

Mr. Evan W. Roda
Water Resource Supervisor
Northern Region

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SEP 04 2026
IDWR / NORTH

September 2, 2026

RE: Evidence of beneficial use for CFPRBA claim 96-4447

Dear Mr. Roda,

Per our conversation a couple of weeks ago, I am providing the attached AFFIDAVIT and newspaper article from 1955 describing details and history regarding the subject property. If you have further questions, please do not hesitate to call me at 253-208-1043, email Gregm@cdrmgt, or mail at 1407 28th Ave Ct, Milton, WA 98354.

Sincerely



Greg D. McFarland

Managing Partner

Rocky Point Investment Company

Attachment

CC: Jessica Hogue

Dana LaBrie

AFFIDAVIT

Re: Evidence of beneficial use for CFPRBA claim 96-4447

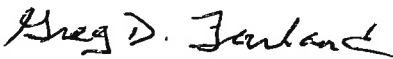
I am Greg D. McFarland, managing partner of Rocky Point Investment Company, the owner of the property which is subject to claim 96-4447.

My parents, Robert and Geraldine McFarland, bought the property in 1939. They raised potatoes, cattle, horses, hay and produce during World War II. In the late 1940's they bought a herd of registered Aberdeen Angus cattle from the Canadian Pacific Railroad at Coaldale, Alberta, Canada and built the main house, completing it in 1950.

When Aleni Falls and Cabinet Gorge dams were built in the early 1950's, they lost access to a significant amount of grazing land for their cattle herd. As noted in the attached newspaper article, they turned to means to enhance the productivity of the remaining acres through irrigation. The irrigation pumps and lines were installed in 1950-51, with the pump by the main house and barn being used to water the cattle and horses, irrigation of the lawns, gardens and orchard and fire suppression. This pump and lines were moved to its present location in the boathouse, which was built in 1970.

During the late 1950's and early 1960's my brother, Corry McFarland, and I worked on the ranch during the summers setting sprinklers, moving piping, tending pumps and haying.

In the mid 1970's and early 1980's, my parents gifted the subject property to their children and grandchildren who contributed their interest to the family-owned partnership, Rocky Point Investment Company, which still owns the property, house and buildings. They retired and sold the cattle herd in early 1980. The pumps in the outlying fields were removed about this time. The one in the boathouse remains and is used to irrigate the lawns and garden.


Greg D. McFarland

September 2, 2026

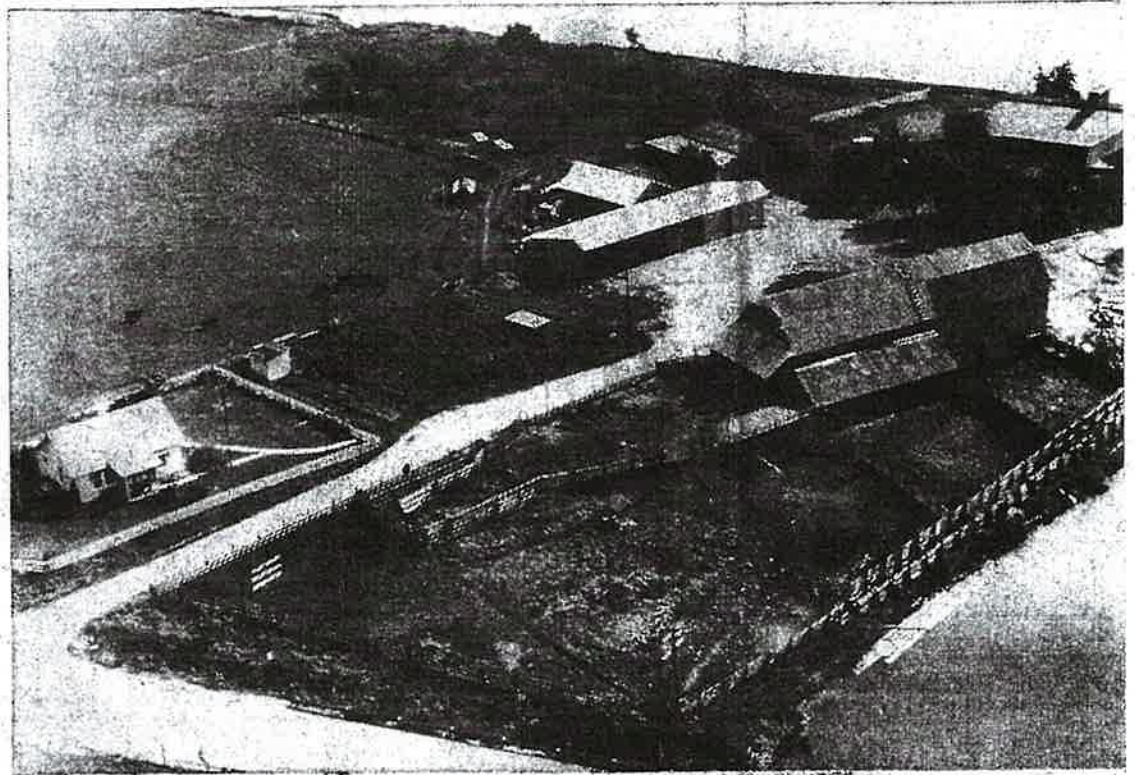
1407 28th Ave Ct

Milton, WA 98354

Sandpoint News-Bulletin

Largest Circulation of Any Weekly Paper in Idaho

SANDPOINT, IDAHO, THURSDAY, FEBRUARY 3, 195



MYSTERY FARM NO. 3 was correctly identified as the J. R. McFarland ranch located about one mile west of Sandpoint on the Dover highway. The series of mystery farm pictures are being published by the Sandpoint News-Bulletin under the sponsorship of Bargain Supplies, Cady and Pier, Inc., Co-Op Gas and Supply, and Cox Implement Co. Ninety-two contestants correctly identified the "mystery farm" picture last week, and the name of Rudolph A. Glass of Movie Springs was drawn as the winner of the week's prize from Bargain Supplies. In addition, Mr. McFarland will receive a 11x14 enlargement of his farm from Bargain Supplies. This week another "mystery farm" picture is being published in an advertisement on another page of this newspaper. The sponsor of this week's "mystery farm" is Cox Implement Co., 218 Cedar St., and entry blanks may be received and deposited there. A large 11x14 picture of the farm also will be on display at Cox Implement Co., which will give contestants a clearer, more detailed view of the farm. Deadline for entries is closing time on Tuesday evening following publication of the picture Thursday.

Mystery Farm Devoted to Raising Purebred Angus, Developed by McFarlands

The farm featured in the "mystery" farm contest two weeks ago, Jan. 27, is one which is used solely for the breeding of purebred Aberdeen Angus cattle.

The farm pictured was easily identifiable as the J. R. McFarland ranch located about one mile west of Sandpoint on the Dover highway. The actual name of the place is the Jay'nbee ranch, and gets its name from the sound of the initials of the first names of Mrs. and Mr. Bob McFarland—J. and B.

The approximate 110 acres of the ranch are pasture and hay land, used only to raise purebred

Aberdeen Angus cattle. Those cattle which do not meet the rigid specifications of the Aberdeen Angus Breeders association are sold for beef, however.

Mr. McFarland works closely with the local soil conservation office and follows to a great extent the practices recommended by the conservation men. Since the loss of pasture land because of the rise of the lake, the recommended soil conservation practices have increased the yield of the remaining tillable land.

A number of improvements have been made to the Jay'nbee ranch in recent years. Probably more noticeable than the others is the new modern home overlooking the lake. Not so noticeable, but very important, is the construction of a number of bulk-

heads along the lake to keep the land from eroding by wave action.

Mr. and Mrs. McFarland are both natives of this area. She is the daughter of Mr. and Mrs. Clyde Littlefield of Bonne Ferry. The McFarlands have four children—two boys and two girls, who are interested in schooling and 4-H club work.

The McFarlands are members of the Presbyterian church, various cattle associations, and the Aberdeen Angus Breeders association.