

# *The Meadows at Melody Ranch Homeowner's Association*

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To: Teton County Board of County Commissioners ([commissioners@tetonwyo.org](mailto:commissioners@tetonwyo.org))  
Re: Teton Meadows Ranch – Melody Ranch Connectivity

Dear Commissioners,

The Teton County planning commission recently recommended that, as a condition of approval of the Teton Meadows Ranch subdivision (“TMR”), TMR achieve roadway connectivity to US Highway 89 through either Rafter J and Melody Ranch subdivisions, or Big Trails subdivision. The Meadows at Melody Ranch Homeowners Association, Inc. (“Melody Ranch HOA”), the homeowners association for the Melody Ranch subdivision, opposes any roadway connectivity with TMR because of the adverse impacts increased traffic within the Melody Ranch subdivision would have on the quality of life of Melody Ranch residents.

The roads within Melody Ranch are private roads and the Melody Ranch HOA has no intention of granting permission to TMR to access and use its roads. Furthermore, any connection to the Melody Ranch road system would either cross one of the Melody Ranch Recreation Open Space lots or Lot 9 – the Park lot – owned by Teton County. Not only do the Melody Ranch covenants specifically prohibit any such use of the Recreational Open Space lots, but they prohibit the use of *any* lot in the subdivision, including the Recreational Open Space lots and the Park lot, in a manner that constitutes “a nuisance ... disturbance or annoyance to other Owners in the enjoyment of their Lots, or in their enjoyment of common areas.” Clearly, a connector road to TMR through any lot in Melody Ranch would constitute a nuisance, disturbance or annoyance to other owners in their enjoyment of their lots and the common areas.

The Melody Ranch HOA hopes that Teton County will not further encourage or pursue TMR roadway connectivity with the Melody Ranch subdivision.

Thank you.

Regards,  
David Kaufman, President of the Board of Directors

cc: Teton County Planning Commission ([planningcom@tetonwyo.org](mailto:planningcom@tetonwyo.org))  
Blair Leist, Teton County Staff Planner ([bleist@tetonwyo.org](mailto:bleist@tetonwyo.org))

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