



0000122866

ORIGINAL

Subject: Materials be
10-0337

l for Docket # W-01536A-

From: Thomas Wiewandt <tom@wildhorizons.com>

RECEIVED

Date: Wed, 02 Feb 2011 15:14:47 -0700

2011 FEB -4 P 1:12

To: Kiana Sears <ksears@azcc.gov>

AZ CCAP COMMISSION
DOCKET CONTROL

Hello Kiana:

As follow-up to our conversation, I am sending the following paperwork to your Docket Control office:

1. Letter of Compliance for Lazy C Water Service from the Pima DEQ, dated January 20, 2011.
2. An enlarged and annotated view of a map of my property that was part of a document submitted by Lazy C Water Service. I have clarified my parcel numbers as they relate to the legal description of each and have added markers showing the approximate location of the two existing houses and our private well site with its own water storage, treatment, and delivery structures. Our water storage tank holds approximately 2000gal of water.
3. The Legal Description of our Well Site
4. Survey Map showing the location of our Well Site
5. The Legal Description of our 10-foot-wide Water Line Easement, which connects the Lazy C water meter to our private Well Site storage, treatment, and delivery system for the two existing houses on Parcels B and C.
6. Legal descriptions of Parcels A, B, and C that were part of the original survey work. Our fourth parcel (Parcel D on the map) was purchased later. One house exists on Parcel B (my personal residence) and one on Parcel C (maintained as a rental). No additional housing is being proposed for Parcels A, B, or C. We are requesting the option to supply water to one additional house on Parcel D (no construction plans exist at this time). As I've mentioned, in 1997 when our well went dry and we opted for Lazy C water service instead of drilling another well, we added one empty 2" pipeline to our trench crossing Parcel A. We did this to avoid disturbing the desert again in the event that we were to sell a vacant 10-acre parcel, and the new owner opted for Lazy C water as well. Utilizing this second service line would require a second 1" meter from Lazy C installed alongside our existing one.
7. A color Pima County map showing this land identified for potential acquisition or conservation easements.

Arizona Corporation Commission
DOCKETED

FEB 4 2011

DOCKETED BY

8. A September 21, 1997 letter from Lazy C Water Service acknowledging our request to be included within their certificated area.

If you require additional information, feel free to call or contact me by email.

With thanks,
Tom

--

Thomas Wiewandt
tom@wildhorizons.com
<http://www.wildhorizons.com>
tel. 520-743-4551 :: fax. 520-743-4552

U.S. MAIL:
PO Box 5118, Tucson, Arizona 85703 USA

COURIER DELIVERIES ONLY:
5757 West Sweetwater Dr., Tucson, Arizona 85745 USA



DEPARTMENT OF ENVIRONMENTAL QUALITY

33 N. Stone Ave., Suite 700
Tucson, Arizona 85701-1429

www.deq.pima.gov

♻️ Printed on recycled paper

Ursula Kramer
Director

(520) 243-7400
FAX (520) 838-7432

January 20, 2011

Lazy C Water Service
Attn: Bob Canfield
4802 W Kay T Dr.
Tucson, Arizona 85746

Re: Letter of Compliance for Lazy C Water Service, Public Water System (10065)

Dear Water System Owner/Operator:

Enclosed is a copy of an inspection report prepared by our staff concerning the referenced facility. This report is an update of the sanitary survey that was performed on January 27, 2010, and reflects information received since the last site visit. This water system was NOT physically inspected at this time. The update was performed on January 20, 2011, in accordance with Arizona Revised Statutes (A.R.S.) §49-351 et.seq., and with the Arizona Administrative Code (A.A.C.) R18-4-208.

No violations were observed in the operation or maintenance of this system and any previous violations have been corrected. This report addresses only the operation and maintenance status and the certified operator status of the above referenced water system. This report does not address the system's compliance with respect to the public notice, monitoring, and reporting requirements. For information regarding those areas, please contact the Arizona Department of Environmental Quality at 800-234-5677, ext. 4530.

Sincerely,

A handwritten signature in cursive script that reads "Jason Saline".

Jason Saline
Environmental Analyst

cc: Pima County DEQ (file)
ADEQ - Phoenix
Bob Canfield, Certified Operator

**PIMA COUNTY DEPARTMENT OF ENVIRONMENTAL QUALITY
Water Program
33 North Stone Ave., Suite 700, Tucson, AZ 85701**

NOTICE OF COMPLIANCE - WATER

Facility: Lazy C Water Service

System No.: 10065

Inspected By:

Date:

Accompanied By:

County: Pima

Recommendations By:

Date:

Number of EPDS's/Wells: 2 / 2

System Grade: WD 1

Population: 350

Service Connections: 132

Certified Operator: Bob Canfield / Operator ID# OP004357 / Operator Grade: WD 1

The water system is in compliance with the following ADEQ requirements:

	YES	NO	N/A
1. Certified operator	[x]	[]	[]
2. Physical Facilities	[x]	[]	[]

This report does not address the system's compliance with respect to the public notice, monitoring, and reporting requirements.

SUMMARY

As a result of the sanitary survey, your water system was found to have no major deficiencies in the operation or maintenance according to the requirements of the Arizona Department of Environmental Quality rules and regulations.

System Description

This is a community water system and consists of 2 wells, 2 storage tanks, 4 pressure tanks, 3 booster pumps, and a distribution system.

☒ Existing Houses

Well Site +
water storage
+ treatment

PARCEL D

PARCEL PARCEL

PARCEL A

Lazy C
Existing 1" water

BOX 1 aka LAZY C WATER SERVICE
THOMAS WIEWANDT APPLICATION
FOR EXTENSION OF CERTIFICATE
OF CONVENIENCE & NECESSITY
TO LAZY C WATER SERVICE.

- Parcel B SW4 NW4 NE4 SEC 35-13-12 :: 214-54-0240 :: 10 acres, deed-restricted (with 1-house built in 1996, owner-occupied; no more houses allowed)
- " C NW4 SW4 NE4 SEC 35-13-12 :: 214-54-0340 :: 10 acres, deed-restricted (with 1-house built in 1996, maintained as a rental; no more houses allowed)
- A N2 NW4 NE4 SEC 35-13-12 :: 214-54-0230 :: 20 acres, deed-restricted (vacant land with a 2-house maximum)
- D SE4 NE4 NW4 SEC 35-13-12 :: 214-54-0270 :: 10 acres (vacant land with a 3-house maximum)

LAZY C WATER SERVICE C&NW BOUNDARY

LAZY C WATER SERVICE MAP

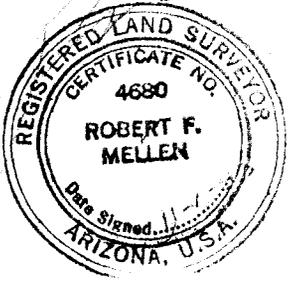
36 35 25 26

PS12265

STATE OF MICHIGAN

ROBERT F. MELLENREGISTERED LAND SURVEYOR
NO. 4680

888-1012 / 1250 W. MOHAVE / TUCSON, ARIZONA 85705

LEGAL DESCRIPTION
Well Site
(Exhibit "A")

A 25 foot by 25 foot well site with a 25 foot wide easement for maintenance and repairs over that portion of the Southwest Quarter of the Northwest Quarter of the Northeast Quarter of Section 35, Township 13 South of Range 12 East, Gila and Salt River Base and Meridian, Pima County, Arizona, described as follows:

Beginning at the Southwest corner of the Southwest Quarter of the Northwest Quarter of the Northeast Quarter of said Section 35

Thence North $0^{\circ} 05' 49''$ East along the West line of the Northeast Quarter, 121.98 feet to the Northwest corner of said access and maintenance easement

Thence South $89^{\circ} 54' 11''$ East, 25.63 feet to the Northwest corner of the 25' X 25' well site

Thence continue South $89^{\circ} 54' 11''$ East, 25.0 feet to the Northeast corner of said well site

Thence South $0^{\circ} 05' 49''$ West, 25.0 feet to the Southeast corner of said well site

Thence North $89^{\circ} 54' 11''$ West, 25.0 feet to the Southwest corner of said well site and the Southeast corner of the 25' access, maintenance and repair easement

Thence continue North $89^{\circ} 54' 11''$ West, 25.63 feet to the West line of said Northeast Quarter of said Section 35

SURVEYS

SUBDIVISIONS

Job #93-145
Sheet 2 of 2

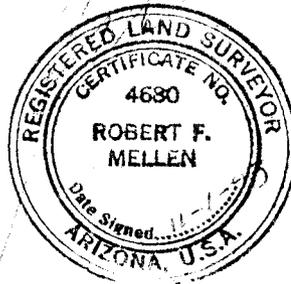
ROBERT F. MELLEN

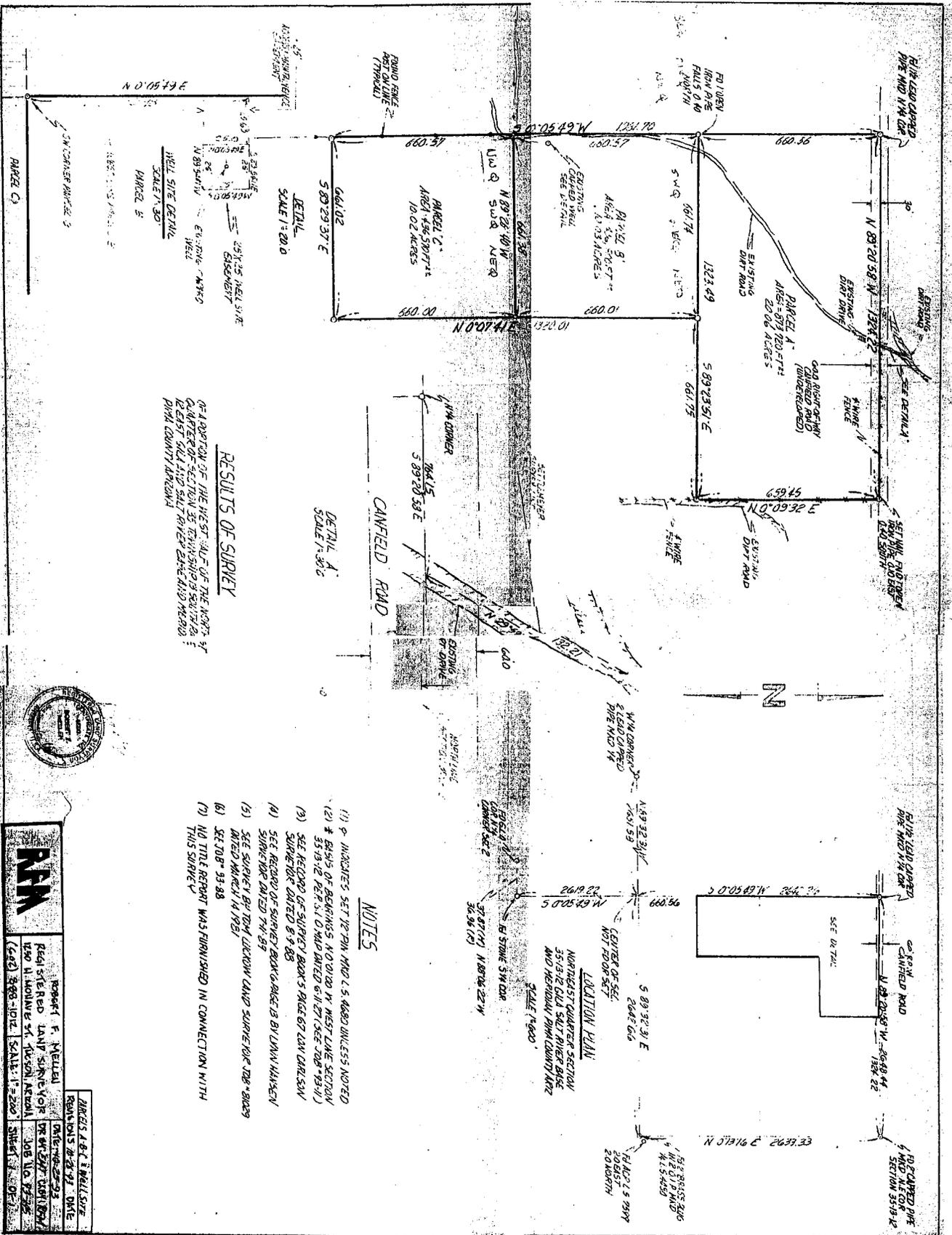
REGISTERED LAND SURVEYOR
NO. 4680

888-1012 / 1250 W. MOHAVE / TUCSON, ARIZONA 85705

LEGAL DESCRIPTION
Well Site
(Exhibit "A")

Thence North $0^{\circ} 05' 49''$ East, 25.0 feet to the true point
of beginning





ON A PORTION OF THE WEST HALF OF THE NORTH & NORTHWEST QUARTER SECTION 35-73-12-14, T12N, R14W, S35E, P14, COUNTY OF WYOMING, PARCEL C.

RESULTS OF SURVEY

DETAIL A
SCALE 1"=30'

NOTES

- (1) 6" IRON CORNER SET IN PIN AND L.S. MARK UNLESS NOTED
- (2) 4" IRON CORNER SET IN PIN AND L.S. MARK UNLESS NOTED
- (3) 3" IRON CORNER SET IN PIN AND L.S. MARK UNLESS NOTED
- (4) SET RECORD OF SURVEY BOOK 672 BY L.W.M. HANSEN SURVEYOR DATED 8-9-88
- (5) SET RECORD OF SURVEY BOOK 672 BY L.W.M. HANSEN SURVEYOR DATED 7-11-89
- (6) SET CORNER BY TOWN LOCATION LAND SURVEYOR JOB 8029 WED. MAR. 14 1981
- (7) NO TITLE REPORT WAS FURNISHED IN CONNECTION WITH THIS SURVEY

<p>RAN</p> <p>Robert F. Muelldt Registered Land Surveyor 630 N. MONROE ST. TUCSON, ARIZONA (520) 388-1012 SCALE 1"=200'</p>		<p>MARKS A-B-I WELLSTONE</p>	
		<p>REVISED 2-27-91 DATE</p>	<p>DATE 10-23-93</p>
<p>108 TO 109</p>		<p>108 TO 109</p>	



F. ANN RODRIGUEZ, RECORDER
RECORDED BY: IJM
DEPUTY RECORDER
1941 RDOC
W
DAVID MORTON
5795 W SWEETWATER
TUCSON 85745



DOCKET: 10783
PAGE: 463
NO. OF PAGES: 2
SEQUENCE: 19980600165
04/27/98
LEGAL 10:27
MAIL
AMOUNT PAID \$ 10.00

LEGAL DESCRIPTION
10 Foot Wide Water Line Easement

A 10 foot wide water line easement located in a portion of the Northwest quarter of the Northeast quarter of Section 35, Township 13 South Range 12 East, Gila and Salt River Base and Meridian, Pima County, Arizona. Said easement being 5 feet on either side of the following described centerline:

BEGINNING at the Northeast quarter of the Northwest quarter of the Northeast quarter of said Section 35;

thence South 0° 09' 32" West along the East line of the Northwest quarter of the Northeast quarter of said Section 35, 565.12 feet to the TRUE POINT OF BEGINNING of said centerline;

thence South 86° 11' 37" West 69.59 feet;

thence North 42° 49' 47" West 37.16 feet;

thence North 24° 58' 41" West 60.39 feet;

thence North 65° 16' 49" West 71.38 feet;

thence North 60° 22' 26" West 119.59 feet,

thence North 68° 21' 53" West 57.61 feet;

thence North 40° 45' 58" West 99.61 feet

thence North 84° 43' 09" West 172.86 feet;

thence North 66° 20' 48" West 107.85 feet;

thence South 64° 18' 44" West 271.05 feet;

thence South 57° 51' 33" West 64.12 feet;

thence South 50° 07' 37" West 188.01 feet;

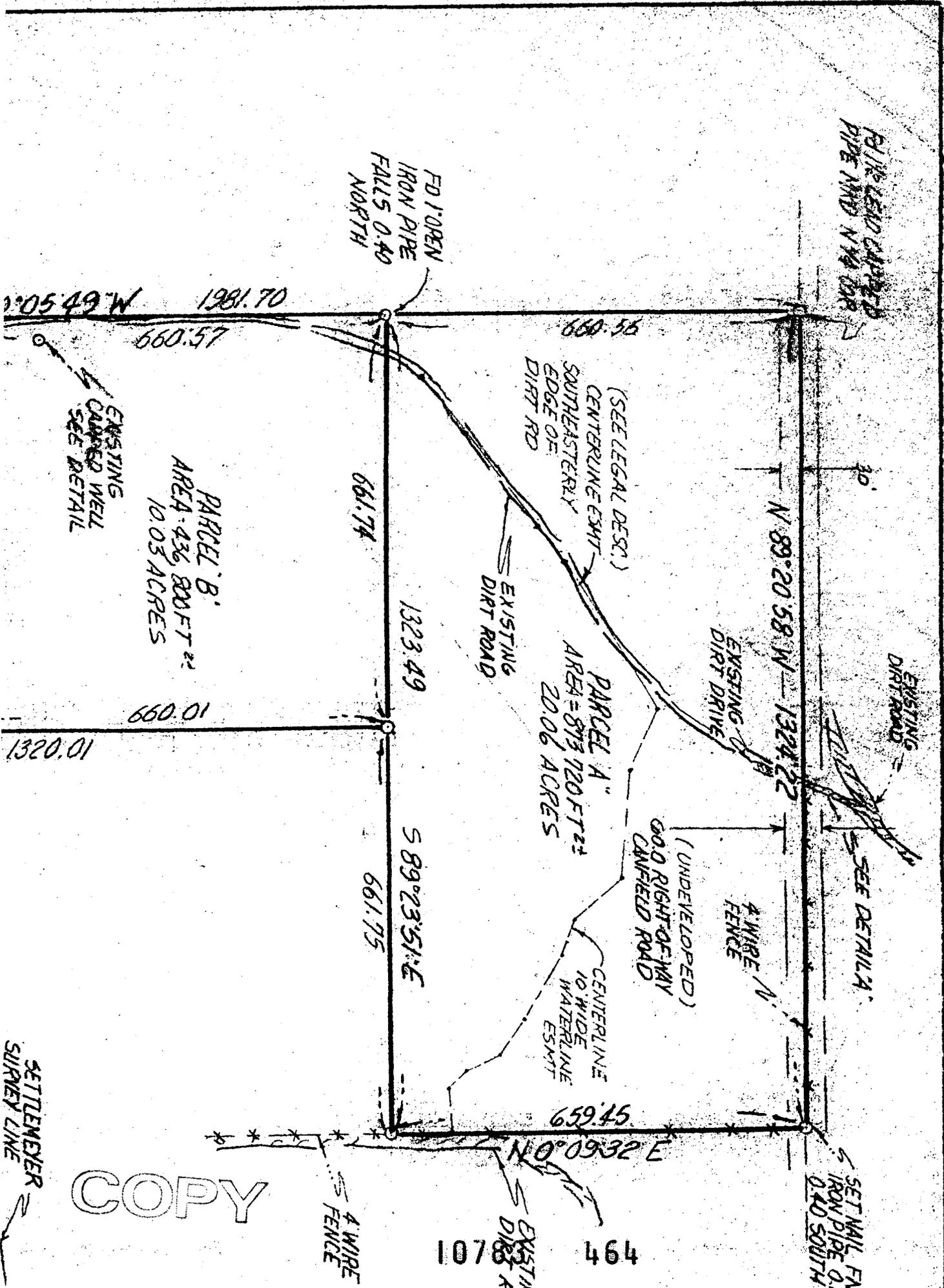
thence South 57° 08' 34" West 100.95 feet;

thence South 29° 04' 18" West 87.53 feet to a point on the South line of the Northwest quarter of the Northwest quarter of the Northeast quarter of said Section 35 and the terminus of said centerline.



COPY

10783 463



COPY

DATE 4/27 19 98 NO. 2079

RECEIVED FROM David Thornton

ADDRESS 5795 W. Sweetwater

FOR Recording legal description DOLLARS \$ 10⁰⁰

ACCOUNT			HOW PAID		
AMT. OF ACCOUNT			CASH		
AMT. PAID			CHECK		
BALANCE DUE			MONEY ORDER		

BY J. Tracy

ROBERT F. MELLENREGISTERED LAND SURVEYOR
NO. 4680

888-1012 / 1250 W. MOHAVE / TUCSON, ARIZONA 85705

LEGAL DESCRIPTION
Parcel A

The North Half of the Northwest Quarter of the Northeast Quarter of Section 35, Township 13 South of Range 12 East, Gila and Salt River Base and Meridian, Pima County, Arizona

Subject to all roads, easements as may be found in the Records of the Pima County Recorder with particular reference to Canfield Road and an existing driveway running Southwesterly across the Westerly Half of subject property.

Area 873,720 square feet, 20.06 acres including that portion within Canfield Road which contains 39,700 square feet, 0.91 acres



TW

SURVEYS

SUBDIVISIONS

Job #93-145

ROBERT F. MELLEN

REGISTERED LAND SURVEYOR
NO. 4680

888-1012 / 1250 W. MOHAVE / TUCSON, ARIZONA 85705

LEGAL DESCRIPTION
Parcel B (3)

The Southwest Quarter of the Northwest Quarter of the Northeast Quarter of Section 35, Township 13 South of Range 12 East, Gila and Salt River Base and Meridian, Pima County, Arizona

Subject to all roads and easements as may be found in the Records of the Pima County Recorder with particular reference to an existing driveway running along the Westerly line of subject property

Except well site as described in Exhibit "A"

Area 436,800 square feet, 10.03 acres including well site of 625 square feet



SURVEYS

SUBDIVISIONS Job #93-145

ROBERT F. MELLEN

REGISTERED LAND SURVEYOR
NO. 4680

888-1012 / 1250 W. MOHAVE / TUCSON, ARIZONA 85705

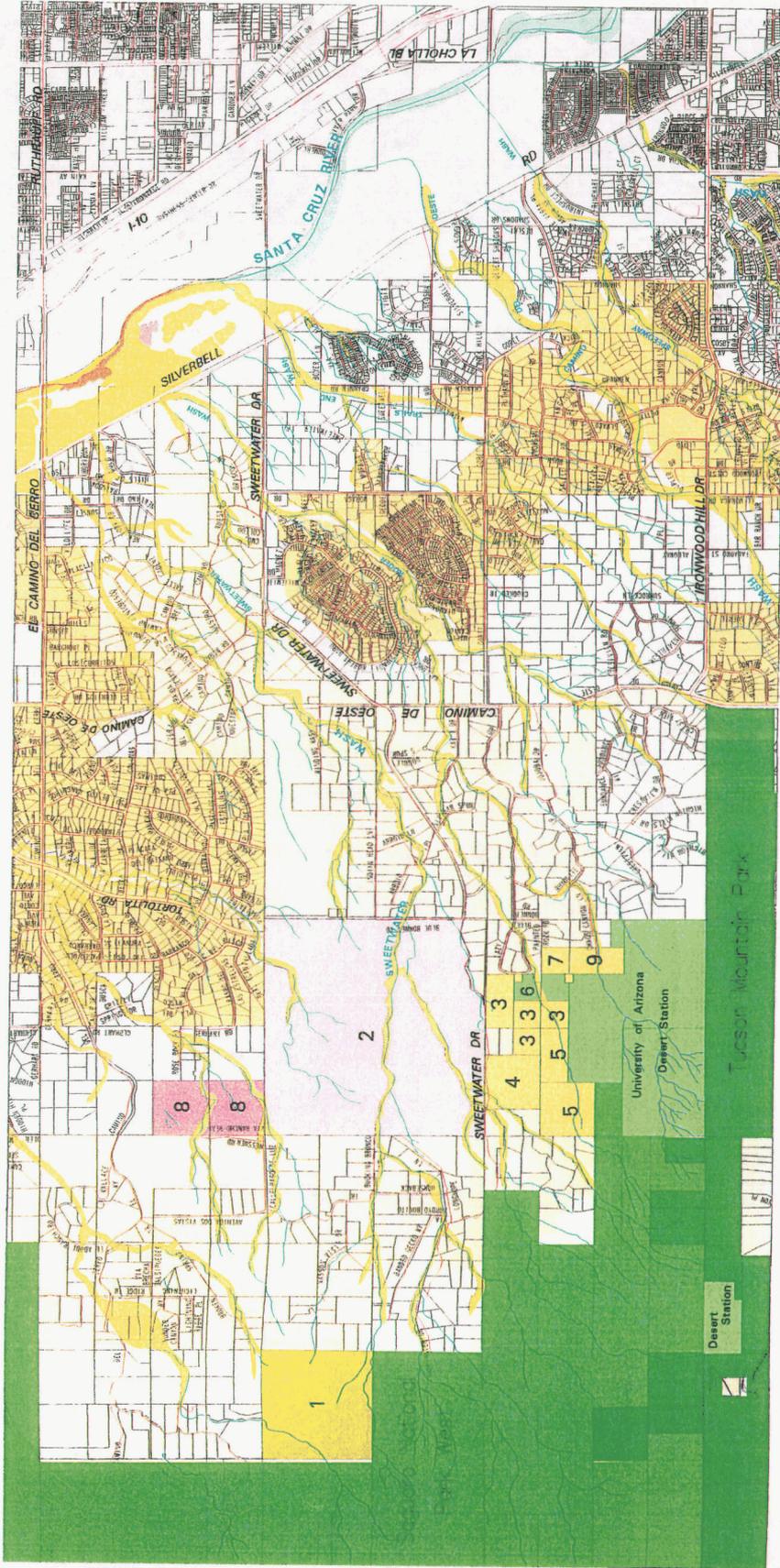
LEGAL DESCRIPTION
Parcel C (2)

The Northwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 35, Township 13 South of Range 12 East, Gila and Salt River Base and Meridian, Pima County, Arizona

Subject to all roads and easements as may be found in the Records of the Pima County Recorder, with particular reference to an existing driveway in the Northwest corner of subject parcel



Sweetwater Conservation Area Potential Acquisition Or Conservation Easement Parcels



Scale 1:10,000
 Pima County Index Map
 Date Map File: 12.08.0008
 Project: 010003

1. Chafes, Judith D Eat Of Tr
2. Opened As Sweetwater Nature Preserve
3. Morton, David and Wiewandt Thomas
4. Holsclaw, Douglas Jr
5. Harper, Joseph W. and Barbara Shaw Tr
6. Tucson Mountains Association
7. Donated to U of A's Desert Station, 2002
8. Sweetwater Properties Parcels in the Proposed Federal Draft Recovery Plan and in the Proposed Federal Critical Habitat for the CPPPO
9. Smith, Robert L

- Harris Riparian Habitat (BLP 154.1)
- Harris Riparian Habitat (BLP 254.70)
- Harris Riparian Habitat (BLP 224.53)
- Resource Transition
- Conservation
- Low Intensity Urban 0.3
- Low Intensity Urban 1.2
- Deeded Natural

- Parcel Lines
- Streets
- Washes
- Saguaro National Park (West)
- Tucson Mountain Park
- Parcel Under Consideration for Potential Park Inventory Expansion
- Parcels for Potential Conservation Easements
- University of Arizona Desert Station
- Parcels for Potential Acquisition
- Parcels for Potential Acquisition Not Under Option -if included Would Need to Be Negotiated

The information depicted on this display is the result of digital analyses performed on a variety of databases. The accuracy of the information presented is limited to the accuracy of the data. This map is for informational purposes only and does not constitute a warranty of any kind. The user assumes all responsibility for the accuracy of the information depicted herein.

This product is subject to the Department of Transportation Technical Services Division's Use Restriction Agreement.

ALL COUNTY DEPARTMENT OF TRANSPORTATION
TECHNICAL SERVICES
 Pima County Technical Services
 100 North Stone Avenue - 4th Floor
 Tucson, AZ 85701-0001
 (520)791-6000 FAX (520)791-3429
 http://www.pima.gov/transportation

Amesbury, webtechnician\pub\120808.am

**Lazy C Water Service
P.O. Box 1
Tucson, Arizona 85702
Phone (520)743-0758**

September 21, 1997

Thomas Wiewandt/David Morton
%PO Box 5118
Tucson, AZ 85703-0118

Lazy C Water Service has received a request from you for a water supply from our company which has a water main within 6 feet of your property line. This request was made because the well which is your original water supply is not supplying ample water any longer and you are having to haul water.

Although your property is not included in our certificated area, it does lie adjacent and at a reachable level. Your request to have your property added to the Lazy C Water Service Certificate of Convenience and Necessity has been verbally received and this answer to you is positive. The Lazy C Water Service will install a 1" meter on the Lazy C Drive water main at the location you specify for a cost of \$520.00. After the meter you will contract with others for a delivery line to the locations you wish.

Lazy C Water Service is in the business of supplying water to its customers on a constant basis, however various outages can happen. Enclosed is a schedule of our rates as approved by the Arizona Corporation Commission. Lazy C Water Service will initiate an application to have your property included to our certificated area.

Sincerely,


Robert J. Canfield
Lazy C Water Service


by Rebecca C. Hiser