is a suspected potential for a material injury as defined in the Judgment.

Signature of Transferor [Signature] Date 1-30-22

Signature of Transferee [Signature] Date 2-7-22

To be completed by the Watermaster:

Watermaster Engineer Approval Katherine White Date 3/9/22

Watermaster Board Approval _____ Date _____

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Sacramento)

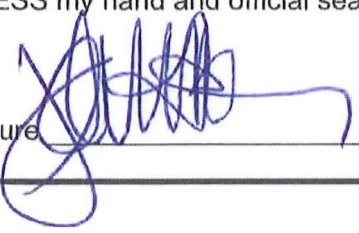
On February 7, 2022 before me, Jennifer Houston, Notary Public
(insert name and title of the officer)

personally appeared Daniel L. DeMoss
who proved to me on the basis of satisfactory evidence to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~
subscribed to the within instrument and acknowledged to me that he/~~she/it~~ executed the same in
his/~~her/their~~ authorized capacity~~(ies)~~, and that by his/~~her/their~~ signature~~(s)~~ on the instrument the
person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)



CALIFORNIA ACKNOWLEDGMENT

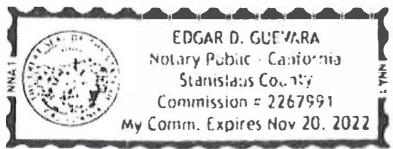
CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of Stanislaus }
On Jan. 30, 2022 before me, Edgar D. Guerrero, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Jeffrey Siebert and Nancee Siebert
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.



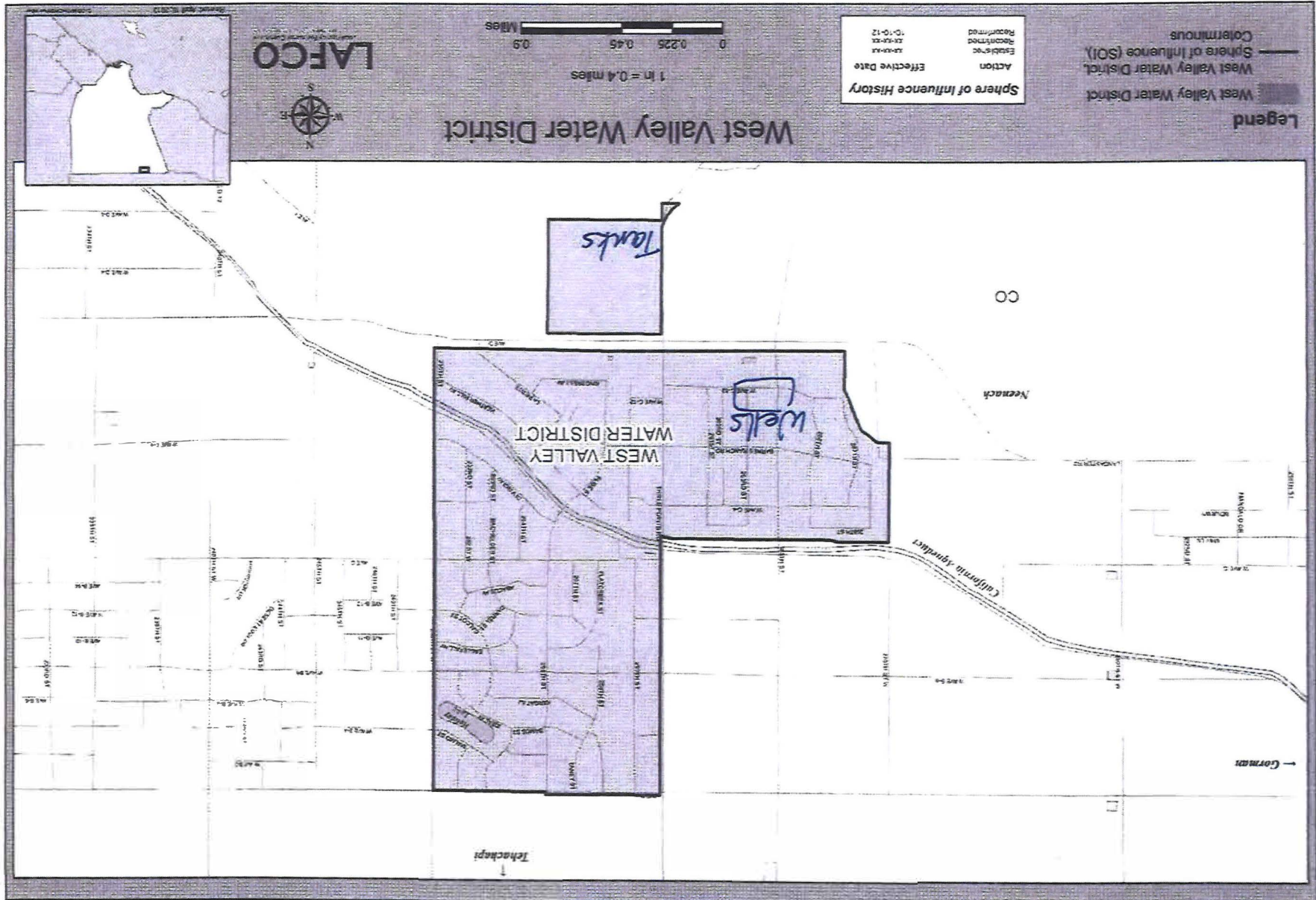
Place Notary Seal and/or Stamp Above

Signature Edgar D. Guerrero
Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document
Title or Type of Document: Transfer Request Form - Antelope Valley Watermaster
Document Date: 01/30/2022 Number of Pages: 3
Signer(s) Other Than Named Above: N/A
Capacity(ies) Claimed by Signer(s)
Signer's Name: Jeffrey Siebert Signer's Name: Nancee Siebert
[] Corporate Officer - Title(s): [] Corporate Officer - Title(s):
[] Partner - [] Limited [] General [] Partner - [] Limited [] General
[X] Individual [] Attorney in Fact [X] Individual [] Attorney in Fact
[] Trustee [] Guardian or Conservator [] Trustee [] Guardian or Conservator
[] Other: [] Other:
Signer is Representing: Signer is Representing:





WVCWD #	LOT-TRACT	APN	ADDRESS
ACCT 2	THREE POINTS RD	3279-001-021	48940 THREE POINTS RD.
ACCT 3	57-27456	3277-020-010	25221 LA PETITE
ACCT 4	56-27456	3277-020-009	25253 LA PETITE
ACCT 5	68-27140	3277-008-009	25310 KARGAT ST.
ACCT 7	239-27456	3277-010-008	50343 258TH ST W
ACCT 8	87-27140	3277-006-009	50707 SAMOS
ACCT 9	9-27140	3277-004-005	25914 W AVENUE B
ACCT 11	50-27140	3277-005-022	50450 258TH ST W
ACCT 12	180-27456	3277-012-012	25220 W AVENUE B-8
ACCT 14	117-27456	3277-015-012	25365 DI VINCI
ACCT 15	234-27456	3277-010-003	VACANT
ACCT 16	238-27456	3277-010-007	25738 WAVENUE B-8
ACCT 18	67-27456	3277-019-012	VACANT
ACCT 20	67-27140	3277-008-008	25252 W IDEAL AVE
ACCT 21	70-27456	3277-019-015	25606 HEATHER HILL AVE
ACCT 22	179-27456	3277-012-011	25118 W AVENUE B-8
ACCT 23	93-27140	3277-006-015	50745 252ND ST. W
ACCT 25	143-27456	3277-014-020	25042 W AVENUE C4
ACCT 26	48-27140	3277-014-020	50421 258TH ST W
ACCT 27	164-27456	3277-012-006	25040 EAGLEFALL AVE.
ACCT 28	135-27456	3277-014-012	49821 252ND ST. W
ACCT 29	136-27456	3277-014-013	49849 252nd ST. WEST
ACCT 30	59-27140	3277-008-002	25405 W. AVENUE B-8
ACCT 32	69-27140	3277-008-010	25344 KARGAT
ACCT 34	93-27456	3277-016-009	25354 DI VINCI RD.
ACCT 35	105-27456	3277-016-021	25510 W AVENUE C
ACCT 36	91-27456	3277-016-007	25282 DIVINCI AVE.
ACCT 37	52-27072	3277-009-019	50130 259TH ST W
ACCT 38	86-27456	3277-016-002	49549 250TH ST W
ACCT 39	87-27456	3277-016-003	25042 DI VINCI AVE
ACCT 40	128-27456	3277-014-005	25218 W AVENUE C-4
ACCT 42	218-27456	3277-012-032	50348 255TH ST. W
ACCT 43	162-27456	3277-012-004	25030 W. AVE. B-8
ACCT 46	89-27456	3277-016-005	25220 DI VINCI AVE.
ACCT 47	185-27456	3277-012-017	50207 DARRELL ST.
ACCT 49	79-27456	3277-018-019	25237 HEATHER HILL AVE.
ACCT 50	166-27456	3277-013-005	25120 ABACUS AVE
ACCT 51	31-27140	3277-004-021	50645 TANEY RD.
ACCT 53	77-27140	3277-008-018	25420 IDEAL AVE
ACCT 55	150-27456	3277-014-027	25014 WEST AVENUE C-4
ACCT 57	68-27456	3277-019-013	25540 HEATHER HILL AVE.
ACCT 58	35-27140	3277-004-025	25611 IDEAL AVE.
ACCT 62	14-27140	3277-005-006	50519 259TH ST. W

ACCT 64	152-27456	3277-014-029	49857 250TH ST. W
ACCT 65	88-27140	3277-006-010	25340 WEST AVE B
ACCT 66	173-27456	3277-013-012	VACANT
ACCT 67	174-27456	3277-013-013	25134 CALCOT
ACCT 68	175-27456	3277-013-014	25110 CALCOT
ACCT 69	78-27456	3277-018-018	25311 HEATHER HILL
ACCT 70	70-27140	3277-008-011	25418 KARGAT AVE
ACCT 71	27-27140	3277-004-030	50714 N. TANEY RD.
ACCT 72	38-27140	3277-004-028	50627 258TH ST W
ACCT 73	76-27456	3277-018-016	25421 HEATHER HILL
ACCT 74	39-27140	3277-005-011	25638 IDEAL AVE.
ACCT 75	247-27456	3277-011-017	50041 257TH ST W
ACCT 76	90-327456	3277-016-006	25252 DI VINCI
ACCT 77	19-27456	3277-018-002	49635 ELISE ST.
ACCT 82	12-27140	3277-004-008	25925 W AVENUE B-4
ACCT 83	156-27456	3277-013-002	50047 250TH ST. W
ACCT 85	53-27072	3277-009-020	50170 259TH ST. W
ACCT 86	122-27456	3277-015-017	49915 253RD ST. W
ACCT 87	54-27072	3277-009-021	50234 259TH ST. W
ACCT 88	83-27140	3277-006-005	25459 W AVENUE B-2
ACCT 89	215-27456	3277-012-029	50216 W 255TH ST
ACCT 91	92-27140	3277-006-014	25204 W AVENUE B
ACCT 93	6-27072	3277-024-001	49614 259TH ST. W
ACCT 95	147-27456	3277-014-024	25011 DIVINCI AVE.
ACCT 96	62-27140	3277-008-005	25225 W AVENUE B
ACCT 97	63-27140	3277-008-006	25135 W AVENUE B-8
ACCT 98	22-27140	3277-004-012	25740 W AVENUE B
ACCT 99	97-27140	3277-006-019	50752 252ND ST W
ACCT 100	22-27456	3277-018-005	25714 HEATHER HILL
ACCT 101	141-27456	3277-014-018	49844 252ND ST W
ACCT 102	59-27140	3277-008-002	25405 W AVENUE B-8
ACCT 103	72-27140	3277-008-013	25445 KARGAT
ACCT 104	71-27140	3277-008-012	25440 KARGAT ST.
ACCT 105	94-27140	3277-006-016	50715 252ND ST W
ACCT 107	22-27072	3277-023-012	49360 THREE PTS. RD
ACCT 108	4-27456	3277-020-003	25310 LA PETITE AVE
ACCT 109	74-27140	3277-008-015	25363 KARGAT
ACCT 110	221-27456	3277-011-001	25518 FLAT CREEK ST.
ACCT 112	210-27456	3277-013-028	25418 ABACUS AVE.
ACCT 113	30-27140	3277-004-020	50675 258TH ST. W
ACCT 114	90-27140	3277-006-012	25253 MALMO ST.
ACCT 115	21-27072	3277-023-011	49401 259TH ST. W
ACCT 116	22-27456	3277-010-002	25511 FLATCREEK ST.
ACCT 117	201-27456	3277-012-022	25310 W AVENUE B-8

ACCT 118	18-27140	3277-005-010	50534 259TH ST. W
ACCT 119	192-27456	3277-013-021	25344 WEST ABACUS
ACCT 120	241-27456	3277-010-010	VACANT
ACCT 121	249-27456	3277-011-270	VACANT
ACCT 123	44-27140	3277-005-016	50560 258TH ST W
ACCT 124	45-27140	3277-005-017	50535 258TH ST W
ACCT 125	29-27456	3277-019-001	25660 Heather Hill Ave.
ACCT 126	158-27456	3277-013-004	50155 250TH ST. W
ACCT 127	20-27140	3277-004-010	50750 259TH ST. W
ACCT 128	107-27456	3277-015-002	49930 ELISE ST.
ACCT 131	237-27456	3277-010-006	25712 W AVENUE B-8
ACCT 132	40-27072	3277-009-007	50240 THREE PTS. RD.
ACCT 133	54-27140	3277-005-026	25615 W AVENUE B-8
ACCT 134	49-27140	3277-005-021	50420 258TH ST. W
ACCT 135	8-27072	3277-024-003	49740 259TH ST W
ACCT 136	64-27456	3277-020-017	25268 HEATHER HILL AVE.
ACCT 137	23-27072	3277-023-013	25940 W. AVENUE C-12
ACCT 138	85-27456	3277-016-001	49549 250TH ST W
ACCT 139	73-27140	3277-008-014	25419 KARGAT AVE
ACCT 140	34-27456	3277-021-003	49440 N. ELISE
ACCT 141	84-27140	3277-006-006	50738 255th St. W
ACCT 142	91-27140	3277-006-013	50770 SAMOS AVE
ACCT 143	16-27140	3277-005-008	25925 W AVENUE B-8
ACCT 145	55-27072	3277-009-022	50316 259TH ST W
ACCT 146	89-27140	3277-006-011	25316 W AVENUE B
ACCT 147	177-27456	3277-012-009	25122 EAGLEFALL AVE
ACCT 148	217-27456	3277-012-031	50314 255TH ST. W
ACCT 149	226-27456	3277-011-006	25505 W AVENUE C
ACCT 150	75-27140	3277-008-016	25330 Ideal Ave.
ACCT 151	84-27456	3277-018-024	25009 HEATHER HILL
ACCT 152	182-27456	3277-012-014	VACANT
ACCT 153	35-27072	3277-009-002	50008 THREE POINTS RD.
ACCT 154	12-27072	3277-024-007	VACANT
ACCT 159	172-27456	3277-013-011	25200 ABACUS
ACCT 160	197-27456	3277-012-018	25334 BACHELDER ST
ACCT 161	242-27456	3277-010-011	50310 258TH ST. W
ACCT 162	58-30281	3277-028-024	49709 THREE POINTS RD
ACCT 163	195-27456	3277-013-035	VACANT
ACCT 164	165-27456	3277-012-007	25039 CALCOT ST
ACCT 165	5-27140	3277-004-001	25937 W AVENUE B-4
ACCT 166	45-27072	3277-009-012	50235 259TH ST W
ACCT 167	29-27072	3277-024-012	49640 THREE POINTS ROAD
ACCT 168	108-27456	3277-015-003	VACANT
ACCT 169	2-27140	3277-005-002	50444 THREE POINTS RD.

ACCT 170	31-27072	3277-024-014	49750 THREE POINTS RD.
ACCT 171	59-30281	3277-028-025	49645 THREE POINTS ROAD
ACCT 172	132-27456	3277-014-009	49636 252ND ST W
ACCT 174	7-27072	3277-024-002	49726 259TH ST. W
ACCT 175	28-27140	3277-004-018	50707 N. TANEY
ACCT 176	7-27140	3277-004-003	50726 THREE POINTS RD
ACCT 177	16-27456	3277-022-010	49533 ELISE ST.
ACCT 178	15-27456	3277-022-009	49509 ELISE ST.
ACCT 179	46-27140	3277-005-018	50515 258TH ST W
ACCT 180	25-27072	3277-023-015	49478 THREE PTS. RD
ACCT 181	19-27072	3277-023-009	25925 W AVENUE C-12
ACCT 182	43-27456	3277-021-012	25550 LA PETITE
ACCT 183	44-27456	3277-021-013	49400 GYPSUM ST
ACCT 188	1-27456	3277-022-001	25649 W LANCASTER RD
ACCT 189	211-27456	3277-013-029	25437 W AVENUE C
ACCT 190	109-27456	3277-015-004	25421 DI VINCI AVE.
ACCT 192	224-27456	3277-011-004	50111 255TH ST W
ACCT 193	92-27456	3277-016-008	25320 DI VINCI
ACCT 194	6-27140	3277-004-002	50638 THREE POINTS RD
ACCT 195	77-27456	3277-018-017	VACANT
ACCT 196	122-30281	3277-029-032	49455 THREE PTS. RD
ACCT 197	45-27456	3277-021-014	49403 GYPSUM ST
ACCT 198	114-27456	3277-015-009	49906 254TH ST. W
ACCT 200	123-30281	3277-029-033	26019 WEST AVENUE C-13
ACCT 202	116-27456	3277-015-011	49828 254TH ST. W
ACCT 207	94-27456	3277-016-010	PARCEL
ACCT 208	50-27456	3277-019-006	25543 LA PETITE AVE
ACCT 209	24-27140	3277-004-014	50730 TANEY ST
ACCT 210	30-27072	3277-024-013	PARCEL
ACCT 212	189-27456	3277-013-018	PARCEL
ACCT 213	213-27456	3277-013-031	25443 ABACUS AVE
ACCT 214	36-27140	3277-004-026	50623 TANEY
ACCT 216	15-27140	3277-005-007	50443 259th ST.
ACCT 217	8-27140	3277-004-004	50752 THREE POINTS RD
ACCT 218	196-27456	3277-013-025	25330 BACHELDER ST
ACCT 219	100-27456	3277-016-016	25704 W AVENUE C
ACCT 220	171-27456	3277-013-010	PARCEL
ACCT 221	15-27072	3277-024-010	49617 259TH ST. W
ACCT 222	145-27456	3277-014-022	49640 252ND ST. W
ACCT 223	250-27456	3277-011-020	50050 FLATCREEK ST
ACCT 224	49-27456	3277-019-005	25611 LA PETITE AVE.
ACCT 225	32-27456	3277-021-001	25774 LA PETITE
ACCT 228	71-27456	3277-019-016	25642 HEATHER HILL AVE
ACCT 229	161-27456	3277-012-003	25005 EAGLEFALL AVE

ACCT 230	236-27456	3277-010-005	25636 W AVENUE B-8
ACCT 231	235-27456	3277-010-004	25612 W AVENUE B-8
ACCT 232	3-27140	3277-005-003	PARCEL
ACCT 233	74-30281	3277-028-040	49611 THREE POINTS RD
ACCT 234	207-27456	3277-012-028	25413 BACHELDER
ACCT 235	36-27072	3277-009-003	50038 THREE POINTS RD
ACCT 236	212-27456	3277-013-030	25432 ABACUS
ACCT 237	202-27456	3277-012-023	25328 WEST AVE. B-8
ACCT 238	206-27456	3277-012-027	25407 EAGLEFALL AVE.
ACCT 239	146-27456	3277-014-023	VACANT
ACCT 240	17-30281	3277-028-009	49755 THREE PTS. RD.
ACCT 241	149-27456	3277-014-026	49721 250TH STREET W
ACCT 242	178-27456	3277-012-010	25123 EAGLEFALL AVE.
ACCT 246	39-27456	3277-021-008	25515 KINGSREST AVE.
ACCT 247	38-27456	3277-021-007	25611 KINGSREST AVE.
ACCT 248	80-27456	3277-018-020	25213 HEATHER HILL
ACCT 249	81-27456	3277-018-021	25139 HEATHER HILL AVE.
ACCT 250	48-27072	3277-009-015	50111 259TH ST W
ACCT 251	193-27456	3277-013-022	25312 ABACUS AVE.
ACCT 253	12-27456	3277-022-006	25765 KINGSREST
ACCT 254	35-27456	3277-021-004	25745 KINGSREST AVE.
ACCT 255	40-27456	3277-021-009	25428 LA PETITE AVE.
ACCT 256	154-27456	3277-014-031	VACANT
ACCT 257	27-27456	3277-018-010	25721 HEATHER HILL
ACCT 258	243-27456	3277-010-012	25739 FLATCREEK
ACCT 259	10-27456	3277-022-004	25723 KINGSREST AVE.
ACCT 260	24-27456	3277-018-008	25761 HEATHER HILL
ACCT 261	4-27140	3277-005-004	25942 W AVENUE B-4
ACCT 262	13-27140	3277-005-005	25926 W AVENUE B4
ACCT 263	131-27456	3277-014-008	25241 DI VINCI AVE
ACCT 264	11-27140	3277-004-007	VACANT
ACCT 265	96-27456	3277-016-012	VACANT
ACCT 266	125-27456	3277-014-002	49904 253RD ST. W
ACCT 267	24-27456	3277-018-007	25762 HEATHER HILL AVE
ACCT 269	163-27456	3277-012-005	VACANT
ACCT 270	86-27140	3277-006-008	25435 W. AVENUE B-2
ACCT 271	75-27456	3277-018-015	VACANT
ACCT 272	244-27456	3277-011-014	25720 FLATCREEK RD.
ACCT 274	88-27456	3277-016-004	25070 DI VINCI AVE.
ACCT 275	119-27456	3277-015-014	49769 253RD ST W
ACCT 279	76-27140	3277-008-017	25388 IDEAL AVE
ACCT 281	129-27456	3277-014-006	VACANT
ACCT 282	204-27456	3277-012-025	VACANT
ACCT 283	31-27456	3277-019-003	VACANT

WEST VALLEY COUNTY WATER DISTRICT
SYSTEM 1909006

25315 W IDEAL AVENUE
LANCASTER, CA 93536

ACCT 284	14-27456	3277-022-008	VACANT
ACCT 285	187-27456	3277-013-016	VACANT
ACCT 286	20-27072	3277-023-010	VACANT
ACCT 287	168-27456	3277-013-007	VACANT
ACCT 288	72-27456	3277-018-012	VACANT
ACCT 289	140-27456	3277-014-017	VACANT
ACCT 291	223-27456	3277-011-003	VACANT
ACCT 292	99-27140	3277-006-021	VACANT
ACCT 293	230-27456	3277-011-010	VACANT
ACCT 294	41-27456	3277-021-010	VACANT
ACCT 295	74-27456	3277-018-014	VACANT
ACCT 297	181-27456	3277-012-013	VACANT
ACCT 298	13-27456	3277-022-007	VACANT
ACCT 299	157-27456	3277-013-003	VACANT
ACCT 300	120-27456	3277-015-015	VACANT
ACCT 301	52-27140	3277-005-024	25635 KARGAT ST.
ACCT 303	122-30281	3277-029-032	VACANT

TANK APNs	N/A	3279-001-900
WELL APN	155-30281	3277-031-035

Resolution No. R-22-18
Richard Selak and Steve Selak to 40th Street East Water Group
Temporary/One-time Transfer

RESOLUTION NO. R-22-18

APPROVING APPLICATIONS FOR TRANSFERS PURSUANT TO THE TERMS OF THE JUDGMENT; ATTACHED EXHIBIT A

WHEREAS, the Antelope Valley Watermaster, formed by the Antelope Valley Groundwater Cases Final Judgment (“Judgment”), Santa Clara Case No. 1-05-CV-049053 signed December 23, 2015, is to administer the Judgment; and

WHEREAS, a process for considering and approving applications for transfers is set forth in the Judgment and in the Rules and Regulations unanimously adopted by the Board pursuant to Resolution No. R-20-12; and

WHEREAS, the Watermaster Engineer is authorized under the Judgment to recommend to the Watermaster Board that applications for transfers be denied or approved and that approval may be pursuant to certain conditions; and

WHEREAS, pursuant to the terms of the Judgment, the Watermaster Engineer is required to make certain findings and to consider, investigate and recommend to the Watermaster Board denial or approval, or approval with certain conditions, of these applications consistent with the terms of the Judgment; and

WHEREAS, the Watermaster Engineer has reviewed all the applications listed on attached Exhibit A and has made the appropriate findings that all conditions for transfers under the Judgment and the Rules and Regulations have been satisfied, and that no Material Injury will result from the proposed transfers; and

WHEREAS, the Watermaster Board has considered and adopts the findings and recommendations of the Watermaster Engineer and is prepared to approve the applications listed on Exhibit A pursuant to any conditions recommended by the Watermaster Engineer and so noted on Exhibit A.

NOW, THEREFORE, BE IT RESOLVED, that the Watermaster Board unanimously approves the applications for transfers listed on attached Exhibit A to this Resolution as being consistent with the terms of the Judgment and applicable Rules and Regulations.

I certify that this is a true copy of Resolution No. R-22-18 as passed by the Board of Directors of the Antelope Valley Watermaster at its meeting held March 23, 2022, in Palmdale, California.

Date: _____

Robert Parris, Chairman

ATTEST: _____
Patricia Rose – Secretary

**Exhibit A Attachment to
Resolution No. R-22-18
Approving Applications for Transfers
Pursuant to the Terms of the Judgment**

Original Producer	Transferee	Type of Transfer	Amount	Original Parcel(s) (APN#)	Parcels Water Transferred to (APN#)
Steven J. Selak Consolidated Trust	40 th Street East Water Group	Temporary-One-time	10 (AF) Carry Over	321-901-2007	3170-010-021
Richard J. Selak Consolidated Trust	40th Street East Water Group	Temporary-One-time	10 (AF) Carry Over	321-901-2007	3170-010-021

TODD GROUNDWATER

March 8, 2022

Robert Parris, Chair
Antelope Valley Watermaster Board

Re: Selak Transfers to 40th Street East Water Group

Watermaster Board:

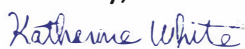
Todd Groundwater finds that the attached application for a one-time transfer of 10 AF of Carry Over water from Steven J. Selak Consolidated Trust and 10 AF of Carry Over water from Richard J. Selak Consolidated Trust to 40th Street East Water Group (previously called 40th Street Mutual Water Company) is complete.

Steven Selak and Richard Selak are Successor Trustees of the Barbara Navaro Aznarez and Mabel Selak Trusts, an Exhibit 4 Party located in the Central Antelope Subarea (APN 3219-012-007). In July 2020, they split the Production Rights evenly between themselves (75 AF each). The Selaks have previously transferred water to the 40th Street East Water Group to offset Replacement Water Obligations (RWOs)¹.

The 40th Street East Water Group is on the default list of the Judgment but was granted up to 37 AF of New Production in May 2020 and in December 2021, it became an Exhibit 4 Party². Past production has averaged 12.56 AFY (2016-2021). In 2021, it produced 9.9 AF from its production well on parcel 3170-010-021. The 40th Street East Water Group has credit on file with the Watermaster and will pay for 2021 water use with this credit. This transfer will become Carry Over water for use in future years.

Both Parties are in the Central Antelope Valley Subarea as indicated on the attached figure. The Selaks are not pumping water and 40th Street East Water Group will be using this transfer to maintain current production levels in 2022 and 2023. Recognizing that this is a one-time transfer to offset Replacement Water Obligations and that the 40th Street East Water Group pumping does not represent new pumping, Todd Groundwater finds the potential for Material Injury as defined in the Judgment negligible.

Sincerely,

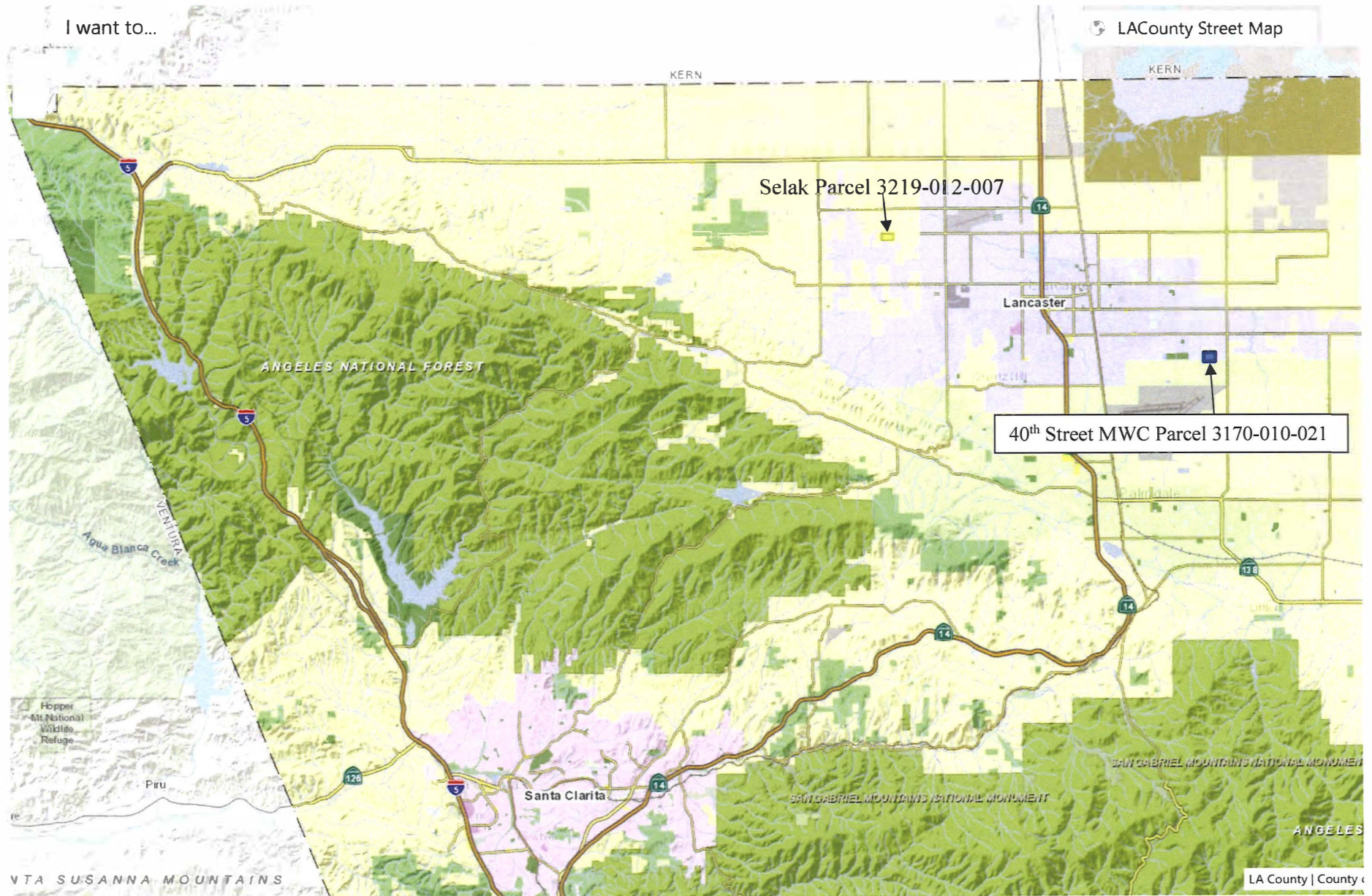


Katherine White

Todd Groundwater, Antelope Valley Watermaster Engineer

¹ The Selaks transferred 20 AF in July 2020 and 13.33 AF in April 2021 to 40th Street East Water Group to partially offset 2018 through 2020 production: $13.56+12.56+13.33=39.45$ AF Production minus $20+13.33$ AF transfers = 6.12 AF of remaining RWO. The 40th Street East Water Group paid a Replacement Water Assessment for the 6.12 AF.

² It received a transfer of 1 AFY of permeant Production Rights from Craig and Marta Van Dam.



TRANSFER REQUEST FORM

ANTELOPE VALLEY WATERMASTER

Please include an application fee according to the fee schedule posted on the Watermaster website:

<https://avwatermaster.net>. Make check out to: Antelope Valley Watermaster

Mail to: Antelope Valley Watermaster, P.O. Box 3025, Quartz Hill, California 93586 OR email to: info@avwatermaster.net

Call Watermaster Administrative staff at 661-234-8233 with questions. *Transfer Requests review could take up to 60 days.*

PERMANENT TRANSFER? Yes or (No)

TEMPORARY/ONE-TIME TRANSFER? (Yes) or No

Permanent Amount _____ acre-feet Temporary/One-time Amount 10 acre-feet

IF TRANSFER DUE TO CHANGE IN LAND OWNERSHIP, PLEASE ATTACH DEED AS PROOF OF SALE OR A PRELIMINARY TITLE REPORT

Date Requested 2-10-2022

If Temporary, Calendar Year(s) to be Used _____ BUYER

Which Party will be paying the annual Administrative Assessment(s) for the transferred water? 40TH ST. E Water Group

Is either Party a member of the Antelope Valley United Mutuals Group? Yes or (No)

TRANSFER FROM (SELLER/TRANSFEROR):

Name Richard J. Sellik Consolated Trust Street Address 8492 Level Creek Dr

City Germentown State TX Zip Code 38139

Phone 901-331-3569 email ricksells@AOL.com

APN#(s) where transfer originates (i.e., production well location(s)) _____

321-901-2007

APN#(s) (or water supply service area) where groundwater was used Sec 4 Tracted Sheet

TRANSFER TO (BUYER/TRANSFeree):

Name 40TH Street E. Water Group Street Address 43824 20TH ST. West # 637

City Leicester State CA Zip Code 93539

Phone 661-946-1976 email EMac 43091@gmail.com

Note: Legal notices under the Judgment will be sent to the above email address. You are required to keep this information up to date. Please notify the Watermaster of any changes.

APN#(s) (or water supply service area) where transfer will be pumped and used _____

3170-010-021

Purpose of Transfer:

- Permanent Transfer resulting from Property Sale/Transfer [PLEASE ATTACH DEED OR PRELIMINARY TITLE REPORT]
- Additional Source of Water
- Other, explain _____

Water is to be Transferred from/to: (transferred water retains its original water type):

- Current Year Production Right: amount _____ acre-feet
- Carry Over Water: amount _____ acre-feet
- Storage: amount _____ acre-feet
- Other, explain _____

(Transferred water retains its original water type – e.g., transferred Carry Over Water remains Carry Over water)

WATER QUALITY AND WATER LEVELS (not required if transfer is in association of change of land ownership)

Are Parties aware of any water quality issues that exist in either the area transferred from or to? Yes or No

If yes, please explain: _____

Please provide groundwater elevations in the areas affected by the transfer. _____

Are Parties aware of any water level issues that exist in either the area transferred from or to? Yes or No

If yes, please explain: _____

MAPS

➔ Please include a map of the area where the water was used by the Transferor and a map of the area where the water is intended to be used by the Transferee. Include locations of production facilities involved in or affected by the Transfer. This map can include all possible locations of past source and use and future source and use.

SECURITY INTEREST OR LIENHOLDERS

For Permanent Transfers, please provide a list of all parties with a recorded security interest, deed of trust or a lien in such real property or in crops growing or to be grown thereon, and attach copies of written notices to such parties and copies of return receipts. _____

The transfer shall be conditioned upon:

1. Transferee shall succeed to the right of Transferor under the terms of the Judgment.
2. Transferee shall only use Transferred waters for reasonable and beneficial uses.
3. Any Transferee not already a Party to the Judgment must intervene and become a Party to the Judgment.
4. All applicable assessments (Administrative and Balance) and transfer fees are paid in full.
5. If the Watermaster determines that the transfer has resulted in a material injury, the parties will be required to work with the Watermaster Board to mitigate that material injury.
6. For Permanent Transfers, the Parties agree to duly record in the office of the appropriate County Recorder a document reflecting the Permanent Transfer reflected in this Transfer Form.
7. The Transfer Request Form must bear the notarized signatures of both the transferor and the transferee.

SIGNATURES

I understand and agree to abide by the terms of the Antelope Valley Adjudication Judgment. I swear under penalty of perjury that the information provided on this Transfer Request Form is correct to the best of my knowledge, that I am authorized to enter into this Transfer on behalf of the party indicated below and to bind that party on whose behalf I am signing, and that signing this Transfer Request Form is within the scope of my authority, and that the signature below, whether original, electronic, or photocopied, is authorized and valid, and is affixed with the intent to be enforceable. I understand that it is my responsibility to notify the Antelope Valley Watermaster of any changes in any of the information provided on this form within 15 days. I also understand that additional information may be required if there is a suspected potential for a material injury as defined in the Judgment.

Signature of Transferor [Signature] Date 2/11/22

Signature of Transferee _____ Date _____



[Signature]
Exp: 10/17/2023

To be completed by the Watermaster:

Watermaster Engineer Approval Katherine White Date 3/8/22

Watermaster Board Approval _____ Date _____

TRANSFER REQUEST FORM

ANTELOPE VALLEY WATERMASTER

Please include an application fee according to the fee schedule posted on the Watermaster website:

<https://avwatermaster.net>. Make check out to: Antelope Valley Watermaster

Mail to: Antelope Valley Watermaster, P.O. Box 3025, Quartz Hill, California 93586 OR email to: info@avwatermaster.net

Call Watermaster Administrative staff at 661-234-8233 with questions. *Transfer Requests review could take up to 60 days.*

PERMANENT TRANSFER? Yes or No

TEMPORARY/ONE-TIME TRANSFER? Yes or No

Permanent Amount _____ acre-feet Temporary/One-time Amount 10 (TEN) acre-feet

IF TRANSFER DUE TO CHANGE IN LAND OWNERSHIP, PLEASE ATTACH DEED AS PROOF OF SALE OR A PRELIMINARY TITLE REPORT

Date Requested 2/10/22

If Temporary, Calendar Year(s) to be Used _____

Which Party will be paying the annual Administrative Assessment(s) for the transferred water? BUYER

Is either Party a member of the Antelope Valley United Mutuals Group? Yes or No 40TH ST. WATER GROUP

TRANSFER FROM (SELLER/TRANSFEROR):

Name STEVEN J. SELAK CONSOLIDATED TRUST Street Address 1200 LIDA ST.

City PASADENA State CA Zip Code 91103

Phone 213-709-4909 email STEVE@SELAKENTERTAINMENT.COM

APN#(s) where transfer originates (i.e., production well location(s)) _____

321-901-2007

APN#(s) (or water supply service area) where groundwater was used SEE ATTACHED SHEET

TRANSFER TO (BUYER/TRANSFeree):

Name 40TH ST EAST WATER GROUP Street Address 43824 20TH ST WEST #637

City LANCASTER State CA Zip Code 93539

Phone 661-946-1976 email EMAC43031@gmail.com

Note: Legal notices under the Judgment will be sent to the above email address. You are required to keep this information up to date. Please notify the Watermaster of any changes.

APN#(s) (or water supply service area) where transfer will be pumped and used _____

3170-010-021

Purpose of Transfer:

- Permanent Transfer resulting from Property Sale/Transfer [PLEASE ATTACH DEED OR PRELIMINARY TITLE REPORT]
- Additional Source of Water
- Other, explain _____

Water is to be Transferred from/to: (transferred water retains its original water type):

- Current Year Production Right: amount _____ acre-feet
- Carry Over Water: amount _____ acre-feet
- Storage: amount _____ acre-feet
- Other, explain _____

(Transferred water retains its original water type – e.g., transferred Carry Over Water remains Carry Over water)

WATER QUALITY AND WATER LEVELS (not required if transfer is in association of change of land ownership)

Are Parties aware of any water quality issues that exist in either the area transferred from or to? Yes or No
If yes, please explain: _____

Please provide groundwater elevations in the areas affected by the transfer. _____

Are Parties aware of any water level issues that exist in either the area transferred from or to? Yes or No
If yes, please explain: _____

MAPS

➔ Please include a map of the area where the water was used by the Transferor and a map of the area where the water is intended to be used by the Transferee. Include locations of production facilities involved in or affected by the Transfer. This map can include all possible locations of past source and use and future source and use.

SECURITY INTEREST OR LIENHOLDERS

For Permanent Transfers, please provide a list of all parties with a recorded security interest, deed of trust or a lien in such real property or in crops growing or to be grown thereon, and attach copies of written notices to such parties and copies of return receipts. _____

The transfer shall be conditioned upon:

1. Transferee shall succeed to the right of Transferor under the terms of the Judgment.
2. Transferee shall only use Transferred waters for reasonable and beneficial uses.
3. Any Transferee not already a Party to the Judgment must intervene and become a Party to the Judgment.
4. All applicable assessments (Administrative and Balance) and transfer fees are paid in full.
5. If the Watermaster determines that the transfer has resulted in a material injury, the parties will be required to work with the Watermaster Board to mitigate that material injury.
6. For Permanent Transfers, the Parties agree to duly record in the office of the appropriate County Recorder a document reflecting the Permanent Transfer reflected in this Transfer Form.
7. The Transfer Request Form must bear the notarized signatures of both the transferor and the transferee.

SIGNATURES

I understand and agree to abide by the terms of the Antelope Valley Adjudication Judgment. I swear under penalty of perjury that the information provided on this Transfer Request Form is correct to the best of my knowledge, that I am authorized to enter into this Transfer on behalf of the party indicated below and to bind that party on whose behalf I am signing, and that signing this Transfer Request Form is within the scope of my authority, and that the signature below, whether original, electronic, or photocopied, is authorized and valid, and is affixed with the intent to be enforceable. I understand that it is my responsibility to notify the Antelope Valley Watermaster of any changes in any of the information provided on this form within 15 days. I also understand that additional information may be required if there is a suspected potential for a material injury as defined in the Judgment.

Signature of Transferor [Signature] Date 2/11/22

Signature of Transferee _____ Date _____

To be completed by the Watermaster:

Watermaster Engineer Approval Katherine White Date 3/8/22

Watermaster Board Approval _____ Date _____

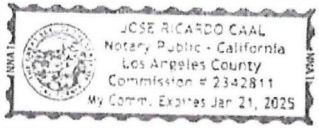
CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of Los Angeles }
On February 11, 2022 before me, JOSE RICARDO CAAL, NOTARY PUBLIC
Date Here Insert Name and Title of the Officer
personally appeared STEVEN JAMES SELAK
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.
Signature [Handwritten Signature]
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.
Description of Attached Document TRANSFER REQUEST FORM
Title or Type of Document: Antelope Valley watermaster
Document Date: 02-11-22 Number of Pages: 2
Signer(s) Other Than Named Above:
Capacity(ies) Claimed by Signer(s)
Signer's Name:
[] Corporate Officer - Title(s):
[] Partner - [] Limited [] General
[] Individual [] Attorney in Fact
[] Trustee [] Guardian or Conservator
[] Other:
Signer is Representing:

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

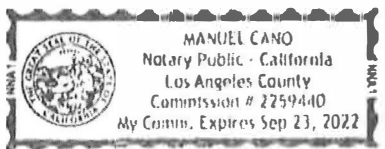
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Los Angeles)
On 2/9/2022 before me, Manuel Cano, Notary public
Date Here Insert Name and Title of the Officer
personally appeared Elaine Macdonald
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is/are~~
subscribed to the within instrument and acknowledged to me that ~~he/she/they~~
executed the same in ~~his/her/their~~ authorized capacity(ies), and that by ~~his/her/their~~ signature(s) on the instrument the person(s),
or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Handwritten Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____
Document Date: _____ Number of Pages: _____
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

**Resolution No. R-22-19
Gary Godde to Bolthouse Properties, LLC
Temporary/One-time Transfer**

RESOLUTION NO. R-22-19

APPROVING APPLICATIONS FOR TRANSFERS PURSUANT TO THE TERMS OF THE JUDGMENT; ATTACHED EXHIBIT A

WHEREAS, the Antelope Valley Watermaster, formed by the Antelope Valley Groundwater Cases Final Judgment (“Judgment”), Santa Clara Case No. 1-05-CV-049053 signed December 23, 2015, is to administer the Judgment; and

WHEREAS, a process for considering and approving applications for transfers is set forth in the Judgment and in the Rules and Regulations unanimously adopted by the Board pursuant to Resolution No. R-20-12; and

WHEREAS, the Watermaster Engineer is authorized under the Judgment to recommend to the Watermaster Board that applications for transfers be denied or approved and that approval may be pursuant to certain conditions; and

WHEREAS, pursuant to the terms of the Judgment, the Watermaster Engineer is required to make certain findings and to consider, investigate and recommend to the Watermaster Board denial or approval, or approval with certain conditions, of these applications consistent with the terms of the Judgment; and

WHEREAS, the Watermaster Engineer has reviewed all the applications listed on attached Exhibit A and has made the appropriate findings that all conditions for transfers under the Judgment and the Rules and Regulations have been satisfied, and that no Material Injury will result from the proposed transfers; and

WHEREAS, the Watermaster Board has considered and adopts the findings and recommendations of the Watermaster Engineer and is prepared to approve the applications listed on Exhibit A pursuant to any conditions recommended by the Watermaster Engineer and so noted on Exhibit A.

NOW, THEREFORE, BE IT RESOLVED, that the Watermaster Board unanimously approves the applications for transfers listed on attached Exhibit A to this Resolution as being consistent with the terms of the Judgment and applicable Rules and Regulations.

I certify that this is a true copy of Resolution No. R-22-19 as passed by the Board of Directors of the Antelope Valley Watermaster at its meeting held March 23, 2022, in Palmdale, California.

Date: _____

Robert Parris, Chairman

ATTEST: _____
Patricia Rose – Secretary

**Exhibit A Attachment to
Resolution No. R-22-19
Approving Applications for Transfers
Pursuant to the Terms of the Judgment**

Original Producer	Transferee	Type of Transfer	Amount	Original Parcel(s) (APN#)	Parcels Water Transferred to (APN#)
Gary Godde	Bolthouse Properties, LLC	Temporary-One-time	714 (AF) Carry Over	3219-015-001	See Attached

Bolthouse Properties.

APN	Jurisdiction
3032-004-020	Unincorporated
3032-004-021	Unincorporated
3075-011-017	Unincorporated
3075-014-001	Unincorporated
3075-015-001	Unincorporated
3075-015-002	Unincorporated
3075-015-003	Unincorporated
3075-015-004	Unincorporated
3075-015-005	Unincorporated
3075-015-006	Unincorporated
3075-015-007	Unincorporated
3075-016-001	Unincorporated
3075-016-002	Unincorporated
3075-016-003	Unincorporated
3075-016-004	Unincorporated
3075-017-010	Unincorporated
3075-017-011	Unincorporated
3075-019-001	Unincorporated
3075-019-002	Unincorporated
3075-019-005	Unincorporated
3075-019-006	Unincorporated
3079-015-001	Unincorporated
3080-005-001	Unincorporated
3080-005-002	Unincorporated
3080-005-003	Unincorporated
3080-005-009	Unincorporated
3091-020-019	Unincorporated
3091-020-020	Unincorporated
3091-021-018	Unincorporated
3091-024-006	Unincorporated
3091-024-007	Unincorporated
3150-015-004	Lancaster
3150-015-006	Lancaster
3150-015-015	Lancaster
3376-022-004	Unincorporated
3376-022-005	Unincorporated
3376-022-006	Unincorporated
3376-022-016	Unincorporated
3376-022-017	Unincorporated
3376-022-018	Unincorporated
3376-026-002	Lancaster
3376-026-003	Lancaster
3376-026-004	Lancaster
3376-026-005	Lancaster
3376-026-006	Lancaster
3376-026-007	Lancaster
3376-026-008	Lancaster
3376-026-009	Lancaster

APN	Jurisdiction
3376-026-010	Lancaster
3376-026-011	Lancaster
3376-026-012	Lancaster
3376-026-013	Lancaster
3376-026-014	Lancaster
3376-026-015	Lancaster
3376-026-016	Lancaster
3376-026-017	Lancaster
3376-026-018	Lancaster
3376-026-019	Lancaster
3376-026-020	Lancaster
3376-026-021	Lancaster
3376-026-022	Lancaster
3376-026-023	Lancaster
3376-026-024	Lancaster
3376-026-025	Lancaster
3376-026-026	Lancaster
3376-026-027	Lancaster
3376-026-028	Lancaster
3376-026-029	Lancaster
3376-026-030	Lancaster
3376-026-031	Lancaster
3376-026-032	Lancaster
3376-026-033	Lancaster
3378-002-003	Lancaster
3378-003-001	Unincorporated
3378-004-008	Unincorporated
3378-005-001	Lancaster
3378-005-002	Lancaster
3378-005-004	Lancaster
3378-005-005	Lancaster
3378-005-006	Unincorporated
3378-023-005	Palmdale
3384-004-004	Unincorporated
3384-008-001	Unincorporated
3384-008-020	Unincorporated
3384-015-013	Lancaster
3384-016-013	Lancaster
3384-016-014	Lancaster
3384-017-001	Lancaster
3384-017-002	Lancaster
3384-017-003	Lancaster
3384-018-001	Lancaster
3384-018-002	Lancaster
3384-018-003	Lancaster
3384-018-004	Lancaster
3384-020-001	Unincorporated
3386-013-010	Unincorporated
3386-014-001	Unincorporated



March 7, 2022

Robert Parris, Chair
Antelope Valley Watermaster Board

Re: Gary Godde to Bolthouse Properties, LLC Transfer

Watermaster Board:

The Godde family¹ is an Exhibit 4 Party in the Central Antelope Subarea with 683 acre-feet/year (AFY) of Production Rights. In 2020, they divided the Production Rights as follows.

- Steven F. Godde and Denise Godde = 247.266 AFY
- Gary M. Godde, Trustee of the Gary M. Godde 2015 Trust = 217.867 AFY
- Pamela M. Godde = 217.867 AFY.

Gary Godde would like to transfer 714 AF of Carry Over water to Bolthouse Properties, also an Exhibit 4 Party. The transfer application indicates that the transferred Carry Over water will be associated with the following years.

2018 = 217 AF
2019 = 217 AF
2020 = 217 AF
2021 = 63 AF
Total = 714 AF

There are three wells on the property (APN 3219-015-001) associated with the Godde Production Rights: one domestic well and two non-domestic wells. The domestic well provides water to a house on the parcel and was qualified as a Small Pumper well in December 2020. The two non-domestic wells are properly metered and operational but have not been used in 2018, 2019, and 2020 and in 2021, no production is associated with Gary Godde. Gary Godde has the Carry Over water for this transfer.

Steve Godde, Pamela Godde and Gary Godde are the current owners of the parcel and will continue to own the wells and be jointly responsible for the metering, operation, maintenance and repair of the wells. Most of the parcel is leased to San Pablo Raceway LLC and is used for solar operations. Under the Lease agreement, San Pablo Raceway LLC has no right to the water from the parcel and has no right to pump water from the wells.

¹ Listed in the Judgment as "Denise Godde, Steven F. Godde, Pamela M. Godde and Gary M. Godde; Denise Godde and Steven Godde as Trustees of the D & S Godde Trust".

Bolthouse has a Production Right of 9,945 AFY. The following table summarizes Bolthouse’s annual production and available Rampdown.

Year	Production (AF)	Rampdown (AF)
2016	15,838.90	16,805.89
2017	11,490.14	16,805.89
2018	14,320.29	15,662.41
2018	11,441.34	14,518.93
2020	11,954.92	13,375.45
2021	12,945.60	12,231.96
2022	?	11,088.48
2023	?	9,945.00

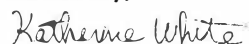
Bolthouse’s 2016 to 2021 average annual production is about 13,000 AF. The transfer will be used for Bolthouse’s 2021 Replacement Water Obligation (RWO) [12,945.60 - 12,231.96 = 713.64 AF].

As indicated on figures provided with the transfer application, Bolthouse has parcels throughout the Central and South East subareas. Its 2021 Annual Production Report is also included in the application and indicates that Bolthouse was producing water from 50 wells spread across their farmed parcels.

Figure 1 shows Spring 2021 groundwater elevations and **Figure 2** shows hydrographs in wells in the Antelope Valley. These figures are from the 2020 Annual Report. In general, there does not appear to be recent declining groundwater level trends in the southern portion of the Central Antelope Valley Subarea or in the South East Subarea.

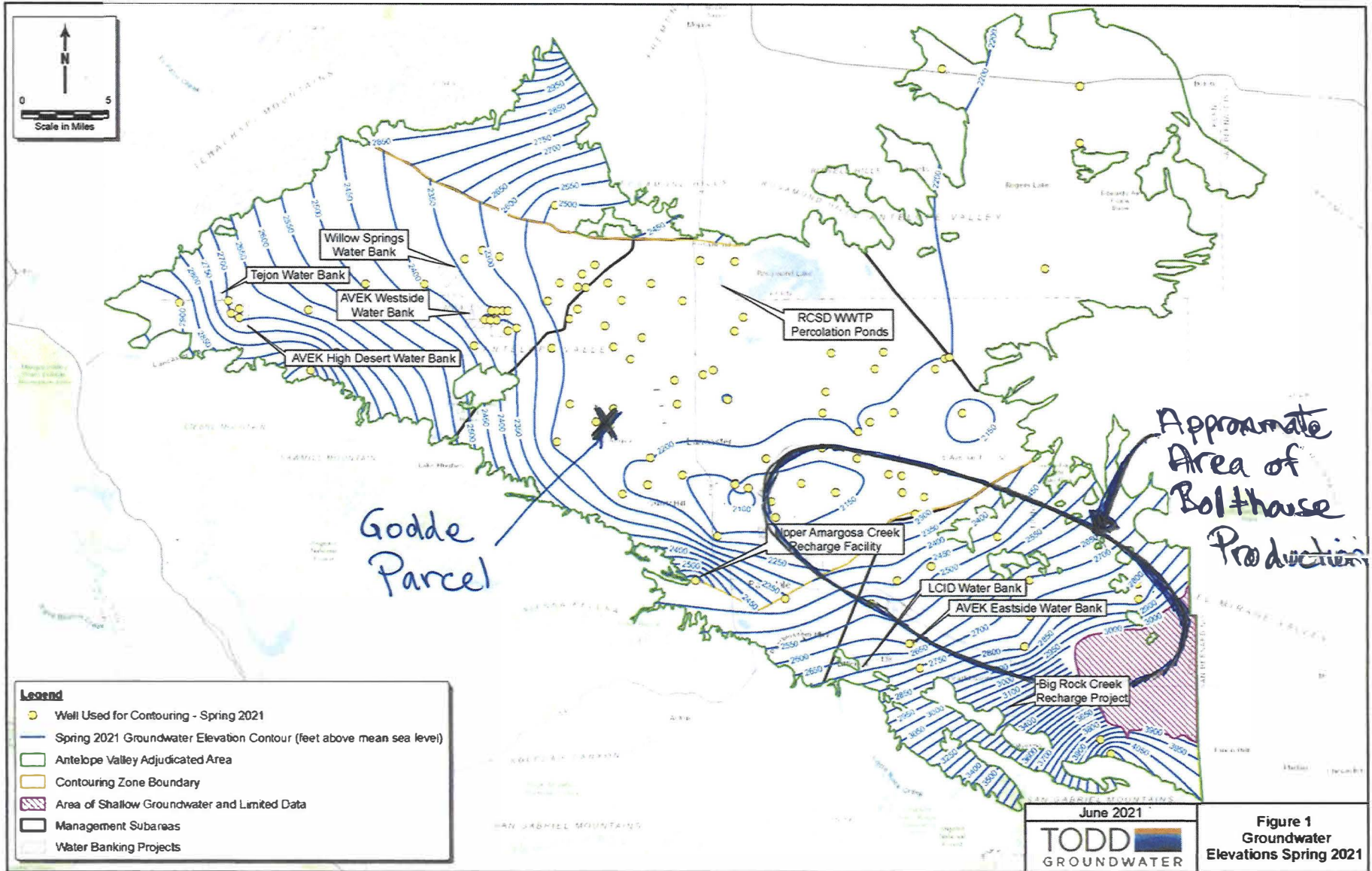
Because this transfer will be used as a Replacement Water Obligation and results in a shift of location of water production, there is no Material Injury associated with groundwater storage and sustainable yield. There is no expected impact to local water quality or natural recharge associated with this production. Recognizing that this is a one-time transfer and that this water does not represent new production, Todd Groundwater finds the potential for Material Injury as defined in the Judgment negligible.

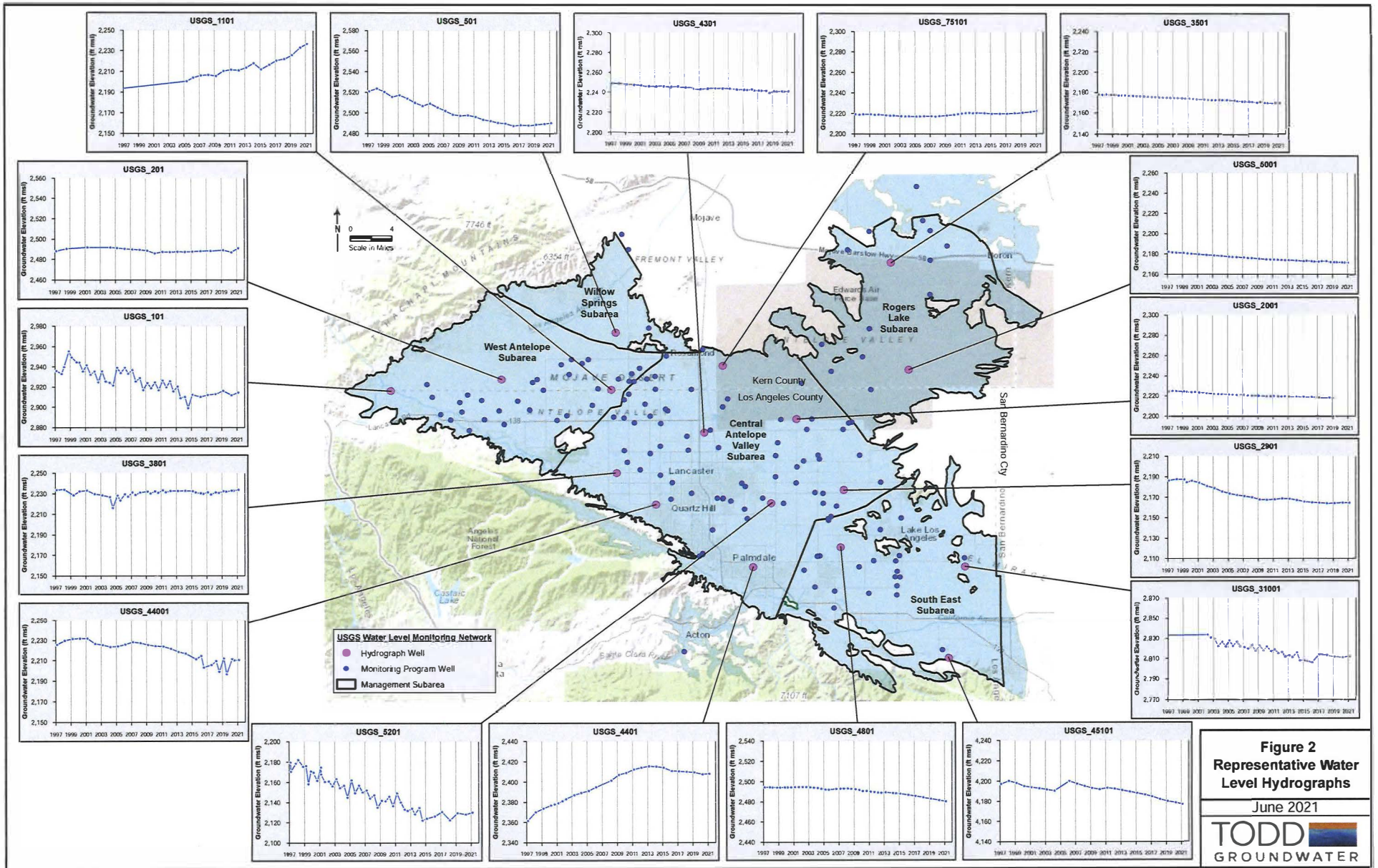
Sincerely,



Katherine White

Todd Groundwater, Antelope Valley Watermaster Engineer





TRANSFER REQUEST FORM

ANTELOPE VALLEY WATERMASTER

Please include an application fee according to the fee schedule posted on the Watermaster website:

<https://avwatermaster.net>. Make check out to: Antelope Valley Watermaster

Mail to: Antelope Valley Watermaster, P.O. Box 3025, Quartz Hill, California 93586 OR email to: info@avwatermaster.net

Call Watermaster Administrative staff at 661-234-8233 with questions. Transfer Requests review could take up to 60 days.

PERMANENT TRANSFER? Yes or No

TEMPORARY/ONE-TIME TRANSFER? Yes or No

Permanent Amount 0.00 acre-feet Temporary/One-time Amount 714 acre-feet

IF TRANSFER DUE TO CHANGE IN LAND OWNERSHIP, PLEASE ATTACH DEED AS PROOF OF SALE OR A PRELIMINARY TITLE REPORT

Date Requested March 1, 2022

If Temporary, Calendar Year(s) to be Used 217 a/cft (2018), 217 a/cft (2019), 217 a/cft (2020) 217 a/cft, 63 a/cft (2021)

Which Party will be paying the annual Administrative Assessment(s) for the transferred water? _____

Is either Party a member of the Antelope Valley United Mutuals Group? Yes or No

TRANSFER FROM (SELLER/TRANSFEROR):

Name Gary M. Godde 2015 Trust Street Address 1793 Bitterbrush Court

City Garnderville State Nevada Zip Code 89140

Phone 775-720-6551 email G_Godde@msn.com

APN#(s) where transfer originates (i.e., production well location(s)) 3219-015-001

APN#(s) (or water supply service area) where groundwater was used 3219-015-001

TRANSFER TO (BUYER/TRANSFeree):

Name Bolthouse Properties, LLC Street Address 11601 Bolthouse Drive, Suite 200

City Bakersfield State California Zip Code 93311

Phone 661-323-4005 email dclifford@bolthouseproperties.com

Note: Legal notices under the Judgment will be sent to the above email address. You are required to keep this information up to date. Please notify the Watermaster of any changes.

APN#(s) (or water supply service area) where transfer will be pumped and used See the attached.

Purpose of Transfer:

- Permanent Transfer resulting from Property Sale/Transfer (PLEASE ATTACH DEED OR PRELIMINARY TITLE REPORT)
- Additional Source of Water
- Other, explain To be used for 2021 replacement water obligation.

Water is to be Transferred from/to: ~~(transferred water retains its original water type):~~ _____

- Current Year Production Right: amount _____ acre-feet
- Carry Over Water: amount 714 acre-feet
- Storage: amount _____ acre-feet
- Other, explain _____

(Transferred water retains its original water type – e.g., transferred Carry Over Water remains Carry Over water)

WATER QUALITY AND WATER LEVELS (not required if transfer is in association of change of land ownership)

Are Parties aware of any water quality issues that exist in either the area transferred from or to? Yes or **No**

If yes, please explain: _____

Please provide groundwater elevations in the areas affected by the transfer. _____

Are Parties aware of any water level issues that exist in either the area transferred from or to? Yes or **No**

If yes, please explain: _____

MAPS

➔ Please include a map of the area where the water was used by the Transferor and a map of the area where the water is intended to be used by the Transferee. Include locations of production facilities involved in or affected by the Transfer. This map can include all possible locations of past source and use and future source and use.

SECURITY INTEREST OR LIENHOLDERS

For Permanent Transfers, please provide a list of all parties with a recorded security interest, deed of trust or a lien in such real property or in crops growing or to be grown thereon, and attach copies of written notices to such parties and copies of return receipts. _____

The transfer shall be conditioned upon:

1. Transferee shall succeed to the right of Transferor under the terms of the Judgment.
2. Transferee shall only use Transferred waters for reasonable and beneficial uses.
3. Any Transferee not already a Party to the Judgment must intervene and become a Party to the Judgment.
4. All applicable assessments (Administrative and Balance) and transfer fees are paid in full.
5. If the Watermaster determines that the transfer has resulted in a material injury, the parties will be required to work with the Watermaster Board to mitigate that material injury.
6. For Permanent Transfers, the Parties agree to duly record in the office of the appropriate County Recorder a document reflecting the Permanent Transfer reflected in this Transfer Form.
7. The Transfer Request Form must bear the notarized signatures of both the transferor and the transferee.

SIGNATURES

I understand and agree to abide by the terms of the Antelope Valley Adjudication Judgment. I swear under penalty of perjury that the information provided on this Transfer Request Form is correct to the best of my knowledge, that I am authorized to enter into this Transfer on behalf of the party indicated below and to bind that party on whose behalf I am signing, and that signing this Transfer Request Form is within the scope of my authority, and that the signature below, whether original, electronic, or photocopied, is authorized and valid, and is affixed with the intent to be enforceable. I understand that it is my responsibility to notify the Antelope Valley Watermaster of any changes in any of the information provided on this form within 15 days. I also understand that additional information may be required if there is a suspected potential for a material injury as defined in the Judgment.

Signature of Transferor _____ Date _____

Signature of Transferee  _____ Date 3.5.2021

ON BEHALF OF
BOLTING PROPERTIES.

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
) ss.
COUNTY OF KERN)

On March 4, 2022, before me, Nancy E. Vogel, Notary Public, personally appeared DANIEL T. CLIFFORD who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity(ies), and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct

WITNESS my hand and Official Seal.



Nancy E. Vogel

Notary Public

(Transferred water retains its original water type – e.g., transferred Carry Over Water remains Carry Over water)

WATER QUALITY AND WATER LEVELS (not required if transfer is in association of change of land ownership)

Are Parties aware of any water quality issues that exist in either the area transferred from or to? Yes or **No**

If yes, please explain: _____

Please provide groundwater elevations in the areas affected by the transfer. _____

Are Parties aware of any water level issues that exist in either the area transferred from or to? Yes or **No**

If yes, please explain: _____

MAPS

➔ Please include a map of the area where the water was used by the Transferor and a map of the area where the water is intended to be used by the Transferee. Include locations of production facilities involved in or affected by the Transfer. This map can include all possible locations of past source and use and future source and use.

SECURITY INTEREST OR LIENHOLDERS

For Permanent Transfers, please provide a list of all parties with a recorded security interest, deed of trust or a lien in such real property or in crops growing or to be grown thereon, and attach copies of written notices to such parties and copies of return receipts. _____

The transfer shall be conditioned upon:

1. Transferee shall succeed to the right of Transferor under the terms of the Judgment.
2. Transferee shall only use Transferred waters for reasonable and beneficial uses.
3. Any Transferee not already a Party to the Judgment must intervene and become a Party to the Judgment.
4. All applicable assessments (Administrative and Balance) and transfer fees are paid in full.
5. If the Watermaster determines that the transfer has resulted in a material injury, the parties will be required to work with the Watermaster Board to mitigate that material injury.
6. For Permanent Transfers, the Parties agree to duly record in the office of the appropriate County Recorder a document reflecting the Permanent Transfer reflected in this Transfer Form.
7. The Transfer Request Form must bear the notarized signatures of both the transferor and the transferee.

SIGNATURES

I understand and agree to abide by the terms of the Antelope Valley Adjudication Judgment. I swear under penalty of perjury that the information provided on this Transfer Request Form is correct to the best of my knowledge, that I am authorized to enter into this Transfer on behalf of the party indicated below and to bind that party on whose behalf I am signing, and that signing this Transfer Request Form is within the scope of my authority, and that the signature below, whether original, electronic, or photocopied, is authorized and valid, and is affixed with the intent to be enforceable. I understand that it is my responsibility to notify the Antelope Valley Watermaster of any changes in any of the information provided on this form within 15 days. I also understand that additional information may be required if there is a suspected potential for a material injury as defined in the Judgment.

Signature of Transferor  Date 3.4.2022

Signature of Transferee  ON BEHALF OF Date 3.3.2021

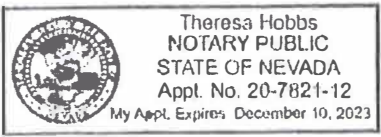
BOLTING PROPERTIES.

STATE OF NEVADA,)
)ss.
COUNTY OF LYON,)

On March 4, 2022 GARY M GROSS personally appeared before me, a notary public, who acknowledged that he executed the attached instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official stamp at my office in the County of Lyon, on the day and year this certificate first above written.

Theresa Hobbs
Theresa Hobbs, Notary



To be completed by the Watermaster:

Watermaster Engineer Approval Katherine White Date 3/7/22

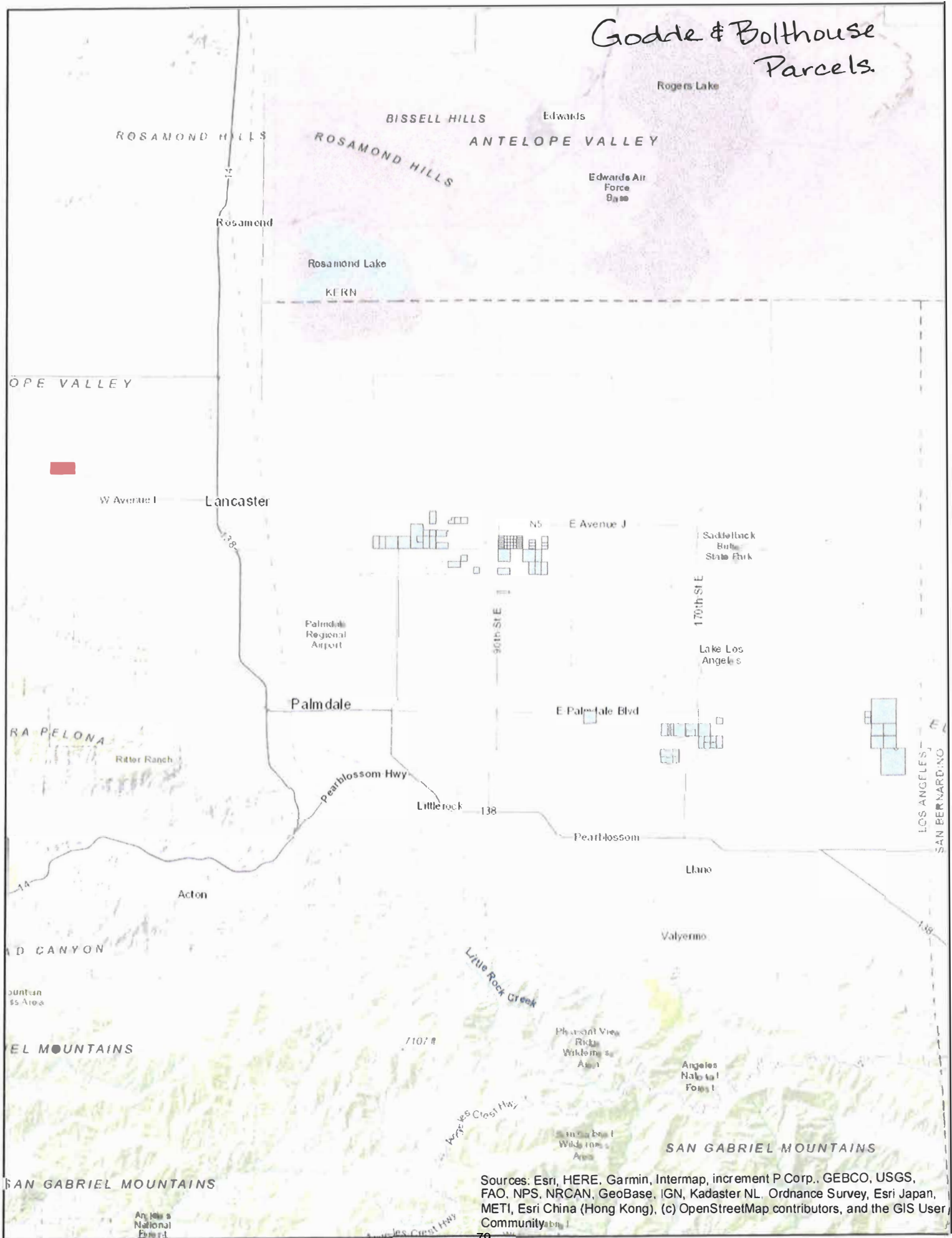
Watermaster Board Approval _____ Date _____

Bolthouse Properties.

APN	Jurisdiction
3032-004-020	Unincorporated
3032-004-021	Unincorporated
3075-011-017	Unincorporated
3075-014-001	Unincorporated
3075-015-001	Unincorporated
3075-015-002	Unincorporated
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3075-015-004	Unincorporated
3075-015-005	Unincorporated
3075-015-006	Unincorporated
3075-015-007	Unincorporated
3075-016-001	Unincorporated
3075-016-002	Unincorporated
3075-016-003	Unincorporated
3075-016-004	Unincorporated
3075-017-010	Unincorporated
3075-017-011	Unincorporated
3075-019-001	Unincorporated
3075-019-002	Unincorporated
3075-019-005	Unincorporated
3075-019-006	Unincorporated
3079-015-001	Unincorporated
3080-005-001	Unincorporated
3080-005-002	Unincorporated
3080-005-003	Unincorporated
3080-005-009	Unincorporated
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3091-021-018	Unincorporated
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3091-024-007	Unincorporated
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3376-022-017	Unincorporated
3376-022-018	Unincorporated
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3376-026-008	Lancaster
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APN	Jurisdiction
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3376-026-016	Lancaster
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3376-026-030	Lancaster
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3376-026-032	Lancaster
3376-026-033	Lancaster
3378-002-003	Lancaster
3378-003-001	Unincorporated
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3378-005-002	Lancaster
3378-005-004	Lancaster
3378-005-005	Lancaster
3378-005-006	Unincorporated
3378-023-005	Palmdale
3384-004-004	Unincorporated
3384-008-001	Unincorporated
3384-008-020	Unincorporated
3384-015-013	Lancaster
3384-016-013	Lancaster
3384-016-014	Lancaster
3384-017-001	Lancaster
3384-017-002	Lancaster
3384-017-003	Lancaster
3384-018-001	Lancaster
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3384-018-003	Lancaster
3384-018-004	Lancaster
3384-020-001	Unincorporated
3386-013-010	Unincorporated
3386-014-001	Unincorporated

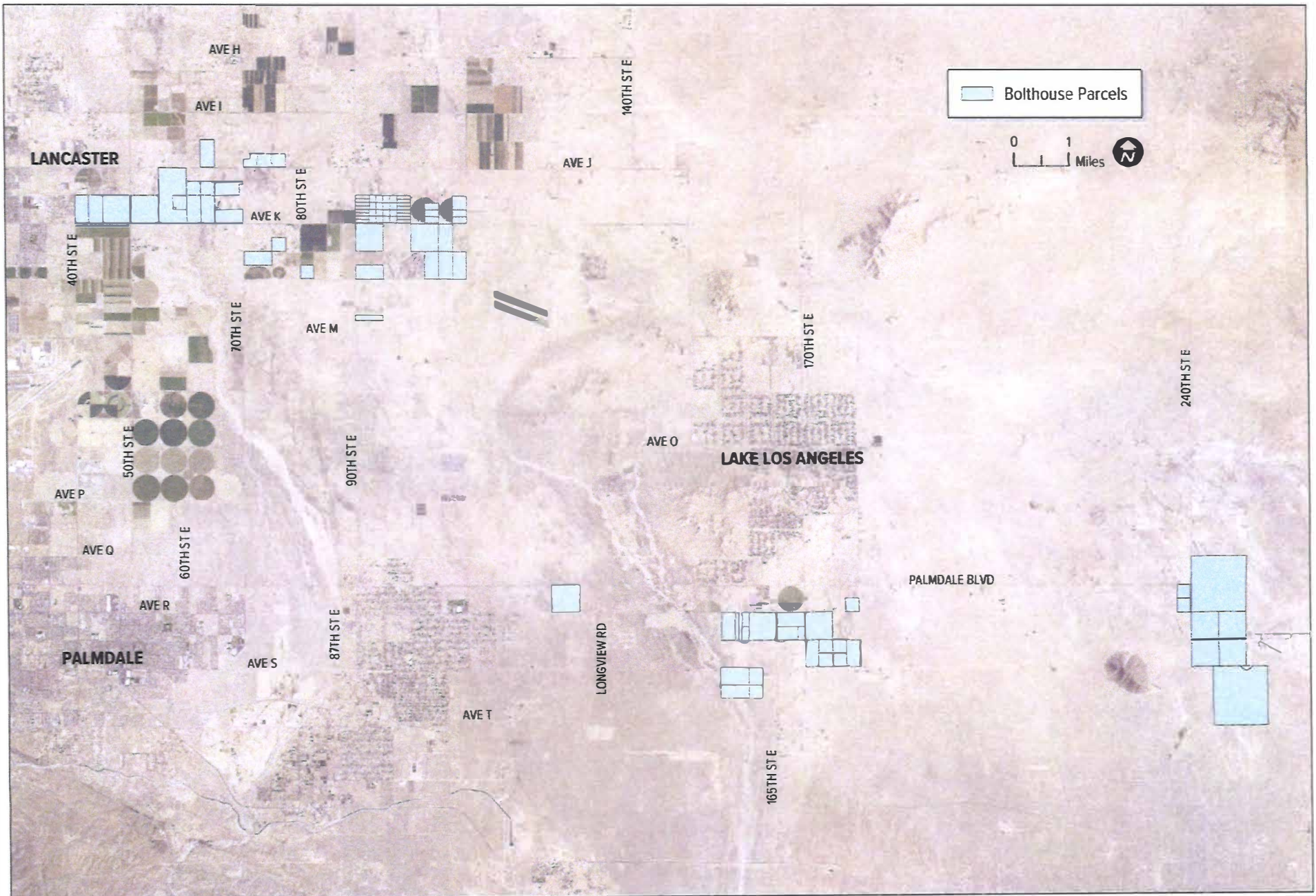
Godde & Bolthouse Parcels



Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community

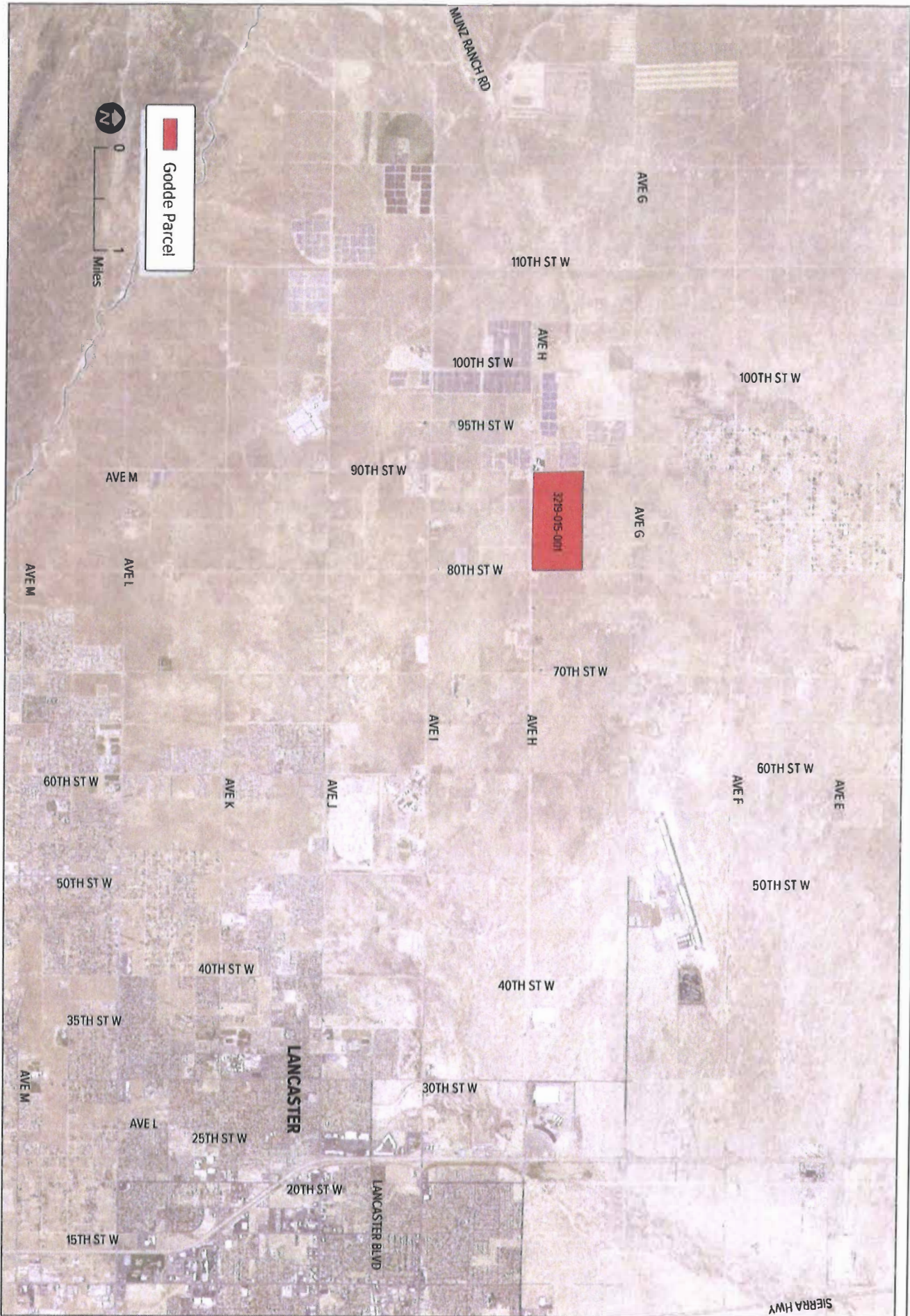
Antelope Valley Overview

Bolthouse Parcels Overview - 3/2/2022



Antelope Valley Overview

Godde Parcel Overview - 3/2/2022





February 28, 2022

Antelope Valley Watermaster
5022 West Avenue N, Suite 102 #158
Palmdale, CA 93551

RE: Annual Well Production Reporting for 2021

Dear Antelope Valley Watermaster,

Please find the enclosed Annual Production Reporting for Bolthouse Properties' 2021 water use.

If you have any questions or will require any additional information please feel free to contact me at (661) 323-4005.

Sincerely,

A handwritten signature in blue ink that reads "Brad DeBranch". The signature is written in a cursive, flowing style.

Brad DeBranch
Director of Planning & Land Resources

6

ANNUAL WATER PRODUCTION REPORT*
2021 CALENDAR YEAR
ANTELOPE VALLEY WATERMASTER

Submit by March 1, 2022

Please mail to: Antelope Valley Watermaster, 5022 West Avenue N, Suite 102 #158, Palmdale, CA 93551 or email to: info@avwatermaster.net. Call Watermaster Administrative staff at 661-234-8233 with questions.

This form is used by the Watermaster for water accounting. Please report all water produced by the production right named below. All producers must report their own production.

NAME OF PRODUCTION RIGHT Bolthouse Properties, LLC

(As listed in the Judgment or New Production Application)

Contact Name Brad DeBranch, Bolthouse Properties, LLC

Address 11601 Bolthouse Drive, Suite 200, Bakersfield, CA 93311

Phone 661-323-4005

email bdebranch@bolthouseproperties.com

TOTAL GROUNDWATER PRODUCED 12,945.596 acre-feet in 2021

The amount of water available for use in 2021 has been summarized in tables on the **Antelope Valley Watermaster website**: <https://avwatermaster.net/>. See Table 1 for Public Water Suppliers (Exhibit 3 Parties); Table 2 for Overlying Producers (Exhibit 4 Parties); and Table 3 for Other Parties (other than those listed on Exhibits 3 and 4).

Amount of this production that is recovery of stored water (excluding Carry Over water) 0.00 acre-feet in 2021

Total number of production wells 50 (please complete the table on page 2)

Did these wells produce water for another party? If so, which Parties?

No

Number of these wells that have had meter documentation approval by the Watermaster Engineer 50

Anticipated date that the remaining wells will have approved meter documentation N/A

Please sign below and complete the information on the next page.

I certify to the best of my knowledge and belief that the information provided on this Production Report Form is true and correct.

Signature of Producer



Date 2/28/2022

Section 18.5.12 (Production Reports) of the Judgment states: "The Watermaster Engineer shall require each Producer, other than unmetered Small Pumper Class Members, to file an annual Production report with the Watermaster. Producers shall prepare the Production reports in a form prescribed by the rules and regulations. The Production reports shall state the total Production for the reporting Party, including Production per well, rounded off to the nearest tenth of an acre foot for each reporting period. The Production reports shall include such additional information and supporting documentation as the rules and regulations may reasonably require."

	State Well Number	Well	2021 Acre Feet	Measurement	WGS84_long	WGS84_lat	Associated APNs
1	05N/09W-05B01S	Anderson N	362.650	Water Meter	-117.840225	34.557627	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009
2	05N/09W-05F01S	Anderson S	0.000	Water Meter	-117.840224	34.551646	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009
3	07N/11W-14 S	Avol 14-3N	213.240	Water Meter	-118.014777	34.696933	3384-003-008 to -012, 3384-004-004, 3384-008-001
4	07N/11W-14P01 S	Avol 14-3S	14.970	Water Meter	-118.015677	34.690156	3384-003-008 to -012, 3384-004-004, 3384-008-001
5	07N/11W-21F01 S	Avol 21-1S	82.030	Water Meter	-118.053924	34.682987	3150-015-003, -004, -006; 3150-016-017, -019 to -021, -023 & -025
6	07N/11W-25G01S	Avol 25-3	501.499	Water Meter	-117.996652	34.667743	3386-013-010, 3386-014-001 to -003
7	06N/09W-32B01S	Back 32-2	508.433	Water Meter	-117.850935	34.568976	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009
8	06N/09W-33C01S	Big Field East	388.649	Water Meter	-117.839952	34.569031	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009
9	06N/09W-33F01S	Big Field South	83.723	Water Meter	-117.836479	34.565395	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009
10	06N/09W-33D01S	Big Field West	196.964	Water Meter	-117.844068	34.568999	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009
11	06N/09W-34P01S	Brown 34-3 East	398.720	Water Meter	-117.817647	34.561695	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009
12	06N/09W-34N01S	Brown 34-3 West	180.000	Water Meter	-117.822208	34.561584	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009
13	07N/11W-10P01S	Bushnell 10-3	5.200	Water Meter	-118.034401	34.704689	3382-022-057, 3382-023-017, -018, -027, -033 & -034, 3384-001-004, 3384-001-800
14	07N/11W-10Q01S	Bushnell 10-4 W	450.070	Water Meter	-118.028843	34.704781	3382-022-057, 3382-023-017, -018, -027, -033 & -034, 3384-001-004, 3384-001-800
15	07N/11W-15A01S	Bushnell 15-2	165.440	Water Meter	-118.023740	34.701679	3382-022-057, 3382-023-017, -018, -027, -033 & -034, 3384-001-004, 3384-001-800
16	07N/10W-29P S	Dack 29-3S	390.322	Water Meter	-117.961109	34.664321	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
17	07N/10W-29C01 S	Hawaiian 29-1	496.748	Water Meter	-117.961163	34.672131	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
18	07N/10W-29E01S	Hawaiian 29-1W	580.372	Water Meter	-117.969410	34.668326	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
19	07N/11W-13P S	Laid 13-3	46.029	Water Meter	-117.996786	34.690284	3384-008-001, 3384-008-020, 3384-020-001

	State Well Number	Well	2021 Acre Feet	Measurement	WGS84_long	WGS84_lat	Associated AP Ns
20	07N/11W-21P S	Minn 21-3E	0.516	Water Meter	-118.050396	34.678609	3150-015-003, -004, -006; 3150-016-017, -019 to -021, -023 & -025
21	07N/11W-21N S	Minn 21-3W	126.758	Water Meter	-118.058669	34.675536	3150-015-003, -004, -006; 3150-016-017, -019 to -021, -023 & -025
22	07N/11W-22A S	Minn 22-2E	31.168	Water Meter	-118.028194	34.686587	3384-015-009 to -013; 3384-016-013 & -014; 3384-017-001 to -003, -009; 3384-018-001 to -004
23	07N/11W-22B S	Minn 22-2W	466.990	Water Meter	-118.032007	34.689639	3384-015-009 to -013; 3384-016-013 & -014; 3384-017-001 to -003, -009; 3384-018-001 to -004
24	07N/11W-22N S	Minn 22-3W	0.793	Water Meter	-118.036723	34.677033	3384-015-009 to -013; 3384-016-013 & -014; 3384-017-001 to -003, -009; 3384-018-001 to -004
25	07N/11W-22Q S	Minn 22-4	608.372	Water Meter	-118.031792	34.675529	3384-015-009 to -013; 3384-016-013 & -014; 3384-017-001 to -003, -009; 3384-018-001 to -004
26	07N/11W-23P S	Minn 23-3	160.436	Water Meter	-118.014758	34.677083	3384-015-009 to -013; 3384-016-013 & -014; 3384-017-001 to -003, -009; 3384-018-001 to -004
27	07N/11W-23 R S	Minn 23-4	312.050	Water Meter	-118.005585	34.675694	3384-015-009 to -013; 3384-016-013 & -014; 3384-017-001 to -003, -009; 3384-018-001 to -004
28	07N/10W-20L S	Pardee 20-3M	5.918	Water Meter	-117.965296	34.680948	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
29	07N/10W-20P01S	Pardee 20-3SE	646.725	Water Meter	-117.961111	34.675741	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
30	07N/10W-20M S	Pardee 20-3W	453.840	Water Meter	-117.969365	34.682776	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
31	07N/10W-20J01S	Pardee 20-4E	70.768	Water Meter	-117.952282	34.678917	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
32	07N/10W-20J S	Pardee 20-4NE	461.980	Water Meter	-117.952268	34.682566	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
33	07N/10W-20Q S	Pardee 20-4W	237.618	Water Meter	-117.958672	34.679000	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
34	07N/10W-28D S	Pardee 28-1N	448.292	Water Meter	-117.951721	34.675239	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
35	07N/10W-28E S	Pardee 28-1S	0.000	Water Meter	-117.951739	34.670724	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
36	07N/10W-28L S	Pardee 28-3	212.496	Water Meter	-117.947364	34.667956	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009
37	07N/10W-30N S	Pardee 30-3	16.562	Water Meter	-117.984798	34.660949	3378-002-003
38	07N/10W-21J S	Piani 21-4	0.000	Water Meter	-117.936653	34.678651	3376-022-002, -004 to -022; 3376-026-002 to -033; 3378-001-001, -002; 3378-002-006, 3378-003-001, 3378-004-008; 3378-005-001, -002, -004 to -006; 3378-007-009

Antelope Valley Watermaster
Annual Production Reporting 2021
Bolthouse Properties, LLC

2/16/2022

	State Well Number	Well	2021 Acre Feet	Measurement	WGS84_long	WGS84_lat	Associated APNs
39	05N/08W-02D S	Rowan 2-1	488.221	Water Meter	-117.693973	34.557553	3032-004-021, 3091-020-019, 3091-020-020, 3091-021-018, 3091-024-006, 3091-024-007
40	05N/08W-02A S	Rowan 2-2N	372.270	Water Meter	-117.678213	34.557640	3032-004-021, 3091-020-019, 3091-020-020, 3091-021-018, 3091-024-006, 3091-024-008
41	05N/08W-02H S	Rowan 2-6	112.049	Water Meter	-117.678974	34.550569	3032-004-021, 3091-020-019, 3091-020-020, 3091-021-018, 3091-024-006, 3091-024-009
42	05N/08W-02R S	Rowan 2-9	260.060	Water Meter	-117.678249	34.542433	3032-004-021, 3091-020-019, 3091-020-020, 3091-021-018, 3091-024-006, 3091-024-010
43	06N/08W-035F S	S&P 35-1	308.755	Water Meter	-117.694584	34.565270	3032-004-021, 3091-020-019, 3091-020-020, 3091-021-018, 3091-024-006, 3091-024-011
44	06N/08W-35H01S	S&P 35-2	25.130	Water Meter	-117.685152	34.565480	3032-004-021, 3091-020-019, 3091-020-020, 3091-021-018, 3091-024-006, 3091-024-012
45	06N/08W-035F S	S&P 35-3	422.912	Water Meter	-117.697343	34.560649	3032-004-021, 3091-020-019, 3091-020-020, 3091-021-018, 3091-024-006, 3091-024-013
46	06N/08W-35J01S	S&P 35-4 N	563.207	Water Meter	-117.685066	34.561139	3032-004-021, 3091-020-019, 3091-020-020, 3091-021-018, 3091-024-006, 3091-024-014
47	06N/08W-35R S	S&P 35-4S	1.491	Water Meter	-117.685098	34.558111	3032-004-021, 3091-020-019, 3091-020-020, 3091-021-018, 3091-024-006, 3091-024-015
48	07N/11W-14L-01S	Testo	0.460	Water Meter	-118.014204	34.700964	3384-003-008 to -012, 3384-004-004, 3384-008-001
49	05N/09W-05E01S	Turner South	521.490	Water Meter	-117.845407	34.549948	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009
50	06N/09W-33B01S	Yard NW	543.210	Water Meter	-117.835286	34.572360	3029-016-002, 3075-007-007, 3075-011-017, 3075-014-001, 3075-015-002 to -007, 3075-016-001 to -004, 3075-019-001 to -003, -005 & -006, 3075-022-013, -021 & -022, 3080-005-001 to -003 & -009

Total for 2021:

12,945.596

**Resolution No. R-22-20
NGO Asset Management
2 Monitoring Wells**

RESOLUTION NO. R-22-20

**APPROVING APPLICATIONS
NON-PRODUCTION, MONITORING AND PILOT WELLS PURSUANT TO THE
TERMS OF THE JUDGMENT; ATTACHED EXHIBIT A**

WHEREAS, the Antelope Valley Watermaster, formed by the Antelope Valley Groundwater Cases Final Judgment (“Judgment”), Santa Clara Case No. 1-05-CV-049053 signed December 23, 2015, is to administer the Judgment; and

WHEREAS, a process for considering and approving applications for applications for non-production wells, monitoring wells and pilot wells has set forth in the Judgment and in the Rules and Regulations contained in the Memorandum from Todd Groundwater to the Watermaster Board dated March 2, 2018 and unanimously adopted by the Board pursuant to Resolution No. R-18-05; and

WHEREAS, the Watermaster Staff may recommend to the Watermaster Board that applications for applications for non-production wells, monitoring wells, and pilot wells be denied or approved; and

WHEREAS, pursuant to the terms of the Judgment, the Watermaster Board must deny or approve these applications consistent with the terms of the Judgment; and

WHEREAS, the Watermaster Staff has reviewed all the applications listed on attached Exhibit A and has made the appropriate determinations for non-production wells, monitoring wells and pilot wells as required under the Judgment and the Rules and Regulations; and

WHEREAS, the Watermaster Board has considered and adopts the determinations and recommendations of the Watermaster Staff and is prepared to approve the applications listed on Exhibit A.

NOW, THEREFORE, BE IT RESOLVED, that the Watermaster Board unanimously approves the applications for non-production wells, monitoring wells and pilot wells of those Parties or Persons whose names and information are listed on attached Exhibit A to this Resolution as being consistent with the terms of the Judgment and applicable Rules and Regulations.

I certify that this is a true copy of Resolution No. R-22-20 as passed by the Board of Directors of the Antelope Valley Watermaster at its meeting held on March 23, 2022, in Palmdale, California.

Date: _____

Robert Parris, Chairman

ATTEST: _____

Patricia Rose – Secretary

**APPROVING APPLICATIONS
NON-PRODUCTION WELLS, MONITORING WELLS AND PILOT WELLS
PURSUANT TO THE TERMS OF THE JUDGMENT;
Exhibit A Attachment to
Resolution No. R-22-20**

APN#	Request Type	Subarea
3142-006-033	(2) Monitoring Wells	Central Antelope



BOARD OF DIRECTORS

Robert Parris – Chair

AVEK Representative

Kathy MacLaren – Vice Chair

Public Water Suppliers Representative

Adam Arika

LACWW Representative

John Calandri

Landowner Representative

Derek Yurosek

Landowner Representative

March 4, 2022

Robert Parris, Chair

Antelope Valley Watermaster Board

Re: New Monitoring Well
NGO Asset Management (2 Wells MW-17 and MW-18)
Central Antelope Valley Subarea – APN 3142-006-033

Watermaster Board:

The Antelope Valley Watermaster Administrative Staff has reviewed the attached applications for two (2) new Monitoring Wells located in the Central Antelope Valley Subarea. Lahontan Regional Water Quality Control Board ordered the Monitoring Wells to be constructed to address data gaps in ongoing groundwater assessments of petroleum hydrocarbons in the soil and groundwater at an Acro gas station Located at 101 E. Avenue J in Lancaster, California as shown in the attached workplan.

Due to the small amount of groundwater used, monitoring wells are not subject to Material Injury analysis as defined by the Judgment. If the future use of the Well uses changes from monitoring to production, the applicant must notify the Watermaster.

Sincerely,

Angel Fitzpatrick

Administrative Staff

NON-PRODUCTION WELL APPLICATION

(e.g., Monitoring Wells)
ANTELOPE VALLEY WATERMASTER

Please include an application fee according to the fee schedule posted on the Watermaster website: <https://avwatermaster.net>. Make check out to Antelope Valley Watermaster

Please mail to Antelope Valley Watermaster 5022 West Avenue N, Palmdale, CA 93551 Suite 102 #158 OR email to info@avwatermaster.net

Call Watermaster Administrative staff at 661-234-8233 with questions.

This form is for applicants to request a non-production well (monitoring wells, test wells, and cathodic protection wells). Non-production wells are used for groundwater sampling and monitoring only (<.25 AFY).

Date 2/18/2022 Well Site APN 3142-006-033
Property Owner/Well Owner NGO Asset Management LLC
Property Owner/Well Owner Mailing Address 101 E. Avenue J, Lancaster, CA 93534
Property Address, if different than Owner's Address _____
Contact Phone Number (661) 471-9290 Contact email AmBusinessServices15@gmail.com

Driller Information

Drilling Company J&H Drilling, DBA MR Drilling
Drilling Company Address 13124 Firestone Blvd., Santa Fe Springs, CA 90670
Drilling Company Phone Number (714) 994-0402 Drilling Company email steve@mrdrillco.com

Reason for Monitoring Well:

Monitoring wells will be constructed to address data gaps on ongoing groundwater assessment.

Monitoring Well Information

Monitoring Well Latitude/Longitude approximately lat 34.689838 / lon -118.130151
Do other wells exist on this property? Yes If Yes, indicate if active inactive, or abandoned and show on Site Plan monitoring wells.



Site Plan

An 8½" by 11" paper site plan must be attached to this application showing:

1. Location of site features, including major buildings, landscaped areas, all existing wells, roads, etc.
2. North arrow and scale.
3. Locations of proposed well and existing well(s) with dimensions in feet between wells and to nearest cross streets.



Proposed Well Construction

Please attach a diagram showing proposed well construction, including maximum well depth, casing diameter and materials, ground surface elevation, screen intervals, and estimated pumping capacity. A completed DWR Well Completion Report and publicly available monitoring data collected are required to be submitted to the Antelope Valley Watermaster upon completion of well.

Signatures

I understand and agree to abide by the terms of the Antelope Valley Adjudication Judgment. I certify that the information given in this application is correct to the best of my knowledge and that the signature below, whether original, electronic, or photocopied, is authorized and valid, and is affixed with the intent to be enforceable. I understand that it is my responsibility, as the well owner, to notify the Antelope Valley Watermaster of any changes in the purpose or pumping capacity of this well, from which is indicated on this application and agree to provide the Watermaster with all publicly available monitoring data.

Signature of Property Owner/Well Owner Tiffany Rojas Date 2-18-22

Signature of Well Driller [Signature] Date 02-18-22

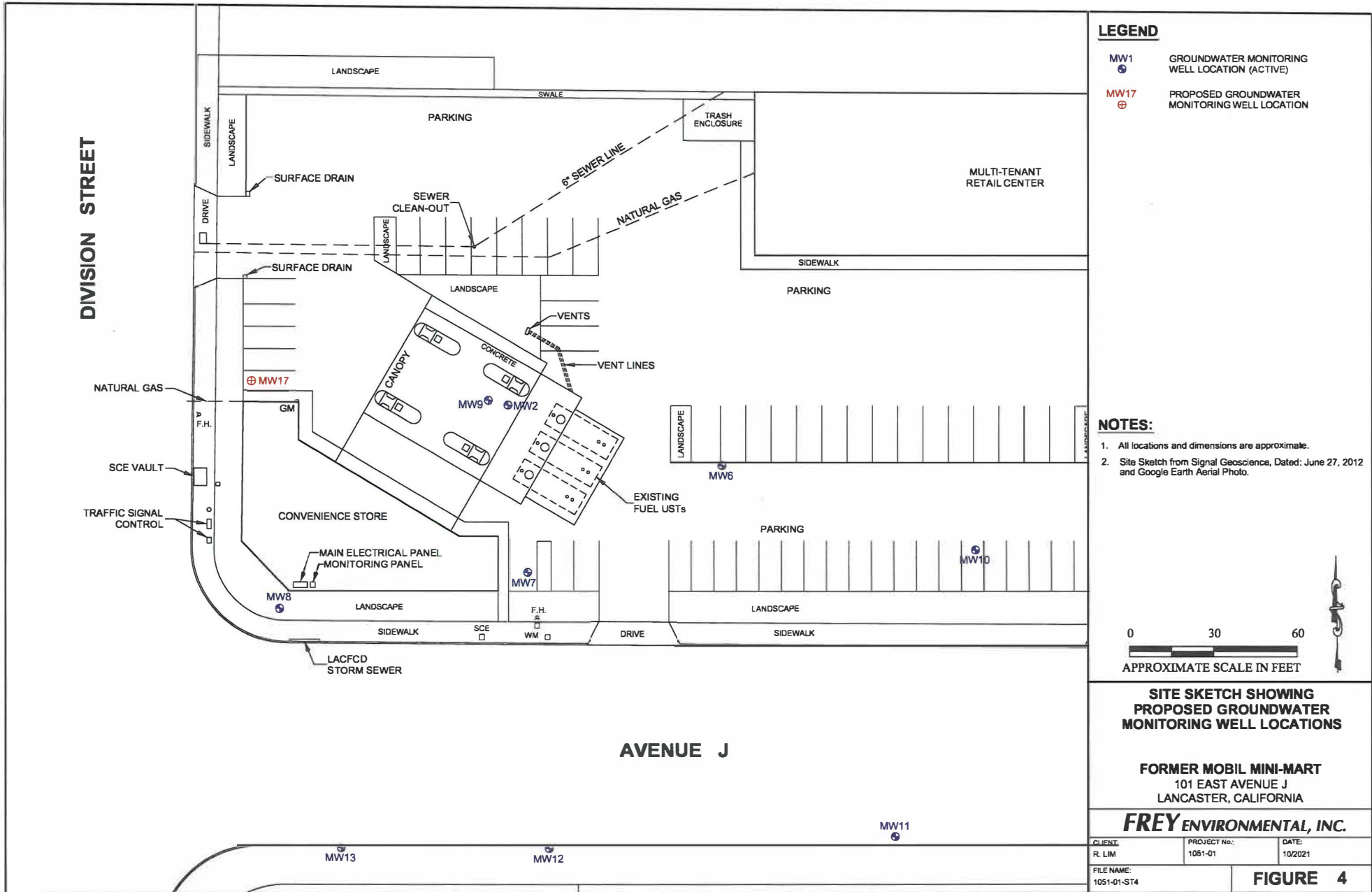
Signature of Consultant/Agent [Signature] Date 02-18-22

To be completed by the Watermaster:

Watermaster Staff Approval _____ Date _____

Watermaster Board Approval _____ Date _____

This application is not for a well construction permit, a completed and approved application must be submitted to the appropriate well permitting agency (e.g., Kern or Los Angeles Counties) for a well construction permit, if the well is to be installed within the Antelope Valley Adjudicated Area.

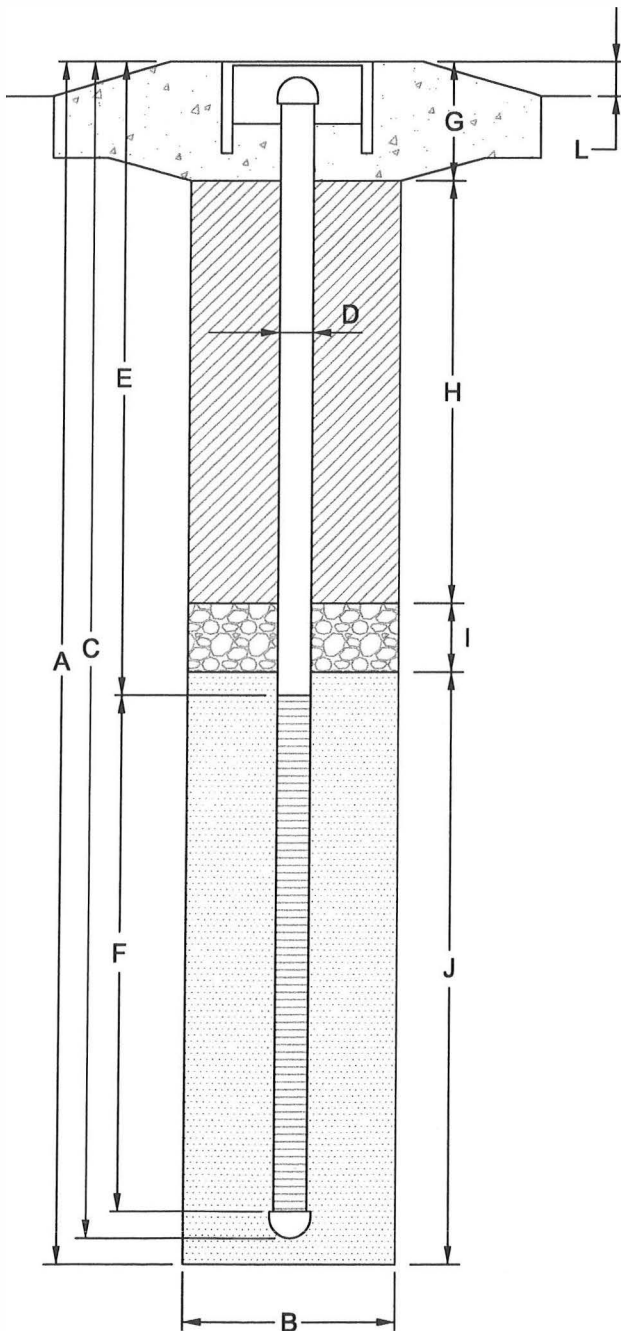


WELL CONSTRUCTION SUMMARY

Boring / Well Number MW17

Project Name Former Mobil Mini-Mart
 Project number 1051-01
 Location 101 East Avenue J, Lancaster
 Date Installed PROPOSED
 Personnel Oscar Prado
 Driller J&H Drilling, DBA MR Drilling

Rig Type CME 95 HSA
 Bit Type TBD
 Top of Casing Elevation (at mark) TBD
 Groundsurface Elevation Approximately 2382 feet AMSL
 Datum NAD83
 Static Water Level (feet) Approximately 2,297 feet AMSL
 Estimated Pumping Capacity 50 gallons per purging event (4 times a year)



EXPLORATORY BORING

A. Total Depth (feet) 100
 B. Diameter (inches) 10
 Drilling Method Hollow Stem Auger

WELL CONSTRUCTION

C. Casing Length (feet) 100
 Material schedule 40 pvc
 D. Diameter (inches) 4
 E. Depth to Top of Perforations (feet) 75
 F. Perforated Length (feet) 25
 Perforated Interval (feet) From 75 to 100
 Perforation Type slotted
 Perforation Size 0.010
 G. Surface Completion (feet) 1
 Material Concrete
 H. Backfill (feet) 69
 Backfill Material Neat cement
 I. Filter Pack Bridge (feet) 3
 Material Wetted bentonite chips
 J. Filter Pack (feet) 27
 Pack Material / Size #3 sand
 L. Surface Cover Height Above Grade (inches) .1

NON-PRODUCTION WELL APPLICATION

(e.g., Monitoring Wells)
ANTELOPE VALLEY WATERMASTER

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Call Watermaster Administrative staff at 661-234-8233 with questions.

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Date 2/18/2022 Well Site APN 31 42 006- 033
Property Owner/Well Owner NGO Asset Management LLC
Property Owner/Well Owner Mailing Address 101 E Avenue J, Lancaster, CA 93534
Property Address, if different than Owner's Address _____
Contact Phone Number (661) 471-9290 Contact email AmBusinessServices15@gmail.com

Driller Information

Drilling Company J&H Drilling, DBA MR Drilling
Drilling Company Address 13124 Firestone Blvd., Santa Fe Springs, CA 90670
Drilling Company Phone Number (714) 994-0402 Drilling Company email steve@mrdrillco.com

Reason for Monitoring Well:

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Monitoring Well Information

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Do other wells exist on this property? Yes If Yes, indicate if active, inactive, or abandoned and show on Site Plan monitoring wells



Site Plan

An 8 1/2" by 11" paper site plan must be attached to this application showing:

1. Location of site features, including major buildings, landscaped areas, all existing wells, roads, etc.
2. North arrow and scale.
3. Locations of proposed well and existing well(s) with dimensions in feet between wells and to nearest cross streets.



Proposed Well Construction

Please attach a diagram showing proposed well construction, including maximum well depth, casing diameter and materials, ground surface elevation, screen intervals, and estimated pumping capacity. A completed DWR Well Completion Report and publicly available monitoring data collected are required to be submitted to the Antelope Valley Watermaster upon completion of well.

Signatures

I understand and agree to abide by the terms of the Antelope Valley Adjudication Judgment. I certify that the information given in this application is correct to the best of my knowledge and that the signature below, whether original, electronic, or photocopied, is authorized and valid, and is affixed with the intent to be enforceable. I understand that it is my responsibility, as the well owner, to notify the Antelope Valley Watermaster of any changes in the purpose or pumping capacity of this well, from which is indicated on this application and agree to provide the Watermaster with all publicly available monitoring data.

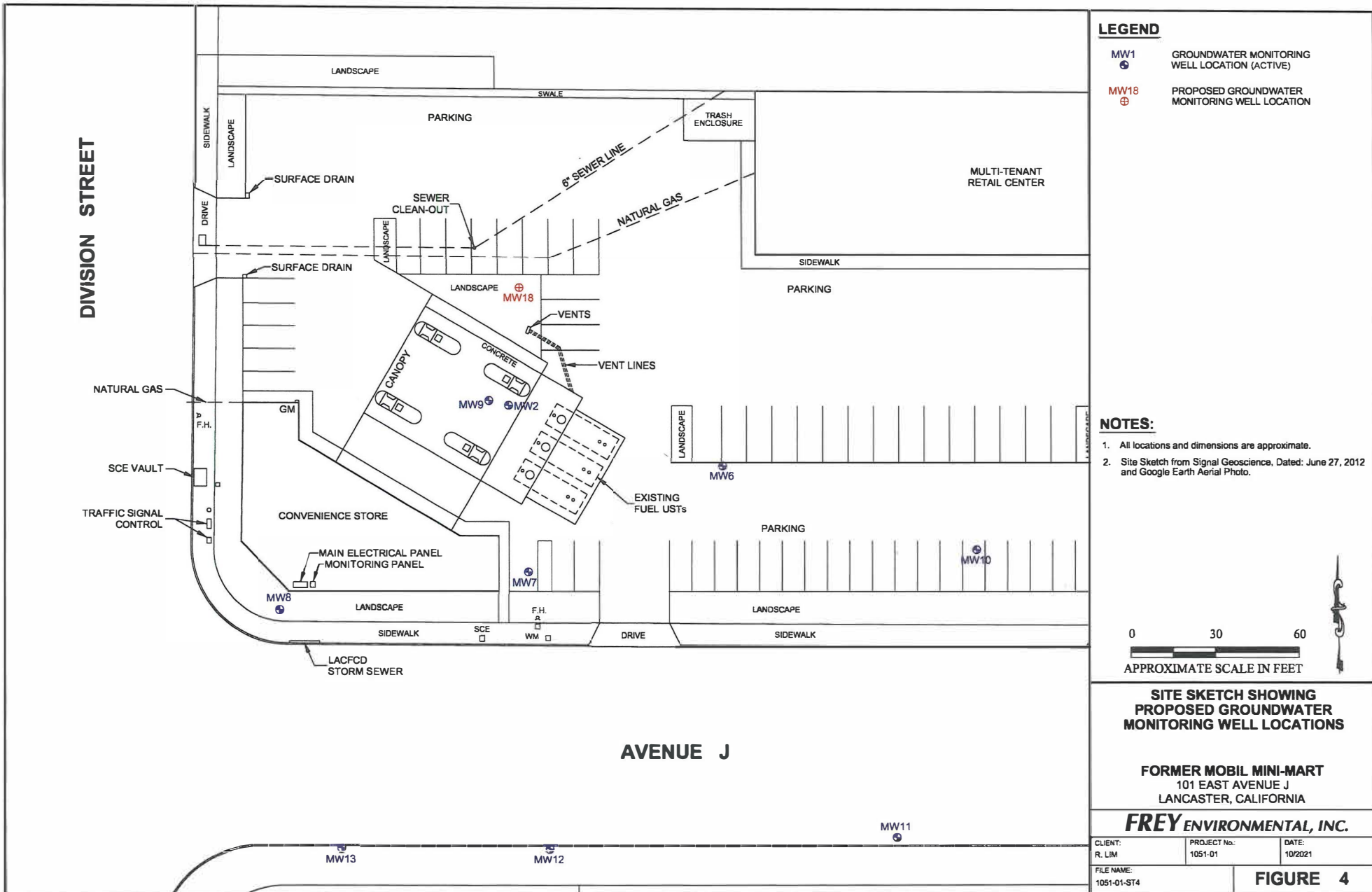
Signature of Property Owner/Well Owner Tiffany Ng Date 2-18-22

Signature of Well Driller [Signature] Date 02-18-22

Signature of Consultant/Agent [Signature] Date 02-18-22

To be completed by the Watermaster:	
Watermaster Staff Approval _____	Date _____
Watermaster Board Approval _____	Date _____

This application is not for a well construction permit, a completed and approved application must be submitted to the appropriate well permitting agency (e.g., Kern or Los Angeles Counties) for a well construction permit, if the well is to be installed within the Antelope Valley Adjudicated Area.



LEGEND

- MW1 GROUNDWATER MONITORING WELL LOCATION (ACTIVE)
- MW18 PROPOSED GROUNDWATER MONITORING WELL LOCATION

NOTES:

1. All locations and dimensions are approximate.
2. Site Sketch from Signal Geoscience, Dated: June 27, 2012 and Google Earth Aerial Photo.



SITE SKETCH SHOWING PROPOSED GROUNDWATER MONITORING WELL LOCATIONS

FORMER MOBIL MINI-MART
 101 EAST AVENUE J
 LANCASTER, CALIFORNIA

FREY ENVIRONMENTAL, INC.

CLIENT: R. LIM	PROJECT No.: 1051-01	DATE: 10/2021
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FILE NAME:
1051-01-ST4

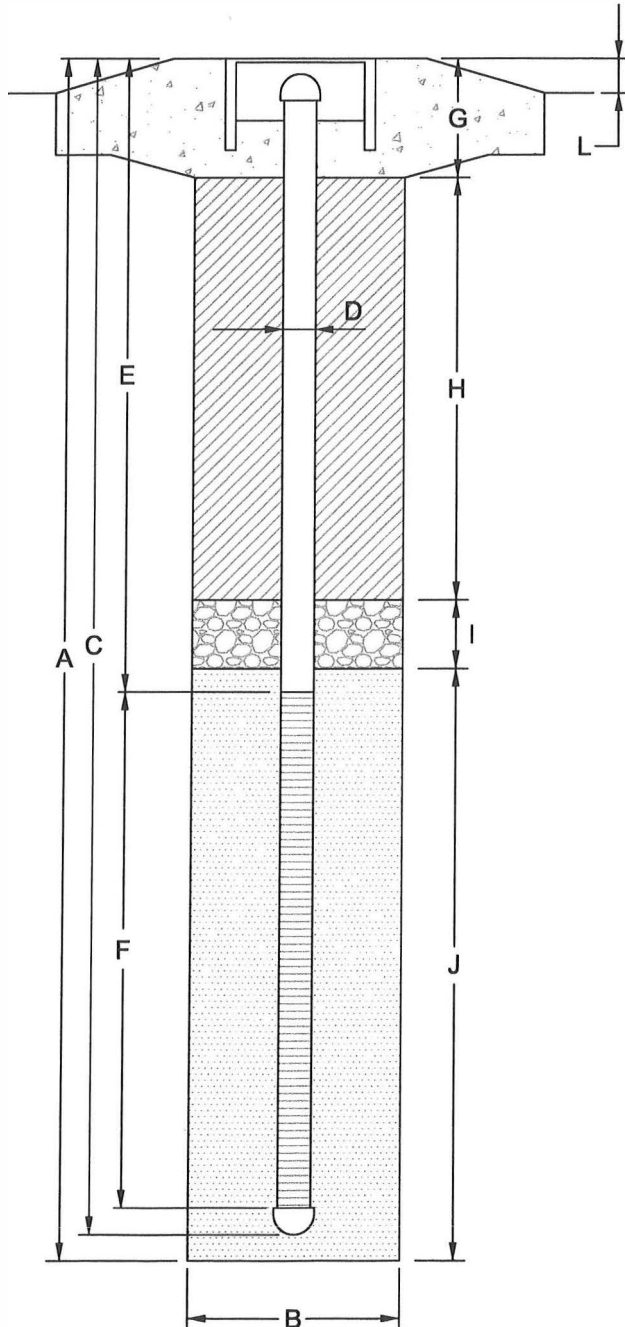
FIGURE 4

WELL CONSTRUCTION SUMMARY

Boring / Well Number MW18

Project Name Former Mobil Mini-Mart
 Project number 1051-01
 Location 101 East Avenue J, Lancaster
 Date Installed PROPOSED
 Personnel Oscar Prado
 Driller J&H Drilling, DBA MR Drilling

Rig Type CME 95 HSA
 Bit Type TBD
 Top of Casing Elevation (at mark) TBD
 Groundsurface Elevation Approximate 29 feet AMSL
 Datum NAD83
 Static Water Level (feet) Approximately 2,298 feet AMSL
 Estimated Pumping Capacity 50 gallons per purging event (4 times a year)



EXPLORATORY BORING

A. Total Depth (feet) 100
 B. Diameter (inches) 10
 Drilling Method Hollow Stem Auger

WELL CONSTRUCTION

C. Casing Length (feet) 100
 Material schedule 40 pvc
 D. Diameter (inches) 4
 E. Depth to Top of Perforations (feet) 75
 F. Perforated Length (feet) 25
 Perforated Interval (feet) From 75 to 100
 Perforation Type slotted
 Perforation Size 0.010
 G. Surface Completion (feet) 1
 Material Concrete
 H. Backfill (feet) 69
 Backfill Material Neat cement
 I. Filter Pack Bridge (feet) 3
 Material Wetted bentonite chips
 J. Filter Pack (feet) 27
 Pack Material / Size #3 sand
 L. Surface Cover Height Above Grade (inches) .1

October 29, 2021
1051-01

Jeff Brooks
Regional Water Quality Control Board
Lahontan Region
2501 Lake Tahoe Boulevard
South Lake Tahoe, CA 96150

**WORKPLAN
ADDITIONAL GROUNDWATER MONITORING WELL INSTALLATION
FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CA 93534
GLOBAL ID: T0603700386**

Dear Mr. Brooks:

FREY Environmental, Inc. (FREY) has prepared this workplan for the additional assessment of petroleum hydrocarbons in soil and groundwater at the former Mobil Mini Mart located at 101 East Avenue J in Lancaster, California (Site) (Figures 1 and 2). This workplan was prepared in response to the Lahontan Regional Water Quality Control Board (RWQCB) email dated October 7, 2021 which has been attached in Appendix A.

A significant amount of environmental assessment has been conducted at the Site and is discussed in detail in FREY's report titled *Additional Soil and Groundwater Investigation* dated September 13, 2021. The September 13, 2021 report presented several conclusions. The most relevant conclusion, with respect to this workplan, was that the lateral extent of petroleum hydrocarbons in soil and groundwater has not been assessed to the north or west of the fuel dispensers.

Soil samples collected from beneath 3 of the 4 fuel dispensers contained TPH, benzene and MTBE at concentrations up to 11,000 milligrams per kilogram (mg/kg), 42 mg/kg and 72 mg/kg, respectively. Three soil samples collected from beneath the product piping contained TPH at concentrations up to 10,000 mg/kg. Two soil samples collected from beneath the product piping contained benzene at concentrations of 9.5 mg/kg and 31 mg/kg. Four product line soil samples contained MTBE at concentrations up to 26 mg/kg (FREY, 2021).

Soil and groundwater sample laboratory results and the screened intervals for groundwater monitoring wells are presented on Tables 1 through 4. On-Site soil sample, soil boring and groundwater monitoring well locations are shown on Figure 3.

OBJECTIVE

The objective of the scope of work described below is to further assess the lateral extent of petroleum hydrocarbons in soil and groundwater north and west from the fuel dispensers on Site.

SCOPE OF WORK

FREY proposes to drill, sample, and install two groundwater monitoring wells in the locations shown on Figure 4. All activities discussed below will be performed under the general supervision of a State of California professional geologist in accordance with applicable regulations and accepted engineering practices and protocols.

Pre-Field Activities

FREY will obtain groundwater monitoring well installation permits for MW17 and MW18 from the Los Angeles County Department of Public Health (DPH). FREY will mark the locations for MW17 and MW18 and obtain an underground service alert number at least 72 hours prior to drilling activities. The Site-specific Health and Safety Plan submitted as part of the October 30, 2020 workplan (FREY, 2020) will be implemented for the installation of MW17 and MW18.

Drilling of Soil Borings MW17 and MW18

A truck-mounted drill rig equipped with a 2-foot diameter cookie cutter will core through the asphalt at the locations of MW17 and MW18. FREY will then manually excavate each soil boring to approximately 5 feet below the ground surface (bgs) in order to avoid subsurface utilities and obstructions and extend the borings to final depths of 100 feet bgs with a truck-mounted drill rig using 10-inch diameter, continuous flight, hollow-stem augers. The boring depths are based upon a depth of water of approximately 85 feet bgs as measured in well MW9 on August 9, 2021 and may be adjusted based upon field observations.

Soil samples will be collected at 5-foot depth intervals, in accordance with EPA 5035B, during the drilling of MW17 and MW18 and will be submitted for laboratory analysis. Soil samples will be examined for lithologic description and field screened for undifferentiated volatile organic compounds (UVOCs) using a photo-ionization detector (PID). Soil cuttings generated during drilling activities will be stored in a roll off bin and disposed of at an appropriate recycling facility pending soil profiling results.

Installation of Groundwater Monitoring Wells MW17 and MW18

Soil borings MW17 and MW18 will be converted into groundwater monitoring wells upon completion of soil sampling activities. Groundwater monitoring wells will be constructed of 4-inch diameter, schedule 40 PVC screen and blank casing. Wells MW17 and MW18 will be constructed with 25 feet of 0.010-inch slotted casing located between 75 and 100 feet bgs. The screen depth may be adjusted based upon the depth of groundwater encountered during drilling.

Blank casing will extend from the top of the slotted casing to approximately 6 inches bgs. Sand will be placed in the annulus between the borehole wall and casing and extend from the bottom of the borehole to 2 feet above the top of the screened interval. Groundwater monitoring wells will be surged and bailed during the placement of sand. A three-foot seal of wetted, bentonite chips will be placed on top of the sand pack in the annulus between the borehole wall and the casing. Neat cement will be placed on top of the wetted bentonite chips and will extend to approximately 6 inches bgs. Wells will be completed by installing a traffic rated well box set in concrete over each well.

Groundwater Monitoring Well Development and Sampling

The two newly installed wells will be developed by surging and pumping in general accordance with the procedures set forth in the California Well Standards Bulletin 74-90. Groundwater monitoring wells MW17 and MW18 will be monitored, purged and sampled no sooner than 3 days after development.

Groundwater samples will be analyzed for the full list of VOCs including total purgeable petroleum hydrocarbons (TPPH), benzene, toluene, ethylbenzene, total xylenes (BTEX), fuel oxygenates and naphthalene in general accordance with EPA Method No. 8260B.

Survey of Groundwater Monitoring Wells

Newly installed groundwater monitoring wells will be surveyed by a State of California Registered Land Surveyor for elevation, relative to a City, County or Federal benchmark, and for location, using Global Positioning System methodology. The survey will be conducted in accordance with State Water Resources Control Board Geotracker standards.

Soil and Groundwater Disposal

Soil cuttings generated during drilling operations will be temporarily stored in a roll off bin. The soil cuttings will be profiled, manifested, and transported to a State-licensed recycling facility.

Groundwater and decontamination water generated during the drilling, well development and water sampling activities will be temporarily stored in Department of Transportation approved, 55-gallon drums. The water will be profiled, manifested, transported and disposed of at a State-licensed disposal/ recycling facility.

Data Evaluation and Report Preparation

FREY will prepare a report documenting the results of the soil and groundwater sampling activities. Field measurements, observations and chemical analyses of soil and groundwater samples will be evaluated and interpreted in context with the existing soil conditions and the hydrogeologic setting. Cross sections showing the lateral and vertical extent of TPPH, benzene and MTBE in soil in the fuel dispenser area will be prepared for the report

SCHEDULE

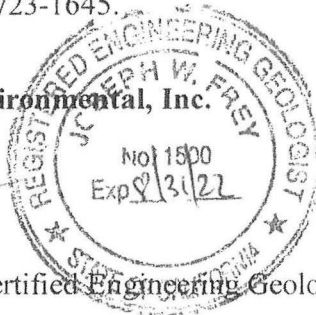
FREY will commence pre-field activities following approval of this workplan by the RWQCB. It is estimated that three weeks will be required to obtain the monitoring well installation permits from the DPH. The installation of the groundwater monitoring wells will require two days to complete.

Groundwater monitoring well development (one day) and well sampling (one day) will require an additional week with laboratory results available 10 days after sample submittal. The soil and groundwater investigation report can be submitted to the RWQCB four to six weeks following receipt of groundwater laboratory data. In summation, the scope of work described in this workplan addendum is estimated to require approximately three months.

If you should have any questions or concerns regarding this workplan addendum, please contact us at (949) 723-1645.

Sincerely,
FREY Environmental, Inc.


Joe Frey
Principal Certified Engineering Geologist
CEG #1500




Evan Plivett
Senior Project Geologist
PG#7880



Oscar Prado
Staff Geologist
GIT #1298

Attachments:

Table 1 – Soil Sample Laboratory Results - Product Piping and Fuel Dispensers

Table 2 – Soil Sample Laboratory Results – Soil Borings

Table 3 – Well Construction Summary

Table 4 – Historical Groundwater Levels and Chemical Analysis Results

Figure 1 – Site Location Map

Figure 2 – Site Vicinity Sketch

Figure 3 – Site Sketch Showing Soil Sample, Soil Boring, SVE Well and Groundwater Monitoring Well Locations

Figure 4 – Site Sketch Showing Proposed Groundwater Monitoring Well Locations

Appendix A – RWQCB Email Dated October 7, 2021

REFERENCES

FREY (FREY Environmental, Inc.), 2020, Workplan, Additional Soil and Groundwater Investigation, Former Mobil Mini Mart, 101 E. Avenue J, Lancaster, California, dated October 30, 2020.

FREY (FREY Environmental, Inc.), 2021, Additional Soil and Groundwater Investigation, Former Mobil Mini Mart, 101 E. Avenue J, Lancaster, California, Global ID #T0603700386, dated September 13, 2021.

TABLES

TABLE 1
SOIL SAMPLE LABORATORY RESULTS
PRODUCT PIPING AND FUEL DISPENSERS

Former Mobil Mini Mart
101 E. Avenue J
Lancaster, California

Results in milligrams per kilogram (mg/kg)

Soil Sample	Date Sampled	Sample Location	Sample Depth (feet bgs)						Total	MTBE
				TPH-gas	Benzene	Toluene	Ethylbenzene	Xylenes		
Product Line										
MPL-01	10/21/1996	Product Line	--	2.9	ND<0.005	ND<0.005	ND<0.005	0.056	3.7	
MPL-02	10/21/1996	Product Line	--	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.01	ND<0.02	
MPL-03	10/21/1996	Product Line	--	9,900	9.5	250	130	1,200	19	
MPL-04	10/21/1996	Product Line	--	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.01	ND<0.02	
MPL-05	10/21/1996	Product Line	--	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.01	ND<0.02	
MPL-06	10/21/1996	Product Line	--	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.01	ND<0.02	
MPL-07	10/21/1996	Product Line	--	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.01	ND<0.02	
MPL-08	10/21/1996	Product Line	--	ND<1.0	ND<0.005	ND<0.005	ND<0.005	0.015	0.063	
MPL-09	10/21/1996	Product Line	--	10,000	31	320	150	980	26	
Fuel Dispensers										
MSW-01	10/15/1996	Southwest Dispenser	--	9,600	18	320	120	1,500	15	
MNW-01	10/15/1996	Northwest Dispenser	--	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.01	ND<0.02	
MSE-01	10/15/1996	Southeast Dispenser	--	3,100	0.2	8.4	41	270	ND<2.5	
MNE-01	10/15/1996	Northeast Dispenser	--	11,000	42	280	74	1,200	72	

Notes:

- 1 Soil sample data from Closure Report: Dispenser Islands/Product Lines. Summit Environmental Systems dated November 1, 1996.
- 2 feet bgs = feet below the ground surface
- 3 ND = not detected in concentrations greater than the amount shown.
- 4 TPH-gas = Total petroleum hydrocarbons modified for gasoline analyzed by EPA 8015M
- 5 Benzene, toluene, ethylbenzene, total xylenes and methyl tert butyl ether (MTBE) analyzed by EPA 8020.

TABLE 2
SOIL SAMPLE LABORATORY RESULTS - SOIL BORINGS

FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA

Concentrations in milligrams per kilogram (mg/kg)

Soil Boring	Sample Depth (feet-bgs)	Date	TPPH / TPH-g [1]	Benzene [2]	Toluene [2]	Ethyl-benzene [2]	Total Xylenes [2]	MTBE [2]	TBA [2]	Naphthalene [2]
B1	5	5/6/1997	ND<1	ND<0.005	ND<0.005	MD<0.005	ND<0.005	0.910	--	--
	10	5/6/1997	10	ND<0.005	ND<0.005	MD<0.005	0.021	8.100	--	--
	15	5/6/1997	ND<1	ND<0.005	ND<0.005	MD<0.005	ND<0.005	0.730	--	--
	20	5/6/1997	ND<1	0.024	ND<0.005	0.0056	0.020	0.330	--	--
B2	5	5/6/1997	2,200	31.2	267	61.1	390	55	--	--
	10	5/6/1997	610	6.81	70.5	17.7	105	3.9	--	--
	15	5/6/1997	4,590	7.41	288	130	811	ND<2.5	--	--
	20	5/6/1997	8,380	77.2	807	235	1,340	83.2	--	--
	25	5/6/1997	3,660	34.6	408	107	642	ND<2.5	--	--
	30	5/6/1997	2,460	13.9	220	70.5	450	ND<2.5	--	--
	35	5/6/1997	14	ND<0.025	0.063	0.062	0.640	0.340	--	--
	40	5/6/1997	ND<1	ND<0.005	ND<0.005	ND<0.005	ND<0.005	ND<0.005	--	--
	45	5/6/1997	ND<1	0.0053	0.014	ND<0.005	0.0055	0.150	--	--
50	5/6/1997	ND<1	0.042	0.077	0.0057	0.027	ND<0.005	--	--	
B3	5	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	ND<0.005	--	--
	10	5/6/1997	ND<1.0	ND<0.025	ND<0.025	ND<0.025	0.039	0.290	--	--
	15	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	0.099	--	--
	20	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	0.021	0.190	--	--
	25	5/6/1997	1.1	0.0072	0.0067	ND<0.005	ND<0.005	3.240	--	--
	30	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	0.530	--	--
	35	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	0.045	--	--
40	5/6/1997	6.6	0.170	0.350	0.087	0.760	8.480	--	--	
B4	5	5/6/1997	800	ND<0.625	7.29	3.84	85.4	ND<0.625	--	--
	10	5/6/1997	420	ND<1.25	10.6	4.92	39.7	28.9	--	--
	15	5/6/1997	460	ND<2.5	2.66	2.73	13.6	6.79	--	--
	20	5/6/1997	1,480	1.70	36.1	21.8	138	ND<1.25	--	--
	25	5/6/1997	7.1	0.026	0.046	ND<0.025	0.140	10.0	--	--
	30	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	0.010	0.970	--	--
	35	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	0.011	ND<0.005	--	--
	40	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	ND<0.005	--	--
B5	5	5/6/1997	ND<1.0	0.010	ND<0.005	ND<0.005	0.028	0.180	--	--
	10	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	ND<0.005	--	--
	15	5/6/1997	ND<1.0	ND<0.005	0.025	0.0085	0.077	ND<0.005	--	--
	20	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	0.270	--	--
	25	5/6/1997	ND<1.0	0.018	0.012	ND<0.005	0.026	1.35	--	--
	30	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	0.093	--	--
	35	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	ND<0.005	--	--
	40	5/6/1997	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	ND<0.005	--	--

**TABLE 2
SOIL SAMPLE LABORATORY RESULTS - SOIL BORINGS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

Concentrations in milligrams per kilogram (mg/kg)

Soil Boring	Sample Depth (feet-bgs)	Date	TPPH / TPH-g [1]	Benzene [2]	Toluene [2]	Ethyl-benzene [2]	Total Xylenes [2]	MTBE [2]	TBA [2]	Naphthalene [2]
B1	10	3/1/2000	1.6	ND<0.005	ND<0.005	ND<0.005	ND<0.005	1.56	ND<0.050	--
	20	3/1/2000	2.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	1.95	ND<0.050	--
	25	3/1/2000	3.5	ND<0.005	ND<0.005	ND<0.005	ND<0.005	3.34	ND<0.050	--
	30	3/1/2000	1.1	ND<0.005	ND<0.005	ND<0.005	0.009	1.05	ND<0.050	--
	35	3/1/2000	0.2	ND<0.005	ND<0.005	ND<0.005	ND<0.005	0.20	ND<0.050	--
B2 (MW2)	10	3/2/2000	2,060.0	21.106	301.408	88.414	346.475	39.62	ND<50	--
	20	3/2/2000	4,738.9	58.425	551.875	177.048	590.311	59.67	ND<50	--
	30	3/2/2000	5,856.3	76.145	584.809	199.177	660.695	46.34	ND<50	--
	40	3/2/2000	10.8	ND<0.05	ND<0.05	ND<0.05	ND<0.05	10.64	ND<0.500	--
	50	3/2/2000	9.2	1.536	3.227	0.356	1.290	1.50	ND<0.500	--
	60	3/2/2000	323.7	ND<0.5	17.987	9.004	45.157	3.52	ND<5.0	--
	65	3/2/2000	4.4	0.149	1.603	0.298	1.430	3.21	ND<0.100	--
	70	3/2/2000	0.1	0.009	0.045	0.010	0.050	0.02	ND<0.050	--
	75	3/2/2000	0.3	0.017	0.100	0.011	0.054	0.07	ND<0.050	--
	80	3/2/2000	ND<0.1	ND<0.005	ND<0.005	ND<0.005	ND<0.005	ND<0.01	ND<0.050	--
B3	10	3/2/2000	3.2	0.188	0.372	0.163	0.555	2.16	ND<0.250	--
	20	3/2/2000	1.7	0.022	0.092	0.010	0.085	2.35	ND<0.100	--
	30	3/2/2000	2.7	ND<0.025	ND<0.025	ND<0.025	ND<0.025	2.60	ND<0.250	--
	40	3/2/2000	8.3	0.427	1.381	0.159	0.923	10.66	ND<0.500	--
	45	3/2/2000	8.4	1.000	2.033	0.193	0.820	6.21	ND<0.500	--
	50	3/2/2000	3.2	0.619	1.054	0.100	0.368	0.58	ND<0.200	--
	55	3/2/2000	ND<1.0	ND<0.005	ND<0.005	ND<0.005	ND<0.005	0.020	ND<0.050	--
	60	3/2/2000	0.6	0.069	0.140	0.009	0.046	0.48	ND<0.100	--
B4	10	3/1/2000	4.7	ND<0.005	ND<0.005	ND<5.0	ND<0.005	4.72	ND<0.050	--
	20	3/1/2000	0.4	ND<0.005	ND<0.005	ND<0.005	ND<0.005	0.35	ND<0.050	--
	30	3/1/2000	6.4	ND<0.005	ND<0.005	ND<0.005	ND<0.005	6.36	ND<0.050	--
B6 (MW6)	10	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	20	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	30	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	40	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	50	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	60	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	70	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	75	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
B7 (MW7)	10	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	20	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	30	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	40	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	50	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	60	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	70	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	75	8/12/2002	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--

TABLE 2
SOIL SAMPLE LABORATORY RESULTS - SOIL BORINGS

FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA

Concentrations in milligrams per kilogram (mg/kg)

Soil Boring	Sample Depth (feet-bgs)	Date	TPPH / TPH-g [1]	Benzene [2]	Toluene [2]	Ethyl-benzene [2]	Total Xylenes [2]	MTBE [2]	TBA [2]	Naphthalene [2]
B8 (MW8)	5	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	10	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	15	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	20	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	25	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	30	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	35	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	40	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	45	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	50	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	55	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	60	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	65	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
	70	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--
75	5/9/2005	ND<0.1	ND<0.002	ND<0.002	ND<0.002	ND<0.002	ND<0.005	--	--	
MW9	5	1/21/2021	14,000	ND<6.5	280	220	1,840	ND<13	ND<130	68
	10	1/21/2021	8,700	ND<8.7	180	140	790	ND<17	ND<170	ND<87
	15	1/21/2021	6,400	ND<8.0	100	91	780	ND<16	ND<160	ND<80
	20	1/21/2021	1,400	ND<1.9	6.1	18	146	ND<3.9	ND<39	ND<19
	25	1/21/2021	2,300	ND<4.3	15	26	232	ND<8.6	ND<860	ND<43
	30	1/21/2021	17	ND<0.045	180	190	1.8	ND<0.09	ND<0.9	ND<0.45
	35	1/21/2021	1,200	ND<1.5	14.0	13	119	ND<3.0	ND<30	ND<15
	40	1/21/2021	120	ND<0.085	0.940	1.7	14	ND<0.17	ND<1.7	ND<0.85
	45	1/21/2021	24	ND<0.043	0.65	0.44	3.36	ND<2.0	ND<0.85	ND<0.43
	50	1/21/2021	ND<14	ND<0.14	ND<0.14	ND<0.14	ND<0.29	5.0	ND<2.9	ND<1.4
	55	1/21/2021	55	ND<0.087	0.4	7.00	39	3.20	ND<1.7	ND<0.87
	60	1/21/2021	4.4	ND<0.0011	0.0038	0.012	0.117	0.013	0.84	0.09
	65	1/21/2021	450	ND<0.42	1.2	3.0	28.3	ND<0.84	ND<8.4	5.4
	70	1/21/2021	53	ND<0.084	0.39	0.6	5	ND<0.17	ND<1.7	ND<0.84
75	1/21/2021	1,300	ND<1.6	13	14	128	ND<3.2	ND<32	ND<16	
80	1/21/2021	ND<3.8	ND<0.038	ND<0.038	ND<0.038	ND<0.076	0.41	ND<0.76	ND<0.38	
85	1/21/2021	7.3	ND<0.045	0.048	0.071	0.64	0.27	ND<0.89	ND<0.45	
90	1/21/2021	0.72	ND<0.0013	0.0082	0.009	0.077	0.037	ND<0.025	ND<0.013	
B11	5	1/21/2021	ND<0.085	ND<0.00085	ND<0.00085	ND<0.00085	ND<0.0017	ND<0.0017	ND<0.017	ND<0.0085
	10	1/21/2021	ND<0.085	ND<0.00085	ND<0.00085	ND<0.00085	ND<0.0017	ND<0.0017	ND<0.017	ND<0.0085
B12	5	1/21/2021	ND<0.084	ND<0.00084	ND<0.00084	ND<0.00084	ND<0.0017	ND<0.0017	ND<0.017	ND<0.0084
	10	1/21/2021	ND<0.085	ND<0.00085	ND<0.00085	ND<0.00085	ND<0.0017	ND<0.0017	ND<0.017	ND<0.0085

**TABLE 2
SOIL SAMPLE LABORATORY RESULTS - SOIL BORINGS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

Concentrations in milligrams per kilogram (mg/kg)

Soil Boring	Sample Depth (feet-bgs)	Date	TPPH / TPH-g [1]	Benzene [2]	Toluene [2]	Ethyl-benzene [2]	Total Xylenes [2]	MTBE [2]	TBA [2]	Naphthalene [2]
MW12	40	3/16/2021	ND<0.087	ND<0.00087	ND<0.00087	ND<0.00087	ND<0.0017	ND<0.0017	ND<0.017	ND<0.0087
	45	3/16/2021	ND<0.074	ND<0.00074	ND<0.00074	ND<0.00074	ND<0.0015	ND<0.0015	ND<0.015	ND<0.0074
	50	3/16/2021	ND<0.082	ND<0.00082	ND<0.00082	ND<0.00082	ND<0.0016	ND<0.0016	ND<0.016	ND<0.0082
	55	3/16/2021	ND<0.069	ND<0.00069	ND<0.00069	ND<0.00069	ND<0.0014	ND<0.0014	ND<0.014	ND<0.0069
	60	3/16/2021	ND<0.084	ND<0.00084	ND<0.00084	ND<0.00084	ND<0.0017	ND<0.0017	0.021	ND<0.0084
	65	3/16/2021	ND<0.094	ND<0.00094	ND<0.00094	ND<0.00094	ND<0.0019	ND<0.0019	ND<0.019	ND<0.0094
	70	3/16/2021	ND<0.071	ND<0.00071	ND<0.00071	ND<0.00071	ND<0.0014	ND<0.0014	ND<0.014	ND<0.0071
	75	3/16/2021	ND<0.081	ND<0.00081	ND<0.00081	ND<0.00081	ND<0.0016	ND<0.0016	ND<0.016	ND<0.0081
80	3/16/2021	ND<0.076	ND<0.00076	ND<0.00076	ND<0.00076	ND<0.0015	ND<0.0015	ND<0.015	ND<0.0076	
MW13	40	3/15/2021	1,600	ND<0.49	0.8	3.0	28.4	ND<0.980	ND<9.8	6.6
	50	3/15/2021	7.1	ND<0.05	0.44	0.17	1.71	ND<0.10	ND<1.0	ND<0.5
	55	3/15/2021	1.0	ND<0.00097	0.0017	0.0017	0.0207	0.0021	ND<0.019	0.021
	60	3/15/2021	ND<0.079	ND<0.00079	0.0013	ND<0.00079	0.0035	0.0051	0.019	ND<0.0079
	65	3/15/2021	ND<0.092	ND<0.00092	ND<0.00092	ND<0.00092	ND<0.0018	0.0023	ND<0.018	ND<0.0092
	70	3/15/2021	0.085	ND<0.00074	ND<0.00074	ND<0.00074	ND<0.0015	ND<0.0015	ND<0.015	ND<0.0074
	80	3/15/2021	ND	ND<0.00076	ND<0.00076	ND<0.00076	ND<0.0015	ND<0.0015	ND<0.015	ND<0.0076

Notes:

- [1] Analyzed for total petroleum hydrocarbons modified for gasoline (TPH-g) by EPA Method No. 8015M.
- [2] Analyzed for benzene, toluene, ethyl-benzene, total xylenes (BTEX) and MTBE by EPA Method No. 8020 or 8021B. Soil samples from MW9, MW12, MW13, B11 and B12 analyzed in accordance with EPA Method No. 8260B.
- Not analyzed for the listed compound
- ND Not detected at or above the laboratory detection limit
- feet-bgs feet below ground surface

**TABLE 3
WELL CONSTRUCTION SUMMARY**

**Former Mobil Mini-Mart
101 East Avenue J
Lancaster, California**

Well	Installation Date	Screened Interval (feet-bgs)	Casing Diameter (inches)	Screen Slot Size (inches)	Comment
B1	5/1/2000	5 - 35	2	0.020	
B2 / MW2	5/1/2000	5 - 25 & 30 - 80	2	0.020	Single casing with 2 slot intervals
B3	5/2/2000	5 - 20 & 25 - 50	2	0.020	Single casing with 2 slot intervals
B4	5/2/2000	5 - 35	2	0.020	
B9	4/5/2010	10 - 20	4	0.020	
B10	4/5/2010	10 - 20	4	0.020	
MW6	8/12/2002	65 - 85	4	0.010	
MW7	8/12/2002	65 - 85	4	0.010	
MW8	5/9/2005	65 - 85	4	0.010	
MW9	1/21/2021	70 - 95	4	0.020	
MW10	1/22/2021	70 - 95	4	0.020	
MW11	3/17/2021	75 - 100	2	0.020	
MW12	3/16/2021	75 - 100	2	0.020	
MW13	3/15/2021	75 - 100	2	0.020	
MW14	3/12/2021	75 - 100	2	0.020	
MW15	3/11/2021	83 - 108	2	0.020	
MW16	3/10/2021	83 - 108	2	0.020	

**TABLE 4
HISTORICAL GROUNDWATER LEVELS AND CHEMICAL ANALYSIS RESULTS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

All concentrations in micrograms per liter (ug/L)

Well	Screen Interval (feet bgs)	Well Elevation (feet msl)	Sample Date	Depth to Groundwater (feet btoc)	Groundwater Elevation (feet msl)	Depth to Product (feet btoc)	Product Thickness (feet)	Chemical Concentrations (ug/L)								
								TPH-g TPPH	Benzene	Toluene	Ethyl Benzene	Total Xylenes	MTBE	TBA		
MW2	30-80	2,382.03	03/24/2000	75.85	2,306.18	--	--	23,302	2,522.6	2,907.4	270.1	1842.1	7240	ND<10		
			09/14/2001	75.65	2,306.38	--	--	15,876	1,114	5,398	412	3,569	4,521	ND<10		
			08/20/2002	75.48	2,306.55	--	--	29,860	1,237	6,318	596	5,102	12,640	ND<10		
			09/07/2002	75.49	2,306.54	--	--	--	--	--	--	--	--	--		
			11/02/2002	75.66	2,306.37	--	--	--	--	--	--	--	--	--		
			10/28/2004	75.59	2,306.44	--	--	--	--	23,251	592	5,702	837	3,675	5,196	ND<200
			03/04/2005	75.38	2,306.65	--	--	--	--	25,768	590	5,392	1,042	4,159	2,187	ND<200
			05/14/2005	75.23	2,306.80	--	--	--	--	--	--	--	--	--	--	--
			05/24/2005	75.26	2,306.77	--	--	--	--	13,240	254	4,266	482	2,334	4,509	ND<200
			12/20/2005	75.23	2,306.80	--	--	--	--	33,675	388.6	4798	750	3,073.5	2,685	ND<200
			03/31/2006	74.81	2,307.22	--	--	--	--	15,429	243.6	2,579.8	644.4	3,007.8	1,889.7	ND<200
			06/27/2006	74.68	2,307.35	--	--	--	--	35,069	310.6	5,336.9	698.6	5,316	4,006.8	ND<1,000
			12/19/2006	74.52	2,307.51	--	--	--	--	20,333	327.5	3,570.3	743.8	4,452.7	2,576.5	ND<1,000
			03/27/2007	74.35	2,307.68	--	--	--	--	23,604	310.6	5,082.2	658.4	4,330.7	3,694.1	ND<1,000
			06/25/2007	74.18	2,307.85	--	--	--	--	32,759	212	4,413.5	630.3	6,492.1	2,413.6	ND<200
			09/18/2007	74.14	2,307.89	--	--	--	--	34,767	304.7	6,967.4	770.5	5,486.9	2,544.4	ND<50
			12/20/2007	74.15	2,307.88	--	--	--	--	25,743	245	6,141.7	693.9	4,075.8	1,915.9	ND<50
			03/12/2008	73.95	2,308.08	--	--	--	--	18,476	114.4	2,369.2	510.4	2,912	1,694.5	ND<50
			06/05/2008	73.79	2,308.24	--	--	--	--	12,848	56.3	826.4	29.6	3,194.1	1,713.0	ND<50
			09/11/2008	73.79	2,308.24	--	--	--	--	39,395	184	4,926.1	527.9	5,588.6	2,292.5	ND<50
			12/10/2008	74.09	2,307.94	--	--	--	--	31,984	157.7	4,830.6	640	4,971.9	2,165.9	ND<50
			03/12/2009	73.73	2,308.30	--	--	--	--	31,668	156.3	4,391.2	808.6	5,332.3	2,971.4	ND<50
			06/23/2009	73.78	2,308.25	--	--	--	--	11,303	49.3	1,439.8	238	1,904.3	1,964.5	ND<50
			12/15/2009	73.86	2,308.17	--	--	--	--	24,792	147.6	6,154.9	899	7,199.3	3,724.9	ND<50
			06/29/2010	73.71	2,308.32	--	--	--	--	8,926	28.5	896	122.5	1,686.1	3,458.9	ND<50
			08/24/2010	73.92	2,308.11	--	--	--	--	--	--	--	--	--	--	--
			12/28/2010	74.03	2,308.00	--	--	--	--	31,432	115.9	5,845.2	841.9	9,721.3	4,712	ND<100
			06/28/2011	73.85	2,308.18	--	--	--	--	26,575	43.1	3,039.3	452.5	5,512.3	7,143.9	ND<100
			12/28/2011	74.21	2,307.82	--	--	--	--	18,658	46.6	2,395	450.1	4,037.9	4,142.2	ND<100
			06/27/2012	74.21	2,307.82	--	--	--	--	13,429	28.4	1,198.3	194.2	2,497.6	2,828.6	1,565.7
12/28/2012	74.55	2,307.48	--	--	--	--	24,302	32.6	2,447.9	424.2	5,734.2	2,905.4	ND<100			

**TABLE 4
HISTORICAL GROUNDWATER LEVELS AND CHEMICAL ANALYSIS RESULTS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

All concentrations in micrograms per liter (ug/L)

Well	Screen Interval (feet bgs)	Well Elevation (feet msl)	Sample Date	Depth to Groundwater (feet btoc)	Groundwater Elevation (feet msl)	Depth to Product (feet btoc)	Product Thickness (feet)	TPH-g		Ethyl Benzene	Total Xylenes	MTBE	TBA	
								TPPH	Benzene					
MW2 (Cont.)	30-80	2,382.03	06/27/2013	--	--	--	--	10,792	5.0	202.5	5.1	2,923.4	2,142.1	2,699.5
			12/27/2013	--	--	--	--	14,763	26.9	1,310.7	304.2	3,452.9	1,782.3	3,012.3
			06/30/2014	--	--	--	--	21,392	24.1	1,739.2	195.2	5,769.7	1,091	ND<100
			12/29/2014	--	--	--	--	10,838	7.5	1,075.5	210.8	3,404.9	1,480	ND<100
			06/25/2015	--	--	--	--	17,003	8.7	1,306.7	230.6	3,289.4	2,181	ND<100
			12/28/2015	--	--	--	--	10,148	5.3	579.6	95.8	2,525.2	1,755.5	ND<100
			06/27/2016	--	--	--	--	19,206	18.6	1,397.6	377.6	3,733.5	2,788.4	ND<100
			12/27/2016	--	--	--	--	13,481	11	1,146.4	304.7	3,677.6	2,045.3	ND<100
			06/27/2017	--	--	--	--	10,197	ND<5.0	331.6	144.1	2,093.5	1,788.6	3,083.3
			12/19/2017	--	--	--	--	11,291	7.1	646.6	253.5	2,505.8	1,786.6	3,296
	06/28/2018	--	--	--	--	10,816	ND<5.0	24.8	5.2	2,420.1	2,909.5	2,160		
	12/27/2018	--	--	--	--	12,486	ND<5.0	ND<5.0	ND<5.0	3,313.7	3,939.4	155.9		
	06/20/2019	--	--	--	--	26,042	ND<5.0	34.1	10.2	6,557.9	2,590.7	1,324.2		
	12/29/2019	--	--	--	--	46,887	ND<0.50	24.5	9.9	12,424.9	2,063.9	747.3		
	06/28/2020	--	--	--	--	740	ND<0.50	ND<0.50	ND<0.50	ND<1.0	5,160	ND<25		
	09/09/2020			Dry	--	--	--	--	--	--	--	--	--	
	03/30/2021		2,381.80	Dry	--	--	--	--	--	--	--	--	--	
	09/09/2021			Dry	--	--	--	--	--	--	--	--	--	

**TABLE 4
HISTORICAL GROUNDWATER LEVELS AND CHEMICAL ANALYSIS RESULTS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

All concentrations in micrograms per liter (ug/L)

Well	Screen Interval (feet bgs)	Well Elevation (feet msl)	Sample Date	Depth to Groundwater (feet btoc)	Groundwater Elevation (feet msl)	Depth to Product (feet btoc)	Product Thickness (feet)	Chemical Analysis Results (ug/L)						
								TPH-g TPPH	Benzene	Toluene	Ethyl Benzene	Total Xylenes	MTBE	TBA
MW6	65-85	2,382.26	08/20/2002	75.95	2,306.31	--	--	ND<100	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<2.0	ND<10
			09/07/2002	75.95	2,306.31	--	--	--	--	--	--	--	--	--
			11/02/2002	76.12	2,306.14	--	--	--	--	--	--	--	--	--
			10/28/2004	76.08	2,306.18	--	--	ND<100	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<2.0	ND<10
			03/04/2005	75.86	2,306.40	--	--	ND<100	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<2.0	ND<10
			05/14/2005	75.73	2,306.53	--	--	--	--	--	--	--	--	--
			05/24/2005	75.74	2,306.52	--	--	ND<100	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<2.0	ND<10
			12/20/2005	75.75	2,306.51	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<2.0	ND<10
			03/31/2006	75.30	2,306.96	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<2.0	ND<10
			06/27/2006	75.18	2,307.08	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			12/19/2006	75.08	2,307.18	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			03/27/2007	74.84	2,307.42	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			06/25/2007	74.75	2,307.51	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			09/18/2007	74.71	2,307.55	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	3.7	ND<10
			12/20/2007	74.63	2,307.63	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	9.3	ND<10
			03/12/2008	74.49	2,307.77	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	5.8	ND<10
			06/05/2008	74.38	2,307.88	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	2.9	ND<10
			09/11/2008	74.36	2,307.90	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	2.6	ND<10
			12/10/2008	74.59	2,307.67	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	2.2	ND<10
			03/12/2009	74.22	2,308.04	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	3.1	ND<10
			06/23/2009	74.15	2,308.11	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	2.5	ND<10
			12/15/2009	74.56	2,307.70	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	3	ND<10
			06/29/2010	74.19	2,308.07	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	4.5	--
08/24/2010	74.29	2,307.97	--	--	--	--	--	--	--	--	--			
12/28/2010	74.49	2,307.77	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	5.5	ND<10			
06/28/2011	74.30	2,307.96	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	8.7	ND<10			
12/28/2011	74.58	2,307.68	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	16.5	ND<10			
06/27/2012	74.61	2,307.65	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	27.1	ND<10			
12/28/2012	74.91	2,307.35	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	73.2	ND<10			

**TABLE 4
HISTORICAL GROUNDWATER LEVELS AND CHEMICAL ANALYSIS RESULTS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

All concentrations in micrograms per liter (ug/L)

Well	Screen Interval (feet bgs)	Well Elevation (feet msl)	Sample Date	Depth to Groundwater (feet btoc)	Groundwater Elevation (feet msl)	Depth to Product (feet btoc)	Product Thickness (feet)	Chemical Analysis Results									
								TPH-g TPPH	Benzene	Toluene	Ethyl Benzene	Total Xylenes	MTBE	TBA			
MW6 (Cont.)	65-85	2,382.26	06/27/2013	--	--	--	--	102	ND<0.50	ND<0.50	ND<0.50	ND<0.50	90.7	ND<10			
			12/27/2013	--	--	--	--	180	ND<0.50	ND<0.50	ND<0.50	ND<0.50	164.9	ND<10			
			06/30/2014	--	--	--	--	116	ND<0.50	ND<0.50	ND<0.50	ND<0.50	106.9	ND<10			
			12/29/2014	--	--	--	--	102	ND<0.50	ND<0.50	ND<0.50	ND<0.50	90.5	ND<10			
			06/25/2015	--	--	--	--	112	ND<0.50	ND<0.50	ND<0.50	ND<0.50	100.3	ND<10			
			12/28/2015	--	--	--	--	175	ND<0.50	ND<0.50	ND<0.50	ND<0.50	146.6	ND<10			
			06/27/2016	--	--	--	--	356	ND<0.50	ND<0.50	ND<0.50	ND<0.50	297.2	ND<10			
			12/27/2016	--	--	--	--	512	ND<0.50	ND<0.50	ND<0.50	ND<0.50	427	ND<10			
			06/27/2017	--	--	--	--	536	ND<0.50	ND<0.50	ND<0.50	ND<0.50	422.4	24.7			
			12/19/2017	--	--	--	--	919	ND<0.50	ND<0.50	ND<0.50	ND<0.50	766.3	13.7			
			06/28/2018	--	--	--	--	1,039	ND<0.50	ND<0.50	ND<0.50	ND<0.50	866.1	48.3			
			12/27/2018	--	--	--	--	1,069	ND<2.5	ND<2.5	ND<2.5	ND<2.5	891.5	ND<50			
			6/20/2019	--	--	--	--	--	--	--	--	--	--	--			
			12/29/2019	--	--	--	--	--	--	--	--	--	261.3	26.4			
			06/28/2020	--	--	--	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<2.5	ND<25
			09/09/2020			77.71	2,304.55	--	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	13	ND<10
					2,382.00	03/30/2021	77.77	2,304.23	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10
			09/09/2021	78.05	2,303.95	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10			

**TABLE 4
HISTORICAL GROUNDWATER LEVELS AND CHEMICAL ANALYSIS RESULTS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

All concentrations in micrograms per liter (ug/L)

Well	Screen Interval (feet bgs)	Well Elevation (feet msl)	Sample Date	Depth to Groundwater (feet btoc)	Groundwater Elevation (feet msl)	Depth to Product (feet btoc)	Product Thickness (feet)	Chemical Analysis Results (ug/L)								
								TPH-g TPPH	Benzene	Toluene	Ethyl Benzene	Total Xylenes	MTBE	TBA		
MW7	65-85	2,382.60	08/20/2002	76.87	2,305.73	--	--	ND<100	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<2.0	ND<10		
			09/07/2002	76.92	2,305.68	--	--	--	--	--	--	--	--	--		
			11/02/2002	77.06	2,305.54	--	--	--	--	--	--	--	--	--		
			10/28/2004	77.03	2,305.57	--	--	--	--	ND<100	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<2.0	ND<10
			03/04/2005	76.87	2,305.73	--	--	--	--	ND<100	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<2.0	ND<10
			05/14/2005	76.77	2,305.83	--	--	--	--	--	--	--	--	--	--	--
			05/24/2005	76.77	2,305.83	--	--	--	--	ND<100	ND<1.0	ND<1.0	ND<1.0	ND<1.0	33	ND<10
			12/20/2005	76.63	2,305.97	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	31.3	ND<10
			03/31/2006	76.26	2,306.34	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	12	ND<10
			06/27/2006	76.09	2,306.51	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	28.9	ND<10
			12/19/2006	75.64	2,306.96	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	3	ND<10
			03/27/2007	75.42	2,307.18	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	8.2	ND<10
			06/25/2007	75.29	2,307.31	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	5.2	ND<10
			09/18/2007	75.25	2,307.35	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	4	ND<10
			12/20/2007	75.19	2,307.41	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	6	ND<10
			03/12/2008	75.09	2,307.51	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	11.2	ND<10
			06/05/2008	74.89	2,307.71	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	16.1	ND<10
			09/11/2008	74.90	2,307.70	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	25.5	ND<10
			12/10/2008	75.11	2,307.49	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	67.4	ND<10
			03/12/2009	74.80	2,307.80	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	38.6	ND<10
			06/23/2009	74.73	2,307.87	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	47.8	ND<10
			12/15/2009	75.09	2,307.51	--	--	--	--	195	ND<0.50	ND<0.50	ND<0.50	ND<0.50	162.6	ND<10
			06/29/2010	74.76	2,307.84	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	227.1	--
			08/24/2010	74.90	2,307.70	--	--	--	--	--	--	--	--	--	--	--
			12/28/2010	75.10	2,307.50	--	--	--	--	532	ND<0.50	ND<0.50	ND<0.50	ND<0.50	444.5	ND<10
			06/28/2011	74.87	2,307.73	--	--	--	--	759	ND<0.50	ND<0.50	ND<0.50	ND<0.50	633.3	ND<10
12/28/2011	75.18	2,307.42	--	--	--	--	1,014	ND<0.50	ND<0.50	ND<0.50	ND<0.50	845.3	ND<10			
06/27/2012	75.23	2,307.37	--	--	--	--	592	ND<0.50	ND<0.50	ND<0.50	ND<0.50	494.5	ND<10			
12/28/2012	75.61	2,306.99	--	--	--	--	1,843	ND<0.50	ND<0.50	ND<0.50	ND<0.50	1,676.7	ND<10			

**TABLE 4
HISTORICAL GROUNDWATER LEVELS AND CHEMICAL ANALYSIS RESULTS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

All concentrations in micrograms per liter (ug/L)

Well	Screen Interval (feet bgs)	Well Elevation (feet msl)	Sample Date	Depth to Groundwater (feet btoc)	Groundwater Elevation (feet msl)	Depth to Product (feet btoc)	Product Thickness (feet)	TPH-g		Ethyl Benzene	Total Xylenes	MTBE	TBA			
								TPPH	Benzene							
MW7 (Cont.)	65-85	2,382.60	06/27/2013	--	--	--	--	1,780	ND<0.50	ND<0.50	ND<0.50	ND<0.50	1,478.7	149.1		
			12/27/2013	--	--	--	--	530	ND<0.50	ND<0.50	ND<0.50	ND<0.50	482	ND<10		
			06/30/2014	--	--	--	--	568	ND<0.50	ND<0.50	ND<0.50	ND<0.50	516.9	ND<10		
			12/29/2014	--	--	--	--	468	ND<0.50	ND<0.50	ND<0.50	ND<0.50	389.5	ND<10		
			06/25/2015	--	--	--	--	345	ND<0.50	ND<0.50	ND<0.50	ND<0.50	314.2	ND<10		
			12/28/2015	--	--	--	--	310	ND<0.50	ND<0.50	ND<0.50	ND<0.50	259.8	ND<10		
			06/27/2016	--	--	--	--	184	ND<0.50	ND<0.50	ND<0.50	ND<0.50	153.2	ND<10		
			12/27/2016	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	38.4	ND<10		
			06/27/2017	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	29.5	ND<10		
			12/19/2017	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10		
			06/28/2018	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	32.4	ND<10		
			12/27/2018	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	5.2	ND<10		
			06/20/2019	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	1.2	ND<10		
			12/29/2019	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10		
			06/28/2020	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<2.5	ND<10		
			09/09/2020			82.85	2,299.75	--	--	ND<50	ND<0.50	ND<0.50	ND<1.0	ND<2.0	ND<1.0	ND<10
					2,382.33	03/30/2021	83.15	2,299.18	--	--	ND<50	ND<0.50	ND<0.50	ND<1.0	ND<2.0	ND<1.0
			09/09/2021	83.65	2,298.68	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10		

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HISTORICAL GROUNDWATER LEVELS AND CHEMICAL ANALYSIS RESULTS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

All concentrations in micrograms per liter (ug/L)

Well	Screen Interval (feet bgs)	Well Elevation (feet msl)	Sample Date	Depth to Groundwater (feet btoc)	Groundwater Elevation (feet msl)	Depth to Product (feet btoc)	Product Thickness (feet)	TPH-g		Ethyl Benzene	Total Xylenes	MTBE	TBA		
								TPPH	Benzene						
MW8	65-85	2,382.21	05/14/2005	76.00	2,306.21	--	--	ND<100	ND<1.0	ND<1.0	ND<1.0	ND<2.0	ND<10		
			05/24/2005	75.85	2,300.36	--	--	--	--	--	--	--	--	--	
			12/20/2005	75.40	2,306.81	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<2.0	ND<10	
			03/31/2006	75.10	2,307.11	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<2.0	ND<10	
			06/27/2006	74.96	2,307.25	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			12/19/2006	74.87	2,307.34	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<2.0	ND<10	
			03/27/2007	74.68	2,307.53	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			06/25/2007	74.57	2,307.64	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			09/18/2007	74.53	2,307.68	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			12/20/2007	74.49	2,307.72	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			03/12/2008	74.33	2,307.88	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			06/05/2008	74.19	2,308.02	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			09/11/2008	74.21	2,308.00	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			12/10/2008	74.43	2,307.78	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			03/12/2009	74.11	2,308.10	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			06/23/2009	74.08	2,308.13	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			12/15/2009	74.38	2,307.83	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			06/29/2010	74.10	2,308.11	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			08/24/2010	74.23	2,307.98	--	--	--	--	--	--	--	--	--	--
			12/28/2010	74.44	2,307.77	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			06/28/2011	74.23	2,307.98	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			12/28/2011	74.51	2,307.70	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			06/27/2012	74.56	2,307.65	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			12/28/2012	74.98	2,307.23	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			6/27/2013	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			12/27/2013	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			6/30/2014	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			12/29/2014	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	
			6/25/2015	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10	

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HISTORICAL GROUNDWATER LEVELS AND CHEMICAL ANALYSIS RESULTS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

All concentrations in micrograms per liter (ug/L)

Well	Screen Interval (feet bgs)	Well Elevation (feet msl)	Sample Date	Depth to Groundwater (feet btoc)	Groundwater Elevation (feet msl)	Depth to Product (feet btoc)	Product Thickness (feet)	Chemical Analysis Results (ug/L)						
								TPH-g TPPH	Benzene	Toluene	Ethyl Benzene	Total Xylenes	MTBE	TBA
MW8 (Cont.)	65-85	2,382.21	12/28/2015	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			6/27/2016	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			12/27/2016	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			6/27/2017	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			12/19/2017	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			6/28/2018	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			12/27/2018	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			6/20/2019	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			12/29/2019	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<10
			6/28/2020	--	--	--	--	ND<100	ND<0.50	ND<0.50	ND<0.50	ND<1.0	ND<2.5	ND<25
			09/09/2020	81.30	2,300.91	--	--	ND<50	ND<0.50	ND<0.50	ND<1.0	ND<2.0	ND<1.0	ND<10
03/30/2021	82.80	2,299.17	--	--	ND<50	ND<0.50	ND<0.50	ND<1.0	ND<2.0	ND<1.0	ND<10			
09/09/2021	83.98	2,297.99	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10			
MW9	70-95	2,381.67	3/30/2021	84.37	2,297.30	--	--	870	ND<0.50	ND<1.0	1.7	5.7	620	51
			9/9/2021	84.65	2,297.02	--	--	150	0.65	ND<1.0	ND<1.0	ND<2.0	120	ND<10
MW10	70-95	2,382.61	3/30/2021	85.17	2,297.44	--	--	110	ND<0.50	ND<1.0	ND<1.0	ND<2.0	83	ND<10
			9/9/2021	84.55	2,298.06	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	2.0	ND<10
MW11	75-100	2,381.81	3/30/2021	84.92	2,296.89	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10
			9/9/2021	85.42	2,296.39	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10
MW12	75-100	2,381.71	3/29/2021	84.75	2,296.96	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	19	ND<10
			9/10/2021	85.31	2,296.40	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	25	ND<10
MW13	75-100	2,381.42	3/29/2021	84.64	2,296.78	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	1.1	ND<10
			9/10/2021	85.05	2,296.37	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10

**TABLE 4
HISTORICAL GROUNDWATER LEVELS AND CHEMICAL ANALYSIS RESULTS**

**FORMER MOBIL MINI MART
101 E. AVENUE J
LANCASTER, CALIFORNIA**

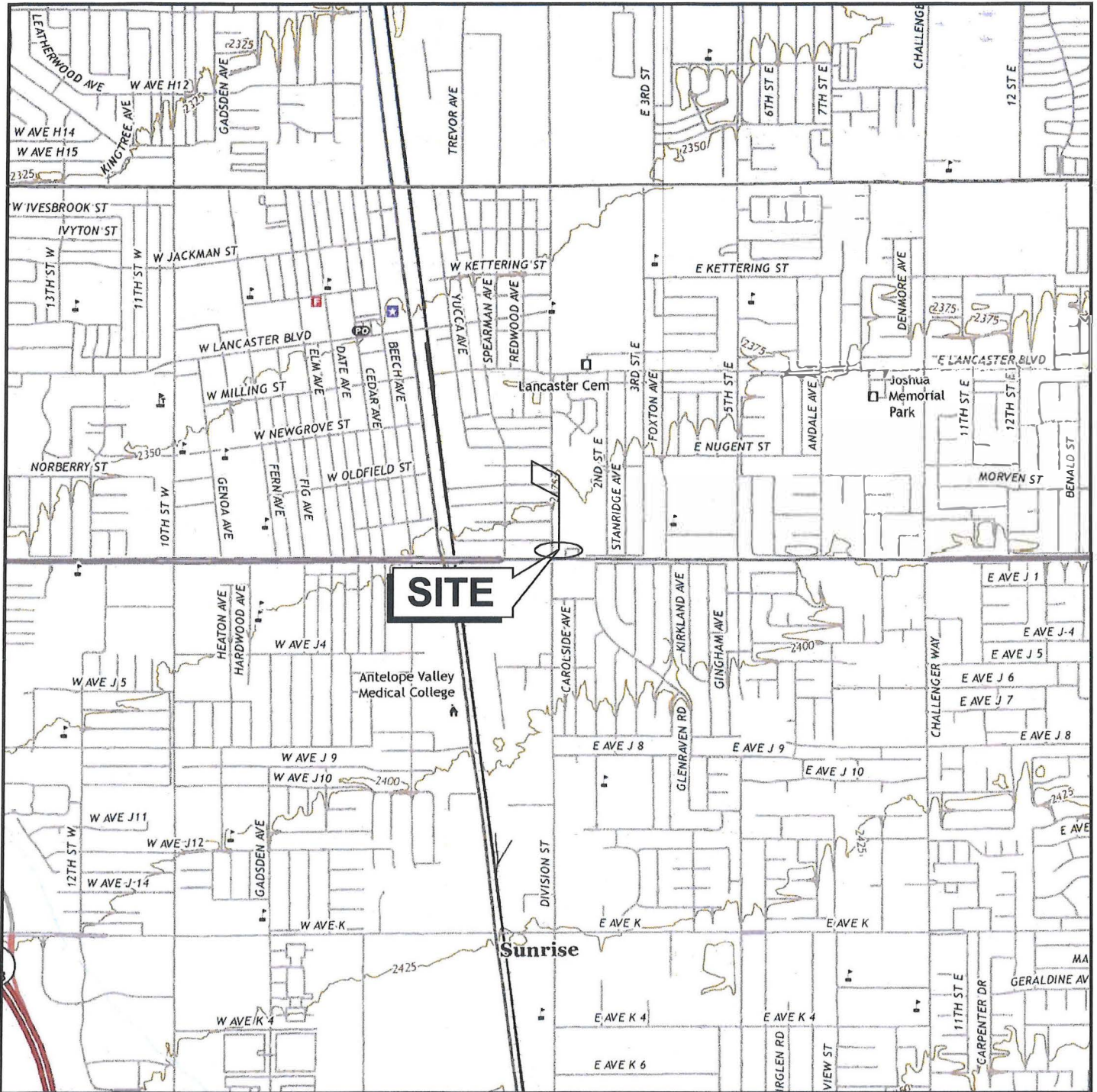
All concentrations in micrograms per liter (ug/L)

Well	Screen Interval (feet bgs)	Well Elevation (feet msl)	Sample Date	Depth to Groundwater (feet btoc)	Groundwater Elevation (feet msl)	Depth to Product (feet btoc)	Product Thickness (feet)	TPH-g TPPH	Benzene	Toluene	Ethyl Benzene	Total Xylenes	MTBE	TBA
MW14	75-100	2,382.11	3/29/2021	85.19	2,296.92	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	1.4	ND<10
			9/10/2021	85.75	2,296.36			ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	1.3	ND<10
MW15	83-108	2,387.71	3/29/2021	92.22	2,295.49	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10
			9/10/2021	92.70	2,295.01			ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10
MW16	83-108	2,386.10	3/29/2021	89.90	2,296.20	--	--	ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	ND<1.0	ND<10
			9/10/2021	90.40	2,295.70			ND<50	ND<0.50	ND<1.0	ND<1.0	ND<2.0	2.0	ND<10

Notes:

- 1 Analyzed for Total Purgable Petroleum Hydrocarbons (TPPH) and volatile organic compounds in accordance with EPA Method No. 8260B. Samples collected prior to 06/28/2020 analyzed for Total Petroleum Hydrocarbons as Gasoline (TPH-g) in accordance with EPA Method No. 8015M.
- ND Not detected in concentrations greater than the laboratory detection limits
- not analyzed/not applicable/ data not available
- feet bgs feet below ground surface
- feet msl feet mean sea level
- feet btoc feet below top of casing

FIGURES



NOTE:

1. Base map from USGS 7.5 minute Lancaster East & West (dated 2018) California topographic quadrangle



APPROXIMATE SCALE IN MILES

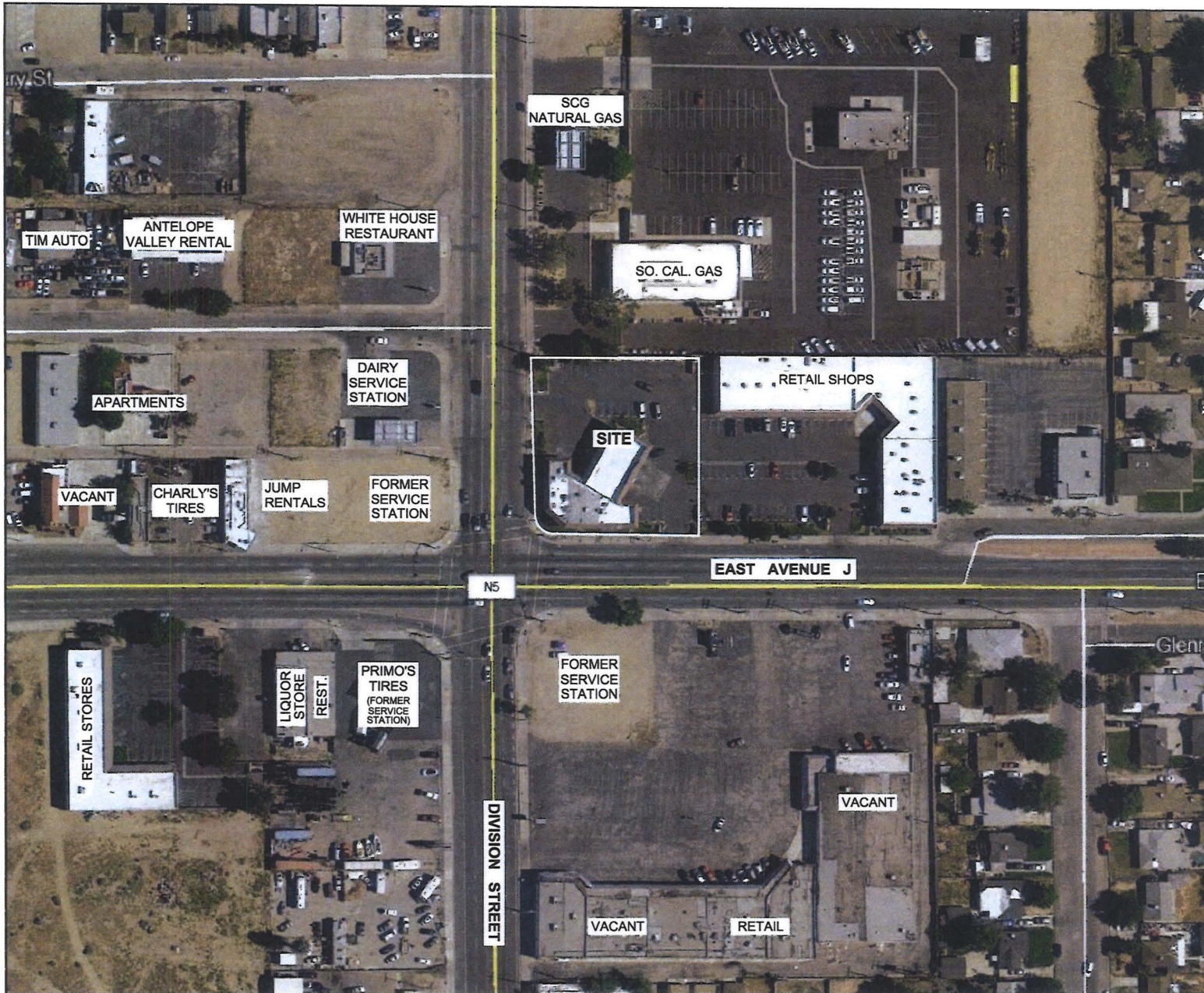


SITE LOCATION MAP

FORMER MOBIL MINI-MART
 101 EAST AVENUE J
 LANCASTER, CALIFORNIA

FREY ENVIRONMENTAL, INC.

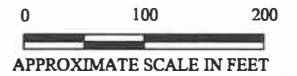
CLIENT: R. LIM	PROJECT No.: 1051-01	DATE: 09/2020
FILE NAME: 1051-01-SL.DWG		FIGURE 1



LEGEND

NOTES:

1. All locations and dimensions are approximate.
2. Site Sketch from Google Earth Aerial Photo.



SITE VICINITY SKETCH

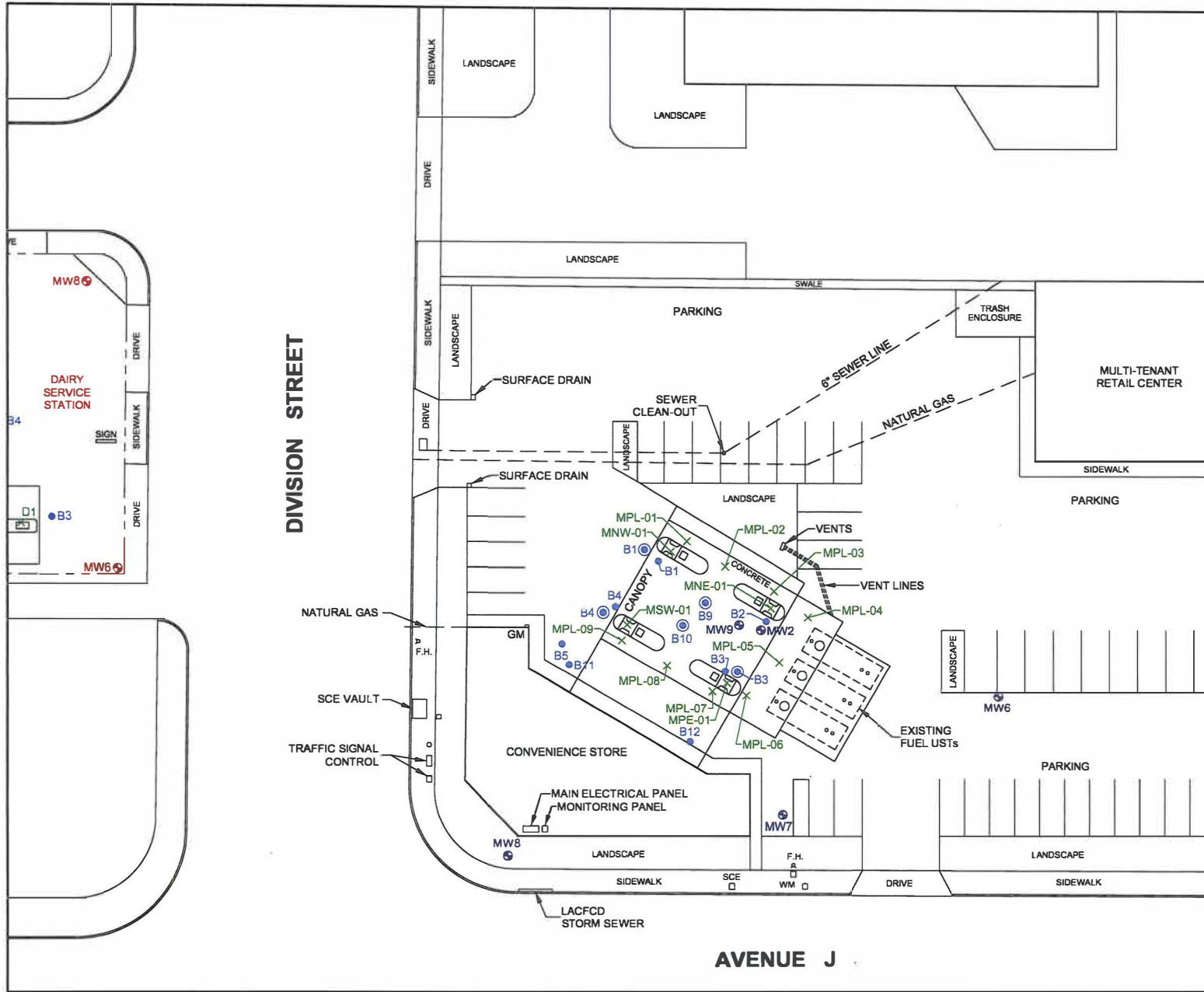
RAY'S MINI-MART
 101 EAST AVENUE J
 LANCASTER, CALIFORNIA

FREY ENVIRONMENTAL, INC.

CLIENT: R. LIM	PROJECT No.: 1051-01	DATE: 10/2020
-------------------	-------------------------	------------------

FILE NAME:
1051-01-VC

FIGURE 2



LEGEND

- B-4 X SOIL SAMPLE LOCATION
- B5 ● SOIL BORING LOCATION
- B3 ● SOIL BORING / SVE WELL LOCATION
- MW1 ● GROUNDWATER MONITORING WELL LOCATION
- MW8 ● GROUNDWATER MONITORING WELL LOCATION

NOTES:

1. All locations and dimensions are approximate.
2. Site Sketch from Signal Geoscience, Dated: June 27, 2012 and Google Earth Aerial Photo.

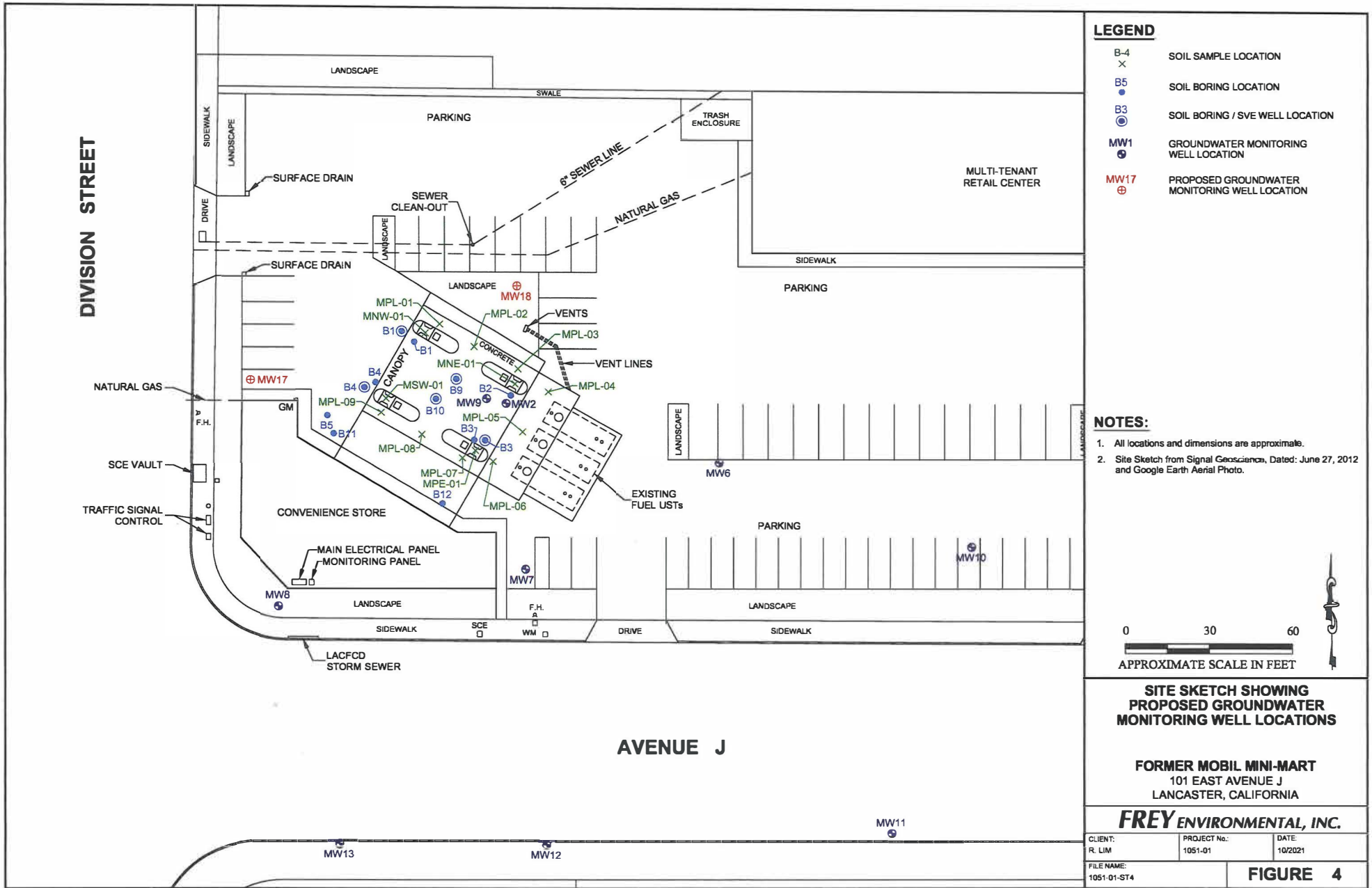


SITE SKETCH SHOWING SOIL SAMPLE, SOIL BORING, SVE WELL AND GROUNDWATER MONITORING WELL LOCATIONS

FORMER MOBIL MINI-MART
 101 EAST AVENUE J
 LANCASTER, CALIFORNIA

FREY ENVIRONMENTAL, INC.

CLIENT: R. LIM	PROJECT No.: 1051-01	DATE: 09/2021
FILE NAME: 1051-01-ST		FIGURE 3

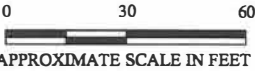


LEGEND

- B-4 SOIL SAMPLE LOCATION
- x
- B5 SOIL BORING LOCATION
-
- B3 SOIL BORING / SVE WELL LOCATION
- ⊙
- MW1 GROUNDWATER MONITORING WELL LOCATION
- ⊕
- MW17 PROPOSED GROUNDWATER MONITORING WELL LOCATION
- ⊕

NOTES:

1. All locations and dimensions are approximate.
2. Site Sketch from Signal Geoscience, Dated: June 27, 2012 and Google Earth Aerial Photo.



SITE SKETCH SHOWING PROPOSED GROUNDWATER MONITORING WELL LOCATIONS

FORMER MOBIL MINI-MART
 101 EAST AVENUE J
 LANCASTER, CALIFORNIA

FREY ENVIRONMENTAL, INC.

CLIENT: R. LIM	PROJECT No.: 1051-01	DATE: 10/2021
-------------------	-------------------------	------------------

FILE NAME:
1051-01-ST4

FIGURE 4

APPENDIX A

RWQCB EMAIL DATED OCTOBER 7, 2021

From: [Steude, John@Waterboards](mailto:Steude.John@Waterboards)
To: [Shook, Laura@Waterboards](mailto:Shook.Laura@Waterboards); [Evan Privett](mailto:Evan.Privett@Waterboards); limrymc@gmail.com; [Perez, Adrian@Waterboards](mailto:Perez.Adrian@Waterboards)
Cc: [Brooks, Jeff@Waterboards](mailto:Brooks.Jeff@Waterboards)
Subject: RE: Former Mobil Mini Mart, 101 East Avenue J, Lancaster, Lead Agency Case # 6B1900844T, CUF Claim #12569
Date: Thursday, October 07, 2021 8:36:19 AM

Evan,

Please submit a work plan for additional delineation to address data gaps and a corrective action plan. Thank you.

Best regards,

John Steude, P.G.
Engineering Geologist
Lahontan Water Board

Sent via the Samsung Galaxy A12, an AT&T smartphone
Get [Outlook for Android](#)

From: Shook, Laura@Waterboards <Laura.Shook@Waterboards.ca.gov>
Sent: Wednesday, October 6, 2021 3:51:50 PM
To: Steude, John@Waterboards <john.steude@waterboards.ca.gov>; evanprivett@freync.com <evanprivett@freync.com>; limrymc@gmail.com <limrymc@gmail.com>; [Perez, Adrian@Waterboards](mailto:Perez,Adrian@Waterboards) <Adrian.Perez@Waterboards.ca.gov>
Subject: October 2021 JET Meeting Notes, Former Mobil Mini Mart, 101 East Avenue J, Lancaster, Lead Agency Case # 6B1900844T, CUF Claim #12569

Greetings JET,

The meeting notes from our call this afternoon are attached for your review. Please let me know if you have any comments or revisions.

Have a wonderful evening.

Thank you,

Laura Shook, P.G.

Engineering Geologist
Expedited Claim Account Program (ECAP) Unit
State Water Resources Control Board
(916) 322-9444
Laura.Shook@waterboards.ca.gov

From: [Steude, John@Waterboards](mailto:Steude.John@Waterboards)
To: [Shook, Laura@Waterboards](mailto:Shook.Laura@Waterboards); [Evan Privett; limrymc@gmail.com](mailto:Evan.Privett@freymc@gmail.com); [Perez, Adrian@Waterboards](mailto:Perez.Adrian@Waterboards)
Cc: [Brooks, Jeff@Waterboards](mailto:Brooks.Jeff@Waterboards)
Subject: RE: Former Mobil Mini Mart, 101 East Avenue J, Lancaster, Lead Agency Case # 6B1900844T, CUF Claim #12569
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Engineering Geologist
Lahontan Water Board

Sent via the Samsung Galaxy A12, an AT&T smartphone
Get [Outlook for Android](#)

From: Shook, Laura@Waterboards <Laura.Shook@Waterboards.ca.gov>
Sent: Wednesday, October 6, 2021 3:51:50 PM
To: Steude, John@Waterboards <john.steude@waterboards.ca.gov>; evanprivett@freymc.com <evanprivett@freymc.com>; limrymc@gmail.com <limrymc@gmail.com>; [Perez, Adrian@Waterboards](mailto:Perez.Adrian@Waterboards) <Adrian.Perez@Waterboards.ca.gov>
Subject: October 2021 JET Meeting Notes, Former Mobil Mini Mart, 101 East Avenue J, Lancaster, Lead Agency Case # 6B1900844T, CUF Claim #12569

Greetings JET,

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Thank you,

Laura Shook, P.G.

Engineering Geologist
Expedited Claim Account Program (ECAP) Unit
State Water Resources Control Board
(916) 322-9444
Laura.Shook@waterboards.ca.gov

From: [Brooks, Jeff@Waterboards](mailto:Brooks.Jeff@Waterboards)
To: [Evan Privett](mailto:Evan.Privett)
Subject: RE: 101 E. Avenue J, Lancaster
Date: Thursday, February 17, 2022 3:49:53 PM

I approve installation of the proposed wells in the general locations specified in the October 2021 Frey Environmental Inc, *Work Plan Additional Groundwater Monitoring Well Installation* (Work Plan) based on your confidence of where the sewer line is located, and use of the utility protection measures in the Work Plan (i.e., Underground Service Alert, manually excavating borings to 5 feet depth before drilling [assuming this is to greater than drill bit diameter]).

Thanks,

Jeff Brooks, PG
Cleanup/Site Investigation and Enforcement Unit Chief
Lahontan Regional Water Quality Control Board
2501 Lake Tahoe Boulevard
South Lake Tahoe, CA
96150
Direct: (530) 542-5420
jeff.brooks@waterboards.ca.gov

From: Evan Privett <EvanPrivett@freyinc.com>
Sent: Thursday, February 17, 2022 11:11 AM
To: Brooks, Jeff@Waterboards <Jeff.Brooks@Waterboards.ca.gov>
Subject: RE: 101 E. Avenue J, Lancaster

EXTERNAL:

The sewer line location was taken from the previous consultants reports. I am fairly confident in the sewer line location based on the clean out (which can be visibly verified) and the trajectory from the rear of the strip mall. The sewer line would not run directly east west from the rear of the building to Division due to the presence of an above ground electrical box located at the northwest corner of the strip mall property. We are scheduled to conduct first quarter groundwater sampling on March 3 and 4 and can verify the clean out location at that time.

Evan Privett
FREY Environmental, Inc.
2817A Lafayette Avenue
Newport Beach, CA 92663-3715
949-723-1645 x 112

From: Brooks, Jeff@Waterboards [<mailto:Jeff.Brooks@Waterboards.ca.gov>]
Sent: Thursday, February 17, 2022 9:27 AM
To: Evan Privett <EvanPrivett@frevinc.com>
Subject: RE: 101 E. Avenue J, Lancaster

Hi Evan:

Do we have confidence on where the sewage line (and other utilities) is relative to the proposed well locations? If not, is this an area where the sewage utility would mark the location of sewer line on the private site property as part of the Underground Service Alert ticket? Or would we need a private utility location contractor for that for this site location?

Thanks, Jeff

From: Evan Privett <EvanPrivett@frevinc.com>
Sent: Thursday, February 17, 2022 9:11 AM
To: Brooks, Jeff@Waterboards <Jeff.Brooks@Waterboards.ca.gov>
Subject: 101 E. Avenue J, Lancaster

EXTERNAL:

Hi Jeff, LA County has denied our permit application to install MW17 and MW18 based on the locations within 50-feet of the sewer line. To approve the application, LA County needs approval from the RWQCB for the well locations. Could you please respond to this request. Thank you.

Evan Privett
FREY Environmental, Inc.
2817A Lafayette Avenue
Newport Beach, CA 92663-3715
949-723-1645 x 112

**Request for Proposal
Watermaster Administrator**

DRAFT

Watermaster Administrator

or

Watermaster Administrator with Support Staff

for

Antelope Valley Watermaster

Antelope Valley, CA

March xx, 2022

Background and History

The Antelope Valley Groundwater Basin covers 1580 square miles, with boundaries defined by the Department of Water Resources. In December 2015, the Antelope Valley Groundwater Adjudication was finalized, subjecting 1,390 square miles of the Basin to a Physical Solution, which includes a reduction in groundwater use. Under the Judgment, parties are separated into various classes from which production rights and allocations have been assigned. The classes include landowners, non-pumping property owners, small pumpers, public water suppliers and the Federal Government.

The Antelope Valley Watermaster (AVWM) was formed to administer adjudicated water rights and the Judgment. Since its inception, AVWM has achieved key milestones in supporting the long-term implementation of the Judgment including the formation of a Board of Directors and Advisory Committee, retention of a Watermaster Engineer and General Counsel, approval of budgets and procedures for Administrative Assessments, approving five annual reports, and developing and approving various technical rules and regulations.

Since 2016, staff members from Antelope Valley-East Kern Water Agency (AVEK) and Palmdale Water District (PWD), have provided the administrative services necessary for AVWM to support various water management strategies set forth in the Judgment. As the breadth of administrative activities has expanded and will continue to develop, it is imperative that the AVWM secure an Administrator with a framework that can sufficiently support the full implementation of the Judgment.

The Position

The Watermaster Administrator will report directly to the Watermaster Board. Depending on the activities in the groundwater basin and orders of the Court, the Watermaster Administrator could be a part-time or full-time position. The Administrator will manage an annual administrative budget of approximately \$575,000 - \$650,000.

The Watermaster will entertain proposals from individuals seeking to serve as Administrator utilizing the existing support staff from AVEK and/or PWD (note existing duties and staff responsibilities described in the current administrative staff organizational structure at page 8 of this RFP); or proposals from firms, individuals, or another agency seeking to take over all the duties associated with the Watermaster administrative functions required by the Judgment.

Who Should Apply

The ideal candidate shall be, or the proposed team shall have a strong leader who is patient, diplomatic, transparent and impartial. The individual who leads this effort, whether independently or as part of a team/firm, will be adept at working with diverse and, at times, contentious interests. He/She will have general knowledge and understanding of groundwater, hydrology, and California water rights and laws and regulations. In addition, this person will be able to develop consensus and maintain the integrity of the groundwater management program. In summary, the Administrator must be an excellent communicator and highly skilled program or project manager with a solid track record of facilitating forward progress within tight budgetary constraints.

Maintaining the trust that has been built among the parties on all sides of the adjudication will be very important. Prior watermaster administration, program management, or district/agency management experience is highly desirable, but not required.

How to Apply

No later than 5:00 PM on May xx, 2022, please submit the following via email to mknudson@avek.org.

- Letter of interest to serve as the Antelope Valley Watermaster Administrator
- Resume(s) and background of relevant experience
- Proposed Work Plan
- Proposed staffing level, roles, and organizational structure
- Proposed transition plan and schedule
- Preliminary annual fee range
- Any business or other financial relationship with any Parties to the Judgment

For questions and inquiries, please contact:

Matthew Knudson
mknudson@avek.org
661-943-3201

The Judgment, Rules and Regulations, meeting agendas and minutes, and annual reports can be viewed by visiting the Antelope Valley Watermaster's website at www.avwatermaster.net.

Scope of Work and Duties

Task 1 – Administrative Management (Antelope Valley Watermaster Judgment)

Ensure the Watermaster meets all current and future obligations and deadlines required in the Judgment and Rules & Regulations.

Subtask 1.1 – Administrative Staff Management

Provide oversight and direction to staff team members and review work for accuracy

- Review monthly draft Agenda packets
- Review correspondence prepared by staff
- Review financial reports and draft budget
- Provide recommendations and direction on priorities of tasks to be completed by staff
- Provide recommendations and direction on priorities of tasks to be completed by Watermaster Engineer and General Counsel

Task 2 – Communication & Coordination

Prepare and deliver official communication to the AVWM Board, Advisory Committee, and the public.

Subtask 2.1 - Board of Directors Meeting Communications

Attend monthly board meetings and update the Board on monthly activities. All notices and conduct of meetings are to be consistent with the standards set in the Brown Act.

- Monthly Administrators Report
 - Consent agenda
 - Committee Meetings
 - Other Administrative items, as needed
 - Provide the Board with direction, as needed

Subtask 2.2 - Board of Directors Meeting Preparation and Coordination

Produce and retain all necessary documentation required for Board of Director's Meetings including:

- Prepare, distribute and post Agendas including Closed Sessions
- Maintain contact and notice database
- Prepare Bills Payable Report
- Prepare Treasurer's Report
- Prepare and post Meeting Minutes
- Assist in Watermaster Landowner Board member elections

AVEK will continue to provide all facilities, equipment and staff needed to conduct Board meetings including:

- *Set-up*
- *Host attendees and conduct Closed Sessions*
- *Meeting room*
- *Audio / visual equipment*
- *Preparation of media*
- *Video-conferences*
- *Teleconferences*
- *Telephones*
- *Recording equipment*
- *Podium*
- *Conference rooms*
- *Post meeting tear-down and clean-up*

Subtask 2.3 - Committee Meeting Preparation and Coordination

Produce and retain all necessary documentation required for Advisory Committee Meetings including:

- Prepare, distribute and post Agendas
- Maintain contact and notice database
- Prepare and post Meeting Minutes
- Post Staff Report and Committee materials

AVEK will continue to provide all facilities, equipment and staff needed to conduct Committee meetings including:

- *Set-up*
- *Host attendees*
- *Meeting room*
- *Audio / visual equipment*

- *Preparation of media*
- *Video-conferences*
- *Teleconferences*
- *Telephones*
- *Recording equipment*
- *Podium*
- *Conference rooms*
- *Post meeting tear-down and clean-up*

Subtask 2.4 - Website Administration

Coordinate content and information updates for the AVWM website including:

- Post Meeting Notices, Agendas and Minutes
- Post Staff reports and Advisory Committee material
- Provide updates on court information
- Perform quarterly websites audits and provide to the Webmaster any recommendations for improving website form and functionality throughout the wire frame
- Respond to inquiries and requests for information
- Address any technical issues with the Webmaster

Task 3 - Customer Service

Serve as the primary point of contact for producers and the public, holding regular office hours. Monitor a dedicated AVWM phone line, respond to questions, and advise on all administrative processes associated with the Judgment, which are not within the responsibility of the Watermaster Engineer and/or Watermaster General Counsel.

Subtask 3.1 - Well Applications

Assist applicants in assembling well applications in preparation for review by the Watermaster Engineer. Collect application fees. This includes wells pertaining to:

- New production
- New points of extraction
- Replacement wells
- Non-Production wells (Monitoring wells)
- Small Pumper qualifying for existing wells

Well Applications Communication Support

Liaise with applicants, the Watermaster Engineer and General Counsel throughout the application process until Board approval is secured. Address issues related to pumpers outside the Judgment.

Post-approval follow-up

Provide post-approval follow up support for the following items:

- Collect and process payments
- Meter installation
- Production
- Documentation (Electronic and Paper Files)

Subtask 3.2 – Regulatory Compliance for Well Metering and Production Reports

Provide oversight for metering and production activities to comply with the Judgment, including:

- Location
- Selection
- Installation
- Testing
- Calibration
- Production monitoring
- Documentation and records
- Develop and update GIS database
- Compile and assist Watermaster Engineer with maintaining water accounting tables

On a quarterly basis, reconcile production reports to actual readings, identify and address discrepancies.

Subtask 3.3 - Transfer and Storage Agreements

Facilitate the application process for the transfer of water rights and water storage agreements within the Judgment including:

- Collect and process payments
- Collect documentation
- Production reports
- Collect application fees
- Prepare applications for review by the Watermaster Engineer

Subtask 3.4 – Facilitate Annual Replacement Water Plan

Facilitate the recommendations by the Watermaster Engineer to provide Replacement Water to the basin.

Task 4 – Fiscal

Coordinate and conduct financial transactions, maintaining appropriate ledgers and records.

- Prepare annual budget
- Reconcile budget to actual
- Produce yearly work plan
- Planning and preparation of annual audit

Subtask 4.1 – Billing and Payments

Process billings and payments for all costs associated with assessments, applications and replacement water including:

- Produce invoices and monitor accounts payable
- Monitor accounts receivable
- Match payments to corresponding applications
- Batch payments for deposit
- Review and comply with billing requirement (e.g., Edwards Airforce Base)
- Retain billing and payment files
- Maintain accounting and billing software

Subtask 4.2 – Contract Administration

Review, monitor, and maintain contracts.

- Prepare and administer RFP's
 - Develop RFP package

- Conduct Q&A
- Create respondent database
- Review responses and liaise through the award process
- General Counsel and Watermaster Engineer Contracts
- Administer the USGS Joint Funding Agreement to monitor groundwater levels and water quality within the Antelope Valley Adjudicated Basin
 - Review and make recommended annual adjustments to contract
 - Coordinate between USGS and Watermaster Engineer

Subtask 4.3 – Insurance Requirements

Maintain AVWM liability insurance, conducting regular audits to maintain appropriate coverage. Coordinate policy renewals.

Task 5 – Rules and Regulations

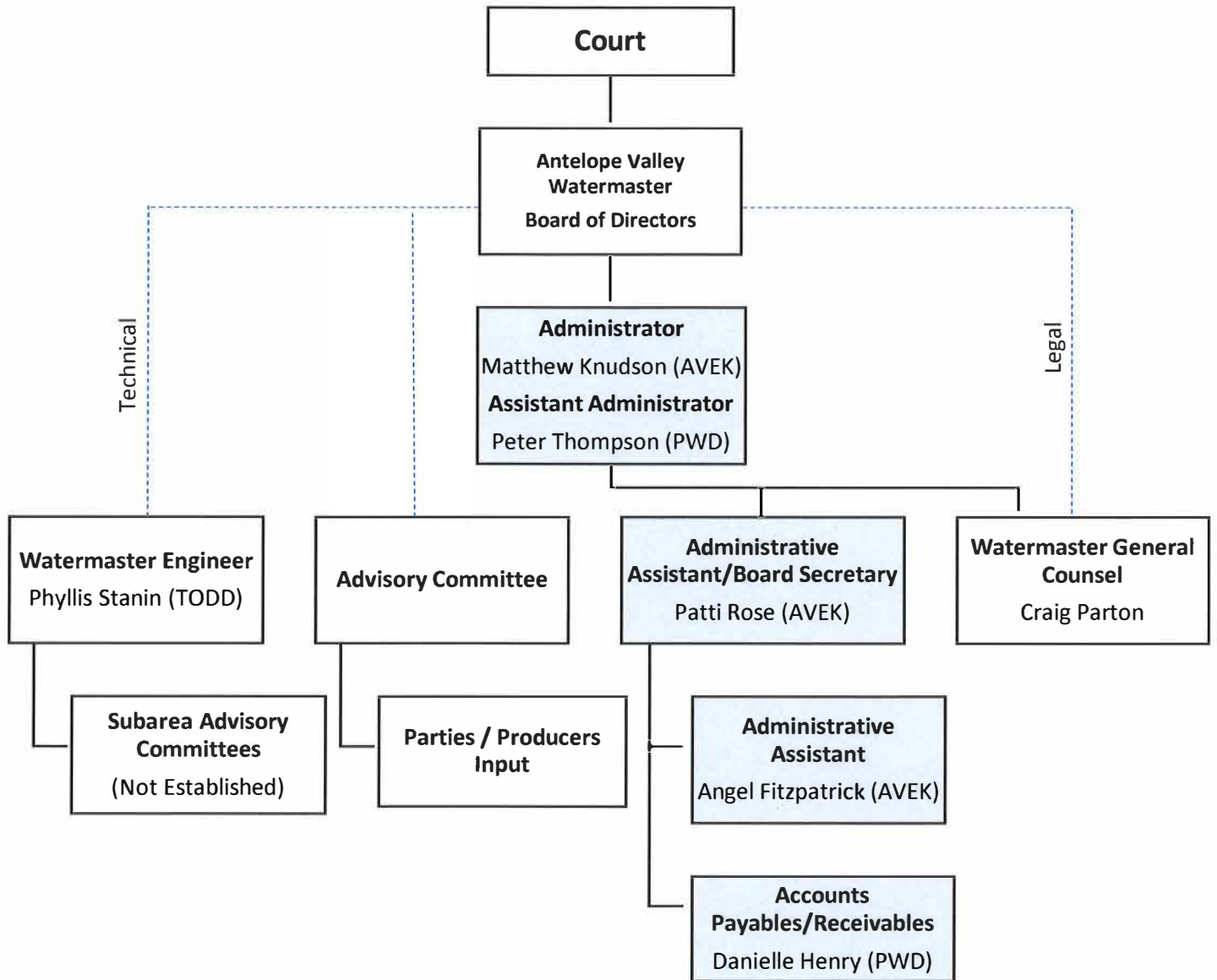
Coordinate and assist with maintaining the Rules and Regulations.

Current Administrative Task Structure

The following table summarize who is responsible for the tasks listed above based on the current administrative staffing arrangement. AVEK and PWD have committed to providing support staff during the transition period. It is anticipated that said transition period could take up to one-year to fully transition all duties and responsibilities. Existing staff will also be available to answer questions and provide a historical perspective to the new administrator.

Task 1	Administrative Management	Administrator
Subtask 1.1	Administrative Staff Management	Administrator
Task 2	Communication & Coordination	Administrator
Subtask 2.1	Board of Directors Meeting Communication	Administrator
Subtask 2.2	Board of Directors Meeting Preparation and Coordination	Staff
Subtask 2.3	Committee Meeting Preparation and Coordination	Staff
Subtask 2.4	Website Administration	Staff
Task 3	Customer Service	Administrator/Staff
Subtask 3.1	Well Applications	Staff
Subtask 3.2	Regulatory Compliance for Well Metering and Production Reports	Staff
Subtask 3.3	Transfer and Storage Agreements	Staff
Subtask 3.4	Facilitate Annual Replacement Water Plan	Administrator
Task 4	Fiscal	Administrator/Staff
Subtask 4.1	Billing and Payments	Staff
Subtask 4.2	Contract Administration	Administrator
Subtask 4.3	Insurance Requirements	Administrator/Staff
Task 5	Rules and Regulations	Administrator

Current Administrative Staff Organizational Structure



**Request for Proposal
Distribution List**

Request for Proposal Distribution List

Watermaster Administrator or Watermaster Administrator with Staff Support

Individual/Company Name	Contact Name	Email Address
AECOM	Ben Horn	Ben.horn@aecom.com
Antelope Valley Engineering	Barry Munz	bmunz@antelopevalleyengineering.com
Arrow Engineering	Lisa Aitken	laitken@eng-arrow.com
Dennis LaMoreaux	Dennis LaMoreaux	dla-moreaux@palmdalewater.org
Duke Engineering	Ryan Duke	ryan@duke-engineering.com
Fallbrook Public Utility District	Brian Brady	bjbassociates@aol.com
Fielden Engineering Group	Jim Fielden	fieldenengineering@gmail.com
GEI Consultants	Cynthia Corne	ccorne@geiconsultants.com
Glick Consulting	Catherine Glick	geoplex@earthlink.net
Hallmark Group	Taylor Blakslee	tblakslee@hgcpm.com
Kennedy Jenks	Paul Chau	paulchau@kenndyjenks.com
Mojave Water Agency	Allison Febbo	afebbo@mojavewater.org
Montgomery & Associates	Tim Leo	tleo@elmontgomery.com
Project Partners	Kimo Look	kimolook@projectpartners.com
Provost & Pritchard Consulting Group	Dan Flory	dflory@ppeng.com
Ron Smith	Ron Smith	rdsmith@smithdesignstudio.com
Stan Tech	Young Shin	yshin@stantec.com
Stetson Engineers Inc.	Stephen Johnson	stevej@stetsonengineers.com
Todd Groundwater	Phyllis Stanin	pstanin@toddgroundwater.com
Water Resources Engineers	Behrooz Mortazavi	behrooz@H2Oengineers.com
Woodard & Curran	Barry Sheff	bsheff@woodardcurran.com

The RFP recruitment document will be distributed to the individuals and companies shown in on the distribution list, posted on the Watermaster website, advertised with ACWA for 4–6 weeks.

Summary of New Production and Qualified Small Pumpers Approved by the Antelope Valley Watermaster Board

as of March 9, 2022

These tables show the number of New Production and Qualified Small Pumpers approved by the Board as of the last Board meeting. The tables on the left summarize approved New Production amounts by year or by subarea. The tables on the right summarize approved Qualified Small Pumpers by year or by subarea. The New Production Parties will pay Replacement Water Assessments for all produced water. The Qualified Small Pumpers can pump up to 3 AFY.

NEW PRODUCTION

Approved New Production By Year (AFY)		
Calendar Year	Total ²	Minus One Temporary New Production Application ¹
2018	26.66	-
2019	24.70	-
2020 ¹	312.63	97.63
2021	319.65	-
2022	10.00	-
TOTAL	693.64	478.64

SMALL PUMPER QUALIFYING

Approved Qualified Small Pumpers By Year (AFY)	
Calendar Year	Total ³
2018	126.00
2019	99.00
2020	21.00
2021	18.00
2022	3.00
TOTAL	267.00

Approved New Production By Subarea (AFY)		
Subarea	Total ²	Minus One Temporary New Production Application ¹
Central	190.05	-
South East	133.19	-
West ¹	366.90	151.90
Rogers Lake	0.00	-
Willow Springs	3.50	-
TOTAL	693.64	478.64

Approved Qualified Small Pumpers By Subarea (AFY)	
Subarea	Total ³
Central	54.00
South East	186.00
West	12.00
Rogers Lake	3.00
Willow Springs	12.00
TOTAL	267.00

1. Mr. Banuk was granted 215 AFY of New Production for use in 2020 and 2021. It was extended through April 2022.
2. New Production totals do not include 5 approved New Production applicants that have decided not to drill or complete their well. These applications have been rescinded.
3. Qualified Small Pumper numbers from AVWM staff and assume 3 AFY for each approved Qualified Small Pumper.

James W. M. Charlton
Bradley T. Weeks
Lisa A. Doran
Rikka J. Fountain



1031 West Avenue M-14, Suite A
Palmdale, CA 93551
(661) 265-0969
Fax (661) 265-1650
www.CharltonWeeks.com

Phyllis Stanin
Todd Groundwater
Watermaster Engineer
Antelope Valley Watermaster
2490 Mariner Square Loop, Suite 215
Alameda, CA 94501

March 9, 2022

Re: Consultation with Watermaster Engineer pursuant to Physical Solution and Request for Stipulation for Intervention

Dear Ms. Stanin:

I represent the Antelope Valley Resource Conservation District ("Conservation District"). Pursuant to paragraph 20.9 of the Physical Solution, I send this letter to consult with you regarding its proposed intervention into the Antelope Valley Groundwater Case, Judicial Council Coordination Proceeding Case Number 4408. The Conservation District requests you stipulate that the Conservation District may intervene in the case, upon the conditions set forth in this letter.

Summary

The Conservation District is a California Special District. It is an overlying groundwater user; the groundwater it produces is used exclusively on the property it owns. The property it owns is located exclusively within the adjudicated portion of the Antelope Valley.

The Conservation District seeks Overlying Production Rights pursuant to paragraph 5.1.1 of the Physical Solution, and requests it be added to Exhibit 4 of the Physical Solution. The Conservation District seeks Overlying Production Rights, as that term is defined in the Physical Solution. The Conservation District seeks a Production Right of 17.94 acre feet, less the discount discussed below.

This groundwater use will not cause any Material Injury, as defined by paragraph 3.5.8 of the Physical Solution, and thus no other party's groundwater use should be reduced.

The Conservation District's property is ten miles to the west of Lancaster, on the corner of Avenue I and 110th Street West. The parcel is slightly less than 80 acres. The occupied portion is approximately fourteen acres.

History of Resource Conservation Districts

The history of the Conservation District was born out of the Dust Bowl and the Great Depression. The Dust Bowl was perhaps the most serious environmental catastrophe of its time, and combined with the Great Depression, caused significant economic problems for the nation and the nation's farmers.

The United States' response was The Soil Conservation Act of 1935. This Act established the Soil Conservation Service, which made funding available to farmers who implemented conservation practices on their land, such as crop rotation, creating windbreaks, the use of pastures, and paying farmers to retire old farmland. This law also resulted in the creation of a model State Soil Conservation District Law, which was adopted throughout the United States.

In urging states to create Soil Conservation Districts, President Roosevelt stated in a letter to all State Governors:

The dust storms and floods of the last few years have underscored the importance of programs to control soil erosion. I need not emphasize to you the seriousness of the problem and the desirability of our taking effective action, as a Nation and in the several States, to conserve the soil as our basic asset. The Nation that destroys its soil destroys itself.

To supplement the Federal programs, and safeguard their results, State legislation is needed. At the request of representatives from a number of States, and in cooperation with them, the Department of Agriculture has prepared a standard form of suitable State legislation for this purpose, generally referred to as the Standard State Soil Conservation Districts Law. The Act provides for the organization of "soil conservation districts" as governmental subdivisions of the State to carry on projects for erosion control, and to enact into law land-use regulations concerning soil erosion after such regulations have been approved in a referendum. Such legislation is imperative to enable farmers to take the necessary cooperative action.

Letter to all State Governors on a Uniform Soil Conservation Law, *February 26, 1937.*

In 1938, California adopted a modified version of this law, codified as California Resource Code §§ 9400 *et. seq.* California created a total of ninety-eight Resource Conservation Districts, which at the time were called Soil Conservation Districts.

In 1994, the Soil Conservation Service was renamed the Natural Resources Conservation Service. It is an agency of the United States Department of Agriculture and provides technical assistance to farmers and other private landowners and managers.

Resource Conservation Districts are an important resource to the public and to farmers. Unlike air and water, soil does not have its own sweeping protective statute. Soil erosion is mostly invisible to the public, and soil is often privately owned unlike air and water. Soil degradation is incremental and therefore invisible, and it can be compensated for in the short term with increasing applications of commercial fertilizer. Soil management techniques are considered land-use decisions, which are normally regulated at the local level, rather than at the state or federal level.

History of the Antelope Valley Resource Conservation District

The Antelope Valley Resource Conservation District, formerly known as the Antelope Valley Soil Conservation District, was created in 1942. The jurisdictional boundaries of the Antelope Valley Resource Conservation District include the Antelope Valley, the Santa Clarita Valley, and a small portion of Ventura County.

Since its creation, the Conservation District had assisted the local public, farmers, and other governmental agencies with using the local lands.

History of the University of California Antelope Valley Field Station

The University of California Antelope Valley Field Station was established in 1949 to meet research needs in California for dry-land and irrigated agriculture. In 1953, it moved to 10148 West Avenue I, Lancaster, California, 93536. This is an 80-acre parcel, which is currently owned by the Conservation District and is the basis of its water claim.

The University of California field station was a dry-land research station that included cultural and rotation studies, weed control, fertilizer studies, and testing in cereals. Field, vegetable, and horticultural crops were involved in the irrigated land program. Both the dry-land and irrigation problems were researched. The Antelope Valley Station was used primarily for research conducted by the University's Departments of Agronomy, Water Science and Engineering, Pomology, and Soils and Plant Nutrition.

This property has one groundwater well, and it was drilled by the University of California when the station moved in 1953. See Exhibit One for a copy of the deeds transferring the property to the University of California. The deed is dated October 17, 1952, and another portion of the property was deeded October 27, 1955.

Attached hereto as Exhibit Two is an article from California Agriculture from 1963, which includes pictures of the property. The article described the Antelope Valley Station work in both dryland and irrigated agriculture, such as oats, barley, wheat, and rye.

Perhaps earlier, but not later than, September 10, 1969, the property was leased from the University of California to the Conservation District. The lease amended June 12, 1972 is attached hereto as Exhibit Three.

In 1979, the Conservation District purchased the property, see Exhibit Three. The Conservation District has used this property since no later than September 10, 1969 and owned the property since 1979.

History of Groundwater Use on the Property

The only source of water for the property is the groundwater well on the property. There is no utility service, nor has water been delivered to the property from adjoining properties or other locations.

The water use on the property was for the nursery and for two residences located on the property. The residences were for use by Conservation District employees, who worked at the property. Since the time the Conservation District leased the property, it has been used as a nursery.

The purpose of the nursery is to grow species of plants native to the Antelope Valley and to contract grow plants in greenhouses for primarily governmental organizations. Local plants prosper in the High Desert climate of the Antelope Valley. By nature, these plants use a very small amount of water.

The historical total land used by the nursery is fourteen acres. This is the area used for growing, residences, showing the plants for sale, and a community garden.

Calculation of Historical Groundwater Use on the Property

The well on the property is one of the United States Geological Service groundwater monitoring wells. I have data from this well from 1953, which the District will share. Unfortunately, this data only shows static water levels.

Until recently, the well was not metered. There is not sufficient electrical usage records to calculate historical water usage, in that fashion, prior to June 2010. The current president of the District is Neal A. Weisenberger. He is a retired Professor of Agriculture, Landscape Construction and Botany from the Antelope Valley Community College. He has calculated historical water usage using the Evapotranspirative Requirement for turf. See Exhibit Five for President Weisenberger's report.

This report shows the historical water use in the years prior to the filing of the first amended cross-complaint in 2007. This would also be the estimated water use from 2008 through 2012. The District's use of its property was unchanged for many years prior to 2012, so during any five year period, the water use would not materially vary.

If you would like to interview Mr. Weisenberger regarding his data or methodology, please let me know and I will make him available.

Acknowledgement of Obligations under Settlement Agreement

The Conservation District acknowledges that other public overlying property owners, such as Antelope Valley East Kern Water District and the City of Los Angeles, compromised their overlying groundwater rights for the sake of protecting the basin. The Conservation District does not wish to be in a better position than the other public overlying property owners, and also agrees to compromise its overlying groundwater rights commensurate with the compromises made by the other public overlying property owners.

Charlton Weeks LLP

Attorneys at Law

Page 5

Please call me when you receive this letter, so that we can further discuss this matter.

Sincerely,



Bradley T. Weeks

Attorney at Law

cc: Craig A. Parton
Price, Postel & Parma LLP
P.O. Box 99
Santa Barbara, CA 93102

REQUEST FOR STIPULATION FOR INTERVENTION
EXHIBIT ONE

Grant Deed

For value received RUDOLPH A. SCHWANDT and CHARLOTTE SCHWANDT, husband and wife, parties of the first part, hereby

GRANT to THE REGENTS OF THE UNIVERSITY OF CALIFORNIA, a corporation party of the second part,

all the real property situate in the County of Los Angeles, State of California, described as follows:

The southeast quarter of the northeast quarter of Section 13, Township 7 North Range 14 West, San Bernardino meridian, according to the official plat of the survey of said land on file in the Bureau of Land Management.

WITNESS our hands this 27th day of October, 1955

Rudolph A. Schwandt
Rudolph A. Schwandt

Charlotte Schwandt
Charlotte Schwandt

Grant Deed

no
1-10-52
222

For value received RUDOLPH A. SCHWANDT and CHARLOTTE SCHWANDT, husband and wife, parties of the first part, hereby

GRANT to THE REGENTS OF THE UNIVERSITY OF CALIFORNIA, a corporation party of the second part,

all the real property situate in the County of Los Angeles, State of California, described as follows.

The northeast quarter of the northeast quarter of Section 13, Township 7 North Range 14 West, San Bernardino meridian, according to the official plat of the survey of said land on file in the Bureau of Land Management.

WITNESS our hands this 17th day of October 1952.

Rudolph A. Schwandt
Charlotte Schwandt

REQUEST FOR STIPULATION FOR INTERVENTION
EXHIBIT TWO



DIVISION OF AGRICULTURAL SCIENCES • UNIVERSITY OF CALIFORNIA

CALIFORNIA AGRICULTURE

Volume 17

Number 9

SEPTEMBER

1963

**Ground Water
Recharge Problems**

Page 2

**Wind Protection
For Asparagus**

Page 4

**Water Temperature
Studies for Rice**

Page 6

**Antelope Valley
Field Station**

Page 8

Livestock Shades

Page 10

**Ethyl Alcohol in
Feedlot Tests**

Page 11

**Kinins Stimulate
Grape Growth**

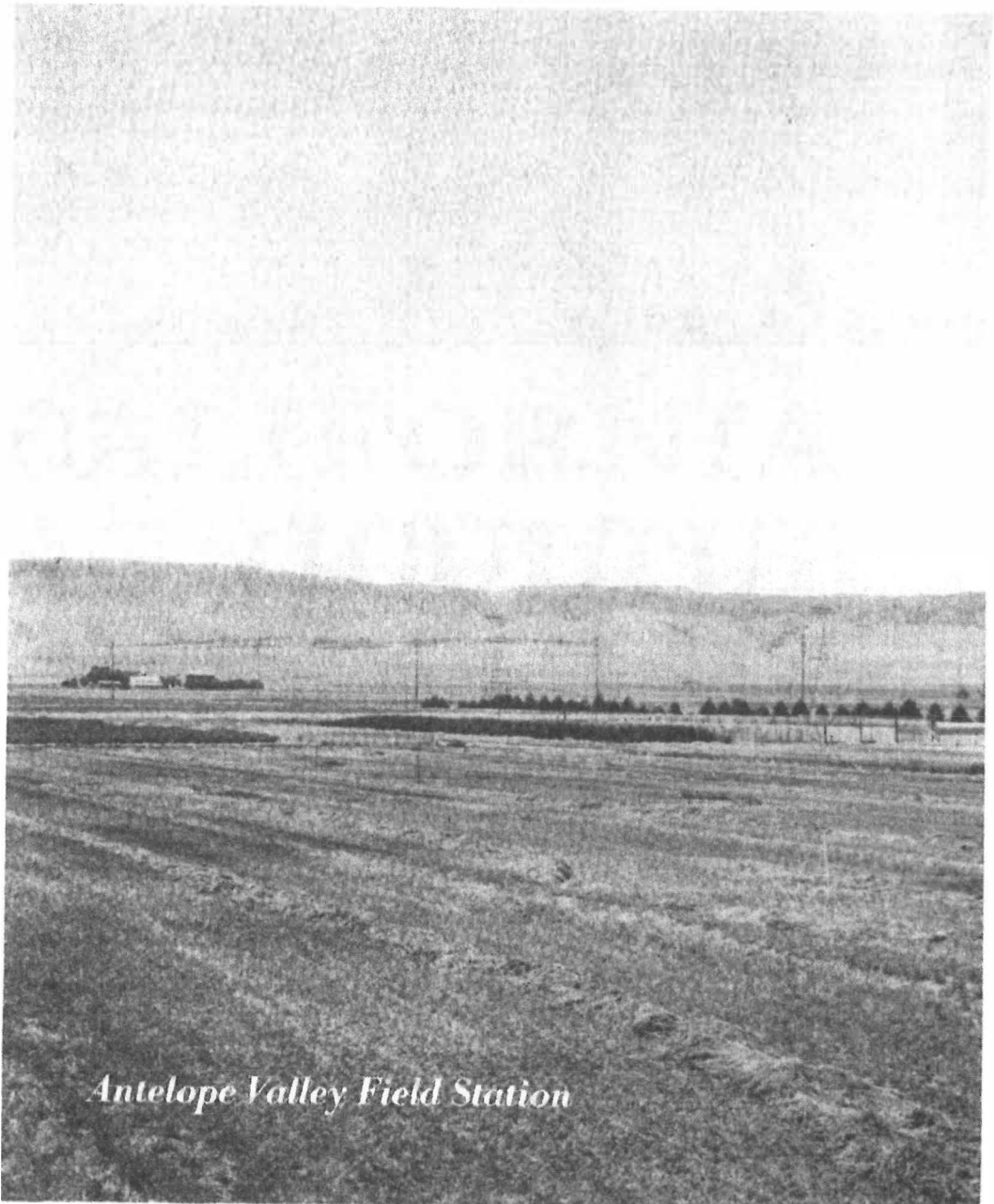
Page 12

**Cantaloupe
Powdery Mildew**

Page 13

**Slow Release
Fertilizers for
Poinsettias**

Page 14



Antelope Valley Field Station

Reports of Progress in Research by the California Agricultural Experiment Station



Antelope Valley Field Station

YEARS AGO, a traveler would probably have hurried through the sage brush and Joshua trees of the Antelope Valley's desert wasteland. Today, thanks to the introduction of water and adapted crop varieties, this valley contributes signifi-

This is the fifth article of a series featuring the agricultural field stations operated by the University of California. The stations are located from the Oregon to the Mexican borders. A brochure locating and describing all of the field stations is available free. Write to AGRICULTURAL PUBLICATIONS, University Hall, University of California, Berkeley 4, California.

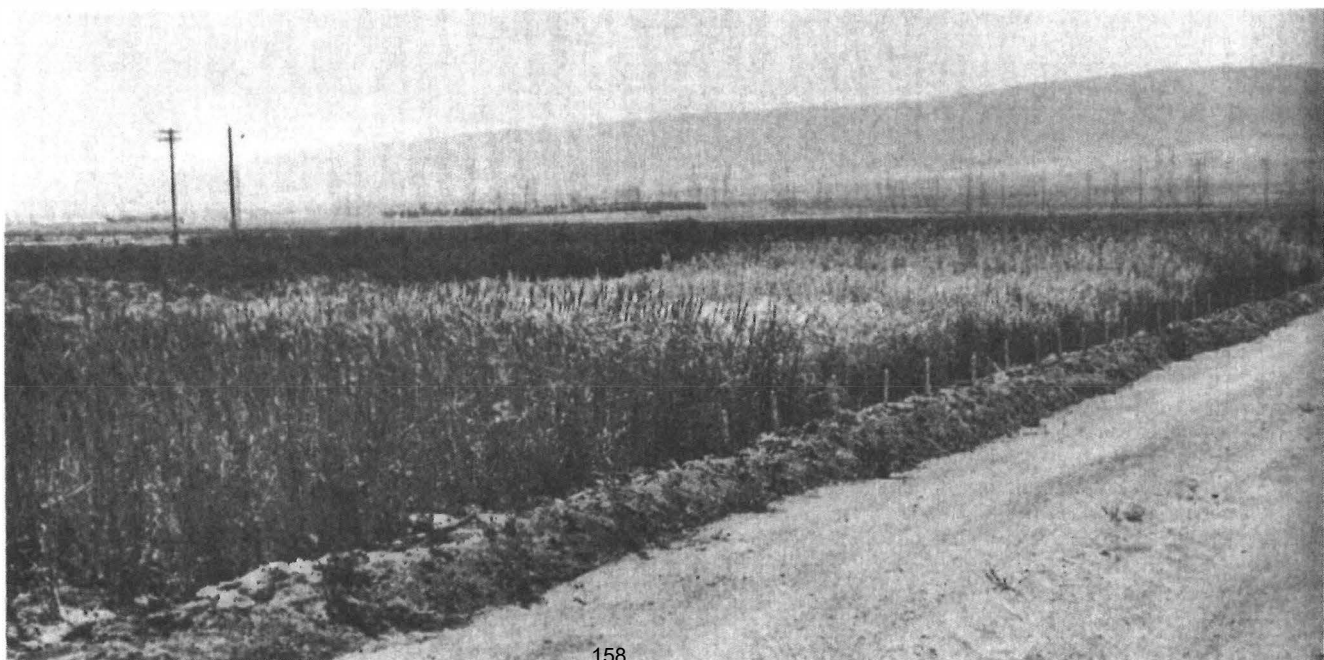
cantly to the wealth of Los Angeles County, which still rates among the top agricultural counties of the nation, despite urbanization. Much of the area is now green with field and row crops and some fruit is produced around Littlerock and Pearblossom.

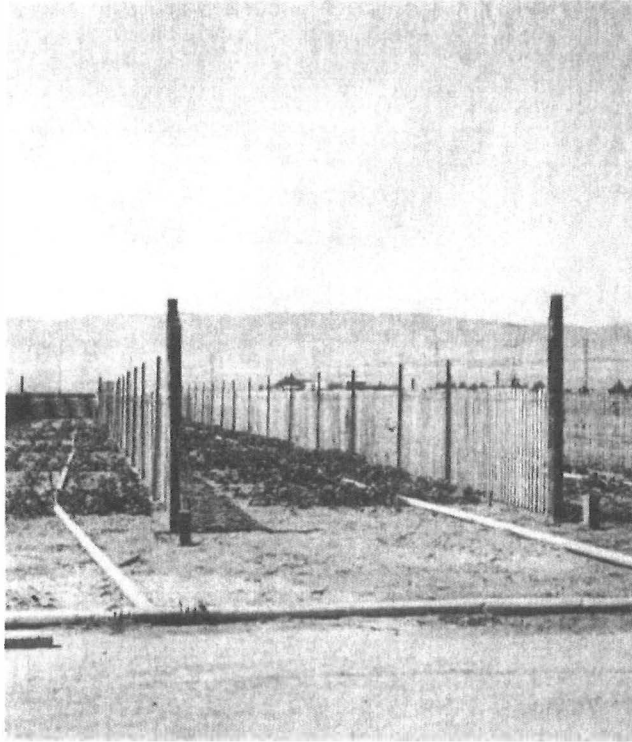
Hot summers, cold winters and almost year-around winds of this relatively high-altitude desert area (2,500 feet) create special problems for farmers. The University's agricultural field station, now on an 80-acre plot of land about 10 miles west of Lancaster, was first established in 1949 at another site and was moved in 1953 to the present location. In addition to assisting with localized farm problems, the station's particular climatic condi-

tions make it also valuable in statewide agricultural research programs.

Research work at the Antelope Valley Field Station is about equally divided between dryland and irrigated agriculture. Dryland research, mostly on cereals, consists of cultural and rotation studies, weed control, fertilizer studies and variety testing. Work on irrigated plots deals with field, vegetable and horticultural crops. Soils and irrigation studies are conducted in connection with both the dryland and irrigation research programs. Research at the station is directed by the station staff and scientists from the Riverside, Los Angeles and Davis campuses. A listing of the projects currently underway is included on the opposite page.

Cereal test plots with plantings of oats, barley, wheat, and rye are aimed at determining best varieties of these grains for the Antelope Valley.





Left photo: propagation nursery area at the Antelope Valley Field Station is used primarily for production of strawberry plants, which are then tested in other areas of the state. Windbreaks are not part of the test, but were necessary to protect the plants from the high winds characteristic of the region. Right photo: ground covers and ornamentals being tested in plots at the Antelope Valley Field Station to determine which plants survive the cold winters and hot, windy summers prevailing in the Antelope Valley area.

Resistance to water penetration of some soils in the Antelope Valley is being studied in this test plot at the Antelope Valley Field Station. Alfalfa is being grown on soil that will not accept water readily. Neutron access tubes allow sub-surface water movement studies aimed at improving crop yields and quality.

SOME CURRENT PROJECTS AT ANTELOPE VALLEY FIELD STATION

Dry-farmed grainland tillage and fertility investigations for Antelope Valley: Ralph Luebs, A.R.S. and Dept. of Agronomy, Riverside, and Wylie D. Burge, Superintendent, Antelope Valley Field Station.

Small grain variety trials for the Antelope Valley: C. A. Suneson, Dept. of Agronomy, Davis, and W. D. Burge.

Sugar beet weed control, management of pre-emergence herbicides under both sprinkler and row irrigation: L. S. Jordan, Dept. of Horticulture, Riverside; W. H. Isom, Agricultural Extension, Riverside, and W. D. Burge.

Sugar beet nitrogen management trial: R. S. Loomis, Dept. of Agronomy, Davis; F. J. Hills, Agricultural Extension, Davis, and W. D. Burge.

Tomato varieties observation plantings for the Antelope Valley: Hunter Johnson, Agricultural Extension, and W. D. Burge.

Alfalfa variety trial for the Antelope Valley: W. H. Isom, Agricultural Extension; W. H. Lehman, Dept. of Agronomy, El Centro; D. M. May, Agricultural Extension, Lancaster, and W. D. Burge.

Strawberry nursery selection increase: Victor Voth, Pomology, South Coast Field Station.

Evaluation of ground cover plants for landscape purposes: R. D. Danielson, Landscape Horticulture, Davis.

Effects of irrigation, manure and windbreaks on the production of sweet corn: G. L. Cannell, Dept. of Vegetable Crops, Riverside, and W. D. Burge.

Asparagus studies (effects of climatic conditions on the food reserves of five varieties of asparagus): F. H. Takatori, Dept. of Vegetable Crops, Riverside; J. I. Stillman, Dept. of Vegetable Crops, Riverside, and O. D. McCoy, Dept. of Vegetable Crops, Riverside.

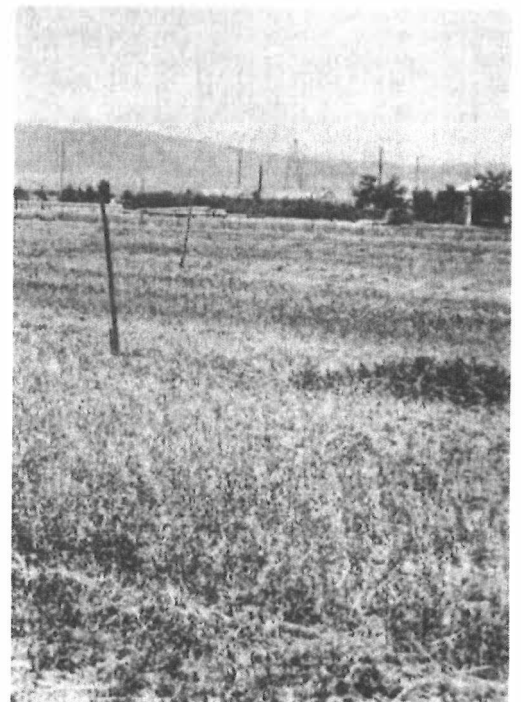
Alfalfa poor-growth area improvement: W. D. Burge, John Letey, Dept. of Soils and Plant Nutrition, Riverside; E. C. H. Hsia, Dept. of Irrigation and Soil Science, Los Angeles, and Nicholas Valoras, Dept. of Irrigation and Soil Science, Los Angeles.

Engineering studies of floriculture and plant nursery studies: R. L. Perry, Agricultural Engineering, Los Angeles, and R. M. Perkins, Agricultural Engineering, Los Angeles.

Safflower irrigation and date of planting for the Antelope Valley: D. M. Yermanos, Dept. of Agronomy, Riverside; R. E. Luebs, Dept. of Agronomy, Riverside, and W. D. Burge.

Garlic observation planting: Hunter Johnson, Agricultural Extension, Los Angeles.

Flax regional yield test: D. M. Yermanos, Dept. of Agronomy, Riverside.



REQUEST FOR STIPULATION FOR INTERVENTION
EXHIBIT THREE

LEASE AMENDMENT

THIS LEASE AMENDMENT is entered into this
12 day of June, 1972, by and between "THE
OFFICERS OF THE UNIVERSITY OF CALIFORNIA, a corporation,
hereinafter referred to as "the University", and the
ANTELOPE VALLEY SOIL CONSERVATION DISTRICT, a public cor-
poration, hereinafter referred to as "the District",

W I T N E S S E T H:

WHEREAS, the University and the District have
heretofore entered into a Lease, dated the 10th day of
September, 1969, covering that certain site commonly known
as the Antelope Valley Field Station, more specifically de-
scribed as: Parcel 1: Northeast quarter of the northeast
quarter of Section 13, Township 7 North Range 14 West, and
Parcel 2: Southeast quarter of the northeast quarter of
Section 13, Township 7 North, Range 14 West, together with
the improvements thereon, including well, pump, irrigation
pipeline and sprinkler systems; and

WHEREAS, said Lease was entered into by and between
the University and the District pending the disposition of
the property by the University; and

WHEREAS, a portion of said leased premises is to
be sold to Southern California Edison Company,

NOW, THEREFORE, it is mutually agreed by and be-
tween the University and the District as follows:

Said Lease dated the 10th day of September, 1969,
is amended in the following respects effective June 12th,
1972:

1. Paragraph 1 is amended to read:

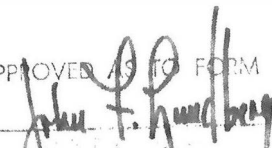
"1. DESCRIPTION OF PREMISES. The University hereby leases and District hereby hires, on the terms and conditions hereinafter set forth, the following described property situated in Los Angeles County, State of California, together with the improvements thereon, including the well, pump, irrigation pipeline and sprinkler systems: Parcel 1: Northeast quarter of the northeast quarter of Section 13, Township 7 North Range 14 West. Parcel 2: Southeast quarter of the northeast quarter of Section 13, Township 7 North, Range 14 West. The following described parcel is excepted from said described property: Beginning at a Found County Surveyor's Brass Cap Monument set at the East one-quarter corner of said Section 13, said East one-quarter corner being North $00^{\circ} 18' 35''$ West, 2645.80 feet, measured along the Easterly line of said Section 13 from a Found County Surveyor's Brass Cap Monument set at the Southeast corner of said Section 13; thence North $89^{\circ} 50' 00''$ West, 1316.35 feet, more or less, measured along the Southerly line of the Southeast one-quarter of the Northeast one-quarter of said Section 13 to the Southwest corner of the Southeast one-quarter of the Northeast one-quarter of said Section 13, said Southwest corner being the True Point of Beginning; thence North $00^{\circ} 10' 08''$ West, 753.18 feet, measured along the Westerly line of the Southeast one-quarter of the Northeast one-quarter of said Section 13, thence South $33^{\circ} 52' 25''$ East, 908.91 feet, more or less, measured along the Southerly line, said point being

North 89° 50' 00" West, 211.97 feet, measured along said Southerly line from the East one-quarter corner of said Section 13; thence North 89° 50' 00" West, 504.38 feet, more or less, measured along said Southerly line to the True Point of Beginning.


An executed copy of this Lease Amendment shall be attached to the executed copies of the aforementioned Lease held by the University and the District.

Except as herein provided, all terms, conditions, covenants of said Lease dated the 10th day of September, 1969, shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have executed this Lease Amendment the day and date first above written.

APPROVED AS TO FORM

ASSISTANT SECRETARY
OF THE UNIVERSITY OF CALIFORNIA

THE REGENTS OF THE UNIVERSITY
OF CALIFORNIA

By 
ASSISTANT SECRETARY

ANTELOPE VALLEY SOIL CONSERVATION
DISTRICT

By 

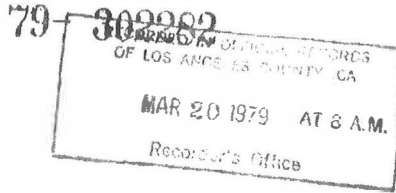
REQUEST FOR STIPULATION FOR INTERVENTION
EXHIBIT FOUR

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHER WISE SHOWN BELOW, MAIL TAX STATEMENTS TO

NAME ANTELOPE VALLEY RESOURCE
ADDRESS CONSERVATION DISTRICT
CITY & STATE 805 West Avenue J
ZIP Lancaster, California 93534

Title Order No. 7781488 Escrow No. 172-21322



FREE T

SPACE ABOVE THIS LINE FOR RECORDER'S USE OR FORM

Corporation Grant Deed

APPROVED AS TO FORM:

James Richard, Jr.
JAMES RICHARD, JR.
ASSISTANT COUNSEL OF THE REGENTS
OF THE UNIVERSITY OF CALIFORNIA

The undersigned declares that the documentary transfer tax is \$=0= and is
 computed on the full value of the interest or property conveyed, or is
 computed on the full value less the value of liens or encumbrances remaining thereon at the time of sale. The land, tenements or realty is located in
 unincorporated area city of _____ and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

THE REGENTS OF THE UNIVERSITY OF CALIFORNIA,

a corporation organized under the laws of the State of California hereby GRANT(S) to

ANTELOPE VALLEY RESOURCE CONSERVATION DISTRICT

the following described real property in the unincorporated area
County of Los Angeles, state of California:
The Northeast Quarter of the Northeast Quarter of Section 13, Township 7 North, Range 14 West, San Bernardino Meridian, in the County of Los Angeles, State of California, according to the Official Plat of the survey of said land.

Grantor reserves to itself the sole and exclusive right to prospect for, drill for, produce and take any oil, gas or other hydrocarbon substances or mineral substances and accompanying fluids from the real property granted herein from below the depth of one thousand feet (1000') from the surface of said real property the right to slant drill from adjacent property, the right to utilize subsurface storage for natural substances, and the right to maintain subsurface pressures. Grantor covenants and agrees that the above reserved rights will not be exercised in derogation of Grantee's existing uses and purposes of the surface of said real property.

Subject to:

- 1. Any covenants, conditions, restrictions, reservations, rights, rights of way and easements of record.

THE REGENTS OF THE UNIVERSITY OF CALIFORNIA

Dated February 8, 1979

Chairman

Secretary

STATE OF CALIFORNIA

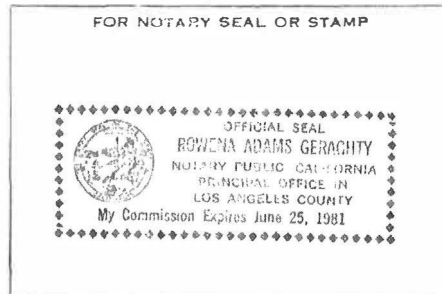
COUNTY OF Los Angeles

ss.

On this 8th day of February 1979 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Robert O. Reynolds known to me to be the Chairman President, and

Secretary of the corporation that executed the said instrument, known to me to be the persons who executed the within instrument on behalf of the corporation first named, and acknowledged to me that such corporation executed the within instrument pursuant to its bylaws or a resolution of its board of directors.

Rowena Adams Gerachty
Signature of Notary



MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE: IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street & Block

City & State

Order #7781488
Escrow #172-21322

RESOLUTION OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Grant Deed dated February 8, 1979, from THE REGENTS OF THE UNIVERSITY OF CALIFORNIA, to the ANTELOPE VALLEY RESOURCE CONSERVATION DISTRICT, a governmental agency, is hereby accepted by the undersigned officers on behalf of the ANTELOPE VALLEY RESOURCE CONSERVATION DISTRICT pursuant to authority conferred to resolution of the Directors adopted on March 1, 1979, and the Grantee consents to recordation thereof by its duly authorized officers.

DATED: March 19, 1979

By Raymond H. Kraeger

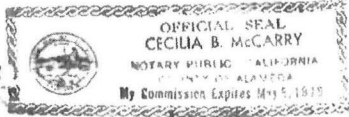
By Stifford C. Cole

State of California }
County of Alameda }

79- 302282

On this 12 day of March, 1979, before me, CECILIA B. McCARRY, a Notary Public, State of California, duly commissioned and sworn, personally appeared MARJORIE J. WOOLMAN known to me to be the Secretary of The Regents of the University of California, a public corporation, and known to me to be the person who executed the within instrument on behalf of said public corporation and acknowledged to me that The Regents of the University of California executed the same.

In Witness Whereof, I have hereunto set my hand and affixed my Official Seal, in the County of Alameda the day and year in this Certificate first above written.



Cecilia B. McCarry
CECILIA B. McCARRY, Notary Public, State of California
My Commission Expires May 5, 1979

RECORDING REQUESTED BY

79-302283

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHER WISE SHOWN BELOW, MAIL TAX STATEMENTS TO:

RECORDED IN OFFICIAL RECORDS OF LOS ANGELES COUNTY, CA
MAR 20 1979 AT 8 A.M.
Recorder's Office

NAME ANTELOPE VALLEY RESOURCE
ADDRESS CONSERVATION DISTRICT
CITY & STATE 805 West Avenue J
ZIP Lancaster, California 93534

Title Order No. 7781488 Escrow No. 172-21322

FREE ST

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Corporation Grant Deed

APPROVED AS TO FORM:

JAMES RICHARD, JR.
ASSISTANT COUNSEL OF THE REGENTS OF THE UNIVERSITY OF CALIFORNIA and is

The undersigned declares that the documentary transfer tax is \$-0-
 computed on the full value of the interest or property conveyed, or is
 computed on the full value less the value of liens or encumbrances remaining thereon at the time of sale. The land, tenements or realty is located in
 unincorporated area city of _____ and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

THE REGENTS OF THE UNIVERSITY OF CALIFORNIA,

a corporation organized under the laws of the State of California hereby GRANT(S) to

ANTELOPE VALLEY RESOURCE CONSERVATION DISTRICT

the following described real property in the unincorporated area
County of Los Angeles state of California:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

THE REGENTS OF THE UNIVERSITY OF CALIFORNIA

Dated February 8, 1979

Chairman

Secretary

STATE OF CALIFORNIA

COUNTY OF Los Angeles } ss.

On 9th day of February 1979 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Robert O. Reynolds known to me to be the Chairman - President, and

Secretary of the corporation that executed the within Instrument, known to me to be the persons who executed the within Instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

Rowena Adams Geraghty
Signature of Notary

FOR NOTARY SEAL OR STAMP
OFFICIAL SEAL
ROWENA ADAMS GERAGHTY
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires June 25, 1981

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE: IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Deed dated February 8, 1979
Order #7781488
Escrow #172-21322

EXHIBIT "A"

The Southeast Quarter of the Northeast Quarter of Section 13, Township 7 North, Range 14 West, San Bernardino Meridian, in the County of Los Angeles, State of California, according to the Official Plat of said land.

EXCEPT THEREFROM that portion granted to the Southern California Edison Company, by deed recorded September 21, 1972 as Instrument No. 346, described as follows:

That portion of the Southeast Quarter of the Northeast Quarter of Section 13, Township 7 North, Range 14 West, San Bernardino Meridian, lying within a strip of land 430 Feet wide, the side lines thereof being 330 Feet Northeasterly and 100 Feet Southwesterly, measured at right angles, respectively, from the surveyed reference line which is described as follows:

Beginning at a point in the Easterly Line of said Section 13, said point being North 00°18'35" West, 831.93 Feet, measured along said Easterly Line from a found County Surveyor's Brass Cap Monument set at the Southeast Corner of said Section 13, said point also being South 00°18'35" East, 1813.87 Feet, more or less, measured along said Easterly Line from a found County Surveyor's Brass Cap Monument set at the East Quarter Corner of said Section 13, said point being North 89°38'31" West, 363.06 Feet, measured along said Northerly Line from a found County Surveyor's Brass Cap Monument marked "R.E.2177", set at the North Quarter Corner of said Section 13, said point also being South 89°38'31" East, 2277.63 Feet, more or less, measured along said Northerly Line from a found County Surveyor's Brass Cap Monument marked "R.E. 2177", set at the Northwest Corner of said Section 13,

EXCEPTING THEREFROM that portion thereof lying Northeasterly of the Southwesterly Line of that certain strip of land 200 Feet wide, as described in the right of way agreement by and between Marygold Investment Company, a corporation and Southern California Edison Company, a corporation, recorded as Instrument No. 992 in Book 5143 Page 266 of Official Records in the Office of the County Recorder of said County.

Grantor reserves to itself the sole and exclusive right to prospect for, drill for, produce and take any oil, gas or other hydrocarbon substances or mineral substances and accompanying fluids from the real property granted herein from below the depth of one thousand feet (1000') from the surface of said real property the right to slant drill from adjacent property, the right to utilize subsurface storage for natural substances, and the right to maintain subsurface pressures. Grantor covenants and agrees that the above reserved rights will not be exercised in derogation of Grantee's existing uses and purposes of the surface of said real property.

Subject to:

1. Any covenants, conditions, restrictions, reservations, rights, rights of way and easements of record.

79-- 302283

Order #7781488
Escrow #172-21322

RESOLUTION OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the Grant Deed dated February 8, 1979, from THE REGENTS OF THE UNIVERSITY OF CALIFORNIA, to the ANTELOPE VALLEY RESOURCE CONSERVATION DISTRICT, a governmental agency, is hereby accepted by the undersigned officer on behalf of the ANTELOPE VALLEY RESOURCE CONSERVATION DISTRICT pursuant to authority conferred to resolution of the Directors adopted on _____ March 1, 1979, and the Grantee consents to recordation thereof by its duly authorized officers.

DATED: March 19, 1979

By Raymond H. Muegen, Pres.

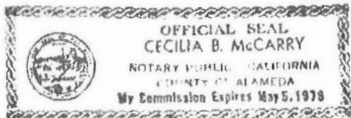
By Stifford C. Allen

State of California }
County of Alameda }

79- 302283

On this 12 day of March, 1979 before me, CECILIA B. McCARRY, a Notary Public, State of California, duly commissioned and sworn, personally appeared MARJORIE J. WOOLMAN known to me to be the Secretary of The Regents of the University of California, a public corporation, and known to me to be the person who executed the within instrument on behalf of said public corporation and acknowledged to me that The Regents of the University of California executed the same.

In Witness Whereof, I have hereunto set my hand and affixed my Official Seal, in the County of Alameda the day and year in this Certificate first above written.



Cecilia B. McCarry
CECILIA B. McCARRY, Notary Public, State of California
My Commission Expires May 5, 1979

REQUEST FOR STIPULATION FOR INTERVENTION
EXHIBIT FIVE

REPORT ON HISTORICAL WATER USE

**ANTELOPE VALLEY RESOURCE
CONSERVATION DISTRICT (AVRSD)**

10148 WEST AVE I, LANCASTER CA 93536

Prepared by Neal A. Weisenberger

Professor of Agriculture, Landscape Construction and Botany - Retired

In calculating historical water use for Antelope Valley Resource Conservation District (AVRCD). I first determine the size of various locations on the property. Then used accepted ET rates that were applied to each location. The crops grown on the property are containerized plant material, ranging from liners to #15 containers (often called 15-gallon).

After intensive research, I could not find a standard ET coefficient for containerized plants. The #1 to #15 containerized plants were grown on grass areas for ease of customers walking through the nursery area. In observation of the area the containerized plants were using approximately the same amount of water as the lawn grasses. The lawn was neither lush nor was it dry looking. This is what I based the water use for the containerized plants upon, using the ET coefficient for lawns.

Since the plants are placed touching each other no matter the size of the containers, it was clear that the water use requirements were the same no matter the size of the containers. Larger containers could hold larger amounts of water in soil mix offset by larger plants that require more water. Smaller containers held smaller plants and less soil, thus less water, requiring higher water use. In the greenhouses and propagation house, water usage is high to keep the humidity high for seed germination, root formation and cooling.

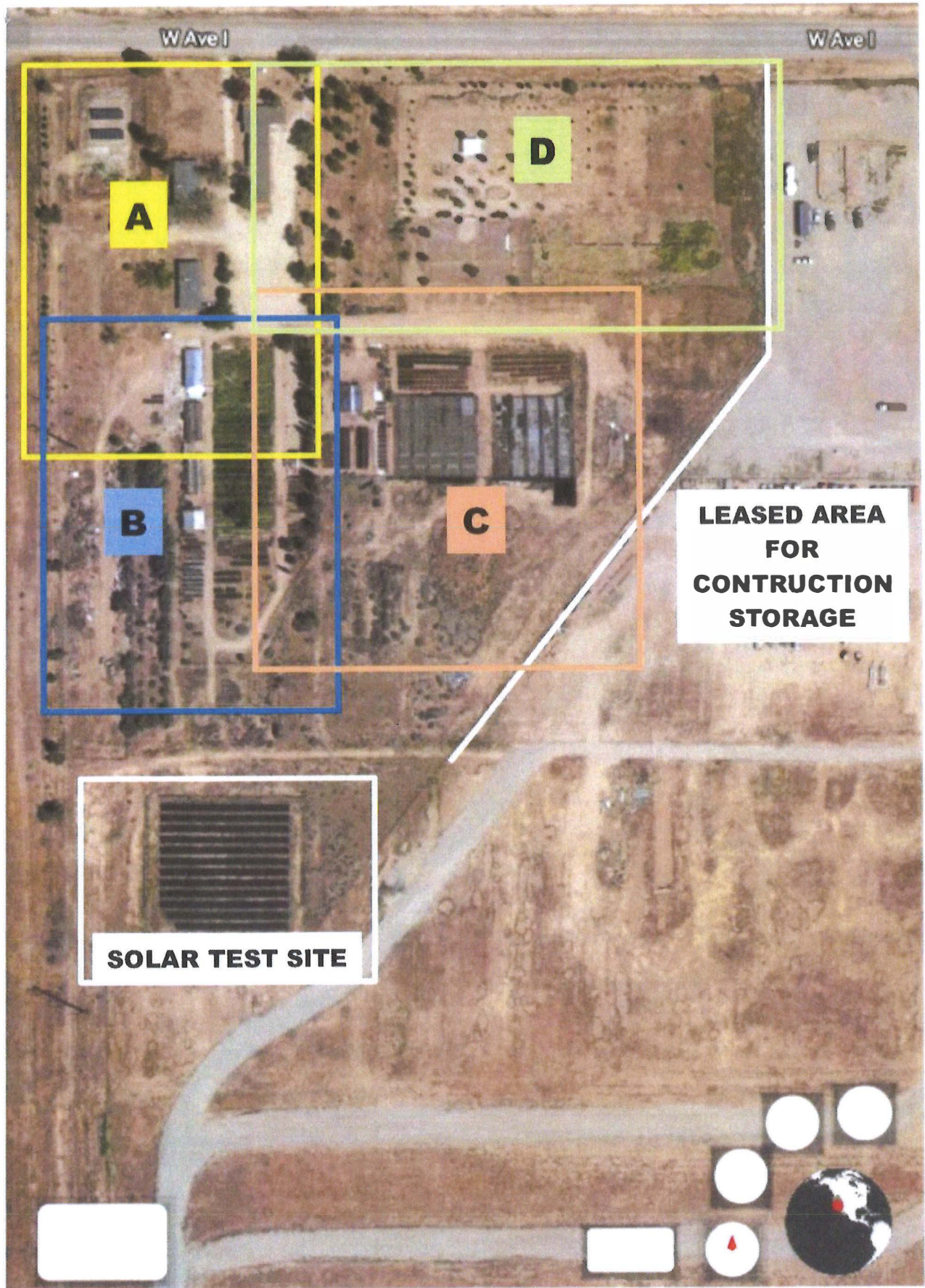
Even with most of the plants being considered drought tolerant they would not be considered drought tolerant in containers. Most plants become drought tolerant by having either deep roots or wide spreading roots to harvest water over a large area. Once roots are confined in a small area, they will have a more normal water requirement.

The existing landscape, which also serves as seed collection plants or cutting material, a lower ET coefficient was used to their mature nature and growing in the ground.

As for the two homes on the property, they are occupied by employees of the agency. Both houses are very small, and the usage was estimated. The office is also minimal in size and water usage is also minimal. With basically one staff member using the office on a regular basis. So again, the water usages were estimated. The sales office has an adjacent bathroom, that is for staff and customers. With a limited staff and a limited time open to the public the water use has been minimal, and the water uses were estimated.

The following spreadsheet and maps show how the historical use was determined. I believe that our historical annual water use is approximately 18 acre feet. Since the adjudication the annual water has increased by 10.5 acre feet,

	LOCATION		SIZE (FT ²)	SIZE (ACRES)	ETC/ACRE	AREA WATER USE	IN PLACE PRIOR TO ADJUDICATION	IN PLACE AFTER START OF ADJUDICATION	IN PLACE AFTER START OF ADJUDICATION
1	DISTRICT OFFICE					0.10	0.10		
2	GARAGE/STORAGE					0.00	0.00		
3	HOUSE #1					0.25	0.25		
4	HOUSE #2					0.25	0.25		
5	SALES OFFICE					0.25	0.25		
6	PROPAGATION HOUSE #1	18X45	810	0.02	6.6	0.12	0.12		
7	PROPAGATION HOUSE #2	18X45	810	0.02	6.6	0.12	0.12		
8	POTTING SHED			0.00		0.00	0.00		
9	GROWING AREA 1		5100	0.12	6.6	0.77	0.77		
10	GROWING AREA 2		28750	0.66	6.6	4.36	4.36		
11	GROWING AREA 3 (HIGH TUNNELS)		6780	0.16	6.6	1.03	1.03		
12	GROWING AREA 4		4000	0.09	6.6	0.61	0.61		
13	GREENHOUSE		1200	0.03	6.6	0.18		0.18	
14	HOOP HOUSES 1 -3		600	0.01	6.6	0.09		0.09	
17	SEED TREES / EDUCATIONAL GARDEN	27X97	34420	0.79	5	3.95	3.95		
18	CONSERVATION GARDEN		123351	2.83	5	14.16	2.83		
15A	CONTRACT GROWING AREA 1A		5700	0.13	6.6	0.86			0.86
15B	CONTRACT GROWING AREA 1B		11215	0.26	6.6	1.70			1.70
16A	CONTRACT GROWING AREA 2A		5700	0.13	6.6	0.86			0.86
16B	CONTRACT GROWING AREA 2B		11215	0.26	6.6	1.70			1.70
	MISC. AREAS (AROUND GREENHOUSE)			0.5	6.6	3.30	3.30		
	MISC. AREAS (JOSHUA TREE LEASE - GREENBEE)			1	5	5.00		5.00	
							CURRENT USE BEFORE	CURRENT USE AFTER	CURRENT USE AFTER CONTRACT GROWING
						39.67	17.94	5.27	5.13
									GRAND TOTAL
									28.34



SOLAR TEST SITE

LEASED AREA FOR CONSTRUCTION STORAGE

OVERVIEW MAP



EXHIBIT A

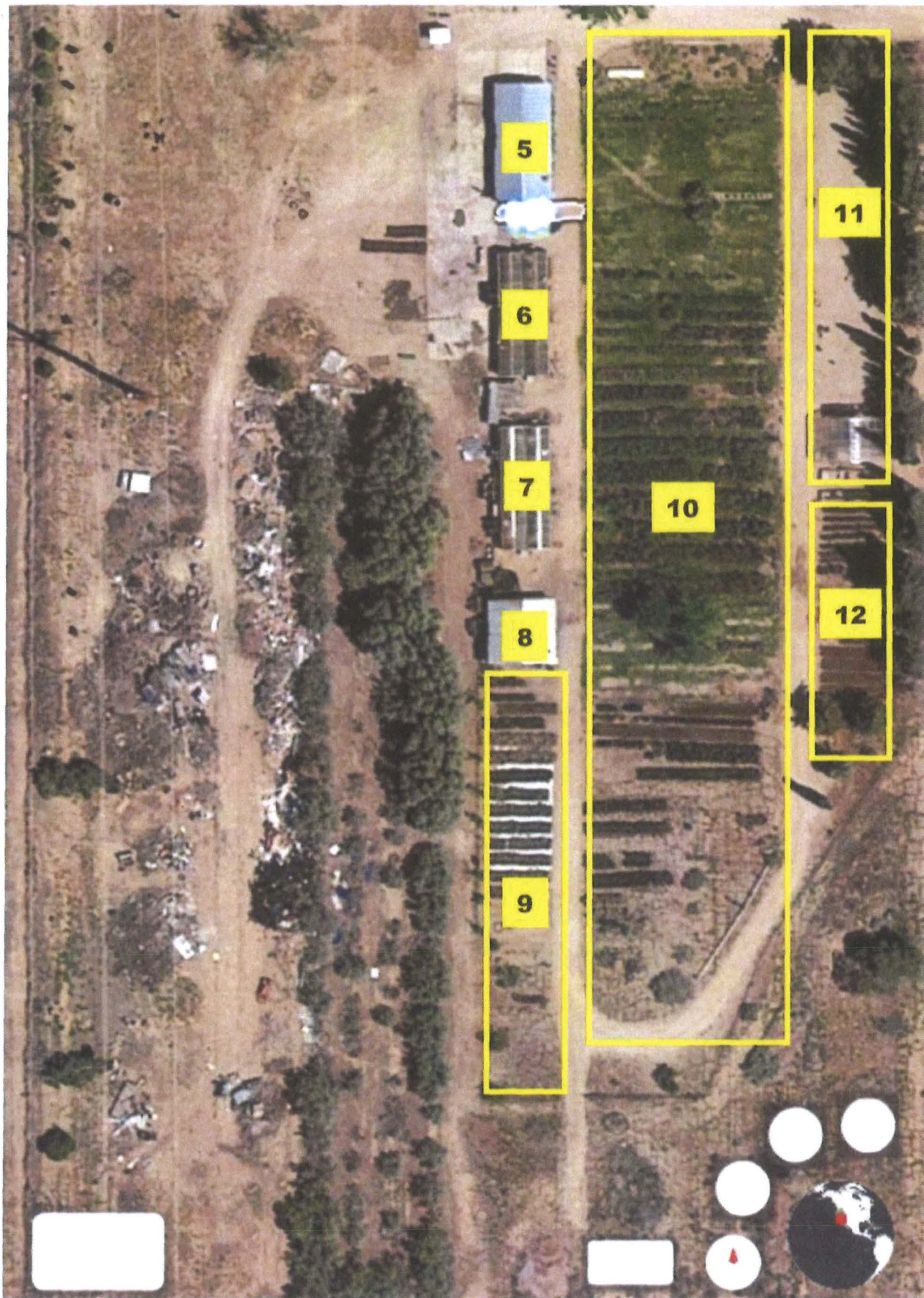
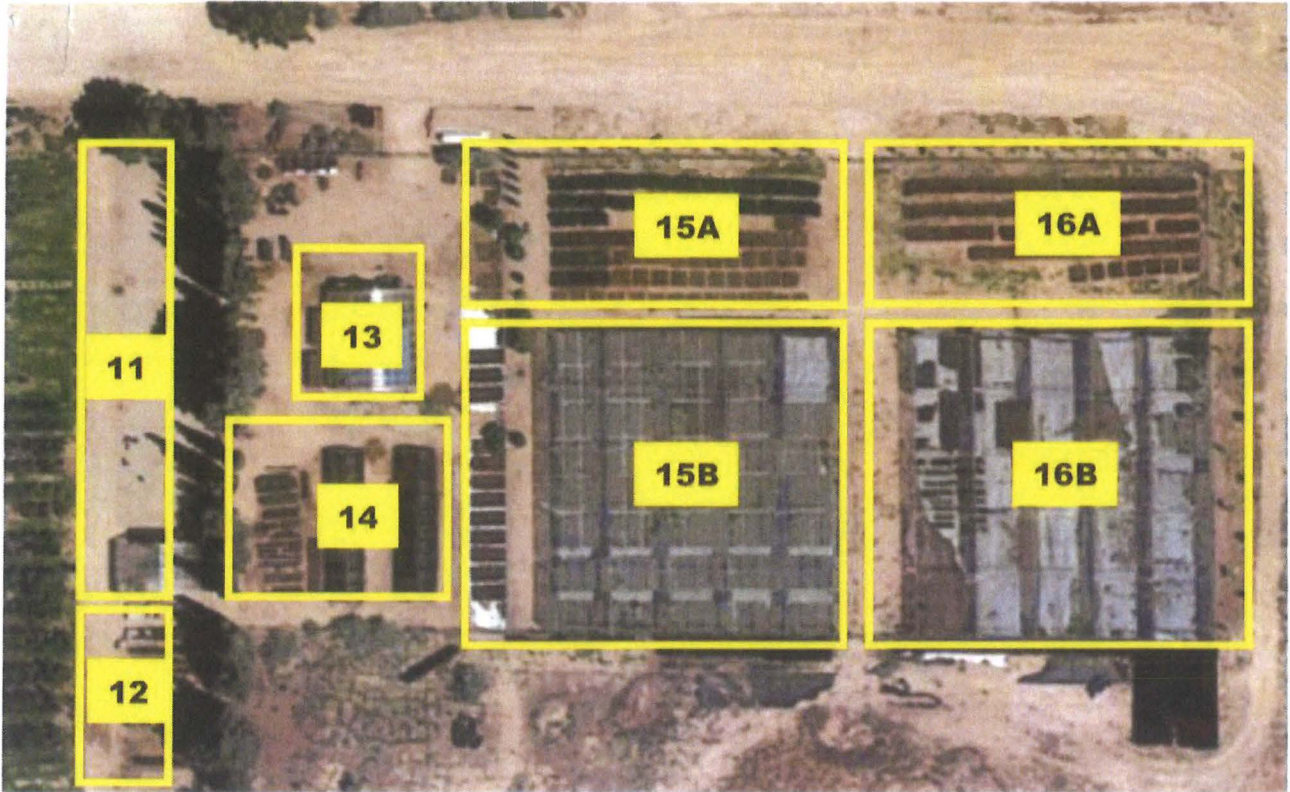
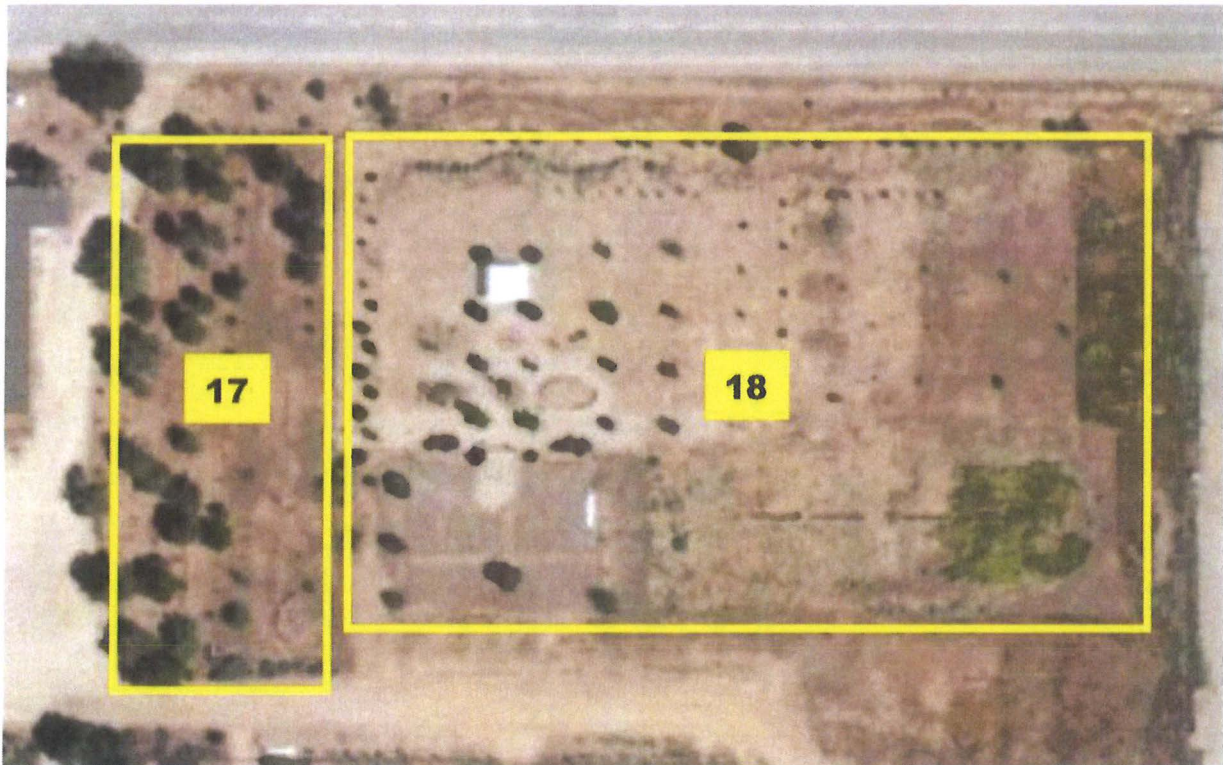


EXHIBIT B



MAP C



MAP D

Closed Session; Conference with Legal Counsel