



# SUSQUEHANNA RIVER BASIN COMMISSION

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**Docket No. 20020813**

**Approval Date: August 15, 2002**

## **IRON MASTERS COUNTRY CLUB**

Consumptive Water Use of Up to 0.264 mgd, for Golf Course Irrigation,  
Bloomfield Township, Bedford County, Pennsylvania

### **Review Authority**

This project is subject to review pursuant to Article 3, Section 3.10 of the Susquehanna River Basin Compact, P.L. 91-575, and Commission Regulations §803.4, relating to projects requiring review and approval, and §803.42, relating to the consumptive use of water. The Commission received the application on August 21, 2000.

### **Description**

**Purpose.** The purpose of the application is to request approval for the consumptive use of water for irrigation of greens, tees, and fairways at an existing 18-hole golf course.

**Location.** The project is located in the Juniata Subbasin, HUC 02050302, Halter Creek Watershed, Bloomfield Township, Bedford County, Pennsylvania.

**Project Features.** The project sponsor has requested approval for the consumptive use of water of up to 0.264 million gallons per day (mgd). Based on irrigation data for the year 2001 submitted by the project sponsor, the project has a maximum average 30-day consumptive use of water of 0.099 mgd and a peak-day consumptive water use of 0.240 mgd.

The project was constructed as an 18-hole golf course in 1962, and has been in continuous operation since that time. The project has five ponds, all of which were in existence prior to 1971. One pond is used for irrigation water storage. Commission staff has calculated the surface area of the storage pond to be approximately 1.4 acres, and the volume of the pond to be approximately 8 million gallons. The location of the irrigation system intake currently limits the effective usable storage of the pond to approximately 5.5 million gallons, which is sufficient storage for approximately 55 days of irrigation, based on the maximum average 30-day use of 0.099 mgd.

The storage pond receives stormwater runoff, and is supplemented by ground water supplied from two on-site wells, as needed, to meet the golf course irrigation demands. Hand watering of greens and tees began in 1962, and a sprinkler system for seven greens was installed in 1970. Since that time, the irrigation system has been extended to the other greens, tees, and fairways.

Water for the current irrigation system is withdrawn from the storage pond using a pumping station containing two 40-horsepower centrifugal pumps with a capacity of 800 gallons per minute (gpm).

Water is withdrawn from two on-site wells and discharged to the storage pond, as needed, for the irrigation system. The project sponsor reports that Well 10 was drilled in the 1960s, and Well 14 was drilled in May 2002. Both wells have reported pump capacities of approximately 60 gpm. Well 10 predates Commission Regulation §803.43, relating to ground-water withdrawals.

### **Findings**

The project's irrigation water use is subject to the Commission's consumptive water use approval and reporting requirements, as per Commission Regulation §803.42.

All water withdrawn from the storage pond and used for golf course irrigation is considered to be used consumptively. The irrigation system is equipped with a meter that measures the quantity of water pumped to the irrigation system. The storage pond predates the Commission's consumptive use regulations and, therefore, the project sponsor is not required to provide compensation for evaporative losses from the pond.

The project sponsor has requested a consumptive water use approval of up to 0.264 mgd. Based on an analysis of irrigation records supplied by the project sponsor, Commission staff is recommending approval of the requested amount, which represents an increase of approximately 10 percent above the current peak-day use of 0.240 mgd. This will allow for an anticipated increase in water usage over the 25-year duration of this approval. Should the project's future consumptive water use exceed or be expected to exceed 0.264 mgd, the project sponsor must apply for a modification to this docket at that time.

Commission staff has determined that the pre-1971 consumptive water use by the project sponsor is 0.010 mgd and, for purposes of this docket, this quantity of water is considered "grandfathered" and is exempt from water compensation requirements.

The project's consumptive use of water in excess of the grandfathered quantity is subject to water compensation requirements, as per Commission Regulation §803.42. To satisfy these requirements, the project sponsor proposes to make quarterly payments to the Commission in-lieu-of providing actual compensation water. The payment will be based on the quantity of water used for irrigation, minus the pre-1971 consumptive use of 0.010 mgd. If the daily grandfathered quantity exceeds the project's calculated daily consumptive water use, that day's consumptive water use is considered to be zero.

The wells are used to fill the storage pond, as needed. Well 10 has been in operation since 1960 and, therefore, predates Commission Regulation §803.43, relating to ground-water withdrawals. The grandfathered ground-water withdrawal from the well is estimated to be 17,620 gallons per day. Well 14 has been in operation since 2002 and, therefore, does not predate Commission Regulation §803.43,

relating to ground-water withdrawals. The project sponsor reports that the withdrawal from Well 14 is less than 100,000 gallons during a 24-hour period.

The two on-site wells are used to fill the storage pond and supplement the stormwater runoff, as needed. Well 10 has been in operation since the 1960s and, therefore, predates Commission Regulation §803.43, relating to ground-water withdrawals. The grandfathered ground-water withdrawal from the well is estimated to be 10,000 gallons per day (gpd). Well 14 has been in operation since May 2002. Staff finds that the ground-water withdrawal by the project sponsor is not subject to review and approval under Commission Regulation §803.43, unless the project sponsor: (a) increases its combined withdrawal to a 30-day average exceeding 110,000 gpd; (b) increases its withdrawal from Well 10 to a 30-day average exceeding 110,000 gpd; or (c) increases its 30-day average withdrawal from Well 14 to 100,000 gpd or more.

The ground-water withdrawal from each well currently is metered. Because the total rated pump capacity is 120 gpm (0.173 mgd), staff recommends that the project sponsor maintain the meters on the two wells, accurate to within 5 percent, and provide to the Commission daily records of each well's ground-water withdrawal. If the project sponsor should exceed or be expected to exceed the ground-water thresholds contained in Commission Regulation §803.43, the project sponsor must submit the appropriate application for review and approval by the Commission.

The project is subject to water conservation requirements, as per Commission Regulation §804.20(c).

The project sponsor has paid the appropriate application fee in accordance with Commission Regulation §803.28 and in accordance with Commission Resolution 98-19, as amended by Commission Resolution 2000-06. The project sponsor has provided all proofs of notification, as called for in Commission Regulation §803.25.

The project is physically feasible, does not conflict with or adversely affect the Commission's Comprehensive Plan, and does not adversely influence the present or future use and development of the water resources of the basin.

### **Compliance Incentive Program**

Commission staff has determined that the project sponsor is eligible to participate in the Commission's Compliance Incentive Program (CIP). Therefore, the project sponsor would not be subject to penalties for water consumed in violation of Commission Regulation §803.42 prior to January 1, 2001. In accordance with the CIP, payment to the Commission as a method of compensation for the project's consumptive water use shall be effective and applicable to all consumptive water used by the project beginning January 1, 2001.

### **Decision**

The project's consumptive water use of up to 0.264 mgd is approved pursuant to Article 3, Section 3.10 of the Compact subject to the following conditions:

a. The project sponsor shall comply with all Commission regulations, including consumptive water use reporting requirements, as per Commission Regulation §803.42.

b. The project sponsor shall keep daily records of the project's consumptive water use, and shall report the data to the Commission quarterly, and as otherwise required. The daily quantity of water consumptively used shall be the quantity pumped to the irrigation system. The project sponsor shall maintain metering on the irrigation system, accurate to within five (5) percent.

c. The project sponsor shall maintain metering on the two on-site wells, accurate to within five (5) percent, to measure its ground-water withdrawal. The project sponsor shall keep daily records of the project's ground-water withdrawal, and shall report the data to the Commission quarterly, and as otherwise required. The project sponsor may propose alternative monitoring to the Commission for staff review and approval. If the ground-water withdrawal exceeds the threshold contained in Commission Regulation §803.43, the project sponsor shall submit the appropriate application for review and approval by the Commission.

d. To satisfy the Commission's current compensation requirements for consumptive water use set forth in Commission Regulation §803.42, the project sponsor shall make quarterly payments to the Commission based on the rate of \$0.14 per 1,000 gallons of water consumptively used by the project in excess of the grandfathered quantity. The daily quantity of water consumptively used shall be quantity pumped to the irrigation system. Payment amounts shall be calculated by applying this rate to the daily amount of water used consumptively by the project, less the grandfathered quantity of 10,000 gpd. If the daily grandfathered quantity exceeds the project's daily consumptive water use, that day's consumptive water use is considered to be zero. Quarterly payments are due and payable within thirty (30) days after the close of the preceding quarter. The rate of payment, after appropriate notice to consumptive users of water using this method of compliance, is subject to change at the Commission's discretion.

e. The project sponsor shall comply with the water conservation requirements contained in Commission Regulation §804.20(c).

f. The project sponsor is eligible to participate in the Commission's Compliance Incentive Program (CIP). Therefore, the project sponsor is not subject to penalties for its prior noncompliance. In accordance with the CIP, payment to the Commission as a method of compensation for the project's consumptive water use shall be effective and applicable to all water consumptively used by the project beginning January 1, 2001. The project sponsor shall provide records of its consumptive water use and make a payment to the Commission based on the rate of \$0.14 per 1,000 gallons of water consumptively used in excess of the grandfathered quantity of 10,000 gpd during the period from January 1, 2001, until the effective date of this approval. This payment shall be calculated and included in the first quarterly payment made by the project sponsor in accordance with the requirements of condition (d) above.

g. Commission approval shall not be construed to exempt the project sponsor from obtaining all necessary permits and/or approvals required for the project from other federal, state, or local government agencies having jurisdiction over the project. The Commission reserves the right to modify, suspend, or revoke this action if the project sponsor fails to obtain or maintain such approvals.

h. The Commission reserves the right to inspect or investigate the project facility, and the project sponsor shall allow authorized employees or agents of the Commission, without advance notice or a search warrant, at any reasonable time and upon presentation of appropriate credentials, and without delay, to have access to and to inspect all areas where the project is being constructed, operated, or maintained. Such employees or agents shall be authorized to conduct tests or sampling, to take photographs, to perform measurements, surveys, and other tests, to inspect the methods of construction, operation, or maintenance, to inspect all measurement equipment, to audit, examine, and copy books, papers, and records pertinent to any matter under investigation, and to take any other action necessary to assure that the project is constructed, operated, or maintained in accordance with the terms and conditions of this approval or any other rule, regulation, or order of the Commission.

i. If the project sponsor fails to comply with any term or condition of this docket, the Commission may suspend, modify, or revoke its approval of same, and may impose appropriate fines and penalties. Upon written notice by the Commission, the project sponsor shall have thirty (30) days to correct such noncompliance, unless an alternate period is specified in the notice. Failure to comply within thirty (30) days, or within the alternate period identified in the notice, shall result in a ninety (90)-day suspension of approval of this docket. If the project sponsor fails to address the noncompliance to the satisfaction of the Commission within the suspension period, this approval may be revoked. Nothing herein shall preclude the Commission from exercising its authority to immediately modify, suspend, or revoke this approval where it determines exigent circumstances warrant such action, or from imposing fines and penalties, regardless of the period of noncompliance.

j. The Commission reserves the right to reopen any project docket or issue such additional orders, as may be necessary, to mitigate or avoid adverse impacts or otherwise to protect public health, safety, welfare, or the environment.

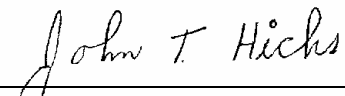
k. Commission approval confers no property rights upon the project sponsor. The securing of all rights necessary and incident to the project sponsor's development and operation of the project shall be the sole and exclusive responsibility of the project sponsor, and this approval shall be subject thereto.

l. This approval is effective until August 15, 2027. The project sponsor shall submit a renewal application by February 15, 2027, and obtain Commission approval prior to continuing operation beyond August 15, 2027.

m. If the project is discontinued for such a period of time and under such circumstances that an abandonment of the project may reasonably be inferred, the Commission may rescind the approval of the project unless a renewal is requested by the project sponsor and approved by the Commission.

By the Commission:

Dated: August 15, 2002

  
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 John T. Hicks  
 Chairman