

ADDENDA

January 31, 2011:

Question: The following is not the address for the Idaho Transportation Plan 2020. Please submit the correct file.

Transportation is misspelled. I tried to change it and it still didn't work.

Teton County, Idaho Transportation Plan 2020 at:

http://www.tetoncountyidaho.gov/pdf/additionalInfo/2002_Trasportation_Plan.pdf

Answer: Footnote 10 should read:

Teton County, Idaho Transportation Plan 2020 at:

http://www.tetoncountyidaho.gov/pdf/additionalInfo/Roads_Transportation_Plan%202002.pdf

February 10, 2011:

Question: Is there a text summary of the community survey?

Answer: There is not a summary. There is a booklet of all the outreach data including some from outreach meetings that is not on the website. The booklet is here in the office. I can make copies and send them to you, but will need a formal request for information and need to charge for copies. There are actually only about 20 pages that are not posted on the website. This booklet will be available for browsing at the pre-application meeting.

Question: Is there a complete statement of the County's vision and values, drawn from the community survey?

Answer: There has not been an official vision statement based on the community survey. The P4P committee has taken the top ideas that were presented and aggregated them into five subcommittees that will assist the consultant team in drafting the plan. The five subcommittees are, based on content drawn from the survey:

- Outdoor Recreation & Natural Resources
- Economic Development & Property Rights
- Transportation
- Community Facilities & Events
- Agricultural Heritage & Rural Character.

Question: What degree do we need to work with the Grand Targhee community?

Answer: We have asked representatives from Grand Targhee to join our Comprehensive Plan Committee and hope that this representation would be adequate. They are a large economic driver in our community even though they are in WY. It is possible we might need to set up a separate meeting with representatives from the Resort to get a better understanding of their influence on development in our community.

Question: Are there any expirations dates for platted subdivisions that have not begun construction?

Answer: Yes, but this is dependent on individual development agreements between the County and each developer. Usually it is two years after approval of the subdivision. We have 33 developments that are in breach of this development agreement. Of those, 13 have not started their infrastructure improvements yet. The County Commissioners are actively pursuing this issue and setting policy to address these subdivisions. This is a huge issue in our community and for our planning department and one that we are being as proactive about as we can. This is a long discussion – if you have further questions please ask in the pre-application meeting as all will be present to hear the discussion. You might also look at the Valley Advocates for Responsible Development (VARD) website. VARD is working on a project entitled “Reshaping Development Patterns” with the Lincoln Institute for Land Use Policy and the Sonoran Institute. Teton Valley is a focus project.

Question: Based upon the LLUPA, Community Facilities and Community Events are not elements of the Comprehensive Plan. Are these special reports that the County would like to have conducted?

Answer: We are including schools and hospitals in the Community Events and Facilities. Community events such as Music on Main were repeatedly mentioned as great amenities in our survey and we would like the land use plan to address these events and ways to encourage them. We are asking the consultant to address these issues as a focus area and weave them into the plan. We are not beholden to the traditional outline of a Plan that includes sections for each LLUPA element. We, of course, need to address each of the elements, but would like to see the plan integrated and the elements addressed throughout the document. We are not expecting special reports.

Question: Do you have any clustered housing subdivisions in Teton County?

Answer: We have a PUD ordinance that has been used a fair bit in the County. In fact, it is possible, with the PUD ordinance, to have higher density clusters outside of the towns than inside. Note River Rim and Teton Springs as large examples.

Question: Is there a community contact for the Spanish Community?

Answer: Unfortunately, this is a group we have missed in our initial outreach. We have had contacts, but no one has really been able to commit to the project in a way that can be sustainable. We are working on addressing this and will let you know. We are recruiting Hispanic folks for our volunteer committee, but have not had any commit yet.

Question: Are you expecting a separate economic development study?

Answer: We will leave that up to the Consultant to determine the most cost-effective way to handle economic development. A separate economic development study is outside of the scope of the comp plan, although not much economic development work has formally been done in our community and so there is not a lot of baseline data. Perhaps an implementation strategy might need to include funding for a separate economic development study. That said, we will expect some economic development expertise as it relates to land use policy direction and implementation strategies to diversify and strengthen our economy.

Question: The County has a 2020 Transportation Plan. Does the County expect the consultant to use that plan, update the plan or develop a new plan?

Answer: This is an area that we will be looking to maximize funding. We know that, while what we need is a new Transportation Plan, given the budget constraints we may not be able to do that in this planning process. At the very least, we need to update the existing plan so that it matches proposed land development as outlined in the new Plan. Land use and transportation are intimately tied together so our commissioners have asked us to address them together.

Question: The 2010 census data may not be completely available until 2012. Can the consultant use 2009 data from the Idaho Department of Commerce or other available resources?

Answer: We will ask the consultant to use the best available data. If the data are not available until 2012 and we need to move forward without it, we will ask that you use the next best thing.

Question: How developed are the County's present GIS resources as the basis for map work and related graphics in the plan?

Answer: We have decent GIS data. We have most government layers such as parcels, roads, land ownership etc. We do not have great density data and even harder is data about full time vs. part time residents. See <http://www.tetoncountyidaho.gov/departments.php?deptID=14&menuID=1> for more information.

Question: Can the consultant use existing third party population projections, or do you expect original projections to be developed?

Answer: Again, we will ask for the most effective use of limited funding. We ask that you outline which you propose to use in your scope of work and in the budget have a line item of what that would cost. Obviously, we want the best population projections we can get, but not if the cost of achieving that is to the detriment of something more important.

February 15, 2011:

Question: Can a team representative at the meeting join another team after the meeting?

Answer: The final composition of the team does not have to be finalized by the pre-application meeting, but all teams that propose, must have a representative at the meeting. In other words, a new team cannot be formed after the pre-application meeting, but the composition of a team that is represented at the pre-application meeting can change after the meeting. So if the team that is being joined has a representative at the pre-application meeting, it can have as many new members after the meeting as possible. But if the new team was not at the pre-application meeting, and you were, you cannot form a new team even though you were present.

February 18, 2011:

Question: Is proof of insurance required after Notice of Award (p. 8 under Contract Documents) or is it required with the submission (p. 29 under Minimum Requirements)? Also which type of insurance is required? Just Workman's Comp or do you also need Professional Liability or any other?

Answer: Consultant team must be insured or insurable and upon award of a contract, the consultant team shall provide proof of professional liability insurance which names the County as additional insured and includes workers' comp.

Question: Is insurance required for just the prime or for all subcontractors and if it is required with the initial submission do those pages count in the 30 page limit?

Answer: All team members working on this project must be insured and provide proof of insurance as outlined above upon award of a contract.

Question: What are you expecting to receive from the consultant concerning an Affirmative Action Policy?

Answer: This is a change to the RFP, not a clarification: We do NOT want an affirmative action statement. Instead, we would like a statement of the team's policy on *equal opportunity employment*. We expect this to meet or exceed Idaho State requirements for equal opportunity employment. <http://humanrights.idaho.gov/media/employmentlawchart.pdf>

February 22, 2011:

Question: Is there a minimum font size requirement for the proposal?

Answer: Remember the slide about frowny-faced commissioners? The selection committee will be reading these proposals, cover to cover, and will not be thrilled if a proposal is physically difficult to read. Please use a font and font size that is easy to read. I recommend 11 point font size, but will accept 10 point (these look different in different fonts). 9 point is too small.

Question: Are you looking for three references total for the entire team or 3 references for each major team member?

Answer: Three references total for the entire team, minimum. We would love at least one reference for each entity of the team, but are requiring three for the team. We recommend you spread those out among team members and include additional references to cover key members of the team.

Question: Was wondering if you have a list (I didn't see one on your web page) of the data themes you've collected thus far in your courageous effort to get Teton 'up to speed' on GIS systems and data. I'm specifically interested in the resource themes related to LLUPA (state-wide mandate), as we need to integrate these into our public process once this project begins. Do you have some, or all of these coverages?

Answer: Here is a list of the data we currently have that relates to LLUPA. We can create new layers based on these data or find new data from other sources if needed for a specific topic. Again, we ask that you specify the work you would like the County to do in your proposal.

GIS Layers (current) Related to LLUPA:

Driggs:

- Zoning
- Area of impact
- City limits
- Renewal district
- Future land use
- Fire hydrants

Tetonia:

- City Limits

Victor:

- City limits
- Zoning
- Fire Hydrants

County Wide:

- Parcels (not survey-accurate)
- Roads / bike paths / future trails
- Address points
- Roads
- Irrigation canals
- School Districts
- Subdivisions
- Rivers / streams / wetlands
- Wildlife overlay
- Zoning
- Elevation
- Imagery

Currently Gathering:

- Soil data
- Utilities
- Park / recreation areas
- Scenic Corridor
- Census data

Question: Do you know what ‘CommunityViz’ is? Any experience with it for planning?

Answer: We are aware of CommunityViz and it has been used in the Envision Victor project. Our office has some experience using it, but we are far from experts. We are looking for some sort of visualization techniques to help our community in this planning process and CommunityViz would be one option.