

report. The Board had no questions and thanked the City of Victor for the work that was put into the AOI and associated zone changes.

Ms. Krueger stated that she needs to review the composition of the Victor AOI Joint Planning Commission with the County Attorney.

Public comment was opened at 11:20 AM.

Halsey Hewson, a resident with property that abuts the City of Victor and Hwy 33 and 9500S. His goal is to have a small community school on his property. He is asking that he remain in the AOI.

Janine Jolley, Victor resident. She believes that Mr. Hewson should be able to stay in the AOI. She is concerned that her property is being taken out of the AOI because of the issue the City of Victor is having with their utilities. She believes that her property should remain in the AOI.

Shawn Litton, has property north of Victor on the west side of the frontage road. He would like to stay in the AOI and be zoned RN5.

Kendall Jolley was unhappy that the process did not include more public input. He would like to stay in the AOI.

Charlie Gaudet requested a better map of the proposed changes.

Arnold Woolstenhulme thanked the Board for their consideration of his suggestions. He too would like to see better maps at public meetings.

Public comment was closed at 11:44 AM.

Board deliberation. The Board asked Ms. Kolner why the odd triangle on the SE side of the AOI was removed from the AOI. She stated that those properties are not in the growth boundary identified in the Victor Comprehensive Plan.

The Board questioned if the triangle being removed from the AOI made sense. Ms. Kolner stated that the City doesn't intend to annex those properties in the next ten years and therefore they shouldn't be in the AOI.

Christian Cisco, City of Victor Planning and Zoning Chair, stated that the City would not be opposed to including the triangle in the AOI with RN 2.5 acre zoning.

Regarding the RR20 zoning north of Victor, the Board discussed whether it could be considered spot zoning.

MOVER: Cindy Riegel

SECONDER: Michael Whitfield

Approve the Area of Impact Update for the City of Victor as processed under Idaho Code 65-6726 in accordance with Teton County's Land Development Code Chapter 4-4 and the 2012 Teton County Comprehensive Plan as presented in the staff report with the following

change - the AOI will include properties north of 9500 S. and south of Old Jackson Highway to be designated AOI-2.5 up to the city limits.

This includes approval of the amended AOI boundary, the amended AOI zoning, the County zoning for parcels now removed from the AOI, and the AOI Land Development Code as presented in the staff report for the public hearing dated 12/16/24 - with the only exception being the above mentioned change to the AOI boundary.

AYES (3): Bob Heneage, Cindy Riegel, and Michael Whitfield

Adopted (3 to 0)

2. 11:30 AM - ACTION ITEM - PUBLIC HEARING: AOI Zone Change

This public hearing was held in conjunction with the above hearing, the motion in item 2.1 covers both public hearings.

3. Action Item – Recreation District Appointment of Initial Directors

The Board allowed the applicants for the new Recreation District Director appointments to introduce themselves and answer questions from the Board. There are three Sub-districts. Each Sub-district will have a Director that lives within the Sub-district. The Board of Commissioners initially appoints the Directors. Two Directors will run for re-election in 2025 to serve a four (4) year term. The third Director will run for re-election in 2027 for a four (4) year term.

Joseph "Spencer" Grant introduced himself. Mr. Grant worked in the aerospace industry and as a math teacher. He looks forward to the challenges and believes his detail oriented problem solving background would be a good fit for the position. He identified outdoor sports and youth recreation as the highest recreational needs. He believed that the budget needs to be driven by the needs. Mr. Grant lives within Sub-district 3.

Sue Phillips thanked the Board for the opportunity to introduce herself. Ms. Phillips is a retired attorney with a strong interest in recreation. She looks forward to using her skills as a contract attorney to help tackle the challenges of starting a new Recreation District. She supports the Recreation Master Plan and the vision it lays out. She identified coordination within agencies as well as maintenance of existing facilities as her priorities. She believes careful assessment of the needs should drive the budget. Ms. Grant lives within Sub-district 2.

John Beller thanked the Board for the opportunity to speak. Mr. Beller outlined the task of setting up the new Recreation District with a focus on coordinating with existing agencies. He has a strong background in project implementation and management. He believes he has the interpersonal skills to successfully help build the new Recreation District. He identified that the Master Plan needs to be updated with a public outreach effort. His

priorities are for the underserved community. He believes the budget should be driven by the needs as identified by the public outreach effort. When asked about an aquatic facility, he stated that the Recreation District would not be able to build a facility, but could help with maintenance and operations. Mr. Beller lives in Sub-district 2.

Liv Goodale thanked the Board for their time. Ms. Goodale has worked in local government both for the Town of Jackson and the City of Victor. She is a backcountry horseperson and does all of the "other" outdoor recreation opportunities with her family. She believes the most urgent need is the existing parks and the river access points. Understanding the available funds before adding facilities is critical. Ms. Goodale lives in Sub-district 1.

Ari Kotler thanked the Board for the opportunity to speak. Mr. Kotler has been on the Board of Teton Valley Foundation since it merged with the Teton Basin Ice Rink Foundation. He was instrumental in fundraising for the rink and helping to manage the project once funded. He looks forward to positively impacting the community on a project by project basis. Mr. Kotler identified the existing parks need for maintenance including the Fairgrounds. He lives in Sub-district 1.

Katie Garlick thanked the Board for the opportunity to speak. Ms. Garlick has been looking for an opportunity to get more involved in the community since moving from Colorado. Parks and Recreation are near and dear to her heart. She has a lot of administrative background in large organizations. She looks forward to bringing a greater variety of recreation opportunities. She believes the role of the Board will be to gather community input in terms of the needs and budget. Ms. Garlick lives in Sub-district 1.

Sara Warhol thanked the Board. Ms. Warhol has worked at Grand Targhee and has a degree in Outdoor Recreation. She identified organization as the highest need, to include coordination between agencies. In addition, some basic facilities like restrooms at existing facilities. She believes the Master Plan should be updated through community input to help drive the budget. She lives in Sub-district 3.

Phillip Moulton introduced himself. He grew up in Utah but spent as much time as he could recreating in the valley with his grandparents. He has coached little league and been on the Little League Board for years. He believes his diverse background would provide a lot of value. He identified getting existing parks and facilities upgraded as a priority. He believes the Board needs to identify their values and let that drive the budget. Mr. Moulton lives in Sub-district 2.

Robert Boyles introduced himself. He stated that though he was against the formation of the District, he would like to see it be successful within the confines of what funds are available. He believes the highest need for

recreation improvements would be basic needs like sidewalks in the cities, and taking over the city parks to avoid city residents being double taxed. He would only like to fund projects that don't incur long term maintenance. He is opposed to building an aquatic facility. Mr. Boyle lives in Sub-district 2.

Board deliberation. The Board noted the high quality of all the applicants. The Board started discussing the candidates in District 3 first. Due to her educational background in Outdoor Recreation and stated priorities, the Board preferred Sara Warhol.

The Board discussed Mr. Beller's resume and experience and knowledge of the Recreation Master Plan, in project management, and involvement in formation of the District. The Board expressed some reservation with his willingness to help maintain an aquatic facility. The Board discussed the necessary qualifications of Director's, to include knowledge of local government, project management, and budgets.

Finally, the Board discussed the Sub-district 1 applicants. They identified Liv Goodale and Ari Kotler as the strongest candidates, each with different strengths.

The Board hoped that the applicants that were not selected would stay involved and consider running when the seats are up for re-election.

MOVER: Bob Heneage

SECONDER: Cindy Riegel

Approve the appointment of Olivia Goodale for a term to end November of 2025 to Director Sub-District 1, John Beller for a term to end November of 2025 to Director Sub-District 2, and Sara Warhol for a term to end November 2027 to Director Sub-District 3.

AYES (3): Bob Heneage, Cindy Riegel, and Michael Whitfield

Adopted (3 to 0)

4. Action Item – January 27 Regular BoCC Meeting Reschedule

The Board will be attending the Idaho Assoc Counties regular Legislative Meeting in Boise Jan 27-30th.

MOVER: Bob Heneage

SECONDER: Michael Whitfield

Approve moving the Regularly Scheduled January 27th , 2025 meeting to January 31st, 2025.

AYES (3): Bob Heneage, Cindy Riegel, and Michael Whitfield

Adopted (3 to 0)

5. Action Item – Ordinance 1216-2024, NRO Map

MOVER: Michael Whitfield

SECONDER: Cindy Riegel

Approve Ordinance 1216-2024, Adoption of the Amended Teton County Idaho Natural Resource Overlay (NRO) Map as amended to strike the "Proposed 2023" wording in Exhibit A.

AYES (3): Bob Heneage, Cindy Riegel, and Michael Whitfield

Adopted (3 to 0)

6. Action Item – Written Decision for NRO Map & Policy

The Board discussed some minor edits to the Written Decision but none were made.

MOVER: Cindy Riegel

SECONDER: Michael Whitfield

Approve Written Decision for the 2024 Natural Resource Overlay (NRO) Map Revision & Wildlife Habitat Assessment Policy.

AYES (3): Bob Heneage, Cindy Riegel, and Michael Whitfield

Adopted (3 to 0)

3. COMMISSIONERS

1. EXECUTIVE SESSION: 74-206(1)(f) Legal

MOVER: Cindy Riegel

SECONDER: Bob Heneage

Go into exec session per Idaho Code 74-206(1)(f) legal.

Roll call vote.

AYES (3): Bob Heneage, Cindy Riegel, and Michael Whitfield

Adopted (3 to 0)

4. ADJOURNMENT

Adjourn the meeting.

Cindy Riegel, Chairperson

County Clerk or Deputy