



# Booker Grey Environmental, LLC

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Consulting Biologist

## **Natural Resource Evaluation**

**Jones Lehi, LLC 73.59% Parcel**

### **Prepared for**

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# **Natural Resources Analysis**

## **Introduction**

This report is an evaluation of natural resource conditions that currently exist on the 40.46 acre proposed Jones Lehi, LLC 73.59% six lot subdivision. This narrative has coordinated in accordance with Teton County Idaho Subdivision Regulations outlined in Division 9-3-2 (C-2-c-WH), Wildlife Habitat Overlay Regulations (Teton County, 2013b). This report summarizes the natural resources present, potential impacts and a mitigation plan to offset and minimization to areas within the depicted overlay.

## **Location**

The proposed Jones Lehi, LLC subdivision is located just south of the southern boundary of the City of Teton Area of Impact, at the intersection of N3250W and W4850N, in Section 5 Township 5N, Range 45E, Teton County, Idaho. The parcel is located among a mixture of cultivated cropland and rural single-family homes. The parcel is bounded by irrigated farmland (barley) to the north, and west, Silver Dollar Ranch Subdivision at the southwest corner and Cache Vista Subdivision to the east. (Figure 1.)

## **Existing Vegetation**

### **Cultivated Cropland**

The parcel is composed entirely of historic and current cropland planted in Barley. Ongoing agricultural practices such as cutting, disking, fertilizing, herbicide applications limit the availability of foraging and reproductive suitable habitat for most wildlife species.

## **Floodplains, Wetlands, Waterways and Riparian Areas**

There are no floodplains, wetlands, or riparian areas within the parcel boundaries per Teton County Geographical Information Systems (GIS) data. There is an existing irrigation ditch located in the southern portion of the parcel which traverses east to west.

## **Geology and Seismic Hazards**

The Teton County Earthquake Overlay Map (Teton County, Idaho GIS) depicts a low liquid susceptibility rating adjacent to the parcel (Figure 3).

## **Wildfire Danger**

The parcel is cultivated cropland and is tilled after harvest each year, therefore, minimizing available fuel should a wildfire occur.

## **Ridges and Rock Outcroppings**

There are no ridges and/or outcroppings located within the parcel.

## **Areas within 1 Mile of State Highway or Ski Hill Road**

Jones Lehi 73.59% Subdivision is not within one mile of any State highway or Ski Hill Road.

## **Wildlife Habitat Assessment**

Field studies were conducted from July 14 thru July 21, 2022, during sunrise and late evening times of the day. The entire parcel was crisscrossed during these times and observations of wildlife present were noted.

There were no observations, signs of scat, browsing of vegetation, rubbing, or established paths of indicator wildlife species, Elk, Mule Deer and/or Moose. The only wildlife species observed during the surveys were passerine birds such as the American Robin and American starling.

The Teton County Natural Resource Overlay maps the parcel as *Big Game Migration Corridors and Seasonal Range* (Figure 2). 13 +/- acres of the overlay is depicted along the northwest boundary of the parcel. The indicator species potentially present on the parcel include,

### **ELK**

Elk may pass through the parcel occasionally, however, in this region – defined by IDFG as the Palisades Zone – winter range is limited, and more representative of mule deer habitat. Known locations of elk herds in the Teton Basin include a herd east and south of Victor, and a herd along the Teton River in Teton Basin (IDFG 2019). The IDFG Seasonal Summer and Winter Range Maps (updated 6/22) indicate a low probability of the species utilizing the area.

### **MULE DEER**

Mule Deer also migrate seasonally from higher to lower elevations between summer and winter ranges. Mule Deer might pass through during seasonal migrations and could utilize the parcel as fall habitat occasionally for forage of leftover barley seed and stem after harvest in the fall. The IDFG Seasonal Summer and Winter Range Maps (updated 6/22) indicate a low probability of the species utilizing the area.

### **MOOSE**

Moose use deciduous and coniferous forests and wetland habitats with a shrub understory near waterbodies for winter and summer range in Idaho (TRLT 2006). These forested vegetative communities are not found within the parcel boundaries. The parcel is approximately 850 to over 2500 feet from the forested edge of South Leigh Creek. Therefore, the species could utilize the area ephemerally for foraging after grain harvest.

## **Findings/Conclusions**

The *Big Game Migration Corridors and Seasonal Range* overlay is mapped on approximately 13.0 acres of the 40 +/- acre parcel. However, this area is entirely comprised of agricultural cropland which provides very low seasonal range and migration corridors for big game. The primary use by big game species on the southern portion of the Parcel is expected to be from moose, seasonally passing through the Parcel.

The proposed subdivision, partially located within the Wildlife Habitat Overlay, contains no “crucial habitats” and is cultivated cropland which provides low foraging and reproductive habitat for indicator wildlife species. There will be no direct impacts to indicator wildlife species from the proposed development. There are no areas where the proposed development poses a threat to the water quality of a river, stream or wetland.

The transformation from farmland to a rural residential subdivision will have minimal long-term impacts as most big game species will continue to utilize the offsite forested areas because of the cover and forage habitat provided. The following proposed management practices include,

Lighting – Outdoor lighting will be downcast and motion detector lights will be encouraged.

Pet Control – Owners of family pets will be restrained from interacting with wildlife should an encounter occur.

Wildlife Friendly Fencing – There are existing working fences along the perimeter of the parcel. All new fence construction will follow guidelines per Teton County Idaho Zoning Ordinance, Title 9 Division 9-3-2 (C-2-c-WH-vi-b) (Teton County, 2013b).

## **Limit of Responsibility**

BGE, prepared this Natural Resources Analysis within the limitations of our agreement. No warranty or other conditions, express or implied, should be understood.

## REFERENCES

IDFG. 2020a. Raster Layers for Elk/Mule Deer Winter Range, Summer Range, and Migration Corridors, Updated 16 June 22

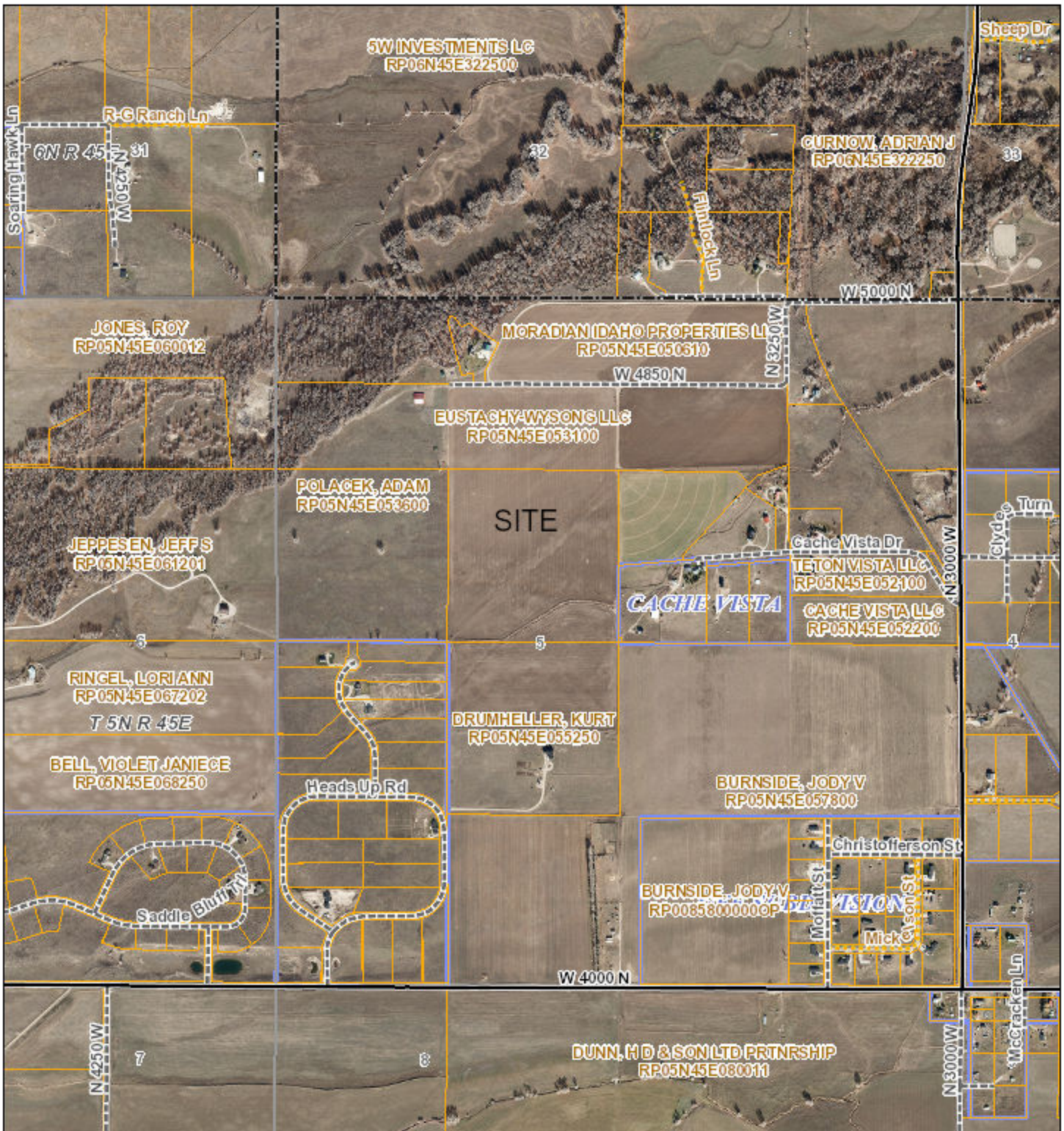
Merigliano, M. 2009. A Field Manual for Classified Vegetation in the Upper Snake River Valley. Teton Regional Land Trust. Teton County, ID.

Teton County Idaho GIS, Natural Resource Overlay

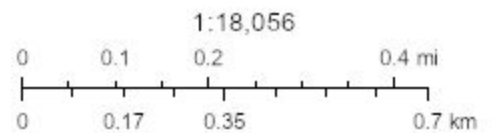
Teton County Idaho Zoning Ordinance Title 8. Rev. May 16, 2013. Teton County, ID.

Teton County. 2013b. Teton County Idaho Zoning Ordinance Title 9. Rev. September 9, 2013. Teton County, ID.

# Site Location Map Jones Lehi LLC

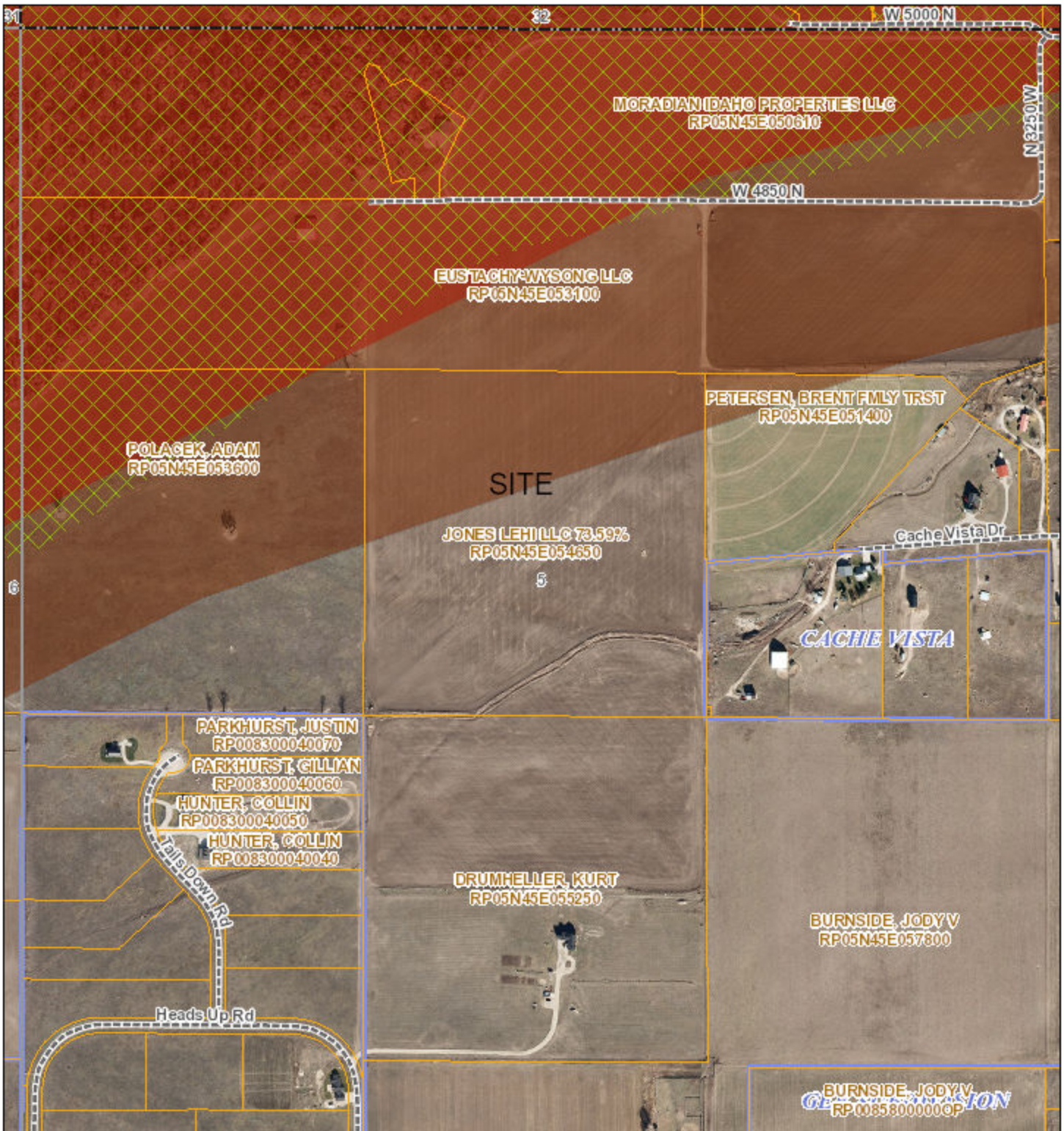


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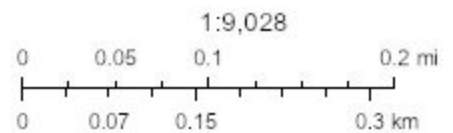


Teton County Idaho GIS, Teton County, ID GIS, GIS, Aero-graphics Geospatial Services., Teton County GIS Dept, Teton County GIS

# Natural Resource Overlay Exhibit Jones Lehi LLC

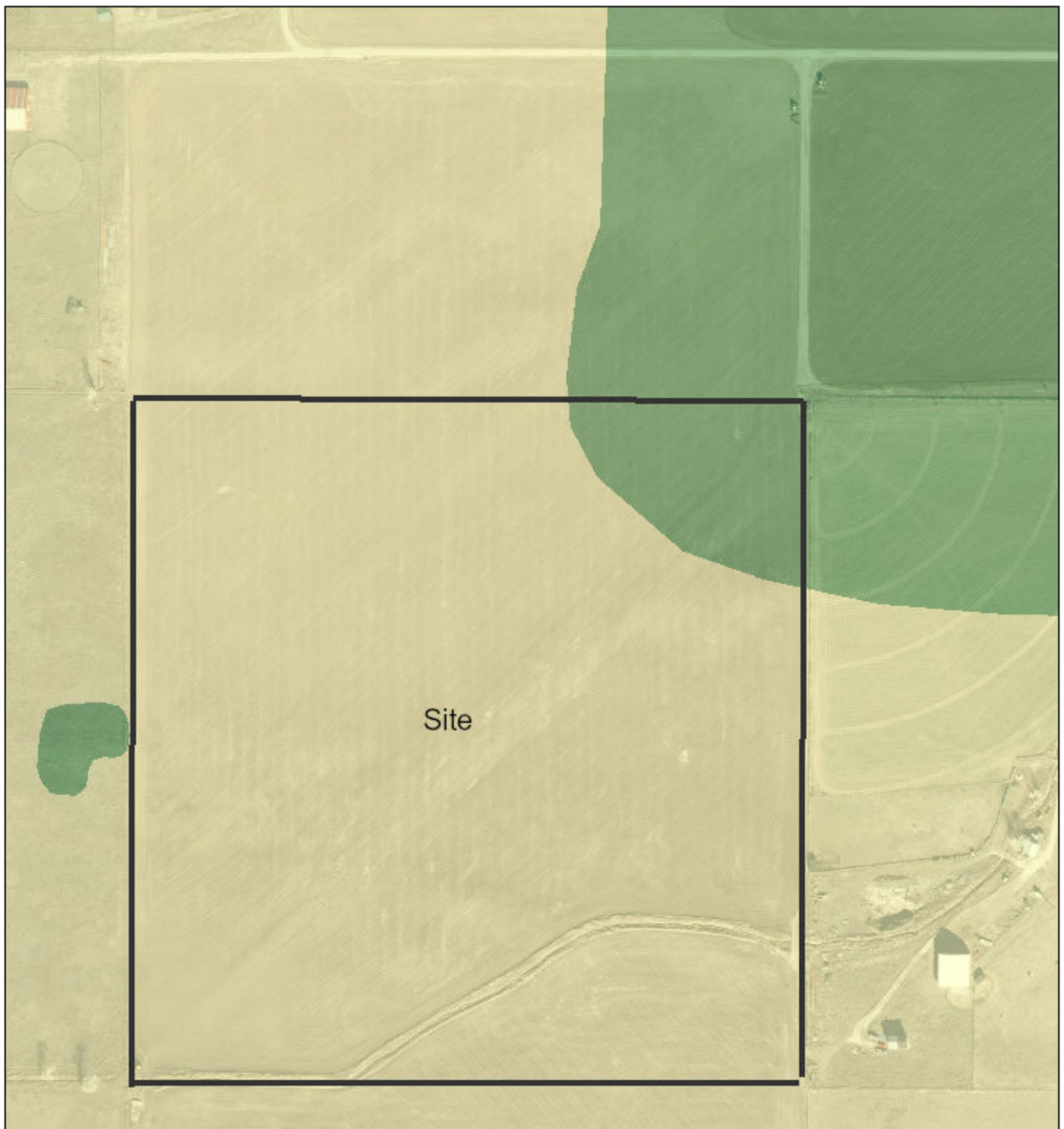


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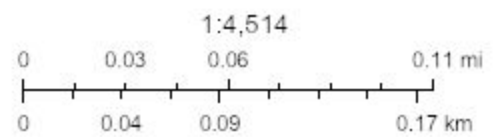
# Jones Nephi LLC \_ Earthquake Liquefaction Susceptibility Exhibit



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Liquefaction Susceptibility

-  Low Susceptibility
-  Intermediate Susceptibility



Aero-graphics Geospatial Services., Teton County GIS Dept





Jones Lehi LLC \_ Site Photograph\_ Looking to South from Western Boundary of Parcel



Jones Lehi LLC \_ Site Photograph\_ Looking to East from Center of Parcel



Jones Lehi LLC \_ Site Photograph\_ Looking to North along Eastern Boundary of Parcel



Jones Lehi LLC \_ Site Photograph\_ Looking to Northwest at Seasonal Irrigation Ditch of Parcel