

ORIGINAL



0000101431

Appaloosa Water Company

Notification and Verification of Extension of Service Area

Docket Number W-03443A-08-0177

Docket Number W-03443A-08-0313

Arizona Corporation Commission

DOCKETED

AUG - 6 2009

DOCKETED BY 

AZ CORP COMMISSION
DOCKET CONTROL

2009 AUG - 6 A 9: 12

RECEIVED

Appaloosa Water Company

PO Box 3150

Chino Valley, Arizona 86323

(928)237-6128

April 22, 2009

Arizona Corporation Commission
Utilities Division
1200 West Washington Street
Phoenix, AZ 85007-2027

**SUBJECT: Appaloosa Water Company
Notification and Verification of Extension of Service Area**

HAND-DELIVERED

Dear Mr.

At the request of the Corporation Commission during a rate increase hearing on April 21, 2009, we respectfully submit the following.

The Appaloosa Water hereby gives notice of and verifies the extension of its service territory as contained in the enclosed Notice and Verification executed on behalf of the Company.

Thank you for your courtesies in this matter, and unless the Appaloosa Water Company receives written notice to the contrary within thirty (30) days of this letter, it will assume the service area is extended in accordance with this Notice and Verification.

We would appreciate your acknowledging receipt of this letter and enclosure by signing a copy of this enclosed letter and returning it to us.

Sincerely yours,

Joe Cordovana
Owner, Appaloosa Water Company

Attachment: Notice and Verification

ACKNOWLEDGEMENT OF RECEIPT

By: _____ Date: _____

**NOTIFICATION AND VERIFICATION
OF
EXTENDED SERVICE TERRITORY
OF
APPALOOSA WATER COMPANY**

STATE OF ARIZONA)
) ss.
County of Maricopa)

Joseph Cordovana, being first duly sworn, deposes and says:

1. That he is the President of the Appaloosa Water Company, a corporation duly organized and existing under and by virtue of the laws of the State of Arizona, with its principal office at 7012 North 18th Street, Phoenix, Arizona, County of Maricopa, State of Arizona, and in whose behalf he makes this affidavit.
2. That the Appaloosa Water Company is a public service corporation that provides water service to customers within the territory designated in its Certificate of Convenience and Necessity in Yavapai County, Arizona.
3. That the Appaloosa Water Company hereby gives notice to the Arizona Corporation Commission, pursuant to *Arizona Revised Statutes* Section 40-281 and *Arizona Administrative Code* Rule R14-2-402 (C) that it is extending its service area to Parcel 306-05-030V – Parcels A and B, Parcel 306-05-030U and Parcel 306-05-030R as legally described in the attached legal descriptions and as illustrated on the attached map (the Extended Service Territory).
4. That the Extended Service Territory touches the existing certificated area of the Appaloosa Water Company the Extended Service Territory is a non-certificated area that is contiguous to the existing certificated service area of the Appaloosa Water Company.
5. That the three parcels mentioned in entry #3 of the Extended Service Territory are unsubdivided parcels that will receive water from the Appaloosa Water Company by a water line under Road 4 North at Harrison Drive.
6. That said parcels mentioned in entry #3 are developed as a one owner residence, nursery and clubhouse. One owner to receive water service in the Extended Service Territory.

IN WITNESS WHEREOF, the Appaloosa Water Company has caused the above instrument to be executed in its behalf, pursuant to authority of its board of directors, by its president, on this 20 day of ~~April~~, 2009.

DT May

Appaloosa Water Company, an Arizona Corporation

Joe Cordovana
By: Joe Cordovana, Its President

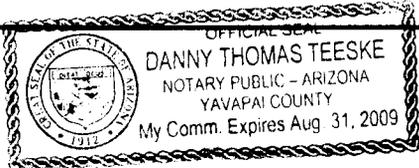
Personally appeared before me this above-named Joseph Cordovana, known or proved to me to be the same person who executed the foregoing instrument and to be the President of the Appaloosa Water Company and acknowledged to me that he executed the same as his free act and deed of said corporation.

SUBSCRIBED AND SWORN to before me this 20 day of ~~April~~^{MAY DT}, 2009

Danny Thomas Teeske
Notary Public

My Commission Expires: 8/31/09

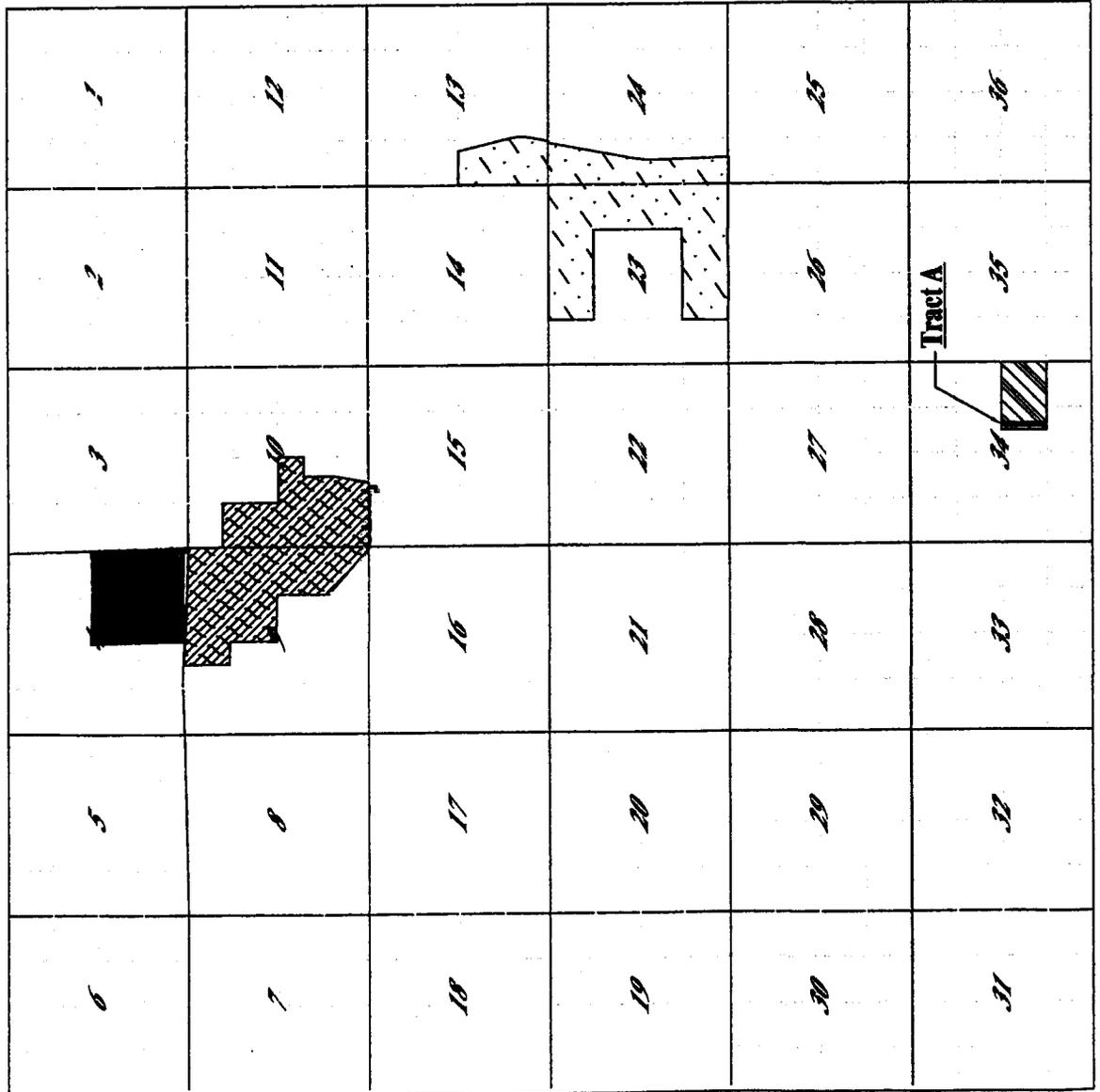
Seal:

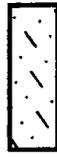


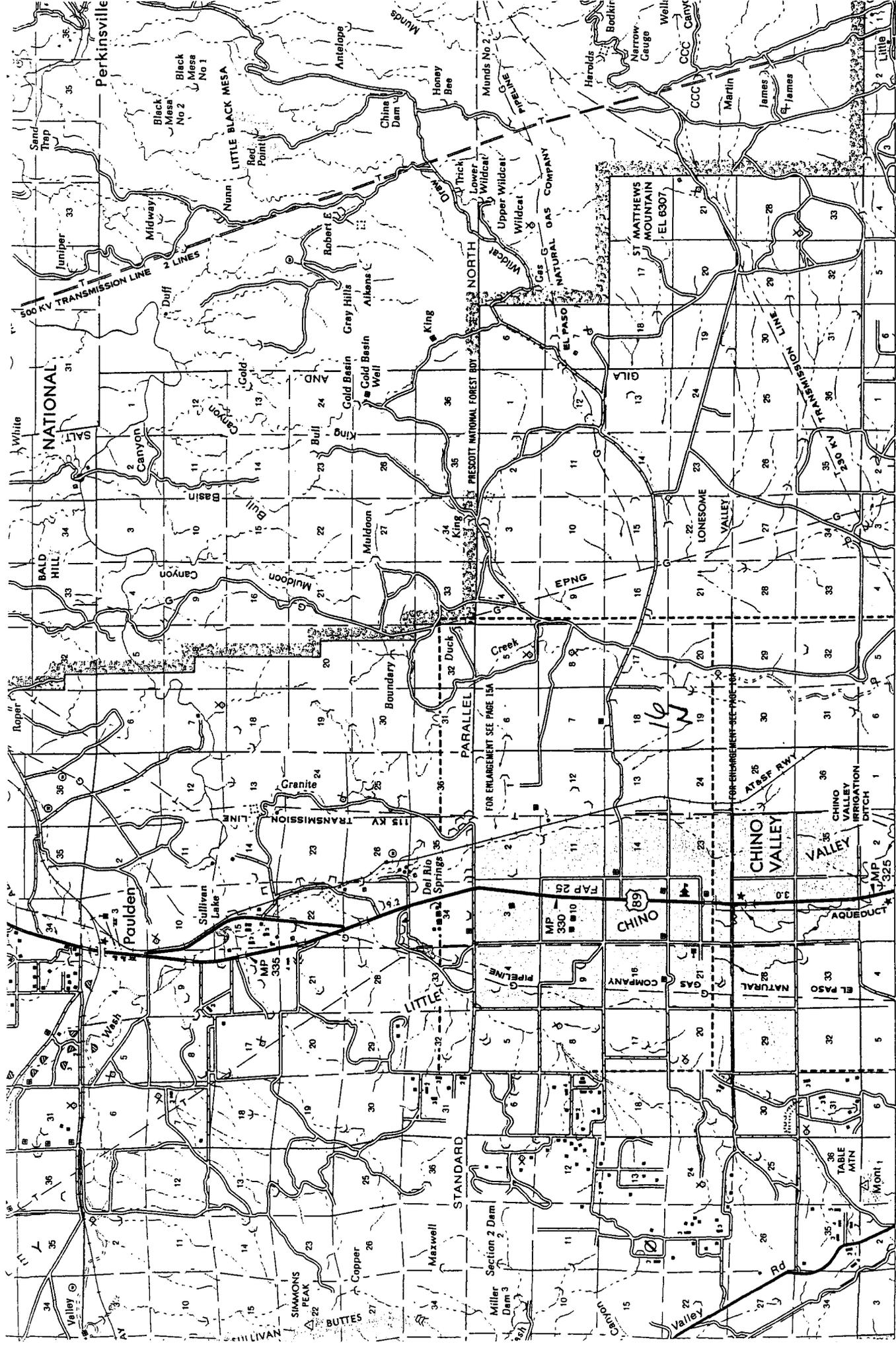
COUINITY: Yavapai

RANGE 2 West

TOWNSHIP 16 North

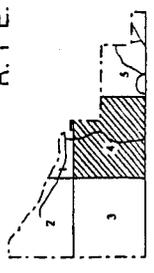


-  W-3443 (1)
Appaloosa Water Company
-  W-2370 (1)
Chino Meadows II Water Company, Inc.
-  W-2065 (6)
Willhoit Water Company, Inc.
(Yavapai Estates System)
-  Appaloosa Water - Contiguous Area



To Prescott 320 000 FEET 30' R. 2 W. 340 000 FEET 360 000 FEET 380 000 FEET 400 000 FEET 390
 MATCH LINE TO PAGE 7
 R. 1 W. R. 1 E.

GENERAL HIGHWAY MAP
YAVAPAI COUNTY, ARIZONA
 ARIZONA DEPARTMENT OF TRANSPORTATION



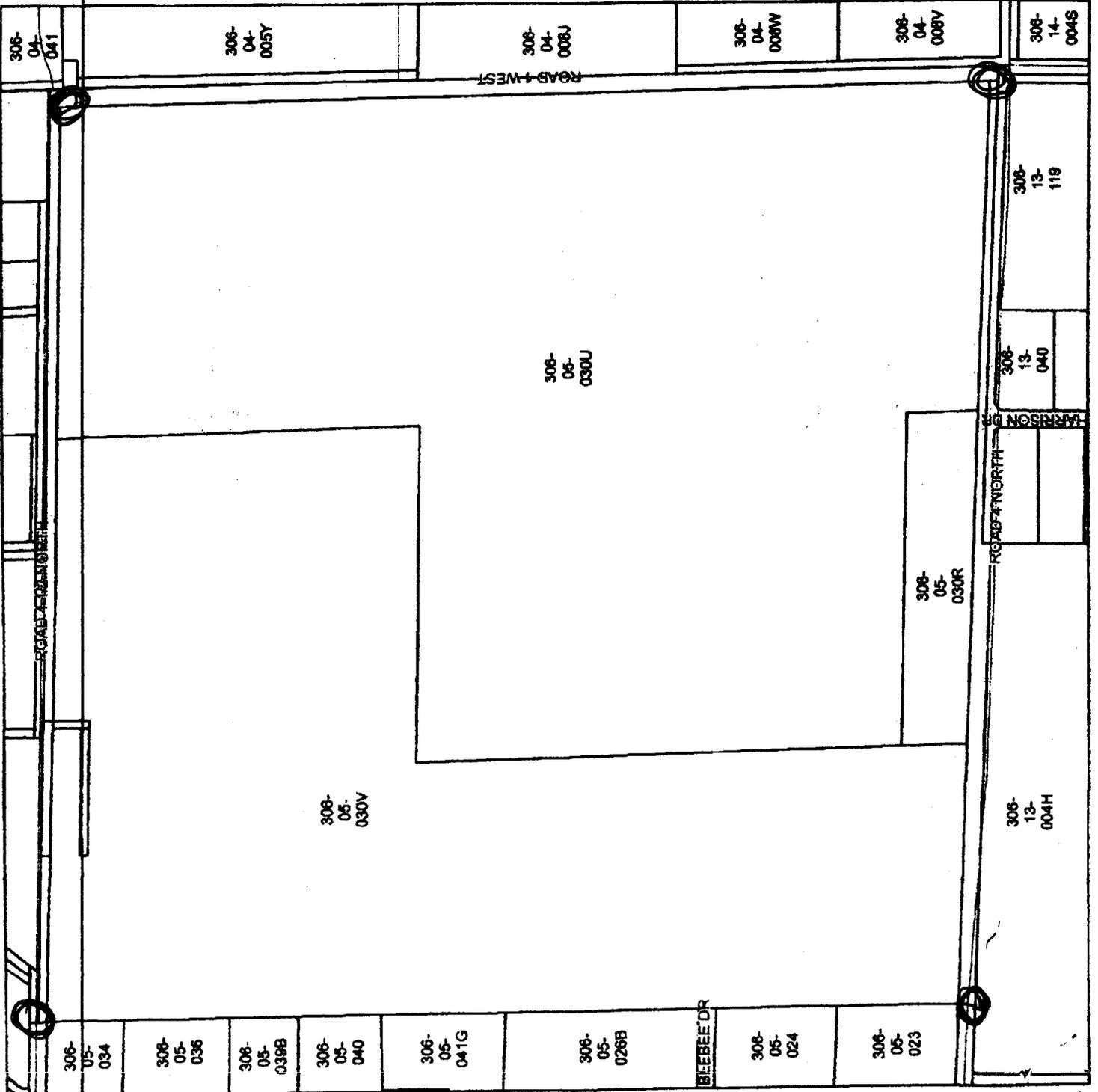
Assessor Parcel Map



1 inch = 400 feet



This product is for informational purposes and may not have been prepared for, or be suitable for legal, engineering or surveying purposes. Users of this information should review or consult the primary data and information source to ascertain the usability of the information.



10-11-2007 08036

Yavapai County assumes no responsibility for errors, omissions, and/or inaccuracies in this mapping product.

B-4648 P-318
Page: 4 of 6
CD 4292350

RECORDERS MEMO: LEGIBILITY
QUESTIONABLE FOR GOOD REPRODUCTION

5

**PARCEL B
18.20 ACRES**

All that portion of the Southeast quarter of Section 4, Township 16 North, Range 2 West of the Gila and Salt River Base and Meridian, Yavapai County, Arizona, more particularly described as follows:

COMMENCING at the Southwest corner of said Southeast quarter;

Thence South 87°52'20" East, along the South line of said Section 4, a distance of 113.21 feet to **THE POINT OF BEGINNING**;

Thence North 00°48'18" West, a distance of 391.80 feet to the beginning of a curve to the right, having a radius of 125.00 feet;

Thence 115.33 feet, along said curve to the right, having a chord bearing North 25°37'37" East, 111.28 feet;

Thence North 20°07'47" West, a distance of 104.20 feet to the beginning of a curve to the right, having a radius of 154.90 feet;

Thence 279.23 feet, along said curve to the right, having a chord bearing North 31°30'46" East, 242.93 feet;

Thence North 83°09'20" East, a distance of 35.40 feet;

Thence North 14°06'27" East, a distance of 832.72 feet;

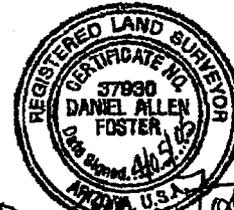
Thence South 89°05'01" East, a distance of 237.29 feet;

Thence South 01°23'50" East, a distance of 1629.66 feet to a point on said South line of Section 4;

Thence North 87°52'20" West, along said South line, a distance of 649.31 feet to **THE POINT OF BEGINNING**.

Containing 18.20 acres, more or less.

RESERVING, SUBJECT TO, AND TOGETHER WITH all easements of record.



D. Allen Foster

PTN 306-05-030V

PARCEL A & B

PAGE 1 of 3

B-4648 P-318
Page: 5 of 6
CD 4292350

PARCEL A
54.32 ACRES

T

All that portion of the Southeast quarter of Section 4, Township 16 North, Range 2 West of the Gila and Salt River Base and Meridian, Yavapai County, Arizona, more particularly described as follows:

BEGINNING at the Southwest corner of said Southeast quarter;

Thence South 87°52'20" East, along the South line of said Section 4, a distance of 113.21 feet;

Thence North 00°48'18" West, a distance of 391.80 feet to the beginning of a curve to the right, having a radius of 125.00 feet;

Thence 115.33 feet, along said curve to the right, having a chord bearing North 25°37'37" East, 111.28 feet;

Thence North 20°07'47" West, a distance of 104.20 feet to the beginning of a curve to the right, having a radius of 154.90 feet;

Thence 279.23 feet, along said curve to the right, having a chord bearing North 31°30'46" East, 242.93 feet;

Thence North 83°09'20" East, a distance of 35.40 feet;

Thence North 14°06'27" East, a distance of 832.72 feet;

Thence South 89°05'01" East, a distance of 1222.01 feet;

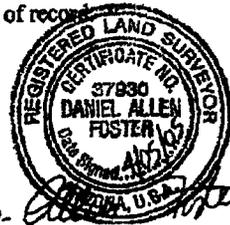
Thence North 01°32'23" West, a distance of 1125.04 feet to a point on the North line of said Southeast quarter;

Thence North 89°05'09" West, along said North line, a distance of 1716.99 feet to the Northwest corner of said Southeast quarter;

Thence South 00°50'25" East (basis), along the West line of said Southeast quarter, a distance of 2737.44 feet to **THE POINT OF BEGINNING**.

Containing 54.32 acres, more or less.

RESERVING, SUBJECT TO, AND TOGETHER WITH all easements of record



PTN 306-05-030V

PAGE 2 OF 3

B-4648 P-318
Page: 6 of 6
CD 4292350

COMMENCING at the Southwest corner of the Southeast quarter of said Section 4;

Thence North 00°50'25" West, along the mid-section line, a distance of 808.28 feet to the Northeast corner of the GRASSLAND SUBDIVISION (recorded in Book 20 of Maps and Plats, Page 46 of the Yavapai County Recorder's Office), said point being THE BEGINNING OF EASEMENT;

Thence South 89°37'52" East, a distance of 296.21 feet to THE END OF EASEMENT.

RESERVING, SUBJECT TO, AND TOGETHER WITH all easements of record.

UNOFFICIAL COPY



D. Allen Foster

Easement

PAGE 3 OF 3

**PARCEL C
100.44 ACRES**

All that portion of the Southeast quarter of Section 4, Township 16 North, Range 2 West of the Gila and Salt River Base and Meridian, Yavapai County, Arizona, more particularly described as follows:

BEGINNING at the Southeast corner of said Section 4:

Thence North 87°52'20" West, along said South line, a distance of 1980.75 feet;

Thence North 01°23'50" West, a distance of 1629.66 feet;

Thence South 89°05'01" East, a distance of 984.72 feet;

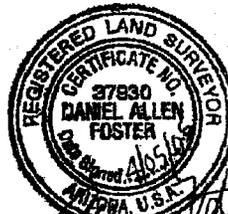
Thence North 01°32'23" West, a distance of 1125.04 feet to a point on the North line of said Southeast quarter;

Thence South 89°05'09" East, along said North line, a distance of 991.90 feet to the Northeast corner of said Southeast quarter;

Thence South 01°29'42" East, along the East line of said Section 4, a distance of 2796.73 feet to **THE POINT OF BEGINNING**.

Containing 100.44 acres, more or less.

RESERVING, SUBJECT TO, AND TOGETHER WITH all easements of record.



All of 306-05-030U + 030R

PAGE 1 OF 2

EXHIBIT "A"

Except

Commitment No. 3422826

A portion of the Southeast quarter of Section 4, Township 16 North, Range 2 West of the Gila and Salt River Base and Meridian, Yavapai County, Arizona and more particularly described as follows:

BEGINNING at the Southeast corner of said Section 4:

Thence North 87 degrees, 52 minutes, 20 seconds West and along the South line of said Section 4, a distance of 1002.51 feet to the TRUE POINT OF BEGINNING of the herein described parcel;

Thence continuing North 87 degrees, 52 minutes, 20 seconds West, and along said South line, a distance of 969.31 feet;

Thence North 0 degrees, 50 minutes, 25 seconds West, a distance of 214.76 feet;

Thence South 89 degrees, 04 minutes, 55 seconds East, a distance of 968.47 feet;

Thence South 0 degrees, 50 minutes, 25 seconds East, a distance of 235.24 feet to the TRUE POINT OF BEGINNING.

EXCEPTING therefrom any portion lying within the property described in Dedication of a Public Roadway to the Town of Chino Valley recorded in Book 3407 of Official Records, Page 77.

UNAPPROVED COPY

306-05-030R

PAGE 2 of 2

306-05-030R

EXHIBIT "A"

Commitment No. 3422826

A portion of the Southeast quarter of Section 4, Township 16 North, Range 2 West of the Gila and Salt River Base and Meridian, Yavapai County, Arizona and more particularly described as follows:

BEGINNING at the Southeast corner of said Section 4;

Thence North 87 degrees, 52 minutes, 20 seconds West and along the South line of said Section 4, a distance of 1002.51 feet to the TRUE POINT OF BEGINNING of the herein described parcel;

Thence continuing North 87 degrees, 52 minutes, 20 seconds West, and along said South line, a distance of 969.31 feet;

Thence North 0 degrees, 50 minutes, 25 seconds West, a distance of 214.76 feet;

Thence South 89 degrees, 04 minutes, 55 seconds East, a distance of 968.47 feet;

Thence South 0 degrees, 50 minutes, 25 seconds East, a distance of 235.24 feet to the TRUE POINT OF BEGINNING.

EXCEPTING therefrom any portion lying within the property described in Dedication of a Public Roadway to the Town of Chino Valley recorded in Book 3407 of Official Records, Page 77.

UNRECORDED COPY

PAGE 1 OF 1