



Central Valley Regional Water Quality Control Board

31 January 2025

Rick Langdon
BHT II Northern Cal 1, LLC
5441 W. Oakridge
Visalia, CA 93291

Rick Langdon
OMS Property Investments, LP
P.O. Box 2830
Granite Bay, CA 95746

ORDER AMENDING CLEAN WATER ACT SECTION 401 WATER QUALITY CERTIFICATION AND ORDER; BHT II NORTHERN CAL 1, LLC, PLACER VINEYARDS PROPERTY 7 DEVELOPMENT PROJECT (INFRASTRUCTURE SEGMENT R), WDID NO. 5A31CR00484A4, PLACER COUNTY

This Order responds to the 29 January 2025 request for an amendment of the Placer Vineyards Property 7 Development Project (Infrastructure Segment R) Section 401 Water Quality Certification. The original Water Quality Certification (Certification) was issued on 25 June 2019 (WDID No. 5A31CR00484). An amendment was issued on 30 January 2020 (WDID No 5A31CR00484A1), and subsequent amendments were issued on 11 January 2022 (WDID No. 5A31CR00484A2) and 7 May 2024 (WDID No. 5A31CR00484A3). The requested amendment is hereby approved, and the original Certification and previously approved amendments are therefore amended as described below. Please attach this document to the original Certification, along with the prior amendments.

AMENDMENT:

BHT II Northern Cal 1, LLC and OMS Property Investments, LP are requesting an amendment to the Section 401 Water Quality Certification and Order to change the name of the permittee effective 31 January 2025. Therefore, Permittee is changed from BHT II Northern Cal 1, LLC to OMS Property Investments, LP as shown below:

Rick Langdon
OMS Property Investments, LP
P.O. Box 2830
Granite Bay, CA 95746
RLangdonemail@gmail.com

MARK BRADFORD, CHAIR | PATRICK PULUPA, ESQ., EXECUTIVE OFFICER

CENTRAL VALLEY WATER BOARD CONTACT:

Daniel Warner
364 Knollcrest Drive, Suite 205
Redding, CA 96002
Daniel.Warner@waterboards.ca.gov
(530) 224-4848

WATER QUALITY CERTIFICATION:

I hereby issue an Amendment of existing Clean Water Act Section 401 Water Quality Certification and Order for Placer Vineyards Property 7 Development Project (Infrastructure Segment R), WDID No. 5A31CR00484A4. All other conditions and provisions of the original Water Quality Certification and any previously approved amendments remain in full force and effect, except as modified based on the conditions of this Order. Failure to comply with the terms and conditions of the original Water Quality Certification, previously approved amendments, or of this Order may result in suspension or revocation of the Water Quality Certification.

Original Signed by Clint E. Snyder, AEO
For PATRICK PULUPA, Executive Officer
Central Valley Regional Water Quality Control Board

1/31/2025
Date

DLW: db

cc

via email: U.S. EPA, Region 9, San Francisco
Water Quality Certification Program, SWRCB, Sacramento
U.S. Army Corps of Engineers, Sacramento District
Courtney Owens, ECORP Consulting, Inc., Rocklin