

**OFFICIAL SUMMARY PROCEEDINGS
OF THE BOARD OF COUNTY COMMISSIONERS, TETON COUNTY, WYOMING**

The Teton County Board of Commissioners met in regular session on **July 2, 2019** in the Commissioners Chambers located at 200 S. Willow in Jackson. The meeting was called to order at 9:00am and the Pledge of Allegiance was recited.

ROLL CALL

County Commission: Natalia Macker Chair, Greg Epstein Vice-Chair, Mark Newcomb, and Luther Propst were present. Mark Barron was absent. Commissioner Barron arrived at 9:32am.

MINUTES

A motion was made by Commissioner Epstein and seconded by Commissioner Newcomb to approve the **6/17/19, 6/18/19, 6/21/19, 6/24/19, and 6/25/19** minutes. Chair Macker called for the vote. The vote showed all in favor and the motion carried.

ADOPTION OF AGENDA

A motion was made by Commissioner Epstein and seconded by Commissioner Newcomb to adopt today's agenda as presented. Chair Macker called for the vote. The vote showed all in favor and the motion carried.

CONSENT AGENDA

A motion was made by Commissioner Newcomb and seconded by Commissioner Epstein to place the following Matters from Staff on a Consent Agenda:

1. Consideration of Approval of Employee Lease for 3180 Adams Canyon
2. Consideration of Approval of an Agreement for Construction Phase Structural Engineering for Stateline Road Improvement Project
3. Consideration of Approval of a Contract for Radio Support Services
4. Consideration of Approval of Special Restrictions for Accessory Residential Units located at Rendezvous Park
5. Consideration of Approval of an Employee Lease at 1120 Meadowlark Lane
6. Consideration of Approval of a Contract for Work at Meadowlark Employee Housing
7. Consideration of Approval of a Contract Between the Wyoming Department of Health, Public Health Division, and Teton County for the County Health Officer
9. Consideration of Adoption of Changes to Energy Mitigation Program Rules and Fees – Refunds
10. Consideration of Approval of Adams Canyon Juvenile Facility Agreement
11. Consideration of Approval of Contract Wyoming Department of Health and Teton County WIC Program
12. Consideration of Approval of Third Amended Decision of Teton County Board of Equalization on the Jackson Hole Herford Ranch LLC
13. Consideration of Approval of Treatment Court Contract with Curran Seeley Foundation
14. Consideration of Approval of Treatment Court Contract with Jackson Hole Community Counseling Services
15. Consideration of Approval of 4-H Educator Contract
16. Consideration of Approval of Extension Clerical Contract

Chair Macker called for the vote. The vote showed all in favor and the motion carried.

A motion was made by Commissioner Epstein and seconded by Commissioner Newcomb to approve the items on the Consent Agenda with the motion as stated in their respective staff report. Chair Macker called for the vote. The vote showed all in favor and the motion carried.

MATTERS FROM COMMISSION AND STAFF:

1. Consideration of Approval of Employee Lease for 3180 Adams Canyon

To approve the Lease Agreement for 3180 Adams Canyon between Teton County and Tia Stanton, for \$750 per month and a \$1,000 security deposit.

2. Consideration of Approval of an Agreement for Construction Phase Structural Engineering for Stateline Road Improvement Project

To approve the Agreement between Teton County and Buchko Structural Engineering, LLC for Construction Phase Engineering Services for the Stateline Road Improvement Project in the amount not to exceed \$7,000.

3. Consideration of Approval of a Contract for Radio Support Services

To approve the contract with Motorola Solutions for radio support services.

4. Consideration of Approval of Special Restrictions for Accessory Residential Units located at Rendezvous Park

To approve the Special Restriction as presented by staff for the Accessory Residential unit at Rendezvous Park addressed as 4270 River Springs Drive Unit 1.

5. Consideration of Approval of an Employee Lease at 1120 Meadowlark Lane

To approve the Lease Agreement for 1120 Meadowlark Lane with Justin Miller.

6. Consideration of Approval of a Contract for Work at Meadowlark Employee Housing

To approve the installation contract with Dimensions Construction in the amount of \$17,250.00.

7. Consideration of Approval of a Contract Between the Wyoming Department of Health, Public Health Division, and Teton County for the County Health Officer

To approve the Contract between the Wyoming Department of Health, Public Health Division and Teton County for the County Health Officer for the period July 1, 2019 – June 30, 2020.

9. Consideration of Adoption of Changes to Energy Mitigation Program Rules and Fees – Refunds

To approve the amendments to the Energy Mitigation Program Fees policy as presented in the attached staff report and as advertised to the public, with the new amendments taking effect on July 2, 2019.

10. Consideration of Approval of Adams Canyon Juvenile Facility Agreement

To approve the Use Agreement and Contract between Teton County and Teton Youth and Family Services, Inc. for use of the Adams Canyon Facility as a Crisis Shelter and provision of a Staff Secure Program at the Adams Canyon Facility.

11. Consideration of Approval of Contract Wyoming Department of Health and Teton County WIC Program

To approve the contract between the Wyoming Department of Health, Public Health Division, Teton County WIC Program, delineating the responsibilities of WIC and Teton County in providing program benefits of the US Department of Agriculture, Food Nutrition Services Special Supplemental Nutrition Program for WIC, for FY2020, being totally funded by pass-through funding from the State of Wyoming, in the amount of \$10,930.00.

12. Consideration of Approval of Third Amended Decision of Teton County Board of Equalization on the Jackson Hole Herford Ranch LLC

To approve the proposed Third Amended Decision of the Teton County Board of Equalization in the matter of the appeal of Jackson Hole Hereford Ranch LLC from a decision of the Teton County Assessor 2016 Property Valuation, State Docket #2016-0041.

13. Consideration of Approval of Treatment Court Contract with Curran Seeley Foundation

To approve the Treatment Court Contract with Curran-Seeley Foundation in an amount, not to exceed \$25,000.00.

14. Consideration of Approval of Treatment Court Contract with Jackson Hole Community Counseling Services

To approve the Treatment Court Contract with Jackson Hole Community Counseling Center in an amount, not to exceed \$7,000.00.

15. Consideration of Approval of 4-H Educator Contract

To approve the Annual Compensation Agreement with the University of Wyoming for the 4-H Educator position.

16. Consideration of Approval of Extension Clerical Contract

To approve the Annual Compensation Agreement with the University of Wyoming for the UW Extension Clerical position.

DIRECT CORRESPONDENCE

1. Dave Coon 6/11/2019 email regarding SPET / Wildlife Crossings
2. Geneva Chong 6/11/2019 email regarding SPET / Recreation Center
3. Wes Gardner 6/11/2019 email regarding SPET
4. Dan Baker 6/12/2019 email regarding Integrated Transportation Plan
5. Travis Samulski 6/12/2019 email regarding SPET / Wildlife Crossings
6. Becky Zaist, Senior Center of Jackson Hole 6/12/2019 email regarding Age Friendly Action Plan
7. April Norton, Housing Department Director 6/12/2019 letter regarding Thank You
8. Maggie Fellner Hunt 6/12/2019 email regarding Munger Mountain Sustainable Workforce Housing
9. Ann Smith 6/12/2019 email regarding Munger Mountain Sustainable Workforce Housing
10. Liz Hirschland 6/12/2019 email regarding Fairgrounds
11. Liz Fairbank 6/13/2019 email regarding SPET / Wildlife Crossings
12. Lisa Potzernitz 6/14/2019 email regarding SPET / Fire Stations
13. Brooke Bullinger 6/14/2019 regarding Preserve the Western Heritage
14. Anne Cresswell, Jackson Hole Community Housing Trust 6/15/2019 email regarding Social Service Funding Request
15. Tanya Anderson 6/15/2019 email regarding SPET / ISWR
16. Jonathan Schechter, Town Council 6/16/2019 email regarding SPET
17. Jon Parker 6/17/2019 email regarding JH Classical Academy
18. Rachel Daluge 6/17/2019 email regarding Upcoming Foodraiser! Cornhole Tournament Sunday, July 14th
19. Bob Lenz 6/17/2019 email regarding SPET
20. Bob Lenz 6/18/2019 email regarding SPET
- 21.

Lorna Miller 6/18/2019 email regarding SPET / Wildlife Crossings
22. Brian Remlinger 6/18/2019 email regarding BLM Parcel 9/10 Master Plan
23. Dan Baker 6/19/2019 email regarding SPET / Highways 22/390 Community Priorities Improvements
24. Gary Weissman 6/19/2019 regarding Library Board Candidate Recommendation - Grace Robertson
25. Leanne Staley Moore 6/20/2019 email regarding SPET / JH Historical Society and Museum
26. Leanne Staley Moore 6/20/2019 email regarding SPET / JH Historical Society and Museum
27. Jack Krouskup 6/20/2019 email regarding JH Classical Academy
28. Lesley Beckworth 6/21/2019 email regarding SPET Ballot - Bundled
29. Anne Cresswell, Jackson Hole Community Housing Trust 6/21/2019 email regarding Redmond Street Rentals Open House
30. Stefani Wells, Jackson Hole Community Housing Trust 6/21/2019 email regarding Jackson Hole Community Housing Trust
31. Kathy Tompkins 6/24/2019 email regarding Tribal Trail Connector
32. Lorne and Laura Sundrla 6/24/2019 email regarding Tribal Trail Connector
33. Linda Williams 6/24/2019 email regarding Defacing of Teton County Property - Pickleball Courts
34. Jon Stuart 6/24/2019 email regarding Tribal Trail Connector
35. John Nixon 6/24/2019 email regarding Tribal Trail Connector
36. Bitsy Smith 6/24/2019 email regarding Tribal Trail Connector
37. Denny Moffett 6/24/2019 email regarding Tribal Trail Connector
38. Perri Stern 6/24/2019 email regarding Special JIM Meeting regarding 440 W. Kelly
39. Ed Beddow 6/24/2019 email regarding Tribal Trail Connector
40. Tracy Poduska 6/25/2019 email regarding Mercill Housing Project
41. Rick Wieloh 6/25/2019 email regarding Tribal Trail Connector
42. Michele Gammer 6/25/2019 email regarding Tribal Trail Connector - Budget
43. Michael Rosenverg 6/25/2019 email regarding Tribal Trail Connector

PUBLIC COMMENT

There was no public comment.

MATTERS FROM COMMISSION AND STAFF:

9. Consideration of Adoption of Changes to Energy Mitigation Program Rules and Fees – Refunds

Jo Ellen Charlton, Interim Planning Director, presented to the Board for consideration of approval the adoption of amendments to the Energy Mitigation Program (EMP) Fees policy.

There was no public comment.

Commissioner Barron joined the meeting at 9:32am.

A motion was made by Commissioner Newcomb and seconded by Commissioner Propst to approve the amendments to the Energy Mitigation Program Fees policy as presented in the attached staff report and as advertised to the public, with the new amendments taking effect on July 2, 2019. Chair Macker called for the vote. The vote showed 4-1 in favor with Commissioner Epstein opposed and the motion carried.

A motion was made by Commissioner Epstein and seconded by Commissioner Newcomb to convene as the Board of Equalization of Teton County. Chair Macker called for the vote. The vote showed all in favor and the motion carried.

12. Consideration of Approval of Third Amended Decision of Teton County Board of Equalization on the Jackson Hole Hereford Ranch LLC

Sherry L. Daigle, County Clerk, presented to the Board for consideration of approval the third amended order on the Jackson Hole Hereford Ranch, LLC from the Board of Equalization Hearings on July 20, 2016.

Keith Gingery, Deputy County Attorney representing the Teton County Assessor, addressed the Board regarding the changes to the order.

There was no public comment.

A motion was made by Commissioner Newcomb and seconded by Commissioner Epstein to approve the proposed Third Amended Decision of the Teton County Board of Equalization in the matter of the appeal of Jackson Hole Hereford Ranch LLC from a decision of the Teton County Assessor 2016 Property Valuation, State Docket #2016-0041. Chair Macker called for the vote. The vote showed all in favor and the motion carried.

A motion was made by Commissioner Epstein and seconded by Commissioner Newcomb to adjourn as the Board of Equalization. Chair Macker called for the vote. The vote showed all in favor and the motion carried.

The meeting was recessed at 9:48am and reconvened at 9:54am.

MATTERS FROM PLANNING & DEVELOPMENT

1. Finding of Fact and Conclusion of Law: DEV2019-0002 – Devil Dog, LLC

Keith Gingery, Chief Deputy County Attorney, presented to the Board for consideration of approval the Findings of Fact, Conclusions of Law and Order granting approval of a Development Plan permit (DEV2019-0002) for Devil Dog, LLC.

There was no public comment.

A motion was made by Commissioner Epstein and seconded by Commissioner Barron to approve the Findings of Fact, Conclusions of Law and Order granting approval of a Development Plan (DEV2019-0002). Chair Macker called for the vote. The vote showed all in favor and the motion carried.

2. Finding of Fact and Conclusion of Law: CUP2019-0002 – Thomas, Trevor & Mills, Ruby

Keith Gingery, Chief Deputy County Attorney, presented to the Board for consideration of approval the Findings of Fact, Conclusions of Law and Order granting approval of a Conditional Use Permit (CUP2019-0002) for Trevor Thomas and Ruby Mills.

There was no public comment.

A motion was made by Commissioner Newcomb and seconded by Commissioner Epstein to approve the Findings of Fact, Conclusions of Law and Order granting approval of a Conditional Use Permit (CUP2019-0002). Chair Macker called for the vote. The vote showed all in favor and the motion carried.

- 3. Applicant: CAMPODONICO, STEVEN J.A. AND KRISTINA J.
- Presenter: Chandler Windom
- Permit No.: S/D2019-0004
- Request: Request to vacate and re-plat a building envelope on Lot 26 of the Altamont Subdivision.
- Location: 215 Creekside Road is located in the Alta Core. The property also borders Sate Line Road on the west side boundary and is approximately a half mile from the Alta Community Park. The property is zoned Rural and is not within any overlays.

Chandler Windom, Planning staff, presented to the Board for consideration of approval a plat amendment, pursuant to Section 8.2.13 of the Teton County Land Development Regulations (LDRs), to vacate a building envelope on Plat No. 852 and re-plat an amended building envelope pursuant to Section 8.5.3 of the LDRs.

There was no public comment.

A motion was made by Commissioner Newcomb and seconded by Commissioner Epstein to approve S/D2019-0004, submitted April 26, 2019 for the partial vacation and re-plat of a building envelope on Lot 26 of the Altamont Subdivision, based on the Teton County Land Development Regulations, being able to make the four (4) findings of Section 8.5.3 and the standards of Section 8.2.13.C, being able to make the finding pursuant to Wyoming Statute § 34-12-108, that such partial vacation does not abridge or destroy any of the rights and privileges of other proprietors in Plat No. 852, with no conditions, and request the Teton County Clerk to write vacate on Lot 26 of Plat No. 852. Chair Macker called for the vote. The vote showed all in favor and the motion carried.

- 4. Applicant: AT&T WIRELESS
- Presenter: Susan Johnson
- Permit No.: VAR2019-0002 **POSTPONED TO THE AUGUST 20, 2019 HEARING**
- Request: Variance, pursuant to Section 8.8.2 of the Teton County Land Development Regulations, to vary Section 6.1.10.D.2.d.v.d which establishes setbacks at 110% of the distance from the top of the structure to the breakpoint level of the structure.
- 5. Permit No.: CUP2019-0001 **POSTPONED TO THE AUGUST 20, 2019 HEARING**
- 6. Request: Conditional Use Permit pursuant to Section 8.4.2 of the Teton County Land Development Regulations to permit a new cell tower and a wireless adjustment, pursuant to LDR Section 6.1.10.D.2.g, to exceed the maximum height allowed in the zoning district.
- Location: The property is located at 2505 N. Moose-Wilson Road, approximately one mile north of the intersection with Highway 22. The property is zoned PUD – Neighborhood Conservation and is not within any overlays.

On behalf of the applicant, staff respectfully requests that the Board of County Commissioners postpone these items to the regularly scheduled meeting of August 20, 2019.

MATTERS FROM COMMISSION

There were no matters from Commission.

EXECUTIVE SESSION

No executive session was held.

ADJOURN

A motion was made by Commissioner Epstein and seconded by Commissioner Newcomb to adjourn. Chair Macker called for a vote. The vote showed all in favor and the motion carried. The meeting adjourned at 10:01am.

Respectfully submitted,

Shelley Fairbanks
Deputy County Clerk

TETON COUNTY BOARD OF COMMISSIONERS

Natalia D. Macker, Chair

Greg Epstein, Vice-Chair

Mark Barron

Mark Newcomb

ATTEST:

Luther Propst

Sherry L. Daigle, County Clerk