

Jackson Hole News&Guide

PublicNOTICES

What is a Public Notice?

These pages include a variety of notices required by Town, County and State statutes and regulations. These notices include Meeting Agendas, proposed city and county ordinances, tax and budget information, Liquor Licenses, foreclosures, summonses and bid invitations.

How to place a Public Notice

Jackson Hole News&Guide • PO Box 7445
Jackson, WY 83002 • (307) 733-2047

Rate: \$25.00 per column inch

Preferred Method of Submission is via Email in a Word/Text document to Legals@jhnewsandguide.com. Legals submitted via hard copy or PDF will be charged a typsetting fee of \$50.00 per typed page

LEGAL DEADLINE: THURSDAY AT 3:00 PM

September 9, 2026

TETON COUNTY NOTICES

Teton County Board of Commissioners

• MEETING NOTICES •

Teton County Board of Commissioners
Voucher Meeting Notice
200 S. Willow, Jackson, Wyoming
Monday, September 14, 2026, 9:00 a.m.
Meeting agenda is available on tetoncountywy.gov
Meeting streaming is available online.
Be advised the online meeting agendas may be revised until 5:00 pm the day before the meeting.
Publish: 09/09/26

Teton County Board of Commissioners
Regular Meeting Notice
200 S. Willow, Jackson, Wyoming
Tuesday, September 15, 2026, 9:00 a.m.
Meeting agenda is available on tetoncountywy.gov
Meeting streaming is available online.
Be advised the online meeting agendas may be revised until 5:00 pm the day before the meeting.
Publish: 09/09/26

• OFFICIAL PROCEEDINGS •

OFFICIAL SUMMARY PROCEEDINGS OF THE BOARD OF COUNTY COMMISSIONERS, TETON COUNTY, WYOMING
The Teton County Board of Commissioners met in regular meeting on August 3, 2026 in the Commissioners Chambers located at 200 S. Willow, Jackson, Wyoming. The meeting was called to order at 9:04 a.m.
County Commission: Mark Newcomb, Chair, Wes Gardner, Vice-Chair, and Luther Propst were present in person, and Len Carlman via Zoom. Natalia Macker was absent.
ADOPT AGENDA

A motion was made by Commissioner Gardner and seconded by Commissioner Propst to adopt the agenda for Monday, August 3rd. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0, with Commissioner Carlman unable to connect via audio.
PUBLIC COMMENT

There was no public comment.
ACTION ITEMS
1. Consideration of Payment of County Vouchers
A motion was made by Commissioner Propst and seconded by Commissioner Gardner to approve the August 3, 2026 County Voucher Run in the amount of \$797,388.95. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

2. Consent Agenda for Administrative Items
a. 24-Hour Liquor Permits
i. Hoback Volunteer Firefighter Association – Hoback Volunteer Firefighter Picnic – August 15, 2026
ii. Jedediah Corporation – August and September events
A motion was made by Commissioner Gardner and seconded by Commissioner Propst to approve the items on the Consent Agenda 24-hour liquor permits: the Hoback Volunteer Firefighter Association Picnic – August 15, 2026, and Jedediah Corporation – August and September events. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

3. Consideration of Proposed Outgoing Commissioner Correspondence – none.
4. Setting of 2026 Mill Levies
Mel Shinkle, County Assessor, presented to the Board for consideration of approval the 2026 Mill Levies for FY27. Pursuant to W.S. 39-13-102(g): On or before the first Monday of August, the board of county commissioners shall by order entered of record levy the requisite taxes for the year.
There was no public comment.

A motion was made by Commissioner Gardner and seconded by Commissioner Propst as required by Wyoming State Statute 39-13-102(g) I move to approve the 2026 mill levy report as presented by the County Assessor. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.
MATTERS FROM COMMISSIONERS

1. Calendar review - The Board reviewed their weekly calendar.
Maureen Murphy, County Clerk, provided comment.
DISCUSSION ITEMS
1. Known Matters for Discussion
A. Identify Consent Agenda
The agenda for August 4, 2026 was reviewed and items for the potential consent agenda were identified.
B. Wember Updates
Tom Farrens of Wember, Inc., provided updates on the Justice Center and related projects, and answered questions from the Board.
2. Other Matters for Discussion
A. Design for Renovation of Spring Gulch Road
Heather Overholser, Director of Public Works, provided comment and answered questions from the Board.
The Board held discussion.
WORKSHOP

1. Strategic Initiatives 18-Month Update
Cal Brackin, Engagement & Innovation Manager, presented a workshop for the Strategic Initiatives 18-month update. Cal Brackin, Jodie Pond, Commissioners Administrator, Chris Neubecker, Director of Planning and Building Services, Erik Kimball, Sustainability Coordinator, Charlotte Frei, Transportation Manager, Heather Overholser, Director of Public Works, Patrick McGaugh, Director of General Services, and Justin Kaiser, Human Resources Director, provided updates and answered questions from the Board.
The Board held discussion.
EXECUTIVE SESSION – LITIGATION – Pursuant to Wyoming Statute §16-4-405(a)
A motion was made by Commissioner Gardner and seconded by Commissioner Propst to enter Executive Session pursuant to Wyoming Statute §16-4-405(a)(iii) litigation. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.
The meeting entered Executive Session at 10:55 a.m.
The meeting recessed at 10:55 a.m. and reconvened at 11:02 a.m.
Commissioners present: Mark Newcomb, Wes Gardner, and Luther Propst.
Others: Keith Gingery, Chief Deputy County Attorney, Maureen Murphy, County Clerk, Jodie Pond, Commissioners Administrator, April Norton, Housing Director, and Rose Robertson, Deputy Clerk.
A motion was made by Commissioner Gardner and seconded by Commissioner Propst to exit the Executive Session. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

The meeting exited Executive Session at 11:28 a.m.
SPECIAL EVENTS PERMITS – Applications Pending (for informational purposes, no action taken)
• Grand Targhee Bluegrass Festival – August 7 – 9, 2026; Grand Targhee Resort. 3 days of Bluegrass music at Grand Targhee Resort. Number of attendees – 7,000.
• Annual Hoback Fire Fighters Picnic – August 15th, 2026; Hoback Volunteer FF Association; 7675 S Hwy 89 – hay field. Community picnic and Hoback Volunteer Fire Fighter Association fundraiser. Number of attendees – 900.
• LoToJa Classic Bike Race – September 12th, 2026; Epic Events LLC; Snake River Canyon to JHMR finish line. LoToJa is the longest one-day USAC-sanctioned bicycle race in the country. Cyclists must conquer three mountain passes as they pedal through the scenic terrain of Utah, Idaho and Wyoming enroute to a finish line below the rugged Tetons at the base of Jackson Hole Mountain Resort. Number of attendees – 2,400.
• Amplify Astoria – September 26th, 2026; Astoria Park Conservancy. Annual fundraiser concert featuring The Deadlocks while soaking in Astoria’s mineral pools. Number of attendees – 150.

ADJOURN
A motion was made by Commissioner Gardner and seconded by Commissioner Propst to adjourn. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried. The meeting adjourned at 11:29 a.m.
Respectfully submitted: rlr
TETON COUNTY BOARD OF COMMISSIONERS
/s/ Mark Newcomb, Chair
ATTEST: /s/ Maureen E. Murphy, County Clerk
TETON COUNTY CLERK’S OFFICE
08-03-2026 WARRANTS
10-S TENNIS SUPPLY & DINKSHOT PICKLEBALL 3,161.59 / ACE HARDWARE 616.74 ADVANCED SIGN LLC 427.99 / ALERT-ALL CORPORATION 1,590.00 ALARMLOGIX LLC 350.00 / ALTITUDE ATHLETIC SURFACES LLC 29,750.00 ALBERTSONS/SAFEWAY 139.95 / ALLEGIANCE BENEGIT PLAN MNGT INC. 76.00 ALPHAGRAPHS 117.24 / AMAZON CAPITAL SERVICES, INC. 1,029.89 ARBOR WORKS TREE SERVICE 156.75 / AT&T 4,732.40 / AT&T MOBILITY 2,202.45 AT&T MOBILITY 483.24 / BETH MISSEL 213.80 / BIG R RANCH & HOME 307.81 BLANKENSHIP EQUIPMENT REPAIR INC 3,076.33 / BOBCAT OF ROCK SPRINGS 1,878.93 BOUND TREE MEDICAL, LCC 3,038.97 / BRITNEY MAGLEBY 121.83 BRODY WALLACE 1,797.00 / BSN SPORTS 165.10 / CASSIE HEIKKILA 1,023.40 CASSIE WILLIAMS 105.00 / TP CORPORATION 13,169.90 / CHARTER COMMUNICATIONS 95.00 CHAPA STRIPES OF IDAHO 4,800.00 / CITY OF DRIGGS 43.22 / CIVICPLUS INC 29,072.37 CODY WRIGHT 300.00 / CRISTI LIONI 150.00 / CSG FORTE PAYMENTS INC 439.87 DBR, INC. 15.00 / DELTA DENTAL 26,230.60 / ELIZABETH GARDNER 230.00 ELEMENT PLUMBING INC 993.23 / EMMA GLEEMAN 145.00 ERIKSEN-MEIER CONSULTING LLC 4,700.40 / ERIN E. WEISMAN 1,023.40 ESCAPE CLIMBING, LLC 1,603.45 / EXUM MOUNTAIN GUIDES 650.00 FALL RIVER RURAL ELECTRIC 230.37 / FEUZ EXCAVATION LLC 5,142.50 FEDERAL SIGNAL CORPORATION 12,950.00 / GALLS, LLC 567.85 / GRAINGER 652.44 GRAND TETON FLOOR & WINDOW COVERING 1,018.00 / HEALTHSOURCE SOLUTIONS LLC 855.60 HIGH COUNTRY LINEN SUPPLY LLC 164.11 / HUNT CONSTRUCTION, INC. 3,912.00 IDAHO COMMUNICATIONS 3,450.00 / JAN CLEMONS 52.50 JACKSON CURBSIDE, INC 4,250.00 / JENNIFER SIMMERS 52.50 / JH20 WATER LLC 90.00 JACKSON HOLE LIONS CLUB 1,020.00 / JACKSON HOLE WINDOWS LLC 10,681.32 JIM’S TROPHY ROOM 132.60 / KINSCO, LLC 1,110.00 / KNOX ASSOCIATES INC. 2,749.00 SHANNON MCCORMICK 4,000.00 / MARYBETH HANSEN 137.97 MCKESSON MEDICAL SURGICAL 803.29 / MES SERVICE COMPANY LLC

• Public Notices •

1. Consideration of Rec Center HVAC Service Agreement with Long Mechanical
To approve the Mechanical Service Agreement with Long Mechanical Solutions in the amount of \$38,420.00 annually.

2. Consideration of Renewed Grant Agreement with Wyoming Department of Health for Public Health Preparedness and Response Activities
To approve the grant agreement for Public Health Preparedness and Response activities for the period July 1, 2026 – June 30, 2027.

3. Consideration of Renewed Grant Agreement with Wyoming Department of Health for Prevention Activities
To approve the grant agreement between the Wyoming Department of Health, Public Health Division and Teton County for prevention services for the period July 1, 2026 – June 30, 2028.

4. Consideration of Easement to Lower Valley Energy for burial of power line on Old Wilson Schoolhouse Property
To approve an Electric Distribution Easement to Lower Valley Energy for burial of an existing power line on the Old Wilson Schoolhouse property, parcel 22-41-17-22-3-12-016.

6. Consideration of FY2027 Grant Agreement with the Teton Conservation District
To approve the FY2027 Grant Agreement with the Teton Conservation District in the amount of \$31,500.00.

7. Consideration of Hi-Country Drive Culvert Extension Project Contract
To approve the Hi-Country Drive Culvert Extension Project contract to Ridgeline Excavation, Inc. in the amount of \$99,750.00.

8. Consideration of 2026-2031 Gros Ventre Road Snow Removal Project Contract
To approve the 2026-2031 Gros Ventre Road Snow Removal Project contract to Ridgeline Excavation, Inc. in the amount of \$100,832.36 for the first-year snow removal season.

9. Consideration of 2026-2031 North Jackson Snow Removal Project Contract
To approve the 2026-2031 North Jackson Snow Removal Project contract to Ridgeline Excavation, Inc. in the amount of \$86,337.71 for the first-year snow removal season.

10. Consideration of 2026-2031 South Jackson Snow Removal Project Contract
To approve the 2026-2031 South Jackson Snow Removal Project contract to Ridgeline Excavation, Inc. in the amount of \$103,983.38 for the first-year snow removal season.

11. Consideration of 2026-2031 North Wilson Snow Removal Project Contract
To approve the 2026-2031 North Wilson Snow Removal Project contract to Yellow Iron Excavating, LLC in the amount of \$49,551.55, plus annual cost of living index adjustment, for the first-year snow removal season.

12. Consideration of 2026-2031 South Wilson Snow Removal Project Contract
To approve the 2026-2031 South Wilson Snow Removal Project contract to Yellow Iron Excavating, LLC in the amount of \$85,418.88, plus annual cost of living index adjustment, for the first-year snow removal season.

15. Consideration of Pritchard Pass Radio Site Lease - WYDOT to Teton County
To approve the Telecommunications Lease Agreement between Wyoming Department of Transportation and Teton County for the Pritchard Pass Radio Site.

16. Consideration of University of Wyoming Extension Annual Compensation Agreement
To approve both Annual Compensation Agreements with the University of Wyoming for the Extension Clerical and the 4-H Educator.

18. Consideration of Employee Housing Sublease at 400 West Snow King Ave
To approve the Sub Lease Agreement for 400 West Snow King Unit 19.

PUBLIC COMMENT
There was no public comment.

MATTERS FROM COMMISSION AND STAFF

20. Consideration of Determination to end the Emergency Declaration Regarding Measles Outbreak in Teton County
Dr. Travis Riddell, Director of Health, presented to the Board for consideration of approval the Determination to end the Emergency Declaration Regarding Measles Outbreak in Teton County.

Keith Gingery, Chief Deputy County Attorney, provided comment.

There was no public comment.

A motion was made by Commissioner Gardner and seconded by Commissioner Propst to end the Emergency Declaration Regarding Measles Outbreak in Teton County. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

5. Consideration of Resolution Recognizing the Brinson Foundation
Becky Kiefer, Superintendent of Integrated Solid Waste & Recycling, presented to the Board for consideration of approval a resolution recognizing The Brinson Foundation for twenty-six years of philanthropic partnership and contributions to waste diversion in Teton County.

There was no public comment.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to adopt the Resolution as presented recognizing the Brinson Foundation for twenty-six years of philanthropic partnership and contributions to waste diversion in Teton County. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

13. Consideration of WYDOT Cooperative Agreement for TSS-ISR WY-22 Underpass
Heather Overholser, Director of Public Works, presented to the Board for consideration of approval a cooperative agreement between Teton County and the Wyoming Department of Transportation for Project ARS4087, WY 22 Underpass, Plan Review Phase.

The Board provided comment.

There was no public comment.

A motion was made by Commissioner Gardner and seconded by Commissioner Propst to approve the Cooperative Agreement between the Wyoming Department of Transportation and Teton County, Wyoming for Project ARS4087, WY 22 Underpass, Plan Review Phase. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

14. Consideration of Apres Vous Communications Agreement with JHMR
Quentin Johnston, Radio Coordinator for the Sheriff's Depart-

ment, presented to the Board for consideration of approval an agreement with Jackson Hole Mountain Resort (JHMR) to house county-owned radio equipment and a county operated Al Fire Detection Camera system at the Apres Vous Communications Building.

Quentin Johnston answered questions from the Board.

There was no public comment.

A motion was made by Commissioner Gardner and seconded by Commissioner Propst to approve the agreement with Jackson Hole Mountain Resort for use of the Apres Vous Communications Building and related infrastructure in the amount of \$4,000.00 annually. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

17. Consideration of Parks and Recreation Joint Power Agreement
Keith Gingery, Chief Deputy County Attorney, presented to the Board for consideration of approval a Joint Power Agreement for the Teton County/Jackson Parks and Recreation.

Jodie Pond, Commissioners Administrator, answered questions from the Board.

There was no public comment.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to approve the Town of Jackson and Teton County Joint Power Agreement for Parks and Recreation. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

19. Consideration of Affordable Ownership Housing Restrictions for Targhee Cabins Mitigation
Kristi Malone, Housing Supply Specialist, presented to the Board for consideration of approval three Affordable Ownership Deed Restrictions for attached dwelling units at the Flats at Teton Peaks in Driggs to partially satisfy housing mitigation requirements generated by a residential development at Grand Targhee Resort.

Kristi Malone answered questions from the Board.

Keith Gingery, Chief Deputy County Attorney, provided comment.

There was no public comment.

A motion was made by Commissioner Gardner and seconded by Commissioner Propst to approve the Restrictions for three Affordable Ownership homes located at the Flats at Teton Peaks, serving as housing mitigation for residential development at Grand Targhee Resort. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

MATTERS FROM PLANNING AND DEVELOPMENT
Findings of Fact, Conclusions of Law, and Order:

1. VAR2026-0001 – Daniel Morris Anderson
Keith Gingery, Chief Deputy County Attorney, presented to the Board for consideration of approval the Findings of Fact, Conclusions of Law, and Order for VAR2026-0001.

There was no public comment.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to approve the Findings of Fact, Conclusions of Law, and Order for approval of a variance as presented in the matter of VAR2026-0001. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

2. VAR2026-0002 – Daniel Morris Anderson
Keith Gingery, Chief Deputy County Attorney, presented to the Board for consideration of approval the Findings of Fact, Conclusions of Law, and Order for VAR2026-0002.

There was no public comment.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to approve the Findings of Fact, Conclusions of Law, and Order for approval of variance VAR2026-0002 as presented. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

3. SKC2024-0001 – ETW Phase 2 LLC
Keith Gingery, Chief Deputy County Attorney, presented to the Board for consideration of approval the Findings of Fact, Conclusions of Law, and Order for SKC2024-0001.

There was no public comment.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to approve the Findings of Fact, Conclusions of Law, and Order granting approval of a sketch plan in the matter of sketch plan SKC2024-0001 as presented. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

New Business:

1. Permit: SWF2026-0005
Property Owner: Mabel Morgan Legacy LLC
Applicant: Jake Gardner, Y2 Consultants
Presenter: John Kemp
Request: Pursuant to section 9-2-16 of the Title 9 Small Wastewater Facility (SWF) Regulations, the applicant Y2 Consultants is seeking a variance to the regulatory standard section 9-3-4-d to allow an on-site absorption system on a property less than 2 acres in area. The subject property, 4473 Lower Gros Ventre Rd., was created via a family division with the property to the south, 4472 Lower Gros Ventre Rd. 4473 Lower Gros Ventre is approximately 0.25 acres and 4472 Lower Gros Ventre is approximately 0.50 acres.

Location: 4472 Lower Gros Ventre Road, PIDN 22-42-15-10-1-00-010, PT NE1/4NE1/4, SEC 10, TWP 42, RNG 115.

John Kemp, Associate County Engineer, presented to the Board for consideration of approval a variance to the Small Wastewater Facility Regulations to build a new Small Wastewater Facility on a lot smaller than 2 acres.

John Kemp and Keith Gingery, Chief Deputy County Attorney, provided comment and answered questions from the Board.

Ann Chapman, the applicant, provided comment.

Public comment was provided by Jen Evans.

The Board provided comment.

Amy Ramage, County Engineer, and Ann Chapman answered questions from the Board.

A motion was made by Commissioner Gardner and seconded by Commissioner Propst to approve SWF2026-0005, being able to make all six (6) findings of Chapter 9-2-16 of the Teton County Title 9 for Small Wastewater Facility Regulations. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

The meeting recessed at 10:08 a.m. and reconvened at 10:16 a.m.

2. Permit: AMD2026-0002
Postponement Memo
Applicant: Teton County
Presenter: Ryan Hostetter
Request: AMD2026-0002 proposes changes to how LDR text amendments and zoning map amendments are proposed, initiated, and reviewed.

Location: County-wide
There was no public comment.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to postpone AMD2026-0002, relating to LDR Text Amendments and Zoning Map Amendments, to the August 11, 2026, meeting. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

3. Permit: BDR2023-0135
Property Owner: R Theory, LLC
Applicant: Shawn Ankeny, Ankeny Architecture
Presenter: Chris Neubecker
Request: Construction of a 6,438 square foot barn, pursuant to Section 8.3.3. of the Teton County Land Development Regulations.

Location: The subject property is PT. GLO 4, PT. S1/2NW1/4, SW1/4, SEC. 5, PT. LOTS 1 & 3, LOTS 2 & 4, SEC. 6; NE1/4NW1/4, SEC. 8; ALL IN TWP. 44, RNG. 118 (PARCEL 2). Map of Survey T-480B. The property located at 725 W. Blair Road in Alta, WY, approximately 4 miles north of W. Alta Ski Hill Road, is within the Mid Tier of Natural Resources Overlay (NRO) is zoned Rural 1 (R1).

Chris Neubecker, Director of Planning and Building Services, presented to the Board for consideration of approval a building permit to construct an agricultural barn, pursuant to Section 8.3.3. Building Permit of the Land Development Regulations. Darren Rude, the applicant, provided comment and answered questions from the Board.

Paula Flack, on behalf of the applicant, provided comment.

Public comment was given in person by Amy Kuszak, John Graham on behalf of the petitioning neighbors, Sharon Shopper, Kristen Fritschel, Eric Gese, Joe Montesano, Pat Terletzky, Jim Beard, John Korman, Greg Weatherby, Charles Fulp, Brenda Fulp, Ken Fritschel, Allen Munroe, Shawn Ankeny, Ray Thompson, and Jenna Thompson, and via Zoom by Malin Strong and Christine Kosydar.

The meeting recessed at 12:06 p.m. and reconvened at 1:30 p.m.

Paula Flack, on behalf of the applicant, and Darren Rude, the applicant, provided comment and answered questions from the Board.

Chris Neubecker answered questions from the Board.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to approve building permit BDR2023-0135 for the proposed agricultural barn, based on the proposed barn plans meeting the Findings for Approval in Section 8.3.3.C. of the Land Development Regulations, with the following conditions:

1. This structure is located within the Wildland-Urban Interface. Structures within the Wildland-Urban Interface must show compliance with the Fire Marshal's requirements by means of details and/or notes on the submitted plans.

2. Structures greater than 5,000 gross square foot are required to be fire sprinklered.

3. The Applicant shall be responsible for maintaining a set of stamped and approved job site plans on site throughout the project.

4. A Certificate of Placement prepared by a Wyoming licensed Professional Land Surveyor is required for each structure. The location of the structure foundation shall be prepared by the Professional Land Surveyor and submitted to the Teton County Planning & Building Services Department prior to the foundation walls being poured. A foundation wall inspection will not be scheduled until receipt of certificate showing the location of the foundation matches the approved plans and is approved by the Planning Division.

5. Exterior lighting plan is approved for 11 shielded gooseneck lights, 2700 K Color Temperature, 300 Lumens, and continuing,

6. Interagency-Grizzly Bear Committee (IGBC) certified bear resistant trash cans are required for securing all trash, per Section 5.1.3, Wild Animal Feeding, Land Development Regulations. At construction sites, all trash receptacles for trash that include food, food wrappers, or other bear attractants shall be IGBC certified as bear resistant. Trash containers shall be kept closed and latched at all times. Non-bear-resistant dumpsters or trailers may only be used to store construction trash that does not contain bear attractants.

7. Temporary development impacts shall be reclaimed with a natural vegetative cover type of equal or higher value upon completion of construction.

8. No construction-related disturbances or storage shall occur in slopes greater than 30%.

9. Any changes to the approved design, including the structure or site development, require a plan revision. The Applicant shall be responsible to submit to the Building Division a Letter of Transmittal for Building Permit Revision with appropriate revised drawings. Fees will be assessed for additional square footages, plumbing, mechanical or electrical work, which may include additional plan review fees. Revisions to grading and septic systems may be applicable.

10. Prior to issuance of a Certificate of Occupancy or Completion, Teton County Planning and Engineering staff shall inspect the reclamation of the disturbances to slopes over 30% to ensure success.

Chair Newcomb called for a vote. The vote showed one in favor and the motion failed 1-2, with Chair Newcomb and Commissioner Propst opposed.

MATTERS FROM COMMISSION – none.
EXECUTIVE SESSION – none.
ADJOURN

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to adjourn. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 3-0.

The meeting adjourned at 1:51 p.m.

Respectfully submitted: rlr
TETON COUNTY BOARD OF COMMISSIONERS
/s/ Mark Newcomb, Chair
ATTEST: /s/ Maureen E. Murphy, County Clerk
Publish: 09/09/26

OFFICIAL SUMMARY PROCEEDINGS OF THE BOARD OF COUNTY COMMISSIONERS, TETON COUNTY, WYOMING
The Teton County Board of Commissioners met in a special meeting on August 5, 2026 in the Commissioners Chambers located at 200 S. Willow in Jackson. The meeting was called to order at 8:32 a.m.

Pursuant to Wyoming State Statute §39-13-102 and §39-13-109(b), and Chapter 7 of the State Board of Equalization Rules, the purpose of the meeting was to meet as the Teton County

• Public Notices •

Board of Equalization to hear appeals that had been filed on 2025 property tax assessments.
Commission present: Mark Newcomb, Chair, Wes Gardner, Vice-Chair, and Luther Propst. Natalia Macker and Len Carlman were absent.
Hearing Officer: James Radda.
Staff present: Chief Deputy Assessor Kedric Putnam, County Clerk Maureen Murphy, and Deputy County Clerk Rose Robertson.
County Assessor Melissa Shinkle was present with Keith Gingery, Chief Deputy County Attorney, acting as her attorney.
HERRICK, GREGORY & SUZANNE
ACCOUNT R0009664
The Gregory & Suzanne Herrick hearing for Account #R0009664 located at: 245 E Owl Lane, Jackson, Wyoming, began at 8:33 a.m. with the Hearing Officer giving an overview of the proceedings.
Exhibits A1-D19 from the Assessor, and Exhibits 1.1-8.2 from the Appellant, were admitted with no objections.
Suzanne Herrick, the Appellant, gave an opening statement and presented her argument.
Mr. Gingery asked questions of Ms. Herrick.
Hearing Officer Radda asked questions of Ms. Herrick.
The meeting recessed at 8:52 a.m. and reconvened at 8:58 a.m.
Mr. Gingery proceeded with direct examination of County Assessor Melissa Shinkle, and Ms. Herrick responded with questions of Ms. Shinkle.
The Board asked questions of Ms. Shinkle.
Hearing Officer Radda asked questions of Ms. Shinkle.
Ms. Herrick asked questions of Ms. Shinkle.
The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner in the matter of Account #R0009664 to accept the assessed evaluation from the Assessor and to accept the recommendation of the Hearing Officer. Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.
Hearing Officer Radda stated the procedures following the hearing for the benefit of the appellant.
The meeting recessed at 9:49 a.m. and reconvened at 10:16 a.m.
PUSHAW, ROBERT
ACCOUNT R0011792
The Robert J. and Patricia A. Pushaw, Jr. hearing for Account #R0011792 located at: 65 Perimeter Dr., Alta, Wyoming, began at 10:16 a.m. with the Hearing Officer giving an overview of the proceedings.
Exhibits A1-F5 from the Assessor and Exhibit G1-G11 from the Appellant were admitted with no objections.
Robert Pushaw, the Appellant, gave an opening statement and presented his argument.
The Board asked a question of Mr. Pushaw.
Mr. Gingery asked questions of County Assessor Melissa Shinkle.
The Board asked questions of Ms. Shinkle.
Mr. Gingery proceeded with direct examination of Ms. Shinkle, and Mr. Pushaw responded with questions of Ms. Shinkle.
The Board asked questions of Ms. Shinkle.
Hearing Officer Radda asked questions of Ms. Shinkle.
The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation, as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner to accept the recommendation presented by the Hearing Officer and affirm the Assessor's valuation.
Hearing Officer Radda called for a vote. The vote showed all in favor, and the motion carried 3-0.
Hearing Officer Radda stated the procedures following the hearing for the benefit of the appellant.
The meeting recessed at 11:04 a.m. and reconvened at 11:37 a.m.
MONROE, ALLEN
ACCOUNT R0012066
The Allen Monroe hearing for Account #R0012066 located at: 4240 Leigh Ln., Alta, Wyoming, began at 11:37 a.m. with the Hearing Officer giving an overview of the proceedings.
Exhibits A1-F4 from the Assessor, and Exhibits 1.1-4.7 from the Appellant, were admitted with no objections.
The meeting recessed at 11:42 a.m. and reconvened at 11:47 a.m.
Allen Monroe submitted Exhibit 5 with no objections.
Allen Monroe, the Appellant, gave an opening statement and presented his argument.
Mr. Gingery proceeded with direct examination of Chief Deputy Assessor Kedric Putnam, and Mr. Monroe responded with questions of Mr. Putnam.
Hearing Officer Radda asked a question of Mr. Putnam.
Mr. Gingery asked questions of Mr. Putnam, and Mr. Monroe responded with questions of Mr. Putnam.
Closing arguments were given by Mr. Monroe.
The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.
The Board provided comment.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner in the matter of item #R0012066, to accept the recommendation presented by the Hearing Officer and affirm the Assessor's valuation. Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.
Hearing Officer Radda stated the procedures following the hearing for the benefit of the appellant.
The meeting recessed at 12:54 p.m. and reconvened at 1:03 p.m.
BYRNE, KEVIN G.
ACCOUNT R0012047
The Kevin G. Byrne hearing for Account #R0012047 located at: 4155 Leigh Ln., Alta, Wyoming, began at 1:03 p.m. with the Hearing Officer giving an overview of the proceedings.
Exhibits A1-H4 from the Assessor, and Exhibits 1.1-3.9 from the Appellant, were admitted with no objections.
Kevin Byrne, the Appellant, gave an opening statement and presented his argument.
Mr. Gingery asked a question of Mr. Byrne.
Hearing Officer Radda asked a question of Mr. Byrne.

Mr. Gingery proceeded with direct examination of County Assessor Melissa Shinkle.
Hearing Officer Radda asked questions of Ms. Shinkle.
Mr. Gingery asked questions of Ms. Shinkle.
Closing arguments were given by Mr. Byrne and Mr. Gingery.
The Board provided comment.
The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation based upon the fact that nothing has been contested except for the exemption, and Mr. Byrne missed the deadline.
A motion was made by Commissioner Propst and seconded by Chair Newcomb in the matter of R0012047, to accept the recommendation of the Hearing Officer and affirm the Assessor's valuation.
The Board provided comment.
Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.
Hearing Officer Radda stated the procedures following the hearing for the benefit of the appellant.
ADJOURN
A motion was made by Commissioner Gardner and seconded by Commissioner Propst to adjourn. Chair Newcomb called for the vote. The vote showed all in favor and the motion carried 3-0. The meeting adjourned at 2:08 p.m.
Respectfully submitted: rlr
TETON COUNTY BOARD OF COMMISSIONERS
/s/ Mark Newcomb, Chair
ATTEST: /s/ Maureen E. Murphy, County Clerk
Publish: 09/09/26

OFFICIAL SUMMARY PROCEEDINGS OF THE BOARD OF COUNTY COMMISSIONERS, TETON COUNTY, WYOMING
The Teton County Board of Commissioners met in a special meeting on August 6, 2026 in the Commissioners Chambers located at 200 S. Willow in Jackson. The meeting was called to order at 8:47 a.m.
Pursuant to Wyoming State Statute §39-13-102 and §39-13-109(b), and Chapter 7 of the State Board of Equalization Rules, the purpose of the meeting was to meet as the Teton County Board of Equalization to hear appeals that had been filed on 2025 property tax assessments.
Commission present: Mark Newcomb, Chair, Wes Gardner, Vice-Chair, and Luther Propst. Natalia Macker and Len Carlman were absent.
Hearing Officer: James Radda.
Staff present: County Clerk Maureen Murphy, Chief Deputy Assessor Kedric Putnam, and Deputy County Clerk Rose Robertson.
County Assessor Melissa Shinkle was present with Keith Gingery, Chief Deputy County Attorney, acting as her attorney.
Chair Newcomb opened the hearing.
SCRICCO, NICHOLAS AND RAN LUO
ACCOUNT R0019784
The Nicholas Scricco and Ran Luo hearing for Account #R0019784 located at: 142 Pine Glades Drive, Jackson, Wyoming, began at 8:48 a.m. with the Hearing Officer giving an overview of the proceedings. The applicants did not appear.
The hearing was scheduled for 8:30 a.m. and the Hearing Officer waited until 8:48 a.m. to call the hearing to order in order to give the landowners time to arrive in case the landowners were late.
Keith Gingery provided comment.
The hearing will be in abeyance until the last day of hearings to give time for the Clerk to reach out to the Landowners to see if they needed to reschedule.
LAWRENCE, DAVID & CHERYL
ACCOUNT R0003819
The David & Cheryl Lawrence hearing for Account #R0003819 located at: 1900 W. Bohnetts Road, Jackson, Wyoming, began at 8:52 a.m. The applicants were not present but had requested through the County Assessor that the Board consider their appeal without them being present.
The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner in the matter of R0003819, to approve the recommendation proposed by the Hearing Officer and affirm the Assessor's valuation. Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.
Hearing Officer Radda stated the procedures following the hearing.
The meeting recessed at 8:57 a.m. and reconvened at 9:55 a.m.
MCLELLAN LLC
ACCOUNT R0006738
The McLellan LLC hearing for Account #R0006738 located at: 520 Clark St., Unit 2, Jackson, Wyoming, began at 9:56 a.m. with the Hearing Officer giving an overview of the proceedings.
Exhibits A1-F4 from the Assessor, and Exhibits 1.1-1.3 from the Appellant, were admitted with no objections.
Jessica McLellan, the Appellant, gave an opening statement and presented her argument.
The Board asked a question of Ms. McLellan.
Hearing Officer Radda asked questions of Ms. McLellan.
Ms. McLellan asked questions of Melissa Shinkle, County Assessor.
The meeting recessed at 10:10 a.m. and reconvened at 10:26 a.m.
Mr. Gingery provided comment.
Ms. McLellan withdrew her appeal.
KALLOP, ARTHUR & ELIZABETH
ACCOUNT R0003702
The Arthur & Elizabeth Kallop hearing for Account #R0003702 located at: 2085 N. Spirit Dance, Jackson, Wyoming, began at 10:28 a.m. with the Hearing Officer giving an overview of the proceedings.
Exhibits A1-F8 from the Assessor, and Exhibits G1-G11 from the Appellant, were admitted with no objections.
George Kallop, the Appellant, gave an opening statement and presented his argument.
Mr. Gingery asked questions of Mr. Kallop.
Mr. Gingery proceeded with direct examination of Melissa Shinkle, County Assessor, and Mr. Kallop responded with questions of Ms. Shinkle.
The Board asked questions of Ms. Shinkle.
Mr. Kallop responded with questions of Ms. Shinkle.
Mr. Gingery provided comment.
Mr. Kallop provided comment.
Closing arguments were given by Mr. Kallop and Mr. Gingery.

The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner in the matter of R0003702, to approve the recommendation proposed by the Hearing Officer and affirm the Assessor's valuation. Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.
Hearing Officer Radda stated the procedures following the hearing for the benefit of the appellant.
Keith Gingery provided comment.
The meeting was recessed at 11:40 a.m. and reconvened at 11:48 a.m.
SHADOW LANE JACKSON LLC
ACCOUNT R0021413
The Shadow Lane Jackson LLC hearing for Account #R0010438 located at: 6830 Sublette Woods Road, Teton Village, Wyoming, began at 11:48 a.m. with the Hearing Officer giving an overview of the proceedings.
Exhibits A1-G2 from the Assessor, and Exhibits 1.1-8.2 from the Appellant, were admitted with no objections.
Ashley Simmons, the Appellant, gave an opening statement and presented her argument.
Mr. Gingery proceeded with direct examination of Chief Deputy County Assessor Kedric Putnam, and Ms. Simmons responded with questions of Mr. Putnam.
The Board asked questions of Mr. Putnam.
Closing arguments were given by Ms. Simmons and Mr. Gingery.
The Board asked questions of Mr. Gingery.
The hearing was continued to the afternoon.
The meeting was recessed at 12:37 p.m. and reconvened at 1:02 p.m.
KIRKPATRICK, SCOTT H.
ACCOUNT R0006982
The Scott H. Kirkpatrick hearing for Account #R0006982 located at: 199 E. Pearl Ave, Unit 301, Jackson, Wyoming, began at 1:02 p.m. with the Hearing Officer giving an overview of the proceedings.
Exhibits A1-E4 from the Assessor, and Exhibit 1.1 from the Appellant, were admitted with no objections.
Scott Kirkpatrick, the Appellant, gave an opening statement and presented his argument.
Mr. Gingery asked questions of Mr. Kirkpatrick.
Mr. Gingery proceeded with direct examination of Ms. Shinkle, and Mr. Kirkpatrick responded with questions of Ms. Shinkle.
The Board asked questions of Ms. Shinkle.
Mr. Kirkpatrick provided comment.
Closing comments were given by Mr. Kirkpatrick.
The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner in matter of R0006982, to accept the recommendation proposed by the Hearing Officer and affirm the Assessor's valuation.
Ms. Shinkle provided comment.
Mr. Kirkpatrick provided comment.
Commissioner Propst withdrew the motion.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner in matter of R0006982, to continue the matter to a date uncertain. Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.
Hearing Officer Radda stated the procedures following the hearing for the benefit of the appellant.
KIRKPATRICK, SCOTT H.
ACCOUNT R0009391
The Scott H. Kirkpatrick hearing for Account #R0009391 located at: Lot 8, Block 6, Kelly, Wyoming, began at 1:41 p.m. with the Hearing Officer giving an overview of the proceedings.
Exhibits A1-F1 from the Assessor, and Exhibits 1.1-1.2 from the Appellant, were admitted with no objections.
Scott Kirkpatrick, the Appellant, gave an opening statement and presented his argument.
Mr. Gingery proceeded with direct examination of Ms. Shinkle, and Mr. Kirkpatrick responded with questions of Ms. Shinkle.
The Board asked questions of Ms. Shinkle.
Closing arguments were given by Mr. Kirkpatrick.
The Board provided comment.
The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner in the matter of R0009391, to accept the recommendation presented by the Hearing Officer and affirm the Assessor's valuation. Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.
COYOTE ROCK LLC
ACCOUNT R0002865
The Coyote Rock LLC hearing for Account #R0010438 located at: 1337 Melody Creek Lane, Jackson, Wyoming, began at 2:13 p.m. The appellants were not present but the landowner had requested that the Board proceed to review their case without the landowner present.
The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner with respect to matter R0002865, to accept the recommendation presented by the Hearing Officer and affirm the Assessor's valuation. Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.
TETON ROCK LLC
ACCOUNT R0006665
The Teton Rock LLC hearing for Account #R0006665 located at: 120 E Hansen Ave, Jackson, Wyoming, began at 2:19 p.m. The appellants were not present but the landowner had requested that the Board proceed to review their case without the landowner present.
The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner with respect to matter R0006665, to

• Public Notices •

accept the recommendation presented by the Hearing Officer and affirm the Assessor's valuation. Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.

The meeting was recessed at 2:23 p.m. and reconvened at 3:01 p.m.

BAKER, BRANDON HIGH & CHARLOTTE KAY
ACCOUNT R0014795

The Brandon High and Charlotte Kay Baker Trust hearing for Account #R0014795 located at: 455 Moulton Loop Road, Jackson, Wyoming, began at 3:01 p.m. with the Hearing Officer giving an overview of the proceedings.

Exhibits A1-F20 from the Assessor, and Exhibits 1.1-4.38 from the Appellant, were admitted with no objections.

Brandon Baker, the Appellant, gave an opening statement and presented his argument.

Hearing Officer Radda asked questions of Mr. Baker.

Mr. Gingery proceeded with direct examination of Chief Deputy County Assessor Kedric Putnam, and Mr. Baker responded with questions of Mr. Putnam.

Mr. Gingery continued with questions of Mr. Putnam.

The Board asked questions of Mr. Putnam.

Closing arguments were given by Mr. Baker and Mr. Gingery. The Hearing Officer's recommendation was to affirm the Assessor's 2025 valuation as the landowner did not present sufficient evidence to overturn the presumption that the assessor's valuation was correct.

The Board provided comment.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner with respect to matter R0014795, to accept the recommendation presented by the Hearing Officer and affirm the Assessor's valuation. Hearing Officer Radda called for a vote. The vote showed all in favor and the motion carried 3-0.

Hearing Officer Radda stated the procedures following the hearing for the benefit of the appellant.

The meeting recessed at 3:57 p.m. and reconvened at 4:04 p.m.

SHADOW LANE JACKSON LLC

ACCOUNT R0021413 (continued from earlier):

The Shadow Lane Jackson LLC hearing for Account #R0010438 located at: 6830 Sublette Woods Road, Teton Village, Wyoming, was continued from the morning.

Mr. Gingery provided comment.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner in the matter of R0021413, to continue the matter to a date uncertain, but no later than September 9, 2026.

The Board provided comment.

Hearing Officer Radda called for the vote. The vote showed all in favor and the motion carried 3-0.

ADJOURN

A motion was made by Commissioner Gardner and seconded by Commissioner Propst to adjourn. Chair Newcomb called for the vote. The vote showed all in favor and the motion carried 3-0. The meeting adjourned at 4:07 p.m.

Respectfully submitted: rlr

TETON COUNTY BOARD OF COMMISSIONERS

/s/ Mark Newcomb, Chair

ATTEST: /s/ Maureen E. Murphy, County Clerk

Publish: 09/09/26

OFFICIAL SUMMARY PROCEEDINGS OF THE BOARD OF COUNTY COMMISSIONERS, TETON COUNTY, WYOMING

The Teton County Board of Commissioners met in regular meeting on August 10, 2026 in the Commissioners Chambers located at 200 S. Willow, Jackson, Wyoming. The meeting was called to order at 9:04 a.m.

County Commission: Mark Newcomb, Chair, Wes Gardner, Vice-Chair, Natalia Macker, Luther Propst, and Len Carlman were present.

ADOPT AGENDA

A motion was made by Commissioner Macker and seconded by Commissioner Carlman to adopt the agenda as presented.

The Board provided comment.

Chair Newcomb called for a vote. The vote showed all in favor and the motion carried.

PUBLIC COMMENT

There was no public comment.

ACTION ITEMS

1. Consideration of Payment of County Vouchers

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to approve the August 10, 2026 County Voucher Run in the amount of \$3,755,711.79. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried.

2. Consent Agenda for Administrative Items – none.

3. Consideration of Proposed Outgoing Commissioner Correspondence – none.

DISCUSSION ITEMS

1. Known Matters for Discussion

A. Identify Consent Agenda

The agenda for August 11, 2026 was reviewed and items for the potential consent agenda were identified.

B. Kelly Subsurface Water Quality

Chris Peltz, Water Resource Coordinator, provided Kelly, Wyoming wastewater updates.

Chris Peltz, Keith Gingery, Chief Deputy County Attorney, and Heather Overholser, Director of Public Works, in person, and Rusty Mizelle, Chief of Facility Management in the National Park Service, via Zoom, provided comment and answered questions from the Board.

The Board held discussion and provided direction to staff.

2. Other Matters for Discussion

A. Flock Surveillance Systems

Keith Gingery, Chief Deputy County Attorney, answered a question from the Board.

MATTERS FROM COMMISSIONERS

1. Calendar review - The Board reviewed their weekly calendar.

Maureen Murphy, County Clerk, provided an update on the Board of Equalization hearings.

EXECUTIVE SESSION – none.

SPECIAL EVENTS PERMITS – Applications Pending (for informational purposes, no action taken)

- LoToJa Classic Bike Race – September 12th, 2026; Epic Events LLC; Snake River Canyon to JHMR finish line; LoToJa is the longest one-day USAC-sanctioned bicycle race in the country. Cyclists must conquer three mountain passes as they pedal through the scenic terrain of Utah, Idaho and Wyoming en route to a finish line below the rugged Tetons at the base of

Jackson Hole Mountain Resort. Number of attendees – 2,400.

- Amplify Astoria – September 26th, 2026; Astoria Park Conservancy. Annual fundraiser concert featuring The Deadlocks while soaking in Astoria's mineral pools. Number of attendees – 150.

ADJOURN

A motion was made by Commissioner Gardner and seconded by Commissioner Propst to adjourn. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried. The meeting adjourned at 10:11 a.m.

Respectfully submitted: rlr

TETON COUNTY BOARD OF COMMISSIONERS

/s/ Mark Newcomb, Chair

ATTEST: /s/ Maureen E. Murphy, County Clerk

TETON COUNTY CLERK'S OFFICE

08-10-2026 WARRANTS

SOFYA GIMON 6,000.00 / ACE HARDWARE 196.65 / AGOPIAN ADVOCACY 9,000.00 AGILITY RECOVERY SOLUTIONS INC 814.58 / ALDER ENVIRONMENTAL LLC 687.10 AMAZON CAPITAL SERVICES, INC. 1,196.44 ADVANCED NETWORK MANAGEMENT INC 21,441.36 / ARLEEN WERMUTH 52.50 ARBOR WORKS ORGANICS 125,763.89 / ASPEN AUTOMOTIVE/NAPA 167.57 ASTORIA PARK CONSERVANCY 2,574.56 / BENCHMARK ENGINEERING INC 202.50 BIG R RANCH & HOME 319.95 / BISON LUMBER 43.82 BLUE SPRUCE CLEANERS, INC. 548.39 / BONNEVILLE COUNTY SOLID WASTE 198,666.42 BOUND TREE MEDICAL, LCC 2,514.91 / BRIAN SCHILLING 1,183.58 CDW GOVERNMENT, INC. 882.66 / CENTER FOR ADVANCED PERPAREDNESS 300.00 CENTRAL SQUARE TECH 481.35 / CHRISTINA KITCHEN PC 3,920.00 CIVICPLUS INC 2,708.91 / CLARKS BROADWAY AUTO PARTS LLC 14.19 CLAUDIA JUAREZ TARANGO 52.50 / CODALE ELECTRIC SUPPLY 175.08 CODY LANE DEVELOPMENT CORP 1,905,024.00 / COMTRSYS INC 2,200.00 COLE- PARMER 154.08 / C&W EXCAVATION INC. 5,984.00 / DATASOURSE INC 67.08 DELL MARKETING L.P. 603.48 / DEBBIE RIZZO 230.00 / DISCOUNTELL INC 1,021.22 EDUCATION FOUNDATION OF JACKSON HOLE 8,000.00 EVANS CONSTRUCTION COMPANY 252,551.33 / GALLS, LLC 202.15 / GRAINGER 172.94 GREASEBUSTERS OF WYOMING 800.00 / HDR ENGINEERING INC 4,200.00 HIGH COUNTRY LINEN SUPPLY LLC 780.62 / IDAHO COMMUNICATIONS 145.00 IDAHO TRAFFIC SAFETY, INC. 240.00 / ISWR PETTY CASH 31.00 JACKSON CURBSIDE, INC 3,443.00 / JAMES L. RADDA 10,125.00 JH20 WATER LLC 189.95 / JH CHAMBERS OF COMMERCE 2,000.00 JACKSON HOLE SKI & SNOWBOARD CLUB 200.00 / JIM'S TROPHY ROOM 16.64 KAT DAIGLE 18.00 / KARIN HARLAN 200.00 / KARIN KLEE 255.00 KEDRIC PUTNAM 105.00 / KIMBERLY ANN MELLICK 3,510.00 / KNOWBE4 INC 8,919.00 KRISTINA KINNARD 560.00 / LEADERSHIP AT PLAY 3,625.00 LOWER VALLEY ENERGY 13,316.72 / LOWER VALLEY ENERGY 3,306.45 LOWER VALLEY ENERGY 720.31 / LUNDE LAWN CARE LLC 200.00 / MARILU HERNANDEZ 18.18 MARY SMITH 2,100.00 / NORTH PARK TRANSPORTATION 898.20 ON GRADE BLADE SERVICE, LLC 74,777.50 / PAYCOR, INC 11,075.44 PLURALSIGHT, LLC 3,955.00 / PORTERS OFFICE PRODUCTS 163.27 PREMIER CLEANING SERVICES LLC 1,296.00 HAL JOHNSON JR-PROFESSIONAL EXPRESS 1,350.00 / ROCKY MOUNTAIN YETI 1,637.28 RON'S TOWING LLC 1,560.00 / RX BENEFITS INC 46,096.28 SAFRAN HELICOPTER ENGINES USA 7,740.38 / SAMUEL WASSERMAN 490.00 SHERVIN'S INDEP. OIL 276.58 / SMITH PSYCHOLOGICAL SERVICES LLC 400.00 SNAKE RIVER SUPPLY, LLC 318,420.80 / SPECIALTY WOOD PRODUCTS 60,074.00 STONES AUTO GROUP 859.81 / SUBLETTE COUNTY WASTE MANAGEMENT 4,931.01 SVI MEDIA 570.00 / TAP INNOVATIONS LLC 550.00 TETON COUNTY CLERK'S OFFICE 24.00 / TETON COUNTY TREASURER 98,297.80 TETON PATHOLOGY PC 6,000.00 / TRC INC. 1,369.19 TETON SCIENCE SCHOOL INC. 2,528.13 / TETON STEEL 28,600.00 TETON MEDIA WORKS, INC. 1,895.67 / TETON TRASH REMOVAL INC. 488.00 THE JAMIE SMYTH GROUP, LLC 1,942.50 / THYSEN-KRUPP ELEVATOR CORP. 898.59 THOMSON REUTERS-WEST 1,375.20 / TOWN OF JACKSON 16,989.45 TOWN OF JACKSON 68.85 / TOWN OF JACKSON 1,236.67 / TOWN OF JACKSON 86,245.92 TOWN OF JACKSON 13,313.30 / TOWN OF JACKSON 25,373.31 / TRACY HIATT 280.00 TURN STONE RESEARCH 17,642.00 / WY DEPT OF WORKFORCE SERVICES 14,468.15 UNIVERSITY OF WYOMING OFFICE 2,362.08 / VERIZON WIRELESS 157.81 / VISA 1,942.94 VISA 1,151.79 / VISA 1,395.33 / VISA 1,964.52 / VISA 6,377.25 / VISA 4,866.29 VISA 502.34 / VISA 3,009.81 / VISA 287.99 / VISA 21,054.17 WARREN PENNICK 52.50 / WESTERN RECORDS DESTRUCTION INC. 124.00 WHITAKER CONSTRUCTION CO INC 5,800.00 / WILSON HARDWARE 484.53 WILLIAM A. MORROW 634.88 / WITH THE GRAIN LLC 24,000.00 WYDOT-FINANCIAL SERVICES 1,846.73 / YELLOW IRON EXCAVATING, LLC 206,096.94 YOST BUSINESS SYSTEMS 297.55

Publish: 09/09/26

OFFICIAL SUMMARY PROCEEDINGS OF THE BOARD OF COUNTY COMMISSIONERS, TETON COUNTY, WYOMING

The Teton County Board of Commissioners met in regular meeting on August 11, 2026 in the Commissioners Chambers located at 200 S. Willow, Jackson, Wyoming. The meeting was called to order at 9:01 a.m. and the Pledge of Allegiance was recited.

ROLL CALL

County Commission: Wes Gardner, Vice-Chair, Luther Propst, and Len Carlman were present. Natalia Macker entered at 9:04 a.m. Mark Newcomb, Chair, entered at 9:17 a.m.

ADOPTION OF AGENDA

A motion was made by Commissioner Carlman and seconded by Commissioner Propst that we adopt the agenda for the Teton County Commissioners regular meeting of Tuesday, August 11th, 2026 as presented. Vice-Chair Gardner called for a vote. The vote showed all in favor and the motion carried 3-0.

MINUTES

A motion was made by Commissioner Carlman and seconded by Commissioner Propst to approve the minutes for the meetings dated July 20th, 2026, the voucher meeting, July 20th, 2026, an interview session, July 21, and July 27, 2026. Vice-Chair Gardner called for a vote. The vote showed all in favor and the motion carried 3-0.

CONSENT AGENDA

A motion was made by Commissioner Carlman and seconded by Commissioner Propst to place the following Matters from Staff on a Consent Agenda:

2. Consideration of Contract to construct the Wilson Fire Station #2 Sewer Connection

3. Consideration of Assignment and Transfer of the 2025 GIS Professional Services Contract

4. Consideration of FAA Grant to Airport for Taxiway Rehabilitation

Vice-Chair Gardner called for a vote. The vote showed all in favor and the motion carried 3-0.

A motion was made by Commissioner Carlman and seconded by Commissioner Propst to approve the items on the Consent Agenda with the motions as stated in their respective staff reports. Vice-Chair Gardner called for a vote. The vote showed all in favor and the motion carried 3-0.

Commissioner Macker entered at 9:04 a.m.

MATTERS FROM COMMISSION AND STAFF:

2. Consideration of Contract to construct the Wilson Fire Station #2 Sewer Connection

To approve the Contract with Yellow Iron in the amount of \$11,441.00 for the construction of the Wilson Fire Station #2 sewer connection and septic decommissioning, plus a 10% owner's contingency in the amount of \$1,144.00, for a total not-to-exceed project cost of \$12,585.00, as well as the use of 2022 Water Quality SPET funds in the same amount.

3. Consideration of Assignment and Transfer of the 2025 GIS Professional Services Contract

To approve the Assignment and Transfer of the 2025 GIS Professional Services Contract from Heintz Surveying and Engineering LLC to Oxide-Mapping LLC.

4. Consideration of FAA Grant to Airport for Taxiway Rehabilitation

Adoption of the proposed Resolution, and approval of FAA Airport Improvement Grant Agreement Number 3-56-0014-091-2026 in the not-to-exceed amount of \$36,300,00.00 for Phase II - Construction of the Rehabilitate South Taxiway A project.

PUBLIC COMMENT

There was no public comment.

MATTERS FROM COMMISSION AND STAFF

1. Consideration of Recreation Center Access Policy for Town & County Employees

Tyler Florence, Director of Parks & Recreation, presented to the Board for consideration of approval to formally codify and update the Recreation Center Access Benefit for Town of Jackson and Teton County employees.

Tyler Florence answered questions from the Board.

There was no public comment.

A motion was made by Commissioner Propst and seconded by Commissioner Carlman to approve the Recreation Center Access Benefit for Town & County Employees as presented, to take effect upon approval by the Jackson Town Council and the Board of County Commissioners. Vice-Chair Gardner called for a vote. The vote showed all in favor and the motion carried 4-0.

5. Consideration of SWF2026-0005 FOFCOL

Keith Gingery, Chief Deputy County Attorney, presented to the Board for consideration of approval the Findings of Fact, Conclusions of Law, and Order for SWF2026-0005.

Keith Gingery answered questions from the Board.

There was no public comment.

A motion was made by Commissioner Propst and seconded by Commissioner Macker in the matter of small wastewater facility permit SWF2026-0005, I move to approve the Findings of Fact, Conclusions of Law, and Order approving the small wastewater facility as presented, with the two changes discussed with counsel. Vice-Chair Gardner called for a vote. The vote showed all in favor and the motion carried 4-0.

MATTERS FROM PLANNING AND DEVELOPMENT

New Business:

1. Permit: MSC2026-0030

Property Owner: Teton Science School, Inc

Applicant: Rich Bloom, Teton Science

Schools

Presenter: Olivia Graykowski

Request: Fee waiver request for Teton Science School pursuant to the Teton County fee waiver policy 2.a.

Location: Multimodal tunnel underneath HWY 22 at the intersection of Coyote Canyon Road and Indian Springs Drive. Olivia Graykowski, Associate Planner, presented to the Board for consideration of approval

Chair Newcomb entered at 9:17 a.m.

Olivia Graykowski answered questions from the Board.

Rich Bloom, the applicant, provided comment and answered questions from the Board.

There was no public comment.

The Board held discussion.

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to approve the Teton Science School Fee Waiver Request MSC2026-0030, received June 12, 2026, for an amount not to exceed \$3,355.00, as associated with a Grading and Erosion Control permit and associated Planning applications, being able to make finding 2.a. of the Teton County Fee Waiver Policy, which is Resolution 2014-054. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried.

2. Permit: SD2026-0003

Property Owner: Miller, James W.

Applicant: Heidi Bellorado, Alder Environmental

Presenter: Torin Bjorklund

Request: A request for Partial Vacation without Replat, pursuant to Section 8.2.13 of the Teton County Land Development Regulations (LDRs), to vacate the building envelope on Lot 2 of Plat No. 714, Foster Meadows Subdivision, pursuant to Section 8.5.3 of the LDRs.

Location: Lot 2 of Foster Meadows Subdivision located at 5405 W Ulysses Lane, Wilson, WY. The parcel is zoned Rural-3 (R-3) and is within the Mid and High Tiers of the Natural Resources Overlay.

Torin Bjorklund, Associate Planner, presented to the Board for consideration of approval a Partial Vacation without Replat, pursuant to Section 8.2.13 of the Teton County Land Development Regulations (LDRs), to vacate a building envelope on Plat No. 714, Foster Meadows Subdivision, pursuant to Section 8.5.3 of the LDRs.

Torin Bjorklund answered questions from the Board.

Heidi Bellorado, on behalf of the applicant, answered questions from the Board.

There was no public comment.

A motion was made by Commissioner Gardner and seconded

• Public Notices •

by Commissioner Carlman to approve SD2026-0003, submitted on June 9, 2026, for the partial vacation of the building envelope without replat on Lot 2 of the Foster Meadows Sub-division as shown on Plat No. 714 and Document No. 326949, based on the Teton County Land Development Regulations, findings of Section 8.5.3 and standards of Section 8.2.13.C.5, being able to make the finding pursuant to Wyoming Statute §34-12-108, that such partial vacation does not abridge or destroy any of the rights and privileges of other proprietors in Plat No. 714, with no conditions, and request the Teton County Clerk to annotate the partial vacation document on Plat No. 714 upon filing of the affidavit. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried. 10:00 A.M. RECESS FOR STILSON RIBBON CUTTING – 10:30 A.M. The meeting recessed at 9:31 a.m. and reconvened at 1:30 p.m.

3. Permit: AMD2026-0002
Applicant: Teton County
Presenter: Chris Neubecker
Request: AMD2026-0002 proposes changes to how LDR text amendments and zoning map amendments are proposed, initiated, and reviewed.

Location: County-wide
Chris Neubecker, Director of Planning and Building Services, presented to the Board for consideration of approval amendments to Sections 8.1.5, 8.7.1, 8.7.2, and 8.10.5 of the Land Development Regulations (LDRs) related to LDR Text Amendments (AMDs) and Zoning Map Amendments (ZMAs). Chris Neubecker and Keith Gingery, Chief Deputy County Attorney, provided comment and answered questions from the Board.

Public comment was given by Amy Kuzcak, Jared Smith, and Jen Evans.

The Board provided comment.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner to recommend approval of AMD2026-0002, as presented in the proposed LDR text amendment related to LDR Text Amendment (AMD) and Zoning Map Amendment (ZMA) review and processing.

The Board held discussion.
Chair Newcomb called for a vote. The vote showed none in favor and the motion failed, 0-5.
The Board provided comment.

MATTERS FROM COMMISSION
1. Long-Range Planning
Jodie Pond, Commissioners Administrator, provided comment.
The Board provided comment.
EXECUTIVE SESSION – none.
ADJOURN

A motion was made by Commissioner Propst and seconded by Commissioner Gardner to adjourn. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried. The meeting adjourned at 2:56 p.m.
Respectfully submitted: rlr
TETON COUNTY BOARD OF COMMISSIONERS
/s/ Mark Newcomb, Chair
ATTEST: /s/ Maureen E. Murphy, County Clerk
Publish: 09/09/26

OFFICIAL SUMMARY PROCEEDINGS OF THE BOARD OF COUNTY COMMISSIONERS, TETON COUNTY, WYOMING

The Teton County Board of Commissioners met in regular meeting on August 17, 2026 in the Commissioners Chambers located at 200 S. Willow, Jackson, Wyoming. The meeting was called to order at 9:00 a.m.
County Commission: Mark Newcomb, Chair, Natalia Macker, Luther Propst, and Len Carlman were present. Wes Gardner, Vice-Chair, entered at 9:01 a.m.

ADOPT AGENDA
A motion was made by Commissioner Carlman and seconded by Commissioner Macker to approve the agenda for the Teton County Commissioners voucher meeting dated Monday, August 17, 2026 as presented. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried 4-0, with Commissioner Gardner absent.
PUBLIC COMMENT
There was no public comment.

ACTION ITEMS
1. Consideration of Payment of County Vouchers
A motion was made by Commissioner Propst and seconded by Commissioner Macker to approve the August 17, 2026 County Voucher Run in the amount of \$1,262,273.50, and further move to approve an interfund transfer in the amount of \$1,767,567.93, and further yet again move to approve a second interfund transfer in the amount of \$1,668,126.45. Commissioner Gardner entered at 9:01 a.m.

The Board provided comment.
Chair Newcomb called for a vote. The vote showed all in favor and the motion carried.

2. Consent Agenda for Administrative Items – none.
3. Consideration of Proposed Outgoing Commissioner Correspondence

a. Letter to the Civil Air Patrol Wyoming Wing
Steve Foster, former commander of and representing the Teton County Squad of the Civil Air Patrol group, and Keith Gingery, Chief Deputy County Attorney, provided comment and answered questions from the Board.

The Board held discussion.
A motion was made by Commissioner Propst and seconded by Commissioner Gardner to approve a letter dated August 17, 2026, addressed to Wing Commander Col. Rod Burnett, as presented with the amendments regarding contractual obligations as discussed among the Commission. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried.

DISCUSSION ITEMS
1. Known Matters for Discussion
A. Stilson Update
Heather Overholser, Director of Public Works, provided updates on the Stilson project and recent ribbon cutting.

John Danby of Dick Anderson Construction was available for questions.

2. Other Matters for Discussion
A. Grand Targhee EIS Objection Continued Involvement
Chris Colligan, Public Works Project Manager, provided comment and answered questions from the Board.

B. J-W Funding Request Status
Heather Overholser, Director of Public Works, and Keith Gingery, Chief Deputy County Attorney, provided comment and answered questions from the Board.

The Board held discussion.
C. Teton Pass Safety Issues
Heather Overholser, Director of Public Works, answered questions from the Board.
The Board provided comment.
MATTERS FROM COMMISSIONERS

1. Calendar review - The Board reviewed their weekly calendar.

Maureen Murphy, County Clerk, answered questions from the Board.
EXECUTIVE SESSION – PERSONNEL – Pursuant to Wyoming Statute §16-4-405(a)

A motion was made by Commissioner Carlman and seconded by Commissioner Macker to enter Executive Session pursuant to Wyoming Statute §16-4-405(a)(ii) for personnel matters. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried.

The meeting entered Executive Session at 9:39 a.m.
Commissioners present: Mark Newcomb, Wes Gardner, Natalia Macker, Luther Propst, and Len Carlman.

Others: Keith Gingery, Chief Deputy County Attorney, Maureen Murphy, County Clerk, Jodie Pond, Commissioners Administrator, and Jasmine Kintzler, HR representative.
A motion was made by Commissioner Macker and seconded by Commissioner Carlman to exit the Executive Session. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried.

The meeting exited Executive Session at 10:34 a.m.
SPECIAL EVENTS PERMITS – Applications Pending (for informational purposes, no action taken)

- LoToJa Classic Bike Race – September 12th, 2026; Epic Events LLC; Snake River Canyon to JHMR finish line; LoToJa is the longest one-day USAC-sanctioned bicycle race in the country. Cyclists must conquer three mountain passes as they pedal through the scenic terrain of Utah, Idaho and Wyoming enroute to a finish line below the rugged Tetons at the base of Jackson Hole Mountain Resort. Number of attendees – 2,400.
- Amplify Astoria – September 26th, 2026; Astoria Park Conservancy. Annual fundraiser concert featuring The Deadlocks while soaking in Astoria’s mineral pools. Number of attendees – 150.

ADJOURN
A motion was made by Commissioner Propst and seconded by Commissioner Gardner to adjourn. Chair Newcomb called for a vote. The vote showed all in favor and the motion carried. The meeting adjourned at 10:35 a.m.

Respectfully submitted: rlr
TETON COUNTY BOARD OF COMMISSIONERS
/s/ Mark Newcomb, Chair
ATTEST: /s/ Maureen E. Murphy, County Clerk
TETON COUNTY CLERK’S OFFICE
08-17-2026 WARRANTS

ACE HARDWARE 3,110.12 / AIRBUS HELICOPTERS INC 463.54 / ALANA KILLEEN 245.00 ALPHAGRAPHICS 100.99 / AMAZON CAPITAL SERVICES INC. 810.66 ANN ADAIR ESSARY FLYNT 3,010.00 / ANDREAS FREI 96.25 ADVANCED NETWORK MANAGEMENT INC 13,696.73 / ANNE SUTTON 539.79 ANTLER INN 3,445.00 / ARBOR WORKS TREE SERVICE 1,888.74 ASPEN AUTOMOTIVE/ NAPA 2.98 / ASPEN PINES WATER & SEWER DISTRICT 155.55 AUTO SERVICE ELEVATED 1,253.49 / AVFUEL CORPORATION 3,768.55 BIG R RANCH & HOME 1,327.39 / BOUND TREE MEDICAL, LCC 3,360.94 TETON DIGITAL MEDIA LLC 3,178.00 / CAROL PARKER 60.00 CDW GOVERNMENT, INC. 6,009.93 / CENTURYLINK 899.81 / CENTURYLINK 1,403.76 CES&R LLC 902.00 / CITY OF DRIGGS 23,094.00 CLARKS BROADWAY AUTO PARTS LLC 138.88 / CORRNICE ARCHITECTURE, LLC 2,037.88 COMPUNET INC 14,400.00 / CROSSOVER TOURING LLC 7,200.00 / CYNTHIA HARGER 101.98 DANIELLE PERL 460.00 / DAWN NOREEN RODGERS 706.00 / DBR, INC. 1,938.10 DEX IMAGING 354.25 / DELCON LLC 7,757.32 / DELL MARKETING L.P. 34,847.74 DEAN’S PEST CONTROL LLC 1,110.00 / DISCOUNTCCELL INC 1,673.94 DILLON HEDGES 407.00 / DIGITAL INSURANCE LLC 2,887.50 / DICK MOHLER 20.81 DONNA JAEGER 60.00 / ELLIE JOHNSON 211.65 / ELISABETH M. W. TREFONAS 3,981.30 EMMA CASE 87.50 / E.R. OFFICE EXPRESS INC. 1,113.08 EVANS CONSTRUCTION COMPANY 47,654.75 / FACTORY INFORMATION TECHNOLOGY 16,817.67 FERGUSON ENTERPRISES, INC. #3007 133.78 / FISH CREEK I.S.D. 834.44 FRAZIER SHOWS 4,844.00 / GABRIELLE KOLTISKA 797.95 / GLOBALSTAR USA 105.01 GLAXOSMITHKLINE PHARMACEUTICALS 2,224.20 / GNAWHOG MUSIC GROUP LLC 2,750.00 GRAINGER 973.35 / GRAINGER 3,196.12 / GREASEBUSTERS OF WYOMING 550.00 GRAVITY GRAPHICS 69.60 / HOME DEPOT CREDIT SERVICES 1,784.09 HESTRA GLOVES LLC 162.00 / HERITAGE LANDSCAPE SUPPLY GROUP 2,821.73 HIGH COUNTRY LINEN SUPPLY LLC 16,255.73 / HM-HANSEN MEADOWS HOA 733.42 HUGHES PRODUCTION COMPANY, INC 30,164.63 / IVY OUTDOOR SERVICES LLC 10,057.95 JACKSON CURBSIDE, INC 1,620.00 / JACKSON LUMBER 525.92 JACKSON PAINT & GLASS, INC. 241.16 / JETT THOMPSON 100.00 / JH20 WATER LLC 45.00 JACKSON HOLE DISTRIBUTING 19,235.75 / JACKSON HOLE LIONS CLUB 1,155.00 JORGENSEN ASSOCIATES PC 156,289.90 / J ROGELIO DE LA CRUZ 8,300.00 KATE DAIGLE 60.00 / KATHERINE HLAVIN 560.00 / KAYCEE VOLLAR 898.75 KELLY CONDOMINIUMS 425.00 / KELLIE DICKERSON 216.20 / KELLY LANDOWSKI 52.50 KYRA HALLS 21.00 / LANDON ELDRIDGE 1,555.35 / LAWNGEVITY 732.22 LASER XPRESS 2,124.70 / LONG BUILDING TECHNOLOGIES, INC. 8,988.25 LOWER VALLEY ENERGY 16,951.67 / MARIO JIMENEZ 60.50 / MAUREEN MURPHY 1,412.28 MASTERCARE JH 20,761.71 / MASTERCRAFT POOL & SPA 11,853.10 MD NURSERY & LANDSCAPING INC. 1,615.00 / MERIDIAN ENGINEERING P.C. 1,881.25 MENTAL HEALTH & RECOVERY SERVICES 3,482.00 / MEYRING & ASSOCIATES INC. 1,158.21 NANCY ANSELMI 100.00 / NELSON ENGINEERING COMPANY 24,474.60 / NEAL LARSEN 526.40 NICOLE L UHL 1,806.50 / ON SIGHT LAND SURVEYORS, INC 1,100.00 OPEN CREATIVE & CO 4,318.00 / OPENGOV INC 40,506.91 OSPREY BEVERAGES LLC 16,428.50 / OUR LADY OF THE MOUNTAINS 400.00 PARK PLACE CONDOMINIUMS 450.00 / PLUMBING ANYTIME INC. 1,165.00 PREMIER CLEANING SERVICES LLC 630.00 / PREMIER CLEANING SERVICES LLC 35,332.90 RACHAEL STUCKE 169.95 / RECREATION SUPPLY COMPANY 252.08 / ROBERT SGROI 60.00 RYAN HANNAN 1,401.94 / SAMUEL WASSERMAN 467.39 / SARA

PETERS 526.40 SANDY SANDBERG 60.00 / SELENA BROWN 59.91 / SHELLEY FAIRBANKS 26.25 SHANNON LYNCH 140.00 / SHOWORKS, LLC 615.06 SILVER STAR COMMUNICATIONS 9,378.68 / SOUTH PARK NURSERY AND LANDSCAPING 525.00 STAPLES 91.35 / STATE FIRE IDAHO 370.00 / ST JOHN’S MEDICAL CENTER 4,000.00 ST JOHN’S HEALTH 119.40 / ELIOR INC. 18,560.01 / SVI MEDIA 1,616.00 TAYLOR ALLEN 794.35 / TARGHEE TOWNE WATER DISTRICT 105.00 TETON COUNTY 4-H COUNCIL 5,675.61 / TETON COUNTY TREASURER 102,768.32 TETON COUNTY TREASURER 14,115.46 / TETON RAPTOR CENTER 1,250.00 TETON SCIENCE SCHOOL INC. 6,806.55 / TETON MEDIA WORKS, INC. 4,373.70 TETON TRASH REMOVAL INC. 798.00 / THE JAMIE SMYTH GROUP, LLC 1,017.50 THOMSON REUTERS-WEST 1,918.25 / THE SHERWIN-WILLIAMS COMPANY 24.45 TLC ELECTRIC INC. 1,096.88 / TOWN OF JACKSON 75.00 / TOWN OF JACKSON 1,484.55 TOWN OF JACKSON 1,150.32 / TOWN OF JACKSON 3,827.64 / TOWN OF JACKSON 10,101.83 TOWN OF JACKSON 14,819.51 / TOWN OF JACKSON 1,843.19 / TOWN OF JACKSON 4,771.00 TOWN OF JACKSON 814.01 / TOWN OF JACKSON 11,359.38 / TOWN OF JACKSON 16,150.33 TRUDY FUNK 177.72 / TRISSTA LYMAN 60.00 / TRAVIS JOHN RIDDELL MD. 2,500.00 VISA 1,454.79 / VISA 1,087.55 / VISA 14,032.57 / VISA 1,536.37 / VISA 1,789.34 VOIANCE LANGUAGE SERVICES 416.49 / RELIASTAR LIFE INSURANCE COMPANY 1,610.07 VWR INTERNATIONAL LLC 62.36 / WESTERN RECORDS DESTRUCTION INC. 88.00 WESTVIEW CONDOMINIUM OWNERS ASSOCIATION 315.00 / WEST BANK SANITATION 32,511.27 WESTERN STATES EQUIPMENT 524.90 / WHITAKER CONSTRUCTION CO INC 268,193.76 WILSON HARDWARE 151.44 / WITMER PUBLIC SAFETY GROUP 2,025.11 WYO ENVIRONMENTAL HEALTH ASSOCIATION 375.00 WYOMING FIRST AID & SAFETY SUPPLY 581.71 / YELLOW IRON WASTE, LLC 390.00

Publish: 09/09/26

TETON COUNTY DIVISION OFFICES

• PUBLIC NOTICE •

NOTICE OF ACCEPTANCE AND FINAL PAYMENT TO CONTRACTOR
TETON COUNTY CHIP SEAL PROJECT
PROJECT NO. 1-27-M
TETON COUNTY, WYOMING

Pursuant to W.S. 16-6-116, notice is hereby given that Teton County, Wyoming (OWNER) has accepted the work as completed according to the plans, specifications, and rules set forth in the Contract between the OWNER and American Road Maintenance, Inc. (CONTRACTOR) and that the CONTRACTOR is entitled to Final Settlement thereof.

Notice is further given that on October 21, 2026, said date being the forty-first (41st) day after the first publication of the Notice, OWNER will pay to said CONTRACTOR the full amount due under the Contract.

If any individual, company, organization, or other entity has any outstanding financial claim against the CONTRACTOR concerning the Final Settlement of these Contracts, the party should contract Tony Havel / Teton County Road & Levee Department at P.O. Box 9575, Jackson, WY 83002, thavel@tetoncountywyo.gov or 307-732-8542 before October 21, 2026.
Publish: 09/09, 09/16, 09/23, 09/30, 10/07, 10/14/26

NOTICE OF PUBLIC HEARINGS REGARDING A TEMPORARY FREEZE ON ACCEPTANCE OF GRADING PERMITS FOR NEW CONSTRUCTION OF MANMADE WATERBODIES AND MODIFICATIONS TO EXISTING MANMADE WATERBODIES

Notice is hereby given that Teton County, a duly organized county of the State of Wyoming, is considering a temporary freeze on the acceptance of grading permit applications for new construction of manmade waterbodies and modifications to existing manmade waterbodies in the unincorporated area of Teton County.

On September 3, 2026, the Teton County Board of County Commissioners adopted a resolution establishing an initial 90-day freeze on the acceptance of grading permit applications for new construction of manmade waterbodies and modifications to existing manmade waterbodies. The freeze applies to manmade waterbodies regulated pursuant to Teton County Land Development Regulation Section 5.1.6.C.

The initial freeze does not apply to stormwater management ponds verified by the County Engineer to have the sole purpose of stormwater management, or to agricultural ponds that are part of an agricultural operation meeting the standards for exemption under Teton County Land Development Regulation Section 6.1.3.B.

Pursuant to Wyoming Statute §18-5-202(b), the Teton County Planning Commission will hold a public hearing to consider whether to recommend to the Teton County Board of County Commissioners a temporary freeze on the acceptance of grading permit applications for new construction of manmade waterbodies and modifications to existing manmade waterbodies while Teton County considers potential amendments to the Land Development Regulations governing manmade waterbodies.

The Teton County Planning Commission public hearing will take place at 6:00 p.m. on October 12, 2026, in the Commissioners’ Meeting Room of the Teton County Administration Building, 200 S. Willow Street, Jackson, Wyoming.

Pursuant to Wyoming Statute §18-5-202(c), the Teton County Board of County Commissioners will hold a public hearing to consider the recommendation of the Teton County Planning Commission and whether to adopt a temporary freeze on the

• Public Notices •

acceptance of grading permit applications for new construction of manmade waterbodies and modifications to existing man-made waterbodies.

The Teton County Board of County Commissioners public hearing will take place at 9:00 a.m. on November 10, 2026, in the Commissioners’ Meeting Room of the Teton County Administration Building, 200 S. Willow Street, Jackson, Wyoming.

The purpose of the proposed temporary freeze is to maintain the status quo while Teton County evaluates and considers potential amendments to its Land Development Regulations concerning manmade waterbodies.

All interested parties may obtain additional information from the Teton County Planning Division at 200 S. Willow Street, Jackson, Wyoming. Written comments may be submitted to the Teton County Planning Director, P.O. Box 1727, Jackson, WY 83001, or by calling (307) 733-3959.

Maureen E. Murphy
Teton County Clerk
Publish: 09/09/26

• CONTINUED PUBLICATIONS •

00 11 13 – ADVERTISEMENT FOR BIDS

TETON COUNTY RECYCLING CENTER FIRE SUPPRESSION UPGRADE PROJECT

Project Description: The project consists of installing a lowered ceiling and draft barrier system within the plastics storage area; installing a new dedicated dry pipe sprinkler zone serving Group A plastics storage up to 15 feet in height; replacing existing 4 inch sprinkler mains with new 6 inch mains to support increased storage heights for Class I and Class III commodities; modify and adding new sprinkler riser assemblies, replacing the existing backflow preventer and components; performing fire alarm panel replacement and system required modifications; preparing and painting the floor within the Group A plastics storage area; new light fixtures; patching/ painting; and completing all required testing, inspection, and commissioning activities.

Voluntary Pre-Bid Teleconference will be held at 10:00 AM MST on September 18th, 2026.

Topic: Recycling Center Fire Suppression Upgrade Project
Pre-Bid Review
Meeting: Zoom Meeting
Link: <https://us06web.zoom.us/j/86188667261>
Meeting ID: 861 8866 7261

Representatives of Owner and Engineer will be present to discuss the Project.
Information presented at the Pre-Bid Conference does no alter the Contract Documents. Owner may issue Addenda to make any changes to the Contract Documents that result from discussion at the Pre-Bid Conference. Information presented and statements made at the Pre-Bid Conference will not be binding or legally effective unless incorporated in an Addendum.

The Owner reserves the right to reject any or all Bids, to waive informalities, and to accept the Bid deemed in the best interest of Teton County.

Publish:
Jackson Hole News & Guide – September 2nd – September 15th , 2026
Idaho Falls Post Register – September 2nd –September 15th , 2026
Casper Star Tribune – September 3rd – September 16th , 2026

BIDS:
Sealed Bids for the construction of the Teton County Recycling Center Fire Suppression Upgrade Project will be received by Teton County, Wyoming (Owner) through the Public Purchase online bidding platform (www.publicpurchase.com) until 10:00 AM MST on October 9th, 2026.

Bids will be received for a single prime Contract. Bids shall be on a lump sum and unit price basis, with additive alternate bid items as indicated in the Bid Form. The Basis of Bid shall be as provided by the Engineer.

The Issuing Office for the Bidding Documents is the Teton County Engineering Office via the Public Purchase website. Prospective Bidders must register (free) at www.publicpurchase.com (Bid ID: 215424) to access the bidding documents and submit responses.

Questions must be submitted through Public Purchase. Responses will be issued as Addenda and made available to all registered plan holders. Responses will be issued and made available to all registered plan holder. Questions shall be submitted no later than seven (7) days prior to bid opening and answers are anticipated to be made available no later than four (4) days before bid opening.

No bid will be opened unless submitted electronically through Public Purchase and accompanied by a Bid Bond, money order, or certified check payable to the Owner for five percent (5%) of the bid amount, to be forfeited as liquidated damages in the event the Bidder fails to promptly enter into a Contract and furnish required documents.

The successful Bidder shall provide a 100% Performance Bond and 100% Payment Bond in accordance with the Contract Documents.

In accordance with Wyoming Statutes, a five percent (5%) bid preference will apply to bids from Wyoming Resident Contractors. All Bidders shall comply with the Wyoming Preference Act of 1971. Resident contractor certification must be submitted with the bid.

OPENING OF BIDS will be by Owner and unless obviously non-responsive, read publicly on October 9th, 2026 at 10:00 AM MST. This bid opening will be accessible to bidders via a

virtual Zoom Meeting only, which can be accessed at the following address placed in a participants web browser:

Topic: Recycling Center Fire Suppression Upgrade Project Bid Opening
Meeting: Zoom Meeting
Link: <https://us06web.zoom.us/j/89387519727>
Meeting ID: 893 8751 9727

An abstract of the amounts of the base Bids and major alternatives, if any, will be made available to Bidders after the opening of Bids.

END OF SECTION
Publish: 09/02, 09/09/26

Request for Proposals for Construction Management at Risk Services

Teton County Coroner’s Office Building
August 25, 2026
Jackson, WY

Teton County is issuing a Request for Proposal for Construction Management at Risk Services for the County Coroner’s Office Building, a 3,000 (approximate) gross sf, purpose-built building with approximately 3,000 sf of second-level housing, and associated site work. Experienced firms are invited to provide the information listed in this RFP to the Public Purchase website up to, but not later than 2:00 pm MT, September 25, 2026

A non-mandatory pre-proposal meeting will be held on September 9th at 3:00 pm MT, at the Teton County Fairgrounds Building board room at 305 W. Snow King, Jackson, WY, or online (Teams Meeting) at <https://tinyurl.com/daef5bre>. A site visit will follow the pre-proposal meeting.

RFP packages may be obtained online at the Public Purchase website, <http://www.publicpurchase.com>. Bid ID is 215464. Vendors must complete the free registration on the Public Purchase site. Instructions for submittals are available on the Teton County website at <http://www.tetoncountywy.gov/1951/Purchasing>.

Teton County reserves the right to reject all proposals and to waive informalities and irregularities in proposals.

Questions are to be posted on the Public Purchase website. All questions and answers will be available to all interested CMAR firms.
Publish: 09/02, 09/09/26

Teton County, Wyoming is soliciting proposals from qualified consultants for two studies
High Injury Network Update and Safety Analysis; deadline Sept 23, 2026 at 13:00 MDT
Integrated Transportation Plan Update; deadline Sept 30, 2026 at 13:00 MDT
Proposals must be submitted online via www.publicpurchase.com by the due dates indicated. All questions must be submitted through Public Purchase; responses to questions will be visible on Public Purchase.
Publish: 09/02, 09/09/26

ADVERTISEMENT FOR PROPOSALS

Notice is hereby given that the Teton County School District #1 Jackson, Wyoming, will receive proposals from qualified contractors for the following:

Teton County School District Well Repair
Teton County School District Snow Removal Services

The scope includes but is not limited to, providing all necessary materials, labor, and equipment to perform all primary and other ancillary work required to deliver a turnkey project.

The Teton County School District will receive bids at the Maintenance Office located at 1230 South Park Loop Road, Building B, Jackson, WY 83001, until 10:00 A.M (Local Time), 10/01, 2026, and then at said office opened and read aloud.

PROPOSAL DOCUMENTS may be requested by contacting Jason Huggins at tcsdfacbids@tcsd.org.

THE OWNER RESERVES THE RIGHT TO REFUSE ANY AND ALL PROPOSALS

Please visit <https://www.tcsd.org/departments/facilities-maintenance> then scroll down to Projects/RFP’s/Bids and click the plus sign for more information on each project. Alternatively use the QR code for more information on these
Publish: 09/02, 09/09/26

TOWN OF JACKSON NOTICES

• PUBLIC HEARING •

PUBLIC HEARING
The Town of Jackson Town Council will hold a regular meeting to consider updates to the Town of Jackson Land Development Regulations. Go to <https://www.jacksonwy.gov/491/Agendas-Minutes> and click meeting agenda for directions to view & participate in the meeting. The hearing is scheduled for Monday, September 28, 2026, beginning at 6:00 p.m. For further information, contact the Planning Dept. at 733-0440, Ext. 1305 [Item PM26-016 Valentine]
Publish: 09/09/26

• ORDINANCES •

ORDINANCE 1463
AN ORDINANCE AMENDING CHAPTER 15.36, CONTRACTOR LICENSING, OF TITLE 15, BUILDINGS AND CONSTRUCTION, OF THE TOWN OF JACKSON MUNICIPAL CODE. BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF JACKSON, WYOMING:
SECTION I. Section 15.36.020, Definitions, of Title 15, Buildings and Construction, of the Code of the Town of Jackson, Wyoming is hereby amended as follows:

15.36.020 Definitions.
As used in this title:
Certificate of Qualification . . .
Contractor . . .
License . . .
Master . . .
Principal Place of Residence . . .
Supervision means the continuous control of all work in progress as authorized by the Master.
(Ord. 1463 § I, 2026; Ord. 1380 § I, 2024).
SECTION II. Section 15.36.031, License and certification required, of Title 15, Buildings and Construction, of the Code of the Town of Jackson, Wyoming is hereby amended as follows
15.36.031 License and certification required
A. It shall be unlawful for any person to undertake any of the types of work regulated by this Chapter within the Town without first obtaining any required License and/or Certificate of Qualification in compliance with the provisions of this Chapter.
B. . . .
C. . . .
(Ord. 1463 § II, 2026; Ord. 1380 § I, 2024).
SECTION III. Section 15.36.035, Applications—Initial and renewal, of Title 15, Buildings and Construction, of the Code of the Town of Jackson, Wyoming is hereby amended as follows
15.36.035 Applications—Initial and renewal
A. . . .
B. . . .
C. . . .
D. . . .
E. Applications, whether for a License or a Certificate of Qualification, shall be processed within 30 days of the receipt of an application.
F. . . .
G. Renewal of a Certificate of Qualification requires the applicant to either have i) completed six eight hours of educational seminar covering the adopted code for the applicable trade approved by the Building Official, or their designee, or ii) provided a passed re-test through the most current ICC Trade Certification Program, within 60 days of the renewal date.
(Ord. 1463 § III, 2026; Ord. No. 1446, § I, 2025; Ord. 1380 § I, 2024).
SECTION IV. Section 15.36.050, Certificates of Qualification, of Title 15, Buildings and Construction, of the Code of the Town of Jackson, Wyoming is hereby amended as follows:
15.36.050 Certificates of Qualification.

A. . . .
B. . . .
C. Reciprocity.
1. . . .
2. Reciprocity with jurisdictions outside of Wyoming. The Town of Jackson will not extend reciprocity to Licenses and Certificates granted by jurisdictions outside Wyoming.
D. . . .
E. Classification. The only class of certification is a Master Certificate of Qualification. This Certificate of Qualification shall be required and shall permit the holder thereof to be supervisor or Master for each of the trades in which they have been certified.
F. Type of certifications—experience required. An application may be filed in accordance with the time periods listed below unless otherwise approved by the Building Official or their designee.
1. . . .
2. . . .
3. . . .
4. . . .
5. Plumbing Certification. Master applicants shall have eight years’ experience, four of which are in a supervisory position.
6. HVAC Certification. Master applicants shall have eight years’ experience, four of which are in a supervisory position.
7. . . .
8. . . .
9. . . .
10. . . .
(Ord. 1463 § IV, 2026; Ord. 1380 § I, 2024).
SECTION V. Section 15.36.060, Exemptions, of Title 15, Buildings and Construction, of the Code of the Town of Jackson, Wyoming is hereby amended as follows:

15.36.060 Exemptions.
A. . . .
1. . . .
2. . . .
3. . . .
4. . . .
(Ord. 1463 § V, 2026; Ord. No. 1446, § IV, 10-20-2025).
SECTION VI All ordinances and parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed.
SECTION VII If any section, subsection, sentence, clause, phrase, or portion of this ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed as a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions of the Ordinance.
SECTION VIII The penalty for violating any provision of this Ordinance is up to a maximum of \$750.00 per day per violation.
SECTION IX This Ordinance shall become effective upon its passage, approval, and publication.
Publish: 09/09/26

• Public Notices •

• PUBLIC NOTICE •

The Jackson Police Department will hold a silent public auction from 9:00 a.m – 11:00 a.m. Thursday, September 17, 2026 at the Town of Jackson Shop, located at 450 West Snow King Avenue. Successful bidders will have the highest CASH bid and will be announced at the close of the auction. A full list of bicycles can be viewed at the front desk of the Jackson Police Department starting on September 9, 2026. No representations or warranties are made regarding the bicycles, and all bicycles will be sold “as is.” REMINDERS: YOU MUST BE PRESENT AT THE END OF THE AUCTION TO QUALIFY AS A SUCCESSFUL BIDDER AND YOU MUST PAY IN CASH, no other forms of payment will be accepted. For more information, contact the Jackson Police Department at 307.733.1430.
Publish: 09/09, 09/16/26

GENERAL PUBLIC NOTICES

• ABANDONED VEHICLE AUCTIONS •

NOTICE OF ABANDONED VEHICLE AND INTENT TO SELL/TITLE

Notice is hereby given that pursuant of Wyoming Statute WS 31-13-109, the undersigned will sell the following described abandoned vehicle at public auction to the highest bidder.

Date of Auction: Wed. Sept 23rd at 13:00 at the address: Grant Village Repair 343 Grant Village Road, Grant Village, Yellowstone National Park, WY 82190

Vehicle information: 1979 Toyota Odyssey Camper/Pickup VIN #RN28163645 no license plate is present on vehicle.

Last known owner: Kyle A Offerman

Amount owed on vehicle: 320 days of storage at a cap of \$1,000.00 as well as \$1,123.60 in parts and repairs plus taxes and fees.

Prior to sale, the owner or lien holder of record may reclaim the vehicle by paying all accrued charges. Vehicle is sold “as-is” and will need to be trailered out of the park, as it is not in running or driving condition.

Ashley Lamoreaux/Grant Village Repair/Yellowstone Park Service Stations
PO Box 6100 Grant Village YNP WY 82190
570-212-2470
Publish: 09/09, 09/16/26

• PUBLIC NOTICE •

The Jackson Hole Airport Board is seeking proposals for a Consultant to provide On-Call Financial Consulting Services at the Jackson Hole Airport. Proposals will be due October 2, 2026, prior to 3:00 pm. RFP documents are available on the Airport Website at <https://www.jacksonholeairport.com/airport-board/procurement-legal-notices/>. Interested parties are requested to register with the Airport. The contact for this solicitation is Anna Valsing at anna.valsing@jhairport.org.

The Jackson Hole Airport Board, in accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 USC §§ 2000d to 2000d-4), 28 CFR § 50.3, and 49 CFR Part 21, hereby notifies all bidders that it will affirmatively ensure that any contract entered into pursuant to this advertisement, all contractors will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of the owner's race, color, national origin, sex, creed, age, or disability in consideration for an award.
Publish: 09/09, 09/16/26

PROPOSED DISCHARGE OF DREDGED OR FILL MATERIAL TO THE SNAKE RIVER

The Wyoming Department of Environmental Quality (WDEQ) has received a request from Grand Teton National Park, for State certification of U.S. Army Corps of Engineers (USACE) Nationwide Permit #14, for the discharge of dredged or fill material to the Snake River within Grand Teton National Park. The purpose of the project is to perform emergency bank stabilization of the Snake River along US Highway 26. The Snake River is designated as an Outstanding Resource Water where point source discharges are prohibited except for storm water and construction-related discharges. This certification will require meeting the provisions in Chapter 1, Section 13 (a)(iii)(A) and (D), of the WDEQ Water Quality Rules and Regulations, which allows these discharges under certain circumstances. Proposed activities include installing five riprap deflector barbs above the ordinary high-water mark on the river bank. To do this, approximately 75 timber piles backfilled with 50 cubic yards (CY) of riprap will be placed as fill to construct features. No permanent impacts to wetlands are anticipated. Requests for information about the proposed water quality certification should be directed to Grant Wickman by email (grant.wickman@wyo.gov) or phone (307-777-6353). Written comments must be addressed to Grant Wickman, Wyoming DEQ/WQD, 200 W. 17th Street – 4TH floor, Cheyenne, WY, 82002, and be postmarked on or before 5:00 p.m. on September 23, 2026 to be considered. Electronic comments may only be submitted through and accepted by the Wyoming DEQ comment portal provided at <http://wq.wyomingdeq.commentinput.com/>. Phone comments will not be accepted.

Para español, visite deq.wyoming.gov. Americans with Disabilities Act: special assistance or alternative formats will be made available upon request for individuals with disabilities. Please provide at least fourteen (14) days before the close of public comment period for such requests.
Publish: 09/09/26

Teton Conservation District – Flat Creek Watershed Improvement District Quarterly Joint Meeting and September 2026 Teton Conservation District Board Meeting

The public is invited to join Teton Conservation District and Flat Creek Watershed Improvement District for our quarterly joint meeting at 12:00 p.m. on September 16, 2026. The meeting will be followed by Teton Conservation District's monthly board meeting at 1:00 p.m. Attend both meetings in person at the Teton Conservation District office at 420 W. Pearl Ave. in Jackson or virtually by phone or video conference at www.tetonconservation.org/events. For more information, email info@tetonconservation.org or call 307-733-2110. Learn more about your local conservation district at www.tetonconservation.org.
Publish: 09/09/26

CATEGORICAL EXCLUSION DETERMINATION for the Skyline Ranch Improvement and Service District Phase II – Water Distribution Replacement Project Teton County, Wyoming

The Department of Environmental Quality/Water Quality Division (DEQ) has conducted a review of the proposed Phase II - Water Distribution Replacement Project in accordance with EPA and State of Wyoming procedures for implementing the State Environmental Review Process. DEQ has determined that this project is eligible for a categorical exclusion. Accordingly, DEQ is exempting the project from further substantive environmental review requirements under the State Environmental Review Process. Neither an Environmental Assessment/Finding of No Significant Impact nor an Environmental Impact Statement/Record of Decision will be required for the proposed action. The following is a brief description of the situation and the proposed action and a brief statement of how the action meets the criteria for a categorical exclusion.

The Skyline Ranch Improvement and Service District (SRISD) Phase II - Water Distribution Replacement Project consists of a multi-year (3-year), phased project for replacement of old (1960s-70s) waterlines throughout Skyline Ranch Subdivision. The project generally includes replacement of approximately 15,000 LF of deteriorating, 50-plus-year-old PVC and Asbestos Cement (AC) water mains and associated appurtenances. The proposed improvements are essential to addressing ongoing system leaks, improving water quality, increasing water supply including both domestic and fire, and ensuring long-term reliability of service to the SRISD's customers. The majority of the work will take place within existing road rights-of-way, and all work will be performed in previously disturbed areas. The project is anticipated to start in 2027, with final completion in late 2029.

Based on current cost estimates, SRISD plans to borrow \$7,200,000 over a 3-year period from the Wyoming Drinking Water State Revolving Loan Fund administered by the Wyoming Office of State Lands and Investments. A special assessment will repay the loan. The assessment is estimated to be \$2680/lot/year to repay the loan. Loan terms will be 0.0% interest rate and 30 years.

SRISD is aware of and accepts responsibility for any required mitigative actions associated with and including storm water runoff, erosion control, archeological/historic artifacts, and air quality concerns. These will be part of the standard State Revolving Funds Program contract conditions.

DEQ is granting an exclusion because the project will be constructed in previously disturbed ground, more specifically roads and rights-of-way within the Skyline Ranch Subdivision, and consists of replacing PVC and AC waterlines at depths similar to existing lines. DEQ has determined that exempting the proposed project from further review under the State Environmental Review Process will not result in adverse impacts to the population of Teton County, Wyoming.

The determination shall become effective upon distribution by the Department and may be reevaluated and determination changed at any time that adverse information is made available. The documentation to support this decision will be on file in the DEQ Cheyenne Office and is available for public review upon request. To request a copy of the categorical exclusion, contact:

Greg Crocker, SRF Project Manager
Tim Eisenhauer, SRF Principal Engineer
Department of Environmental Quality
200 W. 17th St.
Cheyenne, WY 82002
Tel. (307) 777-6941
FAX (307) 635-1784
Greg.crocker@wyo.gov

Para Español, visite deq.wyoming.gov. Americans with Disabilities Act: special assistance or alternative formats will be made available upon request for individuals with disabilities.
Publish: 09/09/26

Notice is hereby given that the TETON VILLAGE WATER AND SEWER DISTRICT Board of Directors has approved amendments to the Rules and Regulations of the Teton Village Water and Sewer District. The amendments provide a definition for the extension, disconnection, or abandonment of water and sewer service lines, and outline District policy regarding the process and requirements for all lots within District boundaries. A copy of the amended document may be obtained from the Teton Village District Office, 7020 Rachel Way, Teton Village, WY 83025, during business hours which are: Monday through Thursday from 8:00am until 3:00pm.

A public hearing to receive comment on the proposed amendments shall be held by the Board of Directors of the Teton Village Water & Sewer District at 1:00 p.m., November 11, 2026 at the Teton Village District Offices located at 7020 Rachel Way in Teton Village, WY.
Publish: 09/09/26

• CONTINUED PUBLICATIONS •

STATE OF WYOMING) IN THE DISTRICT COURT
COUNTY OF TETON) NINTH JUDICIAL DISTRICT

IN THE MATTER OF THE ESTATE OF:

JEFFREY P. PAYSON,

Deceased.

Docket No. 2026-CV-0019568

NOTICE OF PROBATE

TO ALL PERSONS INTERESTED IN SAID ESTATE:

You are hereby notified that on August 4, 2026 the foreign Will of Jeffrey P. Payson was admitted to probate for ancillary administration by the above-named court, and Jennifer Tamez was appointed as Personal Representative thereof. Any action to set aside the Will shall be filed in the Court within three (3) months from the date of the first publication of this Notice or thereafter be forever barred.

Notice is further given that all persons indebted to Jeffrey P. Payson or to Jeffrey P. Payson's estate are requested to make immediate payment to the undersigned in care of Huss Law LLC, PO Box 1096, Jackson, Wyoming 83001.

Creditors having claims against the decedent or the estate are required to file them in duplicate with the necessary vouchers in the Office of the Clerk of Court, with a copy thereof to undersigned counsel, on or before three (3) months after the date of the first publication of this Notice; and if such claims are not so filed, unless otherwise allowed or paid, then they will be forever barred.

/s/ Sarah P. C. Huss
Sarah P. C. Huss
HUSS LAW, LLC
350 E. Broadway Avenue
P.O. Box 1096
Jackson, Wyoming 83001
Tel: (307) 735-3001
Facsimile: (307) 201-6904
Counsel for Personal Representative
Publish: 08/26, 09/02, 09/09/26

IN THE DISTRICT COURT OF TETON COUNTY, WYOMING
NINTH JUDICIAL DISTRICT

IN THE MATTER OF THE TERMINATION OF PARENTAL Civil Action No. 2026-DR-0000355 RIGHTS OF DUSTIN MCCORMICK AS TO T.M., Minor Child

NOTICE OF PUBLICATION

To the above-named Respondent:
DUSTIN MCCORMICK
ADDRESS UNKNOWN

NOTICE IS HEREBY GIVEN that a Petition for Termination of Parental Rights has been filed in the above-captioned matter in the District Court of Teton County State of Wyoming Under PR-2026-0000355 by Petitioner, Emily Patterson.

The Petition concerns the parental rights of Dustin McCormick with respect to the minor child T.M. born in 2017.

You are hereby notified that you are required to appear and answer said Petition. If you fail to appear and answer within thirty (30) days of the first date of publication of this Notice, judgment may be entered against you by default, and your parental rights to the minor child named above may be terminated without further notice to you.

A copy of the Petition for Termination of Parental Rights may be obtained by contacting the Clerk of District Court of Teton County at the following address:
Teton County District Court
250 E. Simpson Street PO Box 4460
Jackson, WY 83001
(307)-733-2533
Publish: 08/26, 09/02, 09/09, 09/16/26

IN THE DISTRICT COURT OF THE NINTH JUDICIAL DISTRICT

OF THE STATE OF WYOMING IN AND FOR TETON COUNTY

2026-CV-0019570

KAREN L. FREY,	)
	)
Plaintiff,	)
	)
v.	)
	)
MICHAEL PATNEY, individually, and ALL	)
UNKNOWN HEIRS, DEVISEES,	)
BENEFICIARIES, SUCCESSORS, ASSIGNS,	)
AND CLAIMANTS CLAIMING BY,	)
THROUGH, OR UNDER THE ESTATE OF	)
CAROL A. PATNEY, DECEASED,	)
	)
Defendants.	)
	)

AMENDED PUBLICATION NOTICE AMENDING PUBLICATION DATES

TO:THE ABOVE NAMED UNKNOWN DEFENDANTS, their heirs, devisees, legatees, personal representatives, administrators, successors and assigns; and all persons having or claiming to have any right, lien, title, interest in or claim against the following real property by through or under , to wit:

An undivided 2/48ths fee simple ownership interest as tenant in common in and to Unit (Club Residence) Nos. 105 and 108 of THE TETON CLUB, A CONDOMINIUM, according to the Declaration of Condominium recorded for said property on September 5, 2000, in Book 405 of Photo, Pages 75 through 190 of the records of the Office of the Teton County Clerk and according to that plat recorded in the Office of the Teton County Clerk on September 5, 2000 as Plat No. 995, Teton County,

• Public Notices •

State of Wyoming.

Also referred to as:

Season	Week	Week Type
Prime Summer	39	Float
Prime Summer	40	Float
Spring	16	Float
Fall	44	Float

And together with the right to reserve the use of a Club Residence of the type purchased during Use Periods in accordance with the Teton Club Reservation Procedures.

The undivided interests hereby conveyed shall, together, be deemed to constitute a single Club Interest consisting of at least an undivided 2/48ths interest of a Club Residence in accordance with Section 2.14 of the Declaration of Condominium for The Teton Club, a Condominium ("Declaration"). The undivided interests comprising the Club Interest conveyed hereby

may not be separately conveyed by Grantee Beneficiary except as otherwise may be permitted by the Declaration, as the same may be amended. Capitalized terms not otherwise defined herein shall have the meanings set forth the Declaration.

The Condominium is located at 3340 West Cody Drive, Teton Village, WY 83025-0158.

TAKE NOTICE that Karen L. Frey has filed a Complaint for Deed Reformation in the aforesaid Court as of the above term and number, asserting her interest in the real property based on claim of right and color of title pursuant to a tax deed, and praying the Court to adjudicate and decree her title and right of possession to said premises, more particularly described in the said Complaint, indefeasible as against all rights and claims whatsoever, and you are hereby notified to file an Answer within thirty (30) days following the date of the last publication of this notice, September 2, 2026, and if you fail to appear, default and final judgment may be entered against you for the relief requested by Plaintiffs.

DATED: August 7, 2026

ATTORNEY FOR PLAINTIFF
Kaylee A. Harmon, Wyo. Bar No. 7-6308
Amy M. Staehr, Wyo. Bar No. 7-4874
Long Reimer Winegar LLP
270 W Pearl, Suite 103
P.O. Box 3070
Jackson, Wyoming 83001
(307) 734-1908
kharmon@lrw-law.com
astaehr@lrw-law.com

ANNE SUTTON, Clerk of Court

By: /s/ Isabelle Koenigsdorf
Deputy Clerk

Publish: 08/19, 08/26, 09/02, 09/09/26



TRUST

It's the bond we share with our readers, customers and community. Trust is established through journalistic excellence, professional ethics and satisfied customers.



Subscriptions support **Value-Driven, Local Journalism.**
Sustain this Mission at jhnewsandguide.com/subscribe

Jackson Hole News&Guide

TRUTH | **TRUST** | EXCELLENCE | RELIABILITY | COMMUNITY

Hole  Scroll

Jackson Hole **NEWS** as it happens

Community news feed

★★★★★

"This is a great compliment to the local paper - it keeps me up to date on daily news, and then I can read the weekly for more in depth articles."

Download the Local News App Today!

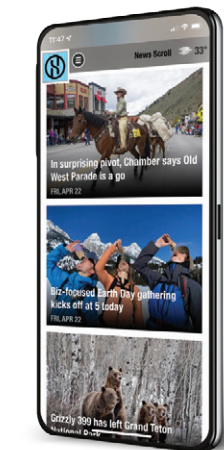
SCAN HERE

Available on the
App Store



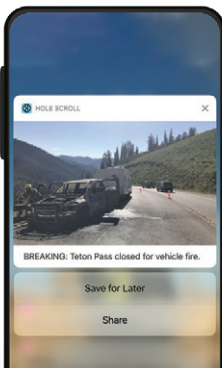
SCAN HERE

Available on the
Google play



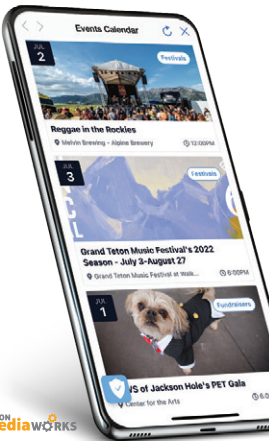
A scrolling list of the latest news and developing briefs.

Push notifications of local news to know now.



Curated by journalists, updated on the fly.

Event calendar for things to do and see locally.



mediaWORKS