

4/9/2024

TC/23-282-01

ATTN: Teton County, Idaho Planning

RE: **Narrative for Preliminary Plat Submittal for Daylily Subdivision (S 500 W, Victor, ID).**

To whom this may concern,

This narrative addresses the proposed Preliminary Plat submittal for the Daylily Subdivision. Concept Subdivision was approved in May of 2022 and the 3-year subdivision process expires on March 30th, 2025.

PROJECT DESCRIPTION

Daylily subdivision is a proposed 5 lot subdivision located on 13.38 acres within the City of Victor impact area. The property is zoned ARR-2.5 and the individual lot size meets the required zoning density. There are no natural resource overlays on the property that will require additional studies at this time.

500 West Victor LLC has a share in the Trail Creek Sprinkler Irrigation Company. It is possible that an irrigation system could be designed to accompany this subdivision request. Individual wells and septic systems are proposed currently. A fire suppression agreement with Lucy Meadows is proposed at this time and is still being worked on.

EIPH will be inspecting test pits on April 16th and we will get their approval to you as soon as possible.

Please reach out with any questions.

Sincerely,

Taylor R. Cook

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