



Jackson Hole Conservation Alliance
(307) 733-9417 • www.jhalliance.org

December 19, 2011

To: Board of County Commissioners

CC: Jennifer Anderson

Re: Buffalo Valley Resort application for installation of Recreational Park Trailers

Dear Commissioners,

Thank you for the opportunity to submit comments and for your discussion of the application for Recreational Park Trailers (RPTs) in the Buffalo Valley Resort Campground. I am writing to urge you to deny the application.

As was discussed in your last hearing on December 6, the Conservation Alliance agrees that RPTs are essentially structures that should be regulated as such. The installation of permanent structures represents a fundamental change of use for this site, from principally temporary structures to a site dominated by permanent structures. This is a clear departure from the uses that were grandfathered on the site, and a clear increase in the density and intensity of the site.

This site is within both the Natural Resource Overlay (NRO) and the Scenic Resource Overlay (SRO), and the addition of structures stands to have a significant impact on the site as well as surrounding sites. Permanent structures, particularly when occupied and particularly in the winter when wildlife are more vulnerable, represent an entirely different set of obstacles to wildlife than snow-covered tent or RV sites do. Lastly, the Buffalo Valley RV Resort falls within one of the primary gateways to Jackson and to our two National Parks, and a resort motel in this location will not enhance that gateway.

In addition to winter closures, diligent monitoring, pet restrictions and the ongoing question of the partially failing septic system should be explored if this application moves forward.

We look forward to some additional discussion on this application, and again urge you to deny it.

Thank you.

Sincerely,

Becky Tillson
Wildlands and Community
Planning Associate