

NOTICE OF IRRIGATION AUTHORITY

JOSEPH CITY IRRIGATION NON EXPANSION AREA

STATE OF ARIZONA DEPARTMENT OF WATER RESOURCES

*This is to document that pursuant to the provisions of
Title 45, Chapter 2, Arizona Revised Statutes*

ARDATH D. AND LONNIE R. STUART
1301 WEST BUFFALO
HOLBROOK, ARIZONA 86025

*is entitled to irrigate 12.0 acres of land. Groundwater may be used to irrigate only the acres of land
described as follows:*

Assessors Parcel Number 109-6-33A as of 10/84
in W $\frac{1}{2}$ Sec 7 T17N R20E GSRB&M.

A copy of the Assessors Parcel Map depicting your
certified acreage is on file with this Department.

*The use of groundwater on the above described land for irrigation purposes shall be in accordance with
the laws of the State of Arizona and restrictions placed on use by the Director of the Department of Water
Resources pursuant to Title 45, Chapter 2, Arizona Revised Statutes.*

NOTICE NO. 60-200083

is affirmed this 12th day of April, 1985

ARIZONA DEPARTMENT OF WATER RESOURCES


Director

*The Department of Water Resources must be notified if the above named person(s) changes his address
or conveys ownership of the land to another person(s). (See reverse side.)*

SUBSTANTIAL CAPITAL INVESTMENT

Oversight Committee

- o Applicant Ardath D. & Lonnie R. Stuart
- o Application 60-200083 Date of Report March 21, 1985
- o Legal Description: Assessor's Parcel Number 109-6-33A in
the W $\frac{1}{2}$ of Section 7, T17N, R20E GSRB&M.

- o Number of acres claimed 12.0
- o Property is located within the Joseph City INA
- o Background Information (Narrative Form)

Mr. Ardath Stuart purchased said property in April, 1979. He purchased the 12 acres with the intentions of developing a Christmas tree farm. In 1979, Mr. Stuart cleared and leveled his land. In addition, he drilled a well for irrigation, domestic and fire protection uses. He subsequently set up a water distribution system consisting of two 80-gallon pressure tanks and approximately 3500 feet of drip lines. He further developed his land by fencing the entire parcel and planting approximately 400 trees to serve as a windbreak for his Christmas trees. The windbreak trees have not matured, therefore, Mr. Stuart has been unable to plant his Christmas trees. Due to Mr. Stuart's previous investments and plans to develop the entire parcel of land, he has requested to be considered for a Notice of Irrigation Authority under the Substantial Capital Investment provision of the 1980 Groundwater Code.

- o Other sources that support SCI Claim such as Land Sat or ASCS/SCS confirmation.

N/A

- o General narrative that summarizes the SCI investigation.
Beginning in April, 1979 Mr. Stuart has cleared, leveled and fenced the entire twelve-acre parcel. He has also developed an efficient water distribution system consisting of a well, two 80-gallon pressure tanks and approximately 3500 feet of drip line. The well has an output sufficient to irrigate the entire parcel as well as providing domestic and fire protection water. In addition, he has started a windbreak consisting of 400 trees which is essential for establishing Christmas trees in the Joseph City area. Based on the extent of Mr. Stuart's development to his land, it is the Phoenix AMA's recommendation that Mr. Stuart be granted a Notice of Irrigation Authority for the entire twelve acres.

- o Field report submitted by D. Roberts / _____

- o AMA Director Determination

Agree

William Wells

Disagree

Other

- o Oversight Committee Determination

Agree

W. Don Mang - 4/8/84

Disagree

Other

	<u>Yes</u>	<u>No</u>
o SCI Investigation		
Does the applicant indicate any capital investments within the time frame prescribed by law.	<u>X</u>	<u> </u>
1. Land clearing or leveling.	<u>X</u>	<u> </u>
Applicant cleared and leveled entire parcel in 1979 at a cost of \$1,454.00 (receipts).		
2. Construction or improvements of irrigation delivery system.	<u>X</u>	<u> </u>
Approximately 3500 feet of drip lines were installed in 1979 at a cost of \$1,624.71 (receipts).		
3. Drilling, deepening, refurbishing of wells.	<u>X</u>	<u> </u>
Well was drilled and pump installed in 1979. In addition, two 80-gallon pressure tanks were installed. Total cost of system equals \$7,605.09 (receipts). The pumping capacity of the well is 100 GPM.		
4. Fees for leasing, professional services and purchase of supplies and equipment coincidental to these improvements.	<u>X</u>	<u> </u>
In 1979, approximately 400 trees consisting of pines and Russian olives were purchased and planted for a windbreak at a cost of \$1,126.74 (receipts). Other expenses incurred for supplies and equipment associated with these improvements total approximately \$2,000.00 (receipts).		
5. Fencing.	<u>X</u>	<u> </u>
The entire parcel was fenced in 1979 at a cost of \$2,724.00 (receipts).		
6. Total cost of improvements.		
Actual (with receipts)	\$	<u>16,534.54</u>
Estimated	\$	<u>-0-</u>
TOTAL	\$	<u><u>16,534.54</u></u>

TWP 17

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WATER RESOURCES

File #60-200 083

JOSEPH CITY IRRIGATION NON-EXPANSION AREA (INA)
RECORD OF IRRIGATION HISTORY

1. OWNERS NAME(s)
Stuart Ardath D.
Last Name First Middle or Initial
Stuart Lonnie R.
Last Name First Middle or Initial
1301 W. Buffalo Holbrook AZ 86025
Mailing Address City State Zip

2. Legal description of land which was irrigated at any time between January 1, 1975 and January 1, 1980.
SW 1/4 NW 1/4 SE 1/4 Section 07 Township 17
ON Range 20.0E

3. Total number of irrigated acres described in Item #2 12

4. Describe the location of each private well used to irrigate the land. Indicate the well registration number and as accurately as possible the year the well was drilled. In addition, please indicate whether or not you own the well.

			Sec.	Twp	Rge	Regist. No.	Year	Ownership	
1/4	1/4	1/4						Yes	No
SW	NW	SE	07	17	20.0E	55-60427.3	4/79	X	
						55-			
						55-			

Amended as per phone call and conversation with Lonnie Stuart Dec 3/2/85

5. Have approved measuring devices been installed on the well(s) in Item 4? Yes X No
If so, please indicate measuring device type.

6. Is the land served by an Irrigation District or Agricultural Improvement District? X Yes No
If so, give name of District Joseph City INA

7. Is groundwater the sole source of water for irrigation? ~~Yes~~ X No.

8. If other sources are utilized, please indicate what they are: i.e. surface water, effluent etc. RUN OFF WATER

9. On the attached grid, draw a map of the irrigated land as described in Item 2 and indicate the location of the wells described in Item 4.

DATED this 10th Day of Dec., 1984.
524-3907 Telephone Number Ardath B. Stuart Signature
524-3876

ATTACHMENT A

Identified below are common types of activities and investments made to prepare land for irrigation purposes. Please provide the required information on this form for each investment checked. Attachment B specifically lists the information that is required for each type of investment. Any additional information that you feel would further support your claim, such as a Soil Conservation Service farm plan, could also be submitted.

Please understand that without this information, we will be unable to favorably consider your substantial investment claim and as a result, unable to issue you a Notification of Authority to Irrigate Land within the Joseph City INA.

////////////////////////////////////

Date land was purchased April 1979

Type of crops to be grown Christmas Trees

*Beginning date
- improvements
were made
over a
period of
8-12
months?
Dec 3/24/83*

	<u>Cost</u>
4/79 - Land clearing or leveling	<u>1454.00</u>
5/79 - Construction or improvements of irrigation delivery system	<u>1624.71</u>
7/79 - Drilling, deepening, refurbishing of well(s)	<u>7,605.09</u>
7/79 - Fees for leasing, professional services, and purchase of supplies and equipment coincidental to these improvements	<u>10,838.42</u>
10/79 - Fencing	<u>2,724.00</u>

- Cost of improvements

Actual (with receipts/invoices) 20,911.22

Estimated 3,335.00

} Included above

Total Cost

\$ 24,246.22

I, Lonnie Stuart
A. D. Stuart, the applicant named in this application (Number 60-4273) do hereby certify under penalty of perjury, the information contained and statements made herein are to the best of my knowledge and belief, true, correct and completed.

Lonnie Stuart
A. D. Stuart

12-10-84

Date

Signature

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WATER RESOURCES

① Land clearing and leveling: Mostly clearing with a drag. Earth buffer^{built} to minimize damage from run-off from small earthen dam that overflows very badly when it rains. The dam is not on our property. We are presently working on a plan to build several small buffer dams to re-direct the run-off water to the Christmas Trees. The dams will not hold the water but will slow it down so there is minimum damage from erosion. They will be made from old truck tires. It will generally reduce greatly the need to irrigate.

Well is 175' deep / casing 12" / Diameter 8" / Water Depth 82' / pump capacity 100 gpm

② Pump on well was set up for three functions:

③ One outlet for domestic use, one for fire protection, and one for irrigation use. All irrigation will be on drips system as we have found that it not only conserves water but pays for itself in a relatively short time in the saving on electricity. There are also two pressure tanks. There is approximately 3,548 ft. of in line (for the most part.) Rain drip irrigation system in use at this time.

The well is enclosed and insulated, wired separately from all other electricity. It is a 5 HP that is capable of pumping 100 gal. per minute. All details of well are on file.

④ An old trailer home was purchased for use as an office and extra storage space.

Since our worst enemy for growing anything in this area is the wind, we have planted extensive wind breaks with most on the South and West sides

of the property. We have found that if the Wondale
Pines are protected as much as possible the
first year from the wind (hot or cold) they do
extremely well. We have in excess of 400 trees that
serve as wind breaks and for erosion control. The
costs for these trees and shrubs as well as material
used, such as mulch, chicken wire for protection etc. are
included in this amount. Most of these were bought
thru the State Land Dept. and from 4# Club sales.

⑤ Complete parcel is fenced with steel posts and
3 strand barb wire with one entry gate large enough
for a big truck.

We bought this property with the intentions
of starting a Christmas Tree Farm working thru
(or with) the State Land Dept. We named it the
L. Bar C Christmas Tree Ranch and designed a
Logo. Three acres are planted each year for
three years, when the first planting is ready
for sale. All we have done on our property
and the manner in which the well is set up
is all for this.

All receipts, cancelled checks etc are on
file at 310 N. 13th Ave. (Not at mailing address)

This does not show the countless hours of
hand labor in weeding, clearing and planting.

Louise Stewart.

Beginning 3rd week March. Trees planted (& shrubs)

- 25 Cottonwoods
- 25 Scotch pine
- 25 piñon pine
- 20 Russian olive
- 20 Lombardy ~~poplar~~ poplar
- 10 Native plum
- 8 Lombardy poplars
- 2 Globe willows
- 1 Cherry
- 12 poplar seedlings
- 50 Russian olive
- 50 Russian olive
- 25 wild plums (native)
- 100 Quetta pines
- 8 Ball willows (started from trimmings)
- 7 Lombardy poplars
- 2 Cottonless Cottonwood

390

All except cherry tree are for erosion control and windbreak. Lost quite a few of them in summer of 83 - (late June - July - August & Sept) from lack of care. Many of the little Quetta pines are coming back from the roots. Illness of oldest son required our presence in Tucson. Were watered some by friend.

- ✓ Expenditures: drilling #3,000.00
- ✓ Well-pump etc. 2498.20
- ✓ Fencing 3 strand Barb wire 2000.00
- ✓ Gate 85.00
- ✓ Concrete 54.00
- ✓ Electric 526.64
- ✓ Crane rental for well house 90.00
- ✓ Road to property ^{783.9'} _{Aggers} 320.00
- ✓ Flood protection ^{op. exp.} _{est.} = 480.00
- ✓ Misc. expenses: Gas = 125.00
- ✓ Truck exp. _{est.} 89.00
- ✓ Expenses to plat wind breaks ^{768.00}
 mounds - mulch - labor - chicken wire
 netting (protection)
- ✓ Weed clearing (burning - drag) = 465.00

- Non-exempt well chg 10.00
- filing fee ^{regulate} 10.00
- Placement permit 20.00
- Escrow clause 3,139.72
- Fee - Int'l to chie 3.00
- Cement Mixer 236.25
- No. exp. concrete 276.00
- Jaxen mobile home ^{office} 43.95
- Ford Water truck 500.00
w. roller.
- to ~~move~~ office & storage
- Mobile Home 4,500.00
- Cal gas 392.08
- 48.93

Wind breaks
Tree - shrub etc.

11.13	65.00
4.75	50.00
42.82	115.00
74.12	
29.95	
166.64	
23.89	
66.54	
22.38	
93.48	
22.16	
26.32	
69.58	
165.00	
177.00	
26.00	

Total 1,126.74

Misc. charges & expenses ✓

334.76	3.10	16.00
11.22	8.59	7.87
10.60	5.43	10.13
15.16	11.86	10.19
38.65	3.94	15.35
43.95	4.62	51.00
24.10	6.04	51.09
.11	22.44	2.33
4.75	8.56	62.60
1.96	4.66	21.83
21.76	6.43	51.47
22.12	25.42	38.24
24.10	2.63	62.91
2.19	2.70	21.76
4.77	20.99	.73
4.31	.63	53.21
13.53	2.64	13.10
7.24	4.06	104.01
4.55	18.17	
135.98	17.37	

Estimated costs not
down for Misc. supplies

① 6/79	Land Clearing & Leveling:	1,454.00
② 5/79	Irregularities	1624.71
③ 7/1/79	Wells	+ 1200.00 well house 6405.09 Value
④ 7/1/79	Fees - supplies & equip.	10,838.42
⑤ 4/89	Fencing 3 strand Barbwire 6' posts 16' gate - perimeter of property	2,385.00 100.00 150.00 60.00 29.00 <hr/> 2,724.00

1454.00
1624.71
7605.09
10838.42
<hr/> 2,724.00
24,246.22
<hr/> 3,335.00
20,911.22

16 hr.
30
480.00 labor

120 hr @ 4.00 hr. = 480.00

Man-Mullh 288.00
Clicker wire netting etc. 768.00

Well outlets set up for
1- Domestic
2- Fire protection
3- irrigating

60.00 x 6 = 360.00
Misc. parts =

Roof : 522.49
208.71
52.73
783.93 ft

ft of irrigation = 792

660
348
348
200
200
1000

2548 ft of drip irrigation

S & M Distributors

1301 W. Buffalo
Holbrook, AZ 86025
524-3907

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FEB 21 1985

WATER RESOURCES

2-20-85

Dear Mr. Roberts,

These are all the receipts I can find at this time. All checks and check register (except part of one) have been stored with all the business records. I was not careful to save all the cash tickets as I had no idea I might need them. The bulk of the work done, except clearing, was done by pick & shovel. That means all the wind break trees, over 300, were dug and planted by hand. I don't know how to put a monetary value on that.

When we set our well-house up, it was set up with three outlets, one for domestic - with 2-80 gal pressure tanks - one strictly for fire hose and one for irrigating.

Does it help our cause that we are very saving with our water use? We don't even just let it run the way Public Service does their wells and we use drip irrigation on all trees, including the wind breaks. We have to get them established before we can plant Christmas trees. (They are almost there.)

Would it help if we came down? If so - we would be very glad to do so.

You have been very helpful to us and we thank you for it. Sincerely,

Louise Stuart