

REVIEWED

Return To:

DUVALL, DAVID  
2110 W. CRESTVIEW DR.  
ELLENSBURG, WA 98928

APR 12 2023

KITTITAS COUNTY TREASURER

INITIALS:



# Water Mitigation Certificate

THIS CERTIFICATE MUST BE RECORDED WITH THE KITTITAS COUNTY AUDITOR'S OFFICE.

Grantor	Kittitas County	Permit #	
Grantee	JOHNSON, GERTRUDE	WM-23-00024	
Map Number	18-18-25051-0007	Trust Water Right #	
Subdivision Name	JOHNSON-DUVALL; Lot #: 7B	NGR: CS4-01447sb7@6	
Unique Well ID#	ABP-1010	Date Issued	April 12, 2023
Abbreviated Legal Description			
ACRES 3.00; BOUNTIFUL ACRES, LOT 7; SEC 25, TWP 18, RGE 18			

This Certificate is issued for an annual average of 275 gallons per day of indoor domestic use only. The daily maximum withdrawal allowed on any given day is 825 gallons per day, as long as the annual average is not exceeded.

This Certificate is for use on the above mentioned parcel only.

An application for a residential building permit must be submitted within two (2) years of issuance of this Mitigation Certificate.

Mitigation for indoor domestic use applies to water for drinking, bathing, sanitary purposes, cooking and laundering. It also includes incidental uses such as washing windows, car washing, cleaning exterior structures, care of household pets, etc.

Water use on this parcel from the groundwater well with the tag number listed above should not exceed the use described in the package chosen.

This mitigation certificate is associated with lot 7B of plat/short plat JOHNSON-DUVALL SHORT PLAT. Should the short plat expire, or should the certificate holder fail to apply for a building permit within 24 months of the date of final plat, or should the associated building permit expire, this mitigation certificate shall also expire and the water represented thereby shall automatically revert to the county's bank. In the event of such reversion, all costs associated with the processing and recording of this transaction shall be deducted from the refund of the fee for the water mitigation certificate.

Issued By

Regulatory Authority

Health Officer

ALL WATER RIGHTS, EVEN SENIOR WATER RIGHTS, MAY BE SUBJECT TO CURTAILMENT. THE PURCHASER IS HEREBY GIVEN NOTICE THAT THE COUNTY'S WATER RIGHTS BACKING THIS MITIGATION CERTIFICATE COULD POTENTIALLY BE SUBJECT TO CURTAILMENT, WHICH WOULD, IN TURN, SUBJECT THE CERTIFICATE HOLDER TO SUCH CURTAILMENT. THE COUNTY MAKES NO GUARANTEE AGAINST SUCH CURTAILMENT.



David Duvall  
210 W. Clearview Drive  
Ellensburg, WA 98926

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KITTITAS COUNTY TREASURER

INITIALS:

*(Handwritten initials)*

**TWO PARTY SHARED WELL WATER USERS AGREEMENT**

Well ID Number: ABP010

Serves Parcel Number: 831236

Lot Number: 7 of Bountiful Acres Subdivision

Physical Address: 260 Lenses Road

AND

Parcel Number: N/A

Lot Number: 7A of Bountiful Acres Subdivision

Physical Address: 260 Lenses Road

**Ownership of the Well and Waterworks**

It is agreed by the parties that each of said parties shall be and is hereby granted an undivided one-half interest in and to the use of the well and water system to be constructed. Each party shall be entitled to receive a supply of water for one residential dwelling and shall be furnished a reasonable supply of potable and healthful water for domestic purposes.

**Cost of Water System Construction**

Both parties herein agree to share equally in the cost incurred in well site approval, well construction, and construction and/or installation of the waterworks equipment, the pump house and water distribution pipes, and initial well water quality tests.

**Cost of Maintenance of Water System**

Each party hereto covenants and agrees that they shall equally share the maintenance and operational costs of the well and water system herein described.

**RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:**

Name:

David Duvall

Address:

240 W. Clearview Dr.  
Ellensburg, WA 98926

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APR 12 2023

KITTITAS COUNTY TREASURER

INITIALS:

*(Space above this line is for Recorder's Use)*

**KITTITAS COUNTY WATER METERING AGREEMENT**

This Water Metering Agreement (the "Agreement") is made and entered into by and between Gertrude Johnson (the "Owner") and the County of Kittitas, a municipal corporation of the State of Washington acting by and through the Kittitas County Public Works Department (the "County"), sometimes referred to herein jointly as "Parties" or individually as "Party".

**Recitals**

**WHEREAS**, Owner is the owner of, or has an interest in, certain real property (the "Property") located in Kittitas County, Washington, with a parcel number and/or address of:

Parcel Number:

831236

Address:

260 Lenes Road

Ellensburg, WA 98926

and as more fully described on the attached Exhibit "A" and incorporated by this reference; and

**WHEREAS**, Owner intends to extract groundwater from a mitigated well or wells (the "well") located on the property; and

**WHEREAS**, the parties desire to provide for the metering of each well through the installation of a water-measurement device or devices (the "water meter") to measure the Owner's mitigated water usage; and

**NOW, THEREFORE, THE PARTIES AGREE AS FOLLOWS:**

- 1. Purchase and Installation.** Owner shall install a water meter in accordance with the County's requirements for the Kittitas County Mitigation and Metering Program, including but not limited to, Kittitas County Code ("KCC") 13.40.030.

The Department of Ecology does NOT Warranty the Data and/or the Information on this Well Report.

**WATER WELL REPORT**  
STATE OF WASHINGTON

Start Card No. **W45092**  
Unique Well I.D. # **ABP010**  
Water Right Permit No.

(1) OWNER: **Mass JOHNSON, ANDY** Address **2111 N. WALNUT STREET ELLENSBURG, WA 98926-**  
(2) LOCATION OF WELL: County **KITTITAS** - E 1/4 SE 1/4 Sec 25 T 18 N, R 18 W  
(2a) STREET ADDRESS OF WELL (for nearest address)

(3) PROPOSED USE: **DOMESTIC** (10) WELL LOG

(4) TYPE OF WORK: **NEW WELL**  
Owner's Number of well (if more than one) **1**  
Method: **ROTARY**  
Formation: Describe by color, character, size of material and structure, and show thickness of aquifers and the kind and nature of the material in each strata penetrated, with at least one entry for each change in formation.

(5) DIMENSIONS: Diameter of well **6** inches  
Drilled **117** ft. Depth of completed well **117** ft.

CONSTRUCTION DETAILS:		MATERIAL		FROM	TO
Casing installed: <b>6</b>	" Dia. from <b>42</b>	ft. to <b>114</b>	ft.	<b>0</b>	<b>1</b>
<b>WELDED</b>	" Dia. from	ft. to	ft.	<b>1</b>	<b>15</b>
	" Dia. from	ft. to	ft.	<b>15</b>	<b>20</b>
	" Dia. from	ft. to	ft.	<b>20</b>	<b>52</b>
				<b>52</b>	<b>57</b>
				<b>57</b>	<b>63</b>
				<b>63</b>	<b>103</b>
				<b>103</b>	<b>105</b>
				<b>105</b>	<b>117</b>

Perforations: **NO**  
Type of perforator used  
SIZE of perforations in. by in.  
perforations from ft. to ft.  
perforations from ft. to ft.  
perforations from ft. to ft.

Screens: **NO**  
Manufacturer's Name  
Type Model No.  
Diam. slot size from ft. to ft.  
Diam. slot size from ft. to ft.

Gravel packed: **NO** Size of gravel  
Gravel placed from ft. to ft.

Surface seal: **YES** To what depth? **10** ft.  
Material used in seal **BENTONITE**  
Did any strata contain unusable water? **YES**  
Type of water? **OTHER** Depth of strata **15** ft.  
Method of sealing strata off **OVERBORE**

(7) PUMP: Manufacturer's Name  
Type H.P.

(8) WATER LEVELS: Land-surface elevation  
above mean sea level ... ft.  
Static level **20** ft. below top of well Date **08/16/94**  
Artesian Pressure lbs. per square inch Date  
Artesian water controlled by

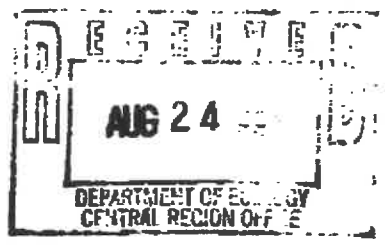
(9) WELL TESTS: Drawdown is amount water level is lowered below static level.  
Was a pump test made? **NO** If yes, by whom?  
Yield: gal./min with ft. drawdown after hrs.

Recovery data					
Time	Water Level	Time	Water Level	Time	Water Level

Date of test / /  
Boiler test gal./min. ft. drawdown after hrs.  
Air test **15** gal./min. w/ stem set at ft. for hrs.  
Artesian flow p.p.s. Date  
Temperature of water Was a chemical analysis made? **NO**

WELL CONSTRUCTOR CERTIFICATION:  
I constructed and/or accept responsibility for construction of this well, and its compliance with all Washington well construction standards. Materials used and the information reported above are true to my best knowledge and belief.

**NAME PONDEROSA DRILLING**  
(Person, firm, or corporation) (Type or print)  
**ADDRESS E 6010 BROADWAY**  
**(SIGNED) [Signature] License No. 2154**  
Contractor's  
Registration No. **PO-ND-EI-0248JE** Date **08/19/94**



Work started **08/15/94** Completed **08/16/94**