



IDAHO DEPARTMENT OF
WATER RESOURCES

Eastern Region • 900 N Skyline Drive, Suite A • Idaho Falls, ID 83402-1718

Phone: 208-525-7161 • Fax: 208-525-7177 • Email: easterninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

January 29, 2026

COMORE LOMA WATER CORP
2539 CHANNING WAY STE 220
IDAHO FALLS ID 83404-7558

Re: Change in Water Right Ownership: 25-14240 (Split into 25-14240 and 25-14505)

Dear Water Right Holder(s):

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of a portion of the above referenced water right(s) to you. The Department has modified its records based on the information received and has enclosed a computer-generated report for you.

This is a correction to the Notice of Change in Water Right Ownership filed on August 3, 2021, and completed on October 28, 2021. The proof reports have been updated to reflect both deeds included with the ownership change.

Your portion of each water right(s) has a specified point of diversion, nature of use and place of use. If you plan to change the authorized point of diversion, nature of use, or place of use, including adding a new point of diversion, you must file an Application for Transfer of Water Right. If you do not plan to change any elements of your water right, then no further action is required at this time.

The portion of the water right retained by the original right holder retains the original water right number. The Department is sending the original right holder a copy of this letter and a computer-generated report showing the changes to the original water right.

Updating the ownership record for a water right does not reconfirm the validity of the right. When processing a Notice of Change in Water Right Ownership, the Department does not review the history of water use to determine if the right has been forfeited or deliberately abandoned through five years or more of non-use. To read more about water right forfeiture, including how to protect a water right from forfeiture, please see Idaho Code §§ 42-222 and 42-223.

Please note, water right owners are required to report any change of water right ownership and any change of mailing address to the Department within 120 days of the change. Reporting forms are available from any office of the Department, or from the Department's website.

If you have any questions concerning the enclosed information, please contact me at 208-497-3787.

Sincerely,

Jonie Bailly
Technical Records Specialist 1

Enclosure(s)

cc: COMORE DEVELOPMENT INC
ec: luke@waterlawidaho.com

Baily, Jonie

From: luke@waterlawidaho.com
Sent: Friday, January 23, 2026 2:37 PM
To: Baily, Jonie
Cc: Cefalo, James
Subject: Comore Loma Water Right Split/Ownership Change
Attachments: NCO_Approved.pdf; WaterRightReport_25-14505.pdf

Follow Up Flag: Follow up
Flag Status: Flagged

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.

Jonie and James,

I have been doing some work on Comore Loma's water rights, and in reviewing some of the previous things I have done, I have discovered what I believe is a mistake made by the Department when it processed a previous water right split and ownership change. Attached is the approved NCO file from IDWR's database, as well as the Water Right Report for Water Right No. 25-14505. You can see on the NCO that I submitted in 2021 that I included two deeds. One for Divisions 26, 27, and 28 for 0.42 cfs and the irrigation of 26 acres. The other deed was for divisions 29 and 30 for 0.15 cfs and the irrigation of 8 acres. Together, the two deeds should have created a water right for 0.57 cfs and the irrigation of 34 acres. Instead, the new water right, 25-14505 (report attached) is for 0.42 cfs and 26 acres. The place of use shapefile however, captures the entirety of Divisions 26-30. Thus, the pou is correct, but the diversion rate and acre limit on the water right is incorrect. It missed the second deed for 0.15 cfs and 8 acres. What do we need to do to fix this? Is it as simple as going into your database and correcting the diversion rate and acre limit on the 25-14505? Please let me know if you need anything from me or if you have any questions.

Thank you,



Luke H. Marchant

601 7th St.

P.O. Box 536

Rupert, ID 83350

(208) 944-9310

luke@waterlawidaho.com

DARRINGTON MARCHANT
— WATER LAW —

Confidentiality Notice: The information contained in this e-mail and any accompanying attachments, all of which may be confidential and/or privileged, is intended only for use by the person or entity to whom it is addressed. If you are not the intended recipient, any unauthorized use, disclosure, or copying of this e-mail and its contents is strictly prohibited and may be unlawful. If you are not the intended recipient, please immediately notify me by return email and delete the original message and all copies from your system. Thank you.

Water Right Report : 25-14505(License/Active)

Water Right Owners

Owner Type	Name	Address	City	State	Postal Code
Current Owner	COMORE LOMA WATER CORP	2539 CHANNING WAY STE 220	IDAHO FALLS	ID	83404-7558
Original Owner	PRESCOTT, EVERT H	RT 3 BOX 92	BLACKFOOT	ID	83221
Previous Owner	COMORE DEVELOPMENT INC	3920 E SUNNYSIDE RD	AMMON	ID	83406-7921
Previous Owner	POLATIS, RICHARD D	174 S 1075 W	BLACKFOOT	ID	83221
Previous Owner	BLACKROCK PARTNERSHIP	PO BOX 244	RIRIE	ID	83443

Water Right Status

Priority Date : 6/1/1989

Basis : License

Status : Active

Water Source

Source	Source Qualifier	Tributary	Tributary Qualifier
GROUND WATER			

Points Of Diversion (Location)

Source	Township	Range	Section	Govt. Lot	QQQ	QQ	Q	County	Diversion Type
GROUND WATER	01N	38E	1	1		NE	NE	BONNEVILLE	
GROUND WATER	01N	38E	1	0		NE	SE	BONNEVILLE	
GROUND WATER	01N	38E	1	0		NE	SE	BONNEVILLE	
GROUND WATER	01N	38E	1	0		NE	SE	BONNEVILLE	
GROUND WATER	01N	38E	1	0		NW	SE	BONNEVILLE	
GROUND WATER	01N	38E	12	0		NW	NE	BONNEVILLE	
GROUND WATER	01N	39E	6	4		NW	NW	BONNEVILLE	
GROUND WATER	01N	39E	6	0		SE	SE	BONNEVILLE	

Water Uses

Beneficial Use	From	To	Diversion Rate	Volume
IRRIGATION	04/01	10/31	0.42 CFS	104.00 AFA
TOTAL			0.42 CFS	104.00 AFA

Places of Use

[Printable View](#)
[Paged View](#)

Place of Use Legal Description : IRRIGATION (BONNEVILLE county)

Show 10 entries

Search:

Township	Range	Section	Lot	QQQ	QQ	Q	Acres
01N	38E	1	1		NE	NE	40.0
01N	38E	1			SW	NE	35.0
01N	38E	1			SE	NE	40.0
01N	38E	1			SE	SW	16.0
01N	38E	1			NE	SE	40.0
01N	38E	1			NW	SE	40.0
01N	38E	1			SW	SE	40.0
01N	38E	1			SE	SE	40.0

Township	Range	Section	Lot	QQQ	QQ	Q	Acres
01N	38E	12			NE	NE	40.0
01N	38E	12			NW	NE	40.0

Showing 1 to 10 of 67 entries

Previous 1 2 3 4 5 6 7 Next

Irrigation Totals

Total Acres Acre Limit

2634.00 26.00

Conditions

Code Conditions

- X27 This right is limited to the irrigation of 26.0 acres within the place of use described above in a single irrigation season.
- 212 Prior to diversion and use of water under Transfer approval 82467, the right holder shall install and maintain acceptable measuring device(s) at the authorized point(s) of diversion, in accordance with Department specifications.
- The irrigation occurring under this water right shall not exceed 1/2 acre within each platted subdivision lot upon which a home has been constructed. This right does not provide for irrigation of common areas or for irrigation of lots upon which homes have not been constructed.
- This right is limited to the irrigation of specific lots, which have been uniquely identified and designated to receive irrigation water, within the place of use authorized by this right in a single irrigation season. The specific lots to be irrigated by the right holder shall be identified prior to use by submittal of a land list and a representative electronic shape file or by submittal of a land list and a map sufficiently detailed to allow creation of an electronic shape file to be associated with this right in the geographic information system component of the water rights database maintained by the Department. Before irrigation can occur on a lot within the place of use not previously identified on the land list or by the electronic shape file, the right holder shall submit a new land list and representative electronic shape file or map to the Department, defining any changes, prior to the irrigation season in which the change will occur.
- Records verifying the diversion of water as described in these conditions must be maintained and compiled into an annual report. Annual reports must be maintained for a minimum of five years and made available to the Department upon request.
- The approval of Transfer 74088 and Transfer 72674 fulfills the requirement of the Protest Agreement associated with water right permits 25-14166 and 25-14167 that the consumptive component of water use associated with both water right permits be mitigated by the transferred water or directly supplied by the transferred water.
- In the event of a delivery call filed by surface water users or ground water users in or above the Shelley to Near Blackfoot reach of the Snake River as defined in the ESPA Model, or in regards to localized incidences of groundwater or surface water injury due to the use of water under this transfer, this water right is subordinate to all water rights with a priority date earlier than February 16, 2006.
- X59 Points of diversion are located within Lot 1-A, Block 20, Comore Loma Subdivision #10; Lot 5, Block 2, Comore Loma Subdivision; Lot 1, Block 6, Comore Loma Subdivision #2; Lot 20, Block 4, Comore Loma Subdivision #3; Lot 31, Block 4 Comore Loma Subdivision #13; unplatted ground located in the SESE of Section 6, Township 1N, Range 39E; and unplatted ground located in the NESE of Section 1, Township 01N, Range 38E.
- X60 Place of use is located within Comore Loma Subdivision.
- 046 Right holder shall comply with the drilling permit requirements of Section 42-235, Idaho Code and applicable Well Construction Rules of the Department.
- 004 This right does not grant any right-of-way or easement across the land of another.
- R64 This right when combined with all other rights shall provide no more than 0.02 cfs per acre nor more than 4.0 afa per acre at the field headgate for irrigation of the lands above.
- T07 The right holder shall accomplish the change authorized by this transfer within one year(s) of the date of this approval.
- T08 Failure of the right holder to comply with the conditions of this transfer is cause for the Director to rescind approval of the transfer.

Dates

Licensed Date :
 Decreed Date :
 Permit Proof Due Date :
 Permit Proof Made Date :
 Permit Approved Date :
 Permit Moratorium Expiration Date :
 Enlargment Use Priority Date :
 Enlargement Statute Priority Date :
 Application Received Date:
 Protest Deadline Date:

Other Information

State or Federal :
 Water District Number : 120
 Generic Max Rate Per Acre : 0.02
 Generic Max Volume Per Acre : 4
 Civil Case Number :
 Decree Plaintiff :
 Decree Defendant :
 Swan Falls Trust or Nontrust :
 Swan Falls Dismissed :
 DLE Act Number :
 Cary Act Number :
 Mitigation Plan: False

