

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

WATER SUPPLY BANK RENTAL AGREEMENT No. 849

RECEIVED

JAN 21 2025

DEPT. OF WATER RESOURCES

This is to certify that:

ADTD FARMS LLC
2500 OVERLAND AVE
BURLEY, ID 83318-2941

filed an application to rent water from the Water Supply Bank ("Bank"). The Idaho Water Resource Board ("Board"), being authorized to operate a Bank and to contract by and through the Director of the Idaho Department of Water Resources ("Director, Department") for rental of water from the Bank, agrees to rent water as follows:

Summary of Water Rights or Portions Rented from the Bank

Water Right No.	Priority Date	Source	Diversion Rate (CFS)	Diversion Volume (AF)	Acres (AC)	Rate Per Acre (CFS/AC)	Volume Per Acre (AF/AC)
43-2412	8/30/1965	GROUND WATER	0.85	230	57.4	0.015	4.0
Combined Rental Totals			0.85	230	57.4	0.015	4.0

Term of Rental: This rental agreement shall take effect when all parties have signed it and shall continue in effect until December 31, 2024. Use of rental water shall be authorized as of either the date this rental agreement takes effect or the first day of the rental season of use, in 2024, whichever occurs last.

Annual Rental Fee:

2024: \$529.00

The full fee for the rental of the above-described right(s) is \$529.00 for 2024. The rental fee is an administrative fee of \$529.00 for 2024. Note that the renter is obligated to pay only the administrative fees associated with the water right(s): 43-2412.

An annual payment shall be received by the Department on or before December 31 each year preceding the use of the rented water rights. The agreement will be void if payment is not received by the due date in a given year. Rental fees are non-refundable. To voluntarily terminate the agreement early, notify the Department in writing prior to the rental fee due date.

Total Water Use Authorized Under Rental Agreement

Beneficial Use	Diversion Rate (CFS)	Diversion Volume (AF)	Acres (AC)	Rate/Acre (CFS/AC)	Volume/Acre (AF/AC)
IRRIGATION	0.85	201	57.4	0.015	3.5
Combined Total	0.85	201	57.4	0.015	3.5

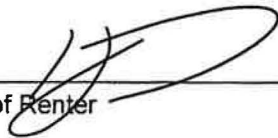
** The authorized water usage reflects a reduction from the water right elements rented, to prevent enlargement of the right when it gets incorporated into a system that authorizes a lower volume per acre.*

Detailed water right conditions are attached.

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

WATER SUPPLY BANK RENTAL AGREEMENT No. 849

The undersigned renter agrees to use the water rented under this agreement in accordance with the Water Supply Bank rules and in compliance with the limitations and conditions of use described in this agreement:



Signature of Renter

1/10/2025

Date

Jacob Gerratt

Printed Name

Member/Owner

Title

*Title required if signing on behalf of a company or organization or with power of attorney

Having determined that this agreement satisfied the provisions of Idaho Code § 42-1763 and IDAPA 37.02.03.030 (Water Supply Bank Rule 30), for the rental and use of water under the terms and condition herein provided, and none other, I hereby execute this Rental Agreement on behalf of the Idaho Water Resource Board.

By 

BRIAN PATTON, Acting Administrator
Idaho Water Resource Board

Date 1/22/25

Rental approved by IDWR 

Date 1/22/25

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

WATER SUPPLY BANK RENTAL AGREEMENT No. 849

WATER USE DETAILS

LOCATION OF POINT(S) OF DIVERSION

GROUND WATER	SESW	Sec. 26, Twp 10S, Rge 26E,	CASSIA County
GROUND WATER	SESW	Sec. 25, Twp 10S, Rge 26E,	CASSIA County
GROUND WATER	SWSE	Sec. 25, Twp 10S, Rge 26E,	CASSIA County
GROUND WATER	SWSE	Sec. 25, Twp 10S, Rge 26E,	CASSIA County
GROUND WATER	SESE	Sec. 26, Twp 10S, Rge 26E,	CASSIA County
GROUND WATER	NENE	Sec. 36, Twp 10S, Rge 26E,	CASSIA County
GROUND WATER	NWNW	Sec. 36, Twp 10S, Rge 26E,	CASSIA County
GROUND WATER	SESW	Sec. 11, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	NWNE	Sec. 12, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	NWSW	Sec. 12, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	NWNW	Sec. 13, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	NWNW	Sec. 13, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	NENW	Sec. 14, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	NESW	Sec. 14, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	SESW	Sec. 14, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	SWSE	Sec. 14, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	NWNE	Sec. 22, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	NWNE	Sec. 22, Twp 11S, Rge 26E,	CASSIA County
GROUND WATER	SWNE	Sec. 22, Twp 11S, Rge 26E,	CASSIA County

BENEFICIAL USE
IRRIGATION

DIVERSION RATE
0.85 CFS

VOLUME
201 AF

SEASON OF USE

From To
4/1 10/31

RENTERS PLACE OF USE: IRRIGATION

Twp	Rng	Sec	NE				NW				SW				SE				Totals
			NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
10S	27E	31						4.2											4.2
11S	27E	18					24	29.2											53.2

Total Acres: 57.4

RENTAL AGREEMENT CONDITIONS OF ACCEPTANCE

1. The use of water under this agreement shall be subject to the provisions of Idaho Code § 42-1766.
2. Rental of the specified right from the bank does not, in itself, confirm the validity of the right or any elements of the water right, or improve the status of the right including the notion of resumption of use. It does not preclude the opportunity for review of the validity of this water right in any other department application process.
3. Use of water under this agreement does not constitute a dedication of the water to renter's place of use, and upon expiration of this agreement, the points of diversion and place of use of the water shall revert to those authorized under the water right and/or again be available to rent from the bank.

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

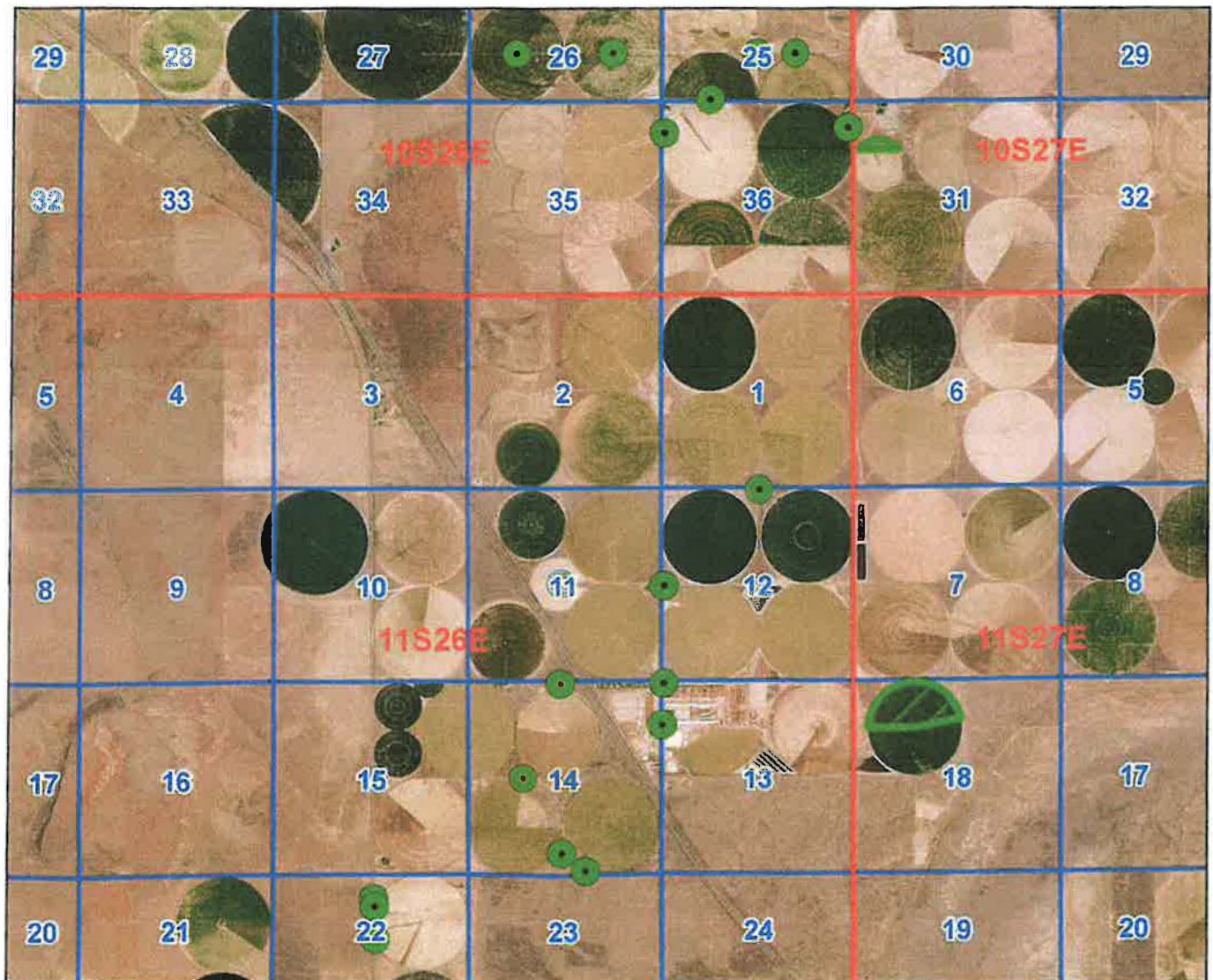
WATER SUPPLY BANK RENTAL AGREEMENT No. 849

4. Use of water under this agreement shall not prejudice any action of the Department in its consideration of an application for transfer or permit filed by the applicant for this same use.
5. Renter agrees to comply with all applicable state and federal laws while using water under this agreement.
6. Renter agrees to hold the Board, the Director and the state of Idaho harmless from all liability on account of negligent acts of the renter while using water.
7. Renter acknowledges and agrees that the Director may terminate authorization for the use of a water right based on a water right's priority date.
8. Failure of the renter to comply with the conditions of this agreement is cause for the Director to rescind approval of the rental agreement.
9. This rental agreement does not authorize the construction of a well.
10. Use of water under this agreement may be regulated by a watermaster with responsibility for the distribution of water among appropriators within a water district. At the time of this approval, this water right is within State Water District No. 143.
11. The use of water for irrigation under this rental may begin as early as March 15 and may continue to as late as November 15, provided other elements of the right are not exceeded. The use of water before April 1 and after October 31 under this remark is subordinate to all water rights having no subordinated early or late irrigation use and a priority date earlier than the date a partial decree is entered for this right.
12. Rights 43-2328, 43-2369, 43-2427, 43-2492, 43-2544, 43-4207, 43-4229, 43-2338B, 43-11132B, 43-12986, 43-12987, 43-12989, 43-12990, 43-13034, 43-13068, 43-13620, 43-13621, 43-13622, 43-13623, 43-13624, 43-13625, 43-13626, 43-13627, 43-13628, 43-13629, 43-13630, 43-13631, 43-13632, 43-13633, 43-13671, 43-13672, 43-13673, 43-13674, 43-13675, 43-13676, and 43-13689 when combined with this rental shall not exceed a total diversion rate of 47.17 cfs, a total annual maximum diversion volume of 10,527.2 af at the field headgate, and the irrigation of 3000.7 acres.

Idaho Water Resource Board
Attachment to Water Supply Bank Rental Agreement No. 849

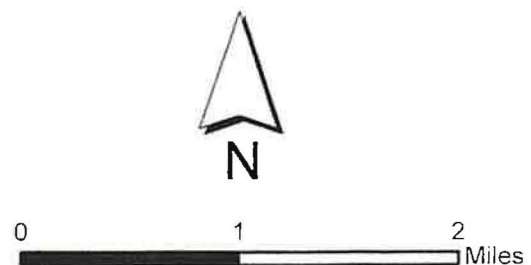
Effective until December 31, 2024

This map depicts the **rental place of use** pursuant to the rental agreement and is attached to the agreement solely for illustrative purposes.



Legend

- Water Supply Bank Rental POD
- Water Supply Bank Rental POU
- Township/Range
- Sections



STATE OF IDAHO
WATER RESOURCE BOARD

RECEIVED

MAR 25 2024

DEPT. OF WATER RESOURCES

APPLICATION TO RENT WATER
FROM THE BOARD'S WATER SUPPLY BANKApplicant Name: ADTD FARMS LLC

Is this application being submitted with a lease application as a lease/rental package?

Yes ☒ No ☐

If yes, specify companion water rights in Section 4

This application must be completed according to the minimum requirement checklist below. This checklist is part of the rental application and must be included with the rental application. **Applications that do not meet the minimum requirements will not be placed in the processing queue and may be returned until all minimum requirements have been met.**

Rental applications should be submitted well in advance of the desired start date for the use of rental water. Rental applications may be processed as early as November 1 of the year prior to the intended use of rental water. Any rental application received on or before November 1 for use in the next year will be assigned a received date of November 1. Rental applications submitted more than one year in advance of the proposed start date for the use of rental water will not be accepted and will be returned to applicants. Rental applications may be returned to applicants if the desired start date for the use of rental water cannot be accommodated by the Water Supply Bank. Rental requests will not be accepted once the rental season of use period has concluded.

One rental application per beneficial use of water. For multiple beneficial uses of water, separate rental requests should be submitted for each unique beneficial use of water. One rental application can be submitted if you propose to rent water from multiple sources.

For additional instructions on completing a rental application, visit the Bank's website at http://idwr.idaho.gov/water_supply_bank.

MINIMUM REQUIREMENT CHECKLIST

Check All Items as Either Attached (Yes) or Not Applicable (N/A)

Yes

- ☒ Completed *Application to Rent Water from the Board's Water Supply Bank*
- ☒ Confirmation that this form has been printed single sided, per requirement of the Water Supply Bank

Attachment N/A Yes

- | | | |
|----|-------------------------------------|--|
| 2 | ☒ | A map showing the proposed point(s) of diversion, place(s) of use, and water diversion and distribution systems proposed to be used with your rental request |
| 3A | ☐ | ☒ Detailed information on a proposed use of rental water |
| 3F | ☒ | ☐ Authorization from the owner/operator of the rental point(s) of diversion |
| 3H | ☒ | ☐ Water modeling to account for the impacts of the rental request |
| 3J | ☒ | ☐ Documents justifying a rate of flow greater than 0.02 cfs/acre |
| 3K | ☒ | ☐ Authorization from the owner/operator of the property at the proposed rental place(s) of use |
| 4B | ☐ | ☒ Explanation of how the rental water will sufficiently accomplish your rental purposes |
| 4C | ☒ | ☐ Explanation of consumptive use amounts for water rights experiencing a change in nature of use |

Department Use Only – Proposed Water Right(s)

43-2412

2965

STATE OF IDAHO
WATER RESOURCE BOARD

Application to Rent Water (Continued)

1. CONTACT INFORMATION

A. Applicant ADTD FARMS LLC

Mailing Address 2500 OVERLAND AVENUE BURLEY, ID 83318

Street

City

State

Zip Code

Email Address _____

Phone Number 2086784820

- B. Is this application being completed by an authorized representative on behalf of the applicant? Yes ☒ No ☐
If yes, representatives (includes company employees if the applicant is a corporation, as well as legal counsel or consultants) should provide their information below if they desire to be included on correspondence with the rental applicant.

Representative Greg Sullivan

Professional Title Engineer

Organization Brockway EGINEERING

Relationship to Applicant Consultant

Mailing Address 2016 N Washington St Ste 4 Twin Falls, Idaho 83301

Email Address greg.sullivan@brockwayeng.com

Phone Number 208-736-8543

2. MAP

Create a map of the proposed point(s) of diversion, place(s) of use and water diversion, delivery and distribution systems. Make sure the rental place of use is outlined and annotated with legal land descriptions (Township, Range, Section and Quarter-Quarters) or with GPS coordinates. For irrigation purposes, mark the number of acres you desire to irrigate. Attach the map to this application and label it **Attachment 2**.

3. DESCRIPTION OF PROPOSED USE FOR RENTAL WATER

- A. Describe why you desire to rent water and provide a detailed description of your proposed use. If the proposed use is not for irrigation, describe in detail how you determined the amount of rental water required. If the space below is insufficient, attach additional sheets as required and label them **Attachment 3A**:

The rented water will be used to irrigate acres that would be not irrigated other wise.

- B. Enter the desired and/or minimum rates of flow, volume, or irrigable acres requested for your rental purposes:

Desired Rate (Cubic Feet/Second)	Desired Volume (Acre-Foot)	Minimum Rate* (Cubic Feet/Second)	Minimum Volume* (Acre-Foot)	Desired Acres (if applicable)
0.85 CFS	230 AF	0.85 CFS	230 AF	57.4 AC

* Sometimes water rights provide an exceptionally low rate per acre and/or low volume per acre. This section is meant to establish an acceptable range of water sufficient for your proposed water use. Please see question 4B and complete if necessary.

- C. This section must be completed in full. Enter the proposed start date and latest possible start date for using rental water as well as the number of years you would like to rent water. The latest possible start is the latest possible date by which you would be willing to pay for a rental and be able to benefit from utilizing rental water.

Desired Start Date (month/day/year)	Latest Possible Start Date (month/day/year)	*Mark Desired Rental Duration (Calendar Years)					**Applicant's preference if rental application cannot be processed prior to the latest possible start?	
4/1/2024	7/1/2024	☒	☐	☐	☐	☐	☒ Process application as soon as possible	☐ Return application to applicant

* The number of years permissible for a rental is subject to the lease contract duration for the water right(s) being rented.

** Per Idaho Code 42-201, it is unlawful to divert or use water without a valid water right. Water Supply Bank rental applicants are not authorized to utilize rental water prior to the execution of an approved rental agreement. Rental requests may be returned to applicants if no water is available from the Bank to fulfill a rental request.

STATE OF IDAHO
WATER RESOURCE BOARD

Application to Rent Water (Continued)

- D. Describe your water distribution system and how rental water will be delivered from the point(s) of diversion (POD) to the proposed place of use (POU):

Existing wells, mainlines and delivery systems.

- E. Describe the physical type (pump, headgate, etc.) and location of the POD from which rental water is proposed to be diverted:

POD Description	Water Source	Other Water Rights Diverted from this POD
See Exhibit A		

If the POD(s) above are located where water is turned into a canal, lateral or ditch, or if they are located on your property but are serviced by water that is delivered via a canal, lateral or ditch, your rental request must include documented authorization from all relevant canal companies, irrigation districts and/or water delivery entities, confirming that they consent to your diversion of water from their system.

- F. Has documented consent from all relevant water delivery entities been obtained? Yes ☐ N/A ☒
If yes, include documented consent as **Attachment 3F**.

- G. Do any POD(s) identified in Question 3E divert from a water source that may require water modeling? Yes ☐ No ☒
Refer to the Water Modeling Requirements Information Sheet to determine if a rental POD may require water modeling.

- H. Has water modeling been provided with your rental request? Yes ☐ N/A ☒
If yes, label modeling Attachment 3 H.
Rental applications that require modeling will be returned if modeling is not provided.

- I. Specify the desired beneficial use of water and the requested season of use or number of acres required:

- ☒ Irrigation 57.4 (number of acres) Duration: Subject to IDWR standard seasons of use
☐ Commercial from: _____ (mm/dd) to: _____ (mm/dd)
☐ Stockwater from: _____ (mm/dd) to: _____ (mm/dd)
☐ Industrial from: _____ (mm/dd) to: _____ (mm/dd)
☐ Other: _____ from: _____ (mm/dd) to: _____ (mm/dd)

- J. For irrigation uses, do you propose to divert water at a rate greater than 0.02 cfs/acre? N/A ☐ Yes ☐ No ☒
If yes, justify the rate of flow and attach any supporting documents as **Attachment 3J**. Justification may include information on soil composition, conveyance losses, crop type, irrigation systems, public access areas, etc. A rate of 0.03 cfs/acre is permissible for irrigation of 5 acres or less.

- K. Do you own the land at the proposed rental place of use (POU)? Yes ☒ No ☐
If no, attach documentation from the POU owner/operator confirming your authorization to use the POU and label it **Attachment 3K**.

- L. List all other water rights and sources of water at the rental place of use for the same purpose, including privately owned water rights and water received from a municipal supplier, an irrigation district, a canal company or any other water delivery entity. Explain why additional water is required:

None

STATE OF IDAHO
WATER RESOURCE BOARD

Application to Rent Water (Continued)

4. RENTAL REQUESTS FOR SPECIFIC WATER RIGHTS

A. Are you requesting to rent specific water rights?

Yes ☒ No ☐

If yes, specify below the elements of the water rights you are requesting to rent. If no, continue to Question 4B.

Important Information: Diversion rates and volumes sought for rent must be proportionate to the per acre diversion rates and per acre volume limits of the water right under lease contract to the Water Supply Bank. Prior to completing this section, applicants should review all water right lease contracts and any active rental agreements to determine which elements of a water right are available to satisfy a rental request. Lease and rental documents are searchable via [IDWR's website](#).

Water rights identified below must either already be leased to the Bank or a lease proposal should accompany this rental request. **Rental requests for water rights not yet leased to the Bank will be returned if companion lease applications are not provided with the rental request.** For leased rights featuring combined limits, rentals must be consistent with combined diversion rate, volume or acre limits. Combined limits should be listed on a row below water right numbers.

Water Right Elements Leased to Water Supply Bank					Leased totals, minus water right elements involved in active rental agreements, equals water right elements available for rent	Water Supply Bank Rental Request		
Water Right Number (leave blank if sub-total of combined limits)	Nature of Use	Diversion Rate (CFS)	Volume (AF)	Acres (AC)		Diversion Rate (CFS)	Volume (AF)	Acres (AC)
43-2412	Irrigation	1.02	276	69.0		0.85	230	57.4
Applicants must ensure the requested rate per acre and volume per acre do not exceed the rate per acre and volume per acre limits of water rights leased to the Water Supply Bank					TOTAL	0.85	230	57.4
						CFS	AF	AC

**Attach multiple copies of this page if space above is insufficient to list all water rights requested to be rented on this application.*

B. If water right conditions, combined limits, or the sum of all water right elements being requested provide an unconventional duty of water (e.g., an unusually low rate per acre or volume per acre for irrigation use), explain how your proposed rental will sufficiently accomplish your intended purposes. Attach a separate page if space is insufficient and label it **Attachment 4B**:

N/A

C. Does your rental request propose to change the nature of use for any water right(s) being rented?

Yes ☐ No ☒

If yes, explain how the water right(s) will be converted to new uses. Include the historic, consumptive use amounts for the water right being rented if you have it, as well as the new consumptive use amount for your proposed beneficial use. If space below is insufficient, attach a separate page and label it **Attachment 4C**:

STATE OF IDAHO
WATER RESOURCE BOARD

Application to Rent Water (Continued)

5. ADDITIONAL INFORMATION

- A. Is this the first time that rental water is being requested for this purpose at the rental place of use? Yes ☒ No ☐
If no, list previous rental requests/agreements and explain why you have not secured a permanent water right for your needs:

- B. Have you or do you intend to submit an application for permit or transfer proposing a similar use as this rental? Yes ☐ No ☒
If yes, describe:

- C. Was this rental application submitted in response to a Notice of Violation (NOV) or a pending NOV? Yes ☐ No ☒
If yes, describe the date and location of the NOV.

- D. Additional Information
None

DECLARATION

I hereby assert that the information contained in this application is true to the best of my knowledge. I understand that any willful misrepresentations made in this application may result in rejection of the application or cancellation of an approval. I understand that if this rental application is approved, it will be subject to the provisions of Section 42-1766, Idaho Code and all applicable state and federal laws. I understand that the submission of a rental application provides no guarantee for approval of a rental agreement. I also understand that, per Idaho Code 42-201, it is unlawful to divert or use water without a valid water right and that I am not authorized to utilize water as proposed in this application prior to the execution of an approved rental agreement.


Signature of Applicant

Jacob Gerratt
Printed Name of Applicant

3/5/2024
Date

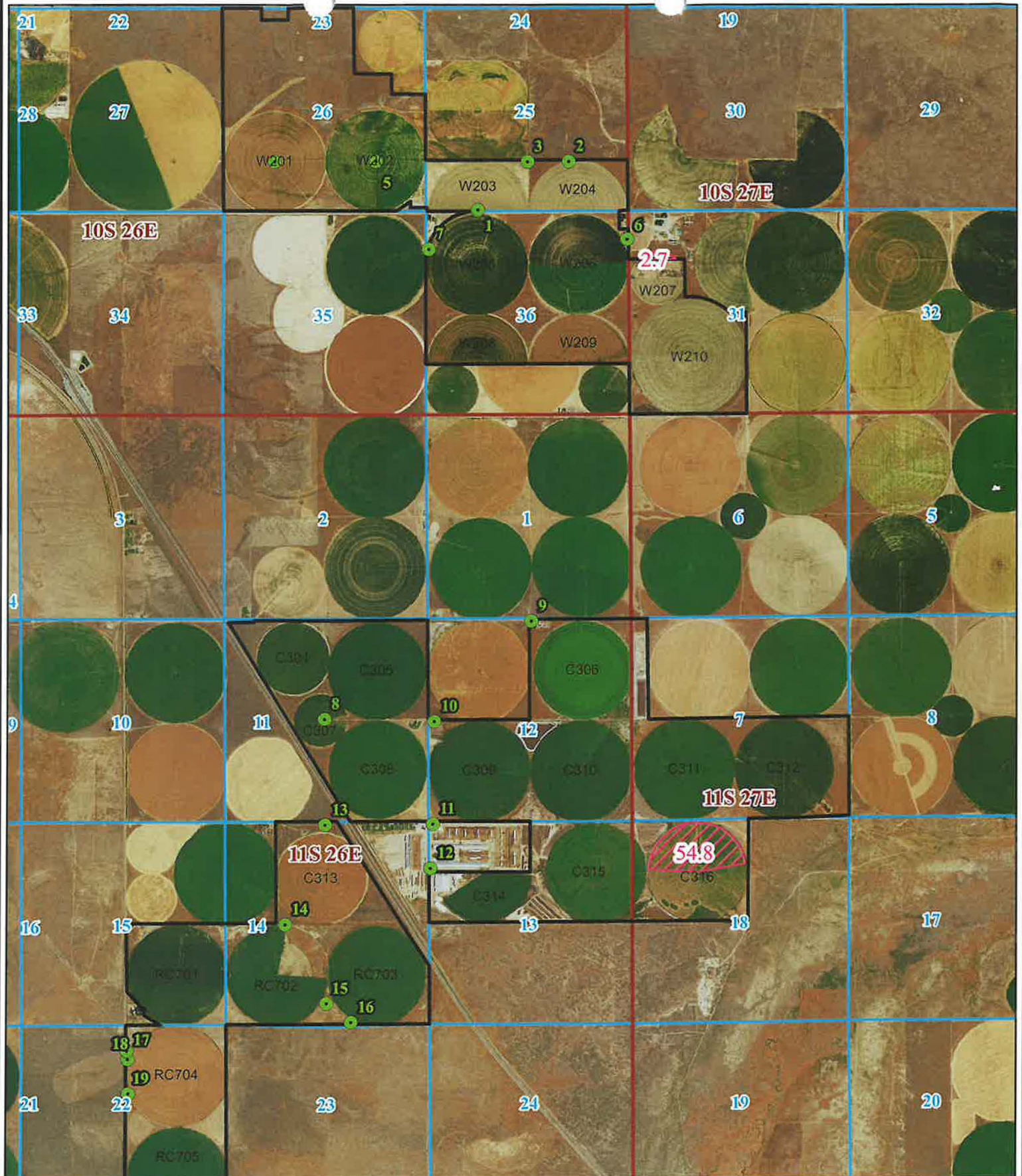
Signature of Representative

Printed Name of Representative

Date

Mail to:

Idaho Department of Water Resources
P.O. Box 83720
Boise, ID 83720-0098



ADTD FARMS LLC

RENTAL of 57.4 ACRES
NAIP 2021 AERIAL

Legend

- POD
- PPU
- Curtailed_Acres_2022
- 2023_Rental

Exhibit A
POD

	QQ	Sec.	Twp.	Rge.	County	Source
1	SESW	Sec. 25	Township 10S	Range 26E	CASSIA County	GROUND WATER
2	SWSE	Sec. 25	Township 10S	Range 26E	CASSIA County	GROUND WATER
3	SWSE	Sec. 25	Township 10S	Range 26E	CASSIA County	GROUND WATER
4	SESW	Sec. 26	Township 10S	Range 26E	CASSIA County	GROUND WATER
5	SESE	Sec. 26	Township 10S	Range 26E	CASSIA County	GROUND WATER
6	NENE	Sec. 36	Township 10S	Range 26E	CASSIA County	GROUND WATER
7	NWNW	Sec. 36	Township 10S	Range 26E	CASSIA County	GROUND WATER
8	SENW	Sec. 11	Township 11S	Range 26E	CASSIA County	GROUND WATER
9	NWNE	Sec. 12	Township 11S	Range 26E	CASSIA County	GROUND WATER
10	NWSW	Sec. 12	Township 11S	Range 26E	CASSIA County	GROUND WATER
11	NWNW	Sec. 13	Township 11S	Range 26E	CASSIA County	GROUND WATER
12	NWNW	Sec. 13	Township 11S	Range 26E	CASSIA County	GROUND WATER
13	NENW	Sec. 14	Township 11S	Range 26E	CASSIA County	GROUND WATER
14	NESW	Sec. 14	Township 11S	Range 26E	CASSIA County	GROUND WATER
15	SESW	Sec. 14	Township 11S	Range 26E	CASSIA County	GROUND WATER
16	SWSE	Sec. 14	Township 11S	Range 26E	CASSIA County	GROUND WATER
17	NWNE	Sec. 22	Township 11S	Range 26E	CASSIA County	GROUND WATER
18	NWNE	Sec. 22	Township 11S	Range 26E	CASSIA County	GROUND WATER
19	SWNE	Sec. 22	Township 11S	Range 26E	CASSIA County	GROUND WATER

CONSENT TO RENTAL

To Whom It May Concern,

Eagle Creek Northwest LLC C/O UBS Agrivest LLC. and ADTD Farms LLC have worked together for years. ADTD Farms LLC has proposed a rental to apply 2.7 acres of irrigation water on property identified by Cassia County as parcel # RP10S27E310011 being owned by Eagle Creek Northwest LLC C/O UBS Agrivest LLC.

Eagle Creek Northwest LLC C/O UBS Agrivest LLC. gives permission to ADTD Farms LLC to rent 2.7 acres to this parcel of ground located at Township 10 South Range 27 East Section 31 NW1/4.

Eagle Creek Northwest LLC C/O UBS Agrivest LLC.:



Date: 5/5/23



0005177175

**STATE OF IDAHO***Office of the secretary of state, Phil McGrane***ANNUAL REPORT**

Idaho Secretary of State
PO Box 83720
Boise, ID 83720-0080
(208) 334-2301
Filing Fee: \$0.00

For Office Use Only

-FILED-

File #: 0005177175

Date Filed: 4/3/2023 11:30:06 AM

B0791-2639 04/03/2023 11:30 AM Received by Office of the Idaho Secretary of State

Entity Name and Mailing Address:

Entity Name: ADTD FARMS, LLC
The file number of this entity on the records of the Idaho Secretary of State is: 0000060482
Address: 2500 OVERLAND AVE
BURLEY, ID 83318-2941

Entity Details:

Entity Status: Active-Existing
This entity is organized under the laws of: IDAHO
If applicable, the old file number of this entity on the records of the Idaho Secretary of State was: W15455

The registered agent on record is:

Registered Agent: TODD GERRATT
Registered Agent
Physical Address
2500 OVERLAND AVE
BURLEY, ID 83318
Mailing Address

The name and street address of the new registered agent and office in Idaho is:

Registered Agent: Registered Agent
Alan Gerratt
Physical Address:
2500 OVERLAND AVE
BURLEY, ID 83318
Mailing Address:
2500 OVERLAND AVE
BURLEY, ID 83318-2941

☒ I affirm that the registered agent appointed has consented to serve as registered agent for this entity.

Limited Liability Company Managers and Members

Name	Title	Business Address
☒ TODD GERRATT	Member	2500 OVERLAND AVE BURLEY, ID 83318
ALAN GERRATT	Member	2500 OVERLAND AVE BURLEY, ID 83318
DAVID GERRATT	Member	2500 OVERLAND AVE BURLEY, ID 83318
STEVE GERRATT	Member	2500 OVERLAND AVE BURLEY, ID 83318
JACOB GERRATT	Member	2500 OVERLAND AVE BURLEY, ID 83318
☒ Kyle Gerratt	Member	2500 OVERLAND AVE BURLEY, ID 83318



The annual report must be signed by an authorized signer of the entity.

Job Title: Member

Alan Gerratt

Sign Here

04/03/2023

Date

B0791-2640 04/03/2023 11:30 AM Received by Office of the Idaho Secretary of State

CONTRACT OF AGREEMENT

To Whom It May Concern,

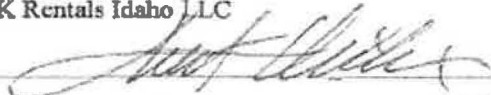
OK Rentals Idaho LLC and ADTD Farms LLC have in place a long term farm lease agreement or contract for property owned by OK Rentals Idaho LLC. The contract includes the property, water rights and water distribution systems pertaining to water right 43-2412.

ADTD Farms LLC has agreed to pay the annual farm contract payment for 2024. No additional fees are required by OK Rentals Idaho LLC of ADTD Farms LLC for the rental of any water from the Idaho Water Supply Bank pertaining to water right 43-2412 during the 2024 irrigation season.

Therefore, the rental payment of the 90% of the rental fees for water rights 43-2412 for the year 2024 has been paid in full.

ADTD Farms LLC will pay the Idaho Water Supply Bank the 2024 processing 10% rental fee when the rental agreement is signed and returned to IDWR for final approval.

OK Rentals Idaho LLC


Date: March 13, 2024

ADTD Farms LLC


Date: 3/5/2024



IDAHO DEPARTMENT OF
WATER RESOURCES

322 E Front Street, Suite 648, Boise ID 83702 • PO Box 83720, Boise ID 83720-0098
Phone: 208-287-4800 • Fax: 208-287-6700 • Email: idwrinfo@idwr.idaho.gov • Website: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

January 27, 2025

ADT FARMS LLC
2500 OVERLAND AVE
BURLEY ID 83318-2941

**RE: RENTAL OF WATER FROM THE WATER SUPPLY BANK
WATER RIGHT NO(S). 43-2412, AGREEMENT 849**

Dear Renter:

Please find enclosed a receipt in the amount of **\$529.00** and a copy of a fully executed Water Supply Bank Rental Agreement in connection with the rental of 230.0 acre-feet of water for irrigation of 57.4 acres during 2024. Upon receipt of this fully executed agreement, you are authorized to divert water in compliance with the conditions of water use described in the agreement.

The rental fee will be retained by the Department to offset administrative costs since you have a private agreement with the owner of the rights.

If you have questions regarding this matter, please contact this office at bank@idwr.idaho.gov or 208-287-4800.

Sincerely,

Debra Mansfield

for
Water Supply Bank

Enclosures: Receipt No. C119898
Rental Agreement (copy)

c: Sascha Marston – Fiscal
IDWR Southern Regional Office
Representative
Water District 143 - Raft River Basin
Ground Water District – Raft River
IDWR Compliance Officer

Mansfield, Debra

From: Mansfield, Debra
Sent: Monday, January 27, 2025 9:04 AM
To: Skinner, Corey; IdwrPayable; Ragan, Brian; 'dharper@atcnet.net'; Greg Sullivan
Cc: Bank
Subject: Executed WSB Rental Agreement 849 & 854
Attachments: Executed WSB Rental Agreement 849 ADT Farms LLC 2024.pdf; Executed WSB Rental Agreement 854, ADT Farms LLC.pdf

Good morning,

Please see the attached copies of executed WSB Rental Agreements 849 & 854 for your records.

Thank you,

Debra Mansfield | Technical Records Specialist 1
IDWR – State Office
322 E Front St, Boise ID 83702-7371
(208) 287-4921 | Debra.Mansfield@idwr.idaho.gov



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WATER RESOURCES

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Governor Brad Little

Director Mathew Weaver

September 23, 2024

RECEIVED

ADTD FARMS LLC
2500 OVERLAND AVE
BURLEY ID 83318-2941

JAN 21 2025

DEPT. OF WATER RESOURCES

**RE: APPLICATION TO RENT WATER FROM THE WATER SUPPLY BANK
WATER RIGHT NO(S). 43-2412, AGREEMENT 849**

*****TIME SENSITIVE RESPONSE REQUIRED*****

Dear Applicant:

The Department of Water Resources acknowledges receipt of your application to rent water from the Water Supply Bank. **I have enclosed a Water Supply Bank Rental Agreement for your review and signature.** Upon signature and return of the original agreement, together with the rental fee described below, the Department will also sign the original agreement and return an executed copy to you. Execution of the agreement and compliance with the conditions of approval authorize diversion and use of water as provided in the agreement.

A rental fee of **\$5,290 per year** was calculated based on the current rental rate of \$23.00 per acre-foot times a diversion volume of 230 acre-feet. Since you have a private agreement with the lessor **you are only obligated to pay the 10% administrative fee or \$529.00.** The agreement will be void if payment is not received prior to the due date in a given year. If you would like to terminate the agreement prior to the end of the rental period, you must submit written notice of your intent to the Department at least 30 days prior to the rental fee due date.

Please send a check in the amount of \$529.00 for 2024 made payable to the Idaho Department of Water Resources, **together with the signed rental agreement, within 14 days** so I can complete processing.

Pursuant to the Water Supply Bank Rules, \$529.00 will be retained by the Department to offset administrative costs for **2024.**

If you have any questions, please contact this office at (208) 287-4800.

Sincerely,

Debra Mansfield

for

Water Supply Bank

Enclosure(s)

c: IDWR Front Desk
Representative (via email)

From: [Greg Sullivan](#)
To: [Parker, Cody](#)
Subject: RE: ADTD Farms LLC WSB Rental
Date: Monday, April 8, 2024 8:47:17 AM
Attachments: [image001.png](#)

CAUTION: This email originated outside the State of Idaho network. Verify links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

Cody,

ADTD is currently complying with the 2016 curtailment order signed by the Director of IDWR in which all expansion water rights are curtailed in the Raft River area. You are correct in the fact that the proposed rental location of the 54.8 acres is within the 3000.7 acre place of use. However, expansion water rights are located on the 54.8 acres. Therefore, there is no current authorization by IDWR to irrigate the 54.8 acres with water rights currently owned by ADTD. This is the reason the proposed rental application needs to be approved for the 2024 irrigation season.

Give me a call if you would like to discuss this further.

Greg Sullivan
Brockway Engineering
2016 North Washington Street, Suite 4
Twin Falls, Idaho 83301
208-736-8543

All information, calculations, maps, drawings, or other documents transmitted via e-mail are preliminary unless explicitly stated in the e-mail text or in the documents themselves.

From: Parker, Cody [mailto:Cody.Parker@idwr.idaho.gov]
Sent: Wednesday, April 03, 2024 1:26 PM
To: Greg Sullivan <greg.sullivan@brockwayeng.com>
Subject: ADTD Farms LLC WSB Rental

Mr. Sullivan,

ADTD Farms LLC has applied to rent 57.4 acres of groundwater irrigation from the Water Supply Bank. I am currently reviewing the rental application and could use your help to fill in a few details.

The application states that the rented water “*will be used to irrigate acres that would be not irrigated other wise*”. The rental application also states that there are no other water rights that

provide water for this use. My review shows that there are a combination of 36 separate groundwater rights which, when combined, authorize a total of 3000.7 acres of irrigation within a 4038.2 acre boundary. A condition of approval on the water rights requires the owner to identify the specific 3000.7 acres they plan to irrigate in a given season. The electronic shapefile we have on record identifies a specific 3000.7 acres which includes a 54.8 acre region of the rental place of use. It seems to me that ADTD Farms LLC already has the authorization to irrigate this acreage. The other 2.7 acre region does not appear to have any irrigation authorization and certainly can be rented.

I just want to double check that the authorization to irrigate this acreage was not overlooked. If it was, then it seems reducing the rental to 2.7 acres would be appropriate. Otherwise, there is likely something I am missing? I appreciate any insight you can provide into the matter and I look forward to your reply.

Thank you



Cody Parker

Water Rights Supervisor
208-287-4910

Idaho Dept. of Water Resources

322 E Front St, PO Box 83720, Boise ID 83720
idwr.idaho.gov



BROCKWAY
ENGINEERING
P.L.L.C.

Hydraulics

Hydrology

Water Resources

RECEIVED

MAR 25 2024

DEPT. OF WATER RESOURCES

March 21, 2023

Mary Condon
Idaho Water Supply Bank
Idaho Department of Water Resources
P.O. Box 83720
Boise, ID 83720-0098

Re: ADT Farms LLC and ADTD Farms LLC rentals

Dear Ms. Condon:

ADTD Farms LLC proposes to rent 58.4 acres for the 2024 irrigation season from water rights 43-2412. The proposed rental location is identified in the attached rental application and aerial map.

ADT Farms LLC proposes to rent 10.6 acres for the 2024 irrigation season from 43-2412. The proposed rental location is identified in the attached rental application and aerial map.

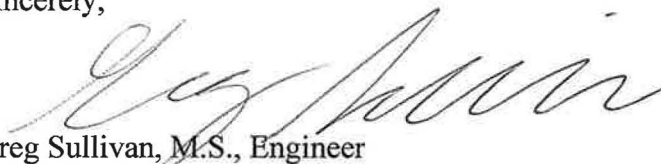
Attached to this letter are signed contracts of agreement between:

- John Spratling and ADT Farms LLC
- OK Rentals Idaho LLC and ADTD Farm LLC
- OK Rentals Idaho LLC and ADT Farms LLC

These agreements indicate that ADT Farms LLC and ADTD Farm LLC have entered into a farm lease or a private agreement regarding the management of these water rights to be rented. No rental payment will be paid to the water right owners by the Idaho Water Supply Bank. The 10% processing rental fee will be paid to the Idaho Water Supply Bank by ADT Farms LLC and ADTD Farms LLC upon the processing and approval of the attached rental applications.

Please copy our office on all correspondence regarding this application.

Sincerely,



Greg Sullivan, M.S., Engineer

Cc: Jacob Gerratt
Enc: Rental Applications, Aerial Maps, Contract of Agreements

CHARLES E.
BROCKWAY,
PH.D., P.E.

CHARLES G.
BROCKWAY,
PH.D., P.E.

2016 NORTH
WASHINGTON
STREET • SUITE 4

TWIN FALLS,
IDAHO 83301

208•736•8543

FAX: 736•8506

2965 + 2964