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August 8, 2018

Stanislaus County Board of Supervisors
1010 10th Street, Suite 6500
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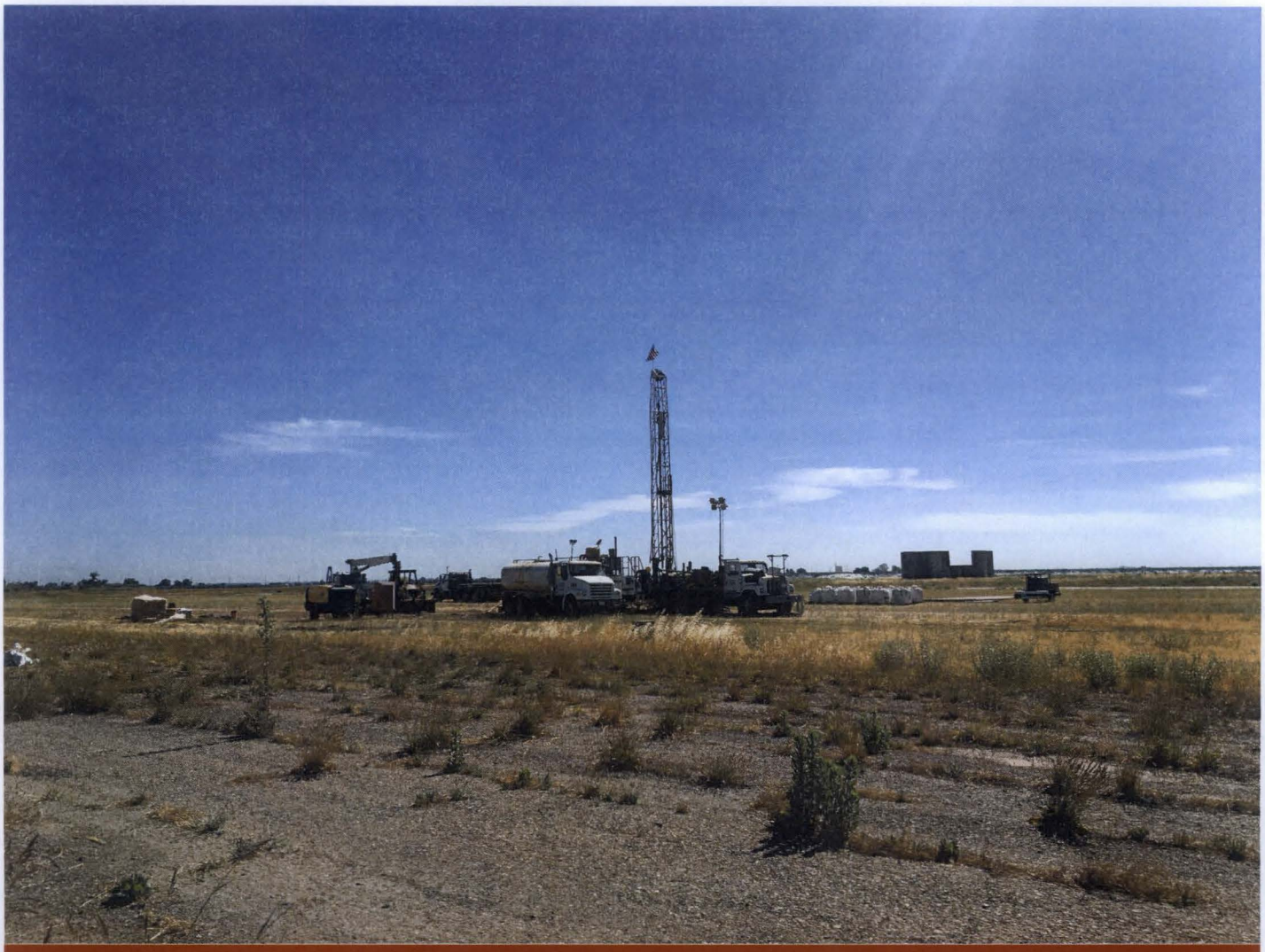
The West Stanislaus Resource Conservation District (WSRCD) board is proud to provide you with the 2018 Annual Monitoring Report of Natural Resources of the Crows Landing Naval Out lease Property. A copy of the report was sent to Supervisor Jim DeMartini, and Keith Boggs, Assistant Executive Officer Economic Development.

The West Stanislaus Resource Conservation District has a contractual agreement to Stanislaus County to provide monitoring of all the natural resources on the Crows Landing Naval Out lease Agricultural Properties. Present were West Stanislaus RCD Director Tom Maring and staff Employee Caitie Campodonico. Thank you for your cooperation on the importance of the Natural Resources of the Westside of Stanislaus County. If you have any questions or comments about the Annual Report, please direct those to the WSRCD office at P.O. Box 193, Patterson, California 95363 or by calling the office at (209) 892-3026.

Sincerely,

Norman W Crow

Norman W. Crow
Chairman of the West Stanislaus Resource Conservation District Board



CROWS LANDING NAVAL BASE EASEMENT, ANNUAL RESERVE MONITORING REPORT 2018

JULY 11TH, 2018

Annual monitoring event conducted at the Crows Landing Naval Airstrip on the agricultural outlease by West Stanislaus Resource Conservation District Director, Tom Maring. Report prepared by Caitie Campodonico.

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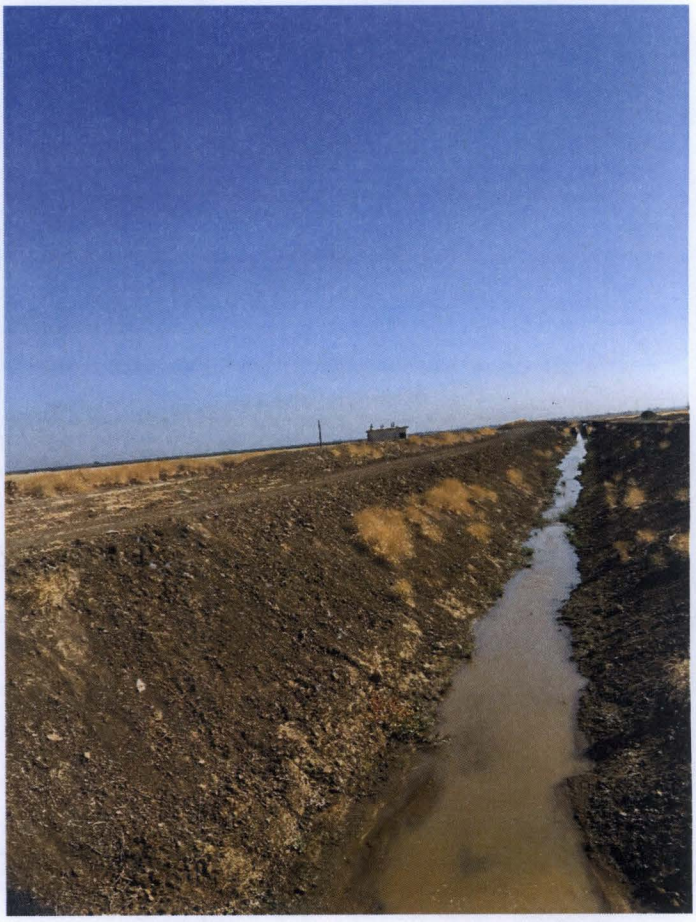
Monitoring Event Summary

As required in the Environmental Resource Plan, an annual monitoring event was conducted on the Crows Landing Naval Airstrip (Agricultural Outlease) on June 27th, 2018. The most recent prior monitoring event was conducted on August 7th, 2017. Previous reports had stated problems with sediment build up and excessive weeds in creeks and ditches on the property. Observations made at the time of the monitoring event will be used to provide an update on the status of the property.

The airstrip appeared to be clean, no visible garbage or debris on the runway itself. There was an extensive driving course set up on the runway and was in use by emergency vehicles during the monitoring. Additionally, there were vehicles and equipment set up along the runway drilling test wells to determine groundwater levels for possible development.

The agricultural areas were well maintained however, there were no fields in production at all. In previous years, at least some of the fields had been farmed. Tom Maring explained that water is very expensive, so the people leasing the land were exclusively dry farming in the winter and leaving fields open in the summer months.

The sediment build up and vegetation continue to be problems in both Little Salado Creek and Marshall Drain. There was no water in Marshall Drain or Little Salado Creek. In the event of heavy storms again this winter, the elevated Marshall Drain could potentially flood the drain, surrounding fields, and Highway 33, which would be a negative impact on both farmers and travelers.



The wells on the property were all properly maintained. The abandoned well that was concerning was properly capped two years ago and the other wells on the property have been fenced off to protect the wellheads. Both wells are now functional, as a new motor was added to the well head that did not have one in 2015. The ground around the wellheads was clear of trash, pesticide containers and did not have any standing water near the wellhead slab. The county is working on drilling some test wells in anticipation of possibly developing some area around the runway.

We would like to state that the problems reported here are based only on the observations of monitors at the time of monitoring, or conversations around the time of monitoring with appropriate officials, and that monitors do not have specific expertise in the areas of concern. It is recommended that this report be reviewed by a party with expertise in the problem areas identified to determine the appropriate management actions.

Monitoring Methods:

MONITORING EVENT SUMMARY

The Crows Landing Naval Airstrip was toured via vehicle and on food. Observers included West Stanislaus Resource Conservation District Director, Tom Maring, as well as Caitie Campodonico, who took photos and reported the findings. Monitoring consisted of:

1. Visual Observations made on:
    a. Airstrip
    b. Production areas
    c. Marshall Drain, pickup ditches and culverts, Little Salado Creek
    d. Wells
2. Photo documentation

Brief Summary of Findings:

a. Airstrip
The airstrip was clean and was not littered with garbage or debris. The runway is continually being used by law enforcement and first responders for training courses. Additionally, monitors believe the runway is being used for sanctioned races. The airstrip appeared to be well maintained and clean.

b. Production Areas
The agricultural production areas were properly maintained by the operator. All fields were dry land farmed this winter, but were left fallow this summer due to the high cost of water and little groundwater in the area.

c. Marshall Drain, pickup ditches and culverts, Little Salado Creek
All drains, creeks, and ditches were full of sediment, excessive weeds and willows that would not allow water proper passage though the culverts and out of the fields in the case of runoff. Marshall Drain continues to be dry. Marshall Drain still poses the biggest concern in that if it were to fill up with water, it would flood surrounding fields, potentially ruining crops planted there and eventually would flood Highway 33.

d. Wells
All wells are under the supervision of Stanislaus County Department of Environmental Resources. Two wells have working motors and appear to be available for use, while the third is properly capped. The wells were fenced off in the past, which will help to prevent any vandalism that could occur. There were vehicles and equipment present at the time of monitoring working towards drilling test wells for possible development of the county's proposed business park.

MONITORING EVENT SUMMARY

Agricultural Production Areas

Table 1: Production Areas (Y/N)

	Soil Erosion/ Excess Runoff Observed	Drains Obstructed	Debris or Trash Present	Crop Residue Properly Managed	In Compliance with Air and Water Quality Regulations	Noxious Weeds Present	Minimum Tillage Being Practiced	Pesticide and Nutrient Application Supported by PCA	Proper Crop Rotation Schedules Followed	Irrigation Water Properly Managed
Field 1	N	N	N	Y	Y	N	Y	Y	Y	Y
Field 2	N	N	N	Y	Y	N	Y	Y	Y	Y
Field 3	N	N	N	Y	Y	N	Y	Y	Y	Y
Field 4	N	N	N	Y	Y	N	Y	Y	Y	Y
Field 5	N	N	N	Y	Y	N	Y	Y	Y	Y
Field 6	N	N	N	Y	Y	N	Y	Y	Y	Y
Field 7	N	N	N	Y	Y	N	Y	Y	Y	Y
Field 8	N	N	N	Y	Y	N	Y	Y	Y	Y
Field 9	N	N	N	Y	Y	N	Y	Y	Y	Y
Field 10	N	N	N	Y	Y	N	Y	Y	Y	Y

Comments and Suggestions from Monitors: Overall, the agricultural production land (roughly 1400 acres) is maintained responsibly by the grower. No fields were in production during the monitoring event in June, but had been used to grow hay in the winter of 2018. Weeds are present in field borders and in drains.

Eventually, as reported previously, all fields should be leveled. Field borders and drains should be thoroughly cleaned and sediment basins dug out. Cumulatively, this will be a large and expensive undertaking. The elevated position of the Marshall Drain continues to be a concern as it could flood all of the fields and surrounding fields in the event of a large storm.

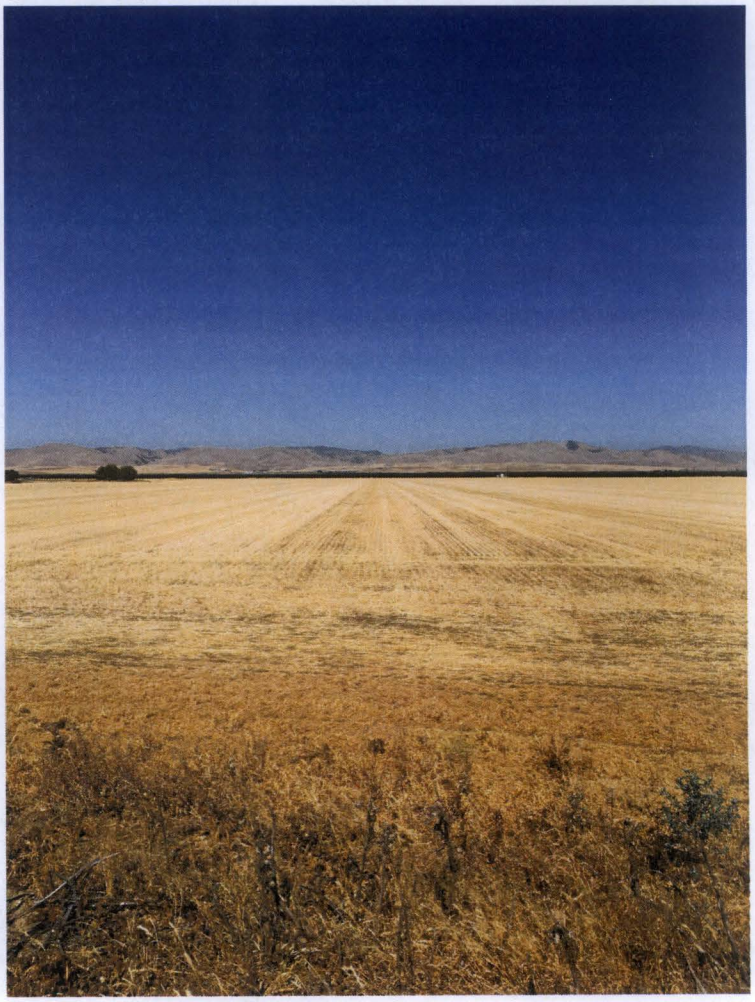


Figure 1: Weeds present around empty clean fields.

MONITORING EVENT SUMMARY

Sediment Basin/Tailwater Return System

Table 2: Sediment Basin/Tailwater Return System

	Bank Erosion	Marshall Road Drain Obstructed or in Ill-Repair	Debris or Trash Present	Noxious Weeds Present	General Weeds and Plant Material Obstructing	Sediment Levels Inhibiting Water Holding Capabilities	Tailwater Return Pump in Working Condition	Buried Pipelines in Useable Condition	Excessive Tailwater Leaving the Property
SB/TRS	N	Y	N	Y	Y	Y	Unknown	Unknown	N

Comments and Suggestions from Monitors: The Marshall Drain is still significantly higher than the surrounding fields. If there were to be a significant storm, the surrounding fields and adjacent road (Marshall Road and Highway 33) could flood, depending on severity. The channel contains excessive vegetation and sediment, which does not allow the drain to work to full capability. The monitors suggest that someone with the proper expertise come inspect and clear the drain to ensure that it is functional again.

Figure 2: Weeds around the edge of field and roadway, looking into the overgrown Marshall Drain

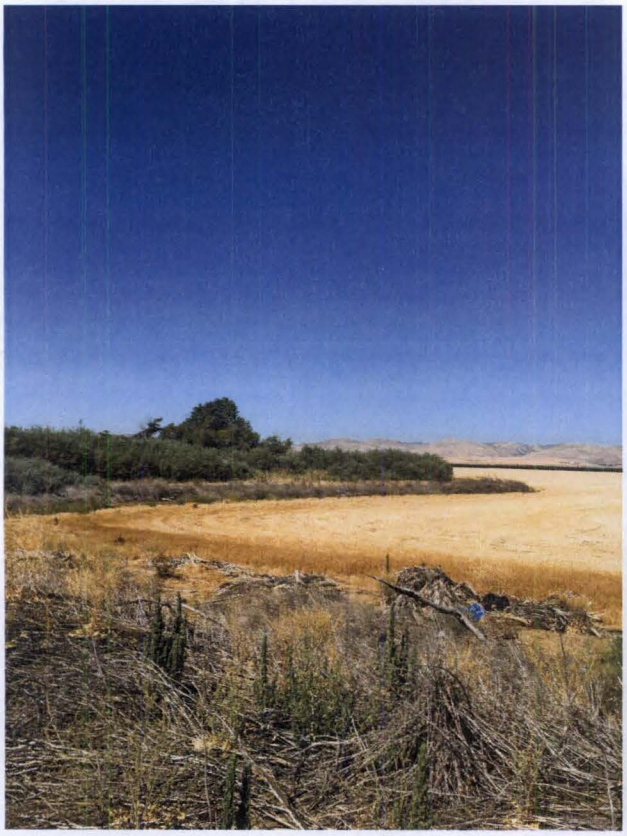


Figure 3: Looking down the center of Marshall Drain, fields on either side are lower and center is filled with vegetation.

MONITORING EVENT SUMMARY

Wetland and Wildlife Habitat

Table 3: Wetland and Wildlife Habitat (Y/N)

	Bank Erosion	Culverts Obstructed (sediment/ plant Material)	Debris or Trash Present	Noxious Weeds Present	Waterways Obstructed (sediment/ plant material)	Damage to Native Vegetation
Little Salado Creek	N	N	N	N	N	N
Boy Scout Wildlife Area	N	Y	Y	Y	Y	N

Comments and Suggestions from Monitors: Little Salado Creek is largely clear of vegetation, obstructions, sediment and trash. Little Salado Creek had no running water in it during the monitoring. The culvert was cleaned out in the last two years and is free from any obstructions and vegetation.

The Boy Scout Wildlife Area is no longer being maintained as before, according to monitors, however was not visited since 2014. As reported in 2014, it is unknown if the vegetation in channel near the Boy Scout Wildlife Area might still be causing some obstruction. Having not been monitored, previous to a future storm event the drainage near the Boy Scout Wildlife Area should be reviewed by a party with proper expertise to assess the actual sediment and vegetation build up in the channel.

Figure 4 (left): Clean and dry Little Salado Creek.

Figure 5 (right): Little Salado Creek Bank with Fenced Bridge.

MONITORING EVENT SUMMARY

Water Wells

Table 4: Water Wells (Y/N)

Well Number and Field Location	Stationary Internal Combustion Engine, Comply with Rule 4702, Diesel Engines	Surface Water Runoff Able to Reach Wellhead?	Mixing, Loading, Rinsing, or Storage of Pesticides Occurring Adjacent to Wellhead
6/8-8J, Field 3	N*	N	N
6/8-20C1, Field 8	Capped wellhead/no engine	N	N
6/8-20G, Field 10	N*	N	N

Comments and Suggestions from Monitors: Two wells are in working order in 2018. Well 6/8-8J has been operational for the past several years. This year there were no crops planted and the motor was not running. A new stationary engine was added to well 6/8-20G in 2016, which made it operational. Well 6/8-20C1 was capped and is no longer a potential conduit for groundwater contamination. The two diesel engines on the operational wells seem to be in good working condition. Compliance with rule 4702 is unknown to monitors. At the time of monitoring, all wells seemed to be well maintained by the tenant. Wells were in good condition and followed the Best Management Practices outline in water quality guides. The new test wells were observed but not monitored closely as they were not operational wells and were being used by the county to check water availability for potential development in the future.

Figure 6 (below): Well Drilling Equipment by the runway.

Figure 7 (below): Well 6/8-20G is newly fenced and has a new motor connected.

MONITORING EVENT SUMMARY

Restrictive Covenant Area

Table 5: Restrictive Covenant Area (Y/N)

New Well Construction	Groundwater From Existing Wells Being Utilized	Construction Activities Creating Groundwater Recharge
Y*	Y	N

Comments and Suggestions from Monitors: Well 6/8-8J appears to still be operational at this time. Well 6/8-20G had a new pump in 2015 and has a new motor that is enclosed in a fence in 2016, making it an operational well. The county is currently drilling some new test wells for possible development in the area.

Figure 8 (right): Empty field new well.

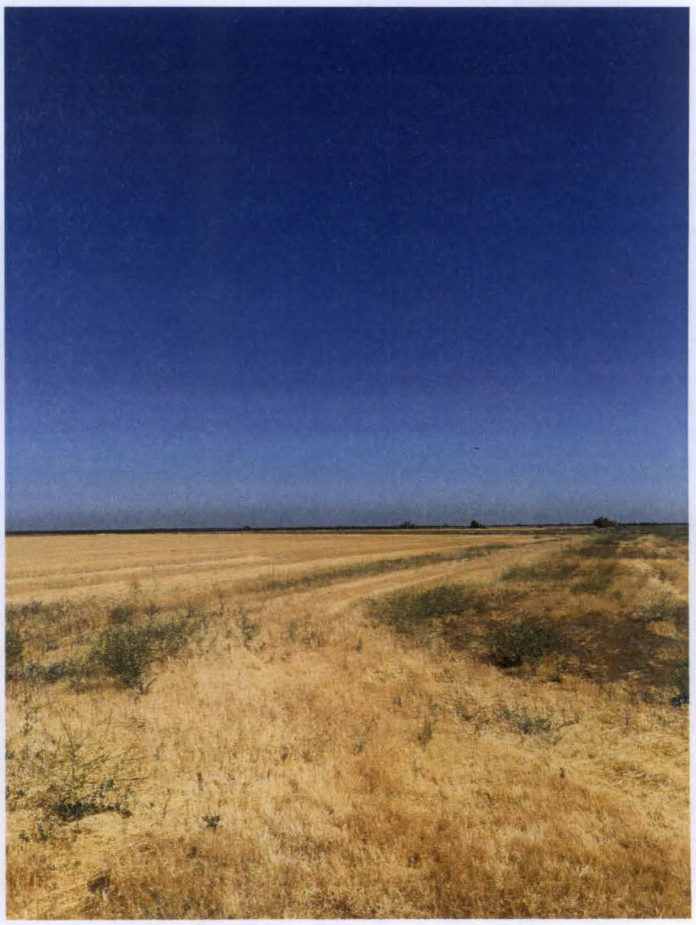


Figure 9 (left); Fenced in well, but with excessive weeds growing around the area.

MONITORING EVENT SUMMARY

Pickup Ditches

Table 6: Pickup Ditches (Y/N)

Bank Erosion	Culverts Obstructed (sediment/ plant Material)	Debris or Trash Present	Noxious Weeds Present	Waterways Obstructed (sediment/ plant material)
N	Y	N	Y	Y

Comments and Suggestions from Monitors: This year no water was present during the monitoring. It was obvious to monitors that irrigation water pickup ditches and culverts were in need of maintenance. Culverts were congested with plant material and sediment build up, which could result in stream diversion through adjacent property areas during heavy irrigation events and especially during large storm events. These drainages should be reviewed and cleared by someone with expertise in this area.

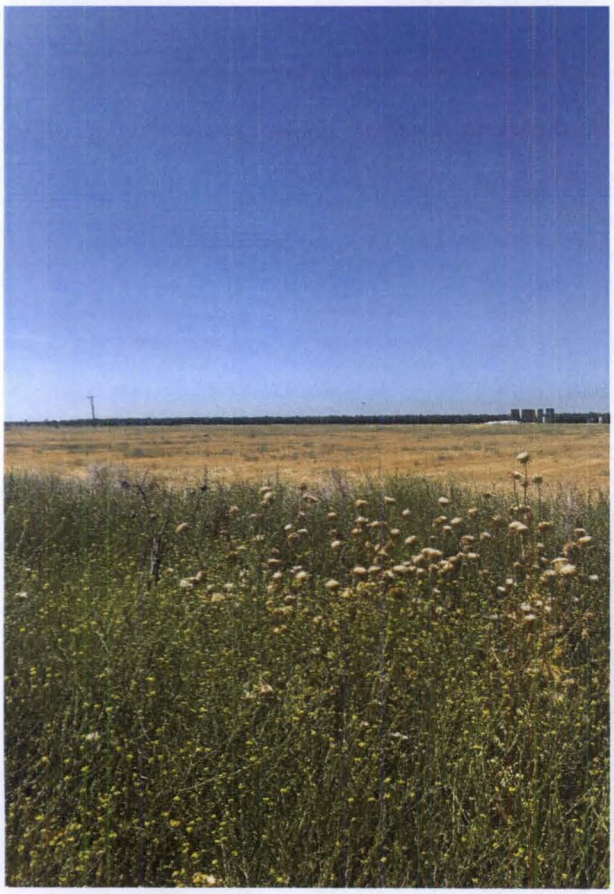


Figure 10 (left): Excessive weeds and thistle growing.

Figure 11: Large willow tree that is obstructing the culvert. No water present in the ditch.

MONITORING EVENT SUMMARY

General Maintenance Area

Table 7: General Maintenance Area (Y/N)

Airstrip Damaged from Track-Laying Equipment	Paved Roads Damaged from Track-Laying Equipment	Weed Infestations Along Roadsides and Storage Areas	Existing Fences in Disrepair	Trash and Debris Present on Property
N	N	Y	N	N

Comments and Suggestions from Monitors: The airstrip and maintenance area were in great condition. Clear of trash, debris and unused equipment, it looked like the airstrip was being well maintained. There were weeds alongside the airstrip, but the weeds should not pose a problem to the airstrip. Fences in the area seemed to be in standard condition. Overall, the airstrip was in good condition. It was great to see first responders and law enforcement using the airstrip for training again this year.

Figure 12: The runway is clear and clean.

MONITORING EVENT SUMMARY

Navy Base Monitoring Ariel Photo

Crows Landing, Stanislaus County, California