

# Grazing Leases, License, or Agreements

A black cow is grazing in a green field in the foreground. In the background, there is a residential neighborhood with many houses, some with solar panels, built on rolling green hills under a blue sky with scattered clouds.

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# A Guide to Livestock Leases for Annual Rangelands

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For landowners and managers with little direct experience in livestock grazing, some guidance in developing grazing leases can significantly help with meeting management objectives and avoiding pitfalls (sidebar 1).

## Sidebar 1: Grazing Lease versus License

In legal terms, typical grazing leases are more accurately described as licenses, as a lease implies that the lessee holds exclusive rights to occupy the real property for the



Cattle grazing lease to support native biodiversity.

# Types of Legal Agreements

- Who's responsible and for what?
- Who pays or gets paid? How?

- Lease
- License
- Agreement





# Considerations

- Time of year
- Infrastructure
- Length of agreement
- Species and class
- Neighbors
- Goals





# When to graze?





# Forage Growth & Season Considerations

- Forage quality
- Forage quantity
- Need/ Impact of Supplements





# Infrastructure





# Length of Agreement

- Long-term versus one-time contract





# Grazing animal selection



- Species
- Age/ production class
- Experience





# Clearly Define Goals & Expected Outcomes







# Grazing Management Goals

- Fuels reduction
- Vegetation height
- Residual Dry Matter (RDM)
- Invasive Species Control
- Species composition





# Rancher Stewardship Goals

- Infrastructure maintenance
- Woody plant control
- Invasive species management





# Neighbors

- **Collaboration**
- **Extension of neighbors' grazing land**
- **Knowledge and experience**



# Lease Terms

- **Payment – Who pays whom?**
  - **Acre**
  - **Site**
  - **AUM**
  - **Gain**







# Lease Terms

- Length of lease
- Termination of lease
- Disease and death loss
- Insurance
- Infrastructure (Fence, Water)
- Supplemental feed
- Supplementary Services
- Rent Credit