

Hockberger Ownership Changes
Angie Grimm, IDWR
4/4/2018

Timeline of Events/Ownership Changes Filled:

1. **3/27/15 – Sunny Slope Farms LLC** filed O.C. Right 63-2798 split into 63-2798 + 63-34178 (12/28/15), right 63-8475 split into 63-8475 + 63-34189 (2/3/16), and right 63-31820 split into 63-31820 + 63-34190 (2/3/16).
2. **3/14/16 – Newbold** filed O.C. Right 63-2798 split into 63-34269 (9/5/16).
3. **3/16/16 – Littler** filed O.C. Right 63-2798 split into 63-2798 + 63-34526 (4/4/18).
4. **3/16/16 – Ruby + Dickerson** filed O.C. Right 63-2798 split into 63-2798 + 63-34270 (9/16/16). Right 63-31820 split into 63-31820 + 63-34271 (9/6/16).
5. **3/17/16 – Miller** filed O.C. Right 63-2798 split into 63-2798 + 63-34272 (9/16/16).
6. **3/23/16 – Lodge** filed O.C. Right 63-2798 split into 63-2798 + 63-34277 (9/20/16). Right 63-31820 split into 63-31820 + 63-34278 (9/20/16).
7. **3/21/16 – Munoz** filed O.C. Right 63-2798 split into 63-2798 + 63-34273 (9/16/16?). Right 63-8475 split into 63-8475 + 63-34274 (9/16/16).
8. **2/17/17 – Ruby + Dickerson Transfer No. 80874** Amended Approval issued authorizing a new point of diversion (well) for their portions of parent rights 63-2798 and 63-31820, rights 63-34270 and 63-34271 respectively.
9. **1/9/17 – BBADS LLC** filed O.C. Deeds did not include "Attachment A"s with legal description of property. Did not process this ownership change at this time.
10. **1/9/18 – Hayman** filed O.C. for portion of right 63-2798. O.C. returned 3/14/18.

Parent Water Rights Overlap Review:

- 63-2879 (1953 priority) for 65 acre place of use (no acre limit).
- 63-31820 (1977 priority) for 56 acre place of use (no acre limit). 10 acres of 56 acre place of use overlaps with 63-2879 place of use. Combined limit 63-2879 + 63-31820 not exceed 111 acres or 499.5 af at field headgate (4.5 af/ac on 111 acres).
- 63-8475 (1996 priority) for 65 acre place of use (no acre limit). 25 acres of 65 acre place of use overlaps with 63-2798 place of use. Combined limit 63-2879 + 63-8475 not exceed 105 acres or 473.0 af at field headgate (4.5 af/ac on 105 acres).
- See attached map for place of use shapes BEFORE SPLITS. Map illustrates areas of overlap along with parcels (per ArcMap Canyon Co. taxlot 2/13/18 data).

Ownership Change Recommendations:

- For all ownership changes submitted **BESIDES** Sunny Slope Farms LLC and BBADS LLC, it's assumed water rights were withheld in the place of use property conveyance documents, because water rights were granted to the new parcel owners (in smaller quantities than what may have otherwise been appurtenant to the place of use property purchased) via Water Right Grant Deeds. Also, a report by SPF Water Engineering submitted with the Sunny Slope Farms LLC ownership change indicates this is the case.
- Anticipate several parcel owners will file transfer applications seeking their own point of diversion (well) for their portion of water right(s), Ruby/Dickerson Transfer No. 80874 as example. Recommend implementing combined use limitations on rights based on ownership while maintaining the overall limitations of the parent rights. In other words,

rather than having a condition that lists the parents and all the child rights with a large combined acre/volume limit, issue sets of combined limits to rights based on ownership that in total sum up to original large acre/volume limit.

- Transfer No. 80874 issued for Ruby + Dickerson on portions of parent rights. All split water right records created prior to transfer approval (2/17/17) and parent remainder records for 63-2798, 63-31820, and 63-8475, were included as associated rights within the transfer approval. This was done to remove the transfer applicants' portion from the combined limit conditions. The transfer was done prior to finalization of the ownership change processing. The ownership changes for these rights are being processed as a group, as outlined in this memo. The quantities and/or conditions issued for the rights in Transfer No. 80874 have changed as a result of processing these ownership changes, but the combined use and overall quantities associated with the parent rights have been maintained. Western Regional Manager granted permission for this approach.
- Scan parent water rights, including maps, as they appear BEFORE the first ownership change processed as "Before Split" documents for ALL ownership changes.
- Database comment added to parent rights 63-2798, 63-8475, and 63-31820 notifying staff the rights were reserved/withheld in specific quarters and to review backfile of previous ownership changes for details before process future ownership changes.

Hockberger Ownership Changes Before Split Map



Legend

- | | |
|--|--|
|  Taxlots |  Township/Range |
|  63-8475 Before Split |  Sections |
|  63-31820 Before Split |  QQ |
|  63-2798 Before Split | |

0 0.05 0.1 0.2 0.3 Miles



The USDA-ARS Aerial Photography Field Office is to be credited in derived products.

Split Analysis

Water Right Number: 63-2798
 Diversion Rate: 0.7 CFS
 Reviewer Name: Angie Grimm
 Date: 4/4/2018

Acreage Analysis

					Children Acres											
Twp	Rng	Sec	Q-Q	Lot	63-2798	63-34178	63-34269	63-34526	63-34270	63-34272	63-34277	63-34273	H	63-2798		
03N	04W	25	SENE		25	20	0	0	0	0	0	2	0	3	(A) 63-34178: Sunny Slope Farms LLC	
			NESE		40	0	2	6	4	2	2	0	0	24	(B) 63-34269: Newbold	
															(C) 63-34526: Littler (Hayman purchased southern lot - 1/2 of Littler portion per returned O.C.)	
															(D) 63-34270: Ruby + Dickerson	
															(E) 63-34272: Miller	
															(F) 63-34277: Lodge	
															(G) 63-34273: Munoz	
															H: BBADS LLC (Not processed at this time, deeds incomplete).	
															(I) 63-2798: Hockberger - Remainder of 63-2798 after O.C.s	

Water Right Number: 63-2798
 Diversion Rate: 0.7 CFS
 Reviewer Name: Angie Grimm
 Date: 4/4/2018

Split Tree

63-34178 (20.0 ac & 0.22 cfs)	
63-34269 (2.0 ac & 0.02 cfs)	
63-34526 (6.0 ac & 0.07 cfs)	
63-34270 (4.0 ac & 0.04 cfs)	
63-34272	
63-2798 (65.0 ac & 0.70 cfs)	
63-34277 (2.0 ac & 0.02 cfs)	
63-34273 (2.0 ac & 0.02 cfs)	
H (0.0 ac & 0.00 cfs)	
63-2798 (27.0 ac & 0.29 cfs)	

Summary

Right No:	Diversion Rate	Irrigated Acres	CFS / Acre	
63-2798	0.7	65	0.011	
63-34178	0.22	20	0.011	63-34178 + 63-34189 combo limit 60 acres [20 overlap + 40 unique acres under 63-34189] + 270 af at field headgate.
63-34269	0.02	2	0.011	No combined limits since this portion of right does not overlap other rights.
63-34526	0.07	6	0.012	No combined limits since this portion of right does not overlap other rights.
63-34270	0.04	4	0.011	63-34270 + 63-34271 combo limit 4 acres [2 overlap + 2 unique acres under 63-34270] + 18 af at field headgate.
63-34272	0.02	2	0.011	No combined limits since this portion of right does not overlap other rights.
63-34277	0.02	2	0.011	63-34277 + 63-34278 combo limit 2 acres [2 acres overlap] + 9 af at field headgate.
63-34273	0.02	2	0.011	63-34273 + 63-34274 combo limit 2 acres [2 acres overlap] + 9.0 af at the field headgate.
H	0.00	0	#DIV/0!	
63-2798	0.29	27	0.011	63-2798 + 63-8475 combo limit 27 acres [3 acres overlap + 24 unique acres under 63-2798] + 121.5 af at the field headgate. 63-31820 + 63-2798 combo limit 53 acres [6 acres overlap + 26 unique acres 63-31820 + 21 unique acres 63-2798] + 238.5 af at the field headgate.

Split Analysis

Water Right Number: 63-8475
 Diversion Rate: 1.05 CFS
 Reviewer Name: Angie Grimm
 Date: 4/4/2018

Acreage Analysis

				Parent	Children Acres										
Twp	Rng	Sec	Q-Q	Lot	63-8475	63-34189	B	C	D	E	F	63-34274	H	63-8475	
03N	04W	25	NENE		25	25	0	0	0	0	0	0	0	0	(A) 63-34189: Sunny Slope Farms LLC
			SENE		40	35	0	0	0	0	0	2	0	3	B: Newbold
															C: Littler (Hayman purchased southern lot - 1/2 of Littler portion per returned O.C.)
															D: Ruby + Dickerson
															E: Miller
															F: Lodge
															(G) 63-34274: Munoz
															H: BBADS LLC (Not processed at this time, deeds incomplete.)
															(I) 63-8475: Hockberger - Remainder of 63-8475 after O.C.s

Water Right Number: 63-8475
 Diversion Rate: 1.05 CFS
 Reviewer Name: Angie Grimm
 Date: 4/4/2018

Split Tree

63-34189 (60.0 ac & 0.97 cfs)	
B	
(0.0 ac & 0.00 cfs)	
C	
(0.0 ac & 0.00 cfs)	
D	
(0.0 ac & 0.00 cfs)	
E	
(0.0 ac & 0.00 cfs)	
F	
(0.0 ac & 0.00 cfs)	
63-34274 (2.0 ac & 0.03 cfs)	
H	
(0.0 ac & 0.00 cfs)	
63-8475 (3.0 ac & 0.05 cfs)	
63-8475 (65.0 ac & 1.05 cfs)	

Summary

Right No:	Diversion Rate	Irrigated Acres	CFS / Acre	
63-8475	1.05	65	0.016	
63-34189	0.97	60	0.016	63-34178 + 63-34189 combo limit 60 acres [21 overlap + 39 unique acres under 63-34189] + 270 af at field headgate.
B	0.00	0	#DIV/0!	N/A
C	0.00	0	#DIV/0!	N/A
D	0.00	0	#DIV/0!	N/A
E	0.00	0	#DIV/0!	N/A
F	0.00	0	#DIV/0!	N/A
63-34274	0.03	2	0.016	63-34273 + 63-34274 combo limit 2 acres [2 acres overlap] + 9.0 af at field headgate.
H	0.00	0	#DIV/0!	N/A
63-8475	0.05	3	0.016	63-2798 + 63-8475 combo limit 27 acres [3 acres overlap + 24 unique acres under 63-2798] + 121.5 af at the field headgate.

Split Analysis

Water Right Number: 63-31820
 Diversion Rate: 1.05 CFS
 Reviewer Name: Angie Grimm
 Date: 4/4/2018

Acreege Analysis

Twp	Rng	Sec	Q-Q	Lot	Children Acres										63-31820		
					Parent	63-31820	63-34190	B	C	63-34271	E	63-34278	G	H			
03N	03W	30	NWNW	1	25	20	0	0	0	0	0	0	0	N/A	5		(A) 63-34189: Sunny Slope Farms LLC
			SWNW	2	21	0	0	0	0	0	0	0	0	N/A	21		B: Newbold
	04W	25	NESE		10	0	0	0	0	2	0	2	0	N/A	6		C: Littler (Hayman purchased southern lot - 1/2 of Littler portion per returned O.C.)
																	D: Ruby + Dickerson
																	E: Miller
																	F: Lodge
																	(G) 63-34274: Munoz
																	H: BBADS LLC (Not processed at this time, deeds incomplete.)
																	(I) 63-8475: Hockberger - Remainder of 63-8475 after O.C.s

Water Right Number: 63-31820
 Diversion Rate: 1.05 CFS
 Reviewer Name: Angie Grimm
 Date: 4/4/2018

Split Tree

Summary

63-31820 (56.0 ac & 1.05 cfs)	63-34190 (20.0 ac & 0.38 cfs)
	B (0.0 ac & 0.00 cfs)
	C (0.0 ac & 0.00 cfs)
	63-34271 (2.0 ac & 0.04 cfs)
	E (0.0 ac & 0.00 cfs)
	63-34278 (2.0 ac & 0.04 cfs)
	G (0.0 ac & 0.00 cfs)
	H (0.0 ac & 0.00 cfs)
	63-31820 (32.0 ac & 0.59 cfs)

Right No:	Diversion Rate	Irrigated Acres	CFS / Acre	Volume	
63-31820	1.05	56	0.019	252.0	
63-34190	0.38	20	0.019	90.0	No combined limits since this portion of right does not overlap other rights.
B	0.00	0	#DIV/0!	0.0	N/A
C	0.00	0	#DIV/0!	0.0	N/A
63-34271	0.04	2	0.019	9.0	63-34270 + 63-34271 combo limit 4 acres [2 overlap + 2 unique acres under 63-34270] + 18 af at field headgate.
E	0.00	0	#DIV/0!	0.0	N/A
63-34278	0.04	2	0.019	9.0	63-34277 + 63-34278 combo limit 2 acres [2 acres overlap] + 9 af at field headgate.
G	0.00	0	#DIV/0!	0.0	N/A
H	0.00	0	#DIV/0!	0.0	N/A
63-31820	0.59	32	0.018	144.0	63-31820 + 63-2798 combo limit 53 acres [6 acres overlap + 26 unique acres 63-31820 + 21 unique acres 63-2798] + 238.5 af at the field headgate.