



July 1, 2011

To: Teton Board of County Commissioners, Mayor Barron and Jackson Town Council
CC: Alex Norton, Shawn Hill, Jeff Daugherty and Tyler Sinclair
Re: Looking forward to the next phase of the Comp Plan

Dear Commissioners, Mayor and Council,

I'm writing to thank you for the serious consideration you gave to the Conservation Alliance proposals this week. As you know, those proposals were focused on many of the core issues that the Alliance has worked on for many years.

Although you voted not to include the text proposals we submitted in the final policies, we greatly appreciate that you had a frank and substantive discussion of the issues we raised. Your discussions revealed that we are in fact largely in agreement on core issues.

You have committed to creating a multi-year Action Plan to study the issues you have slated for further exploration in the Comp Plan. You also clarified that you expect some additional adjustments to the Comp Plan policies if those seem necessary after the mapping phase, and you have indicated that the studies that will be conducted will inform refinements to the policies. Those commitments give us confidence that we can continue to work with you to provide information that may improve the plan. We also hope to discuss how we can be most useful to the planning process as participants in the many of the issues that will be in your Action Plan.

On the issue of permanent conservation of open space, the language already in the plan identifies this as a priority, and we trust that we will see this commitment put into practice. The Alliance is currently investigating ways to provide funding mechanisms and other support to open space conservation, and we hope to present potential tools to you in the future.

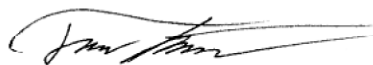
Finally, we are pleased that you agreed to immediately create a task force to study potential transfer mechanisms that might work for Jackson Hole. I want to clarify that the Alliance is not tied to any one tool to achieve the community's objectives. We would like to assist on this task force as we search for the most practical policy tools for locating future development in the most appropriate places while also permanently preserving priority areas. We hope this task force will begin work as soon as possible, as this work will be critical in informing how you develop the character district maps.

We understand that some of you do not feel that we have presented compelling enough evidence on how additional growth management tools could help you achieve the community's goals. We will continue to research relevant growth management tools as you work to finalize the plan, and we will have some solutions to propose when the current growth management monitoring system indicates a need for improvements to our growth management policies.

The Alliance intends to work closely with elected officials, planning staff, and AECOM to further develop a highly participatory approach to the character district mapping process.

I look forward to meeting with each of you to discuss how the Alliance can be most useful in achieving the community's goals during the important work that is now before us.

Sincerely,

A handwritten signature in black ink, appearing to read "Trevor Stevenson", with a long, sweeping horizontal flourish extending to the right.

Trevor Stevenson
Executive Director