



# WATER-RIGHT DOCKET

## Bent's Old Fort National Historic Site

Docket No: 1

WELL #1.

### Preliminary Docket Information

00-00-0000: water right record

#### WATER RIGHT RECORD

Park: BEOL

Docket Number:  
Federal 1

IDENTIFICATION NO: BEOL W 14,23,54,A,F,01

DITCH/WATER SYSTEM: Bents Old Fort

SOURCE OF SUPPLY: Well #1

LOCATION: NW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Sec. 14, T23S, R54W, 6th PM

#### WATER RIGHT:

Appropriator: United States of America, National Park Service

Application/Permit Number:

Certificate Record Number:

Date of Priority:

Quantity of Water: 100 GPM

Purpose: Fire protection and irrigation

Irrigated Land Description:

SUMMARY OF STATUS: This is an acquired water right. The land was acquired November 9, 1962 from J. H. & Martha L. Baldrige. Owner had 107 shares in the Ft. Lyon Canal Co., but sold same to other people along the canal. The Headquarters water comes from the Fort Bent Water Co.  
*Well not in use, 1987.*

WRJ-5-66

STATE OF COLORADO

APPLICATION FOR: ☒ A PERMIT TO USE GROUND WATER  
☐ A PERMIT TO CONSTRUCT A WELL  
☐ OTHER

Application must be completed satisfactorily before acceptance

PRINT OR TYPE

LOCATION OF WELL STATE ENGINEER

APPLICANT United States of America  
National Park Service

COUNTY OteroStreet Address P. O. Box 728NW 1 SW 1, sec. 14City & State Santa Fe, New Mexico 87501T. 23 S., R. 54 W., Sixth P.M.Use of ground water Fire Protection andGround Water Basin ArkansasOwner of land on which well  
is located \_\_\_\_\_

Water Management

District 17

Number of

acres to be irrigated 5USE DIAGRAM ON THE BACK OF THIS SHEET TO  
LOCATE WELL.

Legal description of

irrigated land SE1/4SW1/4NE1/4SW Section 14

Other water rights on

this land None

Owner of irrigated

land United States of AmericaAquifer(s) ground water is to be obtained  
from Shallow AlluvialDriller Unknown No. \_\_\_\_\_

Driller's

Address \_\_\_\_\_

## ESTIMATED WELL DATA

Signature of Applicant \_\_\_\_\_

Est. quantity of ground water to be claimed:

Est. Max. Yield 800-100 GPM or CFS

Est. average annual amount to be

used in acre-feet 20

Storage capacity \_\_\_\_\_ AF

## CONDITIONS OF APPROVAL

Anticipated start of drilling -- 19 --Hole Diameter: Unknown8 in. from 0 ft. to 50 ft.       in. from        ft. to        ft.Casing: UnknownPlain        in. from        ft. to        ft.       in. from        ft. to        ft.Perf.        in. from        ft. to        ft.       in. from        ft. to        ft.

PUMP DATA:

Type Jet OASmith HP 1/2 OutletSize 3/4"

This application approved

PERMIT NUMBER \_\_\_\_\_

DATE ISSUED \_\_\_\_\_

State Engineer

by \_\_\_\_\_

This application approved

CONDITIONAL PERMIT NO. \_\_\_\_\_

(Permit good for one (1) year after date  
of issuance)

DATE ISSUED \_\_\_\_\_

Chairman Ground Water Commission

by \_\_\_\_\_

(OVER)

DUPLICATE ORIGINAL  
 MAR 30 1967 RECEIVED  
 NOV 25 1966  
 GROUND WATER SECT.  
 COLORADO  
 STATE ENGINEER

Duplicate

#1

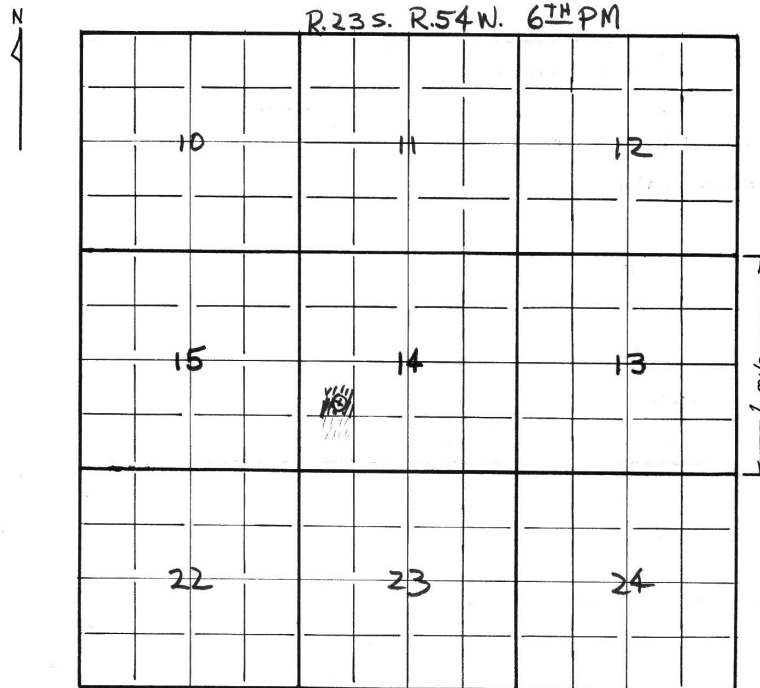
THE LOCATION OF THE PROPOSED WELL SHALL BE SHOWN ON THE DIAGRAM BELOW. THE LOCATION WILL BE INDICATED BY THE DISTANCES FROM THE SECTION LINES, OR THE DISTANCE AND BEARING FROM GOVERNMENT SURVEY CORNERS OR MONUMENTS.

IF WELL IS FOR IRRIGATION, THE AREA TO BE IRRIGATED MUST BE SHADED OR CROSS-HATCHED.

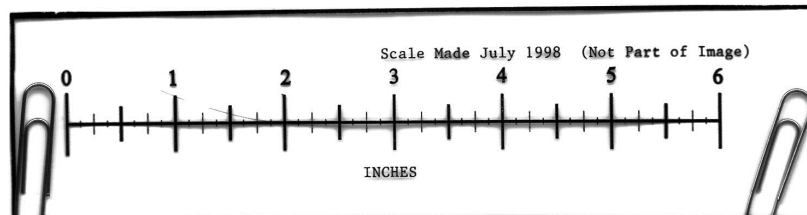
Domestic wells may be located by the following:

Lot \_\_\_\_\_ Block \_\_\_\_\_ Street Address \_\_\_\_\_  
 or  
 \_\_\_\_\_ City \_\_\_\_\_  
 Subdivision \_\_\_\_\_

✓ The diagram represents nine (9) sections. Use the center square (section) to indicate the location of the well.



THE SCALE OF THE DIAGRAM IS TWO INCHES EQUALS ONE-MILE



WRJ-25-66  
20 M-4SSTATE OF COLORADO  
DIVISION OF WATER RESOURCES  
OFFICE OF THE STATE ENGINEERIndex No. \_\_\_\_\_  
IDWD \_\_\_\_\_  
Use \_\_\_\_\_  
Registered \_\_\_\_\_

## MAP AND STATEMENT FOR WATER WELL FILING

PERMIT NUMBER \_\_\_\_\_

Know all men by these presents: That the undersigned United States of America  
claimant(s), whose address is National Park Service  
P.O. Box 36025, 450 Golden Gate, City, San Francisco, California 94102  
states: Claimant(s) is (are) the owner(s) of well No. 1 located as shown on the map below; the  
total number of acres of land owned by him (them) to be irrigated from this well is 5; work  
was commenced on this well by actual construction \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_; the  
tested capacity of said well is 100 (gpm) ~~(gpm)~~, for which claim is hereby made for irrigation  
purposes; that the average annual amount of water to be diverted is 20 acre-ft.; and that the  
aforementioned statements are made and this map and statement are filed in compliance with the law.

State of Colorado )  
County of \_\_\_\_\_ ) ss

Claimant(s) \_\_\_\_\_

Subscribed and sworn before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

My Commission expires \_\_\_\_\_

Notary Public

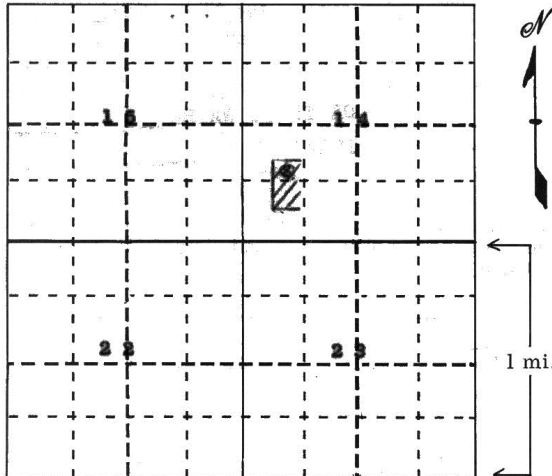
## MAP

THE WELL SHALL BE LOCATED WITH REFERENCE TO GOVERNMENT SURVEY CORNERS OR  
MONUMENTS, OR SECTION LINES BY DISTANCE AND BEARING.

1590 feet from South (~~North~~ or South) section line  
1170 feet from West (~~East~~ or West) section line

IF WELL IS FOR IRRIGATION, THE AREA TO BE IRRIGATED MUST BE SHADED OR CROSS-  
HATCHED.

The square below will be used to indicate the location of the well and the irrigated land.



## WELL LOCATION

Otero CountyNW 1/4 SW 1/4, sec. 14T. 22S, R. 54W, Sixth P. M.Ground Water Basin Arkansas

Water Management

District 17

Domestic wells may be located by the

following: LOT \_\_\_\_\_, BLOCK \_\_\_\_\_

SUBDIVISION

ACCEPTED FOR FILING IN THE OFFICE OF THE STATE ENGINEER OF COLORADO ON THIS  
\_\_\_\_\_ DAY OF \_\_\_\_\_, 19\_\_\_\_.

State Engineer

*Rec'd w/ Mr. Spiller to Mr. Kenneth Cooper, Div. of Water Res. Denver, Colo.,  
April 22, 1962.*

LOG AND HISTORYWELL LOG

Ground Elevation U  
N  
 Type Drilling KNOW

| From | To | Type of Material | Water Loc. | Perf. |
|------|----|------------------|------------|-------|
|      |    | UNKNOWN          |            |       |

Use additional paper if necessary to complete log and attach.

State of Colorado )  
 County of ) ss

WELL DRILLERS STATEMENT

being duly sworn, deposes and says: he is the driller of the above described well; he has read the above map and statement, knows the content thereof, and the same is true of his own knowledge.

License No. \_\_\_\_\_

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

My Commission expires \_\_\_\_\_, 19\_\_\_\_.

Notary Public

WELL DATA

Date Started \_\_\_\_\_  
 Date Completed UNKNOWN

Hole Diameter:  
8 in. from 0 ft. to 50 ft.  
 \_\_\_\_\_ in. from \_\_\_\_\_ ft. to \_\_\_\_\_ ft.  
 \_\_\_\_\_ in. from \_\_\_\_\_ ft. to \_\_\_\_\_ ft.

CASING RECORD

Cemented from \_\_\_\_\_

Plain Casing

Size 8, kind steel from 0 ft. to 2 ft.

Size \_\_\_\_\_, kind \_\_\_\_\_ from \_\_\_\_\_ ft. to \_\_\_\_\_ ft.

Size \_\_\_\_\_, kind \_\_\_\_\_ from \_\_\_\_\_ ft. to \_\_\_\_\_ ft.

Perforated Casing

Size \_\_\_\_\_, kind \_\_\_\_\_ from \_\_\_\_\_ ft. to \_\_\_\_\_ ft.

Size \_\_\_\_\_, kind \_\_\_\_\_ from \_\_\_\_\_ ft. to \_\_\_\_\_ ft.

Size \_\_\_\_\_, kind \_\_\_\_\_ from \_\_\_\_\_ ft. to \_\_\_\_\_ ft.

TEST DATA

Date Tested \_\_\_\_\_

Type of Pump \_\_\_\_\_

Length of Test \_\_\_\_\_

Constant Yield \_\_\_\_\_

Drawdown \_\_\_\_\_

PUMP DATA (To be filled in)

Type of Pump Jet O. A. Smith

Outlet Size 3/4"

Driven by \_\_\_\_\_

Horsepower 1/2

DEPTH TO WATERTOTAL DEPTHFORM TO BE MADE OUT IN QUADRUPLICATE:

Original WHITE (both sides) & Triplicate GREEN Copy must be filed with the State Engineer within 30-days after well is completed. Duplicate PINK copy is for the Owner & YELLOW copy for the Driller. WHITE FORM MUST BE AN ORIGINAL COPY ON BOTH SIDES AND SIGNED.

Land History

WRG/ky  
②

L1425-AL

AUG 1 - 1962

Memorandum

To: Regional Director, Midwest Region

From: Acting Assistant Director

Subject: Approval of J. H. Baldridge Option, Bent's Old Fort, *Colorado*

Pursuant to authority delegated in 245 DM 1.1 (27 F.R. 6395), I have today approved the option dated July 13, 1962, expiring October 13, 1962, Contract No. NPS-BENT-VI-62/63, by which J. H. Baldridge and his wife Martha L. Baldridge, offer to sell to the United States, for \$41,155.68 a 172.923 acre tract with improvements, water rights and one-half interest in mineral rights with the retention of grazing rights on the easterly 96 acres of fenced land for two years from the date of payment of the purchase price. The purchase consideration includes severance damages. The remaining outstanding one-half interest in mineral rights is in two ownerships and is not included in this option.

The property was appraised as 178 acres by two appraisers. The adjusted market value appraisal estimates for 172.923 acres of land, with appurtenances and one half of the mineral interests are as follows: Ralph E. Austin as of January 30, 1962, at \$40,800; and Fred L. Malloran and Frank R. Malloran as of January 26, 1962, at \$38,050.

This property lies within the boundaries authorized by the act of June 3, 1960, and funds appropriated by the act of August 3, 1961 (75 Stat. 246) are available for its purchase.

There are enclosed one signed copy of the option-contract for delivery to the vendors, one conformed copy for transmittal to the Superintendent, and a conformed copy for your records.

✓

We will require for the Attorney General's title examination a draft of the proposed deed to the United States, satisfactory title evidence, and possessory rights reports.

(SGD) LELAND F. RAMSDELL

Acting Assistant Director

In duplicate

Enclosures 3

Copy to: Assistant Solicitor, National Parks  
Lands, w/c option  
Accounts, w/original and conformed copy of approved option.  
Please obligate amount indicated for allotment by Budget.  
Budget: Please reduce 1962 General Land Acquisition Funds,  
Account .0341 General Areas, and allot to Account .0341 BENT  
in the amount of \$41,155.68 WO No. 275-GF-62 (2nd Rev.)  
✓ Mr. Dunn

CRNSmith:mc 7-24-62

Form 10-121 (L-1)  
(Jan 1962)UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICEState Colorado

## LAND OWNERSHIP RECORD

Tract No. StateCounty OteroDeed No. 1Civil Subdivision                     Area 5.08 acres Bent's Old Fort National Historic Site  
Name of Park or AreaArea based on survey of George E. King Date Site of Bent's Old Fort  
Section of Park or Area

Legal Description: A part of SW1/4 of section 14 and of the NW1/4 of section 23, township  
23 S., range 54 west of the 6th P.M. being a portion of Indian claim No. 13 and more  
particularly described as follows:  
A strip of land 40 feet wide, the center line of which is described as follows:  
Commencing at a point which bears north 63 degrees 41 minutes east 1498.5 feet along  
the southerly boundary line of the Santa Fe Trail, as the same is now located, from  
where the west line of section 14 intersects said Santa Fe Trail for a starting point;  
thence south 0 degrees 0 minutes west 376.8 feet; thence south 20 degrees 58 minutes  
west 293.3 feet; thence south 0 degrees 7 minutes east 238 feet; thence south 2 degrees  
(Continued on back)

Method of Acquisition: Donation Appropriation or Source of funds:                       
~~03/11/1962~~ estimated value: \$304.62

Acquired from: State of Colorado, by Stephen L. R. McMichals, Governor, by deed dated October  
31, 1961. Recorded April 26, 1962, in Deed Book 566, page 236.

Accepted by ~~Secretary~~ (X) Opinion of Atty. Gen.-title in U. S. (X) date: June 18, 1962  
Acting Assistant Director April 26, 1962

Physical Characteristics: subject land consists of right-of-way to, and land surrounding site of Bents  
Old Fort. Situated on an irrigable bench at the edge of a former channel of  
the Arkansas River.

Improvements on Land at time of Acquisition: the reconstructed foundation outline of Bent's Old  
Fort, three picnic tables and fireplaces, several deciduous shade trees, a small  
lawn at the north side of the fort, one shallow well and pump, two monuments and  
one post-type interpretive exhibit.

Existing or outstanding special use permits, reservations, rights, or rights of way: none

Report Based on: Deed and related papers

Prepared by: M. Chowning (in part), R.J. Contor (in part) date: July 1962

Map References: Boundary Map Drwg. No. NMS-30F/7000

Remarks:

7 minutes east 236.8 feet; thence south 18 degrees 54 minutes east 172.8 feet; also the following described tract of land; Commencing at the point of completion of the last mentioned course in the above description (namely, south 18 degrees 54 minutes east 172.8 feet) for a starting point; thence south 63 degrees 41 minutes west 20.2 feet; thence south 38 degrees 5 minutes east 462.5 feet; thence south 28 degrees 23 minutes east 154.7 feet; thence south 26 degrees 45 minutes west 331.8 feet; thence south 5 degrees 28 minutes west 161.8 feet; thence south 62 degrees 40 minutes east 227.1 feet; thence north 30 degrees 48 minutes east 228.4 feet; thence north 15 degrees 49 minutes east 106.5 feet; thence north 7 degrees 28 minutes west 219.6 feet; thence north 32 degrees 11 minutes west 200 feet; thence north 48 degrees 44 minutes west 250 feet; thence north 38 degrees 5 minutes west 300 feet; thence south 63 degrees 41 minutes west 20.2 feet to the place of beginning, containing 5.077 acres of land more or less.

~~Valdridge Land~~  
Otero County, Colorado

LOCATION AND AREA DATA

The subject property is located about seven and one-half miles northeast of La Junta, Otero County, Colorado. Colorado State Highway No. 194, adjoining it on the northwest sides. Colorado State Highway No. 194 is oil paved and gives a good, all year road to La Junta, the nearest trading center.

A GENERAL DESCRIPTION OF THE LAND

The property is located in a well improved farming area, being generally irrigated by the Fort Lyon Canal Company, which is one of the older and more well established irrigation systems in Otero County. Considering the whole tract owned by the Baldridges, I have broken it down for evaluation purposes as follows:

|                                    |           |
|------------------------------------|-----------|
| Irrigated land to be taken         | 40 acres  |
| Grazing and semi-waste to be taken | 138 acres |
| Total to be taken                  | 178 acres |

|                                        |           |
|----------------------------------------|-----------|
| Irrigated land not to be taken         | 38 acres  |
| Grazing and semi-waste not to be taken | 124 acres |
| Total not to be taken                  | 162 acres |

The owners also have the following water right and water supply used on the whole tract:

|                                                                                    |            |
|------------------------------------------------------------------------------------|------------|
| Shares in Ft. Lyon Canal Co.                                                       | 107 shares |
| One 8" well 48' deep, pump and motor located on west edge of tract not to be taken |            |

The ground generally slopes to the southeast, down to the river level. Along the highway there are sixteen beautiful silver maple trees, which are, undoubtedly, over fifty years old and which make a very pleasing appearance upon entering the subject property. The property is served with electricity by the Southeast Colorado Power Association.

Amended as of March 29, 1962

*Ralph E. Austin*  
Ralph E. Austin, Appraiser

Baldridge Land  
Glen County, Colorado

## LAND VALUE:

|                                                      |                  |                    |
|------------------------------------------------------|------------------|--------------------|
| 92 acres at \$225.00 per acre                        |                  | \$20,700.00        |
| 138 acres at \$60.00 per acre                        |                  | 8,280.00           |
| 58 acres - poor grazing at<br>\$10.00 per acre       |                  | 580.00             |
|                                                      |                  | <u>\$29,560.00</u> |
| Less 38 acres at \$225.00<br>per acre (Not taken)    | \$ 8,550.00      |                    |
| Less 72 acres at \$10.00<br>per acre (Not taken)     | <u>\$ 720.00</u> | <u>\$-9,270.00</u> |
|                                                      |                  | \$20,290.00        |
| Value of operating well,<br>pump & motor - cost 1952 | \$ 3,000.00      |                    |
| Depreciation                                         | <u>-1,500.00</u> | <u>\$-1,500.00</u> |
|                                                      |                  | \$18,790.00        |
| Severance value:                                     |                  |                    |
| 38 acres-before taking<br>remainder                  | \$ 8,550.00      |                    |
| After taking remainder                               | <u>5,950.00</u>  | <u>\$ 2,600.00</u> |
|                                                      |                  | \$21,390.00        |

Amended March 29, 1962

Ralph E. Austin  
Ralph E. Austin, Appraiser

Baldrige Land  
Baldridge Land  
Baldridge County, Colorado

SUMMARY OF CONCLUSIONS AS TO VALUE OF SUBJECT PROPERTY

|                                                                      |                  |
|----------------------------------------------------------------------|------------------|
| Value of land, subject property                                      | \$18,790.00      |
| Severance value of land not taken                                    | 2,600.00         |
| Value of improvements by earlier<br>methods indicated in this report | <u>23,721.58</u> |
| Total value as indicated in detail                                   | \$44,111.58      |
| Value as indicated by capitalization                                 | \$25,450.00      |

From the above summary, a reasonable conclusion would be that  
the fair market value of the subject property as of January 30,  
1962, is: \$44,100.00

Foot Note: Market value of Fort Lyon Water stock according to  
official of Fort Lyon Canal Company as of this date is \$40.00  
per share.

Amended March 29, 1962

Ralph E. Austin  
Ralph E. Austin, Appraiser

440-A CERTIFICATE OF COPY OF RECORD—Out West Printing and Stationery Co., Colorado Springs, Colorado

STATE OF COLORADO,  
County of Otero } ss.

I, Garth W Grenard County Clerk  
and Recorder in and for said County, in the State aforesaid, do hereby certify that the foregoing is a full,  
true and correct Photostatic Copy of Warranty Deed John H & Jeanne Anne Johnston to  
J H & Martha L Baldrige  
as the same appears upon the records of my office. Book 520 Page 298

Given under my hand and official seal, this 13<sup>th</sup> day  
of December A. D. 19 61, at 12:30 o'clock P. M.

Garth W Grenard  
COUNTY CLERK AND RECORDER

Index for Record

Mr.

A. D. 1957, at 3:57 P. M.

P. M.

Recording Fee 375157

S. W. S. Whitcomb

RECORDED

**This Deed,**

Made this 6th day of March

in the year of our Lord

one thousand nine hundred and fifty-seven between John A. Johnston and Jeanne Anne Johnston

of the County of Otero and State of Colorado, of the first part, and

J. H. Baldrige and Martha L. Baldrige

of the County of Otero and State of Colorado, of the second part;

Witnesseth, That the said part 1st of the first part, for and in consideration of the sum of Ten Dollars and other good and valuable consideration - - - - - CONVEYANCE, to the said part 1st of the first part in hand paid by the said parties of the second part, the receipt whereof is hereby confessed and acknowledged, in VE granted, bargained, sold and conveyed, and by these presents do grant, bargain, sell, convey and confirm, unto the said parties of the second part, not in tenancy in common but in joint tenancy, the survivor of them, their assigns and the heirs and assigns of such survivor forever, all the following described lot or parcel of land, situate, lying and being in the County of Otero and State of Colorado, to-wit: All that portion of Indian Claim No. 13 lying within Sections 14, 23 and 13 and bounded as follows: On the North by the County Road, known as the Santa Fe Trail; on the West by the west line of Sections 14 and 23; on the South by the North bank of the Arkansas River, which North bank is the South boundary line of said Indian Claim No. 13; and on the East by the Arkansas River and the east line of Indian Claim No. 13; all in Township 23 South, Range 34 East of the 6th PM; EXCEPT 4.41 acres described in deed recorded in Book 275 at page 62 of Otero County Records. Together with 107 shares of stock of The Fort Lyon Canal Company.

RESERVING however unto the grantors herein an undivided half interest in and to the oil, gas and other mineral rights which have not heretofore been decided out.

Grantors shall pay 1956 taxes and grantees shall pay all subsequent taxes.



Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, claim and demand whatsoever of the said part 1st of the first part, either in law or equity, of, in and to the above bargained premises, with the hereditaments and appurtenances.

To Have and to Hold the said premises above bargained and described, with the appurtenances, unto the said parties of the second part, the survivor of them, their assigns and the heirs and assigns of such survivor forever.

And the said part 1st of the first part, for themselves, heirs, executors, and administrators, do covenant, grant, bargain and agree to and with the said parties of the second part, the survivor of them, their assigns and the heirs and assigns of such survivor, that at the time of the enrolling and delivery of these presents, are well seized of the premises above conveyed, as of good, sure, perfect, absolute and indefeasible estate of inheritance, in law, in fee simple, and in VE good right, full power and lawful authority to grant, bargain, sell and convey the same in manner and form aforesaid, and that the same are free and clear from all former and other grants, bargains, sales, liens, taxes, assessments and incumbrances of whatever kind or nature soever,

and the above bargained premises in the quiet and peaceable possession of the said parties of the second part, the survivor of them, their assigns and the heirs and assigns of such survivor, against all and every person or persons lawfully claiming or to claim the whole or any part thereof, the said part 1st of the first part shall and will WARRANT AND FOREVER DEFEND.

In Witness Whereof, The said part 1st of the first part have hereunto set their hand and seals the day and year first above written.

Signed, Sealed and Delivered in the Presence of, x John A. Johnston Seal

This particular instrument is inserted to show that the previous owner had surface water rights but that they did not deed them to us.

367

Filed For Record... 1143 O'clock... P... NOV 9 1962 BOOK 570 PAGE 367  
 Reception No. 409003... Warrant Deed

J. H. BALDRIDGE and MARTHA L. BALDRIDGE, whose address is La Junta, County of Otero and State of Colorado for the consideration of Forty-one Thousand One Hundred Fifty-five and 66/100-----DOLLARS, in hand paid, hereby sell and convey to UNITED STATES OF AMERICA and its assigns, the following real property in the County of Otero and State of Colorado, to-wit:

All that portion of Indian Claim No. 13 lying within Sections 14 and 23, Twp. 23 S., Rg. 54 W. of the 6th P. M., and bounded as follows: Beginning at a point on the South right-of-way line of Colorado Highway 194, said point being 150 feet northeasterly from the intersection of said South right-of-way line with the West line of Section 14; thence northeasterly along said South right-of-way line to its intersection with the Arkansas River; thence southerly and westerly along the Arkansas River through SW 1/4 NE 1/4, NW 1/4 SE 1/4, NE 1/4 SW 1/4, SE 1/4 SW 1/4, SW 1/4 SE 1/4, Section 14 and through NW 1/4 NE 1/4, N 1/2 NW 1/4 Section 23 to a point in SW 1/4 NW 1/4 Section 23, said point being 600 feet east of the west line of Section 23; thence northerly along a line 600 feet east of and parallel to the west lines of Sections 23 and 14 to a point 600 feet South of the South right-of-way line of Colorado Highway 194; thence Northwesterly to the point of beginning, excepting therefrom lands conveyed to the United States of America and its assigns by the State of Colorado by Bargain and Sale deed dated October 31, 1961, and recorded in Book 566 at Page 236, Otero County records, Otero County, Colorado, containing 5.077 acres of land, more or less; and excepting therefrom those mineral rights reserved by Anna R. Morse in Warranty Deed to Mark G. Snyder and Annie C. Snyder, recorded in Book 412 at Page 298, Otero County records, Otero County, Colorado; and excepting therefrom an undivided one-half interest in and to the oil, gas and other mineral rights, not heretofore deeded out, as reserved by John H. Johnston and Jeanne Anne Johnston in Warranty Deed to J. H. Baldridge and Martha L. Baldridge recorded in Book 520 at Page 298 of Otero County records, Otero County, Colorado; provided however, grantors hereby reserve for a period of two years from the date of purchase price payment herein provided, and grantees hereby agree to the reservation, the right and option to utilize without cost for grazing purposes only for cattle and horses, the easterly ninety-six acres, more or less, of the lands heretofore described, being all that part of said lands lying easterly of the lands described in Deed recorded in Book 566 at Page 236 of Otero County records; and grantors agree that they will maintain necessary fences therefor and will not overgraze said lands and that their rights herein reserved shall be subject to regulation by grantees only for purposes of overgrazing.

with all its appurtenances and warrant the title to the same.

Signed this 9th day of November, 1962.

*J. H. Baldridge*  
 J. H. Baldridge

*Martha L. Baldridge*  
 Martha L. Baldridge

STATE OF COLORADO, )  
 ) SS.  
 COUNTY OF OTERO, )

The foregoing instrument was acknowledged before me this 9th day of November, 1962, by J. H. Baldridge and Martha L. Baldridge.

WITNESS my hand and official seal.

My commission expires: October 5, 1965



*Barbara L. Barry*  
 Notary Public

Supporting Hydro Data

H<sub>2</sub>O  
system

CHEMICAL ANALYSIS OF WATER  
Colorado State Department of Public Health

Municipality Don'ts Fort Water Control Where Collected Don'ts Fort well Sample No. 201Date & Time Sample Collected: 10-17-61 Temp. of Water at time of Collection: 68.0Source of Supply (If well give depth) 20' Collected by George Smith

|                                   |                                             | MAXIMUM ALLOWABLE |           | AS FOUND       |
|-----------------------------------|---------------------------------------------|-------------------|-----------|----------------|
| GROUP I<br>Mandatory<br>Limits    | Turbidity                                   | 10                | PPM       | > 15 PPM       |
|                                   | Color (Cobalt Scale)                        | 20                |           | > 70 PPM       |
|                                   | Lead (Pb)                                   | 0.1               | PPM       | 0 PPM          |
|                                   | Fluoride (F)                                | 1.5               | PPM       | 1.4 PPM        |
|                                   | Arsenic (As)                                | 0.05              | PPM       | 0 PPM          |
|                                   | Selenium (Se)                               | 0.05              | PPM       | -- PPM         |
|                                   | Chromium (Cr +6)                            | 0.05              | PPM       | 0 PPM          |
| GROUP II<br>Recommended<br>Limits | Copper (Cu)                                 | 3.0               | PPM       | 0 PPM          |
|                                   | Iron (Fe)                                   | 0.3 with MN       | PPM       | 0.70 PPM       |
|                                   | Manganese (Mn)                              | 0.3 "             | Iron PPM  | 0 PPM          |
|                                   | Magnesium (Mg)                              | 125               | PPM       | 119 PPM        |
|                                   | Zinc (Zn)                                   | 15                | PPM       | -- PPM         |
|                                   | Chloride (Cl)                               | 250               | PPM       | 10 PPM         |
|                                   | Sulfate (SO <sub>4</sub> )                  | 250               | PPM       | 119 PPM        |
|                                   | Phenol                                      | 0.001             | PPM       | -- PPM         |
| GROUP III                         | Total Solids                                | 500               | PPM       | -- PPM         |
|                                   | pH (at time of collection)                  | -                 |           | 7.2            |
|                                   | Total Hardness                              | -                 |           | 216 PPM        |
|                                   | Total Alkalinity Phenolphthalein Alkalinity | -                 |           | 80 PPM         |
| GROUP IV                          | Sodium (Na)                                 | -                 |           | 570 PPM        |
|                                   | Nitrate (NO <sub>3</sub> --)                | -                 |           | 0 PPM          |
|                                   | Calcium (Ca) (as CaCO <sub>3</sub> )        | -                 |           | 16 PPM         |
|                                   | Specific Conductance                        | -                 | Micromhos | 2235 Micromhos |

Date Analyzed: October, 1961 12.79168

CUMULATIVE COST SUMMARYAnalysis of Water Supply Yield from Existing Well Near Ruins  
2-22-55

Following discussions between NMRS, Midwest Region and the Park regarding development of a water system to serve the Fort when reconstructed, it was agreed a pumping yield test of the existing well in that area should be made. Water Resource funds were made available and arrangements made with Howerton Water Wells, Las Animas, Colorado to conduct the test.

The test equipment was installed on September 17 and the test conducted the following day under the direct supervision of Mr. William A. Mott, Hydraulic Engineer of Midwest Region. When testing was discontinued late that day it had been determined the sustained yield of the well was approximately 135 gpm.

The following day Hydraulic Engineer Mott and Superintendent Young visited Mr. W. C. Hains, Tropic, Colorado who had drilled the well around 1954 for the Colorado State Historical Society. Although no drilling log is available considerable information on the well was gathered through talking with Mr. Hains.

Mr. Howerton was notified further testing of the well was not necessary and the equipment was removed from the well September 20.

Expenditures under Work Order 2-MI-65B necessary in conducting the test are listed below:

| <u>Item</u> | <u>Description</u>                                                                                                                                             | <u>Amount</u>   |
|-------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------|
| 1           | Howerton Water Wells - remove existing jet pump, install necessary equipment; conduct pumping test for 13.5 hrs; remove test equipment and reinstall area pump | \$192.00        |
| 2           | Various telephone calls in connection with test as itemized on call record of 8/23 - 9/22 and submitted to NMRS PFO for payment                                | 7.10            |
|             | Total Expenditures                                                                                                                                             | <u>\$199.10</u> |

All data collected during this test concerning well size, depth, yield and test equipment employed were taken to Midwest Regional Office by Mr. Mott where an analysis will be made and the results distributed to the offices concerned.

Form E (Rev.)  
- 9-57.STATE OF COLORADO  
VISION OF WATER RESOURCES  
OFFICE OF THE STATE ENGINEER  
GROUND WATER SECTIONLOG AND HISTORY OF WELL  
PERMIT NO. 2879-F

Lic.

Drilled by Samuel L. Platt No. 9  
7229 R. Lowell Montebello, Colo.Owner Dani's Fort Water Co.Address Box 557  
La Junta, Colo.

Tenant \_\_\_\_\_

Used for Community

on or by \_\_\_\_\_

(description of site or land)  
Date Started Feb. 15, 19 61Date Completed Mar. 1, 19 61Date Tested Mar. 1, 19 61Yield 5 gpm \_\_\_\_\_ cfsPump type Sub. Outlet Size \_\_\_\_\_Driven by 30 HP @ RPM \_\_\_\_\_Depth to Water 65 Ft. Draw down 600 Ft.Depth to Inlet 650 Ft.; Bowl \_\_\_\_\_ Ft.Size and Kind of Casing: 12 3/4" 20'  
6 to 200 8 3/8"From 0 to 200 Type steel Wt. 41.7From 200 to 600 Type steel Wt. 25

From \_\_\_\_\_ to \_\_\_\_\_ Type \_\_\_\_\_ Wt. \_\_\_\_\_

Perforations: Size and Type

From 120 to 200 Type steel Size 1/2"

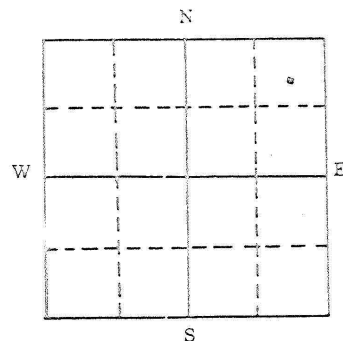
From \_\_\_\_\_ to \_\_\_\_\_ Type \_\_\_\_\_ Size \_\_\_\_\_

From \_\_\_\_\_ to \_\_\_\_\_ Type \_\_\_\_\_ Size \_\_\_\_\_

Well description: Total Depth 600 Ft.(from 0 to 200 11 in.Hole (from 200 to 600 8 in.

Diam. (from \_\_\_\_\_ to \_\_\_\_\_ in.

## WELL LOCATION

Monte CountyNE 1/4 of NE 1/4 of Sect. 20Twp. S 23, Rge. 54 W, 4 PMLOCATE WELL ACCURATELY  
IN THE SMALL SQUARES REPRESENTING 40 ACRESIf the above is not applicable  
fill in:

Town or Subdivision \_\_\_\_\_

Street Address or Lot &amp; Block \_\_\_\_\_

Ground elevation \_\_\_\_\_  
(if known)

How Drilled:

Rotary

## REMARKS

Cementing, Packing, Type of  
Shut-off, Depth to Shut-off, etc.  
PUT LOG OF WELL ON RE-  
VERSE SIDE 5/8" casingTO BE MADE OUT IN QUADROPLICATE: Original Blue and Duplicate Green to  
State Engineer's Office, White copy to Owner, and Yellow copy to Driller

LOG OF WELL  
(ADD SPACES AS NEEDED)

|      |                |     |                |                                            |
|------|----------------|-----|----------------|--------------------------------------------|
| From | <u>0</u> ft.   | to  | <u>43</u> ft.  | Limestone                                  |
|      | <u>43</u> ft.  | to  | <u>435</u> ft. | Blue clay and shale                        |
|      | <u>435</u> ft. | to  | <u>470</u> ft. | Sandstone                                  |
|      | <u>470</u> ft. | to  | <u>500</u> ft. | Shale                                      |
|      | <u>500</u> ft. | to  | <u>736</u> ft. | Sandstone with streaks of hard sandy shale |
|      | 736            | 752 |                | Sandstone with sand streaks                |
|      | 752            | 780 |                | Shale                                      |
|      | 780            | 800 |                | Hard sandy shale.                          |

Other Supporting Information

W.F. Hansen  
Dan McGlothlin  
Owen Williams

June 22, 1994

L54(479)  
BEOL/Water Rights

Memorandum

To: Superintendent, Bent's Old Fort National Historic Site  
From: Chief, Water Rights Branch  
Subject: Measurement of Tributary Ground Water Diversion

The Office of the State Engineer (SE), State of Colorado, has promulgated the attached rules (Case No. 94CW12 - Rules Governing the Measurement of Tributary Ground Water Diversions in the Arkansas River Basin) for the administration of waters in the Arkansas River basin. These rules implement procedures for metering and reporting tributary ground water pumped from wells within the basin to comply with the Arkansas River Compact. Also attached for your information are the forms to be used for compliance and reporting.

To assess applicability of the new rules to National Park Service (NPS) water rights at Bent's Old Fort National Historic Site (BEOL), we reviewed BEOL's water rights dockets and discussed the status of park wells with Carol Maass of your staff. We have determined that these rules apply to two park wells.

With respect to the June 15, 1994, deadline stated in the rules for filing a **Notice of Totalizing Flow Meter Installation or Notice of Inactive Well**, we were informed by the Division Engineer, Water Division 2 (personal communication with Bill Hansen of my staff on June 14, 1994) that this deadline was suspended due to protest of the rules. A new date for filing these notices has not been set. However, we are recommending that the park proceed immediately in complying with the SE's rules as outlined below. A new deadline for the Notices is expected to be established in the near future.

Based upon our review of the information obtained from the park, we have prepared for your consideration the following assessments and recommendations for complying with the SE's rules.

Docket No. BEOL 0001 and 0002 (referred to by the park as Federal No.'s 1 and 2). These wells are abandoned, no water rights exist. No action required.

**Docket No. BEOL 0003** (referred to by park as Federal No. 3, well is located in the park's maintenance facility)

A conditional water right for 150 gallons per minute for sanitation and firefighting purposes exists for this well. In December, 1993, the NPS filed, through Department of Justice, an application for a finding of reasonable diligence for a conditional water right decreed on December 15, 1987 (Case No. 80CW142). On May 25, 1994, the Water Referee, Water Division 2 ruled for the continuation of the conditional right and we are currently waiting for a decree from the Water Court. Once the finding of reasonable diligence has been decreed by the Water Court, NPS will have six years in which to make full use of the right, thereby establishing a basis for applying to make the conditional right absolute. If NPS is unable to make full use of this right and, at the end of six years, wishes to maintain the conditional right, it may apply again for a finding of reasonable diligence.

We understand that Federal No. 3 is inactive and that the park intends to make repairs and/or modifications to the system in the future. If the well is to remain out of service, a **Notice of Inactive Well** (Form 7) should be filed in accordance with the yet to be determined new deadline. Note that the well must be "disconnected from any and all power sources" and not be used until the Division Engineer is notified in writing of intent to re-activate the well. So long as the well remains inactive, this Notice must be refiled by March 1 every consecutive year following the original Notice submittal (refer to Rule 7). As stated in Rule 8, "no water shall be withdrawn from any well not in compliance with the rules except as necessary to determine a power coefficient rating or to install a totalizing flow meter."

As part of repairs and/or modifications of the Federal No. 3 system, and prior to re-activation, the well must be equipped with a totalizing flow meter that is installed and maintained according to manufacturer's recommendations. The totalizing flow meter must be installed in accordance with Rules 3.1, 3.3, 3.4 and 4. Included in these rules is the requirement that the meter, when installed, be properly field calibrated under the supervision of a registered professional engineer. Should the well become active at any time, the Division Engineer must be notified immediately with a **Notice of Totalizing Flow Meter Installation** (Form 4).

If the Park prefers to utilize power consumption measurements for documenting and reporting water use, rating procedures must be conducted under the supervision of a registered professional engineer and in accordance with requirements of Rule 3.2, 3.3 and 4. A **Notice of Power Coefficient Rating or Re-Rating** (Form 3.2) must be filed by October 1, 1994 (this deadline has not been suspended, according to the Division Engineer). Note that the SE requires a stand-alone power meter connection to the well, i.e. the meter may not service other power connections, for the purpose of reporting water pumped using the power coefficient method.

After the well is reactivated, a water use data report must be submitted no later than January 31, 1995, and every consecutive year thereafter (refer to Rule 6). The reporting period is November 1 to October 31. The report requires monthly amounts of water pumped. Depending on the method of measurement of water withdrawn, either Form 6.1 or 6.2 is to be used.

A benefit derived from filing annual water data reports for Federal No. 3 (if the well is reactivated within the next six years) is the establishment of a verifiable record of water pumped for sanitation and firefighting purposes in accordance with NPS's conditional water right. The annual water use report should greatly facilitate the task of preparing evidence, for the Water Court's review, that proves NPS's diligence in exercising the conditional right over the next six years, and verifying the amounts of water used from this well in support of a future application to make the conditional right absolute.

**Docket - BEOL 0004** (irrigation well referred to by the park as the Day Property Well)

The NPS has an absolute underground water right for the Day Property Well with a priority date of January 30, 1954. The United States acquired title to the Alma F. Day property in 1972, which property included an irrigation well with a decreed right (Case No. W-3016) for irrigation purposes in the amount of 720 gallons per minute (not to exceed 153 acre-feet in one calendar year). It is our understanding that the park intends to use this well within the next few weeks for the purpose of irrigating and restoring native prairie grassland.

This being the case, the Day Property Well must be equipped with a totalizing flow meter, or be rated to determine a power coefficient. As stated earlier, depending on which measurement method you choose, the appropriate Notice must be filed with the Division Engineer. We recommend a totalizing flow meter be installed and calibrated, as soon as possible, under the supervision of a registered professional engineer in accordance with Rule 3.1. Again, an annual report of water use must be submitted to the Division Engineer no later than January 31, 1995, and every consecutive year thereafter.

**Docket - BEOL 0005** (livestock well referred to by the park as the Harmon Property Well)

This well is used to provide livestock water. Permit No. 156062-A was issued December 13, 1989 for the watering of livestock on a farm or ranch. The well is administered by the SE as an exempt well (as described in the statutes, wells not exceeding 15 gallons per minute of production for the watering of livestock on a farm or ranch are exempt from administration). We conclude that the special rules governing the measurement of tributary ground water diversions do not apply to this well.

As soon as we learn of the new deadline for filing a Notice of Inactive Well or Notice of Totalizing Flow Meter Installation, we will inform you. The appropriate forms for Federal Nos. 3 and 4 should be completed by the park as soon as possible. The Water Rights Branch will be happy to assist you in reviewing the completed forms prior to submittal. We would like copies of all forms submitted, including annual reports of pumpage, to maintain current water right dockets for each well.

Please let me know how we can be of assistance to you in complying with the SE's rules. If you have any questions regarding these recommendations, please contact Dan McGlothlin of my staff at (303) 225-3536 or me at (303) 225-3505.

Owen Williams

Attachments

cc: RMR - Wise (all w/o attachments)  
479 - McGlothlin, Pettee, Johns, Newberry

FNP:DMcGlothlin:CC:6-27-94:(303)-225-3536:S:\WRB\BEOLFORM.MEM

*Suspension*

*rem*  
AUGHENBAUGH  
*(later)*  
CAVEZ  
*WITUCKI*

L54-MW  
(WSC)LWW  
BEOL WR#1

July 1, 1971

Memorandum

To: Director, National Park Service  
Attention: Chief, Division of Water Resources

From: Chief, Water Resources Section, Office of Land Acquisition  
and Water Resources, WSC

Subject: Water Right Docket No. 1 Bent's Old Fort

In reply to your letter of May 17, 1971, on the subject docket and the registration status of wells 1 and 2, records indicate no reply has been received from the State since Mr. Field's inquiry of August 22, 1967, to the State requesting registration of the wells.

Since more than sufficient time has elapsed since Mr. Field's letter was sent to the State, this office again proposes to contact the Colorado State Division of Water Resources and request registration of the wells. If necessary, the applications shall be resubmitted with a follow-up letter.

You will be kept advised of the status of this action.

(Sgd)  
Gerard S. Witucki

cc:  
Director, Midwest Region

FNP:DMAUGHENBAUGHTmlk 7/1/71



IN REPLY REFER TO:

L54-MW

## United States Department of the Interior

NATIONAL PARK SERVICE  
WASHINGTON, D.C. 20240

May 17, 1971

|                                    |        |
|------------------------------------|--------|
|                                    | CENTER |
| MAY 18 1971                        |        |
| DIRECTOR, WSC                      |        |
| CHIEF, LG&P                        |        |
| CHIEF, ADM. SVC.                   |        |
| CHIEF, CS&M                        |        |
| CHIEF, LAND                        |        |
| WATER RESOURCES                    |        |
| CHIEF, HIST. &<br>HIST. ARCHITECT. |        |
| CHIEF, PROGRAMS<br>MANAGEMENT      |        |

## Memorandum

To: Director, Western Service Center  
Attention: Mr. Gerard S. Witucki

From: Chief, Division of Water Resources

Subject: Water Right Docket No. 1, Bent's Old Fort

In reviewing the subject docket we note that Wells 1 and 2 apparently have not been assigned permit numbers by the State. Well 1 is located in the NW<sup>1</sup><sub>4</sub> SW<sup>1</sup><sub>4</sub>, Sec.14,T.23 S.,R.54 W., Sixth P.M., and Well 2 is located in the SE<sup>1</sup><sub>4</sub> SW<sup>1</sup><sub>4</sub>, Sec.14, T.23 S., R.54 W., Sixth P.M.

Mr. Fields by letter dated August 22, 1967 to the State, submitted permit forms No. WRJ 25-66 to complete registration of the wells. We have no record of the State's reply or assignment of permit numbers.

Your advice on this matter will be appreciated.

be appreciated.

*Manuel Morris*  
Manuel Morris

cc:  
Director, Midwest Region (2)

| RECEIVED<br>WATER RESOURCES SECTION<br>MAY 24 1971 |                |          |      |
|----------------------------------------------------|----------------|----------|------|
| ACT.                                               | INFO.          | INITIALS | DATE |
|                                                    | WITUCKI, G.    |          |      |
|                                                    | BARRETT, D.    |          |      |
|                                                    | AUGHENBACH, D. |          |      |
|                                                    | CHAVEZ, D.     |          |      |
|                                                    | KENNEDY, M.    |          |      |
|                                                    | GOLD, S.       |          |      |
| FILE                                               |                |          |      |
| REMARKS                                            |                |          |      |

L54 LWSSC  
DOCKET - BEOL

August 22, 1967

Mr. Kenneth Cooper  
Division of Water Resources  
232 State Service Building  
1525 Sherman Street  
Denver, Colorado 80203

Dear Sir:

Your letter of July 3, 1967 concerning the registration of two existing wells at Bent's Old Fort National Historic Site, requested additional well log data. We have been unable to find any data concerning them.

They were obtained from the previous owner by purchase in 1962.

The well drilled by Mr. J. C. Rains was drilled around 1954 for the Colorado State Historical Society. It is not known who drilled the other well nor when it was drilled. There are no logs available on either well and we do not know of anyone who would have any related information. The well driller was contacted and could offer nothing.

Enclosed are two copies of the permit forms No. WRJ 25-66. We submitted an application to you previously. You will please note the change of address.

Sincerely yours,

William E. Fields  
Supervisory Hydraulic Engineer

Enclosures

cc: Chief, Branch of Water Resources-WASO w/c of enclosure  
Supt. Bents Old Fort, w/c of enclosure

JRoberts/ vb  
8/22/67

27-12  
Rains  
Weaver  
Fields  
Meyers  
Kane

JOHN A. LOVE  
Governor



A. RALPH OWENS  
State Engineer

DIVISION OF WATER RESOURCES

232 STATE SERVICES BUILDING  
1525 SHERMAN STREET  
DENVER, COLORADO 80203

July 3, 1967

San Francisco Planning and Service Center  
Office of Land and Water Rights  
P. O. Box 728  
Santa Fe, New Mexico, 87501

Re: Registration of Well

*Bent's old Fort*

Gentlemen:

In reply to your desire to register an existing well, it will be necessary that you complete the enclosed well log as accurately as possible.

The yellow and pink copies are to be retained by you for your records; the white and green copies are to be returned to us. The front of the white copy must be notarized.

We are also returning your duplicate application. There will be no fee charged for these permits.

If you will attach a memo to the log stating that you have previously submitted your application it will not be necessary that you complete another application.

Sincerely yours,

KENNETH COOPER  
Jr. Engineering Technician

KC:kah  
Encl:



IN REPLY REFER TO:

44-1-23-67.

UNITED STATES  
DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE  
SAN FRANCISCO PLANNING AND SERVICE CENTER  
Office of Land and Water Rights  
450 Golden Gate Avenue, Box 36063  
San Francisco, California 94102  
January 20, 1967

L54 SSCLW

Memorandum

To: Assistant Director Specialized Services  
Attention: Chief, Branch of Water Resources

From: Acting Supervisory Hydraulic Engineer

Subject: Notice of adjudication hearing - Bent's Old Fort

We are enclosing a copy of the subject notice for filing in  
Water Docket No. 1, Bent's Old Fort.

*William E. Fields*  
William E. Fields

Enclosure *E. Fields*

cc:  
Superintendent, Bent's Old Fort w/enc.  
Hydraulic Engineer, Santa Fe w/enc.

BE OF

JOHN A. LOVE  
Governor



A. RALPH OWENS  
State Engineer

**DIVISION OF WATER RESOURCES**

232 STATE SERVICES BUILDING  
1525 SHERMAN STREET  
DENVER, COLORADO 80203

December 15, 1966

San Francisco Planning & Service Center  
Office of Land and Water Rights  
P. O. Box 728  
Santa Fe, New Mexico 87501

Attention: Mr. William E. Fields

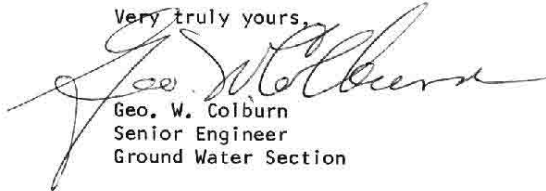
Dear Mr. Fields:

We are returning the enclosed permits for the wells at Bents Old Fort Site. The information checked in red is required by our Statute and needs to be known.

We note that the amount of water to be claimed is far in excess of the capacity of the pumps. Further, there seems to be some discrepancy on the land to be irrigated and the number of acres to be irrigated. It seems that 135 gpm would be sufficient for the five acres to be irrigated on one of the wells, but 800 gpm is excessive for a similar acreage on the other well. We should also point out that irrigation is not exempt from the fees of the Law.

We have been exempting "fire protection" if the irrigation that is to be done is only for a nominal area, such as might be around the Fort site. As soon as these are returned as to the data as required by Law, we will process the above applications.

Very truly yours,



Geo. W. Colburn  
Senior Engineer  
Ground Water Section

GWC:vjk  
Enc.

Bents old fort



IN REPLY REFER TO:

154-SSCLW

UNITED STATES  
DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

SAN FRANCISCO PLANNING AND SERVICE CENTER  
Office of Land and Water Rights  
P. O. Box 728  
Santa Fe, New Mexico  
87501

|                                           |              |
|-------------------------------------------|--------------|
| RECEIVED                                  |              |
| San Francisco Planning and Service Center |              |
| Office of Land and Water Rights           |              |
| NATIONAL PARK SERVICE                     |              |
| NOV 25 1966                               |              |
| ACT. (INFO.)                              | INITIAL DATE |
| CHIEF                                     |              |
| ASST. CHIEF                               |              |
| ADJ. ASST.                                |              |
| SUPV. ADM. EGE                            | WVS          |

NOV 22 1966

Memorandum

To: Supervisory Hydraulic Engineer, SSC

From: Hydraulic Engineer, SSC, Santa Fe

Subject: Docket Material, Bents Old Fort

Enclosed is your copy of Docket No. 1 for Bents Old Fort National Historic Site. The items contained therein are as follows:

- Part I - Appraisal by Ralph E. Austin  
NPS L-1 Land Ownership Record  
Warranty Deed - John H. and Jeanne Anne Johnston  
to J. H. and Martha L. Baldrige  
Warranty Deed - J. H. and Martha L. Baldrige to  
the United States of America  
Notice - Supplemental Adjudication of Water Rights
- Part II - Log and History of Well, Permit No. 2879-F
- Part III - Chemical Analysis of Water, Well No. 1
- Part IV - Completion Report Narrative  
Chemical Analysis of Water, Well No. 2  
Chemical Analysis of Water, Well No. 2, 1964
- Part V - Permit 9082-F, Well No. 3  
Howerton Water Wells Invoice

You will note that I have not inserted the application for permits on Wells No. 1 and 2. These applications have been forwarded to the State Engineer of Colorado for approval but have not been returned. When we have received them we will make proper distribution.

By copies of this memorandum we are sending this docket to the Superintendent, Bents Old Fort, and the Chief, Branch of Water Resources, WASO, for their files.

*William E. Fields*  
William E. Fields

Enclosure

cc: Chief, Branch of Water Resources, WASO, w/enc.  
Superintendent, Bents Old Fort, w/enc.

L 54

AUG 19 1966

SUPERINTENDENT  
 ARCHEOLOGIST  
 HISTORIAN  
 STENOGRAPHER  
 FILE

Supervisory Hydraulic Engineer, SSC

August 18, 1966

Hydraulic Engineer, SSC, Santa Fe

Trip to Bent's Old Fort National Historic Site

I spent most of the day of July 26 at Bent's Old Fort going over the water rights of the area with the Superintendent.

The question had been raised as to the status of irrigation rights which were a part of the land prior to our purchase. We bought the land containing the Fort from Mr. J. C. Baldrige and at the time of the sale there were 107 shares of water rights in The Fort Lyon Canal Company assigned to the land. Water from the canal was used to irrigate about 70 acres. However, when we purchased the land Mr. Baldrige did not sell the water right shares to us but instead sold them to other people along the canal. Superintendent Featherstone and I visited the office of the Canal Company in Las Animas, Colorado, and verified this.

We do need to evaluate the water rights which we do have.

Drinking water for the Superintendent's home and the temporary Visitor Center is obtained from a pipeline owned by Bent's Fort Water Company. This is satisfactory for our present and future needs for culinary use. In addition for irrigation and other uses we have three wells within the boundaries. They are situated as follows:

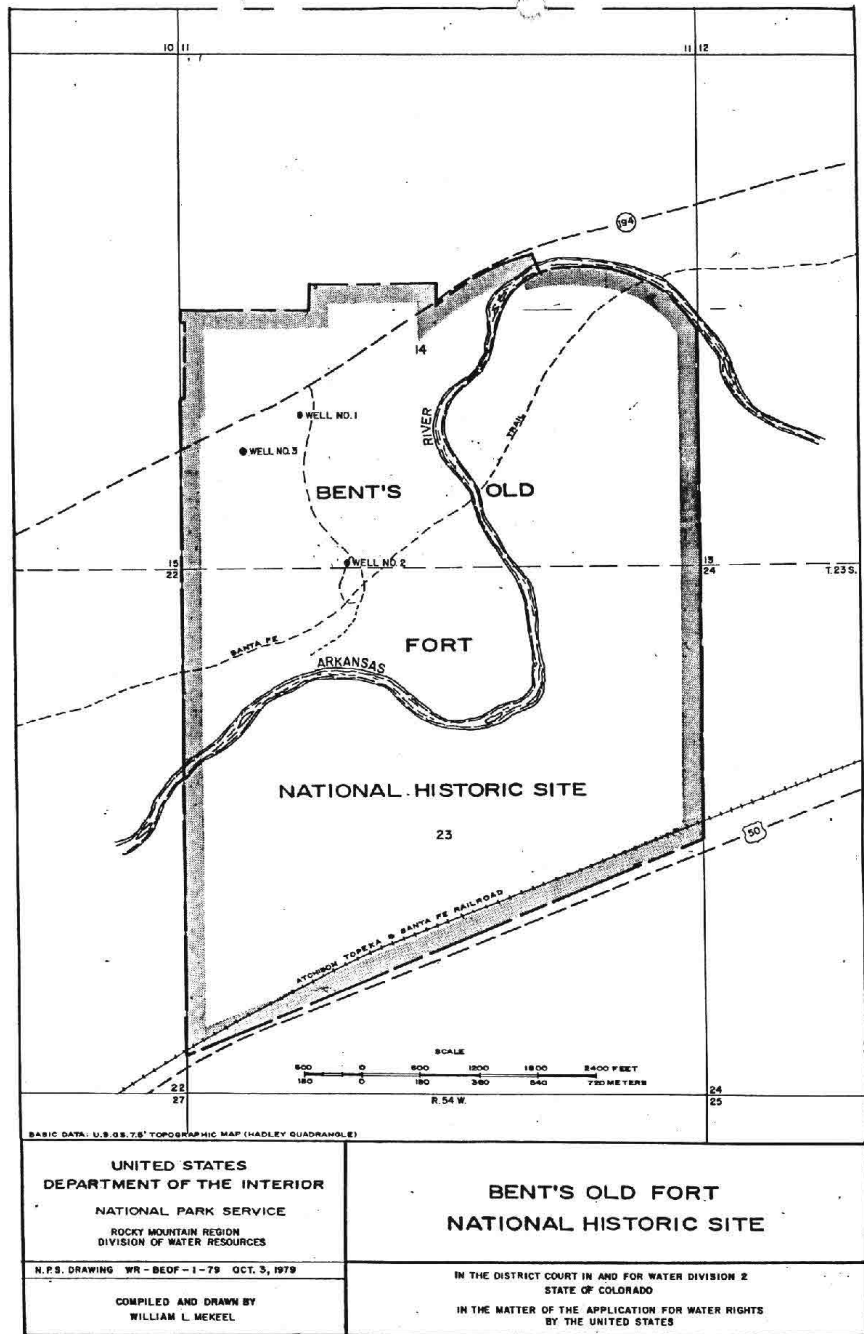
- (1.) NW $\frac{1}{4}$ SW $\frac{1}{4}$ , Sec. 14
- (2.) SW $\frac{1}{4}$ SE $\frac{1}{4}$ , Sec. 14
- (3.) SE $\frac{1}{4}$ NW $\frac{1}{4}$ , Sec. 14

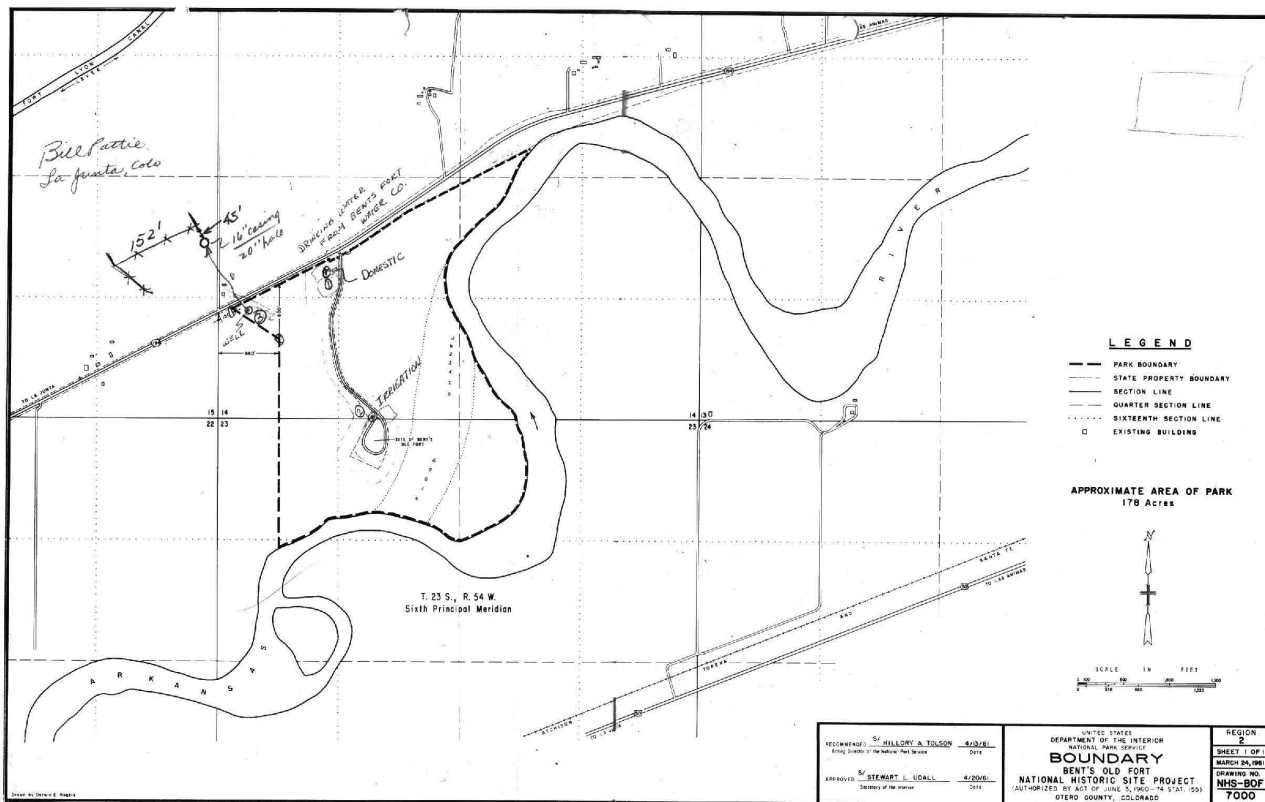
All wells are shallow and probably in alluvial fill with wells 2 and 3 now in use. We have a Permit to Drill from the State Engineer for well 1 along with some pertinent information in the files, however, I could find no information on the other two. I promised the Superintendent that as soon as time permits that we would survey the location of the wells and the use area and get them on file with the State Engineer. The State Water Laws of Colorado were strengthened considerably in the past two years so we should place this project in line with a high priority. We should also run pump and sounding tests for design data.

William E. Fields

cc: Regional Director, MWR  
 Superintendent, Bent's Old Fort

Maps and Miscellaneous Information





### Docket Information

Number of Documents in Docket 35

Documents Dated from 3/4/1961 to 9/17/2000

Docket Compiled: 5/17/2016