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

March 31, 2026

HILLSDALE ESTATES HOMEOWNERS ASSN INC
C/O RIVERSIDE MANAGEMENT
8919 W ARDENE ST
BOISE ID 83709-2686

RE: License No. 63-35142

ISSUANCE OF LICENSE

Dear Water Right Holder(s):

The Department of Water Resources ("Department") has issued the enclosed Water Right License confirming that a water right has been established in accordance with your permit. Please be sure to thoroughly review all the conditions of approval listed on your license. The conditions may include ongoing requirements, such as maintenance of a measuring device or implementation of mitigation, as well as information about how your water use may be administered, such as regulation by a watermaster in a water district.

The license is a PRELIMINARY ORDER issued by the Department pursuant to Rule 730 of the Department's Rules of Procedure (IDAPA 37.01.01.730). It can and will become a final order without further action by the Department unless a party petitions for reconsideration, files exceptions, or requests a hearing as described in the enclosed information sheet.

Also, please note that water right owners are required to report any change of water right ownership and/or mailing address to the Department within 120 days of the change. Water right forms are available from any office of the Department or on the Department's website at idwr.idaho.gov

If you have any questions concerning the enclosed information, please contact me at 208-605-4627.

Sincerely,

Justin Shearer

Justin Shearer,
Water Resources Supervisor

Enclosure(s)

CERTIFICATE OF SERVICE

I hereby certify that on March 31, 2026, I served a true and correct copy of Water Right License No. 63-35142 by U.S. Mail, postage prepaid, to the following:

HILLSDALE ESTATES HOMEOWNERS ASSN INC (Current Owner)
C/O RIVERSIDE MANAGEMENT
8919 W ARDENE ST
BOISE ID 83709-2686

MCHUGH BROMLEY PLLC (Interested Party)
ATTN CANDICE MCHUGH
PO BOX 107
BOISE ID 83701-0107

HILLSDALE ESTATES HOA (Attorney)
C/O VARIN WARDWELL LLC
DYLAN LAWRENCE
242 N 8TH ST STE 220
BOISE ID 83702-5892

Kris Margheim
Kris Margheim
Technical Records Specialist 1

State of Idaho
Department of Water Resources

Water Right License

Water Right No. 63-35142

Priority: December 14, 2021

Maximum Diversion Rate: 0.08 CFS
Maximum Diversion Volume: 6.5 AF

It is hereby certified that:

HILLSDALE ESTATES HOMEOWNERS ASSN INC
C/O RIVERSIDE MANAGEMENT
8919 W ARDENE ST BOISE ID 83709-2686

has complied with the terms and conditions of the permit, issued pursuant to Application for Permit dated December 14, 2021, and has submitted Proof of Beneficial Use on January 02, 2026. An examination confirms water is diverted from:

Source : GROUND WATER

Beneficial Use	Period of Use	Rate of Diversion	Annual Volume
IRRIGATION	03/01 to 11/15	0.04 CFS	5.9 AF
DOMESTIC	01/01 to 12/31	0.04 CFS	0.6 AF

Location of Point(s) of Diversion

GROUND WATER	SW¼ NW¼, Sec. 28, Twp 05N, Rge 01W, B.M.	ADA County
GROUND WATER	SE¼ NE¼, Sec. 29, Twp 05N, Rge 01W, B.M.	ADA County
GROUND WATER	SE¼ NE¼, Sec. 29, Twp 05N, Rge 01W, B.M.	ADA County
GROUND WATER	SW¼ NE¼, Sec. 29, Twp 05N, Rge 01W, B.M.	ADA County
GROUND WATER	SE¼ SW¼, Sec. 25, Twp 05N, Rge 02W, B.M.	CANYON County

Place of Use: IRRIGATION, DOMESTIC

Twp	Rng	Sec	NE				NW				SW				SE				Totals
			NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
05N	01W	28									1.3, X								1.3

Total Acres: 1.3

Conditions of Approval

1. This right when combined with all other rights shall provide no more than 0.03 cfs per acre nor more than 4.5 afa per acre at the field headgate for irrigation of the place of use.
2. Domestic use is for 1 homes. Irrigation of lawn, garden and landscaping associated with the home is authorized under the irrigation component of this right.
3. Rights 63-35142, 63-33854, and 63-33858 when combined shall not exceed a total annual maximum diversion volume of 591.4 af at the field headgate, and the irrigation of 132.3 acres.
4. Points of diversion are located within Lot 1, Blk. 1 & Lot 14 Blk 3, Hillsdale Estates Subdivision No. 1, Lot 25, Blk 4, Hillsdale Estates Subdivision No. 7, Lot 17, Blk 2 & Lot 10, Blk 3, Star Ridge Estates No. 2.
5. Place of use is located within Lot 2, Blk. 1; Goldfork Ridge Subdivision No 1.
6. The diversion and use of water described in this right may be subject to additional conditions and limitations agreed to by the protestant and the right holder under a separate agreement to which

State of Idaho
Department of Water Resources

Water Right License

Water Right No. 63-35142

the Department is not a party. Because the Department is not a party, the Department is not responsible for enforcement of any aspect of the agreement not specifically addressed in other conditions herein. Enforcement of those portions of the agreement not specifically addressed in other conditions shall be the responsibility of the protestant and the water right holder.

7. When ordered by the Director, the right holder shall provide mitigation acceptable to the Director to offset depletion of lower Snake River flows needed for migrating anadromous fish. The amount of water required for mitigation, which is to be released into the Snake River or a tributary for this purpose, will be determined by the Director based upon the reduction in flow caused by the use of water pursuant to this right. Any order of the Director issued in accordance with this paragraph shall be in conformance with applicable rules allowing the right holder due process as the need for mitigation and the amount of mitigation are determined.

This license is issued pursuant to the provisions of Idaho Code § 42-219. The water right confirmed by this license is subject to all prior water rights and shall be used in accordance with Idaho law and applicable rules of the Department of Water Resources.

Signed this 30th day of March, 2026.

Shearer, Justin
Water Resources Supervisor

State of Idaho
Department of Water Resources

Attachment to Water Right

63-35142

(IRRIGATION)

This map depicts the IRRIGATION place of use boundary for this water right at the time of this approval and is attached to the approval document solely for illustrative purposes.

01W

05N

Place Of Use Boundary
State Outline
Townships
Sections
Quarter Quarters

IDAHO DEPARTMENT OF WATER RESOURCES

Imagery: 2023 Aerial Photography
Prepared By Hersley, Jean

N

0 0.04 0.09 0.14 0.18 Miles

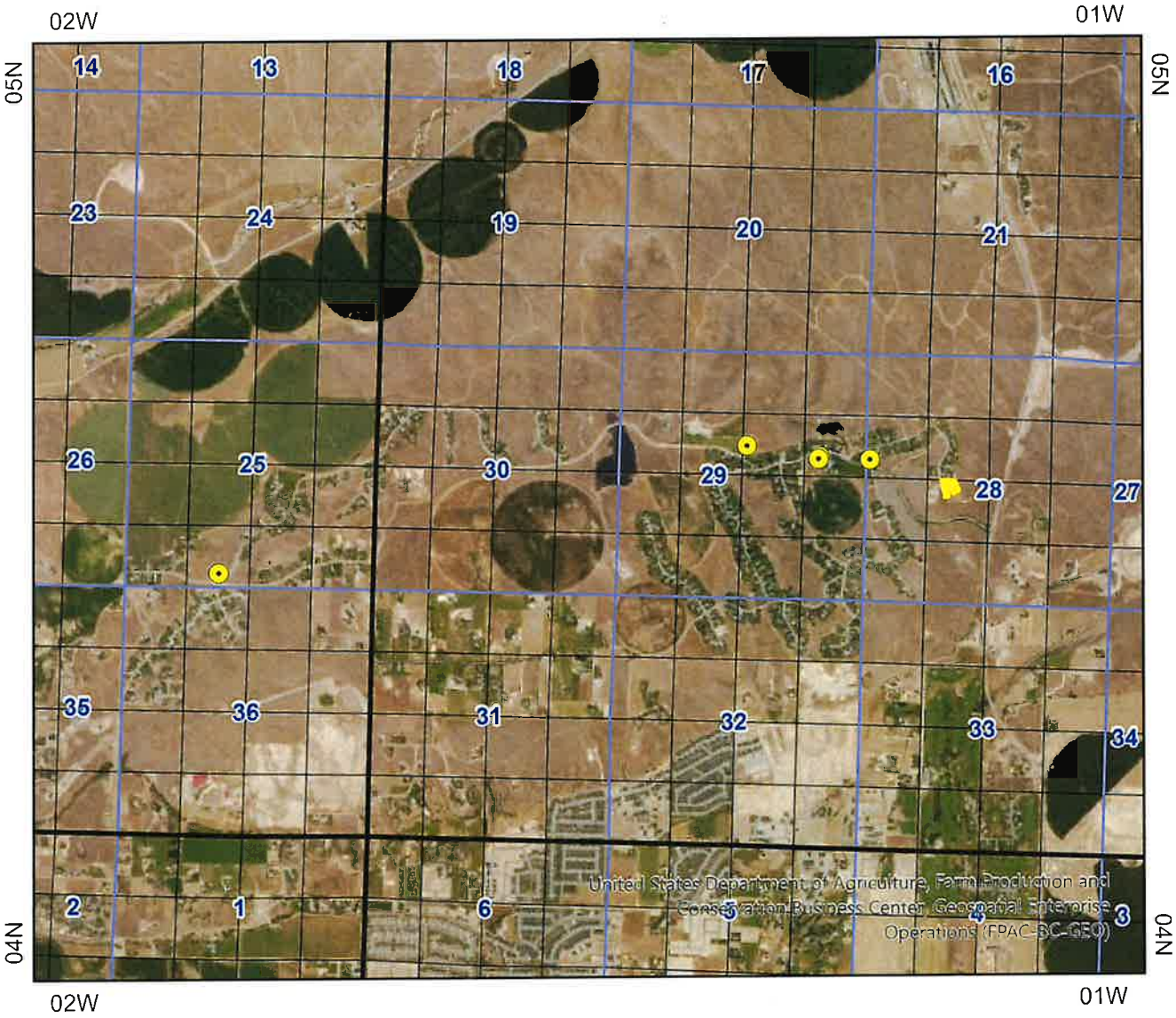
State of Idaho
Department of Water Resources

Attachment to Water Right

63-35142

(IRRIGATION)

This map depicts the IRRIGATION place of use boundary for this water right at the time of this approval and is attached to the approval document solely for illustrative purposes.



Point of Diversion
Place Of Use Boundary
State Outline
Townships
Sections
Quarter Quarters

IDAHO DEPARTMENT OF WATER RESOURCES

N

0 0.6 1.2 1.8 2.4 Miles

Imagery: 2023 Aerial Photography
Prepared By Hersley, Jean

State of Idaho
Department of Water Resources

Attachment to Water Right

63-35142

(DOMESTIC)

This map depicts the DOMESTIC place of use boundary for this water right at the time of this approval and is attached to the approval document solely for illustrative purposes.

Place Of Use Boundary
State Outline
Townships
Sections
Quarter Quarters

IDAHO DEPARTMENT OF WATER RESOURCES

Imagery: 2023 Aerial Photography
Prepared By Hersley, Jean

N

0 0.04 0.09 0.14 0.18 Miles

EXPLANATORY INFORMATION TO ACCOMPANY A PRELIMINARY ORDER

(To be used in connection with actions when a hearing was **not** held)

The accompanying document is a "**Preliminary Order**" issued by the Idaho Department of Water Resources ("Department") pursuant to Idaho Code § 67-5243. **This preliminary order can and will become a final order without further action of the Department, unless a party petitions for reconsideration, petitions for review, or requests a hearing as further described below:**

PETITION FOR RECONSIDERATION

(*See* Idaho Code § 67-5243(3))

Any party may file a petition for reconsideration of this preliminary order with the Department within fourteen (14) days of the service date of this order as shown on the certificate of service. **Note: the petition must be received by the Department within this fourteen (14) day period.** The presiding officer will issue a written order disposing of the petition for reconsideration within twenty-one (21) days of its receipt, or the petition will be considered denied by operation of law.

PETITION FOR REVIEW (EXCEPTIONS)

(*See* Idaho Code § 67-5245)

Within fourteen (14) days after: (a) the service date of this preliminary order, (b) the service date of a denial of a petition for reconsideration of this preliminary order, or (c) the failure of the presiding officer to dispose of a petition for reconsideration of this preliminary order within twenty-one (21) days, any party may petition the Director in writing to review any part of this preliminary order by filing exceptions, and any supporting brief, with the Department.[1] Any parties opposing the exceptions shall have fourteen (14) days from the service date of the exceptions to file a brief. If the Director determines that oral argument is necessary, the Director will provide reasonable notice to the parties of the place, date, and hour for the argument.

The Director will issue a final order on exceptions within fifty-six (56) days of receipt of the final written brief or oral argument, whichever is later, unless extended for good cause. The Director may remand the matter for or hold an evidentiary hearing if further factual development of the record is necessary before issuing a final order.

REQUEST FOR HEARING

(*See* Idaho Code § 42-1701A(3))

Unless the right to a hearing before the Director or the Water Resource Board is otherwise provided by statute, any person aggrieved by any final decision, determination, order,

[1] The Director may decide to review this preliminary order upon his own motion. Should the Director decide to do so, the Director will provide written notice to the parties within the period the parties are allowed to petition the Director for review of the preliminary order.

or action of the Director of the Department and who has not previously been afforded an opportunity for a hearing on the matter shall be entitled to a hearing before the Director to contest the action. The person shall file with the Director, within fifteen (15) days after receipt of written notice of the action issued by the Director, or receipt of actual notice, a written petition stating the grounds for contesting the action by the Director and requesting a hearing. **Note: The request must be received by the Department within this fifteen (15) day period.**

CERTIFICATE OF SERVICE

(*See* IDAPA 37.01.01.053, 37.01.01.202)

All documents filed with the Department in connection with a petition for reconsideration, petition for review, or a request for hearing of this preliminary order shall be served on all other parties to the proceeding in accordance with Rules 53 and 202 of the Department's Rules of Procedure.