

MIKE NOVO
ZONING ADMINISTRATOR

STATE OF CALIFORNIA
COUNTY OF MONTEREY

RESOLUTION NO. 080414

A.P.# 422-281-001-000

In the matter of the application of
ALBERT/INA M BRAY TRS (PLN080414)

FINDINGS & DECISION

Use Permit to allow the drilling of six exploratory oil and gas wells on two sites within the same parcel, located in Section 3, Range 9 East of Township 22 South within the South County Planning Area. Three wells are proposed for each of the two sites, known as the North Paris Valley No. 1 (Npv-1) Drill Site and the Central Paris Valley No. 1H (CPV-1H) Drill Site (Assessor's Parcel Number 422-281-001-000). The project is located along the East Side of Paris Valley Road, West of Highway 101 and Four Miles North of The Town of San Ardo, South County Area Plan, came on regularly for hearing before the Zoning Administrator on April 30, 2009.

Said Zoning Administrator, having considered the application and the evidence presented relating thereto,

FINDINGS OF FACT

1. **FINDING: CONSISTENCY** – The project, as described in Condition No. 1 and as conditioned, conforms to the policies, requirements and standards of the Monterey County General Plan, South County Area Plan, South County Area Plan Inventory and Analysis and the Monterey County Zoning Ordinance (Title 21).

EVIDENCE: (a) The text, policies and regulations in the above-referenced documents have been evaluated during the course of review of applications. No conflicts were found to exist. No communications were received during the course of review of the project indicating any inconsistencies with the text, policies, and regulations in these documents.

- (b) The proposed project conforms to the goals, objectives and policies of the following documents:

- i. Monterey County General Plan: Goals, Objectives and Policies for Natural Resources - Geology, Minerals and Soils, Goal No. 2, Objective No. 2.3, Policy No. 2.3.2;
- ii. South County Area Plan: Chapter I – Natural Resources: Mineral Resources & Energy Resources; Chapter IV – Area Development: Industrial Uses;
- iii. South County Area Plan Inventory & Analysis: Chapter I – Natural Resources: Mineral Resources;
- iv. Monterey County Zoning Ordinance (Title 21 for Inland Areas): The property is zoned both “F-40” (Farmlands Zoning District – 40 acres per dwelling unit) and “PG-40” (Permanent Grazing Zoning District – 40 acres per

dwelling unit). Both zoning designations allow the exploration and the extraction of petroleum and natural gas resources with a Use Permit. Therefore, the property is suitably zoned to accommodate the proposed development, provided a Use Permit is granted.

- (c) The application, project plans, and related support materials were submitted by the project applicant for the proposed development to the Monterey County Resource Management Agency, Planning Department, all of which can be found in Project File PLN080414.

2. **FINDING: SITE SUITABILITY** – The site is physically suitable for the use proposed.

EVIDENCE: (a) The project has been reviewed for site suitability by Monterey County's Resource Management Agency (Planning Department & Public Works Department), Health Department (Environmental Health Division) and Water Resources Agency, and by the California Department of Forestry – South County Fire Protection District. There has been no indication from these departments/agencies that the site is unsuitable for the proposed project. Conditions recommended by the Planning Department and the Environmental Health Division have been incorporated in this staff report as part of the project approval process.

- (b) Technical reports by outside archaeological, biological, geological and geotechnical consultants concluded that there are no physical and/or environmental constraints that would indicate that the site is not suitable for the use proposed, provided the appropriate management and mitigation recommendations outlined in those reports are followed. County staff concurs.

- i. **Archeological resources:** A record search and literature review by consulting firm Pacific Legacy, Inc., revealed that no previously recorded ethnographic, historic or archeological sites are located within the project area. A pedestrian survey (i.e. surface inspection) of the property conducted on August 25, 2008, did not result in the discovery of any prehistoric or historic artifacts, or archeological deposits, within the project area; no cultural resources were noted during the survey. The consultant advised that construction personnel be alerted to the possibility of buried cultural remains or artifacts and that, upon discovery of any such remains or materials, work should immediately cease and the appropriate persons and authorities be contacted. Source: Archeological Assessment of North Paris Valley Well Site CPV-1H (PL 822-53), Monterey County, California (LIB080593), prepared by Pacific Legacy, Inc., Bay Area Division, Berkeley, California (August 28, 2008).
- ii. **Biological resources:** The biological assessment concluded that it is highly unlikely that special-status listed or sensitive

plant or animal species or habitats will be negatively impacted by the proposed project, although locally and regionally common wildlife species would be temporarily disturbed – albeit at a less than significant level. An investigation was conducted for the potential presence of the San Joaquin Kit Fox at the site that led the biologist to conclude that this species is not likely to be found on the property, mainly due to habitat disturbance and exclusionary competition from badgers, coyotes and red foxes. The report recommended that best management guidelines be followed during the construction phase of the project and that the species-specific avoidance and minimization measures described in the biological analysis be implemented in order to mitigate any potential impacts to wildlife species, plants and trees. Source: Biological Survey Report, Including Observations for San Joaquin Kit Fox, for Salinas Energy North Paris Valley Well Site CPV-1H, San Ardo, California (LIB080592), prepared by Ed Mercurio, Biological Consultant, Salinas, California (September 29, 2008).

iii. **Geotechnical resources:** The site has been deemed suitable for the proposed development from a geotechnical engineering standpoint provided the recommendations contained in the consultant's report and pertaining to grading, slope construction and structural design are properly implemented. Source: Geotechnical Engineering Report for Proposed Oil and Natural Gas Exploration Well Pad, Site CPV-1H, Monterey County, California (LIB080590), prepared by Nicholas A. McClure, Buena Geotechnical Services, Paso Robles, California (September 9, 2008).

iv. **Geological resources:** A site investigation revealed evidence of potential geologic and seismic conditions which could affect the subject property. In order to minimize hazards, the consultant made several recommendations in order to mitigate any potentially negative impacts from those factors. The report recommended that all new construction be built according to current building codes and that best management practices are followed for erosion and sediment control. Liquefaction was not identified as a problem. Source: Geologic Hazards Investigation – Proposed Oil/Gas Well Pad, Salinas Energy Corporation, Site No. CPV-1H, Paris Valley, County of Monterey, California (LIB080591), prepared by Ron Barto, Sierra Delta Corporation (September 16, 2008).

(c) A site visit was conducted by staff on February 10, 2009, to confirm that the findings presented by the applicant in the above-referenced reports are consistent with current conditions found on

the property. Neither an archeologist nor a biologist was present at the site during staff's visit. No evidence concerning the presence of archeological resources and of protected plant and animal species was encountered during the time spent by staff at the site. From the standpoint of geotechnical resources, the proposed locations for the two well pads vary from being flat at the North Paris Valley (NPV-1) site to having a gentle slope at the Central Paris Valley (CPV-1H) site and, therefore, it is anticipated that the proposed activities will result in minimal disturbance of natural grade and topography. Condition no. 8 states that the site will be restored by the applicant to its natural, pre-development condition upon the expiration of the Use Permit and the determination that commercial quantities of oil and/or gas do not exist.

3. **FINDING: CEQA (Exempt)** – The project is categorically exempt from environmental review and no unusual circumstances were identified for the proposed project.

EVIDENCE: (a) Minor alterations to land, such as those that will result from the proposed project, have been found to be categorically exempt from the requirement for the preparation of environmental documents under California Environmental Quality Act (CEQA) Guidelines, Article 19, Section 15304. Class 4 activities, as they are known, are those that do not involve removal of healthy, mature, scenic trees except for forestry or agricultural purposes; this project will not result in the removal of any existing oak trees.

(b) Under Section 21084 of the California Public Resources Code, Class 4 activities such as the exploratory drilling operations that will be conducted as part of this project have been determined not to have a significant effect on the environment and, therefore, are exempt from CEQA requirements. This is due to the fact that such temporary activities have been determined to only result in minor public or private alterations to land with negligible or no permanent effects to the existing conditions of the land, water, air and/or vegetation.

(c) Once exploratory drilling has ended, and if no commercial quantities of mineral resources that would pave the way for full extraction and production are found, the applicant will need to restore the site to its pre-development condition as natural grassland (Condition no. 8).

4. **FINDING: NO VIOLATIONS** – The subject property is in compliance with all rules and regulations pertaining to zoning uses and any other applicable provisions of the County's zoning ordinance. No violations have been found to exist on the property and zoning violation abatement costs, if any, have been paid.

EVIDENCE: Staff reviewed Monterey County Planning Department and Building Services Department records. The research did not reveal any violations currently existing on the subject property.

5. **FINDING: HEALTH AND SAFETY** – With the proposed relocation of the North Paris Valley (NPV-1) well pad, the establishment, maintenance or operation of the project applied for will not, under the circumstances of this particular case, be detrimental to the health, safety, peace, morals, comfort and general welfare of persons residing or working in the neighborhood of such proposed use, or be detrimental or injurious to property and improvements in the neighborhood or to the general welfare of the County.

EVIDENCE: (a) This project was reviewed by the California Department of Forestry – South County Fire Protection District and Monterey County’s Water Resources Agency, Public Works Department, Planning Department and the Environmental Health Division. The latter two entities have recommended specific conditions of approval, where appropriate, to ensure that the project will not have adverse health and safety impacts and to reduce, whenever possible, any possible detrimental impacts through mitigation monitoring measures (Exhibit D).

(b) In response to noise-related concerns from a neighbor whose residence is in close proximity to the North Paris Valley (NPV-1) well site, staff conducted a site visit on February 10, 2009. The visit was meant to follow up on the concerns expressed at the January 29, 2009, public hearing and to visually assess the distance between the new location of the relocated well site, as proposed by the applicant, and the affected residence. Staff met the applicant and the concerned neighbor at the site; the latter expressed satisfaction with the revised well pad location to both the applicant and staff. A condition of approval (Condition no. 10) has been added requesting the applicant to submit revised plans confirming the new location of the North Paris Valley (NPV-1) well site.

(c) In response to aesthetic and environmental concerns from Ole Viborg, another neighboring landowner (Assessor’s Parcel Numbers: 422-281-002-000, 422-281-003-000 and 422-281-004-000), and during the same site visit on February 10, 2009, staff was able to ascertain that the property adjacent to the one under consideration for a Use Permit does in fact contain abandoned equipment and other remnants from previous oil drilling activities conducted by a now defunct company. To reduce the likelihood that such a scenario would repeat itself at the two exploratory sites for which a Use Permit is being requested, conditions of approval were added enjoining the applicant, at the time said permit will expire, to follow DOGGR procedures as they pertain to well abandonment, site restoration, equipment removal and the safe disposal of oil field wastes and refuse (Conditions nos. 11 & 12).

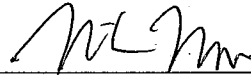
(d) A standard condition of approval was added to minimize off-site glare, reduce visual pollution and control spillover effects onto neighboring properties caused by nighttime lighting at both the North Paris Valley (NPV-1) and Central Paris Valley (CPV-1H) drill sites (Condition no. 7).

6. **FINDING: APPEALABILITY** – The decision of the Zoning Administrator concerning this project can be appealed to the Planning Commission.
EVIDENCE: Title 21, Chapter 21.80, Section 21.80.040, Paragraph B, of the Monterey County Zoning Ordinance.

DECISION

THEREFORE, it is the decision of said Zoning Administrator that said application for a Use Permit be granted as shown on the attached sketch, and subject to the attached conditions:

PASSED AND ADOPTED this 30th day of April 2009.



MIKE NOVO, ZONING ADMINISTRATOR

COPY OF THIS DECISION WAS MAILED TO THE APPLICANT ON **MAY 14 2009**.

THIS APPLICATION IS APPEALABLE TO THE PLANNING COMMISSION. IF ANYONE WISHES TO APPEAL THIS DECISION, AN APPEAL FORM MUST BE COMPLETED AND SUBMITTED TO THE SECRETARY OF THE PLANNING COMMISSION ALONG WITH THE APPROPRIATE FILING FEE ON OR BEFORE **MAY 24 2009**

This decision, if this is the final administrative decision, is subject to judicial review pursuant to California Code of Civil Procedure Sections 1094.5 and 1094.6. Any Petition for Writ of Mandate must be filed with the Court no later than the 90th day following the date on which this decision becomes final.

*NOTES

1. You will need a building permit and must comply with the Monterey County Building Ordinance in every respect.

Additionally, the Zoning Ordinance provides that no building permit shall be issued, nor any use conducted, otherwise than in accordance with the conditions and terms of the permit granted or until ten days after the mailing of notice of the granting of the permit by the appropriate authority, or after granting of the permit by the Board of Supervisors in the event of appeal.

Do not start any construction or occupy any building until you have obtained the necessary permits and use clearances from the Monterey County Planning and Building Inspection Department office in Salinas.

2. This permit expires two years after the above date of granting thereof unless construction or use is started within this period.

Monterey County Resource Management Agency
 Planning Department
 Condition Compliance and/or Mitigation Monitoring
 Reporting Plan

Project Name: Salinas Energy Corporation – North & Central Paris Valley
 Oil & Gas Exploratory Wells

File No.: PLN080414

APN: 422-281-001-000

Approved by: Zoning Administrator

Date: April 30, 2009

**Monitoring or Reporting refers to projects with an EIR or adopted Mitigated Negative Declaration per Section 21081.6 of the Public Resources Code.*

Permit Condition Number	Mitigation Number	Conditions of Approval and Responsible Department	Compliance or Monitoring Actions to be performed. (Where applicable, a certified professional is required for action to be accepted.)	Responsible Party for Compliance	Timing	Verification of Compliance (name/date)
1.		<p>PD001 – SPECIFIC USES ONLY This Use Permit (PLN 080414) allows for the drilling of six (6) exploratory oil and gas wells at two different sites on the same parcel, known as the North Paris Valley (NPV-1) and Central Paris Valley (CPV-1H) well pads. The property is located between Paris Valley Road to the west and State Highway 101 to the east within Section 3 of Township 22 South and Range 9 East in southern Monterey County, about four miles north of San Ardo. (Assessor's Parcel Number 422-281-001-000), South County Area Plan. This permit was approved in accordance with County ordinances and land use regulations subject to the following terms and conditions. Neither the uses nor the construction allowed by this permit shall commence unless and until all of the conditions of this permit are met to the satisfaction of the Director of the RMA - Planning Department. Any use or construction not in substantial conformance with the terms and conditions of this permit is a violation of County regulations and may result in modification or revocation of this permit and subsequent legal action. No use or construction other than that specified by this permit is allowed unless additional permits are approved by the appropriate authorities. To the extent that the County has delegated any condition compliance or</p>	Adhere to conditions and uses specified in the Use Permit.	Applicant	Ongoing unless otherwise stated.	

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		mitigation monitoring to the Monterey County Water Resources Agency, the Water Resources Agency shall provide all information requested by the County and the County shall bear ultimate responsibility to ensure that conditions and mitigation measures are properly fulfilled. (RMA - Planning Department)				
2.		PD002 – NOTICE: PERMIT APPROVAL The applicant shall record a notice which states: "A permit was approved by the Zoning Administrator for Assessor's Parcel Number 422-281-001-000 on January 29, 2009. The permit was granted subject to 20 conditions of approval, which run with the land. A copy of the permit is on file with the Monterey County RMA - Planning Department." Proof of recordation of this notice shall be furnished to the Director of the RMA - Planning Department prior to issuance of building permits or commencement of the use. (RMA - Planning Department)	Proof of recordation of this notice shall be furnished to the RMA - Planning Department.	Applicant	Prior to the issuance of grading and building permits or start of use. !	
3.		PD003(A) – CULTURAL RESOURCES: NEGATIVE ARCHAEOLOGICAL REPORT If, during the course of construction, cultural, archaeological, historical or paleontological resources are uncovered at the site (surface or subsurface resources), work shall be halted immediately within 50 meters (165 feet) of the find until a qualified professional archaeologist can evaluate it. The Monterey County RMA - Planning Department and a qualified archaeologist (i.e., an archaeologist registered with the Society of Professional Archaeologists) shall be immediately contacted by the responsible individual present on-site. When contacted, the project planner and the archaeologist shall immediately visit the site to determine the extent of the resources and to develop proper mitigation measures required for the discovery. (RMA - Planning Department)	Stop work within 50 meters (165 feet) of uncovered resource and contact the Monterey County RMA - Planning Department and a qualified archaeologist immediately if cultural, archaeological, historical or paleontological resources are uncovered. When contacted, the project planner and the archaeologist shall immediately visit the site to determine the extent of the resources and to develop the required proper mitigation measures.	Applicant/ Archaeologist	Ongoing	

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4.		PD008 – GEOLOGIC CERTIFICATION Prior to final inspection, a professional geologist shall provide certification that all development has been constructed in accordance with the geological report. (RMA - Planning Department)	Submit certification by the professional geologist to the RMA - Planning Department showing project's compliance with the geological report.	Applicant/ Professional Geologist	Prior to final inspection.	
5.		PD009 – GEOTECHNICAL CERTIFICATION Prior to final inspection, the geotechnical consultant shall provide certification that all development has been constructed in accordance with the geotechnical report. (RMA - Planning Department and Building Services Department)	Submit certification by the geotechnical consultant to the RMA - Planning Department showing project's compliance with the geotechnical report.	Applicant/ Geotechnical Consultant	Prior to final inspection.	
6.		PD010 – EROSION CONTROL PLAN AND SCHEDULE The approved development shall incorporate the recommendations of the Erosion Control Plan as reviewed by the Director of RMA - Planning Department and Director of RMA - Building Services. All cut and/or fill slopes exposed during the course of construction shall be covered, seeded, or otherwise treated to control erosion during the course of construction, subject to the approval of the Director of RMA - Planning Department and Director of RMA - Building Services. The improvement and grading plans shall include an implementation schedule of measures for the prevention and control of erosion, siltation and dust during, and immediately following, construction and until erosion control planting becomes established. This program shall be approved by the Director of RMA - Planning Department and Director of RMA - Building Services. (RMA - Planning Department and RMA - Building Services Department)	An Erosion Control Plan shall be submitted to the RMA - Planning Department and the RMA - Building Services Department prior to issuance of building and grading permits.	Applicant	Prior to the issuance of grading and building permits.	
	Comply with the recommendations of the Erosion Control Plan during the course of construction until project completion as approved by the Director of RMA - Planning and Director of RMA - Building Services.		Applicant	Ongoing		
	Evidence of compliance with the Implementation Schedule shall be submitted to the RMA - Planning Department and the RMA - Building Services Department		Applicant	Prior to final inspection.		

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7.		<p>PD014(A) – LIGHTING: EXTERIOR LIGHTING PLAN</p> <p>All exterior lighting shall be unobtrusive, down-lit, harmonious with the local area, and constructed or located so that only the intended area is illuminated and off-site glare is fully controlled. The applicant shall submit 3 copies of an exterior lighting plan which shall indicate the location, type, and wattage of all light fixtures and include catalog sheets for each fixture. The lighting shall comply with the requirements of the California Energy Code set forth in California Code of Regulations, Title 24, Part 6. The exterior lighting plan shall be subject to approval by the Director of the RMA - Planning Department prior to the issuance of building permits. (RMA – Planning Department)</p>	<p>Submit three copies of the lighting plans to the RMA - Planning Department for review and approval. Approved lighting plans shall be incorporated into final building plans.</p> <p>The lighting shall be installed and maintained in accordance with the approved plan.</p>	Applicant	<p>Prior to the issuance of building permits.</p> <p>Prior to occupancy/ongoing.</p>	
8.		<p>PD033 – RESTORATION OF NATURAL MATERIALS & CONDITIONS</p> <p>Upon completion of the exploratory phase, and if no commercial quantities of oil and gas are found at the site, the area disturbed shall be restored to its pre-development condition as an annual grassland subject to approval by the Director of the RMA - Planning Department. Plans for such restoration shall be submitted to, and approved by, the Director of the RMA - Planning Department prior to commencement of use. (RMA – Planning Department)</p>	<p>Submit restoration plans to the RMA - Planning Department for review and approval. Site shall be restored prior to expiration of Use Permit, if no extension is requested or if no subsequent Use Permit applied for.</p>	Applicant	<p>Prior to commencement of use.</p>	
9.		<p>PDSP001 – NON-STANDARD CONDITION: USE PERMIT FOR COMMERCIAL PRODUCTION</p> <p>Should exploration reveal the existence of commercial quantities of oil and/or natural gas, a subsequent Use Permit will be required to convert the exploratory wells to full production wells meeting the California Division of Oil, Gas & Geothermal Resources (DOGGR) guidelines for oil and gas drilling. Application for such Use Permit shall undergo full CEQA review and analysis. (RMA - Planning Department)</p>	<p>Quantity of oil and gas found at well site shall be furnished to the RMA - Planning Department. A new Use Permit shall be applied for if commercial quantities of oil and/or gas are found. The new project will be subject to CEQA review.</p>	Applicant	<p>Prior to expiration of temporary Use Permit.</p>	

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10.		<p>PDSP002 – NON-STANDARD CONDITION: SUBMITTAL OF REVISED PLANS</p> <p>The applicant shall submit revised plans showing the new location of the North Paris Valley (NPV-1) well pad. Revised location is to be in accordance with information presented in the noise analysis as being the most suitable for reducing noise impacts to the neighboring residence. (RMA – Planning Department)</p>	Submit revised plans to the RMA - Planning Department.	Applicant	Prior to obtaining the Permit Approval Notice.	
11.		<p>PDSP003 – NON-STANDARD CONDITION: WELL ABANDONMENT PROCEDURES</p> <p>Upon expiration of the Use Permit (PLN080414) and if exploratory wells will not be converted to commercial production, proper procedures in line with responsible oil field practices shall be followed for the plugging and abandonment of exploratory wells in accordance with Section 1723, Sub-sections 1723.1 through 1723.9 (as applicable) of Article 3, Sub-chapter 1, Chapter 4, Division 2, Title 14 of the California Code of Regulations. (RMA – Planning Department)</p>	Submit certification by the Division of Oil, Gas & Geothermal Resources (DOGGR) to the RMA - Planning Department showing compliance with well plugging and abandonment requirements.	Applicant	Upon expiration of Use Permit.	
12.		<p>PDSP004 – NON-STANDARD CONDITION: SITE CLEANUP AND LEASE RESTORATION PROCEDURES</p> <p>Upon expiration of the Use Permit (PLN080414), and if exploratory wells will not be converted to commercial production, proper procedures in line with responsible oil field practices shall be followed for the safe disposal of oil field wastes and refuse and for well site and lease restoration in accordance with, respectively, Section 1775, Sub-sections (a) through (c) as applicable, and Section 1776, Sub-sections (a) through (f) as applicable, of Article 3, Sub-chapter 2, Chapter 4, Division 2, Title 14 of the California Code of Regulations. (RMA – Planning Department)</p>	Submit certification by the Division of Oil, Gas & Geothermal Resources (DOGGR) to the RMA - Planning Department showing compliance with appropriate practices for the safe disposal of oil field wastes and refuse and well site and lease restoration requirements.	Applicant	Upon expiration of Use Permit.	

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13.		<p>PDSP005 – NON-STANDARD CONDITION: PRE-CONSTRUCTION BIOLOGICAL SURVEY</p> <p>A pre-construction biological species clearance survey shall be conducted by a qualified biologist within 14 days of earth disturbance activities taking place at the site. If any protected special-status plant and animal species identified in the Biological Assessment report are found, a qualified biologist shall be contacted in order to delineate exclusion zones and buffer areas to avoid any negative impacts. Species that are found in the way of construction activities shall be relocated by the qualified biologist. Applicant will follow the management practices recommended for implementation in the biological report to protect common and sensitive plant and wildlife resources from any potential impacts. (RMA - Planning Department)</p>	Submit results of pre-construction biological survey to the RMA - Planning Department.	Applicant	Within 14 days prior to the start of site disturbance activities.	
ENVIRONMENTAL HEALTH DIVISION – CONDITIONS OF APPROVAL						
14.		<p>EHSP01 (Revised) – PERMIT TO CONDUCT WELL OPERATIONS</p> <p>The applicant shall apply for a permit to conduct well operations from the California Department of Conservation, Division of Oil, Gas and Geothermal Resources (CDOGGR) for each exploratory well pursuant to the CDOGGR Public Resources Codes (PRC) 01 and 04. (Environmental Health)</p>	<p>Apply for a permit to conduct well operations from the California Department of Conservation, Division of Oil, Gas and Geothermal Resources (CDOGGR).</p> <p>Submit documentation to the Environmental Health Division indicating that CDOGGR has received a complete application.</p>	Owner/ Applicant	Prior to the issuance of grading permits or commencement of operations.	

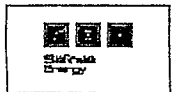
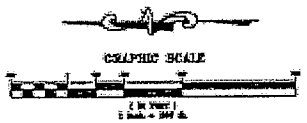
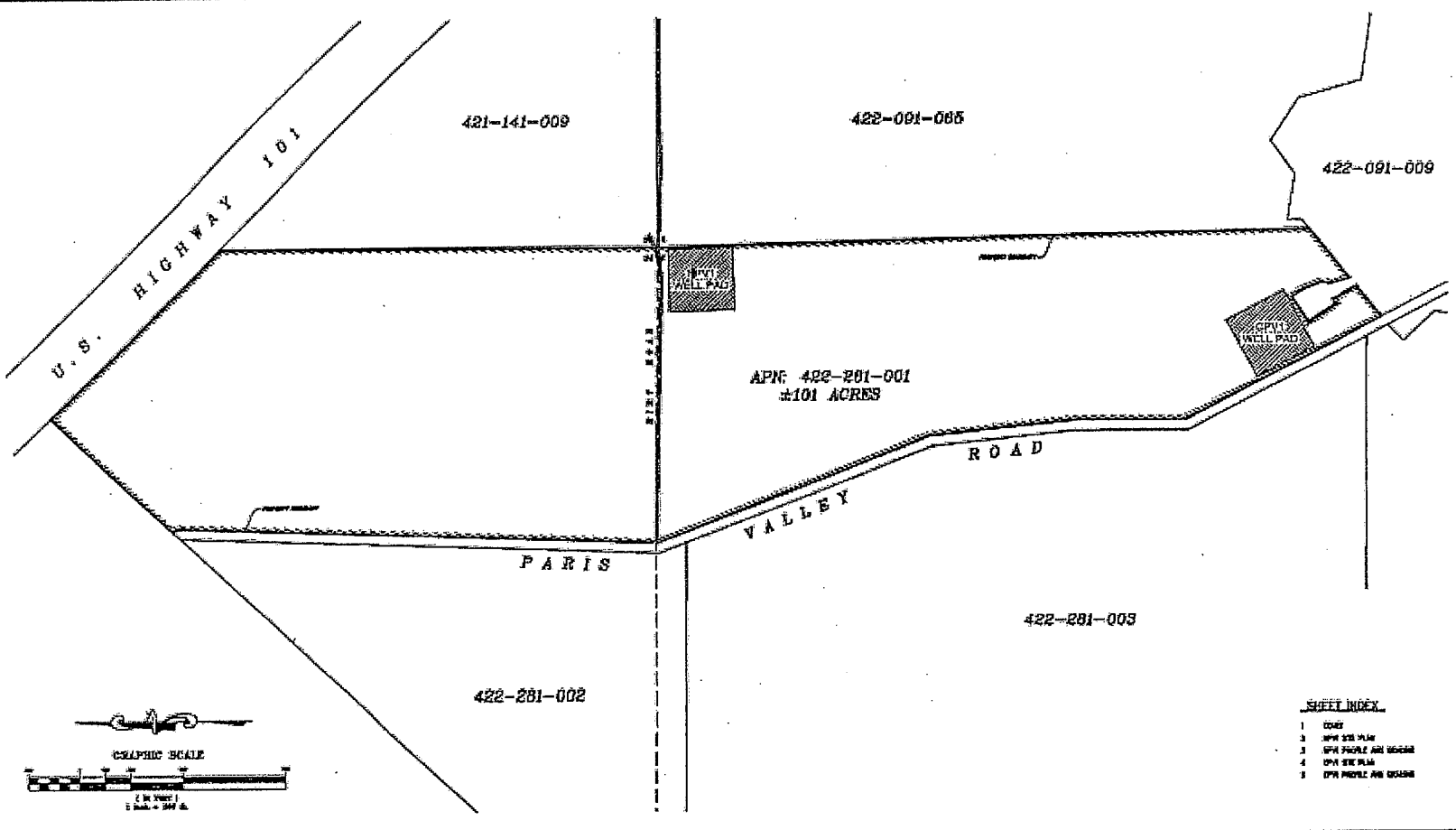
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15.		<p>EHSP02 – HAZARDOUS MATERIALS: SPILL PREVENTION CONTROL COUNTERMEASURE PLAN (SPCC) Above ground storage tanks for petroleum products (i.e. diesel, oil, and gasoline) with greater than 1,320 gallons of capacity, or for cumulative storage of more than 1,320 gallons, shall meet the standards as found in the California Health and Safety Code, Section 25270 et seq., and the Code of Federal Regulations, Part 112 (commencing with Section 112.1), Subchapter D, Chapter 1 of Title 40. (Environmental Health)</p>	<p>Submit a “Spill Prevention Control Countermeasure Plan” (SPCC) to Hazardous Materials Management Services of the Environmental Health Division for review and approval.</p> <p>Once approved, the applicant shall maintain an up-to-date SPCC Plan.</p>	Owner/ Applicant	<p>Prior to commencement of operations.</p> <p>Continuous</p>	
16.		<p>EHSP03 – HAZARDOUS MATERIALS: BUSINESS RESPONSE PLAN The applicant shall maintain an up-to-date “Business Response Plan” that meets the standards found in the California Code of Regulations, Title 19, Division 2, Chapter 4 (Hazardous Material Release Reporting, Inventory and Response Plans), and the California Health and Safety Code, Division 20, Chapter 6.95 (Hazardous Material Release Response Plans and Inventory). (Environmental Health Division)</p>	<p>Submit a signed “Business Response Plan – Memorandum of Understanding” (form available from EHD) that specifies that an approved Business Response Plan must be on file with Hazardous Materials Management Services of the Environmental Health Division (EHD) prior to bringing hazardous materials on site and/or prior to commencement of operations.</p> <p>Once approved, the applicant shall maintain an up-to-date “Business Response Plan”.</p>	Applicant	<p>Prior to commencement of operations.</p> <p>Continuous</p>	
17.		<p>EHSP04 – HAZARDOUS WASTE CONTROL The facility shall comply with the California Code of Regulations, Title 22, Division 4.5, and the California Health and Safety Code, Chapter 6.50, for the proper handling, storage and disposal of hazardous waste as approved by the Environmental Health Division. (Environmental Health)</p>	<p>Register the facility with Hazardous Materials Management Services of EHD.</p> <p>Maintain the Hazardous Materials permit and comply with all permit conditions.</p>	Owner/ Applicant	<p>Prior to commencement of operations.</p> <p>Continuous</p>	

<i>Permit Condition Number</i>	<i>Mitigation Number</i>	<i>Conditions of Approval and Responsible Department</i>	<i>Compliance or Monitoring Actions to be performed. (Where applicable, a certified professional is required for action to be accepted.)</i>	<i>Responsible Party for Compliance</i>	<i>Timing</i>	<i>Verification of Compliance (name/date)</i>
18.		<p>EHSP05 – PROXIMITY TO ON-SITE SINGLE-FAMILY DWELLING</p> <p>A noise impact report was prepared for this project by Robert A. Booher Consulting, dated March 4, 2009. The report identifies that the closest residence to the site preparation and drilling/testing operations will be approximately 610 feet away from the North Paris Valley (NPV-1) drill site, located on the adjacent Bray property. The report concludes that noise levels during the site preparation phase will be less than 67 dBA, when measured 610 feet from the source. This noise level complies with the State Model Noise Standards as found in the 1982 General Plan, Noise Element. In order to ensure compliance with these noise standards, all work associated with NPV-1 shall be maintained at a minimum of 610 feet from the closest single-family dwelling. (Environmental Health)</p>	The property owner and/or applicant shall ensure that the exploratory oil and gas wells at NPV-1 are maintained at a minimum of 610 feet from the closest single-family dwelling.	Owner / Applicant	Continuous	
19.		<p>EHSP06 – HOURS OF OPERATION FOR NOISE CONTROL</p> <p>A single-family dwelling exists on an adjacent property within 1,000 feet of the proposed North Paris Valley (NPV-1) exploratory oil and gas well site. In order to ensure compliance with Monterey County's noise standards as specified in the 1982 General Plan – Noise Element, site preparation activities must be restricted to the hours of 7:00 a.m. through 6:00pm, Monday through Friday. Site preparation activities shall not occur on Saturday or Sunday. (Environmental Health)</p>	The property owner and/or applicant shall ensure that site preparation activities are restricted to the hours of 7:00am through 6:00pm, Monday through Friday.	Owner / Applicant	Continuous	

<i>Permit Condition Number</i>	<i>Mitigation Number</i>	<i>Conditions of Approval and Responsible Department</i>	<i>Compliance or Monitoring Actions to be performed. (Where applicable, a certified professional is required for action to be accepted.)</i>	<i>Responsible Party for Compliance</i>	<i>Timing</i>	<i>Verification of Compliance (name/date)</i>
PLANNING DEPARTMENT – ADDENDUM OF STANDARD CONDITION						
20		<p>PD032 – PERMIT TIME/YEAR & DATE The Use Permit shall be granted for one (1) year and will expire on April 30, 2010, one year from today's hearing date. A request for a subsequent extension can be made to the RMA - Planning Department, with the stipulation that the permit cannot be renewed for a period exceeding six (6) months. Any request for an extension will be contingent upon the finding that no grading, zoning, land use policies or local and state regulations will have been violated. (RMA - Planning Department)</p>	None unless an extension of the Use Permit is requested, in which case an application for such shall be made to the RMA – Planning Department.	Owner/ Applicant	<p>As stated in the condition of approval.</p> <p>Prior to expiration of Use Permit if an extension is sought.</p>	

SITE NAME:
**NORTH PARIS VALLEY WELL # 1
 & CENTRAL PARIS VALLEY WELL # 1**

SAN ARDO, CALIFORNIA



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REVISION

No.	Description	Date

DATE: 08/14/2014
 DRAWN BY: SA
 CHECKED BY: SA
 DATE CHECKED: 11/12/2014
 SURVEY JOB #: SA-001

SITE NAME:
NPV1 & CPV1 WELLS

SITE ADDRESS:
**SAN ARDO,
 SAN ARDO, CA
 MONTEREY COUNTY**

SHEET TITLE:
SITE SURVEY

SHEET:
1 OF 5

SHEET INDEX

1	COPY
2	NPV1 SEE PLAN
3	NPV1 PROFILE AND DESIGN
4	CPV1 SEE PLAN
5	CPV1 PROFILE AND DESIGN

SITE MAP

SITE NAME:
CENTRAL PARIS VALLEY WELL # 1
SAN ARDO, CALIFORNIA
SITE / DRILL RIG PLAN



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SPACE RESERVED FOR PROFESSIONAL SEAL

NO.	DESCRIPTION	BY	DATE
1	REV. SHEET NO. 04		11/12/09

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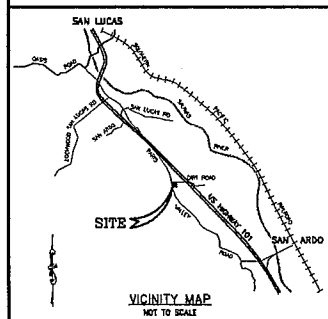
DRAWN BY: DA
 CHECKED BY: RK
 DATE DRAWN: 10/09/2008
 SMITHCO JOB #: 58-285

SITE NAME
CENTRAL PARIS VALLEY WELL # 1

SITE ADDRESS
SAN ARDO
SAN ARDO, CA
MONTEREY COUNTY

SHEET TITLE
SITE SURVEY

SHEET
4 OF 5

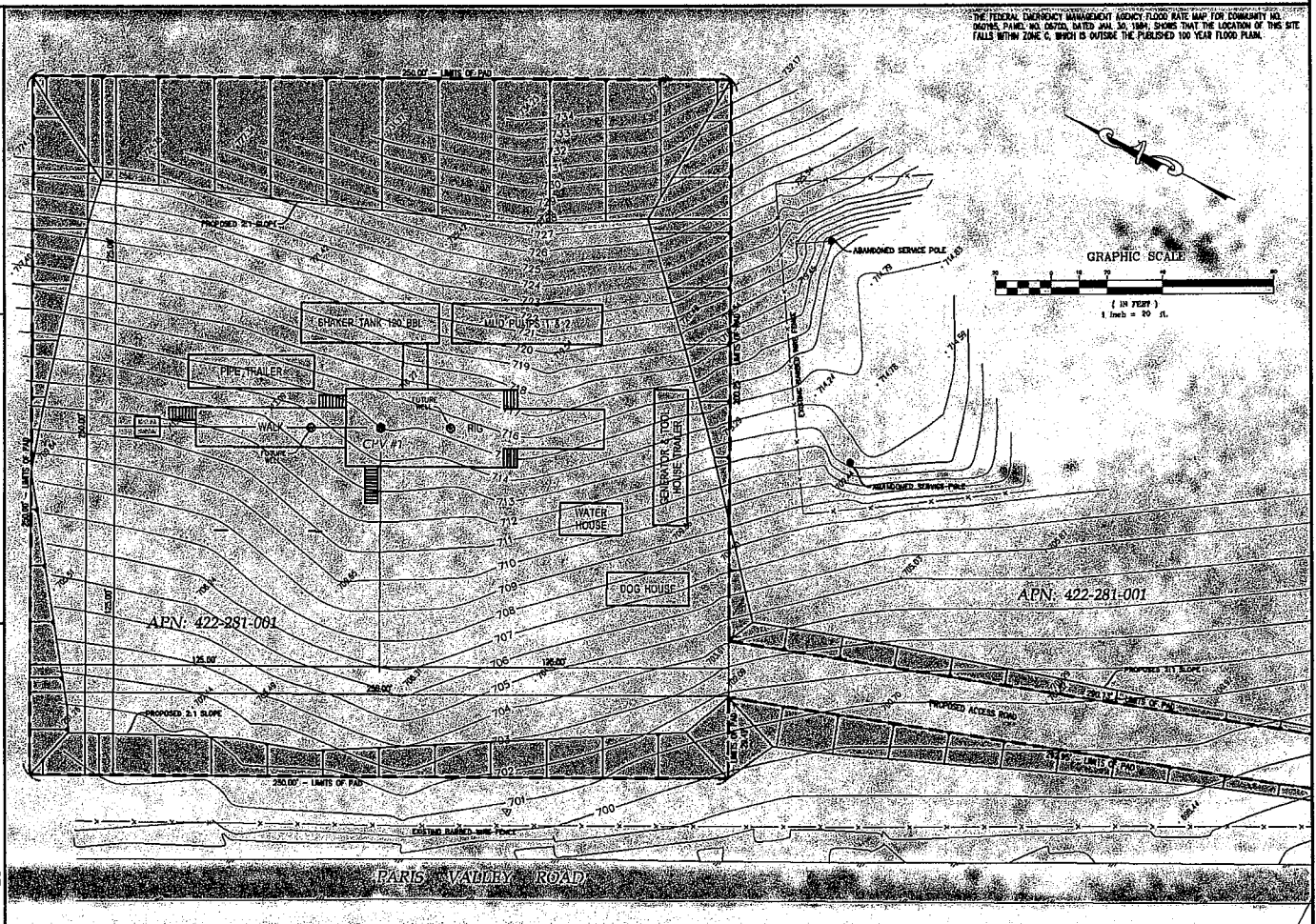
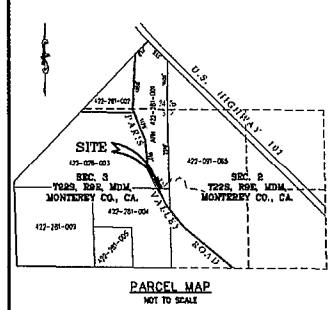


PROJECT DATA TABLE

LOT SIZE: 103.29 ACRES
 LOT COVERAGE: 1.56 ACRES OR 1.5%
 GRADING: CUT=10,187 CY FILL=1,806 CY
 TREE REMOVAL: 0
 GRASSLAND: 100X
 SLOPE ≥ 30%: 0 SF

LEGEND

- WELL
- FUTURE WELL
- PROPOSED SLOPE
- EXISTING EDGE OF PAVEMENT
- EXISTING BARBED WIRE FENCING
- OVERHEAD POWER LINE
- EXISTING DIRT ACCESS ROAD



SITE NAME:
NORTH PARIS VALLEY WELL # 1
SAN ARDO, CALIFORNIA

SITE / DRILL RIG PLAN



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SPACE RESERVED FOR PROFESSIONAL SEAL

REVISION		
NO.	DESCRIPTION	DATE
1	REV. SHEET NO. DA	11/12/09

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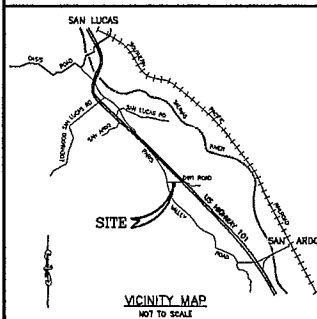
DRAWN BY: DA
 CHECKED BY: RK
 DATE DRAWN: 10/02/2008
 SMITHCO JOB #: 58-285

SITE NAME
NORTH PARIS VALLEY WELL # 1

SITE ADDRESS
**SAN ARDO
 SAN ARDO, CA
 MONTEREY COUNTY**

SHEET TITLE
SITE SURVEY

SHEET
2 OF 5

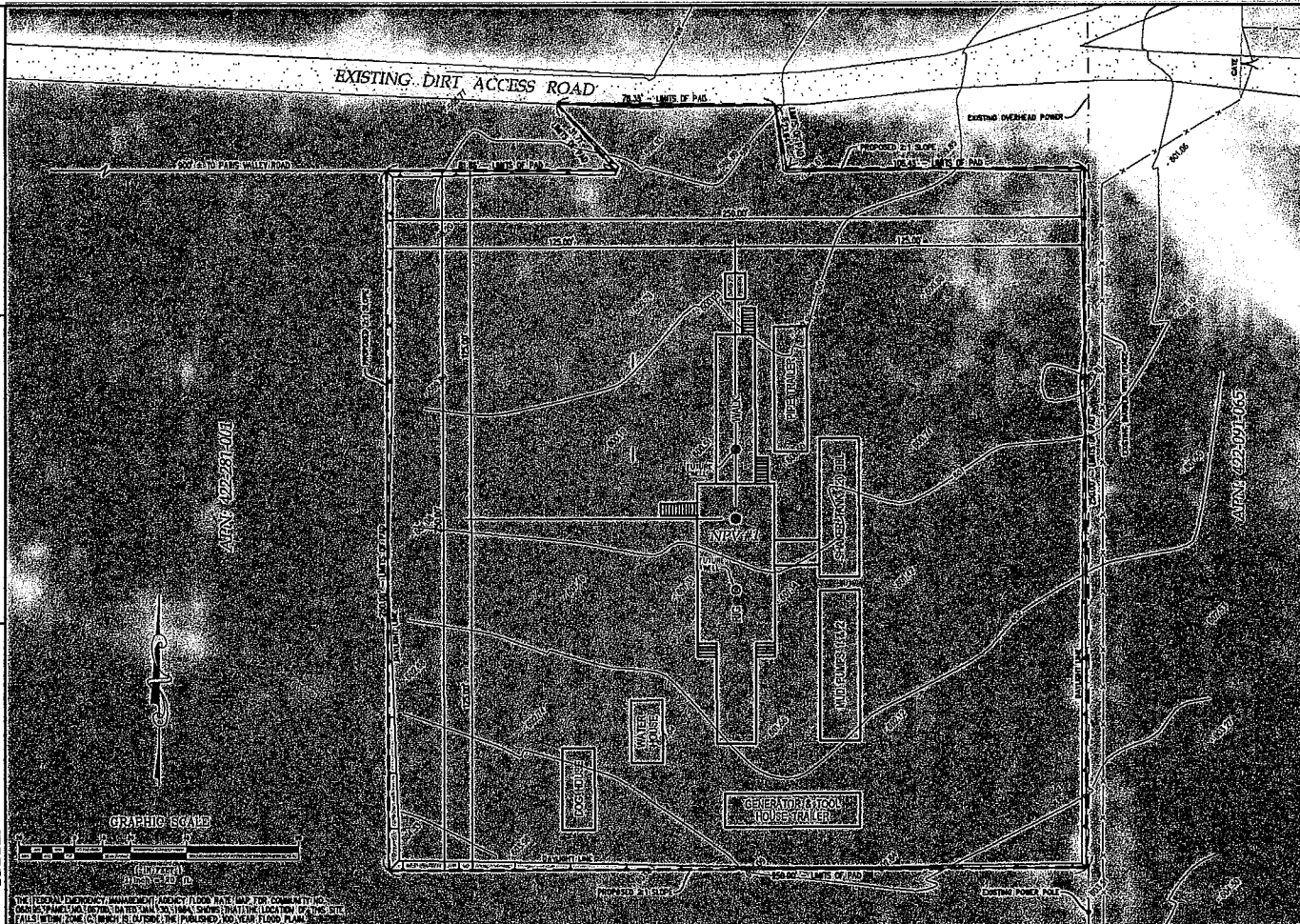
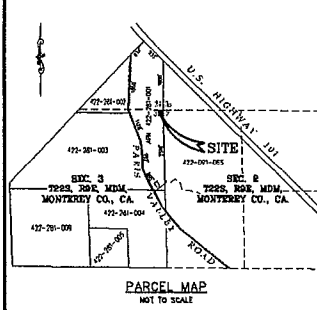


PROJECT DATA TABLE

LOT SIZE: 103.29 ACRES
 LOT COVERAGE: 1.47 ACRES OR 1.4%
 GRADING: CUT=408 CY FILL=551 CY
 TREE REMOVAL: 0
 GRASSLAND: 100K
 SLOPE ≥ 30%: 0 SF

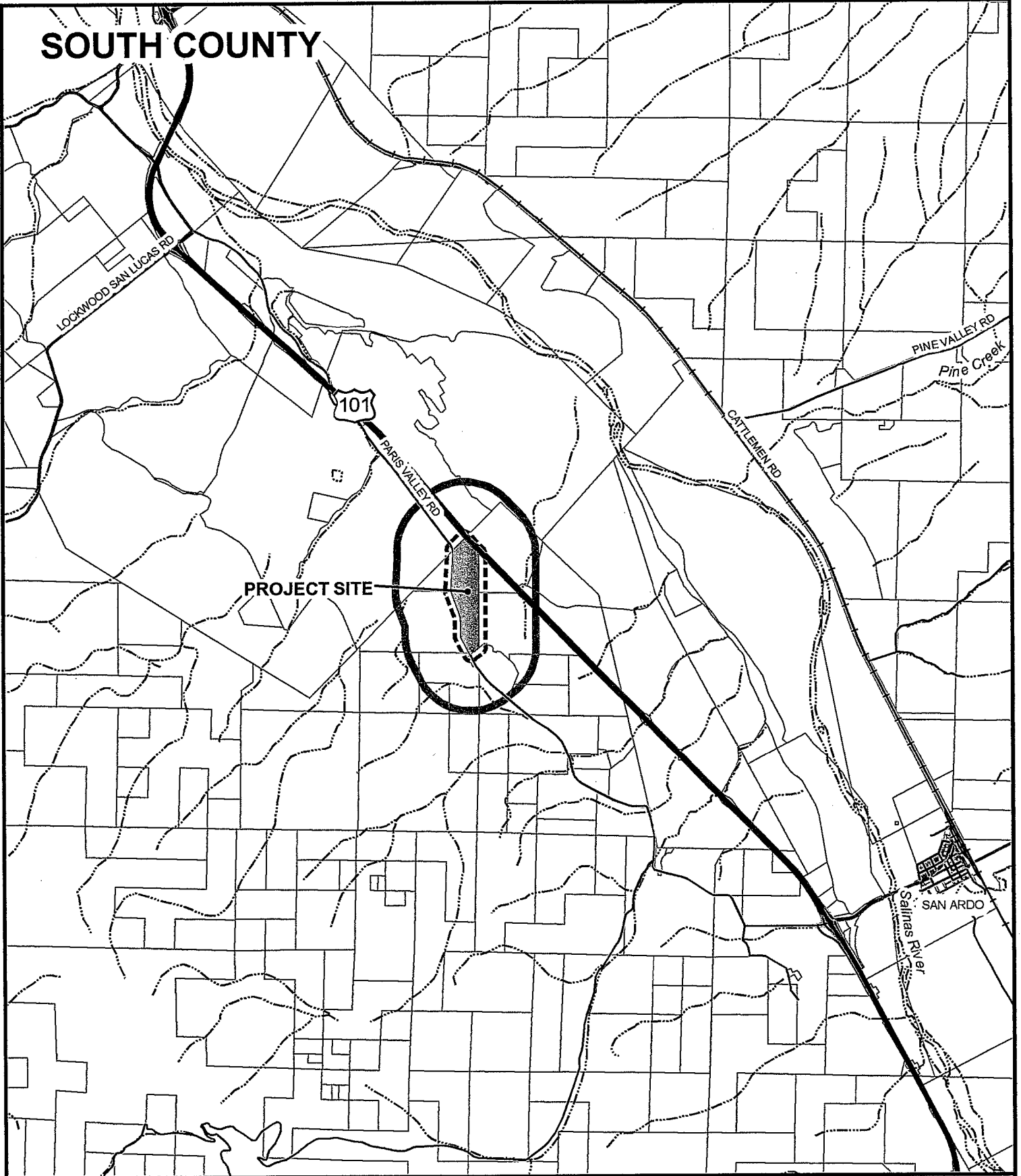
LEGEND

- WELL
- FUTURE WELL
- PROPOSED SLOPE
- EXISTING EDGE OF PAVEMENT
- EXISTING BARB WIRE FENCING
- OVERHEAD POWER LINE
- EXISTING DIRT ACCESS ROAD



THE FEDERAL ENERGY REGULATORY COMMISSION (FERC) HAS DETERMINED THAT THE LOCATION OF THIS SITE IS NOT A MAJOR FEDERAL ACTION THAT SIGNIFICANTLY AFFECTS THE QUALITY OF THE ENVIRONMENT. THEREFORE, NO FURTHER ACTION IS REQUIRED UNDER THE NATIONAL ENVIRONMENTAL POLICY ACT.


SOUTH COUNTY




APPLICANT: BRAY

APN: 422-281-001-000

FILE # PLN080414

 300' Limit

 2500' Limit

 City Limits

