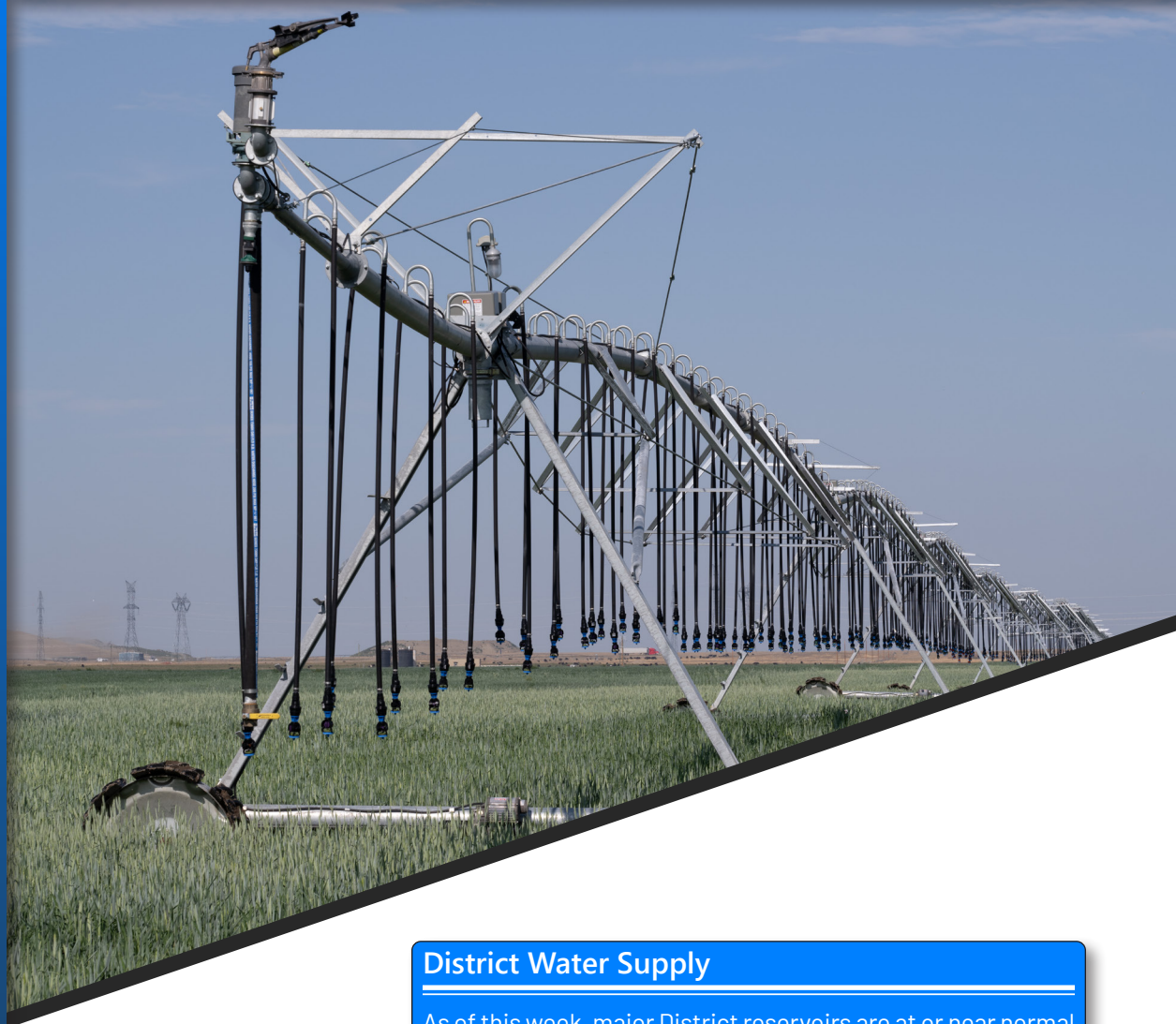


Publication Date
December 5, 2023

Eastern Irrigation District



Notice of Auction For New Irrigated Lease Agreements

A live auction is set for Tuesday, January 30, 2024, 2:00 p.m. at the EID Office for 3 new Irrigated Leases. Read the enclosed for additional information on these leases, the auction process, eligibility, and how to obtain a bidder's card. In January, a bid package will be posted on the News/Ads page of our website at www.eid.ca

Phone: (403) 362-1400
Fax: (403) 362-6206
Email: eid@eid.ca
www.eid.ca

P.O. Box 128
550 Industrial Road West
Brooks, Alberta
Canada T1R 1B2

District Water Supply

As of this week, major District reservoirs are at or near normal winter levels.

Reservoir Status

Reservoir	Winter Target Level
Lake Newell	Achieved
Snake Lake	Achieved
Crawling Valley	Within 8"



IRRIGATION UPDATE

New Irrigated Leases

In continuance of the District's mandate to maintain and promote irrigated agriculture, 3 pivots on reservoir supported District lands were approved for development as Irrigated Leases:

- SE 25-14-13 W4M – 151 irrigation acres (farmable acres)
- SW 27-14-13 W4M – 152 irrigation acres (farmable acres)
- SW 35-14-13 W4M – 151 irrigation acres (farmable acres)

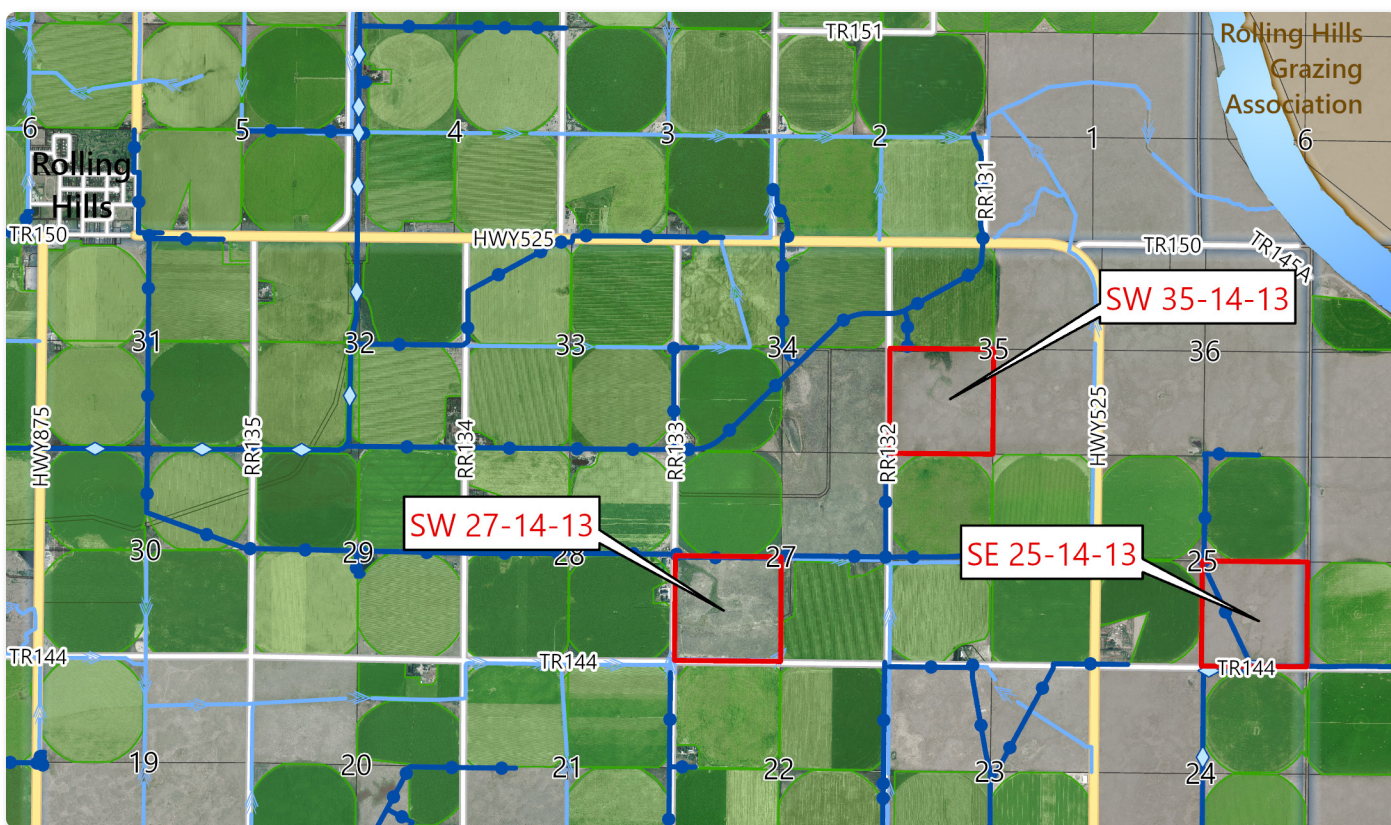
**Nathan Fontaine,
Land Supervisor**

Cell: 403-409-3548

Email: nathan.fontaine@eid.ca

Individual parcels will be bid via a live public auction:

- for the right to acquire the lease agreement
 - based on a price/farmable acre that will be applied as the annual rent each year;
- lease term from March 1, 2024 to December 31, 2028;
- with the EID installing pivot, corner arm, mainline, and pump;
- the Lessee being responsible for equipment maintenance and repairs;
- the Lessee being responsible for all aspects of farming the parcel, including breaking and leveling; and
- the Lessee abiding by a crop management plan for specialty crops, and other terms and conditions as outlined in the lease agreement.



IRRIGATION UPDATE

December 5, 2023

Auction Date & Process

A live auction has been set for:

Irrigated Lease Auction Tuesday, January 30, 2024, 2:00 p.m. at the EID Office

- Bidding will begin at 2:30 p.m.
- Qualified bidders will receive a bid card when registering at the auction (please arrive early).
- A random process will be used to auction the leases; they will not be bid in numerical order.
- Each lease will be summarized, and particular factors noted prior to the bidding beginning.
- The minimum bid for each lease is \$300/farmable acre/year.
- Successful bidders may not turn back their newly acquired Irrigated Lease at any time during the auction process, or at any time prior to executing the applicable agreement to be provided by the District.
- 50% of the first year's rent is to be paid by the successful bidder upon execution of the lease agreement.
- Deadline to sign lease agreement and provide payment is February 29, 2024.

Preregistration & Bid Package

All bidders must preregister to be eligible to bid at the auction:

- Irrigators are required to preregister at the EID Office from January 2nd through to 26th; proxy bidders may be designated. Irrigators and proxy bidders that are not registered or designated before January 26th will be denied bidding privileges.
- A bid package containing maps, soils information, sample lease agreement, and other details of the 3 Irrigated Leases to be auctioned will be provided; information will also be available on the District's website.
- Bidders, or proxy bidders, must register at the auction to receive their bid card.
- Only verified eligible irrigators/proxy bidders will receive a bid card.

Eligibility

To be eligible to bid on these Irrigated Leases, a bidder must own land within the Eastern Irrigation District with assessed irrigation acres. Residency within the District is not required. A leaseholder may only lease up to a maximum of 640 acres of all irrigated leases held with the District, including these new Irrigated Leases. Irrigators that currently have an irrigated lease may bid at the auction; however, if they are successful and exceed the limitation, they must turn back their original irrigated lease to the District.

Bid Payment & Annual Charges

The bid amount will establish the annual rent of the lease. The Lessee is also responsible for obtaining insurance, and payment of property taxes, irrigation rates, and utility costs. For each year of the lease, the annual rent is invoiced in two installments. Except for the first year of the lease, the first payment is due on or before April 1st and the second payment is due on or before November 1st. During the first year of the lease, the first rental payment is to be paid upon execution of the lease by the Lessee.

Lease Agreement

New lease agreements with successful bidders will be executed by the District after the lease has been executed by the successful bidder and first payment for 2024 is secured. Lease agreements expire December 31, 2028, do not allow subletting but may be transferred, and have no right of renewal upon expiry.

Lands

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Please Note:

All Annual Reports and Newsletters
can be read on-line at:

www.eid.ca

