

# Planners to mull changing units' use

*By Kevin Huelsmann*

The Jackson Planning Commission will consider a request to allow a development at Pearl Avenue and Jackson Street to change 10 long-term residential units into short-term rental units.

Final plans for the development were approved in March 2008. Those plans included 15 residential units – two affordable units, three employee units and 10 free-market units.

In August, the developers were allowed to change three employee-based units to employment-based units, which require the owner of the unit to earn 75 percent of his or her income in Teton County and live in the county for at least 10 months of the year.

Recently, developers proposed that owners of the 10 free-market units be able to choose between long-term residential use or short-term rental use, according to a staff report.

Town planning staff is recommending the change be approved.

“Since this property is located in the lodging overlay, there is an increased emphasis on lodging, or in this particular case, short-term rentals, to contribute to the visitor-oriented services that are located in the downtown,” planning staff said in a report.

Planning commissioners are scheduled to discuss the request at a meeting at 5:30 p.m. today at Town Hall, 150 E. Pearl Ave.

An agenda and staff report for tonight's meeting are available at [www.ci.jackson.wy.us](http://www.ci.jackson.wy.us) or at Town Hall.