TETON COUNTY

BOARD OF COUNTY COMMISSIONERS MINUTES

February 9, 2026
9:00 a.m.
First Floor Commissioners' Meeting Room
150 Courthouse Dr, Driggs, ID 83422

Commissioners Present:	Brad Wolfe
	Ron James
	Dan Powers
Staff:	Dan Reyes, County Manager
	Kim Keeley, Clerk
	Darryl Johnson
	Wendy Danielson
	Burkley Rudd
	Shaydin Heward

1. MEETING CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ADOPT AGENDA

Approve the agenda.

MOVER: Brad Wolfe
SECONDER: Dan Powers

Adopt the agenda.

AYES (2): Brad Wolfe, and Dan Powers

Absent (1): Ron James

Adopted (2 to 0)

4. ACTION ITEMS: CONSENT AGENDA

Approve the consent agenda as presented.

MOVER: Brad Wolfe
SECONDER: Dan Powers

Approve the consent agenda.

AYES (2): Brad Wolfe, and Dan Powers

Absent (1): Ron James

Adopted (2 to 0)

1. Claims Report

   Approve the Claims Report as presented.

2. Action Item – Solid Waste Laborer, Nevada Kipf, Payroll Form

   Approve hiring Nevada Kipf as a Solid Waste Laborer for $17.17/hour. Salary to be paid form 223-00-40200

3. Action Item – Sheriff's Payroll Forms

   I move to approve the payroll forms for Mike Warn, Luke Volcansek, Jaquelynn Raymond, and Brayden Searle.

   I move to approve the payroll forms for Mike Warn, Luke Volcansek, Jaquelynn Raymond, and Brayden Searle.

4. Action Item – Liquor License Approval

   Approve the alcohol beverage catering permit as presented.

5. Action Item – Liquor License Approval

   Approve the liquor license as presented.

5. OPEN MIC

Robert Boyles spoke regarding code changes. He recommended following the US Constitution.

James Weber spoke in regards to 7.1 and 12.8. He appreciates the Board hearing public comments for the Northern Lights application. In regards to the Juvenile Ordinance, he appreciated the Board admitting they were wrong and listened to the public.

Tom Miller spoke in regards to living in RV's. He believes RV's can be used to live in and should not be excluded from the building code.

Andrea Flores spoke regarding the Juvenile Ordinance. She is opposed to the Ordinance. She believes education and trust will serve the youth in the community better.

6. PUBLIC WORKS

1. Report: Public Works Dept. Update

   Public Works Director Darryl Johnson presented his report.

Two representatives from Architects West were present to discuss the Transfer Station infrastructure project. Steve Roth summarized the Project Initiation Report. He addressed the size of the crew building stating that it is designed for future needs. He used a 1%/year growth to anticipate future needs.

Mr. Johnson discussed a potential turn lane project by ITD on 6000S. The Board asked what impact the State budget cuts will have on this and other County projects. The County will receive approximately $900,000 less from the State in FY27 for Road & Bridge. ITD is also subject to significant cuts.

The Waste Haul contract is close to finalized.

2. Action Item – Vermeer Low Speed Shredder Purchase

The savings on the Hook Truck will be used for the overage for this piece of equipment.

MOVER: Dan Powers
SECONDER: Brad Wolfe

Approve the purchase of a 2025 Vermeer LS3600TX low speed grinder as presented through a 48-month lease with $1 buyout. Monthly payments of $22,841 to be paid from 223-00-80200.

AYES (3): Brad Wolfe, Ron James, and Dan Powers

Adopted (3 to 0)

3. Action Item – Weed Department ATV Purchase

This will be purchased from cost savings in the tractor/mower purchase.

MOVER: Dan Powers
SECONDER: Brad Wolfe

Approve the purchase of a 2026 Can-Am Outlander 850 ATV from Pocatello Power Sports as presented. $12,062 purchase price to be paid from 227-00-80200.

AYES (3): Brad Wolfe, Ron James, and Dan Powers

Adopted (3 to 0)

4. Action Item – Mower Deck Purchase

MOVER: Brad Wolfe
SECONDER: Dan Powers

Approve the purchase of a 50” mower deck through MetroQuip as presented. $19,144 purchase to be paid from 227-00-80200

AYES (3): Brad Wolfe, Ron James, and Dan Powers

Adopted (3 to 0)

7. PLANNING AND ZONING

1. 10:00 AM - ACTION ITEM: Northern Lights Subdivision Final Plat Reconsideration

Planning Administrator Joshua Chase presented the staff report. The public hearing portion of the item has been closed, this is just Commissioner Deliberation.

Commissioner James expressed concern over the timeline for improving W7000N. Commissioner Powers pointed out that given the dramatic cuts to the Road & Bridge budget, these higher density development in rural parts of the County are a bad idea.

MOVER: Dan Powers
SECONDER: Ron James

I move to affirm the approval of the final plat Northern Lights subdivision as described in the application materials submitted October 6, 2025 with the following findings:

That the appellants lack standing to file for reconsideration.

AYES (3): Brad Wolfe, Ron James, and Dan Powers

Adopted (3 to 0)

2. DISCUSSION ITEM: Telecommunication Requirements

Mr. Chase introduced Ramon Hobdey-Sanchez, Director of Idaho Broadband, George Swanson Silver Star Operations Director, and Barbara Sessions President of Silver Star who were present to answer questions from the Board.

Mr. Hobdey-Sanchez discussed the "Dig Once" law that applies to State roadways. Mr. Swanson agreed with dig once concept. He also stated that requiring conduit is a good policy as not all locations are appropriate for wireless. Jason Nelson, Silver Star Vice President, pointed out that known technologies have capacity limits. Ms. Sessions pointed out that Silver Star is a regulated agency and is required to service lots that have conduit to them. She also stated that Silver Star does reimburse the developer once a lot has been built.

The Board asked Mr. Nelson if the current ordinance is adequate. He stated that requiring conduit is a good policy. He also clarified that the

developer reimbursement has a time component. The Board asked if Mr. Nelson knew how much money Silver Star had given to developers. He did not have that number readily available but was willing to provide it. The Board asked for more details about the reimbursement... is it adequate? how much has been paid out? They also asked what circumstances require multiple trenches.

Ms. Sessions shared that Silver Star has given back millions to developers.

3. ACTION ITEM: Daydream Ranch - Lots 14, 15 & 16 Minor Plat Amendment

Mr. Chase presented the staff report.

MOVER: Brad Wolfe
SECONDER: Dan Powers

Having found that the proposed plat amendment to modify the building envelope on Lots 14, 15 and 16 of Daydream Ranch Subdivision complies with the requirements of the Teton County Land Development Code 4-14-D (6). Based on the findings prepared in the staff report, I move to approve the application submitted on January 13, 2026 for a minor modification of a plat.

AYES (3): Brad Wolfe, Ron James, and Dan Powers

Adopted (3 to 0)

4. ACTION ITEM: Written Decision for Driggs Centre Major Plat Amendment

MOVER: Dan Powers
SECONDER: Brad Wolfe

Accept the Written Decision for H&S Commodities Major Plat Amendment as presented.

AYES (3): Brad Wolfe, Ron James, and Dan Powers

Adopted (3 to 0)

5. ACTION ITEM: JC Ranches Subdivision Recording Extension

Mr. Chase stated that the applicant was not aware of the provision to record a plat within four months of approval. There is a also a provision to extend that time frame.

Adrienne Lemmers, representing the applicant, stated that her client is prepared to record the documents.

MOVER: Dan Powers
SECONDER: Brad Wolfe

I move to approve the Recording Extension Request for JC Ranches Subdivision for 30 days months or by date 2026, for the reasons listed in the materials submitted on January 26, 2026, which would allow the applicant to complete subdivision improvements.

AYES (3): Brad Wolfe, Ron James, and Dan Powers

Adopted (3 to 0)

8. IT/EMERGENCY MANAGEMENT

1. DISCUSSION ITEM -2026 Feb Quarterly IT-EM Report

   Mr. Adams noted that the cell phone budget is forecast to be over due to additional phones being approved after the budget process.

2. Action Item – Stop the Bleed Kit Grant Support

   IT/EM Director Greg Adams presented the item.

   MOVER: Brad Wolfe
   SECONDER: Dan Powers

   Motion to approve and sign the letter of support to procure “Stop the Bleed” kits for County and City facilities.

   AYES (3): Brad Wolfe, Ron James, and Dan Powers

   Adopted (3 to 0)

9. CLERK

1. Action Item – RESOLUTION 2026-0209 FIRST QTR BUDGET ADJUSTMENTS

   MOVER: Brad Wolfe
   SECONDER: Dan Powers

   Approve Resolution 2026-0209 First Quarter Budget Adjustments as presented.

   AYES (3): Brad Wolfe, Ron James, and Dan Powers

   Adopted (3 to 0)

10. SHERIFF

1. Action Item – Madison County Jail Contract

MOVER: Dan Powers
SECONDER: Brad Wolfe

Approve the adult detention agreement for housing Teton County inmates at Madison County Jail.

AYES (3): Brad Wolfe, Ron James, and Dan Powers

Adopted (3 to 0)

11. OPERATIONS

1. Action Item – Direct Planning Department to Research Land Development Options

Mr. Chase requested more info from the Board regarding changes to the Land Development Code. Commissioner Wolfe asked Mr. Chase to look at changing the one time only lot split for generational land owners and getting rid of the 35 acre zone.

MOVER: Brad Wolfe
SECONDER: Dan Powers

Approve the Planning Administrator and Planning Staff to look into consideration of future changes to the land Development Code as discussed.

AYES (3): Brad Wolfe, Ron James, and Dan Powers

Adopted (3 to 0)

12. COMMISSIONERS

1. ELECTED OFFICIALS & DEPARTMENT HEADS MEETING

Elected Officials and Department heads met to discuss matters of mutual concern.

2. EXECUTIVE SESSION: 74-206(1)(F) Legal

Go into executive session per IC74-206(1)(f) Legal

3. COMMISSIONER'S REPORTS

Commissioner Wolfe reported meeting with District Ranger Jay Pence regarding Targhee Expansion timeline.

Commissioner Powers reported having a similar meeting with Mr. Pence. He asked the Board for clarity on whether he is the liaison to the Hospital. The Board confirmed that he is the liaison to the Hospital.

AGENDA ACTION ITEM

DATE:	2026-02-09
TO:	Board of County Commissioners
FROM:	Deputy Sheriff Bridger Smith
ITEM TITLE:	**Action Item – Madison County Jail Contract**

Summary:

This item is for the BoCC to consider an agreement with Madison County for Jail Services

Fall of 2025 Jefferson County Sheriff severed the housing agreement between Jefferson County and Teton County (Jefferson County Jail Contract). Teton County was able to come to an agreement with Madison County for housing Teton County inmates. (See attached Adult Detention Agreement Between Teton County, Idaho and Madison County, Idaho). The attached agreement has been reviewed and cleared by Teton County Civil Attorney Burkley Rudd.

Attachments:

Agreement with Madison County

SUGGESTED MOTION:

Approve the agreement for housing Teton County inmates at Madison County Jail.