

**IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE STATE OF IDAHO,
IN AND FOR THE COUNTY OF TWIN FALLS**

IN RE THE GENERAL ADJUDICATION
OF RIGHTS TO THE USE OF WATER FROM
THE CLARK FORK-PEND OREILLE RIVER
BASIN WATER SYSTEM

CIVIL CASE NUMBER: 69576

Ident. Number: 97-7297
Date Received: 3/22/2022
Receipt No: N38702
Claim Fee: 52.00
Received By: LW.

RECEIVED

MAR 22 2022

IDWR / NORTH

**NOTICE OF CLAIM TO A WATER RIGHT
ACQUIRED UNDER STATE LAW**

1. Name of Claimant(s)

PLBM LLC
PO BOX 179
COOLIN ID 83821

Phone: (208) 610-3872

2. Date of Priority: 11/7/1989

3. Source:
GROUND WATER

Trib. to:

4. Point of Diversion:

Township	Range	Section	¼ of ¼ of ¼	Lot	County	Type
59N	04W	10	SW NW	2	BONNER	

5. Description of diverting works:

From well, underground piping west to coffee shop, laundry facilities, vacation unit, then piping to the boat slips.

6. Water is used for the following purposes:

Purpose	From	To	C.F.S.	(or)	A.F.A
COMMERCIAL	1/01	12/31	0.02		1.4

7. Total Quantity Appropriated is:

0.02 C.F.S. and/or 1.4 A.F.A.

8. Non-irrigation uses:

One vacation rental unit w/small lawn (about 1/8 acre), one coffee shop w/2 restrooms, laundry facilities in well house, 40 water spigots @ boat slips.

9. Place of use:

COMMERCIAL within BONNER County

Township	Range	Section	¼	of	¼	Lot	Acres
59N	04W	9	SE		NE		
59N	04W	10	SW		NW	2	
59N	04W	10	SW		NW		

10. Do you own the property listed above as place of use? Yes

If your answer is no, describe in remarks below the authority you have to claim this water right.

11. Other Water Rights Used:

None

12. Remarks:

Priority Date Explanation:

13. Basis of Claim: License

14. Signature(s)

(a.) By signing below, I/We acknowledge that I/We have received, read and understand the form entitled "How you will receive notice in the CLARK FORK-PEND OREILLE River Basin Adjudication." (b.) I/We do _____ do not ☒ wish to receive and pay a small annual fee for monthly copies of the docket sheet.

Number of attachments: _____

For Organizations:

I do solemnly swear or affirm under penalty of perjury that I am, and I have signed the foregoing document in the space below as the

LLC MGR/GM

Agents Title (please print)

of PLBM LLC

Name of Organization(please print)

and that the statements contained in the foregoing document are true and correct.

Signature of Authorized Agent

Randall K. Phelps

Date

3/22/2022

Printed Name of Authorized Agent

RANDALL K. PHELPS

PLBM (Bishop's Marina)
Property / Water Source Data

Property	Legal Description	Parcel Number	Address	Notes
PLBM LLC (Bishop's Marina) Marina Primary Building *South Property	10-59N-4W 1st Add to Coolin Blk 4 Lot 1A Replat	RP 0007200401AO A	354 Bayview Drive Coolin 83821	Domestic water sourced from North Property underground well via below ground piping (See below)
PLBM LLC (Bishop's Marina) *North Property Buildings Includes underground well located in pump house, parking area and former restaurant building	10-59N-4W 1st Add to Coolin Blk 3 Lots 3 & 4 Tax 45 of Sec 10-59N-4W	RP 00072003003B A	382 Bayview Drive Coolin 83821	Domestic Well Water Source for this parcel and for primary marina building (See above)
PLBM LLC (Bishop's Marina) *North Property Parking Smaller Parking Area	10-59N-4W 1st Add to Coolin Blk 3 Lot 5	RP 00072003005A A	368 Bayview Drive Coolin 83821	No H2O available
PLBM LLC (Bishop's Marina) Upland Property / Boat Storage	10-59N-4W Coolin Orig Blk 4 Lots 1, 2, 3 & 4	RP 00071004001A A	111 St Louis Ave Coolin 83821	Located approximately 1/4-mile upland from marina. Not lakeside property. No water; well for future H2O source under consideration
*North Property separated from South Property by Bonner County owned boat launch / parking facility (See attached schematic)				



Photo - Approx. 2008



Rest/Lounge
No longer
operating

Well House
Lounge

No Overnight
Parking
No overnight parking is permitted in this area. Vehicles parked overnight may be towed at the owner's expense.

NEU -
coffee
shop &
vacation
rental



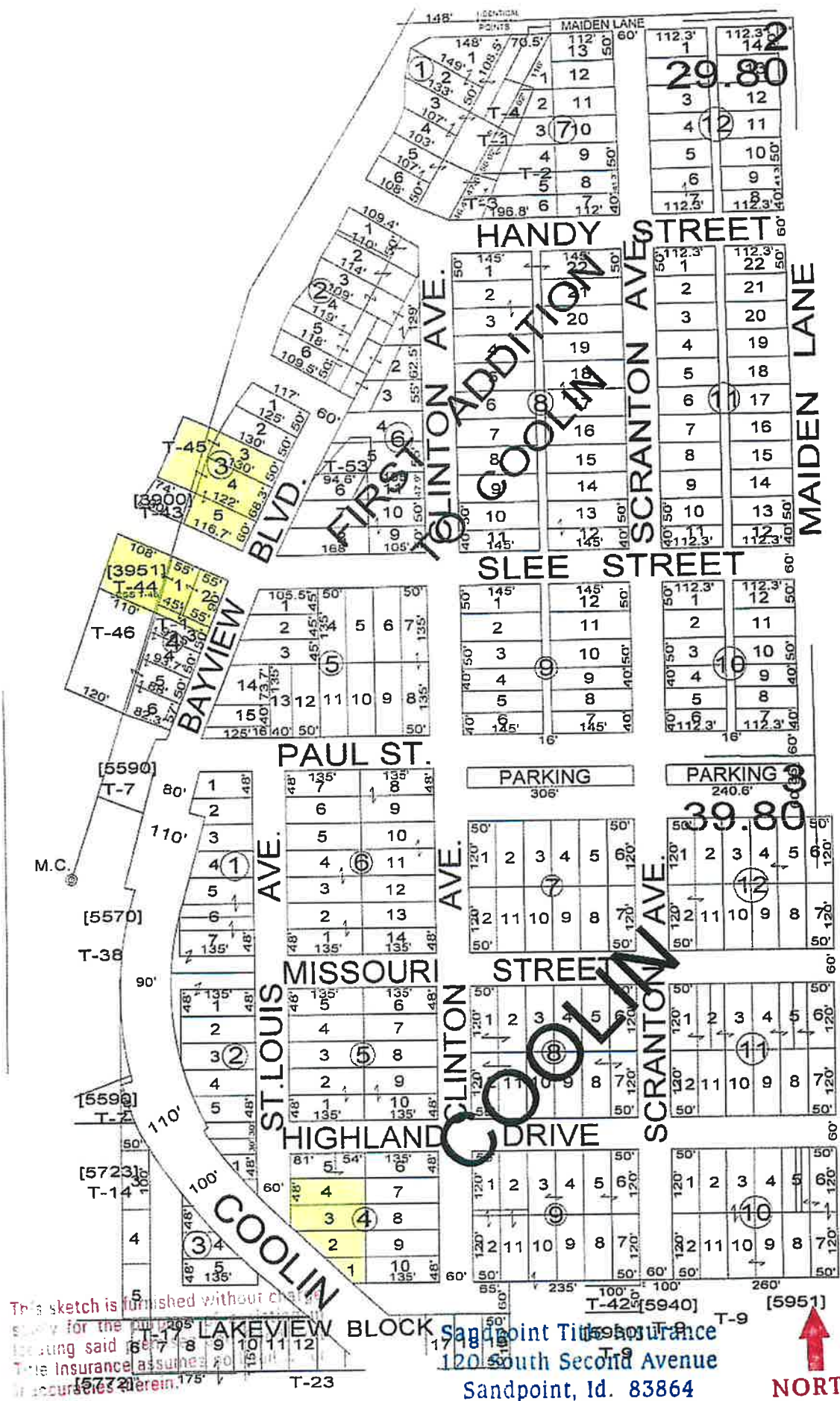
Photo - Approx. 2008

Coffee
shop
rental

(N/A) Private



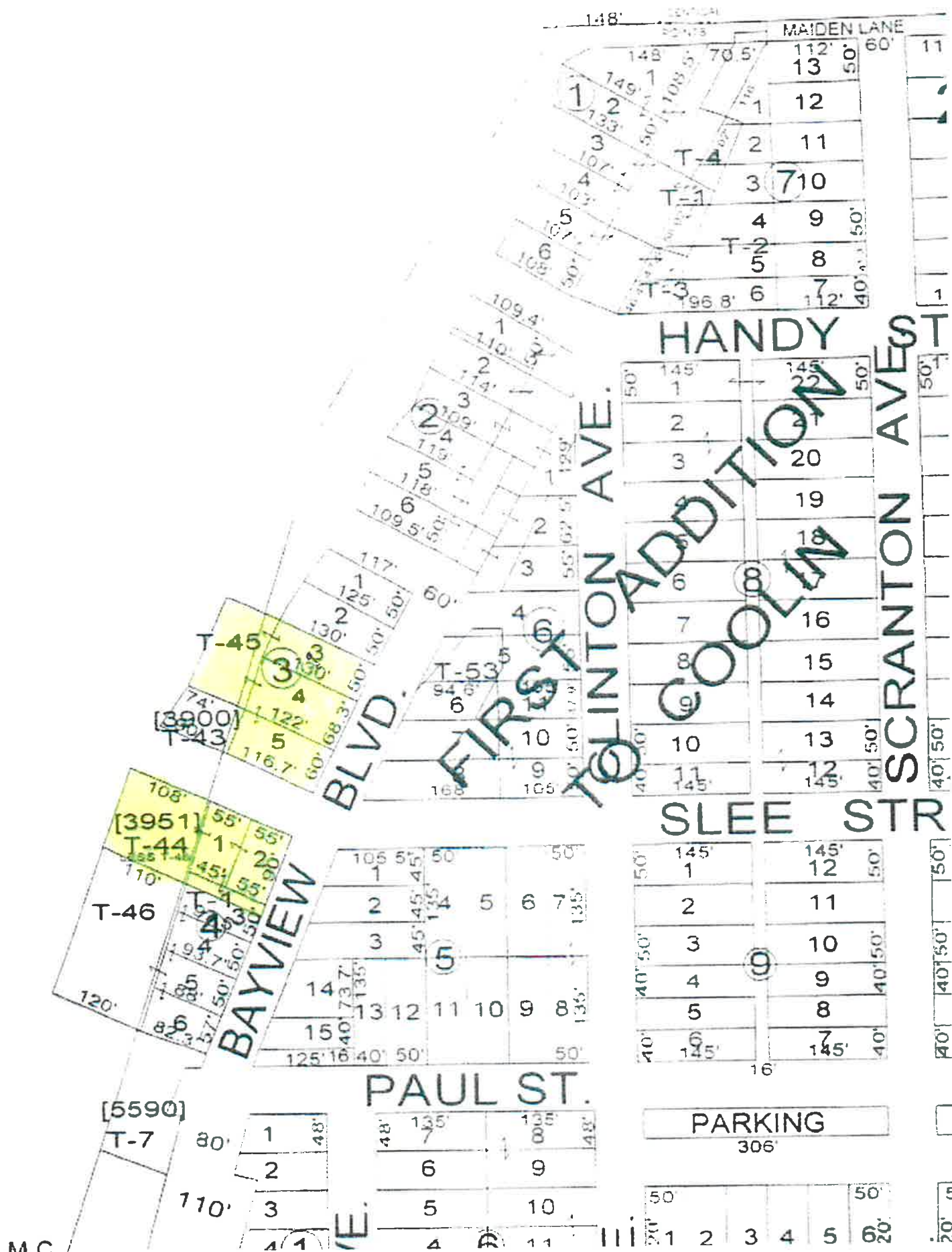
Photo - Apprex, 2008



This sketch is furnished without charge for the purpose of showing the location of the insurance assumed by the insurance company.

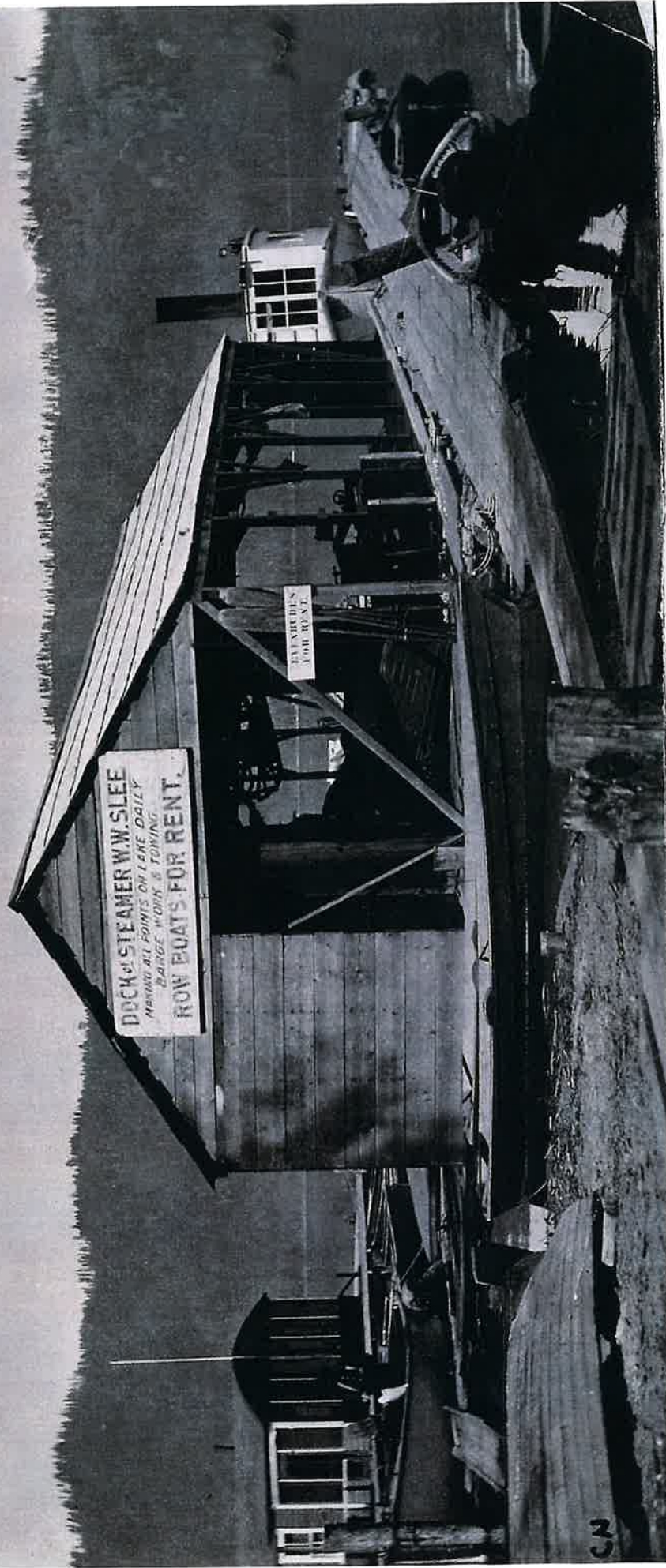
Sandpoint Title Insurance
 120 South Second Avenue
 Sandpoint, Id. 83864





7-1916

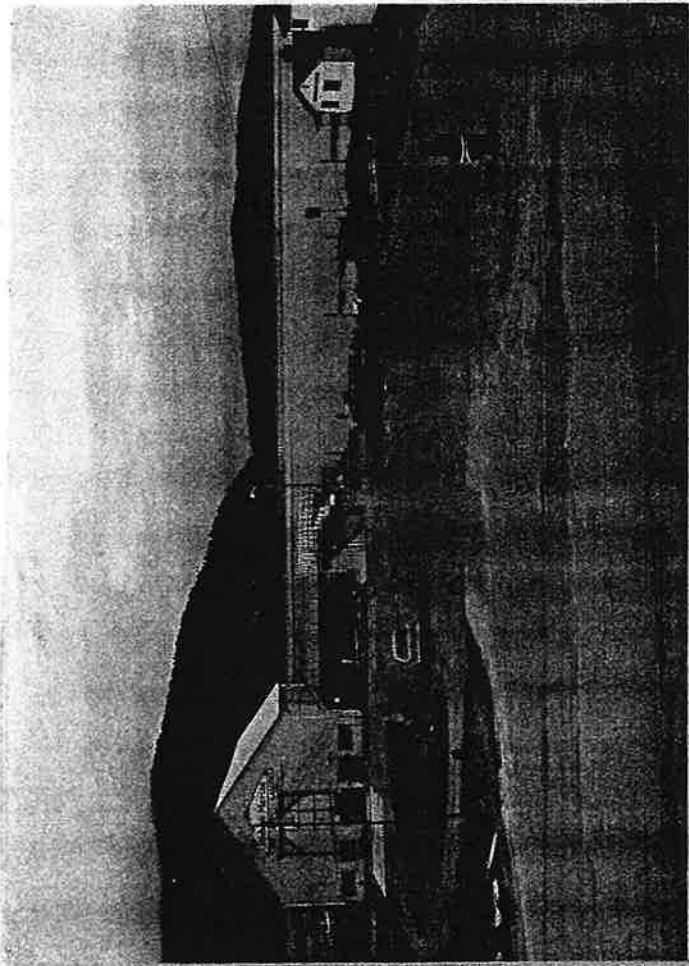
W.W. SLEE



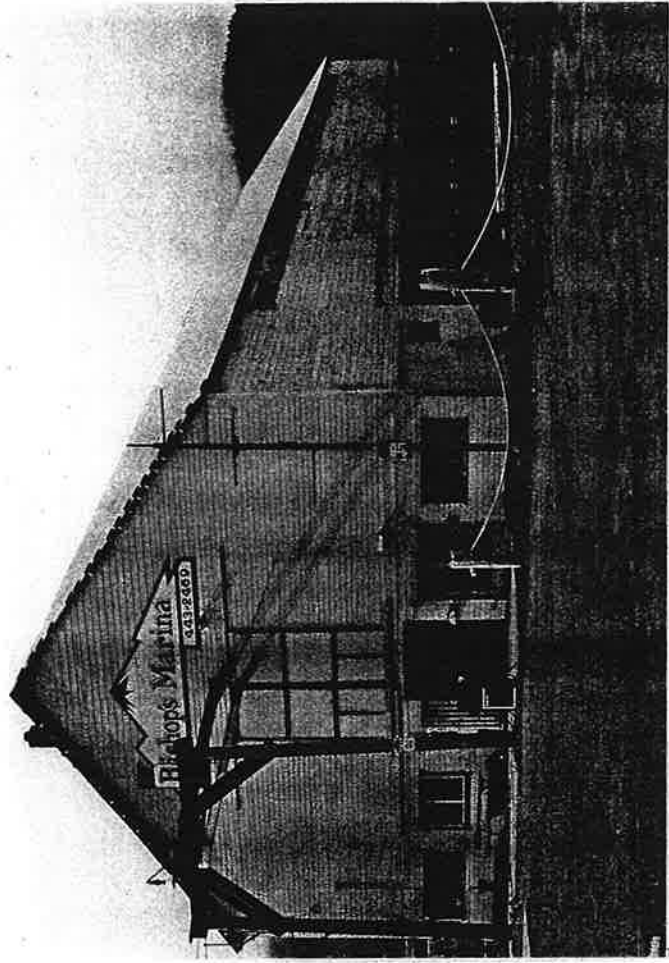
1916 - boat slip
water supplied to slips @ this time.
possibly from lake or a
hand dug well.

Details unknown - for informational
purposes only.

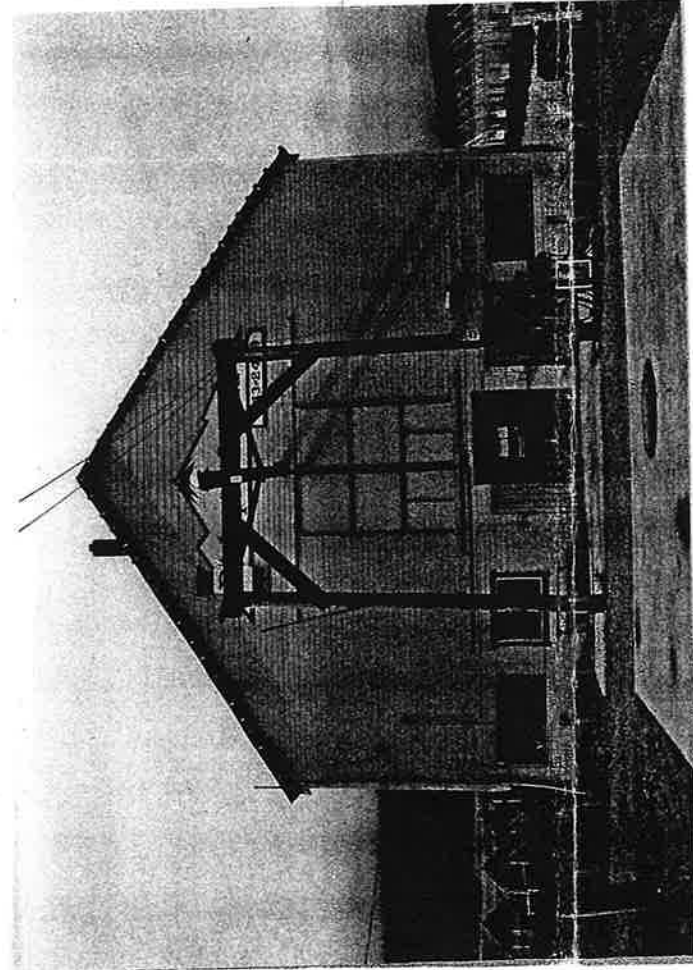
3-22-22. L.W.



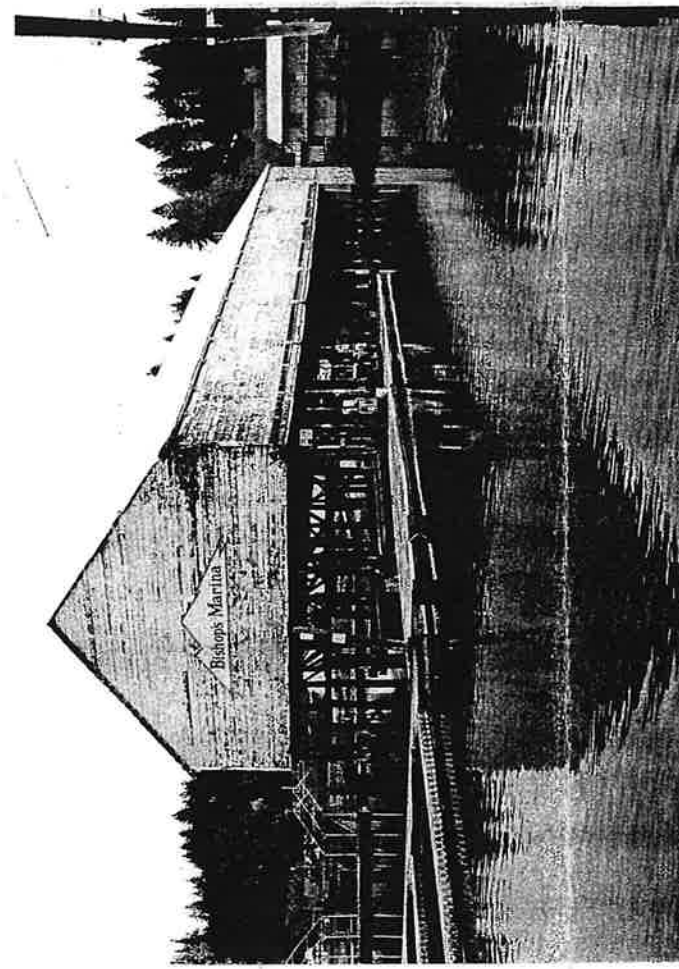
1. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID
Looking west on Priest Lake and
Marina.



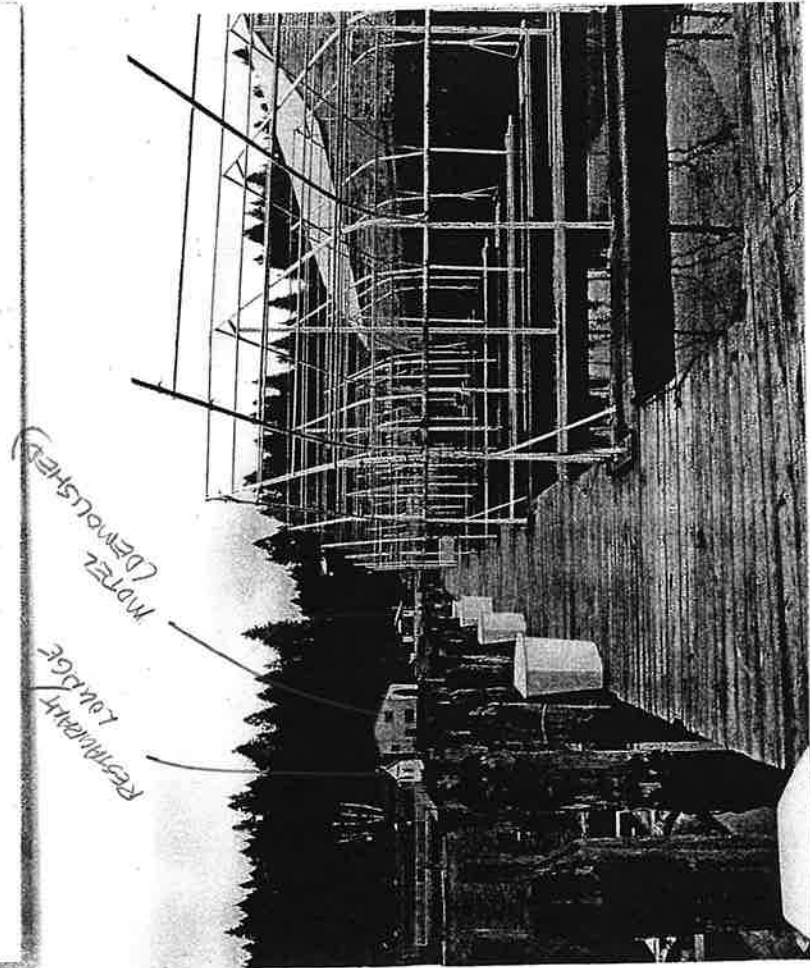
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Bayview & Slee, Coolin, ID



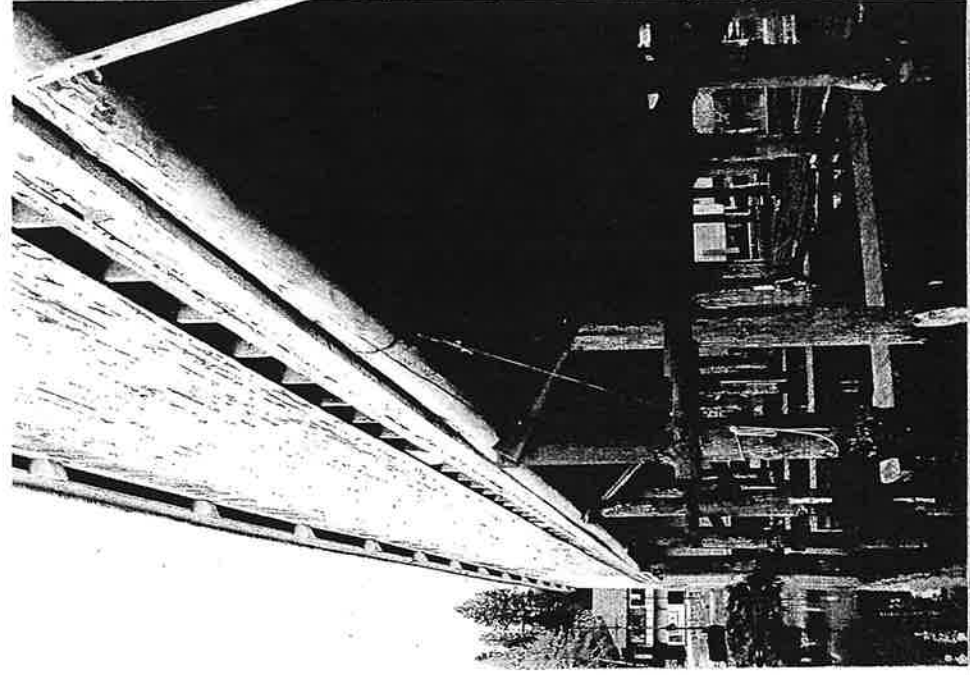
3. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID



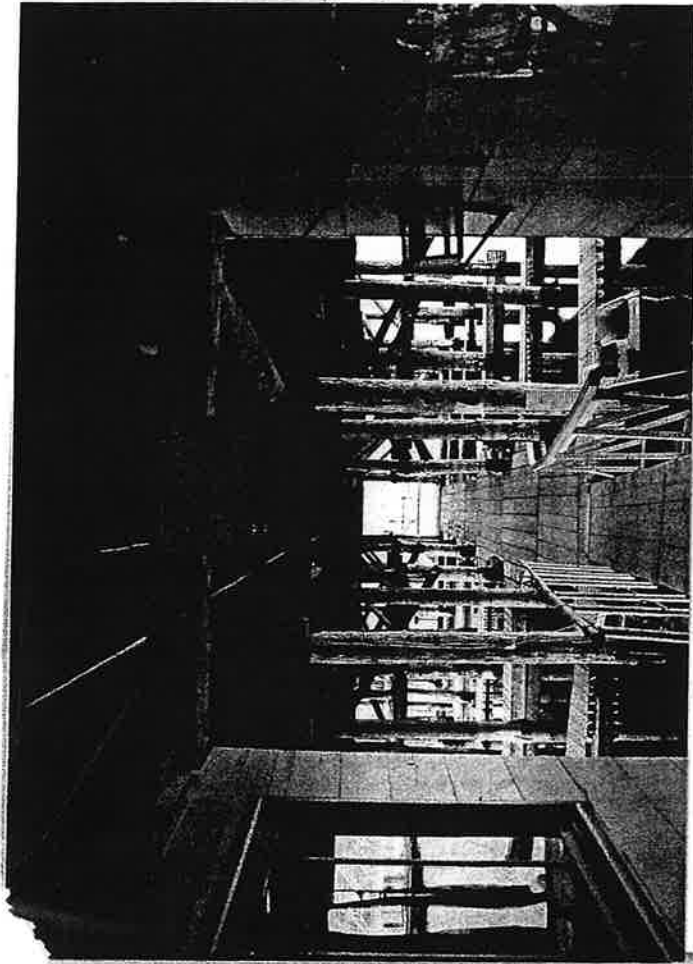
4. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID



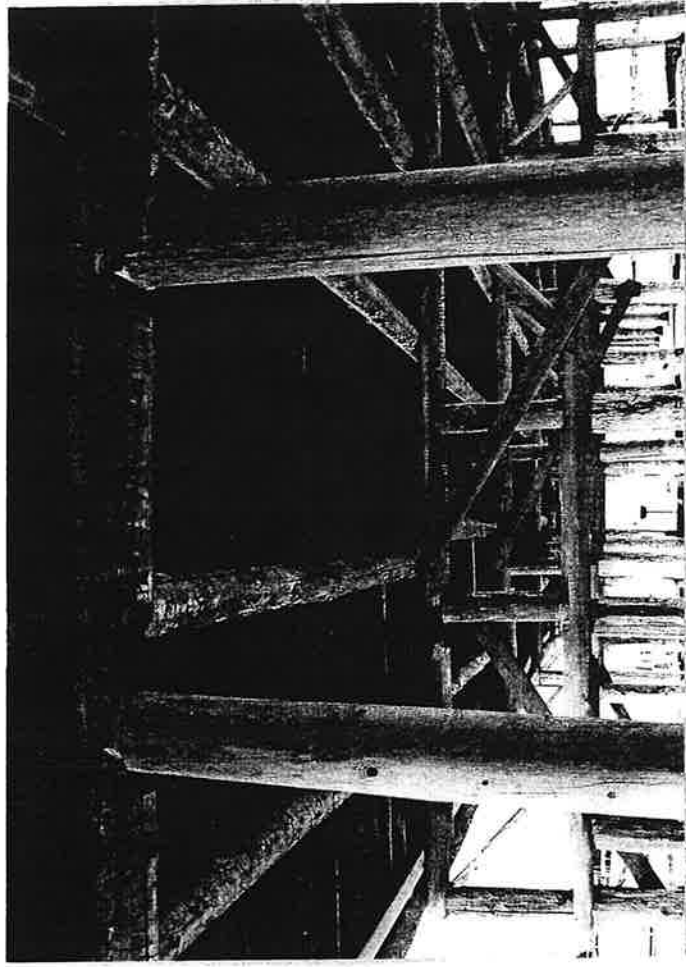
5. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID



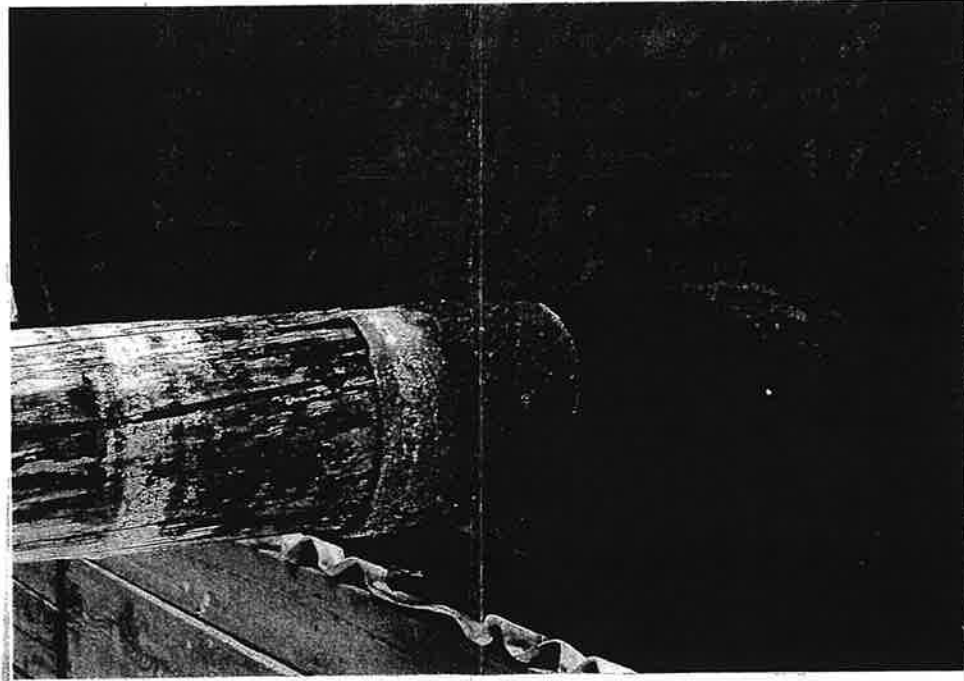
6. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID



7. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID



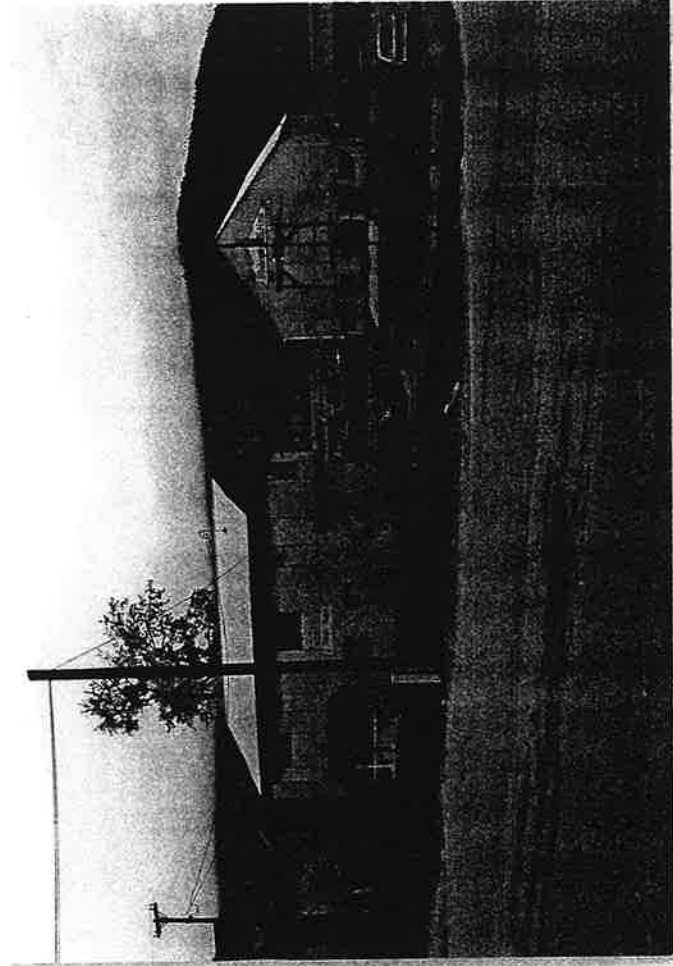
8. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID



9. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID



10. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID



MANAGER'S APT BLD IN FOREGROUND
OVER-WATER MARINA BLD IN BACKGROUND
11. Bishop's Marina October 2001
Bayview & Slee, Coolin, ID