

Conversion of Base Irrigation Groundwater Application Summary
Conversion Based on Change in Land Use
Air Force Village II, Incorporated

Permit Number: P100-149 (BE00053)
Purpose of Use: Irrigation
Place of Use: Bexar County
Original Permitted Amount: 400.000 acre-feet
Irrigation Base Amount: 200.000 acre-feet
Irrigation Unrestricted Amount: 200.000 acre-feet
Date Board Issued Original IRP: January 31, 2001

EAA WELL NO.	LOCATION	MEASURING METHOD	WITHDRAWAL RATE
W100-104 (BE00053-001)	29-23.00-2.70 / 98-44.00-30.50	Meter	2314 gpm

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

200.000 acre-feet

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

200.000 acre-feet

Place of Use for Permit:

304.044 acres

The tract(s) of land more fully described in Special Warranty Deed dated 8/9/94 as recorded with Clerk as Document # 94-0163262 Volume 6197 Pages 967-971 Official Public Records, Bexar County, Texas.

Current Physical Description of Place of Use:

The current place of use consists of 304.044 acres, located in southwest Bexar County, at the intersection of Hwy 90 South and Montgomery Road. P100-149 (BE00053) was issued in the amount of 400.000 acre-feet total, consisting of 200.000 acre-feet of base irrigation groundwater rights (BIG) and 200.000 acre-feet of unrestricted irrigation groundwater (UIG), due to the historical irrigation of 200 acres of land.

Description of Change in Land Use:

The 304.044 acres that make up the place of use for Regular Permit P100-149 (BE00053), are within the City of San Antonio's extraterritorial jurisdiction. Also, a portion of said 304.044 acres have been encroached upon by existing development, including the Airforce

Village Retirement Complex, access road development, and highway infrastructure. The historically irrigated acres that make up the permitted place of use have not been irrigated within the last 5 years (verified using annual use reports).

Staff Recommendation:

EAA Rule 711.342 (6)(B) states that a base conversion can be granted due to a change in land use for a historically irrigated tract of land if two or more of the following limitations are met: (1) the land is located within a city's corporate limits or the city's extraterritorial jurisdiction (2) the land is sufficiently bordered by development (3) the land has been rezoned such that it can no longer be used for agricultural purposes in unison with the land having not been irrigated for 5 or more years. Staff determined that the lands subject to the application have not been irrigated in five or more years. The lands subject to the application are located within the City of San Antonio's extraterritorial jurisdiction. In addition, sufficient evidence has been submitted with the Application to demonstrate that the land subject to the application has been sufficiently bordered by development so as to make it no longer practicable to farm. Based on these findings, EAA staff has determined that the land subject to the application is eligible for a base conversion under EAA Rule 711.342 (6)(B). EAA staff has determined that the lands subject to the application are eligible for base conversion in the amount of 200.000 acre feet.

Staff Recommendation:

EAA staff recommends approval of the conversion of Base Irrigation Groundwater Rights application in the amount of 200.000 acre-feet. The application will be reviewed at the October 25, 2016, Permits/Enforcement Committee meeting and the November 8, 2016 Board meeting.