

# TEXAS COMMISSION ON ENVIRONMENTAL QUALITY



## NOTICE OF AN APPLICATION FOR A WATER USE PERMIT

APPLICATION NO. 13740

Miramont Country Club Properties, L.P. requests authorization to maintain eight reservoirs on unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek, Brazos River Basin, impounding 108.9 acre-feet of water for recreational purposes in Brazos County. The applicant also seeks authorization to use the bed and banks of unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek to convey 736 acre-feet of groundwater for storage in the reservoirs and for subsequent diversion and use for agricultural purposes in Brazos County. More information on the application and how to participate in the permitting process is given below.

**APPLICATION.** Miramont Country Club Properties, L.P., One Momentum Blvd., 1000 College Station, Tx, 77845, Applicant, has applied to the Texas Commission on Environmental Quality (TCEQ) for a Water Use Permit pursuant to Texas Water Code (TWC) §§ 11.121, 11.042 and TCEQ Rules Title 30 Texas Administrative Code (TAC) §§ 295.1, *et seq.* Notice is being mailed to water right holders of record in the Brazos River Basin and published pursuant to Title 30 TAC § 295.151 and notice is being mailed to the Brazos Valley Groundwater Conservation District pursuant to Title 30 TAC §295.153(b)(3).

Miramont Country Club Properties, L.P. (Applicant/Permittee) seeks authorization to maintain eight reservoirs on unnamed tributaries of Hudson Creek and Hudson Creek, and an unnamed tributary of Carters Creek, tributary of the Navasota River, Brazos River Basin, impounding a total of 108.9 acre-feet of water for recreation purposes in Brazos County and described as follows:

1. Lake A has a maximum storage capacity of 11.55 acre-feet of water and is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.313500° W in zip code 77802.
2. Lake B has a maximum storage capacity of 9.58 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.678515° N, Longitude 96.307354° W in zip code 77802.
3. Lake C has a maximum storage capacity of 53.6 acre-feet of water and is located on Hudson Creek at Latitude 30.675020° N, Longitude 96.302780° W in zip code 77802.
4. Lake D has a maximum storage capacity of 9.16 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.676616° N, Longitude 96.300439° W in zip code 77802.
5. Lake E has a maximum storage capacity of 4.95 acre-feet of water and is located on Hudson Creek at Latitude 30.677504° N, Longitude 96.299448° W in zip code 77802.

6. Lake F has a maximum storage capacity of 15.32 acre-feet of water and is located on Hudson Creek at Latitude 30.673366° N, Longitude 96.302207° W in zip code 77802.
7. Lake G has a maximum storage capacity of 2.43 acre-feet of water and is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W in zip code 77802.
8. Lake 21 with a maximum storage capacity of 2.28 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W in zip code 77802.

Applicant provided evidence of an alternative source to maintain the reservoirs being groundwater from the Sparta Aquifer.

Applicant also seeks to use the bed and banks of unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek to convey 736 acre-feet of groundwater per year for storage in the reservoirs and subsequent diversion and use for agricultural purposes to irrigate 255 acres of land out of 277.993 acres in Brazos County.

Ownership of the land to be inundated and irrigated is evidenced by *Special Warranty Deed*, recorded as Document No. 00853850, Volume 6015, Page 113-126 on May 3, 2004 in the Official Public Records of Brazos County.

Written consent was provided by the City of Bryan, Miramont Residential Community Owners Association, Inc. and Adam Development Properties, L.P. for the Applicant to irrigate portions of their adjacent land.

Groundwater will be discharged at the following points and rates:

- A. Discharge point 1 is located on Hudson Creek at Latitude 30.677613° N, Longitude 96.303072° W with a discharge rate of 0.67 cfs (300 gpm) in zip code 77802.
- B. Discharge point 2 is located on Hudson Creek at Latitude 30.675152° N, Longitude 96.303332° W with a discharge rate of 1.11 cfs (500 gpm) in zip code 77802.
- C. Discharge point 3 is located on an unnamed tributary of Hudson Creek at Latitude 30.679213° N, Longitude 96.308056° W with a discharge rate of 1.11 cfs (500 gpm) in zip code 77802.
- D. Discharge point 4 is located on Hudson Creek at Latitude 30.675356° N, Longitude 96.301884° W with a discharge rate of 0.67 cfs (300 gpm) in zip code 77802.
- E. Discharge point 5 is located on Hudson Creek at Latitude 30.674793° N, Longitude 96.302766° W with a discharge rate of 0.67 cfs (300 gpm) in zip code 77802.
- F. Discharge point 6 is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.3135000° W with a discharged rate of 0.67 cfs (300 gpm) in zip code 77802.
- G. Discharge point 7 is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W with a discharge rate of 1.11 cfs (500 gpm) in zip code 77802.
- H. Discharge point 8 is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W with a discharged rate of 0.67 cfs (300 gpm) in zip code 77802.



- I. Discharge point 9 is located on an unnamed tributary of Hudson Creek at Latitude 30.678551° N, Longitude 96.298163° W with a discharge rate of 4.45 cfs (2000 gpm) in zip code 77802.

Applicant seeks to divert groundwater from a point on Hudson Creek located at Latitude 30.673717° N, Longitude 96.301758° W, at a maximum diversion rate of 7.24 cfs (3,250 gpm) in zip code 77802.

The application was received on September 10, 2020. Additional information and fees were received on October 20, 2020, November 13, 2020, and February 12, 2021. The application was declared administratively complete and accepted for filing with the Office of the Chief Clerk on March 9, 2021.

The Executive Director completed the technical review of the application and prepared a draft Water Use Permit. The draft Water Use Permit, if granted, would contain special conditions including, but not limited to, maintaining an alternate source of water and measurement devices. The application, technical memoranda, and Executive Director's draft amendment are available for viewing on the TCEQ web page at:

[https://www.tceq.texas.gov/permitting/water\\_rights/wr-permitting/view-wr-pend-apps](https://www.tceq.texas.gov/permitting/water_rights/wr-permitting/view-wr-pend-apps).

Alternatively, you may request a copy of the documents by contacting the TCEQ Office of the Chief Clerk by phone at (512) 239-3300 or by mail at TCEQ OCC, Notice Team (MC-105), P.O. Box 13087, Austin, Texas 78711.

**PUBLIC COMMENT / PUBLIC MEETING.** Written public comments and requests for a public meeting should be submitted to the Office of the Chief Clerk, at the address provided in the information section below, within 30 days of the date of newspaper publication of the notice. A public meeting is intended for the taking of public comment and is not a contested case hearing. A public meeting will be held if the Executive Director determines that there is a significant degree of public interest in the application.

**CONTESTED CASE HEARING.** The TCEQ may grant a contested case hearing on this application if a written hearing request is filed within 30 days from the date of newspaper publication of this notice. The Executive Director may approve the application unless a written request for a contested case hearing is filed within 30 days after newspaper publication of this notice.

To request a contested case hearing, you must submit the following: (1) your name (or for a group or association, an official representative), mailing address, daytime phone number, and fax number, if any; (2) applicant's name and permit number; (3) the statement "[I/we] request a contested case hearing;" (4) a brief and specific description of how you would be affected by the application in a way not common to the general public; and (5) the location and distance of your property relative to the proposed activity. You may also submit proposed conditions for the requested amendment which would satisfy your concerns. Requests for a contested case hearing must be submitted in writing to the Office of the Chief Clerk at the address provided in the information section below.

If a hearing request is filed, the Executive Director will not issue the amendment and will forward the application and hearing request to the TCEQ Commissioners for their consideration at a scheduled Commission meeting.

**INFORMATION.** Written hearing requests, public comments or requests for a public meeting should be submitted to the Office of the Chief Clerk, MC 105, TCEQ, P.O. Box 13087, Austin, TX 78711-3087 or electronically at <https://www14.tceq.texas.gov/epic/eComment/> by entering WRPERM 13740 in the search field. For information concerning the hearing process, please contact the Public Interest Counsel, MC 103, at the same address. For additional information, individual members of the general public may contact the Public Education Program at 1-800-687-4040. General information regarding the TCEQ can be found at our web site at

<http://www.tceq.texas.gov/> Si desea información en Español, puede llamar al 1-800-687-4040 o por el internet al <http://www.tceq.texas.gov>.

Issued: June 08, 2022

# TEXAS COMMISSION ON ENVIRONMENTAL QUALITY



## WATER USE PERMIT

PERMIT NO.	13740	TYPE	§§ 11.121, 11.042
Permittee:	Miramont Country Club Properties, L.P.	Address:	One Momentum Blvd, Suite 1000 College Station, TX 77845
Filed:	March 9, 2021	Granted:	
Purposes:	Recreation, Agriculture	County:	Brazos
Watercourses:	Unnamed tributaries of Hudson Creek, Hudson Creek, unnamed tributary of Carters Creek	Watershed:	Brazos River Basin

WHEREAS, Miramont Country Club Properties, L.P. (Applicant/Permittee) seeks authorization to maintain eight reservoirs on unnamed tributaries of Hudson Creek and Hudson Creek, and an unnamed tributary of Carters Creek, tributary of the Navasota River, Brazos River Basin, impounding a total of 108.9 acre-feet of water for recreation purposes in Brazos County and described as follows:

1. Lake A has a maximum storage capacity of 11.55 acre-feet of water and is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.313500° W.
2. Lake B has a maximum storage capacity of 9.58 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.678515° N, Longitude 96.307354° W.
3. Lake C has a maximum storage capacity of 53.6 acre-feet of water and is located on Hudson Creek at Latitude 30.675020° N, Longitude 96.302780° W.
4. Lake D has a maximum storage capacity of 9.16 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.676616° N, Longitude 96.300439° W.
5. Lake E has a maximum storage capacity of 4.95 acre-feet of water and is located on Hudson Creek at Latitude 30.677504° N, Longitude 96.299448° W.
6. Lake F has a maximum storage capacity of 15.32 acre-feet of water and is located on Hudson Creek at Latitude 30.673366° N, Longitude 96.302207° W.

7. Lake G has a maximum storage capacity of 2.43 acre-feet of water and is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W.
8. Lake 21 with a maximum storage capacity of 2.28 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W.

WHEREAS, Applicant provided evidence of an alternative source to maintain the reservoirs being groundwater from the Sparta Aquifer; and

WHEREAS, Applicant also seeks to use the bed and banks of unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek to convey 736 acre-feet of groundwater per year for storage in the reservoirs and subsequent diversion and use for agricultural purposes to irrigate 255 acres of land out of 277.993 acres in Brazos County; and

WHEREAS, ownership of the land to be inundated and irrigated is evidenced by *Special Warranty Deed*, recorded as Document No. 00853850, Volume 6015, Page 113-126 on May 3, 2004 in the Official Public Records of Brazos County; and

WHEREAS, written consent was provided by the City of Bryan, Miramont Residential Community Owners Association, Inc. and Adam Development Properties, L.P. for the Applicant to irrigate portions of their adjacent land; and

WHEREAS, groundwater will be discharged at the following points and rates:

- Discharge point 1 is located on Hudson Creek at Latitude 30.677613° N, Longitude 96.303072° W with a discharge rate of 0.67 cfs (300 gpm).
- Discharge point 2 is located on Hudson Creek at Latitude 30.675152° N, Longitude 96.303332° W with a discharge rate of 1.11 cfs (500 gpm).
- Discharge point 3 is located on an unnamed tributary of Hudson Creek at Latitude 30.679213° N, Longitude 96.308056° W with a discharge rate of 1.11 cfs (500 gpm).
- Discharge point 4 is located on Hudson Creek at Latitude 30.675356° N, Longitude 96.301884° W with a discharge rate of 0.67 cfs (300 gpm).
- Discharge point 5 is located on Hudson Creek at Latitude 30.674793° N, Longitude 96.302766° W with a discharge rate of 0.67 cfs (300 gpm).
- Discharge point 6 is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.3135000° W with a discharged rate of 0.67 cfs (300 gpm).
- Discharge point 7 is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W with a discharge rate of 1.11 cfs (500 gpm).
- Discharge point 8 is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W with a discharged rate of 0.67 cfs (300 gpm).

- Discharge point 9 is located on an unnamed tributary of Hudson Creek at Latitude 30.678551° N, Longitude 96.298163° W with a discharge rate of 4.45 cfs (2000 gpm).

WHEREAS, Applicant seeks to divert groundwater from a point on Hudson Creek located at Latitude 30.673717° N, Longitude 96.301758° W, at a maximum diversion rate of 7.24 cfs (3,250 gpm); and

WHEREAS, the Texas Commission on Environmental Quality finds that jurisdiction over the application is established; and

WHEREAS, this permit, if granted, is subject to the requirements and orders of the Brazos Watermaster; and

WHEREAS, the Executive Director recommends special conditions be included in the permit; and

WHEREAS, the Commission has complied with the requirements of the Texas Water Code and Rules of the Texas Commission on Environmental Quality in issuing this permit; and

NOW, THEREFORE, this permit, designated Water Use Permit No. 13740, is issued to Miramont Country Club Properties, L.P. subject to the following terms and conditions:

#### 1. IMPOUNDMENT

A. Permittee is authorized to maintain eight reservoirs impounding 108.9 acre-feet of water in Brazos County, and described as follows:

1. Lake A has a maximum storage capacity of 11.55 acre-feet of water and is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.313500° W.
2. Lake B has a maximum storage capacity of 9.58 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.678515° N, Longitude 96.307354° W.
3. Lake C has a maximum storage capacity of 53.6 acre-feet of water and is located on Hudson Creek at Latitude 30.675020° N, Longitude 96.302780° W.
4. Lake D has a maximum storage capacity of 9.16 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.676616° N, Longitude 96.300439° W.
5. Lake E has a maximum storage capacity of 4.95 acre-feet of water and is located on Hudson Creek at Latitude 30.677504° N, Longitude 96.299448° W.
6. Lake F has a maximum storage capacity of 15.32 acre-feet of water and is located on Hudson Creek at Latitude 30.673366° N, Longitude 96.302207° W.
7. Lake G has a maximum storage capacity of 2.43 acre-feet of water and is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W.

8. Lake 21 has a maximum storage capacity of 2.28 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W.

B. Ownership of the land to be inundated is evidenced by *Special Warranty Deed*, recorded as Document No. 00853850, Volume 6015, Page 113-126 on May 3, 2004 in the Official Public Records of Brazos County.

## 2. USE

A. Permittee is authorized to maintain the reservoirs described in PARAGRAPH 1. IMPOUNDMENT for recreational purposes.

B. Permittee is authorized to use the bed and banks of unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek to convey 736 acre-feet of groundwater per year for storage in the reservoirs and for subsequent diversion and use for agricultural purposes to irrigate 255 acres of land out of 277.993 acres in Brazos County.

C. Ownership of the land to be irrigated is evidenced by *Special Warranty Deed*, recorded as Document No. 00853850, Volume 6015, Page 113-126 on May 3, 2004 in the Official Public Records of Brazos County.

D. Written consent was provided by the City of Bryan, Miramont Residential Community Owners Association, Inc. and Adam Development Properties, L.P. for Permittee to irrigate portions of their adjacent land.

## 3. DISCHARGE

Permittee may discharge up to 736 acre-feet of groundwater per year at nine points described as follows:

A. Discharge point 1 is located on Hudson Creek at Latitude 30.677613° N, Longitude 96.303072° W, with a maximum discharge rate of 0.67 cfs (300 gpm).

B. Discharge point 2 is located on Hudson Creek at Latitude 30.675152° N, Longitude 96.303332° W, with a maximum discharge rate of 1.11 cfs (500 gpm).

C. Discharge point 3 is located on an unnamed tributary of Hudson Creek at Latitude 30.679213° N, Longitude 96.308056° W, with a maximum discharge rate of 1.11 cfs (500 gpm).

D. Discharge point 4 is located on Hudson Creek at Latitude 30.675356° N, Longitude 96.301884° W, with a maximum discharge rate of 0.67 cfs (300 gpm).

E. Discharge point 5 is located on Hudson Creek at Latitude 30.674793° N, Longitude 96.302766° W, with a maximum discharge rate of 0.67 cfs (300 gpm).

F. Discharge point 6 is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.313500° W, with a maximum discharge rate of 0.67 cfs (300 gpm).

G. Discharge point 7 is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W, with a maximum discharge rate of 1.11 cfs (500 gpm).

- H. Discharge point 8 is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W, with a maximum discharge rate of 0.67 cfs (300 gpm).
  - I. Discharge point 9 is located on an unnamed tributary of Hudson Creek at Latitude 30.678551° N, Longitude 96.298163° W, with a maximum discharge rate of 4.45 cfs (2000 gpm).
4. DIVERSION
- A. Permittee is authorized to divert groundwater from a point on Hudson Creek located at Latitude 30.673717° N, Longitude 96.301758° W, at a maximum diversion rate of 7.24 cfs (3,250 gpm).
5. TIME PRIORITY
- A. The time priority for the impoundments is March 9, 2021.
  - B. The groundwater authorized to be conveyed via the bed and banks of a State watercourse in this permit does not have a priority date and is not subject to priority calls from senior water rights.
6. SPECIAL CONDITIONS
- A. Permittee shall implement reasonable measures in order to reduce impacts to aquatic resources due to entrainment or impingement. Such measures shall include, but shall not be limited to, the installation of screens at the diversion structure.
  - B. Permittee is not authorized to impound state water. Permittee shall maintain the reservoirs full at the uncontrolled spillways with an alternate source so that all inflows pass downstream. Permittee shall provide and maintain a pump, siphon or other acceptable device capable of passing all inflows to the reservoirs to ensure that all inflows of state water are passed downstream.
  - C. Permittee shall maintain and operate an alternate source of water with sufficient production to ensure that no state water is used. Permittee will utilize groundwater from the Sparta Aquifer as the alternate source of water for this permit. In the event groundwater from the Sparta Aquifer will no longer be used as the alternate source of water for the permit, Permittee shall immediately cease impoundment and diversion of water and either apply to amend the permit with a new alternate source, or voluntarily forfeit the permit.
  - D. Prior to diversion of the groundwater authorized herein, if sufficiently accurate measuring devices are not available, Permittee shall install and maintain measuring device(s), at any discharge point of the groundwater and at any authorized diversion point, capable of measuring within plus or minus 5% accuracy. Permittee shall maintain records of the amount of groundwater discharged and subsequently diverted on a daily basis and make those records available to the Executive Director upon request.
  - E. Permittee shall allow representatives of the Brazos Watermaster reasonable access to the property to inspect the measuring device and records.

F. Permittee shall contact Brazos Watermaster prior to diversion of water authorized by this permit.

This permit is issued subject to all senior and superior water rights in the Brazos River Basin.

Permittee agrees to be bound by the terms, conditions and provisions contained herein and such agreement is a condition precedent to the granting of this permit.

All other matters requested in the application which are not specifically granted by this permit are denied.

This water use permit is issued subject to the Rules of the Texas Commission on Environmental Quality and to the right of continuing supervision of State water resources exercised by the Commission.

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For the Commission

DATE ISSUED:



## Jenna Rollins

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**From:** Donny Latham [REDACTED]  
**Sent:** Friday, May 27, 2022 11:26 AM  
**To:** Chris Kozlowski; Jenna Rollins; Brooke McGregor; Kathy Alexander; Molly Mohler; Jose Davila; Trent Gay; Leslie Patterson  
**Cc:** Aaron Dawson  
**Subject:** RE: Miramont Country Club 13740

Good morning everyone. Thank you again for setting the meeting up today. We are agreeable to the things discussed today as well as the verbiage in the permit. We are good to process and move forward on our end.

Regards,

Donny Latham  
Director of Agronomy  
Miramont Country Club  
4133 Boonville Road  
Bryan, Texas 77802  
979.776.8930  
[www.miramont.cc](http://www.miramont.cc)

-----Original Appointment-----

**From:** Jenna.Rollins@tceq.texas.gov <Jenna.Rollins@tceq.texas.gov> **On Behalf Of** Chris Kozlowski  
**Sent:** Thursday, May 26, 2022 7:30 AM  
**To:** Donny Latham; Jenna Rollins; Brooke McGregor; Kathy Alexander; Molly Mohler; Jose Davila; Trent Gay; Leslie Patterson  
**Subject:** FW: Miramont Country Club 13740  
**When:** Friday, May 27, 2022 10:30 AM-11:00 AM (UTC-06:00) Central Time (US & Canada).  
**Where:**

**CAUTION:** This email originated from outside of the organization. Please do not click links or open attachments from an unknown or suspicious origin. It is important that you recognize the sender and know the content is safe before taking further action.

Mr. Latham,

Below is the information for the meeting tomorrow.

Best regards,  
Jenna Rollins, Project Manager  
Water Rights Permitting Team  
Water Rights Permitting and Availability Section  
512-239-1845

## Jenna Rollins

---

**From:** Donny Latham [REDACTED]  
**Sent:** Wednesday, May 25, 2022 3:45 PM  
**To:** Jenna Rollins  
**Subject:** RE: Call next Friday

Ms. Rollins,

Going through my calendar invite. I seem to have misplaced the call in info and teams meeting info. Could you forward that to me again? Thank you very much for your help.

Regards,

Donny Latham  
Director of Agronomy  
Miramont Country Club  
4133 Boonville Road  
Bryan, Texas 77802  
979.776.8930  
[www.miramont.cc](http://www.miramont.cc)

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**From:** Jenna Rollins <Jenna.Rollins@tceq.texas.gov>  
**Sent:** Thursday, May 19, 2022 9:26 AM  
**To:** Donny Latham [REDACTED]  
**Subject:** RE: Call next Friday

**CAUTION:** This email originated from outside of the organization. Please do not click links or open attachments from an unknown or suspicious origin. It is important that you recognize the sender and know the content is safe before taking further action.

Good morning Mr. Latham,

TCEQ staff that will be on the call next Friday include:

Kathy Alexander, Technical Specialist  
Brooke McGregor, Water Rights Permitting and Availability Section Manager  
Chris Kozlowski, Water Rights Permitting Team Lead  
Trent Gay, Surface Water Availability Team Lead  
Leslie Patterson, Resource Protection Team Lead  
Molly Mohler, Brazos Watermaster  
Jose Davila, Watermaster Section Manager

You are also welcome to forward the meeting invite to anyone you would like present in the meeting. Please let me know if you have any further questions.

Best regards,  
Jenna Rollins, Project Manager  
Water Rights Permitting Team  
Water Rights Permitting and Availability Section

512-239-1845

---

**From:** Donny Latham [REDACTED]  
**Sent:** Thursday, May 19, 2022 9:16 AM  
**To:** Jenna Rollins <[Jenna.Rollins@tceq.texas.gov](mailto:Jenna.Rollins@tceq.texas.gov)>  
**Subject:** Call next Friday

Ms. Rollins,

Could you remind me as to who will be on the call next Friday?

Regards,

Donny Latham  
Director of Agronomy  
Miramont Country Club  
4133 Boonville Road  
Bryan, Texas 77802  
979.776.8930  
[www.miramont.cc](http://www.miramont.cc)

-----Original Appointment-----

From: Chris Kozlowski <chris.kozlowski@tceq.texas.gov>

Sent: Wednesday, May 18, 2022 3:38 PM

To: Chris Kozlowski; [REDACTED] Jenna Rollins; Brooke McGregor; Kathy Alexander; Molly Mohler; Jose Davila; Trent Gay; Leslie Patterson

**Subject:** Miramont Country Club 13740

**When:** Friday, May 27, 2022 10:30 AM-11:00 AM (UTC-06:00) Central Time (US & Canada).

**Where:**

This is a meeting to discuss the applicant's response to the draft amendment.

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Microsoft Teams meeting

**Join on your computer or mobile app**

[Click here to join the meeting](#)

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## Jenna Rollins

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**From:** Donny Latham [REDACTED]  
**Sent:** Wednesday, May 18, 2022 2:14 PM  
**To:** Jenna Rollins  
**Subject:** Miramont Country Club Properties Response

Ms. Rollins,

Thank you for reaching out today. I wanted to apologize again for the lack of response. There is one section that I would like to request a change or discuss what can be done. Under Special Conditions 6-F.

F. Permittee shall contact Brazos Watermaster prior to diversion of water authorized by this permit.

If we are to do this, we will have to contact the Brazos Watermaster daily, due to our daily irrigation use throughout the property. We irrigate on most evenings as well as spot irrigate throughout the day. This would seem that we must request each time the irrigation system is to be used. This is something that we can not agree to as we would fail to do this as often as the irrigation system is utilized. Please let me know what discussion can be had about this Special Section. All other sections and requests, we can agree to and already have in place. This one Special Condition 6-F, we will not be able to fulfill.

Regards,

Donny Latham  
Director of Agronomy  
Miramont Country Club  
4133 Boonville Road  
Bryan, Texas 77802  
979.776.8930  
832-208-4694  
[www.miramont.cc](http://www.miramont.cc)

**Texas Commission on Environmental Quality  
TELEPHONE MEMO TO THE FILE**

Call to: Mr. Latham	Call from: Jenna Rollins
Date: 5/18/22	Project No: 13740
<i>Information for File follows:</i>  This was a phone call to the applicant to see if they had any questions regarding the draft permit and public notice sent on 5/2/22.	
Signed: <i>Jenna L. Rollins</i>	Date: 5/18/22

## Jenna Rollins

---

**From:** Jenna Rollins  
**Sent:** Monday, May 2, 2022 3:56 PM  
**To:** [REDACTED]  
**Subject:** Miramont Country Club Properties, L.P. Application No. 13740 Draft Permit and Notice Review  
**Attachments:** Miramont Country Club Properties, L.P 13740 Drafts Sent 5.2.22.pdf

Dear Mr. Snider,

Please review the attached draft permit and public notice for Miramont Country Club Properties, L.P., application No. 13740. Please provide any comments by May 16, 2022. If you have any questions, please let me know.

Best,  
Jenna Rollins, Project Manager  
Water Rights Permitting Team  
Water Rights Permitting and Availability Section  
512-239-1845

Jon Niermann, *Chairman*  
Emily Lindley, *Commissioner*  
Bobby Janecka, *Commissioner*  
Toby Baker, *Executive Director*



## TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

*Protecting Texas by Reducing and Preventing Pollution*

May 2, 2022

Mr. Jon Snider  
Miramont Country Club  
4133 Boonville Rd.  
Bryan, Texas 77802

**VIA-EMAIL**

RE: Miramont Country Club Properties, L.P.  
WRPERM 13740  
CN605811918, RN111099107  
Application No. 13740 for a Water Use Permit  
Texas Water Code §§ 11.121, 11.042, Requiring Mailed and Published Notice  
Hudson Creek and Carters Creek, Brazos River Basin  
Brazos County

Dear Mr. Snider:

Drafts, subject to revision, of the public notice, proposed Water Use Permit No. 13740, and the related technical memoranda are attached.

Staff is recommending that the referenced application be granted in accordance with the attached drafts. Please review the drafts and contact me no later than May 16, 2022 with any comments or questions as the notice will be forwarded to the Office of the Chief Clerk for mailing after that date.

Please note, this application requires a 30-day comment period, and once the comment period has closed, the proposed Water Use Permit No. 13740 may be issued as drafted given no hearing requests are received.

If you have any questions concerning this matter, please contact me via email at [jenna.rollins@tceq.texas.gov](mailto:jenna.rollins@tceq.texas.gov) or by telephone at (512) 239-1845.

Sincerely,

A handwritten signature in cursive script that reads "Jenna L. Rollins".

Jenna Rollins, Project Manager  
Water Rights Permitting Team  
Water Rights Permitting and Availability Section

Attachments



# TEXAS COMMISSION ON ENVIRONMENTAL QUALITY



## NOTICE OF AN APPLICATION FOR A WATER USE PERMIT

APPLICATION NO. 13740

Miramont Country Club Properties, L.P. requests authorization to maintain eight reservoirs on unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek, Brazos River Basin, impounding 108.9 acre-feet of water for recreational purposes in Brazos County. The applicant also seeks authorization to use the bed and banks of unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek to convey 736 acre-feet of groundwater for storage in the reservoirs and for subsequent diversion and use for agricultural purposes in Brazos County. More information on the application and how to participate in the permitting process is given below.

**APPLICATION.** Miramont Country Club Properties, L.P., One Momentum Blvd., 1000 College Station, Tx, 77845, Applicant, has applied to the Texas Commission on Environmental Quality (TCEQ) for a Water Use Permit pursuant to Texas Water Code (TWC) §§ 11.121, 11.042 and TCEQ Rules Title 30 Texas Administrative Code (TAC) §§ 295.1, *et seq.* Notice is being mailed to water right holders of record in the Brazos River Basin and published pursuant to Title 30 TAC § 295.151 and notice is being mailed to the Brazos Valley Groundwater Conservation District pursuant to Title 30 TAC §295.153(b)(3).

Miramont Country Club Properties, L.P. (Applicant/Permittee) seeks authorization to maintain eight reservoirs on unnamed tributaries of Hudson Creek and Hudson Creek, and an unnamed tributary of Carters Creek, tributary of the Navasota River, Brazos River Basin, impounding a total of 108.9 acre-feet of water for recreation purposes in Brazos County and described as follows:

1. Lake A has a maximum storage capacity of 11.55 acre-feet of water and is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.313500° W in zip code 77802.
2. Lake B has a maximum storage capacity of 9.58 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.678515° N, Longitude 96.307354° W in zip code 77802.
3. Lake C has a maximum storage capacity of 53.6 acre-feet of water and is located on Hudson Creek at Latitude 30.675020° N, Longitude 96.302780° W in zip code 77802.
4. Lake D has a maximum storage capacity of 9.16 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.676616° N, Longitude 96.300439° W in zip code 77802.

5. Lake E has a maximum storage capacity of 4.95 acre-feet of water and is located on Hudson Creek at Latitude 30.677504° N, Longitude 96.299448° W in zip code 77802.
6. Lake F has a maximum storage capacity of 15.32 acre-feet of water and is located on Hudson Creek at Latitude 30.673366° N, Longitude 96.302207° W in zip code 77802.
7. Lake G has a maximum storage capacity of 2.43 acre-feet of water and is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W in zip code 77802.
8. Lake 21 with a maximum storage capacity of 2.28 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W in zip code 77802.

Applicant provided evidence of an alternative source to maintain the reservoirs being groundwater from the Sparta Aquifer.

Applicant also seeks to use the bed and banks of unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek to convey 736 acre-feet of groundwater per year for storage in the reservoirs and subsequent diversion and use for agricultural purposes to irrigate 255 acres of land out of 277.993 acres in Brazos County.

Ownership of the land to be inundated and irrigated is evidenced by *Special Warranty Deed*, recorded as Document No. 00853850, Volume 6015, Page 113-126 on May 3, 2004 in the Official Public Records of Brazos County.

Written consent was provided by the City of Bryan, Miramont Residential Community Owners Association, Inc. and Adam Development Properties, L.P. for the Applicant to irrigate portions of their adjacent land.

Groundwater will be discharged at the following points and rates:

- A. Discharge point 1 is located on Hudson Creek at Latitude 30.677613° N, Longitude 96.303072° W with a discharge rate of 0.67 cfs (300 gpm) in zip code 77802.
- B. Discharge point 2 is located on Hudson Creek at Latitude 30.675152° N, Longitude 96.303332° W with a discharge rate of 1.11 cfs (500 gpm) in zip code 77802.
- C. Discharge point 3 is located on an unnamed tributary of Hudson Creek at Latitude 30.679213° N, Longitude 96.308056° W with a discharge rate of 1.11 cfs (500 gpm) in zip code 77802.
- D. Discharge point 4 is located on Hudson Creek at Latitude 30.675356° N, Longitude 96.301884° W with a discharge rate of 0.67 cfs (300 gpm) in zip code 77802.
- E. Discharge point 5 is located on Hudson Creek at Latitude 30.674793° N, Longitude 96.302766° W with a discharge rate of 0.67 cfs (300 gpm) in zip code 77802.
- F. Discharge point 6 is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.3135000° W with a discharged rate of 0.67 cfs (300 gpm) in zip code 77802.
- G. Discharge point 7 is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W with a discharge rate of 1.11 cfs (500 gpm) in zip code 77802.

- H. Discharge point 8 is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W with a discharged rate of 0.67 cfs (300 gpm) in zip code 77802.
- I. Discharge point 9 is located on an unnamed tributary of Hudson Creek at Latitude 30.678551° N, Longitude 96.298163° W with a discharge rate of 4.45 cfs (2000 gpm) in zip code 77802.

Applicant seeks to divert groundwater from a point on Hudson Creek located at Latitude 30.673717° N, Longitude 96.301758° W, at a maximum diversion rate of 7.24 cfs (3,250 gpm) in zip code 77802.

The application was received on September 10, 2020. Additional information and fees were received on October 20, 2020, November 13, 2020, and February 12, 2021. The application was declared administratively complete and accepted for filing with the Office of the Chief Clerk on March 9, 2021.

The Executive Director completed the technical review of the application and prepared a draft Water Use Permit. The draft Water Use Permit, if granted, would contain special conditions including, but not limited to, maintaining an alternate source of water and measurement devices. The application, technical memoranda, and Executive Director's draft amendment are available for viewing on the TCEQ web page at:

[https://www.tceq.texas.gov/permitting/water\\_rights/wr-permitting/view-wr-pend-apps](https://www.tceq.texas.gov/permitting/water_rights/wr-permitting/view-wr-pend-apps).

Alternatively, you may request a copy of the documents by contacting the TCEQ Office of the Chief Clerk by phone at (512) 239-3300 or by mail at TCEQ OCC, Notice Team (MC-105), P.O. Box 13087, Austin, Texas 78711.

**PUBLIC COMMENT / PUBLIC MEETING.** Written public comments and requests for a public meeting should be submitted to the Office of the Chief Clerk, at the address provided in the information section below, within 30 days of the date of newspaper publication of the notice. A public meeting is intended for the taking of public comment and is not a contested case hearing. A public meeting will be held if the Executive Director determines that there is a significant degree of public interest in the application.

**CONTESTED CASE HEARING.** The TCEQ may grant a contested case hearing on this application if a written hearing request is filed within 30 days from the date of newspaper publication of this notice. The Executive Director may approve the application unless a written request for a contested case hearing is filed within 30 days after newspaper publication of this notice.

To request a contested case hearing, you must submit the following: (1) your name (or for a group or association, an official representative), mailing address, daytime phone number, and fax number, if any; (2) applicant's name and permit number; (3) the statement "[I/we] request a contested case hearing;" (4) a brief and specific description of how you would be affected by the application in a way not common to the general public; and (5) the location and distance of your property relative to the proposed activity. You may also submit proposed conditions for the requested amendment which would satisfy your concerns. Requests for a contested case hearing must be submitted in writing to the Office of the Chief Clerk at the address provided in the information section below.

If a hearing request is filed, the Executive Director will not issue the amendment and will forward the application and hearing request to the TCEQ Commissioners for their consideration at a scheduled Commission meeting.

**INFORMATION.** Written hearing requests, public comments or requests for a public meeting should be submitted to the Office of the Chief Clerk, MC 105, TCEQ, P.O. Box 13087, Austin, TX 78711-3087 or electronically at <https://www14.tceq.texas.gov/epic/eComment/> by entering WRPERM 13740 in the search field. For information concerning the hearing process, please contact the Public Interest Counsel, MC 103, at the same address. For additional information, individual members of the general public may contact the Public Education Program at 1-800-687-4040. General information regarding the TCEQ can be found at our web site at <http://www.tceq.texas.gov/> Si desea información en Español, puede llamar al 1-800-687-4040 o por el internet al <http://www.tceq.texas.gov>.

Issued:

DRAFT

# TEXAS COMMISSION ON ENVIRONMENTAL QUALITY



## WATER USE PERMIT

PERMIT NO.	13740	TYPE	§§ 11.121, 11.042
Permittee:	Miramont Country Club Properties, L.P.	Address:	One Momentum Blvd, Suite 1000 College Station, TX 77845
Filed:	March 9, 2021	Granted:	
Purposes:	Recreation, Agriculture	County:	Brazos
Watercourses:	Unnamed tributaries of Hudson Creek, Hudson Creek, unnamed tributary of Carters Creek	Watershed:	Brazos River Basin

WHEREAS, Miramont Country Club Properties, L.P. (Applicant/Permittee) seeks authorization to maintain eight reservoirs on unnamed tributaries of Hudson Creek and Hudson Creek, and an unnamed tributary of Carters Creek, tributary of the Navasota River, Brazos River Basin, impounding a total of 108.9 acre-feet of water for recreation purposes in Brazos County and described as follows:

1. Lake A has a maximum storage capacity of 11.55 acre-feet of water and is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.313500° W.
2. Lake B has a maximum storage capacity of 9.58 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.678515° N, Longitude 96.307354° W.
3. Lake C has a maximum storage capacity of 53.6 acre-feet of water and is located on Hudson Creek at Latitude 30.675020° N, Longitude 96.302780° W.
4. Lake D has a maximum storage capacity of 9.16 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.676616° N, Longitude 96.300439° W.
5. Lake E has a maximum storage capacity of 4.95 acre-feet of water and is located on Hudson Creek at Latitude 30.677504° N, Longitude 96.299448° W.
6. Lake F has a maximum storage capacity of 15.32 acre-feet of water and is located on Hudson Creek at Latitude 30.673366° N, Longitude 96.302207° W.

7. Lake G has a maximum storage capacity of 2.43 acre-feet of water and is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W.
8. Lake 21 with a maximum storage capacity of 2.28 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W.

WHEREAS, Applicant provided evidence of an alternative source to maintain the reservoirs being groundwater from the Sparta Aquifer; and

WHEREAS, Applicant also seeks to use the bed and banks of unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek to convey 736 acre-feet of groundwater per year for storage in the reservoirs and subsequent diversion and use for agricultural purposes to irrigate 255 acres of land out of 277.993 acres in Brazos County; and

WHEREAS, ownership of the land to be inundated and irrigated is evidenced by *Special Warranty Deed*, recorded as Document No. 00853850, Volume 6015, Page 113-126 on May 3, 2004 in the Official Public Records of Brazos County; and

WHEREAS, written consent was provided by the City of Bryan, Miramont Residential Community Owners Association, Inc. and Adam Development Properties, L.P. for the Applicant to irrigate portions of their adjacent land; and

WHEREAS, groundwater will be discharged at the following points and rates:

- Discharge point 1 is located on Hudson Creek at Latitude 30.677613° N, Longitude 96.303072° W with a discharge rate of 0.67 cfs (300 gpm).
- Discharge point 2 is located on Hudson Creek at Latitude 30.675152° N, Longitude 96.303332° W with a discharge rate of 1.11 cfs (500 gpm).
- Discharge point 3 is located on an unnamed tributary of Hudson Creek at Latitude 30.679213° N, Longitude 96.308056° W with a discharge rate of 1.11 cfs (500 gpm).
- Discharge point 4 is located on Hudson Creek at Latitude 30.675356° N, Longitude 96.301884° W with a discharge rate of 0.67 cfs (300 gpm).
- Discharge point 5 is located on Hudson Creek at Latitude 30.674793° N, Longitude 96.302766° W with a discharge rate of 0.67 cfs (300 gpm).
- Discharge point 6 is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.3135000° W with a discharged rate of 0.67 cfs (300 gpm).
- Discharge point 7 is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W with a discharge rate of 1.11 cfs (500 gpm).
- Discharge point 8 is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W with a discharged rate of 0.67 cfs (300 gpm).

- Discharge point 9 is located on an unnamed tributary of Hudson Creek at Latitude 30.678551° N, Longitude 96.298163° W with a discharge rate of 4.45 cfs (2000 gpm).

WHEREAS, Applicant seeks to divert groundwater from a point on Hudson Creek located at Latitude 30.673717° N, Longitude 96.301758° W, at a maximum diversion rate of 7.24 cfs (3,250 gpm); and

WHEREAS, the Texas Commission on Environmental Quality finds that jurisdiction over the application is established; and

WHEREAS, this permit, if granted, is subject to the requirements and orders of the Brazos Watermaster; and

WHEREAS, the Executive Director recommends special conditions be included in the permit; and

WHEREAS, the Commission has complied with the requirements of the Texas Water Code and Rules of the Texas Commission on Environmental Quality in issuing this permit; and

NOW, THEREFORE, this permit, designated Water Use Permit No. 13740, is issued to Miramont Country Club Properties, L.P. subject to the following terms and conditions:

#### 1. IMPOUNDMENT

A. Permittee is authorized to maintain eight reservoirs impounding 108.9 acre-feet of water in Brazos County, and described as follows:

1. Lake A has a maximum storage capacity of 11.55 acre-feet of water and is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.313500° W.
2. Lake B has a maximum storage capacity of 9.58 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.678515° N, Longitude 96.307354° W.
3. Lake C has a maximum storage capacity of 53.6 acre-feet of water and is located on Hudson Creek at Latitude 30.675020° N, Longitude 96.302780° W.
4. Lake D has a maximum storage capacity of 9.16 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.676616° N, Longitude 96.300439° W.
5. Lake E has a maximum storage capacity of 4.95 acre-feet of water and is located on Hudson Creek at Latitude 30.677504° N, Longitude 96.299448° W.
6. Lake F has a maximum storage capacity of 15.32 acre-feet of water and is located on Hudson Creek at Latitude 30.673366° N, Longitude 96.302207° W.
7. Lake G has a maximum storage capacity of 2.43 acre-feet of water and is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W.

8. Lake 21 has a maximum storage capacity of 2.28 acre-feet of water and is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W.

B. Ownership of the land to be inundated is evidenced by *Special Warranty Deed*, recorded as Document No. 00853850, Volume 6015, Page 113-126 on May 3, 2004 in the Official Public Records of Brazos County.

## 2. USE

A. Permittee is authorized to maintain the reservoirs described in PARAGRAPH 1. IMPOUNDMENT for recreational purposes.

B. Permittee is authorized to use the bed and banks of unnamed tributaries of Hudson Creek, Hudson Creek, and an unnamed tributary of Carters Creek to convey 736 acre-feet of groundwater per year for storage in the reservoirs and for subsequent diversion and use for agricultural purposes to irrigate 255 acres of land out of 277.993 acres in Brazos County.

C. Ownership of the land to be irrigated is evidenced by *Special Warranty Deed*, recorded as Document No. 00853850, Volume 6015, Page 113-126 on May 3, 2004 in the Official Public Records of Brazos County.

D. Written consent was provided by the City of Bryan, Miramont Residential Community Owners Association, Inc. and Adam Development Properties, L.P. for Permittee to irrigate portions of their adjacent land.

## 3. DISCHARGE

Permittee may discharge up to 736 acre-feet of groundwater per year at nine points described as follows:

A. Discharge point 1 is located on Hudson Creek at Latitude 30.677613° N, Longitude 96.303072° W, with a maximum discharge rate of 0.67 cfs (300 gpm).

B. Discharge point 2 is located on Hudson Creek at Latitude 30.675152° N, Longitude 96.303332° W, with a maximum discharge rate of 1.11 cfs (500 gpm).

C. Discharge point 3 is located on an unnamed tributary of Hudson Creek at Latitude 30.679213° N, Longitude 96.308056° W, with a maximum discharge rate of 1.11 cfs (500 gpm).

D. Discharge point 4 is located on Hudson Creek at Latitude 30.675356° N, Longitude 96.301884° W, with a maximum discharge rate of 0.67 cfs (300 gpm).

E. Discharge point 5 is located on Hudson Creek at Latitude 30.674793° N, Longitude 96.302766° W, with a maximum discharge rate of 0.67 cfs (300 gpm).

F. Discharge point 6 is located on an unnamed tributary of Carters Creek at Latitude 30.667123° N, Longitude 96.313500° W, with a maximum discharge rate of 0.67 cfs (300 gpm).

G. Discharge point 7 is located on Hudson Creek at Latitude 30.671006° N, Longitude 96.301954° W, with a maximum discharge rate of 1.11 cfs (500 gpm).



- H. Discharge point 8 is located on an unnamed tributary of Hudson Creek at Latitude 30.668818° N, Longitude 96.302391° W, with a maximum discharge rate of 0.67 cfs (300 gpm).
  - I. Discharge point 9 is located on an unnamed tributary of Hudson Creek at Latitude 30.678551° N, Longitude 96.298163° W, with a maximum discharge rate of 4.45 cfs (2000 gpm).
4. DIVERSION
- A. Permittee is authorized to divert groundwater from a point on Hudson Creek located at Latitude 30.673717° N, Longitude 96.301758° W, at a maximum diversion rate of 7.24 cfs (3,250 gpm).
5. TIME PRIORITY
- A. The time priority for the impoundments is March 9, 2021.
  - B. The groundwater authorized to be conveyed via the bed and banks of a State watercourse in this permit does not have a priority date and is not subject to priority calls from senior water rights.
6. SPECIAL CONDITIONS
- A. Permittee shall implement reasonable measures in order to reduce impacts to aquatic resources due to entrainment or impingement. Such measures shall include, but shall not be limited to, the installation of screens at the diversion structure.
  - B. Permittee is not authorized to impound state water. Permittee shall maintain the reservoirs full at the uncontrolled spillways with an alternate source so that all inflows pass downstream. Permittee shall provide and maintain a pump, siphon or other acceptable device capable of passing all inflows to the reservoirs to ensure that all inflows of state water are passed downstream.
  - C. Permittee shall maintain and operate an alternate source of water with sufficient production to ensure that no state water is used. Permittee will utilize groundwater from the Sparta Aquifer as the alternate source of water for this permit. In the event groundwater from the Sparta Aquifer will no longer be used as the alternate source of water for the permit, Permittee shall immediately cease impoundment and diversion of water and either apply to amend the permit with a new alternate source, or voluntarily forfeit the permit.
  - D. Prior to diversion of the groundwater authorized herein, if sufficiently accurate measuring devices are not available, Permittee shall install and maintain measuring device(s), at any discharge point of the groundwater and at any authorized diversion point, capable of measuring within plus or minus 5% accuracy. Permittee shall maintain records of the amount of groundwater discharged and subsequently diverted on a daily basis and make those records available to the Executive Director upon request.
  - E. Permittee shall allow representatives of the Brazos Watermaster reasonable access to the property to inspect the measuring device and records.

F. Permittee shall contact Brazos Watermaster prior to diversion of water authorized by this permit.

This permit is issued subject to all senior and superior water rights in the Brazos River Basin.

Permittee agrees to be bound by the terms, conditions and provisions contained herein and such agreement is a condition precedent to the granting of this permit.

All other matters requested in the application which are not specifically granted by this permit are denied.

This water use permit is issued subject to the Rules of the Texas Commission on Environmental Quality and to the right of continuing supervision of State water resources exercised by the Commission.

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For the Commission

DATE ISSUED:


# Texas Commission on Environmental Quality


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## INTEROFFICE MEMORANDUM

**To:** Sam Sewell, Project Manager  
Water Rights Permitting Team

**Date:** November 2, 2021

**Through:** Leslie Patterson, Team Leader  
 Resource Protection Team

**From:**  Kenneth Coonrod, Aquatic Scientist  
Resource Protection Team

**Subject:** Miramont Country Club Properties, L.P.  
WRPERM 13740  
CN605811918  
Hudson Creek, unnamed tributaries of Hudson Creek, and an unnamed tributary of Carters Creek, Brazos River Basin  
Brazos County

Environmental reviews of water right applications are conducted in accordance with applicable provisions of the Texas Water Code (TWC) and the administrative rules of the Texas Commission on Environmental Quality (TCEQ). The provisions applicable to environmental reviews can vary according to the type and the location of the authorization requested.

### APPLICATION SUMMARY

Miramont Country Club Properties, L.P. (Applicant) requests authorization to maintain three reservoirs on Hudson Creek, four reservoirs on unnamed tributaries of Hudson Creek, and a reservoir on an unnamed tributary of Carters Creek, Brazos River Basin, impounding 108.9 acre-feet of water for recreational purposes in Brazos County. The Applicant requests authorization to maintain the reservoirs with groundwater from the Sparta aquifer.

The Applicant also requests authorization to use the bed and banks of Hudson Creek and unnamed tributaries of Hudson Creek to convey 736 acre-feet of groundwater per year for subsequent diversion and use, at a maximum diversion rate of 7.24 cfs (3,250 gpm), for agricultural purposes in Brazos County.

### ENVIRONMENTAL ANALYSIS

**Aquatic and Riparian Habitats:** The Applicant's proposed project is located on Hudson Creek, unnamed tributaries of Hudson Creek, and an unnamed tributary of Carters Creek, all intermittent streams with perennial pools, situated in the Southern Post Oak Savannah ecoregion (Griffith et al. 2007).

The checklist for the Brazos River Basin identified 73 species of ichthyofauna occurring within the Navasota hydrologic unit (United States Geologic Survey code 12070103) (Hendrickson and Cohen 2015). The chub shiner (*Notropis potteri*), the western creek chubshiner (*Erimyzon claviformis*), a caddisfly (*Neotrichia mobilensis*), the Brazos heelsplitter (*Potamilus streckersoni*), and the Balcones spike (*Fusconaia iheringi*), high-interest aquatic species, are known to occur in Brazos County (TPWD 2015). This permit is not expected to have an effect on any high-interest aquatic species, because no additional state water is being requested by the Applicant.

The Applicant has agreed to install screens with a mesh size of 0.5 inches on any new diversion structure(s) in order to minimize entrainment and impingement of aquatic organisms.

On February 12, 2014, the TCEQ adopted environmental flow standards for the Brazos River and its associated bay and estuary system (Title 30 Texas Administrative Code (TAC) Chapter 298 Subchapter G). These environmental flow standards are considered adequate to support a sound ecological environment (Title 30 TAC § 298.460). The Applicant does not request a new appropriation of water or an amendment that increases the amount of water stored, taken, or diverted; therefore, the environmental flow standards do not apply. The Applicant proposes to use groundwater as an alternate source of water. The Applicant's request is not expected to adversely impact aquatic and riparian habitats in the area.

**Recreational Uses:** Hudson Creek, its unnamed tributaries, the unnamed tributary of Carters Creek, and the Applicant's reservoirs have a presumed primary contact recreation 1 use (TCEQ 2018). The Applicant's request should not adversely impact recreational uses.

**Water Quality:** Hudson Creek, its unnamed tributaries, and the unnamed tributary of Carters Creek have a presumed limited aquatic life use, and the Applicant's reservoirs have a presumed high aquatic life use (TCEQ 2018). The Applicant's request should not adversely impact water quality.

The Applicant indicates that the reservoirs will be maintained with groundwater from three wells in the Sparta aquifer. Resource Protection staff have reviewed the Applicant's groundwater quality information, and the groundwater to be used is of sufficient quality that it should not adversely impact water quality.

**Freshwater Inflows:** Freshwater inflows are critical for maintaining the historical productivity of bays and estuaries along the Gulf Coast. The application does not request a new appropriation of water; therefore, the Applicant's request should not have any impact to the Brazos River's estuary system.

## **RECOMMENDATIONS**

Resource Protection staff recommend the following Special Conditions be included in the proposed permit, if granted:

1. Permittee shall implement reasonable measures in order to reduce impacts to aquatic resources due to entrainment or impingement. Such measures shall include, but shall not be limited to, the installation of screens at the diversion structure.

## **LITERATURE CITED**

Griffith GE, Bryce SA, Omernik JM, Rogers AC. 2007. Ecoregions of Texas - Project Report to Texas Commission on Environmental Quality. Reston (VA): U.S. Geological Survey. Report No.: AS-199. 125p.

Hendrickson DA, Cohen AE. 2015. Fishes of Texas Project Database [Internet]. [cited 2021 Oct 19]; Version 2.0. Available from <http://doi.org/10.17603/C3WC70>.

TCEQ. 2018. Texas Surface Water Quality Standards §§307.1-307.10. Austin (TX): Texas Commission on Environmental Quality.

TPWD. 2015. TPWD County Lists of Texas Protected Species and Species of Greatest Conservation Need [Internet]. Austin (TX): Brazos County, revised June 22, 2021. [cited 2021 Oct 19]. Available from <http://tpwd.texas.gov/gis/rtest/>.

# Texas Commission on Environmental Quality

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## INTEROFFICE MEMORANDUM

**To:** Sam Sewell, Project Manager  
Water Rights Permitting Team

**Date:** November 2, 2021

**Through:** Leslie Patterson, Team Leader  
Resource Protection Team



Jennifer Allis, Senior Water Conservation Specialist  
Resource Protection Team

**From:** Jade Rutledge, Aquatic Scientist  
Resource Protection Team



**Subject:** Miramont Country Club Properties, L.P.  
WRPERM 13740  
CN605811918  
Hudson Creek, unnamed tributaries of Hudson Creek, and an  
unnamed tributary of Carters Creek, Brazos River Basin  
Brazos County

### APPLICATION SUMMARY

Miramont Country Club Properties, L.P. (Applicant) requests authorization to maintain three reservoirs on Hudson Creek, four reservoirs on unnamed tributaries of Hudson Creek, and a reservoir on an unnamed tributary of Carters Creek, Brazos River Basin, impounding 108.9 acre-feet of water for recreational purposes in Brazos County. The Applicant requests authorization to maintain the reservoirs with groundwater from the Sparta aquifer.

The Applicant also requests authorization to use the bed and banks of Hudson Creek and unnamed tributaries of Hudson Creek to convey 736 acre-feet of groundwater per year for subsequent diversion and use, at a maximum diversion rate of 7.24 cfs (3,250 gpm), for agricultural purposes to irrigate 255 acres of land out of a 277.993-acre tract in Brazos County.

### WATER CONSERVATION REVIEW

Pursuant to Title 30 Texas Administrative Code §295.9, a water conservation plan is not required to be submitted for this application.

The application is consistent with the 2021 Region G Water Plan and the 2022 State Water Plan because there is nothing in the water plans that conflicts with issuing this proposed permit.

## **RECOMMENDATIONS**

Resource Protection Staff have no recommendations regarding the proposed permit, if granted.

**Texas Commission on Environmental Quality**

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INTEROFFICE MEMORANDUM

To: Sam Sewell, Project Manager Date: March 22, 2022  
Water Rights Permitting Team

Through: Kathy Alexander, Ph.D., Policy and Technical Analyst  
*KA* Water Availability Division

From: *TA* Trent Gay, Team Leader  
Surface Water Availability Team

Subject: Miramont County Club Properties, L.P.  
WRPERM 13740  
CN605811918  
Hudson Creek, Unnamed Tributaries of Hudson Creek, and an  
Unnamed Tributary of Carters Creek, Brazos River Basin  
Brazos County

**Hydrology Review**

**Application Summary**

Miramont Country Club Properties, L.P. (Applicant) requests authorization to maintain three reservoirs on Hudson Creek, four reservoirs on unnamed tributaries of Hudson Creek, and a reservoir on an unnamed tributary of Carters Creek, Brazos River Basin, impounding 108.9 acre-feet of water for recreational purposes in Brazos County. The Applicant requests authorization to maintain the reservoirs with groundwater from the Sparta aquifer.

The Applicant also requests authorization to use the bed and banks of Hudson Creek and unnamed tributaries of Hudson Creek to convey 736 acre-feet of groundwater per year for subsequent diversion and use, at a maximum diversion rate of 7.24 cfs (3,250 gpm), for agricultural purposes in Brazos County.

The application was declared administratively complete on March 9, 2021.

**Hydrology Review**

Resource Protection staff did not recommend instream flow requirements for this application; however, they did recommend a special condition. See Resource Protection staff's November 2, 2021 memorandum.



The application does not request a new appropriation of water; therefore, a water availability analysis is not necessary. However, the application must be reviewed to ensure that no water rights are affected by the request.

Regarding the request to use the bed and banks of unnamed tributaries of Hudson Creek and Hudson Creek to convey groundwater the application includes the information required in 30 Texas Administrative Code (TAC) 295.113. The application was evaluated to determine if the alternate source is adequate to compensate for evaporative losses from the reservoirs and support diversions. Based on evaporation data from the TCEQ Water Availability Model (WAM) for the Brazos River Basin, Quadrangle 711, staff determined the annual maximum evaporation from the reservoirs to be 53.3 acre-feet per year with an estimated monthly maximum of 13.8 acre-feet.

Staff reviewed the losses associated with the use of the bed and banks of the unnamed tributaries of Hudson Creek and Hudson Creek and found the losses to be negligible because of the short distance. Staff determined that the alternate source (736 acre-feet of groundwater) is adequate to compensate for annual maximum evaporation losses from the reservoirs (53.3 acre-feet) and subsequent diversion of discharged groundwater.

In addition, the application is subject to the requirements and orders of the Brazos Watermaster. The Watermaster actively manages water rights on a daily basis and protects senior water rights in times of shortage. Therefore, existing water rights should not be affected by the application.

## **Conclusion**

Staff can support granting the application provided the permit includes the following special conditions:

1. Permittee is not authorized to impound state water. Permittee shall maintain that the reservoirs full at the uncontrolled spillways with an alternate source so that all inflows pass downstream. Permittee shall provide and maintain a pump, siphon or other acceptable device capable of passing all inflows to the reservoir to ensure that all inflows of state water are passed downstream.
2. Permittee shall maintain and operate an alternate source of water with sufficient production to ensure that no state water is used. Permittee will utilize groundwater from the Sparta Aquifer as the alternate source of water for this permit. In the event the groundwater from the Sparta Aquifer will no longer be used as the alternate source of water for the

permit, Permittee shall immediately cease impoundment and diversion of water and either apply to amend the permit with a new alternate source, or voluntarily forfeit the permit.

3. Prior to diversion of the groundwater authorized herein, if sufficiently accurate measuring devices are not available, Permittee shall install and maintain measuring device(s), at any discharge point of the groundwater and at any authorized diversion point, capable of measuring within plus or minus 5% accuracy. Permittee shall maintain records of the amount of groundwater discharged and subsequently diverted on a daily basis and make those records available to the Executive Director upon request.

Note that the application is subject to the requirements and orders of the Brazos Watermaster.

# TCEQ Interoffice Memorandum

---

TO: Office of the Chief Clerk  
Texas Commission on Environmental Quality

THRU: Chris Kozlowski, Team Leader  
Water Rights Permitting Team

FROM: Sam Sewell, Project Manager  
Water Rights Permitting Team

DATE: March 9, 2021

SUBJECT: Miramont Country Club Properties, L.P.  
WRPERM 13740  
CN605811918, RN111099107  
Application No. 13740 for a Water Use Permit  
Texas Water Code §§ 11.121, 11.042, Requiring Mailed and Published  
Notice  
Hudson Creek and Carters Creek, Brazos River Basin  
Brazos County

The application was received on September 10, 2020. Additional information and fees were received on October 20, 2020, November 13, 2020, and February 12, 2020. The application was declared administratively complete and accepted for filing with the Office of the Chief Clerk on March 9, 2021. Full basin mailed and published notice to water right holders of record in the Brazos River Basin is required pursuant to Title 30 Texas Administrative Code § 295.151 and Mailed Notice to the Brazos Valley Groundwater Conservation District Pursuant to Title 30 Texas Administrative Code § 295.153(B)(3).

All fees have been paid and the application is sufficient for filing.

*Sam Sewell*

---

Sam Sewell, Project Manager  
Water Rights Permitting Team  
Water Rights Permitting and Availability Section

OCC Mailed Notice Required

YES

NO

Jon Niermann, *Chairman*  
Emily Lindley, *Commissioner*  
Bobby Janecka, *Commissioner*  
Toby Baker, *Executive Director*



## TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

*Protecting Texas by Reducing and Preventing Pollution*

March 9, 2021

Mr. Jon Snider  
Miramont Country Club  
4133 Boonville Rd.  
Bryan, Texas 77802

VIA-EMAIL

RE: Miramont Country Club Properties, L.P.  
WRPERM 13740  
CN605811918, RN111099107  
Application No. 13740 for a Water Use Permit  
Texas Water Code §§ 11.121, 11.042, Requiring Mailed and Published Notice  
Hudson Creek and Carters Creek, Brazos River Basin  
Brazos County

Dear Mr. Snider:

This acknowledges receipt on February 12, 2021, of additional information.

The application was declared administratively complete and filed with the Office of the Chief Clerk on March 9, 2021. Staff will continue processing the application for consideration by the Executive Director.

Please be advised that additional information may be requested during the technical review phase of the application process.

If you have any questions concerning the application, please contact me at [sam.sewell@tceq.texas.gov](mailto:sam.sewell@tceq.texas.gov) or by phone at (512) 239-4008.

Sincerely,

*Sam Sewell*

Sam Sewell, Project Manager  
Water Rights Permitting Team  
Water Rights Permitting and Availability Section

**From:** [Jon Snider](#)  
**To:** [Sam Sewell](#)  
**Subject:** RE: Miramont Country Club Properties 13740  
**Date:** Friday, February 12, 2021 7:19:45 AM  
**Attachments:** [Miramont CC Properties WRPERM 13740 Feb. 10, 2021.pdf](#)

---

Mr. Sewell,

Please see attached RFI for Miramont Country Club Properties WRPERM 13740 dated Feb. 10, 2021 in response to your request from Jan. 13, 2021. A hard copy has been mailed to your attention at your TCEQ office as well. I have answered your request to the best of my knowledge and included map views of the three reservoirs questioned with multiple golf sprinkler locations around each reservoir with GPS coordinates indicating location of most. I did not however, complete a Worksheet 4.1 for these. During a normal irrigation cycle, the identified sprinkler heads will contribute some quantity of water to each reservoir, and even though it's not been necessary in the 20 years of Miramont's existence, we do have the ability to connect water hoses to each and any sprinkler head that could be utilized to fill any of the reservoirs. If you need any additional information, please let me know.

Thanks  
Jon

## **Jon Snider, CGCS**

Director of Grounds and Course Maintenance  
Miramont Country Club  
4133 Boonville Road  
Bryan, Texas 77802  
Office: 979-776-8930  
Cell: 979-412-1281  
[www.miramont.cc](http://www.miramont.cc)

---

**From:** Sam Sewell <Sam.Sewell@Tceq.Texas.Gov>  
**Sent:** Wednesday, January 13, 2021 11:26 AM  
**To:** Jon Snider [REDACTED]  
**Subject:** Fw: Miramont Country Club Properties 13740

Mr. John Snider,

Attached is a request for information for Miramont Country Club Properties 13740, please provide comments by COB 2/15/21.

Sincerely,

Sam Sewell

**NOTICE:** This e-mail and any files transmitted with it may contain confidential or other

privileged information and is intended solely for the use of the individual or entity to whom they are addressed. If you are not the intended recipient, you are notified that disclosing, copying, saving, distributing, or taking any action in reliance on the contents of this information is strictly prohibited. If you have received this e-mail in error, please notify the sender immediately and delete all copies. Unauthorized interception of this e-mail is a violation of Federal criminal law. Warning: Although Miramont Country Club and its subsidiaries and affiliates have taken reasonable precautions to ensure no viruses are present in this e-mail, Miramont Country Club and its subsidiaries and affiliates accept no responsibility for any loss or damage arising from the use of this e-mail, attachments or linked websites. Thank you.



Miramont Country Club Properties, LP

February 10, 2021

Mr. Sam Sewell  
Project Manager  
TCEQ  
Water Availability Division, MC-160  
12100 Park 35 Circle  
Austin, Texas 78753

RE: Miramont Country Club Properties, L.P.  
WRPERM 13740  
CN605811918, RN111099107  
Application No. 13740 for a Water Use Permit  
Texas Water Code §§ 11.121, 11.042 Requiring Mailed and Published Notice  
Hudson Creek and Carters Creek, Brazos River Basin  
Brazos County

Dear Mr. Sewell:

I am writing in response to your RFI letter dated January 13, 2021.

- 1. Provide a completed Worksheet 4.1 for the discharge point into Lake E. Staff notes that the Worksheet 4.1 provided in the response was for Lake F.

**Response:** Please see attached Worksheet 4.1. The Discharge Point is at the upper end of Lake E. This point is an open-ended 14” PVC pipe that originates in our Pump Station and is simply a water recirculation feature. The pump and pipe provide flow of approximately 2000gpm that fills Lake E to the point of overflow, cascades over a series of rock waterfalls into Lake D, over another rock waterfall and returns to Lake F completing the loop. We program this Water Feature Pump to run, on average, eleven hours daily, six days per week, and fifty weeks per year which accounts for the 1,215.28 AcFt from this discharge point. Lake E, like all other reservoirs on property have numerous sprinklers along the perimeters that can aid in capacity maintenance.

- 2. Confirm that groundwater will be discharged at the perimeters of Lake A, G, and 21 as represented in the table below:

Reservoir Name	Latitude	Longitude
Lake A	30.667123	-96.3135
Lake G	30.671006	-96.301954
Lake 21	30.668818	-96.302391

Response: Yes, Confirmed. Groundwater is and can be discharged at the perimeters of each lake through the permanent golf sprinklers, but at various points around each lake, not specifically at the coordinates listed in the table. Please see attached maps for each reservoir with sprinkler locations noted.

Sincerely,



Jon Snider, CGCS  
Director of Grounds and Course Maintenance  
Miramont Country Club  
979-776-8930 office  
979-412-1281 cell  
[REDACTED]



# WORKSHEET 4.1 DISCHARGE POINT INFORMATION

Lake E

This worksheet is required for **each** discharge point. Submit one Worksheet 4.1 for each discharge point. If there is more than one discharge point, the numbering of the points should be consistent throughout the application and on any supplemental documents (e.g. maps).  
**Instructions, Page 27.**

## For water discharged at this location provide:

- a. The amount of water that will be discharged at this point is 1215.28 acre-feet per year. The discharged amount should include the amount needed for use and to compensate for any losses.
- b. Water will be discharged at this point at a maximum rate of \_\_\_\_\_ cfs or 2000 gpm.
- c. Name of Watercourse as shown on Official USGS maps: NA
- d. Zip Code: 77802
- f. Location of point: In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49, Brazos County, Texas.
- g. Point is at:  
Latitude 30.678551 °N, Longitude -96.298163 °W.  
*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*
- h. Indicate the method used to calculate the discharge point location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth

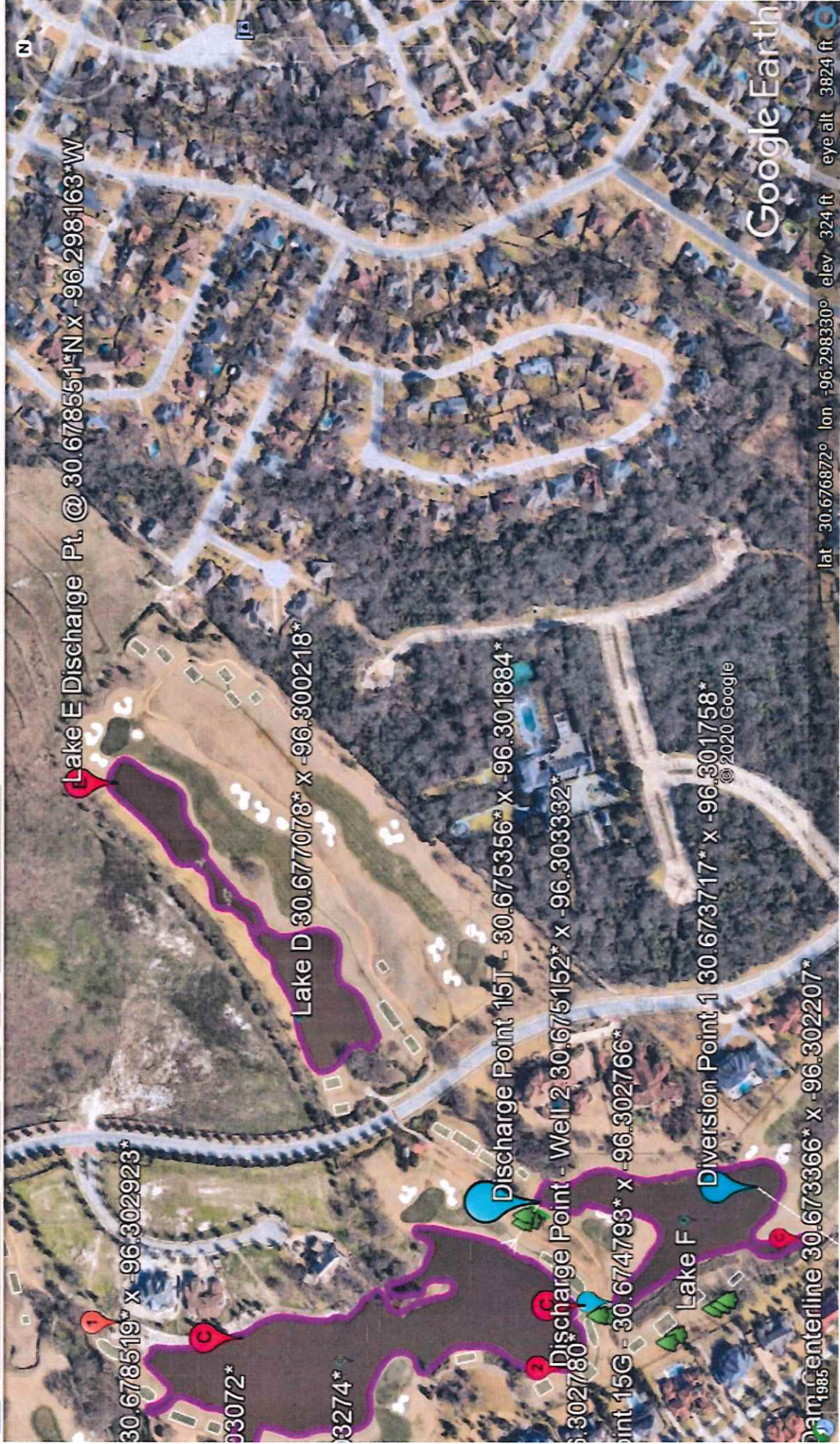
**Map submitted must clearly identify each discharge point. See instructions Page. 15.**



# Worksheet 4.1

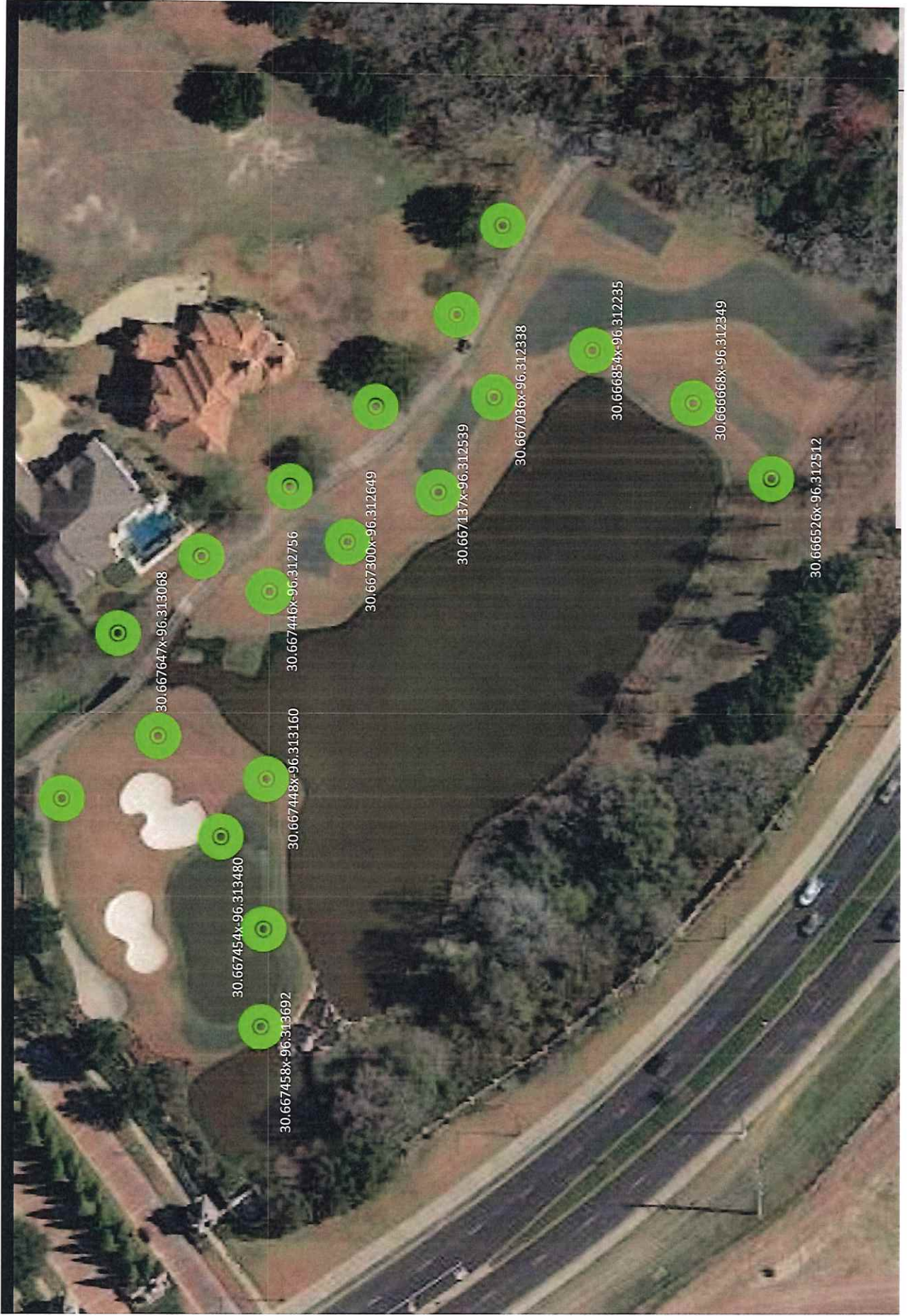
## Discharge Point – Lake E

30.678551\*N x -96.298163\*W





# Lake A Perimeter Sprinkler Locations



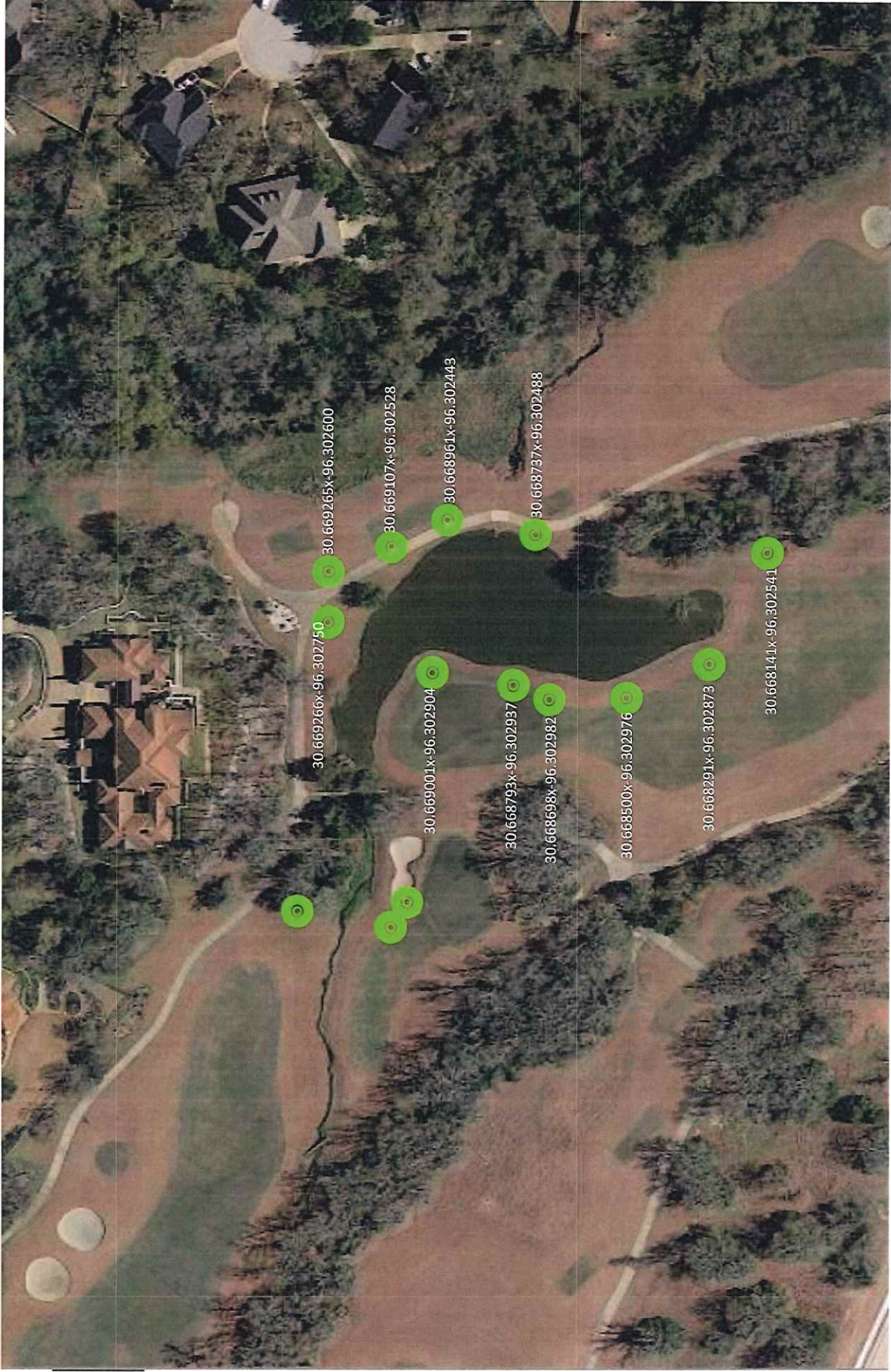


# Lake G Perimeter Sprinkler Locations





# Lake 21 Perimeter Sprinkler Locations



Jon Niermann, *Chairman*  
Emily Lindley, *Commissioner*  
Bobby Janecka, *Commissioner*  
Toby Baker, *Executive Director*



## TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

*Protecting Texas by Reducing and Preventing Pollution*

January 13, 2021

Mr. Jon Snider  
Miramont Country Club  
4133 Boonville Rd.  
Bryan, Texas 77802

**VIA-EMAIL**

RE: Miramont Country Club Properties, L.P.  
WRPERM 13740  
CN605811918, RN111099107  
Application No. 13740 for a Water Use Permit  
Texas Water Code §§ 11.121, 11.042, Requiring Mailed and Published Notice  
Hudson Creek and Carters Creek, Brazos River Basin  
Brazos County

Dear Mr. Snider:

This acknowledges receipt on October 20, 2020 and November 16, 2020, of additional information and fees in the amount of \$1,523.34 (Receipt Nos. M101797A&B, copy attached).

Additional information is required before the application can be declared administratively complete.

1. Provide a completed Worksheet 4.1 for the discharge point into Lake E. Staff notes that the Worksheet 4.1 provided in the response was for Lake F.
2. Confirm that groundwater will be discharged at the perimeters of Lake A, G, and 21 as represented in the table below:

Reservoir Name	Latitude	Longitude
Lake A	30.667123	-96.313500
Lake G	30.671006	-96.301954
Lake 21	30.668818	-96.302391

Please provide the requested information by February 15, 2021 or the application may be returned pursuant to 30 Texas Administrative Code § 281.18.

Staff notes that additional information may be required prior to completion of technical review.

If you have any questions concerning this matter, please contact me via email at [sam.sewell@tceq.texas.gov](mailto:sam.sewell@tceq.texas.gov) or by telephone at (512) 239-4008.

Mr. Jon Snider  
Application No. 13740  
January 13, 2021  
Page 2 of 2

Sincerely,

*Sam Sewell*

Sam Sewell, Project Manager  
Water Rights Permitting Team  
Water Rights Permitting and Availability Section

Attachment



# Basis2 Receipt Report by Endorsement Number

DEC-15-20 09:01 AM

<u>Acct. #:</u>	<u>Account Name:</u>	<u>Endors. #</u>	<u>Ref #2</u>	<u>Paid In By</u>	<u>PayTyp</u>	<u>Chk #</u>	<u>Card#</u>	<u>Bank Slip</u>	<u>Tran.Date</u>	<u>Receipt Amnt.</u>
PTGU	NOTICE FEES WUP WATER USE PERMITS									
MIRAMONT COUNTRY CLUB PROPERTIES LP		M101797B		SNIDER, JON	CK	285		BS00083218	20-OCT-20	\$997.34

<u>Acct. #:</u>	<u>Account Name:</u>	<u>Endors. #</u>	<u>Ref #2</u>	<u>Paid In By</u>	<u>PayTyp</u>	<u>Chk #</u>	<u>Card#</u>	<u>Bank Slip</u>	<u>Tran.Date</u>	<u>Receipt Amnt.</u>
WUP	WATER USE PERMITS									
MIRAMONT COUNTRY CLUB PROPERTIES LP		M101797A		SNIDER, JON	CK	285		BS00083218	20-OCT-20	\$526.00





Miramont Country Club Properties, LP

November 13, 2020

Mr. Sam Sewell  
Project Manager  
TCEQ  
Water Availability Division, MC-160  
12100 Park 35 Circle  
Austin, Texas 78753

RE: Miramont Country Club Properties, L.P.  
WRPERM 13740  
CN605811918, RN111099107  
Application No. 13740 for a Water Use Permit  
Texas Water Code §§ 11.121, 11.042 Requiring Mailed and Published Notice  
Hudson Creek and Carters Creek, Brazos River Basin  
Brazos County

Dear Mr. Sewell:

I am writing in response to your letter dated October 16, 2020, requesting additional information for the above referenced application filed September 10, 2020.

1. Confirm that the application is requesting to impound a total of 108.9 acre-feet in eight reservoirs, as follows:

	Surface Area (Acres)	Total Vol. in Ac.Ft.
Lake A	1.65	11.55
Lake B	1.49	9.58
Lake C	7	53.6
Lake D	1.58	9.16
Lake E	1.1	4.95
Lake F	2.72	15.32
Lake G	0.97	2.43
<u>Lake 21</u>	<u>0.76</u>	<u>2.28</u>
Total	17.27	108.87

Response: Confirmed. We are requesting to impound a total of 108.9 acre-ft in the eight reservoirs as listed above.

2. Provide a completed Worksheet 4.1 for the discharge point into Lake E. Indicate the latitude and longitude coordinates in decimal degrees, to at least six decimal places. Staff notes the discharge point should plot where the water enters a state watercourse.

Response: Please see attached Worksheets 4.1 "Discharge Point - 15T" and "Discharge Point - 15G" for information requested. I am unable to provide the total amount of water that will be discharged from either "Discharge Point 15T" or "Discharge Point 15G" as each is an overflow structure designed to maintain "Lake C" at a constant level. Water discharged from each point will depend upon annual rainfall.

3. Clarify if groundwater will be directly discharged into Lake A, Lake G and Lake 21; and if so, provide a completed Worksheet 4.1 for each discharge point. Indicate the latitude and longitude coordinates in decimal degrees, to at least six decimal places. Staff notes the discharge points should plot where the water enters a state watercourse.

Response: Groundwater will NOT be directly discharged into Lake A or Lake 21. In 20 years, additional water has NOT been needed to maintain Lake A and Lake 21 at full and flowing levels. I was asked in a Pre-Application Conference Call on May 13, 2020 how levels would be maintained if needed. In response to that question/request, I marked a golf sprinkler near each of the respective reservoirs as "Groundwater Makeup Feeds" to satisfy the question as it was understood. We have the ability to connect into any of the 2000 golf sprinklers on the golf course and manually water and/or fill with a hose and could, if need ever be, do so to maintain lake levels.  
Lake G: Worksheet 4.1 "Lake G" is attached.

4. Remit fees in the amount of \$1,218.71 as described below. Please make checks payable to TCEQ or Texas Commission on Environmental Quality.

Filing Fee (\$100 - 5,000)	\$ 250.00
Recording Fee	\$ 25.00
Notice Fee (Brazos River Basin)	\$ 997.34
Storage (\$1.00 x 108.87 ac/ft)	\$ 108.87
<u>TOTAL FEES</u>	<u>\$ 1,218.71</u>
<u>FEES RECEIVED</u>	<u>\$ 0.00</u>
BALANCE DUE	\$ 1,218.71

Response: October 5, 2020, I sent a new check in the amount of \$1523.34, just days prior to receiving this RFI.

Sincerely,  
  
Jon Snider, CGCS  
Director of Grounds and Course Maintenance  
Miramont Country Club  
979-776-8930  


# WORKSHEET 4.1 DISCHARGE POINT INFORMATION Lake G

This worksheet is required for **each** discharge point. Submit one Worksheet 4.1 for each discharge point. If there is more than one discharge point, the numbering of the points should be consistent throughout the application and on any supplemental documents (e.g. maps).  
**Instructions, Page 27.**

**For water discharged at this location provide:**

- a. The amount of water that will be discharged at this point is Undetermined - variable acre-feet per year. The discharged amount should include the amount needed for use and to compensate for any losses.
- b. Water will be discharged at this point at a maximum rate of \_\_\_\_\_ cfs or 300 gpm.
- c. Name of Watercourse as shown on Official USGS maps: Hudson Creek
- d. Zip Code: 77802
- f. Location of point: In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49, Brazos County, Texas.
- g. Point is at:  
Latitude 30.672525 °N, Longitude -96.302411 °W.  
*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*
- h. Indicate the method used to calculate the discharge point location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth

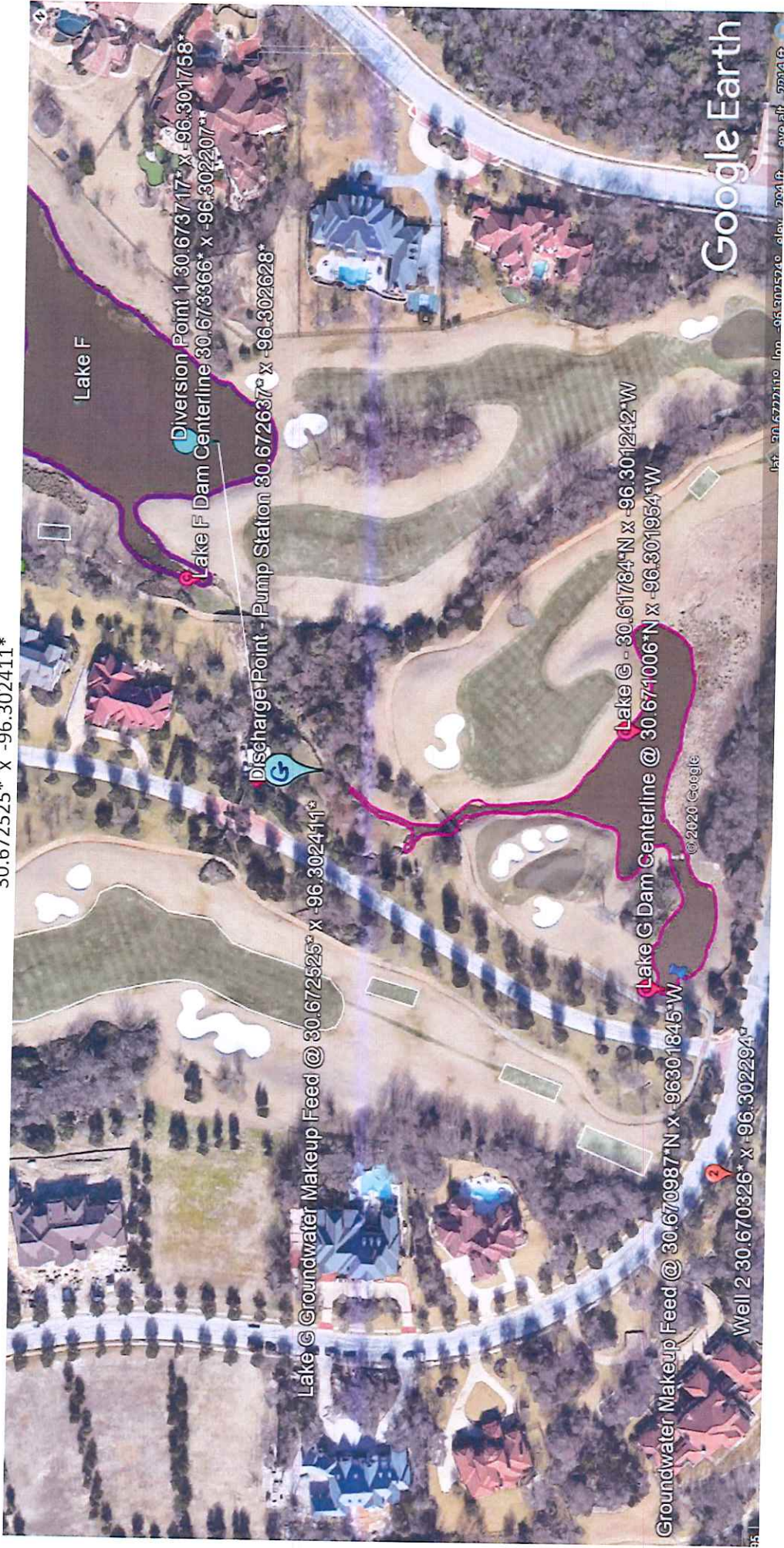
**Map submitted must clearly identify each discharge point. See instructions Page. 15.**



# Worksheet 4.1

## Discharge Point – Lake G Makeup

30.672525\* x -96.302411\*





# WORKSHEET 4.1 DISCHARGE POINT INFORMATION 15T

This worksheet is required for **each** discharge point. Submit one Worksheet 4.1 for each discharge point. If there is more than one discharge point, the numbering of the points should be consistent throughout the application and on any supplemental documents (e.g. maps).  
**Instructions, Page 27.**

**For water discharged at this location provide:**

- a. The amount of water that will be discharged at this point is Undetermined - rain dependent acre-feet per year. The discharged amount should include the amount needed for use and to compensate for any losses.
- b. Water will be discharged at this point at a maximum rate of \_\_\_\_\_ cfs or Unknown gpm.
- c. Name of Watercourse as shown on Official USGS maps: Hudson Creek
- d. Zip Code: 77802
- f. Location of point: In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49, Brazos County, Texas.
- g. Point is at:  
Latitude 30.675356 °N, Longitude -96.301884 °W.  
*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*
- h. Indicate the method used to calculate the discharge point location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth

**Map submitted must clearly identify each discharge point. See instructions Page. 15.**







# WORKSHEET 4.1

## DISCHARGE POINT INFORMATION 15G

This worksheet is required for **each** discharge point. Submit one Worksheet 4.1 for each discharge point. If there is more than one discharge point, the numbering of the points should be consistent throughout the application and on any supplemental documents (e.g. maps).  
**Instructions, Page 27.**

**For water discharged at this location provide:**

- a. The amount of water that will be discharged at this point is Undetermined - rain dependent acre-feet per year. The discharged amount should include the amount needed for use and to compensate for any losses.
- b. Water will be discharged at this point at a maximum rate of \_\_\_\_\_ cfs or Unknown gpm.
- c. Name of Watercourse as shown on Official USGS maps: Hudson Creek
- d. Zip Code: 77802
- f. Location of point: In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49, Brazos County, Texas.
- g. Point is at:  
Latitude 30.674793 °N, Longitude -96.302766 °W.  
*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*
- h. Indicate the method used to calculate the discharge point location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth

**Map submitted must clearly identify each discharge point. See instructions Page. 15.**







Jon Niermann, *Chairman*  
Emily Lindley, *Commissioner*  
Bobby Janecka, *Commissioner*  
Toby Baker, *Executive Director*



## TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

*Protecting Texas by Reducing and Preventing Pollution*

October 16, 2020

Mr. Jon Snider  
Miramont Country Club Properties, L.P.  
4133 Boonville Rd.  
Bryan, Texas 77802

VIA-EMAIL

RE: Miramont Country Club Properties, L.P.  
WRPERM 13740  
CN605811918, RN111099107  
Application No. 13740 for a Water Use Permit  
Texas Water Code §§ 11.121, 11.042 Requiring Mailed and Published Notice  
Hudson Creek and Carters Creek, Brazos River Basin  
Brazos County

Dear Mr. Snider:

This acknowledges receipt on September 10, 2020, of the referenced application.

Additional information and fees are required before the application can be declared administratively complete.

1. Confirm that the application is requesting to impound a total of 108.9 acre-feet in eight reservoirs, as follows:

Reservoir Name	Capacity (acre-feet)
Lake A	11.55
Lake B	9.58
Lake C	53.6
Lake D	9.16
Lake E	4.95
Lake F	15.32
Lake G	2.43
Lake 21	2.28
Total	108.9

2. Provide a completed Worksheet 4.1 for the discharge point into Lake E. Indicate the latitude and longitude coordinates in decimal degrees, to at least six decimal places. Staff notes the discharge point should plot where the water enters a state watercourse.
3. Clarify if groundwater will be directly discharged into Lake A, Lake G and Lake 21; and if so, provide a completed Worksheet 4.1 for each discharge point. Indicate the latitude and longitude coordinates in decimal degrees, to at least six decimal places. Staff notes the

Mr. Jon Snider  
Application No. 13740  
October 16, 2020  
Page 2 of 2

discharge points should plot where the water enters a state watercourse.

4. Remit fees in the amount of \$1,218.71 as described below. Please make checks payable to the TCEQ or Texas Commission on Environmental Quality.

Filing Fee (\$100 - 5,000)	\$	250.00
Recording Fee	\$	25.00
Notice Fee (Brazos River Basin)	\$	997.34
<u>Storage (\$1.00 x 108.87 ac/ft)</u>	<u>\$</u>	<u>108.87</u>
TOTAL FEES	\$	1,218.71
<u>FEES RECEIVED</u>	<u>\$</u>	<u>0.00</u>
BALANCE DUE	\$	1,218.71

Please provide the requested information and fees by November 16, 2020 or the application may be returned pursuant to 30 Texas Administrative Code § 281.18.

If you have any questions concerning this matter, please contact me via email at [sam.sewell@tceq.texas.gov](mailto:sam.sewell@tceq.texas.gov) or by telephone at (512) 239-4008.

Sincerely,

*Sam Sewell*

Sam Sewell, Project Manager  
Water Rights Permitting Team  
Water Rights Permitting and Availability Section

Attachment

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# Basis2 Receipt Report by Endorsement Number

DEC-15-20 09:01 AM

<u>Acct. #:</u>	<u>Account Name:</u>	<u>Endors. #</u>	<u>Ref #2</u>	<u>Paid In By</u>	<u>PayTyp</u>	<u>Chk #</u>	<u>Card#</u>	<u>Bank Slip</u>	<u>Tran.Date</u>	<u>Receipt Amnt.</u>
PTGU	NOTICE FEES WUP WATER USE PERMITS									
MIRAMONT COUNTRY CLUB PROPERTIES LP		M101797B		SNIDER, JON	CK	285		BS00083218	20-OCT-20	\$997.34

<u>Acct. #:</u>	<u>Account Name:</u>	<u>Endors. #</u>	<u>Ref #2</u>	<u>Paid In By</u>	<u>PayTyp</u>	<u>Chk #</u>	<u>Card#</u>	<u>Bank Slip</u>	<u>Tran.Date</u>	<u>Receipt Amnt.</u>
WUP	WATER USE PERMITS									
MIRAMONT COUNTRY CLUB PROPERTIES LP		M101797A		SNIDER, JON	CK	285		BS00083218	20-OCT-20	\$526.00

# TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

## TCEQ WATER RIGHTS PERMITTING APPLICATION

### ADMINISTRATIVE INFORMATION CHECKLIST

Complete and submit this checklist for each application. See Instructions Page. 5.

APPLICANT(S): Miramont Country Club Properties, L.P.

Indicate whether the following items are included in your application by writing either Y (for yes) or N (for no) next to each item (all items are not required for every application).

Y/N

- Y **Administrative Information Report**
- N Additional Co-Applicant Information
- N Additional Co-Applicant Signature Pages
- Y Written Evidence of Signature Authority
- Y **Technical Information Report**
- Y USGS Map (or equivalent)
- Y Map Showing Project Details
- N Original Photographs
- N Water Availability Analysis
- Y **Worksheet 1.0**
- Y Recorded Deeds for Irrigated Land
- Y Consent For Irrigation Land
- N **Worksheet 1.1**
- N Addendum to Worksheet 1.1
- N **Worksheet 1.2**
- N Addendum to Worksheet 1.2
- Y **Worksheet 2.0**
- Y Additional W.S 2.0 for Each Reservoir
- N Dam Safety Documents
- Y Notice(s) to Governing Bodies
- Y Recorded Deeds for Inundated Land
- N Consent For Inundation Land

Y/N

- Y **Worksheet 3.0**
- N Additional W.S 3.0 for each Point
- Y Recorded Deeds for Diversion Points
- N Consent For Diversion Access
- Y **Worksheet 4.0**
- N TPDES Permit(s)
- N WWTP Discharge Data
- Y/N 24-hour Pump Test
- Y Groundwater Well Permit
- N Signed Water Supply Contract
- Y **Worksheet 4.1**
- Y **Worksheet 5.0**
- N Addendum to Worksheet 5.0
- Y **Worksheet 6.0**
- Y Water Conservation Plan(s)
- Y Drought Contingency Plan(s)
- N Documentation of Adoption
- Y **Worksheet 7.0**
- Y Accounting Plan
- Y **Worksheet 8.0**
- Y Fees

**For Commission Use Only:**

Proposed/Current Water Right Number: \_\_\_\_\_

Basin: \_\_\_\_\_ Watermaster area Y/N: \_\_\_\_\_

# ADMINISTRATIVE INFORMATION REPORT

The following information is required for all new applications and amendments.

**\*\*\*Applicants are strongly encouraged to schedule a pre-application meeting with TCEQ Staff to discuss Applicant's needs prior to submitting an application. Call the Water Rights Permitting Team to schedule a meeting at (512) 239-4691.**

## 1. TYPE OF APPLICATION (Instructions, Page. 6)

Indicate, by marking X, next to the following authorizations you are seeking.

New Appropriation of State Water

Amendment to a Water Right \*

Bed and Banks

*\*If you are seeking an amendment to an existing water rights authorization, you must be the owner of record of the authorization. If the name of the Applicant in Section 2, does not match the name of the current owner(s) of record for the permit or certificate or if any of the co-owners is not included as an applicant in this amendment request, your application could be returned. If you or a co-applicant are a new owner, but ownership is not reflected in the records of the TCEQ, submit a change of ownership request (Form TCEQ-10204) prior to submitting the application for an amendment. See Instructions page. 6. Please note that an amendment application may be returned, and the Applicant may resubmit once the change of ownership is complete.*

Please summarize the authorizations or amendments you are seeking in the space below or attach a narrative description entitled "Summary of Request."

Please see attached "Summary of Request"

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## Summary of Request

Miramont Country Club Properties, L.P. is requesting a permit for a New Appropriation of State Water and a permit for Bed and Banks.

Miramont Country Club Properties, L.P. owns Miramont Country Club in the Southeast corner of the city of Bryan, TX in Brazos County. Miramont Country Club operates an 18-hole golf course with an additional 4 practice holes spread throughout 277.993 Acres. The golf course and landscape throughout the community are irrigated from an on-site reservoir system fed by three water wells located across the property. Through pipes and the bed and banks of Hudson Creek, the water moves into our Irrigation Reservoir (Lake F) and to our diversion point for distribution via a new pumping station to all maintained areas of the golf course, Clubhouse grounds, and common areas. A more detailed description along with an overview map better demonstrates water movement throughout the property immediately follows this Summary of Request.

The three wells on property are permitted through the Brazos Valley Groundwater Conservation District for a combined total of 736 Acre Feet of production annually to be used for irrigation. This amount of water has been adequate to supply all the needs of the golf course and landscaped areas throughout Miramont. Average well production from 2009 to 2019 is 555 Acre Feet.

We are requesting a New Appropriation of State Water to store groundwater in on-site reservoirs, and a Bed and Banks permit to convey applicant's own groundwater derived from privately owned wells using the bed and banks of Hudson Creek and tributaries thereof to the on-site reservoirs for use as needed throughout an extensive irrigation system.

## Water Movement Overview

Three on-site water wells, known locally as “Well 1,” “Well 2,” and “Well 3” and permitted through the Brazos Valley Groundwater Conservation District as BV-OP-0024, BV-OP-0025, and BV-OP-0026 respectively, supply all water within Miramont for irrigation purposes. Please refer to attached map titled “Miramont – Overview” for the following description of water movement throughout Miramont’s irrigation system:

Well 3 pumps into “Lake B” via a short distance of PVC pipe, fills “Lake B” to the point of overflow, flows through a precast storm water structure underneath Miramont Circle and empties into an unnamed tributary of Hudson Creek (blue line through “Lake B” on map). Water flows down an unnamed tributary of Hudson Creek (red line on map) and into Lake C, a preexisting lake enlarged and deepened in 2001 to its present seven-acre size with a holding capacity of 53.6 Ac.ft. Wells 1 and 2 both discharge directly into “Lake C” at Discharge Points 1 and 2 respectively. The paths conveyed from each well head to “Lake C” are indicated on map with blue lines. Groundwater from wells is moved via underground 6” PVC pipes. “Lake C” is maintained full to overflowing. There are overflow drainage structures that allow all water to pass into “Lake F” and an emergency overflow that allows storm waters to flow around if and when the overflow structures are at full capacity during large rain events.

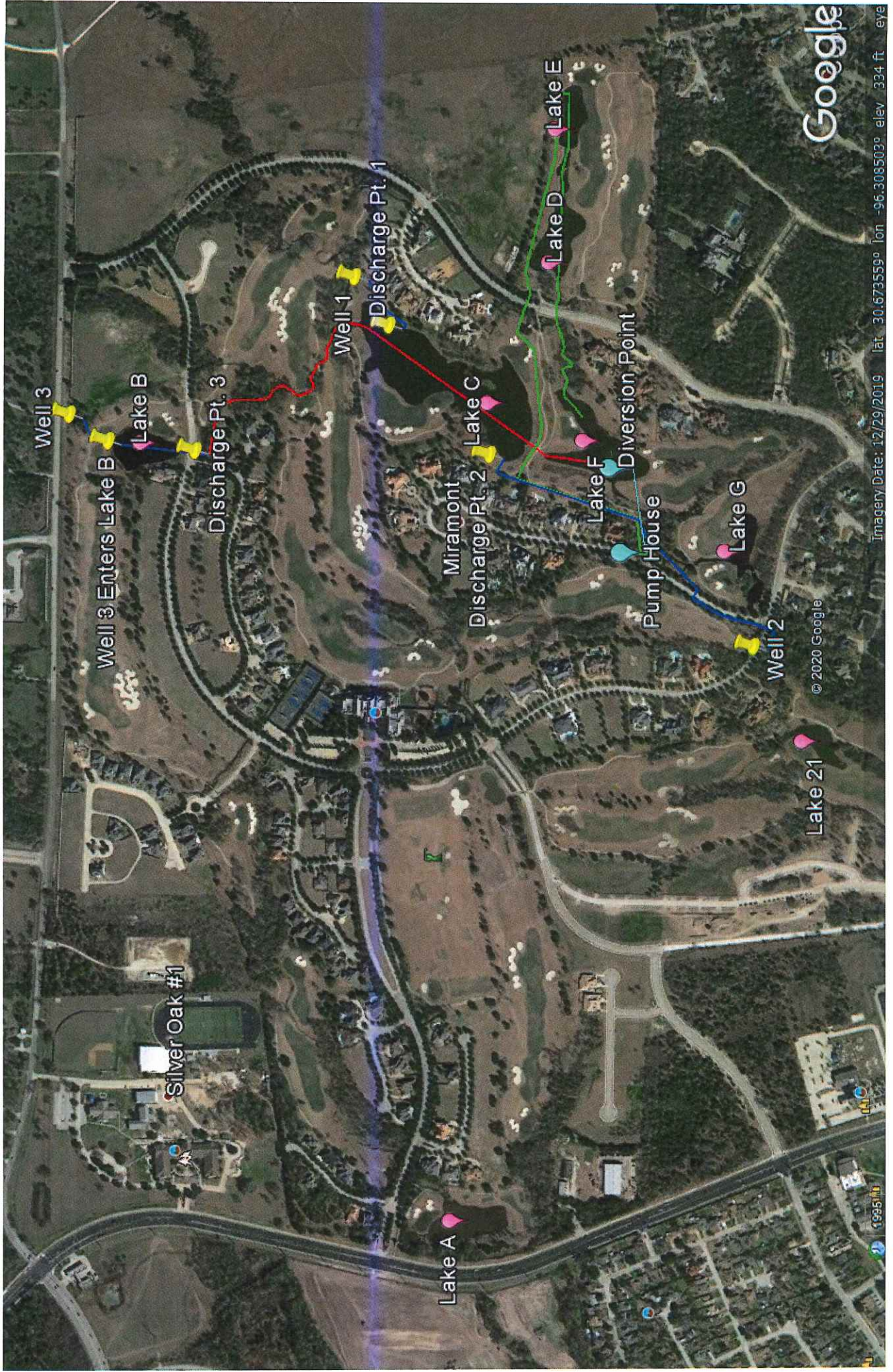
“Lake F,” known locally as the Irrigation Lake, contains our Diversion Point. The diversion point is the terminal end of a 440 foot long 30-inch ductile iron pipe that connects our pumping system (Pump House on map) to “Lake F.” A 90-degree elbow pointing up is protected by a 48-inch x 48-inch x 48-inch box screen with half-inch mesh on three sides (graphic with Worksheet 5 info) to prevent impingement and entrainment of local wildlife is [The Diversion Point](#) roughly 10-feet under the surface of “Lake F.” From the Pump House/Diversion Point, irrigation is pumped at a maximum rate of 3250 gpm through an extensive pipe network throughout all irrigated areas (irrigation overview with mainlines, laterals, and individual hole piping is in supporting documents for Worksheet 6).

Additionally, there is a 40-hp motor and pump dedicated solely for an aesthetic water recirculation feature that terminates in the northern end of “Lake E,” (routing of 14-inch PVC pipe from Pump House to “Lake E” indicated by green line on map). “Lake E” is maintained at full capacity always. The “Water Feature” is operated 10 – 12 hours daily throughout the year, with the exceptions of Mondays. Each day as the “water feature” pump kicks on, “Lake E” overflows through a series of small pools and rock waterfalls, empties into “Lake D,” which in turn overflows into a grouted rock waterway and returns to “Lake F” where it all began.

“Lake A,” “Lake G,” and “Lake 21” all remain at full capacity through inputs of groundwater supplied through irrigation system.



# Miramont – Water Movement Overview





**2. APPLICANT INFORMATION (Instructions, Page. 6 )**

**a. Applicant**

Indicate the number of Applicants/Co-Applicants 1  
(Include a copy of this section for each Co-Applicant, if any)

What is the Full Legal Name of the individual or entity (applicant) applying for this permit?

**Miramont Country Club Properties, L.P.**

*(If the Applicant is an entity, the legal name must be spelled exactly as filed with the Texas Secretary of State, County, or in the legal documents forming the entity.)*

If the applicant is currently a customer with the TCEQ, what is the Customer Number (CN)?  
You may search for your CN on the TCEQ website at

<http://www15.tceq.texas.gov/crpub/index.cfm?fuseaction=cust.CustSearch>

CN : \_\_\_\_\_ ( leave blank if you do not yet have a CN).

What is the name and title of the person or persons signing the application? Unless an application is signed by an individual applicant, the person or persons must submit written evidence that they meet the signatory requirements in 30 TAC § 295.14.

First/Last Name: **Stephanie L.A. Malechek**

Title: **Secretary**

Have you provided written evidence meeting the signatory requirements in 30 TAC § 295.14, as an attachment to this application? **Yes**

What is the applicant's mailing address as recognized by the US Postal Service (USPS)? You may verify the address on the USPS website at

<https://tools.usps.com/go/ZipLookupAction!input.action>.

Name: **Miramont Country Club Properties, L.P.**

Mailing Address: **One Momentum Blvd, Suite 1000**

City: **College Station**

State: **TX**

ZIP Code: **77845**

Indicate an X next to the type of Applicant:

Individual

Sole Proprietorship-D.B.A.

Partnership

Corporation

Trust

Estate

Federal Government

State Government

County Government

City Government

Other Government

Other \_\_\_\_\_

For Corporations or Limited Partnerships, provide:

State Franchise Tax ID Number: 15421451806 SOS Charter (filing) Number: 0800309173

### 3. APPLICATION CONTACT INFORMATION (Instructions, Page. 9)

If the TCEQ needs additional information during the review of the application, who should be contacted? Applicant may submit their own contact information if Applicant wishes to be the point of contact.

First and Last Name: **Jon Snider**

Title: **Director of Grounds**

Organization Name: **Miramont Country Club**

Mailing Address: **4133 Boonville Rd**

City: **Bryan**

State: **TX**

ZIP Code: **77802**

Phone No.: **979-776-8930**

Extension:

Fax No.: **979-731-1433**

E-mail Address: 

#### 4. WATER RIGHT CONSOLIDATED CONTACT INFORMATION (Instructions, Page. 9)

This section applies only if there are multiple Owners of the same authorization. Unless otherwise requested, Co-Owners will each receive future correspondence from the Commission regarding this water right (after a permit has been issued), such as notices and water use reports. Multiple copies will be sent to the same address if Co-Owners share the same address. Complete this section if there will be multiple owners and all owners agree to let one owner receive correspondence from the Commission. Leave this section blank if you would like all future notices to be sent to the address of each of the applicants listed in section 2 above.

I/We authorize all future notices be received on my/our behalf at the following:

First and Last Name:

Title:

Organization Name:

Mailing Address:

City:

State:

ZIP Code:

Phone No.:

Extension:

Fax No.:

E-mail Address:

## 5. MISCELLANEOUS INFORMATION (Instructions, Page. 9)

a. The application will not be processed unless all delinquent fees and/or penalties owed to the TCEQ or the Office of the Attorney General on behalf of the TCEQ are paid in accordance with the Delinquent Fee and Penalty Protocol by all applicants/co-applicants. If you need assistance determining whether you owe delinquent penalties or fees, please call the Water Rights Permitting Team at (512) 239-4691, prior to submitting your application.

1. Does Applicant or Co-Applicant owe any fees to the TCEQ? **Yes / No No**

If **yes**, provide the following information:

Account number: **NA**

Amount past due: **NA**

2. Does Applicant or Co-Applicant owe any penalties to the TCEQ? **Yes / No No**

If **yes**, please provide the following information:

Enforcement order number: **NA**

Amount past due: **NA**

b. If the Applicant is a taxable entity (corporation or limited partnership), the Applicant must be in good standing with the Comptroller or the right of the entity to transact business in the State may be forfeited. See Texas Tax Code, Subchapter F. Applicant's may check their status with the Comptroller at <https://mycpa.cpa.state.tx.us/coa/>

Is the Applicant or Co-Applicant in good standing with the Comptroller? **Yes / No Yes**

c. The commission will not grant an application for a water right unless the applicant has submitted all Texas Water Development Board (TWDB) surveys of groundwater and surface water use - if required. See TWC §16.012(m) and 30 TAC § 297.41(a)(5).

Applicant has submitted all required TWDB surveys of groundwater and surface water? **Yes / No NA**

**No Surveys Received**



**6. SIGNATURE PAGE (Instructions, Page. 11)**

Applicant:

I, STEPHANIE A. MALECHEK Secretary  
(Typed or printed name) (Title)

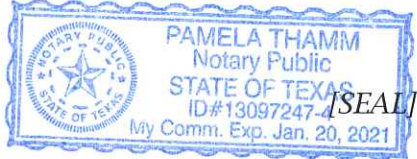
certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

I further certify that I am authorized under Title 30 Texas Administrative Code §295.14 to sign and submit this document and I have submitted written evidence of my signature authority.

Signature: [Handwritten Signature] Date: 8-28-2020  
(Use blue ink)

Subscribed and Sworn to before me by the said Stephanie A. Malechek,  
on this 28th day of August, 2020.  
My commission expires on the 1st day of January, 2021.

[Handwritten Signature]  
Notary Public



Brazos  
County, Texas

**If the Application includes Co-Applicants, each Applicant and Co-Applicant must submit an original, separate signature page**

**WRITTEN CONSENT  
OF THE GENERAL PARTNER OF  
MIRAMONT COUNTRY CLUB PROPERTIES, L.P.**

The undersigned, being the General Partner of Miramont Country Club Properties, L.P., a Texas limited partnership (the "Partnership"), hereby adopts the following resolutions on behalf of the Partnership:

RESOLVED, that pursuant to the provisions of Section 5.8 of the Agreement of Limited Partnership dated February 25, 2004, the following persons are hereby designated as officers of the Partnership:

<u>NAME</u>	<u>OFFICE</u>
Donald A. Adam	Chairman, Chief Executive Officer
James L. Wolfe	President, Treasurer, Assistant Secretary
Stephanie L.A. Malechek	Secretary

Each of the above-elected officers shall hold office until such officer's successor is elected or appointed and qualified or, if earlier, until such officer's death, resignation, or removal from office.

RESOLVED, that the Chairman and Chief Executive Officer, and the President, Treasurer and Assistant Secretary, or their designees, are each authorized and directed, individually and without the joinder of any other party, to execute and deliver on behalf of the Partnership, any and all instruments, documents and agreements as any such officer deems necessary or desirable in connection with the purchase, sale or conveyance by the Partnership of any real or personal property, and to perform any and all such acts, and to execute and deliver on behalf of the Partnership any other instrument, document or agreement, as any such officer deems necessary or desirable for the Partnership to carry on its business.

RESOLVED FURTHER, that all proceedings and actions of the officers of the Partnership since the previous appointment of officers of the Partnership are hereby ratified and approved in all respects.

IN WITNESS WHEREOF, the undersigned has hereunto set its hand to be effective as of the 31st day of December, 2018.

**GENERAL PARTNER:**

**Miramont Country Club GP, L.L.C., a Texas  
limited liability company**

By: \_\_\_\_\_

  
Donald A. Adam  
Chairman and Chief Executive Officer

# MAPS

Miramont Location

USGS – Topo

USGS – Topo – Bryan East Quadrangle

Property Boundary Lines on USGS

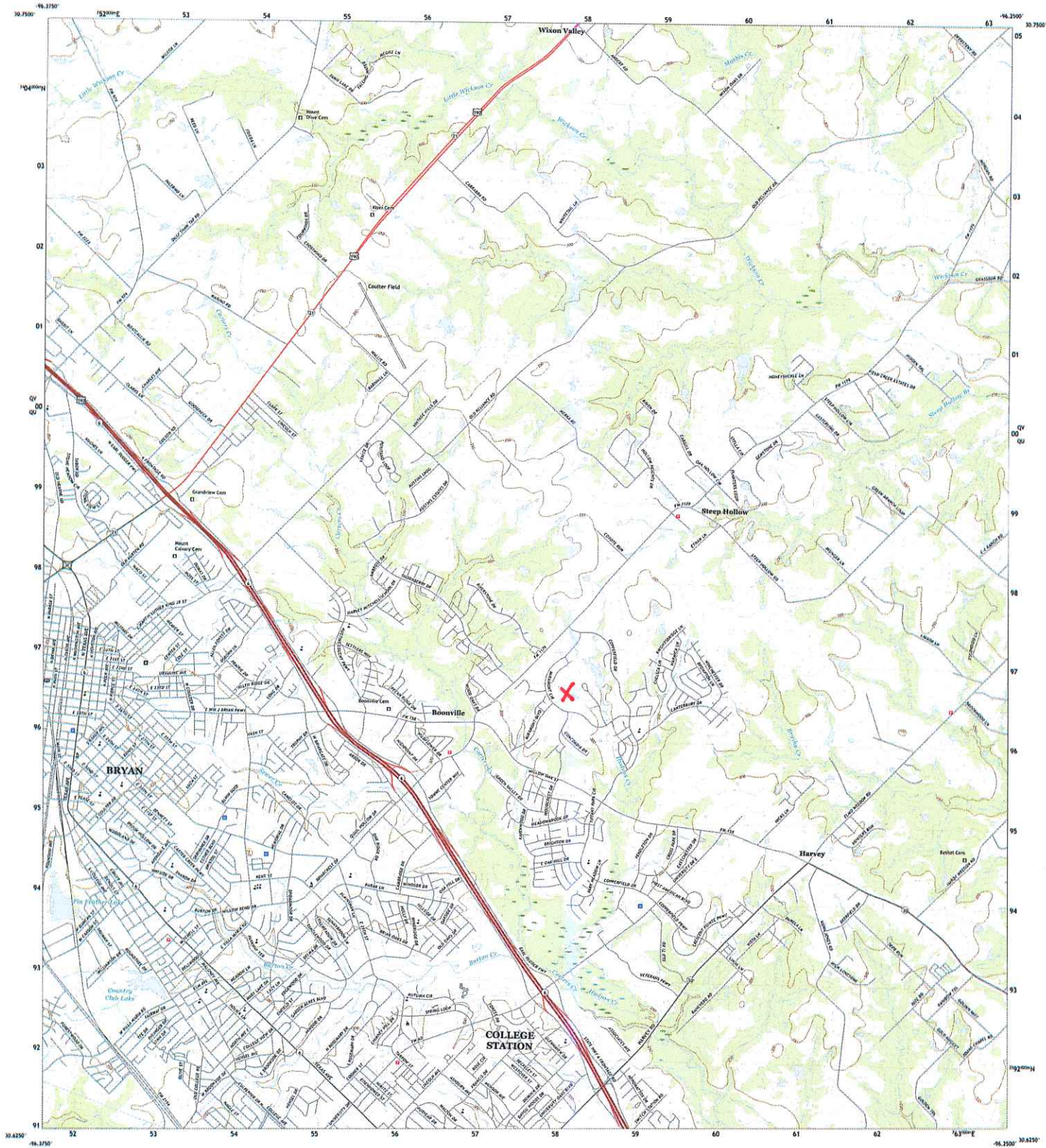
Property Boundaries on Satellite View

Property Boundaries w/ Legal Description



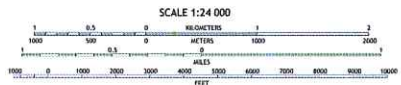
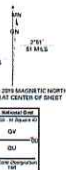






Produced by the United States Geological Survey  
 North American Datum of 1983 (NAD83)  
 World Geodetic System of 1984 (WGS84) Projection and  
 1:24,000 scale Universal Transverse Mercator, Zone 16R  
 This map is not a legal document. Boundaries may be  
 inconsistent with the legal status. Please check with government  
 organizations for the latest information. Obtain permission before  
 reproducing or distributing this map.

Imagery: USGS, September 2018 - November 2016  
 Roads: U.S. Census Bureau, 2015  
 Names: U.S. Census Bureau, 1979 - 2018  
 Hydrography: National Hydrography Dataset, 2002 - 2016  
 Contours: National Elevation Dataset, 2011  
 Boundaries: Multiple sources; see metadata file 2018 - 2017  
 Wetlands: FWS National Wetlands Inventory 1981 - 1992



**ROAD CLASSIFICATION**

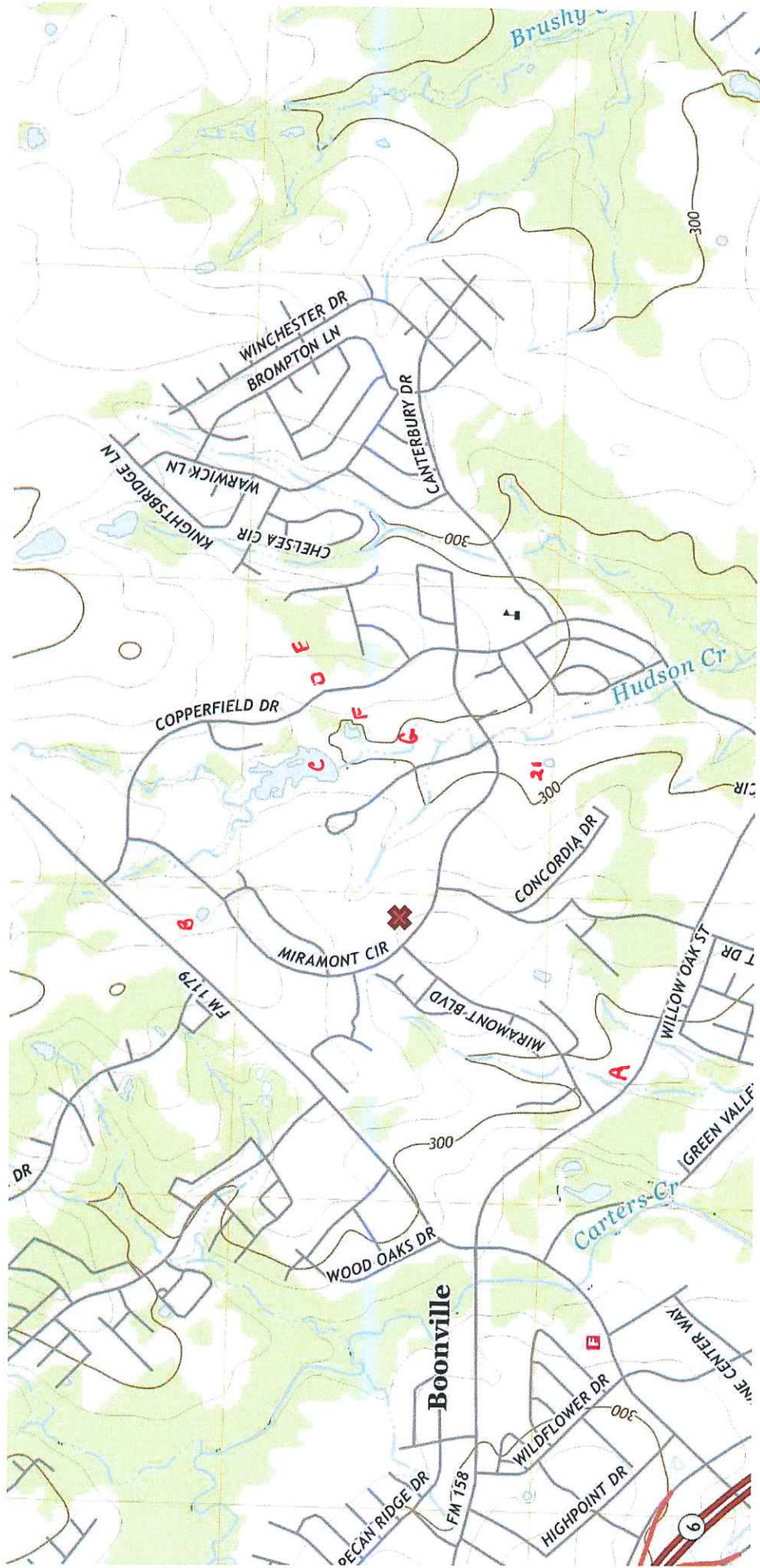
Expressway	Local Collector
Secondary Hwy	Local Road
Loop	4th
Interstate Route	US Route
	State Route

1	2	3	1 Bush Creek
4	5	6	2 Huron
7	8	9	3 Clear Lake
			4 Bryan West
			5 Chatham Stone
			6 Palestine
			7 Fergan
			8 Fergan Crossing

ADJACENT QUADRANGLES

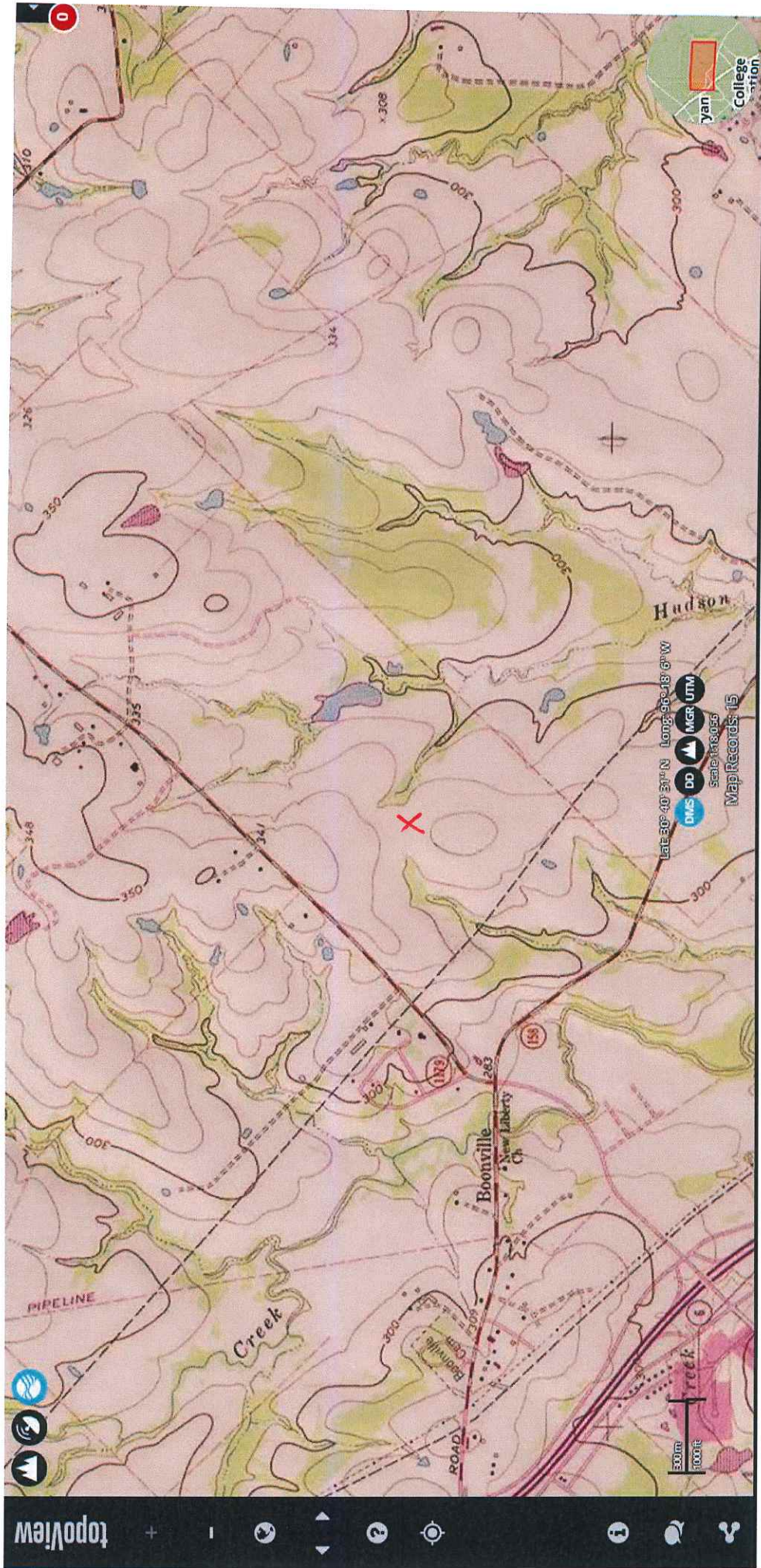


US Topo – Bryan East Quadrangle





USGS – Miramont - TOPO







# Brazos Central Appraisal District Interactive Map

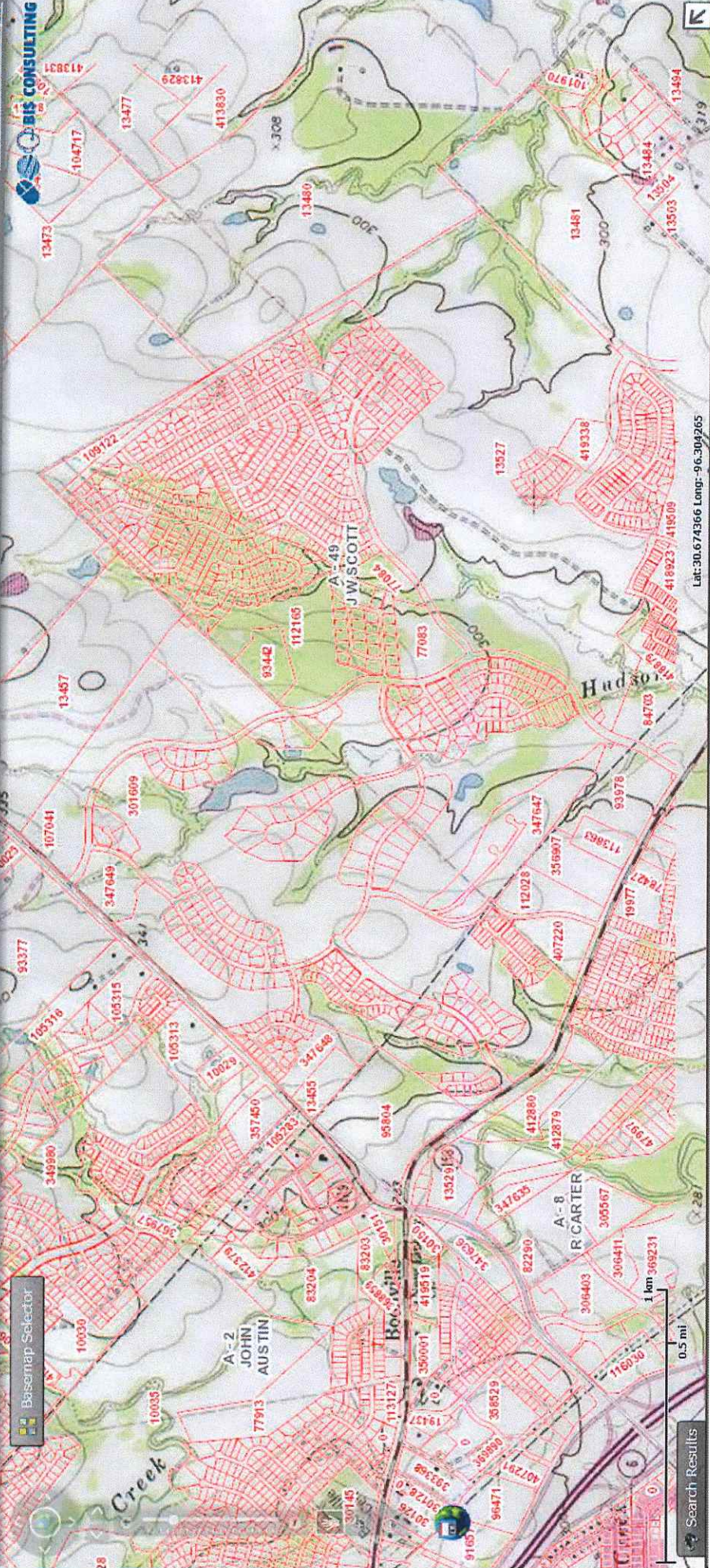
Powered by BIS Consultants - Version: 3.6.1

Basemap Selector



Search By Full Address

Need Web Map Help?  
Need GIS Data or Maps?



Search Results









Basemap Selector

Map 2

AUSTIN

**MIRAMONT COUNTRY CLUB PROPERTIES**

[View Property Information](#)

**Owner:** MIRAMONT COUNTRY CLUB PROPERTIES  
**Parcel ID:** 301609  
**Geo ID:** 004901-0001-0021  
**Legal Desc:** A004901, J W SCOTT (ICL), TRACT 1.21, 276.4938 ACRES  
**Legal Acreage:** 276.4938  
**Situs:** 4133 BOONVILLE RD, TX  
**Addr Line1:** % PROPERTY TAX DEPARTMENT  
**Addr Line2:** 1 MOMENTUM BLVD  
**Addr Line3:** SITE 1000  
**Addr City:** COLLEGE STATION  
**Addr State:** TX

[Zoom to](#)

Search Results

0.5mi  
1km

RCARTIER

LA-0

LA-49  
W SCOTT

Lat: 30.670872 Long: -96.804815





# TECHNICAL INFORMATION REPORT

## WATER RIGHTS PERMITTING

This Report is required for applications for new or amended water rights. Based on the Applicant's responses below, Applicants are directed to submit additional Worksheets (provided herein). A completed Administrative Information Report is also required for each application.

**Applicants are strongly encouraged to schedule a pre-application meeting with TCEQ Permitting Staff to discuss Applicant's needs and to confirm information necessary for an application prior to submitting such application. Please call Water Availability Division at (512) 239-4691 to schedule a meeting.** Applicant attended a pre-application meeting with TCEQ Staff for this Application? **Y** / N **Yes** (If yes, date : 12/17/19 & 5/13/20).

### 1. New or Additional Appropriations of State Water. Texas Water Code (TWC) § 11.121 (Instructions, Page. 12)

**State Water is:** *The water of the ordinary flow, underflow, and tides of every flowing river, natural stream, and lake, and of every bay or arm of the Gulf of Mexico, and the storm water, floodwater, and rainwater of every river, natural stream, canyon, ravine, depression, and watershed in the state. TWC § 11.021.*

- a. Applicant requests a new appropriation (diversion or impoundment) of State Water? **Y** / N **Yes**
- b. Applicant requests an amendment to an existing water right requesting an increase in the appropriation of State Water or an increase of the overall or maximum combined diversion rate? **Y** / N **NA** (If yes, indicate the Certificate or Permit number: NA )

*If Applicant answered yes to (a) or (b) above, does Applicant also wish to be considered for a term permit pursuant to TWC § 11.1381?* **No** Y / N

- c. Applicant requests to extend an existing Term authorization or to make the right permanent? **Y** / N **No** (If yes, indicate the Term Certificate or Permit number: NA )

*If Applicant answered yes to (a), (b) or (c), the following worksheets and documents are required:*

- **Worksheet 1.0 – Quantity, Purpose, and Place of Use Information Worksheet**
- **Worksheet 2.0 - Impoundment/Dam Information Worksheet** (submit one worksheet for each impoundment or reservoir requested in the application)
- **Worksheet 3.0 - Diversion Point Information Worksheet** (submit one worksheet for each diversion point and/or one worksheet for the upstream limit and one worksheet for the downstream limit of each diversion reach requested in the application)
- **Worksheet 5.0 – Environmental Information Worksheet**
- **Worksheet 6.0 – Water Conservation Information Worksheet**
- **Worksheet 7.0 – Accounting Plan Information Worksheet**
- **Worksheet 8.0 – Calculation of Fees**
- **Fees calculated on Worksheet 8.0** – see instructions **Page. 34.**
- **Maps** – See instructions **Page. 15.**
- **Photographs** - See instructions **Page. 30.**

*Additionally, if Applicant wishes to submit an alternate source of water for the project/authorization, see Section 3, Page 3 for Bed and Banks Authorizations (Alternate sources may include groundwater, imported water, contract water or other sources).*

**Additional Documents and Worksheets may be required (see within).**



**2. Amendments to Water Rights. TWC § 11.122 (Instructions, Page. 12)**

This section should be completed if Applicant owns an existing water right and Applicant requests to amend the water right. *If Applicant is not currently the Owner of Record in the TCEQ Records, Applicant must submit a Change of Ownership Application (TCEQ-10204) prior to submitting the amendment Application or provide consent from the current owner to make the requested amendment. See instructions page. 6.*

Water Right (Certificate or Permit) number you are requesting to amend: \_\_\_\_\_

Applicant requests to sever and combine existing water rights from one or more Permits or Certificates into another Permit or Certificate? Y / N (if yes, complete chart below):

List of water rights to sever	Combine into this ONE water right

- a. Applicant requests an amendment to an existing water right to increase the amount of the appropriation of State Water (diversion and/or impoundment)? Y / N

*If yes, application is a new appropriation for the increased amount, complete Section 1 of this Report (PAGE. 1) regarding New or Additional Appropriations of State Water.*

- b. Applicant requests to amend existing Term authorization to extend the term or make the water right permanent (remove conditions restricting water right to a term of years)? Y / N

*If yes, application is a new appropriation for the entire amount, complete Section 1 of this Report (PAGE. 1) regarding New or Additional Appropriations of State Water.*

- c. Applicant requests an amendment to change the purpose or place of use or to add an additional purpose or place of use to an existing Permit or Certificate? Y / N

*If yes, submit:*

- **Worksheet 1.0 - Quantity, Purpose, and Place of Use Information Worksheet**
- **Worksheet 1.2 - Notice: "Marshall Criteria"**

- d. Applicant requests to change: diversion point(s); or reach(es); or diversion rate? Y / N

*If yes, submit: Worksheet 3.0 - Diversion Point Information Worksheet (submit one worksheet for each diversion point or one worksheet for the upstream limit and one worksheet for the downstream limit of each diversion reach)*

- e. Applicant requests amendment to add or modify an impoundment, reservoir, or dam? Y / N

*If yes, submit: Worksheet 2.0 - Impoundment/Dam Information Worksheet (submit one worksheet for each impoundment or reservoir)*

- f. Other - Applicant requests to change any provision of an authorization not mentioned above? Y / N *If yes, call the Water Availability Division at (512) 239-4691 to discuss.*

**Additionally, all amendments require:**

- **Worksheet 8.0 - Calculation of Fees; and Fees calculated - see instructions Page.34**
- **Maps - See instructions Page. 15.**
- **Additional Documents and Worksheets may be required (see within).**



### 3. Bed and Banks. TWC § 11.042 (Instructions, Page 13)

- a. Pursuant to contract, Applicant requests authorization to convey, stored or conserved water to the place of use or diversion point of purchaser(s) using the bed and banks of a watercourse? TWC § 11.042(a). Y/N **No**

*If yes, submit a signed copy of the Water Supply Contract pursuant to 30 TAC §§ 295.101 and 297.101. Further, if the underlying Permit or Authorization upon which the Contract is based does not authorize Purchaser's requested Quantity, Purpose or Place of Use, or Purchaser's diversion point(s), then either:*

- 1. Purchaser must submit the worksheets required under Section 1 above with the Contract Water identified as an alternate source; or*
- 2. Seller must amend its underlying water right under Section 2.*

- b. Applicant requests to convey water imported into the state from a source located wholly outside the state using the bed and banks of a watercourse? TWC § 11.042(a-1). Y / N **No**

*If yes, submit: worksheets 1.0, 2.0, 3.0, 4.0, 5.0, 7.0, 8.0, Maps and fees from the list below.*

- c. Applicant requests to convey Applicant's own return flows derived from privately owned groundwater using the bed and banks of a watercourse? TWC § 11.042(b). Y / N **No**

*If yes, submit: worksheets 1.0, 2.0, 3.0, 4.0, 5.0, 7.0, 8.0, Maps, and fees from the list below.*

- d. Applicant requests to convey Applicant's own return flows derived from surface water using the bed and banks of a watercourse? TWC § 11.042(c). Y / N **No**

*If yes, submit: worksheets 1.0, 2.0, 3.0, 4.0, 5.0, 6.0, 7.0, 8.0, Maps, and fees from the list below.*

***\*Please note, if Applicant requests the reuse of return flows belonging to others, the Applicant will need to submit the worksheets and documents under Section 1 above, as the application will be treated as a new appropriation subject to termination upon direct or indirect reuse by the return flow discharger/owner.***

- e. Applicant requests to convey water from any other source, other than (a)-(d) above, using the bed and banks of a watercourse? TWC § 11.042(c). Y / N **Yes**

*If yes, submit: worksheets 1.0, 2.0, 3.0, 4.0, 5.0, 7.0, 8.0, Maps, and fees from the list below.*

*Worksheets and information:*

- **Worksheet 1.0 – Quantity, Purpose, and Place of Use Information Worksheet**
- **Worksheet 2.0 - Impoundment/Dam Information Worksheet** (submit one worksheet for each impoundment or reservoir owned by the applicant through which water will be conveyed or diverted)
- **Worksheet 3.0 - Diversion Point Information Worksheet** (submit one worksheet for the downstream limit of each diversion reach for the proposed conveyances)
- **Worksheet 4.0 – Discharge Information Worksheet** (for each discharge point)
- **Worksheet 5.0 – Environmental Information Worksheet**
- **Worksheet 6.0 – Water Conservation Information Worksheet**
- **Worksheet 7.0 – Accounting Plan Information Worksheet**
- **Worksheet 8.0 – Calculation of Fees; and Fees calculated – see instructions Page. 34**
- **Maps – See instructions Page. 15.**
- **Additional Documents and Worksheets may be required (see within).**



**4. General Information, Response Required for all Water Right Applications (Instructions, Page 15)**

- a. Provide information describing how this application addresses a water supply need in a manner that is consistent with the state water plan or the applicable approved regional water plan for any area in which the proposed appropriation is located or, in the alternative, describe conditions that warrant a waiver of this requirement (*not required for applications to use groundwater-based return flows*). Include citations or page numbers for the State and Regional Water Plans, if applicable. Provide the information in the space below or submit a supplemental sheet entitled "Addendum Regarding the State and Regional Water Plans":

Miramont Country Club Properties, LP is located within the Region G Planning Group.

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The application is not inconsistent with the 2017 Texas Water Plan nor with the 2016

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Brazos G Regional Water Plan.

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- b. Did the Applicant perform its own Water Availability Analysis? Y / N **No**

*If the Applicant performed its own Water Availability Analysis, provide electronic copies of any modeling files and reports.*

- C. Does the application include required Maps? (Instructions Page. 15) Y / N **Yes**



# WORKSHEET 1.0

## Quantity, Purpose and Place of Use

### 1. New Authorizations (Instructions, Page. 16)

Submit the following information regarding quantity, purpose and place of use for requests for new or additional appropriations of State Water or Bed and Banks authorizations:

Quantity (acre- feet) <i>(Include losses for Bed and Banks)</i>	State Water Source (River Basin) or Alternate Source <i>*each alternate source (and new appropriation based on return flows of others) also requires completion of Worksheet 4.0</i>	Purpose(s) of Use	Place(s) of Use <i>*requests to move state water out of basin also require completion of Worksheet 1.1 Interbasin Transfer</i>
736	Groundwater	Agricultural & Recreational	Brazos County
109.255	Groundwater	Agricultural & Recreational	Brazos County

736 Total amount of water (in acre-feet) to be used annually (*include losses for Bed and Banks applications*)

If the Purpose of Use is Agricultural/Irrigation for any amount of water, provide:

1. Location Information Regarding the Lands to be Irrigated

- i) Applicant proposes to irrigate a total of 255 acres in any one year. This acreage is all of or part of a larger tract(s) which is described in a supplement attached to this application and contains a total of 277.993 acres in Brazos County, TX.
- ii) Location of land to be irrigated: In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49.

***A copy of the deed(s) or other acceptable instrument describing the overall tract(s) with the recording information from the county records must be submitted. Applicant's name must match deeds.***

***If the Applicant is not currently the sole owner of the lands to be irrigated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.***

***Water Rights for Irrigation may be appurtenant to the land irrigated and convey with the land unless reserved in the conveyance. 30 TAC § 297.81.***

# **Recorded Deed for:**

Worksheet 1.0 – Irrigated Land

Worksheet 2.0 – Inundated Land

&

Worksheet 3.0 – Diversion Points

**NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.**

**SPECIAL WARRANTY DEED**

THE STATE OF TEXAS §

**KNOW ALL MEN BY THESE PRESENTS:**

COUNTY OF BRAZOS §

That ADAM DEVELOPMENT PROPERTIES, L.P. formerly known as TAC REALTY, INC. (hereinafter, whether one or more, referred to as "Grantor"), for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to Grantor in hand paid by MIRAMONT COUNTRY CLUB PROPERTIES, L.P. (hereinafter, whether one or more, referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged and confessed, and upon and subject to the exceptions, liens, encumbrances, terms and provisions hereinafter set forth and described, has GRANTED, BARGAINED, SOLD and CONVEYED, and by these presents does hereby GRANT, BARGAIN, SELL and CONVEY, unto Grantee all of the real property situated in Brazos County, Texas, described on Exhibit "A", which is attached hereto and made a part hereof for all purposes, together with all and singular the rights, benefits, privileges, easements, tenements, hereditaments and appurtenances thereon or in anywise appertaining thereto, and together with all right, title and interest of Grantor in and to all improvements located thereon and any right, title and interest of Grantor in and to adjacent streets, alleys and rights-of-way (said land, rights, benefits, privileges, easements, tenements, hereditaments, appurtenances, improvements and interests being hereinafter referred to as the "Property").

This conveyance is made subject and subordinate to (i) any and all easements, encumbrances, restrictions, covenants, conditions, and reservations, if any, affecting or relating to the Property and shown of record in Brazos County, Texas, but only to the extent that the same are still in effect, and (ii) all zoning laws, regulations and ordinances of municipal or other governmental authorities, if any, affecting or relating to the Property (collectively, the "Permitted Exceptions").

**TO HAVE AND TO HOLD** the Property, subject to the Permitted Exceptions, unto Grantee, Grantee's heirs, executors, legal representatives, successors and assigns, forever; and Grantor does hereby bind Grantor, Grantor's legal representatives, successors and assigns to **WARRANT AND FOREVER DEFEND** all and singular the Property unto Grantee, Grantee's heirs, executors, legal representatives, successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof, by, through or under Grantor, but not otherwise.


By Grantee's acceptance hereof, Grantee assumes and agrees to pay ad valorem taxes on the Property for the year 2004 and subsequent years, and subsequent assessments for prior years due to change in land usage or ownership.

**IN WITNESS WHEREOF**, this Special Warranty Deed has been executed by Grantor to be effective for all purposes as of the 3<sup>rd</sup> day of May, 2004.

**GRANTOR:**

**ADAM DEVELOPMENT PROPERTIES, L.P.**

By: Adam Development Properties GP, L.L.C.,  
its sole general partner

By:   
Donald A. Adam  
Chairman and Chief Executive Officer

**GRANTOR'S ADDRESS:**

Adam Development Properties, L.P.  
1111 Briarcrest Drive, Suite 300  
Bryan, Texas 77802

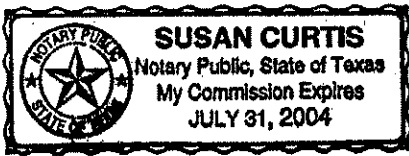
**GRANTEE'S ADDRESS:**

Miramont Country Club Properties, L.P.  
1111 Briarcrest Drive, Suite 300  
Bryan, Texas 77802

THE STATE OF TEXAS §

COUNTY OF BRAZOS §

This instrument was acknowledged before me on this 3<sup>rd</sup> day of May, 2004, by Donald A. Adam, Chairman and Chief Executive Officer of Adam Development Properties GP, L.L.C., a Texas limited liability company, on behalf of said limited liability company, as general partner of Adam Development Properties, L.P., a Texas limited partnership, on behalf of said limited partnership.



*Susan Curtis*  
\_\_\_\_\_  
Notary Public in and for Brazos County, Texas

**WHEN RECORDED, RETURN TO:**

Miramont Country Club Properties, L.P.  
1111 Briarcrest Drive, Suite 300  
Bryan, Texas 777802

**EXHIBIT "A"**Doc Bk Vol Pg  
00853850 DR 6015 115**(Legal Description of Country Club Real Property)**FIELD NOTES  
48.456 ACRE TRACT NO. 1

Being all that certain tract or parcel of land lying and being situated in the J.W. SCOTT LEAGUE, Abstract No. 49 in Bryan, Brazos County, Texas and being part of the 432.09 acre tract described in the deed from Bardan Group, Inc. to TAC Realty, Inc. recorded in Volume 3802, Page 240 of the Official Records of Brazos County, Texas (O.R.B.C.) and being more particularly described by metes and bounds as follows:

COMMENCING: at a found 3/4-inch iron rod marking the south corner of the said 432.09 acre tract, the west corner of a 22.46 acre TAC Realty, Inc. tract described in Volume 5266, Page 104 (O.R.B.C.) and being in the northeast right-of-way line of F.M. 158 (based on the original 100' wide right-of-way);

THENCE: N 45° 07' 11" E along the common line of the said 22.46 acre tract and the 432.09 acre tract for a distance of 19.78 feet to the POINT OF BEGINNING, from whence a found TxDOT Brass Monument bears S 81° 20' 35" E at a distance of 0.37 feet for reference;

THENCE: along the before-said northeast right-of-way line of F.M. 158 for the following eight (8) calls:

- 1) N 68° 25' 28" W for a distance of 629.32 feet to a 1/2-inch iron rod set for corner,
- 2) N 65° 13' 12" W for a distance of 118.29 feet to a 1/2-inch iron rod set for corner,
- 3) N 57° 01' 20" W for a distance of 182.72 feet to a 1/2-inch iron rod set for corner,
- 4) N 47° 45' 56" W for a distance of 183.50 feet to a 1/2-inch iron rod set for corner,
- 5) N 46° 25' 52" W for a distance of 60.50 feet to a 1/2-inch iron rod set for corner,
- 6) N 36° 15' 01" W for a distance of 116.73 feet to a 1/2-inch iron rod set for corner,
- 7) N 33° 56' 03" W for a distance of 74.36 feet to a 1/2-inch iron rod set for corner and
- 8) N 28° 13' 25" W for a distance of 49.04 feet to a 1/2-inch iron rod set at the intersection of the southeast right-of-way line of Miramont Boulevard (based on a 139' width at this location as dedicated by plat recorded in Volume 5394, Page 266 [O.R.B.C.]);

THENCE: along the before-said southeast right-of-way of Miramont Boulevard for the following three (3) calls:

- 1) N 56° 03' 27" E for a distance of 128.21 feet to a 1/2-inch iron rod set for corner,
- 2) 316.54 feet in a clockwise direction along the arc of a curve having a central angle of 23° 00' 57", a radius of 788.00 feet, a tangent of 160.43 feet and a long chord bearing N 53° 21' 29" E at a distance of 314.42 feet to a 3/4-inch iron pipe set for the Point of Tangency and
- 3) N 64° 51' 57" E for a distance of 45.80 feet to a 1/2-inch iron rod set, said iron rod also marking the southwest corner of Miramont, Section 9 as recorded in Volume 5394, Page 286 (O.R.B.C.);

THENCE: along said Miramont, Section 9 boundary for the following eight (8) calls:

- 1) S 10° 15' 08" E for a distance of 175.24 feet to a 1/2-inch iron rod set for corner,
- 2) S 39° 24' 21" E for a distance of 280.99 feet to a 1/2-inch iron rod set for corner,
- 3) S 62° 04' 47" E for a distance of 144.30 feet to a 1/2-inch iron rod set for corner,
- 4) N 28° 27' 18" E for a distance of 326.38 feet to a 1/2-inch iron rod set for corner,
- 5) N 46° 00' 03" E for a distance of 626.18 feet to a 1/2-inch iron rod set for corner,
- 6) N 21° 23' 13" W for a distance of 168.78 feet to a 1/2-inch iron rod set for corner,
- 7) N 65° 39' 57" W for a distance of 214.06 feet to a 1/2-inch iron rod set for corner and
- 8) N 86° 45' 29" W for a distance of 118.18 feet to a 1/2-inch iron rod set, said iron rod also being in the before-mentioned southeast right-of-way line of Miramont Boulevard (based on a 70' width at this location);

THENCE: continuing along the before-said Miramont Boulevard right-of-way for the following six (6) calls:

- 1) N 21° 38' 58" E for a distance of 419.16 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right,
- 2) 198.86 feet along the arc of said curve having a central angle of 14° 42' 06", a radius of 775.00 feet, a tangent of 99.98 feet and a long chord bearing N 29° 00' 01" E at a distance of 198.32 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 3) N 36° 21' 04" E for a distance of 235.10 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right,
- 4) 399.13 feet along the arc of said curve having a central angle of 13° 22' 53", a radius of 1709.00 feet, a tangent of 200.48 feet and a long chord bearing N 43° 02' 30" E at a distance of 398.23 feet to a 3/4-inch iron pipe set for the Point of Tangency,



- 5) N 49° 43' 57" E for a distance of 116.44 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right and
- 6) 85.29 feet along the arc of said curve having a central angle of 81° 27' 00", a radius of 60.00 feet, a tangent of 51.65 feet and a long chord bearing S 89° 32' 33" E at a distance of 78.29 feet to a 3/4-inch iron pipe set for the Point of Tangency, said iron pipe also being in the south right-of-way line of Miramont Circle (based on a 60' width as dedicated by plat recorded in Volume 5394, Page 266 [O.R.B.C.]);

THENCE: continuing along the said right-of-way line of Miramont Circle for the following two (2) calls:

- 1) S 48° 49' 03" E for a distance of 154.82 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the left and
- 2) 389.63 feet along the arc of said curve having a central angle of 26° 53' 47", a radius of 830.00 feet, a tangent of 198.47 feet and a long chord bearing S 62° 15' 57" E at a distance of 386.06 feet to a 3/4-inch iron pipe set for a Point of Reverse Curvature, said iron pipe also marking the intersection of said Miramont Circle right-of-way and the west right-of-way line of Concordia Drive (based on a 74' width at this location as dedicated in Miramont, Section 6 and recorded in Volume 5394, Page 283 [O.R.B.C.]);

THENCE: along said right-of-way line of Concordia Drive for the following two (2) calls:

- 1) 36.16 feet along the arc of said curve having a central angle of 82° 52' 48", a radius of 25.00 feet, a tangent of 22.07 feet and a long chord bearing S 34° 16' 26" E at a distance of 33.09 feet to a 3/4-inch iron pipe set for the Point of Tangency and
- 2) S 07° 09' 58" W for a distance of 169.53 feet to the most southwesterly corner of said Miramont, Section 6;

THENCE: continuing along the proposed west right-of-way line of Concordia Drive for the following four (4) calls:

- 1) S 07° 09' 58" W for a distance of 54.74 feet to a 3/4-inch iron rod pipe set for the Point of Curvature of a curve to the right,
- 2) 154.96 feet along the arc of said curve having a central angle of 23° 40' 35", a radius of 375.00 feet, a tangent of 78.60 feet and a long chord bearing S 19° 00' 15" W at a distance of 153.86 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 3) S 30° 50' 33" W for a distance of 191.61 feet to a 3/4-inch iron rod pipe set for the Point of Curvature of a curve to the left and
- 4) 89.63 feet along the arc of said curve having a central angle of 12° 50' 19", a radius of 400.00 feet, a tangent of 45.00 feet and a long chord bearing S 24° 25' 23" W at a distance of 89.44 feet to a 1/2-inch iron rod set for corner;

THENCE: departing said proposed Concordia Drive right-of-way for the following fifteen (15) calls:

- 1) N 71° 59' 46" W for a distance of 15.38 feet to a 1/2-inch iron rod set for corner,
- 2) S 30° 50' 33" W for a distance of 158.84 feet to a 1/2-inch iron rod set for corner,
- 3) S 26° 48' 40" W for a distance of 227.09 feet to a 1/2-inch iron rod set for corner,
- 4) S 10° 54' 37" E for a distance of 243.24 feet to a 1/2-inch iron rod set for corner,
- 5) S 52° 05' 35" E for a distance of 70.22 feet to a 1/2-inch iron rod set for corner,
- 6) S 45° 07' 11" W for a distance of 55.48 feet to a 1/2-inch iron rod set for corner,
- 7) N 51° 57' 09" W for a distance of 181.38 feet to a 1/2-inch iron rod set for corner,
- 8) S 45° 07' 11" W for a distance of 237.19 feet to a 1/2-inch iron rod set for corner,
- 9) S 44° 52' 49" E for a distance of 180.00 feet to a 1/2-inch iron rod set for corner,
- 10) S 45° 07' 11" W for a distance of 230.94 feet to a 1/2-inch iron rod set for corner,
- 11) N 44° 52' 49" W for a distance of 165.00 feet to a 1/2-inch iron rod set for corner,
- 12) S 45° 07' 11" W for a distance of 115.00 feet to a 1/2-inch iron rod set for corner,
- 13) S 54° 31' 42" W for a distance of 285.97 feet to a 1/2-inch iron rod set for corner,
- 14) S 18° 08' 39" E for a distance of 210.56 feet to a 1/2-inch iron rod set for corner and
- 15) S 44° 52' 49" E for a distance of 248.70 feet to a 1/2-inch iron rod set for corner, said iron rod being in the southeast line of the beforesaid 432.09 acre tract and the northwest line of the 22.46 acre tract TAC Realty, Inc. Tract described in Volume 5266, Page 104;

THENCE: S 45° 07' 11" W for a distance of 322.06 feet to the POINT OF BEGINNING and containing 48.456 acres of land, more or less.

FIELD NOTES  
 18.696 ACRE TRACT NO. 2

Being all that certain tract or parcel of land lying and being situated in the J.W. SCOTT LEAGUE, Abstract No. 49 in Bryan, Brazos County, Texas and being part of the 432.09 acre tract described in the deed from Bardan Group, Inc. to TAC Realty, Inc. recorded in Volume 3802, Page 240 of the Official Records of Brazos County, Texas (O.R.B.C.) and being more particularly described by metes and bounds as follows:

BEGINNING: at a 3/4-inch iron rod found beside a cross-tie fence corner marking an interior ell corner of the said 432.09 acre tract, said iron rod also being the east corner of Lot 1, Block 1, SILVER OAK, SECTION ONE according to the final plat recorded in Volume 2324, Page 165 (O.R.B.C.);

THENCE: N 22° 05' 31" E into the interior of said 432.09 acre TAC Realty, Inc. tract for a distance of 1033.52 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the proposed south right-of-way line of Miraloma Drive (based on a 50' width);

THENCE: 393.96 feet in a counter-clockwise direction along the arc of a curve having a central angle of 22° 01' 19", a radius of 1025.00 feet, a tangent of 199.44 feet and a long chord bearing S 86° 14' 01" E at a distance of 391.54 feet to a 1/2-inch iron rod set for corner, said iron rod also marking the northwest corner of the 0.320 acre Common Area in Miramont, Section 12 as recorded in Volume 5395, Page 90 (O.R.B.C.);

THENCE: along said Miramont, Section 12 boundary for the following fifteen (15) calls:

- 1) S 07° 28' 51" E for a distance of 150.57 feet to a 1/2-inch iron rod set for corner,
- 2) S 15° 16' 55" W for a distance of 64.21 feet to a 1/2-inch iron rod set for corner,
- 3) S 21° 14' 36" W for a distance of 38.76 feet to a 1/2-inch iron rod set for corner,
- 4) S 35° 17' 23" W for a distance of 39.25 feet to a 1/2-inch iron rod set for corner,
- 5) S 53° 10' 05" W for a distance of 60.58 feet to a 1/2-inch iron rod set for corner,
- 6) S 72° 10' 08" W for a distance of 70.25 feet to a 1/2-inch iron rod set for corner,
- 7) S 54° 24' 05" W for a distance of 65.20 feet to a 1/2-inch iron rod set for corner,
- 8) S 30° 15' 26" W for a distance of 143.52 feet to a 1/2-inch iron rod set for corner,
- 9) S 39° 32' 36" W for a distance of 79.97 feet to a 1/2-inch iron rod set for corner,
- 10) S 27° 41' 50" W for a distance of 84.51 feet to a 1/2-inch iron rod set for corner.
- 11) S 15° 19' 24" W for a distance of 105.58 feet to a 1/2-inch iron rod set for corner,
- 12) S 34° 23' 15" W for a distance of 121.08 feet to a 1/2-inch iron rod set for corner,
- 13) S 28° 03' 25" E for a distance of 191.93 feet to a 1/2-inch iron rod set for corner,
- 14) S 29° 25' 01" W for a distance of 55.47 feet to a 1/2-inch iron rod set for corner and
- 15) S 36° 27' 15" W for a distance of 154.28 feet to a 1/2-inch iron rod set for corner in the northeast line of a 50' wide Mobil Pipe Line Company Easement as described in Volume 4295, Page 229 (O.R.B.C.);

THENCE: along and through said Mobil Pipe Line Company Easement for the following three (3) calls:

- 1) S 51° 57' 08" E along said northeast line for a distance of 278.64 feet to a 1/2-inch iron rod set for corner in the northwest right-of-way line of Miramont Boulevard as dedicated by plat recorded in Volume 5394, Page 266 (O.R.B.C.) (width varies at this location),
- 2) 55.22 feet along said Miramont Boulevard in a counter-clockwise direction along the arc of a curve having a central angle of 03° 30' 42", a radius of 901.00 feet, a tangent of 27.62 feet and a long chord bearing S 12° 58' 14" W at a distance of 55.21 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the southwest line of said Mobil Pipe Line Company Easement and marking the northeast corner of Miramont, Section 10 as recorded in Volume 5394, Page 284 (O.R.B.C.) and
- 3) N 51° 57' 09" W along said southwest easement line and said Miramont, Section 10 north perimeter line for a distance of 298.60 feet to a 1/2-inch iron rod set for corner;

THENCE: along said Miramont, Section 10 boundary for the following five (5) calls:

- 1) S 37° 48' 48" W for a distance of 303.06 feet to a 1/2-inch iron rod set for corner,
- 2) S 32° 03' 43" W for a distance of 137.39 feet to a 1/2-inch iron rod set for corner,
- 3) S 23° 28' 28" W for a distance of 124.38 feet to a 1/2-inch iron rod set for corner,
- 4) S 19° 56' 59" W for a distance of 249.47 feet to a 1/2-inch iron rod set for corner and
- 5) S 25° 08' 03" E for a distance of 214.62 feet to a 1/2-inch iron rod set for corner in the before-said northwest right-of-way line of Miramont Boulevard (based on a 70' width at this location);

THENCE: S 64° 51' 57" W along the said right-of-way line for a distance of 262.69 feet to a 1/2-inch iron rod set for corner, said iron rod also marking the intersection with the northeast right-of-way line of Legacy Court as dedicated on the Miramont, Section 11 plat recorded in Volume 5395, Page 89 (O.R.B.C.)(width varies at this location);

THENCE: continuing along said Legacy Court right-of-way line for the following five (5) calls:

- 1) N 74° 09' 50" W for a distance of 32.78 feet to a 1/2-inch iron rod set for corner,
- 2) N 33° 27' 16" W for a distance of 30.54 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the left,
- 3) 38.90 feet along the arc of said curve having a central angle of 10° 32' 13", a radius of 211.50 feet, a tangent of 19.50 feet and a long chord bearing N 38° 43' 23" W at a distance of 38.84 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 4) N 43° 59' 29" W for a distance of 44.08 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right and
- 5) 60.82 feet along the arc of said curve having a central angle of 17° 25' 20", a radius of 200.00 feet, a tangent of 30.64 feet and a long chord bearing N 35° 16' 49" W at a distance of 60.58 feet to a 1/2-inch iron rod set for corner, said iron rod also marking the south corner of Lot 15, Block 1 of said Miramont, Section 11;

THENCE: along said Miramont, Section 11 boundary for the following six (6) calls:

- 1) N 56° 32' 44" E for a distance of 92.73 feet to a 1/2-inch iron rod set for corner,
- 2) N 02° 33' 52" E for a distance of 173.80 feet to a 1/2-inch iron rod set for corner,
- 3) N 03° 12' 44" W for a distance of 67.00 feet to a 1/2-inch iron rod set for corner,
- 4) N 03° 40' 48" W for a distance of 198.00 feet to a 1/2-inch iron rod set for corner,
- 5) N 04° 02' 59" E for a distance of 96.48 feet to a 1/2-inch iron rod set for corner and
- 6) N 07° 27' 21" E for a distance of 135.98 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the southeast line of the beforementioned Lot 1, Block One, Silver Oak, Section One;

THENCE: N 36° 47' 39" E for a distance of 540.58 feet to the POINT OF BEGINNING and containing 18.696 acres of land, more or less.

FIELD NOTES  
23.913 ACRE TRACT NO. 3

Being all that certain tract or parcel of land lying and being situated in the J.W. SCOTT LEAGUE, Abstract No. 49 in Bryan, Brazos County, Texas and being part of the 432.09 acre tract described in the deed from Bardan Group, Inc. to TAC Realty, Inc. recorded in Volume 3802, Page 240 of the Official Records of Brazos County, Texas (O.R.B.C.) and being more particularly described by metes and bounds as follows:

COMMENCING: at a found 3/4-inch iron rod marking the north corner of the said 432.09 acre tract, said iron rod also being in the southeast right-of-way line of F.M. 1179 (based on an 80-foot width);

THENCE: 112.91 feet in a clockwise direction along the arc of a curve in said F.M. 1179 right-of-way line, said curve having a central angle of 1° 23' 59", a radius of 4622.01 feet, a tangent of 56.46 feet and a long chord bearing S 44° 21' 40" W at a distance of 112.91 feet to a found 3/4-inch iron rod for the Point of Tangency;

THENCE: S 45° 03' 39" W continuing along said F.M. 1179 right-of-way for a distance of 1421.63 feet to 1/2-inch iron rod set for the POINT OF BEGINNING;

THENCE: into the interior of said 432.09 acre TAC Realty tract for the following eight (8) calls:

- 1) S 44° 56' 21" E for a distance of 32.50 feet to a 1/2-inch iron rod set for corner,
- 2) S 14° 30' 17" E for a distance of 222.27 feet to a 1/2-inch iron rod set for corner,
- 3) S 75° 17' 59" E for a distance of 261.43 feet to a 1/2-inch iron rod set for corner,
- 4) N 56° 39' 27" E for a distance of 75.00 feet to a 1/2-inch iron rod set for corner,
- 5) S 33° 20' 33" E for a distance of 17.78 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the left,
- 6) 31.74 feet along the arc of said curve having a central angle of 08° 35' 56", a radius of 211.50 feet, a tangent of 15.90 feet and a long chord bearing S 37° 38' 31" E at a distance of 31.71 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 7) S 41° 56' 29" E for a distance of 101.83 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right and
- 8) 37.99 feet along the arc of said curve having a central angle of 87° 03' 30", a radius of 25.00 feet, a tangent of 23.75 feet and a long chord bearing S 01° 35' 15" W at a distance of 34.44 feet to a 3/4-inch iron pipe set for a Point of Reverse Curvature in the northwest right-of-way line of Miramont Circle as dedicated by plat recorded in Volume 5394, Page 266 (O.R.B.C.) (based on a 60' width),

THENCE: along the said right-of-way line of Miramont Circle for the following three (3) calls:

- 1) 95.68 feet along the arc of said reverse curve having a central angle of 08° 42' 05", a radius of 630.00 feet, a tangent of 47.93 feet and a long chord bearing S 40° 45' 58" W at a distance of 95.58 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 2) S 36° 24' 55" W for a distance of 110.25 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right and
- 3) 226.83 feet along the arc of said curve having a central angle of 22° 48' 03", a radius of 570.00 feet, a tangent of 114.94 feet and a long chord bearing S 47° 48' 57" W at a distance of 225.34 feet to a 3/4-inch iron pipe set for corner, said iron pipe also marking the east corner of Lot 14, Block 5 of Miramont, Section 13 as recorded in Volume 5394, Page 285 (O.R.B.C.);

THENCE: along boundary of said Miramont, Section 13 for the following ten (10) calls:

- 1) N 30° 47' 02" W for a distance of 105.00 feet to a 1/2-inch iron rod set for corner,
- 2) N 64° 25' 21" W for a distance of 74.14 feet to a 1/2-inch iron rod set for corner,
- 3) S 69° 51' 51" W for a distance of 185.51 feet to a 1/2-inch iron rod set for corner,
- 4) S 51° 55' 05" W for a distance of 121.00 feet to a 1/2-inch iron rod set for corner,
- 5) S 45° 38' 46" W for a distance of 404.17 feet to a 1/2-inch iron rod set for corner,
- 6) S 38° 47' 17" W for a distance of 261.66 feet to a 1/2-inch iron rod set for corner,
- 7) S 32° 06' 52" W for a distance of 138.72 feet to a 1/2-inch iron rod set for corner,
- 8) S 24° 43' 08" W for a distance of 140.05 feet to a 1/2-inch iron rod set for corner,
- 9) S 09° 36' 20" W for a distance of 139.95 feet to a 1/2-inch iron rod set for corner and
- 10) S 04° 41' 29" E for a distance of 501.51 feet to a 1/2-inch iron rod set for corner in the proposed north right-of-way line of Miraloma Drive (based on a 50' width);

THENCE: 263.71 feet in a clockwise direction along the arc of a curve in said proposed Miraloma Drive right-of-way line, said curve having a central angle of 15° 29' 48", a radius of 975.00 feet, a tangent of 132.66 feet and a long chord bearing N 87° 41' 37" W at a distance of 262.90 feet to a 1/2-inch iron rod set for corner;

THENCE: along the southwest line of this tract for the following three (3) calls:

- 1) N 09° 18' 13" W for a distance of 291.88 feet to a 1/2-inch iron rod set for corner,
- 2) N 32° 19' 58" W for a distance of 227.05 feet to a 1/2-inch iron rod set for corner and
- 3) N 11° 28' 07" W for a distance of 364.84 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the beforementioned F.M. 1179 southeast right-of-way line;

THENCE: N 45° 03' 39" E for a distance of 1788.31 feet to the POINT OF BEGINNING and containing 23.913 acres of land, more or less.

FIELD NOTES  
 118.084 ACRE TRACT NO. 4

Being all that certain tract or parcel of land lying and being situated in the J.W. SCOTT LEAGUE, Abstract No. 49 in Bryan, Brazos County, Texas and being part of the 432.09 acre tract described in the deed from Bardan Group, Inc. to TAC Realty, Inc. recorded in Volume 3802, Page 240 of the Official Records of Brazos County, Texas (O.R.B.C.) and part of the 156.669 acre tract of land described in the deed from Resolution Trust Corporation to TAC Realty, Inc. recorded in Volume 1463, Page 27 and being more particularly described by metes and bounds as follows:

COMMENCING: at a found 3/4-inch iron rod marking the north corner of the said 432.09 acre TAC Realty tract, said iron rod also being in the southeast right-of-way line of F.M. 1179 (based on an 80-foot width);

THENCE: S 21° 31' 10" E into the interior of said 432.09 acre tract for a distance of 942.34 feet to a 1/2-inch iron rod set for the POINT OF BEGINNING, said iron rod also being in the southwest right-of-way line of Copperfield Drive (based on a 80' width);

THENCE: along said Copperfield Drive right-of-way for the following three (3) calls:

- 1) 421.85 feet in a clockwise direction along the arc of a curve having a central angle of 31° 48' 12", a radius of 760.00 feet, a tangent of 216.52 feet and a long chord bearing S 62° 27' 28" E at a distance of 416.46 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 2) S 46° 33' 22" E for a distance of 123.16 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right and
- 3) 369.86 feet along the arc of said curve having a central angle of 27° 53' 01", a radius of 760.00 feet, a tangent of 188.67 feet and a long chord bearing S 32° 36' 52" E at a distance of 366.22 feet to a 1/2-inch iron rod set for corner;

THENCE: departing from said right-of-way for the following eight (8) calls:

- 1) S 71° 05' 36" W for a distance of 178.49 feet to a 1/2-inch iron rod set for corner,
- 2) S 60° 16' 06" W for a distance of 203.30 feet to a 1/2-inch iron rod set for corner,
- 3) S 26° 59' 46" W for a distance of 169.42 feet to a 1/2-inch iron rod set for corner,
- 4) S 20° 02' 15" W for a distance of 168.36 feet to a 1/2-inch iron rod set for corner,
- 5) S 12° 40' 03" E for a distance of 168.45 feet to a 1/2-inch iron rod set for corner,
- 6) S 31° 47' 45" E for a distance of 172.23 feet to a 1/2-inch iron rod set for corner,
- 7) S 37° 58' 14" E for a distance of 234.26 feet to a 1/2-inch iron rod set for corner and
- 8) N 75° 26' 22" E for a distance of 233.39 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the beforesaid southwest right-of-way line of Copperfield Drive;

THENCE: along said Copperfield Drive right-of-way 312.30 feet in a counter-clockwise direction along the arc of a curve, said curve having a central angle of 21° 18' 05", a radius of 840.00 feet, a tangent of 157.97 feet and a long chord bearing S 25° 12' 40" E at a distance of 310.50 feet to a 3/4-inch iron pipe set for the Point of Tangency and S 35° 51' 43" E for a distance of 30.94 feet to a 1/2-inch iron rod set for corner in the most northerly corner of Miramont, Section 21 as recorded in Volume 5736, Page 278 (O.R.B.C.);

THENCE: along said Miramont, Section 21 perimeter for the following seven (7) calls:

- 1) S 27° 22' 05" W for a distance of 355.82 feet to a 1/2-inch iron rod set for corner,
- 2) S 00° 35' 49" W for a distance of 446.56 feet to a 1/2-inch iron rod set for corner,
- 3) S 48° 17' 28" E for a distance of 301.66 feet to a 1/2-inch iron rod set for corner,
- 4) S 60° 15' 20" E for a distance of 117.27 feet to a 1/2-inch iron rod set for corner,
- 5) S 28° 56' 00" E for a distance of 105.28 feet to a 1/2-inch iron rod set for corner,
- 6) S 66° 45' 15" E for a distance of 61.10 feet to a 1/2-inch iron rod set for corner and
- 7) N 52° 45' 40" E for a distance of 139.09 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the southwest right-of-way of the beforesaid Copperfield Drive;

THENCE: along said Copperfield Drive right-of-way for the following three (3) calls:

- 1) S 37° 14' 20" E for a distance of 272.25 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right,
- 2) 317.98 feet along the arc of said curve having a central angle of 49° 12' 53", a radius of 370.20 feet, a tangent of 169.55 feet and a long chord bearing S 12° 37' 54" E at a distance of 308.30 feet to a 3/4-inch iron pipe set for a Point of Reverse Curvature and
- 3) 18.11 feet along said reverse curve having a central angle of 00° 59' 51", a radius of 1040.00 feet, a tangent of 9.05 feet and a long chord bearing S 11° 29' 35" W at a distance of 18.11 feet to a 3/4-inch iron pipe set for a Point of Reverse Curvature, said iron pipe also marking the intersection with the northwest right-of-way line of Miramont Circle as dedicated by plat recorded in Volume 2131, Page 148 (depicted as Nottingham Drive) (width varies at this location);

THENCE: along said Miramont Circle right-of-way line for the following four (4) calls:



- 1) 38.30 feet along the arc of said reverse curve having a central angle of 87° 46' 31", a radius of 25.00 feet, a tangent of 24.05 feet and a long chord bearing S 54° 53' 50" W at a distance of 34.66 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 2) N 81° 12' 54" W for a distance of 148.37 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the left,
- 3) 397.50 feet along the arc of said curve having a central angle of 42° 58' 18", a radius of 530.00 feet, a tangent of 208.62 feet and a long chord bearing S 77° 17' 57" W at a distance of 388.25 feet to a 3/4-inch iron pipe set for the Point of Tangency and
- 4) S 55° 48' 47" W for a distance of 447.40 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right, said iron pipe also marking the intersection of the northeast right-of-way line of Heron Lakes Circle (based on a 50' with) and also being the most southeasterly corner of Miramont, Section 5 as recorded in Volume 5603, Page 110 (O.R.B.C.);

THENCE: along the said line of Heron Lakes Circle and Miramont, Section 5 for the following thirty-seven (37) calls:

- 1) 39.27 feet along the arc of said curve having a central angle of 90° 00' 00", a radius of 25.00 feet, a tangent of 25.00 feet and a long chord bearing N 79° 11' 13" W at a distance of 35.36 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 2) N 34° 11' 13" W for a distance of 127.48 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right,
- 3) 138.99 feet along the arc of said curve having a central angle of 21° 14' 10", a radius of 375.00 feet, a tangent of 70.30 feet and a long chord bearing N 23° 34' 08" W at a distance of 138.20 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 4) N 12° 57' 03" W for a distance of 320.78 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the left,
- 5) 20.57 feet along the arc of said curve having a central angle of 1° 08' 59", a radius of 1025.00 feet, a tangent of 10.29 feet and a long chord bearing N 13° 31' 32" W at a distance of 20.57 feet to a 1/2-inch iron pipe set for corner,
- 6) N 73° 03' 34" E for a distance of 35.00 feet to a 1/2-inch iron rod set for corner,
- 7) N 14° 56' 21" W for a distance of 30.00 feet to a 1/2-inch iron rod set for corner,
- 8) S 73° 03' 34" W for a distance of 35.00 feet to a 1/2-inch iron rod set for corner,
- 9) 71.08 feet in a counter-clockwise direction along the arc of a curve having a central angle of 3° 58' 24", a radius of 1025.00 feet, a tangent of 35.56 feet and a long chord bearing N 17° 45' 51" W at a distance of 71.07 feet for corner,
- 10) N 69° 24' 38" E for a distance of 20.00 feet to a 1/2-inch iron rod set for corner,
- 11) N 20° 35' 22" W for a distance of 30.00 feet to a 1/2-inch iron rod set for corner,
- 12) S 69° 24' 38" W for a distance of 20.00 feet to a 1/2-inch iron rod set for corner,
- 13) 106.74 feet in a counter-clockwise direction along the arc of a curve, said curve having a central angle of 05° 58' 00", a radius of 1025.00 feet, a tangent of 53.42 feet and a long chord bearing N 24° 24' 41" W at a distance of 106.69 feet to a 1/2-inch iron rod set for corner,
- 14) N 62° 36' 19" E for a distance of 172.13 feet to a 1/2-inch iron rod set for corner,
- 15) N 27° 21' 57" W for a distance of 740.75 feet to a 1/2-inch iron rod set for corner,
- 16) N 17° 53' 41" W for a distance of 144.01 feet to a 1/2-inch iron rod set for corner,
- 17) N 00° 42' 53" W for a distance of 237.18 feet to a 1/2-inch iron rod set for corner,
- 18) N 56° 57' 59" W for a distance of 320.59 feet to a 1/2-inch iron rod set for corner,
- 19) N 42° 38' 02" W for a distance of 128.44 feet to a 1/2-inch iron rod set for corner,
- 20) S 39° 15' 33" W for a distance of 298.45 feet to a 1/2-inch iron rod set for corner,
- 21) S 24° 01' 15" W for a distance of 260.17 feet to a 1/2-inch iron rod set for corner,
- 22) S 01° 21' 20" W for a distance of 423.35 feet to a 1/2-inch iron rod set for corner,
- 23) S 45° 36' 25" E for a distance of 413.07 feet to a 1/2-inch iron rod set for corner,
- 24) S 75° 12' 03" E for a distance of 104.42 feet to a 1/2-inch iron rod set for corner,
- 25) N 52° 18' 40" E for a distance of 50.63 feet to a 1/2-inch iron rod set for corner,
- 26) S 63° 44' 35" E for a distance of 202.19 feet to a 1/2-inch iron rod set for corner,
- 27) N 52° 18' 40" E for a distance of 116.49 feet to a 1/2-inch iron rod set for corner,
- 28) S 37° 41' 20" E for a distance of 77.29 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right,
- 29) 275.98 feet along the arc of said curve having a central angle of 16° 13' 04", a radius of 975.00 feet, a tangent of 138.92 feet and a long chord bearing S 29° 34' 48" E at a distance of 275.06 feet to a 1/2-inch iron rod set for corner,
- 30) S 69° 24' 38" W for a distance of 20.00 feet to a 1/2-inch iron rod set for corner,
- 31) S 20° 35' 22" E for a distance of 30.00 feet to a 1/2-inch iron rod set for corner,
- 32) N 69° 24' 38" E for a distance of 20.00 feet to a 1/2-inch iron rod set for corner,
- 33) 114.99 feet in a clockwise direction along the arc of a curve, said curve having a central angle of 06° 45' 26", a radius of 975.00 feet, a tangent of 57.56 feet and a long chord

bearing S 16° 19' 46" E at a distance of 114.92 feet to a 3/4-inch iron pipe set for the Point of Tangency,

- 34) S 12° 57' 03" E for a distance of 320.78 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the left,
- 35) 157.52 feet along the arc of said curve having a central angle of 21° 14' 10", a radius of 425.00 feet, a tangent of 79.68 feet and a long chord bearing S 23° 34' 08" E at a distance of 156.62 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 36) S 34° 11' 13" E for a distance of 124.87 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right and
- 37) 41.98 feet along the arc of said curve having a central angle of 96° 12' 31", a radius of 25.00 feet, a tangent of 27.87 feet and a long chord bearing S 13° 55' 03" W at a distance of 37.22 feet to a 3/4-inch iron pipe set for a Point of Compound curvature, said iron pipe also being in the beforementioned northwest right-of-way line of Miramont Circle;

THENCE: 328.63 feet along the arc of said compound curve having a central angle of 40° 03' 41", a radius of 470.00 feet, a tangent of 171.35 feet and a long chord bearing S 82° 03' 09" W at a distance of 321.97 feet to a 1/2-inch iron rod set for corner, said iron rod also marking southeast corner of Lot 1, Block 16, Miramont Section 6 as recorded in Volume 5394, Page 283 (O.R.B.C.);

THENCE: along the boundary of said Miramont, Section 6 for the following ten (10) calls:

- 1) N 12° 05' 00" E for a distance of 175.00 feet to a 1/2-inch iron rod set for corner,
- 2) N 34° 45' 19" W for a distance of 136.06 feet to a 1/2-inch iron rod set for corner,
- 3) N 37° 13' 36" W for a distance of 162.54 feet to a 1/2-inch iron rod set for corner,
- 4) N 40° 24' 19" W for a distance of 201.88 feet to a 1/2-inch iron rod set for corner,
- 5) N 46° 07' 16" W for a distance of 244.55 feet to a 1/2-inch iron rod set for corner,
- 6) N 69° 45' 26" W for a distance of 244.80 feet to a 1/2-inch iron rod set for corner,
- 7) N 60° 51' 52" W for a distance of 225.37 feet to a 1/2-inch iron rod set for corner,
- 8) N 76° 59' 24" W for a distance of 153.17 feet to a 1/2-inch iron rod set for corner,
- 9) S 51° 06' 59" W for a distance of 89.62 feet to a 1/2-inch iron rod set for corner and
- 10) S 07° 10' 02" W for a distance of 275.97 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the north right-of-way line of the beforementioned Miramont Circle;

THENCE: along said Miramont Circle right-of-way line for the following eight (8) calls:

- 1) N 82° 50' 02" W for a distance of 15.52 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right,
- 2) 457.15 feet along the arc of said curve having a central angle of 34° 00' 58", a radius of 770.00 feet, a tangent of 235.53 feet and a long chord bearing N 65° 49' 33" W at a distance of 450.46 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 3) N 48° 49' 03" W for a distance of 178.67 feet to a 1/2-inch iron rod set for corner,
- 4) N 01° 17' 38" W for a distance of 62.69 feet to a 1/2-inch iron rod set for corner,
- 5) N 46° 18' 52" W for a distance of 86.20 feet to a 1/2-inch iron rod set for corner,
- 6) S 86° 21' 37" W for a distance of 64.54 feet to a 1/2-inch iron rod set for corner,
- 7) 476.43 feet in a clockwise direction along the arc of a curve, said curve having a central angle of 31° 22' 35", a radius of 870.00 feet, a tangent of 244.35 feet and a long chord bearing N 27° 17' 45" W at a distance of 470.50 feet to a 3/4-inch iron pipe set for the Point of Tangency and
- 8) N 11° 36' 27" W for a distance of 100.34 feet to a 1/2-inch iron rod set for corner, said iron rod also marking the most southerly corner of Miramont, Section 14 as recorded in Volume 5394, Page 288 (O.R.B.C.);

THENCE: along the said Miramont, Section 14 boundary for the following fifteen (15) calls:

- 1) N 78° 17' 45" E for a distance of 442.48 feet to a 1/2-inch iron rod set for corner,
- 2) N 26° 47' 44" E for a distance of 182.40 feet to a 1/2-inch iron rod set for corner,
- 3) N 07° 37' 55" E for a distance of 99.27 feet to a 1/2-inch iron rod set for corner,
- 4) N 15° 34' 40" E for a distance of 98.60 feet to a 1/2-inch iron rod set for corner,
- 5) N 24° 52' 28" E for a distance of 96.55 feet to a 1/2-inch iron rod set for corner,
- 6) N 37° 21' 16" E for a distance of 115.27 feet to a 1/2-inch iron rod set for corner,
- 7) N 49° 57' 13" E for a distance of 92.47 feet to a 1/2-inch iron rod set for corner,
- 8) N 54° 47' 13" E for a distance of 582.31 feet to a 1/2-inch iron rod set for corner,
- 9) N 14° 30' 26" E for a distance of 179.79 feet to a 1/2-inch iron rod set for corner,
- 10) N 53° 09' 07" W for a distance of 184.36 feet to a 1/2-inch iron rod set for corner,
- 11) S 72° 37' 07" W for a distance of 157.16 feet to a 1/2-inch iron rod set for corner,
- 12) S 54° 58' 12" W for a distance of 100.45 feet to a 1/2-inch iron rod set for corner,
- 13) N 23° 59' 32" W for a distance of 31.22 feet to a 1/2-inch iron rod set for corner,
- 14) N 32° 51' 35" W for a distance of 70.67 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right and
- 15) 36.04 feet along the arc of said curve having a central angle of 82° 35' 18", a radius of 25.00 feet, a tangent of 21.96 feet and a long chord bearing N 08° 26' 04" E at a distance

of 33.00 feet to a 3/4-inch iron pipe set for a Point of Reverse curvature, said iron rod also being in the southeast right-of-way line of the beforesaid Miramont Circle;

THENCE: along the said Miramont Circle right-of-way for the following five (5) calls:

- 1) 146.39 feet along the arc of said reverse curve having a central angle of 13° 18' 48", a radius of 630.00 feet, a tangent of 73.53 feet and a long chord bearing N 43° 04' 19" E at a distance of 146.06 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 2) N 36° 24' 55" E for a distance of 110.25 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right,
- 3) 115.83 feet along the arc of said curve having a central angle of 11° 38' 35", a radius of 570.00 feet, a tangent of 58.12 feet and a long chord bearing N 42° 14' 13" E at a distance of 115.63 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 4) N 48° 03' 31" E for a distance of 242.87 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the left and
- 5) 72.55 feet along the arc of said curve having a central angle of 06° 35' 52", a radius of 630.00 feet, a tangent of 36.31 feet and a long chord bearing N 44° 45' 34" E at a distance of 72.51 feet to a 1/2-inch iron rod set for corner;

THENCE: departing said Miramont Circle right-of-way for the following five (5) calls:

- 1) S 62° 03' 21" E for a distance of 152.82 feet to a 1/2-inch iron rod set for corner,
- 2) N 62° 04' 02" E for a distance of 323.37 feet to a 1/2-inch iron rod set for corner,
- 3) N 51° 29' 54" E for a distance of 110.51 feet to a 1/2-inch iron rod set for corner,
- 4) N 38° 13' 23" E for a distance of 164.32 feet to a 1/2-inch iron rod set for corner and
- 5) N 13° 24' 33" E for a distance of 156.81 feet to the POINT OF BEGINNING and containing 118.084 acres of land, more or less.

FIELD NOTES  
21.490 ACRE TRACT NO. 5

Being all that certain tract or parcel of land lying and being situated in the J.W. SCOTT LEAGUE, Abstract No. 49 in Bryan, Brazos County, Texas and being part of the 432.09 acre tract described in the deed from Bardan Group, Inc. to TAC Realty, Inc. recorded in Volume 3802, Page 240 of the Official Records of Brazos County, Texas (O.R.B.C.) and being more particularly described by metes and bounds as follows:

COMMENCING: at a found 3/4-inch iron rod marking the north corner of the said 432.09 acre TAC Realty tract, said iron rod also being in the southeast right-of-way line of F.M. 1179 (based on an 80-foot width);

THENCE: S 53° 39' 08" E along the northeast line of said 432.09 acre tract for a distance of 2655.49 feet to a 1/2-inch iron rod set for the POINT OF BEGINNING;

THENCE: S 53° 39' 08" E continuing along said northeast line for a distance of 399.91 feet to a 1/2-inch iron rod set for an angle point, and S 45° 10' 13" E for a distance of 135.59 feet to a 1/2-inch iron rod set for corner, said iron rod also marking the north corner of a 0.248 acre Carolyn Allen tract as described in Volume 3293, Page 33 (O.R.B.C.);

THENCE: S 44° 49' 47" W along the northwest line of the said 0.248 acre tract for a distance of 135.00 feet to a 1/2-inch iron rod set for corner and S 45° 10' 13" E for a distance of 80.20 feet along the southwest line of said 0.248 acre tract to a 1/2-inch iron rod set for corner, said iron rod also being in the northwest line of COPPERFIELD SECTION EIGHT as recorded in Volume 1463, Page 27 (O.R.B.C.);

THENCE: S 44° 50' 27" W along said northwest line, at 211.34 feet pass a 1/2-inch iron marking the common corner of said COPPERFIELD SECTION EIGHT and the REPLAT OF COURTLANDT ESTATES OF COPPERFIELD SECTION SEVEN as described in a plat recorded in Volume 4001, Page 175 (O.R.B.C.), continue for a total distance of 1503.27 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the east right-of-way line of Copperfield Drive (based on a 80 foot width);

THENCE: along the said east right-of-way line of Copperfield Drive for the following three (3) calls:

- 1) 435.76 feet in a counter-clockwise direction along the arc of a curve, said curve having a central angle of 29° 43' 23", a radius of 840.00 feet, a tangent of 222.90 feet and a long chord bearing N 21° 00' 01" W at a distance of 430.89 feet to a 3/4-inch iron pipe set for the Point of Tangency;
- 2) N 35° 51' 43" W for a distance of 149.87 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the right;
- 3) 282.55 feet along the arc of said curve having a central angle of 21° 18' 05", a radius of 760.00 feet, a tangent of 142.93 feet and a long chord bearing N 25° 12' 40" W at a distance of 280.93 feet to a 1/2-inch iron rod set for corner;

THENCE: departing said right-of-way for the following four (4) calls:

- 1) N 75° 26' 22" E for a distance of 159.40 feet to a 1/2-inch iron rod set for corner;
- 2) N 59° 30' 31" E for a distance of 472.49 feet to a 1/2-inch iron rod set for corner;
- 3) N 47° 23' 21" E for a distance of 494.77 feet to a 1/2-inch iron rod set for corner;
- 4) N 36° 20' 52" E for a distance of 196.34 feet to the POINT OF BEGINNING and containing 21.490 acres of land, more or less



FIELD NOTES  
47.354 ACRE TRACT NO. 6

Being all that certain tract or parcel of land lying and being situated in the J.W. SCOTT LEAGUE, Abstract No. 49 in Bryan, Brazos County, Texas and being part of the 432.09 acre tract described in the deed from Bardan Group, Inc. to TAC Realty, Inc. recorded in Volume 3802, Page 240 of the Official Records of Brazos County, Texas (O.R.B.C.); part of the 156.669 acre tract No. 1 of land described in the deed from Resolution Trust Corporation to TAC Realty, Inc. recorded in Volume 1463, Page 27 and part of the 20.52 acre tract No. 2 described in a deed from College Main Apartments, Ltd. To TAC Realty, Inc. recorded in Volume 5266, Page 104 (O.R.B.C.) and being more particularly described by metes and bounds as follows:

**BEGINNING:** at a 1/2-inch iron rod marking the south corner of COPPERFIELD, SECTION FOUR subdivision as recorded in Volume 767, Page 29 (O.R.B.C.), said iron rod also being in the northwest right-of-way line of Copperfield Drive (based on a 100' width at this location)

**THENCE:** 527.54 feet along said Copperfield Drive right-of-way in a counter-clockwise direction along the arc of a curve having a central angle of 35° 33' 36", a radius of 850.00 feet, a tangent of 272.58 feet and a long chord bearing S 41° 57' 03" W at a distance of 519.12 feet to a 3/4-inch iron pipe set for a Point of Reverse Curvature;

**THENCE:** through the said TAC Realty, Inc. 20.52 acre tract and the 156.669 acre tract for the following fifteen (15) calls:

- 1) 40.94 feet along the arc of said reverse curve having a central angle of 93° 49' 47", a radius of 25.00 feet, a tangent of 26.73 feet and a long chord bearing S 71° 05' 09" W at a distance of 36.52 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 2) N 61° 59' 57" W for a distance of 28.24 feet to a 3/4-inch iron pipe set the Point of Curvature of a curve to the right,
- 3) 26.44 feet along the arc of said curve having a central angle of 02° 38' 03", a radius of 575.00 feet, a tangent of 13.22 feet and a long chord bearing N 60° 40' 56" W at a distance of 26.43 feet to a 1/2-inch iron rod set for corner,
- 4) N 31° 28' 56" E for a distance of 139.05 feet to a 1/2-inch iron rod set for corner,
- 5) N 41° 31' 03" W for a distance of 296.71 feet to a 1/2-inch iron rod set for corner,
- 6) N 14° 58' 17" W for a distance of 107.70 feet to a 1/2-inch iron rod set for corner,
- 7) N 34° 32' 10" W for a distance of 597.50 feet to a 1/2-inch iron rod set for corner,
- 8) N 22° 16' 38" W for a distance of 253.15 feet to a 1/2-inch iron rod set for corner,
- 9) N 34° 58' 06" W for a distance of 249.12 feet to a 1/2-inch iron rod set for corner,
- 10) N 60° 55' 12" W for a distance of 213.94 feet to a 1/2-inch iron rod set for corner,
- 11) N 64° 45' 26" W for a distance of 478.29 feet to a 1/2-inch iron rod set for corner,
- 12) N 58° 05' 11" W for a distance of 102.72 feet to a 1/2-inch iron rod set for corner,
- 13) N 44° 52' 49" W for a distance of 383.57 feet to a 1/2-inch iron rod set for corner,
- 14) N 28° 21' 08" W for a distance of 143.23 feet to a 1/2-inch iron rod set for corner and
- 15) N 48° 45' 31" W for a distance of 151.79 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the proposed northeast right-of-way line of Concordia Drive (based on a 50' width);

**THENCE:** along said proposed right-of-way line for the following three (3) calls:

- 1) 45.46 feet in a clockwise direction along the arc of a curve having a central angle of 07° 26' 31", a radius of 350.00 feet, a tangent of 22.76 feet and a long chord bearing N 27° 07' 17" E at a distance of 45.43 feet to a 3/4-inch iron pipe set for the Point of Tangency,
- 2) N 30° 50' 33" E for a distance of 251.37 feet to a 3/4-inch iron pipe set for the Point of Curvature of a curve to the left and
- 3) 175.62 feet along the arc of said curve having a central angle of 23° 40' 35", a radius of 425.00 feet, a tangent of 89.08 feet and a long chord bearing N 19° 00' 15" E at a distance of 174.38 feet to a 1/2-inch iron rod set for corner, said iron rod also marking the southwest corner of a 0.097 acre common area described in Miramont Section 6 as recorded in Volume 5394, Page 283 (O.R.B.C.);

**THENCE:** along the boundary of said Miramont Section 6 for the following nine (9) calls:

- 1) S 59° 17' 48" E for a distance of 181.17 feet to a 1/2-inch iron rod set for corner,
- 2) S 56° 37' 29" E for a distance of 136.30 feet to a 1/2-inch iron rod set for corner,
- 3) S 63° 27' 50" E for a distance of 133.43 feet to a 1/2-inch iron rod set for corner,
- 4) S 58° 06' 34" E for a distance of 155.63 feet to a 1/2-inch iron rod set for corner,
- 5) S 51° 21' 51" E for a distance of 537.90 feet to a 1/2-inch iron rod set for corner,

- 6) S 54° 33' 43" E for a distance of 234.71 feet to a 1/2-inch iron rod set for corner,
- 7) N 87° 49' 56" E for a distance of 161.03 feet to a 1/2-inch iron rod set for corner,
- 8) N 53° 33' 05" E for a distance of 122.10 feet to a 1/2-inch iron rod set for corner and
- 9) N 08° 23' 06" W for a distance of 249.33 feet to a 1/2-inch iron rod set for corner, said iron rod also being in the south right-of-way line of Miramont Circle as dedicated by plat recorded in Volume 5394, Page 266 (O.R.B.C.)(based on a 60-foot width);

THENCE: along said Miramont Circle right-of-way line for the following two (2) calls:

- 1) 238.67 feet in a counter-clockwise direction along the arc of a curve having a central angle of 25° 48' 07", a radius of 530.00 feet, a tangent of 121.40 feet and a long chord bearing N 68° 42' 51" E at a distance of 236.66 feet to a 3/4-inch iron pipe set for the Point of Tangency and
- 2) N 55° 48' 47" E for a distance of 96.30 feet to a 1/2-inch iron rod set for corner, said iron rod also marking the west corner of a 20-foot wide common area described in Copperfield, Section Nine Subdivision as recorded in Volume 2131, Page 148 (O.R.B.C.);

THENCE: along the west line of said Copperfield, Section Nine for the following nine (9) calls:

- 1) S 34° 11' 13" E for a distance of 20.00 feet to a found 1/2-inch iron rod for corner,
- 2) S 20° 20' 16" E for a distance of 43.62 feet to a found 1/2-inch iron rod for corner,
- 3) S 02° 57' 03" W for a distance of 266.93 feet to a found 1/2-inch iron rod for corner,
- 4) S 41° 01' 23" W for a distance of 115.28 feet to a found 1/2-inch iron rod for corner,
- 5) S 12° 11' 34" W for a distance of 138.57 feet to a found 1/2-inch iron rod for corner,
- 6) S 49° 16' 46" E for a distance of 127.44 feet to a found 1/2-inch iron rod for corner,
- 7) S 76° 48' 14" E for a distance of 63.99 feet to a found 1/2-inch iron rod for corner,
- 8) S 64° 52' 13" E for a distance of 90.37 feet to a found 1/2-inch iron rod for corner and
- 9) S 16° 27' 35" E for a distance of 71.80 feet to a found 1/2-inch iron rod for corner, said iron rod also being in the northwest line of the beforementioned Copperfield, Section Four Subdivision;

THENCE: along said Copperfield, Section Four boundary for the following fifteen (15) calls:

- 1) S 55° 48' 47" W for a distance of 50.00 feet to a found 1/2-inch iron rod for corner,
- 2) S 11° 39' 18" E for a distance of 109.19 feet to a found 1/2-inch iron rod for corner,
- 3) N 76° 01' 37" E for a distance of 84.98 feet to a found 1/2-inch iron rod for corner,
- 4) S 47° 29' 07" E for a distance of 15.28 feet to a found 1/2-inch iron rod for corner,
- 5) S 01° 20' 03" W for a distance of 238.97 feet to a found 1/2-inch iron rod for corner,
- 6) S 39° 18' 11" W for a distance of 19.12 feet to a found 1/2-inch iron rod for corner,
- 7) S 13° 31' 09" E for a distance of 64.14 feet to a found 1/2-inch iron rod for corner,
- 8) S 22° 47' 49" E for a distance of 148.59 feet to a found 1/2-inch iron rod for corner,
- 9) S 21° 02' 57" E for a distance of 80.31 feet to a found 1/2-inch iron rod for corner,
- 10) S 15° 02' 59" W for a distance of 106.24 feet to a found 1/2-inch iron rod for corner,
- 11) S 11° 30' 17" E for a distance of 82.67 feet to a found 1/2-inch iron rod for corner,
- 12) S 30° 45' 29" W for a distance of 49.36 feet to a found 1/2-inch iron rod for corner,
- 13) S 22° 08' 48" E for a distance of 250.74 feet to a found 1/2-inch iron rod for corner,
- 14) S 69° 50' 22" E for a distance of 9.94 feet to a found 1/2-inch iron rod for corner and
- 15) S 31° 06' 56" E for a distance of 120.43 feet to the POINT OF BEGINNING and containing 47.354 acres of land, more or less.

Filed for Record in:  
BRADDOCK COUNTY

On: May 03, 2004 at 04:47P

As a  
Recording

Document Number's

Amount

00000000  
35.00

Receipt Number - 241679

By:  
Sylvia Palansky

STATE OF TENNESSEE COUNTY OF BRADDOCK  
I hereby certify that this instrument was  
filed on the date and time stamped hereon by me  
and was duly recorded in the volume and page  
of the named records of:  
BRADDOCK COUNTY  
as stamped hereon by me.

May 03, 2004

HONORABLE NIKELA MAREK, COUNTY CLERK  
BRADDOCK COUNTY



June 16, 2020

Amy Settemeyer  
Manager, Water Rights Permitting, MC160  
Texas Commission on Environmental Quality  
P.O. Box 13088, MC - 160  
Austin, Texas 78711-3088

Re: Miramont Country Club Properties L.P. bed and banks application

Dear Ms. Settemeyer,

The City of Bryan owns multiple tracts of land constituting the public right of way throughout the Miramont subdivision within the City of Bryan. This right of way is irrigated and maintained by the Turf Department of Miramont Management Co. LLC, in addition to their maintenance of Miramont Country Club golf course owned by Miramont Country Club Properties, L.P.

As evidenced by my signature below, the City of Bryan consents to continue irrigation of our rights of way within the Miramont community now and in the future. We understand our consent is needed as part of an application for a TCEQ permit for a new appropriation of state water and a bed and banks conveyance. Furthermore, we have been made aware that a copy of deeds for all parcels within the Miramont community that may receive irrigation may be necessary for Miramont Country Club Properties, L.P. to complete their application, and can and will provide such if needed.

Sincerely,

Kean Register  
City Manager

cc: Janis Hampton- City Attorney



August 26, 2020

Ms. Amy Settemeyer  
Manager, Water Rights Permitting, MC160  
Texas Commission on Environmental Quality  
PO Box 13088, MC – 160  
Austin, TX 78711-3088

Re: Miramont Country Club Properties, L.P. Bed and Banks Application

Dear Ms. Settemeyer:

Miramont Residential Community Owners Association, Inc. owns multiple tracts of land constituting the public right of way throughout the Miramont subdivision within the City of Bryan. This right of way is irrigated and maintained by the Turf Department of Miramont Management Company, L.L.C. in addition to their maintenance of Miramont Country Club golf course owned by Miramont Country Club Properties, L.P.

As evidenced by my signature below, Miramont Residential Community Owners Association, Inc. consents to continue irrigation of our rights of way within the Miramont community now and in the future. We understand our consent is needed as part of an application for a TCEQ permit for a new appropriation of state water and a bed and banks conveyance. Furthermore, we have been made aware that a copy of deeds for all parcels within the Miramont community that may receive irrigation may be necessary for Miramont Country Club Properties, L.P. to complete their application and those can and will be provided, if needed.

Sincerely,

Stephanie Adam Malechek  
Secretary

SAM/ssm

MIRAMONT

One Miramont Boulevard Bryan, Texas 77802

t • 979.774.7474 f • 979.776.0784

www.miramont.cc



# ADAM DEVELOPMENT

P R O P E R T I E S , L . P .

August 26, 2020

Ms. Amy Settemeyer  
Manager, Water Rights Permitting, MC160  
Texas Commission on Environmental Quality  
PO Box 13088, MC – 160  
Austin, TX 78711-3088

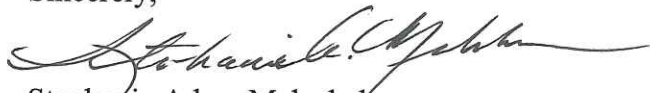
Re: Miramont Country Club Properties, L.P. Bed and Banks Application

Dear Ms. Settemeyer:

Adam Development Properties, L.P. owns multiple tracts of land constituting the public right of way throughout the Miramont subdivision within the City of Bryan. This right of way is irrigated and maintained by the Turf Department of Miramont Management Company, L.L.C. in addition to their maintenance of Miramont Country Club golf course owned by Miramont Country Club Properties, L.P.

As evidenced by my signature below, Adam Development Properties, L.P. consents to continue irrigation of our rights of way within the Miramont community now and in the future. We understand our consent is needed as part of an application for a TCEQ permit for a new appropriation of state water and a bed and banks conveyance. Furthermore, we have been made aware that a copy of deeds for all parcels within the Miramont community that may receive irrigation may be necessary for Miramont Country Club Properties, L.P. to complete their application and those can and will be provided, if needed.

Sincerely,



Stephanie Adam Malechek  
President

SAM/ssm

*Formerly TAC Realty, Inc.*

**2. Amendments - Purpose or Place of Use (Instructions, Page. 12)**

- a. Complete this section for each requested amendment changing, adding, or removing Purpose(s) or Place(s) of Use, complete the following:

Quantity (acre-feet)	Existing Purpose(s) of Use	Proposed Purpose(s) of Use*	Existing Place(s) of Use	Proposed Place(s) of Use**

*\*If the request is to add additional purpose(s) of use, include the existing and new purposes of use under "Proposed Purpose(s) of Use."*

*\*\*If the request is to add additional place(s) of use, include the existing and new places of use under "Proposed Place(s) of Use."*

*Changes to the purpose of use in the Rio Grande Basin may require conversion. 30 TAC § 303.43.*

- b. For any request which adds Agricultural purpose of use or changes the place of use for Agricultural rights, provide the following location information regarding the lands to be irrigated:
- i) Applicant proposes to irrigate a total of \_\_\_\_\_ acres in any one year. This acreage is all of or part of a larger tract(s) which is described in a supplement attached to this application and contains a total of \_\_\_\_\_ acres in \_\_\_\_\_ County, TX.
  - ii) Location of land to be irrigated: In the \_\_\_\_\_ Original Survey No. \_\_\_\_\_, Abstract No. \_\_\_\_\_.

***A copy of the deed(s) describing the overall tract(s) with the recording information from the county records must be submitted. Applicant's name must match deeds. If the Applicant is not currently the sole owner of the lands to be irrigated, Applicant must submit documentation evidencing consent or other legal right for Applicant to use the land described.***

***Water Rights for Irrigation may be appurtenant to the land irrigated and convey with the land unless reserved in the conveyance. 30 TAC § 297.81.***

- c. Submit Worksheet 1.1, Interbasin Transfers, for any request to change the place of use which moves State Water to another river basin.
- d. See Worksheet 1.2, Marshall Criteria, and submit if required.
- e. See Worksheet 6.0, Water Conservation/Drought Contingency, and submit if required.



# WORKSHEET 1.1

## INTERBASIN TRANSFERS, TWC § 11.085

Submit this worksheet for an application for a new or amended water right which requests to transfer State Water from its river basin of origin to use in a different river basin. A river basin is defined and designated by the Texas Water Development Board by rule pursuant to TWC § 16.051.

Applicant requests to transfer State Water to another river basin within the State? Y / N

### 1. Interbasin Transfer Request (Instructions, Page. 20)

- a. Provide the Basin of Origin. \_\_\_\_\_
- b. Provide the quantity of water to be transferred (acre-feet). \_\_\_\_\_
- c. Provide the Basin(s) and count(y/ies) where use will occur in the space below:  
\_\_\_\_\_

### 2. Exemptions (Instructions, Page. 20), TWC § 11.085(v)

Certain interbasin transfers are exempt from further requirements. Answer the following:

- a. The proposed transfer, which in combination with any existing transfers, totals less than 3,000 acre-feet of water per annum from the same water right. Y/N
- b. The proposed transfer is from a basin to an adjoining coastal basin? Y/N
- c. The proposed transfer from the part of the geographic area of a county or municipality, or the part of the retail service area of a retail public utility as defined by Section 13.002, that is within the basin of origin for use in that part of the geographic area of the county or municipality, or that contiguous part of the retail service area of the utility, not within the basin of origin? Y/N
- d. The proposed transfer is for water that is imported from a source located wholly outside the boundaries of Texas, except water that is imported from a source located in the United Mexican States? Y/N

### 3. Interbasin Transfer Requirements (Instructions, Page. 20)

For each Interbasin Transfer request that is not exempt under any of the exemptions listed above Section 2, provide the following information in a supplemental attachment titled "Addendum to Worksheet 1.1, Interbasin Transfer":

- a. the contract price of the water to be transferred (if applicable) (also include a copy of the contract or adopted rate for contract water);
- b. a statement of each general category of proposed use of the water to be transferred and a detailed description of the proposed uses and users under each category;
- c. the cost of diverting, conveying, distributing, and supplying the water to, and treating the water for, the proposed users (example - expert plans and/or reports documents may be provided to show the cost);

- d. describe the need for the water in the basin of origin and in the proposed receiving basin based on the period for which the water supply is requested, but not to exceed 50 years (the need can be identified in the most recently approved regional water plans. The state and regional water plans are available for download at this website: (<http://www.twdb.texas.gov/waterplanning/swp/index.asp>);
- e. address the factors identified in the applicable most recently approved regional water plans which address the following:
- (i) the availability of feasible and practicable alternative supplies in the receiving basin to the water proposed for transfer;
  - (ii) the amount and purposes of use in the receiving basin for which water is needed;
  - (iii) proposed methods and efforts by the receiving basin to avoid waste and implement water conservation and drought contingency measures;
  - (iv) proposed methods and efforts by the receiving basin to put the water proposed for transfer to beneficial use;
  - (v) the projected economic impact that is reasonably expected to occur in each basin as a result of the transfer; and
  - (vi) the projected impacts of the proposed transfer that are reasonably expected to occur on existing water rights, instream uses, water quality, aquatic and riparian habitat, and bays and estuaries that must be assessed under Sections 11.147, 11.150, and 11.152 in each basin (*if applicable*). If the water sought to be transferred is currently authorized to be used under an existing permit, certified filing, or certificate of adjudication, such impacts shall only be considered in relation to that portion of the permit, certified filing, or certificate of adjudication proposed for transfer and shall be based on historical uses of the permit, certified filing, or certificate of adjudication for which amendment is sought;
- (f) proposed mitigation or compensation, if any, to the basin of origin by the applicant; and
- (g) the continued need to use the water for the purposes authorized under the existing Permit, Certified Filing, or Certificate of Adjudication, if an amendment to an existing water right is sought.



## WORKSHEET 1.2

### NOTICE. "THE MARSHALL CRITERIA"

This worksheet assists the Commission in determining notice required for certain **amendments** that do not already have a specific notice requirement in a rule for that type of amendment, and *that do not change the amount of water to be taken or the diversion rate*. The worksheet provides information that Applicant **is required** to submit for such amendments which include changes in use, changes in place of use, or other non-substantive changes in a water right (such as certain amendments to special conditions or changes to off-channel storage). These criteria address whether the proposed amendment will impact other water right holders or the on-stream environment beyond and irrespective of the fact that the water right can be used to its full authorized amount.

*This worksheet is not required for Applications in the Rio Grande Basin requesting changes in the purpose of use, rate of diversion, point of diversion, and place of use for water rights held in and transferred within and between the mainstems of the Lower Rio Grande, Middle Rio Grande, and Amistad Reservoir. See 30 TAC § 303.42.*

*This worksheet is not required for amendments which are only changing or adding diversion points, or request only a bed and banks authorization or an IBT authorization. However, Applicants may wish to submit the Marshall Criteria to ensure that the administrative record includes information supporting each of these criteria*

#### 1. The "Marshall Criteria" (Instructions, Page. 21)

Submit responses on a supplemental attachment titled "Marshall Criteria" in a manner that conforms to the paragraphs (a) - (g) below:

- a. Administrative Requirements and Fees. Confirm whether application meets the administrative requirements for an amendment to a water use permit pursuant to TWC Chapter 11 and Title 30 Texas Administrative Code (TAC) Chapters 281, 295, and 297. An amendment application should include, but is not limited to, a sworn application, maps, completed conservation plan, fees, etc.
- b. Beneficial Use. Discuss how proposed amendment is a beneficial use of the water as defined in TWC § 11.002 and listed in TWC § 11.023. Identify the specific proposed use of the water (e.g., road construction, hydrostatic testing, etc.) for which the amendment is requested.
- c. Public Welfare. Explain how proposed amendment is not detrimental to the public welfare. Consider any public welfare matters that might be relevant to a decision on the application. Examples could include concerns related to the well-being of humans and the environment.
- d. Groundwater Effects. Discuss effects of proposed amendment on groundwater or groundwater recharge.

- e. State Water Plan. Describe how proposed amendment addresses a water supply need in a manner that is consistent with the state water plan or the applicable approved regional water plan for any area in which the proposed appropriation is located or, in the alternative, describe conditions that warrant a waiver of this requirement. The state and regional water plans are available for download at:  
<http://www.twdb.texas.gov/waterplanning/swp/index.asp>.
- f. Waste Avoidance. Provide evidence that reasonable diligence will be used to avoid waste and achieve water conservation as defined in TWC § 11.002. Examples of evidence could include, but are not limited to, a water conservation plan or, if required, a drought contingency plan, meeting the requirements of 30 TAC Chapter 288.
- g. Impacts on Water Rights or On-stream Environment. Explain how proposed amendment will not impact other water right holders or the on-stream environment beyond and irrespective of the fact that the water right can be used to its full authorized amount.



## WORKSHEET 2.0

### Impoundment/Dam Information

This worksheet **is required** for any impoundment, reservoir and/or dam. Submit an additional Worksheet 2.0 for each impoundment or reservoir requested in this application.

*If there is more than one structure, the numbering/naming of structures should be consistent throughout the application and on any supplemental documents (e.g. maps).*

#### 1. Storage Information (Instructions, Page. 21)

- a. Official USGS name of reservoir, if applicable: NA - Local Name "Lake A"
- b. Provide amount of water (in acre-feet) impounded by structure at normal maximum operating level: 11.55Ac Ft.
- c. The impoundment is on-channel x or off-channel \_\_\_\_\_ (mark one)
  1. Applicant has verified on-channel or off-channel determination by contacting Surface Water Availability Team at (512) 239-4691? Y / N **Yes**
  2. If on-channel, will the structure have the ability to pass all State Water inflows that Applicant does not have authorization to impound? Y / N **Yes**
- d. Is the impoundment structure already constructed? Y / N **Yes**
  - i. For already constructed **on-channel** structures:
    1. Date of Construction: 2001 - 2002
    2. Was it constructed to be an exempt structure under TWC § 11.142? Y / N **No**
      - a. If Yes, is Applicant requesting to proceed under TWC § 11.143? Y / N **No**
      - b. If No, has the structure been issued a notice of violation by TCEQ? Y / N **No**
    3. Is it a U.S. Natural Resources Conservation Service (NRCS) (formerly Soil Conservation Service (SCS)) floodwater-retarding structure? Y / N **No**
      - a. If yes, provide the Site No. NA and watershed project name NA;
      - b. Authorization to close "ports" in the service spillway requested? Y / N **No**
  - ii. For **any** proposed new structures or modifications to structures:
    1. Applicant **must** contact TCEQ Dam Safety Section at (512) 239-0326, *prior to submitting an Application*. Applicant has contacted the TCEQ Dam Safety Section regarding the submission requirements of 30 TAC, Ch. 299? Y / N **Yes**  
Provide the date and the name of the Staff Person 6/17/2020, Warren Samuleson
    2. As a result of Applicant's consultation with the TCEQ Dam Safety Section, TCEQ has confirmed that:
      - a. No additional dam safety documents required with the Application. Y / N **Yes**
      - b. Plans (with engineer's seal) for the structure required. Y / **N**
      - c. Engineer's signed and sealed hazard classification required. Y / **N**
      - d. Engineer's statement that structure complies with 30 TAC, Ch. 299 Rules required. Y / **N**

3. Applicants **shall** give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this Application. Notices and cards are included? **Y**/1

iii. Additional information required for **on-channel** storage:

- 1. Surface area (in acres) of on-channel reservoir at normal maximum operating level: **1.65 Acres**.
- 2. Based on the Application information provided, Staff will calculate the drainage area above the on-channel dam or reservoir. If Applicant wishes to also calculate the drainage area they may do so at their option. Applicant has calculated the drainage area. **Y/N No**  
If yes, the drainage area is \_\_\_\_\_ sq. miles.  
*(If assistance is needed, call the Surface Water Availability Team prior to submitting the application, (512) 239-4691).*

## 2. Structure Location (Instructions, Page. 23)

a. On Watercourse (if on-channel) (USGS name): Unnamed tributary of Carters Creek

b. Zip Code: 77802

c. In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49 in Bryan, Brazos County, Texas.

***\* A copy of the deed(s) with the recording information from the county records must be submitted describing the tract(s) that include the structure and all lands to be inundated.***

***\*\*If the Applicant is not currently the sole owner of the land on which the structure is or will be built and sole owner of all lands to be inundated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.***

d. A point on the centerline of the dam (on-channel) or anywhere within the impoundment (off-channel) is:

Latitude 30.667123 °N, Longitude -96.313500 °W.

***\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places***

di. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth

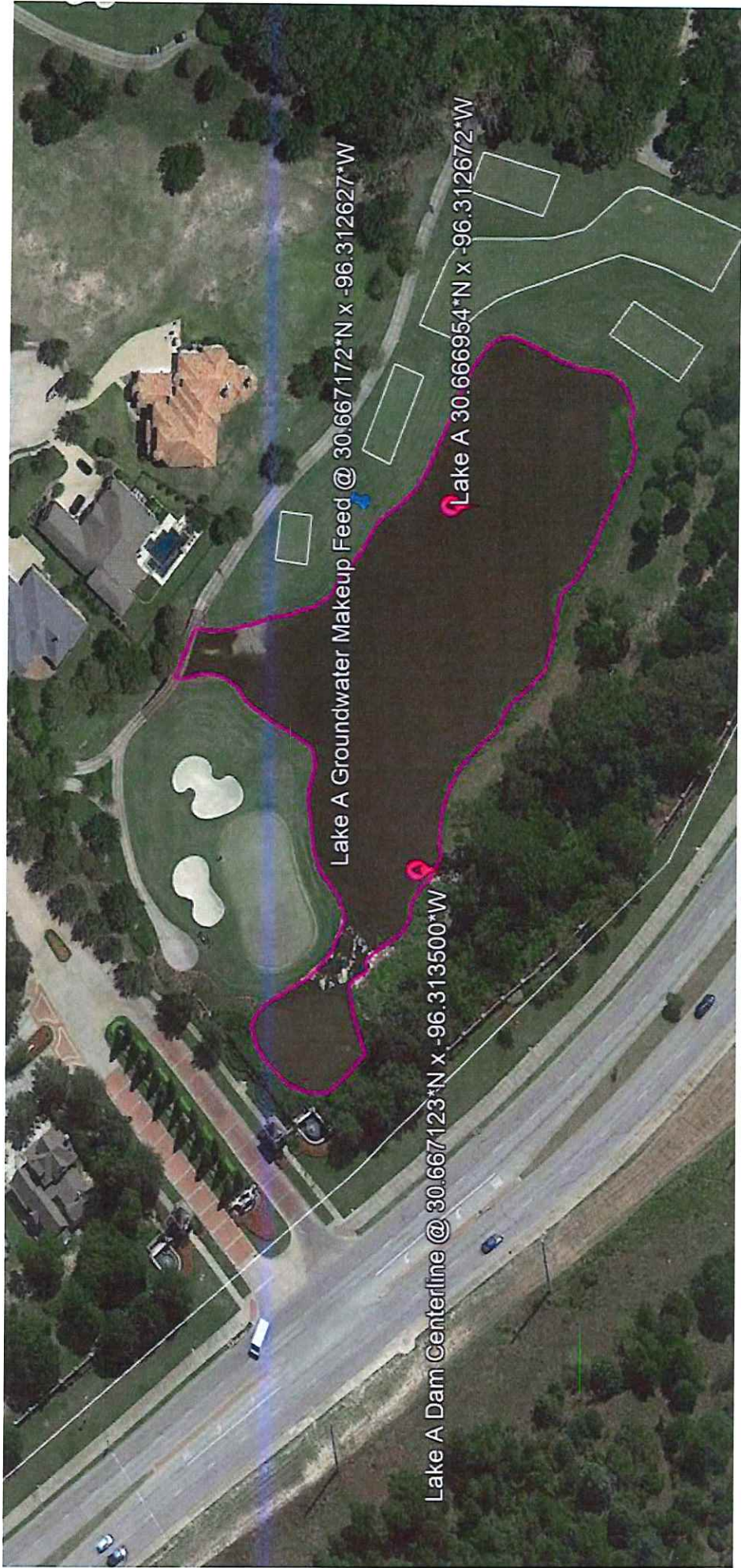
dii. Map submitted which clearly identifies the Impoundment, dam (where applicable), and the lands to be inundated. See instructions Page. 15. Y / N **Yes**



# Worksheet 2.0

Lake A Impoundment/Dam

30.667123°N x -96.313500°W





## WORKSHEET 2.0

### Impoundment/Dam Information

This worksheet **is required** for any impoundment, reservoir and/or dam. Submit an additional Worksheet 2.0 for each impoundment or reservoir requested in this application.

*If there is more than one structure, the numbering/naming of structures should be consistent throughout the application and on any supplemental documents (e.g. maps).*

#### 1. Storage Information (Instructions, Page. 21)

- a. Official USGS name of reservoir, if applicable: NA - Local Name "Lake B"
- b. Provide amount of water (in acre-feet) impounded by structure at normal maximum operating level: 9.58Ac Ft.
- c. The impoundment is on-channel x or off-channel \_\_\_\_\_ (mark one)
  1. Applicant has verified on-channel or off-channel determination by contacting Surface Water Availability Team at (512) 239-4691? Y / N **Yes**
  2. If on-channel, will the structure have the ability to pass all State Water inflows that Applicant does not have authorization to impound? Y / N **Yes**
- d. Is the impoundment structure already constructed? Y / N **Yes**
  - i. For already constructed **on-channel** structures:
    1. Date of Construction: Unknown - - enlarged/modified in 2001
    2. Was it constructed to be an exempt structure under TWC § 11.142? Y / N **No**
      - a. If Yes, is Applicant requesting to proceed under TWC § 11.143? Y / N **No**
      - b. If No, has the structure been issued a notice of violation by TCEQ? Y / N **No**
    3. Is it a U.S. Natural Resources Conservation Service (NRCS) (formerly Soil Conservation Service (SCS)) floodwater-retarding structure? Y / N **No**
      - a. If yes, provide the Site No. NA and watershed project name NA;
      - b. Authorization to close "ports" in the service spillway requested? Y / N **No**
  - ii. For **any** proposed new structures or modifications to structures:
    1. Applicant **must** contact TCEQ Dam Safety Section at (512) 239-0326, *prior to submitting an Application*. Applicant has contacted the TCEQ Dam Safety Section regarding the submission requirements of 30 TAC, Ch. 299? Y / N **Yes**  
Provide the date and the name of the Staff Person 6/17/2020, Warren Samuleson
    2. As a result of Applicant's consultation with the TCEQ Dam Safety Section, TCEQ has confirmed that:
      - a. No additional dam safety documents required with the Application. Y / N **Yes**
      - b. Plans (with engineer's seal) for the structure required. Y / **(N)**
      - c. Engineer's signed and sealed hazard classification required. Y / **(N)**
      - d. Engineer's statement that structure complies with 30 TAC, Ch. 299 Rules required. Y / **(N)**

3. Applicants **shall** give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this Application. Notices and cards are included? **Y**/ N
- iii. Additional information required for **on-channel** storage:
1. Surface area (in acres) of on-channel reservoir at normal maximum operating level: **1.49 Acres**.
  2. Based on the Application information provided, Staff will calculate the drainage area above the on-channel dam or reservoir. If Applicant wishes to also calculate the drainage area they may do so at their option. Applicant has calculated the drainage area. Y/N **No**  
If yes, the drainage area is \_\_\_\_\_ sq. miles.  
(If assistance is needed, call the Surface Water Availability Team prior to submitting the application, (512) 239-4691).

## 2. Structure Location (Instructions, Page. 23)

- a. On Watercourse (if on-channel) (USGS name): Unnamed tributary of Hudson Creek
- b. Zip Code: 77802
- c. In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49 in Bryan, Brazos County, Texas.  

*\* A copy of the deed(s) with the recording information from the county records must be submitted describing the tract(s) that include the structure and all lands to be inundated.*

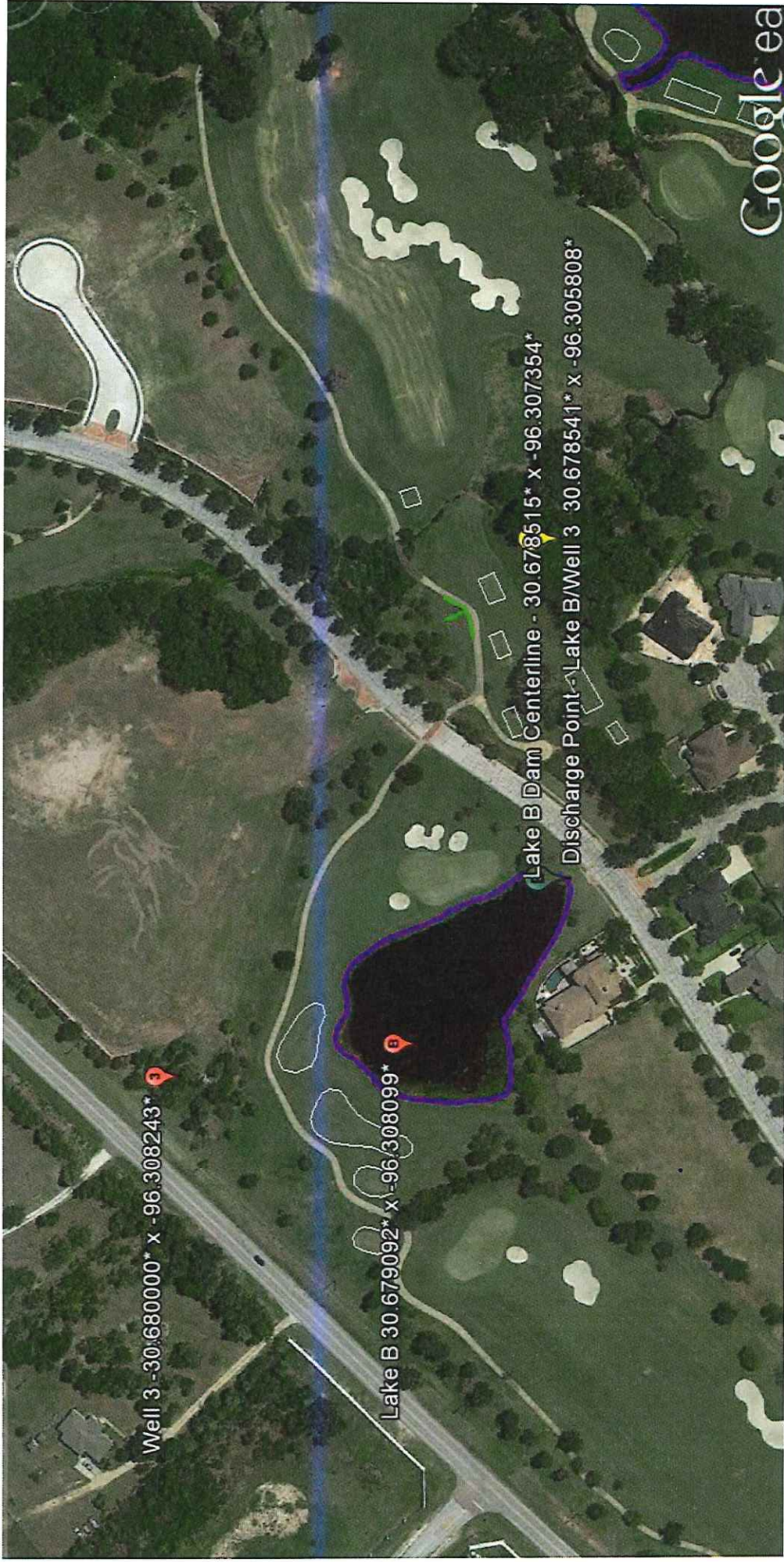
*\*\*If the Applicant is not currently the sole owner of the land on which the structure is or will be built and sole owner of all lands to be inundated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.*
- d. A point on the centerline of the dam (on-channel) or anywhere within the impoundment (off-channel) is:  
 Latitude 30.678515 °N, Longitude -96.307354 °W.  
*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*
- di. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth
- dii. Map submitted which clearly identifies the Impoundment, dam (where applicable), and the lands to be inundated. See instructions Page. 15. Y / N **Yes**



# Worksheet 2.0

## Lake B Impoundment/Dam

30.678515\*N  
-96.307354\*W





# WORKSHEET 2.0 Impoundment/Dam Information

This worksheet **is required** for any impoundment, reservoir and/or dam. Submit an additional Worksheet 2.0 for each impoundment or reservoir requested in this application.

*If there is more than one structure, the numbering/naming of structures should be consistent throughout the application and on any supplemental documents (e.g. maps).*

## 1. Storage Information (Instructions, Page. 21)

a. Official USGS name of reservoir, if applicable: NA - Local Name "Lake C"

b. Provide amount of water (in acre-feet) impounded by structure at normal maximum operating level: 53.6 Ac Ft.

c. The impoundment is on-channel x or off-channel \_\_\_\_\_ (mark one)

1. Applicant has verified on-channel or off-channel determination by contacting Surface Water Availability Team at (512) 239-4691? **Y / N Yes**

2. If on-channel, will the structure have the ability to pass all State Water inflows that Applicant does not have authorization to impound? **Y / N Yes**

d. Is the impoundment structure already constructed? **Y / N Yes**

i. For already constructed **on-channel** structures:

1. Date of Construction: Enlarged in 2001

2. Was it constructed to be an exempt structure under TWC § 11.142? **Y / N No**  
a. If Yes, is Applicant requesting to proceed under TWC § 11.143? **Y / N No**  
b. If No, has the structure been issued a notice of violation by TCEQ? **Y / N No**

3. Is it a U.S. Natural Resources Conservation Service (NRCS) (formerly Soil Conservation Service (SCS)) floodwater-retarding structure? **Y / N No**  
a. If yes, provide the Site No. NA and watershed project name NA;  
b. Authorization to close "ports" in the service spillway requested? **Y / N No**

ii. For **any** proposed new structures or modifications to structures:

1. Applicant **must** contact TCEQ Dam Safety Section at (512) 239-0326, *prior to submitting an Application*. Applicant has contacted the TCEQ Dam Safety Section regarding the submission requirements of 30 TAC, Ch. 299? **Y / N Yes**  
Provide the date and the name of the Staff Person 6/17/2020, Warren Samuleson

2. As a result of Applicant's consultation with the TCEQ Dam Safety Section, TCEQ has confirmed that:  
a. No additional dam safety documents required with the Application. **Y / N Yes**  
b. Plans (with engineer's seal) for the structure required. **Y / N**  
c. Engineer's signed and sealed hazard classification required. **Y / N**  
d. Engineer's statement that structure complies with 30 TAC, Ch. 299 Rules required. **Y / N**

3. Applicants **shall** give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this Application. Notices and cards are included? **Y**/N

iii. Additional information required for **on-channel** storage:

- 1. Surface area (in acres) of on-channel reservoir at normal maximum operating level: 7.0 Acres.
- 2. Based on the Application information provided, Staff will calculate the drainage area above the on-channel dam or reservoir. If Applicant wishes to also calculate the drainage area they may do so at their option. Applicant has calculated the drainage area. Y/N **No**  
If yes, the drainage area is \_\_\_\_\_ sq. miles.  
*(If assistance is needed, call the Surface Water Availability Team prior to submitting the application, (512) 239-4691).*

**2. Structure Location (Instructions, Page. 23)**

a. On Watercourse (if on-channel) (USGS name): Hudson Creek

b. Zip Code: 77802

c. In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49 in Bryan, Brazos County, Texas.

*\* A copy of the deed(s) with the recording information from the county records must be submitted describing the tract(s) that include the structure and all lands to be inundated.*

*\*\* If the Applicant is not currently the sole owner of the land on which the structure is or will be built and sole owner of all lands to be inundated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.*

d. A point on the centerline of the dam (on-channel) or anywhere within the impoundment (off-channel) is:

Latitude 30.675020 °N, Longitude -96.302780 °W.

*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*

di. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth

dii. Map submitted which clearly identifies the Impoundment, dam (where applicable), and the lands to be inundated. See instructions Page. 15. Y / N **Yes**



# Worksheet 2.0

## Lake C Impoundment/Dam

30.675020\*N  
-96.302780\*W





## WORKSHEET 2.0 Impoundment/Dam Information

This worksheet is **required** for any impoundment, reservoir and/or dam. Submit an additional Worksheet 2.0 for each impoundment or reservoir requested in this application.

*If there is more than one structure, the numbering/naming of structures should be consistent throughout the application and on any supplemental documents (e.g. maps).*

### 1. Storage Information (Instructions, Page. 21)

- a. Official USGS name of reservoir, if applicable: NA - Local Name "Lake D"
- b. Provide amount of water (in acre-feet) impounded by structure at normal maximum operating level: 9.16 Ac Ft.
- c. The impoundment is on-channel x or off-channel \_\_\_\_\_ (mark one)
  1. Applicant has verified on-channel or off-channel determination by contacting Surface Water Availability Team at (512) 239-4691? Y / N **Yes**
  2. If on-channel, will the structure have the ability to pass all State Water inflows that Applicant does not have authorization to impound? Y / N **Yes**
- d. Is the impoundment structure already constructed? Y / N **Yes**
  - i. For already constructed **on-channel** structures:
    1. Date of Construction: 2002
    2. Was it constructed to be an exempt structure under TWC § 11.142? Y / N **No**
      - a. If Yes, is Applicant requesting to proceed under TWC § 11.143? Y / N **No**
      - b. If No, has the structure been issued a notice of violation by TCEQ? Y / N **No**
    3. Is it a U.S. Natural Resources Conservation Service (NRCS) (formerly Soil Conservation Service (SCS)) floodwater-retarding structure? Y / N **No**
      - a. If yes, provide the Site No. NA and watershed project name NA;
      - b. Authorization to close "ports" in the service spillway requested? Y / N **No**
  - ii. For **any** proposed new structures or modifications to structures:
    1. Applicant **must** contact TCEQ Dam Safety Section at (512) 239-0326, *prior to submitting an Application*. Applicant has contacted the TCEQ Dam Safety Section regarding the submission requirements of 30 TAC, Ch. 299? Y / N **Yes**  
Provide the date and the name of the Staff Person 6/17/2020, Warren Samuleson
    2. As a result of Applicant's consultation with the TCEQ Dam Safety Section, TCEQ has confirmed that:
      - a. No additional dam safety documents required with the Application. Y / N **Yes**
      - b. Plans (with engineer's seal) for the structure required. Y / **N**
      - c. Engineer's signed and sealed hazard classification required. Y / **N**
      - d. Engineer's statement that structure complies with 30 TAC, Ch. 299 Rules required. Y / **N**

3. Applicants **shall** give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this Application. Notices and cards are included? **Y**/ N

iii. Additional information required for **on-channel** storage:

1. Surface area (in acres) of on-channel reservoir at normal maximum operating level: **1.58 Acres**.
2. Based on the Application information provided, Staff will calculate the drainage area above the on-channel dam or reservoir. If Applicant wishes to also calculate the drainage area they may do so at their option. Applicant has calculated the drainage area. Y/N **No**  
If yes, the drainage area is \_\_\_\_\_ sq. miles.  
(If assistance is needed, call the Surface Water Availability Team prior to submitting the application, (512) 239-4691).

## 2. Structure Location (Instructions, Page. 23)

a. On Watercourse (if on-channel) (USGS name): **Hudson Creek**

b. Zip Code: **77802**

c. In the **JW Scott League** Original Survey No. \_\_\_\_\_, Abstract No. **49 in Bryan**, **Brazos** County, Texas.

***\* A copy of the deed(s) with the recording information from the county records must be submitted describing the tract(s) that include the structure and all lands to be inundated.***

***\*\*If the Applicant is not currently the sole owner of the land on which the structure is or will be built and sole owner of all lands to be inundated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.***

d. A point on the centerline of the dam (on-channel) or anywhere within the impoundment (off-channel) is:

Latitude **30.676616** °N, Longitude **-96.300439** °W.

***\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places***

di. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): **Google Earth**

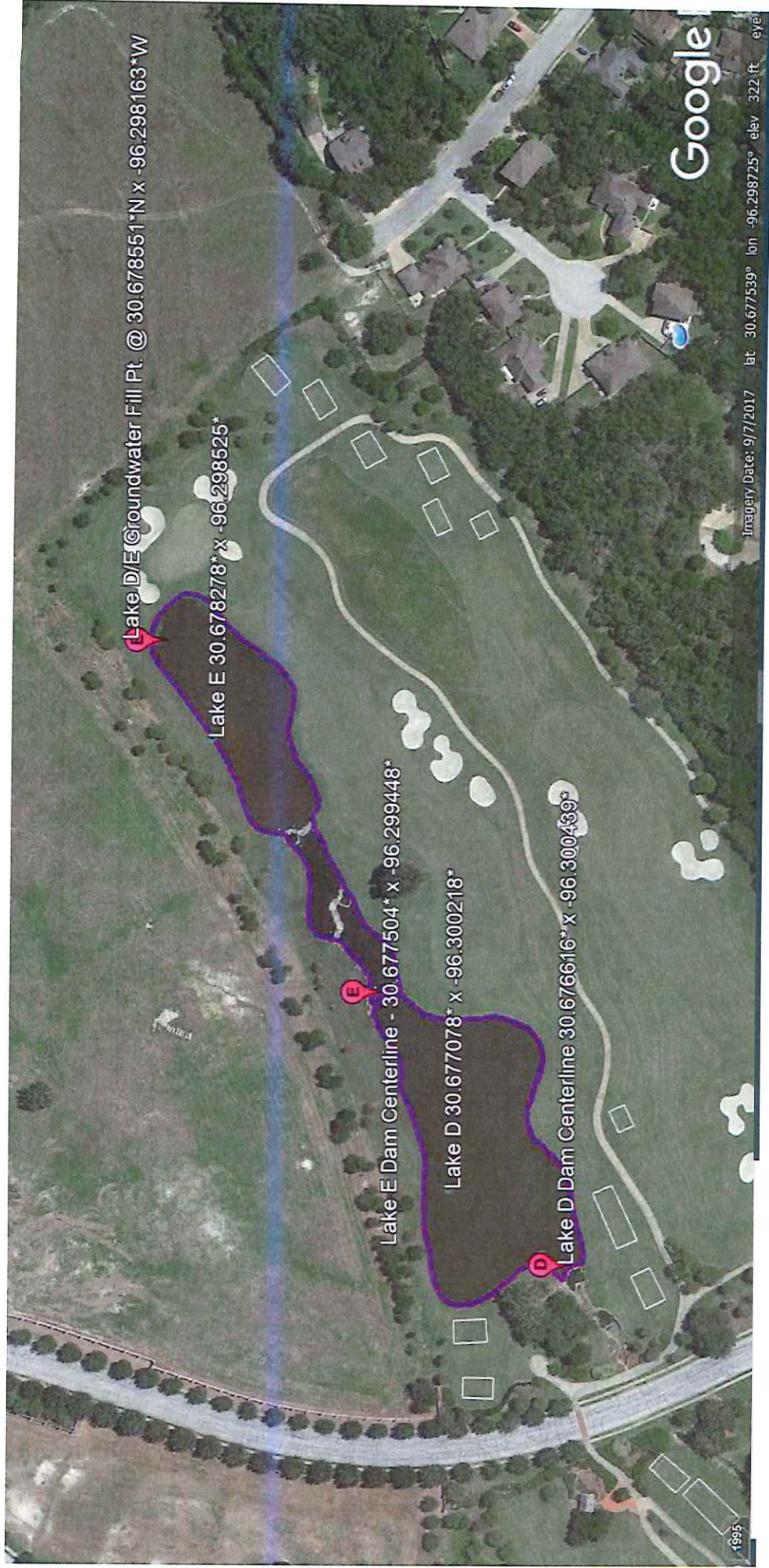
dii. Map submitted which clearly identifies the Impoundment, dam (where applicable), and the lands to be inundated. See instructions Page. 15. Y / N **Yes**



# Worksheet 2.0

## Lakes D & E Impoundments/Dams

**D** – 30.676616\*N x -96.300439\*W & **E** – 30.677504\*N x -96.299448\*W





## WORKSHEET 2.0 Impoundment/Dam Information

This worksheet is **required** for any impoundment, reservoir and/or dam. Submit an additional Worksheet 2.0 for each impoundment or reservoir requested in this application.

*If there is more than one structure, the numbering/naming of structures should be consistent throughout the application and on any supplemental documents (e.g. maps).*

### 1. Storage Information (Instructions, Page. 21)

- a. Official USGS name of reservoir, if applicable: NA - Local Name "Lake E"
- b. Provide amount of water (in acre-feet) impounded by structure at normal maximum operating level: 4.95 Ac Ft.
- c. The impoundment is on-channel x or off-channel \_\_\_\_\_ (mark one)
  - 1. Applicant has verified on-channel or off-channel determination by contacting Surface Water Availability Team at (512) 239-4691? Y / N **Yes**
  - 2. If on-channel, will the structure have the ability to pass all State Water inflows that Applicant does not have authorization to impound? Y / N **Yes**
- d. Is the impoundment structure already constructed? Y / N **Yes**
  - i. For already constructed **on-channel** structures:
    - 1. Date of Construction: 2002
    - 2. Was it constructed to be an exempt structure under TWC § 11.142? Y / N **No**
      - a. If Yes, is Applicant requesting to proceed under TWC § 11.143? Y / N **No**
      - b. If No, has the structure been issued a notice of violation by TCEQ? Y / N **No**
    - 3. Is it a U.S. Natural Resources Conservation Service (NRCS) (formerly Soil Conservation Service (SCS)) floodwater-retarding structure? Y / N **No**
      - a. If yes, provide the Site No. NA and watershed project name NA;
      - b. Authorization to close "ports" in the service spillway requested? Y / N **No**
  - ii. For **any** proposed new structures or modifications to structures:
    - 1. Applicant **must** contact TCEQ Dam Safety Section at (512) 239-0326, *prior to submitting an Application*. Applicant has contacted the TCEQ Dam Safety Section regarding the submission requirements of 30 TAC, Ch. 299? Y / N **Yes**  
Provide the date and the name of the Staff Person 6/17/2020, Warren Samuleson
    - 2. As a result of Applicant's consultation with the TCEQ Dam Safety Section, TCEQ has confirmed that:
      - a. No additional dam safety documents required with the Application. Y / N **Yes**
      - b. Plans (with engineer's seal) for the structure required. Y / **N**
      - c. Engineer's signed and sealed hazard classification required. Y / **N**
      - d. Engineer's statement that structure complies with 30 TAC, Ch. 299 Rules required. Y / **N**

3. Applicants **shall** give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this Application. Notices and cards are included? **Y**/ N

iii. Additional information required for **on-channel** storage:

1. Surface area (in acres) of on-channel reservoir at normal maximum operating level: **1.1 Acres**

2. Based on the Application information provided, Staff will calculate the drainage area above the on-channel dam or reservoir. If Applicant wishes to also calculate the drainage area they may do so at their option.

Applicant has calculated the drainage area. **Y/N No**  
If yes, the drainage area is \_\_\_\_\_ sq. miles.  
*(If assistance is needed, call the Surface Water Availability Team prior to submitting the application, (512) 239-4691).*

## 2. Structure Location (Instructions, Page. 23)

a. On Watercourse (if on-channel) (USGS name): **Hudson Creek**

b. Zip Code: **77802**

c. In the **JW Scott League** Original Survey No. \_\_\_\_\_, Abstract No. **49 in Bryan**, **Brazos** County, Texas.

*\* A copy of the deed(s) with the recording information from the county records must be submitted describing the tract(s) that include the structure and all lands to be inundated.*

*\*\*If the Applicant is not currently the sole owner of the land on which the structure is or will be built and sole owner of all lands to be inundated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.*

d. A point on the centerline of the dam (on-channel) or anywhere within the impoundment (off-channel) is:

Latitude **30.677504** °N, Longitude **-96.299448** °W.

*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*

di. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): **Google Earth**

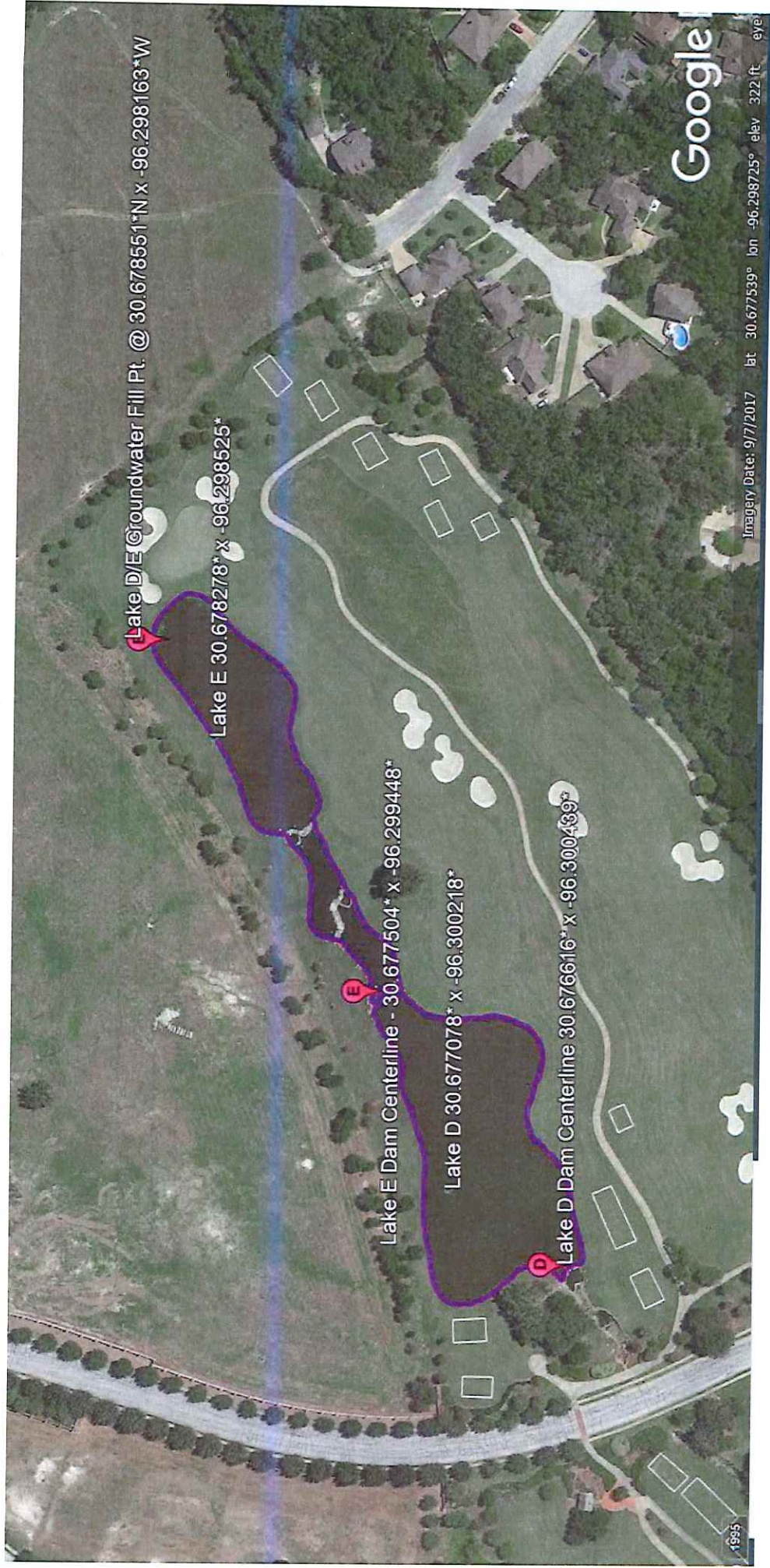
dii. Map submitted which clearly identifies the Impoundment, dam (where applicable), and the lands to be inundated. See instructions Page. 15. **Y / N Yes**



# Worksheet 2.0

## Lakes D & E Impoundments/Dams

**D** – 30.676616\*N x -96.300439\*W & **E** – 30.677504\*N x -96.299448\*W





# WORKSHEET 2.0 Impoundment/Dam Information

This worksheet is **required** for any impoundment, reservoir and/or dam. Submit an additional Worksheet 2.0 for each impoundment or reservoir requested in this application.

*If there is more than one structure, the numbering/naming of structures should be consistent throughout the application and on any supplemental documents (e.g. maps).*

## 1. Storage Information (Instructions, Page. 21)

- a. Official USGS name of reservoir, if applicable: NA - Local Name "Lake F"
- b. Provide amount of water (in acre-feet) impounded by structure at normal maximum operating level: 15.32 Ac Ft.
- c. The impoundment is on-channel X or off-channel \_\_\_\_\_ (mark one)
  - 1. Applicant has verified on-channel or off-channel determination by contacting Surface Water Availability Team at (512) 239-4691? Y / N **Yes**
  - 2. If on-channel, will the structure have the ability to pass all State Water inflows that Applicant does not have authorization to impound? Y / N **Yes**
- d. Is the impoundment structure already constructed? Y / N **Yes**
  - i. For already constructed **on-channel** structures:
    - 1. Date of Construction: Unknown - - enlarged in 2001
    - 2. Was it constructed to be an exempt structure under TWC § 11.142? Y / N **No**
      - a. If Yes, is Applicant requesting to proceed under TWC § 11.143? Y / N **No**
      - b. If No, has the structure been issued a notice of violation by TCEQ? Y / N **No**
    - 3. Is it a U.S. Natural Resources Conservation Service (NRCS) (formerly Soil Conservation Service (SCS)) floodwater-retarding structure? Y / N **No**
      - a. If yes, provide the Site No. NA and watershed project name NA;
      - b. Authorization to close "ports" in the service spillway requested? Y / N **No**
  - ii. For **any** proposed new structures or modifications to structures:
    - 1. Applicant **must** contact TCEQ Dam Safety Section at (512) 239-0326, *prior to submitting an Application*. Applicant has contacted the TCEQ Dam Safety Section regarding the submission requirements of 30 TAC, Ch. 299? Y / N **Yes**  
Provide the date and the name of the Staff Person 6/17/2020, Warren Samuleson
    - 2. As a result of Applicant's consultation with the TCEQ Dam Safety Section, TCEQ has confirmed that:
      - a. No additional dam safety documents required with the Application. Y / N **Yes**
      - b. Plans (with engineer's seal) for the structure required. Y / **N**
      - c. Engineer's signed and sealed hazard classification required. Y / **N**
      - d. Engineer's statement that structure complies with 30 TAC, Ch. 299 Rules required. Y / **N**

- 3. Applicants **shall** give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this Application. Notices and cards are included? **Y**/ N

iii. Additional information required for **on-channel** storage:

- 1. Surface area (in acres) of on-channel reservoir at normal maximum operating level: **2.72 Acres**.
- 2. Based on the Application information provided, Staff will calculate the drainage area above the on-channel dam or reservoir. If Applicant wishes to also calculate the drainage area they may do so at their option. Applicant has calculated the drainage area. **Y/N No**  
 If yes, the drainage area is \_\_\_\_\_ sq. miles.  
*(If assistance is needed, call the Surface Water Availability Team prior to submitting the application, (512) 239-4691).*

## 2. Structure Location (Instructions, Page. 23)

- a. On Watercourse (if on-channel) (USGS name): **Hudson Creek**
- b. Zip Code: **77802**
- c. In the **JW Scott League** Original Survey No. \_\_\_\_\_, Abstract No. **49 in Bryan**, **Brazos** County, Texas.

***\* A copy of the deed(s) with the recording information from the county records must be submitted describing the tract(s) that include the structure and all lands to be inundated.***

***\*\*If the Applicant is not currently the sole owner of the land on which the structure is or will be built and sole owner of all lands to be inundated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.***

- d. A point on the centerline of the dam (on-channel) or anywhere within the impoundment (off-channel) is:

Latitude **30.673366** °N, Longitude **-96.302207** °W.

***\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places***

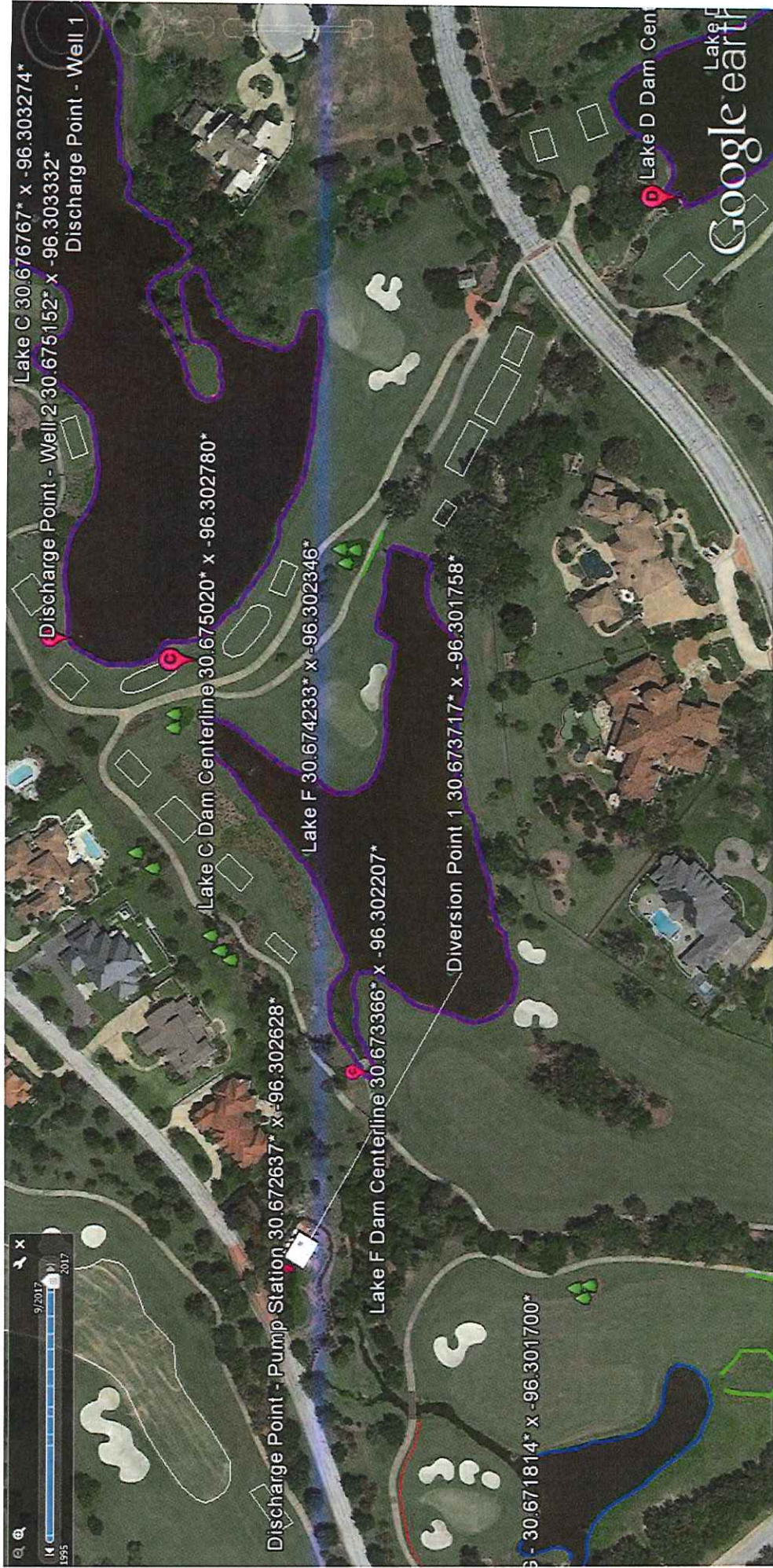
- di. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): **Google Earth**
- dii. Map submitted which clearly identifies the Impoundment, dam (where applicable), and the lands to be inundated. See instructions Page. 15. **Y / N Yes**



# Worksheet 2.0

## Lake F (Irrigation Lake) Impoundment/Dam

30.673366\* x -96.302207\*





# WORKSHEET 2.0 Impoundment/Dam Information

This worksheet is **required** for any impoundment, reservoir and/or dam. Submit an additional Worksheet 2.0 for each impoundment or reservoir requested in this application.

*If there is more than one structure, the numbering/naming of structures should be consistent throughout the application and on any supplemental documents (e.g. maps).*

## 1. Storage Information (Instructions, Page. 21)

- a. Official USGS name of reservoir, if applicable: NA - Local Name "Lake G"
- b. Provide amount of water (in acre-feet) impounded by structure at normal maximum operating level: 2.43 Ac Ft.
- c. The impoundment is on-channel x or off-channel \_\_\_\_\_ (mark one)
  - 1. Applicant has verified on-channel or off-channel determination by contacting Surface Water Availability Team at (512) 239-4691? Y / N **Yes**
  - 2. If on-channel, will the structure have the ability to pass all State Water inflows that Applicant does not have authorization to impound? Y / N **Yes**
- d. Is the impoundment structure already constructed? Y / N **Yes**
  - i. For already constructed **on-channel** structures:
    - 1. Date of Construction: 2001 - 2002
    - 2. Was it constructed to be an exempt structure under TWC § 11.142? Y / N **No**
      - a. If Yes, is Applicant requesting to proceed under TWC § 11.143? Y / N **No**
      - b. If No, has the structure been issued a notice of violation by TCEQ? Y / N **No**
    - 3. Is it a U.S. Natural Resources Conservation Service (NRCS) (formerly Soil Conservation Service (SCS)) floodwater-retarding structure? Y / N **No**
      - a. If yes, provide the Site No. NA and watershed project name NA;
      - b. Authorization to close "ports" in the service spillway requested? Y / N **No**
  - ii. For **any** proposed new structures or modifications to structures:
    - 1. Applicant **must** contact TCEQ Dam Safety Section at (512) 239-0326, *prior to submitting an Application*. Applicant has contacted the TCEQ Dam Safety Section regarding the submission requirements of 30 TAC, Ch. 299? Y / N **Yes**  
Provide the date and the name of the Staff Person 6/17/2020, Warren Samuleson
    - 2. As a result of Applicant's consultation with the TCEQ Dam Safety Section, TCEQ has confirmed that:
      - a. No additional dam safety documents required with the Application. Y / N **Yes**
      - b. Plans (with engineer's seal) for the structure required. Y / ~~N~~
      - c. Engineer's signed and sealed hazard classification required. Y / ~~N~~
      - d. Engineer's statement that structure complies with 30 TAC, Ch. 299 Rules required. Y / ~~N~~

3. Applicants **shall** give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this Application. Notices and cards are included? **Y** / 1

iii. Additional information required for **on-channel** storage:

- 1. Surface area (in acres) of on-channel reservoir at normal maximum operating level: **0.97 Acres**.
- 2. Based on the Application information provided, Staff will calculate the drainage area above the on-channel dam or reservoir. If Applicant wishes to also calculate the drainage area they may do so at their option. Applicant has calculated the drainage area. **Y/N No**  
If yes, the drainage area is \_\_\_\_\_ sq. miles.  
*(If assistance is needed, call the Surface Water Availability Team prior to submitting the application, (512) 239-4691).*

## 2. Structure Location (Instructions, Page. 23)

a. On Watercourse (if on-channel) (USGS name): **Hudson Creek**

b. Zip Code: **77802**

c. In the **JW Scott League** Original Survey No. \_\_\_\_\_, Abstract No. **49 in Bryan**, **Brazos** County, Texas.

*\* A copy of the deed(s) with the recording information from the county records must be submitted describing the tract(s) that include the structure and all lands to be inundated.*

*\*\*If the Applicant is not currently the sole owner of the land on which the structure is or will be built and sole owner of all lands to be inundated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.*

d. A point on the centerline of the dam (on-channel) or anywhere within the impoundment (off-channel) is:

Latitude **30.671006** °N, Longitude **-96.301954** °W.

*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*

di. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): **Google Earth**

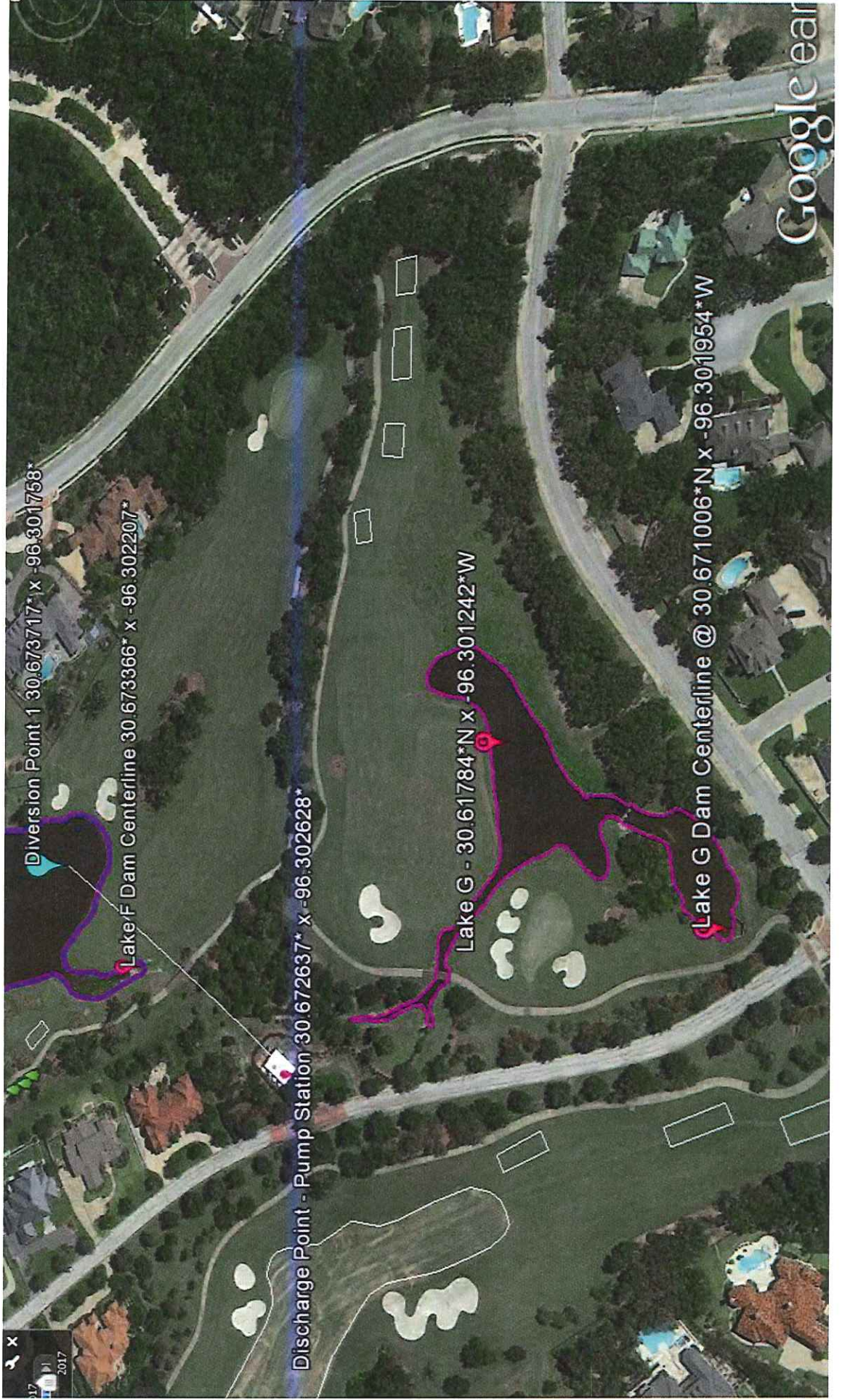
dii. Map submitted which clearly identifies the Impoundment, dam (where applicable), and the lands to be inundated. See instructions Page. 15. **Y / N Yes**



# Worksheet 2.0

## Lake G Impoundment/Dam

30.671006\*N x -96.301954\*W





# WORKSHEET 2.0 Impoundment/Dam Information

This worksheet is required for any impoundment, reservoir and/or dam. Submit an additional Worksheet 2.0 for each impoundment or reservoir requested in this application.

If there is more than one structure, the numbering/naming of structures should be consistent throughout the application and on any supplemental documents (e.g. maps).

## 1. Storage Information (Instructions, Page. 21)

a. Official USGS name of reservoir, if applicable: NA - Local name "Lake 21"

b. Provide amount of water (in acre-feet) impounded by structure at normal maximum operating level: 2.28 Ac Ft.

c. The impoundment is on-channel x or off-channel \_\_\_\_\_ (mark one)

- 1. Applicant has verified on-channel or off-channel determination by contacting Surface Water Availability Team at (512) 239-4691? Y / N **Yes**
- 2. If on-channel, will the structure have the ability to pass all State Water inflows that Applicant does not have authorization to impound? Y / N **Yes**

d. Is the impoundment structure already constructed? Y / N **Yes**

i. For already constructed **on-channel** structures:

- 1. Date of Construction: Unknown - enlarged in 2001 - 2002
- 2. Was it constructed to be an exempt structure under TWC § 11.142? Y / N **No**
  - a. If Yes, is Applicant requesting to proceed under TWC § 11.143? Y / N **No**
  - b. If No, has the structure been issued a notice of violation by TCEQ? Y / N **No**
- 3. Is it a U.S. Natural Resources Conservation Service (NRCS) (formerly Soil Conservation Service (SCS)) floodwater-retarding structure? Y / N **No**
  - a. If yes, provide the Site No. NA and watershed project name NA;
  - b. Authorization to close "ports" in the service spillway requested? Y / N **No**

ii. For **any** proposed new structures or modifications to structures:

- 1. Applicant **must** contact TCEQ Dam Safety Section at (512) 239-0326, *prior to submitting an Application*. Applicant has contacted the TCEQ Dam Safety Section regarding the submission requirements of 30 TAC, Ch. 299? Y / N **Yes**  
Provide the date and the name of the Staff Person 6/17/2020, Warren Samuleson
- 2. As a result of Applicant's consultation with the TCEQ Dam Safety Section, TCEQ has confirmed that:
  - a. No additional dam safety documents required with the Application. Y / N **Yes**
  - b. Plans (with engineer's seal) for the structure required. Y / **N**
  - c. Engineer's signed and sealed hazard classification required. Y / **N**
  - d. Engineer's statement that structure complies with 30 TAC, Ch. 299 Rules required. Y / **N**

3. Applicants **shall** give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this Application. Notices and cards are included? **Y**/ N

iii. Additional information required for **on-channel** storage:

- 1. Surface area (in acres) of on-channel reservoir at normal maximum operating level: **0.76 Acres**.
- 2. Based on the Application information provided, Staff will calculate the drainage area above the on-channel dam or reservoir. If Applicant wishes to also calculate the drainage area they may do so at their option. Applicant has calculated the drainage area. Y/N **No**  
If yes, the drainage area is \_\_\_\_\_ sq. miles.  
*(If assistance is needed, call the Surface Water Availability Team prior to submitting the application, (512) 239-4691).*

## 2. Structure Location (Instructions, Page. 23)

a. On Watercourse (if on-channel) (USGS name): **Unnamed tributary of Hudson Creek**

b. Zip Code: **77802**

c. In the **JW Scott League** Original Survey No. \_\_\_\_\_, Abstract No. **49 in Bryan**, **Brazos** County, Texas.

*\* A copy of the deed(s) with the recording information from the county records must be submitted describing the tract(s) that include the structure and all lands to be inundated.*

*\*\*If the Applicant is not currently the sole owner of the land on which the structure is or will be built and sole owner of all lands to be inundated, Applicant must submit documentation evidencing consent or other documentation supporting Applicant's right to use the land described.*

d. A point on the centerline of the dam (on-channel) or anywhere within the impoundment (off-channel) is:

Latitude **30.668818** °N, Longitude **-96.302391** °W.

*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*

di. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): **Google Earth**

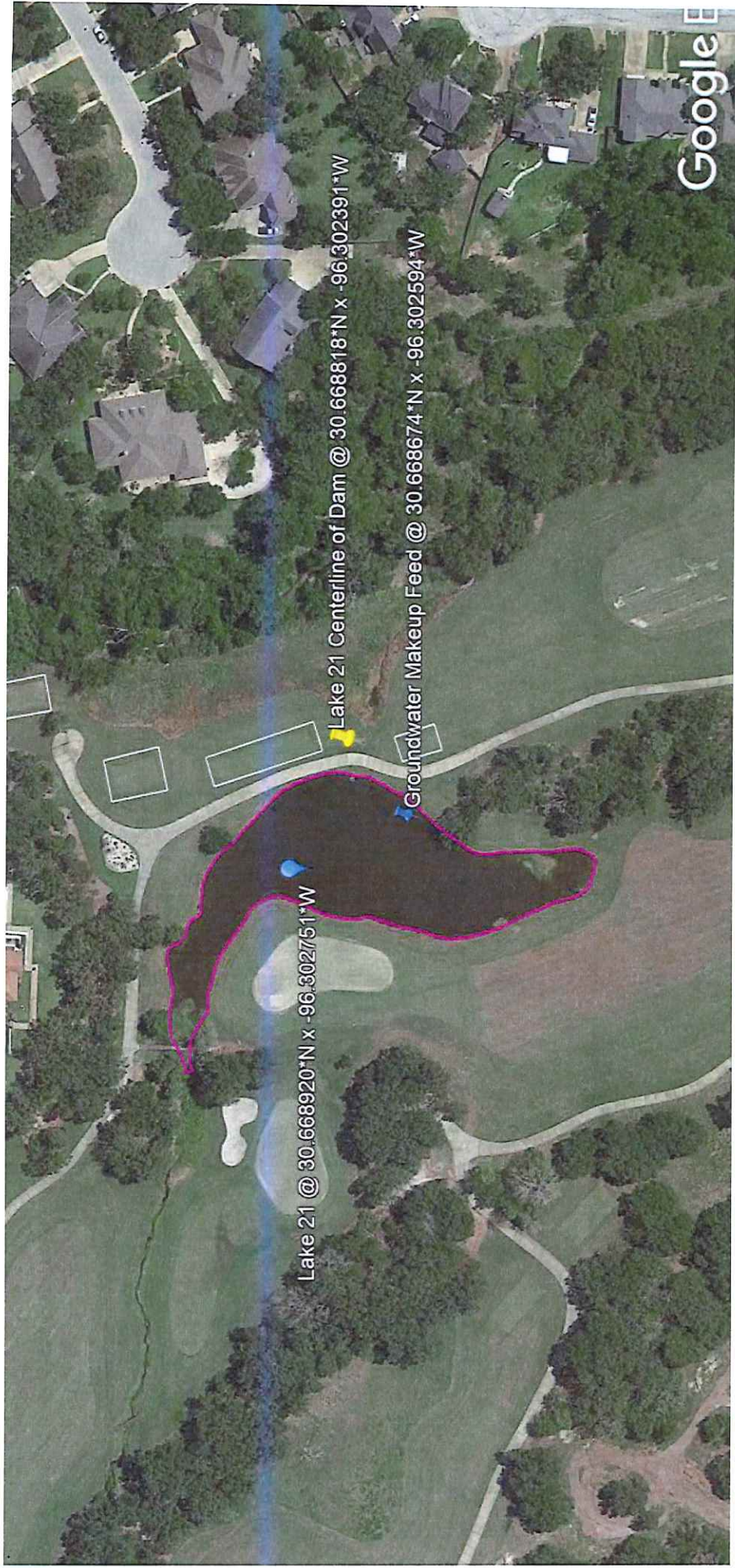
dii. Map submitted which clearly identifies the Impoundment, dam (where applicable), and the lands to be inundated. See instructions Page. 15. Y / N **Yes**



# Worksheet 2.0

Lake 21 Impoundment/Dam

30.668818\*N x -96.302391\*W





# **Miramont Country Club Properties, L.P.**

## **Notices to Governing Bodies**

With Certified Mailing Cards to:

- Brazos County Judge – The Honorable Duane Peters
- Brazos County Commissioner Steve Aldrich – Precinct 1
- Brazos County Commissioner Chuck Konderla – Precinct 2
- Brazos County Commissioner Nancy Berry – Precinct 3
- Brazos County Commissioner Irma Cauley – Precinct 4
- City of Bryan Mayor – Andrew Nelson
- Bryan City Manager – Kean Register
- City of Bryan Councilmember District 1 – Reuben Marin
- City of Bryan Councilmember District 2 – Prentiss Madison
- City of Bryan Councilmember District 3 – Greg Owens
- City of Bryan Councilmember District 4 – Mike Southerland
- City of Bryan Councilmember District 5 – Brent Hairston
- City of Bryan Councilmember District 6 – Buppy Simank



Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

The Honorable Duane Peters  
County Judge  
200 South Texas Avenue, Suite 332  
Bryan, Texas 77803

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Judge Peters:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

*Applicants shall give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this application.*

We've been irrigating and operating in this manner since 2001, but it was not until recently that we learned of the requirement for permitting our existing reservoirs. Miramont's golf course, which has been open to members and guests since 2005, is tremendously beneficial to the community for numerous reasons.

The course is engineered to be an outstanding detention basin, preventing rapid release of flooding rains. The creation of the golf course and the surrounding development has contributed to a significant amount of additional water flowing downstream that is utilized in the Brazos River System. That represents a marked improvement from the terraced pastureland that the property was prior to construction and development of Miramont. Obviously, the golf course has added aesthetic beauty to the community, and it serves as a recreation destination for members and guests. The economic impact of the Miramont community through sales taxes and on-going real estate taxes is also a tremendous boost for the city of Bryan.

If you would like to receive a copy of Miramont's complete application to the TCEQ, please let me know. My staff and I would be happy to provide you with the information. Please reference the appendix on the following pages for further descriptions and a map of the Miramont community that includes the water movement overview.

Sincerely,

A handwritten signature in dark ink, appearing to read 'Stephanie Adam Malechek'.

Stephanie Adam Malechek

SAM/SSM

One Momentum Boulevard, Suite 1000  
College Station, Texas 77845



## Miramont – Water Movement Overview



Three on-site water wells, known locally as “Well 1,” “Well 2” and “Well 3” and permitted through the Brazos Valley Groundwater Conservation District as BV-OP-0024, BV-OP-0025 and BV-OP-0026 respectively, supply all water within Miramont for irrigation purposes. Please refer to attached map titled for the following description of water movement throughout Miramont’s irrigation system:

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Lake F, known locally as the “Irrigation Lake,” contains our Diversion Point. The diversion point is the terminal end of a 440-foot long 30-inch ductile iron pipe that connects our pumping system (Pump House on map) to Lake F. A 90-degree elbow pointing up is protected by a 48-inch x 48-inch x 48-inch box screen with half-inch mesh on three sides to prevent impingement and entrainment of local wildlife is the Diversion Point roughly 10-feet under the surface of Lake F. From the Pump House/Diversion Point, irrigation is pumped at a maximum rate of 3250 gpm through an extensive pipe network throughout all irrigated areas.

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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Steve Aldrich  
Commissioner Precinct 1  
200 South Texas Avenue, Suite 310  
Bryan, Texas 77803

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Commissioner Aldrich:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.


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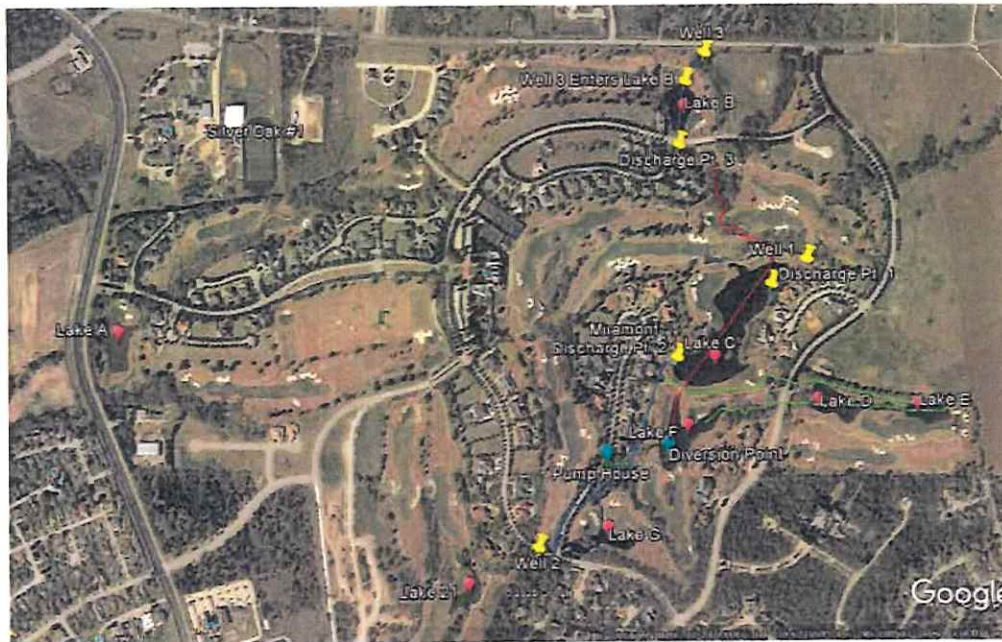
  
Stephanie Adam Malechek

SAM/SSM

One Momentum Boulevard, Suite 1000  
College Station, Texas 77845



## Miramont – Water Movement Overview



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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Chuck Konderla  
Commissioner Precinct 2  
200 South Texas Avenue, Suite 310  
Bryan, Texas 77803

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Commissioner Konderla:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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Sincerely,



Stephanie Adam Malechek

SAM/SSM

One Momentum Boulevard, Suite 1000  
College Station, Texas 77845



## Miramont – Water Movement Overview



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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Nancy Berry  
Commissioner Precinct 3  
200 South Texas Avenue, Suite 310  
Bryan, Texas 77803

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Commissioner Berry:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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Sincerely,

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Stephanie Adam Malechek

SAM/SSM



## Miramont – Water Movement Overview



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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Irma Cauley  
Commissioner Precinct 4  
200 South Texas Avenue, Suite 310  
Bryan, Texas 77803

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Commissioner Cauley:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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Sincerely,

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Stephanie Adam Malechek

SAM/SSM



## Miramont – Water Movement Overview



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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Andrew Nelson  
Mayor  
City of Bryan  
P.O. Box 1000  
Bryan, Texas 77805

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Mayor Nelson:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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If you would like to receive a copy of Miramont's complete application to the TCEQ, please let me know. My staff and I would be happy to provide you with the information. Please reference the appendix on the following pages for further descriptions and a map of the Miramont community that includes the water movement overview.

Sincerely,

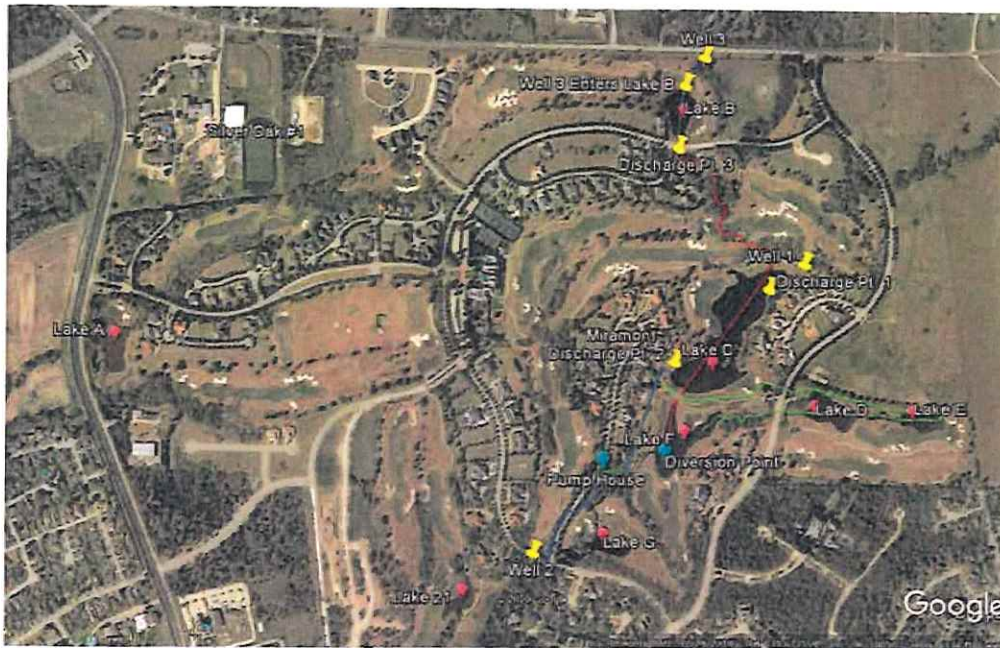
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Stephanie Adam Malechek

SAM/SSM



## Miramont – Water Movement Overview



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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Kean Register  
Bryan City Manager  
P.O. Box 1000  
Bryan, Texas 77805

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Mr. Register:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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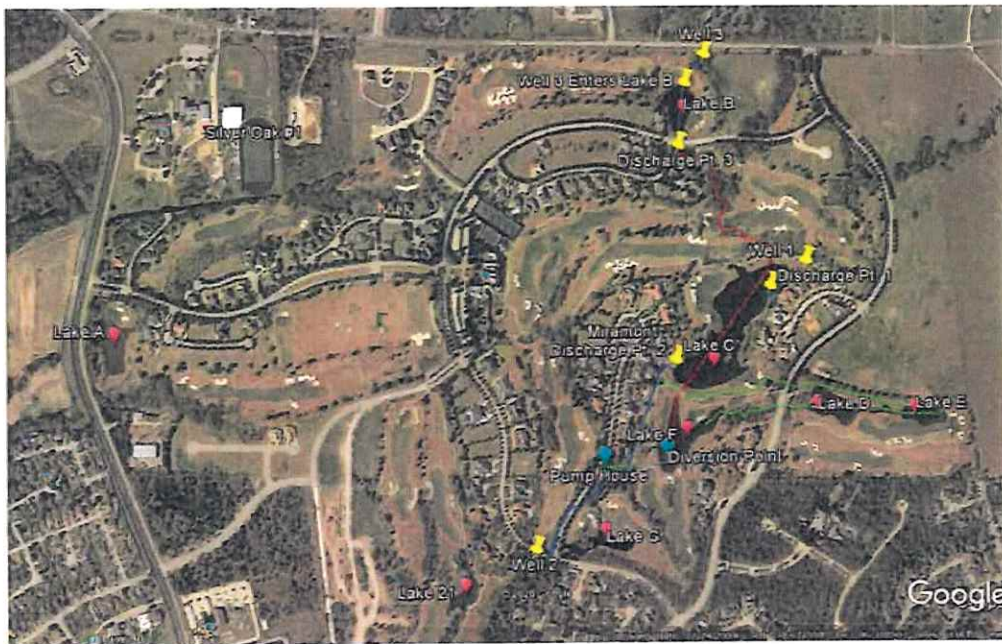
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## Miramont – Water Movement Overview



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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Reuben Marin  
Councilmember District 1  
P.O. Box 1000  
Bryan, Texas 77805

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Councilmember Marin:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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Sincerely,

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Stephanie Adam Malechek

SAM/SSM



## Miramont – Water Movement Overview



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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Prentiss Madison  
Councilmember District 2  
P.O. Box 1000  
Bryan, Texas 77805

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Councilmember Madison:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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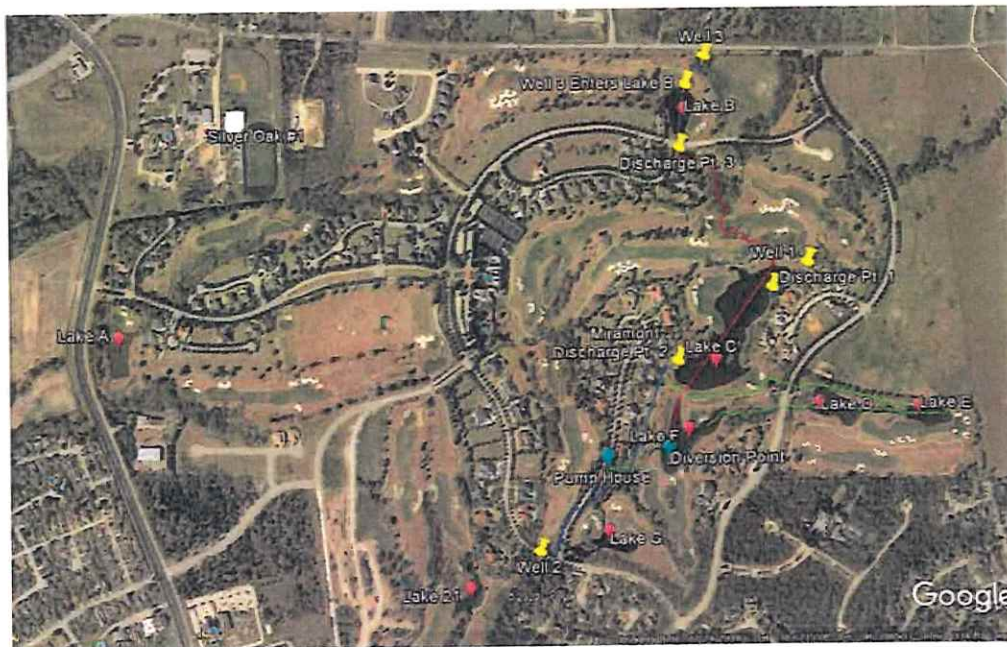
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Stephanie Adam Malechek

SAM/SSM



## Miramont – Water Movement Overview



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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Greg Owens  
Councilmember District 3  
P.O. Box 1000  
Bryan, Texas 77805

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Councilmember Owens:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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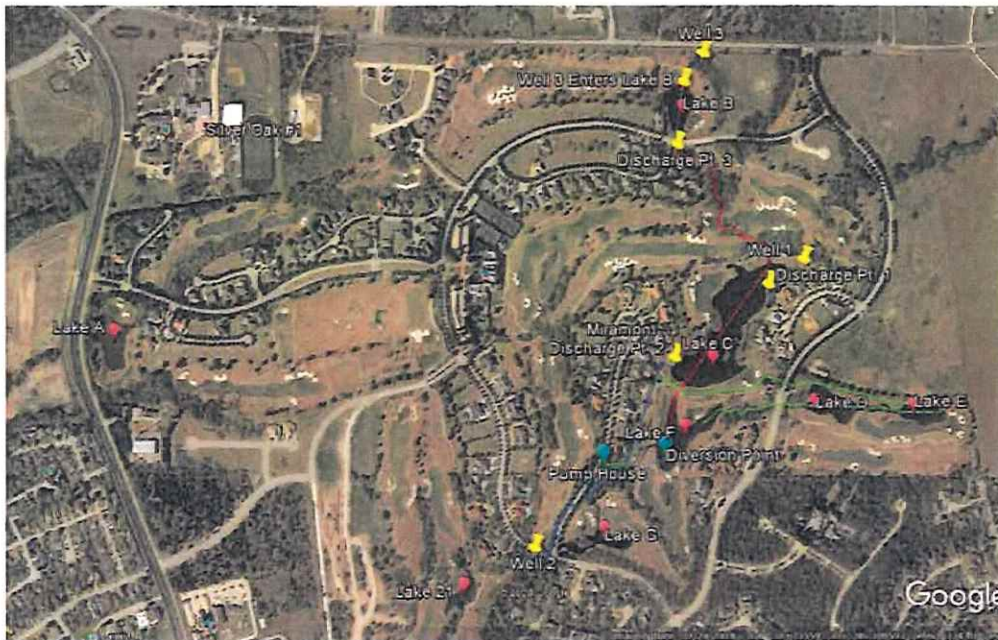
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SAM/SSM



## Miramont – Water Movement Overview



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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Mike Southerland  
Councilmember District 4  
P.O. Box 1000  
Bryan, Texas 77805

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Councilmember Southerland:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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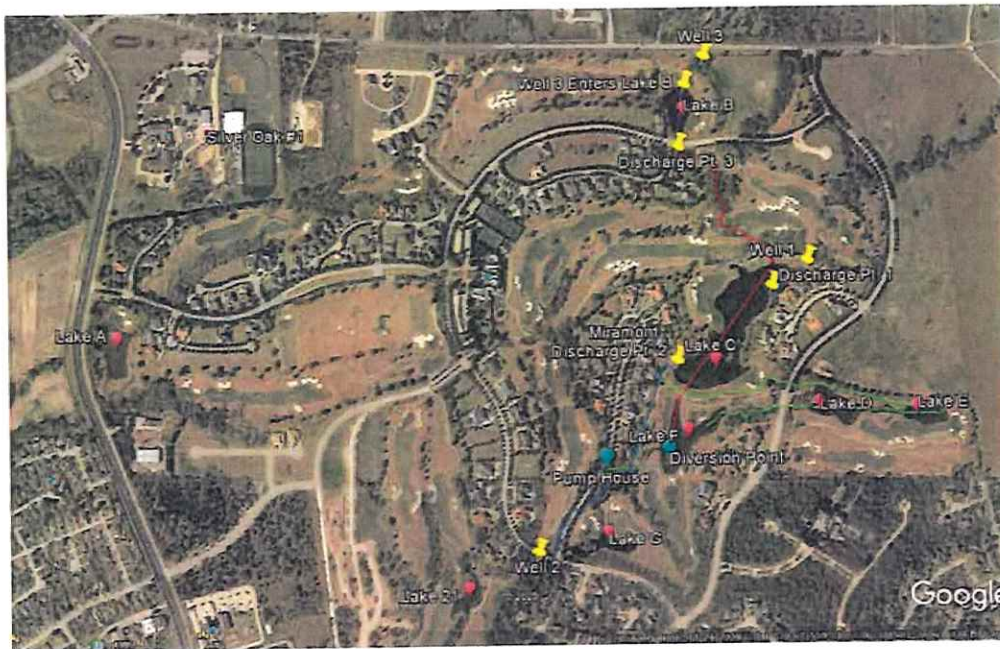
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Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Brent Hairston  
Councilmember District 5  
P.O. Box 1000  
Bryan, Texas 77805

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Councilmember Hairston:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

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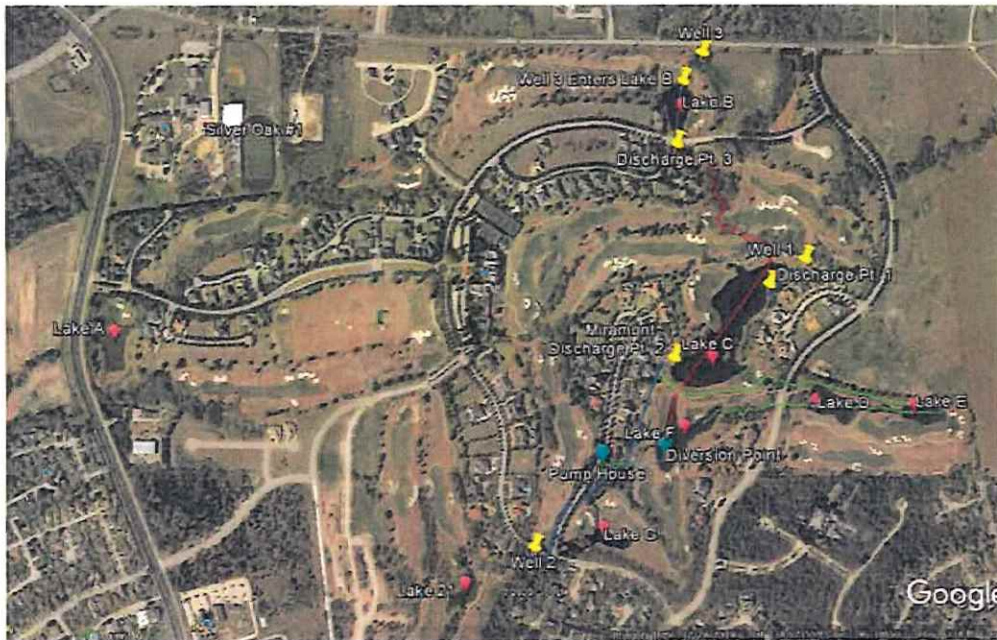
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SAM/SSM



## Miramont – Water Movement Overview



Three on-site water wells, known locally as “Well 1,” “Well 2” and “Well 3” and permitted through the Brazos Valley Groundwater Conservation District as BV-OP-0024, BV-OP-0025 and BV-OP-0026 respectively, supply all water within Miramont for irrigation purposes. Please refer to attached map titled for the following description of water movement throughout Miramont’s irrigation system:

Well 3 pumps into Lake B via a short distance of PVC pipe, fills Lake B to the point of overflow, flows through a precast storm water structure underneath Miramont Circle and empties into an unnamed tributary of Hudson Creek (blue line through Lake B). Water flows down an unnamed tributary of Hudson Creek (red line on map) and into Lake C, a preexisting lake enlarged and deepened in 2001 to its present seven-acre size with a holding capacity of 53.6 Ac.ft. Wells 1 and 2 both discharge directly into Lake C at Discharge Points 1 and 2 respectively. The paths conveyed from each well head to Lake C are indicated on map with blue lines. Groundwater from wells is moved via underground 6” PVC pipes. Lake C is maintained full to overflowing. Overflow drainage structures allow all water to pass into Lake F and an emergency overflow that allows storm waters to flow around if and when the overflow structures are at full capacity during large rain events.

Lake F, known locally as the “Irrigation Lake,” contains our Diversion Point. The diversion point is the terminal end of a 440-foot long 30-inch ductile iron pipe that connects our pumping system (Pump House on map) to Lake F. A 90-degree elbow pointing up is protected by a 48-inch x 48-inch x 48-inch box screen with half-inch mesh on three sides to prevent impingement and entrainment of local wildlife is the Diversion Point roughly 10-feet under the surface of Lake F. From the Pump House/Diversion Point, irrigation is pumped at a maximum rate of 3250 gpm through an extensive pipe network throughout all irrigated areas.

Additionally, there is a 40-hp motor and pump dedicated solely for an aesthetic water recirculation feature that terminates in the northern end of Lake E, (routing of 14-inch PVC pipe from Pump House to Lake E indicated by green line on map). Lake E is always maintained at full capacity. The water feature is operated 10 to 12 hours daily throughout the year, with the exceptions of Mondays. Each day as the water feature pump kicks on, Lake E overflows through a series of small pools and rock waterfalls, empties into Lake D, which in turn overflows into a grouted rock waterway and returns to Lake F where it all began. Lake A, Lake G and Lake 21 all remain at full capacity through inputs of groundwater supplied through irrigation system.





Miramont Country Club Properties, LP

July 28, 2020

**VIA CERTIFIED MAIL-RETURN RECEIPT**

Buppy Simank  
Councilmember District 6  
P.O. Box 1000  
Bryan, Texas 77805

**RE: Miramont Country Club Properties application for impoundments along Hudson Creek within the Miramont Community**

Dear Councilmember Simank:

On behalf of Miramont Country Club Properties and pursuant to the Rules of the Texas Commission on Environmental Quality and Texas Administrative Code (see italicized notice below), I am writing to formally inform you that Miramont Country Club Properties is filing an application for permit so that we may continue to utilize groundwater from our on-property wells (permitted through Brazos Valley Groundwater Conservation District) and transport that water through the bed and banks of Hudson Creek and its tributaries to our irrigation pumping system.

*Applicants shall give notice by certified mail to each member of the governing body of each county and municipality in which the reservoir, or any part of the reservoir to be constructed, will be located. (30 TAC § 295.42). Applicant must submit a copy of all the notices and certified mailing cards with this application.*

We've been irrigating and operating in this manner since 2001, but it was not until recently that we learned of the requirement for permitting our existing reservoirs. Miramont's golf course, which has been open to members and guests since 2005, is tremendously beneficial to the community for numerous reasons.

The course is engineered to be an outstanding detention basin, preventing rapid release of flooding rains. The creation of the golf course and the surrounding development has contributed to a significant amount of additional water flowing downstream that is utilized in the Brazos River System. That represents a marked improvement from the terraced pastureland that the property was prior to construction and development of Miramont. Obviously, the golf course has added aesthetic beauty to the community, and it serves as a recreation destination for members and guests. The economic impact of the Miramont community through sales taxes and on-going real estate taxes is also a tremendous boost for the city of Bryan.

If you would like to receive a copy of Miramont's complete application to the TCEQ, please let me know. My staff and I would be happy to provide you with the information. Please reference the appendix on the following pages for further descriptions and a map of the Miramont community that includes the water movement overview.

Sincerely,

A handwritten signature in black ink, appearing to read 'Stephame Adam Malechek', with a long horizontal line extending to the right.

Stephame Adam Malechek

SAM/SSM



## Miramont – Water Movement Overview



Three on-site water wells, known locally as “Well 1,” “Well 2” and “Well 3” and permitted through the Brazos Valley Groundwater Conservation District as BV-OP-0024, BV-OP-0025 and BV-OP-0026 respectively, supply all water within Miramont for irrigation purposes. Please refer to attached map titled for the following description of water movement throughout Miramont’s irrigation system:

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(800)275-8777  
07/29/2020 04:06 PM

Product	Qty	Unit Price	Price
First-Class Mail® Letter Domestic Bryan, TX 77805 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
Certified USPS Certified Mail # 70171450000153439693			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529652			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77805 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
Certified USPS Certified Mail # 70171450000153439709			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529645			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77805 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
Certified USPS Certified Mail # 70171450000153439716			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529638			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77805 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
Certified USPS Certified Mail # 70171450000153427850			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529683			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77805 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
Certified USPS Certified Mail # 70171450000153439761			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529669			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77805 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55

First-Class Mail® Letter Domestic Bryan, TX 77805 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
Certified USPS Certified Mail # 70171450000153439778			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529607			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77805 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
Certified USPS Certified Mail # 70171450000153439785			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529591			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77805 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
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Return Receipt USPS Return Receipt # 9590940222576225529584			\$2.85
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Certified USPS Certified Mail # 70171450000153427843			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529577			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77803 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
Certified USPS Certified Mail # 70171450000153439839			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529669			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77803 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55
Certified USPS Certified Mail # 70171450000153439822			\$3.55
Return Receipt USPS Return Receipt # 9590940222576225529669			\$2.85
First-Class Mail® Letter Domestic Bryan, TX 77803 Weight:0 Lb 0.70 Oz Estimated Delivery Date Saturday 08/01/2020	1		\$0.55

## WORKSHEET 3.0 DIVERSION POINT (OR DIVERSION REACH) INFORMATION

This worksheet **is required** for each diversion point or diversion reach. Submit one Worksheet 3.0 for **each** diversion point and two Worksheets for **each** diversion reach (one for the upstream limit and one for the downstream limit of each diversion reach).

*The numbering of any points or reach limits should be consistent throughout the application and on supplemental documents (e.g. maps).*

### 1. Diversion Information (Instructions, Page. 24)

a. This Worksheet is to add new (select 1 of 3 below):

1.  Diversion Point No. **1**
2. \_\_\_\_\_ Upstream Limit of Diversion Reach No.
3. \_\_\_\_\_ Downstream Limit of Diversion Reach No.

b. Maximum Rate of Diversion for **this new point** \_\_\_\_\_ cfs (cubic feet per second) or **3250** \_\_\_\_\_ gpm (gallons per minute)

c. Does this point share a diversion rate with other points? **Y / N No**  
*If yes, submit Maximum **Combined** Rate of Diversion for all points/reaches \_\_\_\_\_ cfs or \_\_\_\_\_ gpm*

d. For amendments, is Applicant seeking to increase combined diversion rate? **Y / N NA**

*\*\* An increase in diversion rate is considered a new appropriation and would require completion of Section 1, New or Additional Appropriation of State Water.*

e. Check (✓) the appropriate box to indicate diversion location and indicate whether the diversion location is existing or proposed:

Check one		Write: Existing or Proposed
	Directly from stream	
<b>X</b>	From an on-channel reservoir	<b>Existing</b>
	From a stream to an on-channel reservoir	
	Other method (explain fully, use additional sheets if necessary)	

f. Based on the Application information provided, Staff will calculate the drainage area above the diversion point (or reach limit). If Applicant wishes to also calculate the drainage area, you may do so at their option.

Applicant has calculated the drainage area. **Y / N No**

If yes, the drainage area is \_\_\_\_\_ sq. miles.

*(If assistance is needed, call the Surface Water Availability Team at (512) 239-4691, prior to submitting application)*

## 2. Diversion Location (Instructions, Page 25)

- a. On watercourse (USGS name): Hudson Creek
- b. Zip Code: 77802
- c. Location of point: In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49, Brazos County, Texas.

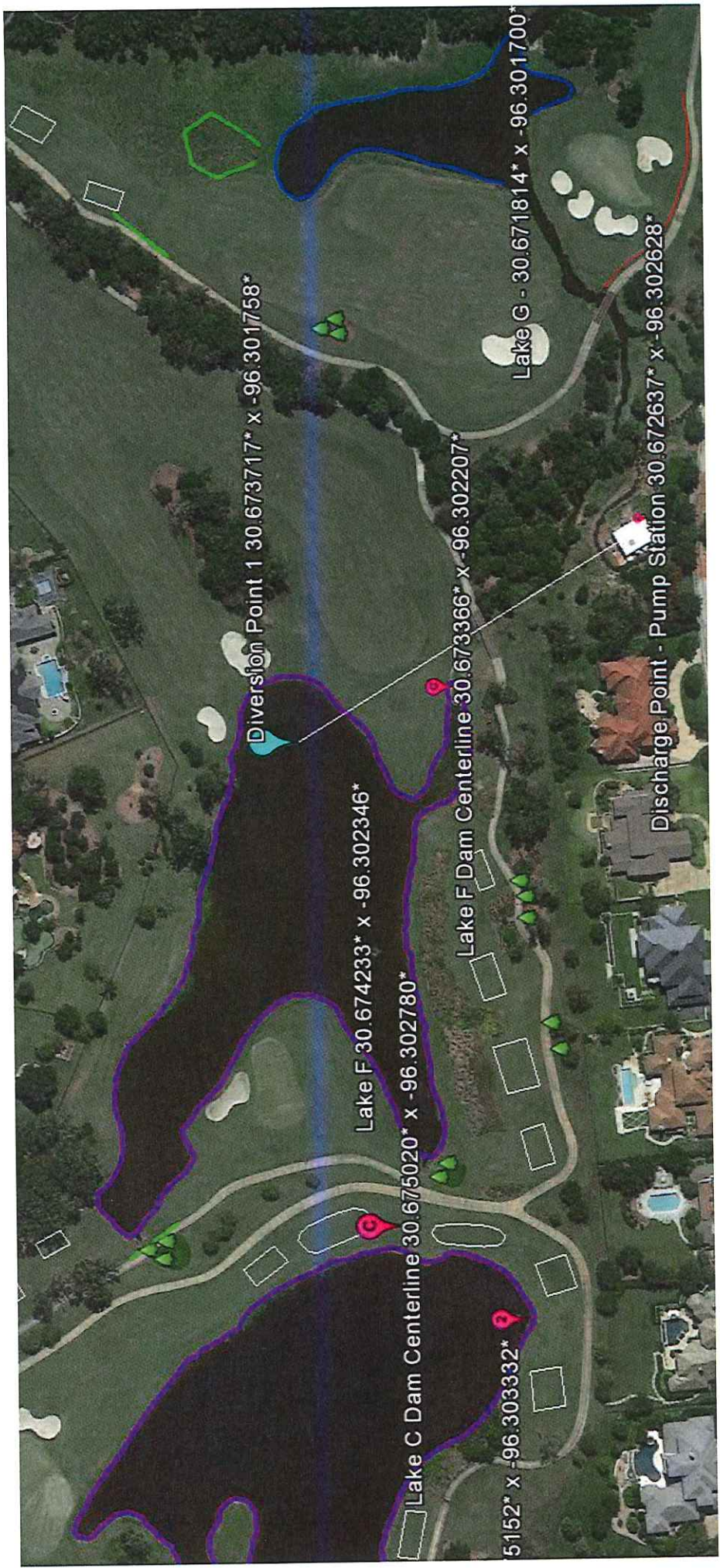
*A copy of the deed(s) with the recording information from the county records must be submitted describing tract(s) that include the diversion structure. For diversion reaches, the Commission cannot grant an Applicant access to property that the Applicant does not own or have consent or a legal right to access, the Applicant will be required to provide deeds, or consent, or other documents supporting a legal right to use the specific points when specific diversion points within the reach are utilized. Other documents may include, but are not limited to: a recorded easement, a land lease, a contract, or a citation to the Applicant's right to exercise eminent domain to acquire access.*

- d. Point is at:  
Latitude 30.673717\*°N, Longitude -96.301758\*°W.  
*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*
- e. Indicate the method used to calculate the location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth
- f. Map submitted must clearly identify each diversion point and/or reach. See instructions Page. 38.
- g. If the Plan of Diversion is complicated and not readily discernable from looking at the map, attach additional sheets that fully explain the plan of diversion.



# Diversion Point 1

30.673717\* x -96.301758\*





## WORKSHEET 4.0 DISCHARGE INFORMATION

This worksheet required for any requested authorization to discharge water into a State Watercourse for conveyance and later withdrawal or in-place use. Worksheet 4.1 is also required for each Discharge point location requested. **Instructions Page. 26. Applicant is responsible for obtaining any separate water quality authorizations which may be required and for insuring compliance with TWC, Chapter 26 or any other applicable law.**

- a. The purpose of use for the water being discharged will be Agriculture and Recreation.
- b. Provide the amount of water that will be lost to transportation, evaporation, seepage, channel or other associated carriage losses 52.31 Ac/Ft % and explain the method of calculation: Total lake acreages (A, B, C, D, E, F, G, & 21) X 3.029ft/yr - TCEQ staff supplied data from the Brazos WAM - 1951 data

Is the source of the discharged water return flows? Y / N **No** If yes, provide the following information:

1. The TPDES Permit Number(s) \_\_\_\_\_ (attach a copy of the **current** TPDES permit(s))
2. Applicant is the owner/holder of each TPDES permit listed above? Y / N **NA**

*PLEASE NOTE: If Applicant is not the discharger of the return flows, the application should be submitted under Section 1, New or Additional Appropriation of State Water, as a request for a new appropriation of state water. If Applicant is the discharger, then the application should be submitted under Section 3, Bed and Banks.*

3. Monthly WWTP discharge data for the past 5 years in electronic format. (Attach and label as "Supplement to Worksheet 4.0").
  4. The percentage of return flows from groundwater \_\_\_\_\_, surface water \_\_\_\_\_?
  5. If any percentage is surface water, provide the base water right number(s) \_\_\_\_\_.
- c. Is the source of the water being discharged groundwater? Y / N **Yes** If yes, provide the following information:

1. Source aquifer(s) from which water will be pumped: Sparta aquifer
2. Any 24 hour pump test for the well if one has been conducted. If the well has not been constructed, provide production information for wells in the same aquifer in the area of the application. See <http://www.twdb.texas.gov/groundwater/data/gwdbbrpt.asp>. Additionally, provide well numbers or identifiers Well 1 - BV-OP-0024, Well 2 - BV-OP-0025, Well 3 - BV-OP0026.
3. Indicate how the groundwater will be conveyed to the stream or reservoir.  
**PVC piping**
4. A copy of the groundwater well permit if it is located in a Groundwater Conservation District (GCD) or evidence that a groundwater well permit is not required.

- ci. Is the source of the water being discharged a surface water supply contract? Y / N **No**  
If yes, provide the signed contract(s).

cii. Identify any other source of the water \_\_\_\_\_

# Worksheet 4.0

## Discharge Information

Annual Water Loss

	Surface Area (Acres)	Total Vol. in Ac.Ft.
Lake A	1.65	11.55
Lake B	1.49	9.58
Lake C	7	53.6
Lake D	1.58	9.16
Lake E	1.1	4.95
Lake F	2.72	15.32
Lake G	0.97	2.43
<u>Lake 21</u>	<u>0.76</u>	<u>2.28</u>
Total	17.27	108.87

Evaporation Rate 3.029ft/yr

Total Loss 52.31 Acre Ft.



Water Well 3  
LAT: N 30.68060°  
LONG W -96.308243°

Miramont Circle

Miramont Blvd.

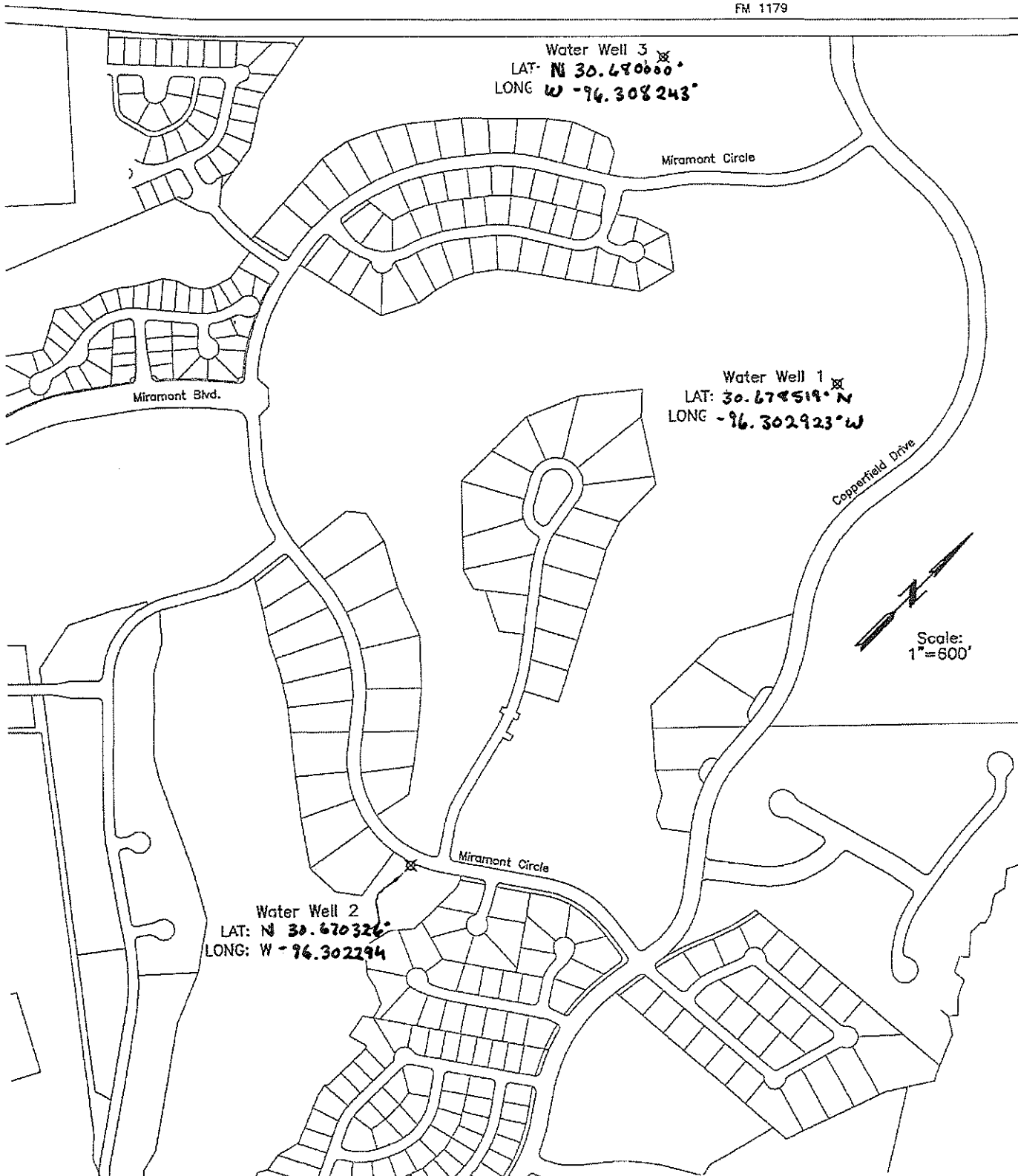
Water Well 1  
LAT: 30.678519° N  
LONG -96.302923° W

Copperfield Drive

Scale:  
1"=600'

Water Well 2  
LAT: N 30.670326°  
LONG: W -96.302294

Miramont Circle



21 #1

Attention Owner:  
Confidentiality/Privilege Notice  
on reverse side of owner's copy.

### Texas Department of License and Regulation

Water Well Driller/Pump Installer Program  
P.O. Box 12157 Austin, Texas 78711 (512)463-7880 FAX (512)463-8616  
Toll free (800)803-9202

Email address: water.well@license.state.tx.us

This form must be completed  
and filed with the department  
and owner within 60 days  
upon completion of the well.

## WELL REPORT

### A. WELL IDENTIFICATION AND LOCATION DATA

#### 1) OWNER

Name <b>TAC REALTY, INC.</b>	Address <b>1111 BRIARCREST DR.</b>	City <b>BRYAN</b>	State <b>TX</b>	Zip <b>77802</b>
---------------------------------	---------------------------------------	----------------------	--------------------	---------------------

#### 2) WELL LOCATION

County <b>BRAZOS</b>	Physical Address <b>FM 158 &amp; FM 1179</b>	City <b>BRYAN</b>	State <b>TX</b>	Zip <b>77802</b>
-------------------------	---	----------------------	--------------------	---------------------

#### 3) Type of Work

New Well     Reconditioning  
 Replacement     Deepening

Lat. **96° 8.175 W**    Long. **30° 40.715N**    Grid # **59-21-9**

**4) Proposed Use (check)**     Monitor     Environmental Soil Boring     Domestic  
 Industrial     Irrigation     Injection     Public Supply     De-watering     Testwell  
 Rig Supply    If Public Supply well, were plans submitted?     Yes     No

5) **N↑**

#### 6) Drilling Date

Started **10 /20 /00**

Completed **05 /30 /01**

#### Diameter of Hole

Dia.(in)	From (ft)	To (ft)
<b>171/2</b>		<b>1060</b>

#### 7) Drilling Method (check)

Air Rotary     Mud Rotary     Driven  
 Air Hammer     Cable Tool     Bored  
 Other \_\_\_\_\_     Jetted

#### From (ft)    To (ft)    Description and color of formation material

**SEE ATTACHED DRILLERS LOG**

#### 8) Borehole Completion

Open Hole     Straight Wall

Under-reamed     Gravel Packed     Other \_\_\_\_\_

If Gravel Packed give the interval from **928** ft. to **1060** ft.

#### Casing, Blank Pipe, and Well Screen Data

Dia. (in.)	New Or Used	Steel, Plastic, etc. Perf., Slotted, etc Screen Mfg., if commercial	Setting (ft)		Gage Casing Screen
			From	To	
<b>SEE ATTACHED MATERIAL SETTING</b>					

#### 9) Cementing Data

Cementing from **0** ft. to **928** ft. # of sacks used **252**

Method Used **PRESSURE**

Cementing By **BJ SERVICES**

Distance to septic system field or other concentrated contamination \_\_\_\_\_ ft.

Method of verification of above distance \_\_\_\_\_

(Use reverse side of Well Owner's copy, If necessary)

#### 13) Plugged

Well plugged within 48 hours

Casing left in well: \_\_\_\_\_ Cement/Bentonite placed in well: \_\_\_\_\_

From (ft)	To (ft)	From (ft)	To (ft)	Sacks used

#### 14) Type Pump

Turbine     Jet     Submersible     Cylinder  
 Other \_\_\_\_\_

Depth to pump bowls, cylinder, jet etc., \_\_\_\_\_ ft.

#### 15) Water Test

Typetest  Pump     Bailer     Jetted     Estimated

Yield: **500** gpm with **300** ft. drawdown after **36** hrs.

#### 16) Water Quality

Did you knowingly penetrate a strata which contain undesirable constituents.

YES     NO If yes, did you submit a REPORT OF UNDESIRABLE WATER

Type of water **GOOD**    Depth of Strata **960-1060**

Was a chemical analysis made     Yes     No

#### 10) Surface Completion

Specified Surface Slab Installed  
 Specified Surface Sleeve Installed  
 Pitless Adapter Used  
 Approved Alternative Procedure Used

#### 11) Water Level

Static level **100** ft. below    Date **6 /30 /01**

Artesian Flow \_\_\_\_\_ gpm.    Date **/ /**

#### 12) Packers

Type	Depth
<b>GRAVEL PACK</b>	

Company or individual's Name (type or print)

**MUNICIPAL DRILLING SERVICES**

Lic. No. **1448WI**

Address **2405 S. TEXAS AVE. STE. 302**

City **COLLEGE STATION**

State **TX**

Zip **77840**

Signature *[Signature]*

Date **9 / 18 / 01**

Signature *[Signature]*

RECEIPT # \_\_\_\_\_







**Municipal Drilling Services L.L.C.  
College Station  
Texas**

**Drillers Log**

Customer Location	Well Data
For TAC Realty, Inc.	Name Well Miramont #1
Location Well Miramont Phase 1 Hwy 1179 & 158	Test Hole Size 17 1/2" TD 1060
County Brazos State TX	Date Started Drilling
Other Land Marks	Date Finished Drilling 1/24/01
	Driller Paul Siegert Rig No. 2
	Electric Log Yes Type Dual Induction Gama Ray
	Other

Depth Strata	Each Stratam	Description Information
0	5	Top Soil
5	50	Clay
50	70	Sand
70	155	Shale
155	161	Sandy Shale
161	315	Shale
315	345	Sandy Shale
345	360	Shale
360	380	Sandy Shale
380	875	Shale
875	895	Sandy Shale
895	920	Shale
920	980	Sandy Shale
980	1055	Sand
1055	1060	Shale

FILE ID	SEQ #
EMP #	DESC CO
AUG 30 2001	
COMMENT	AG

<b>RECEIVED</b>	
TDLR MAIL ROOM	
NOV 02 2001	
RECEIPT #	AMOUNT

59-21-9

#2

Attention Owner:  
Confidentiality Privilege Notice  
on reverse side of owner's copy.

Texas Department of License and Regulation  
Water Well Driller/Pump Installer Program  
P.O. Box 12157 Austin, Texas 78711 (512)463-7880 FAX (512)463-8616  
Toll free (800)803-9202  
Email address: water.well@license.state.tx.us

This form must be completed  
and filed with the department  
and owner within 60 days  
upon completion of the well.

Well #

### WELL REPORT

#### WELL IDENTIFICATION AND LOCATION DATA

1) OWNER	
Name <b>TAC REALTY, INC. #2</b>	Address <b>1111 BRAIRCREST DR.</b>
City <b>BRYAN</b>	State <b>TX</b>
Zip <b>77802</b>	

2) WELL LOCATION	
County <b>BRAZOS</b>	Physical Address <b>FM 158 &amp; FM 1179</b>
City <b>BRYAN</b>	State <b>TX</b>
Zip <b>77802</b>	

3) Type of Work <input checked="" type="checkbox"/> New Well <input type="checkbox"/> Reconditioning <input type="checkbox"/> Replacement <input type="checkbox"/> Deepening	Lat. <b>96° 18.134 W</b> Long. <b>30° 40.219 N</b> Grid# <b>59-22-5</b>	4) Proposed Use (check) <input type="checkbox"/> Monitor <input type="checkbox"/> Environmental Soil Boring <input type="checkbox"/> Domestic <input type="checkbox"/> Industrial <input type="checkbox"/> Irrigation <input type="checkbox"/> Injection <input type="checkbox"/> Public Supply <input type="checkbox"/> De-watering <input type="checkbox"/> Testwell <input type="checkbox"/> Rig Supply If Public Supply well, were plans submitted? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	5) <b>N↑</b>
--	---	--	--------------

6) Drilling Date Started <b>8 / 01 / 01</b> Completed <b>10 / 15 / 01</b>	Diameter of Hole Dia.(in) From (ft) To (ft) <b>17 1/2</b> <b>1096</b>	7) Drilling Method (check) <input type="checkbox"/> Air Rotary <input checked="" type="checkbox"/> Mud Rotary <input type="checkbox"/> Bored <input type="checkbox"/> Air Hammer <input type="checkbox"/> Cable Tool <input type="checkbox"/> Jetted <input type="checkbox"/> Other
---	---	--

From (ft) To (ft) Description and color of formation material	8) Borehole Completion <input type="checkbox"/> Open Hole <input type="checkbox"/> Straight Wall <input type="checkbox"/> Under-reamed <input checked="" type="checkbox"/> Gravel Packed <input type="checkbox"/> Other If Gravel Packed give the interval from <b>928</b> ft. to <b>1096</b> ft.																				
<b>SEE ATTACHED DRILLERS LOG</b>	Casing, Blank Pipe, and Well Screen Data																				
	<table border="1"> <tr> <th rowspan="2">Dia. (in.)</th> <th rowspan="2">New Or Used</th> <th rowspan="2">Steel, Plastic, etc. Perf., Slotted, etc. Screen Mfg., if commercial</th> <th colspan="2">Setting (ft)</th> <th rowspan="2">Gage Casing Screen</th> </tr> <tr> <th>From</th> <th>To</th> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="6" style="text-align: center;"><b>SEE ATTACHED MATERIAL SETTING</b></td> </tr> </table>	Dia. (in.)	New Or Used	Steel, Plastic, etc. Perf., Slotted, etc. Screen Mfg., if commercial	Setting (ft)		Gage Casing Screen	From	To							<b>SEE ATTACHED MATERIAL SETTING</b>					
Dia. (in.)	New Or Used				Steel, Plastic, etc. Perf., Slotted, etc. Screen Mfg., if commercial	Setting (ft)		Gage Casing Screen													
		From	To																		
<b>SEE ATTACHED MATERIAL SETTING</b>																					
	9) Cementing Data Cementing from <b>0</b> ft. to <b>800</b> ft. # of sacks used <b>240</b> ft. to _____ ft. # of sacks used _____ Method Used <b>PRESSURE</b> Cementing By <b>MUNICIPAL DRILLING SERVICES</b> Distance to septic system field or other concentrated contamination _____ ft. Method of verification of above distance _____																				

13) Plugged <input type="checkbox"/> Well plugged within 48 hours Casing left in well: <b>Cement/Bentonite placed in well:</b>										
<table border="1"> <tr> <th>From (ft)</th> <th>To (ft)</th> <th>From (ft)</th> <th>To (ft)</th> <th>Sacks used</th> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </table>	From (ft)	To (ft)	From (ft)	To (ft)	Sacks used					
From (ft)	To (ft)	From (ft)	To (ft)	Sacks used						

14) Type Pump <input type="checkbox"/> Turbine <input type="checkbox"/> Jet <input checked="" type="checkbox"/> Submersible <input type="checkbox"/> Cylinder <input type="checkbox"/> Other _____ Depth to pump bowls, cylinder, jet etc. _____ ft.
---

15) Water Test Type test <input checked="" type="checkbox"/> Pump <input type="checkbox"/> Bailer <input type="checkbox"/> Jetted <input type="checkbox"/> Estimated Yield: _____ gpm with _____ ft. drawdown after _____ hrs.
--

16) Water Quality Did you knowingly penetrate a strata which contain undesirable constituents. <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO If yes, did you submit a REPORT OF UNDESIRABLE WATER Type of water <b>GOOD</b> Depth of Strata <b>980 - 1096</b> Was a chemical analysis made <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
--

10) Surface Completion <input type="checkbox"/> Specified Surface Slab Installed <input type="checkbox"/> Specified Surface Sleeve Installed <input type="checkbox"/> Pitless Adapter Used <input type="checkbox"/> Approved Alternative Procedure Used
---

11) Water Level Static level <b>78</b> ft. below Date <b>9 / 30 / 01</b> Artesian Flow _____ gpm. Date _____ / _____ / _____
--

12) Packers Type _____ Depth _____ <b>GRAVEL PACK</b>
---

Company or individual's Name (type or print) <b>MUNICIPAL DRILLING SERVICES</b>	Lic. No. <b>1448WI</b>
Address <b>2405 S. TEXAS AVE. STE. 302</b>	City <b>COLLEGE STATION</b> State <b>TX</b> Zip <b>77840</b>
Signature <i>[Signature]</i> Date <b>10 / 29 / 01</b>	RECEIVED TDLR MAIL ROOM NOV 3 2 2001
Licensed Driller/Pump Installer	AMOUNT _____



**Municipal Drilling Services L.L.C.**  
**College Station**  
**Texas**

**Drillers Log**

Customer Location	Well Data
For TAC Realty, Inc.	Name Well Miramont #2
Location Well Miramont Phase 1 Hwy 1179 & 158	Test Hole Size 9-7/8" TD 1096
County Brazos State TX	Date Started Drilling 8/1/01
Other Land Marks	Date Finished Drilling 10/15/01
	Driller Paul Siegert Rig No. 2
	Electric Log Yes Type Dual Induction Gama Ray
	Other

Depth Strata	Each Stratum	Description Information
0	5	Top Soil
5	50	Clay
50	60	Shale
60	70	Sand
70	150	Sandy Shale
150	300	Shale
300	315	Sand
315	345	Sandy Shale
345	410	Sand
410	450	Sandy Shale
450	470	Sand
470	865	Sandy Shale
865	925	Sand
925	980	Sandy Shale
980	1096	Sand

<b>RECEIVED</b>	
TDLR MAIL ROOM	
NOV 02 2001	
RECEIPT #	AMOUNT

59-22-5



# Municipal Drilling Services

College Station  
Texas  
Material Setting

Customer Location		Well Data	
For TAC Realty, Inc.		Name Well	Miramont Well No. 2
Location Well Miramont Phase 1 Hwy 1179 @ 158		Type Well	Irrigation TD 1096
County Brazos State TX		Surface Casing	Cemented 600'
		Size Hole	Underreamed 17 1/2
		Gravel Type	12x20 No. Cu. Yds.
		Type Screen	Stainless Steel Wire Wrap Gage .25
		Driller	Paul Siegert

Depth	Length	Size, Kind, Weight Material	Sketch
+2	898'	10 3/4" Casing	
898'	934'	10 3/4" SS Screen	
994'	998'	Blank Screen	
998'	1072'	10 3/4" SS Screen	
1072'	1096'	10 3/4" Wall Blank Liner & Bottom Hole Assembly	

**RECEIVED**  
TDLR MAIL ROOM

NOV 02 2001

RECEIPT #	AMOUNT
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59-22-5

#3

Attention Owner:  
Confidentiality Privilege Notice  
on reverse side of owner's copy.

**Texas Department of License and Regulation**  
Water Well Driller/Pump Installer Program  
P.O. Box 12157 Austin, Texas 78711 (512) 463-7880 FAX (512) 463-8616  
Toll free (800) 803-9202  
Email address: water.well@license.state.tx.us

This form must be completed  
and filed with the department  
and owner within 60 days  
upon completion of the well.

**WELL REPORT**

**A. WELL IDENTIFICATION AND LOCATION DATA**

<b>1) OWNER</b>		<b>Name</b>		<b>Address</b>		<b>City</b>		<b>State</b>		<b>Zip</b>	
Madison Construction Corp.		P.O. Box 3787		Bryan		Texas		77805-3787			

<b>2) WELL LOCATION: Miramont Golf Course - Irrigation Water Well</b>		<b>County</b>		<b>Physical Address</b>		<b>City</b>		<b>State</b>		<b>Zip</b>	
Brazos County		FM 1179		Bryan		Texas		77805			

<b>3) Type of Work</b>		<b>Lat.</b>		<b>30</b>		<b>40</b>		<b>47</b>		<b>Long.</b>		<b>096</b>		<b>18</b>		<b>29</b>		<b>Grid #</b>		<b>59-22-5</b>	
<input checked="" type="checkbox"/> New Well <input type="checkbox"/> Deepening <input type="checkbox"/> Reconditioning		<b>4) Proposed Use (check)</b> <input type="checkbox"/> Monitor <input type="checkbox"/> Environmental Soil Boring <input type="checkbox"/> Domestic <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Irrigation <input type="checkbox"/> Injection <input type="checkbox"/> Public Supply <input type="checkbox"/> De-watering <input type="checkbox"/> Testwell If Public Supply well, were plans submitted to the TNRCC? <input type="checkbox"/> Yes <input type="checkbox"/> No										<b>5)</b>		N↑							

<b>6) Drilling Date</b>		<b>Diameter of Hole</b>						<b>7) Drilling Method (check)</b> <input type="checkbox"/> Driven					
Started <u>8-11-03</u>		Dia. (in)		From (ft)		To (ft)		<input type="checkbox"/> Air Rotary <input checked="" type="checkbox"/> Mud Rotary <input type="checkbox"/> Bored <input type="checkbox"/> Air Hammer <input type="checkbox"/> Cable Tool <input type="checkbox"/> Jetted <input type="checkbox"/> Other _____		X			
Completed <u>9-10-03</u>		24" Conductor		Surface		40'							
		20"		40'		1080'							

<b>From (ft)</b>		<b>To (ft)</b>		<b>Description and color of formation material</b>		<b>8) Borehole Completion</b> <input type="checkbox"/> Open Hole <input checked="" type="checkbox"/> Straight Wall <input type="checkbox"/> Under-reamed <input checked="" type="checkbox"/> Gravel Packed <input type="checkbox"/> Other <u>44 Sacks</u> If Gravel Packed give the interval from <u>400'</u> ft. to <u>1080'</u> ft.					
------------------	--	----------------	--	--	--	---	--	--	--	--	--

<b>Casing, Blank Pipe, and Well Screen Data</b>									
<b>Dia. (in.)</b>		<b>New Or Used</b>		<b>Steel, Plastic, etc. Perf., Slotted, etc. Screen Mfg., if commercial</b>		<b>Setting (ft)</b>		<b>Gage Casing Screen</b>	
						From    To			
See Attached Driller's Log									
See Attached									
Installed									
Material Record									

<b>9) Cementing Data</b>					
Cementing from <u>Surface</u> ft. to <u>400'</u> ft.		# of sacks used <u>185</u>			
		ft. to _____ ft.		# of sacks used _____	
Method Used <u>Slurry</u>					
Cementing By <u>J &amp; S Water Wells</u>					
Distance to septic system field or other concentrated contamination _____ ft.					
Method of verification of above distance _____					

<b>13) Plugged</b> <input type="checkbox"/> Well plugged within 48 hours				
<b>Casing left in well:</b>		<b>Cement/Bentonite placed in well:</b>		
<b>From (ft)</b>	<b>To (ft)</b>	<b>From (ft)</b>	<b>To (ft)</b>	<b>Sacks used</b>

<b>14) Typepump</b>		<input checked="" type="checkbox"/> Turbine <input type="checkbox"/> Jet <input checked="" type="checkbox"/> Submersible <input type="checkbox"/> Cylinder	
<input type="checkbox"/> Other <u>American Marsh Pump End Model #12KC-7</u>		Depth to pump bowls, cylinder, jet, etc., <u>600'</u> ft.	

<b>15) Water Test</b>	
Type test <input checked="" type="checkbox"/> Pump <input type="checkbox"/> Bailer <input type="checkbox"/> Jetted <input type="checkbox"/> Estimated	
Yield: <u>934</u> Gpm with <u>295'</u> ft. drawdown after <u>8</u> hrs.	

<b>16) Water Quality</b>	
Did you knowingly penetrate any strata which contain undesirable constituents? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> NO If yes, did you submit a REPORT OF UNDESIRABLE WATER? Type of water _____ Depth of Strata _____ Was a chemical analysis made? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	

<b>10) Surface Completion</b>		
<input checked="" type="checkbox"/> Specified Surface Slab Installed		
<input type="checkbox"/> Specified Surface Sleeve Installed		
<input type="checkbox"/> Pitless Adapter Used		
<input type="checkbox"/> Approved Alternative Procedure Used		

<b>11) Water Level</b>		
Static level <u>207'</u> ft. below	Date <u>9-25-03</u>	
Artesian Flow _____ gpm.	Date <u>/ /</u>	

<b>12) Packers</b>		
Type	Depth	
N/A	N/A	

<b>Company or Individual's Name (type or print)</b> <u>J &amp; S Water Wells - Primo Trejo</u>				<b>Lic. No.</b> <u>54237W</u>	
<b>Address</b> <u>P.O. Box 675</u>		<b>City</b> <u>Bellville</u>		<b>State</b> <u>Texas</u> <b>Zip</b> <u>77418</u>	
<b>Signature</b> <u>Primo Trejo</u>		<b>Date</b> <u>1-21-04</u>		<b>Signature</b> _____	
<b>Licensed Driller/Pump Installer</b>		<b>Date</b>		<b>Apprentice</b> _____	
				<b>Date</b>	



Madison Construction Corporation  
Miramont Golf Course  
Irrigation Water Well

Driller's Log

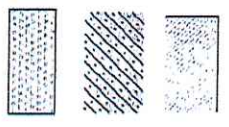
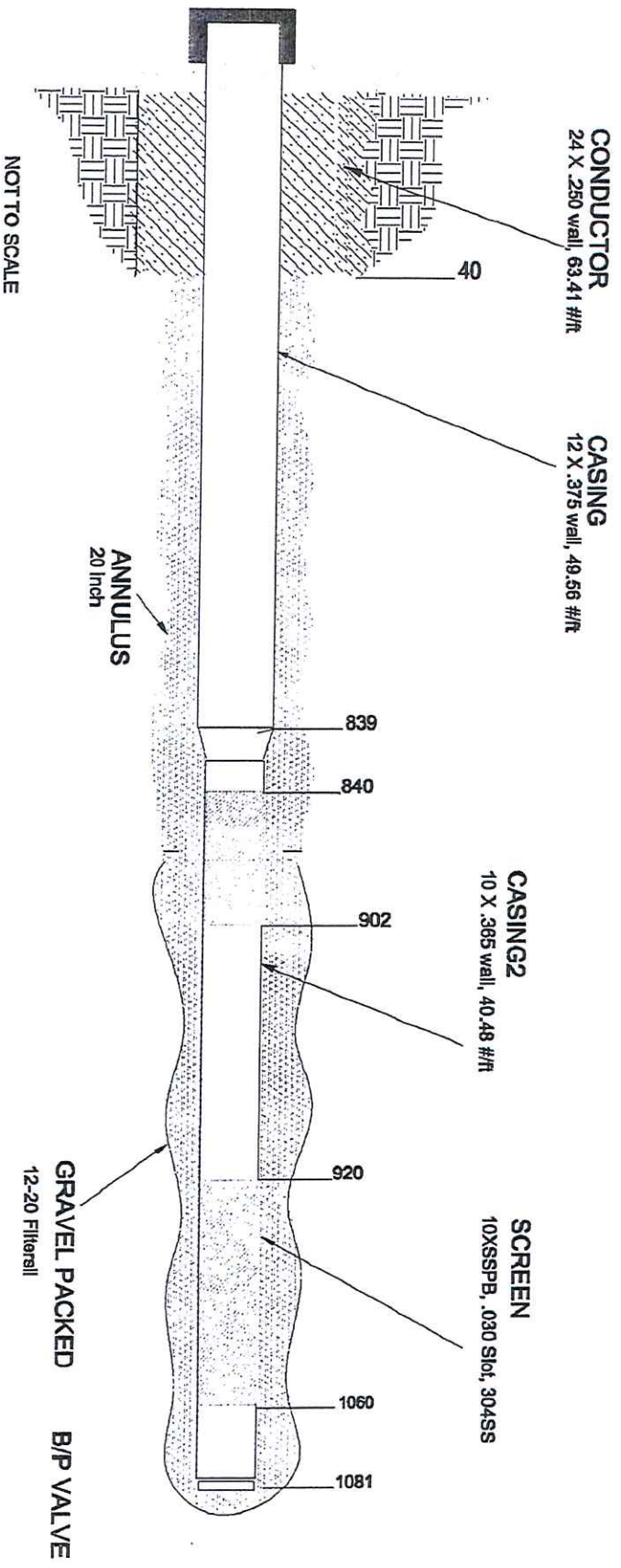
0	-	40	24-Inch Conductor
40	-	80	Sand
80	-	100	Clay
100	-	110	Sand
110	-	120	Clay
120	-	280	Sand & Rocks
280	-	320	Clay
320	-	340	Sand
340	-	390	Shale & Coal
390	-	400	Sand & Clay
400	-	570	Shale & Clay
570	-	586	Sand & Clay
586	-	660	Hard Clay
660	-	700	Clay & Rocks
700	-	780	Shale & Clay
780	-	830	Shale & Sand Streaks
830	-	900	Sand & Rocks
900	-	920	Clay & Shale
920	-	1060	Sand, Rocks & Some Lignite
1060	-	1190	Hard Clay
1190	-	1240	Sand & Shale Streaks
1240	-	1280	Hard Rocks & Shale
1280	-	1300	Hard Sand
1300	-	1340	Hard Clay
1340	-	1360	Hard Sand
1360	-	1370	Clay
1370	-	1480	Clay & Sand Streaks
1480	-	1510	Sand & Rocks
1510	-	1546	Clay



**Madison Construction Corporation**  
**Miramont Golf Course – Irrigation Water Well**

**Installed Material Record**

<u>Item</u>	<u>Description</u>	<u>Amount</u>	<u>Remarks</u>
Conductor	24" O.D. X .250" Wall 63.41 #/ft., API5LB, CS, ERW, PEB, DRL	40 Ft.	J & S Water Wells
Cement	Slurry, 3000# Concrete	6 Yards	Navasota Concrete, Inc
Casing 1	12.75" O.D. X .375 Wall, 49.56 #/ft., API5LB, CS, ERW, PEB, DRL	839 Ft.	B & W Pipe, Inc.
Cement	Slurry, 3000# Concrete	185 Sacks	J & S Water Wells
Swage	12" X 10" Std Conc Weld	1	Cohen Industrial Supply Company
Casing 2	10.75" O.D. X .365 Wall, 40.48 #/ft., API5LB, CS, ERW, PEB, DRL	40 Ft.	B & W Pipe, Inc.
Screen	10" X SSPB, 304SS, .030" Slot	202 Ft.	Nagaoka
Gravel	12-20 Filtersil	44 Cu. Yards	Tec Minerals
B/P Valve	Standard	1	B. P. Seal Company



MIRAMONT GOLF COURSE  
IRRIGATION WATER WELL  
MADISON CONSTRUCTION  
BRYAN, TEXAS

266104 11/30/03

**Madison Construction Corporation  
Miramont Golf Course  
Water Well No.3**

**Pump Test**

Well Name: Miramont Golf Course  
Water Well No. 3

Date: 09/25/03

Time Started: 9:00 A.M.

Static Level: 207.30 Ft.

Set Depth: 600 ft.

Pump Column: 6"

Test Pump Information: Floway 12FKL-8 Stage

**Static Water Level: 207.30**

TIME	HOUR	VOLUME GPM	PUMP LEVEL - FT	DRAW DOWN	SPECIFIC CAPACITY	Comments
9/25/03 0905	5 min.	1016	461.40	254.10	4.00	Sand Content-None
9/25/03 0910	10 min.	1005	468.33	261.03	3.85	Sand Content-None
9/25/03 0930	30 min.	968	489.12	281.82	3.43	Sand Content-None
9/25/03 1000	1 hr.	968	489.12	281.82	3.43	Sand Content-None
9/25/03 1100	2 hr.	968	489.12	281.82	3.43	Sand Content-None
9/25/03 1200	3 hr.	968	489.12	281.82	3.43	Sand Content-None
9/25/03 1300	4 hr.	968	498.36	291.06	3.33	Sand Content-None
9/25/03 1400	5 hr.	968	498.36	291.06	3.33	Sand Content-None
9/25/03 1500	6 hr.	942	502.98	295.68	3.19	Sand Content-None
9/25/03 1600	7 hr.	934	502.98	295.68	3.16	Sand Content-None
9/25/03 1700	8 hr.	934	502.98	295.68	3.16	Sand Content-None

\*\*\* Both Wells On Line.

**Recovery**

TIME	HOUR	VOLUME	WATER LEVEL - FT
9/25/03 1701	1 min.	0	312.00
9/25/03 1702	2 min.	0	299.00
9/25/03 1703	3 min.	0	287.00
9/25/03 1704	4 min.	0	282.00
9/25/03 1705	5 min.	0	278.00
9/25/03 1710	10 min.	0	276.00
9/25/03 1715	15 min.	0	268.00
9/25/03 1720	20 min.	0	261.00
9/25/03 1725	25 min.	0	252.00
9/25/03 1730	30 min.	0	248.00
9/25/03 1800	1 hr.	0	236.00



# ACE Technologies, Inc.

17459 Village Green Dr.  
Houston, TX 77040

Telephone: (713) 466-0958

Fax: (713) 466-9882

Client: J & S Water Well Service  
P. O. Box 675  
Bellville, Texas 77418

Attn: Diann

Sample ID: Madison Const. Corp.

Date Sampled: 09/22/03

Collected by: Client

P. O. No.: NA

Date Received: 09/22/03

Date Reported: 10/01/03

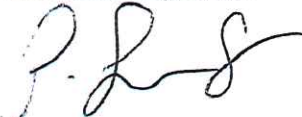
Lab ID 23099197

## ANALYTICAL RESULTS

### TCD Analysis

Components	MOL %	
Hydrogen	6.21	
Carbon Dioxide	22.43	
Ethylene	0.000	
Ethane	0.000	
Acetylene	0.000	
Argon/Oxygen	2.333	
Nitrogen	48.734	
Methane	20.246	
Carbon Monoxide	0.000	
UnNormalized, Mol%	99.95	
Specific Gravity (Air = 1.000 @ 60F)	0.9938	
	Net	Gross

ACE Technologies, Inc.



Dr. Siva Palchuru  
Laboratory Director

## Permit No. BV-OP-0024

### Operating Permit Issued By Direction of the Board of Directors of the Brazos Valley Groundwater Conservation District



This **Operating Permit** is granted to **Miramont Country Club** (Permittee) authorizing the Permittee to operate a water well known as **Well #1** ("Well") at the location specified below within the Brazos Valley Groundwater Conservation District (District) for the beneficial purpose of producing water for **Industrial** use. Permittee is authorized to operate the Well located at **N 30.678530° and W 96.302930°** to produce water from the **Sparta Aquifer** at an annual maximum capacity not to exceed **300 GPM** and a maximum annual production of **78.85 acre feet/year**.

#### **Operating Permit Term:**

- (a) An operating and drilling permit for a well or well site will automatically expire within three years from its issuance if the permitted well(s) has not been completed or is not significantly under development.
- (b) Unless specified otherwise by the Board or these Rules, operating permits are effective for five-year terms. At the end of each five-year term, the permit shall be renewed by the Board for an additional five-year term, upon submittal of a permit renewal application by the permit holder that provides adequate evidence of continued beneficial use for the permitted amount of water withdrawal. The District shall send notices to permit holders that contain the permit renewal applications, prior to permit expirations.
- (c) The District may amend or revoke an operating permit at any time if there is evidence of:
  - (1) the owner or operator of the well or well system has operated in violation of their permit, District Rules, or Chapter 36 of the Texas Water Code; or
  - (2) a change in the permit is required to prevent waste and achieve water conservation, minimize as far as practicable the drawdown of the water table or reduction of artesian pressure, lessen interference between wells, or control and prevent subsidence; or
  - (3) The permitted well(s) has not been completed, is not significantly under construction; or no significant progress is being made toward construction.

This permit is issued and effective as of August 6, 2009. This permit was reviewed and renewed on July 15, 2019.

#### **Special Provisions/Notes:**

**This well has been approved for production in aggregate with the additional Miramont Country Club wells BVOP-0025 and BVOP-0026 producing from the Sparta Aquifer for a total maximum annual production not to exceed 736 acre feet/year, to be calculated on a 3-year rolling average starting January 1, 2009.**

This Permit is granted subject to these Rules, orders of the Board, and the laws of the State of Texas. In addition to any special provisions or other requirements incorporated into the permit issued by the District.

- (1) This Permit is granted in accordance with provisions of the Rules of the District, including amendments, and acceptance of this Permit constitutes an acknowledgment and agreement that Permittee will comply with the Rules of the District.
- (2) This Permit confers only the right to operate the permitted well under the provisions of the District Rules and its terms may be modified or amended pursuant to the provisions of those Rules. To protect the permit holder from the illegal use of a new landowner, within ten (10) days after the date of sale of property containing a well having been issued an operating permit, the operating permit holder must notify the District in writing of the name of the new owner. Any person who becomes the owner of a currently permitted well must, within forty-five (45) calendar days from the date of the change in ownership, file an application for a permit amendment to affect a transfer of the permit.
- (3) The operation of the well for the authorized purposes must be conducted in a non-wasteful manner.
- (4) All groundwater production from non-exempt wells in the District is required to be metered, except for the groundwater produced from wells in the Brazos River Alluvium aquifer. The District maintains the discretion to require meters on wells in the Brazos River Alluvium aquifer. Permittee shall maintain records of withdrawal on the property where the well is located or at its business office, and shall make those records available to the District for inspection. The Permittee shall submit complete, accurate, and timely metered pumpage and transport reports to the District annually, as requested by the District, no later than February first (1<sup>st</sup>) of each year.
- (5) The well site must be accessible to District representatives for inspection, and Permittee agrees to cooperate fully in any reasonable inspection of the well and well site by the District representatives.
- (6) The application pursuant to which this Permit has been issued is incorporated in this Permit, and this Permit is granted on the basis of and contingent upon the accuracy of the information supplied in that application. A finding that false information has been supplied is grounds for immediate revocation of the permit.
- (7) Violation of this Permit's terms, conditions, requirements, or special provisions, including pumping amounts in excess of authorized withdrawal, is punishable by civil penalties as provided by the District Rule 15.3, as well as revocation of the permit.
- (8) Permittee will use reasonable diligence to protect groundwater quality and will follow well-plugging guidelines at the time of well closure.

The issuance of this Permit does not grant to Permittee the right to use any private property, or any public property, for the production or conveyance of water. Neither does this permit authorize the invasion of any personal rights nor the violation of any federal, state, or local laws, rules or regulations. Further, the District makes no representations and shall have no responsibility with respect to the availability or quality of water authorized to be produced under this permit.

**Brazos Valley Groundwater Conservation District**

By: \_\_\_\_\_

Alan M. Day, General Manager

7-15-19

Date



## Permit No. BV-OP-0025

### Operating Permit Issued By Direction of the Board of Directors of the Brazos Valley Groundwater Conservation District



This **Operating Permit** is granted to **Miramont Country Club** (Permittee) authorizing the Permittee to operate a water well known as **Well #2** ("Well") at the location specified below within the Brazos Valley Groundwater Conservation District (District) for the beneficial purpose of producing water for **Industrial** use. Permittee is authorized to operate the Well located at **N 30.670325° and W 96.302263°** to produce water from the **Sparta Aquifer** at an annual maximum capacity not to exceed **300 GPM** and a maximum annual production of **224.28 acre feet/year**.

#### **Operating Permit Term:**

- (a) An operating and drilling permit for a well or well site will automatically expire within three years from its issuance if the permitted well(s) has not been completed or is not significantly under development.
- (b) Unless specified otherwise by the Board or these Rules, operating permits are effective for five-year terms. At the end of each five-year term, the permit shall be renewed by the Board for an additional five-year term, upon submittal of a permit renewal application by the permit holder that provides adequate evidence of continued beneficial use for the permitted amount of water withdrawal. The District shall send notices to permit holders that contain the permit renewal applications, prior to permit expirations.
- (c) The District may amend or revoke an operating permit at any time if there is evidence of:
  - (1) the owner or operator of the well or well system has operated in violation of their permit, District Rules, or Chapter 36 of the Texas Water Code; or
  - (2) a change in the permit is required to prevent waste and achieve water conservation, minimize as far as practicable the drawdown of the water table or reduction of artesian pressure, lessen interference between wells, or control and prevent subsidence; or
  - (3) The permitted well(s) has not been completed, is not significantly under construction; or no significant progress is being made toward construction.

This permit is issued and effective as of August 6, 2009. This permit was reviewed and renewed on July 15, 2019,

#### **Special Provisions/Notes:**

**This well has been approved for production in aggregate with the additional Miramont Country Club wells BVOP-0024 and BVOP-0026 producing from the Sparta Aquifer for a total maximum annual production not to exceed 736 acre feet/year, to be calculated on a 3-year rolling average starting January 1, 2009.**

This Permit is granted subject to these Rules, orders of the Board, and the laws of the State of Texas. In addition to any special provisions or other requirements incorporated into the permit issued by the District.

- (1) This Permit is granted in accordance with provisions of the Rules of the District, including amendments, and acceptance of this Permit constitutes an acknowledgment and agreement that Permittee will comply with the Rules of the District.
- (2) This Permit confers only the right to operate the permitted well under the provisions of the District Rules and its terms may be modified or amended pursuant to the provisions of those Rules. To protect the permit holder from the illegal use of a new landowner, within ten (10) days after the date of sale of property containing a well having been issued an operating permit, the operating permit holder must notify the District in writing of the name of the new owner. Any person who becomes the owner of a currently permitted well must, within forty-five (45) calendar days from the date of the change in ownership, file an application for a permit amendment to affect a transfer of the permit.
- (3) The operation of the well for the authorized purposes must be conducted in a non-wasteful manner.
- (4) All groundwater production from non-exempt wells in the District is required to be metered, except for the groundwater produced from wells in the Brazos River Alluvium aquifer. The District maintains the discretion to require meters on wells in the Brazos River Alluvium aquifer. Permittee shall maintain records of withdrawal on the property where the well is located or at its business office, and shall make those records available to the District for inspection. The Permittee shall submit complete, accurate, and timely metered pumpage and transport reports to the District annually, as requested by the District, no later than February first (1<sup>st</sup>) of each year.
- (5) The well site must be accessible to District representatives for inspection, and Permittee agrees to cooperate fully in any reasonable inspection of the well and well site by the District representatives.
- (6) The application pursuant to which this Permit has been issued is incorporated in this Permit, and this Permit is granted on the basis of and contingent upon the accuracy of the information supplied in that application. A finding that false information has been supplied is grounds for immediate revocation of the permit.
- (7) Violation of this Permit's terms, conditions, requirements, or special provisions, including pumping amounts in excess of authorized withdrawal, is punishable by civil penalties as provided by the District Rule 15.3, as well as revocation of the permit.
- (8) Permittee will use reasonable diligence to protect groundwater quality and will follow well-plugging guidelines at the time of well closure.

The issuance of this Permit does not grant to Permittee the right to use any private property, or any public property, for the production or conveyance of water. Neither does this permit authorize the invasion of any personal rights nor the violation of any federal, state, or local laws, rules or regulations. Further, the District makes no representations and shall have no responsibility with respect to the availability or quality of water authorized to be produced under this permit.

**Brazos Valley Groundwater Conservation District**

By: \_\_\_\_\_

**Alan M. Day, General Manager**

7-15-19

Date





**Operating Permit**  
**Issued By Direction of the Board of Directors of the**  
**Brazos Valley Groundwater Conservation District**

This **Operating Permit** is granted to **Miramont Country Club** (Permittee) authorizing the Permittee to operate a water well known as **Well #3** ("Well") at the location specified below within the Brazos Valley Groundwater Conservation District (District) for the beneficial purpose of producing water for **Industrial** use. Permittee is authorized to operate the Well located at **N 30.679897° and W 96.308250°** to produce water from the **Sparta Aquifer** at an annual maximum capacity not to exceed **300 GPM** and a maximum annual production of **432.74 acre feet/year**.

**Operating Permit Term:**

- (a) An operating and drilling permit for a well or well site will automatically expire within three years from its issuance if the permitted well(s) has not been completed or is not significantly under development.
- (b) Unless specified otherwise by the Board or these Rules, operating permits are effective for five-year terms. At the end of each five-year term, the permit shall be renewed by the Board for an additional five-year term, upon submittal of a permit renewal application by the permit holder that provides adequate evidence of continued beneficial use for the permitted amount of water withdrawal. The District shall send notices to permit holders that contain the permit renewal applications, prior to permit expirations.
- (c) The District may amend or revoke an operating permit at any time if there is evidence of:
  - (1) the owner or operator of the well or well system has operated in violation of their permit, District Rules, or Chapter 36 of the Texas Water Code; or
  - (2) a change in the permit is required to prevent waste and achieve water conservation, minimize as far as practicable the drawdown of the water table or reduction of artesian pressure, lessen interference between wells, or control and prevent subsidence; or
  - (3) The permitted well(s) has not been completed, is not significantly under construction; or no significant progress is being made toward construction.

This permit is issued and effective as of August 6, 2009. This permit was reviewed and renewed on July 15, 2019.

**Special Provisions/Notes:**

**This well has been approved for production in aggregate with the additional Miramont Country Club wells BVOP-0024 and BVOP-0025 producing from the Sparta Aquifer for a total maximum annual production not to exceed 736 acre feet/year, to be calculated on a 3-year rolling average starting January 1, 2009.**



This Permit is granted subject to these Rules, orders of the Board, and the laws of the State of Texas. In addition to any special provisions or other requirements incorporated into the permit issued by the District.

- (1) This Permit is granted in accordance with provisions of the Rules of the District, including amendments, and acceptance of this Permit constitutes an acknowledgment and agreement that Permittee will comply with the Rules of the District.
- (2) This Permit confers only the right to operate the permitted well under the provisions of the District Rules and its terms may be modified or amended pursuant to the provisions of those Rules. To protect the permit holder from the illegal use of a new landowner, within ten (10) days after the date of sale of property containing a well having been issued an operating permit, the operating permit holder must notify the District in writing of the name of the new owner. Any person who becomes the owner of a currently permitted well must, within forty-five (45) calendar days from the date of the change in ownership, file an application for a permit amendment to affect a transfer of the permit.
- (3) The operation of the well for the authorized purposes must be conducted in a non-wasteful manner.
- (4) All groundwater production from non-exempt wells in the District is required to be metered, except for the groundwater produced from wells in the Brazos River Alluvium aquifer. The District maintains the discretion to require meters on wells in the Brazos River Alluvium aquifer. Permittee shall maintain records of withdrawal on the property where the well is located or at its business office, and shall make those records available to the District for inspection. The Permittee shall submit complete, accurate, and timely metered pumpage and transport reports to the District annually, as requested by the District, no later than February first (1<sup>st</sup>) of each year.
- (5) The well site must be accessible to District representatives for inspection, and Permittee agrees to cooperate fully in any reasonable inspection of the well and well site by the District representatives.
- (6) The application pursuant to which this Permit has been issued is incorporated in this Permit, and this Permit is granted on the basis of and contingent upon the accuracy of the information supplied in that application. A finding that false information has been supplied is grounds for immediate revocation of the permit.
- (7) Violation of this Permit's terms, conditions, requirements, or special provisions, including pumping amounts in excess of authorized withdrawal, is punishable by civil penalties as provided by the District Rule 15.3, as well as revocation of the permit.
- (8) Permittee will use reasonable diligence to protect groundwater quality and will follow well-plugging guidelines at the time of well closure.

The issuance of this Permit does not grant to Permittee the right to use any private property, or any public property, for the production or conveyance of water. Neither does this permit authorize the invasion of any personal rights nor the violation of any federal, state, or local laws, rules or regulations. Further, the District makes no representations and shall have no responsibility with respect to the availability or quality of water authorized to be produced under this permit.

### **Brazos Valley Groundwater Conservation District**

By: \_\_\_\_\_ Date \_\_\_\_\_  
**Alan M. Day, General Manager**

WORKSHEET 4.1  
DISCHARGE POINT INFORMATION

Discharge Point 1  
Well 1

This worksheet is required for **each** discharge point. Submit one Worksheet 4.1 for each discharge point. If there is more than one discharge point, the numbering of the points should be consistent throughout the application and on any supplemental documents (e.g. maps).  
**Instructions, Page 27.**

**For water discharged at this location provide:**

- a. The amount of water that will be discharged at this point is 78.85 acre-feet per year. The discharged amount should include the amount needed for use and to compensate for any losses.
- b. Water will be discharged at this point at a maximum rate of \_\_\_\_\_ cfs or 300 gpm.
- c. Name of Watercourse as shown on Official USGS maps: Hudson Creek
- d. Zip Code: 77802
- f. Location of point: In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49, Brazos County, Texas.
- g. Point is at:  
Latitude 30.677613 °N, Longitude -96.303072 °W.  
*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*
- h. Indicate the method used to calculate the discharge point location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth

**Map submitted must clearly identify each discharge point. See instructions Page. 15.**

# Worksheet 4.1

## Discharge Point #1 & #2

Well 1 Discharge 30.677613\*N x -96.303072\*W  
Well 2 Discharge 30.675152\*N x -96.303332\*W





Discharge Point 2  
Well 2

**WORKSHEET 4.1  
DISCHARGE POINT INFORMATION**

This worksheet is required for **each** discharge point. Submit one Worksheet 4.1 for each discharge point. If there is more than one discharge point, the numbering of the points should be consistent throughout the application and on any supplemental documents (e.g. maps).  
**Instructions, Page 27.**

**For water discharged at this location provide:**

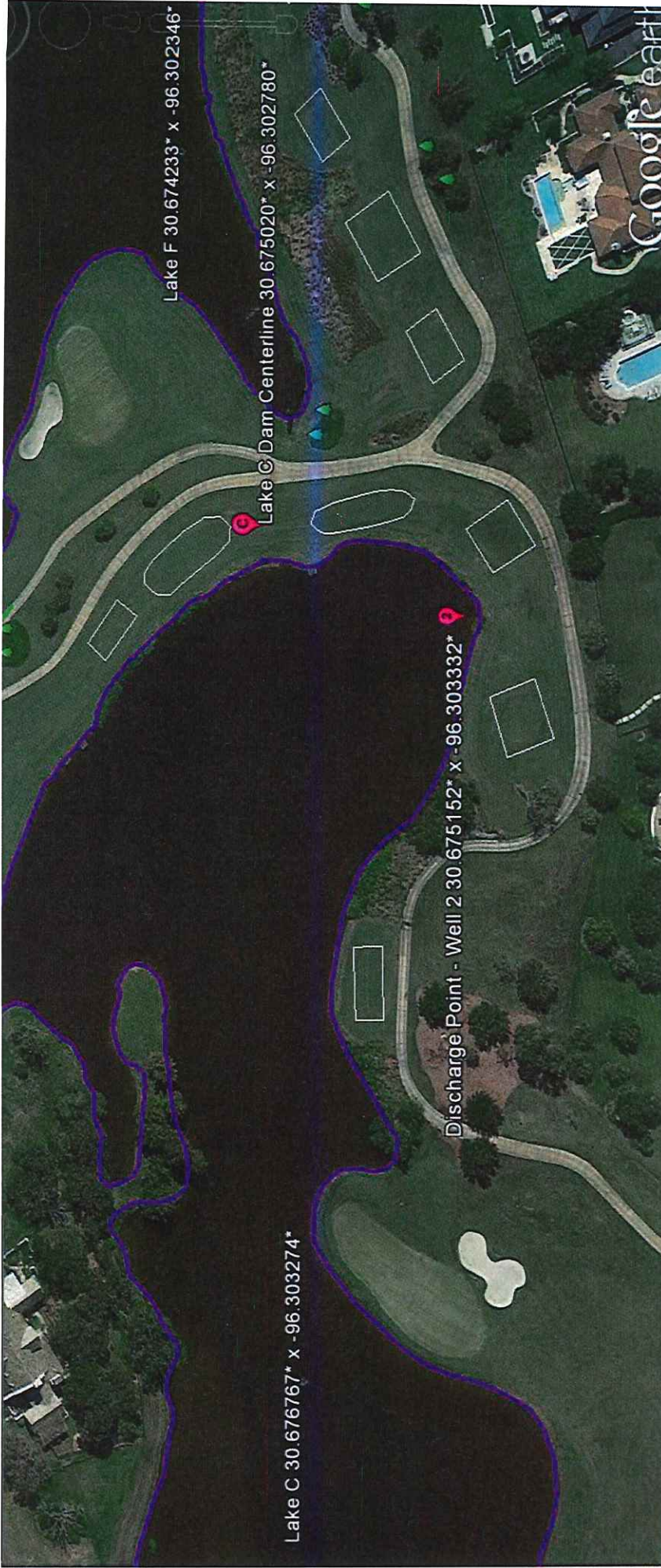
- a. The amount of water that will be discharged at this point is 224.28 acre-feet per year. The discharged amount should include the amount needed for use and to compensate for any losses.
- b. Water will be discharged at this point at a maximum rate of \_\_\_\_\_ cfs or 500 gpm.
- c. Name of Watercourse as shown on Official USGS maps: Hudson Creek
- d. Zip Code: 77802
- f. Location of point: In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49, Brazos County, Texas.
- g. Point is at:  
Latitude 30.675152 °N, Longitude -96.303332 °W.  
*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*
- h. Indicate the method used to calculate the discharge point location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth

**Map submitted must clearly identify each discharge point. See instructions Page. 15.**

# Worksheet 4.1

## Discharge Point #2 – Well 2

30.675152\*N  
-96.303332\*W





WORKSHEET 4.1  
DISCHARGE POINT INFORMATION

Discharge Pt. 3  
Well 3

This worksheet is required for each discharge point. Submit one Worksheet 4.1 for each discharge point. If there is more than one discharge point, the numbering of the points should be consistent throughout the application and on any supplemental documents (e.g. maps).  
**Instructions, Page 27.**

**For water discharged at this location provide:**

- a. The amount of water that will be discharged at this point is 432.74 acre-feet per year. The discharged amount should include the amount needed for use and to compensate for any losses.
- b. Water will be discharged at this point at a maximum rate of \_\_\_\_\_ cfs or 500 gpm.
- c. Name of Watercourse as shown on Official USGS maps: Tributary of Hudson Creek
- d. Zip Code: 77802
- f. Location of point: In the JW Scott League Original Survey No. \_\_\_\_\_, Abstract No. 49, Brazos County, Texas.
- g. Point is at:  
Latitude 30.679213 °N, Longitude -96.308056 °W.  
*\*Provide Latitude and Longitude coordinates in decimal degrees to at least six decimal places*
- h. Indicate the method used to calculate the discharge point location (examples: Handheld GPS Device, GIS, Mapping Program): Google Earth

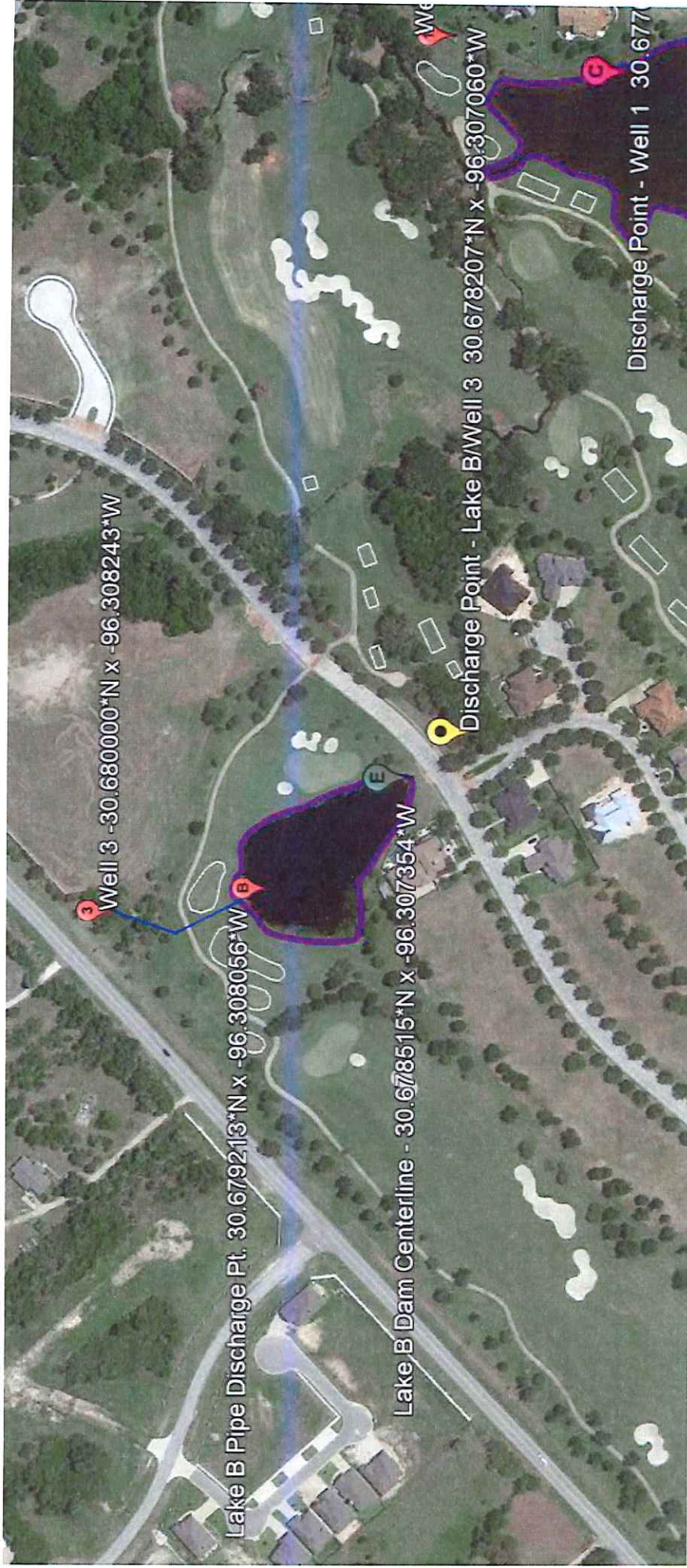
**Map submitted must clearly identify each discharge point. See instructions Page. 15.**



# Worksheet 4.1

## Discharge Point 3/Well 3

30.679213\*N x -96.308056\*W



## WORKSHEET 5.0 ENVIRONMENTAL INFORMATION

This worksheet is required for new appropriations of water in the Canadian, Red, Sulphur, and Cypress Creek Basins. The worksheet is also required in all basins for: requests to change a diversion point, applications using an alternate source of water, and bed and banks applications. **Instructions, Page 28.**

### 1. **New Appropriations of Water (Canadian, Red, Sulphur, and Cypress Creek Basins only) and Changes in Diversion Point(s)**

Description of the Water Body at each Diversion Point or Dam Location. (Provide an Environmental Information Sheet for each location),

a. Identify the appropriate description of the water body.

Stream

Reservoir

Average depth of the entire water body, in feet: \_\_\_\_\_

Other, specify: \_\_\_\_\_

b. Flow characteristics

If a stream, was checked above, provide the following. For new diversion locations, check one of the following that best characterize the area downstream of the diversion (check one).

Intermittent - dry for at least one week during most years

Intermittent with Perennial Pools - enduring pools

Perennial - normally flowing

Check the method used to characterize the area downstream of the new diversion location.

USGS flow records

Historical observation by adjacent landowners

Personal observation

Other, specify: \_\_\_\_\_

c. Waterbody aesthetics

Check one of the following that best describes the aesthetics of the stream segments affected by the application and the area surrounding those stream segments.



- Wilderness: outstanding natural beauty; usually wooded or ungrazed area; water clarity exceptional
- Natural Area: trees and/or native vegetation common; some development evident (from fields, pastures, dwellings); water clarity discolored
- Common Setting: not offensive; developed but uncluttered; water may be colored or turbid
- Offensive: stream does not enhance aesthetics; cluttered; highly developed; dumping areas; water discolored

✕ d. Waterbody Recreational Uses

Are there any known recreational uses of the stream segments affected by the application?

- Primary contact recreation (swimming or direct contact with water)
- Secondary contact recreation (fishing, canoeing, or limited contact with water)
- Non-contact recreation

Submit the following information in a Supplemental Attachment, labeled Addendum to Worksheet 5.0:

1. Photographs of the stream at the diversion point or dam location. Photographs should be in color and show the proposed point or reservoir and upstream and downstream views of the stream, including riparian vegetation along the banks. Include a description of each photograph and reference the photograph to the map submitted with the application indicating the location of the photograph and the direction of the shot.
2. Measures the applicant will take to avoid impingement and entrainment of aquatic organisms (ex. Screens on the new diversion structure).
3. If the application includes a proposed reservoir, also include:
  - i. A brief description of the area that will be inundated by the reservoir.
  - ii. If a United States Army Corps of Engineers (USACE) 404 permit is required, provide the project number and USACE project manager.
  - iii. A description of how any impacts to wetland habitat, if any, will be mitigated if the reservoir is greater than 5,000 acre-feet.

## 2. Alternate Sources of Water and/or Bed and Banks Applications

For all bed and banks applications:

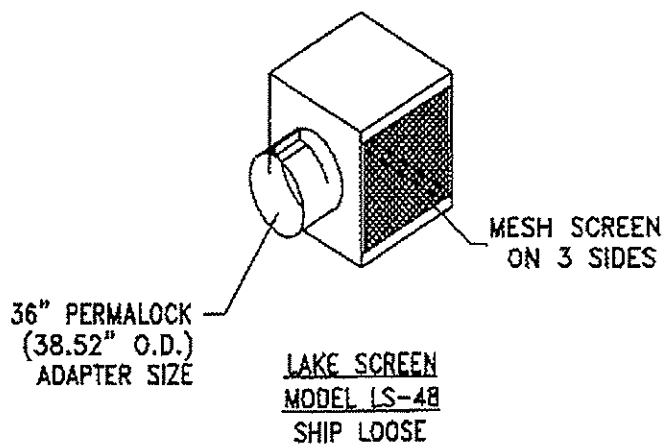
- a. Indicate the measures the applicant will take to avoid impingement and entrainment of aquatic organisms (ex. Screens on the new diversion structure).



## Worksheet 5 Sec. 2

### Alternate Sources of Water and/or Bed and Banks Applications

- a. Impingement and Entrainment – A 48" x 48" x 48" box screen is in use (see figure below). Screen consists of ½" mesh on three sides of the screen. Maximum flow through velocity is unknown, though no restrictions of flow have ever been noted at a maximum draw of 5250gpm. Location of screen is approximately 10ft deep in Lake F at 30.673717\* N and -96.301758\*W. It is attached to an upturned 90 ductile steel 30" intake pipe and sealant around the connection to prevent passage of sediment and/or fish into the intake pipe.



- b. This Bed and Banks application only requests to discharge and subsequently divert groundwater. The amount of water diverted will not exceed the amount of water discharged, less losses, therefore there should be no changes to downstream flows or freshwater inflows. Because lake levels are maintained full, any runoff from a rain event will flow through which will have no bearing on quantity or quality of flows remaining after diversion to meet instream uses and bay and estuary freshwater inflow requirements.

- b. An assessment of the adequacy of the quantity and quality of flows remaining after the proposed diversion to meet instream uses and bay and estuary freshwater inflow requirements.

If the alternate source is treated return flows, provide the TPDES permit number NA

If groundwater is the alternate source, or groundwater or other surface water will be discharged into a watercourse provide:

- a. Reasonably current water chemistry information including but not limited to the following parameters in the table below. Additional parameters may be requested if there is a specific water quality concern associated with the aquifer from which water is withdrawn. If data for onsite wells are unavailable; historical data collected from similar sized wells drawing water from the same aquifer may be provided. However, onsite data may still be required when it becomes available. Provide the well number or well identifier. Complete the information below for each well and provide the Well Number or identifier.

Parameter	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
Sulfate, mg/L	3	3	1	Instantaneous	12/3/19 3:30pm
Chloride, mg/L	44	44	1	Instantaneous	12/3/19 3:30pm
Total Dissolved Solids, mg/L	1277	1277	1	Instantaneous	12/3/19 3:30pm
pH, standard units	8.03	8.03	1	Instantaneous	12/3/19 3:30pm
Temperature*, degrees Celsius	30			Instantaneous	12/3/19 3:30pm

\* Temperature must be measured onsite at the time the groundwater sample is collected.

- b. If groundwater will be used, provide the depth of the well 1060 and the name of the aquifer from which water is withdrawn Sparta Aquifer.

Well #1

- b. An assessment of the adequacy of the quantity and quality of flows remaining after the proposed diversion to meet instream uses and bay and estuary freshwater inflow requirements.

If the alternate source is treated return flows, provide the TPDES permit number NA

If groundwater is the alternate source, or groundwater or other surface water will be discharged into a watercourse provide:

- a. Reasonably current water chemistry information including but not limited to the following parameters in the table below. Additional parameters may be requested if there is a specific water quality concern associated with the aquifer from which water is withdrawn. If data for onsite wells are unavailable; historical data collected from similar sized wells drawing water from the same aquifer may be provided. However, onsite data may still be required when it becomes available. Provide the well number or well identifier. Complete the information below for each well and provide the Well Number or identifier.

Parameter	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
Sulfate, mg/L	3	3	1	Instantaneous	12/3/19 3:20pm
Chloride, mg/L	25	25	1	Instantaneous	12/3/19 3:20pm
Total Dissolved Solids, mg/L	1155	1155	1	Instantaneous	12/3/19 3:20pm
pH, standard units	8.19	8.19	1	Instantaneous	12/3/19 3:20pm
Temperature*, degrees Celsius	30			Instantaneous	12/3/19 3:20pm

\* Temperature must be measured onsite at the time the groundwater sample is collected.

- b. If groundwater will be used, provide the depth of the well 1096 and the name of the aquifer from which water is withdrawn Sparta Aquifer.

Well #2



- b. An assessment of the adequacy of the quantity and quality of flows remaining after the proposed diversion to meet instream uses and bay and estuary freshwater inflow requirements.

If the alternate source is treated return flows, provide the TPDES permit number NA

If groundwater is the alternate source, or groundwater or other surface water will be discharged into a watercourse provide:

- a. Reasonably current water chemistry information including but not limited to the following parameters in the table below. Additional parameters may be requested if there is a specific water quality concern associated with the aquifer from which water is withdrawn. If data for onsite wells are unavailable; historical data collected from similar sized wells drawing water from the same aquifer may be provided. However, onsite data may still be required when it becomes available. Provide the well number or well identifier. Complete the information below for each well and provide the Well Number or identifier.

Parameter	Average Conc.	Max Conc.	No. of Samples	Sample Type	Sample Date/Time
Sulfate, mg/L	19	19	1	Instantaneous	12/3/19 3:40pm
Chloride, mg/L	14	14	1	Instantaneous	12/3/19 3:40pm
Total Dissolved Solids, mg/L	611	611	1	Instantaneous	12/3/19 3:40pm
pH, standard units	7.88	7.88	1	Instantaneous	12/3/19 3:40pm
Temperature*, degrees Celsius	30			Instantaneous	12/3/19 3:40pm

\* Temperature must be measured onsite at the time the groundwater sample is collected.

- b. If groundwater will be used, provide the depth of the well 1546 and the name of the aquifer from which water is withdrawn Sparta Aquifer.

Well #3

✓

## WORKSHEET 6.0

### Water Conservation/Drought Contingency Plans

This form is intended to assist applicants in determining whether a Water Conservation Plan and/or Drought Contingency Plans is required and to specify the requirements for plans.  
**Instructions, Page 31.**

*The TCEQ has developed guidance and model plans to help applicants prepare plans. Applicants may use the model plan with pertinent information filled in. For assistance submitting a plan call the Resource Protection Team (Water Conservation staff) at 512-239-4691, or e-mail [wras@tceq.texas.gov](mailto:wras@tceq.texas.gov). The model plans can also be downloaded from the TCEQ webpage. Please use the most up-to-date plan documents available on the webpage.*

#### 1. Water Conservation Plans

- a. The following applications must include a completed Water Conservation Plan (30 TAC § 295.9) for each use specified in 30 TAC, Chapter 288 (municipal, industrial or mining, agriculture - including irrigation, wholesale):
1. Request for a new appropriation or use of State Water.
  2. Request to amend water right to increase appropriation of State Water.
  3. Request to amend water right to extend a term.
  4. Request to amend water right to change a place of use.  
*\*does not apply to a request to expand irrigation acreage to adjacent tracts.*
  5. Request to amend water right to change the purpose of use.  
*\*applicant need only address new uses.*
  6. Request for bed and banks under TWC § 11.042(c), when the source water is State Water  
*\*including return flows, contract water, or other State Water.*
- b. If Applicant is requesting any authorization in section (1)(a) above, indicate each use for which Applicant is submitting a Water Conservation Plan as an attachment:
1.  Municipal Use. See 30 TAC § 288.2. \*\*
  2.  Industrial or Mining Use. See 30 TAC § 288.3.
  3.  Agricultural Use, including irrigation. See 30 TAC § 288.4.
  4.  Wholesale Water Suppliers. See 30 TAC § 288.5. \*\*

\*\*If Applicant is a water supplier, Applicant must also submit documentation of adoption of the plan. Documentation may include an ordinance, resolution, or tariff, etc. See 30 TAC §§ 288.2(a)(1)(J)(i) and 288.5(1)(H). Applicant has submitted such documentation with each water conservation plan? Y / N **NA**

- c. Water conservation plans submitted with an application must also include data and information which: supports applicant's proposed use with consideration of the plan's water conservation goals; evaluates conservation as an alternative to the proposed

appropriation; and evaluates any other feasible alternative to new water development.  
See 30 TAC § 288.7.

Applicant has included this information in each applicable plan? Y / N

## 2. Drought Contingency Plans

- a. A drought contingency plan is also required for the following entities if Applicant is requesting any of the authorizations in section (1) (a) above - indicate each that applies:
  1. \_\_\_\_ Municipal Uses by public water suppliers. See 30 TAC § 288.20.
  2. \_\_\_\_ Irrigation Use/ Irrigation water suppliers. See 30 TAC § 288.21.
  3. \_\_\_\_ Wholesale Water Suppliers. See 30 TAC § 288.22.
- b. If Applicant must submit a plan under section 2(a) above, Applicant has also submitted documentation of adoption of drought contingency plan (*ordinance, resolution, or tariff, etc. See 30 TAC § 288.30*) Y / N





## Texas Commission on Environmental Quality

Water Availability Division

MC-160, P.O. Box 13087 Austin, Texas 78711-3087

Telephone (512) 239-4691, FAX (512) 239-2214

### System Inventory and Water Conservation Plan for Individually-Operated Irrigation Systems

This form is provided to assist entities in developing a water conservation plan for individually-operated irrigation systems. If you need assistance in completing this form or in developing your plan, please contact the Conservation staff of the Resource Protection Team in the Water Availability Division at (512) 239-4691.

*Additional resources such as best management practices (BMPs) are available on the Texas Water Development Board's website <http://www.twdb.texas.gov/conservation/BMPs/index.asp>. The practices are broken out into sectors such as Agriculture, Commercial and Institutional, Industrial, Municipal and Wholesale. BMPs are voluntary measures that water users use to develop the required components of Title 30, Texas Administrative Code, Chapter 288. BMPs can also be implemented in addition to the rule requirements to achieve water conservation goals.*

#### Contact Information

Name: Miramont Country Club Properties, dba Miramont Country Club

Address: 1 Momentum Blvd, Suite 1000 College Station, TX 77845

Telephone Number: (979)776-8930 Fax: (979)731-1433

Form Completed By: Jon Snider

Title: Director of Grounds and Golf Course Maintenance

Signature: Jon Snider Date: 06 / 18 / 2020

A water conservation plan for agriculture use (individual irrigation user) must include the following requirements (as detailed in 30 TAC Section 288.4). If the plan does not provide information for each requirement, you must include in the plan an explanation of why the requirement is not applicable.

I. BACKGROUND DATA

A. Water Use

- Annual diversion appropriated or requested (in acre-feet): 736
- In the table below, list the amount of water (in acre-feet) that is or will be diverted monthly for irrigation during the year.

January	February	March	April
7	7	22	40
May	June	July	August
80	110	128	133
September	October	November	December
130	54	20	5
Total All Months			736

- In the table below, list the type of crop(s), growing season, and acres irrigated per year.

Type of crop	Growing Season (Months)	Acres irrigated/year
Bermudagrass Turf	9	170
Zoysiagrass Turf	9	50
Landscaping (trees, shrubs, groundcover, annuals)	9	25
Total acres irrigated		255

- Are crops rotated seasonally or annually?  Yes  No

If yes, please describe: NA

- Describe soil type (including permeability characteristics, if applicable).

Native soils are predominately Sandy Loams, Sandy Clay Loams, and at greater depths are typically Sandy Clay and Clay Loams. Please see "Thomas Turf Services 12.19.07" for complete soil profile characteristics and classifications for typical native soils. Greens were constructed to USGA (United States Golf Association) specifications consisting of a 90%/10% sand/peat blend to depth of 12" over a 4" pea gravel layer with 4" drainage tiles in a herringbone design beneath the gravel layer appropriately placed for functionality. Please see "Miramont Greens Profile - Typical" for a more thorough analysis.



## B. Irrigation system information

1. Describe the existing irrigation method or system and associated equipment including pumps, flow rates, plans, and/or sketches of system the layout. Include the rate (in gallons per minute or cubic feet per second) that water is diverted from the source of supply. If this WCP is submitted as part of a water right application, verify that the diversion volumes and rates are consistent with those in the application.
  - **Pump Station**
    - A Watertronics 3250gpm (maximum flow rate and diversion from the lake) pump station is the heart of Miramont's irrigation system - installed new 2/15/19 (schematic and specifications attached)
    - Mobile app for smart phone allows real time observation of pump system operation
      - Allows us to remotely access controls of pumping system with ability to shut down if necessary
      - Alerts sent when pump system is out of normal operating parameters
      - Allows us to know if there is flow when irrigation is not scheduled alerting us of a leak or "stuck-on" which is located and repaired promptly
  - **Toro LYNX central control**
    - Central computer backed by 24/7/365 National Support Network
    - Flows are managed by pipe size, individual golf head flow rates (determined by pressure setting and nozzle), and each electrically controlled valve where every sprinkler nozzle has been counted and total flows calculated.
    - Maximum flow rates in all piping is restricted to not exceed 5fps velocity
    - Each golf sprinkler as well as each electric valve is its own station allowing for precise adjustment taking into account its location, exposure to prevailing winds, slope, exposure to and direction of day-time sun, shade, soil structure/texture, and type of area (turf variety, landscape plant, etc.).
  - 58 Field Satellites throughout golf course, clubhouse grounds, and development
  - Pipe - PVC Sch 40
    - 2.5" - 12" gasketed mainlines to allow for some flexibility in high shrink/swell soils
  - Approximately 2000 Toro golf sprinklers spaced 75' triangulated
    - Individually wired for ultimate control and flexibility in programming
    - "Ins and Outs" - part circle adjustable arc heads paired around every putting surface allowing for precise precipitation rates to be applied both to the sand-based USGA putting green and to the native soil surrounds
  - Irrigation system schematic attached
    - Watertronics pump station
    - Irrigation system overview showing mainlines and laterals
    - Individual holes showing laterals and heads
2. Describe the device(s) and/or method(s) used to measure and account for the amount of water diverted from the supply source, and verify the accuracy is within plus or minus 5%.

Irrigation Pump Station - GROWSMART IM3000 Irrigation Magnetic Flowmeter - 8"

Well 1, 2, & 3 - McCrometer Model M0300 - Specifications for both attached.

3. Provide specific, quantified 5-year and 10-year targets for water savings including, where appropriate, quantitative goals for irrigation water use efficiency and a pollution abatement and prevention plan below in 3(a) and 3(b). Water savings may be represented in acre-feet or in water use efficiency. If you are not planning to change your irrigation system in the next five or ten years, then you may use your existing



efficiencies or savings as your 5-year and /or 10-year goals. Please provide an explanation in the space provided below if you plan to use your existing efficiencies or savings.

Irrigation system renovation is a part of our 10-year master plan. As this is only in the "idea stage" at this point, all aspects are variable: Main line piping would be HDPE to allow for more flexibility in our clay soils thereby reducing joints and subsequent leaks; irrigation heads will be the most efficient available at date of renovation; individual control of each head/station would continue with new 24vac wiring connected to each; A herringbone layout of main lines and lateral lines with isolation valves installed at each main/lateral connection to provide better isolation of leaks if/when they occur

Quantified 5-year and 10-year targets for water savings:

5-year goal:

Savings in acre-feet                      or system efficiency as a percentage **75 %**

10-year goal:

Savings in acre-feet                      or system efficiency as a percentage **80 %**

*(Examples of Typical Efficiencies for Various Types of Irrigation Systems - Surface: 50-80%; Sprinkler: 70-85%; LEPA: 80-90%; Micro-irrigation: 85-95%)*

4. If there is an existing irrigation system, have any system evaluations been performed on the efficiency of the system?

Yes                       No

If yes, please provide the date of the evaluation, evaluator's name and the results of the evaluation: **Daily observations/inspections of property by trained staff**

C. Conservation practices

1. Describe any water conserving irrigation equipment, application system or method in the irrigation system (e.g., surge irrigation, low pressure sprinkler, drip irrigation, nonleaking pipe).

- Pump Station is equipped with automatic shut down in the event of "Low Pressure Discharge" - indicating a substantial leak in the system
- All irrigation is programmed as surge irrigation referred to locally as "cycle/soak" where each head or zone is programmed to run for no more than "X" minutes followed by a "soak" time of "Y" minutes prior to the head/zone irrigating again which has reduced runoff amount significantly
- Drip irrigation has been installed in numerous annual color beds and ornamental flower beds where feasible - replacing less efficient pop-up spray heads
  - Additional drip irrigation will be installed in areas where feasible and practical

2. Describe any methods that will be used for water loss control and leak detection and repair.

- The Irrigation Pump Station is equipped with automatic shut down in the event of a "Low Pressure Discharge" - indicating a substantial leak in the system
- A mobile app for smart phone allows real time observation of pump system operation allowing us to see pump system operation from anywhere at any time.

- Bi-weekly applications of soil wetting agents that both aid in water infiltration as well as soil holding capacity
  - Bi-weekly and monthly applications of growth regulators to fairways and roughs respectively to reduce the growth rate and subsequent water usage of turf throughout the golf course
  - Staff on site daily 362 days annually – all trained to report irrigation leaks and abnormalities immediately. Average staff of 40 covering all areas throughout golf course and development.
  - Two full-time irrigation technicians on staff trained in observing abnormalities and trained in proper and timely repairs of leaks.
  - Multiple community residents that will and do call if and when they see leaks or irrigation that appears out of the ordinary.
3. Describe any water-saving scheduling or practices to be used in the application of water (e.g., irrigation only in early morning, late evening or night hours and/or during lower temperatures and winds) and methods to measure the amount of water applied (e.g. soil-moisture monitoring).
- Irrigation is scheduled to run only during night-time hours
    - To maximize efficiency of water applied at lowest times of ET
    - To avoid golfers and pedestrians
  - Electronic hand-held portable moisture meters are utilized routinely (daily in absence of rainfall) to monitor moisture on putting greens
  - Hand watering is commonplace for all areas as needed to alleviate dry spots and to maintain health of turf and landscape ornamentals/flowers
  - Use or adjustable trajectory nozzles in golf sprinklers and adjustment thereof to combat wind and the loss/misdirected water
  - Routine audits of adjustable arc sprinklers to ensure water is being applied to exactly where needed/designed
  - Irrigation water is treated leaving the pump station with products to combat bicarbonate in our water and prevention of precipitating out calcium and magnesium which leads to tighter soils with slower infiltration rates
  - Granular gypsum ( $\text{CaSO}_4$ ) is applied to all golf areas 3X - 4X annually to reduce the effects of the high sodium irrigation water thereby improving/maintaining flocculation and subsequent infiltration
4. Describe any water-saving land improvements or plans to be incorporated into the irrigation practices for retaining or reducing runoff and increasing infiltration of rain and irrigation water (e.g., land leveling, conservation tillage, furrow diking, weed control, terracing, etc.).
- **DrainMaster**
    - Soil profile modification/improvement accomplished on selected areas annually. Please see attached info sheet for more information
    - Removes native soil and replaces with sand
      - Irrigation/rainfall infiltration rate is greatly improved and runoff has reduced
      - Irrigation efficiency has increased on all areas where the DrainMaster operation has occurred (this includes all fairways with the exception of hole 5 fairway and hole 11 fairway – Fairways on holes 7, 8, 9, 10, 13, 14, 18 have been “DrainMastered” at least twice in varying directions to affect the greatest area)



- Irrigation requirements on these areas is less compared to native soils
      - Water entering the sand lines then moves laterally into the surrounding native soil
    - Soil chemistry is improved by increased leachability of soluble salts
  - Aerification/Dethatching
    - Core aerification and thatch removal is performed at least 3X annually on putting surfaces and at least once annually on fairways and tees.
    - Allows faster infiltration of irrigation/rainfall through columns created through core aerification
    - Solid tine aerification performed as needed/where needed
      - 7/8" solid tines used
      - Creates open channels up to 12" deep
      - Increases infiltration and water retention through columns created
      - Increases lateral movement of water within
      - Fractures soil thereby increasing both macro and micro porosity
  - Sand Topdressing of Putting surfaces, Fairways, and Tees
    - Accomplished up to 30 X annually on putting surfaces, 1 X annually on Fairways, and up to 4 X annually on tees
    - Sand acts as a type of mulch and helps in several ways
      - Allows faster water infiltration thereby reducing runoff, and slows evaporation of water from underlying native soil
      - Assists in the dilution of thatch and organic matter buildup
  - Weed Control
    - Substantial time, effort and money contributed to prevention and control of weeds
      - Pre-emerge control – Preferred
      - Post-emerge if/when populations warrant
      - Physical removal
5. Describe any methods for recovery and reuse of tail water runoff.
- The golf course and residential development were designed to recover and/or direct ALL water runoff
    - Surface grading to create interest as well as collection areas
    - Golf Course Subsurface drainage
      - Catch basins in collection areas strategically placed throughout golf course
      - Captures and delivers excess water to a watercourse
      - Connected by miles of appropriately sized drainage pipe
        - Increased runoff from slopes, hills, and valleys is detained on golf course to prevent downstream flooding. The golf course is a terrific detention basin.
    - Residential homes



- Roof gutters and down spouts piped into golf course subsurface drainage network where homes border golf course
    - Pool drains connected to golf course subsurface drainage
    - Landscape runoff collected/intercepted through French drains are also tied to golf course drainage or routed toward a road surface which then ties into storm water drainage system and empties into waterway
    - Streets and curbs
      - Non-absorptive streets shed excess water into waterways through storm water inlets and connecting drain pipes
        - Runoff comes in the forms of rainfall and over irrigating by homeowners
6. Describe any other water conservation practices, methods, or techniques for preventing waste and achieving conservation.
- Recap of practices mentioned above:
    - Technically advanced irrigation pump system
      - Automatic shut down in case of leak
    - Technologically advanced irrigation programming system
    - Remote control of both pump system and irrigation control system
      - Allows for adjustment or cancellation of an irrigation cycle in the event of pop-up rain event or change in weather pattern
    - Director of Grounds lives only 0.54 miles from office/irrigation controls and has and will return to make adjustments or cancellations of program irrigation cycles if/when warranted
    - Daily weather observations and forecasts considered prior to programming irrigation cycles
    - 362 days per year of on-site observation by trained personnel
    - Treatment of water to maximize infiltration and efficiency
    - Applications of gypsum to improve soil chemistry and thereby structure to improve water movement and availability
    - Mulch applied to non-turf areas to prevent water loss

# Supporting Documents for:

## Worksheet 6.0

### Water Conservation/Drought Contingency Plans

TCEQ – System Inventory and Water Conservation Plan for Individually-Operated Irrigation Systems

Miramont Country Club Water Efficiency/Conservation BMP Plan

Native Soil – Physical Soil Test Results (Thomas Turf Services)

Greens Mix – Physical Soil Test Results (Turf & Soil Diagnostics)

Irrigation Pump Schematics

Irrigation Flow Meter Specifications

Well Flow Meter Specifications

DrainMaster Info Sheet

Irrigation Layout: Overview of Main Lines and Laterals

Irrigation Layout – Hole by Hole

**Water Efficiency/Conservation BMP Plan**  
**Miramont Country Club**  
**One Miramont Blvd.**  
**Bryan, TX 77802**  
(Updated: 11/15/19)

Contact Person: Jon Snider – Director of Grounds and Course Maintenance (979) 412-1281

The purpose of a Water Efficiency/Conservation BMP (Best Management Practices) Plan is to foster the efficient use of water and to conserve water. Water use efficiency supports the goals of this facility to manage natural resources in a conservative and sustainable manner.

The approach used by Miramont Country Club to enhance greater water use efficiency and conserve water resources is a holistic, site specific, science based BMP plan. This allows for more rigid monitoring and controls during local water crises in a science based manner using relevant triggers for each level of restriction.

**Property Information:**

- Property Description – Site Assessment, Area, Plants, General Factors
  - Location – Southeastern corner of the City of Bryan, County of Brazos, bordered by FM 1179 to the North and FM 158 to the West, comprised of 527 total Acres. Of that, 235 acres are irrigated, including: 22 holes of golf and practice area (200 acres), clubhouse grounds and common areas throughout the housing development (35 acres).
  - Greens – 180,000 square feet (4.13 Ac), TifEagle Ultra-swarf Bermudagrass, Soil – USGA specifications, low cutting height (.095" - .130")
  - Tees – 214,100 square feet (4.91 Ac), TifSport/Common Bermudagrass (high drought tolerance), Zoysia grass in shaded areas, Soil – fine textured sand capped for proper drainage, but with good water holding capacity, low cutting height (.375" - .5")
  - Fairways – 36 Ac, TifSport/Common Bermudagrass (high drought tolerance), Soil – native sandy loam/clays, good surface drainage (water flow is generally back to on-site ponds), good water holding capacity, low cutting heights (.375" - .5")
  - Rough – 150 Ac, TifSport/Common Bermudagrass (high drought tolerance), Palisades Zoysia grass (high drought tolerance) Soil – native sandy loam/clays, good surface drainage (water flow is generally back to on-site ponds), high cutting height (2")
  - Streetscape (common areas throughout development) - 26Ac, Palisades Zoysia grass (high drought tolerance), Soil – native sandy loam/clays, drainage to gutters and storm drains (water flow is generally back to on-site ponds), high cutting height (2" – 3.5"). Streetscape landscape beds – 10 Ac, adapted mature plants on improved soils
  - Clubhouse Grounds – 3 Ac, Soils – native sandy loam except in annual beds (heavily amended with peat moss and perlite – good water holding capacity), Palisades and Zoro Zoysia grass, Live Oak and Crepe Myrtle trees dominate
- **Water Demands:**
  - Metering – each well is metered and water use can be compared to computerized flow managed irrigation control system.
  - Record keeping – Monthly flows are recorded for each of the three wells.



- Water testing – As needed. Raw well water is poor quality irrigation water.
  - Water contains high levels of sodium and bicarbonate
  - Water treated with n-phuric acid as it leaves pump station to combat bicarbonates that adversely affect soil chemistry and structure
  - Gypsum applications made to all irrigated areas at the rate of 1000 pounds per acre 2X – 4X annually to counteract the effect of sodium.
- Source – Three wells drilled to approximately 1100 ft into the Sparta aquifer with pumps set at 600 ft below surface. Well production capability is a combined 900gpm and we are permitted to use 736 Acre Feet per year though 10-yr average is 555 Acre Feet combined.
- Future Needs – some new areas will continue to be developed that will require irrigation, but anticipate other areas being removed from Miramont water irrigation at a rate equal to new areas coming on-line.
- Alternate Water Sources – Considerations are being given to bringing an effluent water supply source to the property at some point in the future to alleviate or minimize groundwater use.
- Irrigation Method is a combination of:
  - Plant based science
    - Daily observations and historical knowledge
  - Soil based science
    - Daily observations and historical knowledge
    - Electronic soil moisture meters utilized
      - Have/use three Spectrum Technologies, Inc Fieldscout TDR300 moisture meters
  - Atmospheric data
    - Data observed daily
    - Forecasts
  - Expected level of use upcoming
- **Irrigation System Information:**
  - Irrigation Production – Simplified version:
    - Groundwater from Well 3 is plumbed into Lake B on hole 6 which then flows into Lake C via storm drain infrastructure and a branch of Hudson Creek. Wells 1 & 2 are plumbed into Lake C which when full overflows into Lake F (Irrigation Lake). If additional water is need in Lake F (Irrigation Lake) prior to Lake C overflowing, there is a 12” gate valve in the bottom of the overflow structure at Lake C Dam Centerline that can be opened to fill Lake F. The Diversion Point is 440ft Northeast of the Irrigation Pump Station (Discharge Point) in Lake F and is an up-turned 90 degree 30” ductile iron pipe with a 48” x 48” x 48” filter with ½” mesh screen roughly ten feet below normal water surface level.
  - Pump Station – Watertronics Variable Frequency Drive (VFD) capable of pumping 3250gpm, Low Pressure shut down (to prevent loss of water in case of leak in system), High Pressure shut down (to prevent loss of water), vertical turbine pumps, filtration with auto wash, flow meter, hour meters. Station is inspected daily throughout growing season, at least weekly through “off-season”, Preventative Maintenance by factory trained personnel performed at least annually. New condition – purchased and installed 2/15/19. (Please see

“Watertronics Irrigation Pump Specs” and “Watertronics Irrigation Pump Schematic” as reference)

- Controls – 58 field satellite controllers with grounding, central computer control with latest software updates, national support network to ensure proper function.
- Individual golf sprinkler control – allows us to make adjustments to each and every head as needed
- Irrigation line layout – entire system looped for efficiency, isolation valves for every tee, green, and fairway throughout golf course and each electronic zone valve has isolation valve.
- Golf sprinklers – Toro 750 series (70% efficiency), Toro 55DT & 855 (80% efficiency), part circle/adjustable heads around all greens and border edges for precise area irrigation and increased efficiency.
- Spray pop-ups and rotors for landscaped areas – all with internal check valves to reduce/eliminate seepage/water loss on downhill slopes, and conversion to drip irrigation in the majority of annual color beds and several shrub beds as well in some turf areas.
- **BMP Strategies for Water use Efficiency and Conservation**
  - Current Measures Already Implemented:
    - Current Irrigation Controls – Most up-to-date pump station available with the following features:
      - Flow based pressure regulation to match discharge pressure with irrigation demand
      - Low discharge pressure shutdown
      - High discharge pressure shutdown
      - Individual motor overload/phase loss
      - VFD fault shutdown
      - Low water level shutdown
    - Staffing – Two Full-Time Irrigation Technicians to handle repairs, team members are taught/trained to report any/all leaks or malfunctioning equipment immediately, and 362 day per year daily observations by one or more supervisors throughout course and common areas.
    - Scouting – daily scouting for wet and/or dry spots throughout the property
    - Monitoring – as needed, but at least weekly moisture monitoring using calibrated electronic moisture meters for highly sensitive areas such as greens
    - Hand Watering – hand watering of new installations, annual flowers, and dry spots which greatly reduces the need of overhead irrigation...only watering those areas that are deficient
    - Night Watering – Irrigation scheduled at night to reduce loss from daytime temps and wind
    - “Cycle – Soak” irrigation is standard practice. Golf sprinklers are programmed to run no more than 4 minutes (one revolution) at a time with a minimum soak time of 30 minutes prior to the next cycle to allow infiltration of the water applied. Pop-up spray heads are programmed in similar fashion, running no more than 6 minutes with the same 15 minute soak time. This practice has proven to be enormously effective in our high clay tight soils.
    - Rain, Leak, etc, Loss Controls – See Scouting, Monitoring above. Additionally, have and use radio controlled central computerized irrigation



system with ability to shut down all irrigation in the event of unexpected rain events.

- Traffic Controls – utilize ropes and stakes to distribute cart and vehicle traffic to minimize compaction and stress thereby increasing drought tolerance and efficient water use
- Soil Cultivation/cultural maintenance – Aerate and sand topdress to promote good root development/depth enhancing plant health and water efficiency within soil/plant root system – Greens 3X per year plus localized areas as needed, Tees and fairways - 1X per year and heavily trafficked areas as needed.
- Evapotranspiration – Utilize local weather sites and daily weather monitoring to assist irrigation scheduling based on daily ET rates
- Landscape Material Selection – select and install only strong plant material adapted to the local climate for maximum water efficiency...mulching all trees and landscaped areas to preserve moisture.
- Naturalized areas – identified areas to reduce or withhold irrigation, maintenance, and traffic to reduce water needs
- Fertilization – proper fertilization to promote healthy plants and turf – healthy plants withstand water stress better than hungry/lean plants
- Pest Management – scout for indicators; use precise applications, if watering-in needed – apply early morning to allow watering-in prior to heat of day. Reduce competition for available water through proper and timely weed control products.
- Wetting Agents – utilize wetting agents to enhance irrigation efficiency
- Water Treatment – utilize n-phuric acid in all irrigation water to maximize water efficiency and long-term soil health.
- Soil Chemistry Monitoring/modification – applications of gypsum ( $\text{CaSO}_4$ ) 2X – 4X annually to flocculate soil and enhance water infiltration and balanced soil chemistry
- **Measures Identified for a Short-Term Improvement Plan**
  - Replace any/all remaining old-style part-circle adjustable sprinklers with new, more efficient models
  - Check and adjust part-circle sprinklers around each green and around perimeters of golf course to ensure proper operation and placement of water
  - Continue to replace pop-up spray heads with drip irrigation in all feasible areas
  - Replace worn and older nozzles with new to maintain operational efficiency of sprinklers
  - Raise and level both pop-up and golf sprinklers so that they operate as designed and manufactured
- **Measures Identified for a Long-Term Improvement Plan**
  - Irrigation piping and all heads replacement is a part of 10-yr plan
    - Plan to utilize HDPE piping in a herringbone design pattern to reduce breaks and leaks caused from high shrink/swell soils native to Bryan, TX and even better isolation capabilities.
  - Effluent water source as an alternative to raw groundwater has been and continues to be investigated as possible for long-term irrigation needs



- Incorporation of a closed-loop equipment wash system at the maintenance facility to reduce potable water consumption in equipment cleaning processes.
- **Drought Contingency/Conservation Plan:**
  - Level One
    - Reduce Practice range by 10%
    - Reduce Rough by 10%
    - Reduce Practice holes by 10%
  - Level Two
    - Reduce Fairways by 10%
    - Reduce Tees by 10%
    - Reduce Practice range by 20% total
    - Reduce Rough by 20 % total
    - Reduce Practice holes by 20% total
  - Level Three
    - Reduce Fairways by 20%
    - Reduce Tees by 20%
    - Reduce Practice range by 35% total
    - Reduce Rough by 30 % total
    - Reduce Practice holes by 30% total
  - Level Four
    - Reduce Fairways by 30%
    - Reduce Tees by 20%
    - Reduce Practice range by 50% total
    - Reduce Rough by 50 % total
    - Reduce Practice holes by 40% total

In addition to the above prescribed conservation and drought contingency plans, we work with and follow the local Brazos Valley Groundwater Conservation District's adopted Drought Contingency Plan.



# Thomas Turf Services



SOIL ANALYSIS AND TURF MANAGEMENT



December 19, 2007

Jon Snider  
Miramont Country Club  
4133 Booneville Road  
Bryan, TX 77802

Mr. Snider:

The profile samples from the #1 and #16 Fairways at the Miramont Country Club were subjected to the standard soil testing procedures used to determine acceptable materials for golf course construction. The results were compared to the *USGA Recommendations for a Method of Putting Green Construction* (2004).

## Root Zone Recommendations

The sand component for the root zone should be composed of silica or another inert hard mineral. Sands with carbonates should be avoided due to the physical and chemical limitations that they promote. Carbonates are slightly to moderately soluble in water and this solubility is enhanced by acidic materials from fertilizers, acid injection systems, and acid rain. Therefore, the carbonate particles slowly dissolve over time and this creates two problems. First, the particle size distribution changes over time and becomes finer as the carbonates dissolve. Secondly, the potential exists for the dissolved carbonates to re-precipitate at the root zone-gravel interface where they may form a cemented "caliche" layer which impedes water movement through the soil. The rates at which these two processes occur is dependent on site specific conditions and cannot be predicted. To avoid the potential for future problems, the USGA and most architects recommend avoiding sands high in carbonates when possible.

The USGA's current recommendations for the particle size distribution of a root zone mixture are as follows.

Name	Particle Diameter (mm)	USGA Recommendation (2004) (by weight)
Fine Gravel	2.0-3.4	$\leq 3\%$ fine gravel and $\leq 10\%$
Very Coarse Sand	1.0-2.0	total gravel plus very coarse sand
Coarse Sand	0.5-1.0	$\geq 60\%$ total coarse sand plus
Medium Sand	0.25-0.50	medium sand
Fine Sand	0.15-0.25	$\leq 20\%$
Very Fine Sand	0.05-0.15	$\leq 5\%^*$
Silt	0.002-0.05	$\leq 5\%^*$
Clay	$<0.002$	$\leq 3\%^*$

\* The total of the very fine sand, plus silt and clay fractions may not exceed 10%.

Once the sand has been selected, an organic amendment is mixed with the sand to achieve the physical properties that will support and promote the turfgrass system.

## Physical Measurements Recommendations

Hydraulic Conductivity *	Water Holding Capacity @30 cm Tension	Bulk Density	Porosity		
			Total	Capillary	Air-filled
inches / hour	%	grams / cc	%	%	%
≥6			<i>35 to 55</i>	<i>15 to 25</i>	<i>15 to 30</i>

All parameters of the Physical Measurements recommendations should be used to evaluate the mix and not just one parameter. Often only the hydraulic conductivity (infiltration rate) of the mix is utilized to make decisions concerning the possible performance of the mix which could result in a poor decision. All the data should be weighed to select the components for the root zone in order to make a good decision.

The USGA recommendations are used to aid in the selection of the materials and do not guarantee the success of the turf system. Other factors such as climate, construction techniques, and cultural management will determine the overall success of the turf facility. Once the materials are evaluated and a recommendation for the individual materials formulated, a quality control testing program should be implemented to make sure that the integrity of the components and their implementation are correct.

## Profile Examination & Discussion

The profile samples from the #1 and #16 Fairways at the Miramont Country Club were carefully examined and photographed prior to testing. Three profiles were submitted from each of the two fairways.

### #1 Fairway - Nearest the Green - Profile

Photos 4146 to 4155 on the enclosed CD are of the profile from the #1 Fairway - Nearest the Green. The surface of the #1 Fairway profile had 100% turf cover, but the turf was in poor condition. The #1 Fairway profile had a maximum root depth of 13". The #1 Fairway profile consisted of 3 layers with a total depth of 12".

The Upper Layer of the profile from the #1 Fairway - Nearest the Green extended from the surface to 1" deep. The 0-1" Upper Layer had a dark brown color and consisted of a small amount of topdressing sand mixed with a high amount of organic matter. No aerification holes were found.

The Second Layer of the profile from the #1 Fairway - Nearest the Green extended from 1-6" below the surface. The 1-6" Layer consisted of a gray native clay soil with many white and yellow colored spots, and occasional red spots.

The Third Layer of the profile from the #1 Fairway - Nearest the Green extended from 6-12" below the surface. The Third Layer had a gray color and appeared to have a clay texture. There was no evidence of any subsurface drainage system.

### #1 Fairway - Center - Profile

Photos 4156 to 4166 on the enclosed CD are of the profile from the #1 Fairway - Center. The surface of the #1 Fairway profile had 100% turf cover which was in fair condition. The #1



Fairway profile had a maximum root depth of 12.5". The #1 Fairway profile consisted of 2 layers with a total depth of 11.5".

The Upper Layer of the profile from the #1 Fairway - Center extended from the surface to 1.25" deep. The 0-1.25" Upper Layer had a very dark brown color and consisted of a small amount of topdressing sand mixed with a high amount of organic matter (thatch). A single empty aerification hole was found extending to a depth of 6 inches.

The Second Layer of the profile from the #1 Fairway - Center extended from 1.25-11.5" below the surface. The 1.25-11.5" Layer consisted of a variegated native clay soil with colors ranging from gray to reddish brown. The variegations indicate that the soil had been disturbed in the past.

### **#1 Fairway - Closest to the Tee - Profile**

Photos 4167 to 4178 on the enclosed CD are of the profile from the #1 Fairway - Closest to the Tee. The surface of the #1 Fairway profile had 100% turf cover which was in good condition. The #1 Fairway profile had a maximum root depth of 12". The #1 Fairway profile consisted of 3 layers with a total depth of 11.75".

The Upper Layer of the profile from the #1 Fairway - Closest to the Tee extended from the surface to 1.25" deep. The 0-1.25" Upper Layer had a very dark brown color and consisted of a small amount of topdressing sand mixed with a high amount of organic matter (thatch). No aerification holes were found.

The Second Layer of the profile from the #1 Fairway - Closest to the Tee extended from 1.25-6.5" below the surface. The 1.25-6.5" Layer consisted of a medium brown colored fine sandy loam topsoil.

The Third Layer of the profile from the #1 Fairway - Closest to the Tee extended from 6.5-11.75" below the surface. The Third Layer was a variegated native clay soil with colors ranging from gray to reddish brown. The variegations indicate that the soil had been disturbed in the past. There was no evidence of any subsurface drainage system.

### **#16 Fairway - Near the Green - Profile**

Photos 4179 to 4188 on the enclosed CD are of the profile from the #16 Fairway - Near the Green. The surface of the #16 Fairway profile had 100% turf cover which was in fair condition. The #16 Fairway profile had a maximum root depth of 13". The #16 Fairway profile consisted of 3 layers with a total depth of 13".

The Upper Layer of the profile from the #16 Fairway - Near the Green extended from the surface to 1.25" deep. The 0-1.25" Upper Layer had a very dark brown color and consisted of a small amount of topdressing sand mixed with a high amount of organic matter. No aerification holes were found.

The Second Layer of the profile from the #16 Fairway - Near the Green extended from 1.25-5.25" below the surface. The 1.25-5.25" Layer consisted of a medium brown colored fine sandy loam topsoil with some clay mixed in it.

The Third Layer of the profile from the #16 Fairway - Near the Green extended from 5.25-13" below the surface. The Third Layer was a gray colored native clay soil with streaks ranging from light gray to yellowish orange.

### **#16 Fairway - Right Side of Bad Spot - Profile**

Photos 4189 to 4199 on the enclosed CD are of the profile from the #16 Fairway - Right Side of Bad Spot. The surface of the #16 Fairway profile had 80% turf cover which was in fair to poor condition. The #16 Fairway profile had a maximum root depth of 10". The #16 Fairway profile consisted of 2 layers with a total depth of 10".

The Upper Layer of the profile from the #16 Fairway - Right Side of Bad Spot extended from the surface to 4" deep and had a 0.5" layer of thatch at the surface. The 0-4" Upper Layer had a medium brown color and consisted of a fine sandy loam topsoil. No aeration holes were found.

The Second Layer of the profile from the #16 Fairway - Right Side of Bad Spot extended from 4-10" below the surface. The 4-10" Layer consisted of a very fine light brown colored sand with a small amount of gravel. The sand also contained some pockets of a whiter colored sand.

### **#16 Fairway - Left Side - Profile**

Photos 4200 to 4211 on the enclosed CD are of the profile from the #16 Fairway - Left Side. The surface of the #16 Fairway profile had 60% turf cover which was in poor condition. The #16 Fairway profile had a maximum root depth of 11.5". The #16 Fairway profile consisted of 2 layers with a total depth of 11".

The Upper Layer of the profile from the #16 Fairway - Left Side extended from the surface to 3" deep and had a 0.5" to 0.75" layer of thatch at the surface. The 0-3" Upper Layer had a dark brown color and consisted of a sandy loam topsoil mixed with a high amount of organic matter. No aeration holes were found.

The Second Layer of the profile from the #16 Fairway - Left Side extended from 3-11" below the surface. The 3-11" Layer consisted of a yellowish brown colored clay soil with streaks of orange and yellow. A large clod of sandy topsoil was found in the 5-6" depth.

## **Discussion of Laboratory Test Results**

Based on the above observations and our discussion, it was decided to test the following samples to provide the maximum amount of information for the least expenditure.

1. The #1 Fairway - Nearest the Green - 0-1" sample was composited with the #1 Fairway - Center - 0-1.25" and the #1 Fairway - Closest to Tee - 0-1.25" samples and will hereafter be referred to as the #1 Fairway - Composite Upper Layer. This sample was tested for organic matter content, pH, and EC (electrical conductivity).
2. Individual sub-samples of the #1 Fairway - Nearest the Green - Second Layer, the #1 Fairway - Nearest the Green - Third Layer, #1 Fairway - Center - Second Layer, #1 Fairway - Closest to the Tee - Second Layer, and the #1 Fairway - Closest to the Tee - Third Layer were tested for soil texture, pH and EC.
3. The #1 Fairway - Nearest the Green - Second Layer was composited with the #1 Fairway - Closest to the Tee - Second Layer and will hereafter be referred to as the #1 Fairway - Composite Second Layer. This sample was tested for physical measurements.
4. The #1 Fairway - Nearest the Green - Third Layer was composited with the #1 Fairway - Closest to the Tee - Third Layer and will hereafter be referred to as the #1 Fairway - Composite Third Layer. This sample was tested for physical measurements.



5. The #16 Fairway - Near the Green - 0-1.25" sample was composited with the #16 Fairway - Right Side of Bad Spot 0-0.5" and the #16 Fairway - Left Side 0-0.5" samples and will hereafter be referred to as the #16 Fairway - Composite Upper Layer. This sample was tested for organic matter content, pH, and EC (electrical conductivity).
6. Individual sub-samples of the #16 Fairway - Near the Green - Second Layer, the #16 Fairway - Near the Green - Third Layer, #16 Fairway - Right Side of Bad Spot - Second Layer, #16 Fairway - Right Side of Bad Spot - Third Layer, #16 Fairway - Left Side - Second Layer, and the #16 Fairway - Left Side - Third Layer were tested for soil texture, pH and EC.
7. The #16 Fairway - Near the Green - Second Layer was composited with the #16 Fairway - Right Side of Bad Spot - Second Layer, and the #16 Fairway - Left Side - Second Layer. This sample will hereafter be referred to as the #16 Fairway - Composite Second Layer. This sample was tested for physical measurements.
8. The #16 Fairway - Near the Green - Third Layer was composited with the #16 Fairway - Right Side of Bad Spot - Third Layer, and the #16 Fairway - Left Side - Third Layer. This sample will hereafter be referred to as the #16 Fairway - Composite Third Layer. This sample was tested for physical measurements.

The results of the tests performed on the above samples are summarized in the enclosed tables. The results of the quality control samples run simultaneously with these samples indicate the data are accurate.

#### **#1 Fairway - Composite Upper Layer**

The #1 Fairway - Composite Upper Layer had a neutral pH of 7.0 and an elevated, but acceptable amount of total salts. The Composite Upper Layer had a slight reaction to acid which indicates the presence of a minor amount of carbonates.

The #1 Fairway - Composite Upper Layer had a high organic matter content of 5.77-5.80% as measured by loss of weight upon ignition at 360°C for 2 hours. This organic matter content is typical of a root zone mix containing approximately 55-60% organic matter by volume.

#### **#1 Fairway - Nearest the Green - Second Layer**

The #1 Fairway - Nearest the Green - Second Layer contained 46.3-46.7% sand, 24.1-25.7% silt and 27.6-29.6% clay. Based on the sand, silt and clay contents; the Second Layer is classified as having a "Sandy Clay Loam" texture according to the USDA soil textural classification system. The Second Layer had a slightly alkaline pH of 8.0 and a high amount of total salts. The Second Layer did not react to acid which indicates that it is free of carbonates.

#### **#1 Fairway - Nearest the Green - Third Layer**

The #1 Fairway - Nearest the Green - Third Layer contained 37.4-38.8% sand, 26.3-27.4% silt and 34.9-35.2% clay. Based on the sand, silt and clay contents; the Third Layer is classified as having a "Clay Loam" texture according to the USDA soil textural classification system. The Third Layer had a slightly acid pH of 6.4 and a high amount of total salts. The Third Layer did not react to acid which indicates that it is free of carbonates.

#### **#1 Fairway - Center - Second Layer**

The #1 Fairway - Center - Second Layer contained 46.3-48.2% sand, 14.8-16.7% silt and 35.1-38.9% clay. Based on the sand, silt and clay contents; the Second Layer is classified as having



a “Sandy Clay” texture according to the USDA soil textural classification system. The Second Layer had a slightly alkaline pH of 7.6 and a high amount of total salts. The Second Layer did not react to acid which indicates that it is free of carbonates.

#### **#1 Fairway - Closest to the Tee - Second Layer**

The #1 Fairway - Closest to the Tee - Second Layer contained 63.6-66.6% sand, 17.7-20.8% silt and 15.6-15.7% clay. Based on the sand, silt and clay contents; the Second Layer is classified as having a “Sandy Loam” texture according to the USDA soil textural classification system. The Second Layer had a slightly alkaline pH of 7.7 and a high amount of total salts. The Second Layer did not react to acid which indicates that it is free of carbonates.

#### **#1 Fairway - Closest to the Tee - Third Layer**

The #1 Fairway - Closest to the Tee - Third Layer contained 46.7-47.0% sand, 18.0-18.8% silt and 34.5-35.0% clay. Based on the sand, silt and clay contents; the Third Layer is classified as having a texture that borders between a “Sandy Clay Loam” and a “Sandy Clay” according to the USDA soil textural classification system. The Third Layer had a very slightly alkaline pH of 7.3 and a high amount of total salts. The Third Layer did not react to acid which indicates that it is free of carbonates.

#### **#1 Fairway - Composite Second Layer**

The physical measurements of the #1 Fairway - Composite Second Layer showed it to have a very low saturated hydraulic conductivity (infiltration rate) of 0.002 inches per hour which is well below the USGA's recommended minimum of 6 inches per hour. The Second Layer retained 32.8% moisture at 30 cm tension. The Second Layer had an acceptable bulk density of 1.27 g/cc and a slightly low particle density of 2.60 g/cc. The Second Layer had an acceptable 51.2% total porosity, a high 41.8% capillary porosity and a low 9.4% air-filled porosity. Based on these results, the #1 Fairway - Composite Second Layer does not meet the USGA's recommendations for physical measurements of a root zone mixture at a depth of 30 cm (12 inches).

#### **#1 Fairway - Composite Third Layer**

The physical measurements of the #1 Fairway - Composite Third Layer showed it to have a very low saturated hydraulic conductivity (infiltration rate) of 0.003 inches per hour which is well below the USGA's recommended minimum of 6 inches per hour. The Third Layer retained 42.8% moisture at 30 cm tension. The Third Layer had a low bulk density of 1.11 g/cc and a low particle density of 2.55 g/cc. The Third Layer had a high 56.7% total porosity, a high 47.4% capillary porosity and a low 9.3% air-filled porosity. Based on these results, the #1 Fairway - Composite Third Layer does not meet the USGA's recommendations for physical measurements of a root zone mixture at a depth of 30 cm (12 inches).

#### **#16 Fairway - Composite Upper Layer**

The #16 Fairway - Composite Upper Layer had a neutral pH of 7.0 and a high amount of total salts. The Composite Upper Layer had a slight reaction to acid which indicates the presence of a minor amount of carbonates.

The #16 Fairway - Composite Upper Layer had a high organic matter content of 7.30-7.50% as measured by loss of weight upon ignition at 360°C for 2 hours. This organic matter content is typical of a root zone mix containing approximately 70-75% organic matter by volume.

#### **#16 Fairway - Near the Green - Second Layer**

The #16 Fairway - Near the Green - Second Layer contained 70.7% sand, 13.4-13.9% silt and 15.4-15.9% clay. Based on the sand, silt and clay contents; the Second Layer is classified as having a “Sandy Loam” texture according to the USDA soil textural classification system. The



Second Layer had a slightly alkaline pH of 7.5 and a high amount of total salts. The Second Layer did not react to acid which indicates that it is free of carbonates.

#### **#16 Fairway - Near the Green - Third Layer**

The #16 Fairway - Near the Green - Third Layer contained 55.0-56.2% sand, 18.4-19.6% silt and 25.4% clay. Based on the sand, silt and clay contents; the Third Layer is classified as having a “Sandy Clay Loam” texture according to the USDA soil textural classification system. The Third Layer had a very slightly alkaline pH of 7.4 and a high amount of total salts. The Third Layer had a slight reaction to acid which indicates the presence of a minor amount of carbonates.

#### **#16 Fairway - Right Side of Bad Spot - Second Layer**

The #16 Fairway - Right Side of Bad Spot - Second Layer contained 71.0-71.6% sand, 12.7-13.3% silt and 15.7% clay. Based on the sand, silt and clay contents; the Second Layer is classified as having a “Sandy Loam” texture according to the USDA soil textural classification system. The Second Layer had a very slightly alkaline pH of 7.4 and a very high amount of total salts. The very high total salt content indicates that salts are accumulating in the soil. The Second Layer had a slight reaction to acid which indicates the presence of a minor amount of carbonates.

#### **#16 Fairway - Right Side of Bad Spot - Third Layer**

The #16 Fairway - Right Side of Bad Spot - Third Layer contained 78.5-78.9% sand, 11.3-11.6% silt and 9.8-9.9% clay. Based on the sand, silt and clay contents; the Third Layer is classified as having a “Sandy Loam” texture according to the USDA soil textural classification system. The Third Layer had a medium acid pH of 5.6 and a very high amount of total salts. The very high total salt content indicates that salts are accumulating in the soil. The Third Layer did not react to acid which indicates that it is free of carbonates.

#### **#16 Fairway - Left Side - Second Layer**

The #16 Fairway - Left Side - Second Layer contained 63.6-64.8% sand, 20.9-22.7% silt and 13.7-14.3% clay. Based on the sand, silt and clay contents; the Second Layer is classified as having a “Sandy Loam” texture according to the USDA soil textural classification system. The Second Layer had a slightly alkaline pH of 7.5 and a high amount of total salts. The Second Layer did not react to acid which indicates that it is free of carbonates.

#### **#16 Fairway - Left Side - Third Layer**

The #16 Fairway - Left Side - Third Layer contained 51.8-52.2% sand, 18.7-19.3% silt and 28.5-29.5% clay. Based on the sand, silt and clay contents; the Third Layer is classified as having a “Sandy Clay Loam” texture according to the USDA soil textural classification system. The Third Layer had a strongly acid pH of 4.9 and a high amount of total salts. The Third Layer had a slight reaction to acid which indicates the presence of a minor amount of carbonates.

#### **#16 Fairway - Composite Second Layer**

The physical measurements of the #16 Fairway - Composite Second Layer showed it to have a very low saturated hydraulic conductivity (infiltration rate) of 0.048 inches per hour which is well below the USGA's recommended minimum of 6 inches per hour. The Second Layer retained 28.3% moisture at 30 cm tension. The Second Layer had an acceptable bulk density of 1.32 g/cc and a slightly low particle density of 2.59 g/cc. The Second Layer had an acceptable 49.1% total porosity, a high 37.2% capillary porosity and a low 11.9% air-filled porosity. Based on these results, the #16 Fairway - Composite Second Layer does not meet the USGA's recommendations for physical measurements of a root zone mixture at a depth of 30 cm (12 inches).



## **#16 Fairway - Composite Third Layer**

The physical measurements of the #16 Fairway - Composite Third Layer showed it to have a very low saturated hydraulic conductivity (infiltration rate) of 0.010 inches per hour which is well below the USGA's recommended minimum of 6 inches per hour. The Third Layer retained 30.1% moisture at 30 cm tension. The Third Layer had an acceptable bulk density of 1.27 g/cc and a slightly low particle density of 2.58 g/cc. The Third Layer had an acceptable 50.6% total porosity, a high 38.3% capillary porosity and a low 12.3% air-filled porosity. Based on these results, the #16 Fairway - Composite Third Layer does not meet the USGA's recommendations for physical measurements of a root zone mixture at a depth of 30 cm (12 inches).

### **Summary**

Examination of the profiles from the #1 and #16 Fairways of the Miramont Country Club showed the presence of 0.5" to 1.25" thick thatch layer at the surface. Below this was a 4" to 5.5" thick layer of a fine textured topsoil. Below the 6" depth was a generally grayish colored clay soil.

The Composite Upper Layer from the #1 Fairway had a high organic matter content of 5.77-5.80%, a neutral acid pH of 7.0 and an elevated, but manageable salt content.

The Second Layers from the three #1 Fairway profile samples had Sandy Clay Loam, Sandy Loam and Sandy Clay soil textures. Clay contents ranged from 15.6-38.9% and silt contents ranged from 14.8 to 25.7%. The Second Layers had slightly alkaline pH values of 7.6-8.0 with high total salt levels. The #1 Fairway - Composite Second Layer had a very low saturated hydraulic conductivity, an acceptable amount of total porosity, a high amount of capillary porosity and a low amount of air-filled porosity.

The Third Layers from the three #1 Fairway profile samples had Sandy Clay Loam to Clay Loam soil textures. Clay contents ranged from 34.5-35.2% and silt contents ranged from 18.0 to 27.4%. The Third Layers had slightly acid to very slightly alkaline pH values of 6.4-7.3 with high total salt levels. The #1 Fairway - Composite Third Layer had a very low saturated hydraulic conductivity, a high amount of total porosity, a high amount of capillary porosity and a low amount of air-filled porosity.

The Composite Upper Layer from the #16 Fairway had a high organic matter content of 7.30-7.50%, a neutral pH of 7.0 and a high total salt content.

The Second Layers from the three #16 Fairway profile samples had Sandy Loam soil textures. Clay contents ranged from 13.7-15.9% and silt contents ranged from 12.7 to 22.7%. The Second Layers had very slightly alkaline pH values of 7.4-7.5 with high to very high total salt levels. The #16 Fairway - Composite Second Layer had a very low saturated hydraulic conductivity, an acceptable amount of total porosity, a high amount of capillary porosity and a low amount of air-filled porosity.

The Third Layers from the three #16 Fairway profile samples had Sandy Loam to Sandy Clay Loam soil textures. Clay contents ranged from 9.8-29.5% and silt contents ranged from 11.3 to 19.6%. The Third Layers had strongly acid to very slightly alkaline pH values of 4.9-7.4 with high to very high total salt levels. The #16 Fairway - Composite Third Layer had a very low saturated hydraulic conductivity, an acceptable amount of total porosity, a high amount of capillary porosity and a low amount of air-filled porosity.

The test results indicate that the #1 and #16 Fairways at the Miramont Country Club were built using the native soil with Sandy Clay to Sandy Clay Loam textures. The fairways have accumulated a surface thatch layer that is approximately 1 inch deep and contains a high amount of



organic matter. Below this are two layers of native soil which are high in silt and clay. Due to the fineness of the soils, these two layers have very low permeability, retain high amounts of water and have low amounts of air-filled porosity. The low permeability and high clay content of the soils combined with the high sodium content of the local irrigation water, makes salt management very difficult. The sodium reacts with the clay to disperse the soil aggregates which further lowers the saturated hydraulic conductivity making it very difficult to get water to enter the soil. The little water that is retained in the surface soil is rapidly evaporated in the hot summer months leaving the salts behind to accumulate to levels that will become detrimental to turf growth and quality.

Turf management under these conditions is very difficult at best. The following management techniques may be employed to help maintain acceptable growing conditions, however, conditions will never be ideal.

1. Fairway Aerification: Implement an intense fairway aerification program to periodically break up the thatch layer and surface soil layer that is impacted by sodium. This should also aid in improving the movement of water and air into the soil.
2. Gypsum Additions: It is important to make routine gypsum applications to the fairways. This can be done either in granular form or as a dissolved product applied via the irrigation system. The gypsum is a source of soluble calcium which will help displace excess sodium from the soil cation exchange sites. However, it is important that gypsum applications be followed by leaching to wash excess sodium from the soil.
3. Sulfur Additions: Sulfur can be added either via a sulfur burner in the irrigation lake or via direct acid injection into the irrigation main. In either case, the sulfur forms a weak solution of sulfuric acid in the water. When irrigated onto calcareous soils, the sulfur combines with the *insitu* calcium carbonate to form calcium sulfate (gypsum). The gypsum then performs as described in Item 2 above.
4. Leaching Fraction: Due to the poor irrigation water quality in this area, it will be necessary to employ the use of a leaching fraction. Basically, this entails applying slightly more irrigation water than that needed by the turf. The excess water will leach down through the soil carrying with it excess sodium and thereby maintain an acceptable salt concentration in the surface soil. This may necessitate split water application periods to allow time for the applied irrigation water to soak into the soil thereby minimizing runoff losses.

If you have any questions concerning these recommendations or are in need of further assistance, please feel free to phone me directly at 979-575-5107. You may also send E-Mail to: <soiltest@thomasturf.com>. Thank you for using Thomas Turf Services, Inc.

Sincerely,

James C. Thomas, C.P.Ag.  
Pres., Thomas Turf Services

JCT:rgy

Enclosures: Tables (5)  
Photos (CD)  
Invoice

File: 99165, G7177

**Thomas Turf Services, Inc.**  
**Soil Analysis & Turf Management**

11183 State Highway 30  
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Certificate Number: 0743-01

**Geotechnical Putting Green Materials**

Miramont Country Club Jon Snider 4133 Booneville Road Bryan, TX 77802 Phone: 979-776-8930 Cell: 979-412-1281 Fax: 979-731-1433 E-mail: [REDACTED]	Facility: Miramont Country Club Account No.: 99165 Lab ID: G7177 Date Rec'd: 23-Mar-07 Test Dates: 5-21-Apr-07 Report Date: 19-Dec-07
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**Particle Size Analysis Report - ASTM Method F1632**

	Texture			Chemical Analysis			Acid Reaction <sup>†††</sup>
	USDA (mm)	Sand	Silt	Clay	USDA Texture	pH <sup>†</sup>	
USDA (mm)	.05 - 2.00	.002 to .05	<.002				
U.S. Sieve (mesh)	270 to 10	< 270					
Sample ID							1 N HCl
#1 Fairway - Composite Upper Layer	-	-	-	-	7.0	854	Slight
#1 Fairway - Nearest the Green - Second Layer	46.3	24.1	29.6	Sandy Clay Loam	8.0	1.194	None
Duplicate	46.7	25.7	27.6	Sandy Clay Loam			
#1 Fairway - Nearest the Green - Third Layer	37.4	27.4	35.2	Clay Loam	6.4	1.684	None
Duplicate	38.8	26.3	34.9	Clay Loam			
#1 Fairway - Center - Second Layer	46.3	14.8	38.9	Sandy Clay	7.6	1.966	None
Duplicate	48.2	16.7	35.1	Sandy Clay			
#1 Fairway - Closest to the Tee - Second Layer	63.6	20.8	15.6	Sandy Loam	7.7	1.223	None
Duplicate	66.6	17.7	15.7	Sandy Loam			
#1 Fairway - Closest to the Tee - Third Layer	46.7	18.8	34.5	Sandy Clay Loam/Sandy Clay	7.3	1.909	None
Duplicate	47.0	18.0	35.0	Sandy Clay Loam/Sandy Clay			

<sup>†</sup>pH Tested Using ASTM Test Method D4972 - 1:1 Ratio (60 g Soil:60 ml Distilled Water)  
<sup>††</sup>EC Tested Using "Methods of Soil Analysis" American Society of Agronomy (Rhodes, J.D. 1982)  
<sup>†††</sup>Acid Reaction Tested Using Thomas Turf Services Method (1992)

Reviewed By: James C. Thomas, C.P. Ag.  
 Pres., Thomas Turf Services, Inc.



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**Particle Size Analysis Report - ASTM Method F1632**

Sample ID	Texture			Chemical Analysis			Acid Reaction†††	
	USDA (mm)	Sand	Silt	Clay	USDA	pH†		EC††
	U.S. Sieve (mesh)	.05 - 2.00	.002 to .05	<.002	Texture			
	270 to 10		< 270					
							<b>1 N HCl</b>	
#16 Fairway - Composite Upper Layer	-	-	-	-	7.0	1.329	Slight	
#16 Fairway - Near the Green - Second Layer	70.7	13.4	15.9	Sandy Loam	7.5	996	None	
Duplicate	70.7	13.9	15.4	Sandy Loam				
#16 Fairway - Near the Green - Third Layer	55.0	19.6	25.4	Sandy Clay Loam	7.4	1.602	Slight	
Duplicate	56.2	18.4	25.4	Sandy Clay Loam				
#16 Fairway - Rt. Side of Bad Spot - Second Layer	71.0	13.3	15.7	Sandy Loam	7.4	4.540	Slight	
Duplicate	71.6	12.7	15.7	Sandy Loam				
#16 Fairway - Rt. Side of Bad Spot - Third Layer	78.9	11.3	9.8	Sandy Loam	5.6	5.710	None	
Duplicate	78.5	11.6	9.9	Sandy Loam				
#16 Fairway - Left Side - Second Layer	64.8	20.9	14.3	Sandy Loam	7.5	1.854	None	
Duplicate	63.6	22.7	13.7	Sandy Loam				
#16 Fairway - Left Side - Third Layer	51.8	18.7	29.5	Sandy Clay Loam	4.9	2.700	Slight	
Duplicate	52.2	19.3	28.5	Sandy Clay Loam				

†pH Tested Using ASTM Test Method D4972 - 1:1 Ratio (50 g Soil/50 ml Distilled Water)  
 ††EC Tested Using "Methods of Soil Analysis" American Society of Agronomy (Rhodes, J.D. 1982)  
 †††Acid Reaction Tested Using Thomas Turf Services Method (1992)

Reviewed By: \_\_\_\_\_  
 James C. Thomas, C.P. Ag.  
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 Fax: 979-731-1433 E-mail: [REDACTED]

Facility: Miramonte Country Club  
 Account No.: 99165  
 Lab ID: G7177  
 Date Recd: 23-Mar-07  
 Test Dates: 18-23-Apr-07  
 Report Date: 19-Dec-07

**Geotechnical Putting Green Materials**  
**Physical Measurements Report**  
**ASTM Test Method F 1815**

Sample ID	Units	Sat. Hydraulic Conductivity In./hr @6	30 cm Water Holding %	Bulk Density g/cc	Particle Density g/cc	Total		Porosity		Air-Filled % 15 to 30
						%	%	%	%	
41 Fairway - Composite Second Layer		0.002	37.8	1.27	2.60	51.2		41.8		9.4
41 Fairway - Composite Third Layer		0.003	42.8	1.11	2.55	56.7		47.4		9.3
416 Fairway - Composite Second Layer		0.048	28.3	1.32	2.59	49.1		37.2		11.9
416 Fairway - Composite Third Layer		0.010	30.1	1.27	2.58	50.6		38.3		12.3

\*Core Samples Compacted Using 21 Drops of a 2.22 kg Hammer  
 Particle Density Calculated Using Method C-2

Reviewed by: \_\_\_\_\_

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**Certificate Number: 0743-01**  
**Geotechnical Putting Green Materials**

Miramont Country Club	Facility: Miramont Country Club
Jon Snider	Account No.: 99165
4133 Booneville Road	Lab ID: G7177
Bryan, TX 77802	Date Rec'd: 23-Mar-07
Phone: 979-776-8930 Cell: 979-412-1281	Test Dates: 10-Apr-07
Fax: 979-731-1433	Report Date: 19-Dec-07
E-mail: [REDACTED]	

**Organic Matter Analysis Report**  
**ASTM Test Method F1647**  
**Fired 2 Hrs. at 360°C**

Sample ID	Organic Matter Content %
#1 Fairway - Composite Upper Layer	5.80
Duplicate	5.77
#16 Fairway - Composite Upper Layer	7.50
Duplicate	7.30

Reviewed by: \_\_\_\_\_  
 James C. Thomas, C.P.Ag.  
 Pres., Thomas Turf Services, Inc.



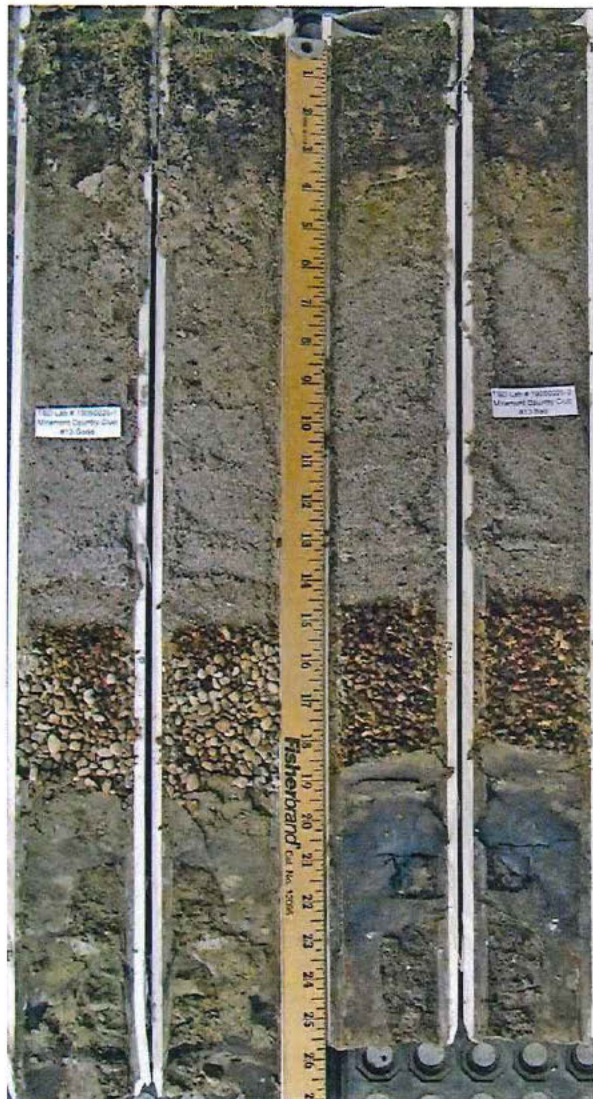
Turf & Soil Diagnostics

## DIAGNOSTIC TEST REPORT FOR Miramont Country Club

May 14, 2019

Jon Snider  
Miramont Country Club  
4133 Boonville Road  
Bryan, TX 77802

File #19050025



**Core Observations:** We received PVC tubes containing undisturbed soil profiles from the #13 green. The profiles were labeled either Good Middle Left or Bad Front Middle Low. We cut one Good core and one bad Core open lengthwise, exposing the entire profile. A photograph of the profiles is included to the left (Good Middle Left is the left photo).

There is an organic layer at the surface of the green that is approximately three and a half to four inches thick. There is evidence of aeration.

Rooting is good, with roots found to a depth of 4.5" in the Good Middle Left. The Bad Front Middle Low has roots to a depth of 3".

Rootzone mix is found below the surface layer, to a depth of 14.5" to 15.5". The Bad Front Middle Low has a transition layer at the top of the rootzone.

Gravel with some cementation and some loose gravel is found from 15.5" to 19" in the Good Middle Left profile.

The gravel in the Bad Front Middle Low, which is found from 14.5" to 18.5" is totally cemented and hard.

Subsoil is present below the gravel layers, to the bottom of the tubes.

We removed samples from the surface three inches (0-3" depth) and from the rootzone (6-9" depth) for particle size analysis, pH and organic matter testing. The 3-6" depth was tested for organic matter content only. The remaining cores were cut into two sections, 0-3" and 6-9" depth for undisturbed performance testing.

Page 1 of 6



**Testing:** The particle size, organic matter content, and pH test results for the #13 Good Middle Left and #13 Bad Front Middle Low are very similar.

The particle size results show the 0-3" depth samples to be uniformly graded sand. Most of the particles are in the medium and coarse sand size fractions. The silt and clay contents of these samples are relatively high. The gradation and uniformity coefficient of the Good Middle Left (0-3" depth) sample meet USGA recommendations. The #13 Bad Front Middle Low (0-3" depth) sample doesn't meet USGA recommendations, due to high silt content.

The organic matter contents of the 0-3" depth samples are similar. While the organic levels are elevated compared to the rootzone below, the organic contents would typically be considered acceptable for the putting green surface. Research indicates that in general, organic matter levels of less than three percent are acceptable for the green surface. Organic levels between three to five percent indicate potential for problems. Organic levels above 5% are excessive and can lead to disease problems, black layer, shallow rooting, etc.

The particle size results indicate that the 6-9" depth samples are clean, uniformly graded sand. Most of the particles are in the medium and coarse sand size fractions. The samples at this depth are a little coarser graded than the surface samples. The gradation and uniformity coefficient meet USGA recommendations.

The sand particle shape in each sample is mixed. The pH values of all of the tested samples are in an acceptable range.

Performance testing, as determined on undisturbed cores, show that the 0-3" depth samples have saturated hydraulic conductivity (infiltration rates) that are lower than USGA recommendations. The infiltration rate of the Good Middle Left (0-3" depth) is high enough to suggest that you shouldn't see standing water on the greens. The Bad Front Middle Low (0-3" depth) has a lower rate, indicating that there may be standing water after heavy precipitation or irrigation.

The infiltration rate for the Good Middle Left (6-9" depth) sample meets the USGA recommendations, and indicates that this rootzone layer should have potential to provide internal drainage, assuming that the under drainage is functional.

The infiltration rate for the Bad Front Middle Low (6-9" depth) sample is below the USGA recommendations, and suggests that this rootzone layer should have potential to provide limited internal drainage, assuming that the under drainage is functional.

The total porosity results for the 0-3" depth samples meet USGA recommendations, and they are much higher than the 6-9" depth samples. The Good Middle Left (6-9" depth) sample has total porosity that meets USGA recommendations, but it is on the low end of the recommended range. The Bad Front Middle Low (6-9" depth) sample has total porosity that is slightly below the USGA recommended minimum.

Total porosity is comprised of air-filled (aeration) and water-filled (capillary) pore space. Aeration porosity is made up of relatively large pores that conduct water under saturated conditions. When drained, they are filled with air, providing the oxygen that is necessary for root growth. Capillary porosity is made up of small pores that hold water against the force of gravity, retaining much of it for plant use. Ideally, a root zone mix would contain a nearly equal distribution of air and water filled pore space after free drainage.

The aeration porosity at the 0-3" depth of both samples is lower than the USGA recommendation, and the capillary porosity is high. The Good Middle Left sample has somewhat higher aeration porosity than the Bad Front Middle Low.

The aeration porosity of the Bad Front Middle Low (6-9" depth) sample is lower than the USGA recommendation, and the capillary porosity is high. The aeration porosity of the Good Middle Left (6-9" depth) sample meets USGA recommendations, but the capillary porosity is low.

The results suggest that the surface three inches of the #13 Good Middle Left should have slightly low drainage, with low aeration and high water retention after free drainage. These properties are within normal limits for a mature putting green. The rootzone layer should have good drainage, with high aeration and low water retention after free drainage.

The results suggest that the surface three inches of the #13 Bad Front Middle Low should have limited drainage, with low aeration and high water retention after free drainage. The rootzone layer should have low drainage, with low aeration and acceptable water retention after free drainage.

The gravel layer of this green appears to have iron oxide cementation. Thus, a portion of gravel from each profile was submitted to AgSource for Iron content testing. We will forward the results of this testing, as soon as it is available.

**Summary:** The test results indicate that the #13 Green is likely to have variability in performance.

The Good Middle Left has performance typical of a mature putting green, with the surface showing limited permeability, and water retention that is high relative to aeration porosity. Deeper in the rootzone, this portion of the green has higher infiltration rate and lower water retention.

The Bad Front Middle Low has poor performance. The surface has little or no permeability, with water retention that is high relative to aeration porosity. Deeper in the rootzone, this portion of the green has a low infiltration rate suggesting limited permeability.

The organic matter content at the surface of the green is good, which suggests proper surface organic management through regular topdressing and cultivation. Sand topdressing and core cultivation can help control organic buildup in the future.



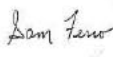
The drainage gravel layer looks and feels cemented. The Bad Front Middle Low sample is hard throughout, with no loose gravel. The Good Middle Left sample is partially cemented with some loose gravel. Based on the color, we believe this cementation is due to a buildup of Iron Oxide (testing in progress to support or refute this assumption). The USGA indicates that "Iron-oxide layering decreases water infiltration that leads to anaerobic soil conditions and poor turfgrass quality."

Due to the variability in performance and potential gravel issues, the problems with this green may best be addressed through complete renovation.

Other options may be effective for addressing and remedying the issues identified. The test data and interpretations presented here are intended to help provide insight into conditions at the golf course. Project goals and knowledge of current/desired maintenance and play conditions are vital when assessing options. This report should be used as a supplement to the knowledge of on-site professionals.

If you have any questions or need further assistance, please contact us. Samples are generally kept on the premises for 45 days after report date. Thank you for using Turf & Soil Diagnostics, Inc.

Sincerely,

 Digitally signed by  
Sam Ferro  
Date: 2019.05.14  
12:00:46 -05'00'

Sam Ferro  
President





# Turf & Soil Diagnostics

Miramont Country Club  
 Jon Snider  
 4133 Boonville Rd  
 Bryan, TX 77802

Date Received May-06-2019  
 Date Reported May-14-2019  
 Facility Miramont Country Club



## Particle Size Evaluation\*

Lab ID#	Sample Name	% Sand 2.0 - 0.05 mm	% Silt 0.05-0.002mm	% Clay < 0.002mm	Gravel 4.0 (5)	Gravel 2.0 (10)	% Retained mm (US sieve)				
							V. Coarse 1.0 (18)	Coarse 0.5 (35)	Medium 0.25 (60)	Fine 0.15 (100)	V. Fine 0.05 (270)
19050025-1	#13 Good Middle Left (0-3" depth)	93.7	4.4	1.7	0.0	0.2	2.6	22.2	53.2	13.5	2.1
19050025-1	#13 Good Middle Left (6-9" depth)	98.7	< 1.0	< 1.0	0.0	0.2	8.5	38.8	33.3	14.6	3.3
19050025-2	#13 Bad Front Middle Low (0-3" depth)	91.7	5.8	1.6	0.0	1.0	3.6	25.9	48.3	11.7	2.1
19050025-2	#13 Bad Front Middle Low (6-9" depth)	97.5	1.8	< 1.0	0.0	0.3	8.8	38.5	31.8	14.6	3.8
California Recommendations for Greens		-	-	-	≤ 10% Combined		50 - 75%				
USGA Recommendations for Greens		≥ 92%	≤ 5%	≤ 3%	≤ 3% Gravel ≤ 10% Combined		Minimum 82% Combined, Ideally > 90%				
							≥ 60% Combined				
							≤ 20%				
							≤ 5%***				

Lab ID#	Sample Name	Uniformity Coefficient Cu	D15 mm	D50 mm	D85 mm	Shape Angularity	Shape Sphericity	USDA Textural Classification	Acid Reaction	pH* 1:1	% Organic Matter Dry Wt.**
19050025-1	#13 Good Middle Left (0-3" depth)	2.6	0.19	0.36	0.88	Angular to Sub-Rounded	Medium	Sand	None	6.1	2.72
19050025-1	#13 Good Middle Left (3-6" depth)	-	-	-	-	-	-	-	-	-	0.23
19050025-1	#13 Good Middle Left (6-9" depth)	3.2	0.22	0.47	0.89	Angular to Sub-Rounded	Low	Sand	None	6.3	0.06
19050025-2	#13 Bad Front Middle Low (0-3" depth)	2.8	0.19	0.38	0.76	Angular to Sub-Rounded	Medium to High	Sand	None	6.2	2.50
19050025-2	#13 Bad Front Middle Low (3-6" depth)	-	-	-	-	-	-	-	-	-	0.17
19050025-2	#13 Bad Front Middle Low (6-9" depth)	3.3	0.20	0.47	0.90	Angular to Sub-Rounded	Medium	Sand	None	6.6	0.05
USGA Recommendations for Greens		See Below	-	-	-	-	-	-	-	-	-

\*ASTM F1632 Method B & Determination of Size Factors SOP

\*\*\*Maximum of 10% combined on Very Fine Sand, Silt, and Clay fractions.

USGA Rootzone Coefficient of Uniformity Recommendations: 1.8 to 3.5 for Mixes with Peat; 2.0 to 3.5 for Mixes with Inorganic Amendment or Pure Sand.

Samples were tested as received and comments pertain only to the samples shown.

This report may not be reproduced in part, but only in full.

Sample condition upon receipt was normal.

Samples were received with a transmittal letter.

† ASTM D4972 w/ CaCl<sub>2</sub> (pH in H<sub>2</sub>O available upon request)

\*\*ASTM F1647 Method A

Reviewed by \_\_\_\_\_



# Turf & Soil Diagnostics

Miramont Country Club  
 Jon Snider  
 4133 Boonville Rd  
 Bryan, TX 77802

Date Received May-6-2019  
 Date Reported May-14-2019  
 Facility Miramont Country Club

## 40 cm USGA Physical Evaluation\*

Lab ID#	Sample Name	Infiltration Rate* In/hr	Infiltration Rate* cm/hr	Particle Density** g/cc	Bulk Density g/cc	Total %	Porosity Water-filled %	Air-filled %	Degree of Saturation %
19050025-1	#13 Good Middle Left (0-3" depth)	3.9	9.9	2.59	1.30	49.6	37.5	12.1	76
19050025-1	#13 Good Middle Left (6-9" depth)	16.4	41.5	2.68	1.72	35.7	10.5	25.2	30
19050025-2	#13 Bad Front Middle Low (0-3" depth)	1.0	2.5	2.61	1.39	46.5	40.5	6.0	87
19050025-2	#13 Bad Front Middle Low (6-9" depth)	3.3	8.3	2.67	1.81	32.2	18.9	13.3	59
	USGA Recommendations	≥ 6	≥ 15	-	-	35 - 55	15 - 25	15 - 30	-

\* Saturated Hydraulic Conductivity (K-SAT)

\*\*ASTM F1815 40 cm Tension (undisturbed cores)

\*\*ASTM D5550 Air-filled - noncapillary, Water-filled - capillary

Samples were tested as received and comments pertain only to the samples shown.

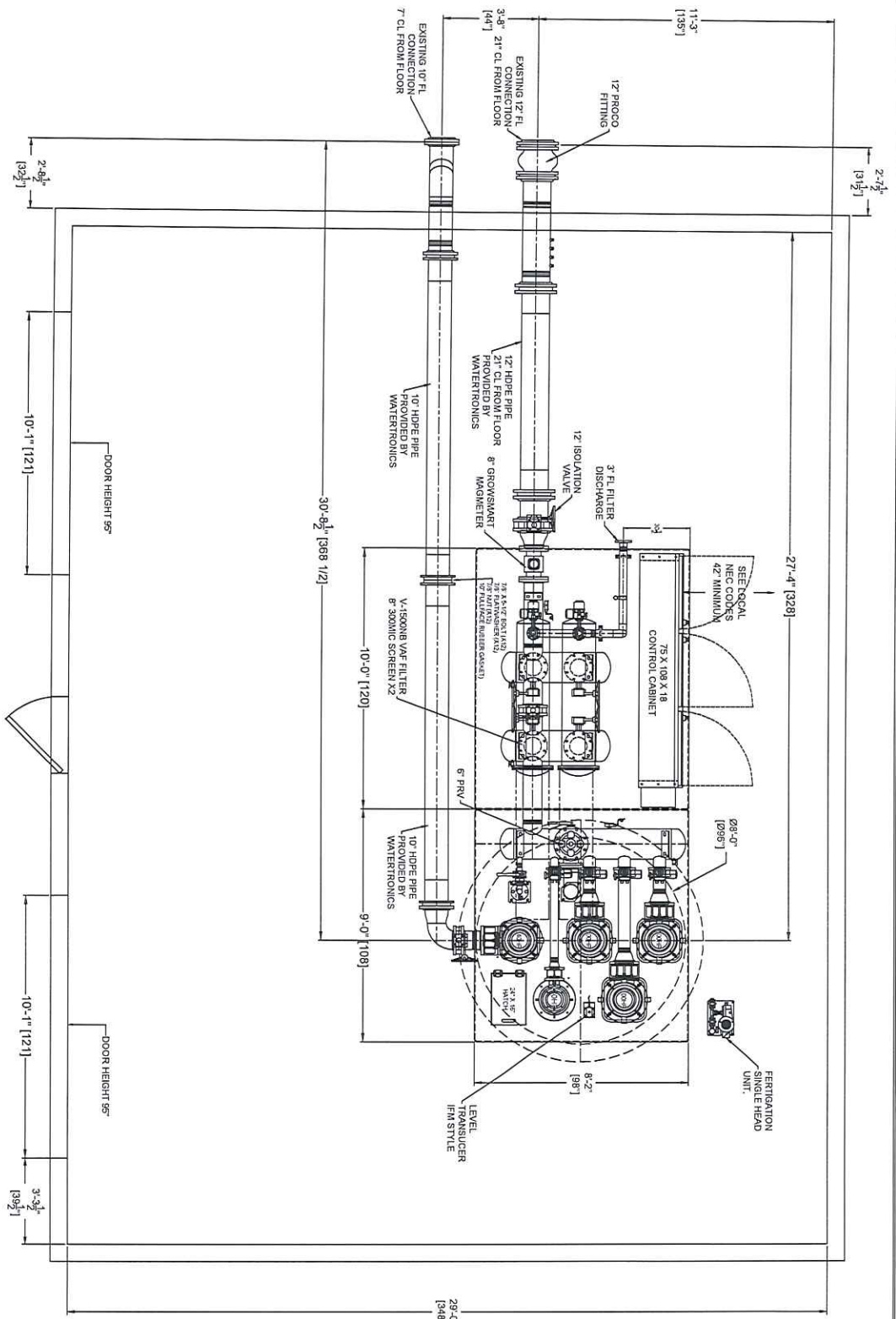
This report may not be reproduced in part, but only in full.

Sample condition upon receipt was normal.

Samples were received with a transmittal letter.

Reviewed by \_\_\_\_\_

# PAIN T SANDSTONE



7									
6									
5									
4									
3									
2									
1	02/08/2019	WT'S	2" x 8" CAN TO ECC REDUCER TO ELIMINATE WELD OFFSET						
NO.	DATE	BY	DESCRIPTION						

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 WATERTRONICS  
 SHEET 1 OF 22 SHEETS  
 DRAWING NO. VT11185





# IM3000 Irrigation Magnetic Flowmeter Installation Instructions

## Overview

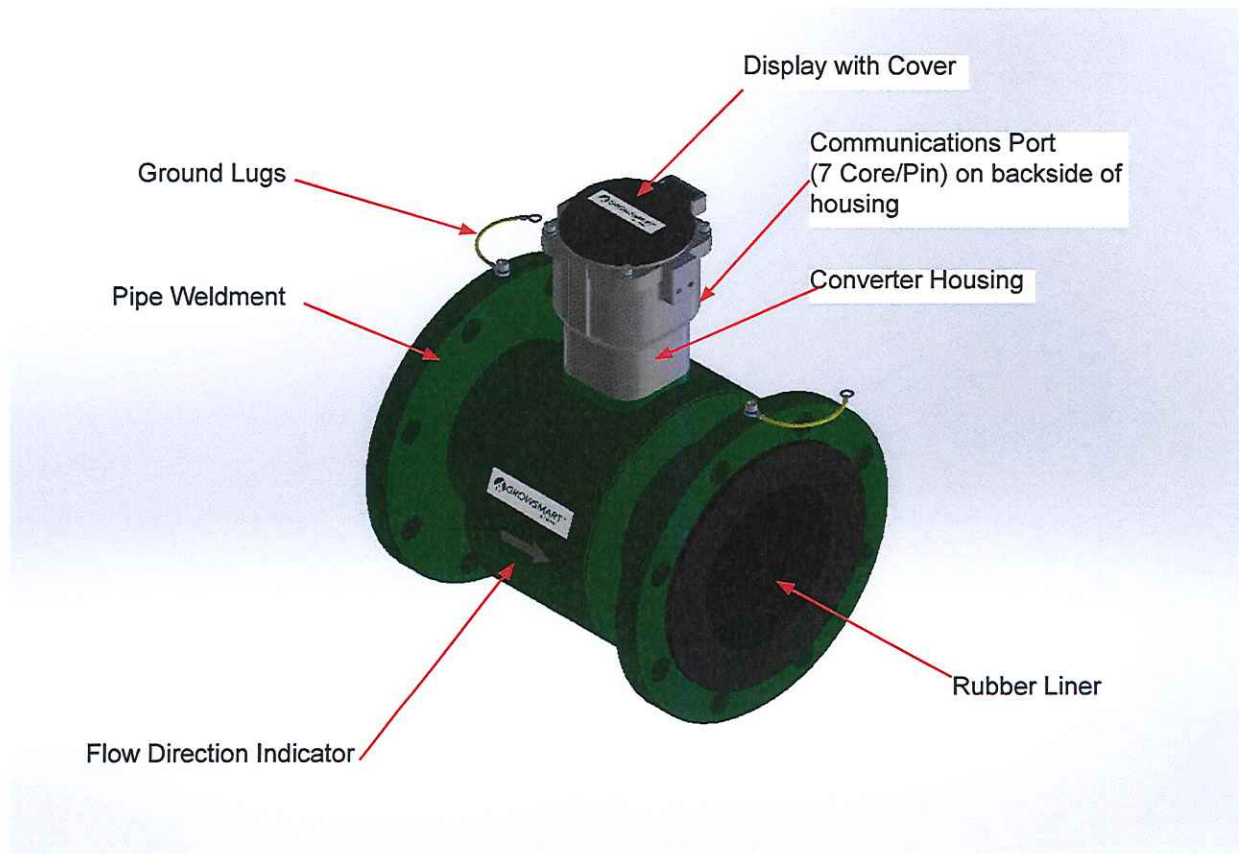
These instructions describe the Growsmart IM3000 Magnetic Flowmeter features as well as provide instructions for meter installation, specifications, user interface explanation and troubleshooting.

The IM3000 comes in these models according to pipe diameter size.

- IM3000-04 for 4" pipe.
- IM3000-06 for 6" pipe.
- IM3000-08 for 8" pipe.
- IM3000-10 for 10" pipe.
- IM3000-12 for 12" pipe.

## Features

The Growsmart IM3000 Magnetic Flowmeter provides the following features that set it apart from the competition.



## Transportation

During shipping or transporting of the flowmeter, avoid exposing the meter to strong shock or vibrations or impact. Avoid scratching the rubber liner inside the pipe.

## Storage

If possible, store the meter in its unopened packaging until actual installation.

Avoid storing the meter outdoors for an extended period of time. Avoid rain and any direct contact with fluids prior to installation.

Avoid exposing the signal converter to direct sunlight.

## Installation

### Performance and Operating Specifications

The IM3000 is constructed from the following materials:

The pipe consists of epoxy coated carbon steel, with a rubber liner and EPDM constructed O-ring.

The electrodes are made of 316 stainless steel and the electronics housing is constructed from die-cast aluminum with a powder-coated exterior.

The flanges are ANSI 150# which provides a maximum pressure rating of 150 psi.

The IM3000 is rated for operating between 14°F to 131°F (-10°C to 55°C) and should be stored in temperatures between -40°F to 140°F (-40°C to 60°C).

The IM3000 has the IP68 and NEMA 4x electrical enclosure ratings for environmental protection of the electrical components.

The IM3000 is available in 4", 6", 8", 10" and 12" pipe sizes. With the following accuracies for their given pressure ranges. (See the following chart.)

Pipe Size	Measurement Range GPM (LPM)		Accuracy	
	Minimum	Maximum	0-10% Max Flow	0-100% Max Flow
4" (10.2 cm)	12 (45.4)	1000 (3785)	±2%	±1%
6" (15.2 cm)	30 (113.6)	2500 (9463)	±2%	±1%
8" (20.3 cm)	50 (189.3)	4480 (16,958)	±2%	±1%
10" (25.4 cm)	80 (302.8)	7010 (26,535)	±2%	±1%
12" (30.5 cm)	115 (435.3)	10,090 (38,195)	±2%	±1%

IM3000 flowmeters are equipped with conductivity-based empty pipe warning functionality.

All IM3000 are factory calibrated and require no field calibration.



### MODEL M0300

#### DESCRIPTION

The M0300 Bolt-On Saddle Flowmeter features a fabricated stainless steel saddle with McCrometer's unique drive and register design. The stainless steel saddle eliminates the fatigue-related breakage common to cast iron and aluminum saddles and provides unsurpassed corrosion protection. Fabricated stainless steel construction offers the additional advantage of being flexible enough to conform to out-of-true pipe. The Model M0300 is manufactured to comply with applicable provisions of American Water Works Association Standard No. C704-02 for propeller-type flowmeters. As with all McCrometer propeller flowmeters, standard features include a magnetically coupled drive, instantaneous flowrate indicator and straight reading, six-digit totalizer.

Impellers are manufactured of high-impact plastic, capable of retaining their shape and accuracy over the life of the meter. Each impeller is individually calibrated at the factory to accommodate the use of any standard McCrometer register, and since no change gears are used, the M0300 can be field-serviced without the need for factory recalibration. Factory lubricated, stainless steel bearings are used to support the

impeller shaft. The shielded bearing design limits the entry of materials and fluids into the bearing chamber providing maximum bearing protection.

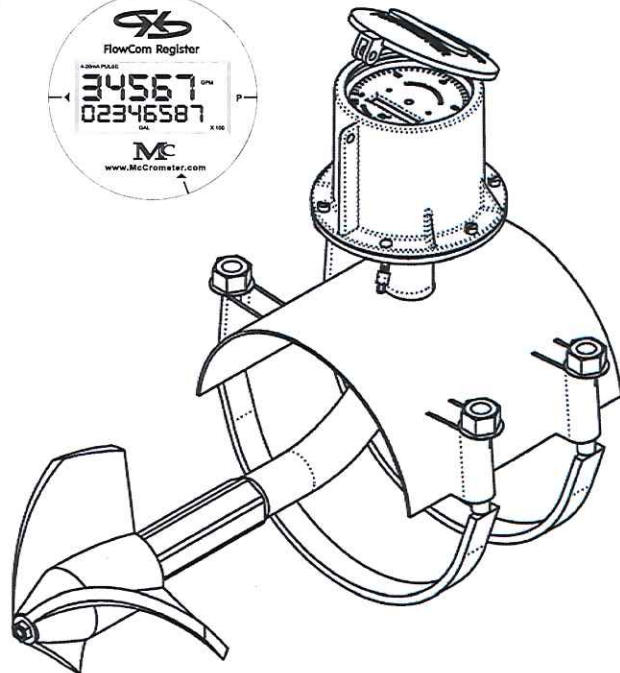
The instantaneous flowrate indicator is standard and available in gallons per minute, cubic feet per second, liters per second and other units. The register is driven by a flexible steel cable encased within a protective vinyl liner. The register housing protects both the register and cable drive system from moisture while allowing clear reading of the flowrate indicator and totalizer.

#### INSTALLATION

Standard installation is horizontal mount. If the meter is to be mounted in the vertical position, please advise the factory. A straight run of full pipe the length of ten pipe diameters upstream and two diameters downstream of the meter is recommended for meters without straightening vanes. Meters with optional straightening vanes require at least five pipe diameters upstream and two diameters downstream of the meter.



The McCrometer Propeller flowmeter comes with a standard instantaneous flowrate indicator and straight-reading totalizer. An optional FlowCom register is also available. Typical face plates.



#### APPLICATIONS

- Center pivot systems
- Sprinkler irrigation systems
- Drip irrigation systems
- Golf course and park water management
- Gravity turnouts from underground pipelines
- Commercial nurseries
- Water and wastewater management

# BOLT-ON SADDLE METER M0300

## SPECIFICATIONS

### PERFORMANCE

**ACCURACY/REPEATABILITY:** ±2% of reading guaranteed throughout full range; ±1% over reduced range; Repeatability 0.25% or better

**MAXIMUM TEMPERATURE:** (Standard Construction) 160°F constant

**PRESSURE RATING:** 150 psi

### MATERIALS

**BEARING ASSEMBLY:** Impeller shaft is 316 stainless steel. Ball bearings are 440C stainless steel.

**MAGNETS:** (Permanent type) Alnico

**BEARING HOUSING:** Brass; Stainless Steel optional

**SADDLE:** 304 stainless steel construction

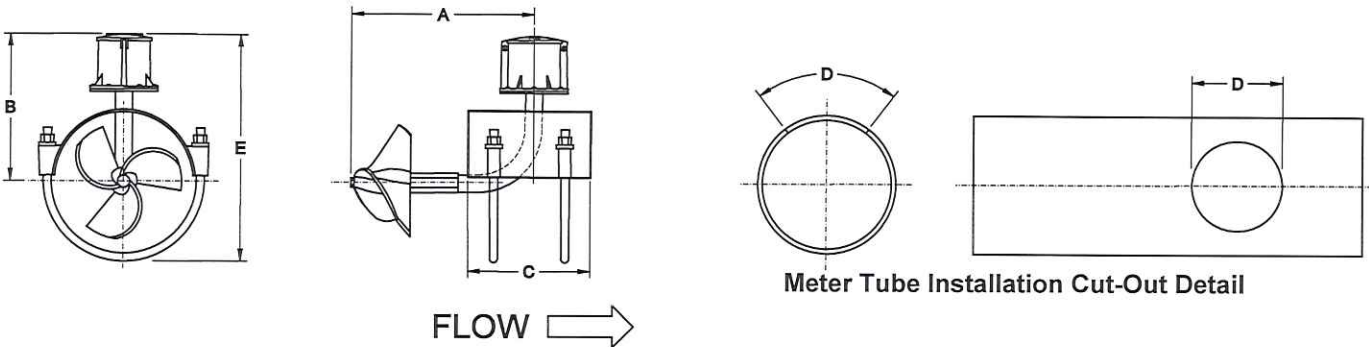
**REGISTER:** An instantaneous flowrate indicator and six-digit straight-reading totalizer are standard. The register is hermetically sealed within a die cast aluminum case. This protective housing includes a domed acrylic lens and hinged lens cover with locking hasp.

**IMPELLER:** Impellers are manufactured of high-impact

plastic, retaining their shape and accuracy over the life of the meter. High temperature impeller is optional.

### OPTIONS

- Saddle can be constructed to fit any outside diameter pipe dimensions, including metric sizes
- Can be used on a variety of pipe materials such as steel, plastic, cast iron, cement or asbestos cement
- Register extensions
- All stainless steel bearing assembly
- High temperature construction
- "Over-Run" bearing assembly for higher than normal flowrates
- Electronic propeller meter available in all sizes of this model
- A complete line of flow recording / control instrumentation
- Blank repair saddle
- Canopy boot



FLOW →

M0300	DIMENSIONS						
Meter and Nominal Pipe Size	4"	6"	8"	10"	12"	14"	16"
Maximum Flow U.S. GPM	600	1200	1500	1800	2500	3000	4000
Minimum Flow U.S. GPM	50	90	100	125	150	250	275
Approx. Head Loss in Inches at Max. Flow	23.00	17.00	6.75	3.75	2.75	2.00	1.75
Approx. Shipping Weight-lbs.	18	22	26	30	34	38	44
A (inches)	7 5/8	15	15	15	15	15	15
B (inches)	8 1/4	10 3/4	10 3/4	10 3/4	11 3/4	13 3/4	13 3/4
C (inches)	7	8	8	9 1/2	9 1/2	9 1/2	9 1/2
D (inches)	4*	5 1/8*	6*	7*	7 1/4	7 1/4	7 1/4
E (inches)	10 3/4	14	15	17	19	20 5/8	21 5/8

For larger sizes see Model M1400.

McCrometer reserves the right to change design or specification without notice.

\*Standard pipe only. For other than standard pipe, consult factory for cutout dimensions.

Please specify the inside diameter of the pipe when ordering.

FOR MORE INFORMATION CONTACT:



www.mccrometer.com

3255 WEST STETSON AVENUE • HEMET, CALIFORNIA 92545 USA

TEL: 951-652-6811 • 800-220-2279 • FAX: 951-652-3078

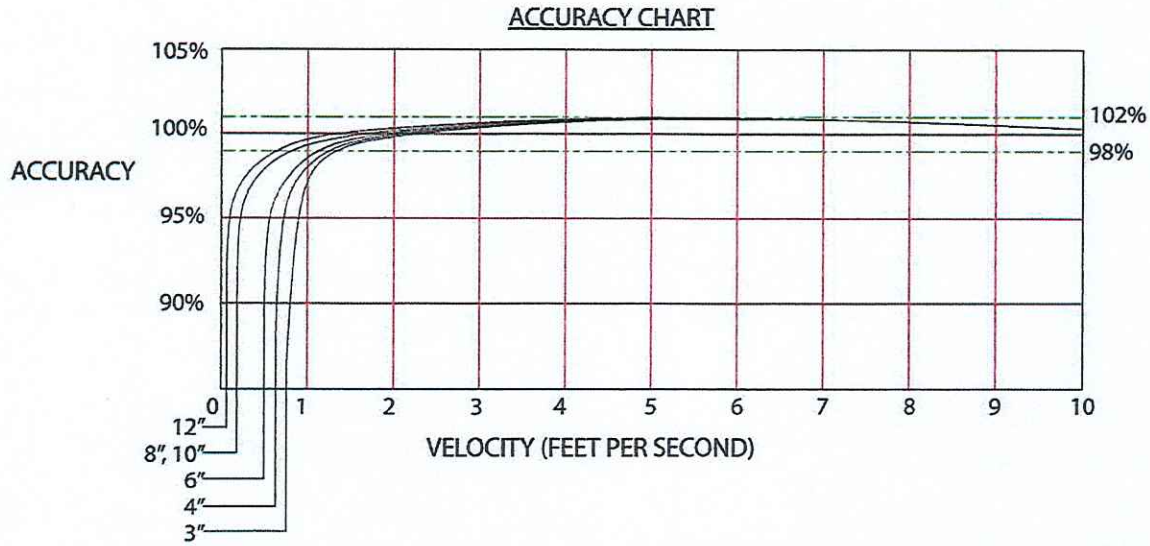
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**2.4 Accuracy**

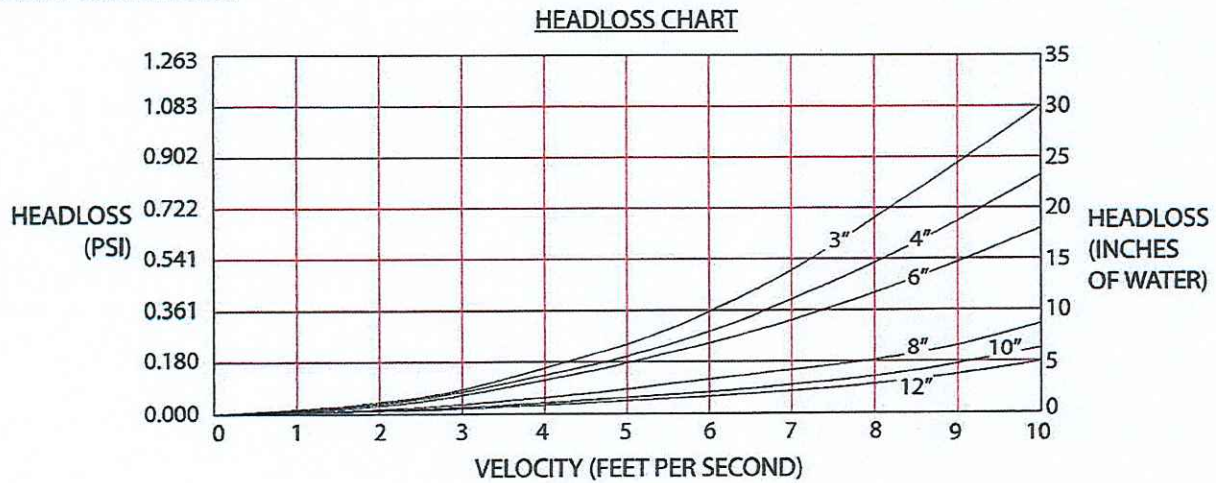


Standard flowrates for McCrometer propeller meters are shown below. Readings are guaranteed accurate within  $\pm 2\%$  in these flowrates. Please note that over 80 percent of the meter's flow range, the accuracy is better than  $\pm 1\%$ .

Nominal Meter Size	2"	2.5"	3"	4"	6"	8"	10"	12"	14"	16"	18"	20"	24"
Minimum Flow(U.S.GPM)	40	40	40	50	90	100	125	150	250	275	400	475	700
Maximum Flow(U.S.GPM)	250	250	250	600	1200	1500	1800	2500	3000	4000	5000	6000	8500
Dial Face Range	250	250	250	800	1300	2500	3000	4000	6000	8000	10000	10000	15000

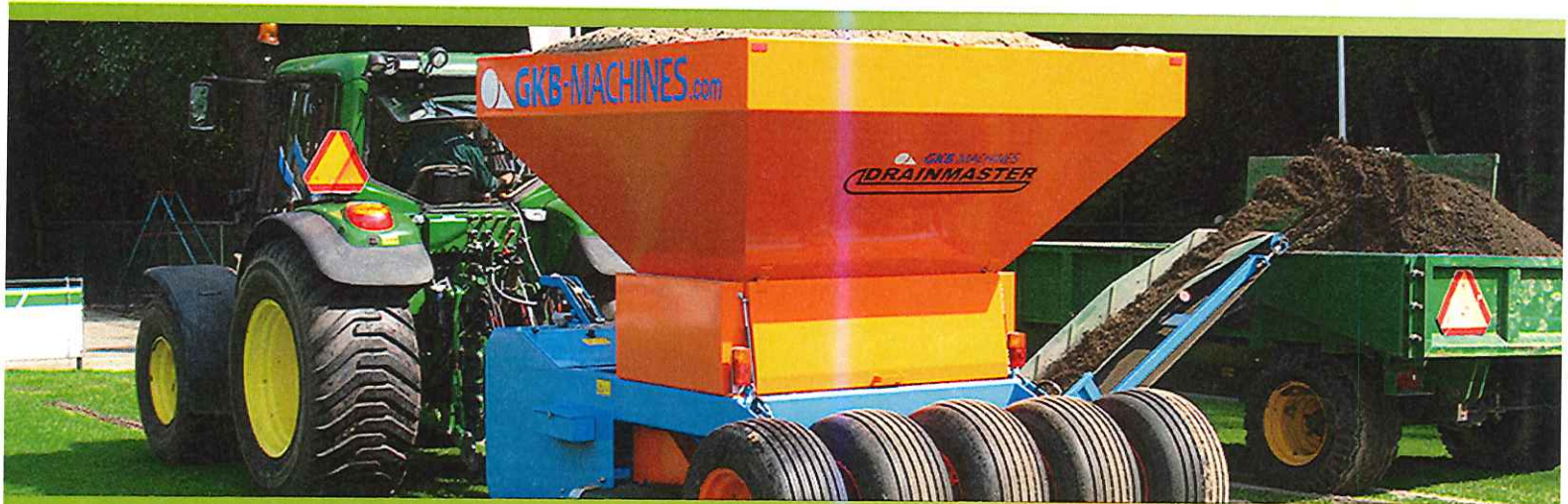
**2.5 Headloss**

Headloss refers to the fluid pressure lost due to the meter. Propeller meters have very low permanent headloss as seen in the chart below.



Nominal Meter Size	3"	4"	6"	8"	10"	12"	14"	16"	18"	20"	24"
Max. Headloss (in. H <sub>2</sub> O column)	30	23	17	7	4	3	2	2	2	1	1





# DRAINMASTER



The *DrainMaster* has been developed to improve and accelerate surface water evacuation. Because of this, the stability and the quality of the turf will increase significantly. The *DrainMaster* digs three trenches at right angles on the already existing main drainage and force fills them with drainage sand. The network that this machine creates ensures faster evacuation of water with a higher play capacity as a result. And with less playing damage on already treated fields, the *Drainmaster* is the optimal machine for improving the turf quality.

## SPECIFICATIONS

Model	Working Width	Required Power	Weight
DM 150	59"	70 HP	6614 LBS

The *DrainMaster* also has working depth of up to 8" and the capacity to hold over 105 ft<sup>3</sup> of sand.

## WHY IT'S #1

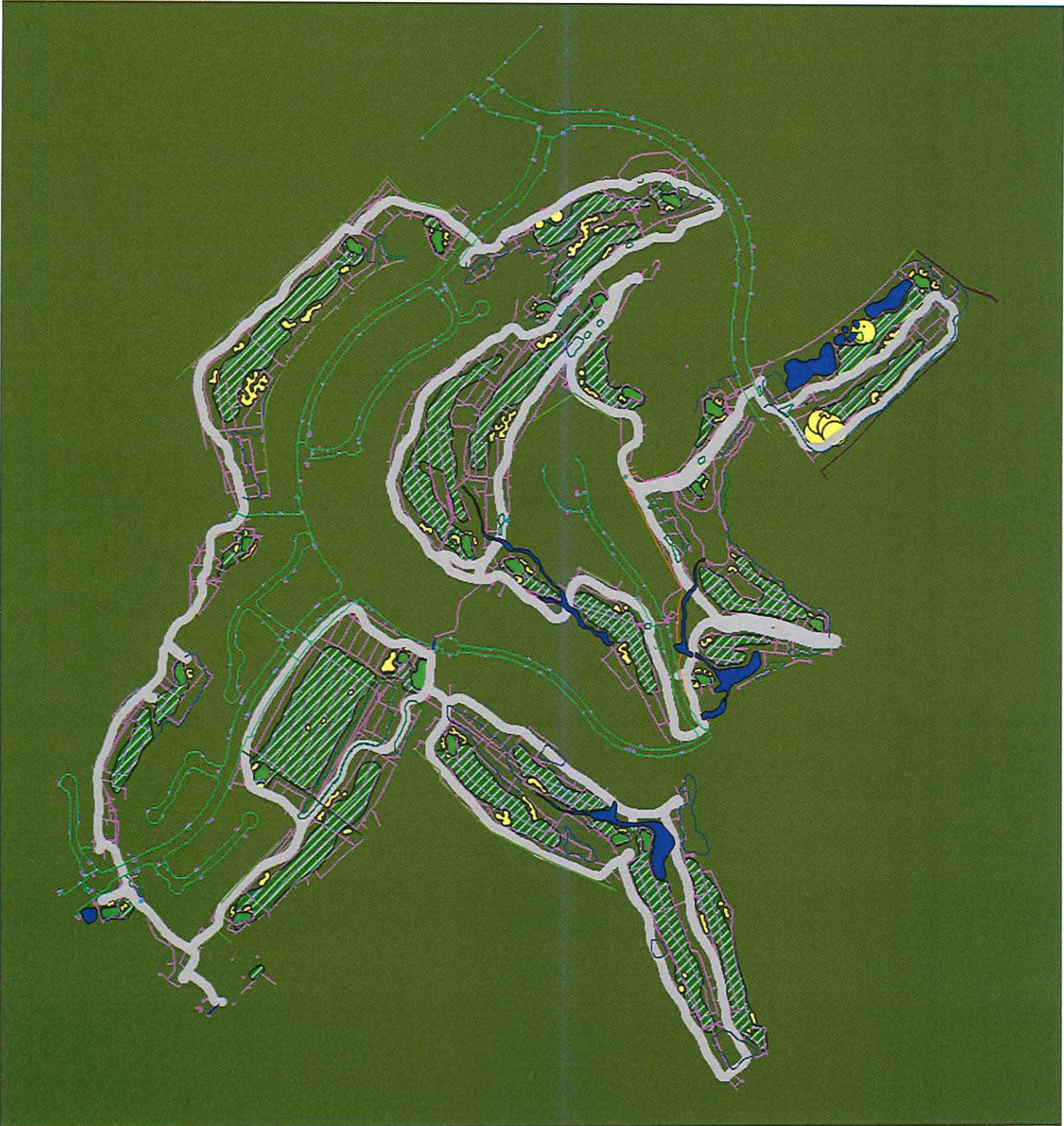
- ✓ Less Playing Damage
- ✓ Increased Stability
- ✓ Faster Water Evacuation
- ✓ No Need for a Complete Renovation

## NO NEED FOR A COMPLETE RENOVATION

The *DrainMaster* removes spoils, injects drainage sand, and compacts all in one pass. This machine creates the perfect surface drainage system to compliment and improve your existing drainage giving you a year round playing surface. Just fraise mow and level in the off season with the *Combinator* to keep the drainage slit system working perfectly.

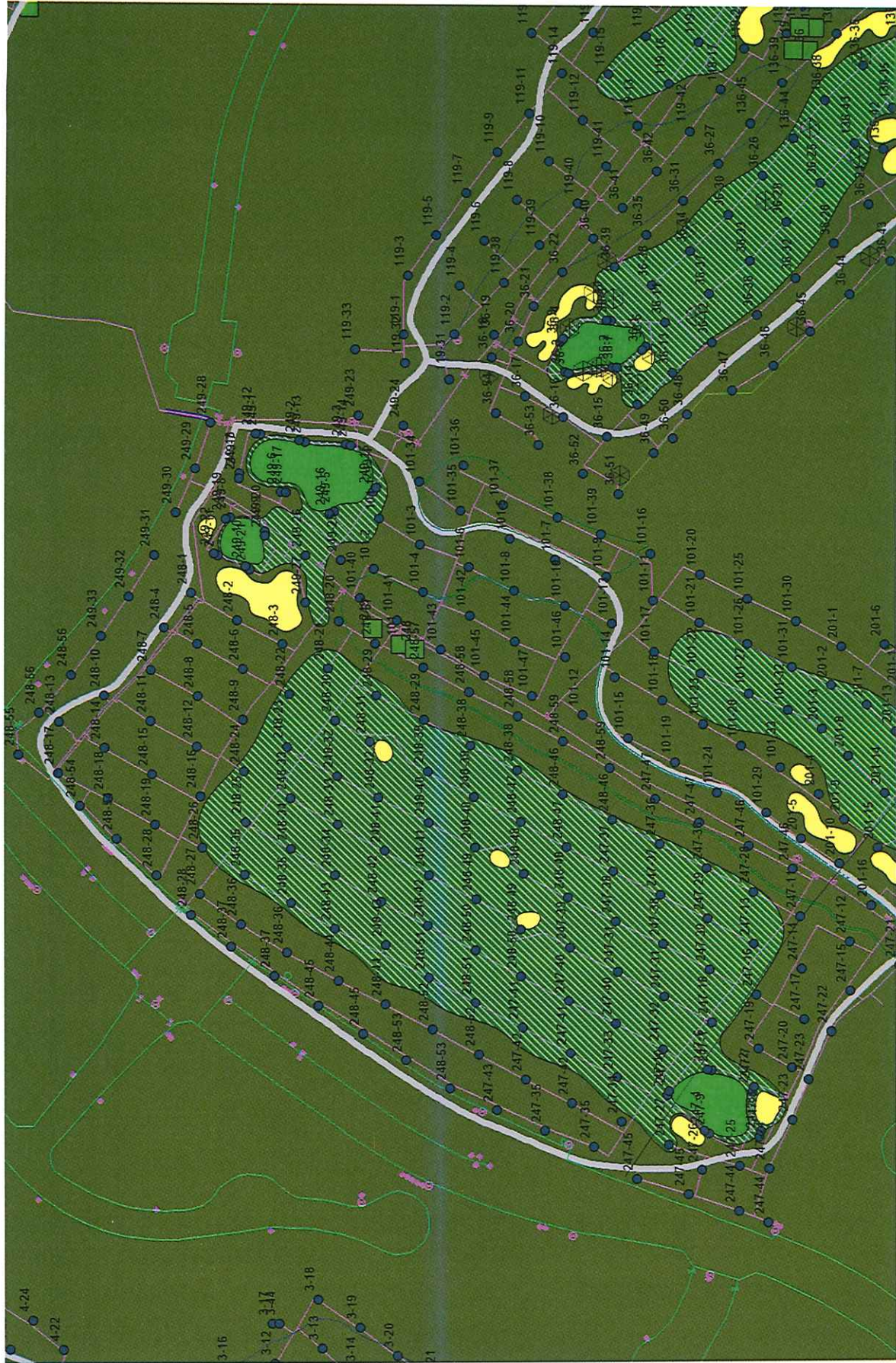


# Miramont Irrigation Layout: Main Lines and Lateral Lines



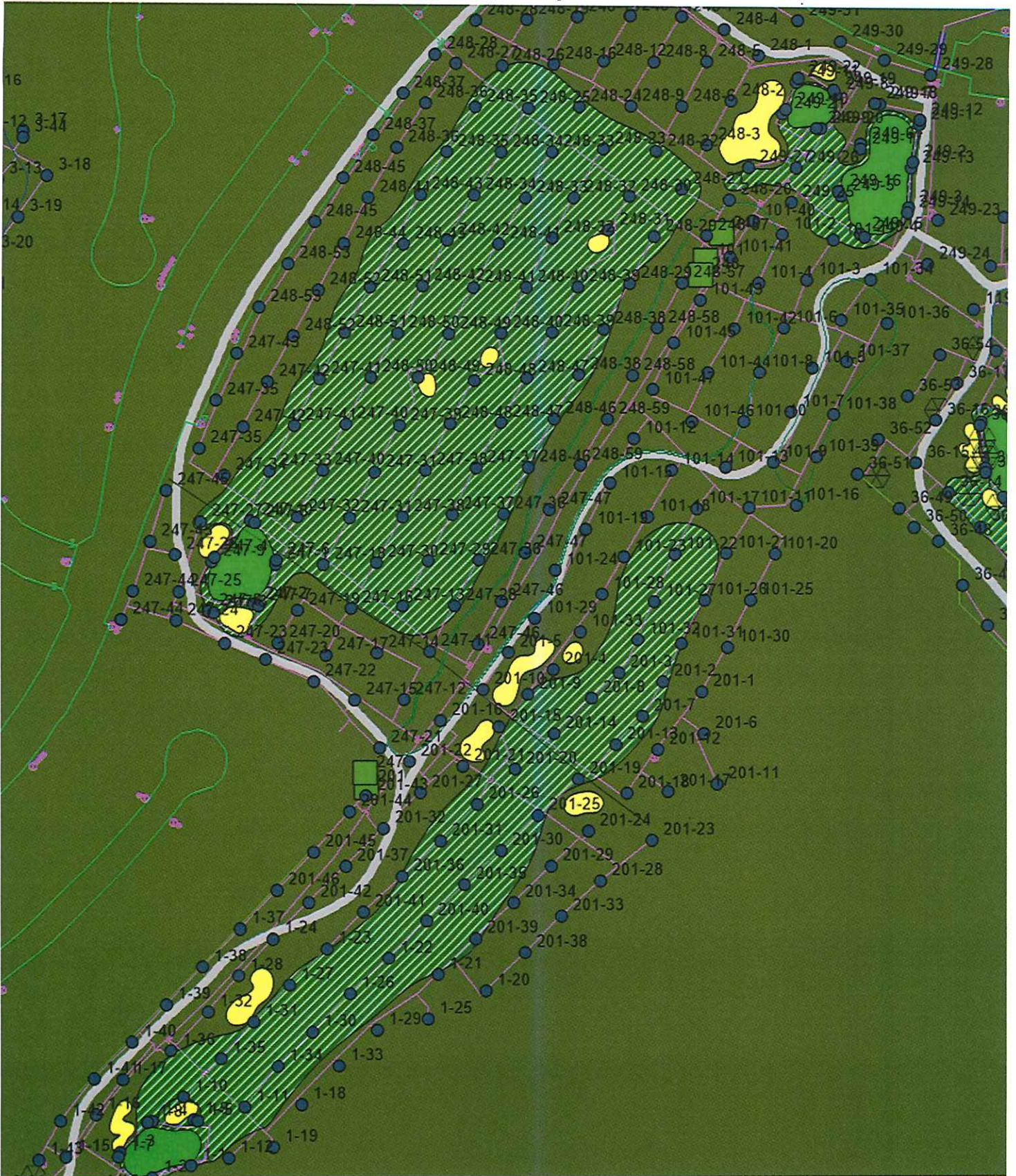


# Practice Range





# Hole 1, DR, PG



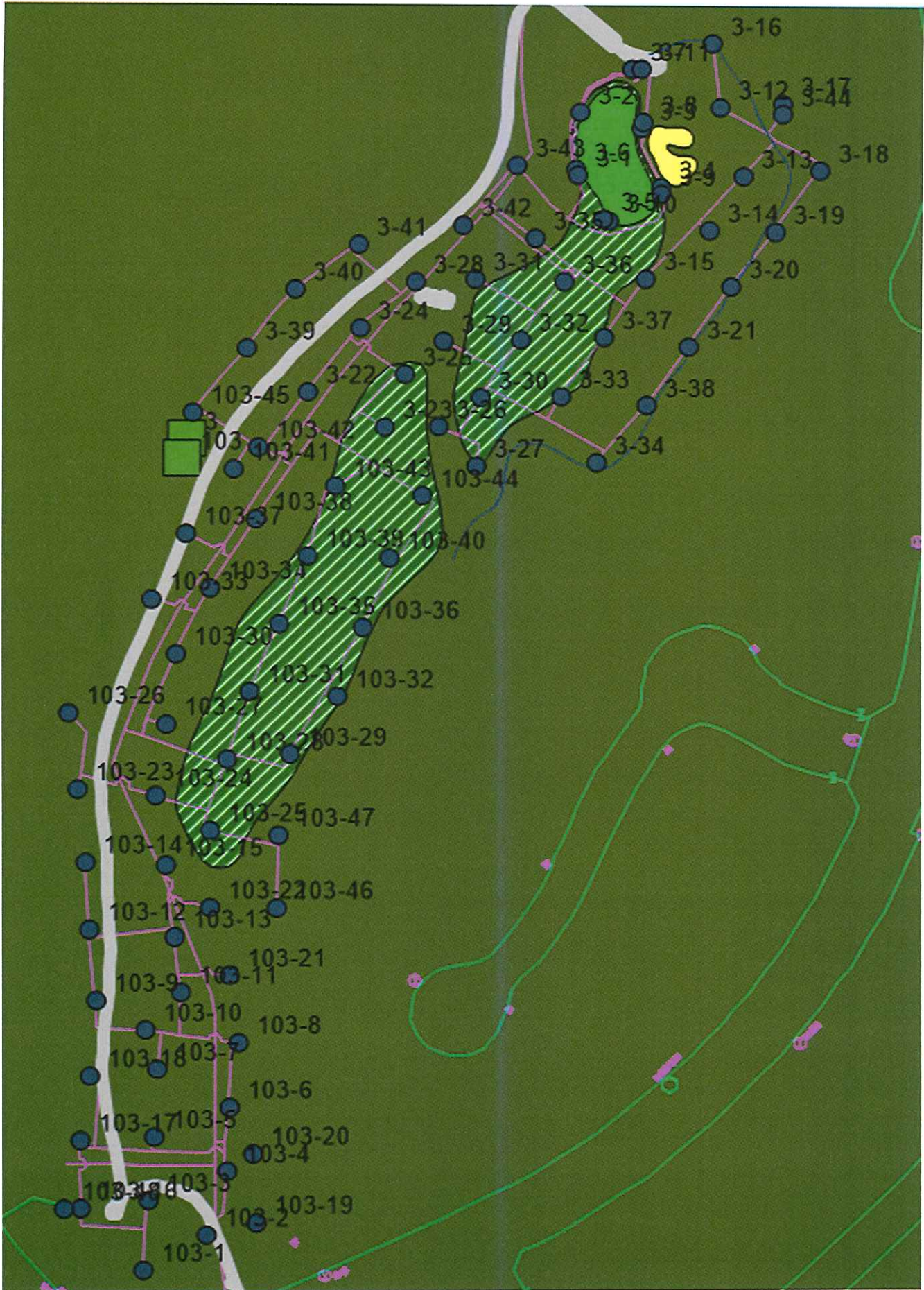


# Hole 2



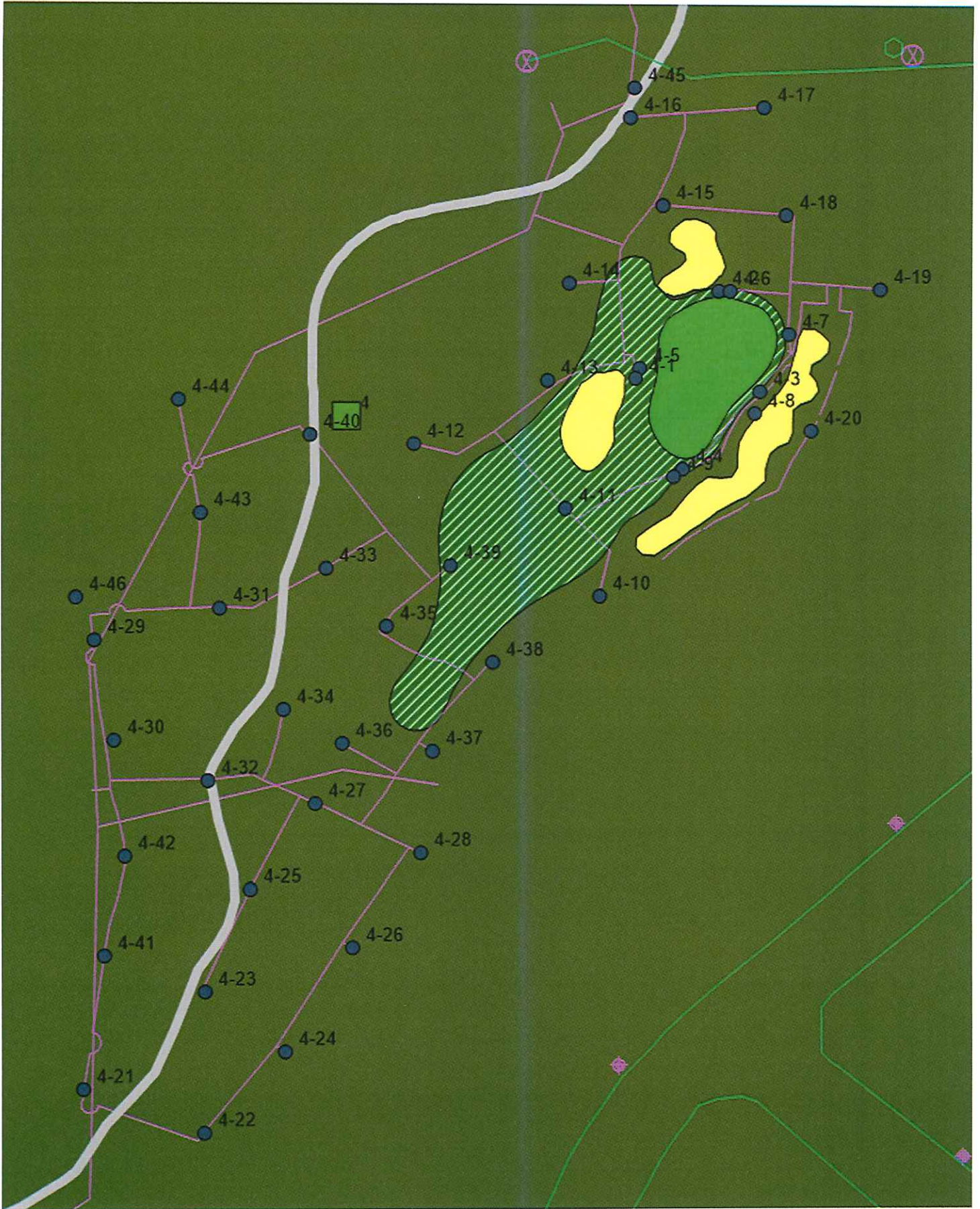


# Hole 3





# Hole 4





# Hole 5





# Hole 6



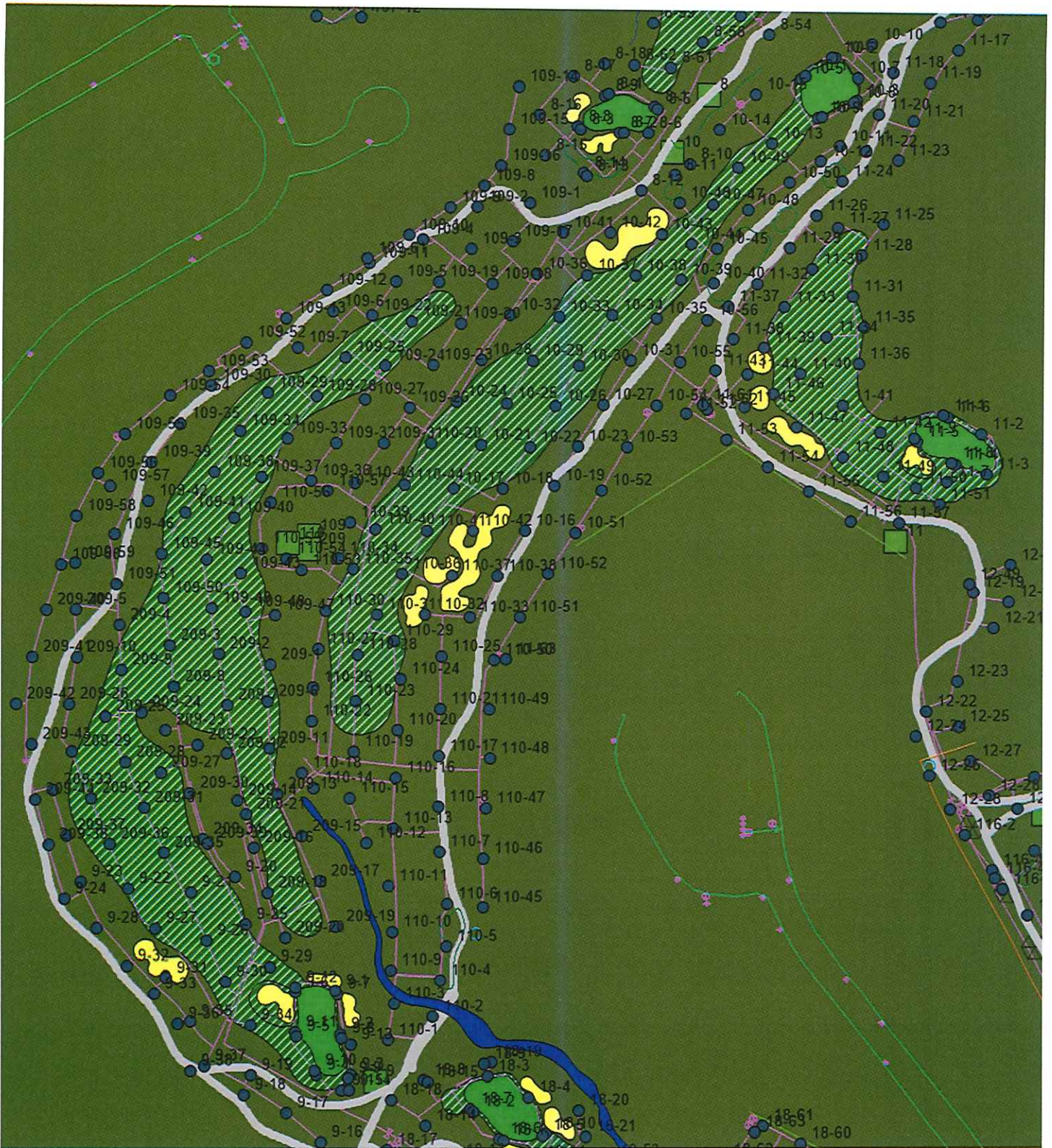


# Holes 7 & 8





# Holes 9, 10, & 11





# Holes 12 & 15



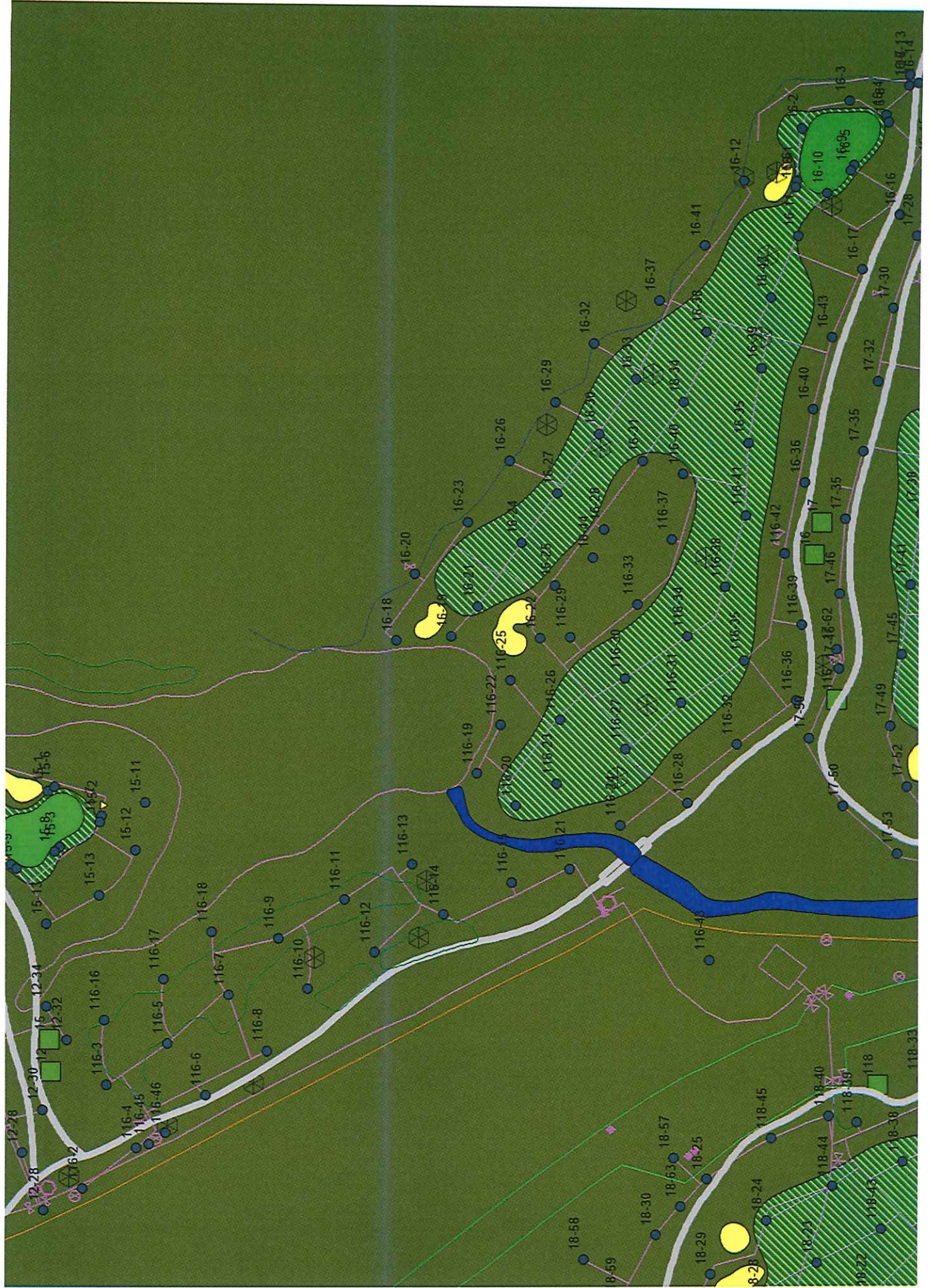


# Holes 13 & 14





# Hole 16

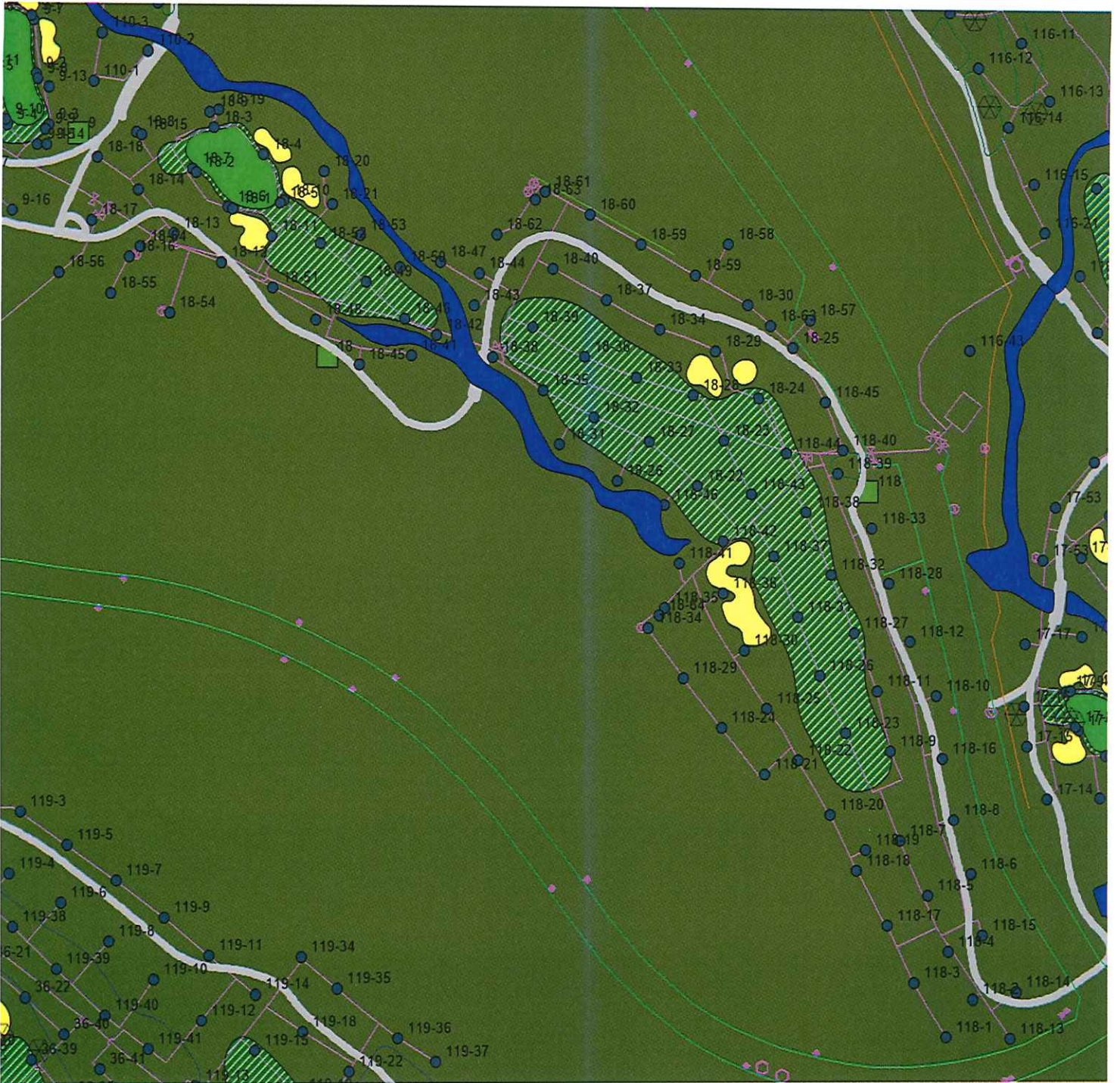








# Hole 18 & Pump House



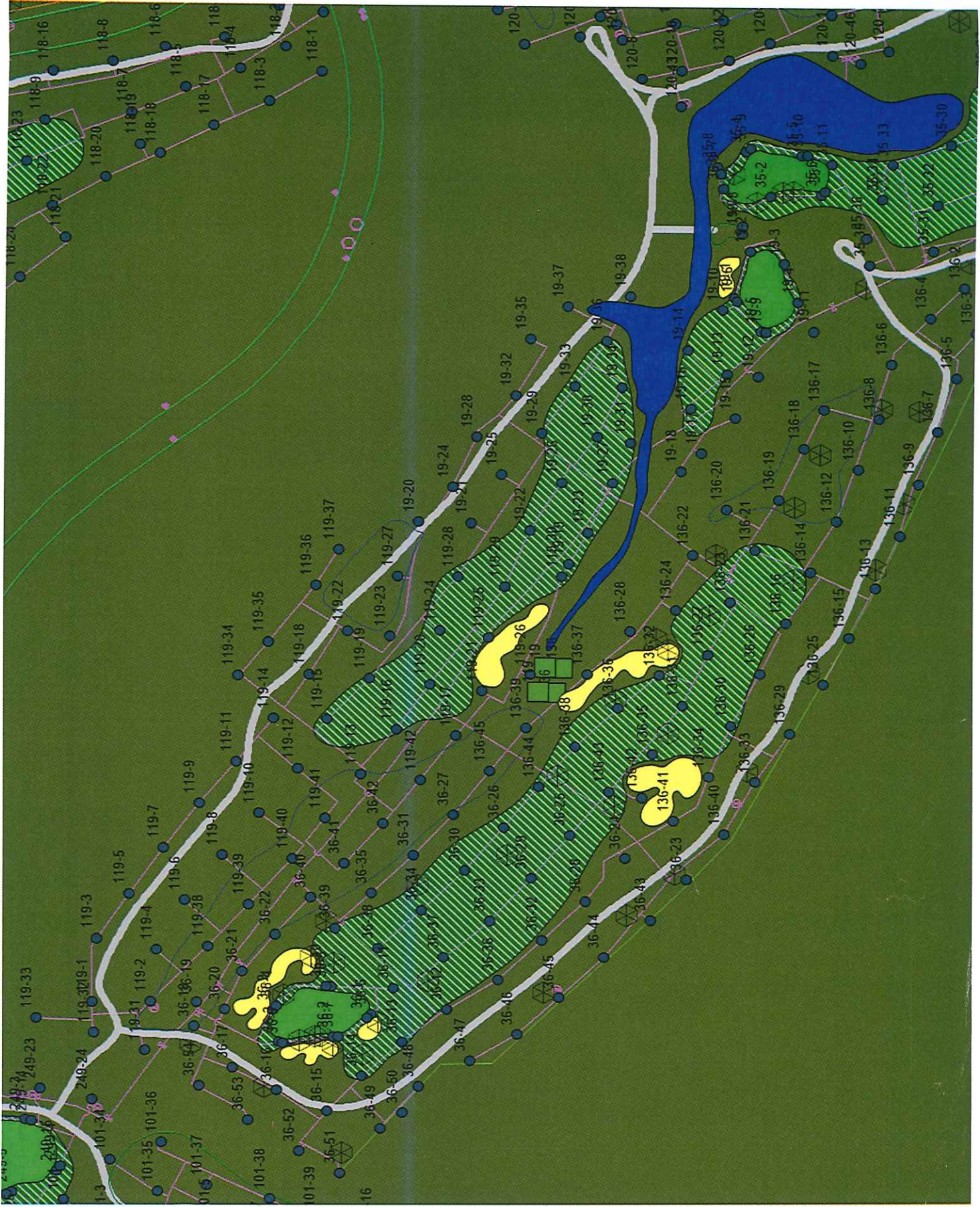


# Holes 20 & 21





# Holes 19 & 22





# WORKSHEET 7.0

## ACCOUNTING PLAN INFORMATION WORKSHEET

The following information provides guidance on when an Accounting Plan may be required for certain applications and if so, what information should be provided. An accounting plan can either be very simple such as keeping records of gage flows, discharges, and diversions; or, more complex depending on the requests in the application. Contact the Surface Water Availability Team at 512-239-4691 for information about accounting plan requirements, if any, for your application. **Instructions, Page 34.**

### 1. Is Accounting Plan Required

Accounting Plans are generally required:

- For applications that request authorization to divert large amounts of water from a single point where multiple diversion rates, priority dates, and water rights can also divert from that point;
- For applications for new major water supply reservoirs;
- For applications that amend a water right where an accounting plan is already required, if the amendment would require changes to the accounting plan;
- For applications with complex environmental flow requirements;
- For applications with an alternate source of water where the water is conveyed and diverted; and
- For reuse applications.

### 2. Accounting Plan Requirements

a. A **text file** that includes:

1. an introduction explaining the water rights and what they authorize;
2. an explanation of the fields in the accounting plan spreadsheet including how they are calculated and the source of the data;
3. for accounting plans that include multiple priority dates and authorizations, a section that discusses how water is accounted for by priority date and which water is subject to a priority call by whom; and
4. Should provide a summary of all sources of water.

b. A **spreadsheet** that includes:

1. Basic daily data such as diversions, deliveries, compliance with any instream flow requirements, return flows discharged and diverted and reservoir content;
2. Method for accounting for inflows if needed;
3. Reporting of all water use from all authorizations, both existing and proposed;
4. An accounting for all sources of water;
5. An accounting of water by priority date;
6. For bed and banks applications, the accounting plan must track the discharged water from the point of delivery to the final point of diversion;
7. Accounting for conveyance losses;
8. Evaporation losses if the water will be stored in or transported through a reservoir. Include changes in evaporation losses and a method for measuring reservoir content resulting from the discharge of additional water into the reservoir;
9. An accounting for spills of other water added to the reservoir; and
10. Calculation of the amount of drawdown resulting from diversion by junior rights or diversions of other water discharged into and then stored in the reservoir.

# 2019 Irrigation Data

Month	Well #1		Well #2		Well #3		Totals		Irr. Pump	
	Gallons	Acre Feet	Gallons	Acre Feet	Gallons	Acre Feet	Gallons	Acre Feet	Gallons	Acre Feet
Jan. 2019	0	0	0	0	0	0	0	0.00	0	0.00
Feb. 2019	0	0	0	0	0	0	0	0.00	0	0.00
Mar. 2019	0	0	0	0	0	0	0	0.00	0	0.00
Apr. 2019	0	0	0	0	0	0	0	0.00	6,194,000	19.01
May. 2019	5,304,200	16	3,321,500	10	7,133,400	22	15,759,100	48.36	8,062,000	24.74
Jun. 2019	5,797,800	18	21,103,800	65	3,644,100	11	30,545,700	93.74	15,851,000	48.64
July. 2019	5,482,800	17	20,718,800	64	2,491,800	8	28,693,400	88.06	27,548,000	84.54
Aug. 2019	6,187,200	19	19,063,900	59	14,927,900	46	40,179,000	123.30	35,940,000	110.30
Sept. 2019	2,976,600	9	18,922,500	58	10,047,100	31	31,946,200	98.04	25,471,000	78.17
Oct. 2019	0	0	0	0	0	0	0	0.00	11,999,000	36.82
Nov. 2019	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,666,000	5.11
Dec. 2019	39,400.00	0.12	1,060,100.00	3.25	1,356,500.00	4.16	2,456,000.00	7.54	1,671,000	5.13
<b>Total</b>	<b>25,788,000</b>	<b>79.14</b>	<b>84,190,600</b>	<b>258.37</b>	<b>39,600,800</b>	<b>121.53</b>	<b>149,579,400</b>	<b>459.04</b>	<b>134,402,000</b>	<b>412.46</b>

**Total Well Acre Ft      459.04**



## Well #1 - 2019

Month	Prev. Amount	Current Amount	Well Production	Acre Feet
Jan. 2019	62,343,600	62,343,600	0	0.00
Feb. 2019	62,343,600	62,343,600	0	0.00
Mar. 2019	62,343,600	62,343,600	0	0.00
Apr. 2019	62,343,600	62,343,600	0	0.00
May. 2019	62,343,600	67,647,800	5,304,200	16.28
Jun. 2019	67,647,800	73,445,600	5,797,800	17.79
July. 2019	73,445,600	78,928,400	5,482,800	16.83
Aug. 2019	78,928,400	85,115,600	6,187,200	18.99
Sept. 2019	85,115,600	88,092,200	2,976,600	9.13
Oct. 2019	88,092,200	88,092,200	0	0.00
Nov. 2019	88,092,200	88,092,200	0	0.00
Dec. 2019	88,092,200	88,131,600	39,400	0.12
<b>Total</b>			<b>25,788,000</b>	<b>79.14</b>

## Well #2 - 2019

Month	Prev. Amount	Current Amout	Well Production	Acre Feet
Jan. 2019	159,371,000	159,371,000	0	0.00
Feb. 2019	159,371,000	159,371,000	0	0.00
Mar. 2019	159,371,000	159,371,000	0	0.00
Apr. 2019	159,371,000	159,371,000	0	0.00
May. 2019	159,371,000	162,692,500	3,321,500	10.19
Jun. 2019	162,692,500	183,796,300	21,103,800	64.77
July. 2019	183,796,300	204,515,100	20,718,800	63.58
Aug. 2019	204,515,100	223,579,000	19,063,900	58.50
Sept. 2019	223,579,000	242,501,500	18,922,500	58.07
Oct. 2019	242,501,500	242,501,500	0	0.00
Nov. 2019	242,501,500	242,501,500	0	0.00
Dec. 2019	242,501,500	243,561,600	1,060,100	3.25
<b>Total</b>			<b>84,190,600</b>	<b>258.37</b>



## Well #3 - 2019

Month	Prev. Amount	Current Amout	Well Production	Acre Feet
Jan. 2019	134,015,800	134,015,800	0	0.00
Feb. 2019	134,015,800	134,015,800	0	0.00
Mar. 2019	134,015,800	134,015,800	0	0.00
Apr. 2019	134,015,800	134,015,800	0	0.00
May. 2019	134,015,800	141,149,200	7,133,400	21.89
Jun. 2019	167,647,800	171,291,900	3,644,100	11.18
July. 2019	171,291,900	173,783,700	2,491,800	7.65
Aug. 2019	173,783,700	188,711,600	14,927,900	45.81
Sept. 2019	188,711,600	198,758,700	10,047,100	30.83
Oct. 2019	198,758,700	198,758,700	0	0.00
Nov. 2019	198,758,700	198,758,700	0	0.00
Dec. 2019	198,758,700	200,115,200	1,356,500	4.16
<b>Total</b>			<b>39,600,800</b>	<b>121.53</b>

## Irrigation Pump Station

Month	Total Vol. Irrigated	Acre Feet
Jan. 2019	0	0.00
Feb. 2019	0	0.00
Mar. 2019	0	0.00
Apr. 2019	6,194,000	19.01
May. 2019	8,062,000	24.74
Jun. 2019	15,851,000	48.64
July. 2019	27,548,000	84.54
Aug. 2019	35,940,000	110.30
Sept. 2019	25,471,000	78.17
Oct. 2019	11,999,000	36.82
Nov. 2019	1,666,000	5.11
Dec. 2019	1,671,000	5.13
<b>Total</b>	<b>134,402,000</b>	<b>412.46</b>



# Miramont Total Well Flows 2009 - 2019

Year	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	Avg Acre Feet Used from Wells by Month
Jan	32.09	0.00	4.08	0.00	0.00	0.00	0.00	0.00	5.30	7.49	0.00	4.45
Feb	32.09	0.56	4.76	0.00	0.00	0.00	0.00	0.00	10.30	0.00	0.00	4.34
Mar	32.09	0.00	31.29	43.19	43.19	7.45	23.98	0.00	10.78	14.69	0.00	18.79
Apr	21.07	37.89	117.55	47.49	47.49	32.56	22.42	51.42	22.96	3.18	0.00	36.73
May	58.52	103.26	144.38	36.58	36.58	19.63	0.00	55.74	94.23	95.65	48.36	62.99
Jun	137.47	70.86	80.69	44.35	44.35	6.65	4.67	113.77	94.06	116.54	93.74	73.38
Jul	132.14	95.31	144.59	46.10	46.10	113.46	34.03	157.30	138.47	125.01	88.06	101.87
Aug	113.73	125.53	129.24	59.84	59.84	129.71	138.88	99.63	109.27	141.58	123.30	111.87
Sep	24.68	122.62	104.82	47.78	47.78	55.50	138.00	113.83	69.14	6.97	98.04	75.38
Oct	4.34	126.72	59.66	0.00	0.00	34.13	136.19	69.29	47.02	0.00	0.00	43.40
Nov	2.85	95.14	2.13	0.00	18.16	11.37	0.00	45.99	5.44	0.00	0.00	16.46
Dec	0.00	41.55	0.00	5.06	5.06	0.00	0.00	3.54	0.00	0.00	0.00	5.02
Total	591.07	819.45	823.18	330.39	348.54	410.46	498.17	710.50	606.99	511.10	451.51	554.67

## WORKSHEET 8.0 CALCULATION OF FEES

This worksheet is for calculating required application fees. Applications are not Administratively Complete until all required fees are received. **Instructions, Page. 34**

### I. NEW APPROPRIATION

	Description	Amount (\$)
Filing Fee	Circle fee correlating to the total amount of water* requested for any new appropriation and/or impoundment. Amount should match total on Worksheet 1, Section 1. Enter corresponding fee under <b>Amount (\$)</b> .	
	<u>In Acre-Feet</u>	
	a. Less than 100	\$100.00
	b. 100 - 5,000	\$250.00
	c. 5,001 - 10,000	\$500.00
	d. 10,001 - 250,000	\$1,000.00
	e. More than 250,000	\$2,000.00
Recording Fee		\$25.00
Agriculture Use Fee	Only for those with an Irrigation Use. Multiply 50¢ x <sup>277</sup> Number of acres that will be irrigated with State Water. **	\$138.5
Use Fee	Required for all Use Types, <i>excluding Irrigation Use</i> . Multiply \$1.00 x _____ Maximum annual diversion of State Water in acre-feet. **	
Recreational Storage Fee	Only for those with Recreational Storage. Multiply \$1.00 x _____ acre-feet of in-place Recreational Use State Water to be stored at normal max operating level.	
Storage Fee	Only for those with Storage, <i>excluding Recreational Storage</i> . Multiply 50¢ x _____ acre-feet of State Water to be stored at normal max operating level.	
Mailed Notice	Cost of mailed notice to all water rights in the basin. Contact Staff to determine the amount (512) 239-4691.	\$997.34
<b>TOTAL</b>		<b>\$ 1410.84</b>

### 2. AMENDMENT OR SEVER AND COMBINE

	Description	Amount (\$)
Filing Fee	Amendment: \$100	
	OR Sever and Combine: \$100 x ___ of water rights to combine	
Recording Fee		\$12.50
Mailed Notice	Additional notice fee to be determined once application is submitted.	
<b>TOTAL INCLUDED</b>		<b>\$</b>

### 3. BED AND BANKS

	Description	Amount (\$)
Filing Fee		\$100.00
Recording Fee		\$12.50
Mailed Notice	Additional notice fee to be determined once application is submitted.	
<b>TOTAL INCLUDED</b>		<b>\$ 112.50</b>

\$ 1,523.34