



## Scope of Work and Contract Amendment #3

**To:** Tyler Stone, County Administrator  
Wasco County  
511 Washington St., Suite 101  
The Dalles, OR 97058

**From:** Leah Cogan, GSI Water Solutions, Inc.  
971-200-8529; [lcogan@gsiws.com](mailto:lcogan@gsiws.com)  
Kimberly Grigsby, GSI Water Solutions, Inc.

**Date:** April 15, 2025

**RE:** Scope of Work – Amendment #3; Professional Services Agreement – Contract Amendment #3

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Dear Tyler,

GSI Water Solutions, Inc. (GSI) has been pleased to provide assistance with the water rights due diligence evaluation for the properties purchased by Wasco County (the County) located in tax lots 100 and 400 is Section 29, Township 2 North, Range 13 East (the Properties) for development of a community facility. We understand that you would like to proceed with a transfer application for the water rights on the Properties as described in our Water Rights/Water Supply Due Diligence Evaluation technical memorandum dated February 2, 2024.

At your request, GSI is providing this scope of work and fee estimate to add additional activities and budget (under a new Task 3) to GSI's scope of work and professional services agreement, which has an effective date of November 1, 2023.

### Scope of Work

GSI developed a Water Rights/Water Supply Due Diligence Evaluation technical memorandum for the County in early 2024. Two of the recommendations from this evaluation were to submit instream lease applications to protect and maintain several of the County's water rights, and to submit a transfer application to modify the water rights when the County is ready to move forward with preparation for developing the community facility. The instream leases were approved by the Oregon Water Resources Department on August 5, 2024, and will continue in effect through October 1, 2028 unless they are terminated earlier. The water rights leased instream are included in the proposed transfer application, so the application will request termination of Instream Lease IL-2055 concurrently with approval of the transfer application. In addition, the evaluation identified that the authorized point of diversion for Certificate 31726 is located on an adjacent parcel owned by the US Forest Service.

### Task 3 – Municipal Water Rights Transfer

Under this task, GSI will prepare a draft and final water right transfer application to do the following:

- Change the character of use for Certificates 14563, 27008, 31726, 38187, and 49955 to municipal use

- Change the place of use for Certificates 14563, 27008, 31726, 38187, and 49955 to cover the Properties
- Add a point of diversion to Certificate 31726 that is the same as the authorized point of diversion for Certificate 49955

Activities under this task may include, but are not limited to:

- Communications with County staff about the transfer, including determining the time needed to complete the changes
- Development of draft transfer application materials, including maps, land use form, evidence of use affidavit, etc.
- Revisions to application based on County review
- Finalize and submit application to the Oregon Water Resources Department (OWRD)
- Communications with OWRD staff and facilitation of review
- Review of draft and final OWRD processing documents

### **Task 3 Deliverables**

Draft and Final Transfer Applications

### **Task 3 Assumptions**

- All five water right certificates can be included in a single transfer application
- This scope of work includes 2 30-minute virtual meetings with the County
- No site visits will be conducted under this task

## **Fee Estimate**

Based on our current understanding of the project, our total estimated time and materials budget for Task 3 (Municipal Water Rights Transfer) is not to exceed \$5,865. This budget will not be exceeded without the County's approval.

This fee estimate does not include the OWRD application review fee, which we have assumed the County will pay directly. This fee is estimated at \$5,980. GSI can, at the County's request, increase the authorized budget to include this fee, plus GSI's standard 10 percent markup.

## **Schedule**

We are prepared to begin work upon receiving authorization to proceed. GSI expects to provide a draft water right transfer application to the County within 6 weeks of receiving authorization to proceed, pending timely receipt of all needed information from the County. OWRD's processing times for transfer applications vary but can be approximately 18-24 months.

GSI would like to thank you for this opportunity to continue providing water rights consulting services to the County. If you find this Amendment to the scope and fee estimate acceptable, please sign below and return a copy to us as your authorization to proceed. GSI's 2025 fee schedule is attached.

Should you have any questions, please contact me at (503) 351-1912, or you may reach out to Leah Cogan at (971) 200-8529 or [lcogan@gsiws.com](mailto:lcogan@gsiws.com).

Sincerely,



Kimberly Grigsby  
Principal Water Resources Consultant  
GSI Water Solutions, Inc.



Leah Cogan  
Water Resources Analyst  
GSI Water Solutions, Inc.

This Amendment #3 amends the existing professional services agreement between Wasco County and GSI Water Solutions, Inc. The professional services agreement was effective November 1, 2023.

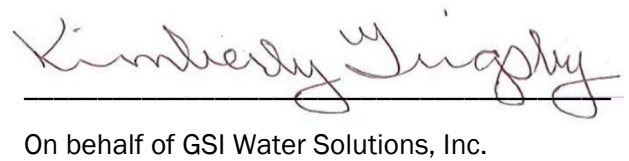
All terms of the original contract remain unchanged, except the scope of work, budget, and schedule shall be modified as described above.

If you concur with this Amendment #3, please sign below and return the document to me.

  
On behalf of Wasco County

Tyler Stone  
\_\_\_\_\_  
Printed name

April 15, 2025  
\_\_\_\_\_  
Date

  
On behalf of GSI Water Solutions, Inc.

Kimberly Grigsby  
\_\_\_\_\_  
Printed name

April 15, 2025  
\_\_\_\_\_  
Date



## 2025 GSI Fee Schedule

Labor Category	Hourly Rate
<b>Technical Professionals</b>	
Principal	\$205 – \$280
Supervising	\$195 – \$235
Managing	\$170 – \$200
Consulting	\$155 – \$185
Project	\$135 – \$170
Staff	\$115 – \$150
<b>Other Services</b>	
GIS/Graphics/Database	\$120 – \$175
Editor/Documents	\$120 – \$145
Administration	\$90 – \$125

The hourly rate for trial preparation and expert witness testimony is 1.5 times the standard billing rate shown above.

### Expenses

- **Mileage:** IRS authorized rate/mile plus 10 percent markup
- **Direct expenses and outside services:** Cost plus 10 percent markup
- **Enterprise GIS:** \$100 per month for the duration of use

*\*Hourly rates are subject to annual increases on the contract anniversary date.*