



Stanislaus & Tuolumne Rivers
Groundwater Basin Association
Groundwater Sustainability Agency

Draft
Modesto Subbasin
Well Mitigation Plan

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TODD 
GROUNDWATER

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ACRONYMS

CV-SALTS	Central Valley Salinity Alternatives for Long-Term Sustainability
DWR	California Department of Water Resources
GSA	Groundwater Sustainability Agency
GSP	Groundwater Sustainability Plan
NGOs	non-governmental organizations
PMA	Projects and Management Actions
SAFER	Safe and Affordable Funding for Equity and Resilience
SHE	Self-Help Enterprises
SGMA	Sustainable Groundwater Management Act
STRGBA GSA	Stanislaus and Tuolumne Rivers Groundwater Basin Association Groundwater Sustainability Agency
SWRCB	State Water Resources Control Board
TAC	Technical Advisory Committee
WY	Water Year (October 1 through September 30)
VWC	Valley Water Collaborative

Introduction

Background

In September 2014, the Governor of California signed legislation creating the Sustainable Groundwater Management Act (SGMA) “to provide local groundwater sustainability agencies with the authority and technical and financial assistance necessary to sustainably manage groundwater” (Water Code, § 10720.1(d)). Groundwater Sustainability Agencies (GSAs) were provided the authority to adopt rules, regulations, ordinances, and resolutions for the sustainable management of a groundwater basin and to conduct and carry out activities necessary to achieve and maintain sustainable conditions.

The Modesto Subbasin (5-22.02) (Subbasin), a high-priority basin as defined by the Department of Water Resources (DWR), is subject to SGMA and is being managed in compliance with SGMA. Groundwater management within the Stanislaus County footprint of the Modesto Subbasin is being coordinated and overseen by the Stanislaus and Tuolumne Rivers Groundwater Basin Association Groundwater Sustainability Agency (STRGBA GSA), consisting of the following member agencies: the City of Modesto, Modesto Irrigation District, City of Oakdale, Oakdale Irrigation District, City of Riverbank, City of Waterford and County of Stanislaus. The STRGBA GSA is governed by a Committee (GSA Committee) made up of one designated staff member from each of the seven member agencies. The STRGBA GSA was formed on February 16, 2017, for the purpose of sustainably managing groundwater in the Modesto Subbasin, within its jurisdictional boundaries and pursuant to the requirements of SGMA. The STRGBA GSA coordinated with the County of Tuolumne GSA to develop a single, coordinated groundwater sustainability plan (GSP) for the Modesto Subbasin, which was submitted to DWR on January 31, 2022.

In January 2024, DWR determined the GSP to be incomplete and identified two deficiencies. The County of Tuolumne and STRGBA GSAs submitted a revised GSP to DWR on July 12, 2024 (Revised GSP). The Revised GSP, which was approved by DWR on February 27, 2025, is responsive to DWR-defined Corrective Actions and incorporates additional details, analyses, projects, and management actions. The STRGBA GSA also committed to development and implementation of a Well Mitigation Program (Program) no later than January 31, 2026. This Well Mitigation Plan (Plan) provides the framework for the Program to address Management Action 7 described in the Revised GSP.

Initial conception of the Program is described in the Revised GSP. This description addresses domestic wells drilled in the Subbasin and the Sustainable Management Criteria (SMC), including Minimum Thresholds, which define undesirable results based on those wells affected by groundwater level declines. An analysis of the number of wells that could potentially go dry with additional groundwater level declines is described in Revised GSP Section 6.3.3.1. A

description of the conceptual Program is provided in Revised GSP Section 8.1.3. In addition, Appendix C of the Revised GSP presents the *Resolution Adopting a Revised Groundwater Sustainability Plan and Documenting the Commitment to Develop and Implement a Well Mitigation Program and Demand Management Actions in the Modesto Groundwater Subbasin*.

The projects and management actions in the Revised GSP are intended to achieve sustainability and to reduce the potential for more wells to go dry. Modeling of the Projects and Management Actions (PMAs) in the Revised GSP demonstrates the feasibility of achieving sustainability by 2042. However, the STRGBA GSA recognizes that the GSP objectives in arresting groundwater level declines quickly could be hindered by significant drought cycles or other factors.

Purpose

The purpose of the Program is to provide mitigation for drinking water wells that have experienced adverse impacts due to declining regional groundwater levels associated with groundwater pumping during the GSP implementation period, since January 31, 2022. As described in the Modesto Subbasin Revised GSP (Section 6.3.3.1), an analysis was conducted that included all 4,563 water supply wells (municipal, industrial, domestic and agricultural) with available construction information in the Modesto Subbasin. This analysis showed potential impacts to water supply wells due to groundwater levels declining below established Minimum Thresholds (MTs). Potential impacts are expected to be limited to an interim period before planned Projects and Management Actions are fully implemented.

The focus of this Program is on mitigation for drinking water wells that have experienced adverse impacts due to declining groundwater levels resulting from basin management actions during the GSP implementation period (defined as ending in 2042 by SGMA legislation). Drinking water wells are defined here as any well used to supply potable water to a household, including domestic wells that supply water for potable, minor irrigation, and other domestic purposes. It may also include state small water systems with between 5 and 14 connections.

The Revised GSP analysis also considered potential impacts to water quality and land subsidence. The analysis indicated that groundwater levels declining below the MTs during the implementation period would not likely have an impact on groundwater quality or on land subsidence. Consequently, this Program focuses on the direct impacts of drinking water wells going dry. In general, a well is considered to be going dry when water can no longer be pumped in sufficient quantity to meet domestic water demands because groundwater levels have fallen too low for the well to produce the required groundwater quantities. While the well is going dry, this typically results in diminished well yield or unreliable productivity. Once groundwater levels have fallen below the pump intake, the well is considered dry and does not produce any water. In some cases, it may be possible to lower the pump to restore sufficient yield, but in other cases, the well must be deepened or a new, deeper well must be constructed.

The purpose of this document is to describe a detailed process for mitigating impacts on drinking water wells adversely affected by declining groundwater levels during the GSP implementation period.

Program Management

This document establishes a framework for the mitigation of drinking water wells demonstrated to have been adversely affected by declining groundwater levels resulting from basin management activities during the SGMA implementation period. It has been developed in consideration of recommendations found in the following two public documents: *Framework for a Drinking Water Well Impact Mitigation Program* (Self-Help Enterprises, et al.) and *Considerations for Identifying and Addressing Drinking Water Well Impacts* (CA Department of Water Resources).

Partnerships with Existing Programs

There are local non-governmental programs that offer support for those affected by impaired access to drinking water within the Modesto Subbasin and across the San Joaquin Valley. During implementation of the Program, additional agencies or non-governmental organizations (NGOs) may be identified for potential collaboration that have interest in or authority over drinking water. The Valley Water Collaborative (VWC), for example, was formed to address nitrate groundwater contamination in private domestic wells used for drinking water in the Modesto and Turlock Subbasins. VWC provides well testing and replacement water or water treatment systems for nitrate contamination to all qualifying applicants, regardless of income level.

Self-Help Enterprises (SHE) is another NGO that offers emergency drinking water supplies, long-term mitigation support, and well stewardship educational resources for those who qualify under their program in Stanislaus County. SHE is a non-profit in the San Joaquin Valley that can provide water quality testing and emergency water service (including bottled water, outdoor tank and hauled water support) for eligible landowners (see <https://www.selfhelpenterprises.org>). When first contacted for assistance with a dry well, SHE establishes basic eligibility (e.g., well / land ownership); the eligible applicants must then submit an application to SHE with information on the well, property, and household, including income. SHE provides emergency response (e.g., bottled water) within 24 hours and conducts an onsite well assessment. If a well replacement is warranted, the process includes completion of a grant agreement between SHE and the well owner. SHE provides a well modification/replacement grant for qualifying landowners who make 80% or less of the mean household income and are willing to not sell their property for a 5-year period after well replacement. Currently, the SHE grants (funded by the SWRCB) can amount to nearly \$60,000.

The STRGBA GSA has coordinated this Program with SHE to minimize overlapping efforts. The STRGBA GSA will enter into an agreement to reimburse SHE for costs associated with program

administration (including bilingual communications and well stewardship educational services), emergency and interim drinking water supplies, and long-term mitigation measures for all drinking water well applications that qualify for Modesto Subbasin mitigation. SHE serves as the contract mediator and lender for the applicants to make arrangements with contractors such as well drillers, pump companies, and plumbers to perform the long-term mitigation.

Program Development Committee

The STRGBA GSA has established a Well Mitigation Program Committee (WMP Committee) and will continue to appoint Committee members at its discretion. This WMP Committee will include representatives from STRGBA GSA member agencies. This WMP Committee will further develop and refine this Plan and recommend approval by the STRGBA GSA when modifications are needed. Upon approval of this Program by the STRGBA GSA, the WMP Committee will implement the Program as defined in the Plan.

Consistent with the stated purpose of this Program, the WMP Committee will have the responsibility for development and implementation of the Program, including but not limited to the following:

- Recommendations to the STRGBA GSA to engage in public outreach.
- Recommendations to the STRGBA GSA to collaborate and contract with non-governmental organizations to assist with outreach and/or well mitigation services.
- Coordination with County Office of Emergency Services to provide well mitigation services.
- Development and oversight of the process for affected well owners to apply for mitigation.
- Development and oversight of the procedures for application review, decision, and appeal including decisions to provide complete or partial mitigation or to reject an application.
- Establishment of a Well Mitigation Technical Review Committee (TR Committee) to review each application for eligibility and potential mitigation.
- Development and oversight of the process for well owner agreements for mitigation.
- Keeping the STRGBA GSA informed of Program implementation and any claims that are received.

Technical Review Committee

The WMP Committee will establish a Technical Review Committee for each claim under this Program. The TR Committee will consist of the following members:

- A STRGBA GSA member agency representative where the well is located or a County representative if the well is within a non-district area or outside City limits.
- A registered Environmental Health Specialist from the Stanislaus County Environmental Health Department or Environmental Resources Department.

- At the WMP Committee and/or STRGBA GSA's discretion and designation, a qualified technical representative (e.g., Professional Geologist or Engineer) that is not part of the STRGBA GSA member agency where the well is located.

The TR Committee will document the eligibility and submit a recommendation regarding STRGBA GSA mitigation to the WMP Committee.

Program Process

Eligibility

The Program is intended to address impacts to drinking water wells from declining groundwater levels associated with groundwater pumping during the GSP implementation period. Drinking water wells are defined as any well used to supply potable water to a household, including domestic wells that supply water for potable, landscape irrigation and other domestic purposes to several homes or parcels. It may also include state small water systems with between 5 and 14 connections. Mitigation for other types of supply wells (e.g., agricultural irrigation, industrial or stock wells) or for non-domestic uses may be considered under this Program by the STRGBA GSA on a case-by-case basis.

At this time, emergency drinking water supplies can be requested in Stanislaus County (and elsewhere in the San Joaquin Valley) via online request or telephone call to an NGO, such as VWC or SHE, which establishes basic information (e.g., well location) and eligibility to receive emergency bottled water under those programs and then requires additional information in an application.

This Program is being coordinated with non-governmental programs, such as SHE, in order to avoid duplication of efforts. As noted above, this Program has been developed to address well impacts due to declining groundwater levels associated with groundwater pumping during the GSP implementation period. To be eligible for mitigation assistance from the STRGBA GSA's Program, the WMP Committee will require that an application from the well owner be submitted to SHE. SHE will then review the application to determine whether the well impacts (including failure or diminished well yields such that reasonable demands can no longer be met) occurred on or after January 31, 2022, and are attributable to sustainable groundwater management under the Subbasin GSP. January 31, 2022, is the date that the GSP was adopted by the STRGBA GSA and submitted to DWR.

The County of Tuolumne and STRGBA GSAs manage groundwater levels in the Modesto Subbasin in accordance with the GSP, including as it may be amended or revised in the future. Wells eligible for the Program are those that have experienced adverse impacts due to declining groundwater levels as a result of basin management under the Subbasin GSP.

At its discretion, the WMP Committee may also review an application and recommend that the Well Mitigation Technical Advisory Committee address other aquifer problems affecting a well, such as water quality problems caused by STRGBA GSA basin management actions that occurred after January 31, 2022. Water quality problems that are not the result of STRGBA GSA basin management actions will not be eligible for mitigation under this Program.

Application Process

The Program application will be available on the SHE website. A link to the application will also be posted on the STRGBA GSA website (STRGBA.org). If requested, designated STRGBA GSA and/or SHE staff will assist applicants with filing the application.

The Program Application Process involves the following steps that begin with completion and submittal of an application by the well owner.

Completion and Submittal of Application. The well owner will fill out an application form and submit it to SHE. The application will request available information from the well owner that includes, but may not be limited to, the following:

- Well owner and contact information
- Well location and age
- Well construction information such as location and access, total well depth, screen interval depths, annular seal depth, and pump type and depth
- Inspection reports from a licensed well driller or pump and well contractor identifying the cause of the well failure
- Any other evidence in applicant's possession that the well failure was caused by STRGBA GSA basin management actions occurring after January 31, 2022 (e.g., depth to water measurements from nearby wells, etc.)

Applicants are encouraged to provide evidence, such as a well assessment report from a licensed well driller identifying the cause of the well failure, other certification from a qualified professional, and all other evidence in applicant's possession to demonstrate that the failure was caused by STRGBA GSA basin management actions. Applicants must allow onsite inspection of their well facilities as necessary by staff of SHE, the TR Committee and the WMP Committee to be eligible for assistance. A right-of-entry agreement granting SHE access to the property is required to be completed.

The WMP Committee is authorized to summarily reject any application if the well failure can be remedied by implementing mechanical or construction solutions that are not related to Subbasin management (such as replacing failed electrical or mechanical pump components with no need to re-drill the well). This Program does not apply to a well installed after January 31, 2022, if the well was installed with a screened interval depth shallower than minimum threshold levels as designated in the Modesto Subbasin GSP.

Limitations Period. All applications brought under this Program must have had well impacts that occurred after January 31, 2022, and were caused by STRGBA GSA basin management activities. Applications for impacts that occurred between January 31, 2022, and the adoption of this Program must be submitted within six months of the date of adoption of this Program. The limitations period for applications submitted after the adoption of this policy will be the limitations process and period provided by the California Government Tort Claims Act (Government Code Section 810 and following).

Assessment of Eligibility. SHE will initially review the applications and if an application is potentially eligible for the STRGBA GSA's Program, SHE will forward the application to the WMP Committee. The TR Committee, assigned by the WMP Committee, will then be responsible for reviewing applications (including attachments) to assess the applicant's eligibility to receive mitigation under the Program. Participation in the STRGBA GSA's Program will not be limited or otherwise dictated by the well owner's income. The TR Committee will have the authority to conduct an independent investigation of the evidence (at their discretion and at the STRGBA GSA's expense), including, but not limited to, engaging hydrogeologists and well drillers, well inspection and testing, research of county well records, and requesting records from the applicant.

The TR Committee will provide written documentation to the WMP Committee of its determination regarding the applicant's eligibility for mitigation and a recommendation of whether to mitigate and how to mitigate. Upon concurrence with the TR Committee's recommendation, the WMP Committee will forward this decision to SHE. Otherwise, should the WMP Committee decide that further review and discussion is warranted, the TR Committee's determination and recommendation will be forwarded to the STRGBA GSA for final direction to SHE. In either case, SHE will communicate the final decision to the well owner.

The WMP Committee may decide to provide complete or partial mitigation for a particular application based on the TR Committee's determination of whether the well failure was related to the STRGBA GSA's groundwater management as opposed to other contributing factors, such as the construction of the well.

An applicant may appeal a decision of the WMP Committee by submitting a written appeal by email to the STRGBA GSA at strgba@mid.org within 30 days of the decision. The appeal shall contain a copy of the original application, the decision, and a statement of the basis for the appeal. The STRGBA GSA Chair will include the appeal on the agenda for the next STRGBA GSA meeting and provide written notice and the agenda to the appellant. The STRGBA GSA will act on the appeal and issue a written decision. The decision of the STRGBA GSA will be final.

Well Owner Agreement. After application, eligibility, and mitigation development (coordinated with SHE), any mitigation must be accompanied by an agreement between the well owner and SHE. The agreement will include but is not limited to the following:

- Priority. The Program will be operated on a first-come, first-serve basis as of the date a completed and submitted application is received by SHE.
- Well access agreement (consistent with SHE agreement).
- Mitigation Award. To the extent sufficient funding exists, the maximum mitigation award provided under the Program will be \$40,000. In no case, is the maximum mitigation award guaranteed and the STRGBA GSA retains exclusive control over the determination of the maximum mitigation award. The STRGBA GSA will be responsible for the maximum mitigation award or the actual cost of the mitigation, whichever is less. The well owner may seek additional and/or alternate funding beyond the mitigation provided by the Program. Eligible mitigation in excess of \$40,000 will be reviewed by the TR Committee on a case-by-case basis with review of the following criteria:
 - a. Receipt and review of multiple bids with comparable construction means and methods yielding an estimated mitigation cost exceeding \$40,000.
 - b. System consolidation yielding new domestic water service to two or more domestic water users.
 - c. Construction means and methods review, including, but not limited to required depth and required casing diameter.
 - d. Occurrence of additional associated costs (e.g., pump replacement).
- Grant term. SHE requires a 5-year grant term during which the well owner must (1) maintain continuous residence on the well site property (if owner occupied), and (2) not transfer the title of the property within 5 years, otherwise the grant would need to be repaid.
- Preferred Contractors. The STRGBA GSA intends that all analysis, inspection, and eligible mitigation be completed by competent and qualified contractors. SHE maintains a list of approved contractors for program participants to select from and requires the following from each contractor: a contractor application, W-9 Form, C57 contractor license for drillers, proof of workers compensation insurance, proof of general liability insurance, and Federal contractor suspension and debarment check.
- Recordation of Mitigation Award. Eligible mitigation provided under the Program for diminished yield (dry well) issues will only occur once per drinking water well and will run with the land. This Agreement will be recorded with the applicable county and will bind the well owner and/or their heirs and assigns. Recordation will not occur until mitigation is complete.
- Post-mitigation Responsibility. Once the mitigation work is completed, the well owner will be responsible for operation, maintenance, and repair of the water well.
- Continuing Education. Through execution of the agreement with SHE, the well owner will acknowledge and confirm having successfully completed education on well maintenance (e.g., SHE's education program).
- Monitoring. The well owner will agree to allow the STRGBA GSA, at the STRGBA GSA's sole discretion, to access and monitor groundwater levels in the new or modified well.

The well owner will agree to the public use of groundwater level data that may be collected for the purposes of complying with SGMA or as deemed appropriate by the STRGBA GSA.

- Indemnification of the STRGBA GSA consistent with then applicable agreement.
- Easement or land use permissions consistent with then applicable agreement. No mitigation, except for interim and emergency solutions, will commence until the well owner has executed an agreement with SHE.

Process for Establishing STRGBA GSA-Related Well Impacts

The TR Committee will review the application provided by SHE via the WMP Committee and, with the authority to conduct an independent investigation, will provide a recommendation about the condition of the well and the cause(s) of the well failure. The TR Committee will consider other contributing factors, such as the condition and use of the well, or the condition of pumping equipment, in determining the degree to which an applicant is eligible for mitigation. The TR Committee will make a recommended determination of the cause of well failure and whether or not an application is eligible for mitigation, which the WMP Committee may adopt in its decision. The WMP Committee will consider the recommendation of the TR Committee and may also consider other contributing factors. Upon concurrence with the TR Committee's recommendation, the WMP Committee will forward this decision to SHE. Otherwise, should the WMP Committee decide that further review and discussion is warranted, the TR Committee's determination and recommendation will be forwarded to the STRGBA GSA for final direction to SHE. In either case, SHE will communicate the final decision to the well owner. If appealed to the STRGBA GSA, the STRGBA GSA will take all relevant factors into consideration in making a final decision.

Process for Implementing Mitigation Measures

Mitigation measures may include emergency water supply, interim solutions, and long-term solutions. Emergency water supplies will be provided by SHE after receiving an eligible request and application. To continue emergency water supply or to access interim or long-term solutions funded by the STRGBA GSA, the landowner must provide authorization to allow for well access.

Emergency Water Supply

SHE will ensure that an emergency water supply is provided to all applicants who have submitted a complete application with a reasonable complaint for damages. An emergency water supply consists of bottled water intended to meet drinking water and cooking needs while the application is reviewed and processed. If the application is approved, SHE will ensure that an interim emergency water supply will continue at the STRGBA GSA's expense until the mitigation is complete.

Interim Solution

Interim solutions may include ongoing deliveries of bottled drinking water and/or temporary provision and filling of a water tank (hailed water) to meet drinking water, hygiene, and cooking needs while the application is reviewed and processed. Every effort will be made to process applications in a timely manner and to provide adequate domestic water supply to applicants while applications are verified, site-specific mitigation eligibility and requirements are determined, and mitigation is implemented and completed. If the application is found to be ineligible under this plan, the WMP Committee and/or SHE may refer the application to another agency or program for additional assistance, if possible.

Long-term Solutions

Following review and initial approval of the application, the most appropriate long-term mitigation measure will be selected. Long-term mitigation measures may include setting the well pump at a deeper depth, replacing the well pump, deepening the well, or replacing the well (including destruction of the existing well). As an alternative to well replacement, a mitigation measure could involve connection to a nearby municipal or public water system. The TR Committee will make a recommendation for long-term mitigation. Upon concurrence with the TR Committee's recommendation, the WMP Committee will forward this decision to SHE. Otherwise, should the WMP Committee decide that further review and discussion is warranted, the TR Committee's recommendation will be forwarded to the STRGBA GSA for final direction to SHE. In either case, SHE will communicate the final decision to the well owner. If appealed to the STRGBA GSA, the STRGBA GSA will take all relevant factors into consideration in making a final decision.

Plan Outreach

Plan Outreach will be coordinated with SHE or other consultant and the STRGBA GSA. The WMP Committee will recommend staff or representatives for the STRGBA GSA's approval to engage in public outreach that will inform well owners and residents of their opportunity to request assistance under this Program, and how to apply for assistance.

Outreach during Program development may include, but is not limited to:

- Discussion of the Plan at public STRGBA GSA meetings and at workshops.
- Establishment of Program-specific information on the STRGBA GSA website (English and Spanish) <https://www.strgba.org/>. This will include a link to the SHE website.

Outreach during Program implementation will be coordinated with SHE and include information about when and how to submit an application, and the subsequent assessment process. It will include the following:

- Maintenance of the Program-specific information on the STRGBA GSA website.
- Regular update and discussion at public STRGBA GSA meetings.
- Regular reporting in Annual Reports of mitigation efforts and accomplishments.

Funding and Anticipated Costs

A Well Mitigation Fund (Fund) has been established to finance program implementation. The purpose of the Fund is twofold: to support implementation of the Program as described above, and to provide funding for well mitigation in response to eligible applications at the discretion of the STRGBA GSA as described below.

Initial Funding. The Program is initially being funded by the STRGBA GSA as part of their respective annual budgets and apportioned between the STRGBA GSA using the existing annual budget allocation methodology.

Baseline Fund. To initiate implementation of the Program, the STRGBA GSA has established a baseline Well Mitigation Fund amounting to three hundred thousand dollars (\$300,000).

Annual Funding. The STRGBA GSA has agreed to fund the Program on an annual basis as may be required to address the needs of the Program until groundwater sustainability is achieved. The STRGBA GSA member agencies will meet and confer in good faith to determine the appropriate funding mechanism, replenishment amount, and STRGBA GSA member allocation methodology prior to Fund replenishment. Funding for the Program will be recommended by the WMP Committee and approved by the STRGBA GSA.

According to DWR's Dry Well Reporting System, 15 domestic wells were reported dry or failed since the GSP was adopted (13 in 2022, 2 in 2023, and 0 in 2024). However, it is unclear whether these dry or failed wells were due to GSA management of groundwater levels. As such, it is not possible to estimate the number of future eligible claims and annual costs.

It is anticipated that the Program funding will come from one, or a combination, of the following sources established by the Parties:

- STRGBA GSA funds
- One or more STRGBA GSA member agencies
- Funds generated through implementation of projects and management actions (e.g., fines and/or penalties)
- County/state/federal funding, as available
- Other sources, as identified.

Accounting. Annual funding will be placed in STRGBA GSA's account.

Funding Cycle. The budget cycle of the Program will be on a calendar year basis.

Funding and Implementation Review. Not less than once per year, the STRGBA GSA will convene a joint meeting of WMP Committee to review Program implementation progress in that year and plan for Program implementation in the subsequent year.

In-Kind Services. Each STRGBA GSA member agency is likely to provide in-kind services and subsequently incur in-kind costs as part of continued Program development and management. These costs will be the responsibility of each STRGBA GSA member agency unless otherwise agreed to in writing.

Supplemental Funding.

SHE provides a well modification/replacement grant for qualifying landowners who make 80% or less of the mean household income and are willing to not sell their property for a 5-year period after well replacement. Currently, the SHE grants (funded by the SWRCB) can amount to nearly \$60,000. If an applicant does not qualify for mitigation through STRGBA GSA's Program, then the applicant may be eligible for mitigation by SHE.