

Memo to File

Date: January 24, 2011

To: File 97-7395

From: Craig L. Saxton

Re: Supplemental Review Information

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Determining the POU for this right has been challenging.

The permit authorizes internal domestic use and irrigation. The field exam states that the irrigated POU for each home is consistent with domestic use and is $\frac{1}{2}$ acre or less of irrigation per lot...keeping in mind that two of the 4 known property owners own more than one lot.

The field examiner essentially wrote up his exam as one would if the irrigation was part of the domestic use. He confirmed irrigation, but didn't describe where it was other than relating it to each of the lots. It appears his intent was to allow for $\frac{1}{2}$ acre for each stubbed in lot.

Currently there are only 4 homes and 4 owners of the 7 lots in the subdivision. The tax lot information is rectified to the photo wrong so it isn't really clear where the lot lines are in relation to the air photo. And the lots are really strange in that they are very irregular with one lot being made of 6 individual polygons that are not touching each other (it looks like a string of islands making up one lot).

None of the 4 property owners could be contacted for clarification.

The recommendation of 4 acres of irrigation spanning the 7 lots based on what could be seen from the aerial photography seems to be the best option. This will allow for some irrigation on each lot, but not immediately put a property owner in violation if he developed more than $\frac{1}{2}$ acre of irrigation on their lot(s).