



February 27, 2008

Idaho Department of Water Resources
900 N Skyline Drive, Ste A
Idaho Falls, ID 83402

RECEIVED

FEB 28 2008

Department of Water Resources
Eastern Region

RE: Transfer # 74354 Leigh Meadows Development

Dear Sir:

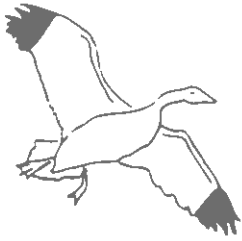
The attached documents address the issue of the engineering process for pond capacities during winter months when a portion of the capacity is frozen. It appears that the Fire Marshal for Teton County indicated that a minimum of 3 feet should be allowed to account for freezing.

Please note that only one of the seven ponds proposed is a fire pond and according to the letter from Nancy Liebrecht, Grant Durtschi (Forest Lake, LLC) dug the fire pond to a depth of 13 to 14 feet. Also note that the Teton County Fire Marshal signed the Master Plan/Final Plat for Leigh Meadows Planned Unit Development on 11/13/2006.

Thank you,



Keith C. Wilson
Senior Water Rights Analyst



LONE GOOSE ENVIRONMENTAL, LLC

3879 E. 200 NORTH
RIGBY, ID 83442
(208) 745-0076
nkagel@ida.net

WETLAND DELINEATIONS
ENVIRONMENTAL MITIGATION
SITE PLANNING
LANDSCAPE ARCHITECTURE
WILDLIFE MANAGEMENT PLANS
PERMIT APPLICATION DEVELOPMENT

February 25, 2008

Idaho Department of Water Resources
900 North skyline Drive
Idaho Falls, ID 83442

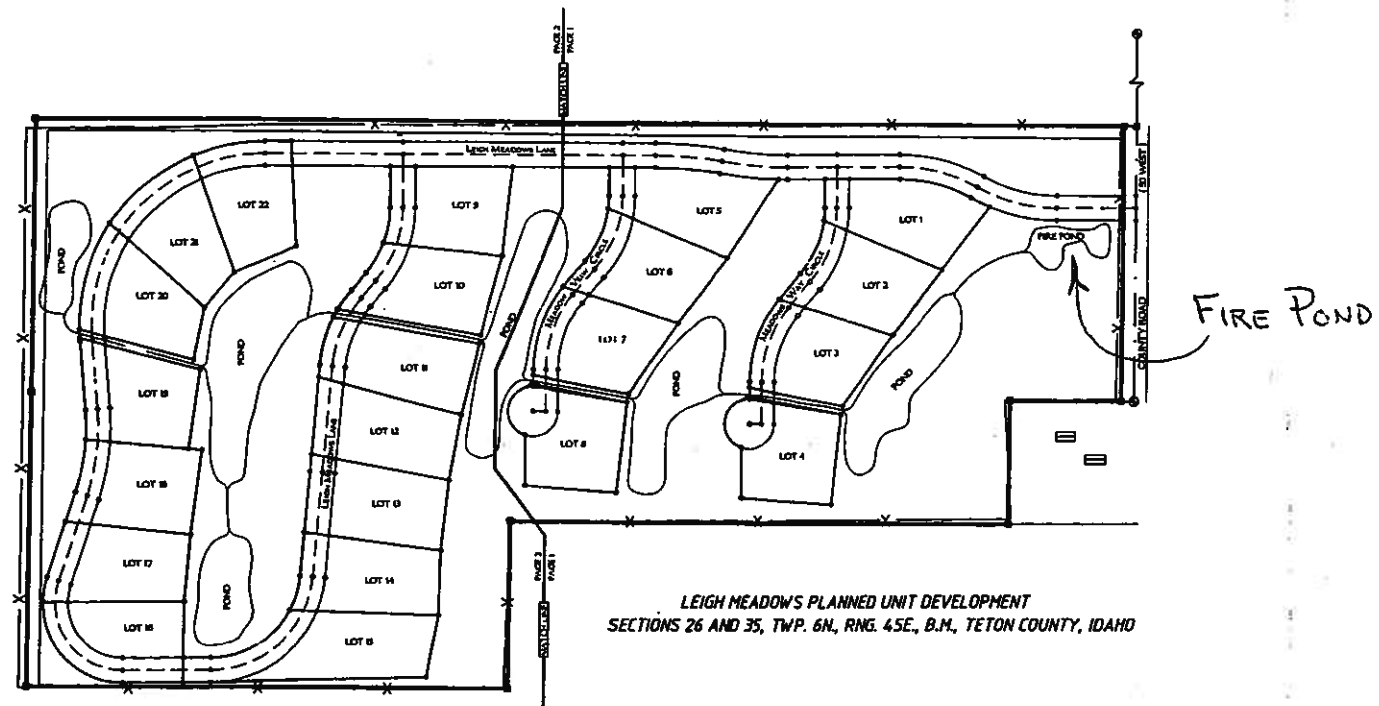
Dear Sir:

This is to advise you that I have discussed the capacity of the fire pond constructed for the Leigh Meadows Subdivision with Grant Durtschi (Forest Lake, LLC). Mr. Durtschi was the contractor for this project. Please be advised that Mr. Durtschi dug the pond to a depth of 13 to 14 feet in order to provide sufficient water for fire protection.

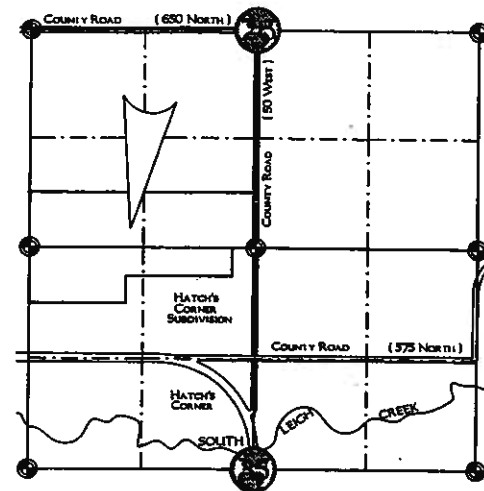
If you should have any further questions regarding the fire pond on the Leigh Meadows subdivision, please do not hesitate to contact me.

Yours truly,

Nancy J. Liebrecht, MLA
Environmental Planner



0 150 300 450 600
SCALE 1" = 300'



VICINITY MAP
SECTIONS 26 AND 35, TWP. 6N,
RNG. 45E, B.M., TETON COUNTY, IDAHO

OWNER'S CERTIFICATE

BE IT KNOWN THAT I, THE UNDERSIGNED OWNER OF THE SUBDIVISION OF LAND AS HEREIN PLATTED AND DESCRIBED, HEREBY CERTIFY THAT IT IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF SAID OWNERS AND PROPRIETORS OF SAID DESCRIBED LANDS:
THAT THE NAME OF THE SUBDIVISION SHALL BE LEIGH MEADOWS PLANNED UNIT DEVELOPMENT;
THAT ACCESS TO SAID PLANNED UNIT DEVELOPMENT SHALL BE FROM "COUNTY ROAD 50 WEST", AN EXISTING 60 FOOT COUNTY ROAD AND UTILITY EASEMENT, AND A 60 FOOT PRIVATE ROAD AND UTILITY EASEMENT TO BE KNOWN AS LEIGH MEADOWS LANE, MEADOW VIEW CIRCLE AND MEADOWS WAY CIRCLE WITH RIGHTS OF INGRESS AND EGRESS GRANTED TO EACH LOT;
THAT RIGHTS OF ACCESS ON LEIGH MEADOWS LANE ARE GRANTED FOR NORMAL SERVICES, DELIVERIES, POLICE AND EMERGENCY SERVICES;
THAT THE PLANNED UNIT DEVELOPMENT IS SUBJECT TO THE DECLARATION OF COVENANTS AND RESTRICTIONS OF RECORD;
THAT THE PLANNED UNIT DEVELOPMENT IS SUBJECT TO ANY RIGHTS-OF-WAY OR EASEMENTS OF SIGHT OR RECORD AND AS DEDICATED BY THIS PLAT;
THAT THE DEDICATED EASEMENTS AND OPEN SPACE ARE FOR THE USE OF SEWER, WATER, ELECTRIC, TELEPHONE, CABLE TV AND OTHER UTILITIES AS APPROVED;
THAT THE PLANNED UNIT DEVELOPMENT IS SUBJECT TO THE RIGHT-TO-FARM ACT STATED IN IDAHO CODE SECTION 22-4500 AND DOES NOT RECOGNIZE THE NEIGHBORING LAND UNDER THIS LAW;
THAT ALL PLANNED UNIT DEVELOPMENT MAINTENANCE AND ANY LANDSCAPING HELD IN COMMON BY THE LOT OWNERS WILL BE THE RESPONSIBILITY OF THE LEIGH MEADOWS HOMEOWNERS' ASSOCIATION.

DESCRIPTION OF LANDS BEING DIVIDED:

PART OF THE SE 1/4 SW 1/4 OF SECTION 26 & THE NE 1/4 NW 1/4 OF SECTION 35, TWP. 6N, RNG. 45E, B.M., TETON COUNTY, IDAHO, BEING FURTHER DESCRIBED AS:
FROM THE S 1/4 CORNER OF SAID SECTION 26;
THENCE N 89°36'40"W, 264.94 FEET TO A POINT;
THENCE S 00°31'47"W, 294.89 FEET TO A POINT;
THENCE N 89°44'27"W, 1193.00 FEET TO A POINT;
THENCE S 00°31'48"W, 400.00 FEET TO A POINT;
THENCE N 89°44'27"W, 1146.57 FEET TO A POINT;
THENCE N 00°34'20"E, 700.19 FEET TO A POINT;
THENCE N 00°30'56"E, 659.82 FEET TO A POINT;
THENCE S 89°38'16"E, 2603.05 FEET TO A POINT;
THENCE S 00°26'07"W, 661.07 FEET TO THE POINT OF BEGINNING.

CONTAINS 66.43 ACRES MORE OR LESS.

David Chapman 11-03-06
DAVID CHAPMAN DATE

STATE OF Oklahoma SS
COUNTY OF Craig

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 3rd DAY OF November, 2006 BY David Chapman
WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY PUBLIC Kelli Langley

MY COMMISSION EXPIRES: 4-4-2010



ASSESSOR'S CERTIFICATE

PRESENTED TO THE TETON COUNTY ASSESSOR ON THE FOLLOWING DATE FOR APPROVAL AND ACCEPTANCE.

Bonnie Band 11/9/06
COUNTY ASSESSOR DATE

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT ALL TAXES DUE HAVE BEEN PAID ON THE TRACT OF LAND AS SHOWN ON THIS PLAT.

Bonnie C. Natch 11-09-06
COUNTY TREASURER DATE

PLANNING AND ZONING APPROVAL

PRESENTED TO THE TETON COUNTY PLANNING AND ZONING CHAIRMAN ON THE FOLLOWING DATE AT WHICH TIME THIS PLANNED UNIT DEVELOPMENT WAS APPROVED AND ACCEPTED.

David Chapman 11-16-06
CHAIRMAN PLANNING AND ZONING DATE

COMMISSIONERS' CERTIFICATE

PRESENTED TO THE TETON COUNTY BOARD OF COMMISSIONERS ON THE FOLLOWING DATE AT WHICH TIME THIS PLANNED UNIT DEVELOPMENT WAS APPROVED AND ACCEPTED.

David Chapman 11-16-06
CHAIRMAN COUNTY COMMISSIONERS DATE

NOTE: TETON COUNTY WILL NOT BE HELD RESPONSIBLE FOR THE CONSTRUCTION OR MAINTENANCE OF ANY NATURE OF ANY STREET, ALLEY, OR ROAD WITHIN THIS PLANNED UNIT DEVELOPMENT.

HEALTH DEPARTMENT CERTIFICATE

I HEREBY CERTIFY THAT SANITARY RESTRICTIONS AS DESCRIBED IN SECTIONS 50-1326-29, IDAHO CODE, HAVE BEEN REVIEWED AND THIS PLAT IS HEREBY APPROVED BY THIS DEPARTMENT FOR RECORDING WITH THE SANITARY RESTRICTIONS IN FORCE.

ALL LOTS HAVE SANITARY RESTRICTIONS IN PLACE AND MAY BE ISSUED A SEPTIC SYSTEM PERMIT ON A LOT BY LOT BASIS UPON THE LOT OWNER SUBMITTING A SEWER SYSTEM DESIGNED TO MEET CONDITIONS ON THAT LOT.

UPON APPROVING SAID LOT SEWER SYSTEM, DISTRICT 7 HEALTH WILL SIGN A CERTIFICATE OF SANITARY RESTRICTIONS LIFTING THE RESTRICTION ON SAID LOT; SAID CERTIFICATE IS TO BE RECORDED AT THE CLERK'S OFFICE OF TETON COUNTY, IDAHO.

Kelli Langley 11-10-2006
DISTRICT HEALTH DEPARTMENT, REHS DATE

TETON COUNTY FIRE MARSHAL

THE HEREIN PLATTED PLANNED UNIT DEVELOPMENT IS APPROVED ACCORDING TO TETON COUNTY FIRE REGULATIONS.

Butt 11/13/06
TETON COUNTY FIRE MARSHAL DATE

CERTIFICATE OF REVIEW

I, THE UNDERSIGNED, BEING A LICENSED SURVEYOR IN THE STATE OF IDAHO, DO HEREBY CERTIFY THAT I HAVE REVIEWED THIS PLAT AND FIND THAT IT COMPLIES WITH THE STATE OF IDAHO CODE RELATING TO PLATS AND SURVEYS.

Arnold W. Woolstenhulme 10/21/06
SURVEYOR DATE

RECORDER'S CERTIFICATE

STATE OF IDAHO / SS
COUNTY OF TETON /

I DO HEREBY CERTIFY THAT THIS PLAT WAS FILED THIS _____ DAY OF _____, 2006, AT _____
AT THE REQUEST OF _____
INSTRUMENT NUMBER _____

COUNTY RECORDER

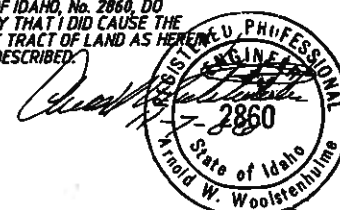
IRRIGATION STATEMENT

WATER RIGHTS APPURTENANT TO THE LANDS INCLUDED WITHIN THIS PLANNED UNIT DEVELOPMENT WILL BE USED EXCLUSIVELY FOR COMMON AREAS. AN ORGANIZED IRRIGATION DISTRICT DOES NOT EXIST GOVERNING THESE RIGHTS.

Arnold W. Woolstenhulme 11-7-06
ENGINEER DATE

SURVEYOR'S CERTIFICATE

I, ARNOLD W. WOOLSTENHULME, BEING A REGISTERED LAND SURVEYOR / ENGINEER IN THE STATE OF IDAHO, No. 2860, DO HEREBY CERTIFY THAT I DID CAUSE THE SURVEY OF THE TRACT OF LAND AS HEREIN PLATTED AND DESCRIBED.



MASTER PLAN / FINAL PLAT FOR: LEIGH MEADOWS PLANNED UNIT DEVELOPMENT

PART OF THE S 1/2 SW 1/4 OF SECTION 26 & PART OF THE NW 1/4 OF SECTION 35, TWP. 6N, RNG. 45E, B.M., TETON COUNTY, IDAHO

DAVID CHAPMAN
8659 EAST WOODLAND AVE.
QUEEN CREEK, ARIZONA 85242
(480) 773-3238

AW ENGINEERING
255 South Main P.O. Box 139
Victor, Idaho 83455
(208) 787-2952 aweng@tetonid.com