

**Conversion of Base Irrigation Groundwater Application Summary  
Conversion Based on Change in Land Use or No Longer Practicable to Farm  
Continental Homes of Texas, L.P.**

**Permit Number:** P200-903 (ME00354)  
**Purpose of Use:** Irrigation  
**Place of Use:** Medina County  
**Original Permitted Amount:** 81.035 acre-feet  
**Irrigation Base Amount:** 81.035 acre-feet  
**Irrigation Unrestricted Amount:** 0.000 acre-feet  
**Date Board Issued Regular Permit:** February 14, 2023

**Number of acre-feet applicant originally requested to be converted from base irrigation to unrestricted irrigation groundwater:**

42.140 acre-feet

**Number of acre-feet staff recommends to be converted from base irrigation to unrestricted irrigation groundwater:**

42.140 acre-feet

**Place of Use for Permit:**

146.761- acre tract containing 81.035 Historically Irrigated Acres (HIA)

The tract(s) of land more fully described in Special Warranty Deed dated 03/25/2022 as recorded with the County Clerk as Document #2022003433, Official Public Records, Medina County, Texas.

**Current Physical Description of Place of Use:**

Continental Homes of Texas, L.P. owns approximately 146.761 acres of which 81.035 acres were designated historically irrigated. 42.140 acres of the 81.035 Historically Irrigated Acres associated with P200-903 (ME00354) are now serving as an extension of the Redbird Ranch Housing subdivision. The tract of land in question is located Southeast of the Intersection of Hwy 211 and Potranco Rd., less than 1 mile south of the Medina / Bexar County line.

**Description of Change in Land Use:**

On February 13, 2023, EAA staff conducted a site visit and determined that the location of the 42.140 HIA is presently under development. Exhibit A is a map representing the acreage subject to the base conversion application and identifies where EAA staff observed development and photographed images. Staff observed that the acreage is being developed into a subdivision as evidenced by the clearing and grading of the land, removing the

topsoil, as well as construction of roads and instillation of utilities and drainage systems. (Exhibits B, C, D, E).

**Staff Calculations:**

In accordance with Section 1.34 of the EAA Act and Sections 711.342(c)(6)(A) of the EAA rules, the 42.140 historically irrigated acres are sufficiently developed to satisfy EAA requirements. EAA staff calculates the amount of BIG eligible for conversion at 42.140 acre-feet.

**Staff Recommendation:**

EAA staff recommends an approval of the Application to convert Base Irrigation Groundwater, converting 42.140 acre-feet.