

## ***A-W Engineering***

*PO Box 139, Victor, Idaho 83455*

*January 24, 2025*

Reference: BowenArrow Ranch Subdivision Final Plat BOCC hearing # 2 held October 28, 2024

To: Teton County Board of County Commissioners

In response to the two items listed in the motion to table final plat approval, which was made at the above referenced hearing, please note the following:

1. Water source for fire protection. The BowenArrow Ranch property holds irrigation water rights in Henderson Canyon. A copy of those water rights was submitted with subdivision application materials to the Teton County Planning and Zoning Dept. These were explained as the source for fire protection at the last two BOCC final plat hearings. However, since it was included in the motion to table, an exhibit has been prepared showing the locations of the existing irrigation lines delivering the water from Henderson Canyon as well as the pipeline from the existing house well which will serve as back-up to top off the fire pond when necessary.
2. The final plat has the building envelope for Lot 1 relocated for the 3<sup>rd</sup> time at the direction of the prior BOCC. As further clarification, there is an exhibit showing the contours of the property as well as the existing barn and fire pond in relation to building site options.

We are hopeful that the above clarifications will be sufficient for final plat approval for the proposed BowenArrow Subdivision final plat/master plan.

A-W Engineering on behalf of Bowen Arrow LLC

Bowen

IDAHO DEPARTMENT OF WATER RESOURCES  
Proof Report

5/8/2023

Water Right 22-7238

**Owner Type**      **Name and Address**  
Current Owner      BOWEN ARROW LLC  
728 MONT CLAIR CT  
N SALT LAKE, UT 84054-3384  
(801) 560-3442

**Priority Date:** 5/18/1977  
**Basis:** Decreed  
**Status:** Active

**Source**      **Tributary**  
GROUND WATER

<b>Beneficial Use</b>	<b>From</b>	<b>To</b>	<b>Diversion Rate</b>	<b>Volume</b>
IRRIGATION	04/15	10/15	0.600 CFS	90.0 AF
	<b>Total Diversion</b>		0.600 CFS	90.0 AF

**Source and Point(s) of Diversion:**  
GROUND WATER      SENE      Sec. 36, Twp 04N, Rge 44E, TETON County

**Place Of Use:**  
IRRIGATION within TETON County

Twp	Rng	Sec	NE				NW				SW				SE				Totals
			NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
04N	45E	31																	30.0
																			L1
																			30.0
																			POU Total Acres: 30.0

**Conditions of Approval:**

1. The maximum combined rate of diversion under this right & Right No. 22-7229 shall not exceed 1.04 cfs. If diversion under this right is found to decrease surface flows in Bouquet Creek, diversion will be subject to control of the watermaster of Water District No. 01.
2. C18 This partial decree is subject to such general provisions necessary for the definition of the rights or for the efficient administration of the water rights as may be ultimately determined by the Court at a point in time no later than the entry of a final unified decree. Section 42-1412(6), Idaho Code.
3. E55 Right Nos. 22-7238 and 22-11425 are limited to the irrigation of a combined total of 30 acres in a single irrigation season.

