

Office of Neighborhood Services

City of Richland Hills, Texas

Memorandum

To: Honorable Mayor Bill Agan and members of the Richland Hills City Council
From: Scott Mitchell, Director of Neighborhood Services
Date: July 1, 2014
Subject: Irrigation Well Permit Approval

Council Action Requested:

Consideration of water well permit application from The Creek on Calloway, LP for the installation of a water well for irrigation on the property at 3820 Booth Calloway Road.

Background Information:

The Creek on Calloway LP has recently purchased ownership of what was previously the Raintree Apartment complex on Booth Calloway Road. The Creek on Calloway Apartments have undergone substantial renovation by the new owners. This permit request is to allow the installation of a water well on the property for irrigation purposes.

Section 86-227 of the City Municipal Code states the following:

Any person desiring to drill any water well and remove water from the Paluxy or Trinity Sands in the city, may make application to the city council for such permission and the city council shall hold a hearing on such application and shall obtain a recommendation from a competent water engineer familiar with the water problem in the county, the cost of such investigation and report to be paid by the person making such application, and after such hearing and necessary investigation by the city council if it should appear that a necessity exists that the applicant be permitted to drill such water well and that if such applicant is not permitted to drill such water well an unreasonable hardship will be brought upon the applicant and if the city council further finds that the drilling of such water well by the applicant will not at the time or in the immediate future in any way affect, diminish, or interfere with the city's water supply, then the city council shall grant such applicant a permit for the drilling of such water well.

(Code 1984, ch. 11, § 2(B))

The applicant has submitted the required approved permit from the Northern Trinity Groundwater Conservation District, a letter from a competent engineer familiar with water issues in Tarrant County, Contractor Registration for the well service to be utilized along with a site map, and a notice to proceed from the Northern Trinity Groundwater Conservation District.

Board/Citizen Input: N/A

Financial Impact: N/A

Staff Contacts:

Scott Mitchell
Director of Neighborhood Services
smitchell@richlandhills.com

Attachments:

Northern Trinity Groundwater Conservation District Application for Well Registration
Northern Trinity Groundwater Conservation District Notice to Proceed
Letter form Kevin Glovier, Professional Engineer
General Contractor Registration – Priceless Water Well Service
Application for New Water Well Permit



CITY OF RICHLAND HILLS, TEXAS

3200 Diana Drive – Richland Hills, Texas 76118
Planning And Community Development Department

APPLICATION FOR NEW WATER WELL PERMIT

ATTENTION:

A well owner or water well driller, or any other person acting on their behalf, must submit and obtain approval of an application for permit with the City before any new well, except leachate wells or monitoring wells, may be drilled.

Water wells in Richland Hills shall be private water wells for irrigation purposes only.

If you have submitted an application form for new water well to the NORTHERN TRINITY GROUNDWATER CONSERVATION DISTRICT, attach a copy of that completed application to this permit request.

Complete one application for each well. Application date: 6/18/14

Part I – Well Owner and Driller Information:

Well Owner: The Creek on Calloway LP Phone: 512-496-5373

Contact: Alex Tynberg Email: atynberg@tynberg.com Fax: 512-597-8897

Mailing address: 3712 Meredith Street Austin, TX 78703

Well Address: 3830 Booth Calloway Rd. City: Richland Hills State: TX Zip: 76118

Registrant: (if other than Well Owner) _____ Phone: _____

Address: _____ City: _____ State: _____ Zip: _____

Property Owner: (if other than Well Owner) _____ Phone: _____

Address: _____ City: _____ State: _____ Zip: _____

If Registrant is other than the owner of the property where the proposed well is to be located, please attach documentation to this form establishing the applicable authority to file the application for well registration, to serve as the registrant in lieu of the property owner, and to construct and operate a well for the proposed use.

Drilling company: Priceless Water Well Services Phone: 817-480-2614

Driller: Reginald Young License # 56078 Expiration Date: 1/26/15

Fax: 817-306-9282 E-mail: regid@pricelesswells.com

Address: 12800 Timberland Drive City: Fort Worth State: TX Zip: 76244

City of Richland Hills Contractor No. 29187 Well Owner: The Creek on Calloway LP

Part II - Well Location:

Well site address:

City: Richland Hills State: Texas Zip: 76118 Latitude: 32.49.9.98

Longitude: -97.12.34.21 GPS used to measure latitude and longitude:

Manufacturer: Google Model: Locate Finder

Will the groundwater withdrawn from the well be used in a location different from the well site?

- > No
- > Yes Location where used: _____

Describe use: _____

Will the groundwater produced be transported for use at any point outside the boundaries of the City?

- > No
- > Yes Explain: _____

Is this a replacement well?

- > No
- > Yes Indicate status of the old well: Capped Plugged (Plugging Report attached) In Use

Explain: _____

Part III - Well Information: Proposed total depth: 690 feet

Proposed depth to first screen: 580 feet

Proposed inside diameter of casing: 5 inches

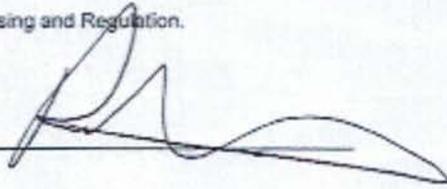
Proposed pump motor size: 7.5 hp

Proposed maximum designed production capacity of pump: 35 gpm

Is a Water Well Closure Plan attached? Yes No

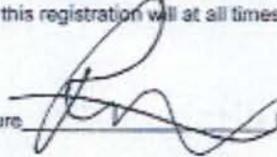
If no, sign below as a declaration that the owner will report any closure of the well to the District and will strictly comply with the well plugging regulations of the Texas Department of Licensing and Regulation.

Signature _____



Part IV – Certification:

I hereby certify that the information given herewith is true and accurate to the best of my knowledge and belief. I further certify that all water produced from the well that is the subject of this registration will at all times be put to beneficial use.

Print Name Reginald Young Signature  Date 6/5/14
Alex Tynberg Alex Tynberg 6/18/14
↳ General Partner, Manager

City of Richland Hills Contractor No. 29187 Well Owner: The Creek on Calloway LP

OFFICIAL USE ONLY:

Permit Number: _____

Receipt Number: _____

Zoning District: _____

Received Date: _____

Received By: _____

Reviewed by: _____ Date of approval: _____

Northern Trinity Groundwater Conservation District
Tarrant County
1121 Mercedes Street, Benbrook, Texas 76126

June 18, 2014

Priceless Water Well Services
12800 Timberland
Ft Worth TX 76244

Re: 3830 Booth Calloway

Dear Mr. Young:

This letter serves as the Notice to Proceed to drill the water well at the address referenced above. All the paperwork is administratively correct and all monies have been received.

Please keep in mind that you have 120 days (240 days for public water system) from the date of approval (June 18, 2014) to drill and complete the new well, and must file the well report with the District within 60 days of completion. Failure to timely file the well report will result in forfeiture of the well report deposit of \$200.00 and subject the registrant to enforcement action.

If you have any questions, please feel free to contact me at 817-249-2062.

Thank you,



Sheila Rushing
NTGCD

Cc: File



ENGINEERS
ARCHITECTS
SURVEYORS

WACO
KILLEEN
DALLAS
ROUND ROCK

June 23, 2014

Scott Mitchell
Director of Neighborhood Services
3200 Diana Drive
Richland Hills, Texas 76118

Re: Tynberg Water Well

Dear Mr. Mitchell:

I have reviewed the documentation listed below for the proposed new irrigation well in the City of Richland Hills:

- Northern Trinity Groundwater Conservation District Permit Application
- Completed City of Richland Hills New Water Well Permit
- Priceless Water Well Contractor Registration with the City
- Site Map
- Northern Trinity Groundwater Conservation District Temporary Rules Amended December 8, 2011

In addition, I have spoken with the Northern Trinity Groundwater Conservation District and Priceless Water Well Service concerning the construction of the new irrigation well.

Based on this information, it is my professional opinion the proposed water well will not have a significant impact on the existing water basins.

If we may be of further service, please do not hesitate to contact us.

Sincerely,

Kevin R. Glovier, PE



1825 Market Center Blvd.
Suite 440
Dallas, Texas 75207

(214) 747-3733
Fax (214) 747-7331
www.wallace-group.com
TBPE F-54

NORTHERN TRINITY GROUNDWATER CONSERVATION DISTRICT

1121 Mercedes Street
Benbrook, Texas 76126
Fax: (817) 249-2918

District to Complete: _____

Well Registration No. _____

Date Received: _____

By: _____

APPLICATION FOR WELL REGISTRATION FOR NEW WELL (Well Drilled on or after Oct. 1, 2010)

Registration of new wells required by District Rule 3.5 prior to drilling:

A well owner or water well driller, or any other person acting on their behalf, must submit and obtain approval of a registration application and submit a well registration fee and well report deposit with the District before any new well, except leachate wells or monitoring wells, may be drilled, equipped, and completed as set forth under District Rule 3.5.

Complete one application for each well.

Application date: 6/5/14

-This form may be submitted in person, by mail, or by fax-

Part I - Well Owner and Driller Information:

Well Owner: The Creek on Calloway Phone: (512) 496-5373
Contact: Alex Tynberg Email: atynberg@tynberg.com Fax: (512) 597-8897
Mailing address: 3712 Meredith Street
City: Austin State: TX Zip: 78703

Registrant: (if other than Well Owner) _____ Phone: _____
Address: _____ City: _____ State: _____ Zip: _____

Property Owner: (if other than Well Owner) _____ Phone: _____
Address: _____ City: _____ State: _____ Zip: _____

If Registrant is other than the owner of the property where the proposed well is to be located, please attach documentation to this form establishing the applicable authority to file the application for well registration, to serve as the registrant in lieu of the property owner, and to construct and operate a well for the proposed use.

Drilling company: Priceless Water Well Services Phone: (817) 480-2614
Driller: Reginald Young License #: 56078 WP Expiration Date: 1/26/15
Fax: (817) 306-9282 E-mail: regi@pricelesswells.com
Address: 12800 Timberland City: Fort Worth State: TX Zip: 76244

Part II - Well Location:

Well site address: 3830 Booth Calloway
City: Richland Hills State: TX Zip: 76118

Latitude: 32.49.9.98 Longitude: -97.12.34.21

GPS used to measure latitude and longitude: Manufacturer: google Model: Locate-finder

Will the groundwater withdrawn from the well be used in a location different from the well site?

No

Yes Location where used: _____

Describe use: _____

Will the groundwater produced be transported for use at any point outside the boundaries of the District?

No

Yes Explain: _____

Is this a replacement well?

No

Yes Indicate status of the old well: Capped Plugged (Plugging Report attached) In Use

Explain: _____

Part III - Purpose for Water Use:

Mark (x) all appropriate boxes that describe what the water from the well will be used for:

Domestic Use (household/ lawn watering at residence)

Municipal / Public Water System

Livestock Watering

Industrial/Manufacturing

Commercial/ Small Business

Golf course irrigation

Solely to supply water for rig actively engaged in drilling or exploration operations for an oil or gas well, and the water well is located on the same lease or field associated with the oil/gas drilling rig (If you check this box, is the owner of the water well the same person who holds the oil/gas well permit issued by the Railroad Commission? Yes No)

Supplying water for oil or gas production, or supplying water to rig engaged in drilling or exploration operations for oil or gas where water well is not located on same lease or field associated with the oil/gas drilling rig

Filling a pond or other surface impoundment (check all uses above for water from the pond or impoundment)

Other: irrigation for apartments

Part IV - Well Information:

Proposed total depth: 690 feet

Proposed depth to first screen: 580 feet

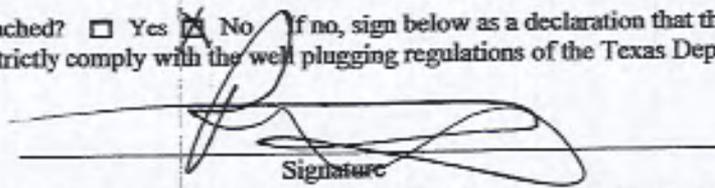
Proposed inside diameter of casing: 5 inches

Proposed pump motor size: 7.5 hp

Proposed maximum designed production capacity of pump: 35 gpm

Anticipated number of service connections: 1 Well will service approximately 0 individuals for _____ days out of the year.

Is a Water Well Closure Plan attached? Yes No If no, sign below as a declaration that the owner will report any closure of the well to the District and will strictly comply with the well plugging regulations of the Texas Department of Licensing and Regulation.


Signature

Well Registration No. _____ Well Owner: _____

Is the \$200 Well Report Deposit Attached? Yes No (registration will not be approved until receipt of deposit; deposit is refundable upon timely submission of well report after completion of well)

Is the \$500 New Well Registration Fee Attached? Yes No (registration will not be approved until receipt of fee)

Part V — Certification:

I hereby certify that the information given herewith is true and accurate to the best of my knowledge and belief. I further certify that all water produced from the well that is the subject of this registration will at all times be put to beneficial use.

Regie Young
Print Name

[Signature]
Signature

6/5/14
Date

DISTRICT TO COMPLETE THIS SECTION:

Well Report Deposit Received Date: _____ Method/Check No.: _____

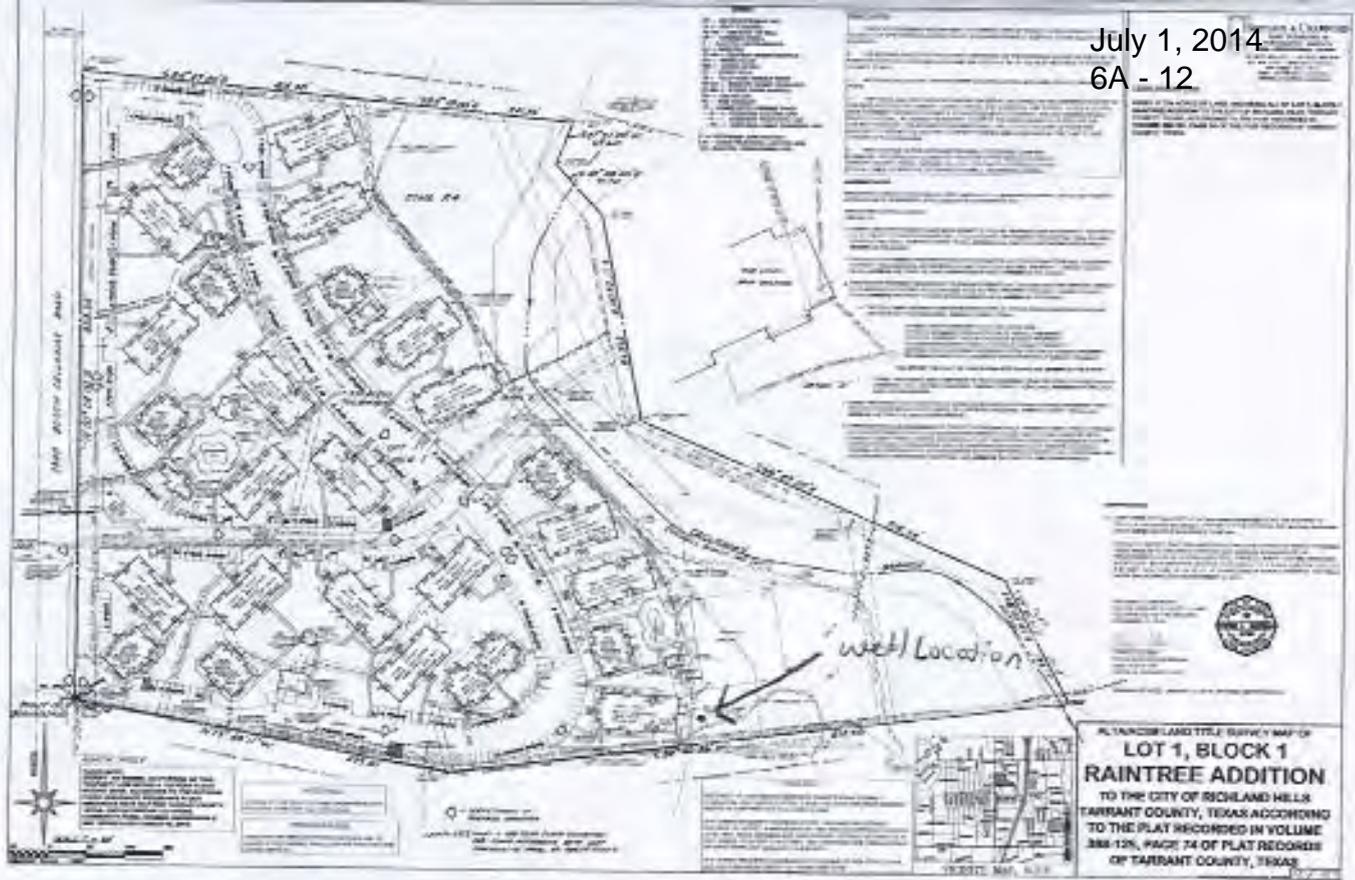
Well Registration Fee Received Date: _____ Method/Check No.: _____

Check All Exemptions that Apply:

- Use-based D&L Use-based ag irrigation Use-based Rule 2.3 (exempt from Water Use Fee only)
- Capacity-based single well Capacity-based well system

Reviewed by: _____ Date of approval: _____

The registrant has 120 days (240 days for a public water system) from the date of approval above to drill and complete the new well, and must file the well report with the District within 60 days of completion. Failure to timely file the well report will result in forfeiture of the well report deposit and subject the registrant to enforcement action.



CGI MPX 5d (2.3.98)



CITY OF RICHLAND HILLS, TEXAS

3200 DIANA DRIVE - RICHLAND HILLS, TX 76118
PLANNING AND COMMUNITY DEVELOPMENT

General Contractor Registration Application

Company Name Priceless Water Well Service
 Address 12800 Timberland Dr. Fort Worth
 City Fort Worth State TX Zip 76244
 Contact Regi Young Contact Number 817-480-2614

Owner's Information

Name Regi Young
 Address 12800 Timberland Dr.
 City Fort Worth State TX Zip 76244
 Driver's License Number 02670208

I, the above named person, acknowledge that I will be responsible for all work performed under this registration. I agree to perform all work in accordance with all applicable city codes and state laws. I understand that failure to comply with all applicable city codes and state laws will result in revocation of this registration and/or additional penalties prescribed by law.

Signature Regi Young Date 6-2-14

For Office Use:

Received _____ Fee Paid _____
 Receipt# _____ Issued _____ Expires _____
 Issued by _____
 Registration Number _____