

STATE BOARD OF LAND COMMISSIONERS

August 19, 2025

Consent Agenda

Subject

Mineral Lease Live Auction—July 2, 2025

Question Presented

Shall the Land Board direct the Department to award a mineral lease to the high bidder at the live auction?

Background

The Idaho Department of Lands (Department) received an application for a sand and gravel mineral lease on a 120-acre parcel of School of Science endowment land located approximately 5 miles northeast of Emmett, Idaho in Gem County. Site maps are included as Attachment 1.

Pursuant to Idaho statute and Department procedure, the public auction was advertised and held to determine the high bidder for the lease. Auction participants were required to register for the live auction one week prior to the auction date. Department staff conducted the live auction.

Discussion

For the purpose of securing a single lessee for the mineral lease, a live auction was held on July 2, 2025, at the Department's Southwest Area office in Boise. Desert View, LLC submitted the successful premium bid of \$1,000 for mineral lease E600126. Haw Creek Ranch, Inc. also registered for the auction. The lease includes a 10-year term for the extraction of sand and gravel, including annual rent of \$320.00 (\$3.00 per acre); a minimum annual royalty payment of \$2,500.00; and a royalty rate of \$1.05/short ton. Attachment 2 summarizes the results of the live auction.

Idaho Code § 58-310(4) provides that the State Board of Land Commissioners (Land Board) has the right to reject any bid made at a live auction where fraud or collusion are present, or for any reason, all within the sole discretion of the Land Board. The Department completed the lease auction process in accordance with existing statute and procedures and did not observe any indication of fraud or collusion related to this process.

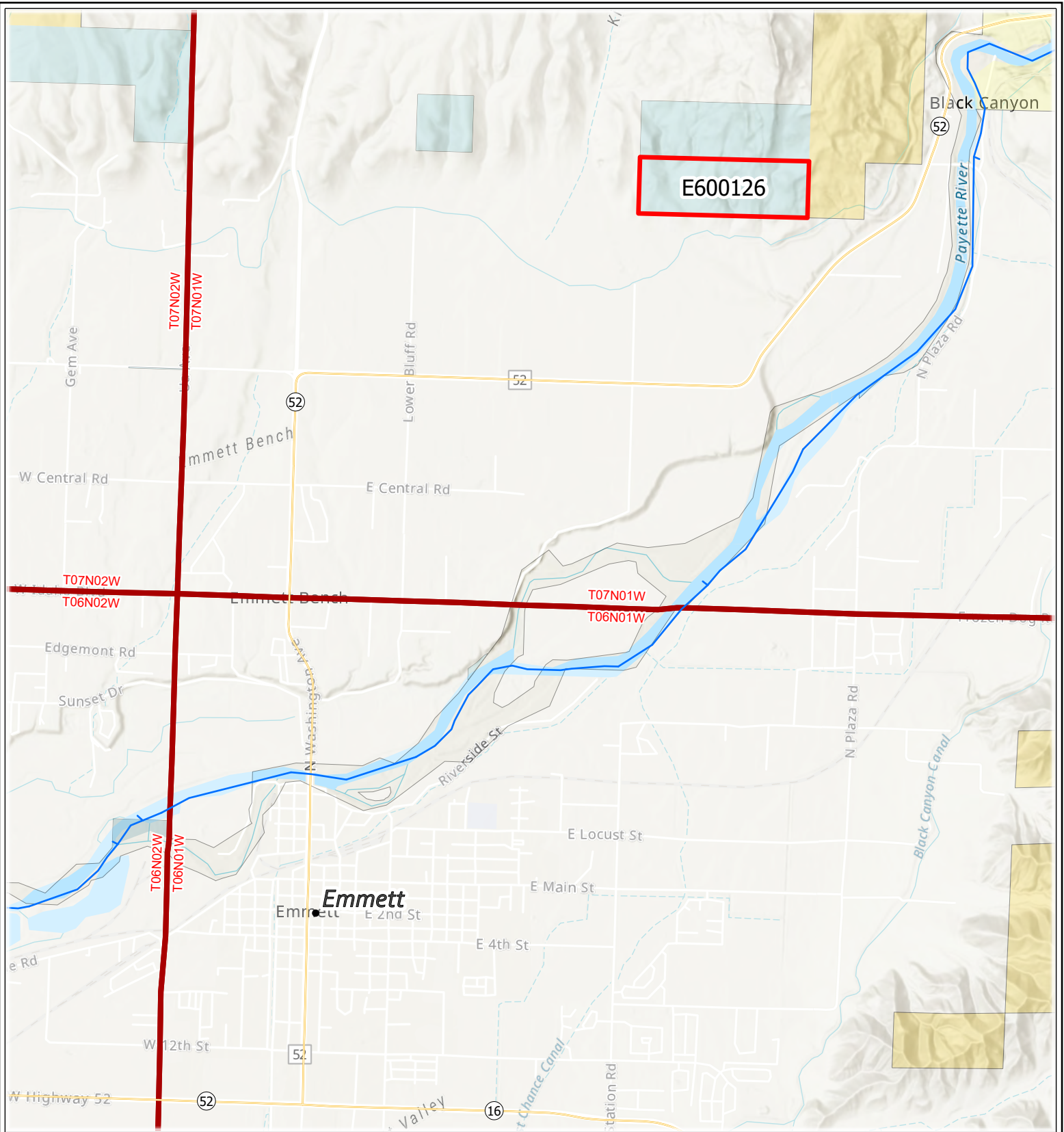
Recommendation

Direct the Department to award mineral lease E600126 to Desert View, LLC, the high bidder at the auction.

Board Action

Attachments

1. Site Maps
2. Summary of Auction Results



E600126 - Vicinity
T07N - R01W - Sec 28
Gem County, Idaho

4/1/2025

Map Notes

Projection: Idaho Transverse Mercator, NAD 83

Map Notes and Data Sources

Disclaimer:
This map has been compiled using the best information available to the Idaho Department of Lands at the time and may be updated and/or revised without notice. In situations where known accuracy and completeness is required, the user has the responsibility to verify the accuracy of the map and the underlying data sources.

Vicinity Map

Legend

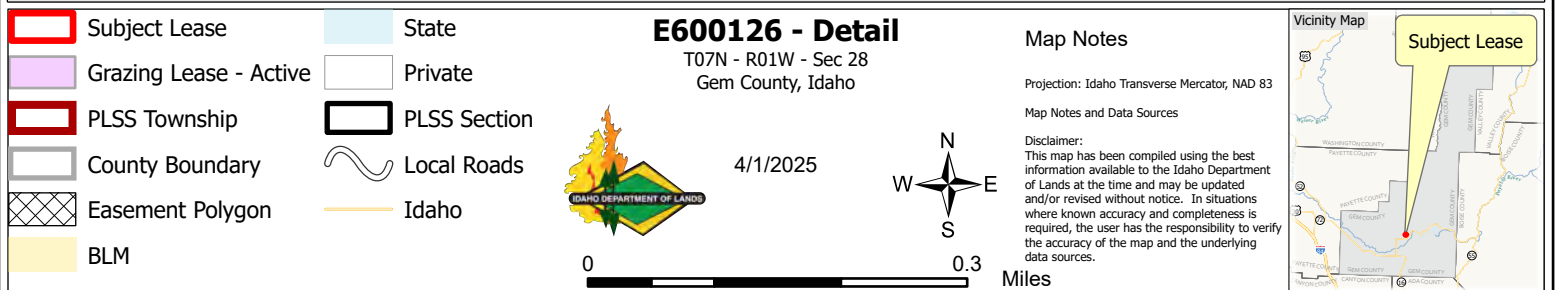
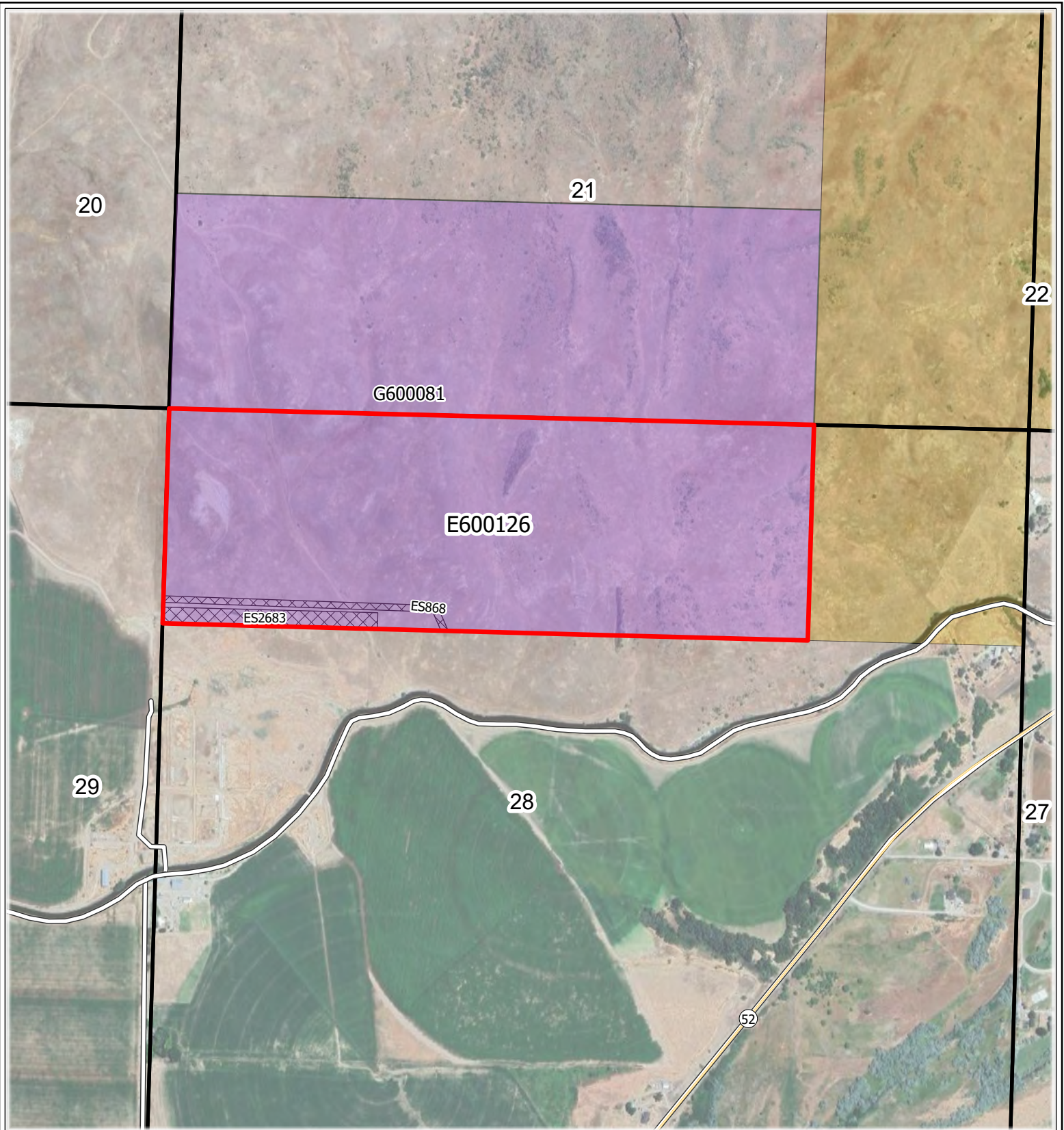
- Subject Lease
- City
- Idaho
- County Boundary
- PLSS Township
- BLM
- Bureau of Reclamation
- State
- Other State
- Private

Scale

0 1.05 Miles

North Arrow

N
W E
S



Summary of July 2, 2025 Mineral Lease Live Auction

Supervisory Area	Lease Number	Endowment	Lease Term (Years)	Acres	Commodity	# of Participants	# of Bids	High Bid Amount	High Bidder
Southwest Area Boise	E600126	SS	10	120	sand & gravel	2	3	\$1,000	Desert View, LLC