

**Teton County Comprehensive Plan:
Annual Report
to the
Community**



**Teton County
Planning Department
June 2020**

Piney Peak

Two Forks

Bates

Fox Creek

Victor

Driggs

Alta

France

Lamont

WYOMING
IDAHO

WYOMING
IDAHO

Table of Contents

Teton County Comprehensive Plan:	3
Annual Report to the Community	3
Introduction	3
Comprehensive Plan Description	3
Major Code Revision Effort –	4
Jump-started in 2019.....	4
By The Numbers – What are the Trends in Population Growth, Subdivisions, and Building	8
Population Projections	8
Planning & Zoning and Building Permits by the Numbers.....	10
Comp Plan Implementation – Key Action Items	11
Economic Development Element	11
Transportation Key Actions	15
Natural Resources + Outdoor Recreation Key Actions	16
Community Events and Facilities Key Actions.....	19
Agricultural + Rural Heritage Key Actions	20

Updates to the Annual Report have been **highlighted in yellow.**

Teton County Comprehensive Plan: Annual Report to the Community

Teton County Planning Department 2020

Introduction

The purpose of this report is to describe “how successfully we are carrying out the (Comprehensive) Plan’s broader vision.”¹ As directed, the report has been “produced by the Planning Department to highlight the year’s success toward implementing each of the tools and actions associated with each Vision identified for each plan element.” This report will review each element both with narrative, as well as specifically addressing each of the “Key Actions” for each element. Whereas this report is prepared by Teton County Planning Staff, it focuses primarily on action items that are implementable by Teton County. Additionally, this report provides a summary of planning actions taken since 2012 (time Comp Plan was adopted) which includes approval of subdivisions, lot splits, conditional use permits, and other regulatory actions related to implementation of the Subdivision and Zoning regulations of Teton County.

The report represents the second Annual Report since the Comprehensive Plan was adopted in 2012.

Comprehensive Plan Description

Teton County prepared the 2012 Comprehensive Plan in accordance with Idaho Title 67, Chapter 65, which is typically referred to as the Local Land Use Planning Act. This statute authorizes counties to regulate land use with locally created land use code, in an effort to implement locally created community plans, which are typically called “Comprehensive Plans.” The statute directs that comprehensive plans include the following elements: property rights; population; school facilities and transportation; economic development; land use; natural resources, hazardous areas; public services, facilities and utilities; transportation; recreation; special areas or sites; housing; community design; agriculture; implementation; national interest electric transmission corridors; and public airport facilities. (Idaho Statutes Title 67-6508). These elements may be combined within the plan as practicable. The Teton County Comprehensive Plan includes these elements. (For the purposes of this report, the terms Comprehensive Plan, Comp Plan, and the plan, are used interchangeably throughout the document.)

The primary purpose of a comprehensive plan is to consider the many elements listed above, and how they are integrated to form a community. According to the law, “the plan shall consider previous and existing conditions, trends, compatibility of land uses, desirable goals and objectives, or desirable future situations for each planning component.” In other words, looking at the parts that support and work together to form a broader vision for the community. For regulatory purposes, the elements are at times isolated for consideration and direction, but in context of a comprehensive plan, it is important to

¹ Comprehensive Plan – A Vision and Framework 2012-2030, Teton County, Idaho, August 2012

understand the interrelationships of the elements in the county community as a whole. This report will review each individual element, and the “key actions” that were identified in the comprehensive plan, noting progress and successes in implementing, or carrying out these actions, as required by the implementation section of the plan. This deconstruction approach does have its limitations and clearly is not perfect. But it can show that work IS being done to implement those things identified by the broad community planning process that prepared the plan. There is more work that still needs to be done.

Major Code Revision Effort – Jump-started in 2019

History

Prior to 2019, there had been previous attempts to revise the land development code since the Comprehensive Plan was adopted in 2012. A turnover in the County Commission membership following the 2018 election provided a catalyst to jumpstarting the code revision process. In early 2019, the County Commission directed planning staff to provide a review of the current code, the previous draft code, and the comprehensive plan, with recommendations for moving forward. It was decided that a new code revision process should begin, and the code revision could best be accomplished by hiring a qualified contractor to complete the work.

Contracting Help

In Spring of 2019, the County advertised for a request for proposals from qualified contractors to complete the project. Upon review of the applications, Logan Simpson Design was selected. Logan Simpson was the contractor that prepared the Comprehensive Plan in 2012, and who was also hired by both Driggs and Victor to do comprehensive plan updates for those cities. This began an aggressive and optimistic schedule, pushing for adoption of a new land development code by the end of summer 2020.

While a contractor was hired to do most of the writing of the updated code, they worked under the direction of Steering Committee. The Steering Committee consists of one county commissioner (Bob Heneage), past chair of the Planning and Zoning Commission (Cleve Booker), current chair of the PZC (Chris Larson), current vice-chair of PZC (Sarah Johnston), as well as County Planning Administrator Gary Armstrong and Senior Planner Joshua Chase. Beginning in the Summer of 2019, the Steering Committee met at least monthly with the contractor to provide direction in the code revision.

Code Audit/Assessment

The first step of the code revision process was to perform a “Code Audit.” This code audit was intended to review the current code and identify key concepts to carry forward, and look at deficiencies in the current code that need to be remedied in the code revision. The code audit consisted of several parts. First, a review of the code by the county commission, planning and zoning commission, and planning staff. Second, a series of stakeholder meetings were held with those that most regularly interact with the code to seek their perspective on the existing code, as well as input into what would

make the code better. These stakeholder meetings included professional engineers and surveyors; realtors, developers and construction industry; business development interests; agricultural industry; non-profit organizations in the county; and other regulatory agencies and county departments. These combined perspectives became an integral part of the code audit as well. The third component of the code audit was a series of public open houses. The open houses were held in the Driggs Senior Center. Notices of the open houses were published in the Teton Valley News, advertised on the County website, and through social media outlets. Additionally, large banners were placed in highly visible areas throughout the county to advertise the open house meetings. The meetings provided a number of work stations where people could ask questions and offer suggestions, both in critique of the current code as well as what they'd like to see in the revised code. Following these different forms of input, the contractor prepared a code audit report that identified additional direction for developing the revised code.

The code audit, or code assessment, was completed in October 2019. This, along with the Comprehensive Plan, became the foundation for the development of the new land development code. Five major themes for updating Teton County's current development regulations emerged from the interviews and internal document review. Those themes include:

- **Implement the 2012 Comprehensive Plan.** As an outcome of an extensive outreach and public engagement process, the Comprehensive Plan articulates a “Vision for a Vibrant Future” for the County. The Vision addresses five key elements: Economic Development; Transportation; Natural Resources and Outdoor Recreation; Community Events and Facilities; and Agricultural and Rural Heritage. The Plan establishes a Framework Plan to “...set the stage for future growth that is consistent with the Vision,” and a Framework Map “...that shows projected land uses and amenities, and is the physical embodiment of our Vision.” The code update will address the goals and policies set forth in the Plan as they relate to land use and development as well as implement the framework map by way of proposed zoning district updates. Among primary goals of the Comprehensive Plan is to direct development into the Cities/existing population centers.
- **Update Zoning Districts and Land Use Tables.** Develop and implement new land form based zoning districts designed to reflect the character zones outlined in the Plan and to address issues raised by project stakeholders. Additionally, the land use categories in the current County regulations need to be revisited to provide a broader list of uses (both residential and non-residential) and to include standards for uses not currently addressed in the land use regulations.
- **Improve Subdivision Processes and Standards.** According to stakeholders, the current zoning and standards for land division often interfere with otherwise appropriate land uses and are resulting in undesirable subdivision of lots. Also, with a long farming and rural history, many landowners are concerned about how to pass land on to their heirs and how to provide for future appropriate land uses when they're ready to retire the land from agricultural production. The Code should provide clear and predictable methods to divide land that address concerns in ways that advance the Plan goals and policies as well as review application procedures to simplify, and potentially streamline where appropriate, with clear standards for approval.

- **Clarify Roles and Responsibilities in the Areas of City Impact.** According to stakeholders, the current procedures for processing and approving development applications within the Areas of City Impact can be confusing, complicated and inflexible. The new Code needs to clearly address the intent of the areas of impact, standards for development and a map for development application procedures that is not prohibitively onerous.
- **Create a More User-Friendly Code.** The current titles listed above that address zoning and land use issues should be reorganized and consolidated into a unified development code similar to the format being used in Driggs and Victor for consistency. The new code should be formatted to include more graphics and tables, a clear delineation of headings and subheadings, and cross-references to applicable sections of the code for easy navigation. According to stakeholders, the current code has conflicting definitions and regulations, and methods of code enforcement are unclear.

Code Development

In October 2019, the contractor began developing the new draft code based on this direction.

As noted before, the steering committee met at least monthly with the contractor to develop a draft code for the public to review. An outline for the draft code was developed. As directed by the Steering Committee, the contractor commenced work on the various chapters, sending each to the Steering Committee for review and revision. This work continued through fall 2019 and winter 2019-20.

Public Outreach

One significant reason previous code revision attempts fell short was the lack of public outreach and involvement. This is a difficult balance in this kind of a process. Public outreach is absolutely essential in any kind of law-making process. However, it is most effective at two particular stages of policy development: scoping of ideas prior to developing a draft of potential code, and then once there is something developed that people can respond to. The County conducted significant public outreach in the summer/early fall of 2019 to engage the public in scoping of key concepts to include in the code. Once a draft code was written, the plan was to hold a series of public open houses to allow the public time to review, react, and offer suggestions for improving the code. It was anticipated those meetings would be held in April 2020. A presentation laying out the key elements of the draft code had been prepared and even presented to a few organizations by members of the Steering Committee in early March. It was planned that such presentations would be the beginning of a robust and aggressive public outreach effort.

Coronavirus/Covid-19 Impact

In early 2020, the CoronaVirus/Covid-19 pandemic hit the United States, and the entire world. By March 2020, it hit Idaho, and Teton County. In mid-March, Teton County entered into emergency status. This involved a number of measures including closing the Courthouse to the Public, moving public meetings to on-line formats, and cancellation of any events in the State and County that would draw large numbers of people. This included the planned open house events for the code revision. County leaders are committed to allowing a meaningful and purposeful community dialogue that a code revision demands. This kind of dialogue is best accomplished in settings where face-to-face discussions can take place, voices and perspectives can be heard, and desires expressed.

At the time of this writing, the code revision process and community outreach process is “on pause.” Because quality community review and discourse is so important, it was determined that the code revision process should be paused until it can take place as planned, through a series of open houses where people are free to ask questions and provide meaningful input. At this point, it has not been determined when such gatherings will be possible. When they do become possible, an aggressive advertising effort will be made to let the public know of the draft code, and how to attend an open house to learn more, as well as how to provide meaningful input to making the new code even better.

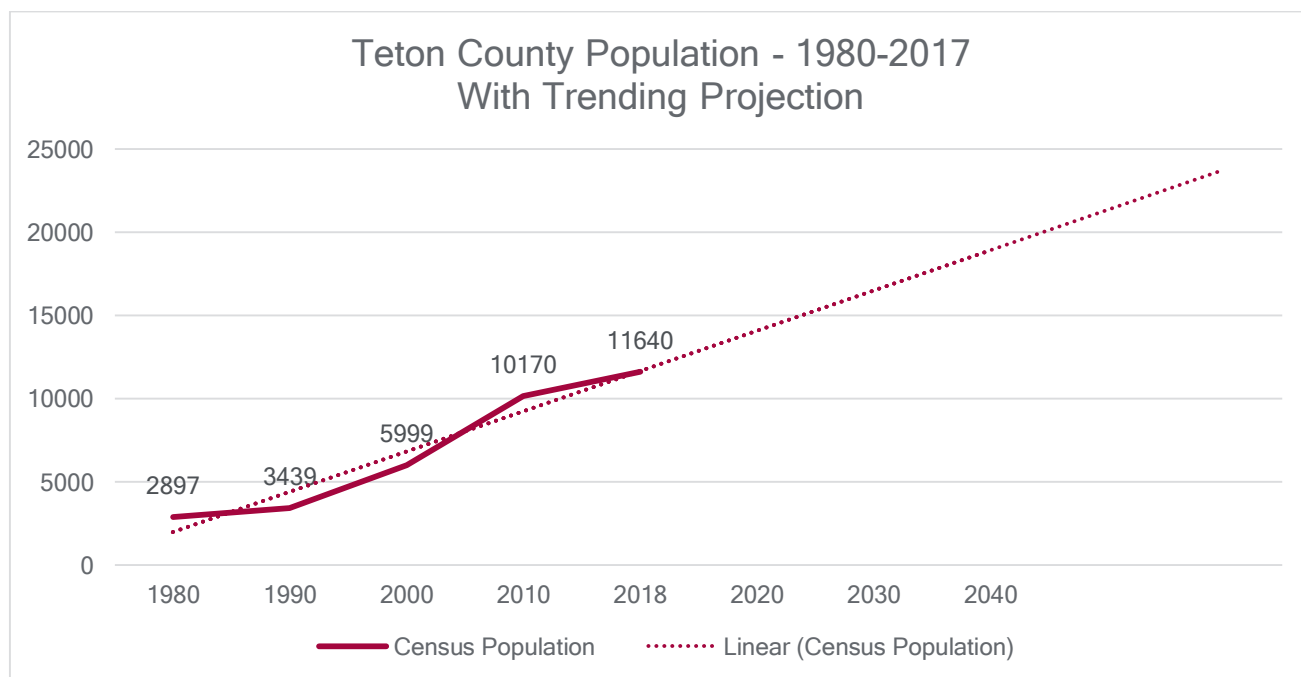
By The Numbers – What are the Trends in Population Growth, Subdivisions, and Building

Numbers in this section have been updated to reflect the most recent numbers available.

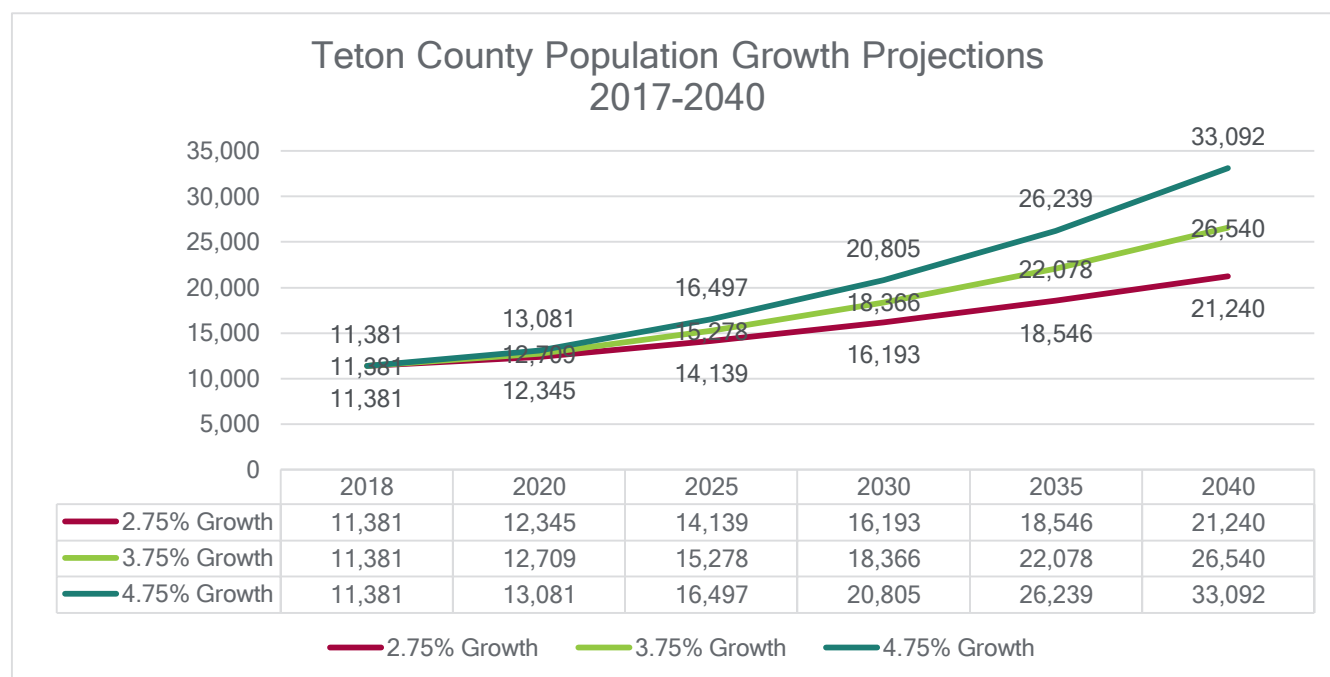
Population Projections

County population is one primary driver in the Comp Plan. Appendix section A3.1. Populations considers the population at the time the Comp Plan was written, with various growth projection scenarios from 2010 through 2040. Growth rate the time is noted at 5.28%. At the time of the Comp Plan was written, Teton County had nearly doubled in population between 2000 and 2010. If that trend continued, significant changes would occur to The Valley. The Comp Plan projects that at a continued growth rate of 5.28%, Teton County would now have around 16,000 people. Population did not continue to grow at that rate. Instead, 2018 Census (most recent estimates available) estimates put Teton County population at around 11,640. The following charts note population change as it has occurred since the Comp Plan was written, with updated growth scenarios.

The following chart shows Teton County population since 1980, with a trend line extending to 2040. Average growth from 1980 through 2018 has been about 3.75% per year. This more conservative projection indicates a population of around 17,000 by 2030, projecting to 20,000 in the mid 2040.



The follow chart depicts what the population might look like under three growth scenarios of 2.75%, 3.75%, and 4.75%. The middle line indicates a continuation of growth rates, and the top line indicates an increased growth rate.



These kind of population projections are clearly not perfect, as there is no way to really know what kind of change will occur in the next 20 years. However, it can help as the Comp Plan looks to implement policies that can support a desired level of growth. Looking at this another way as it translates to the land use and development policies, it is appropriate to ask the question – how will Teton County be able to accommodate the growth as it occurs? What can be done to provide housing, commercial, and community needs?

The following table provides an idea of what would be needed in terms of housing units as population grows. The table includes the same three growth scenarios of low, middle, and high growth rates. This is purely a mathematical function and makes no value assertion or judgement. It considers that under a high growth scenario, that by 2040, if the population is to reach 33,000 as high growth projections indicate, then about 9,500 total housing units would be needed. If the County experiences low growth, the 2.75%, then only 4,300 housing units would be needed to meet housing needs.

Year	Projected Population – 2.75% Growth Rate	Housing Units Needed between 2017 and Year	Projected Population – 3.75% Growth Rate	Housing Units Needed between 2017 and Year	Projected Population – 4.75% Growth Rate	Housing Units Needed between 2017 and Year
2018	11,640	Base Year	11,381	Base Year	11,381	Base Year
2020	12,345	423	12,709	582	13,081	746
2025	14,139	1,210	15,278	1,127	16,497	2,244
2030	16,193	2,111	18,366	3,064	20,805	4,133
2035	18,546	3,143	22,078	4,692	26,239	6,517
2040	21,240	4,324	26,540	6,649	33,092	9,522

Planning & Zoning and Building Permits by the Numbers

The following data tables represent various indicators relative to development within Teton County.

Subdivisions Approved by Year – 2012 – 2018

Year	Number of Subdivisions Final Plat Recorded	Number of New Lots Created
2012	1	3
2013	0	0
2014	2	32
2015	0	0
2016	0	0
2017	2	4
2018	0	0
2019	3 (4 new, 1 vacated)	-15 (9 new lots created, 24 vacated)

Building Permits Issued by Year – 2012 – 2018

Year (Fiscal Year)	Number of Building Permits				
	Residential	Commercial	Other (Mechanical, additions, remodels, foundation)	Misc. Permits	Total Building Permits
2012	12	3	30	18	63
2013	23	1	47	27	98
2014	25	5	45	23	98
2015	57	4	48	37	146
2016	84	5	52	24	165
2017	108	5	62	41	216
2018	92	6	52	49	199
2019	135	4	53	60	252

Comp Plan Implementation – Key Action Items

The implementation section of the Comp Plan requires an annual report to the community to share the progress that has been made to implement what were identified in the Comp Plan as “Key Actions.” These items are identified in Chapter 6 and are organized according to the elements of the comp plan. Some items are check-list type items and can be easily identified as singular, discreet actions. Other items are more general in nature, and reflect overall direction for the County and the relationships of the many people that work together.

The following sections identify each of the key actions identified for each element in the comprehensive plan as articulated in Chapter 6 – Implementation. The order of presentation follows the order that the key actions are presented in the Comprehensive Plan. **A number of the actions are integrated as part of the Land Development Code (LDC) revision. Those actions that are part of the LDC revision will be noted in the comment section.**

Economic Development Element

Key Action	Participants	Timing	Completed?	Comments
Develop new marketing, branding and signage materials. Design and install gateway signage and landscape treatments; wayfinding master plan; wayfinding sign installation.	County Road and Bridge; Non-profit organizations and cities	Within 3 years	On-Going	Entrances for Tetonia, Driggs and Victor have been constructed, and signs within each city have been installed as practical within each city’s budget and priorities. Efforts are on-going. Teton County received a grant from IDPR and has installed wayfinding signs from major roadways to trailheads on the National Forest and the Tetonia-Ashton Railtrail. The City of Driggs has designed and installed several wayfinding signs around the city
Preserve and enhance recreational opportunities	County Planning; County Road & Bridge; State Agencies; Non-profit organizations	On-going	On-going	Teton County completed a Recreation and Public Access Master Plan in 2014. Implementation has included improving river access at Bates and South Bates and forest access at Smith Canyon and Horseshoe Canyon. The county also acquired a public pathway easement in the Teton Creek Corridor Project Area. A temporary Recreation Coordinator was hired by the county to assess recreational facilities and funding in 2015.

Mitigate the economic impact of non-viable subdivisions	County, Property owners	Within 3 years	On-going	2019 saw a net decrease in subdivided lots. Four new subdivisions were finalized for an increase of 9 lots. However, one large subdivision was vacated, combining 25 lots back into one single lot, for a net decrease of 14 lots.
Zone changes to reflect the Framework Plan and encourage development of town neighborhoods adjacent to and within existing cities and reduce density in sensitive rural areas.	County Planning	Immediate	Not complete	This is part of the on-going LDC revision.
Create a more sustainable supply of future potential residential lots based on projected population growth.	County Planning	Within 5 Years	Market is adjusting to demand	From a semantic perspective, the County and Cities are not in the subdivision or development business. They only respond to requests from landowners seeking to subdivide their property. In the effort to regulate how land is divided, both Driggs and Victor have updated their land use codes. Efforts to update county land use codes were invigorated in 2019
Encourage creative and new approaches to land development	County Planning, Cities	Within 2 Year	This is part of the on-going LDC revision	
Eliminate density bonuses that are inconsistent with surrounding zoning.	County Planning	Immediate		
Prioritize existing commercial and manufacturing land to reach a goal of 60/40% commercial/residential tax base.	County Planning, Cities	Within 3 Years		
Require development proposals to be accompanied by relevant market research and due diligence that justify viability of the project.	County Planning	Immediate		
Require development proposals to consider design and off-site impacts.	County Planning	Immediate		
Promote official “Buy Local” campaign for the Teton Valley.	Non-profit organizations	Within 2 years	On-going	As the county’s economic development organization, Teton Regional Economic Coalition (TREC), has worked to promote “buy local” as well as promoting Teton County produced products and services. Teton County helped guide the hiring of a community food systems specialist for our University of Idaho Extension Office.

Promote the attainment of critical mass in downtown core areas of cities.	Non-profit organizations; Cities	On-going	On-going	Both Driggs and Victor have adopted new subdivision and zoning regulations with a focus on creating this kind of critical mass through land-use regulation and policy. The county has not adopted a new land use code that helps meet this goal.
Incentivize utilization of existing business park locations	County Planning	Within 3 years	On-Going	Teton County worked with owners of the Driggs Centre Industrial Park to revise the development agreement, install required infrastructure, in order to make the area available for industrial development.
Provide technical assistance to local business	Non-profit organizations.	Immediate	On-going	Both for-profit (such as banks) and non-profit (TREC/ Chamber of Commerce) provide assistance to small businesses. Additionally, Building and Planning departments provide technical assistance in navigating the process of acquiring building permits, conditional use permits, and zoning compliance. Teton County Extension provides technical assistance to food and farm-based businesses.
Unify the Marketing, Job Retention and Recruitment Programs	Non-profit organizations	Within 2 Years	On-Going	As the economic development branch of the County and cities, TREC/Chamber of Commerce work to fill this role.
Strengthen zoning ordinance to support live-work and home-based businesses	County Planning	Within 2 Years	Not Complete.	This is part of the on-going LDC revision
Create effective economic development entities	Non-profit organizations; cities; regional economic development support agencies	Within 3 years	On-going	The County has an Economic Development Plan that was drafted in 2012, and is being implemented by TREC through a partnership with the Idaho Department of Commerce. TREC operates the Chamber of Commerce and Geotourism Center.
Hire an economic development coordinator	Non-profit organizations; Teton, Fremont and Madison Counties, Cities, Regional development support agencies	Immediate	Yes	Teton County supports TREC to implement the county's economic development plan. TREC has two full time staff members dedicated to economic development.

Work with the City of Driggs airport for business-related opportunities	Teton Aviation Center; Non-profit organizations; Airport Board	Within 3 years	On-Going	On-Going.
Promote the formation of industry clusters in appropriate areas	Non-profit organizations; Teton County, Cities	Within 3 years	On-Going	Teton County worked with owners of the Driggs Centre Industrial Park to revise the development agreement, install required infrastructure, in order to make the area available for industrial development.
Create and adopt a Communications Corridor Master Plan and work with local internet providers and Cities to implement	Local Internet Providers; Communication Providers; Teton County; Cities	Within 3 years	Not Complete	The communications market continues to respond to consumer demand. However, no deliberate county-wide communications corridor master plan has been considered to date.
Create an overlay that delineates approximate area(s) for high intensity use in the County	County Planning; GIS	Within 3 years	Not Complete.	This is part of the on-going LDC revision.
Identify appropriate commercial uses for the County (i.e. low intensity, low volume with need for large amount of land).	County Planning	Within 3 years	Not Complete.	This is part of the on-going LDC revision.
Define appropriate uses in zones so that there is decreased reliance on the Conditional Use Permitting process with more predictability in land use decisions.	County Planning	Within 1 year	Not Complete	This is part of the on-going LDC revision.
Promote technology centers for small businesses	Non-profit organizations; Cities	Within 3 years	On-Going	On-Going
Strengthen scenic corridor ordinance	County Planning	Within 3 years	No Complete	This is part of the on-going LDC revision.
Inventory and assess scenic values and views, priority areas and beautification areas.	County Planning	Within 3 years	Not Complete	
Write and enforce a new sign ordinance	County Planning	Within 1 year	Not Complete	This is part of the on-going LDC revision.
Identify view shed corridors and develop techniques to protect them	County Planning	Within 3 years	Not Complete	

Evaluate the need for affordable/workforce housing.	County Planning; Teton County Housing Authority Commission	Within 2 years	On-Going	In 2017, Teton County and the cities created a technical advisory group to advise local government on actions to increase opportunities for affordable housing. The Teton County Affordable Housing Strategic Plan (2019) is the product of that effort. It builds on previous countywide studies and reports, including a Housing Needs Assessment produced in 2014, as part of a HUD funded regional planning project as well as the Housing Program Goals and Objectives Report produced in 2016 for Teton County.
---	--	----------------	----------	---

Transportation Key Actions

Key Action	Participants	Timing	Completed?	Comments
Strengthen street connectivity standards in the Subdivision Ordinance and develop access management policies for future development	County Planning, Engineering	Within 2 years	On-Going	All roads must be connected to the County road network.
Update Transportation Master Plan to identify and prioritize comprehensive planning transportation goals and strategies	County Planning; Engineering	Within 5 years	Yes	The County updated the Transportation Master Plan in 2019.
Develop and enforce design standards for all transportation infrastructure	County Engineering; Road and Bridge	Within 2 years	Yes	All new roads must meet established design standards.
Update the County Capital Improvements Plan to incorporate Comprehensive Plan and transportation Master Plan recommendations	County Planning; Engineering; Road and Bridge	On-going	Not Complete	Revision of the Capital Improvement Plan in on-going and anticipated to be completed in 2020.
Identify and prioritize road and pathway maintenance needs and allocate funding for roads that are important for agriculture transport and business development	County Road and Bridge	On-going	On-going	Prioritization of road and pathway maintenance is part of the annual review and budgeting process of the County.
Prioritize funding for road and pathway maintenance and improvement.	County Road and Bridge	On-going	On-going	Prioritization of road and pathway maintenance is part of the annual review and budgeting process of the County.
Match public funding with grant programs	County Road and Bridge	On-going	On-going	Done as needed in grant application processes. Several ITD grants have been received for major road upgrades in the past 5 years.
Update transportation Plan to reflect projected land use	County Engineer; Planning	Within 3 years	Yes	The County updated the Transportation Master Plan in 2019.

Pursue grant opportunities to construct pathways and other alternate transportation improvements. Work with local organizations that have common goals to help seek out these grant and funding programs. Leverage public funding with matching grant programs.	County Planning; Non-profit organizations	On-going	On-going	The following are grant funded public-private partnerships that have occurred: Teton-Ashton Railtrail(IDPR)On-going; Teton Creek Corridor Project pathway (Partners: Teton Valley Trails and Pathways, Friends of the Teton River, Teton Regional Land Trust, VARD); Transit Center at Driggs City Center; START Bus maintenance garage at the Old Ford Garage.
Initiate program with Idaho Transportation Department to reduce posted speed limits on Highways 33 and 32 through population centers.	County Engineering; Idaho Transportation Department	Immediate	Completed for Highway 33, but not for Highway 32 in Felt.	Speed Limits in town are: Tetonía – 35/25; Driggs – 35/25, and Victor 35/25.
Create and adopt a Trails and Pathways Master Plan to include desired pathway improvements, maintenance schedule and construction standards	County Planning & Zoning, Engineering; Road and Bridge; Cities; Non-profit organizations; School District 401	Within 5 Years	On-going	Teton County adopted a Recreation and Public Access Master Plan in 2014 that addresses trails and pathways. Significant work has been done planning and building trails and pathways (Southern Valley Trails, Centennial Trail, Teton Creek Corridor Project, BLM travel management planning) by public agencies and non-profits in the Valley.
Form a Transportation Citizen Advisory Panel that will participate and continually advise the development of a Transportation Master Plan and follow through of the goals set forth in the Transportation Master Plan	County Planning & Zoning; Engineering; Road and Bridge; Cities; School District 401	5+ Years	Completed	A citizen advisory roads committee was formed in 2013. The committee developed a report with recommendations, which was provided to the BoCC. Some of those recommendations have been implemented. The Transportation Master Plan currently being developed.

Natural Resources + Outdoor Recreation Key Actions

Key Action	Participants	Timing	Completed?	Comments
Revise ordinances to further protect water quality and quantity, require screening where appropriate, protect key habitat areas and view sheds, and reflect the land use framework along all natural waterways.	County Planning	Within 2 Years		This is part of the on-going LDC revision.
Revise ordinances to specify low development density in sensitive wildlife habitat, riparian areas and wetlands	County Planning	Within 2 Years		
Amend subdivision and zoning ordinances to use clustering and	County Planning	Within 2 Years		

conservation easement purchase or lease.				
Utilize tax incentives and fee structures to support land use framework.	County	Within 2 Years	Not Completed	
Investigate funding options for purchase or lease of conservation easements and areas through property tax, resort tax, hotel tax, real estate transfer tax, voluntary fees, or others.	County, Cities	5+ Years	Not Completed	The Teton Regional Land Trust (TRLT) purchased a conservation easement on the Bates Access/Buxton River Park, and that money went toward the purchase of that 80-acre property on the Teton River. TRLT is the main entity currently raising funds to secure conservation easements with willing landowners.
Reduce impacts in riparian, wetland, floodplain, and other sensitive or hazardous areas by strengthening the wildlife habitat and natural hazard overlay standards.	County Planning	Within 2 Years	Not Completed	The County is working with FEMA on updating the Floodplain Hazard Map using the most current streamflow LIDAR data. In 2019, the County received a grant to fund new LiDAR data collection. Due to early winter weather conditions, the data was not collected in 2019. It is anticipated it will be collected in fall 2020.
Purchase or lease conservation easements in high priority areas for wildlife protection	Property owners; Accredited land trusts or entities	Within 2 Years.	On-going	On-Going. The Teton Regional Land Trust is actively involved in purchase and lease of conservation easements throughout the county.
Incentivize vacation of non-viable subdivisions in or near migration corridors or sensitive habitats.	County Planning	Within 2 Years.	On-Going	Teton County code allows the vacation of any subdivision according to processes outlined in Title 9-7.
Develop a source water protection plan	County Planning; Non-profit organizations; State, Local and Federal agencies	5+ Years	Not Complete	Some work has been done by the Friends of the Teton River. Work is on-going.
Ensure developments have adequate supply of drinking water and ability for adequate wastewater treatment prior to approval.	County Planning, Non-profit organizations; State, Local and Federal agencies.	Within 2 Years.	Yes	Subdivisions must provide adequate water and waste water treatment options for all lots in new subdivisions.
Explore the feasibility of a Recreation District	County, Cities	Within 2 years	Not Complete	Teton County adopted a recreation and public access master plan in 2014. Further analysis exploring funding options for recreation was completed in 2016 by the Recreation Coordinator.
Develop a Trails Master Plan, work with federal and state land agencies to maintain and improve access to public lands	County Planning; Non-profit organizations; State, Local and Federal agencies	Within 5 Years	On-going	Significant work has been done planning trails and pathways, by non-profits in the Valley. Teton County has participated in improvements to trailheads at

				Smith Canyon and Horseshoe Canyon. Teton County has participated in BLM travel management planning and the Greater Yellowstone Bike Trail planning efforts. Continued work is needed.
Create an Operations and Maintenance Plan for public access that include a maintenance and improvement schedule for public land and river access and identifies potential new access locations.	County Planning; Engineering; Road and Bridge; Non-profit organizations; Federal Agencies	Within 5 Years	Not Complete	
Create a motorized and non-motorized Summer and Winter Travel Plan	County Planning; Engineering; Road and Bridge; Non-profit organizations; Federal agencies	Within 5 years	Not Complete	
Create and adopt a County-wide Flood Preparedness and Prevention Plan	County Emergency Management	Within 2 Years	Yes	Teton County completed an All Hazard Mitigation Plan in 2018.
Work with state and federal agencies and private land owners to inventory and map sensitive areas	County GIS; Property owners; State, Local and Federal Agencies	Within 2 Years	Not Complete	Floodplains, wetlands and waterways, and wildlife habitat maps need to be updated.
Regularly update these inventories	County GIS; Property owners; State, Local and Federal Agencies	On-going	Not Complete	
Create benchmarks for monitoring natural resources	County Planning	Within 5 years.	Not Complete	
Update building code to include radon mapping and mitigation requirements and consider hazards from flood, forest fire, steep slopes, erosion, unstable soil, and subsidence or other hazards.	County Planning, Building	Within 5 years.		Teton County follows the Idaho Building Code, which follows the International Building Code. This code is updated regularly at a statewide level. Many communities in Idaho have adopted all or part of the International Wildfire-Urban Interface Code (2006). In addition, the Idaho Energy Conservation Code can be adopted by local jurisdictions.

Community Events and Facilities Key Actions

Key Action	Participants	Timing	Completed?	Comments
Expand promotion of Teton Valley events. Evaluate the feasibility of a central lodging reservation system.	Non-profit organizations	On-going	On-Going	Discovertetonvalley.org was initiated by TREC and the Geotourism Center and serves as a source of information for residents and visitors (sports, clubs, events, lodging and local businesses
Promote and improve community events	Cities; non-profit organizations; Sponsoring organizations; Fair Board	On-going	On-Going	TREC and the Geotourism Center have enhanced marketing and outreach for city, county, and non-profit events. The Fair Board has improved marketing and promotion of the Teton County Fair
Perform a needs assessment for valley-wide recreational facilities	County Planning, Cities	Within 3 years	Complete	The recreation needs assessment was part of the recreation and public access master plan adopted by Teton County in 2014.
Develop a Parks and Recreation Master Plan for recreation facilities	County Planning; Cities	Within 5 years	Complete	Teton County Recreation and Public Access Master Plan was completed and adopted in 2014.
Develop a feasibility study for new recreational facilities and funding mechanism.	County Planning, BoCC, Cities	Within 5 years	Not Complete	This should be included in a revision of the Capital Improvement Plan.
Create a Parks & Recreation Department	BoCC	Within 5 years	Complete	The county had a temporary recreation coordinator from 2015-2016 who evaluated the potential for a Parks and Recreation Department and determined that a Recreation District would be the best way to fund a department and facilities.
Prepare a ballot question for the formation of a recreation district	Voters; County Clerk; BoCC	Within 3 Years	Not Complete	Ballot questions must be initiated by the public.
Work with colleges and universities to expand affiliated local campuses and online programs for secondary and post – secondary education	School District #401 and all colleges and universities in the region	5+ Years	On-going.	Eastern Idaho Community College has local coordinator and campus space at the Old Ford Garage. They have held meetings with local educators and community leaders to determine our community's needs.
Work with legislators to provide better, more stable funding for education	School District #401; County	On-going	On-going	On-going
Promote opportunities for local funding of education	School District #401; non-profit organizations	On-going	On-going	Two new elementary schools and improvements to the middle school were completed in 2019-20.
Perform a needs assessment for future library expansion	County Planning; Valley of the Tetons Library	5+ Years	Complete	In 2016, voters approved a new library in Driggs.
Amend Subdivision and Zoning Ordinances to ensure that adequate utility services exist	County Planning; Fire Protection	Within 2 Years	Complete	All subdivisions are required to provide utilities to all platted lots.

	District; Canal Companies			
Work with Cities to determine appropriate Areas of Impact boundaries based on future annexation plans	County Planning; Cities	Within 3 Years	On-going	Teton County PZC has identified the need for updated AOIs as a priority for consideration in code revision.
Create a County-wide Emergency Services Plan	County; Ambulance District; Fire Protection District; Sheriff's Office; Search and Rescue; Emergency Management; Teton Valley Health Care	Within 3 years	On-going	The Fire Protection District took over all ambulance services in 2015. However, the Ambulance Service District was dissolved in 2018. Teton County continues to update and integrate emergency management and disaster mitigation plans.
Develop a comprehensive fiscal impact tool	County	Within 5 years	Not Complete	Not Complete
Work with Cities to investigate the feasibility of TDR program	County Planning; Cities	5+ years	Not Complete	Not Complete
Promote waste reduction education campaigns and pursue grant opportunities to expand the County Recycling and other Green Programs.	County Solid Waste; and Recycling; Private entities; Non-profit organizations	On-going	On-Going	Teton County adopted a Waste Diversion Plan in 2015 that needs to be updated based on new data and market fluctuations. The county continues to partner with Teton Valley Community Recycling for community education.
Encourage new recycling options	Teton County Solid Waste and Recycling; Private entities	Within 2 years	On-going	Commercial cardboard recycling, curbside residential recycling pick-up and animal carcass/green waste composting have been implemented in the county.

Agricultural + Rural Heritage Key Actions

Key Action	Participants	Timing	Completed?	Comments
Explore funding options and incentives for maintaining the financial viability of farm operations	USDA; ISDA; Private land trusts; Property owners; NRCS/Soil Conservation District	On-going	On-going	On-going
Diversity crops and specialties	Farmers	On-going	On-going	On-going
Amend subdivision and zoning ordinances to use clustering and conservation easements that are purchased or leased	County Planning	Within 2 Years	Yes.	Title 9 of Teton County Code governs subdivision development. Clustering is an option available within Planned Unit Developments. This is also part of the on-going LDC revision.
Investigate funding sources for public purchases	Land trusts; County	Within 2 years	On-Going	The county purchased 80 acres on the Teton River using several private and public funding sources and partnerships.

Work with accredited land trusts to identify and negotiate development rights purchase and/or conservation easements	Land trusts, County	Within 2 years	Not Complete	Purchasing of development rights through conservation easements is common in Teton County and is facilitated by the Teton Regional Land Trust.
Work with cities to investigate the feasibility of Transfer of Development Rights (TDR) programs	County Planning; Cities	5+ Years	Not Complete.	At this time, transferrable development rights have not been established in Teton County.
Create/Amend ordinances to promote large lot subdivisions	County Planning	On-going	Yes	Approximately half of the county is zoned for 20 acre minimum lot size in subdivision development. The LDC revision will further consider large lot subdivisions.
Explore open space funding options and voluntary incentives that would be oriented to the protection of open space and large farms.	County	5+ Years	Not Complete	Not complete.
Consider amending the Subdivision Ordinance to allow Family Lot Splits and/or a Short Plat Process	County Planning	Within 2 Years.	On-going	An amendment for a short plat was approved by the BoCC in 2019 and is now part of the subdivision code.
Vacate non-viable subdivisions; amend County Code to strengthen penalties for weed violations	County Planning; Extension Office; County Weed Supervisor	Within 2 Years	On-going	Vacations are on-going; weed violation penalties have not been changed. One 25-lot subdivision was vacated in 2019.
Add provisions to County Code to regulate site disturbance as a means to prevent initial outbreaks of weed infestations.	County Planning; Extension Office; County weed supervisor	Within 2 Years	Not Complete	Not Complete
Strengthen community education on noxious weeds and enforcement program	Cities; NRCS; Extension Office; County Weed Supervisor	On-Going	On-Going	Teton County hired a full-time, year-round weed superintendent in 2016, increasing the County's ability for education and enforcement.