Teton School District #401
481 N Main Street
Driggs, ID 83422

October 5, 2026

Teton County,

The homes and neighborhoods being built in Teton County are an important part of our community's future. New development provides housing, creates jobs, strengthens our local economy, and brings new families to our valley. As these projects move through the planning and approval process, they also create additional demands on the public services that make our communities successful—including our schools.

Teton School District #401 is committed to ensuring every student receives a high-quality education while responsibly planning for continued growth. Like many rapidly growing communities, we are experiencing increasing enrollment directly associated with residential development and the workforce that supports it. While Idaho provides operational funding for schools, significant costs associated with growth remain unfunded, including classroom space, instructional support, technology, curriculum, staffing, and other educational services.

To better understand this relationship, the District commissioned an independent **School Growth Contribution Fund Support Study** prepared by TischlerBise. The study established a direct relationship between residential construction activity, construction-related employment, and increased enrollment requiring additional educational services. It concluded that development-related enrollment creates approximately $1.07 million annually in unfunded educational costs, or roughly $4,900 per development-related student each year.

Using nationally recognized economic modeling and accepted nexus methodology, the study recommends the following development mitigation contributions:

- Single-family residential: $1,274 per dwelling unit
- Multi-family residential: $828 per dwelling unit

Based on these numbers, the school district requests that the Gallery Subdivision voluntarily contributes $19,110 to the School Growth Contribution Fund to satisfy the service mitigation criterion found in the Teton County Comprehensive Plan, or if an amendment, the applicable Land Development Codes: (LDC § 45.F.1.h and 44.F.1.i):

"The County and other service providers will be able to provide sufficient public facilities and services, including schools, roads, recreation facilities, wastewater treatment, water supply and stormwater facilities, police, fire and emergency medical services, while maintaining sufficient levels of service to existing development."

"The comprehensive plan amendment will not have a demonstrable adverse impact on delivery by any jurisdiction or agency providing public services in the County, including school districts."

As residential projects move through the entitlement and approval process, Teton School District expects developers to include an appropriate mitigation contribution as part of their overall investment in the community. These contributions help ensure that the educational infrastructure keeps pace with ongoing growth and that it is supported alongside the roads, utilities, parks, and other public services necessary for successful development.

Growth is a shared responsibility. Communities thrive when development helps support the public infrastructure that makes that growth possible. Schools are among the most important long-term investments in the health and vitality of Teton Valley, and development plays an essential role in ensuring those investments keep pace with our growing communities.

Contributions are most effective in the way of monetary donations; however, we recognize that every project is unique and welcome the opportunity to discuss other options that align with your specific developments such as workforce housing, donated labor or other in-kind contributions. Our goal is to work collaboratively with developers to ensure that Teton Valley continues to be a place where families, businesses, and schools all thrive together.

Thank you for sharing these considerations with developers as they make their investments in the future of Teton Valley.

Sincerely,

Brian Ashton
Superintendent
Teton School District #401

Teton School District #401

School Growth Contribution - Program Information

Standard Contribution Schedule

Housing Type	Standard Growth Contribution
Single-Family Residential	**$1,274 per dwelling unit**
Multifamily Residential	**$828 per dwelling unit**

Contribution amounts are based on the independent TischlerBise School Growth Contribution Fund Support Study (January 2026).

Purpose of the Program

School Growth Contributions help offset a portion of the educational costs associated with residential growth, including:

- Classroom capacity
- Instructional staffing
- Curriculum and instructional resources
- Technology
- Educational support services
- Other growth-related educational needs beyond state funding

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Flexible Mitigation Options

The District recognizes that developments vary in size and scope. While the standard per-unit contribution provides the basis for mitigation, alternative forms of contribution may also be considered, including:

- Land dedication
- Workforce or educator housing
- Facilities or capital improvements
- Other mutually agreed-upon mitigation measures

TSD401 Contact Person

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