LRE Water
909 Colorado Avenue
Glenwood Springs, CO 81601
(970)-945-6777 Voice
(970)-945-1137 Facsimile

Memorandum

To: BWCD BOARD OF DIRECTORS

From: ERIC MANGEOT

CC: CHRIS GEIGER

Date: MAY 1, 2025

File: APPLICATION AND INCLUSION

Applicant Name: 34 Twining LLC and 50 Twining LLC

Type of Use: Domestic __X__ Commercial _____
Industrial _____ Agricultural _____

Amount: __2.3__AF __0.033__cfs __15__ gpm

Location: Area A __A-3__ Area B ___ Inclusion __X__
County: __PITKIN__ Contiguous: __No__ (to Division Boundary)
BWCD Division: __6__

Mid Valley Metro District Notice Required? Yes____ No__X__

Blue Creek Water Rights Applied? Yes____ No__X__

02CW77 Umbrella Plan Water Rights Applied? Yes__X__ No____ **Cost:** __$3,750__

This application is to cover depletions associated with a Single Family Dwelling, a Triplex and 1.0 acres of lawn and landscape irrigation for 34 Twining LLC and 50 Twining LLC (Applicant). Total depletions are estimated at 2.3 acre-feet (AF) as shown on the attached calculation sheet.

The properties are located at 34 and 50 Twining Flats Road in Pitkin County (Parcel ID Nos. 26431600041 and 26431600035) and are generally described as part of Lot 13, Section 16 Township 9 South, Range 85 West as shown in ***Figure 1***. Both parcels are approximately 2.0 acres each. Both properties are located outside Division 6 of the District and require inclusion.

All in-house diversions will be from a shared well (Permit No. 308230) located in the NE1/4 SW1/4 of Section 16, Township 9 South, Range 85 West, of the 6th P.M. at a point UTM NAD 83 Z13: 337106m E, 4348275m N. The pumping rate from the well is 15 gpm. The Applicant will need to provide the District with a copy of the -F well permit once obtained from the Division of Water Resources.

A well share agreement between the two properties has been provided by the Applicant and designates 50 Twining Flats Road as the party responsible for the water allotment contract.

Water User :	34 Twining LLC & 50 Twining LLC
Analysis Date :	May 1, 2025
District Area:	A-4
Source Series:	4
Maximum Demand:	15 (GPM) 0.033 (CFS)

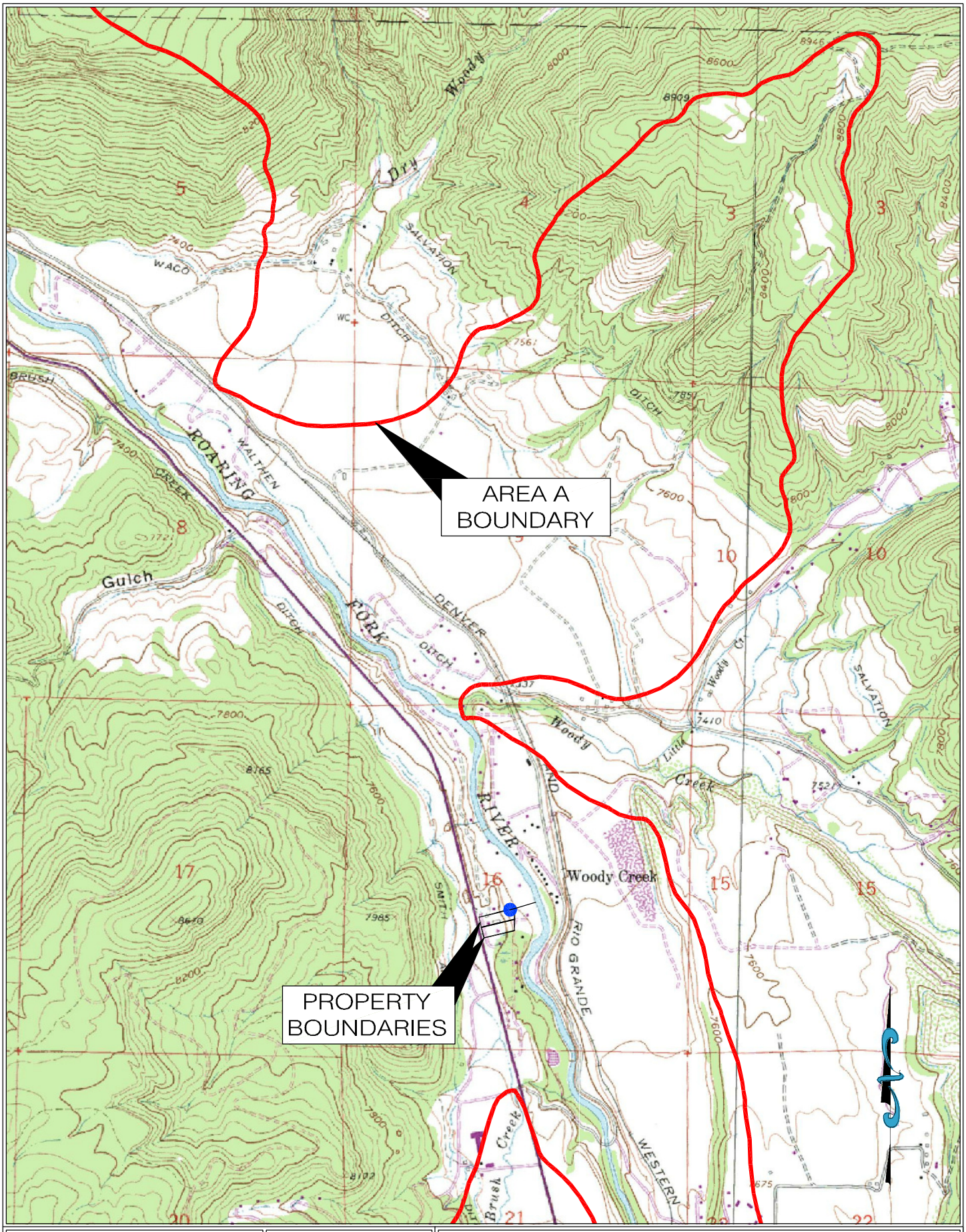
BASALT WATER CONSERVANCY DISTRICT
WATER REQUIREMENTS
(acre feet)

	Total Demand						Consumptive Use							
Month	(1) Domestic In-house	(2) Commercial or Other	(3) Lawn Irrigation	(4) Crop Irrigation	(5) Livestock	(6) TOTAL	(7) Domestic In-house	(8) Commercial or Other	(9) Lawn Irrigation	(10) Crop Irrigation	(11) Livestock	(12)* TOTAL	(13)* Delayed Depletions	(14) Source of Aug/Replace
January	0.133	0.000	0.000	0.000	0.000	0.133	0.020	0.000	0.000	0.000	0.000	0.022	0.126	GNM
February	0.120	0.000	0.000	0.000	0.000	0.120	0.018	0.000	0.000	0.000	0.000	0.020	0.126	GNM
March	0.133	0.000	0.000	0.000	0.000	0.133	0.020	0.000	0.000	0.000	0.000	0.022	0.126	GNM
April	0.129	0.000	0.016	0.000	0.000	0.145	0.019	0.000	0.013	0.000	0.000	0.036	0.137	GNM
May	0.133	0.000	0.428	0.000	0.000	0.561	0.020	0.000	0.342	0.000	0.000	0.402	0.239	GNM
June	0.129	0.000	0.572	0.000	0.000	0.701	0.019	0.000	0.458	0.000	0.000	0.530	0.297	GNM
July	0.133	0.000	0.531	0.000	0.000	0.664	0.020	0.000	0.424	0.000	0.000	0.494	0.292	GNM
August	0.133	0.000	0.310	0.000	0.000	0.443	0.020	0.000	0.248	0.000	0.000	0.298	0.239	GNM
September	0.129	0.000	0.284	0.000	0.000	0.413	0.019	0.000	0.228	0.000	0.000	0.274	0.221	GNM
October	0.133	0.000	0.055	0.000	0.000	0.188	0.020	0.000	0.044	0.000	0.000	0.071	0.155	GNM
November	0.129	0.000	0.000	0.000	0.000	0.129	0.019	0.000	0.000	0.000	0.000	0.021	0.128	GNM
December	0.133	0.000	0.000	0.000	0.000	0.133	0.020	0.000	0.000	0.000	0.000	0.022	0.126	GNM
TOTALS -->	1.568	0.000	2.196	0.000	0.000	**3.764**	0.235	0.000	1.757	0.000	0.000	2.213	**2.213**	

Assumptions

(1)	NUMBER OF RESIDENCES	4	1 SFD	(5)	# of Livestock @ 11 gals/day	0	
	# persons/residence	3.5	1 Triplex				
	# gallons/person/day	100		(7)	% CU for Domestic/Commercial	15	
(2)	Commercial/Other Demand (af)	0.000	Office	(9)	% Lawn Irrig. Efficiency	80	
					Consumption of Irrig. (af/ac)	1.757	
(3)	Sq. Ft. of Lawn Irrigated	43,560		(10)	% Crop Irrig. Efficiency	80	
	Lawn Application Rate (af/ac)	2.196			Consumption of Irrig. (af/ac)	0.000	
(4)	Acres of Crop Irrigated	0.00		(9-10)	Elevation (feet)	7400	
	Crop Application Rate (af/ac)	0.000					
				*(12)	Total Includes 5% Transit Loss		
					10% from Green Mtn.		

Area A-4
Roaring Fork River
Type A Well
Permit No. 308230



LRE WATER

0 1,000 2,000

Scale: 1"=2,000'

Figure 1: 34 Twining LLC, 50 Twining LLC

Water Allotment Contract Application
Basalt Water Conservancy District

Job No. 20033BWCD1-20(4)
Date: 05/01/2025

Rev. 03/2025

APPLICATION FOR WATER ALLOTMENT CONTRACT
BASALT WATER CONSERVANCY DISTRICT

1. Applicant(s) Contact Information

   a. Name: **34 Twining LLC and 50 Twining LLC**

      Mailing Address:

      P.O. Box 1307
      Aspen CO, 81612

   b. Street Address:

      ~~**100 N 8th Street, Unit 15,**~~
      ~~**Aspen, CO 81611**~~ 34 Twining Flats Road, Aspen CO 81611
      50 Twining Flats Road, Aspen CO 81611

   c. Telephone Numbers: **970-309-2000**

   d. Email Address: **colter@aspenlocal.com**

   e. If Applicant is represented by an Attorney, please provide the Attorney's contact information, including name, address, telephone, and email:

      Danielle Van Arsdale
      Wood Bess Nelson Hastings LLC
      201 Main Street, Ste. 301
      Carbondale, CO 81623
      970-925-1551

   f. Emergency Local Contact Information, including name, address, telephone, and email:

      Colter Smith
      100 N. 8th Street, Unit 15,
      Aspen, CO 81611
      970-309-2000
      colter@aspenlocal.com

g. Contact Information of property manager, caretaker, irrigator, system operator, or agent who should be provided a copy of this contract, including name, address, telephone, and email: **Colter Smith (see above).**

2. Type of land use proposed for water allotment contract: **Residential.**

3. Legal description and address of property on which District's water rights and/or contract water will be used (attach map and vesting deed with proof of ownership)*:

   34 Twining Flats Road
   Aspen, CO 81611
   Pitkin County Assessor's Parcel No. 26431600041

   50 Twining Flats Road
   Aspen, CO 81611
   Pitkin County Assessor's Parcel No. 26431600035

4. Elevation of property: _____ 6–7,000 ft., ___**X**___ 7–8,000 ft., _____ > 8,000 ft.

5. Name and legal description of water supply diversion point(s):

   Name of Diversion ___**N/A**___.

   Type of Diversion ___**well**___ (e.g., a well, spring, ditch, pipeline, etc.)

   Legal Description: __**NE**__ Quarter, __**SW**__ Quarter, Section **16**, Township **9** S, Range **85** W, of the 6th Principal Meridian.

   UTM Coordinates (NAD 83):

Northing: 4348275.

Easting: 337106.

_____ Zone 12 / __X__ Zone 13.

If diversion point is a well, please provide the Well Permit No. 337106.

Is the well operational/active? __X__ Yes, _____ No

Is there currently an operating well meter? __X__ Yes, _____ No

Notice: A valid well permit with operating well meter will be required under the contract.

6. Legal Water Supply: (please check one)

__X__ Applicant requests consideration by the District to be included in the District's Umbrella Plan for Augmentation decreed in Case No. 02CW77.*

*Note: Certain applicants may qualify to be included in the District's Umbrella Plan at the District's discretion. In order to be included in the District's Umbrella Plan, the Applicant's depletions must occur within the District's defined "Area A" and the Applicant must reimburse the District its *pro rata* share of the District's expenses in obtaining the Umbrella Plan decree. Costs of reimbursement are contingent upon location and intensity of the uses, and range from $1,200 for contractees with less than 2 units (EQRs) in certain areas, to $5,000 for more than 8 EQRs in Area A-3 (generally the Roaring Fork drainage above its confluence with the Fryingpan Rivers).

_____ Applicant requests consideration by the District to be included in the District's Umbrella Plan for Augmentation decreed in Case No. 19CW3143.**

**Note: Certain applicants may qualify to be included in the District's Area A-5 Umbrella Plan at the District's discretion. In order to be included in the District's Area A-5 Umbrella Plan, the Applicant's diversions and depletions must occur within the District's defined "Area A-5" and the

Applicant must reimburse the District its *pro rata* share of the District's expenses in obtaining this Umbrella Plan decree. Costs of reimbursement is $3,800 in Area A-5 (generally the Roaring Fork River drainage above the inlet of Ruedi Reservoir to the confluence of the Roaring Fork River and Ivanhoe Creek, and below Ivanhoe Reservoir).

_____ Applicant will obtain its own plan for augmentation by applying to the Water Court, Water Division 5 within 2 years of this application. If Applicant has already applied for its own change/approval of plan for augmentation, the Water Court Case Number is: _____.

7. Proposed wastewater treatment system: (please check)

   _____ Tap to central wastewater treatment facility
   __X__ Septic tank/leachfield system
   _____ Evapotranspiration system
   _____ Other:

8. Does the property currently have a graywater treatment works system by which to reuse graywater on the property? __No__

   Do you intend or plan to install a graywater treatment works system? __No__

9. Proposed use of water (please check)

   __X__ Domestic/Municipal (single family home(s), duplex(s), condominium(s), mobile home(s), apartment). Please complete page four of this application.

   _____ Commercial (hotel, office, warehouse, restaurant, bar, retail). Please complete page five of this application.

   _____ Industrial (gravel pit, manufacturing). Please complete page six of this application.

   _____ Agricultural (crop irrigation, stock watering). Please complete page seven of this application.

Date on which the county or other applicable governmental entities approved the land use for which you seek legal water service: **1976 (34 Twining) and 1978 (50 Twining).**

(Note: Copy of the Resolution of other documentation evidencing such approval should be submitted with application.)

10. What other water rights are associated with or used on the property? **N/A**

11. What other uses of water occur on the property? **There is a currently *inactive* well on 34 Twining Flats Road permitted under State Engineer's Office Well Permit No. 67602-A.**

Please complete the section below if you selected domestic/municipal use on Page 3, No. 8

DOMESTIC/MUNICIPAL WATER USES

In-House

Single family residential home(s)	Number of Units: **1**
Accessory Dwelling Units	Number of Units:_____
Duplex(s)	Number of Units: **1 triplex, 3 units**
Condominium(s)	Number of Units: _____
Apartment(s)	Number of Units/Rooms: _____
Mobile Home(s)	Number of Units: _____

Irrigation (lawns, parks, open space)

Total area to be irrigated _____ Sq. Ft. or **1.5** Acres

Type of irrigation system (please check)

X Sprinkler

_____ Flood (irrigation ditch)

Domestic stock watering (cattle, horses) **N/A**

Number of animals:

Period of use (months):

Other domestic/municipal uses not listed: **N/A**

VERIFICATION

STATE OF COLORADO)
) ss.
COUNTY OF Garfield)

I, **34 Twining LLC**, being first duly sworn, upon oath, depose and state as follows:

1) I am the Applicant or a duly authorized officer, manager, agent or attorney-in-fact for the Applicant for this Application for Water Allotment Contract;
2) I have read and know the contents of this Application;
3) The information contained herein is an accurate and complete description of the Applicant's intended use of the Basalt Water Conservancy District's water rights;
4) The Applicant acknowledges that the accuracy and truth of all statements in this Application are conditions of approval of this Application by the Basalt Water Conservancy District and of the Contract to be made pursuant to such approval; and
5) I acknowledge that this application shall be subject to the District's Water Allotment Contract as approved and issued by the District.

Date: 4/29/25

By: _____

Print Name: **Briger Smith**

Title: **Manager**

Subscribed and sworn before me this 29 day of April, 2025 by **Briger Smith as Manager of 34 Twining LLC**.

Witness my hand and seal.

TERESA TENBRINK
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20224041974
MY COMMISSION EXPIRES 11/01/2026

_____
Notary Public

My commission expires: 11/01/2026

VERIFICATION

STATE OF COLORADO)
) ss.
COUNTY OF Garfield)

I, **50 Twining LLC**, being first duly sworn, upon oath, depose and state as follows:

6) I am the Applicant or a duly authorized officer, manager, agent or attorney-in-fact for the Applicant for this Application for Water Allotment Contract;
7) I have read and know the contents of this Application;
8) The information contained herein is an accurate and complete description of the Applicant's intended use of the Basalt Water Conservancy District's water rights;
9) The Applicant acknowledges that the accuracy and truth of all statements in this Application are conditions of approval of this Application by the Basalt Water Conservancy District and of the Contract to be made pursuant to such approval; and
10) I acknowledge that this application shall be subject to the District's Water Allotment Contract as approved and issued by the District.

Date: 4/29/25

By: _____

Print Name: **Briger Smith**

Title: **Manager**

Subscribed and sworn before me this 29th day of April, 2025 by **Briger Smith as Manager of 50 Twining LLC**.

Witness my hand and seal.

TERESA TENBRINK
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20224041974
MY COMMISSION EXPIRES 11/01/2026

_____
Notary Public

My commission expires: 11/01/2026