

# MEMORANDUM

New Mexico Office of the State Engineer  
*Water Use and Conservation Bureau*

September 4, 2002

**To:** Brian Wilson, P.E., Water Use and Conservation Bureau Chief  
**From:** Patrick J. Romero, Water Master I  
**Subject:** Seco Creek Subdivision, Sierra County

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The Seco Creek Subdivision proposal is a request to develop a 56.48-acre parcel into a 24 lot residential subdivision. The lot is located approximately 10 miles South of Williamsburg, in Section 24 of T25S, R5W, N.M.P.M.. It is accessible via N.M. 187, North of Seco Creek. This proposal was reviewed pursuant to the Sierra County Subdivision Regulations, and the New Mexico Subdivision Act. The developer proposes that water will be supplied to this development via individual 72-12-1 domestic wells.

The subdivider has submitted a water availability assessment, as required in Appendix C, Section 4 of the Sierra County Subdivision Regulations. The report includes well logs taken from wells in the area, as well as a statement of water availability.

The subdivider has calculated an estimate of annual water usage, as required in Appendix C, Section 1 of the Sierra County Subdivision Regulations. The author failed to multiply indoor use by 3 (the number of residents per home). Correctly calculated, the estimated indoor use is 93,075 gallons per parcel. When calculating the estimated outdoor use, the author failed to mention that she was limiting grass types to Bermuda or other low-water use species. This estimate included an average irrigated area of 1,650 square feet. The subdivider should specify these restrictions (grass type and irrigable landscape size) in the disclosure statement as well as the covenants to ensure that residents will not exceed the allowed amount. It is suggested that the developer refer to State Engineer Technical Report No. 48, "Water Conservation and Quantification of Water Demands in Subdivisions" (Wilson, 1996), to calculate indoor and outdoor water requirements.

It is my opinion that, with the above-mentioned change, the subdivider has provided evidence that he can fulfill the water requirements of this subdivision, pursuant to Sierra County Subdivision Regulations. In accordance, a **favorable** opinion should be issued.