

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

5/6/2026

Water Right 25-14240 *After Split*

Owner Type **Name and Address**
Current Owner COMORE DEVELOPMENT INC
3920 E SUNNYSIDE RD
AMMON, ID 83406-7921
(208) 529-3672

Priority Date: 6/1/1989

Basis: License

Status: Active

Source **Tributary**
GROUND WATER

Beneficial Use	From	To	Diversion Rate	Volume
IRRIGATION	04/01	10/31	1.410 CFS	355.6 AF
	Total Diversion		1.410 CFS	355.6 AF

Source and Point(s) of Diversion:

GROUND WATER	NESE	Sec. 1, Twp 01N, Rge 38E, BONNEVILLE County
GROUND WATER	NESE	Sec. 1, Twp 01N, Rge 38E, BONNEVILLE County
GROUND WATER	NWSE	Sec. 1, Twp 01N, Rge 38E, BONNEVILLE County
GROUND WATER	NWNE	Sec. 12, Twp 01N, Rge 38E, BONNEVILLE County
GROUND WATER	L4(NWNW)	Sec. 6, Twp 01N, Rge 39E, BONNEVILLE County
GROUND WATER	SESE	Sec. 6, Twp 01N, Rge 39E, BONNEVILLE County
GROUND WATER	L1(NENE)	Sec. 1, Twp 01N, Rge 38E, BONNEVILLE County
GROUND WATER	NESE	Sec. 1, Twp 01N, Rge 38E, BONNEVILLE County

Place Of Use:

IRRIGATION within BONNEVILLE County

			NE				NW				SW				SE				Totals
Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
01N	38E	1	40.0 L1		35.0	40.0									16.0	40.0	40.0	40.0	291.0
01N	38E	12	40.0	40.0	40.0	40.0	40.0		31.0	40.0	40.0				40.0	40.0	40.0	40.0	471.0
01N	39E	5		42.0 L2	40.0	40.0	42.0 L3	42.0 L4	40.0	40.0	40.0	40.0	40.0	40.0	40.0	40.0	40.0	40.0	606.0
01N	39E	6	42.0 L1	42.0 L2	40.0	40.0	42.0 L3	39.0 L4	37.0 L5	40.0	40.0	36.0 L6	36.0 L7	40.0	40.0	40.0	40.0	40.0	634.0
01N	39E	7	40.0	40.0	40.0	40.0	40.0	36.0 L1	36.0 L2	40.0	40.0				40.0	40.0	40.0		472.0
01N	39E	8					40.0	40.0	40.0	40.0									160.0

Right Acre Limit: 88.90
POU Total Acres: 2,634.0

Conditions of Approval:

1. X27 This right is limited to the irrigation of 88.9 acres within the place of use described above in a single irrigation season.
2. 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.
3. The irrigation occurring under this water right shall not exceed 1/2 acre within

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- 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.
4. 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.
5. 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.
6. 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.
7. 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.
8. 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.
9. X60 Place of use is located within Comore Loma Subdivision.
10. 046 Right holder shall comply with the drilling permit requirements of Section 42-235, Idaho Code and applicable Well Construction Rules of the Department.
11. 004 This right does not grant any right-of-way or easement across the land of another.
12. 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.
13. T07 The right holder shall accomplish the change authorized by this transfer within one year(s) of the date of this approval.
14. 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.

Comments:

18 jbaily 5/6/2026 Ownership Change
Water right 25-14240 was split into 29-14240 and 25-14622.

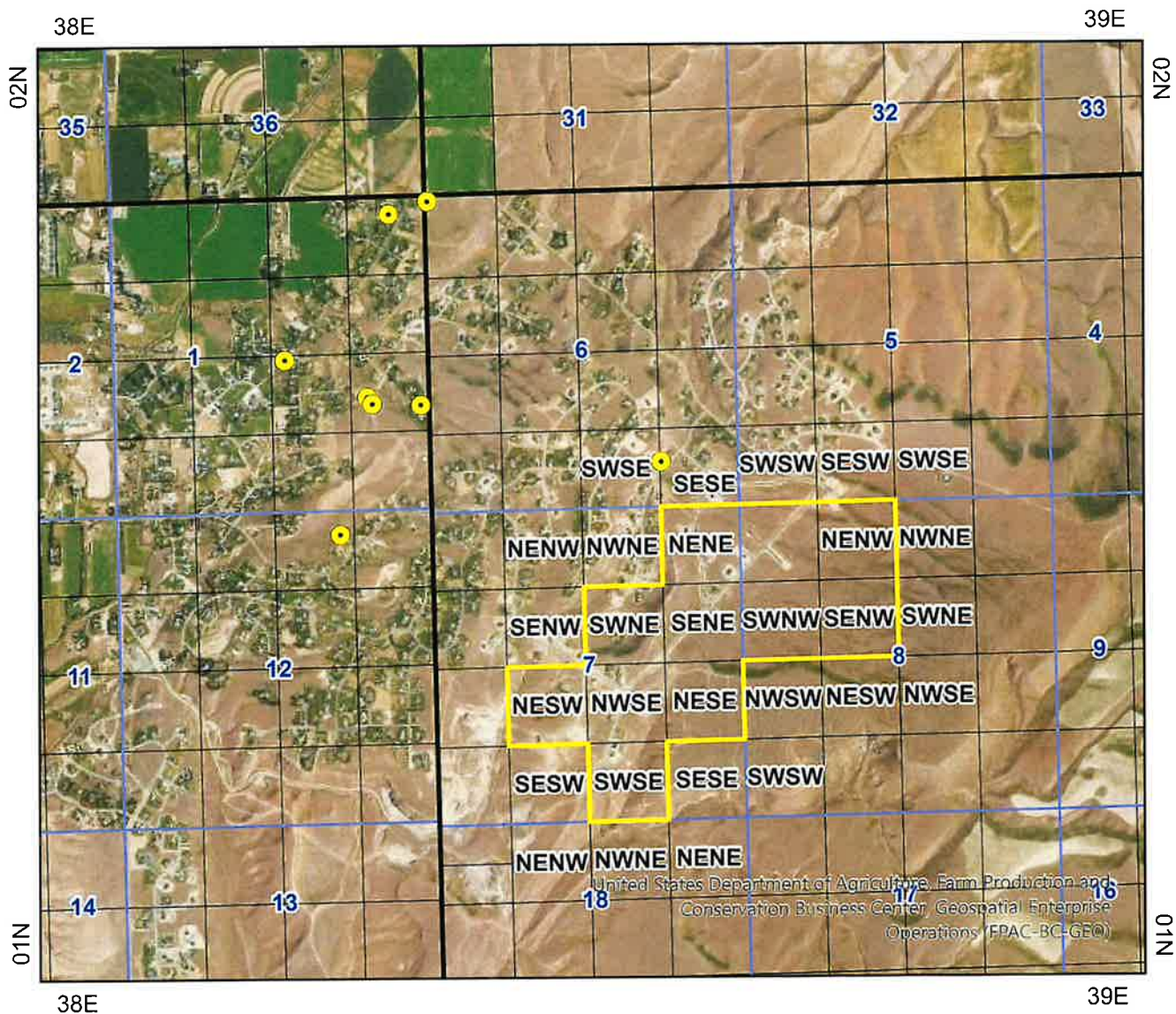
State of Idaho
Department of Water Resources

Water Right

25-14240

(IRRIGATION)

COMORE DEVELOPMENT INC



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



0 0.45 0.9 1.35 1.8 Miles



Imagery: 2023 Aerial Photography
Prepared By Bailey, Jonie

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Water Right 25-14240 *Before Split*

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Current Owner COMORE DEVELOPMENT INC
3920 E SUNNYSIDE RD
AMMON, ID 83406-7921
(208) 529-3672

Priority Date: 6/1/1989

Basis: License

Status: Active

Source

GROUND WATER

Tributary

Beneficial Use

IRRIGATION

From

04/01

To

10/31

Diversion Rate

1.950 CFS

Volume

491.6 AF

Total Diversion

1.950 CFS

491.6 AF

Source and Point(s) of Diversion:

GROUND WATER	NESE	Sec. 1, Twp 01N, Rge 38E, BONNEVILLE County
GROUND WATER	NESE	Sec. 1, Twp 01N, Rge 38E, BONNEVILLE County
GROUND WATER	NWSE	Sec. 1, Twp 01N, Rge 38E, BONNEVILLE County
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Place Of Use:

IRRIGATION within BONNEVILLE County

			NE				NW				SW				SE				Totals
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01N	38E	1	40.0 L1		35.0	40.0									16.0	40.0	40.0	40.0	291.0
01N	38E	12	40.0	40.0	40.0	40.0	40.0		31.0	40.0	40.0				40.0	40.0	40.0	40.0	471.0
01N	39E	5		42.0 L2	40.0	40.0	42.0 L3	42.0 L4	40.0	40.0	40.0	40.0	40.0	40.0	40.0	40.0	40.0	40.0	606.0
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01N	39E	8					40.0	40.0	40.0	40.0									160.0

Right Acre Limit: 122.90
POU Total Acres: 2,634.0

Conditions of Approval:

1. X27 This right is limited to the irrigation of 122.9 acres within the place of use described above in a single irrigation season.
2. 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.
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