

**Conversion of Base Irrigation Groundwater Application Summary**  
**Conversion Based on Change in Land Use**  
**Martin Product Sales, LLC**

**Permit Number:** P108-218 (ME00305)  
**Purpose of Use:** Irrigation  
**Place of Use:** Medina County  
**Original Permitted Amount:** 2.055 acre-feet  
**Irrigation Base Amount:** 2.055 acre-feet  
**Irrigation Unrestricted Amount:** 0.000 acre-feet  
**Date Board Issued Regular Permit:** October 11, 2016

EAA WELL NO.	LOCATION	MEASURING METHOD	WITHDRAWAL RATE
W100-948 (ME00305-001)	29-21.00-2.90 / 99-10.00-52.30	Meter	1800 gpm
W100-949 (ME00305-002)	29-22.00-2.50 / 99-10.00-58.30	Meter	1100 gpm

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

2.055 acre-feet

(2.055 acre-feet due to change in land use)

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

2.055 acre-feet

(2.055 acre-feet due to change in land use)

**Place of Use for Permit:**

25.855 acres

The tract(s) of land more fully described in Special Warranty Deed dated 4/7/2016 as recorded with Clerk as Document # 2016002400, Official Public Records, Medina County, Texas.

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

Martin Product Sales, LLC owns 25.855 acres more or less located just south of the South Texas Regional Airport of Hondo near 700 Vandenberg Rd. Hondo, TX 78861. On October 11, 2016, the EAA issued Regular Permit P108-218 (ME00305) to Martin Product Sales, LLC for 2.055 acre-feet of Base Irrigation Groundwater (BIG) based on the sale of 25.855 acres total of land from the City of Hondo containing 2.714 historically irrigated acres ("HIA").

**Description of Change in Land Use:**

The 25.855 acres that make up the place of use for Regular Permit P108-218 (ME00305), are within the City of Hondo's corporate city limits. Also, in August of 2013, the property was rezoned as an "HI" High Industrial District, and does not allow for agriculture as a permitted use for the land. The historically irrigated acres that make up the permit place of use have not been irrigated within the last 5 years (verified using annual use reports and affidavits).

**Staff Calculations:**

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 are located within the City of Hondo's corporate city limits and the lands have been rezoned such that they can no longer be used for agricultural purposes. Based on these findings, EAA staff has determined that the lands subject to the application are eligible for base conversion in the amount of 2.055 acre feet.

**Staff Recommendation:**

Staff recommends a conversion be granted for 2.055 acre-feet. The application will be reviewed at the October 25, 2016 Permits/Enforcement Committee meeting and the November 8, 2016 board meeting.