



Teton County Planning
150 Courthouse Drive, Room 107
Driggs, Idaho 83422
Phone: 208.354.2593
Fax: 208.354.8778

FROM: Planning Administrator, Jason Boal
TO: Combined Driggs & Teton County P&Z
RE: Targhee Ranch Lot 33 Plat Amendment
DATE: April 23, 2015

Below are emails we have received in regards to the public hearing on April 27th. Please let me know if you have any further questions.

Jason Boal
Planning Administrator

From: Betty-Ann Craven
Sent: Tuesday, April 21, 2015 3:50 PM
To: PZ
Subject: lot split 33 Targhee Ranch

Dear Planning and Zoning Commission,

I am opposed to the planned lot split of 33 in Targhee Ranch Subdivision for the following reasons. I believe that lot splits are not allowed under the covenants of the subdivision. Also I think it would decrease the value of the subdivision which would impact all of us who live there. Part of the appeal of Targhee Ranch is that it is not little cookie cutter lots all over the place. It has always had a more rural and diverse look which is part of its appeal. I strongly oppose this plan.

Sincerely,
Elizabeth A. Craven

From: Richard Brown
Sent: Tuesday, April 21, 2015 12:35 PM
To: PZ
Cc: Richard Brown
Subject: April 27, 2015 Hearing

We are writing in regard to the application for preliminary plat approval submitted by Robert Howard and Cherry Payne for Lot 33, Targhee Ranch Sec 19 T5N R46E. We own a home at 1515 Table Rock Drive. Our home also know as Lot 38B and it is directly across Table Rock Drive from what would become the southern portion of Lot 33 if that lot is subdivided. One of the principle features of our home is a direct view of 3 Teton peaks. If a home were to be built on the southern portion of a potentially subdivided Lot 33 it would be directly between the front of our home and the Teton view that was of such importance to us when we purchased the property. In addition, when our home was being planned by the developer, the Targhee Ranch Architectural Review Board asked that the home site be moved forward on our lot in order to allow the adjacent property owner (1479 Table Rock Drive, Lot 38A) direct line of sight to the south. Our house site was changed to accommodate this request. As a result, we are that much closer to Table Rock Drive and to any home that might be built on the other side of Table Rock Drive. When we purchased the home we looked at the lots then in existence between us and the Tetons and we concluded that a home could be constructed on Lot 33 in such a way as to avoid blocking the views of both ourselves and our neighbors. Our sense of how the Targhee Ranch subdivision owners respected one another convinced us that the owner of lot 33, and the Architectural Review board, would make every effort to avoid obstructing a neighbor's view. In addition, as it exists now (prior to subdivision) Lot 33 has potential building sites that would both respect the neighbors and optimize the views from a home constructed on Lot 33 in a sensitive manner. If Lot 33 is subdivided as proposed we worry that any subsequent owner of the southern portion of the subdivided lot will claim that they have no option but to obstruct our views. We ask that you give our concerns due attention in reaching a conclusion. Susan and Richard Brown.

From: Kim Carlson
Sent: Tuesday, April 21, 2015 9:53 AM
To: PZ
Subject: Targhee Ranch lot split , no way !!!!!

Dear P and Z, Robert Howard and Cherry Payne are proposing splitting their 3.3 acre lot into 2 lots here in Targhee Ranch. I have owned my land since 1982 and built my home in 1996. I DID NOT SPEND MY LIFE SAVINGS AND HARD WORK TO BE SURROUNDED BY NEIGHBORS WHO DON'T RESPECT THE WISHES OF THE SUBDIVISION TO HAVE LARGE LOTS AND PRIVACY!!!!!!!!!!!!!!!!!!!!If these people wanted to live on small lots they should have bought elsewhere, there is alot of property available, I strongly oppose the splitting of their lot and changing the rules of Targhee Ranch. It acutually makes me dislike these people very much and I hope I never meet them . They should move elsewhere. HOW RUDE OF THEM AND DISRESPECTFUL OF EVERY PERSON THAT LIVES HERE IN TARGHEE RANCH!!!!!!!!!!!!!!!!!!!!!!!!!!!!Do not let them do this , P and Z already messed up by letting Red Tail Subdivision be approved, the strongest wildlife corridor in the valley !!!!! Do your job people and don't let the greed of Robert Howard and Cherry Payne ruin it for the rest of us !!! Sincerely, Kim Carlson Targhee Ranch

From: ellen lederman
Sent: Tuesday, April 21, 2015 10:11 AM
To: PZ
Subject: Lot 33 split Targhee Ranch

April 21, 2015

Gentlemen:

We would like to let it be know that we are against the proposed lot split in Targhee Ranch of lot 33.

Quite a few years ago, home owners were given the option of splitting lots or not until a certain date. Needless to say, this lot, under the home owner's regulations, can not be divided.

As the owner's of 3 lots in this section of the subdivision, my husband and I vote a resounding "No" to this proposal.

Sincerely, Leon and Ellen Lederman

From: Mark Duval
Sent: Tuesday, April 21, 2015 12:53 AM
To: PZ
Subject: Targhee Ranch Lot 33 Split

As owners in the Targhee Ranch subdivision, who recently purchased property with the understanding that the splitting of lots was no longer allowed, **we are not in favor of allowing the splitting of Lot 33**. We believe it devalues the development, devalues the property adjacent to Lot 33 and will increase traffic in the development.

We purchased with the understanding that this was no longer allowed and are requesting that you **don't set a new precedence for the splitting of lots**.

For your consideration

Mark Duval