



## AGENDA ACTION ITEM

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DATE: March 11, 2024

TO: Board of County Commissioners

FROM: Jade Kreuger, Planning Administrator

ITEM TITLE: **1:00 PM – PUBLIC HEARING: Irish Acres Subdivision Preliminary Plat Hearing Continued.**

Patrick Trucco has applied for a 10 lot subdivision on 40.14 acres located on W 4000 North and N 2000 West, southeast of the City of Teton. The parcel is zoned A/RR 2.5.

**Legal Description:** RP05N45E103300; TAX #7369 SEC 10 T5N R45E

### SUGGESTED MOTION:

#### **APPROVAL**

Having concluded that the Criteria for Approval of a Preliminary Plat found in Title 9-3-2-C can be satisfied, I move to APPROVE the Preliminary Plat for the Irish Acres Subdivision as described in the application materials submitted on August 2, 2023 and additional information attached to the staff report. (with the following conditions of approval...)

#### **DENIAL**

Having concluded that the Criteria for Approval of a Preliminary Plat found in Title 9-3-2-B have not been satisfied, I move to DENY the Preliminary Plat for the Irish Acres Subdivision as described in the application materials submitted on August 2, 2023, and additional information attached to the staff report, based on the following findings:

#### **CONTINUATION**

I move to continue the public hearing for the Irish Acres Subdivision Preliminary Plat to a specific date in time in order to obtain additional information from the applicant or other agencies.

#### **ATTACHMENT(S):**

[Irish Acres Preliminary Plat BoCC Staff Report\\_031124.pdf](#)

A) [Application.pdf](#)

B) [Irish Acres Preliminary Plat\\_12.18.2023.pdf](#)

C) [Development Agreement.pdf](#)

D) [REVISED Irish Acres Improvement Plans.pdf](#)

E) [CCRs REVISED\\_010824.pdf](#)

F) [EIPH Letter.pdf](#)

G) [Warranty Deed.pdf](#)

H) [Construction Cost Estimate Stamped\\_12.18.2023.pdf](#)

I) [NPS Level I\\_Trucco\\_3rd\\_231229.pdf](#)

J) [NP Technical Reviews\\_030424.pdf](#)

K) DEQ Comments\_092623.pdf  
L) Narrative\_updated 121523.pdf  
M) Army Corps PJD\_030424.pdf  
N) Hazards Report.pdf  
O) Irish Acres ARI\_Report\_12.18.2023.pdf  
P) \_NaturalResouceAnalysis\_Final.pdf  
Q) NP Applicant Responses\_030424.pdf  
R) REVISED Irish Acres Site Plan-Building Envelopes.pdf  
S) Irish Acres Fire Marshal Comments\_10.4.2023.pdf  
T) Habitat and Overlay Map.pdf  
U) Public Works Comment.pdf  
V) R&B Permit.pdf  
W) Irish Acres Combined Traffic Study.pdf  
X) LOC from US Bank\_10.6.2023.pdf