



November 4, 2009

Teton Board of County Commissioners
RE: Volunteer Associates Variance Requests

Submitted via email to Susan Johnson

Dear Commissioners,

On behalf of the Jackson Hole Conservation Alliance, we would like to submit brief comments regarding the upcoming November 17 discussion and hearing on variance requests made by Volunteer Associates. As we stated in the October 12 Planning Commission hearing, we strongly recommend that the variance requests be denied. In the staff report prepared for this hearing, planning staff did an excellent job outlining the reasons why the necessary findings to approve such requests cannot be made, and therefore why the requests should be denied.

As described by staff, the requests do not comply with our existing comprehensive plan and land development regulations in fundamental ways. An access-way on East Gros Ventre Butte, as proposed in the request, could have vastly detrimental impacts on wildlife, scenic vistas, gateway character, and safe standards for development. These are all things that our comprehensive plan and land development regulations strive to protect and uphold.

We recognize the complex history associated with the development of this parcel (now parcels), but we hope that you will deny approval of the specific variance requests before you on November 17, as recommended by staff.

Thank you for your consideration.

Sincerely,

Paul Hansen
Executive Director

Kristy Bruner
Community Planning Director