



AGENDA

BOARD OF SUPERVISORS, COUNTY OF MONO STATE OF CALIFORNIA

Regular Meetings: First, Second, and Third Tuesday of each month. Location of meeting is specified below.
Meeting Location: Board Chambers, 2nd Fl., County Courthouse, 278 Main St., Bridgeport, CA 93517

Regular Meeting September 7, 2021

TELECONFERENCE INFORMATION

The meeting will be held in person and via teleconferencing, as authorized by Governor Newsom's Executive Order, N-29-20, dated March 17, 2020, with members of the Board attending from separate remote locations. This hybrid format recognizes that the state is moving beyond the Blueprint for a Safer Economy beginning June 15, 2021.

Members of the public may participate in person, or via the Zoom Webinar, including listening to the meeting and providing public comment, by following the instructions below. If you are unable to join the Zoom Webinar of the Board meeting, you may still view the live stream of the meeting by visiting http://monocounty.granicus.com/MediaPlayer.php?publish_id=8c4d8d56-9aa6-4b8a-ace3-1fbaaecbf14a

To join the meeting by computer:

Visit <https://monocounty.zoom.us/j/98002991171>

Or visit <https://www.zoom.us/>, click on "Join A Meeting" and enter the Zoom Webinar ID 980 0299 1171.

To provide public comment, press the "Raise Hand" button on your screen.

To join the meeting by telephone:

Dial (669) 900-6833, then enter Zoom Webinar ID 980 0299 1171.

To provide public comment, press *9 to raise your hand and *6 to mute/unmute.

NOTE: In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Clerk of the Board at (760) 932-5530 or bos@mono.ca.gov. Notification 48 hours prior to the meeting will enable the County to make reasonable arrangements to ensure accessibility to this meeting (See 42 USCS 12132, 28CFR 35.130).

Full agenda packets are available for the public to review in the Office of the Clerk of the Board (Annex I - 74 North School Street, Bridgeport, CA 93517) and online. Any writing distributed less than 72 hours prior to the meeting will be available for public inspection in the Office of the Clerk of the Board and online.

ON THE WEB You can view the upcoming agenda at <http://monocounty.ca.gov/bos>. If you would like to receive an automatic copy of this agenda by email, please subscribe to the Board of Supervisors Agendas on our website at <http://monocounty.ca.gov/bos>.

UNLESS OTHERWISE SPECIFIED BY TIME, ITEMS SCHEDULED FOR EITHER THE MORNING OR AFTERNOON SESSIONS WILL BE HEARD ACCORDING TO AVAILABLE TIME AND PRESENCE OF INTERESTED PERSONS. PUBLIC MAY COMMENT ON AGENDA ITEMS AT THE TIME THE ITEM IS HEARD.

9:00 AM Call meeting to Order

Pledge of Allegiance

1. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

Opportunity for the public to address the Board on items of public interest that are within the subject matter jurisdiction of the Board. (Speakers may be limited in speaking time dependent upon the press of business and number of persons wishing to address the Board.) Please refer to the Teleconference Information section to determine how to make public comment for this meeting via Zoom.

2. RECOGNITIONS

A. Recognition of President/Curator of the Mono County Historical Society/Mono County Museum Kent Stoddard

Departments: Board of Supervisors, sponsored by Supervisor Peters
10 minutes

(Supervisor Peters) - Recognition of longtime Bridgeport resident, Kent Stoddard, President/Curator of the Mono County Historical Society/Mono County Museum.

Recommended Action: Approve proposed recognition.

Fiscal Impact: None.

3. COUNTY ADMINISTRATIVE OFFICE

CAO Report regarding Board Assignments
Receive brief oral report by County Administrative Officer (CAO) regarding work activities.

4. DEPARTMENT/COMMISSION REPORTS

Receive brief oral report on emerging issues and/or activities.

5. CONSENT AGENDA

(All matters on the consent agenda are to be approved on one motion unless a board member requests separate action on a specific item.)

A. Board Minutes - July 20, 2021

Departments: Clerk of the Board

Approval of the Board Minutes from the Regular Meeting on July 20, 2021.

Recommended Action: Approve the Board Minutes from the Regular Meeting on July 20, 2021.

Fiscal Impact: None.

B. Board Minutes - August 3, 2021

Departments: Clerk of the Board

Approval of the Board Minutes from the Regular Meeting on August 3, 2021.

Recommended Action: Approve the Board Minutes from the Regular Meeting on August 3, 2021.

Fiscal Impact: None.

C. Board Minutes - August 10, 2021

Departments: Clerk of the Board

Approval of the Board Minutes from the Regular Meeting on August 10, 2021.

Recommended Action: Approve the Board Minutes from the Regular Meeting on August 10, 2021.

Fiscal Impact: None.

D. Out-of-State Travel Authorization for 2021 National Association of Counties' (NACo) Western Interstate Region (WIR) Conference

Departments: Clerk of the Board

Out-of-state travel request for Supervisor Duggan to attend the 2021 National Association of Counties' (NACo) Western Interstate Region (WIR) Conference in Salt Lake County, Utah.

Recommended Action: Approve out-of-state travel request for Supervisor Duggan to attend the 2021 National Association of Counties' (NACo) Western Interstate Region (WIR) Conference in Salt Lake County, Utah from October 13-15, 2021.

Fiscal Impact: Up to \$1,500 for conference registration, hotel stay, and travel for Supervisor Duggan, which is included in the Board of Supervisors' budget for FY 2021-22.

E. Amendment of Mono County Conflict of Interest Code

Departments: County Counsel

Proposed resolution R21-____, a Resolution of the Mono County Board of Supervisors Amending the County Conflict of Interest Code as required by Government Code section 87306.5.

Recommended Action: Adopt proposed resolution in order to revise the county conflict of interest code to reflect all new positions added since the previous code was adopted in 2018. Provide any desired direction to staff.

Fiscal Impact: None.

F. Resolution Waiving Fire Mitigation Fees for Homes Lost in the Mountain View Fire

Departments: County Counsel

This item was requested by the Antelope Valley Fire Protection District (AVFPD). Proposed resolution waiving fire mitigation fees applicable to new development within the boundaries of the AVFPD for homes destroyed by the Mountain View Fire.

Recommended Action: Adopt proposed resolution. Provide any desired direction to staff.

Fiscal Impact: No fiscal impact to the County. These fees are remitted entirely to the AVFPD.

G. Monthly Treasury Transaction Report

Departments: Finance

Treasury Transaction Report for the month ending 6/30/2021.

Recommended Action: Approve the Treasury Transaction Report for the month ending 6/30/2021.

Fiscal Impact: None

H. 2021-22 Appropriations Limit

Departments: Finance

Proposed resolution establishing the 2021-22 Appropriations Limit.

Recommended Action: Adopt proposed resolution R21-____, establishing the 2021-22 Appropriations Limit and making other necessary determinations for the County and for those special districts governed by the Board of Supervisors that are required to establish appropriations limits.

Fiscal Impact: None.

I. 2021-22 Property Tax Rates

Departments: Finance

Proposed resolution establishing the 2021-22 tax rates on the secured roll.

Recommended Action: Adopt proposed resolution R21-____, establishing the 2021-22 tax rates on the secured roll.

Fiscal Impact: None. Allows for the collection of voter approved debt.

J. Tarzana Treatment Centers Agreement for Services

Departments: Behavioral Health

Proposed contract with Tarzana Treatment Centers pertaining to the provision of residential Substance Use Disorder (SUD) treatment services.

Recommended Action: Approve County entry into proposed contract and authorize CAO Robert Lawton to execute said contract on behalf of the County. Provide any desired direction to staff.

Fiscal Impact: Total payments to the contractor by the County will not exceed \$200,000, and not to exceed \$100,000 in any 12 month period. This service is paid for by the Substance Abuse Block Grant.

K. Contract between Mono County and North American Mental Health Services

Departments: Probation

Proposed contract with North American Mental Health Services pertaining to Mental Health Assessments, Psychological Evaluations and Psychiatric Evaluations.

Recommended Action: Approve County entry into proposed contract and authorize CAO Lawton to execute said contract on behalf of the County. Provide any desired direction to staff.

Fiscal Impact: Up to \$100,000 in any 12-month period, paid for with 2011 realignment revenues managed by the Community Corrections Partnership (CCP), and included in the 2021-2022 adopted budget.

6. CORRESPONDENCE RECEIVED

Direction may be given to staff regarding, and/or the Board may discuss, any item of correspondence listed on the agenda.

A. Notice and Application from Southern California Edison for a Permit to Construct for the Transmission Line Rating Remediation, Control – Silver Peak Project

Notice and Application from Southern California Edison for a Permit to Construct for the Transmission Line Rating Remediation, Control – Silver Peak Project with the California Public Utilities Commission.

B. Letter from Altice USA/Suddenlink in Response to the Joint Letter Sent on July 9, 2021

A letter from Altice USA/Suddenlink in response to the joint letter from Mono, Placer, and Nevada Counties and the Towns of Mammoth Lakes and Truckee sent on July 9, 2021, regarding service and infrastructure issues related to broadband internet provided by Altice USA/Suddenlink in the region.

C. Letter from CalOES Regarding U.S. Small Business Administration Economic Disaster Declaration - Tamarack Fire

A letter from CalOES regarding the U.S. Small Business Administration declaring the primary County of Alpine and the contiguous counties of Amador, Calaveras, El Dorado, Mono, and Tuolumne a disaster area as a result of economic impacts caused by the Tamarack Fire.

7. REGULAR AGENDA - MORNING

A. COVID-19 (Coronavirus) Update

Departments: CAO, Public Health

30 minutes

(Robert C. Lawton, CAO, Bryan Wheeler, Public Health Director) - Update on Countywide response and planning related to the COVID-19 pandemic.

Recommended Action: None, informational only.

Fiscal Impact: None.

B. Ad Hoc Subcommittee for Strategic Planning

Departments: CAO

5 minutes

(John Craig, Assistant CAO) - Board Rules of Procedure (Rule 42) authorize the Board to establish ad hoc subcommittees comprised of less than a quorum of the Board to serve a limited or single purpose, for a limited period of time. The County Administrative Office is recommending the establishment of a 2-member ad hoc subcommittee to work on strategic planning.

Recommended Action: Establish an ad hoc subcommittee comprised of the Chair and Vice-Chair, or such other Board Members as the Board may designate, for the purpose of working on the County's strategic plan update, which subcommittee shall report periodically on its work to the full Board at an agenda meeting and shall be dissolved upon Board adoption of the strategic plan update. Provide any desired direction to staff.

Fiscal Impact: None.

C. Response to 2020-21 Grand Jury Report on "Workforce Housing Crisis"

Departments: CAO and Community Development

30 minutes

(Robert C. Lawton, CAO, Wendy Sugimura, Community Development Director) - County response to 2020-21 Grand Jury Report on "Mono County Workforce Housing Crisis."

Recommended Action: Approve proposed letter.

Fiscal Impact: None.

D. Mono County Inventory of Land Holdings

Departments: CAO

30 minutes

(Robert C. Lawton, CAO; Kevin Carunchio, Willdan Public Agency Resources Group) - Transmittal and discussion of a report, Mono County Land Holdings, which reviews County-controlled parcels for opportunities to advance various County policies.

Recommended Action:

- 1) Receive the attached report on Mono County Land Holdings;
- 2) Discuss with staff the report's findings;
- 3) Consider further direction to staff

Fiscal Impact: None noted at this time.

E. Response to Letter from LADWP Regarding Sage Grouse Adaptive Management Plan

Departments: County Counsel

15 minutes

(Emily Fox, Deputy County Counsel) - Response to letter received from LADWP on June 2. The June 2 letter responds to correspondence the County sent to LADWP on April 20 regarding the LADWP's proposed Adaptive Management Plan for the Bi-State Sage Grouse in the Long Valley. This letter responds to apparent confusion from LADWP about the interconnectedness of the Mono Lake Basin and Long Valley and invites the president of LADWP to tour Long Valley as part of revising and improving the draft Adaptive Management Plan.

Recommended Action: Approve letter to send to LADWP.

Fiscal Impact: None.

F. Revisions to County Code Chapter 7.28 - Camping

Departments: Public Works

5 minutes

(Tony Dublino, Director of Public Works) - Proposed Ordinance Amending Chapter 7.28 of the Mono County Code pertaining to Camping in County parks and rights-of-way.

Recommended Action:

- 1) Make a motion to reconsider action from August 10, 2021 meeting (Item 5.D) in which the Board voted 2/2 regarding adoption of the proposed ordinance, resulting in the ordinance not being adopted. (Motion to reconsider must be made by Chair Kreitz, Supervisor Corless, or Supervisor Peters).
- 2) If the reconsideration motion is made, and is approved by the Board, consider and potentially adopt proposed ordinance. (The ordinance was introduced on August 3, 2021).

Fiscal Impact: None.

G. Response to 2020-21 Grand Jury Report on "Fiber Internet Connection as Essential Infrastructure in Mono County"

Departments: CAO and IT

30 minutes

(Robert C. Lawton, CAO, Nate Greenberg, IT Director) - County response to Grand Jury report entitled "Fiber Internet Connection as Essential Infrastructure in Mono County."

Recommended Action: Approve letter and response.

Fiscal Impact: None.

8. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

Opportunity for the public to address the Board on items of public interest that are within the subject matter jurisdiction of the Board. (Speakers may be limited in speaking time dependent upon the press of business and number of persons wishing to address the Board.) Please refer to the Teleconference Information section to determine how to make public comment for this meeting via Zoom.

9. CLOSED SESSION

A. Closed Session - Labor Negotiations

CONFERENCE WITH LABOR NEGOTIATORS. Government Code Section 54957.6. Agency designated representative(s): Bob Lawton, Stacey Simon, Janet Dutcher, and Anne Frievalt. Employee Organization(s): Mono County Sheriff's Officers Association (aka Deputy Sheriff's Association), Local 39 - majority representative of Mono County Public Employees (MCPE) and Deputy Probation Officers Unit (DPOU), Mono County Paramedic Rescue Association (PARA), Mono County Public Safety Officers Association (PSO). Unrepresented employees: All.

B. Closed Session - Existing Litigation

CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION. Paragraph

(1) of subdivision (d) of Government Code section 54956.9. Name of case: Claim for damages filed by Adam Flores.

C. Closed Session - Existing Litigation

CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION. Paragraph (1) of subdivision (d) of Government Code section 54956.9. Name of case: *County of Mono v. Ernesto Bravo, et al.*, Mono County Superior Court Case No. CV 200072.

D. Closed Session - Exposure to Litigation

CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION. Significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of Government Code section 54956.9. Number of potential cases: one. Facts and circumstances: Threat of litigation made by Angela Olson of Coleville.

THE AFTERNOON SESSION WILL RECONVENE NO EARLIER THAN 1:00 P.M.

10. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

Opportunity for the public to address the Board on items of public interest that are within the subject matter jurisdiction of the Board. (Speakers may be limited in speaking time dependent upon the press of business and number of persons wishing to address the Board.) Please refer to the Teleconference Information section to determine how to make public comment for this meeting via Zoom.

11. REGULAR AGENDA - AFTERNOON

A. 2021 Supervisorial Redistricting Update

Departments: CAO
15 minutes

(Robert C. Lawton, CAO) - Update from staff regarding the 2021 Redistricting Process, including discussion about public outreach, scheduling public hearings and creation of informational website.

Recommended Action: Receive update from staff. Provide any desired direction to staff.

Fiscal Impact: None.

B. Ordinance Amending Mono County Code Section 3.04.030 Pertaining to Purchases Made by Department Heads

Departments: County Counsel; CAO; Finance
10 minutes

(Christian Milovich, Assistant County Counsel) - Proposed ordinance amending section 3.04.030 of the Mono County Code to authorize assistant purchasing agents (i.e., department heads) to purchase services, supplies and equipment in amounts not to exceed \$25,000 per purchase.

Recommended Action: Introduce, read title, and waive further reading of proposed ordinance. Provide any desired direction to staff.

Fiscal Impact: No fiscal impact associated with the adoption of this ordinance. Once adopted, we anticipate this ordinance is likely to lower the staff costs associated with individual procurements of not more than \$25,000.

C. Request from County Service Area (CSA) No. 1 Advisory Board for Rate of Pay Increases for Staff and Contractors

Departments: CAO

10 minutes

(John Craig, Assistant CAO) - Request from CSA #1 advisory board that County increase hourly pay for class instructors and the Program Director for the recreational classes operated at the Crowley Community Center. Request is to increase instructor rate from \$25/hour to \$35/hour (if County employee) or to \$40/hour (if independent contractor) and to increase Program Director rate from \$25/hour to \$34.21/hour.

Recommended Action: Consider recommendation and potentially direct staff to implement increased pay for class instructors and/or the Program Director, to such amount as Board determines.

Fiscal Impact: The ultimate fiscal impact of increasing class instructor rates by approximately 60% depends on the number of and type of classes held. Based on pre-pandemic activity levels, the estimated additional cost ranges between \$1,200 and \$4,200. The additional cost of increasing the Program Director pay rate is estimated at \$3,200. These additional costs were not anticipated in the CSA #1 FY 2021-2022 adopted budget. Adjustments, if necessary, will be included at mid-year.

D. Resolution Providing Necessary Certifications for Exception to 180-Day Wait Period Under Government Code Sections 7522.56 & 21224 for Limited Term, Part-Time Employment of PERS Retiree Suzanne West, Staff Services Manager

Departments: Social Services, Human Resources

10 Minutes

(Kathy Peterson, Social Services Director, Ryan Roe, Acting Human Resources Director) - Proposed Resolution Providing Necessary Certifications for Exception to 180-Day Wait Period Under Government Code Sections 7522.56 & 21224 for Limited Term, Part-Time Employment of PERS Retiree Suzanne West, Staff Services Manager.

Recommended Action: Adopt proposed resolution. Provide any desired direction to staff.

Fiscal Impact: Total cost of salary and employment taxes is approximately \$4,500 (\$49.82/hour X 80 hours + employment taxes). Salary savings within the Department of Social Services budget is available to cover the additional cost.

E. Employment Agreement - Assistant Clerk - Recorder / Registrar of Voters

Departments: Human Resources

5 minutes

(Ryan Roe, Acting Human Resources Director) - Proposed resolution approving a contract with Queenie Barnard as Assistant Clerk - Recorder / Registrar Of Voters Of Mono County, and prescribing the compensation, appointment and conditions of said employment.

Recommended Action: Announce Fiscal Impact. Approve Resolution R21-_____, Approving a contract with Queenie Barnard as Assistant Clerk - Recorder / Registrar Of Voters Of Mono County, and prescribing the compensation, appointment and conditions of said employment. Authorize the Board Chair to execute said contract on behalf of the County.

Fiscal Impact: The cost for an entire fiscal year would be \$110,779 of which \$81,900 is salary and \$28,879 is the cost of benefits, and was included in the approved budget.

12. BOARD MEMBER REPORTS

The Board may, if time permits, take Board Reports at any time during the meeting and not at a specific time.

ADJOURN



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Board of Supervisors, sponsored by Supervisor Peters

TIME REQUIRED 10 minutes

PERSONS APPEARING BEFORE THE BOARD Supervisor Peters

SUBJECT Recognition of President/Curator of the Mono County Historical Society/Mono County Museum Kent Stoddard

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Recognition of longtime Bridgeport resident, Kent Stoddard, President/Curator of the Mono County Historical Society/Mono County Museum.

RECOMMENDED ACTION:

Approve proposed recognition.

FISCAL IMPACT:

None.

CONTACT NAME: Queenie Barnard

PHONE/EMAIL: 760-932-5534 / qbarnard@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Recognition

History

Time	Who	Approval
8/30/2021 10:25 AM	County Counsel	Yes
8/24/2021 11:07 AM	Finance	Yes
9/2/2021 3:51 PM	County Administrative Office	Yes



**MONO COUNTY BOARD OF SUPERVISORS
PROCLAMATION IN RECOGNITION OF KENT STODDARD**

WHEREAS, in 1999 Kent became President/Curator of the Mono County Historical Society/Mono County Museum; and,

WHEREAS, at that time, the Historical Society was nearly extinct and Mono County had to cut back in the financial support of the Museum; and,

WHEREAS, Kent has put in countless unpaid hours and much of his own money to bring the Museum to the spectacular glory that it is today; and,

WHEREAS, Kent puts out a great newsletter that spotlights local families, places and historical information; and,

WHEREAS, Kent and his wife Sharon are a team and all this is done with a love that he and Sharon have for this community; and,

WHEREAS, Kent is always willing to give a helping hand when asked; and,

WHEREAS, all his hard work has been done quietly and un-noticed by many and it's time to celebrate/acknowledge Kent for all that he has done; and,

WHEREAS, almost 20 years ago the Bridgeport Founder's Day was started by Kent with many countless hours of hard work. It was started with the thought of making Founder's Day simple. Simple like it was back in the day of our Founding Fathers; and,

NOW, THEREFORE, the Mono County Board of Supervisors recognizes and thanks Kent Stoddard for his service to the people and visitors of Mono County while we also celebrate Founder's Day. A great time to give Kent his due recognition and encourage everyone to take the time and visit the Museum.

APPROVED AND ADOPTED this 7th day of September 2021, by the Mono County Board of Supervisors.

Jennifer Kreitz, Supervisor District #1

Rhonda Duggan, Supervisor District #2

Bob Gardner, Supervisor District #3

John Peters, Supervisor District #4

Stacy Corless, Supervisor District #5



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Clerk of the Board

TIME REQUIRED

SUBJECT Board Minutes - July 20, 2021

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Approval of the Board Minutes from the Regular Meeting on July 20, 2021.

RECOMMENDED ACTION:

Approve the Board Minutes from the Regular Meeting on July 20, 2021.

FISCAL IMPACT:

None.

CONTACT NAME: Queenie Barnard

PHONE/EMAIL: 760-932-5534 / qbarnard@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download

[DRAFT Minutes](#)

History

Time	Who	Approval
8/30/2021 11:43 AM	County Counsel	Yes
9/2/2021 11:02 AM	Finance	Yes
9/2/2021 3:46 PM	County Administrative Office	Yes



**DRAFT MEETING MINUTES
BOARD OF SUPERVISORS, COUNTY OF MONO
STATE OF CALIFORNIA**

Regular Meetings: First, Second, and Third Tuesday of each month. Location of meeting is specified below.

Meeting Location: Mammoth Lakes Suite Z, 437 Old Mammoth Rd, Mammoth Lakes, CA 93546

**Regular Meeting
July 20, 2021**

Backup Recording	Zoom
Minute Orders	M21-156 – M21-162
Resolutions	R21-53 – R21-54
Ordinance	ORD21-05 Not Used

9:04 AM Meeting Called to Order by Chair Kreitz.

*Supervisors Present: Corless, Duggan, Gardner, Kreitz, and Peters (Corless, Duggan, Gardner, and Peters attended via teleconference).
Supervisors Absent: None.*

The Mono County Board of Supervisors stream most of their meetings live on the internet and archives them afterward. To search for a meeting from June 2, 2015 forward, please go to the following link: <http://www.monocounty.ca.gov/meetings>.

Pledge of Allegiance led by Supervisor Gardner.

1. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

Michelle, Tom's Place:

- Learned that the Fish Commission was disbanded. Fish stocking in this area is critical.
- Difficulty getting insurance coverage in California.

2. RECOGNITIONS

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

A. Pretrial, Probation, and Parole Week Proclamation

Departments: Probation

(Dylan Whitmore, Deputy Probation Officer) - Proposed proclamation recognizing the efforts of the Probation Department and proclaiming the week of July 18-24, 2021, Pretrial, Probation and Parole Week.

Action: Adopt proposed proclamation recognizing the efforts of the Probation Department and proclaiming the week of July 18-24, 2021, Pretrial, Probation and Parole Week.

Corless motion. Duggan seconded.

Vote: 5 yes, 0 no

M21-156

Dylan Whitmore, Deputy Probation Officer:

- Thanked Board for recognizing the men and women of the probation department

Supervisor Corless:

- Expressed appreciation to Dylan and team

3. COUNTY ADMINISTRATIVE OFFICE

CAO Report regarding Board Assignments

Bob Lawton, CAO:

- Holding monthly meetings with department heads
- Attended NACo conference in person – sat on in meetings of the Rural Action Caucus, National Association of County Administrators, US Census Forum, Rural Broadband issues, strategies for advancing diversity, equity, and inclusion.
- Been in touch with Forest Service District Rangers regarding Dexter and Tamarack Fires
- Congratulated Public Health Director, Bryan Wheeler, for his recent designation as President of California HIV/STD Controllers Association

4. DEPARTMENT/COMMISSION REPORTS

Kathy Peterson, Social Services Director:

- Retirement of Suzanne West
- Introduced Leslie Gaunt as Staff Services Analyst III
- Tamarack Fire update

Michelle Raust, Program Manager:

- Acknowledged Rose Martin's graduation from Master's program

Rose Martin, Child Welfare Supervisor:

- Thanked County for educational incentive program
- Proud of the work we do at the County and shows how effective teaming is

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

Scheereen Dedman, Acting Clerk-Recorder-Registrar:

- Announcement of Assistant Clerk-Recorder-Registrar

Gordon Greene, Veteran Services Officer:

- Going through accreditation training
- Eight claims for eight individuals in Mono County. Plan to increase outreach once accreditation is done.
- Office hours in Mono County every Thursday

Justin Nalder, Solid Waste Superintendent:

- Annual update on fee waivers and community clean ups for Solid Waste Division

Break: 9:47 AM

Reconvened: 9:56 AM

5. CONSENT AGENDA

(All matters on the consent agenda are to be approved on one motion unless a board member requests separate action on a specific item.)

A. Contract for Assessor's Counsel

Departments: Assessor

Proposed contract with Michael K. Slattery of Lamb & Kawakami LLP pertaining to outside counsel services for the Mono County Assessor.

Action: Approve County entry into proposed contract and authorize Barry Beck to execute said contract on behalf of the County.

Peters motion. Gardner seconded.

Vote: 5 yes, 0 no

M21-157

B. Behavioral Health Department Restructure

Departments: Behavioral Health

Proposed Resolution Authorizing the County Administrative Officer to Amend the County of Mono List of Allocated Positions to Remove One (1.0) FTE Behavioral Health Services Coordinator II and One (1.0) FTE Behavioral Health Services Coordinator I and add One (1.0) FTE Behavioral Health Services Coordinator III and One (1.0) FTE Fiscal Technical Specialist III.

Action: Adopt proposed resolution, Authorizing the County Administrative Officer to Amend the County of Mono List of Allocated Positions to Remove One (1.0) FTE Behavioral Health Services Coordinator II and One (1.0)

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

FTE Behavioral Health Services Coordinator I and add One (1.0) FTE Behavioral Health Services Coordinator III and One (1.0) FTE Fiscal Technical Specialist III.

Peters motion. Gardner seconded.

Vote: 5 yes, 0 no

R21-53

C. Used Oil Opportunity Grant (OPP12) Application

Departments: Public Works - Solid Waste

Proposed resolution of the Mono County Board of Supervisors authorizing the Director of Public Works to submit and execute on behalf of Mono County an application to the Department of Resources Recycling and Recovery for the Used Oil Payment Program, fiscal years 2021-22 through 2025-26 (12th through 16th cycle).

Action: Adopt proposed resolution authorizing the Director of Public Works to submit and execute on behalf of Mono County an application to the Department of Resources Recycling and Recovery for the Used Oil Payment Program, fiscal years 2021-22 through 2025-26 (12th through 16th cycle).

Peters motion. Gardner seconded.

Vote: 5 yes, 0 no

R21-54

D. Claim for Damages - Adam Flores

Departments: Risk Management

Claim for damages filed by Adam Flores, related to alleged personal injury during a vehicle collision involving a county vehicle.

Action: Deny the claim submitted by Megeredchian Law on behalf of Adam Flores, direct the Risk Manager, in consultation with County Counsel, to send notice to the claimant of the denial.

Peters motion. Gardner seconded.

Vote: 5 yes, 0 no

M21-158

E. Interagency Assistance Mutual Aid and Joint Training Agreement

Departments: Sheriff

Interagency Mutual Aid and Joint Training Agreement made and entered into by and between the County of Inyo on behalf of its Sheriff's

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

Department and District Attorney's Office, the City of Bishop on behalf of its Police Department, and Mono County, on behalf of its Sheriff's Department.

Action: Approve the Chair signing the Interagency Mutual Aid and Joint Training Agreement on behalf of Mono County.

Peters motion. Gardner seconded.

Vote: 5 yes, 0 no

M21-159

6. CORRESPONDENCE RECEIVED

Direction may be given to staff regarding, and/or the Board may discuss, any item of correspondence listed on the agenda.

The Board acknowledged receipt of the correspondence.

A. Application for Alcoholic Beverage License - Mono Inn LLC

An application to the State of California Department of Alcoholic Beverage Control for Alcoholic Beverage License by Mono Inn LLC doing business as Mono Inn located at 55620 Highway 395, Lee Vining, CA 93541.

B. Proposed Southern California Edison Control-Silver Peak Project Notice

A notice regarding the proposed Southern California Edison Control-Silver Peak Project.

7. REGULAR AGENDA - MORNING

A. 2021 Supervisorial Redistricting Update

Departments: CAO

(Robert C. Lawton, CAO, Christian Milovich, Assistant County Counsel) - Presentation by staff regarding the 2021 Redistricting Process, including discussion about public outreach, scheduling public hearings and creation of informational website.

Action: Advise staff to schedule public hearings, create website and implement plan for public outreach.

Bob Lawton, CAO:

- PPT presentation (can be found under Supporting Documents on the meeting webpage: <https://monocounty.ca.gov/bos/page/board-supervisors-122>) – Set a

Note:

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date for the 1st public hearing, Public input for mapping process, Set dates for all remaining public hearings

Supervisor Corless:

- Spanish translation available at hearings
- Outreach to local tribes

B. COVID-19 (Coronavirus) Update

Departments: CAO, Public Health

(Robert C. Lawton, CAO, Bryan Wheeler, Public Health Director) - Update on Countywide response and planning related to the COVID-19 pandemic. Discussion of planning for changes to County operations as the State moves into its "Beyond the Blueprint" stage, including, but not limited to: status of emergency declarations; returning to in-person County meetings; returning remote employees to work.

Action: None.

Bryan Wheeler, Public Health Director:

- PPT presentation (can be found under Supporting Documents on the meeting webpage: <https://monocounty.ca.gov/bos/page/board-supervisors-122>) – 7-day metrics, CDC Indicators and Thresholds for Community Transmission of COVID-19 to Guide Masks for Public Indoor Settings Based on Vaccination Status, Mono County COVID-19 Vaccine dashboard, Mono County Masking Recommendation for Vaccinated and Unvaccinated Persons in Public Indoor Spaces, Delta Variant, vaccine misinformation, testing and vaccine schedule

C. Mono County Audit Reports for FY 2019-20

Departments: Finance

(Janet Dutcher, Finance Director) - Presentation of the Comprehensive Annual Financial Report and the Single Audit Report for the fiscal year ended June 30, 2020.

Action: None.

Janet Dutcher, Finance Director:

- Presented a summary of the County's annual audit reports

D. Ordinance Repealing and Replacing Chapter 2.68 of the Mono County Code "Personnel System"

Departments: County Counsel and Human Resources

(Stacey Simon, County Counsel, Ryan Roe, Acting HR Director) - Proposed ordinance repealing Mono County Code Chapter 2.68 "Personnel System" which has been superseded by Personnel Rules

Note:

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negotiated between the County and each of its employee bargaining units and adding language to Chapter 2.68 instead referencing the Personnel Rules.

Action: Introduce, read title, and waive further reading of proposed ordinance.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-160

Stacey Simon, County Counsel:

- Presented item

E. Ordinance Amending Mono County Code Section 3.52.050 - Assessment Appeals Boards

Departments: County Counsel and Clerk

(Stacey Simon, County Counsel, Scheereen Dedman, Acting Clerk-Recorder-Registrar) - Proposed ordinance amending Mono County Code Section 3.52.050 to align with changes in state law which eliminated specified qualifications for members of County Assessment Appeals Boards in counties with populations under 200,000.

Action: Introduce, read title, and waive further reading of proposed ordinance.

Duggan motion. Gardner seconded.

Vote: 5 yes, 0 no

M21-161

Stacey Simon, County Counsel:

- Presented item

F. Ordinance Amending Chapter 7.28 of the County Code - Camping

Departments: Public Works

(Tony Dublino, Director of Public Works) - Ordinance amending Chapter 7.28 Camping. Extends existing prohibitions on camping in county parks to include county recreational facilities and community centers and associated parking areas. Also prohibits camping on paved county roads and within their rights-of-way. Provides exceptions relating to emergencies, special uses and where otherwise authorized by action of the Board of Supervisors.

Action: Introduce, read title, and waive further reading of the proposed ordinance.

Note:

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Gardner motion. Peters seconded.

Vote: 3 yes, 2 no

M21-162

Roll Call:

Corless - N

Duggan - Y

Gardner - Y

Kreitz - N

Peters - Y

Tony Dublino, Director of Public Works:

- Ordinance draft presented to Board on July 6 was the wrong version and did not include language that had been adopted in 2016. The item is back for a first reading with comments made at the July 6 meeting incorporated, specifically adding language to provide Board discretion to designate County properties for overnight use.

Chair Kreitz:

- Concerns raised by several constituents about making this change without a solution

Supervisor Corless:

- Also received comments from constituents in opposition, will be changing vote

Supervisor Gardner:

- Has received comments supporting ordinance

Break: 11:55 AM

Reconvened: 12:13 PM

G. Countywide Solid Waste Services

Departments: Public Works - Solid Waste

(Justin Nalder, Solid Waste Superintendent) - Discussion of Proposals and Recommendation for next steps on Countywide Solid Waste Services.

Action: None.

Justin Nalder, Solid Waste Superintendent:

- Provided background
- Request for Proposals
- Proposals received

Tony Dublino, Director of Public Works:

- At this point, need to sit down with proposers and talk about cost before coming back to the Board with a recommendation for next steps

Note:

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Supervisor Corless:

- Expressed concern about situation and recommended County Administrative Office provide more support to Public Works Solid Waste Division

Bob Lawton, CAO:

- Important to make sure that Public Works has the legal and logistical support necessary for this project to be effective and efficient for residents and that the County's long term interests are best protected.

Supervisor Duggan:

- Concerned that we are being held hostage to these particular bids
- Agree with Supervisor Corless that we need to provide the Public Works department with help to get this done

Chair Kreitz:

- No option to own the Integrated Materials Management Center (IMMC) – would like that to be a requirement

Stacy Simon, County Counsel:

- Underscored Tony and Justin's comments regarding the option for the County to be the primary developer and owner of the transfer station. This option needs to remain on the table, if none of the local haulers are willing to provide the service that we need and have clearly put out in the RFP, then perhaps we get what we need by providing it ourselves.

Supervisor Gardner:

- Hope that we leave all the options on the table as we pursue this. If additional resources are needed, that we consider that as well.
- Make sure we explore all possible solutions and not feel constrained

8. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

None.

9. CLOSED SESSION

Closed Session: 12:45 PM

Supervisor Peters left the meeting at 1:30 PM.

Reconvened: 1:54 PM

No action to report out of Closed Session.

A. Closed Session - Labor Negotiations

CONFERENCE WITH LABOR NEGOTIATORS. Government Code

Note:

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Section 54957.6. Agency designated representative(s): Bob Lawton, Stacey Simon, Janet Dutcher, and Anne Frievalt. Employee Organization(s): Mono County Sheriff's Officers Association (aka Deputy Sheriff's Association), Local 39 - majority representative of Mono County Public Employees (MCPE) and Deputy Probation Officers Unit (DPOU), Mono County Paramedic Rescue Association (PARA), Mono County Public Safety Officers Association (PSO). Unrepresented employees: All.

B. Closed Session - Public Employee Evaluation

PUBLIC EMPLOYEE PERFORMANCE EVALUATION. Government Code section 54957. Title: County Administrative Officer.

C. Closed Session - Public Employment

PUBLIC EMPLOYMENT. Government Code section 54957. Title: Paramedic I.

D. Closed Session - Exposure to Litigation

CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION. Significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of Government Code section 54956.9. Number of potential cases: One.

10. BOARD MEMBER REPORTS

Supervisor Corless:

- 7/9 - Meeting with local Regional Fire and Forest Capacity Program staff regarding the CA Fire Safe Council county wildfire program coordinator grant opportunity, Supervisor Gardner and I will work with CAO Lawton to bring something back to our board in August
- 7/9-12 - NACo conference, attended virtually
- 7/12 - Eastern Sierra Sustainable Recreation Partnership
- 7/14 - RCRC executive committee meeting in Sacramento
- 7/14 - Town of Mammoth Lakes, Planning and Ec Dev Commission
- 7/15 - Meeting of the Eastern Sierra Climate and Community Resilience Project outreach group
- 7/16 Golden State Natural Resources board meeting, moving toward selection of site in Northern California;
- Meeting with LA Mayor Garcetti/DWP representatives, our board should follow up on the discussion.

Supervisor Duggan:

- 7/8-13/21 – I participated in the NACo Annual Conference in Maryland along with Supervisor Peters and the other supervisors virtually. Along with several workshops focused on new members and committees, I was able to participate in policy meetings and election of officers that represent California, rural counties, and local interests.
- 7/15/21 – I participated in CSAC Webinar Initiating, Navigating, & Negotiating

Note:

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the Dynamics of Change in County Government. Later that evening I attended the Long Valley RPAC. There was interest in a future joint meeting with CSA1 to align priorities.

- 7/16/21 – I met with Mammoth Town Councilmember Sarah Rea to discuss creative solutions for housing.
- 7/17/21 – I participated in a workshop held by the Tri County Fair Board with interested parties to review finding from a feasibility study regarding combining the Junior Livestock Show with the Tri County Fair. There was also discussion about appointing a Mono County Representative to the Fair Board. The appointment comes from the Governor's office (a request is in and pending.) I will follow up regarding appointment status in Late September.
- 7/19/21 – I participated in the Strategic Planning Workshop facilitated by Robert Bendorf. It was a good opportunity to get to know the board members better and learn about their priorities for the county. I look forward to the feedback from the sessions held with the staff and their ideas about aligning workloads and goals.

Supervisor Gardner:

- On Wednesday July 7 I attended the monthly meeting of the June Lake Citizens Advisory Committee. Topics discussed at that meeting included continued concerns regarding speeding on selected June Lake Village streets, the County Active Transportation Plan, and a COVID update.
- On Thursday July 8 I participated in the quarterly Yosemite Gateway meeting. We heard an update from Park staff about numerous projects underway and the impact of continuing to require reservations to enter the Park.
- On Friday July 9 I participated in a brief Eastern Sierra Transit Authority Board meeting to approve the ESTA budget.
- From Friday, July 9 through Monday, July 12 I participated virtually in the National Association of Counties Annual Conference. I led a meeting of our Resorts/Tourism/Gateway Counties Working Group on Saturday with interesting presentations from Headwaters Economics and Recreate Responsibly. I also participated in the Public Lands Policy Steering Committee meeting consideration of policy resolutions, the Western Interstate Region meetings, various workshops, and listened to several General Session speakers.
- On Monday July 12 I participated with Supervisor Corless in the monthly meeting of the Eastern Sierra Sustainable Recreation Partnership. We heard updates from each member and the status of selected projects, including grant assistance.
- On Thursday and Friday July 15 and 16 I participated in the Bi-State Traditional Ecological Knowledge Summit hosted by the Kutzadika Tribal Council in the Mono Basin. This was an incredible event that featured speakers from tribes across the Eastern Sierra, plus others from various Federal and California and Nevada state agencies. It was very humbling to hear about the experiences of our native peoples, but also about the pride they have in their traditions and heritage in our region. There was also much discussion about how public agencies can improve consultation with our tribes.
- On Friday July 16 I met with Supervisor Corless Los Angeles Mayor Eric Garcetti, who was in the June Lake area very briefly to review the proposed LADWP Rush Creek and Grant Lake restoration project. We had only a few minutes to talk with Mayor Garcetti, but he was very supportive of working with the County on projects of mutual concern, including possible land for affordable housing. We also emphasized that we wanted to pursue opportunities to resolve current concerns with LADWP.
- Yesterday I attended with my colleagues on the Board the Strategic Planning

Note:

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workshop in Bridgeport. I thought we made some important first steps in moving forward in providing better strategic direction and guidance for the County.

Chair Kreitz:

- On Wednesday, July 7th, I participated in a joint workshop with the Mammoth Lakes Town Council and the Mammoth Lakes Housing Board of Directors. The two bodies discussed the renewal of the MLH contract with the Town for services. The initial proposal was for a three year contract, but after much discussion on deliverables and the Town's path forward to address housing needs, there was agreement to enter into a one year contract, with the understanding that changes can be made at anytime so long as there's agreement between the two bodies. MLH requested a 5% increase in the contract, which would be the first increase in nine years, while the Town staff recommended a 1.8% increase. MMSA VP of Development, Tom Hodges offered that MMSA would pick-up the difference. Many thanks to MMSA for their participation!
- Beginning on Friday, July 9th with the Community, Economic, Workforce Development Committee meeting, I attended NACo's annual conference remotely. Once again, the resolution I sponsored was supported by NACo, which encourages our Federal leaders to reduce the Private Activity Bonds for 4% LIHTC from 50% to 25%, thereby allowing twice as much affordable housing funding, a funding source historically used in Mono County and part of the financing structure for The Parcel development. While I enjoyed the conference, I do intent to attend in-person at the next opportunity.
- Also on July 9th, I participated in a meeting with HCD HOME staff and MLH staff, consultants and several Board members to discuss MLH's HOME application for their conversion project at 238 Sierra Manor Road - Access Apartments. HCD has some concerns around cash-flow and the gap in funding with the ever escalating construction costs. Everyone at MLH is looking for funding sources, and ways to increase the operating cash-flow of the project. I have been working with CAO Lawton, and, with Board consensus would like for staff to bring back some options for Mono County to add to our financial support of this project, which will bring eleven much needed one-bedroom apartments to the heart of Mammoth Lakes.
- On July, 12, I met with MLH Executive Director, Patricia Roberson and Larry Emerson from IMACA and the Eastern Sierra Continuum of Care to discuss possible additional funding for the MLH 238 Sierra Manor Road project. Larry is investigating using HAAP funding for the project.
- July 12th was also the regular meeting of the MLH Board. The Board approved the one-year contract with the Town, was introduced to the 2021-2022 CA Coalition for Rural Housing, Rural West Intern Erika Guzman-Rangel; appointed four members to two new ad-hoc committees - one for the ED's evaluation and another for fundraising for the Access Apartments, which I joined the latter.
- Friday, July 16th I attended an ESCOG Regional Housing Roundtable planning meeting. Still looking at a small, initial gathering in the Fall, likely October.
- And I'd like to get Board consensus to have CAO Lawton bring forward an agenda item to discuss the possibility of using some of the Housing Reserve Funds for hiring outside help to move forward the policy items discussed at the June 15 Housing Authority meeting. As we all know CDD is short staffed and we need to keep momentum on housing priorities, etc.
- Lastly, Just want to make my constituents and others aware that tomorrow, July 21 the Town Council will be discussing their affordable housing programs, policies and funding, including possibility increasing their contribution to the MLH Access Apartments' subsidy to a total of 1.5 million dollars.

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Supervisor Peters:

- Will provide at next meeting.

ADJOURNED AT 2:14 PM.

ATTEST

**JENNIFER KREITZ
CHAIR OF THE BOARD**

**QUEENIE BARNARD
SENIOR DEPUTY CLERK OF THE BOARD**



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Clerk of the Board

TIME REQUIRED

SUBJECT Board Minutes - August 3, 2021

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Approval of the Board Minutes from the Regular Meeting on August 3, 2021.

RECOMMENDED ACTION:

Approve the Board Minutes from the Regular Meeting on August 3, 2021.

FISCAL IMPACT:

None.

CONTACT NAME: Queenie Barnard

PHONE/EMAIL: 760-932-5534 / qbarnard@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
DRAFT Minutes

History

Time	Who	Approval
8/30/2021 10:47 AM	County Counsel	Yes
9/2/2021 2:07 PM	Finance	Yes
9/2/2021 3:51 PM	County Administrative Office	Yes



**DRAFT MEETING MINUTES
BOARD OF SUPERVISORS, COUNTY OF MONO
STATE OF CALIFORNIA**

Regular Meetings: First, Second, and Third Tuesday of each month. Location of meeting is specified below.

Meeting Location: Board Chambers, 2nd Fl., County Courthouse, 278 Main St., Bridgeport, CA 93517

**Regular Meeting
August 3, 2021**

Backup Recording	Zoom
Minute Orders	M21-163 – M21-173
Resolutions	R21-55 Not Used
Ordinance	ORD21-05 – ORD21-06

9:03 AM Meeting Called to Order by Chair Kreitz.

*Supervisors Present: Corless, Duggan, Gardner, Kreitz, and Peters (Corless, Duggan, and Gardner attended via teleconference).
Supervisors Absent: None.*

The Mono County Board of Supervisors stream most of their meetings live on the internet and archives them afterward. To search for a meeting from June 2, 2015 forward, please go to the following link: <http://www.monocounty.ca.gov/meetings>.

Pledge of Allegiance led by Supervisor Peters.

1. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

None.

2. RECOGNITIONS

A. Proclamation Designating the Month of August 2021 Child Support Awareness Month

Departments: Board of Supervisors, sponsored by Chair Kreitz

(Amy Weurdig, Eastern Sierra Child Support Services Regional Director) -

Each August, Child Support Awareness Month is recognized and celebrated by the 47 County and Regional Child Support offices across

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California, along with child support offices nationwide. The Eastern Sierra Child Support Services Agency acknowledges the dedication of our child support services team and their hard work in providing a safety net for our local children and families.

Action: Adopt proposed proclamation, designating the month of August 2021 Child Support Awareness Month.

Peters motion. Corless seconded.

Vote: 5 yes, 0 no

M21-163

Amy Weurdig, Eastern Sierra Child Support Services Regional Director:

- This year, Eastern Sierra Child Support Services is working in partnership with the State of California Department of Child Support Services on a “Get the Facts” campaign
- Celebrating all Child Support workers this month as well

3. COUNTY ADMINISTRATIVE OFFICE

CAO Report regarding Board Assignments

Bob Lawton, CAO:

- Strategic Planning with Department Heads
- Governance workshop – Dec 15 and 16
- Worked with County Counsel and Public Works on next steps following receipt of proposals under the Solid Waste RFP
- Met with Department Heads in monthly one-on-one meetings
- Regular calls with County Administrators statewide – discussions around fires and COVID
- Budget process debriefing meetings
- Invited to participate with Supervisors Corless and Gardner in meeting with representatives of Nevada County to discuss experiences so far with JEDI
- Multiple meetings on the construction budget for proposed County Jail
- Participating in calls for Tamarack Fire
- California Fire Safe Council County Coordinator Grant
Held all hands meeting via Zoom – reviewed COVID and status of COVID spread in community, requirements that are forthcoming for County staff and community, opening of Civic Center
- Business roundtable

4. DEPARTMENT/COMMISSION REPORTS

Barry Beck, Assessor:

- Update on the roll turnover this year

Jeff Simpson, Economic Development Manager:

- Follow up on letter Board sent to California Department of Fish and Wildlife

Note:

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regarding regulation changes on East Walker River. It will be discussed at the upcoming Commission meeting on August 18

Alicia Vennos, Economic Development Director:

- Camp Like a Pro campaign
- Camp Like a Pro App developed by local Mammoth resident, Euan Cameron, who works with Esri, GIS mapping software company. Euan volunteered his time to help develop the app.
- Social media
- Eastern Sierra business resource center

Ingrid Braun, Sheriff:

- Camp Like a Pro campaign – education seems to be helping
- Several Search and Rescue incidents
- Addressed use of force incident in Inyo County

Wendy Sugimura, Community Development Director:

- Currently down three staff
- Scott Burns, former Community Development Director, is helping the department
- Planning Commission activities – appeal to come before the Board of Supervisors on August 17.
- Received significant specific plan amendment application that will be processed – Rock Creek Ranch property in Paradise
- July 15 and 17, held West Walker River Parkway Project

5. CONSENT AGENDA

(All matters on the consent agenda are to be approved on one motion unless a board member requests separate action on a specific item.)

A. Board Minutes - June 8, 2021

Departments: Clerk of the Board

Approval of the Board Minutes from the Regular Meeting on June 8, 2021.

Action: Approve the Board Minutes from the Regular Meeting on June 8, 2021.

Peters motion. Gardner seconded.

Vote: 5 yes, 0 no

M21-164

B. Quarterly Investment Report

Departments: Finance

Investment Report for the Quarter ending 6/30/2021.

Action: Approve the Investment Report for the Quarter ending 6/30/2021.

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

Peters motion. Gardner seconded.
Vote: 5 yes, 0 no
M21-165

C. Contract with Caporusso Communications

Departments: CAO

Proposed contract with Caporusso Communications pertaining to public relations and communication services.

Action: Approve County entry into proposed contract and authorize Board Chair to execute said contract on behalf of the County.

Peters motion. Gardner seconded.
Vote: 5 yes, 0 no
M21-166

D. Authority to Hire Emergency Preparedness Manager at Step C

Departments: Public Health

Authorize the Public Health Director to fill the Emergency Preparedness Manager position at Step C (75C).

Action: Authorize the Public Health Director to hire Ms. Brianne Chappell-McGovern at a C step in the position of Emergency Preparedness Manager.

Peters motion. Gardner seconded.
Vote: 5 yes, 0 no
M21-167

E. Amendment to Desert Springs Contract Limit for Fiscal Year 2020-2021

Departments: Economic Development

Amendment to the Desert Springs contract limit applicable to FY 2020-2021.

Action: Approve Desert Springs contract limit amendment for FY 2020-2021 (see attached draft amendment) using unspent appropriations for fish stocking in FY 2020-2021, and authorize Board Chair to sign the amendment.

Note:

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Peters motion. Gardner seconded.

Vote: 5 yes, 0 no

M21-168

**F. Ordinance Amending Mono County Code Section 3.52.050 -
Assessment Appeals Boards**

Departments: Clerk of the Assessment Appeals Board

Proposed ordinance amending Mono County Code Section 3.52.050 to align with changes in state law which eliminated specified qualifications for members of County Assessment Appeals Boards in counties with populations under 200,000.

Action: Adopt proposed ordinance amending Mono County Code Section 3.52.050 - Assessment Appeals Boards.

Peters motion. Gardner seconded.

Vote: 5 yes, 0 no

ORD21-05

**G. Ordinance Amending Chapter 2.68 of the Mono County Code
"Personnel System"**

Departments: Human Resources

Ordinance amending Chapter 2.68 of the Mono County Code to reflect the current use of Personnel Rules applicable to individual bargaining units, rather than a codified Personnel System

Action: Adopt proposed ordinance amending Chapter 2.68 of the Mono County Code "Personnel System".

Peters motion. Gardner seconded.

Vote: 5 yes, 0 no

ORD21-06

6. CORRESPONDENCE RECEIVED

Direction may be given to staff regarding, and/or the Board may discuss, any item of correspondence listed on the agenda.

The Board acknowledged receipt of the correspondence.

A. Letter from Alan Haight and Jo McProud Expressing Concern

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

Regarding Off-Highway Vehicles in the Mammoth Lakes-June Lake Area

A letter from Alan Haight and Jo McProud expressing concern regarding the increasing prevalence of unregulated off-highway vehicles in the Mammoth Lakes-June Lake area of the Inyo National Forest.

Chair Kreitz:

- Inyo National Forest staff working with writers of letter

B. Letter from Los Angeles Department of Water and Power (LADWP) Regarding LADWP's Adaptive Management Plan for the Bi-State Sage Grouse in Long Valley

Letter from Cynthia McClain-Hill, President of the Board of Water and Power Commissioners, responding to the letter sent by the Board of Supervisors on April 20, 2021 regarding LADWP's Adaptive Management Plan for the Bi-State Sage Grouse in Long Valley.

Public Comment:

- Bartshe Miller

Supervisor Corless:

- Board direction to County Counsel's office to draft response

C. Notification of Eastern Sierra Land Trust Application for Second Renewal of Accreditation

Eastern Sierra Land Trust has announced that they are applying for their second renewal of their accreditation with the Land Trust Accreditation Commission and the Land Trust Alliance (LTA). The land trust accreditation program recognizes land conservation organizations that meet national quality standards for protecting important natural places and working lands.

D. Application for Alcoholic Beverage License

An application to the State of California Department of Alcoholic Beverage Control for Alcoholic Beverage License by Krystin Snyder located at 474 S. Landing Rd, Crowley Lake, CA 93546.

E. Letter from Tri-Valley Groundwater Management District Board of Directors Regarding Appointments to the Board

A letter from the Tri-Valley Groundwater Management District Board of Directors notifying the Board of Supervisors of the opportunity to make an appointment to the Tri-Valley Board of Directors by August 24, 2021.

F. Letter from Inyo County Board of Supervisors to Altice USA/Suddenlink Regarding Issues

A letter from the Inyo County Board of Supervisors to Altice/Suddenlink

Note:

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regarding issues related to broadband service in the region.

*Break 10:05 AM
Reconvened 10:17 AM*

7. REGULAR AGENDA - MORNING

A. COVID-19 (Coronavirus) Update

Departments: CAO, Public Health

(Robert C. Lawton, CAO, Bryan Wheeler, Public Health Director) - Update on Countywide response and planning related to the COVID-19 pandemic. Discussion of planning for changes to County operations, including, but not limited to: status of emergency declarations; returning to in-person County meetings; returning remote employees to work.

Action: None.

Bryan Wheeler, Public Health Director:

- PPT presentation (can be found under Supporting Documents on the meeting webpage: <https://monocounty.ca.gov/bos/page/board-supervisors-123>)
- 7-day metrics, June/July metrics, CDC Indicators and Thresholds for Community Transmission of COVID-19 to Guide Masks for Public Indoor Settings Based on Vaccination Status
- Mono County masking requirement for vaccinated and unvaccinated person in public indoor spaces
- Vaccine effectiveness, 16 breakthrough cases
- Combating the Delta variant
- Booster shots
- Gatherings – indoors vs outdoors
- Follow up with IT – breakthrough cases and regions

Supervisor Peters:

- Does not believe that employees or small business should be the enforcers of the mask mandate
- Questioned the necessity of having the mask mandate at this time

Chair Kreitz:

- Questioned why CDPH has not issued a mask mandate
- Believes that we should maintain consistency with CDPH recommendation
- Confusing to the public
- Conflating case rates and morbidity and severe illness

Supervisor Gardner:

- This mask mandate is about ensuring the public health of our residents
- The fundamental reason why we do these things is to take care of people

Supervisor Corless:

- Echo Supervisor Gardner's statements and support Public Health Officer and Director in this decision

Note:

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Supervisor Duggan:

- Appreciate Public Health giving small community time to react to mandate
- Encourage adding a section to the COVID-19 website showing a breakdown of where these breakthrough cases in the community are happening

B. Mountain View Fire Update and Review of Emergency Declarations

Departments: Mountain View Fire Emergency Operations Center

(Justin Nalder, EOC Director) - Review of continuing need for Board of Supervisor's November 17, 2020, Declaration of Local Emergency of and Mono County Health Officer's November 19, 2020, Declaration of Local Health Emergency for the Mountain View Fire.

Action: Find that there is a need to continue the local state of emergency declared on November 17, 2020 and/or the local health emergency declared on November 19, 2020 (ratified by the Board on November 24, 2020).

Peters motion. Duggan seconded.

Vote: 5 yes, 0 no

M21-169

Justin Nalder, EOC Director:

- All but one of the parcels that was in the State funded program from CalOES has been returned to the owner.
- Continue to coordinate with tribal entities
- Approximately eight properties not part of State funded program – continue to work internally how to best address those
- Working on after action report

**C. PUBLIC HEARING: General Plan Amendment 21-01 (GPA 21-01):
Safety Element, Land Use Element Cleanup & Chapter 16, Accessory
Dwelling Units Update**

Departments: Community Development

(Bentley Regehr, Planning Analyst) - Proposed ordinance for modifications to the Safety Element and Chapter 16 of the Land Use Element (Accessory Dwelling Units), and minor changes to the Land Use Element.

Action:

- 1) Hold a public hearing on GPA 21-01, the associated Addendum to the General Plan Environmental Impact Report, and receive testimony, deliberate, and make any desired modifications; and
- 2) Introduce, read title, and waive further reading of proposed revised Ordinance making the required findings, certifying the Addendum, and adopting General Plan Amendment 21-01.

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

Gardner motion. Duggan seconded.

Vote: 5 yes, 0 no

M21-170

Public Hearing Opened: 11:05 AM

Bentley Regehr, Planning Analyst:

- Presented item

Public Hearing Closed: 11:12 AM

D. Contract Approval for Prescriptive Accessory Dwelling Unit (ADU) Design

Departments: Community Development

(Jason Davenport, Building Inspector) - Proposed contract with RRM Design Group pertaining to engineering and architectural services.

Action: Approve County entry into revised contract with RRM Design Group with amendment to contract term to December 31, 2022.

Gardner motion. Corless seconded.

Vote: 5 yes, 0 no

M21-171

Wendy Sugimura, Community Development Director:

- Presented item
- Correction to contract – terms December 31, 2022

E. Approval of Contract between Mono County and EcoShift for Services Related to Updates to Vehicle Miles Traveled (VMT) and Greenhouse Gas Emissions (GHG) Standards

Departments: Community Development

(Bentley Regehr, Planning Analyst) - Proposed contract with EcoShift Consulting pertaining to services related to updates to Vehicle Miles Traveled (VMT) and Greenhouse Gas Emissions (GHG) standards.

Action: Approve County entry into proposed contract and authorize the County Administrative Officer to execute said contract on behalf of the County.

Gardner motion. Peters seconded.

Vote: 5 yes, 0 no

M21-172

Bentley Regehr, Planning Analyst:

- Presented item

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

F. Fiscal Year 2020-2021 Year End Clean Up Budget Adjustment

Departments: Finance, CAO

(Janet Dutcher, Finance Director, Megan M. Chapman, Accountant II) - During the year-end process of closing the accounting records, approval from the Board of Supervisors is required when budgeted appropriations are estimated insufficient to cover actual spending incurred by County Departments and where other administrative remedies to reallocate budgeted amounts within budget units is not available or inefficient to do so.

Action: Approve and direct the Finance Director to make the FY 2020-2021 year-end budget clean-up adjustments as recommended in revised Attachment A.

Peters motion. Duggan seconded.

Vote: 5 yes, 0 no

M21-173

Janet Dutcher, Finance Director:

- Seven distinct adjustments this year

8. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

None.

Moved to Item 10.

9. CLOSED SESSION

Closed Session: 11:55 AM

Reconvened: 12:34 PM

No action to report out of Closed Session.

A. Closed Session - Labor Negotiations

CONFERENCE WITH LABOR NEGOTIATORS. Government Code Section 54957.6. Agency designated representative(s): Bob Lawton, Stacey Simon, Janet Dutcher, and Anne Frievalt. Employee Organization(s): Mono County Sheriff's Officers Association (aka Deputy Sheriff's Association), Local 39 - majority representative of Mono County Public Employees (MCPE) and Deputy Probation Officers Unit (DPOU), Mono County Paramedic Rescue Association (PARA), Mono County Public

Note:

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Safety Officers Association (PSO). Unrepresented employees: All.

B. Closed Session – Existing Litigation

CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION.

Paragraph (1) of subdivision (d) of Government Code section 54956.9.

Name of case: County of Mono v. Amerisourcebergen Drug Corp., Cardinal Health, McKesson Corporation, Purdue Pharma L.P., Purdue Pharma, Inc, The Purdue Frederick Co., Inc. et al., U.S. Dist. Court for Eastern California, Case No. 2:18- cv-00149-MCEKJN.

C. Closed Session – Existing Litigation

CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION.

Paragraph (1) of subdivision (d) of Government Code section 54956.9.

Name of case: County of Mono v. Ernesto Bravo and Elvira Bravo, Mono County Superior Court Case No. CV 200072.

D. Closed Session - Initiation of Litigation

CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION.

Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Government Code section 54956.9. Number of potential cases: One.

10. BOARD MEMBER REPORTS

Supervisor Corless:

- Listened in on California Citizens Redistricting Commission meeting regarding State and Congressional level redistricting
- We had a meeting to discuss the Mammoth Lakes Highway 395 Wildlife Crossing Project and funding opportunities that we're planning to pursue in partnership with Eastern Sierra Land Trust and CalTrans
- Meetings about the California Fire Safe Council County Coordinator Grant opportunity
- Participated in Nevada County meeting regarding JEDI program
- Appreciate Supervisor Gardner solely representing Mono County at the YARTS meeting

Supervisor Duggan:

- 07/21/21– I attended the TGMD meeting discussing board vacancies and preparation for the upcoming OVGA meeting. The Board of Supervisors will need to appoint an interested party to board by August 24; otherwise, the vacancy will go to ballot in the next available election.
- 7/22/21 – I participated in the OVGA meeting. We took extensive public comment and gave feedback on the draft GSP Management actions and project as they pertain to the Tri Valley portion of the plan. Thanks to Emily Fox for her participation and assistance to the TVGMD.
- 7/27/21 – I attended the Economic Development, Tourism and Film Commission meeting along with Supervisor Peters. Discussion included a foreign travel outlook, Business Development grant opportunities for small business, and the Fish Enhancement Funding.
- The CSA1 Advisory Board met that same evening and will be bringing project to

Note:

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- the Board for funding approval.
- 7/28/21 – I attended a memorial service for former District Attorney George Booth. It was a great expression of love and remembrance from friends and family and a recognition of service to the community.
- 8/02/21 – I attended the Mammoth Lakes Lodging Association meeting. Kendra Knight of Waste Management gave a short but very informative presentation on recycling mandated for multifamily and lodging properties. There was also much discussion among committee members regarding possible COVID-19 regulations and compliance.
- 8/02/21 – I attended an All Hands meeting of staff and administration to discuss new in-person working procedures and regulation to protect staff and the public from COVID-19 spread.
- 8/3/21 – I attended the Mammoth Lakes Business Roundtable discussion. There was good community feedback and questions regarding the effect of possible shutdowns and quarantines on local businesses.

Supervisor Gardner:

- On Wednesday July 21 I participated in three meetings. These included:
 - A meeting of the Juvenile Justice Coordinating Council. We approved by-laws for the Council.
 - A meeting of the Mono Basin Fire Safe Council. We continue to work on various grant ideas and other projects.
 - A meeting of the June Lake Chamber of Commerce. The Chamber is concerned about parking in the village area and is working on some fall events.
- On Sunday July 25 I attended a dinner with the Yosemite Area Transit Authority Board of Directors in Mammoth, and then on Monday the 26th I chaired the YARTS regular Board meeting. We discussed several items including the preparation of an RFP for a new contract for providing bus support for YARTS. Ridership is increasing on YARTS buses and riders do not have to have reservations to enter the park.
- On Saturday July 31 I attended a program at the Mono Basin Scenic Visitor Center as a part of World Ranger Day. This is an annual event that celebrates public and private land rangers all over the world and remembers those who have lost their lives in the line of duty. Most all jurisdictions that employ rangers in the Eastern Sierra were represented.
- Finally, yesterday I participated with Supervisor Corless in the monthly meeting of the Eastern Sierra Sustainable Recreation Partnership. We heard several updates on various grant projects and updates from each of the partner agencies.

Chair Kreitz:

- July 29th I attended the MLT Community Coffee meeting in the morning and later in the day I attended a HCD webinar on their new Prohousing Designation for jurisdictions.
- Monday, August 2, I participated in the MLH Board meeting. We received an update on the funding for the Access Apartments, as well as a programs update from staff and a marketing update. MLH will turn 20 years old next year and is undergoing a re-branding effort.

Supervisor Peters:

- Attended Tourism Commission meeting and Tamarack Fire briefing meeting
- Attended IMACA meeting on 22nd and received update on housing projects and organizational changes. In addition to assisting with acquiring the trailers for

Note:

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victims of the Mountain View Fire, IMACA was also able to acquire 20+ trailers to be used for homeless clients in Inyo.

- Met with Eastern Sierra Land Trust Executive Director Kay Ogden regarding their plans to hold an outdoor event on September 11 – 20th Anniversary of their Lands and Legacy Dinner. Recognizing participants in the land trust program.
- Tamarack Fire experience

Moved to Item 9.

ADJOURNED AT 12:35 PM.

ATTEST

**JENNIFER KREITZ
CHAIR OF THE BOARD**

**QUEENIE BARNARD
SENIOR DEPUTY CLERK OF THE BOARD**

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Clerk of the Board

TIME REQUIRED

SUBJECT Board Minutes - August 10, 2021

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Approval of the Board Minutes from the Regular Meeting on August 10, 2021.

RECOMMENDED ACTION:

Approve the Board Minutes from the Regular Meeting on August 10, 2021.

FISCAL IMPACT:

None.

CONTACT NAME: Queenie Barnard

PHONE/EMAIL: 760-932-5534 / qbarnard@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

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[DRAFT Minutes](#)

History

Time	Who	Approval
8/30/2021 10:44 AM	County Counsel	Yes
9/2/2021 12:35 PM	Finance	Yes
9/2/2021 4:02 PM	County Administrative Office	Yes



**DRAFT MEETING MINUTES
BOARD OF SUPERVISORS, COUNTY OF MONO
STATE OF CALIFORNIA**

Regular Meetings: First, Second, and Third Tuesday of each month. Location of meeting is specified below.

Meeting Location: Board Chambers, 2nd Fl., County Courthouse, 278 Main St., Bridgeport, CA 93517

**Regular Meeting
August 10, 2021**

Backup Recording	Zoom
Minute Orders	M21-174 – M21-177
Resolutions	R21-55 – R21-57
Ordinance	ORD21-07

9:00 AM Meeting Called to Order by Chair Kreitz.

*Supervisors Present: Corless, Duggan, Gardner, and Kreitz (Corless, Gardner, and Kreitz attended via teleconference).
Supervisors Absent: Peters.*

The Mono County Board of Supervisors stream most of their meetings live on the internet and archives them afterward. To search for a meeting from June 2, 2015 forward, please go to the following link: <http://www.monocounty.ca.gov/meetings>.

Pledge of Allegiance led by Chair Kreitz.

1. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

None.

2. RECOGNITIONS - NONE

3. COUNTY ADMINISTRATIVE OFFICE

CAO Report regarding Board Assignments

Bob Lawton, CAO:

- Participated in multi agency coordination group
- Meeting of department safety representatives for County

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

- Latest COVID-19 Community meeting
- Statewide County Administrators call
- Meeting with Frontier Communications with representatives from Alpine County regarding North County residents inability to place calls from their landlines
- Toured District 5 with Supervisor Corless
- Latest EOC meeting – restored to weekly meetings
- Attended EOC finance meeting
- Northern Mono Chamber of Commerce meeting – provided information and received information regarding telephone situation

4. DEPARTMENT/COMMISSION REPORTS

Scheereen Dedman, Acting Clerk-Recorder-Registrar:

- Election update – vote by mail ballots will be going out August 16 to all registered voters
- Drop boxes around County will be open August 16
- Ballots are due by September 14 at 8 PM
- Verification of signature

Stacey Simon, County Counsel:

- Reported favorable outcome in Abshire et al vs. Governor Gavin Newsom case
- Follow up on letter Board sent to Suddenlink regarding service issues
- Thanked staff for stepping in during absence

5. CONSENT AGENDA

(All matters on the consent agenda are to be approved on one motion unless a board member requests separate action on a specific item.)

A. Board Minutes - June 15, 2021

Departments: Clerk of the Board

Approval of the Board Minutes from the Regular Meeting on June 15, 2021.

Action: Approve the Board Minutes from the Regular Meeting on June 15, 2021.

Corless motion. Gardner seconded.

Vote: 4 yes, 0 no, 1 absent

M21-174

B. Board Minutes - July 6, 2021

Departments: Clerk of the Board

Approval of the Board Minutes from the Regular Meeting on July 6, 2021.

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

Action: Approve the Board Minutes from the Regular Meeting on July 6, 2021.

Corless motion. Gardner seconded.

Vote: 4 yes, 0 no, 1 absent

M21-175

C. 2021 Fall Special Events Road Closures

Departments: Public Works - Roads

When road impacts exist due to special events held within the County, roads must be closed, or traffic controlled, in accordance with County Policy which includes an approving Board Resolution.

Action:

1) Adopt proposed resolution R21-55 "A resolution of the Mono County Board of Supervisors authorizing the intermittent closure of county roads in the Antelope Valley area for the 2021 Eastern Sierra ATV & UTV Jamboree."

2) Adopt proposed resolution R21-56 "A resolution of the Mono County Board of Supervisors authorizing the temporary closure of Sinclair Street for the Wrecks and Rods Car Show."

Corless motion. Gardner seconded.

Vote: 4 yes, 0 no, 1 absent

R21-55, R21-56

D. Revisions to County Code Chapter 7.28 - Camping

Departments: Public Works

Proposed Ordinance of the Mono County Board of Supervisors Amending Chapter 7.28 of the Mono County Code Pertaining to Camping.

Action: None. Motion failed.

Gardner motion. Duggan seconded.

Vote: 2 yes, 2 no, 1 absent

Roll Call:

Corless: N

Duggan: Y

Gardner: Y

Kreitz: N

Peters: A

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

E. Proposed Ordinance Adopting General Plan Amendment 21-01 (GPA 21-01): Safety Element, Land Use Element Cleanup & Chapter 16, Accessory Dwelling Units

Departments: Community Development

Second reading for proposed ordinance for General Plan Amendment 21-01 (GPA 21-01): Safety Element, Land Use Element Cleanup & Chapter 16, Accessory Dwelling Units Update.

Action: Adopt proposed ordinance ORD21-07, Adopting General Plan Amendment 21-01 (GPA 21-01): Safety Element, Land Use Element Cleanup & Chapter 16, Accessory Dwelling Units.

Corless motion. Gardner seconded.

Vote: 4 yes, 0 no, 1 absent

ORD21-07

6. CORRESPONDENCE RECEIVED

Direction may be given to staff regarding, and/or the Board may discuss, any item of correspondence listed on the agenda.

The Board acknowledged receipt of the correspondence.

A. Letter from Mono Lake Committee to Los Angeles Department of Water and Power Regarding Restoration of Streams Tributary to Mono Lake

A letter from the Mono Lake Committee to Los Angeles Department of Water and Power regarding the restoration of streams tributary to Mono Lake.

7. REGULAR AGENDA - MORNING

A. COVID-19 (Coronavirus) Update

Departments: CAO, Public Health

(Robert C. Lawton, CAO, Bryan Wheeler, Public Health Director) - Update on Countywide response and planning related to the COVID-19 pandemic. Discussion of planning for changes to County operations, including, but not limited to: status of emergency declarations; returning to in-person County meetings; returning remote employees to work.

Action: None.

Note:

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Bryan Wheeler, Public Health Director:

- PPT presentation (can be found under Supporting Documents on the meeting webpage: <https://monocounty.ca.gov/bos/page/board-supervisors-124>) – 7-day metrics, June/July metrics, CDC Indicators and Thresholds for Community Transmission of COVID-19 to Guide Masks for Public Indoor Settings Based on Vaccination Status
- Hospital status
- Valencia State Laboratory error
- Vaccine effectiveness
- School reopening
- Testing and vaccine schedule
- Enforcement – education

Supervisor Corless:

- Misinformation being posted on social media around wording of Health Order

Sheriff Braun:

- Enforcement

Chair Kreitz:

- Closing of schools should not be an option because the result of closing schools creates long term trauma for children of all ages and their families

B. 2020 California State Redistricting Letter

Departments: Board of Supervisors, sponsored by Supervisor Corless (Elaine Kabala, ESCOG) - At the Eastern Sierra Council of Governments (ESCOG) meeting held June 11, 2021, the ESCOG Board directed staff to prepare correspondence to the California Redistricting Commission providing recommendations on State Senate and Assembly Redistricting.

Action: Approve letter and provide direction to the ESCOG Board to submit letter.

Gardner motion. Duggan seconded.

Vote: 4 yes, 0 no, 1 absent

M21-176

Supervisor Corless:

- Introduced item
- Received comment from Mammoth Lakes resident, Sandy Hogan, expressing concern about including Eastern Madera County because of Devils Postpile

Elaine Kabala, ESCOG Executive Director:

- Reviewed letter

C. 2021 Supervisorial Redistricting Update

Departments: CAO

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

(Robert C. Lawton, CAO, Christian Milovich, Assistant County Counsel) - Update from staff regarding the 2021 Redistricting Process, including discussion about public outreach, scheduling public hearings and creation of informational website.

Action: None.

Bob Lawton, CAO:

- Key dates:
 - September 30, 2021: “Raw” Census Data released
 - October 30, 2021: “Adjusted Population Data” released
 - December 15, 2021: Final Map Adoption (based on June 7 primary)
- Proposed Public Hearing dates:
 - Wednesday, September 15
 - ~~Wednesday October 13~~ Tuesday October 12
 - ~~Thursday, November 4~~ Tuesday November 2
 - Monday, November 8 (Evening)
- Public input for mapping process
- Spanish translation will be available at meetings

D. Proposed Amendment to Mono County Personnel System 080 to Allow Hiring at Step Higher than A

Departments: CAO, Human Resources

(Robert C. Lawton, CAO, Ryan Roe, Acting HR Director) - Proposed Resolution of the Mono County Board of Supervisors to Amend Section 080 of the Personnel Systems for the Mono County Public Employees’ Association, Mono County Paramedic Rescue Association, Mono County Probation Officers’ Association, Mono County Public Safety Officers’ Association and Mono County Deputy Sheriffs’ Association.

Action: Adopt proposed resolution R21-57, Amending Mono County Personnel System 080 to Allow Hiring at Step Higher than A.

Corless motion. Gardner seconded.

Vote: 4 yes, 0 no, 1 absent

R21-57

Ryan Roe, Acting HR Director:

- Presented item

Break: 10:33 AM

Reconvened: 10:41 AM

E. Update on Federal Litigation Concerning the Waters of the Walker River

Departments: County Counsel

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

(Emily Fox, Deputy County Counsel) - Presentation by County Counsel to update the Board and the public regarding the status of litigation in *United States of America v. Walker River Irrigation District, et al.*, in the United States District Court for the Northern District of Nevada, including claims in intervention brought by the Walker River Paiute Tribe and Mineral County, Nevada.

Action: None.

Emily Fox, Deputy County Counsel:

- Background on litigation
- Latest developments
- Next steps – service and response
- County Counsel will bring updates regarding Mono County's response to the Second Amended Complaint to closed session.

F. Adult Protective Services Departmental Update and Overview

Departments: Social Services

(Krista Cooper, Social Worker Supervisor, Michelle Raust, Child and Adult Services Manager) - Presentation by Krista Cooper regarding Adult Protective Services (APS) overview and update.

Action: None.

Michelle Raust, Child and Adult Services Program Manager:

- Introduced item
- Case load

Krista Cooper, Adult Protective Services Supervisor:

- Provided Adult Protective Services overview
- Mono County APS program strengths
- Communities within Mono County where concerns are being reported
- Referrals and resources
- Local strategies

G. Agreement Between Mono County Social Services and Community Service Solutions for In-Home Supportive Services and Corresponding Budget Amendment

Departments: Social Services

(Kathy Peterson, Social Services, Amanda Phillips, Community Service Solutions) - Proposed Agreement with Community Service Solutions for the provision of In-Home Supportive Services professional services, and associated budget amendment.

Action:

- 1) Approve proposed Agreement between the County of Mono and

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

Community Service Solutions of Walker, California, for the provision of In-Home Supportive Services professional services for a five-year period, July 1, 2021 through June 30, 2026; and authorize the Board Chair to execute the Agreement on behalf of the County.

2) Amend the Social Services Department fiscal year 2021-22 budget by increasing state and federal revenues, and associated expenditures, by \$59,336 (requires 4/5ths approval).

Gardner motion. Duggan seconded.

Vote: 4 yes, 0 no, 1 absent

M21-177

Kathy Peterson, Social Services Director:

- Presented item

Amanda Phillips, Community Service Solutions Executive Director:

- Funding will allow an increase in staffing dedicated to the IHSS registry, increase training opportunities throughout County

8. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

None.

9. CLOSED SESSION

Closed Session: 11:45 AM

Reconvened: 1:01 PM

No action to report out of Closed Session.

A. Closed Session - Labor Negotiations

CONFERENCE WITH LABOR NEGOTIATORS. Government Code Section 54957.6. Agency designated representative(s): Bob Lawton, Stacey Simon, Janet Dutcher, and Anne Frievalt. Employee Organization(s): Mono County Sheriff's Officers Association (aka Deputy Sheriff's Association), Local 39 - majority representative of Mono County Public Employees (MCPE) and Deputy Probation Officers Unit (DPOU), Mono County Paramedic Rescue Association (PARA), Mono County Public Safety Officers Association (PSO). Unrepresented employees: All.

THE AFTERNOON SESSION WILL RECONVENE NO EARLIER THAN 1:00 P.M.

Note:

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10. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

None.

11. REGULAR AGENDA - AFTERNOON

A. Response to 2020-21 Grand Jury Report on "Fiber Internet Connection as Essential Infrastructure in Mono County"

Departments: CAO, IT

(Robert C. Lawton, CAO, Nate Greenberg, IT Director) - Review of draft letter to Mono County Grand Jury in response to 2020-21 Grand Jury Report "Fiber Internet Connection as Essential Infrastructure in Mono County".

Action: None.

Nate Greenberg, IT Director:

- Presented item

Stacey Simon, County Counsel:

- Noted that due to unforeseen circumstances, County Counsel was unable to review or give input into draft response as requested by the Grand Jury, but will do so before the final draft is presented to the Board for approval

Supervisor Corless:

- Thanked Grand Jury for addressing this issue
- Would like to see cover letters drafted for this response and the Workforce Housing Crisis response to provide additional context

Public Comment:

- Ron Day

B. Response to 2020-21 Grand Jury Report on "Workforce Housing Crisis"

Departments: CAO, Community Development

(Robert C. Lawton, CAO, Wendy Sugimura, Community Development Director) - Review of draft letter to Mono County Grand Jury in response to 2020-21 Grand Jury Report "Mono County Workforce Housing Crisis".

Action: None.

Wendy Sugimura, Community Development Director:

- Introduced item

Bentley Regehr, Planning Analyst:

- Reviewed findings and responses

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

John Craig, Assistant CAO:

- Reviewed findings and responses

Public Comment:

- Elin Ljung

12. BOARD MEMBER REPORTS

Supervisor Corless:

- RCRC annual meeting – encourage board colleagues and staff to attend. Registration is open.
- Basket auction/raffle—appreciate any donations such as gift cards from local businesses, this year proceeds will benefit local nonprofits.
- Suddenlink/CPUC – Staff work and communication continues among counties/towns and CPUC. Future agenda item re: filing a complaint with CPUC
- 8/4- Listened in on Long Valley Hydrologic Advisory Committee meeting, information on continued monitoring and implementation of Casa Diablo IV monitoring/mitigation plan and new monitoring wells; Mammoth Lakes Tourism and Town Council meetings; Yosemite area multi-agency coordination team.
- Also, in response to the email regarding anti-Asian harassment that we heard about last month, attended a bystander intervention training and highly recommend this.
- 8/6 - Yosemite Area Gateway Coordination Team Recreation subgroup meeting; District 5 tour with CAO Lawton
- 8/9 – planning call regarding upcoming state Wildfire and Forest Resilience Task Force meeting on August 16 at 1pm; Behavioral Health Advisory Board meeting—will be coming to the board in September with a recommendation to appoint a new advisory board member, note expanded wellness activity offerings (held outdoors for now) throughout the county at monocounty.ca.gov/wellness

Supervisor Duggan:

- 8/04 – I met with CAO Lawton regarding a report of flood damage in Hammil Valley in late July. Staff and I were made aware of significant damage on private and BLM lands due to a heavy rain and flash flooding incident that hampered access to roads and affected farmlands and wells. Reports have been filed with the Agricultural Commission and I requested to be kept informed of any progress or needs that could use County support or assistance to residents.
- 8/09 – I participated in the monthly Local Transportation Commission along with Commission Chair Kreitz and Commissioner Peters. Items of discussion were:
 - Authorizing the Chair to sign AB 43 (Friedman Traffic Safety Bill). This will allow local jurisdictions to adjust speed limits on local roads.
 - Clean California Dump Day – Statewide program to focus on solid waste/green waste collection throughout the state. Program will flex to allow multiple sites and days for residents to bring waste items and take advantage of free disposal.
 - ESTA provided quarterly report and shared recruitment challenges
 - CALTrans reported the Long Valley Wildlife Crossing grant application has been submitted and is pending. No estimated date for approval.

Supervisor Gardner:

- On Wednesday, August 4th I participated in the monthly meeting of the June Lake

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors

Citizen Advisory Committee. Topics discussed at that meeting included traffic safety, crosswalks, speeding in the village, and a COVID update.

- On Friday August 6th I participated in the monthly meeting of the Kutzadika Tribal Council. The Tribe is involved in several projects and continues to advocate strongly for the Federal recognition legislation of their Tribe pending in Congress.

Chair Kreitz:

- Monday, August 9th I chaired the Mono County LTC meeting. One of the big concerns around transit that was highlighted by ESTA ED, Phil Moores, is the driver shortage. It's impacting the availability of shuttle busses into the Reds Meadow this year. It's anticipated that it will not improve for the winter season though bonuses and pay incentives are being offered and reviewed by ESTA.
- Later, on Monday, I met with MLH ED Patricia Robertson and Mono County Social Services Director Kathy Peterson to discuss Project RoomKey funding for MLH's Access Apartments and as a source for other projects in the County and region.
- Last meeting on Monday was with State staff managing the rental assistance program and MLH ED Patricia Robertson. I reached out to the state for help with some ongoing issues MLH staff are experiencing with the program. There is a useful dashboard, searchable by county, available to see how many applications and how much funding has been distributed in Mono County: https://housing.ca.gov/covid_rr/dashboard.html . State staff said they are working through their backlog of applications, starting with rural counties first. They offered some suggestions for MLH staff and understood the concerns around emails being a less than ideal communication method for many low-income households. I was invited to join their advisory committee which I accepted.
- Adjourn in memory of colleague, Alfred Diaz-Infante. He was the president and CEO of Community Housing Improvement Systems and Planning Association (CHISPA) out of Salinas and served on the California Coalition for Rural Housing Board with me.

ADJOURNED AT 2:57 PM in memory of Alfred Diaz-Infante.

ATTEST

JENNIFER KREITZ
CHAIR OF THE BOARD

QUEENIE BARNARD
SENIOR DEPUTY CLERK OF THE BOARD

Note:

These draft meeting minutes have not yet been approved by the Mono County Board of Supervisors



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Clerk of the Board

TIME REQUIRED

SUBJECT Out-of-State Travel Authorization for
2021 National Association of
Counties' (NACo) Western Interstate
Region (WIR) Conference

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Out-of-state travel request for Supervisor Duggan to attend the 2021 National Association of Counties' (NACo) Western Interstate Region (WIR) Conference in Salt Lake County, Utah.

RECOMMENDED ACTION:

Approve out-of-state travel request for Supervisor Duggan to attend the 2021 National Association of Counties' (NACo) Western Interstate Region (WIR) Conference in Salt Lake County, Utah from October 13-15, 2021.

FISCAL IMPACT:

Up to \$1,500 for conference registration, hotel stay, and travel for Supervisor Duggan, which is included in the Board of Supervisors' budget for FY 2021-22.

CONTACT NAME: Queenie Barnard

PHONE/EMAIL: 760-932-5534 / qbarnard@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

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[Conference Schedule](#)

History

Time	Who	Approval
8/30/2021 10:28 AM	County Counsel	Yes
9/2/2021 2:06 PM	Finance	Yes
9/2/2021 3:52 PM	County Administrative Office	Yes

2021 Western Interstate Region Conference

Schedule as of: 08/16/2021

Tuesday, October 12, 2021

Oct. 12 **Optional full-day tour to Vernal, Uintah County, Utah**
7:00 am to 6:00 pm
EDT

Wednesday, October 13, 2021

Oct. 13 **Conference Registration**
8:00 am to 4:00 pm
EDT

Oct. 13 **RAC Business Meeting**
9:00 am to 12:00 pm
EDT

Oct. 13 **WIR Board of Directors Meeting**
9:00 am to 12:00 pm
EDT

Oct. 13 **Lunch Break**
12:00 pm to 1:30 pm
EDT

Oct. 13 **Committee Meetings & Committee Mobile Workshops**
1:30 pm to 5:00 pm
EDT

Thursday, October 14, 2021

Oct. 14 **Conference Registration**
7:30 am to 4:30 pm
EDT

Oct. 14 **Opening General Session**
8:30 am to 10:00 am

- EDT**
Oct. 14
10:15 am to 11:45 am
EDT

Workshop Block 1
- Oct. 14*
12:00 pm to 1:15 pm
EDT

Attendee Luncheon
- Oct. 14*
1:30 pm to 3:00 pm
EDT

Workshop Block 2
- Oct. 14*
1:30 pm to 4:00 pm
EDT

NACo Board of Directors Meeting
- Oct. 14*
3:30 pm to 5:00 pm
EDT

Workshop Block 3
- Oct. 14*
6:30 pm to 8:30 pm
EDT

Conference-wide Reception

Friday, October 15, 2021

- Oct. 15*
8:00 am to 12:00 pm
EDT

Conference Registration
- Oct. 15*
8:30 am to 9:00 am
EDT

WIR Annual Business Meeting
- Oct. 15*
9:00 am to 10:30 am
EDT

General Session
- Oct. 15*
10:45 am to 12:00 pm
EDT

Federal Agency Partner Session with the U.S. Department of the Interior and the U.S. Forest Service



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: County Counsel

TIME REQUIRED

SUBJECT Amendment of Mono County Conflict of Interest Code

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Proposed resolution R21-___, a Resolution of the Mono County Board of Supervisors Amending the County Conflict of Interest Code as required by Government Code section 87306.5.

RECOMMENDED ACTION:

Adopt proposed resolution in order to revise the county conflict of interest code to reflect all new positions added since the previous code was adopted in 2018. Provide any desired direction to staff.

FISCAL IMPACT:

None.

CONTACT NAME: Emily Fox

PHONE/EMAIL: (410) 627-8893 / efox@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

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Staff Report
Resolution

History

Time	Who	Approval
7/26/2021 11:25 AM	County Counsel	Yes
8/5/2021 7:44 AM	Finance	Yes
8/13/2021 8:23 AM	County Administrative Office	Yes

County Counsel
Stacey Simon

Assistant County Counsels
Christian E. Milovich
Anne L. Frievault

Deputy County Counsel
Emily R. Fox

**OFFICE OF THE
COUNTY COUNSEL**
Mono County

South County Offices
P.O. BOX 2415
MAMMOTH LAKES, CALIFORNIA 93546

Telephone
760-924-1700
Facsimile
760-924-1701

Paralegal
Kevin Moss

To: Board of Supervisors

From: Emily Fox

Date: September 7, 2021

Re: Consent agenda item re Amending the Mono County Conflict-of-Interest Code

Recommended Action

Approve resolution adopting amended conflict of interest code.

Strategic Plan Focus Areas Met

Economic Base Infrastructure Public Safety
 Environmental Sustainability Mono Best Place to Work

Discussion

All local government agencies are required by state law (Government Code section 81000 *et seq.*) to adopt their own conflict-of-interest codes and to review such codes once every two years. The last conflict-of-interest code for Mono County was adopted in 2018 and is thus due for an update. Such codes and amendments thereto are not effective, however, until duly approved by the “code-reviewing body.” The Board of Supervisors is the code-reviewing body for the conflict-of-interest codes for the County and all agencies in the county other than the Town of Mammoth Lakes.

The revised conflict of interest code incorporates new positions in the county government since the amendment adopting the 2018 code. I find that it complies with all applicable statutory requirements. Accordingly, I recommend Board approval.

If you have any questions regarding this item prior to your meeting, please call me at 760-924-1712.



R21-__

**A RESOLUTION OF THE MONO COUNTY
BOARD OF SUPERVISORS
AMENDING THE COUNTY'S CONFLICT OF INTEREST CODE**

WHEREAS, pursuant to Government Code Section 87306.5, the Mono County Board of Supervisors has reviewed the County's Conflict of Interest Code and finds that revisions are necessary; and

WHEREAS, the most expedient way to accomplish the necessary revisions is to adopt a new Conflict of Interest Code.

WHEREAS,

NOW, THEREFORE, THE BOARD OF SUPERVISORS OF THE COUNTY OF MONO RESOLVES that: the Conflict of Interest Code is hereby amended in its entirety to read as set forth in the Exhibit attached hereto and incorporated herein by this reference.

PASSED, APPROVED and ADOPTED this 7th day of September, 2021, by the following vote, to wit:

AYES:

NOES:

ABSENT:

ABSTAIN:

Jennifer Kreitz, Chair
Mono County Board of Supervisors

ATTEST:

APPROVED AS TO FORM:

Clerk of the Board

County Counsel

1 **EXHIBIT**

2 **CONFLICT OF INTEREST CODE**
3 **OF MONO COUNTY**

4 SECTION 1: Conflict-of-Interest Code — Adopted

5 The Political Reform Act of 1974, Government Code sections 81000 *et seq.* (as
6 amended), requires state and local government agencies to adopt and promulgate conflict-of-
7 interest codes. The Fair Political Practices Commission has adopted a regulation, 2 Cal. Code
8 Regs. Section 18730, that contains the terms of a standard conflict-of-interest code. This standard
9 code can be adopted by reference and may be amended by the Fair Political Practices
10 Commission after public notice and hearings to conform to amendments of the Political Reform
11 Act.

12 The terms of 2 Cal. Code Regs section 18730 and any amendments to it duly adopted by
13 the Fair Political Practices Commission are hereby incorporated by reference and, along with the
14 attached Appendix A in which officials and employees are designated and Appendix B in which
15 disclosure categories are set forth, constitute the conflict-of-interest code of Mono County, which
16 is considered the “agency” within the purview of this code. The conflict-of-interest code of
17 Mono County so adopted supersedes any conflict-of-interest code of Mono County previously in
18 effect.

19 SECTION 2: Statements of Economic Interest: Filing Officer

20 Designated employees shall file Statements of Economic Interest with the Mono County
21 Clerk-Recorder, who shall be and perform the duties of the Filing Officer for the County.
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2 **EXHIBIT**

3 **CONFLICT OF INTEREST CODE**
4 **OF MONO COUNTY**

5 **APPENDIX A**

6 LIST OF DESIGNATED EMPLOYEES

7 JOB TITLE

DISCLOSURE CATEGORY

8
9 Boards and Commissions:

10

11 Member, Assessment Appeals Board	1
12 Member, Construction Appeals Board	1
13 Member, County Service Area Board	2,3,4
14 Member, Fish and Wildlife Commission	1
15 Member, Grand Jury	1
16 Member, Economic Development, Tourism & Film Commission	1
17 Member, Treasury Oversight Committee	1

18 The Management Group:

19

20 Agricultural Commissioner	1
21 Animal Services Director	2
22 Assessor	1
23 Assistant Assessor	1
24 Assistant County Clerk-Recorder-Registrar	1
25 Assistant County Counsel	1
26 Assistant County Administrative Officer	1
27 Assistant Director of Finance	1
28 Assistant District Attorney	1
29 Associate Engineer I	2
30 Building Official	1
31 Chief Probation Officer	1
32 Community Development Director	1
Consultant	1*

1	County Clerk-Recorder-Registrar	1
2	County Engineer	1
3	Deputy County Counsel (all levels)	1
4	Deputy District Attorney (all levels)	1
5	Director of Behavioral Health	1
6	Director of Economic Development	1
7	Director of Public Health	1
8	Director of Public Works, Road Operations and Fleet Services	1
9	Director of Social Services	1
10	District Attorney Chief Investigator	1
11	District Attorney Investigator	1
12	District Attorney Operations and Programming Supervisor	1
13	Economic Development Manager	1
14	Emergency Medical Services Chief	1
15	Environmental Health Manager	2
16	Housing Coordinator	1
17	Human Resources Director	2
18	IT Director	1
19	Parks and Facilities Superintendent	2
20	Psychiatrist	3
21	Public Health Officer	2
22	Public Works Project Manager	2
23	Risk Manager	1
24	Road Operations Superintendent	2
25	Senior Engineer	1
26	Sheriff-Coroner	1
27	Solid Waste Superintendent	2
28	Undersheriff	1

The following additional positions:

29	Accountant (I-IV)	2
30	Administrative Services Specialist	2
31	Animal Control Officer	1
32	Appraiser (all levels)	1

1	Associate Engineer I	2
2	Associate Planner	2
3	Auditor-Appraiser (all levels)	1
4	Behavioral Health Case Manager (all levels)	2
5	Behavioral Health Clinical Supervisor	2
6	Behavioral Health Program Manager	2
7	Behavioral Health Services Coordinator (all levels)	2
8	Building Inspector	1
9	Business Operations Manager	2
10	Cadastral Mapper/Transfer Analyst	2
11	Code Enforcement Officer	1
12	Communications Director	1
13	Communications Manager	2
14	Community Development Analyst (all levels)	1
15	Community Health Outreach Specialist	2
16	Community Health Program Coordinator	2
17	Corrections Lieutenant	2
18	Deputy Chief Administrative Officer	1
19	Deputy Probation Officer (all levels)	2
20	Economic Development Coordinator	1
21	Economic Development Manager	1
22	Eligibility Supervisor	1
23	Emergency Preparedness Manager	2
24	Environmental Health Specialist	2
25	Epidemiologist	2
26	Facilities Supervisor	2
27	Fiscal and Administrative Services Officer	2
28	Fiscal and Technical Specialist (all levels)	1
29	Fleet Services Superintendent	2
30	Geographic Information Systems Manager	2
31	Geographic Information System Specialist	1
32	Health Program Manager/Public Health Nurse	2
	Infrastructure Manager	2
	Inventory and Purchasing Technician	2
	IT Communications Manager	2

1	IT Communications Specialist	2
2	IT Specialist (all levels)	2
3	IT System Administrator	2
4	Lead Developer	
5	Mental Health Services Act Coordinator	2
6	Parks and Facilities Supervisor	2
7	Planner (all levels)	1
8	Probation Aide II	1
9	Probation Assistant	1
10	Psychiatric Nurse Practitioner	2
11	Public Works Maintenance Supervisor	2
12	Senior Deputy Board Clerk	2
13	Sheriff Lieutenant	1
14	Sheriff Public Information Officer	1
15	Sheriff Records Manager	2
16	Sheriff Sergeant	2
17	Social Services Program Manager	2
18	Social Services Staff Services Analyst	2
19	Social Services Staff Services Manager	2
20	Social Worker Supervisor	1
21	Solid Waste Supervisor	1
22	Supervising Integrated Caseworker	2
23	Tobacco Control Program Coordinator	2
24	WIC Program Director/Registered Dietician	2

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*The County Administrative Officer may determine in writing that a particular consultant, although a “designated employee,” is hired to perform a range of duties that are limited in scope and thus is not required to fully comply with disclosure requirements described in this Exhibit. Such written determination shall include a description of the consultant’s duties and, based upon that description, a statement of the extent of disclosure requirements. The CAO’s determination is a public record and shall be retained for public inspection in the same manner and location as the conflict-of-interest code.

NOTE: The following elected and appointed positions are not designated within this Code because individuals occupying such positions (and candidates for such positions) must file disclosure statements pursuant to Government Code section 87200, *et seq.*:

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- County Administrative Officer
- County Counsel
- Director of Finance
- District Attorney
- Members of the Board of Supervisors
- Members of the Planning Commission
- Treasurer/Tax Collector
- Veteran’s Service Officer

1 **APPENDIX B**

2 LIST OF DISCLOSURE CATEGORIES

3 DISCLOSURE CATEGORIES

- 4
- 5 1. All reportable investments, business positions, income and interest in real
- 6 property.
- 7 2. Reportable investments in, business positions in, and income from entities
- 8 providing supplies, services, or equipment of the type used by the designated
- 9 employee's department, board, commission, or office.
- 10 3. Reportable investments, business positions in, and income from sources located in
- 11 or doing business in the territorial jurisdiction of the designated employee's board
- 12 or commission.
- 13 4. Reportable interests in real property located within the territorial jurisdiction of
- 14 the designated employee's board or commission.
- 15 5. All reportable investments and business positions in business entities which, in
- 16 the previous two years, have done business in Mono County or with any other
- 17 government agency whose affairs may be subject to grand jury scrutiny (e.g., the
- 18 Town of Mammoth Lakes or a special district within the County).
- 19 6. All reportable income from sources which, in the previous two years, have done
- 20 business with Mono County or with any other government agency whose affairs
- 21 may be subject to grand jury scrutiny (e.g., the Town of Mammoth Lakes or a
- 22 special district within the County).
- 23 7. All reportable interests in real property.
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**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: County Counsel

TIME REQUIRED

**PERSONS
APPEARING
BEFORE THE
BOARD**

SUBJECT Resolution Waiving Fire Mitigation
Fees for Homes Lost in the Mountain
View Fire

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

This item was requested by the Antelope Valley Fire Protection District (AVFPD). Proposed resolution waiving fire mitigation fees applicable to new development within the boundaries of the AVFPD for homes destroyed by the Mountain View Fire.

RECOMMENDED ACTION:

Adopt proposed resolution. Provide any desired direction to staff.

FISCAL IMPACT:

No fiscal impact to the County. These fees are remitted entirely to the AVFPD.

CONTACT NAME: Christian Milovich

PHONE/EMAIL: / cmilovich@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Staff Report
Proposed Resolution
Minutes of the July 6th BOS Meeting Re: Fee Waiver

History

Time	Who	Approval
8/31/2021 11:34 AM	County Counsel	Yes
9/2/2021 2:12 PM	Finance	Yes
9/2/2021 3:52 PM	County Administrative Office	Yes

County Counsel
Stacey Simon

Assistant County Counsels
Christian E. Milovich
Anne L. Frievault

Deputy County Counsel
Emily R. Fox

**OFFICE OF THE
COUNTY COUNSEL**
Mono County

South County Offices
P.O. BOX 2415
MAMMOTH LAKES, CALIFORNIA 93546

Telephone
760-924-1700
Facsimile
760-924-1701

Paralegal
Kevin Moss

To: Board of Supervisors

From: Christian Milovich

Date: September 7, 2021

Re: Proposed resolution waiving fire mitigation fees applicable to new development within the boundaries of the Antelope Valley Fire Protection District for homes destroyed due to the Mountain View Fire

Recommended Action

Approve proposed resolution; provide any desired direction to staff.

Discussion

On July 6, 2021, the Antelope Valley Fire Protection District requested the Board waive fire mitigation fees for homes being rebuilt due to the Mountain View Fire provided the homes are rebuilt within 500 square feet of their original footprint and building permits are issued by the Mono County Building Department no later than December 31, 2023. The Board directed staff to return at a following meeting with a resolution effectuating that wavier.

If you have any questions regarding this item prior to your meeting, please call me at 760-924-1706.



RESOLUTION R21-__

**A RESOLUTION OF THE MONO COUNTY BOARD OF SUPERVISORS
WAIVING FIRE MITIGATION FEES APPLICABLE TO NEW DEVELOPMENT WITHIN
THE BOUNDARIES OF THE ANTELOPE VALLEY FIRE PROTECTION DISTRICT
FOR HOMES DESTROYED DUE TO THE MOUNTAIN VEIW FIRE**

WHEREAS, in November 2020, the Mountain View Fire ravaged the community of Walker in Mono County and destroyed approximately 143 structures, including at least 74 homes; and

WHEREAS, the Mono County Board of Supervisors proclaimed a local state of emergency on November 17, 2020; the Governor issued a Proclamation of a State of Emergency on November 19, 2020; and the Mono County Health Officer proclaimed a local health emergency due to conditions of extreme peril caused by the Mountain View Fire; and

WHEREAS, as a result of the fire, over 70 families and individuals lost their homes, many of whom have no permanent alternative place of residence and no means to protect their property as they begin the slow process of clearing their land, addressing hazards and safety issues, and rebuilding; and

WHEREAS, the cost of rebuilding is a significant financial burden for property owners and the community, and reducing that burden by waiving certain fees associated with rebuilding benefits the public and community; and

WHEREAS, fire protection districts are statutorily prohibited from imposing or waiving mitigation fees on development, but counties are not; and

WHEREAS, the Antelope Valley Fire Protection District has requested that the Board of Supervisors waive the fire mitigation fees for homes being rebuilt due to the Mountain View Fire subject to certain conditions; and

WHEREAS, the Board of Supervisors finds that waiving these fees for those home owners who lost their homes due to the Mountain View Fire benefits the public by facilitating community recovery and restoration;

NOW, THEREFORE, THE MONO COUNTY BOARD OF SUPERVISORS DOES HEREBY RESOLVE that:

SECTION ONE: The Board of Supervisors finds and declares that, in order to provide the public benefit of facilitating community recovery from the destruction caused by the Mountain View Fire, the fire mitigation fees applicable to new development within the boundaries of the Antelope Valley Fire Protection District shall be waived for the original property owner suffering the structural loss, provided that the home(s) are rebuilt within 500

1 square feet of their original footprint and that any associated building permits are issued by the
2 Mono County Building Department no later than December 31, 2023.

3 **SECTION TWO:** The Board further finds and declares that the fee waivers qualify
4 under the California Environmental Quality Act (CEQA) Section 15303 Exemption – New
5 Construction or Conversion of Small Structures. The fee waiver itself has no environmental
6 impact.

7 **PASSED, APPROVED AND ADOPTED** this ____ day of September, 2021, by the following
8 vote of the Board:

9 AYES :

10 NOES :

11 ABSENT :

12 ABSTAIN :

13 _____
14 Jennifer Kreitz, Chair

15 ATTEST:

16 APPROVED AS TO FORM:

17 _____
18 Queenie Barnard
19 Clerk of the Board

20 _____
21 Stacey Simon
22 County Counsel



**MEETING MINUTES
BOARD OF SUPERVISORS, COUNTY OF MONO
STATE OF CALIFORNIA**

Regular Meetings: First, Second, and Third Tuesday of each month. Location of meeting is specified below.

Meeting Location: Board Chambers, 2nd Fl., County Courthouse, 278 Main St., Bridgeport, CA 93517

**Regular Meeting
July 6, 2021**

9:02 AM Meeting Called to Order by Chair Kreitz.

Supervisors Present: Corless, Duggan, Gardner, Kreitz, and Peters (Gardner attended via teleconference).

Supervisors Absent: None.

The Mono County Board of Supervisors stream most of their meetings live on the internet and archives them afterward. To search for a meeting from June 2, 2015 forward, please go to the following link: <http://www.monocounty.ca.gov/meetings>.

Pledge of Allegiance led by Supervisor Duggan.

1. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

None.

2. RECOGNITIONS

None.

3. COUNTY ADMINISTRATIVE OFFICE

None.

4. DEPARTMENT/COMMISSION REPORTS

None.

5. CONSENT AGENDA

(All matters on the consent agenda are to be approved on one motion unless a board member requests separate action on a specific item.)

A. Board Minutes - June 1, 2021

Departments: Clerk of the Board

Approval of the Board Minutes from the Regular Meeting on June 1, 2021.

Action: Approve the Board Minutes from the Regular Meeting on June 1, 2021.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-144

B. Letter of Support - Legislative Action to Ensure Child Support Payments go to Families First

Departments: Clerk of the Board

Letter of support from the Mono County Board of Supervisors to State legislators regarding legislative action to ensure child support payments go to families first.

Action: Approve letter as presented and authorize Board Chair to sign.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-145

C. Appointments to the Assessment Appeals Board

Departments: Clerk of the Assessment Appeals Board

Appointment of one regular member to the Mono County Assessment Appeals Board (AAB).

Action: Appoint John Migliore as a regular member of the Assessment Appeals Board, for a term which ends September 05, 2021.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-146

D. Monthly Treasury Transaction Report

Departments: Finance

Treasury Transaction Report for the month ending 5/31/2021.

Action: Approve the Treasury Transaction Report for the month ending 5/31/2021.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-147

E. Advisement of Nonprofit Organization Represented on the Juvenile Justice Coordinating Council

Departments: Probation

Pursuant to WIC 749.22, the Board of Supervisors is to be advised of the nonprofit entity selected to have a representative on the Juvenile Justice Coordinating Council. Accordingly, Susi Bains, who is the Director of the nonprofit entity SHINE, has been selected and approved by the Juvenile Justice Coordinating Council to sit on the Council.

Action: Pursuant to WIC 749.22, the Board of Supervisors is advised of the nonprofit entity selected to have a representative on the Juvenile Justice Coordinating Council. Accordingly, Susi Bains, who is the Director of the nonprofit entity SHINE, has been selected and approved by the Juvenile Justice Coordinating Council to sit on the Council.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-148

F. Long Valley Streets Project

Departments: Public Works Engineering

The Long Valley Streets project was approved and the STIP funding was allocated by the California Transportation Commission (CTC) at the June 23-24, 2021 meeting. Upon receiving Mono County Board of Supervisor approval, this project will be bid for construction on the County's Bid Management Systems. The following county maintained roads will be rehabilitated as part of this project: Substation Rd, Wildrose Dr, Sierra Springs Dr, Pearson Rd (portion), Elderberry Ln, Crowley Lake Circle, Aspen Terrace, Hilton Creek Place, Hilton Creek Dr, Delta Dr, Placer Rd (portion), Lake Manor Place, Meadow View Dr, Sunny Slopes Rd, Wheeler View / Montana Road, Foothill Rd, and a portion of Mountain View Dr. Roadside curbs, signs, and traffic paint striping will also be rehabilitated as part of this project. The Project Manual and Plan Set for this item are available as additional documents on the meeting site found by visiting: <https://monocounty.ca.gov/bos/page/board-supervisors-121>

Action:

- 1) Approve the attached bid package and authorize the Public Works Department to advertise the project for bids.
- 2) Authorize the Public Works Director to execute the contract contained in the attached bid package with the lowest responsive and responsible bidder in an amount less than or equal to allotted project funds of \$2,550,000.

3) Authorize the Public Works Director, in consultation with County Counsel, to administer that contract, including making minor amendments to said contract from time to time as the Public Works Director may deem necessary, and issue change orders to the contract in accordance with Public Contract Code §20142, provided such amendments and change orders do not substantially alter the scope of work, do not cause spending on the project to exceed the budgeted authority.

4) Authorize the Public Works Director to reject all bids if no bid is received that is less than or equal to allotted funds.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-149

G. COVID-19 Safe School Funding Award and Appropriations Increase Request for FY 2021-22 Public Health Budget

Departments: Public Health

Request increase in FY 2021-22 Public Health appropriations of \$60,000 for the Safe Schools for All grant participation, funded through AB 86. The goals of the grant include increasing safety mitigation strategies and addressing barriers to in-person instruction. Requires 4/5ths approval of the Board.

Action: Approve increasing appropriations in the amount of \$60,000 to participate in the Safe Schools for All AB 86 grant funding opportunity to support the public health response to COVID-19 (requires 4/5ths vote approval).

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-150

H. Maternal, Child, and Adolescent Health (MCAH) Agreement Funding Application FY 2021-22

Departments: Public Health

Maternal, Child, and Adolescent Health (MCAH) Agreement Funding Application (AFA) for FY 2021-22.

Action: Approve the Maternal, Child, and Adolescent Health (MCAH) Agreement Funding Application (AFA) for FY 2021-22, and authorize the Chairperson to sign the MCAH AFA Agency Information Form to execute the agreement on behalf of the County. Additionally, provide authorization for the Public Health Director to approve minor amendments and/or revisions that may occur during the contract period provided they are approved by County Counsel and do not materially affect the County's

rights.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-151

I. Proposed Contract with Crestwood Behavioral Health, Inc. Pertaining to Residential Treatment Services

Departments: Behavioral Health

Proposed contract with Crestwood Behavioral Health, Inc. pertaining to Residential Treatment Services.

Action: Approve County entry into proposed contract and authorize CAO to execute said contract on behalf of the County.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

M21-152

6. CORRESPONDENCE RECEIVED

Direction may be given to staff regarding, and/or the Board may discuss, any item of correspondence listed on the agenda.

The Board acknowledged receipt of the correspondence.

A. Letter from Lahontan Regional Water Quality Control Board Regarding Termination of Septic Tank Guidelines Memorandum of Understanding

The Lahontan Regional Water Quality Control Board is terminating the Septic Tank Guidelines Memorandum of Understanding between the Water Board and Mono County. The MOU was issued in 1989, amended in 1991, and will terminate 30 days after the date on this letter pursuant to MOU Section X(10). The MOU authorized the County to issue construction permits for individual subsurface disposal systems without Water Board approval, provided those projects complied with MOU conditions.

Stacey Simon, County Counsel:

- Discussed this matter with Environmental Health Director Louis Molina and clarified that this is a housekeeping item, it does not impact any operation

B. Mono County Grand Jury 2020-2021 Workforce Housing Crisis Final Report

The Mono County Grand Jury released their 2020-2021 Workforce Housing Crisis Final Report on June 14, 2021. The Mono County Grand

Jury recommends that more specificity be introduced into the housing plans from Mono County and the Town of Mammoth Lakes, that dedicated responsible parties be identified, and that innovations be investigated and implemented now.

Chair Kreitz:

- Talked with staff about this, will be reviewing report formally in August as an agenda item. Providing input and having a discussion to shape the response.

C. Letter from Claudia Bonnet Regarding Positive Experience with Mono County Staff Related to Mountain View Fire Recovery Process

A letter from Coleville resident, Claudia Bonnet, thanking Mono County staff for assistance during the Mountain View Fire recovery process.

Supervisor Peters:

- Acknowledged that there are still people with high levels of frustration, but also high levels of satisfaction. Thanked Claudia for her letter.

D. Letter from Antelope Valley Fire Protection District Regarding Mitigation Fees Waiver Due to the Mountain View Fire Loss

A letter from Antelope Valley Fire Protection District requesting the Board of Supervisors waive the mitigation fees for homes being rebuilt due to the Mountain View Fire with certain requirements.

Stacey Simon, County Counsel:

- The mitigation fees are adopted by Board of Supervisors and then remitted to the districts

Supervisor Peters:

- Direction to staff to return with the resolution to waive the mitigation fees

E. Lieutenant Governor's Proclamation of the California Gubernatorial Recall Election

Departments: Elections

A proclamation by the Lieutenant Governor of the State of California Eleni Kounalakis that the California Gubernatorial Recall Election will be held throughout the state on Tuesday, September 14, 2021.

Scheereen Dedman, Acting Clerk-Recorder-Registrar:

- The Secretary of State, vendors, and everyone involved has been very supportive of the new change in our County and department

7. REGULAR AGENDA - MORNING

A. PUBLIC HEARING: Mono County Ambulance Rate Increase

Departments: Emergency Medical Services

(Chris Mokracek, EMS Chief) - Public hearing regarding increasing ground ambulance rates in Mono County for Fiscal Year 2022.

Action: Conduct public hearing. Adopt Resolution R21-48 increasing ambulance rates in Mono County for Fiscal Year 2022.

Public Hearing Opened: 9:10 AM

Chris Mokracek, EMS Chief:

- Provided background on increase

Stacey Simon, County Counsel:

- County still heavily subsidizes its EMS program. Allowed to charge rates up to the actual cost of providing services. These rates are still below the actual cost to the County.

No Public Comment

Public Hearing Closed: 9:20 AM

Gardner motion. Corless seconded.

Vote: 5 yes, 0 no

R21-48

B. Suddenlink/Altice Internet Service Issues

Departments: County Counsel and IT

(Stacey Simon and Nate Greenberg) - Letter to Suddenlink/Altice and the California Public Utilities Commission regarding service issues with Suddenlink internet service. A draft letter has been developed by staff from Mono, Placer and Nevada Counties and the cities of Truckee and Mammoth Lakes, which are all experiencing issues similar to those experienced by customers in Mono County. The proposed letter will be provided at your meeting.

Action: Approve proposed letter as amended - add CSAC, RCRC and NACO to the "cc" list, insert a mention of the Mono County Grand Jury report on broadband issues and change the order of one of the bullets.

Corless motion. Duggan seconded.

Vote: 5 yes, 0 no

M21-153

Stacey Simon, County Counsel:

- Introduced item

- Came to our attention on Friday that there is an opportunity now resulting from renewal of the Suddenlink franchise with the State that makes it time sensitive to get this letter approved and sent to Suddenlink with a copy of the Public Utilities Commission and our State representatives.

Nate Greenberg, IT Director:

- Reviewed contents of letter

C. Justice, Equity, Diversity, and Inclusion (JEDI) Update

Departments: CAO

(Scheereen Dedman, JEDI Coordinator) - Update on the proposed Justice, Equity, Diversity, and Inclusion (JEDI) training plan.

Action: None.

Scheereen Dedman, JEDI Coordinator:

- Read letter received by the County regarding a visitor's experience with racism
- Met with key observers and participants of the JEDI group in order to solidify what everybody believes is the point to JEDI
- This is a group that will be trained by Dr. Cameron Wedding
- Reviewed phase training

Supervisor Corless:

- Encourage having a JEDI representative from every department
- Suggest working with Chair Kreitz on sending an email to all staff regarding JEDI participation

D. COVID-19 (Coronavirus) Update

Departments: CAO, Public Health

(John C. Craig, Assistant CAO, Bryan Wheeler, Public Health Director) - Update on Countywide response and planning related to the COVID-19 pandemic. Discussion of planning for changes to County operations as the State continues in its "Beyond the Blueprint" stage, including, but not limited to: status of emergency declarations; returning to in-person County meetings; returning remote employees to work.

Action: None.

Bryan Wheeler, Public Health Director:

- PPT presentation (can be found under Supporting Documents on the meeting webpage: <https://monocounty.ca.gov/bos/page/board-supervisors-121>) – 7-day metrics, County COVID-19 transition plan, testing schedule
- Longevity of effectiveness of various vaccines available – preliminary data released suggesting the vaccine could be good for several years
- Addressed possible Delta variant cases in Mono County
- Vaccinations for teenagers

John Craig, Assistant CAO:

- Civic Center reopening update

Break: 10:23 AM

Reconvened: 10:40 AM

E. Mountain View Fire Update and Review of Emergency Declarations

Departments: Mountain View Fire Emergency Operations Center

(Mary Booher, Mountain View Fire Consultant) - Review of continuing need for Board of Supervisor's November 17, 2020, Declaration of Local Emergency of and Mono County Health Officer's November 19, 2020, Declaration of Local Health Emergency for the Mountain View Fire.

Action: Hear report from Incident Command and involved staff regarding status of Mountain View Fire response and recovery efforts.

Find that there is a need to continue the local state of emergency declared on November 17, 2020 and/or the local health emergency declared on November 19, 2020 (ratified by the Board on November 24, 2020).

Peters motion. Duggan seconded.

Vote: 5 yes, 0 no

M21-154

Mary Booher, Mountain View Fire Consultant:

- It is important to continue the emergency declaration for several reasons: until we have completed the debris removal process, fee waivers

F. Resolution Urging Governor Newsom to Adopt the Federal Weekly Hours Work Standard for Shepherders in California

Departments: Agricultural Commissioner

(Nathan D. Reade, Agricultural Commissioner) - Proposed resolution urging Governor Newsom to adopt the federal weekly hours work standard for shepherders in California due to recent legislative changes that require changes in how herder's hours are calculated for overtime pay.

Action: Approve Resolution R21-49 urging Governor Newsom to adopt the federal weekly hours work standard for shepherders in California.

Peters motion. Corless seconded.

Vote: 3 yes, 2 no

R21-49

Roll Call:

Corless - Y

Duggan - Y

Gardner - N

Kreitz - N

Peters - Y

Brent Calloway, Agricultural Commissioner Office:

- Presented item

Andree Soares, California Wool Growers Association:

- Provided background on legislative changes

G. Ordinance Amending Mono County Code Chapter 7.28 - Camping

Departments: Public Works

(Tony Dublino, Director of Public Works) - Proposed ordinance revising Mono County Code Chapter 7.28 - Camping - to clarify existing restrictions on camping in general and in or around County facilities and include a prohibition on camping on paved County Roads.

Action: Introduce, read title, and waive further reading of proposed ordinance.

Gardner motion. Peters seconded.

Vote: 4 yes, 1 no

M21-155

Roll Call:

Corless - Y

Duggan - Y

Gardner - Y

Kreitz - N

Peters - Y

Tony Dublino, Director of Public Works:

- Presented item

Supervisor Corless:

- Expressed concerns regarding unintended consequences of this ordinance and the potential need to support unhoused residents
- Give the County more flexibility should we need to address the needs of unhoused residents such as safe parking designated area on County property

Stacey Simon, County Counsel:

- Clarified that the Ordinance prohibits camping in County parks which is defined to include a recreational facility or a community center. It would not apply to the courthouse of Civic Center parking lot or any other County owned property.
- Can add additional language under exceptions:
 - "County Park" means all County Parks, Community Centers and Recreation Facilities and accompanying parking lots.
 - Notwithstanding anything to the contrary in this Ordinance, the Board of Supervisors may designate specific county properties, including a County Park or Paved County, for overnight use in its discretion.

Chair Kreitz:

- Cannot support this Ordinance without a solution in place to accommodate unhoused residents

H. Ordinance Amending Section 2.04.030 of the Mono County Code to Adjust Salaries for the Positions of Member and Chair of the Board of Supervisors

Departments: CAO

(John C. Craig, Assistant CAO) - Proposed ordinance amending Mono County Code section 2.03.040 to adjust salaries for the elected positions of Supervisor and Chair of the Board of Supervisors in accordance with Mono County's Management Compensation Policy and the 2021 Salary Survey of management positions.

Action: Announce proposed salaries for Board Member and Board Chair and adopt proposed ordinance.

Fiscal Impact: Approval of the salary adjustment ordinance for the Board will increase maximum Board compensation from \$4,109 to \$4,792 per month for regular Board members (an increase of \$683) and from \$4,462 to \$5,202 per month (an increase of \$740) for the Chair position. The maximum annual fiscal impact for the next fiscal year is estimated to be \$41,644, which is not included in the approved budget.

Peters motion. Duggan seconded.

Vote: 3 yes, 2 no

ORD21-04

Roll Call:

Corless - N

Duggan - Y

Gardner - N

Kreitz - Y

Peters - Y

Stacey Simon, County Counsel:

- Clarified that the Ordinance is on the regular agenda for a second reading due to the requirement for the Fiscal Impact needing to be read into record.

I. Employment Agreement - Animal Services Director

Departments: Human Resources

(Ryan Roe, Acting Human Resources Director) - Proposed resolution approving a contract with Malinda Huggins as Animal Services Director, and prescribing the compensation, appointment and conditions of said employment.

Action: Announce Fiscal Impact. Approve Resolution R21-50, approving a contract with Malinda Huggins as Animal Services Director, and prescribing the compensation, appointment and conditions of said employment.

Authorize the Board Chair to execute said contract on behalf of the County.

Fiscal Impact: The cost for an entire fiscal year would be \$106,791 of which \$74,286 is salary and \$32,505 is the cost of benefits. The increase in compensation of \$19,398 is not included in the approved budget.

Corless motion. Peters seconded.

Vote: 5 yes, 0 no

R21-50

Ryan Roe, Acting HR Director:

- Presented item

Supervisor Peters:

- County is lucky to have Malinda Huggans as the Animal Services Director

Stacey Simon, County Counsel:

- Pointed out that this contract and the two that follow it do follow the new model in terms of including language related to setting specific performance goals, having those evaluated by their supervisors each year, and eliminating the three year term.

J. Employment Agreement - Assistant District Attorney

Departments: Human Resources

(Ryan Roe, Acting Human Resources Director) - Proposed resolution approving a contract with David M. Anderson as Assistant District Attorney, and prescribing the compensation, appointment and conditions of said employment.

Action: Announce Fiscal Impact. Approve Resolution R21-51, approving a contract with David M. Anderson as Assistant District Attorney, and prescribing the compensation, appointment and conditions of said employment. Authorize the Board Chair to execute said contract on behalf of the County.

Fiscal Impact: The cost for an entire fiscal year is \$190,499 of which \$147,084 is salary and \$44,415 is the cost of benefits, and was included in the approved budget.

Peters motion. Duggan seconded.

Vote: 5 yes, 0 no

R21-51

Ryan Roe, Acting HR Director:

- Presented item

K. Employment Agreement - Assistant to the CAO

Departments: Human Resources

(Ryan Roe, Acting Human Resources Director) - Proposed resolution approving a contract with Scheereen Dedman as Assistant to the County Administrative Officer, with a temporary appointment as Acting Clerk/Recorder/Registrar of Voters, and prescribing the compensation, appointment and conditions of said employment.

Action: Announce Fiscal Impact. Adopt Resolution R21-52, approving a contract with Scheereen Dedman as Assistant to the CAO, and temporarily as Acting Clerk/Recorder/Registrar of Voters, and prescribing the compensation, appointment, and conditions of said employment. Authorize the Board Chair to execute said contract on behalf of the County.

Fiscal Impact: The cost for an entire fiscal year would be \$118,288 of which \$94,809 is salary and \$23,479 is the cost of benefits and was included in the approved budget, with an additional estimated amount of \$770 (\$662 salary and \$108 benefits) for two months of serving temporarily as Acting Clerk/Recorder/Registrar of Voters.

Corless motion. Kreitz seconded.

Vote: 5 yes, 0 no

R21-52

Ryan Roe, Acting HR Director:

- Presented item

8. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

None.

Moved to Item 10.

9. CLOSED SESSION

Closed Session: 12:15 PM

Reconvened: 12:54 PM

No action to report out of Closed Session.

A. Closed Session - Labor Negotiations

CONFERENCE WITH LABOR NEGOTIATORS. Government Code Section 54957.6. Agency designated representative(s): John C. Craig, Stacey Simon, Janet Dutcher, and Anne Frievalt. Employee Organization(s): Mono County Sheriff's Officers Association (aka Deputy

Sheriff's Association), Local 39 - majority representative of Mono County Public Employees (MCPE) and Deputy Probation Officers Unit (DPOU), Mono County Paramedic Rescue Association (PARA), Mono County Public Safety Officers Association (PSO). Unrepresented employees: All.

B. Closed Session - Existing Litigation

CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION.

Paragraph (1) of subdivision (d) of Government Code section 54956.9.

Name of case: *County of Mono v. Amerisourcebergen Drug Corp., Cardinal Health, McKesson Corporation, Purdue Pharma L.P., Purdue Pharma, Inc, The Purdue Frederick Co., Inc. et al.*, U.S. Dist. Court for Eastern California, Case No. 2:18-cv-00149-MCEKJN.

C. Closed Session - Existing Litigation

CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION.

Paragraph (1) of subdivision (d) of Government Code section 54956.9.

Name of case: Claim for damages filed by Adam Flores against Mono County.

D. Closed Session - Existing Litigation

CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION.

Paragraph (1) of subdivision (d) of Government Code section 54956.9.

Name of case: *Ormat Technologies v. The County of Mono California, Mono County CUPA, Cal OES.* (Case No. CV210049).

10. BOARD MEMBER REPORTS

Supervisor Corless:

- 6/16-18: RCRC board meeting and tour—many thanks to all county staff and partners who made this meeting such a big success.
- 6/23: California Fire Safe Council webinar regarding the county wildfire coordinator grant opportunity
- 6/25: CA Association of Local Behavioral Health Boards and Commissions meeting and training
- 6/30: Shady Rest/Inyo Craters recreation ;planning discussion; Western Governors' Association virtual meeting, including presentation by Interior Sec. Haaland; Town meeting regarding proposed bus turnaround at Woodman Street and bus service in Old Mammoth.
- 7/1: Great Basin Unified Air Pollution Control District meeting: Board met in Markleeville; approved the Coso Junction Planning Area PM 10 maintenance plan; approved an order to LADWP to implement dust control mitigation in the Sibi Patsiata-wae-tu cultural resource area; and approved a letter from the governing board to LADWP regarding Mono Lake Air Quality.
- July 4 festivities in Mammoth Lakes area: Busy and seemingly successful weekend. Negative impacts of recreation/tourism use impacts appeared to be more successfully mitigated, thanks to increased management efforts and volunteerism.

- Would like to encourage department/commission reports during regular board meetings.

Supervisor Duggan:

- 06/15/21 – I participated in the annual meeting of the Mono County Housing Authority with my fellow Board member. We were briefed on Mono County Housing programs by Staff and engaged in housing policy discussion and Mono County's response to housing affordability issues regarding SB 35 funding.
- 6/17/21 – I assisted with the Lakes Basin Tour presentations for the RCRC Annual Board meeting.
- 6/18/21 – I participated in the second of 2 CSAC workshops in Leading for Diversity, Equity, and Inclusion. This was an interactive session with elected officials and staff from multiple counties that I found inciteful, thought provoking, and very helpful with ideas to increase participation in DEI programs in county governments.
- 6/22/21 – I attended the CSA1 Advisory Board meeting where we thanked retiring Board Secretary Marianne O'Connor for her many years of service to the Board and Crowley community. There was a presentation from a Wireless Internet Service Provider that offers an internet option for the northern portion of CSA1 that does not have reliable service. I will share the presentation materials with staff and follow up with the CSA1 Board for options or next steps.
- 6/23/21 – I attended the regular meeting of TVGMD where we discussed board vacancies and new member qualifications, guidelines for fee increases, and possible responses to the upcoming GSP draft from OVGA.
- 6/25/21 – I participated in the ESTA Board of Directors meeting. We approved a new contract and wage increase for the Executive Director, along with the LSC service contract, and received an update from YARTS.
- 6/29/21 – I participated in a Special Meeting of the IMACA Board to accept the 2022-2023 Community Needs Assessment to meet deadlines for pending grants.
- 7/1 – I participated in the in-person meeting of the Great Basin Air Pollution Control District Governing Board Meeting in Markleeville along with Board Member Corless (thanks again for the donuts!) Items on the agenda included adoption and approval of the 2021 Coso Junction PM10 Planning Area Second 10-year Maintenance Plan, the order to implement dust control measures in the Sibi Patsiata wae-tu Cultural Resource Area at Owens Dry Lake, and the approval of a letter from the governing board to LADWP Water and Power Board regarding Mono Lake air quality.
- 7/2 – I attended the CSA1 Special Meeting where the advisory board suggested pay rate increased for yoga class instructors and for the activities programmer. The Board Secretary will work with the appropriate staff on process for approval and implementation.

Supervisor Gardner:

- On Thursday June 17 I chaired a meeting of the Mono County First 5 Commission. We approved several contracts, reviewed the First 5 California State Evaluation Report, reviewed and approved the First 5 budget, and discussed childcare needs and possible responses.
- On Friday June 18 I participated in a meeting of the NACO Public Lands Policy Steering Committee. We reviewed proposed policy resolutions for the upcoming NACO Conference and heard an update on pending legislation.
- On Wednesday June 23 I participated in a Zoom call about the proposed County Wildfire Coordinator positions funded by the state. We need to make sure County staff are planning to move forward with the application for these funds.

- On June 23 I also listened to a webinar on Policies to Protect Working Families: Rethinking Social Insurance. This was very informative about the extent to which current unemployment and related programs provide adequate support for working families.
- On June 23 I also participated in the monthly meeting of the Juvenile Justice Coordinating Council. This group continues to get organized to meet recent state legislative requirements.
- Finally, on June 23 I spoke with Robert Bendorf about our planned strategic planning workshop this month.
- On Friday June 25 I participated in the monthly meeting of the Eastern Sierra Transit Authority Board. We approved some contracts and reviewed regular operations and financial reports.
- Finally, on Monday, June 28 I participated in a meeting of the NACO Finance and Other Related Policy Committee. I spoke about my resolution to encourage the Congress and the President to approve all federal budget legislation on time to avoid any Federal agency shutdowns.

Chair Kreitz:

- June 16th I attended the Community Corrections Partnership General Committee meeting. The committee had a lengthy discussion on transitional housing. There is interest in using some of the trailers from LA possibly in conjunction with some of Mono County's land for this purpose.
- I participated in several of the RCRC events during June 15-18th.
- June 22, I provided a brief oral overview of our Board's letter to the Board of Forestry on their proposed changes to the State's Minimum Fire Safe Regulations at their special meeting to hear from the public.
- Thursday, June 24th I attended the Mammoth Lakes Tourism coffee where a large, diverse panel of folks discussed the upcoming summer tourist season.
- Later, June 24th, I attended a special meeting of the NACo Community, Economic, and Workforce Development Committee to review the resolutions for the annual meeting. I shared the resolution I am sponsoring on supporting changes to the four percent Low Income Housing Tax Credit's Private Activity Bond requirement from 50% to 25%.
- Friday, June 25th I met with some members of ESCOG and staff to discuss a regional housing gathering. Looking to have a regional meeting to discuss various topics of housing and strategies to make more progress.
- On July 1, I attended another ILG housing workshop, this one on Equity and Housing. The panelist included folks from HCD, BBK, Vice-Mayor of Berkeley, and a non-profit. There was good background on fair housing policy. Several highlights for me was the city of Berkeley's work on changing their historic zoning that is discriminatory in nature to be inclusionary, including allowing more density and less single family residence only zoning. And the importance and focus area of the Three Ps - Production, Preservation and Protection for affordable housing.
- I spoke with CAO Lawton about this, and want to socialize it here, that I believe we need to declare housing as a public health emergency. I also suggest that we use some of our housing fund to do an RFP for help implementing the policies we supported at our June 15th Housing Authority meeting since Mono County Community Development Department lacks the capacity to tackle those priorities.

Supervisor Peters:

- Participated in multiple NACo broadband taskforce meetings to finalize the literature that will be coming out this week at the NACo Conference

MEETING MINUTES

July 6, 2021

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- Participated in Human Services and Education policy discussion
- Attended RCRC event in Mammoth – very well organized
- Met with Robert Bendorf to discuss Strategic Planning process
- Participated in the Mountain View Fire community meeting
- County Wildfire Playbook meeting
- Request Inventory of County Land

Moved to Item 9.

ADJOURNED AT 12:54 PM in memory of David Newman.

ATTEST

**JENNIFER KREITZ
CHAIR OF THE BOARD**

**QUEENIE BARNARD
SENIOR DEPUTY CLERK OF THE BOARD**



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Finance

TIME REQUIRED

SUBJECT Monthly Treasury Transaction Report

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Treasury Transaction Report for the month ending 6/30/2021.

RECOMMENDED ACTION:

Approve the Treasury Transaction Report for the month ending 6/30/2021.

FISCAL IMPACT:

None

CONTACT NAME: Gerald Frank

PHONE/EMAIL: 7609325483 / gfrank@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Treasury Transaction Report for the month ending 6/30/2021

History

Time	Who	Approval
8/30/2021 10:25 AM	County Counsel	Yes
8/5/2021 7:48 AM	Finance	Yes
9/2/2021 3:51 PM	County Administrative Office	Yes



Mono County Transaction Summary by Action Investment Portfolio

Begin Date: 5/31/2021, End Date: 6/30/2021

Action	Settlement Date	CUSIP	Face Amount / Shares	Description	Purchase Price	Principal	Interest / Dividends	YTM @ Cost	Total
Buy Transactions									
Buy	6/4/2021	91282CCF6	1,000,000.00	T-Note 0.75 5/31/2026	99.61	996,098.01	81.97	0.83	996,179.98
Subtotal			1,000,000.00			996,098.01	81.97		996,179.98
Deposit	6/30/2021	OAKVALLEY0670	2,273.32	Oak Valley Bank Cash	100.00	2,273.32	0.00	0.00	2,273.32
Deposit	6/30/2021	OAKVALLEY0670	18,105,217.36	Oak Valley Bank Cash	100.00	18,105,217.36	0.00	0.00	18,105,217.36
Subtotal			18,107,490.68			18,107,490.68	0.00		18,107,490.68
Total Buy Transactions			19,107,490.68			19,103,588.69	81.97		19,103,670.66
Sell Transactions									
Called	6/29/2021	3130ALPC2	1,000,000.00	FHLB 0.65 11/29/2024-21	0.00	1,000,000.00	1,625.00	0.00	1,001,625.00
Subtotal			1,000,000.00			1,000,000.00	1,625.00		1,001,625.00
Withdraw	6/2/2021	LAIF6000Q	2,000,000.00	Local Agency Investment Fund LGIP	0.00	2,000,000.00	0.00	0.00	2,000,000.00
Withdraw	6/4/2021	LAIF6000Q	2,000,000.00	Local Agency Investment Fund LGIP	0.00	2,000,000.00	0.00	0.00	2,000,000.00
Withdraw	6/25/2021	LAIF6000Q	2,500,000.00	Local Agency Investment Fund LGIP	0.00	2,500,000.00	0.00	0.00	2,500,000.00
Withdraw	6/28/2021	LAIF6000Q	2,000,000.00	Local Agency Investment Fund LGIP	0.00	2,000,000.00	0.00	0.00	2,000,000.00
Withdraw	6/30/2021	OAKVALLEY0670	13,648,439.57	Oak Valley Bank Cash	0.00	13,648,439.57	0.00	0.00	13,648,439.57
Subtotal			22,148,439.57			22,148,439.57	0.00		22,148,439.57
Total Sell Transactions			23,148,439.57			23,148,439.57	1,625.00		23,150,064.57
Interest/Dividends									
Interest	6/1/2021	41987YAV8	0.00	Hawaiian Gardens Redev 2.714 12/1/2023		0.00	6,785.00	0.00	6,785.00
Interest	6/1/2021	299547AQ2	0.00	Evansville Teachers Federal Credit Union 2.6 6/12/		0.00	549.85	0.00	549.85
Interest	6/1/2021	538036HP2	0.00	Live Oak Banking Company 1.85 1/20/2025		0.00	391.24	0.00	391.24
Interest	6/1/2021	76124YAB2	0.00	Resource One Credit Union 1.9 11/27/2024		0.00	395.36	0.00	395.36
Interest	6/1/2021	91435LAB3	0.00	University of Iowa Community Credit Union 3 4/28/2		0.00	624.25	0.00	624.25
Interest	6/1/2021	378612AE5	0.00	City of Glendora CA POB 1.898 6/1/2024		0.00	4,745.00	0.00	4,745.00
Interest	6/1/2021	765761BH3	0.00	City of Ridgecrest California 5 6/1/2022		0.00	11,000.00	0.00	11,000.00
Interest	6/1/2021	499724AD4	0.00	Knox TVA Employee Credit Union 3.25 8/30/2023		0.00	676.27	0.00	676.27
Interest	6/1/2021	052392AA5	0.00	Austin Telco FCU 1.8 2/28/2025		0.00	380.66	0.00	380.66



Mono County Transaction Summary by Action Investment Portfolio

Begin Date: 5/31/2021, End Date: 6/30/2021

Action	Settlement Date	CUSIP	Face Amount / Shares	Description	Purchase Price	Principal	Interest / Dividends	YTM @ Cost	Total
Interest	6/2/2021	15118RUR6	0.00	Celtic Bank 1.35 4/2/2025		0.00	285.50	0.00	285.50
Interest	6/3/2021	9497486Z5	0.00	WELLS FARGO BK NA SIOUXFALLS SD 1.6 8/3/2021		0.00	332.93	0.00	332.93
Interest	6/5/2021	32117BCX4	0.00	First National Bank Dama 2.8 5/5/2023		0.00	592.14	0.00	592.14
Interest	6/7/2021	90983WBT7	0.00	United Community Bank 1.65 2/7/2025		0.00	348.94	0.00	348.94
Interest	6/8/2021	29367SJQ8	0.00	Enterprise Bank & Trust 1.8 11/8/2024		0.00	380.66	0.00	380.66
Interest	6/8/2021	89579NCB7	0.00	Triad Bank/Frontenac MO 1.8 11/8/2024		0.00	380.66	0.00	380.66
Interest	6/9/2021	313383QR5	0.00	FHLB 3.25 6/9/2023		0.00	7,312.50	0.00	7,312.50
Interest	6/9/2021	59452WAE8	0.00	Michigan Legacy Credit Union 3.45 11/9/2023		0.00	729.60	0.00	729.60
Interest	6/10/2021	25460FCF1	0.00	Direct Federal Credit Union 3.5 9/11/2023		0.00	740.18	0.00	740.18
Interest	6/10/2021	59013JZP7	0.00	Merrick Bank 2.05 8/10/2022		0.00	426.57	0.00	426.57
Interest	6/10/2021	3133ELH80	0.00	FFCB 0.68 6/10/2025-22		0.00	3,400.00	0.00	3,400.00
Interest	6/11/2021	70320KAX9	0.00	Pathfinder Bank 0.7 3/11/2026		0.00	148.04	0.00	148.04
Interest	6/12/2021	856487AM5	0.00	State Bank of Reeseville 2.6 4/12/2024		0.00	549.85	0.00	549.85
Interest	6/13/2021	66736ABP3	0.00	Northwest Bank 2.95 2/13/2024		0.00	623.86	0.00	623.86
Interest	6/13/2021	69417ACG2	0.00	Pacific Crest Savings Bank 2.85 3/13/2024		0.00	602.72	0.00	602.72
Interest	6/13/2021	15721UDA4	0.00	CF Bank 2 8/13/2024		0.00	422.96	0.00	422.96
Interest	6/13/2021	3130A5R35	0.00	FHLB 2.875 6/13/2025		0.00	10,853.13	0.00	10,853.13
Interest	6/14/2021	32114VBT3	0.00	First National Bank of Michigan 1.65 2/14/2025		0.00	348.94	0.00	348.94
Interest	6/14/2021	17801GBX6	0.00	City National Bank of Metropolis 1.65 2/14/2025		0.00	348.94	0.00	348.94
Interest	6/14/2021	45581EAR2	0.00	Industrial and Commercial Bank of China USA, NA 2.		0.00	551.42	0.00	551.42
Interest	6/15/2021	20143PDV9	0.00	Commercial Bank Harrogate 3.4 11/15/2023		0.00	719.03	0.00	719.03
Interest	6/15/2021	061785DY4	0.00	Bank of Deerfield 2.85 2/15/2024		0.00	602.72	0.00	602.72
Interest	6/15/2021	30257JAM7	0.00	FNB Bank Inc/Romney 3 1/16/2024		0.00	634.44	0.00	634.44
Interest	6/15/2021	62384RAF3	0.00	Mountain America Federal Credit Union 3 3/27/2023		0.00	624.25	0.00	624.25
Interest	6/16/2021	740367HP5	0.00	Preferred Bank LA Calif 2 8/16/2024		0.00	422.96	0.00	422.96
Interest	6/16/2021	33640VCF3	0.00	First Service Bank 3.3 5/16/2023		0.00	697.88	0.00	697.88



Mono County Transaction Summary by Action Investment Portfolio

Begin Date: 5/31/2021, End Date: 6/30/2021

Action	Settlement Date	CUSIP	Face Amount / Shares	Description	Purchase Price	Principal	Interest / Dividends	YTM @ Cost	Total
Interest	6/17/2021	219240BY3	0.00	Cornerstone Community Bank 2.6 5/17/2024		0.00	549.85	0.00	549.85
Interest	6/17/2021	50116CBE8	0.00	KS Statebank Manhattan KS 2.1 5/17/2022		0.00	436.97	0.00	436.97
Interest	6/18/2021	457731AK3	0.00	Inspire Federal Credit Union 1.15 3/18/2025		0.00	243.20	0.00	243.20
Interest	6/18/2021	00257TBJ4	0.00	Abacus Federal Savings Bank 1.75 10/18/2024		0.00	370.09	0.00	370.09
Interest	6/18/2021	22766ABN4	0.00	Crossfirst Bank 2.05 8/18/2022		0.00	426.57	0.00	426.57
Interest	6/18/2021	48836LAF9	0.00	Kemba Financial Credit Union 1.75 10/18/2024		0.00	370.09	0.00	370.09
Interest	6/19/2021	560507AJ4	0.00	Maine Savings Federal Credit Union 3.3 5/19/2023		0.00	697.88	0.00	697.88
Interest	6/19/2021	310567AB8	0.00	Farmers State Bank 2.35 9/19/2022		0.00	488.99	0.00	488.99
Interest	6/20/2021	50625LAK9	0.00	Lafayette Federal Credit Union 3.5 11/20/2023		0.00	740.18	0.00	740.18
Interest	6/20/2021	32112UCW9	0.00	First National Bank of McGregor 2.85 2/21/2024		0.00	602.72	0.00	602.72
Interest	6/22/2021	061803AH5	0.00	Bank of Delight 2.85 2/22/2024		0.00	602.72	0.00	602.72
Interest	6/22/2021	90352RAC9	0.00	USAlliance Federal Credit Union 3 8/20/2021		0.00	624.25	0.00	624.25
Interest	6/22/2021	92535LCC6	0.00	Verus Bank of Commerce 2.8 2/22/2024		0.00	592.14	0.00	592.14
Interest	6/23/2021	938828BJ8	0.00	Washington Federal Bank 2.05 8/23/2024		0.00	433.53	0.00	433.53
Interest	6/23/2021	33766LAJ7	0.00	Firstier Bank 1.95 8/23/2024		0.00	412.38	0.00	412.38
Interest	6/24/2021	03753XBD1	0.00	Apex Bank 3.1 8/24/2023		0.00	645.05	0.00	645.05
Interest	6/24/2021	90348JEV8	0.00	UBS Bank USA 3.45 10/24/2023		0.00	729.60	0.00	729.60
Interest	6/25/2021	063907AA7	0.00	Bank of Botetourt 1.75 10/25/2024		0.00	370.09	0.00	370.09
Interest	6/25/2021	22230PBY5	0.00	Country Bank New York 3 1/25/2024		0.00	634.44	0.00	634.44
Interest	6/25/2021	330459BY3	0.00	FNB BANK INC 2 2/25/2022		0.00	416.16	0.00	416.16
Interest	6/26/2021	32065TAZ4	0.00	First Kentucky Bank Inc 2.55 4/26/2024		0.00	539.27	0.00	539.27
Interest	6/26/2021	05465DAE8	0.00	AXOS Bank 1.65 3/26/2025		0.00	348.94	0.00	348.94
Interest	6/26/2021	56065GAG3	0.00	Mainstreet Bank 2.6 4/26/2024		0.00	549.85	0.00	549.85
Interest	6/27/2021	39115UBE2	0.00	Great Plains Bank 2.8 2/27/2024		0.00	592.14	0.00	592.14
Interest	6/27/2021	32063KAV4	0.00	First Jackson Bank 1.05 3/27/2025		0.00	222.05	0.00	222.05
Interest	6/27/2021	79772FAF3	0.00	San Francisco FCU 1.1 3/27/2025		0.00	232.63	0.00	232.63



Mono County Transaction Summary by Action Investment Portfolio

Begin Date: 5/31/2021, End Date: 6/30/2021

Action	Settlement Date	CUSIP	Face Amount / Shares	Description	Purchase Price	Principal	Interest / Dividends	YTM @ Cost	Total
Interest	6/28/2021	080515CH0	0.00	Belmont Savings Bank 2.7 2/28/2023		0.00	561.82	0.00	561.82
Interest	6/28/2021	59828PCA6	0.00	Midwest Bank of West IL 3.3 8/29/2022		0.00	697.88	0.00	697.88
Interest	6/29/2021	01748DAX4	0.00	ALLEGIANCE BK TEX HOUSTON 2.15 9/29/2022		0.00	447.38	0.00	447.38
Interest	6/30/2021	710571DS6	0.00	Peoples Bank Newton NC 2 7/31/2024		0.00	409.32	0.00	409.32
Interest	6/30/2021	694231AC5	0.00	Pacific Enterprise Bank 1.15 3/31/2025		0.00	235.36	0.00	235.36
Interest	6/30/2021	29278TCP3	0.00	Enerbank USA 3.2 8/30/2023		0.00	655.86	0.00	655.86
Interest	6/30/2021	67054NAM5	0.00	Numerica Credit Union 3.4 10/31/2023		0.00	695.84	0.00	695.84
Interest	6/30/2021	3136G4XZ1	0.00	FNMA 0.74 6/30/2025-21		0.00	2,941.50	0.00	2,941.50
Interest	6/30/2021	06426KAM0	0.00	Bank of New England 3.2 7/31/2023		0.00	649.64	0.00	649.64
Interest	6/30/2021	98138MAB6	0.00	Workers Credit Union 2.55 5/31/2022		0.00	530.61	0.00	530.61
Interest	6/30/2021	OAKVALLEY0670	0.00	Oak Valley Bank Cash		0.00	2,273.32	0.00	2,273.32
Interest	6/30/2021	OAKVALLEY0670	0.00	Oak Valley Bank Cash		0.00	4.31	0.00	4.31
Subtotal			0.00			0.00	81,603.07		81,603.07
Total Interest/Dividends			0.00			0.00	81,603.07		81,603.07



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Finance

TIME REQUIRED

SUBJECT 2021-22 Appropriations Limit

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Proposed resolution establishing the 2021-22 Appropriations Limit.

RECOMMENDED ACTION:

Adopt proposed resolution R21-____, establishing the 2021-22 Appropriations Limit and making other necessary determinations for the County and for those special districts governed by the Board of Supervisors that are required to establish appropriations limits.

FISCAL IMPACT:

None.

CONTACT NAME: Janet Dutcher

PHONE/EMAIL: 760-932-5494 / jdutcher@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Staff Report
Resolution
Exhibit A

History

Time	Who	Approval
8/30/2021 10:28 AM	County Counsel	Yes
9/2/2021 11:30 AM	Finance	Yes
9/2/2021 3:51 PM	County Administrative Office	Yes



DEPARTMENT OF FINANCE

COUNTY OF MONO

Kim Bunn
Assistant Finance Director
Auditor-Controller

Janet Dutcher, CPA, CGFM, MPA
Director of Finance

Gerald Frank
Assistant Finance Director
Treasurer-Tax Collector

To: Board of Supervisors

From: Janet Dutcher, Finance Director

Date: September 7, 2021

Re: 2021-22 Appropriation Limit

Recommended Action:

Approve and authorize the Chair's signature on proposed Resolution setting the Appropriation Limit for Fiscal Year 2021-22.

Background:

Proposition 4, approved by voters in November 1979, added Article XIII B to the State Constitution. Article XIII B places a limit on appropriations of revenue identified as proceeds of taxes. The limit is commonly referred to as the Gann Limit. The Gann Limit as originally approved by voters set the 1978-79 expenditure level as the base spending limit. This limit was adjusted annually for population growth and inflation (using the lower of the percentage growth of the U.S. Consumer Price Index or California's per capita personal income).

Under Article XIII B and the statutes implementing that Article (Government Code Sections 7900 et. Seq.), the governing body of every local jurisdiction in California must establish by resolution its annual appropriation limit for the following fiscal year. The appropriation limit is a limit on the amount of tax dollars that may be appropriated by the governing body during the fiscal year. It is calculated by adjusting the appropriations limit from the previous year to take into account "change in the cost of living and the change in population." (Cal. Const. Ar. XIII B, § 1) If tax proceeds collected in the prior fiscal year exceed the limit, then a reduction in tax rates is required to take place.

The County has several available choices from which to choose the factor for setting the appropriations limit. It can choose the factor that is most advantageous to the County. Of the available choices, using the County-wide population change, the Town population change, or the population change derived from contiguous counties, the County has chosen the "Alternate" rate, derived from the State provided rate for cost of living changes combined with the contiguous counties population change, which gives the County the highest possible appropriations limit.

Discussion:

The Appropriations Limit as calculated is \$37,301,296. As County tax proceeds is below this limit by \$9,147,297 this year, no change to the tax rate is required.



R21-__

A RESOLUTION OF THE MONO COUNTY BOARD OF SUPERVISORS ESTABLISHING THE 2020-21 APPROPRIATIONS LIMIT AND MAKING OTHER NECESSARY DETERMINATIONS FOR THE COUNTY AND FOR THOSE SPECIAL DISTRICTS GOVERNED BY THE BOARD OF SUPERVISORS THAT ARE REQUIRED TO ESTABLISH APPROPRIATION LIMITS

WHEREAS, Article XIII(B) of the California Constitution and the legislation adopted to implement it (California Government Code §7901 et seq.) provide that the State and each local government that receives proceeds of taxes shall establish and be subject to an annual appropriations limit; and

WHEREAS, the County Auditor-Controller has computed the 2021-22 appropriations limit for the County and for those special districts governed by the Board of Supervisors that are required to establish appropriations limits and, for at least fifteen days prior to the meeting at which this resolution is adopted, the documentation used in determining the appropriations limit(s) and other necessary determinations set forth in this resolution has been available for public review in the Auditor-Controller’s Office.

NOW, THEREFORE, THE BOARD OF SUPERVISORS OF THE COUNTY OF MONO RESOLVES that:

SECTION ONE: The percentage change in the California per capita personal income computed by the State Department of Finance is hereby selected as the “change in cost of living” for purposes of calculating the appropriation limit(s) established herein for fiscal year 2021-22. The alternative population for contiguous counties is hereby selected as the “change in population” for purposes of calculating the appropriation limit(s) established herein for fiscal year 2021-22.

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1 **SECTION TWO:** The 2021-22 appropriations limit for the County of Mono is hereby
2 established as \$37,301,296, the calculation of which is set forth in Exhibit "A" attached hereto
3 and incorporated by this reference. The 2021-22 appropriations limit(s) for those special districts
4 governed by the Board of Supervisors that are required to establish appropriations limits are
hereby established as also shown on Exhibit "A".

5 **PASSED, APPROVED and ADOPTED** this 7th day of September, 2021, by the
6 following vote, to wit:

7 **AYES:**

8 **NOES:**

9 **ABSENT:**

10 **ABSTAIN:**

11
12
13
14 _____
Jennifer Kreitz, Chair
Mono County Board of Supervisors

15
16 **ATTEST:**

APPROVED AS TO FORM:

17
18
19 _____
Clerk of the Board

Exhibit A

**Statement of Mono County Appropriation (Gann) Limit Calculations
For the Tax Year 2021-22**

	<u>2019-20</u> <u>Limit</u>	<u>Population</u> <u>Change⁽¹⁾</u>	<u>Per Capita</u> <u>Change</u>	<u>2020-21</u> <u>Limit</u>	<u>Population</u> <u>Change⁽¹⁾</u>	<u>Per Capita</u> <u>Change</u>	<u>2021-22</u> <u>Limit</u>
Mono County	33,721,634	1.0030	1.0373	35,083,988	1.0056	1.0573	37,301,296
CSA#1	425,321	0.9964	1.0373	439,200	0.9766	1.0573	453,500
CSA#5	63,296	0.9964	1.0373	65,361	0.9766	1.0573	67,489

⁽¹⁾ The alternate method for population change was used for Mono County per GC 7901.

**Appropriation (Gann) Limit Calculation
Based on Projected Revenues
Fiscal Year Ending June 30, 2022**

	Projected FY 21-22
Property Taxes	22,065,501
Sales and Use Tax	578,250
Transient Occupancy Tax	2,418,924
Property Tax Transfer Tax	588,243
Cannabis Tax	53,407
Interest & Rents	211,179
Franchise Tax Fees	200,152
Motor Vehicle License Fees	1,893,736
Aid of Agriculture (unclaimed gas tax)	100,786
Homeowner's Property Tax Relief	43,821
	<u>28,153,999</u>

2020-21 Limitation	35,083,988
2021-22 Population Factor	1.0056
2021-22 Per Capita Factor	<u>1.0573</u>
2021-22 Appropriation Limit	37,301,296
2021-22 Proceeds of Taxes	<u>(28,153,999)</u>
Amount Under Limitation	<u>9,147,297</u>



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Finance

TIME REQUIRED

SUBJECT 2021-22 Property Tax Rates

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Proposed resolution establishing the 2021-22 tax rates on the secured roll.

RECOMMENDED ACTION:

Adopt proposed resolution R21-____, establishing the 2021-22 tax rates on the secured roll.

FISCAL IMPACT:

None. Allows for the collection of voter approved debt.

CONTACT NAME: Kim Bunn

PHONE/EMAIL: 760-932-5495 / kbunn@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
<input type="checkbox"/> Property Tax Rates - Staff Report
<input type="checkbox"/> Resolution
<input type="checkbox"/> Exhibit A 2021-2022 Tax Rates

History

Time	Who	Approval
8/30/2021 10:36 AM	County Counsel	Yes
9/2/2021 1:41 PM	Finance	Yes
9/2/2021 3:51 PM	County Administrative Office	Yes



DEPARTMENT OF FINANCE AUDITOR-CONTROLLER COUNTY OF MONO

Kim Bunn
Assistant Finance Director
Auditor-Controller

Janet Dutcher, CPA, CGFM, MPA
Director of Finance

Gerald Frank
Assistant Finance Director
Treasurer-Tax Collector

To: Board of Supervisors

From: Kim Bunn, Assistant Finance Director

Date: September 7, 2021

Re: Tax Rates for Fiscal Year 2021-22

Recommended Action:

Adopt proposed resolution approving the tax rates for fiscal year 2021-22

Discussion:

The tax rates are established by law (Proposition 13) and the various bond issues voters have approved for their area throughout the county. These bond issues include the bond series approved by the voters for the Eastern Sierra Unified School District, the Southern Mono Healthcare District, Kern Community College District (Mammoth Campus), and Mammoth Unified School District. The tax rates for the Round Valley School District and Bishop Union High School are prepared by the Auditor-Controller of Inyo County based in part by the values of the affected tax rate areas.

Fiscal Impact:

None. Adoption of the proposed Resolution only allows the adopted rate to be placed on the tax rolls to allow the County to collect not only the statutory 1% tax on property, but also to collect for voter approved debt.



R21-__

**RESOLUTION OF THE MONO COUNTY
BOARD OF SUPERVISORS ESTABLISHING THE 2021-22 TAX RATES ON THE
SECURED ROLL**

WHEREAS, Section 29100 of the California Government Code requires the Board of Supervisors to adopt by resolution the rates of taxes on the secured roll; and

WHEREAS, the County Auditor-Controller has duly computed tax rates for the 2021-22 secured roll that will comply with the requirement of state law, including, but not limited to, those imposed by Section 29100 of the Government Code; and

WHEREAS, a copy of said tax rates is attached hereto as Exhibit "A" and incorporated herein by this reference.

NOW, THEREFORE, THE BOARD OF SUPERVISORS OF THE COUNTY OF MONO RESOLVES that: the tax rates set forth in Exhibit "A" hereto are hereby adopted for the 2021-22 secured roll.

PASSED, APPROVED and ADOPTED this 7th day of September, 2021, by the following vote, to wit:

AYES:

NOES:

ABSENT:

ABSTAIN:

Jennifer Kreitz, Chair
Mono County Board of Supervisors

ATTEST:

APPROVED AS TO FORM:

Clerk of the Board

County Counsel

**COUNTY OF MONO
TAX RATES
2021-22**

<u>TAX AREAS 051-000 THRU 051-013/ 051-019 THRU 051-034</u>	<u>PERCENTAGE</u>
PROP 13 (1% Limit)	1.000000
Eastern Sierra Unified School District (ESUSD) Bonds	0.060000
TOTAL	1.060000
<u>TAX AREAS: 051-014 THRU 051-018</u>	
PROP 13 (1% Limit)	1.000000
Eastern Sierra Unified School District (ESUSD) Bonds	0.060000
TOTAL	1.060000
<u>TAX AREAS: 010-000, 010-002, 010-003, 010-004, 010-006, 010-008, 010-011, 010-012</u>	
PROP 13 (1% Limit)	1.000000
Mammoth Campus, Kern Community College SFID Bonds	0.028426
Mammoth Unified School District (MUSD) Bonds	0.060663
Southern Mono Healthcare District Bonds	0.045138
TOTAL	1.134227
<u>TAX AREAS: 010-001, 010-005, 010-007, 010-009, 010-010</u>	
PROP 13 (1% Limit)	1.000000
Mammoth Campus, Kern Community College SFID Bonds	0.028426
Mammoth Unified School District (MUSD) Bonds	0.060663
Southern Mono Healthcare District Bonds	0.045138
TOTAL	1.134227
<u>TAX AREAS: 010-013, 059-000, 059-005, 059-007, 059-012</u>	
PROP 13 (1% Limit)	1.000000
Mammoth Unified School District (MUSD) Bonds	0.060663
Southern Mono Healthcare District Bonds	0.045138
TOTAL	1.105801
<u>TAX AREAS: 060-000</u>	
PROP 13 (1% Limit)	1.000000
Round Valley Bond (Determined by Inyo County)	0.022929
Bishop HS Bond (Determined by Inyo County)	0.006001
Southern Mono Healthcare District Bonds	0.045138
TOTAL	1.074068
<u>TAX AREAS: 060-001 THRU 060-006</u>	
PROP 13 (1% Limit)	1.000000
Round Valley Bond (Determined by Inyo County)	0.022929
Bishop HS Bond (Determined by Inyo County)	0.006001
TOTAL	1.028930
<u>Unitary Tax Rate</u>	
Unitary 1% Ad Valorem	1.000000
Unitary Debt Service Rate	0.585429
TOTAL	1.585429



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Behavioral Health

TIME REQUIRED

SUBJECT Tarzana Treatment Centers
Agreement for Services

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Proposed contract with Tarzana Treatment Centers pertaining to the provision of residential Substance Use Disorder (SUD) treatment services.

RECOMMENDED ACTION:

Approve County entry into proposed contract and authorize CAO Robert Lawton to execute said contract on behalf of the County. Provide any desired direction to staff.

FISCAL IMPACT:

Total payments to the contractor by the County will not exceed \$200,000, and not to exceed \$100,000 in any 12 month period. This service is paid for by the Substance Abuse Block Grant.

CONTACT NAME: Jessica Workman

PHONE/EMAIL: 7609241742 / jworkman@mono.ca.gov

SEND COPIES TO:

jworkman@mono.ca.gov

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Staff Report
Tarzana Agreement 2021-2023

History

Time	Who	Approval
8/31/2021 11:35 AM	County Counsel	Yes
9/2/2021 2:10 PM	Finance	Yes
9/2/2021 3:53 PM	County Administrative Office	Yes



MONO COUNTY BEHAVIORAL HEALTH DEPARTMENT

COUNTY OF MONO

P. O. BOX 2619 MAMMOTH LAKES, CA 93546 (760) 924-1740 FAX: (760) 924-1741

TO: Mono County Board of Supervisors

FROM: Robin Roberts, Mono County Behavioral Health, Director

DATE: August 23, 2021

SUBJECT:

Contract with Tarzana Treatment Centers for the Provision of Substance Use Disorder Treatment Services

RECOMMENDED ACTION:

Approve County entry into proposed contract and authorize CAO to execute said contract on behalf of the County. Provide any desired direction to staff.

DISCUSSION:

Tarzana Treatment Centers is a full-service behavioral healthcare organization that provides high quality, cost-effective substance abuse and mental health treatment to adults and youth. Mono County Behavioral Health uses Tarzana Treatment Centers for their residential, in-patient alcohol and drug treatment, including treatment for adolescents, women with children, and adults. Mono County Behavioral Health has successfully contracted with Tarzana Treatment Centers since 2016.

FISCAL IMPACT:

Total payments to the contractor by the County will not exceed \$200,000 and not to exceed \$100,000 in any 12 month period. This service is paid for by the Substance Abuse Block Grant.

SUBMITTED BY:

Robin Roberts, Mono County Behavioral Health Director, Contact: 760.924.1740

**AGREEMENT BETWEEN COUNTY OF MONO
AND TARZANA TREATMENT CENTERS, INC.
FOR THE PROVISION OF RESIDENTIAL SUD TREATMENT SERVICES**

INTRODUCTION

WHEREAS, the County of Mono (hereinafter referred to as "County") may have the need for the services of Tarzana Treatment Centers, Inc. of Tarzana, California (hereinafter referred to as "Contractor"), and in consideration of the mutual promises, covenants, terms and conditions hereinafter contained, the parties hereby agree as follows:

TERMS AND CONDITIONS

1. SCOPE OF WORK

Contractor shall furnish to County, upon its request, those services and work set forth in Attachment A, attached hereto and by reference incorporated herein. Requests by County to Contractor to perform under this Agreement will be made by the Director of Mono County Behavioral Health, or an authorized representative thereof. Requests to Contractor for work or services to be performed under this Agreement will be based upon County's need for such services. County makes no guarantee or warranty, of any nature, that any minimum level or amount of services or work will be requested of Contractor by County under this Agreement. By this Agreement, County incurs no obligation or requirement to request from Contractor the performance of any services or work at all, even if County should have some need for such services or work during the term of this Agreement.

Services and work provided by Contractor at County's request under this Agreement will be performed in a manner consistent with the requirements and standards established by applicable federal, state, and county laws, ordinances, and resolutions. Such laws, ordinances, regulations, and resolutions include, but are not limited to, those that are referred to in this Agreement.

This Agreement is subject to the following Exhibits (as noted) which are attached hereto, following all referenced Attachments, and incorporated by this reference. In the event of a conflict between the terms of an attached Exhibit and this Agreement, the terms of the Exhibit shall govern:

- Exhibit 1:** General Conditions (Construction)
- Exhibit 2:** Prevailing Wages
- Exhibit 3:** Bond Requirements
- Exhibit 4:** Invoicing, Payment, and Retention
- Exhibit 5:** Trenching Requirements
- Exhibit 6:** FHWA Requirements
- Exhibit 7:** CDBG Requirements
- Exhibit 8:** HIPAA Business Associate Agreement
- Exhibit 9:** Other _____

2. TERM

The term of this Agreement shall be from July 1, 2021, to June 30, 2023, unless sooner terminated as provided below.

3. CONSIDERATION

A. Compensation. County shall pay Contractor in accordance with the Schedule of Fees (set forth as Attachment B) for the services and work described in Attachment A that are performed by Contractor at County's request.

B. Travel and Per Diem. Contractor will not be paid or reimbursed for travel expenses or per diem that Contractor incurs in providing services and work requested by County under this Agreement, unless otherwise provided for in Attachment B.

C. No Additional Consideration. Except as expressly provided in this Agreement, Contractor shall not be entitled to, nor receive, from County, any additional consideration, compensation, salary, wages, or other type of remuneration for services rendered under this Agreement. Specifically, Contractor shall not be entitled, by virtue of this Agreement, to consideration in the form of overtime, health insurance benefits, retirement benefits, disability retirement benefits, sick leave, vacation time, paid holidays, or other paid leaves of absence of any type or kind whatsoever.

D. Limit upon amount payable under Agreement. The total sum of all payments made by County to Contractor for services and work performed under this Agreement shall not exceed \$200,000.00, not to exceed \$100,000.00 in any twelve-month period, plus (for public works) the amount of any change order(s) approved in accordance with authority delegated by the Board of Supervisors (hereinafter referred to as "Contract Limit"). County expressly reserves the right to deny any payment or reimbursement requested by Contractor for services or work performed that is in excess of the Contract Limit.

E. Billing and Payment. Contractor shall submit to County, on a monthly basis, an itemized statement of all services and work described in Attachment A, which were done at County's request. The statement to be submitted will cover the period from the first (1st) day of the preceding month through and including the last day of the preceding month. Alternatively, Contractor may submit a single request for payment corresponding to a single incident of service or work performed at County's request. All statements submitted in request for payment shall identify the date on which the services and work were performed and describe the nature of the services and work which were performed on each day. Invoicing shall be informative but concise regarding services and work performed during that billing period. Upon finding that Contractor has satisfactorily completed the work and performed the services as requested, County shall make payment to Contractor within 30 days of its receipt of the itemized statement. Should County determine the services or work have not been completed or performed as requested and/or should Contractor produce an incorrect statement, County shall withhold payment until the services and work are satisfactorily completed or performed and/or the statement is corrected and resubmitted.

If Exhibit 4 ("Invoicing, Payment, and Retention") is attached to this Agreement, then the language contained in 4 shall supersede and replace this Paragraph 3.E. in its entirety.

F. Federal and State Taxes.

(1) Except as provided in subparagraph (2) below, County will not withhold any federal or state income taxes or social security from any payments made by County to Contractor under the terms and conditions of this Agreement.

(2) County shall withhold California state income taxes from payments made under this Agreement to non-California resident independent contractors when it is anticipated that total annual payments to Contractor under this Agreement will exceed One Thousand Four Hundred Ninety-Nine dollars (\$1,499.00).

(3) Except as set forth above, County has no obligation to withhold any taxes or payments from sums paid by County to Contractor under this Agreement. Payment of all taxes and other assessments on such sums is the sole responsibility of Contractor. County has no responsibility or liability for payment of Contractor's taxes or assessments.

(4) The total amounts paid by County to Contractor, and taxes withheld from payments to non-California residents, if any, will be reported annually to the Internal Revenue Service and the California State Franchise Tax Board.

4. WORK SCHEDULE

Contractor's obligation is to perform, in a timely manner, those services and work identified in Attachment A that are requested by County. It is understood by Contractor that the performance of these services and work will require a varied schedule. Contractor, in arranging his/her schedule, will coordinate with County to ensure that all services and work requested by County under this Agreement will be performed within the time frame set forth by County.

5. REQUIRED LICENSES, CERTIFICATES, AND PERMITS

Any licenses, certificates, or permits required by the federal, state, county, or municipal governments, for Contractor to provide the services and work described in Attachment A must be procured by Contractor and be valid at the time Contractor enters into this Agreement. Further, during the term of this Agreement, Contractor must maintain such licenses, certificates, and permits in full force and effect. Licenses, certificates, and permits may include, but are not limited to, driver's licenses, professional licenses or certificates, and business licenses. Such licenses, certificates, and permits will be procured and maintained in force by Contractor at no expense to County. Contractor will provide County, upon execution of this Agreement, with evidence of current and valid licenses, certificates and permits that are required to perform the services identified in Attachment A. Where there is a dispute between Contractor and County as to what licenses, certificates, and permits are required to perform the services identified in Attachment A, County reserves the right to make such determinations for purposes of this Agreement.

6. OFFICE SPACE, SUPPLIES, EQUIPMENT, ETC

Contractor shall provide such office space, supplies, equipment, vehicles, reference materials, support services and telephone service as is necessary for Contractor to provide the services identified in Attachment A to this Agreement. County is not obligated to reimburse or pay Contractor for any expense or cost incurred by Contractor in procuring or maintaining such items. Responsibility for the costs and expenses incurred by Contractor in providing and maintaining such items is the sole responsibility and obligation of Contractor.

7. COUNTY PROPERTY

A. Personal Property of County. Any personal property such as, but not limited to, protective or safety devices, badges, identification cards, keys, uniforms, vehicles, reference materials, furniture, appliances, etc. provided to Contractor by County pursuant to this Agreement is, and at the termination of this Agreement remains, the sole and exclusive property of County. Contractor will use reasonable care to protect, safeguard and maintain such items while they are in Contractor's possession. Contractor will be financially responsible for any loss or damage to such items, partial or total, that is the result of Contractor's negligence.

B. Products of Contractor's Work and Services. Any and all compositions, publications, plans, designs, specifications, blueprints, maps, formulas, processes, photographs, slides, videotapes, computer programs, computer disks, computer tapes, memory chips, soundtracks, audio recordings, films, audio-visual

presentations, exhibits, reports, studies, works of art, inventions, patents, trademarks, copyrights, or intellectual properties of any kind that are created, produced, assembled, compiled by, or are the result, product, or manifestation of, Contractor's services or work under this Agreement are, and at the termination of this Agreement shall remain, the sole and exclusive property of County. At the termination of the Agreement, Contractor will convey possession and title to all such properties to County.

8. WORKERS' COMPENSATION

Contractor shall provide Statutory Workers' Compensation insurance coverage and Employer's Liability coverage for not less than One Million dollars (\$1,000,000.00) per occurrence for all employees engaged in services or operations under this Agreement. Any insurance policy limits in excess of the specified minimum limits and coverage shall be made available to County as an additional insured. The Workers' Compensation policy shall be endorsed with a waiver of subrogation in favor of County for all work performed by Contractor, its employees, agents, and subcontractors.

9. INSURANCE

A. Contractor shall procure and maintain, during the entire term of this Agreement or, if work or services do not begin as of the effective date of this Agreement, commencing at such other time as may be authorized in writing by County's Risk Manager, the following insurance (as noted) against claims for injuries to persons or damages to property which may arise from or in connection with the performance of the work and/or services hereunder and the results of that work and/or services by Contractor, its agents, representatives, employees, or subcontractors:

- General Liability. A policy of Comprehensive General Liability Insurance which covers all the work and services to be performed by Contractor under this Agreement, including operations, products and completed operations, property damage, bodily injury (including death) and personal and advertising injury. Such policy shall provide limits of not less than One Million dollars (\$1,000,000.00) per claim or occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project or the general aggregate limit shall be twice the required occurrence limit.
- Automobile/Aircraft/Watercraft Liability Insurance. A policy of Comprehensive Automobile/Aircraft/Watercraft Liability Insurance for bodily injury (including death) and property damage which provides total limits of not less than One Million dollars (\$1,000,000.00) per claim or occurrence applicable to all owned, non-owned and hired vehicles/aircraft/watercraft. If the services provided under this Agreement include the transportation of hazardous materials/wastes, then the Automobile Liability policy shall be endorsed to include Transportation Pollution Liability insurance covering materials/wastes to be transported by Contractor pursuant to this Agreement. Alternatively, such coverage may be provided in Contractor's Pollution Liability policy.
- Professional Errors and Omissions Liability Insurance. A policy of Professional Errors and Omissions Liability Insurance appropriate to Contractor's profession in an amount of not less than One Million dollars (\$1,000,000.00) per claim or occurrence or Two Million dollars (\$2,000,000.00) general aggregate. If coverage is written on a claims-made form then: (1) the "retro date" must be shown, and must be before the beginning of contract work; (2) insurance must be maintained and evidence of insurance must be provided for at least five years after completion of the contract work; and (3) if coverage is cancelled or non-renewed, and not replaced with another claims-made policy form with a "retro date" prior to the contract effective

date, then Contractor must purchase “extended reporting” coverage for a minimum of five years after completion of contract work.

- Pollution Liability Insurance. A policy of Comprehensive Contractors Pollution Liability coverage applicable to the work being performed and covering Contractor’s liability for bodily injury (including death), property damage, and environmental damage resulting from “sudden accidental” or “gradual” pollution and related cleanup costs arising out of the work or services to be performed under this Agreement. Coverage shall provide a limit no less than One Million dollars (\$1,000,000.00) per claim or occurrence or Two Million dollars (\$2,000,000.00) general aggregate. If the services provided involve lead-based paint or asbestos identification/remediation, the Pollution Liability policy shall not contain lead-based paint or asbestos exclusions.

B. Coverage and Provider Requirements. Insurance policies shall not exclude or except from coverage any of the services and work required to be performed by Contractor under this Agreement. The required polic(ies) of insurance shall be issued by an insurer authorized to sell such insurance by the State of California, and have at least a “Best’s” policyholder’s rating of “A” or “A+”. Prior to commencing any work under this agreement, Contractor shall provide County: (1) a certificate of insurance evidencing the coverage required; (2) an additional insured endorsement for general liability applying to County, its agents, officers and employees made on ISO form CG 20 10 11 85, or providing equivalent coverage; and (3) a notice of cancellation or change of coverage endorsement indicating that the policy will not be modified, terminated, or canceled without thirty (30) days written notice to County.

C. Primary Coverage. For any claim made related to this Agreement or work and/or services performed or provided pursuant to this Agreement, Contractor’s insurance coverage shall be primary insurance coverage at least as broad as ISO CG 20 01 04 13 as with respect to County, its officers, officials, employees, and volunteers. Any insurance or self-insurance maintained by County, its officers, officials, employees, or volunteers shall be excess of Contractor’s insurance and shall not contribute with it.

D. Deductible, Self-Insured Retentions, and Excess Coverage. Any deductibles or self-insured retentions must be declared and approved by County. If possible, Contractor’s insurer shall reduce or eliminate such deductibles or self-insured retentions with respect to County, its officials, officers, employees, and volunteers; or Contractor shall provide evidence satisfactory to County guaranteeing payment of losses and related investigations, claim administration, and defense expenses. Any insurance policy limits in excess of the specified minimum limits and coverage shall be made available to County as an additional insured.

E. Subcontractors. Contractor shall require and verify that all subcontractors maintain insurance (including Workers’ Compensation) meeting all the requirements stated herein and that County is an additional insured on insurance required of subcontractors.

10. STATUS OF CONTRACTOR

All acts of Contractor, its agents, officers, and employees, relating to the performance of this Agreement, shall be performed as an independent contractor, and not as an agent, officer, or employee of County. Contractor, by virtue of this Agreement, has no authority to bind or incur any obligation on behalf of, or exercise any right or power vested in, County, except as expressly provided by law or set forth in Attachment A. No agent, officer, or employee of County is to be considered an employee of Contractor. It is understood by both Contractor and County that this Agreement shall not, under any circumstances, be construed to create an employer-employee relationship or a joint venture. As an independent contractor:

- A. Contractor shall determine the method, details, and means of performing the work and services to be provided by Contractor under this Agreement.
- B. Contractor shall be responsible to County only for the requirements and results specified in this Agreement, and except as expressly provided in this Agreement, shall not be subjected to County's control with respect to the physical action or activities of Contractor in fulfillment of this Agreement.
- C. Contractor, its agents, officers and employees are, and at all times during the term of this Agreement shall represent and conduct themselves as, independent contractors, and not employees of County.

11. DEFENSE AND INDEMNIFICATION

Contractor shall defend with counsel acceptable to County, indemnify, and hold harmless County, its agents, officers, and employees from and against all claims, damages, losses, judgments, liabilities, expenses, and other costs, including litigation costs and attorney's fees, arising out of, resulting from or in connection with, the performance of this Agreement by Contractor, or Contractor's agents, officers, or employees. Contractor's obligation to defend, indemnify, and hold County, its agents, officers, and employees harmless applies to any actual or alleged personal injury, death, damage or destruction to tangible or intangible property, including the loss of use. Contractor's obligation under this Paragraph 11 extends to any claim, damage, loss, liability, expense, or other costs that are caused in whole or in part by any act or omission of Contractor, its agents, employees, supplier, or anyone directly or indirectly employed by any of them, or anyone for whose acts or omissions any of them may be liable.

Contractor's obligation to defend, indemnify, and hold County, its agents, officers, and employees harmless under the provisions of this Paragraph 11 is not limited to, or restricted by, any requirement in this Agreement for Contractor to procure and maintain a policy of insurance and shall survive any termination or expiration of this Agreement.

12. RECORDS AND AUDIT

A. Records. Contractor shall prepare and maintain all records required by the various provisions of this Agreement, federal, state, county, municipal, ordinances, regulations, and directions. Contractor shall maintain these records for a minimum of four (4) years from the termination or completion of this Agreement. Contractor may fulfill its obligation to maintain records as required by this Paragraph 12 by substitute photographs, micrographs, or other authentic reproduction of such records.

B. Inspections and Audits. Any authorized representative of County shall have access to any books, documents, papers, records, including, but not limited to, financial records of Contractor, that County determines to be pertinent to this Agreement, for the purposes of making audit, evaluation, examination, excerpts, and transcripts during the period such records are to be maintained by Contractor. Further, County has the right, at all reasonable times, to audit, inspect, or otherwise evaluate the work performed or being performed under this Agreement.

13. NONDISCRIMINATION

During the performance of this Agreement, Contractor, its agents, officers, and employees shall not unlawfully discriminate in violation of any federal, state, or local law, against any employee, or applicant for employment, or person receiving services under this Agreement, because of race, religious creed, color, ancestry, national origin, physical disability, mental disability, medical condition, marital status, sex, age, or sexual orientation. Contractor and its agents, officers, and employees shall comply with the provisions of the

Fair Employment and Housing Act (Government Code section 12900, et seq.), and the applicable regulations promulgated thereunder in the California Code of Regulations. Contractor shall also abide by the Federal Civil Rights Act of 1964 (P.L. 88-352) and all amendments thereto, and all administrative rules and regulations issued pursuant to said Act.

14. TERMINATION

This Agreement may be terminated by County without cause, and at will, for any reason by giving to Contractor thirty (30) calendar days written notice of such intent to terminate. Contractor may terminate this Agreement without cause, and at will, for any reason whatsoever by giving to County thirty (30) calendar days written notice of such intent to terminate.

Notwithstanding the foregoing, if this Agreement is subject to General Conditions (set forth as an Exhibit hereto), then termination shall be in accordance with the General Conditions and this Paragraph 14 shall not apply.

15. ASSIGNMENT

This is an agreement for the personal services of Contractor. County has relied upon the skills, knowledge, experience, and training of Contractor as an inducement to enter into this Agreement. Contractor shall not assign or subcontract this Agreement, or any part of it, without the express written consent of County. Further, Contractor shall not assign any moneys due or to become due under this Agreement without the prior written consent of County.

16. DEFAULT

If Contractor abandons the work, fails to proceed with the work or services requested by County in a timely manner, or fails in any way as required to conduct the work and services as required by County, then County may declare Contractor in default and terminate this Agreement upon five (5) days written notice to Contractor. Upon such termination by default, County will pay to Contractor all amounts owing to Contractor for services and work satisfactorily performed to the date of termination.

17. WAIVER OF DEFAULT

Waiver of any default by either party to this Agreement shall not be deemed to be a waiver of any subsequent default. Waiver or breach of any provision of this Agreement shall not be deemed to be a waiver of any other or subsequent breach, and shall not be construed to be a modification of the terms of this Agreement unless this Agreement is modified as provided in Paragraph 23.

18. CONFIDENTIALITY

Contractor agrees to comply with various provisions of the federal, state, and county laws, regulations, and ordinances providing that information and records kept, maintained, or accessible by Contractor in the course of providing services and work under this Agreement, shall be privileged, restricted, or confidential. Contractor agrees to keep confidential, all such privileged, restricted or confidential information and records obtained in the course of providing the work and services under this Agreement. Disclosure of such information or records shall be made by Contractor only with the express written consent of County.

19. CONFLICTS

Contractor agrees that he/she has no interest, and shall not acquire any interest, direct or indirect, that would conflict in any manner or degree with the performance of the work and services under this Agreement. Contractor agrees to complete and file a conflict-of-interest statement.

20. POST-AGREEMENT COVENANT

Contractor agrees not to use any confidential, protected, or privileged information that is gained from County in the course of providing services and work under this Agreement, for any personal benefit, gain, or enhancement. Further, Contractor agrees for a period of two (2) years after the termination of this Agreement, not to seek or accept any employment with any entity, association, corporation, or person who, during the term of this Agreement, has had an adverse or conflicting interest with County, or who has been an adverse party in litigation with County, and concerning such, Contractor by virtue of this Agreement has gained access to County's confidential, privileged, protected, or proprietary information.

21. SEVERABILITY

If any portion of this Agreement or application thereof to any person or circumstance shall be declared invalid by a court of competent jurisdiction, or if it is found in contravention of any federal, state, or county statute, ordinance, or regulation, then the remaining provisions of this Agreement, or the application thereof, shall not be invalidated thereby, and shall remain in full force and effect to the extent that the provisions of this Agreement are severable.

22. FUNDING LIMITATION

The ability of County to enter into this Agreement is based upon available funding from various sources. In the event that such funding fails, is reduced, or is modified, from one or more sources, County has the option to terminate, reduce, or modify this Agreement, or any of its terms within ten (10) days of notifying Contractor of the termination, reduction, or modification of available funding. Any reduction or modification of this Agreement effective pursuant to this provision must comply with the requirements of Paragraph 23.

23. AMENDMENT

This Agreement may be modified, amended, changed, added to, or subtracted from, by the mutual consent of the parties hereto, if such amendment or change order is in written form, and executed with the same formalities as this Agreement or in accordance with delegated authority therefor, and attached to the original Agreement to maintain continuity.

24. NOTICE

Any notice, communication, amendments, additions or deletions to this Agreement, including change of address of any party during the term of this Agreement, which Contractor or County shall be required, or may desire to make, shall be in writing and may be personally served, or sent by prepaid first-class mail or email (if included below) to the respective parties as follows:

County of Mono:
Robin K. Roberts
Mono County Behavioral Health
P.O. Box 2619
Mammoth Lakes, CA 93546

Contractor:

Tarzana Treatment Centers, Inc.
18646 Oxnard Street
Tarzana, CA 90356
[Click here to enter text.](#)

25. COUNTERPARTS

This Agreement may be executed in two (2) or more counterparts (including by electronic transmission), each of which shall constitute an original, and all of which taken together shall constitute one and the same instrument.

26. ENTIRE AGREEMENT

This Agreement contains the entire agreement of the parties, and no representations, inducements, promises, or agreements otherwise between the parties not embodied herein or incorporated herein by reference, shall be of any force or effect. Further, no term or provision hereof may be changed, waived, discharged, or terminated, unless executed in writing by the parties hereto.

IN WITNESS THEREOF, THE PARTIES HERETO HAVE SET THEIR HANDS AND SEALS, EFFECTIVE AS OF THE DATE LAST SET FORTH BELOW, OR THE COMMENCEMENT DATE PROVIDED IN PARAGRAPH 2 OF THIS AGREEMENT, WHICHEVER IS EARLIER.

COUNTY OF MONO

CONTRACTOR

By: _____

By: _____

Title: _____

Title: _____

Dated: _____

Dated: _____

APPROVED AS TO FORM:

County Counsel

APPROVED BY RISK MANAGEMENT:

Risk Manager

ATTACHMENT A

**AGREEMENT BETWEEN COUNTY OF MONO
AND TARZANA TREATMENT CENTERS, INC.
FOR THE PROVISION OF RESIDENTIAL SUD TREATMENT SERVICES**

TERM:

FROM: July 1, 2021 TO: June 30, 2023

SCOPE OF WORK:

ATTACHMENT A

**AGREEMENT BETWEEN COUNTY OF MONO AND TARZANA TREATMENT
CENTERS, INC.
FOR THE PROVISION OF RESIDENTIAL SUD TREATMENT SERVICES**

TERM:

FROM: June 1, 2021 TO: June 30, 2023

SCOPE OF WORK:

Tarzana Treatment Centers, Inc. (TTC) (hereinafter “Contractor”) agrees to provide services to County and County participants as described and as summarized in Attachment A (Scope of Work) and Attachment B, all incorporated herein by reference.

Contractor provides the full continuum of substance use disorder (SUD) treatment services to adults, adolescents, and perinatal women, including inpatient medical detoxification, residential detoxification, psychiatric stabilization, residential and outpatient rehabilitation.

Contractor offers mental health services to adults and adolescents and other supportive services including housing, benefits assistance and transportation. Guided by population-health metrics and patient-centered care standards. Contractor delivers integrated services that are coordinated, comprehensive and team based. All patients are screened and assessed for medical and behavioral health conditions and receive whole-person care guided by an integrated treatment plan.

Adult Residential Services and Levels of Care

Contractor’s adult residential programs are aligned with a therapeutic community model geared toward addressing all aspects of the patient’s substance use, mental health and

general health needs in an integrated care, safe, supportive and structured environment. The level of care (LOC) as outlined in Attachment B will be determined by the patient's assessed needs and medical necessity.

Medications for Addiction Treatment (MAT)

Contractor also provides Medications for Addiction Treatment (MAT) services and has two sites that are licensed as Narcotic Treatment Programs (NTP)/ Opioid Treatment Programs (OTP). These services will be determined by the patient's assessed needs and medical necessity.

Location of Services

Tarzana Treatment Centers, Inc.
18646 Oxnard St.
Tarzana, CA 91356

Tarzana Treatment Centers, Inc.
44447 North 10th Street West
Lancaster, CA 93534

Tarzana Treatment Centers, Inc.
2101 Magnolia Ave.
Long Beach, CA 90805

Youth Substance Use Disorder Residential Treatment

The County of Mono is contracting with Contractor to provide non-hospital based residential services for adolescents 12-17, congruent with the Drug Medi-Cal Organized Delivery System (DMC-ODS) requirements. Under DMC-ODS, counties are required to provide the full continuum of care for SUD services including residential SUD treatment services for adolescents. This is a service that Mono County is mandated to provide and utilizing Contractor will allow the County to be in compliance with DHCS requirements available at

https://www.dhcs.ca.gov/individuals/documents/youth_treatment_guidelines.pdf

Location of Youth Residential Services

Tarzana Treatment Centers, Inc.
44447 North 10th Street West, Building C
Lancaster, CA 93534

Service Components

Treatment will include individual, group, case management, recovery services and family components. Services should vary based on medical necessity and individual needs. Services shall be culturally appropriate and include beneficiary participation.

Residential treatment (ASAM Level 3.1-3.5) is a non-institutional, 24-hour, short-term residential program that provides rehabilitation services to beneficiaries with a substance use disorder diagnosis when determined by a Medical Director or Licensed Practitioner

of the Healing Arts as medically necessary and in accordance with the individual treatment plan.

A. Residential (ASAM Level 3.1): Clinically Managed Low Intensity – Provides 24-hour structure with available trained personnel; at least 5 hours of clinical service per week and preparation for outpatient treatment.

B. Residential (ASAM Level 3.5): Clinically Managed High-Intensity – Provides 24-hour care with trained counselors to stabilize multidimensional imminent danger and preparation for outpatient treatment. Able to tolerate and use the full milieu or therapeutic community.

The adolescent residential treatment program shall include, but not be limited to, the following components:

- Intake
- Individual and Group Counseling
- Patient Education
- Family Therapy
- Safeguarding Medications
- Collateral Services
- Crisis Intervention Services
- Treatment Planning
- Case Management and Care Coordination
- Recovery Services
- Transportation Services
- Discharge Services
- Structured environment
- Room and board
- Leisure time activities, exercise program
- Self-help groups

Contractor will comply with DHCS Youth Treatment Guidelines and integrate youth development approaches into treatment and family interventions and support systems.

Perinatal Services- Pregnant and Parenting Women (PPW)

Contractor shall ensure that all services being provided to the parent and child(ren) are in accordance with the latest version of the State's Perinatal Practice Guidelines.

1. Additional Contract Restrictions

This Contract is subject to any additional restrictions, limitations, or conditions enacted by the Congress, or any statute enacted by the Congress, which may affect the provisions, terms, or funding of this Contract in any manner.

2. Hatch Act

County agrees to comply with the provisions of the Hatch Act (USC, Title 5, Part III, Subpart F., Chapter 73, Subchapter III), which limit the political activities of employees

whose principal employment activities are funded in whole or in part with federal funds.

3. No Unlawful Use or Unlawful Use Messages Regarding Drugs

County agrees that information produced through these funds, and which pertains to drugs and alcohol-related programs, shall contain a clearly written statement that there shall be no unlawful use of drugs or alcohol associated with the program. Additionally, no aspect of a drug or alcohol-related program shall include any message on the responsible use, if the use is unlawful, of drugs or alcohol (HSC, Division 10.7, Chapter 1429, Sections 11999-11999.3). By signing this Enclosure, County agrees that it will enforce, and will require its subcontractors to enforce, these requirements.

4. Limitation on Use of Funds for Promotion of Legalization of Controlled Substances

None of the funds made available through this Contract may be used for any activity that promotes the legalization of any drug or other substance included in Schedule I of Section 202 of the Controlled Substances Act (21 USC 812).

5. Debarment and Suspension

County shall not subcontract with or employ any party listed on the government wide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 CFR 180 that implement Executive Orders 12549 (3 CFR part 1986 Comp. p. 189) and 12689 (3 CFR part 1989., p. 235), "Debarment and Suspension." SAM exclusions contain the names of parties debarred, suspended, or otherwise excluded by agencies, as well as parties declared ineligible under statutory or regulatory authority other than Executive Order 12549.

The County shall advise all subcontractors of their obligation to comply with applicable federal debarment and suspension regulations, in addition to the requirements set forth in 42 CFR Part 1001.

If a County subcontracts or employs an excluded party, DHCS has the right to withhold payments, disallow costs, or issue a CAP, as appropriate, pursuant to HSC Code 11817.8(h).

6. Restriction on Distribution of Sterile Needles

No SABG funds made available through this Contract shall be used to carry out any program that includes the distribution of sterile needles or syringes for the hypodermic injection of any illegal drug unless DHCS chooses to implement a demonstration syringe services program for injecting drug users.

7. Health Insurance Portability and Accountability Act (HIPAA) of 1996

All work performed under this Contract is subject to HIPAA, County shall perform the work in compliance with all applicable provisions of HIPAA. As identified in Exhibit E, DHCS and County shall cooperate to assure mutual agreement as to those transactions between them, to which this provision applies. Refer to Exhibit E for additional information.

A. Trading Partner Requirements

1. No Changes. County hereby agrees that for the personal health information (Information), it will not change any definition, data condition or use of a data element or segment as proscribed in the Federal Health and Human Services (HHS) Transaction Standard Regulation (45 CFR 162.915 (a)).
2. No Additions. County hereby agrees that for the Information, it will not add any data elements or segments to the maximum data set as proscribed in the HHS Transaction Standard Regulation (45 CFR 162.915 (b)).
3. No Unauthorized Uses. County hereby agrees that for the Information, it will not use any code or data elements that either are marked “not used” in the HHS Transaction’s Implementation specification or are not in the HHS Transaction Standard’s implementation specifications (45 CFR 162.915 (c)).
4. No Changes to Meaning or Intent. County hereby agrees that for the Information, it will not change the meaning or intent of any of the HHS Transaction Standard’s implementation specification (45 CFR 162.915 (d)).

B. Concurrence for Test Modifications to HHS Transaction Standards

County agrees and understands that there exists the possibility that DHCS or others may request an extension from the uses of a standard in the HHS Transaction Standards. If this occurs, County agrees that it will participate in such test modifications.

C. Adequate Testing

County is responsible to adequately test all business rules appropriate to their types and specialties. If the County is acting as a clearinghouse for enrolled providers, County has obligations to adequately test all business rules appropriate to each and every provider type and specialty for which they provide clearinghouse services.

D. Deficiencies

County agrees to correct transactions, errors, or deficiencies identified by DHCS, and transactions errors or deficiencies identified by an enrolled provider if the County is acting as a clearinghouse for that provider. When County is a clearinghouse, County agrees to properly communicate deficiencies and other pertinent information regarding electronic transactions to enrolled providers for which they provide clearinghouse services.

E. Code Set Retention

Both parties understand and agree to keep open code sets being processed or used in this Contract for at least the current billing period or any appeal period, whichever is longer.

F. Data Transmission Log

Both parties shall establish and maintain a Data Transmission Log which shall record any and all Data Transmissions taking place between the Parties during the term of this Contract. Each party will take necessary and reasonable steps to ensure that such Data Transmission Logs constitute a current, accurate, complete, and unaltered record of any and all Data Transmissions between the parties, and shall be retained by each Party for no less than twenty-four (24) months following the date of the Data Transmission. The Data Transmission Log may be maintained on computer media or other suitable means provided that, if it is necessary to do so, the information contained in the Data Transmission Log may be retrieved in a timely manner and presented in readable form.

8. Nondiscrimination and Institutional Safeguards for Religious Providers

County shall establish such processes and procedures as necessary to comply with the provisions of USC, Title 42, Section 300x-65 and CFR, Title 42, Part 54.

9. Counselor Certification

a) Any counselor or registrant providing intake, assessment of need for services, treatment or recovery planning, individual or group counseling to participants, patients, or residents in a DHCS licensed or certified program is required to be registered or certified as defined in CCR, Title 9, Division 4, Chapter 8.

b) The County shall require all the subcontracted providers of services to be licensed, registered, DMC certified and/or approved in accordance with applicable laws and regulations.

10. Cultural and Linguistic Proficiency

To ensure equal access to quality care by diverse populations, each service provider receiving funds from this Contract shall adopt the Federal Office of Minority Health Culturally and Linguistically Appropriate Service (CLAS) national standards as outlined online at: <https://minorityhealth.hhs.gov/omh/browse.aspx?lvl=2&lvlid=53>

11. Intravenous Drug Use (IVDU) Treatment

County shall ensure that individuals in need of IVDU treatment shall be encouraged to undergo AOD treatment (42 USC 300x-23 (45 CFR 96.126(e))).

12. Tuberculosis Treatment

County shall ensure the following related to Tuberculosis (TB):

A. Routinely make available TB services to each individual receiving treatment for AOD use and/or abuse.

B. Reduce barriers to patients' accepting TB treatment.

C. Develop strategies to improve follow-up monitoring, particularly after patients leave treatment, by disseminating information through educational bulletins and technical assistance.

13. Trafficking Victims Protection Act of 2000

County and its subcontractors that provide services covered by this Contract shall comply with the Trafficking Victims Protection Act of 2000 (USC, Title 22, Chapter 78, Section 7104) as amended by section 1702 of Pub. L. 112-239.

14. Tribal Communities and Organizations

County shall regularly review population information available through Census, compare to information obtained in the California Outcome Measurement System for Treatment (CaOMS-Tx) to determine whether the population is being reached, and survey Tribal representatives for insight in potential barriers to the substance use service needs of the American Indian/Alaskan Native (AI/AN) population within the County geographic area. Contractor shall also engage in regular and meaningful consultation and collaboration with elected officials of the tribe, Rancheria, or their designee for the purpose of identifying issues/barriers to service delivery and improvement of the quality, effectiveness, and accessibility of services available to AI/AN communities within the County.

15. Participation of County Behavioral Health Director's Association of California

The County AOD Program Administrator shall participate and represent the County in meetings of the County Behavioral Health Director's Association of California for the purposes of representing the counties in their relationship with DHCS with respect to policies, standards, and administration for AOD abuse services.

The County AOD Program Administrator shall attend any special meetings called by the Director of DHCS. Participation and representation shall also be provided by the County Behavioral Health Director's Association of California.

16. Youth Treatment Guidelines

County must comply with DHCS guidelines in developing and implementing youth treatment programs funded under this Enclosure, until new Youth Treatment Guidelines

are established and adopted. Youth Treatment Guidelines are posted online at:
<https://www.dhcs.ca.gov/provgovpart/Pages/Youth-Services.aspx>

17. Byrd Anti-Lobbying Amendment (31 USC 1352)

County certifies that it will not and has not used Federal appropriated funds to pay any person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any Federal contract, grant or any other award covered by 31 USC 1352. County shall also disclose to DHCS any lobbying with non-Federal funds that takes place in connection with obtaining any Federal award.

18. Nondiscrimination in Employment and Services

County certifies that under the laws of the United States and the State of California, County will not unlawfully discriminate against any person.

19. Federal Law Requirements:

A. Title VI of the Civil Rights Act of 1964, Section 2000d, as amended, prohibiting discrimination based on race, color, or national origin in federally-funded programs.

B. Title VIII of the Civil Rights Act of 1968 (42 USC 3601 et seq.) prohibiting discrimination on the basis of race, color, religion, sex, handicap, familial status or national origin in the sale or rental of housing.

C. Age Discrimination Act of 1975 (45 CFR Part 90), as amended 42 USC Sections 6101 – 6107), which prohibits discrimination on the basis of age.

D. Age Discrimination in Employment Act (29 CFR Part 1625).

E. Title I of the Americans with Disabilities Act (29 CFR Part 1630) prohibiting discrimination against the disabled in employment.

F. Title II of the Americans with Disabilities Act (28 CFR Part 35) prohibiting discrimination against the disabled by public entities.

G. Title III of the Americans with Disabilities Act (28 CFR Part 36) regarding access.

H. Section 504 of the Rehabilitation Act of 1973, as amended (29 USC Section 794), prohibiting discrimination on the basis of individuals with disabilities.

I. Executive Order 11246 (42 USC 2000(e) et seq. and 41 CFR Part 60) regarding nondiscrimination in employment under federal contracts and construction contracts greater than \$10,000 funded by federal financial assistance.

J. Executive Order 13166 (67 FR 41455) to improve access to federal services for those with limited English proficiency.

K. The Drug Abuse Office and Treatment Act of 1972, as amended, relating to nondiscrimination on the basis of drug abuse.

L. Confidentiality of Alcohol and Drug Abuse Patient Records (42 CFR Part 2, Subparts A – E).

20. State Law Requirements:

A. Fair Employment and Housing Act (Government Code Section 12900 et seq.) and the applicable regulations promulgated thereunder (2 CCR 7285.0 et seq.).

B. Title 2, Division 3, Article 9.5 of the Government Code, commencing with Section 11135.

C. Title 9, Division 4, Chapter 8 of the CCR, commencing with Section 13000.

D. No federal funds shall be used by the County or its subcontractors for sectarian worship, instruction, or proselytization. No federal funds shall be used by the County or its subcontractors to provide direct, immediate, or substantial support to any religious activity.

21. Additional Contract Restrictions

A. Noncompliance with the requirements of nondiscrimination in services shall constitute grounds for DHCS to withhold payments under this Contract or terminate all, or any type, of funding provided hereunder.

B. This Contract is subject to any additional restrictions, limitations, or conditions enacted by the federal or state governments that affect the provisions, terms, or funding of this Contract in any manner.

22. Information Access for Individuals with Limited English Proficiency

A. County shall comply with all applicable provisions of the Dymally-Alatorre Bilingual Services Act (Government Code sections 7290-7299.8) regarding access to materials that explain services available to the public as well as providing language interpretation services.

B. County shall comply with the applicable provisions of Section 1557 of the Affordable Care Act (45 CFR Part 92), including, but not limited to, 45 CFR 92.201, when providing access to: (a) materials explaining services available to the public, (b) language assistance, (c) language interpreter and translation services, or (d) video remote language interpreting services.

23. Subcontract Provisions

County shall include all of the foregoing Part II general provisions in all of its subcontracts.

Documents Incorporated By Reference

All SABG documents incorporated by reference into this contract may not be physically attached to the contract, but can be found at DHCS' website:

<https://www.dhcs.ca.gov/provgovpart/Pages/SAPT-Block-Grant-Contracts.aspx>

1. Reporting Requirement Matrix - County Submission Requirements for the Department of Health Care Services
2. Minimum Quality Drug Treatment Standards for SABG and DMC
3. Non-Drug Medi-Cal and Drug Medi-Cal DHCS Local Assistance Funding Matrix
4. SAPT Authorized and Restricted Expenditures Information (April 2017)
5. Youth Treatment Guidelines

24. Staff Training

- a) The County shall ensure subcontractors complete training on the requirements of Title 22 regulations and DMC program requirements at least annually from either DHCS' MCBHD or the Contractor. The County shall provide documentation of attendance at the annual training to DHCS' e-mail address MCBHDMonitoring@dhcs.ca.gov annually as part of the DHCS Contractor monitoring process.
- b) The substance use disorder medical director's responsibilities shall at a minimum include all of the following: Ensure that provider's physicians are adequately trained to perform diagnosis of substance use disorders for beneficiaries, determine the medical necessity of treatment for beneficiaries and perform other physician duties. A substance use disorder medical director shall receive a minimum of five (5) hours of continuing medical education in addiction medicine each year.

25. DMC Claims

- a) The County shall certify the DMC claims submitted to DHCS represent expenditures eligible for FFP and attest that the submitted claims have been subject to review and verification process for accuracy and legitimacy (42 CFR 430.30, 433.32, and

433.51). The County shall not knowingly submit claims for services rendered to any beneficiary after the beneficiary's date of death, or from unenrolled or disenrolled providers.

b) providers shall accept proof of eligibility for Drug Medi-Cal as payment in full for treatment services rendered. Providers shall not charge fees to a beneficiary for access to Drug Medi-Cal substance use disorder services or for admission to a Drug Medi-Cal treatment slot.

26. Record Retention

W&I Code, Section 14124.1- Records required to be kept and maintained under this section shall be retained by the provider for a period of 10 years from the final date of the contract period between the plan and the provider, from the date of completion of any audit, or from the date the service was rendered, whichever is later, in accordance with Section 438.3(u) of Title 42 of the Code of Federal Regulations

27. Licensing

If, at any time, a subcontractor's license, registration, certification, or approval to operate a substance use treatment program or provide a covered service is revoked, suspended, modified, or not renewed by entities other than DHCS, the County shall notify DHCS' Data Management, Reporting, and Evaluation Section by e-mail at DHCSMPF@dhcs.ca.gov within five business days of learning of the revocation, suspension, modification, or non-renewal

28. DMC Postservice Prepayment Utilization Review Reports

DHCS shall issue DMC Postservice Prepayment Utilization Review reports to the County, with a copy to the subcontractor. The County shall be responsible for ensuring the subcontractor's deficiencies are remediated pursuant to Sections 4(A)(1)(b)(i)(1) and (2) herein. The County shall attest the deficiencies have been remediated and are complete, pursuant to Section 4(A)(1)(c) herein.

If programmatic deficiencies are identified, the subcontractor shall be required to submit a Corrective Action Plan (CAP) to the County for review and approval. The County shall submit a County-approved CAP to DHCS within 60 days of the date of the DHCS report.

1. The CAP shall:
 - a. Address each programmatic deficiency
 - b. Provide a specific description of how the deficiency shall be corrected
 - c. Specify the date of implementation of the corrective action
 - d. Identify who will be responsible for correction and who will be responsible for

on-going compliance

2. DHCS shall provide written approval of the CAP to the County with a copy to the subcontractor. If DHCS does not approve the CAP, DHCS will provide guidance on the deficient areas and request an updated CAP. The subcontractor shall revise the CAP and submit it to the County for review and approval. The County shall submit a revised County-approved CAP to DHCS within 30 days of the DHCS notification.

ATTACHMENT B

AGREEMENT BETWEEN COUNTY OF MONO AND TARZANA TREATMENT CENTERS, INC.
FOR THE PROVISION OF RESIDENTIAL SUD TREATMENT SERVICES

TERM:

FROM: June 1, 2021 TO: June 30, 2023

LEVELS OF CARE AND SCHEDULE OF FEES:

Level of Care	Clinical Day Rate	Room & Board (Day Rate)	Case Management Rate
15-Minute Increment			
Low Intensity Residential Adult (ASAM 3.1)		\$174.69	\$25.00 \$35.75
High Intensity Residential Adult – Population Specific (ASAM 3.3)			\$219.24
	\$25.00 \$35.75		
High Intensity Residential Adult- Non-Population Specific (ASAM 3.5)			\$198.84
	\$25.00 \$35.75		
High Intensity Residential – Youth (ASAM 3.1)		\$196.64	\$25.00 \$36.52
High Intensity Residential – Youth (ASAM 3.5)		\$203.09	\$25.00 \$36.52
Residential Withdrawal Management –Clinically Managed (ASAM 3.2- WM)			
	\$338.01	\$25.00	\$35.75
Inpatient Withdrawal Management-Medically Monitored (ASAM 3.7)			\$739.23
	\$25.00 \$35.75		
Inpatient Withdrawal Management- Medically Managed (ASAM 4.0)			\$785.43
	\$25.00 \$35.75		

Proposed rates include room and board. All case management services are up to a maximum of 10 hours per month based on patient need.

Tarzana Treatment Centers, Inc. is accredited by the Joint Commission. Our inpatient

unit is licensed as an Acute Psychiatric Hospital and is Medicare certified. Our residential facilities are Medi-Cal certified.

ASAM 1-OTP: Opioid Treatment Program (OTP)

Patients being referred to an inpatient or residential SUD treatment episode who also need access to Medications for Addiction Treatment (MAT) services would be concurrently enrolled in an ASAM 1.0 OTP while in TTC's care. As part of our discharge planning, TTC will ensure that patients are referred and linked to MAT services back in the county of origin.

ASAM 1-OTP/ Medications for Addiction Treatment	Rate
Screening	\$15.00/ 10-minute increment
Assessment/ Intake	\$16.65/ 10-minute increment
Treatment Plan	\$16.65/ 10-minute increment
Patient Education	\$3.80/ 10-minute increment
Individual Counseling	\$16.65/ 10-minute increment
Crisis Intervention	\$16.65/ 10-minute increment
Collateral Services	\$16.65/ 10-minute increment
Medication Services (MAT)	\$16.65/ 10-minute increment
Methadone	\$14.20/ Daily
Naltrexone	\$19.06/ per Face-to-Face Visit
Buprenorphine	\$29.06/ Daily
Naloxone	\$144.66/ per two (2) units

ATTACHMENT B

**AGREEMENT BETWEEN COUNTY OF MONO
AND TARZANA TREATMENT CENTERS, INC.
FOR THE PROVISION OF RESIDENTIAL SUD TREATMENT SERVICES**

TERM:

FROM: July 1, 2021 TO: June 30, 2022

SCHEDULE OF FEES:

Level of Care	Clinical Day Rate	Room & Board (Day Rate)	Case Management	Rate Increment
15-Minute				
Low Intensity Residential Adult (ASAM 3.1)	\$174.69	\$25.00	\$35.75	
High Intensity Residential Adult – Population Specific (ASAM 3.3)	\$219.24	\$25.00	\$35.75	
High Intensity Residential Adult- Non-Population Specific (ASAM 3.5)	\$198.84	\$25.00	\$35.75	
High Intensity Residential – Youth (ASAM 3.5)	\$203.09	\$25.00	\$36.52	
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Inpatient Withdrawal Management- Medically Managed (ASAM 4.0)	\$785.43	\$25.00	\$35.75	

Proposed rates include room and board. All case management services are up to a maximum of 10 hours per month based on patient need.

Tarzana Treatment Centers, Inc. is accredited by the Joint Commission. Our inpatient unit is licensed as an Acute Psychiatric Hospital and is Medicare certified. Our residential facilities are Medi-Cal certified.

SCHEDULE OF FEES:
ASAM 1-OTP: Opioid Treatment Program (OTP)

Patients being referred to an inpatient or residential SUD treatment episode who also need access to Medications for Addiction Treatment (MAT) services would be concurrently enrolled in an ASAM 1.0 OTP while in TTC’s care. As part of our discharge planning, TTC will ensure that patients are referred and linked to MAT services back in the county of origin.

ASAM 1-OTP/ Medications for Addiction Treatment	Rate	
Screening	\$15.00/	10-minute increment
Assessment/ Intake	\$16.65/	10-minute increment
Treatment Plan	\$16.65/	10-minute increment
Patient Education	\$3.80/	10-minute increment
Individual Counseling	\$16.65/	10-minute increment
Crisis Intervention	\$16.65/	10-minute increment
Collateral Services	\$16.65/	10-minute increment
Medication Services (MAT)	\$16.65/	10-minute increment
Methadone	\$14.20/	Daily

Naltrexone	\$19.06/	per	Face-to-Face	Visit
Buprenorphine	\$29.06/			Daily
Naloxone	\$144.66/	per	two	units
			(2)	



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Probation

TIME REQUIRED

SUBJECT Contract between Mono County and North American Mental Health Services

PERSONS APPEARING BEFORE THE BOARD

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Proposed contract with North American Mental Health Services pertaining to Mental Health Assessments, Psychological Evaluations and Psychiatric Evaluations.

RECOMMENDED ACTION:

Approve County entry into proposed contract and authorize CAO Lawton to execute said contract on behalf of the County. Provide any desired direction to staff.

FISCAL IMPACT:

Up to \$100,000 in any 12-month period, paid for with 2011 realignment revenues managed by the Community Corrections Partnership (CCP), and included in the 2021-2022 adopted budget.

CONTACT NAME: Karin Humiston

PHONE/EMAIL: 7609325572 / jlmills@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Staff Report
Contract

History

Time	Who	Approval
8/31/2021 11:25 AM	County Counsel	Yes
9/2/2021 2:01 PM	Finance	Yes
9/2/2021 3:51 PM	County Administrative Office	Yes



MAILING: P.O. BOX 596, BRIDGEPORT, CALIFORNIA 93517
BRIDGEPORT OFFICE (760) 932-5570•FAX (760) 932-5571
MAMMOTH OFFICE (760) 924-1730•FAX (760) 924-1731

probation@mono.ca.gov

Mark Magit
Presiding Judge
Superior Court

Dr. Karin Humiston
Chief Probation Officer

Date: August 19, 2021
To: Honorable Board of Supervisors
From: Karin Humiston, Chief of Probation
Subject: Contract with North American Mental Health Services

Recommended Action:

Approve County to enter a contract with North American Mental Health Services and authorize CAO to execute said contract on behalf of the County.

Discussion:

Probation Department is seeking to enter a contract with North American Mental Health Services for Tele-Psychiatry services. This contract addresses the need for psychological evaluations, psychiatric evaluations, and mental health assessments. The contract will cover those requests made by probation officers and that were approved and ordered by the court.

This would assist the Reentry team with assessing the needs of participants and falls within the scope of identified objectives in the Community Corrections Partnership Realignment Plan.

Fiscal Impact:

The contract states that total payments to the contractor by the County will not exceed \$100,000.00 in any 12-month period. This contract will be paid through the Community Corrections Partnership Fund and was recommended by the CCP Executive Committee and adopted by the Board of Supervisors for the FY 2021-22 budget.

No fiscal impact to the General Fund.

Attachments:

None

**AGREEMENT BETWEEN COUNTY OF MONO
AND NATIVE AMERICAN MENTAL HEALTH SERVICES DBA NORTH AMERICAN MENTAL
HEALTH SERVICES (NAMHS)
FOR THE PROVISION OF TELE-PSYCHIATRY SERVICES**

INTRODUCTION

WHEREAS, the County of Mono (hereinafter referred to as "County") may have the need for the Tele-Psychiatry services of Native American Mental Health Services Dba North American Mental Health Services (NAMHS), of Redding, California (hereinafter referred to as "Contractor"), and in consideration of the mutual promises, covenants, terms and conditions hereinafter contained, the parties hereby agree as follows:

TERMS AND CONDITIONS

1. SCOPE OF WORK

Contractor shall furnish to County, upon its request, those services and work set forth in Attachment A, attached hereto and by reference incorporated herein. Requests by County to Contractor to perform under this Agreement will be made by the Director of Probation, or an authorized representative thereof. Requests to Contractor for work or services to be performed under this Agreement will be based upon County's need for such services. County makes no guarantee or warranty, of any nature, that any minimum level or amount of services or work will be requested of Contractor by County under this Agreement. By this Agreement, County incurs no obligation or requirement to request from Contractor the performance of any services or work at all, even if County should have some need for such services or work during the term of this Agreement.

Services and work provided by Contractor at County's request under this Agreement will be performed in a manner consistent with the requirements and standards established by applicable federal, state, and county laws, ordinances, and resolutions. Such laws, ordinances, regulations, and resolutions include, but are not limited to, those that are referred to in this Agreement.

This Agreement is subject to the following Exhibits (as noted) which are attached hereto, following all referenced Attachments, and incorporated by this reference. In the event of a conflict between the terms of an attached Exhibit and this Agreement, the terms of the Exhibit shall govern:

- Exhibit 1:** General Conditions (Construction)
- Exhibit 2:** Prevailing Wages
- Exhibit 3:** Bond Requirements
- Exhibit 4:** Invoicing, Payment, and Retention
- Exhibit 5:** Trenching Requirements
- Exhibit 6:** FHWA Requirements
- Exhibit 7:** CDBG Requirements
- Exhibit 8:** HIPAA Business Associate Agreement
- Exhibit 9:** Other _____

2. TERM

The term of this Agreement shall be from August 1, 2021, to July 31, 2022, unless sooner terminated as provided below.

3. CONSIDERATION

A. Compensation. County shall pay Contractor in accordance with the Schedule of Fees (set forth as Attachment B) for the services and work described in Attachment A that are performed by Contractor at County's request.

B. Travel and Per Diem. Contractor will not be paid or reimbursed for travel expenses or per diem that Contractor incurs in providing services and work requested by County under this Agreement, unless otherwise provided for in Attachment B.

C. No Additional Consideration. Except as expressly provided in this Agreement, Contractor shall not be entitled to, nor receive, from County, any additional consideration, compensation, salary, wages, or other type of remuneration for services rendered under this Agreement. Specifically, Contractor shall not be entitled, by virtue of this Agreement, to consideration in the form of overtime, health insurance benefits, retirement benefits, disability retirement benefits, sick leave, vacation time, paid holidays, or other paid leaves of absence of any type or kind whatsoever.

D. Limit upon amount payable under Agreement. **The total sum of all payments made by County to Contractor for services and work performed under this Agreement shall not exceed \$100,000 in any twelve-month period** (hereinafter referred to as "Contract Limit"). County expressly reserves the right to deny any payment or reimbursement requested by Contractor for services or work performed that is in excess of the Contract Limit.

E. Billing and Payment. Contractor shall submit to County, on a monthly basis, an itemized statement of all services and work described in Attachment A, which were done at County's request. The statement to be submitted will cover the period from the first (1st) day of the preceding month through and including the last day of the preceding month. Alternatively, Contractor may submit a single request for payment corresponding to a single incident of service or work performed at County's request. All statements submitted in request for payment shall identify the date on which the services and work were performed and describe the nature of the services and work which were performed on each day. Invoicing shall be informative but concise regarding services and work performed during that billing period. Upon finding that Contractor has satisfactorily completed the work and performed the services as requested, County shall make payment to Contractor within 30 days of its receipt of the itemized statement. Should County determine the services or work have not been completed or performed as requested and/or should Contractor produce an incorrect statement, County shall withhold payment until the services and work are satisfactorily completed or performed and/or the statement is corrected and resubmitted.

If Exhibit 4 ("Invoicing, Payment, and Retention") is attached to this Agreement, then the language contained in 4 shall supersede and replace this Paragraph 3.E. in its entirety.

F. Federal and State Taxes.

(1) Except as provided in subparagraph (2) below, County will not withhold any federal or state income taxes or social security from any payments made by County to Contractor under the terms and conditions of this Agreement.

(2) County shall withhold California state income taxes from payments made under this Agreement to non-California resident independent contractors when it is anticipated that total annual payments to Contractor under this Agreement will exceed One Thousand Four Hundred Ninety-Nine dollars (\$1,499.00).

(3) Except as set forth above, County has no obligation to withhold any taxes or payments from sums paid by County to Contractor under this Agreement. Payment of all taxes and other assessments on such sums is the sole responsibility of Contractor. County has no responsibility or liability for payment of Contractor's taxes or assessments.

(4) The total amounts paid by County to Contractor, and taxes withheld from payments to non-California residents, if any, will be reported annually to the Internal Revenue Service and the California State Franchise Tax Board.

4. WORK SCHEDULE

Contractor's obligation is to perform, in a timely manner, those services and work identified in Attachment A that are requested by County. It is understood by Contractor that the performance of these services and work will require a varied schedule. Contractor, in arranging his/her schedule, will coordinate with County to ensure that all services and work requested by County under this Agreement will be performed within the time frame set forth by County.

5. REQUIRED LICENSES, CERTIFICATES, AND PERMITS

Any licenses, certificates, or permits required by the federal, state, county, or municipal governments, for Contractor to provide the services and work described in Attachment A must be procured by Contractor and be valid at the time Contractor enters into this Agreement. Further, during the term of this Agreement, Contractor must maintain such licenses, certificates, and permits in full force and effect. Licenses, certificates, and permits may include, but are not limited to, driver's licenses, professional licenses or certificates, and business licenses. Such licenses, certificates, and permits will be procured and maintained in force by Contractor at no expense to County. Contractor will provide County, upon execution of this Agreement, with evidence of current and valid licenses, certificates and permits that are required to perform the services identified in Attachment A. Where there is a dispute between Contractor and County as to what licenses, certificates, and permits are required to perform the services identified in Attachment A, County reserves the right to make such determinations for purposes of this Agreement.

6. OFFICE SPACE, SUPPLIES, EQUIPMENT, ETC

Contractor shall provide such office space, supplies, equipment, vehicles, reference materials, support services and telephone service as is necessary for Contractor to provide the services identified in Attachment A to this Agreement. County is not obligated to reimburse or pay Contractor for any expense or cost incurred by Contractor in procuring or maintaining such items. Responsibility for the costs and expenses incurred by Contractor in providing and maintaining such items is the sole responsibility and obligation of Contractor.

7. COUNTY PROPERTY

A. Personal Property of County. Any personal property such as, but not limited to, protective or safety devices, badges, identification cards, keys, uniforms, vehicles, reference materials, furniture, appliances, etc. provided to Contractor by County pursuant to this Agreement is, and at the termination of this Agreement remains, the sole and exclusive property of County. Contractor will use reasonable care to protect, safeguard and maintain such items while they are in Contractor's possession. Contractor will be financially responsible for any loss or damage to such items, partial or total, that is the result of Contractor's negligence.

B. Products of Contractor's Work and Services. Any and all compositions, publications, plans, designs, specifications, blueprints, maps, formulas, processes, photographs, slides, videotapes, computer programs, computer disks, computer tapes, memory chips, soundtracks, audio recordings, films, audio-visual presentations, exhibits, reports, studies, works of art, inventions, patents, trademarks, copyrights, or intellectual properties of any

kind that are created, produced, assembled, compiled by, or are the result, product, or manifestation of, Contractor's services or work under this Agreement are, and at the termination of this Agreement shall remain, the sole and exclusive property of County. At the termination of the Agreement, Contractor will convey possession and title to all such properties to County.

8. WORKERS' COMPENSATION

Contractor shall provide Statutory Workers' Compensation insurance coverage and Employer's Liability coverage for not less than One Million dollars (\$1,000,000.00) per occurrence for all employees engaged in services or operations under this Agreement. Any insurance policy limits in excess of the specified minimum limits and coverage shall be made available to County as an additional insured. The Workers' Compensation policy shall be endorsed with a waiver of subrogation in favor of County for all work performed by Contractor, its employees, agents, and subcontractors.

9. INSURANCE

A. Contractor shall procure and maintain, during the entire term of this Agreement or, if work or services do not begin as of the effective date of this Agreement, commencing at such other time as may be authorized in writing by County's Risk Manager, the following insurance (as noted) against claims for injuries to persons or damages to property which may arise from or in connection with the performance of the work and/or services hereunder and the results of that work and/or services by Contractor, its agents, representatives, employees, or subcontractors:

General Liability. A policy of Comprehensive General Liability Insurance which covers all the work and services to be performed by Contractor under this Agreement, including operations, products and completed operations, property damage, bodily injury (including death) and personal and advertising injury. Such policy shall provide limits of not less than One Million dollars (\$1,000,000.00) per claim or occurrence or Two Million dollars (\$2,000,000.00) general aggregate. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project or the general aggregate limit shall be twice the required occurrence limit.

Automobile/Aircraft/Watercraft Liability Insurance. A policy of Comprehensive Automobile/Aircraft/Watercraft Liability Insurance for bodily injury (including death) and property damage which provides total limits of not less than One Million dollars (\$1,000,000.00) per claim or occurrence applicable to all owned, non-owned and hired vehicles/aircraft/watercraft. If the services provided under this Agreement include the transportation of hazardous materials/wastes, then the Automobile Liability policy shall be endorsed to include Transportation Pollution Liability insurance covering materials/wastes to be transported by Contractor pursuant to this Agreement. Alternatively, such coverage may be provided in Contractor's Pollution Liability policy.

Professional Errors and Omissions Liability Insurance. A policy of Professional Errors and Omissions Liability Insurance appropriate to Contractor's profession in an amount of not less than One Million dollars (\$1,000,000.00) per claim or occurrence and One Million dollars (\$1,000,000.00) general aggregate. If coverage is written on a claims-made form then: (1) the "retro date" must be shown, and must be before the beginning of contract work; (2) insurance must be maintained and evidence of insurance must be provided for at least five (5) years after completion of the contract work; and (3) if coverage is cancelled or non-renewed, and not replaced with another claims-made policy form with a "retro date" prior to the contract effective date, then Contractor must purchase "extended reporting" coverage for a minimum of five years after completion of contract work.

Pollution Liability Insurance. A policy of Comprehensive Contractors Pollution Liability coverage applicable to the work being performed and covering Contractor's liability for bodily injury (including

death), property damage, and environmental damage resulting from "sudden accidental" or "gradual" pollution and related cleanup costs arising out of the work or services to be performed under this Agreement. Coverage shall provide a limit no less than One Million dollars (\$1,000,000.00) per claim or occurrence or Two Million dollars (\$2,000,000.00) general aggregate. If the services provided involve lead-based paint or asbestos identification/remediation, the Pollution Liability policy shall not contain lead-based paint or asbestos exclusions.

B. Coverage and Provider Requirements. Insurance policies shall not exclude or except from coverage any of the services and work required to be performed by Contractor under this Agreement. The required polic(ies) of insurance shall be issued by an insurer authorized to sell such insurance by the State of California, and have at least a "Best's" policyholder's rating of "A" or "A+". Prior to commencing any work under this agreement, Contractor shall provide County: (1) a certificate of insurance evidencing the coverage required; (2) an additional insured endorsement for general liability applying to County, its agents, officers and employees made on ISO form CG 20 10 11 85, or providing equivalent coverage; and (3) a notice of cancellation or change of coverage endorsement indicating that the policy will not be modified, terminated, or canceled without thirty (30) days written notice to County.

C. Primary Coverage. For any claim made related to this Agreement or work and/or services performed or provided pursuant to this Agreement, Contractor's insurance coverage shall be primary insurance coverage at least as broad as ISO CG 20 01 04 13 as with respect to County, its officers, officials, employees, and volunteers. Any insurance or self-insurance maintained by County, its officers, officials, employees, or volunteers shall be excess of Contractor's insurance and shall not contribute with it.

D. Deductible, Self-Insured Retentions, and Excess Coverage. Any deductibles or self-insured retentions must be declared and approved by County. If possible, Contractor's insurer shall reduce or eliminate such deductibles or self-insured retentions with respect to County, its officials, officers, employees, and volunteers; or Contractor shall provide evidence satisfactory to County guaranteeing payment of losses and related investigations, claim administration, and defense expenses. Any insurance policy limits in excess of the specified minimum limits and coverage shall be made available to County as an additional insured.

E. Subcontractors. Contractor shall require and verify that all subcontractors maintain insurance (including Workers' Compensation) meeting all the requirements stated herein and that County is an additional insured on insurance required of subcontractors.

10. STATUS OF CONTRACTOR

All acts of Contractor, its agents, officers, and employees, relating to the performance of this Agreement, shall be performed as an independent contractor, and not as an agent, officer, or employee of County. Contractor, by virtue of this Agreement, has no authority to bind or incur any obligation on behalf of, or exercise any right or power vested in, County, except as expressly provided by law or set forth in Attachment A. No agent, officer, or employee of County is to be considered an employee of Contractor. It is understood by both Contractor and County that this Agreement shall not, under any circumstances, be construed to create an employer-employee relationship or a joint venture. As an independent contractor:

A. Contractor shall determine the method, details, and means of performing the work and services to be provided by Contractor under this Agreement.

B. Contractor shall be responsible to County only for the requirements and results specified in this Agreement, and except as expressly provided in this Agreement, shall not be subjected to County's control with respect to the physical action or activities of Contractor in fulfillment of this Agreement.

C. Contractor, its agents, officers and employees are, and at all times during the term of this Agreement shall represent and conduct themselves as, independent contractors, and not employees of County.

11. DEFENSE AND INDEMNIFICATION

Contractor shall defend with counsel acceptable to County, indemnify, and hold harmless County, its agents, officers, and employees from and against all claims, damages, losses, judgments, liabilities, expenses, and other costs, including litigation costs and attorney's fees, arising out of, resulting from or in connection with, the performance of this Agreement by Contractor, or Contractor's agents, officers, or employees. Contractor's obligation to defend, indemnify, and hold County, its agents, officers, and employees harmless applies to any actual or alleged personal injury, death, damage or destruction to tangible or intangible property, including the loss of use. Contractor's obligation under this Paragraph 11 extends to any claim, damage, loss, liability, expense, or other costs that are caused in whole or in part by any act or omission of Contractor, its agents, employees, supplier, or anyone directly or indirectly employed by any of them, or anyone for whose acts or omissions any of them may be liable.

Contractor's obligation to defend, indemnify, and hold County, its agents, officers, and employees harmless under the provisions of this Paragraph 11 is not limited to, or restricted by, any requirement in this Agreement for Contractor to procure and maintain a policy of insurance and shall survive any termination or expiration of this Agreement.

12. RECORDS AND AUDIT

A. Records. Contractor shall prepare and maintain all records required by the various provisions of this Agreement, federal, state, county, municipal, ordinances, regulations, and directions. Contractor shall maintain these records for a minimum of four (4) years from the termination or completion of this Agreement. Contractor may fulfill its obligation to maintain records as required by this Paragraph 12 by substitute photographs, micrographs, or other authentic reproduction of such records.

B. Inspections and Audits. Any authorized representative of County shall have access to any books, documents, papers, records, including, but not limited to, financial records of Contractor, that County determines to be pertinent to this Agreement, for the purposes of making audit, evaluation, examination, excerpts, and transcripts during the period such records are to be maintained by Contractor. Further, County has the right, at all reasonable times, to audit, inspect, or otherwise evaluate the work performed or being performed under this Agreement.

13. NONDISCRIMINATION

During the performance of this Agreement, Contractor, its agents, officers, and employees shall not unlawfully discriminate in violation of any federal, state, or local law, against any employee, or applicant for employment, or person receiving services under this Agreement, because of race, religious creed, color, ancestry, national origin, physical disability, mental disability, medical condition, marital status, sex, age, or sexual orientation. Contractor and its agents, officers, and employees shall comply with the provisions of the Fair Employment and Housing Act (Government Code section 12900, et seq.), and the applicable regulations promulgated thereunder in the California Code of Regulations. Contractor shall also abide by the Federal Civil Rights Act of 1964 (P.L. 88-352) and all amendments thereto, and all administrative rules and regulations issued pursuant to said Act.

14. TERMINATION

This Agreement may be terminated by County without cause, and at will, for any reason by giving to Contractor thirty (30) calendar days written notice of such intent to terminate. Contractor may terminate this Agreement without cause, and at will, for any reason whatsoever by giving to County thirty (30) calendar days written notice of such intent to terminate.

Notwithstanding the foregoing, if this Agreement is subject to General Conditions (set forth as an Exhibit hereto), then termination shall be in accordance with the General Conditions and this Paragraph 14 shall not apply.

15. ASSIGNMENT

This is an agreement for the personal services of Contractor. County has relied upon the skills, knowledge, experience, and training of Contractor as an inducement to enter into this Agreement. Contractor shall not assign or subcontract this Agreement, or any part of it, without the express written consent of County. Further, Contractor shall not assign any moneys due or to become due under this Agreement without the prior written consent of County.

16. DEFAULT

If Contractor abandons the work, fails to proceed with the work or services requested by County in a timely manner, or fails in any way as required to conduct the work and services as required by County, then County may declare Contractor in default and terminate this Agreement upon five (5) days written notice to Contractor. Upon such termination by default, County will pay to Contractor all amounts owing to Contractor for services and work satisfactorily performed to the date of termination.

17. WAIVER OF DEFAULT

Waiver of any default by either party to this Agreement shall not be deemed to be a waiver of any subsequent default. Waiver or breach of any provision of this Agreement shall not be deemed to be a waiver of any other or subsequent breach, and shall not be construed to be a modification of the terms of this Agreement unless this Agreement is modified as provided in Paragraph 23.

18. CONFIDENTIALITY

Contractor agrees to comply with various provisions of the federal, state, and county laws, regulations, and ordinances providing that information and records kept, maintained, or accessible by Contractor in the course of providing services and work under this Agreement, shall be privileged, restricted, or confidential. Contractor agrees to keep confidential, all such privileged, restricted or confidential information and records obtained in the course of providing the work and services under this Agreement. Disclosure of such information or records shall be made by Contractor only with the express written consent of County.

19. CONFLICTS

Contractor agrees that he/she has no interest, and shall not acquire any interest, direct or indirect, that would conflict in any manner or degree with the performance of the work and services under this Agreement. Contractor agrees to complete and file a conflict-of-interest statement.

20. POST-AGREEMENT COVENANT

Contractor agrees not to use any confidential, protected, or privileged information that is gained from County in the course of providing services and work under this Agreement, for any personal benefit, gain, or enhancement. Further, Contractor agrees for a period of two (2) years after the termination of this Agreement, not to seek or accept any employment with any entity, association, corporation, or person who, during the term of this Agreement, has had an adverse or conflicting interest with County, or who has been an adverse party in litigation with County, and concerning such, Contractor by virtue of this Agreement has gained access to County's confidential, privileged, protected, or proprietary information.

21. SEVERABILITY

If any portion of this Agreement or application thereof to any person or circumstance shall be declared invalid by a court of competent jurisdiction, or if it is found in contravention of any federal, state, or county statute, ordinance, or regulation, then the remaining provisions of this Agreement, or the application thereof, shall not be invalidated thereby, and shall remain in full force and effect to the extent that the provisions of this Agreement are severable.

22. FUNDING LIMITATION

The ability of County to enter into this Agreement is based upon available funding from various sources. In the event that such funding fails, is reduced, or is modified, from one or more sources, County has the option to terminate, reduce, or modify this Agreement, or any of its terms within ten (10) days of notifying Contractor of the termination, reduction, or modification of available funding. Any reduction or modification of this Agreement effective pursuant to this provision must comply with the requirements of Paragraph 23.

23. AMENDMENT

This Agreement may be modified, amended, changed, added to, or subtracted from, by the mutual consent of the parties hereto, if such amendment or change order is in written form, and executed with the same formalities as this Agreement or in accordance with delegated authority therefor, and attached to the original Agreement to maintain continuity.

24. NOTICE

Any notice, communication, amendments, additions or deletions to this Agreement, including change of address of any party during the term of this Agreement, which Contractor or County shall be required, or may desire to make, shall be in writing and may be personally served, or sent by prepaid first-class mail or email (if included below) to the respective parties as follows:

County of Mono:

Karin Humiston, Chief
Mono County Probation
P.O. Box 596
Bridgeport, CA 93517

Contractor:

Native American Mental Health Services Db
North American Mental Health Services
1742 Oregon Street
Redding, CA 96001

25. COUNTERPARTS

This Agreement may be executed in two (2) or more counterparts (including by electronic transmission), each of which shall constitute an original, and all of which taken together shall constitute one and the same instrument.

26. ENTIRE AGREEMENT

This Agreement contains the entire agreement of the parties, and no representations, inducements, promises, or agreements otherwise between the parties not embodied herein or incorporated herein by reference, shall be of any

force or effect. Further, no term or provision hereof may be changed, waived, discharged, or terminated, unless executed in writing by the parties hereto.

IN WITNESS THEREOF, THE PARTIES HERETO HAVE SET THEIR HANDS AND SEALS
THIS ____ DAY OF _____, _____.

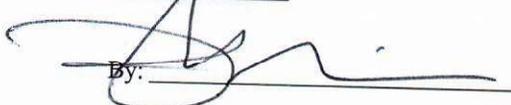
COUNTY OF MONO

By: _____

Title: _____

Dated: _____

CONTRACTOR


By: _____

Title: Owner

Dated: 8.11.21

APPROVED AS TO FORM:



Christy W. Lovich (Aug 17, 2021 12:48 PDT)

County Counsel

APPROVED BY RISK MANAGEMENT:



Risk Manager

ATTACHMENT A

**AGREEMENT BETWEEN COUNTY OF MONO
AND NATIVE AMERICAN MENTAL HEALTH SERVICES DBA NORTH AMERICAN MENTAL
HEALTH SERVICES (NAMHS)
FOR THE PROVISION OF TELE-PSYCHIATRY SERVICES**

TERM:

FROM: August 1, 2021 **TO:** July 31, 2022

SCOPE OF WORK:

1. Services. Pursuant to the terms of this Agreement, Contractor shall employ, or otherwise arrange for, services of provider(s), to conduct Tele-psychiatry and on-site visits for the purpose of delivering direct patient care services, as agreed upon by both parties.
 - 1.1 Professional Medical Services. The County hereby grants the right to Contractor to employ, or otherwise arrange for the services of, provider(s), and hereby grants the right to provide professional medical services. Services shall include:
 - 1.1.1 Psychiatry services of Tele-psychiatry, consisting of psychiatric/medication evaluations, prescribing and monitoring medications for clients with mental health and substance abuse disorders.
 - 1.1.2 Services may include psychological evaluations and mental health evaluations through Tele-psychiatry on an as-needed basis.
 - 1.2 Contractor Services. Contractor to render the following services:
 - 1.2.1 Psychiatric evaluation and follow up, including laboratory evaluation
 - 1.2.2 Pharmaceutical Management including medication preauthorizations
 - 1.2.3 Drug and alcohol treatment when necessary
 - 1.2.4 Child and adolescent treatment along with the follow up and management
 - 1.2.5 Refills of medication with the assistance of the County, the Mono County Jail and/or Mono County Behavioral Health, if needed. Provide consultation for "call backs", which are screened by the County. Phone consultation will be provided on an as needed basis for emergency or urgent evaluations.
 - 1.2.6 Clinical Counseling in the community.
 - 1.2.7 Psychoeducation or Psychological Evaluations.
 - 1.2.8 Mental Health Evaluations.
 - 1.2.9 Case Management Services as needed.
- Duties of Contractor. During the term of this agreement, Contractor shall have the obligation to:
 - 1.3.1 The above services will be performed at the Mono County Jail onsite through Telemedicine and in the community, as deemed appropriate by the parties.
 - 1.3.2 Provide reports, shall provide psychiatric and psychological reports within 10 working days, unless a date is agreed upon due to judicial needs.
 - 1.3.3 Mental Health Evaluations as expediently as possible as determined by judicial need.
 - 1.3.4 Notwithstanding the Insurance provisions in Paragraph 9 above, Contractor shall provide malpractice coverage of one million dollars(\$1,000,000.00) and three million dollars (\$3,000,000.00) respectively, for each psychiatric provider employed by contractor.

ATTACHMENT B

**AGREEMENT BETWEEN COUNTY OF MONO
AND NATIVE AMERICAN MENTAL HEALTH SERVICES DBA NORTH AMERICAN MENTAL
HEALTH SERVICES (NAMHS)
FOR THE PROVISION OF TELE-PSYCHIATRY SERVICES**

TERM:

FROM: August 1, 2021 **TO:** July 31, 2022

SCHEDULE OF FEES:

The County agrees to provide compensation to Contractor and Contractor agrees to accept compensation at the following rates:

1. \$175 per hour of TeleCounseling Services provided to clients of Mono County by MSW/Supervised Psychologist providers in accordance with this agreement.
2. \$220 per hour of Telepsychiatric Services provided to clients of Mono County by Pas/NP providers in accordance with this agreement.
3. \$260 PER HOUR OF Telepsychiatric Services provided to clients of Mono County by MD providers in accordance with this agreement.

The County guarantees payment for any scheduled service hours. Contractor shall provide an invoice to the County on a monthly basis, which invoice the County shall pay within thirty (30) days of receipt. In no event shall total payments to Contractor by County pursuant to this agreement exceed \$100,000 in any twelve month period.

Mono2021_NAMHS signed

Final Audit Report

2021-08-18

Created:	2021-08-12
By:	Jeff Mills (jlmills@mono.ca.gov)
Status:	Signed
Transaction ID:	CBJCHBCAABAASBujYxdOwFOdzQITJ7L_BDDI_VKniHil

"Mono2021_NAMHS signed" History

-  Document created by Jeff Mills (jlmills@mono.ca.gov)
2021-08-12 - 1:49:11 PM GMT- IP address: 162.252.90.161
-  Document emailed to Christy Milovich (cmilovich@mono.ca.gov) for signature
2021-08-12 - 1:57:43 PM GMT
-  Email viewed by Christy Milovich (cmilovich@mono.ca.gov)
2021-08-17 - 7:48:07 PM GMT- IP address: 24.121.148.83
-  Document e-signed by Christy Milovich (cmilovich@mono.ca.gov)
Signature Date: 2021-08-17 - 7:48:25 PM GMT - Time Source: server- IP address: 24.121.148.83
-  Document emailed to Jacob Sloane (jsloane@mono.ca.gov) for signature
2021-08-17 - 7:48:27 PM GMT
-  Email viewed by Jacob Sloane (jsloane@mono.ca.gov)
2021-08-18 - 3:47:51 PM GMT- IP address: 162.252.90.163
-  Document e-signed by Jacob Sloane (jsloane@mono.ca.gov)
Signature Date: 2021-08-18 - 3:48:22 PM GMT - Time Source: server- IP address: 162.252.90.163
-  Agreement completed.
2021-08-18 - 3:48:22 PM GMT





**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

TIME REQUIRED

SUBJECT

Notice and Application from Southern California Edison for a Permit to Construct for the Transmission Line Rating Remediation, Control – Silver Peak Project

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Notice and Application from Southern California Edison for a Permit to Construct for the Transmission Line Rating Remediation, Control – Silver Peak Project with the California Public Utilities Commission.

RECOMMENDED ACTION:

FISCAL IMPACT:

CONTACT NAME: Queenie Barnard

PHONE/EMAIL: 760-932-5534 / qbarnard@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Notice
Application

History

Time	Who	Approval
8/30/2021 10:28 AM	County Counsel	Yes
8/24/2021 11:07 AM	Finance	Yes
9/2/2021 3:52 PM	County Administrative Office	Yes



August 13, 2021

Mono County
Bob Lawton, Administrative Officer
PO Box 696
Bridgeport, CA 93517

SUBJECT: Notice of Application for a Permit to Construct for the
Transmission Line Rating Remediation, Control - Silver Peak Project
(A.21-08-XXX)

Dear Mr. Lawton,

On August 13, 2021, Southern California Edison Company (SCE) filed an Application for a Permit to Construct for the Transmission Line Rating Remediation (TLRR), Control - Silver Peak (CSP) Project with the California Public Utilities Commission (CPUC). The proposed project is described in the enclosed Notice of Application for a Permit to Construct.

Pursuant to the CPUC General Order 131-D, SCE is required to notify you within ten (10) days of filing that it has filed such application. The enclosed "Notice of Application for a Permit to Construct" will serve as notification to you that SCE has filed an Application for a Permit to Construct for the TLRR CSP Project .

As the project continues to move through the application process, SCE will update the project's website at www.sce.com/CSPproject. If you have any questions, or require additional information, please contact me.

Sincerely,

A handwritten signature in cursive script that reads "Lori Charpentier".

Lori Charpentier
Regulatory Affairs, Senior Advisor
Southern California Edison
(626) 320-0316
Lori.Charpentier@sce.com

Enclosure

NOTICE OF APPLICATION FOR A PERMIT TO CONSTRUCT

CONTROL-SILVER PEAK PROJECT

Filing Date: August 13, 2021

Proposed Project: Southern California Edison Company (“SCE”) has filed an application (“Application”) with the California Public Utilities Commission (“CPUC”) for a Permit to Construct (“PTC”) the Control-Silver Peak Project (CSP Project). The primary purpose of the CSP Project is to ensure compliance with CPUC General Order 95 (“G.O. 95”) and North American Electric Reliability Corporation (“NERC”) Facility Ratings through remediating physical clearance discrepancies identified on existing 55 kilovolt (“kV”) subtransmission lines. In particular, G.O. 95 Rules 37 through 39 specify minimum vertical and horizontal clearances that must be maintained between an electrical conductor and other conductors, or between a conductor and the ground, buildings, and a variety of other objects. In 2006, SCE identified discrepancies along many of its circuits where minimum clearances are not being met compared to what is required by G.O. 95.

The CSP Project would remediate discrepancies along the following five Segments of the CSP ‘A’ and ‘C’ 55 kV circuits located in portions of unincorporated Inyo County and Mono County:

- Segment 1 consists of portions of the CSP ‘A’ and ‘C’ 55 kV circuits. Segment 1 spans from the Control Substation located near the City of Bishop to where the CSP Project alignment intersects US Highway 395 (“US 395”). Segment 1 is approximately 3.4 miles in length. Segment 1 is located in Inyo County.
- Segment 2 consists of portions of the CSP ‘A’ and ‘C’ 55 kV circuits. Segment 2 spans from the point where the CSP Project alignment intersects US 395 located near the City of Bishop to the point where the two existing pole lines merge north-northeast of the US 395 crossing. Segment 2 is approximately 1.4 miles in length. Segment 2 is located in Inyo County.
- Segment 3 consists of portions of the CSP ‘A’ and ‘C’ 55 kV circuits. Segment 3 spans from the eastern end of Segment 2 to the Fish Lake Valley Metering Station located west of the California-Nevada border, approximately 2 miles east of the community of Oasis. Segment 3 is approximately 37.3 miles in length. The existing ‘A’ and ‘C’ circuits generally parallel each other along the length of Segment 3. Segment 3 is located in Inyo County and Mono County.
- Segment 4 consists of the portion of the CSP ‘C’ 55 kV circuit known as the Zack Tap. Segment 4 spans from Segment 3 north of the City of Bishop to the Zack Substation. Segment 4 is located in Inyo County and Mono County; it is approximately 16.0 miles in length.
- Segment 5 consists of the portion of the CSP ‘A’ 55 kV circuit known as the Deep Springs Tap. Segment 5 spans from Segment 3 south to the Deep Springs Substation. Segment 5 is located in Inyo County; it is approximately 2.4 miles in length.

The proposed scope of work for the CSP Project consists of the following major components, which are described in further detail below under the “Project Description” heading:

- Installing optical groundwire (“OPGW”) on existing and replacement structures in Segments 1, 2, and 3;
- Replacing two existing single-circuited 55 kV subtransmission pole lines with two single-circuited 55 kV subtransmission pole lines in Segment 2;

- Substations
 - Disconnect existing conductor from existing positions at the White Mountain Substation and connect new conductor to existing positions.
 - Install new OPGW and OHGW and make minor modifications to the existing terminal racks at White Mountain Substation to accommodate the new OPGW and OHGW.
 - Install telecommunication equipment on existing rack structures, install cable in new or existing underground cable raceways, and install new or replacement telecommunications infrastructure within existing cabinets, control buildings, or Mechanical and Electrical Equipment Rooms (MEERs) within the Control Substation and at the Fish Lake Valley Metering Station.
 - Update relay settings at Control, Deep Springs, White Mountain, and Zack substations.
 - Install a capacitor bank and circuit breaker at Fish Lake Valley Metering Station.

Electric and Magnetic Fields (EMF) Compliance: The CPUC requires utilities to employ “no-cost” and “low-cost” measures to reduce public exposure to magnetic fields. In accordance with “EMF Design Guidelines” (Decisions 93-11-013 and 06-01-042.), the CSP Project would implement a combination of the following recommended measures:

1. Utilize double-circuit construction that reduces spacing between circuits as compared with single-circuit construction;
2. Utilize subtransmission line construction that reduces the space between conductors compared with other designs;
3. Utilize pole heights that meet or exceed SCE’s preferred EMF design criteria

Environmental Review: As noted above, SCE’s PEA assesses the potential environmental impacts created by the construction and operation of the CSP Project scope. The PEA concludes that with the implementation of Applicant Proposed Measures, the CSP Project would not result in any significant and unavoidable environmental impacts for all resources except cultural resources. The cultural resources technical reports are still in process and the information to be described therein would be informative as to whether there are any potentially significant impacts related to cultural resources as a result of the Proposed Project.

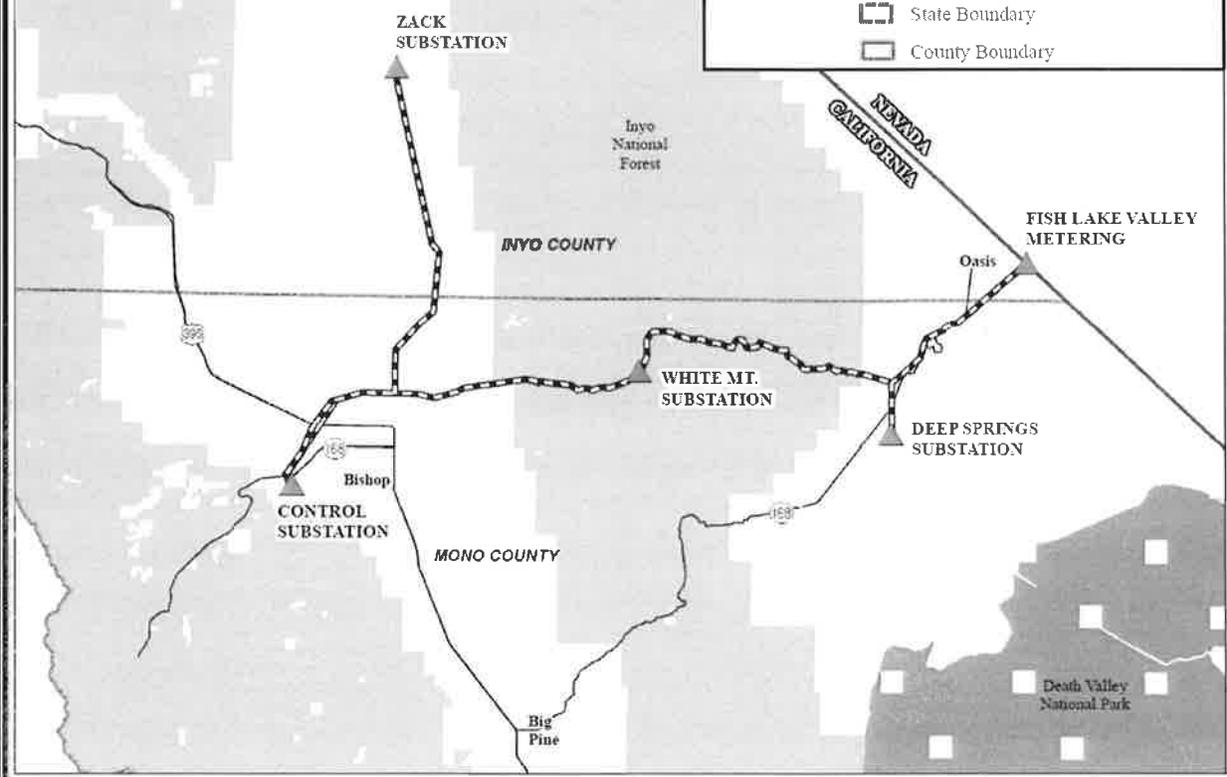
Pursuant to the California Environmental Quality Act (“CEQA”), the CPUC’s Energy Division will conduct an independent review of the Proposed Project’s environmental impacts. Depending on the results of its review, the Energy Division may issue a Negative Declaration that the Proposed Project will not result in any significant environmental impacts, a Mitigated Negative Declaration that the Proposed Project will not result in any significant environmental impacts after mitigation, or an environmental impact report (“EIR”) identifying the significant environmental impacts and mitigation measures and alternatives to avoid or reduce them.

Public Participation:

The public may participate in the environmental review by submitting comments on the Notice of Intent to Approve a Negative Declaration, or on the Notice of Preparation of the EIR and draft EIR, and by participating in any scoping meetings or public meetings that may be conducted. For information on the environmental review, contact the CPUC’s Energy division at enviroteam@cpuc.ca.gov or (415) 703-2126.

Transmission Line Rating Remediation

- ▲ Substations
- Control-Silver Peak Project
- State Boundary
- County Boundary



From: Garcia, Hector <Hector.Garcia@cpuc.ca.gov>

Sent: Tuesday, August 24, 2021 2:31 PM

To: John Peters <jpeters@mono.ca.gov>; BOS <BOS@mono.ca.gov>; Stacy Corless <scorless@mono.ca.gov>; Bob Gardner <bgardner@mono.ca.gov>; Jennifer Kreitz <jkreitz@mono.ca.gov>

Subject: SCE: Control Silver Peak Project

[EXTERNAL EMAIL]

Greetings,

Please find the Application of SCE for a Permit to Construct Electrical Facilities with Voltages Between 50 kV and 200 kV: Control-Silver Peak Project.

Please let me know if you need additional information.

Hector Garcia
Local Government & Community Liaison
Business & Community Outreach Program
News & Outreach, Executive Division
California Public Utilities Commission

My Cell (916) 215-9675

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**BEFORE THE PUBLIC UTILITIES COMMISSION OF THE
STATE OF CALIFORNIA**

FILED

08/13/21
11:50 AM

A2108009

In the Matter of the Application of SOUTHERN
CALIFORNIA EDISON COMPANY (U 338-E)
for a Permit to Construct Electrical Facilities
With Voltages Between 50 kV and 200 kV:
Control-Silver Peak Project.

A.21-08-XXX

**APPLICATION OF SOUTHERN CALIFORNIA EDISON COMPANY (U 338-E) FOR A
PERMIT TO CONSTRUCT ELECTRICAL FACILITIES WITH VOLTAGES
BETWEEN 50 kV AND 200 kV: CONTROL-SILVER PEAK PROJECT**

BETH A. GAYLORD
ROBERT PONTELLE
LAUREN P. GOSCHKE

Attorneys for
SOUTHERN CALIFORNIA EDISON COMPANY

2244 Walnut Grove Avenue
Post Office Box 800
Rosemead, California 91770
Telephone: (626) 302-4906
E-mail: Lauren.P.Goschke@sce.com

Date: **August 13, 2021**

**Application Of Southern California Edison Company (U 338-E) For A Permit To
Construct Electrical Facilities With Voltages Between 50 Kv And 200 Kv:
Control-Silver Peak Project**

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**Application Of Southern California Edison Company (U 338-E) For A Permit To
Construct Electrical Facilities With Voltages Between 50 Kv And 200 Kv:
Control-Silver Peak Project**

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**Application Of Southern California Edison Company (U 338-E) For A Permit To
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**BEFORE THE PUBLIC UTILITIES COMMISSION OF THE
STATE OF CALIFORNIA**

In the Matter of the Application of SOUTHERN CALIFORNIA EDISON COMPANY (U 338-E) for a Permit to Construct Electrical Facilities With Voltages Between 50 kV and 200 kV: Control-Silver Peak Project

A.21-08-XXX

**APPLICATION OF SOUTHERN CALIFORNIA EDISON COMPANY (U 338-E) FOR A
PERMIT TO CONSTRUCT ELECTRICAL FACILITIES WITH VOLTAGES
BETWEEN 50 kV AND 200 kV: CONTROL-SILVER PEAK PROJECT**

I.

INTRODUCTION

Pursuant to California Public Utilities Commission (“Commission” or “CPUC”), General Order 131-D (“G.O. 131-D”), Southern California Edison Company (“SCE”) respectfully submits this application (“Application”) for a permit to construct (“PTC”) authorizing SCE to construct the proposed project known as the Control-Silver Peak Project (“CSP Project”). The purpose of the CSP Project is to remediate physical clearance discrepancies identified on some of SCE’s existing 55 kilovolt (“kV”) subtransmission lines while continuing to provide safe and reliable electric service.¹ SCE has prepared a Proponent’s Environmental Assessment” (“PEA”) that analyzes the CSP Project scope. The PEA is submitted concurrently with this Application.

¹ SCE identifies electrical lines operated at voltages between 50 kilovolts (kV) and 200 kV as subtransmission lines or subtransmission circuits. Electrical lines operated at voltages at or greater than 200 kV are identified as transmission lines.

II.

BACKGROUND

CPUC General Order 95 (“G.O. 95”) Rules 37 through 39 specify minimum vertical and horizontal clearances to be maintained between an electrical conductor and other conductors, or between a conductor and the ground, buildings, and a variety of other objects.

In 2006, SCE identified discrepancies along some of its circuits where minimum clearances are not being met compared to rules contained in G.O. 95. In response, SCE established its Transmission Line Rating Remediation (“TLRR”) Program. The TLRR Program is focused on developing and implementing engineering solutions for each identified discrepancy to bring the circuits into compliance with rules contained in G.O. 95 and the California Independent System Operator (“CAISO”) 2008 Transmission Register. SCE is committed to undertaking all reasonable efforts to correct discrepancies on its bulk electric system facilities prior to December 31, 2025. All subtransmission lines which make up the CSP Project are a part of the bulk electric system.

Pursuant to the TLRR Program, SCE identified G.O. 95 discrepancies along the following existing 55 kV subtransmission line circuits located in portions of unincorporated Inyo County and Mono County and the City of Bishop in Inyo County:

- Control-Silver Peak “A” Circuit
- Control-Silver Peak “C” Circuit

The work needed to remediate the discrepancies on these specific circuits constitutes the scope of the CSP Project.

As discussed in greater detail in the PEA submitted in conjunction with this Application, SCE has identified a number of ways to remediate the discrepancies identified along the five

subtransmission line segments that make up the Control-Silver Peak “A” and “C” circuits.² As a result of that effort, and as discussed more fully in Chapter 4 of the attached PEA, SCE analyzed several alternatives—in addition to a No Project Alternative—for feasibility and potential environmental impacts. The types of alternatives SCE analyzed to remediate discrepancies include: Reduced Footprint Alternatives (Decommission and Remove; Decommission and Remove With Upgrades); Energy Storage Alternatives; Other Technological Alternatives (Reconductor); Route Alternatives (Highway 6); and Alternative Engineering or Technical Approaches (Operating Voltage Decrease; Ampacity Derate; and Rebuild). The feasibility of these alternatives is summarized in Chapter 4 of the PEA.

Based on the analysis in the attached PEA, SCE identified the CSP Project, described more fully in Chapter 3 of the PEA, as the alternative that would meet the CSP Project objectives with the fewest environmental impacts compared to other alternatives. On that basis SCE respectfully requests approval of a PTC authorizing SCE to implement the CSP Project.

² The two circuits are comprised of the following five segments:

- Segment 1 consists of portions of the Control-Silver Peak ‘A’ and ‘C’ 55 kV circuits. Segment 1 spans approximately 3.4 miles from the Control Substation near the City of Bishop to where the CSP Project alignment intersects US Highway 395 (US 395).
- Segment 2 consists of portions of the Control-Silver Peak ‘A’ and ‘C’ 55 kV circuits. Segment 2 spans approximately 1.4 miles from the point where the CSP Project alignment intersects US 395 near the City of Bishop to the point where the two pole lines merge north-northeast of the US 395 crossing.
- Segment 3 consists of portions of the Control-Silver Peak ‘A’ and ‘C’ 55 kV circuits. Segment 3 spans 37.3 miles from the eastern end of Segment 2 to the Fish Lake Valley Metering Station located west of the California-Nevada border, approximately 2 miles east of the community of Oasis. The existing ‘A’ and ‘C’ circuits generally parallel each other along the length of Segment 3.
- Segment 4 consists of the portion of the Control-Silver Peak ‘C’ 55 kV circuit known as the Zack Tap. Segment 4 spans 16.0 miles from Segment 3 north of the City of Bishop to the Zack Substation.
- Segment 5 consists of the portion of the Control-Silver Peak ‘A’ 55 kV circuit known as the Deep Springs Tap. Segment 5 spans approximately 2.4 miles from Segment 3 south to the Deep Springs Substation.

The proposed scope of work for the CSP Project consists of the following major components, which are described in further detail below in Section III (Summary of Request):

- Installing optical groundwire (“OPGW”) on existing and replacement structures in Segments 1, 2, and 3;
- Replacing two existing single-circuited 55 kV subtransmission pole lines with two single-circuited 55 kV subtransmission pole lines in Segment 2;
- Replacing two existing single-circuited 55 kV subtransmission pole lines with one double-circuited 55 kV subtransmission pole line in Segment 3;
- Replacing structures in Segment 4; and
- Replacing structures in Segment 5.

III.

SUMMARY OF REQUEST

As described further in the PEA *Chapter 2 – Introduction*, the CSP Project is being proposed to meet the following objective³:

- Ensure compliance with CPUC G.O. 95 rules, North American Electric Reliability Corporation (“NERC”) Facility Rating standards, and applicable Western Electricity Coordinating Council (“WECC”) reliability planning criteria.

As presented in the PEA Chapter 4, SCE analyzed comprehensive Project Alternatives for remediating G.O. 95 discrepancies. Based on SCE’s analysis of alternatives in the PEA, SCE identified the CSP Project as its proposed project. The CSP Project includes the following components:

- **Subtransmission**
 - In Segments 2 and 3 remediate discrepancies by rebuilding approximately 39 miles of existing 55 kV subtransmission lines by:

³ As with all of SCE’s TLRR Projects, the CSP Project is designed to meet the CSP Project needs while minimizing environmental impacts, providing safe and reliable electric service, and conforming with industry and/or SCE’s approved engineering, design, and construction standards for substation and subtransmission system projects.

- Removing existing subtransmission poles and H-frames and replacing them with tubular steel poles (“TSPs”), wood-equivalent poles, lightweight steel (“LWS”) poles, and TSP H-frames.
- Removing existing conductor and installing new Aluminum Conductor Composite Core (“ACCC”) or Aluminum Conductor Steel Reinforced (“ACSR”) conductor.
- Installing overhead groundwire (“OHGW”) on some replacement structures.
- In Segments 4 and 5, remediate discrepancies by:
 - Replacing select existing subtransmission structures with DI or equivalent poles.
- **Distribution**
 - In Segment 3, topping approximately three poles after removal of subtransmission infrastructure.
 - In Segments 3, 4, and 5 transferring distribution circuitry to replacement poles.
- **Telecommunications/System Protection**
 - In Segments 1, 2, and 3 installing approximately 42 miles of OPGW and/or All-Dielectric Self-Supporting (“ADSS”) fiber optic cable overhead on new and existing structures.
 - In Segments 1 and 3 installing approximately 1,005 feet of fiber optic cable underground within and adjacent to the existing Control Substation and Fish Lake Valley Metering Station.
 - Installing system protection and telecommunications-associated equipment at Control, Deep Springs, White Mountain, and Zack Substations, and at the Fish Lake Valley Metering Station.
- **Substations**
 - Disconnect existing conductor from existing positions at the White Mountain Substation and connect new conductor to existing positions.
 - Install new OPGW and OHGW and make minor modifications to the existing terminal racks at White Mountain Substation to accommodate the new OPGW and OHGW.
 - Install telecommunication equipment on existing rack structures, install cable in new or existing underground cable raceways, and install new or replacement telecommunications infrastructure within existing cabinets, control buildings, or

Mechanical and Electrical Equipment Rooms (“MEERs”) within the Control Substation and at the Fish Lake Valley Metering Station.

- Update relay settings at Control, Deep Springs, White Mountain, and Zack Substations.
- Install a capacitor bank and circuit breaker at Fish Lake Valley Metering Station.

To increase worker safety while working in the White Mountains, SCE would temporarily de-energize portions of the Control-Silver Peak “A” and “C” circuits in Segment 3 between White Mountain Substation and the Deep Springs Tap. During de-energization, NV Energy would provide temporary electrical service to SCE’s Deep Springs Substation and Fish Lake Valley Metering Station. NV Energy would obtain authorization for the upgrades at its West Tonopah Substation located in Esmeralda County, NV needed to provide this service from the authority(ies) with jurisdiction over such lands and activities.

The estimated cost of the CSP Project is approximately \$242 million in 2021 constant dollars.⁴ The PEA prepared for the CSP Project, which discusses several alternatives to accomplish the CSP Project’s objectives (including a “No Project” alternative), is attached to this Application. The PEA will be referenced in this Application, where appropriate, as the source of information required in an Application for a PTC⁵ pursuant to G.O. 131-D, Section IX.B. A summary of the CSP Project’s purpose, need, and objectives is located in Chapter 2 of the PEA. A detailed description of the CSP Project is located in Chapter 3 of the PEA.

Construction of the CSP Project is scheduled to begin in 2nd quarter 2024 and scheduled to be completed by 1st quarter 2027. A detailed schedule for the CSP Project is included in this Application as APPENDIX C.

SCE requests that the Commission, upon completion of its review of this Application, issue and approve or certify an appropriate environmental document pursuant to the California

⁴ This is a conceptual estimate, prepared in advance of final engineering and prior to CPUC approval. Pension and benefits, administrative and general expenses, and allowance for funds during construction are not included in these estimates.

⁵ Other required information for a PTC application (*e.g.* Balance Sheet, Articles of Incorporation, *etc.*) is contained in this Application or its appendices.

Environmental Quality Act (Pub. Resources Code §§ 21000 *et seq.*, “CEQA”), and issue a PTC authorizing SCE to construct the CSP Project as set forth in this Application and the attached PEA within the timelines set forth in Section IV.H of this Application.

IV.

STATUTORY AND PROCEDURAL REQUIREMENTS

A. Applicant

The applicant is Southern California Edison Company (“SCE”), an electric public utility company organized and existing under the laws of the State of California. SCE’s principal place of business is 2244 Walnut Grove Avenue, Post Office Box 800, Rosemead, California 91770.

Please address correspondence or communications in regard to this Application to:

Lauren Goschke
Attorney
Southern California Edison Company
Post Office Box 800
Rosemead, California 91770
Phone: (626) 302-4906
Email: Lauren.p.goschke@sce.com

With a copy to:

Case Administration
Southern California Edison Company
8631 Rush St.
Rosemead, California 91770
Phone: (626) 302-6906
Fax: (626) 302-5060
Email: case.admin@sce.com

B. Articles of Incorporation

A copy of SCE’s Certificate of Restated Articles of Incorporation, effective on March 2, 2006, and presently in effect, certified by the California Secretary of State, was filed with the Commission on March 14, 2006, in connection with Application No. 06-03-020, and is incorporated herein by this reference pursuant to Rule 2.2 of the Commission’s Rules of Practice and Procedure.

A copy of SCE's Certificate of Determination of Preferences of the Series D Preference Stock filed with the California Secretary of State on March 7, 2011, and presently in effect, certified by the California Secretary of State, was filed with the Commission on April 1, 2011, in connection with Application No. 11-04-001, as is incorporated herein by this reference.

A copy of SCE's Certificate of Determination of Preferences of the Series E Preference Stock filed with the California Secretary of State on January 12, 2012, and a copy of SCE's Certificate of Increase of Authorized Shares of the Series E Preference Stock filed with the California Secretary of State on January 31, 2012, and presently in effect, certified by the California Secretary of State, were filed with the Commission on March 5, 2012, in connection with Application No. 12-03-004, and are incorporated herein by this reference.

A copy of SCE's Certificate of Determination of Preferences of the Series F Preference Stock filed with the California Secretary of State on May 5, 2012, and presently in effect, certified by the California Secretary of State, was filed with the Commission on June 29, 2012, in connection with Application 12-06-017, and is by reference made a part hereof.

A copy of SCE's Certificate of Determination of Preferences of the Series G Preference Stock filed with the Secretary of State on January 24, 2013, and presently in effect, certified by the California Secretary of State, was filed with the Commission on January 31, 2013, in connection with Application No. 13-01-016, and is by reference made a part hereof.

A copy of SCE's Certificate of Determination of Preferences of the Series H Preference Stock filed with the California Secretary of State on February 28, 2014, and presently in effect, certified by the California Secretary of State, was filed with the Commission on March 24, 2014, in connection with Application 14-03-013, and is by reference made a part hereof.

A copy of SCE's Certificate of Determination of Preferences of the Series J Preference Stock filed with the California Secretary of State on August 19, 2015, and presently in effect, certified by the California Secretary of State, was filed with the Commission on October 2, 2015, in connection with Application No. 15-10-001, and is by reference made a part hereof.

A copy of SCE's Certificate of Determination of Preferences of the Series K Preference Stock, filed with the California Secretary of State on March 2, 2016, and presently in effect, certified by the California Secretary of State, was filed with the Commission on April 1, 2016, in connection with Application No. 16-14-001, and is by reference made a part hereof.

A copy of SCE's Certificate of Determination of Preferences of the Series L Preference Stock filed with the California Secretary of State on June 20, 2017, and presently in effect, certified by the California Secretary of State, was filed with the Commission on June 30, 2017, in connection with Application No. 17-06-030, and is incorporated herein by this reference.

Certain classes and series of SCE's capital stock are listed on a "national securities exchange" as defined in the Securities Exchange Act of 1934, and copies of SCE's latest Annual Report to Shareholders and its latest proxy statement sent to its shareholders has been filed with the Commission with a letter of transmittal dated March 12, 2021, pursuant to Commission General Order Nos. 65-A and 104-A.

C. Balance Sheet and Statement of Income

APPENDIX A to this Application contains copies of SCE's balance sheet and statement of income for the period ending June 30, 2021. The balance sheet reflects SCE's utility plant at original cost, less accumulated depreciation.

Since 1954, pursuant to Commission Decision No. 49665 dated February 16, 1954, in Application No. 33952, as modified by Decision No. 91799 in 1980, SCE has utilized straightline remaining life depreciation for computing depreciation expense for accounting and ratemaking purposes in connection with its operations.

Pursuant to Commission Decision No. 59926, dated April 12, 1960, SCE uses accelerated depreciation for income tax purposes and "flows through" reductions in income tax to customers within the Commission's jurisdiction for property placed in service prior to 1981. Consistent with Decision No. 93848 in OII-24, SCE uses the Accelerated Cost Recovery System ("ACRS") and Modified Accelerated Cost Recovery System ("MACRS") for federal income tax purposes and "normalizes" reductions in income tax to customers for property placed in service after 1980

in compliance with the Economic Recovery Tax Act of 1981, and also in compliance with the Tax Reform Act of 1986. Pursuant to Decision No. 88-01-061, dated January 28, 1988, SCE uses a gross of tax interest rate in calculating the AFUDC Rate, and income tax normalization to account for the increased income tax expense occasioned by the Tax Relief Act of 1986 provisions requiring capitalization of interest during construction for income tax purposes.

D. Description of Southern California Edison Company

SCE is a corporation organized and existing under the laws of the State of California, and is primarily engaged in the business of generating, purchasing, transmitting, distributing and selling electric energy for light, heat and power in portions of central and southern California as a public utility subject to the jurisdiction of the California Public Utilities Commission. SCE's properties, which are located primarily within the State of California, consist mainly of hydroelectric and thermal electric generating plants, together with transmission and distribution lines and other property necessary in connection with its business.

E. Service Territory

SCE's service territory is located in 15 counties in central and southern California, consisting of Fresno, Imperial, Inyo, Kern, Kings, Los Angeles, Madera, Mono, Orange, Riverside, Santa Barbara, San Bernardino, Tulare, Tuolumne,⁶ and Ventura Counties, and includes approximately 201 incorporated communities as well as outlying rural territories. A list of the counties and municipalities served by SCE is included hereto as APPENDIX B. SCE also supplies electricity to certain customers for resale under tariffs filed with the Federal Energy Regulatory Commission.

F. Location of Items Required in Permit to Construct Pursuant to G.O. 131-D Section IX.B

Much of the information required to be included in a PTC application pursuant to G.O. 131-D, Section IX.B is found in the PEA filed with this Application.

⁶ SCE provides electric service to a small number of customer accounts in Tuolumne County and is not subject to franchise requirements.

Required PTC application information has been cross-referenced to the PEA in the following text. The PTC application requirements of G.O. 131-D, Section IX.B are in *bold italics*, and the PEA references follow in bulleted plain text.

1. **A description of the proposed power line or substation facilities, including the proposed power line route; proposed power line equipment, such as tower design and appearance, heights, conductor sizes, voltages, capacities, substations, switchyards, etc., and a proposed schedule for authorization, construction, and commencement of operation of the facilities.**

- Descriptions of the CSP Project are found throughout the PEA, including in Chapter 1, Chapter 2, and Chapter 3. Descriptions of comprehensive CSP Project Alternatives are discussed in Chapter 4 of the PEA. Descriptions of the CSP Project alignment, referring to the locations where work generally would be done, are described in the PEA in Chapter 3 Section 3.1 (“Project Overview”) and Section 3.2 (“Existing and Proposed System”) and all subsections contained therein, and illustrated in Figures/Figuresets 1.1-1 (“Proposed Project Location”), 3.1-1 (“Discrepancy Remediation Approaches”), and 3.2-1 (“Existing and “Proposed System”).
- The physical characteristics of the equipment proposed to be included in the CSP Project are described in the PEA in Chapter 3, particularly in Section 3.3 (“Project Components”) and all subsections contained therein, and illustrated in Figures/Figuresets 3.5-1 (“Staging Areas”), 3.5-2 (“Typical Pull-and-Tension/Stringing Site Set-Up”), 3.5-3 (“Telecommunications Underground Routes”), 3.5-4 (“Telecommunications Conduit Install Details”), and 3.5-5 (“Vault/Pull Box Detail”). The physical characteristics of alternatives to the CSP Project are described in the PEA in Chapter 4, and are illustrated in

Figures/Figuresets 4.1-1 (“Decommission and Removal with Upgrades Alternative”), and 4.1-2 (“Highway 6 Route Alternative”).

- The CSP Project Schedule is discussed in the PEA in Section 3.6.4 (“Construction Schedule”) and included in this Application as APPENDIX C.

2. **A map of the proposed power line routing or substation location showing populated areas, parks, recreational areas, scenic areas, and existing electrical transmission or power lines within 300 feet of the proposed route or substation.**

- Locations of the CSP Project alignment, which generally includes the locations where work would be done, are illustrated in PEA Figures/Figuresets 1.1-1 (“Proposed Project Location”), 3.1-1 (“Discrepancy Remediation Approaches”), 3.2-1 (“Proposed and Existing Systems”), 3.5-1 (“Staging Areas”), and 3.5-3 (“Telecommunications Underground Routes”).
- Maps and aerial photographs showing populated areas, parks, recreational areas, scenic areas, and land uses in the vicinity of the CSP Project alignment are provided in PEA Figures/Figuresets 1.1-1 (“Proposed Project Location”), 3.2-1 (“Proposed and Existing Systems”), 3.5-1 (“Staging Areas”), 3.5-3 (“Telecommunications Underground Routes”), 5.1-1a (“Photograph Viewpoint Locations”), 5.1-3a (“USFS SIO Classifications”), 5.1-3b (“BLM VRM Classifications”), 5.2-1 (“Forest Lands”), 5.4-1 (“Habitat Designations”), 5.4-2 (“Sensitive Plant Species”), 5.4-3 (“CNDDDB Plant Species”), 5.4-4 (“Sensitive Wildlife Species”), 5.4-5 (“CNDDDB Wildlife Species”), 5.4-6 (“Critical Habitat”), 5.11-1 (“Land Use Designations”), 5.11-2 (“Zoning Designations”), 5.14-1 (“Cities, Reservations, And Census-Designated Places”), 5.15-1 (“Public Services In The Proposed Project

Vicinity”), 5.16-1 (“Parks And Recreational Facilities”), and 5.17-1 (“Circulation System”).

- Existing electrical system components along the CSP Project alignment and within 300 feet thereof are described in the PEA in Section 3.1 (“Project Overview”) and all subsections contained therein, and Section 3.2 (“Existing and Proposed System”) and all subsections contained therein, and are mapped/illustrated in Figures/Figuresets 1.1-1 (“Proposed Project Location”), 3.2-1 (“Proposed and Existing Systems”), and 3.5-3 (“Telecommunications Underground Routes”).

3. Reasons for adoption of the power line route or substation location selected, including comparison with alternative routes or locations, including the advantages and disadvantages of each.

- Reasons for the construction of the CSP Project, including the challenges and additional environmental impacts associated with alternative sites, can be found in the PEA in Chapters 1, 2, 4, and 6. As discussed in the PEA, the CSP Project involves remediation of clearance discrepancies on existing subtransmission infrastructure within an established CSP Project alignment. Substantial deviation from that alignment would not be a reasonable approach to accomplishing the CSP Project’s objectives.

4. **A listing of the governmental agencies with which proposed power line route or substation location reviews have been undertaken, including a written agency response to applicant’s written request for a brief position statement by that agency. (Such listing shall include The Native American Heritage Commission, which shall constitute notice on California Indian Reservation Tribal governments.) In the absence of a written agency position statement, the utility may submit a statement of its understanding of the position of such agencies.**

- PEA Section 2.2 (“Pre-Filing Consultation and Public Outreach”) describes the outreach that SCE has conducted to date with lead agencies and other agencies, including the CPUC, Bureau of Land Management (“BLM”), the United States Forest Service (“USFS”), the counties of Inyo and Mono; the City of Bishop, and Los Angeles Department of Water and Power. None of these agencies expressed any objections with respect to the CSP Project.
- PEA Section 2.2.1.1.10 describes SCE’s efforts with respect to Native American coordination. The Native American Heritage Commission (“NAHC”) maintains two databases to assist cultural resources specialists in identifying cultural resources of concern to California Native Americans. On September 10, 2019, SCE’s consultant, Environmental Intelligence, LLC, contacted the NAHC to obtain information about known cultural and tribal cultural resources and request a list of Native American tribal representatives who may have a cultural affiliation with the proposed project area. The NAHC responded stating that the Sacred Lands File (“SLF”) database includes previously identified sacred sites in the vicinity of the CSP Project. In consideration of these culturally significant sacred sites, the NAHC identified nine Native American organizations or individuals as contacts who

may have knowledge of cultural resources within or adjacent to the CSP project area. SCE sent letters of inquiry to these organizations and individuals on November 12, 2019.

5. A PEA or equivalent information on the environmental impact of the project in accordance with the provisions of CEQA and this Commission's Rules of Practice and Procedure Rule 2.4 [formerly 17.1 and 17.3]. If a PEA is filed, it may include the data described in Items a. through d. above.

- The PEA is attached to this Application.

G. Compliance with G.O. 131-D, Section X

G.O. 131-D, Section X, requires applications for a PTC to describe measures taken to reduce potential exposure to electric and magnetic fields (“EMF”) generated by the proposed facilities. A complete description of EMF-related issues is contained in SCE’s EMF Field Management Plan (“FMP”) for the CSP Project, which is included as APPENDIX F to this Application.

H. Compliance with Rule 2.1(c)

In compliance with Rule 2.1(c) of the Commission’s Rules of Practice and Procedure (California Code of Regulations, Title 20), SCE is required to state in this Application “[t]he proposed category for the proceeding, the need for hearing, the issues to be considered including relevant safety considerations, and a proposed schedule.” SCE proposes to categorize this Application as a rate-setting proceeding. SCE anticipates that a hearing will not be necessary. This proceeding involves the Commission’s: (1) environmental review of the CSP Project in compliance with G.O. 131-D and CEQA; and (2) issuance of a PTC authorizing SCE to construct the CSP Project.

SCE workers and contractors are required to implement and enforce the SCE Accident Prevention Manual, which is a company-wide manual containing safety rules and policies. These rules and policies cover work performed in every organizational unit, from office and

workplace safety to construction sites, and for operating and maintaining substations and steam generation stations.

SCE suggests the following proposed schedule for this Application:

Date	Event
August 2021	Application Filed
November 2021	Application Deemed Complete
January 2022	Initial Study Issued
August 2022	Draft CEQA Document Issued
December 2022	Final CEQA Document Issued
April 2023	Proposed Decision Issued
June 2023	Final Decision

I. Statutory Authority

This Application is made pursuant to the provisions of CEQA, G.O. 131-D, the Commission’s Rules of Practice and Procedure, and prior orders and resolutions of the Commission.

J. Public Notice

Pursuant to G.O. 131-D, Section XI.A, notice of this Application shall be given: (1) to certain public agencies and legislative bodies; (2) to owners of property located on or within 300 feet of the CSP Project alignment; (3) by advertisement in a newspaper or newspapers of general circulation; and (4) by posting a notice on-site and off-site at the project location. SCE has given, or will give, proper notice within the time limits prescribed in GO 131- D. A copy of the Notice of Application for a Permit to Construct and list of newspapers which will publish the notice are contained in APPENDIX D. A copy of the Certificate of Service of Notice of Application for a Permit to Construct and a service list are contained in APPENDIX E.

K. Supporting Appendices and Attachments

Appendices A through F and the PEA listed below are made a part of this Application:

<u>APPENDIX A</u>	Statement of Income and Balance Sheet as of June 30, 2021.
<u>APPENDIX B</u>	List of Counties and Municipalities Served by SCE
<u>APPENDIX C</u>	Control-Silver Peak Project Schedule
<u>APPENDIX D</u>	Notice of Application for a Permit to Construct
<u>APPENDIX E</u>	Certificate of Service of Notice of Application for a Permit to Construct
<u>APPENDIX F</u>	Field Management Plan
ATTACHMENT	Southern California Edison's Control-Silver Peak Project PEA

L. Compliance with Rule 2.5

Rule 2.5 of the Commission's Rules of Practice and Procedure provides that an applicant include a deposit to be applied to the costs the Commission incurs to prepare a negative declaration or an environmental impact report when the Commission is acting as the lead agency pursuant to CEQA. In accordance with Rule 2.5, SCE is enclosing a deposit to be applied to the costs the Commission incurs to prepare a negative declaration or an environmental impact report for the CSP Project.

M. Request for Ex Parte Relief

SCE requests that the relief requested in this Application be provided *ex parte* as provided for in G.O. 131-D, Section IX.B.6.

N. Request for Timely Relief

SCE requests the Commission issue a decision within the time limits prescribed by Government Code Section 65920 *et seq.* (the Permit Streamlining Act) as provided for in G.O. 131-D, Section IX.B.6.

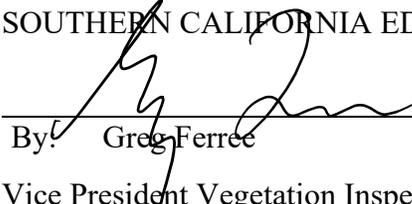
V.

CONCLUSION

SCE respectfully requests the Commission issue a PTC authorizing SCE to construct the CSP Project described in this Application and PEA. SCE further requests that the relief be provided *ex parte* and within the time limits prescribed by the Permit Streamlining Act.

Respectfully submitted,

SOUTHERN CALIFORNIA EDISON COMPANY


By: Greg Ferree

Vice President Vegetation Inspections and Operational Services

/s/ Lauren Goschke

By: Lauren Goschke

Attorney for
SOUTHERN CALIFORNIA EDISON COMPANY
2244 Walnut Grove Ave. Post Office Box 800
Rosemead, California 91770
Telephone: (626) 302-4906
E-mail: Lauren.P.Goschke@sce.com

August 13, 2021

VERIFICATION

I am an officer of the applicant corporation herein, and am authorized to make this verification on its behalf. I am informed and believe that the matters stated in the foregoing document are true.

I declare under penalty of perjury that the foregoing is true and correct.

Executed this **29th day of July, 2021**, at Huntington Beach, California.



By: Greg Ferree
Vice President Vegetation Inspections and Operational Services
SOUTHERN CALIFORNIA EDISON COMPANY

APPENDIX A

STATEMENT OF INCOME AND BALANCE SHEET AS OF JUNE 30, 2021

SOUTHERN CALIFORNIA EDISON COMPANY

(h) A balance sheet as of the latest available date, together with an income statement covering the period from close of last year for which an annual report has been filed with the Commission to the date of the balance sheet attached to the application.

STATEMENT OF INCOME
SIX MONTHS ENDED JUNE 30, 2021

(In millions)

OPERATING REVENUE	<u>\$ 6,259</u>
OPERATING EXPENSES:	
Purchase power and fuel	2,296
Operation and maintenance	1,562
Wildfire insurance fund expense	107
Depreciation and amortization	1,057
Property and other taxes	242
Other operating income, net of impairment	<u>(11)</u>
Total operating expenses	<u>5,253</u>
OPERATING INCOME	1,006
Interest expense	(382)
Other income	136
INCOME BEFORE TAXES	<u>760</u>
Income tax expense	<u>52</u>
NET INCOME	708
Less: Preferred and preference stock dividend requirements	<u>53</u>
NET INCOME AVAILABLE FOR COMMON STOCK	<u><u>\$ 655</u></u>

SOUTHERN CALIFORNIA EDISON COMPANY

BALANCE SHEET
JUNE 30, 2021
ASSETS
(in millions)

UTILITY PLANT:

Utility plant, at original cost	\$ 55,894
Less- accumulated provision for depreciation and decommissioning	10,878
	<u>45,016</u>
Construction work in progress	3,656
Nuclear fuel - at amortized cost	128
	<u>48,800</u>

OTHER PROPERTY AND INVESTMENTS:

Nonutility property - less accumulated depreciation of \$88	183
Nuclear decommissioning trusts	4,886
Other investments	50
	<u>5,119</u>

CURRENT ASSETS:

Cash and equivalents	51
Receivables, less allowances of \$270 for uncollectible accounts	1,305
Accrued unbilled revenue	863
Inventory	406
Prepaid expenses	56
Regulatory assets	1,795
Wildfire insurance fund contributions	204
Other current assets	191
	<u>4,871</u>

DEFERRED CHARGES:

Regulatory assets (Includes \$329 related to VIEs)	7,810
Wildfire insurance fund contributions	2,462
Operating lease right-of-use assets	1,040
Long-term insurance receivable	75
Other long-term assets	861
	<u>12,248</u>
	<u>\$ 71,038</u>

SOUTHERN CALIFORNIA EDISON COMPANY

BALANCE SHEET
JUNE 30, 2021
CAPITALIZATION AND LIABILITIES
(in millions)

CAPITALIZATION:

Common stock	\$	2,168
Additional paid-in capital		6,616
Accumulated other comprehensive loss		(38)
Retained earnings		9,196
Common shareholder's equity		<u>17,942</u>
Preferred stock		1,945
Long-term debt (Includes \$320 related to VIEs)		<u>19,756</u>
Total capitalization		<u>39,643</u>

CURRENT LIABILITIES:

Short-term debt		2,796
Current portion of long-term debt		415
Accounts payable		1,799
Wildfire-related claims		141
Customer deposits		207
Regulatory liabilities		492
Current portion of operating lease liabilities		216
Other current liabilities		1,288
		<u>7,354</u>

DEFERRED CREDITS:

Deferred income taxes and credits		7,052
Pensions and benefits		131
Asset retirement obligations		2,894
Regulatory liabilities		8,960
Operating lease liabilities		824
Wildfire-related claims		1,519
Other deferred credits and other long-term liabilities		2,661
		<u>24,041</u>

\$ 71,038

APPENDIX B

LIST OF COUNTIES AND MUNICIPALITIES SERVED BY SCE

INCORPORATED CITIES AND COUNTIES SERVED BY SCE

COUNTIES

Fresno	Kern	Madera	Riverside	Tuolumne
Imperial	Kings	Mono	San Bernardino	Tulare
Inyo	Los Angeles	Orange	Santa Barbara	Ventura

CITIES

Adelanto	Commerce	Hesperia	Lynwood	Porterville	Tehachapi
Agoura Hills	Compton	Hidden Hills	Malibu	Rancho Cucamonga	Temecula
Alhambra	Corona	Highland	Mammoth Lakes	Rancho Mirage	Temple City
Aliso Viejo	Costa Mesa	Huntington Beach	Manhattan Beach	Rancho Palos Verdes	Thousand Oaks
Apple Valley	Covina	Huntington Park	Maywood	Rancho Santa Margarita	Torrance
Arcadia	Cudahy	Indian Wells	McFarland	Redlands	Tulare
Artesia	Culver City	Industry	Menifee	Redondo Beach	Tustin
Avalon	Cypress	Inglewood	Mission Viejo	Rialto	Twentynine Palms
Baldwin Park	Delano	Irvine	Monrovia	Ridgecrest	Upland
Barstow	Desert Hot Springs	Irwindale	Montclair	Rolling Hills	Ventura
Beaumont	Diamond Bar	Jurupa Valley	Montebello	Rolling Hills Estates	Victorville
Bell	Downey	La Canada Flintridge	Monterey Park	Rosemead	Villa Park
Bell Gardens	Duarte	La Habra	Moorpark	San Bernardino	Visalia
Bellflower	Eastvale	La Habra Heights	Moreno Valley	San Dimas	Walnut
Beverly Hills	El Monte	La Mirada	Murrieta	San Fernando	West Covina
Bishop	El Segundo	La Palma	Newport Beach	San Gabriel	West Hollywood
Blythe	Exeter	La Puente	Norco	San Jacinto	Westlake Village
Bradbury	Farmersville	La Verne	Norwalk	San Marino	Westminster
Brea	Fillmore	Laguna Beach	Ojai	Santa Ana	Whittier
Buena Park	Fontana	Laguna Hills	Ontario	Santa Barbara	Wildomar
Calabasas	Fountain Valley	Laguna Niguel	Orange	Santa Clarita	Woodlake (Three Rivers)
California City	Fullerton	Laguna Woods	Oxnard	Santa Fe Springs	Ventura
Calimesa	Garden Grove	Lake Elsinore	Palm Desert	Santa Monica	Yorba Linda
Camarillo	Gardena	Lake Forest	Palm Springs	Santa Paula	Yucaipa
Canyon Lake	Glendora	Lakewood	Palmdale	Seal Beach	Yucca Valley
Carpinteria	Goleta	Lancaster	Palos Verdes Estates	Sierra Madre	
Carson	Grand Terrace	Lawndale	Paramount	Signal Hill	
Cathedral City	Hanford	Lindsay	Perris	Simi Valley	
Cerritos	Hawaiian Gardens	Loma Linda	Pico Rivera	South El Monte	
Chino	Hawthorne	Lomita	Placentia	South Gate	
Chino Hills	Hemet	Long Beach	Pomona	South Pasadena	
Claremont	Hermosa Beach	Los Alamitos	Port Hueneme	Stanton	

APPENDIX C

CONTROL-SILVER PEAK PROJECT SCHEDULE

Proposed Control-Silver Peak 55 kV Project Schedule

Date	Event
August 2021	Application Filed
November 2021	Application Deemed Complete
January 2022	Initial Study Issued
August 2022	Draft CEQA Document Issued
December 2022	Final CEQA Document Issued
April 2023	Proposed Decision Issued
June 2023	Final Decision
May 2024	Commence Construction
February 2027	Commence Operation

APPENDIX D

NOTICE OF APPLICATION FOR A PERMIT TO CONSTRUCT

NOTICE OF APPLICATION FOR A PERMIT TO CONSTRUCT

CONTROL-SILVER PEAK PROJECT

Filing Date: August 13, 2021

Proposed Project: Southern California Edison Company (“SCE”) has filed an application (“Application”) with the California Public Utilities Commission (“CPUC”) for a Permit to Construct (“PTC”) the Control-Silver Peak Project (CSP Project). The primary purpose of the CSP Project is to ensure compliance with CPUC General Order 95 (“G.O. 95”) and North American Electric Reliability Corporation (“NERC”) Facility Ratings through remediating physical clearance discrepancies identified on existing 55 kilovolt (“kV”) subtransmission lines. In particular, G.O. 95 Rules 37 through 39 specify minimum vertical and horizontal clearances that must be maintained between an electrical conductor and other conductors, or between a conductor and the ground, buildings, and a variety of other objects. In 2006, SCE identified discrepancies along many of its circuits where minimum clearances are not being met compared to what is required by G.O. 95.

The CSP Project would remediate discrepancies along the following five Segments of the CSP ‘A’ and ‘C’ 55 kV circuits located in portions of unincorporated Inyo County and Mono County:

- Segment 1 consists of portions of the CSP ‘A’ and ‘C’ 55 kV circuits. Segment 1 spans from the Control Substation located near the City of Bishop to where the CSP Project alignment intersects US Highway 395 (“US 395”). Segment 1 is approximately 3.4 miles in length. Segment 1 is located in Inyo County.
- Segment 2 consists of portions of the CSP ‘A’ and ‘C’ 55 kV circuits. Segment 2 spans from the point where the CSP Project alignment intersects US 395 located near the City of Bishop to the point where the two existing pole lines merge north-northeast of the US 395 crossing. Segment 2 is approximately 1.4 miles in length. Segment 2 is located in Inyo County.
- Segment 3 consists of portions of the CSP ‘A’ and ‘C’ 55 kV circuits. Segment 3 spans from the eastern end of Segment 2 to the Fish Lake Valley Metering Station located west of the California-Nevada border, approximately 2 miles east of the community of Oasis. Segment 3 is approximately 37.3 miles in length. The existing ‘A’ and ‘C’ circuits generally parallel each other along the length of Segment 3. Segment 3 is located in Inyo County and Mono County.
- Segment 4 consists of the portion of the CSP ‘C’ 55 kV circuit known as the Zack Tap. Segment 4 spans from Segment 3 north of the City of Bishop to the Zack Substation. Segment 4 is located in Inyo County and Mono County; it is approximately 16.0 miles in length.
- Segment 5 consists of the portion of the CSP ‘A’ 55 kV circuit known as the Deep Springs Tap. Segment 5 spans from Segment 3 south to the Deep Springs Substation. Segment 5 is located in Inyo County; it is approximately 2.4 miles in length.

The proposed scope of work for the CSP Project consists of the following major components, which are described in further detail below under the “Project Description” heading:

- Installing optical groundwire (“OPGW”) on existing and replacement structures in Segments 1, 2, and 3;
- Replacing two existing single-circuit 55 kV subtransmission pole lines with two single-circuit 55 kV subtransmission pole lines in Segment 2;

- Replacing two existing single-circuited 55 kV subtransmission pole lines with one double-circuited 55 kV subtransmission pole line in Segment 3;
- Replacing structures in Segment 4; and
- Replacing structures in Segment 5.

SCE also submitted a Proponent’s Environmental Assessment (“PEA”) along with the Application.

Project Description: As discussed in greater detail in the PEA, SCE has identified a variety of ways to accomplish the CSP Project. For purposes of a conservative and complete analysis of all potential environmental impacts associated with the CSP Project, the PEA filed with the Application describes and analyzes the environmental impacts associated with a scope of work for the CSP Project. The proposed scope of work for the CSP Project consists of the following components¹:

- Subtransmission
 - In Segments 2 and 3 remediate discrepancies by rebuilding approximately 39 miles of existing 55 kV subtransmission lines by:
 - Removing existing subtransmission poles and H-frames and replacing them with tubular steel poles (“TSPs”), wood-equivalent poles, lightweight steel (“LWS”) poles, and TSP H-frames.
 - Removing existing conductor and installing new Aluminum Conductor Composite Core (“ACCC”) or Aluminum Conductor Steel Reinforced (“ACSR”) conductor.
 - Installing overhead groundwire (“OHGW”) on some replacement structures.
 - In Segments 4 and 5, remediate discrepancies by:
 - Replacing select existing subtransmission structures with DI or equivalent poles
- Distribution
 - In Segment 3, topping approximately three poles after removal of subtransmission infrastructure.
 - In Segments 3, 4, and 5 transferring distribution circuitry to replacement poles.
- Telecommunications/System Protection
 - In Segments 1, 2, and 3 installing approximately 42 miles of OPGW and/or All-Dielectric Self-Supporting (“ADSS”) fiber optic cable overhead on new and existing structures.
 - In Segments 1 and 3 installing approximately 1,005 feet of fiber optic cable underground within and adjacent to the existing Control Substation and Fish Lake Valley Metering Station.
 - Installing system protection and telecommunications-associated equipment at Control, Deep Springs, White Mountain, and Zack Substations, and at the Fish Lake Valley Metering Station.

¹ The CSP Project description is based on planning level assumptions. Actual work scope would be refined following completion of final engineering, further identification of field conditions, and compliance with applicable environmental and permitting requirements.

- Substations
 - Disconnect existing conductor from existing positions at the White Mountain Substation and connect new conductor to existing positions.
 - Install new OPGW and OHGW and make minor modifications to the existing terminal racks at White Mountain Substation to accommodate the new OPGW and OHGW.
 - Install telecommunication equipment on existing rack structures, install cable in new or existing underground cable raceways, and install new or replacement telecommunications infrastructure within existing cabinets, control buildings, or Mechanical and Electrical Equipment Rooms (MEERs) within the Control Substation and at the Fish Lake Valley Metering Station.
 - Update relay settings at Control, Deep Springs, White Mountain, and Zack substations.
 - Install a capacitor bank and circuit breaker at Fish Lake Valley Metering Station.

Electric and Magnetic Fields (EMF) Compliance: The CPUC requires utilities to employ “no-cost” and “low-cost” measures to reduce public exposure to magnetic fields. In accordance with “EMF Design Guidelines” (Decisions 93-11-013 and 06-01-042.), the CSP Project would implement a combination of the following recommended measures:

1. Utilize double-circuit construction that reduces spacing between circuits as compared with single-circuit construction;
2. Utilize subtransmission line construction that reduces the space between conductors compared with other designs;
3. Utilize pole heights that meet or exceed SCE’s preferred EMF design criteria

Environmental Review: As noted above, SCE’s PEA assesses the potential environmental impacts created by the construction and operation of the CSP Project scope. The PEA concludes that with the implementation of Applicant Proposed Measures, the CSP Project would not result in any significant and unavoidable environmental impacts for all resources except cultural resources. The cultural resources technical reports are still in process and the information to be described therein would be informative as to whether there are any potentially significant impacts related to cultural resources as a result of the Proposed Project.

Pursuant to the California Environmental Quality Act (“CEQA”), the CPUC’s Energy Division will conduct an independent review of the Proposed Project’s environmental impacts. Depending on the results of its review, the Energy Division may issue a Negative Declaration that the Proposed Project will not result in any significant environmental impacts, a Mitigated Negative Declaration that the Proposed Project will not result in any significant environmental impacts after mitigation, or an environmental impact report (“EIR”) identifying the significant environmental impacts and mitigation measures and alternatives to avoid or reduce them.

Public Participation:

The public may participate in the environmental review by submitting comments on the Notice of Intent to Approve a Negative Declaration, or on the Notice of Preparation of the EIR and draft EIR, and by participating in any scoping meetings or public meetings that may be conducted. For information on the environmental review, contact the CPUC’s Energy division at enviroteam@cpuc.ca.gov or (415) 703-2126.

Persons wishing to present testimony in evidentiary hearings and/or legal briefing on all other issues, including EMF compliance, require party status. Persons may obtain party status by filing a protest to the application by **September 13, 2021**, in compliance with CPUC General Order 131-D and the CPUC's Rules of Practice and Procedure Rule 2.6, or by making a motion for party status at any time in compliance with Rule 1.4 (posted at www.cpuc.ca.gov).

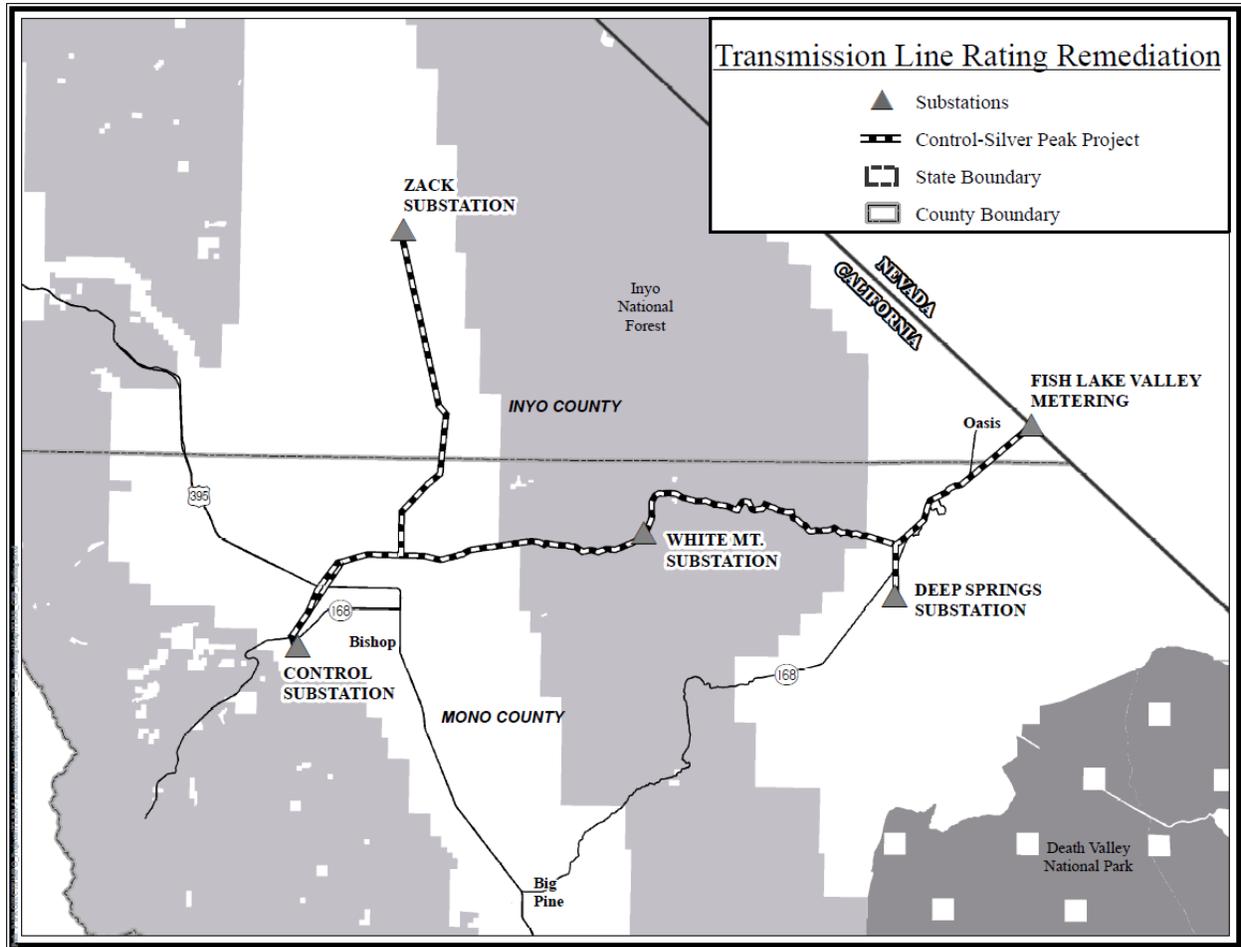
The public may communicate their views regarding the application by writing to the CPUC at 505 Van Ness Avenue, San Francisco, CA 94102, or by emailing the Public Advisor at public.advisor@cpuc.ca.gov. In addition, the CPUC may, at its discretion, hold a public participation hearing in order to take oral public comment.

Document Subscription Service: The CPUC's free online subscription service sends subscribers an email notification when any document meeting their subscription criteria is published on the CPUC's website, such as documents filed in a CPUC proceeding (e.g., notices of hearings, rulings, briefs and decisions). To sign up to receive notification of documents filed in this proceeding (or other CPUC matters), visit www.cpuc.ca.gov/subscription.

Contacts: For assistance from the CPUC, please contact the Public Advisor in San Francisco at (415) 703-2074 (public.advisor@cpuc.ca.gov) or toll free at (866) 849-8391.

To review a copy of SCE's application, or to request further information about the proposed project, please contact the SCE Government Affairs representatives listed below. You can also visit the Project website at www.sce.com/CSPPProject.

Cal Rossi
SCE Government Affairs
Inyo and Kern Counties
421 J Street
Tehachapi, CA 93561
Calvin.Rossi@sce.com
(559) 331-4555



List of Newspapers With Which Publication Of Notice Was Arranged by SCE

Mammoth Times

PO Box 3929
645 Old Mammoth Road, Suite A
Mammoth Lakes, CA 93546
(760) 934-3929

The Sheet

3343 Main St.
P.O. Box 8088
Mammoth Lakes, CA 93546
(760) 924-0048

Inyo Register

407 W. Line Street, #8
Inyo, CA 93514
(760) 873-3535

APPENDIX E
CERTIFICATE OF SERVICE OF
NOTICE OF APPLICATION FOR A PERMIT TO CONSTRUCT

**BEFORE THE PUBLIC UTILITIES COMMISSION OF THE
STATE OF CALIFORNIA**

In the Matter of the Application of SOUTHERN
CALIFORNIA EDISON COMPANY (U 338-E)
for a Permit to Construct Electrical Facilities
With Voltages Between 50 kV and 200 kV:
Control-Silver Peak Project.

A.21-08-XXX

CERTIFICATE OF SERVICE

I hereby certify that, pursuant to the Commission's Rules of Practice and Procedure, I have this day served a true copy of the **NOTICE OF APPLICATION OF SOUTHERN CALIFORNIA EDISON COMPANY (U 338-E) FOR A PERMIT TO CONSTRUCT ELECTRICAL FACILITIES WITH VOLTAGES BETWEEN 50 kV AND 200 kV: CONTROL-SILVER PEAK PROJECT**, on all parties identified on the attached lists.

Service was effected by one or more means indicated below:

- Placing the copies in sealed envelopes and causing such envelopes to be delivered via USPS First Class Mail.

Lists: Control-Silver Peak Project Agency and Interested Parties List
Control-Silver Peak Project 300 Foot List

Executed this **August 13, 2021**, at Rosemead, California.

/s/ Kelly Morikawa Kwong

Kelly Morikawa Kwong
Legal Administrative Assistant
SOUTHERN CALIFORNIA EDISON COMPANY
2244 Walnut Grove Avenue
Post Office Box 800
Rosemead, California 91770

Control-Silver Peak Project
Agency/Interested Party Mailing List for Notice of Application

City of Bishop		
Stephen Muchovej, Mayor City of Bishop P.O. Box 1236 Bishop, CA 93515	Ron Phillips, City Administrator City of Bishop P.O. Box 1236 Bishop, CA 93515	Elaine Kabala, Associate Planner Department of Public Works City of Bishop P.O. Box 1236 Bishop, CA 93515
Erik Leitch, Chairman Planning Commission City of Bishop P.O. Box 1236 Bishop, CA 93515		
Inyo County		
Matt Kingsley Fifth District Supervisor Inyo County 210 Lasky Lane P. O. Box 110 Lone Pine, CA 93545	Jeff Griffiths, Chairperson Second District Supervisor Inyo County 199 Edwards Street Bishop, CA 93514	Jennifer Roeser Fourth District Supervisor Inyo County 215 N. School Street P.O. Box 612 Big Pine, CA 93513
Clint G. Quilter County Administrative Officer Inyo County P.O. Drawer N Independence, CA 93526	Caitlin "Kate" Moreley, Chair Planning Commission Inyo County P.O. Drawer L Independence, CA 93526	Cathreen Richards Planning Director Inyo County Planning Department P.O. Drawer L 168 N. Edwards Street Independence, CA 93526
Mono County		
Stacy Corless Fifth District Supervisors Mono County PO Box 715 Bridgeport, CA 93517	Rhonda Duggan Second District Supervisors Mono County PO Box 715 Bridgeport, CA 93517	Jennifer Kreitz Chair, Planning Commission Mono County 25 Bryant Street Annex II Bridgeport, CA 93517
Bob Lawton Administrative Officer Mono County PO Box 696 Bridgeport, CA 93517	Wendy Sugimura, Director, Mono County Planning Commission PO Box 347 Mammoth Lakes, CA 93546	
Tribes		
Tilford Denver, Chairman Bishop Paiute Tribe 50 Tu Su Lane Bishop, CA 93514	Gloriana Bailey, Tribal Administrator Bishop Paiute Tribe 50 Tu Su Lane Bishop, CA 93514	Peter Bernasconi, Director Department of Public Works Bishop Paiute Tribe 630 Brockman Lane Bishop, CA 93514
Amber Torres, Chairperson Walker River Reservation PO Box 220 Schurz, NV 89427	James Rambeau, Chairperson Big Pine Paiute Tribe of Owens Valley P.O. Box 700 Big Pine, CA, 93513	Monty Bengochia, Tribal Historic Preservation Officer Bishop Paiute Tribe 50 Tu Su Lane Bishop, CA 93514

Sally Manning, Environmental Director Big Pine Paiute Tribe of Owens Valley P.O. Box 700 Big Pine, CA 93513	Danelle Gutierrez, Tribal Historic Preservation Officer Big Pine Paiute Tribe of Owens Valley P.O. Box 700 Big Pine, CA, 93513	Charlotte Lange, Chairperson Mono Lake Kutzadika'a Paiute Indian Community P.O. Box 237 Lee Vining, CA 93541
Raymond Andrews, President Cultural Preservation Association Mono Lake Kutzadika'a Paiute Indian Community P.O. Box 237 Lee Vining CA, 93541	Carl Dahlberg, Chairperson Fort Independence Band of Paiute Indians P.O. Box 67 Independence, CA 93526	Sean Scruggs, Tribal Historic Preservation Officer Fort Independence Band of Paiute Indians P.O. Box 67 Independence, CA 93526
Mary Wuester, Chairperson Lone Pine Paiute-Shoshone Tribe P.O. Box 747 Lone Pine, CA, 93545	Kathy Bancroft, Cultural Resources Lead Lone Pine Paiute-Shoshone Tribe P.O. Box 747 Lone Pine, CA 93545	George Gholoson, Chairperson Death Valley Timbi-sha Shoshone Tribe 900 Indian Village Rd P.O. Box 206 Death Valley, CA 92328
Sookaaki (Charlie) Charley, Tribal Administrator Timbi-sha Shoshone Tribe 621 W Line St., Suite 109 Bishop, CA 93514	Shane Saulque, Interim Chairperson Utu Gwaitu Paiute Tribe (Benton Paiute Reservation) 25669 Highway 6 PMBI Benton, CA 93512	
Interested Parties		
Tawni Thomson, Executive Director Bishop Area Chamber of Commerce and Visitors Bureau 690 North Main Street Bishop, CA 93514	Padraic MacLeish Director of Operations Deep Springs College HC72 Box 45001 Dyer, NV 89010	Jackson Hurst 4216 Cornell Crossing Kennesaw, GA 30144
State and Federal Agencies		
Edward Randolph, Energy Div. Dir California Public Utilities Commission 505 Van Ness Avenue San Francisco, CA 94102	Allison Brown, CPUC Public Advisor California Public Utilities Comm. 505 Van Ness Avenue San Francisco, CA 94102	Drew Bohan, Executive Director California Energy Commission 1516 Ninth Street Sacramento, CA 95814
Wade Crowfoot, Secretary California Resources Agency 1416 Ninth St. - Suite 1311 Sacramento, CA 95814	Charlton H. Bonham, Director California Dept. of Fish and Wildlife 1416 9th Street, 12th Floor Sacramento, CA 95814	Patricia Moyer California Department of Fish and Wildlife, Inland Deserts Region, Bishop Field Office 787 North Main Street, Suite 220 Bishop, CA 93514
Paul Souza Regional Director USFWS, Pacific Southwest Region Federal Bldg. - Dept. Fish & Wildlife 2800 Cottage Way, Room W-2606 Sacramento, CA 95825-1846	Kim Freeburn California Department of Fish and Wildlife Region 6 Inland Deserts Region 3602 Inland Empire Blvd Suite C-220 Ontario, CA 91764	Phillip L. Kiddoo Air Pollution Control Officer Great Basin Unified Air Pollution Control District 157 Short St. Bishop, CA 93514
Jan Zimmerman Lahotan Regional Water Quality Control Board Victorville Branch Office 15095 Amargosa Rd, Bldg. 2, Ste 210 Victorville, CA 92394	Eileen Sobeck, Executive Director State Water Resources Control Brd. P.O. Box 100 Sacramento, CA 95812-0100	Richard Corey, Executive Officer California Air Resources Board P.O. Box 2815 Sacramento, CA 95812

Gayle Rosander External Project Liaison California Department of Transportation - District 9 500 South Main Street Bishop, CA 93514	Amy Choi, Chief California Dept of Transportation Div. of Aeronautics MS 40 P.O. Box 942874 Sacramento, CA 94274-0001	Toks Omishakin, Director California Dept of Transportation P.O. Box 942873 Sacramento, CA 94273-0001
Sheila Irons, Lands Specialist United States Forest Service Mammoth and Mono Lake Ranger Districts PO Box 148 Mammoth Lakes, CA 93546	Adam Barnett Public Services Staff Officer United States Forest Service Inyo National Forest 351 Pacu Lane, Suite 200 Bishop, CA 93514	Ray Bransfield USFWS, Pacific Southwest Region Ventura Fish and Wildlife Office 2493 Portola Road, Suite B Ventura, CA 93003
Joan Patrovsky, Project Manager Bureau of Land Management California Desert District Office Barstow Field Office 2601 Barstow Road. Barstow, CA 92311	Lawrence Primosch, Realty Specialist Bureau of Land Management 351 Pacu Lane Bishop, CA 93514	Brandon G Anderson, Assistant District Manager, Project Support Bureau of Land Management California Desert District, Department of the Interior Regions 8 & 10 22835 Calle San Juan De Los Lagos Moreno Valley, CA 92553
Jennifer Lucchesi, Executive Director California State Lands Commission 100 Howe Avenue, Suite 100 South Sacramento, CA 95825	Will Lightbourne Director, California Department of Health Care Services P.O. Box 997413, MS 0000 Sacramento, CA 95899-7413	Julianne Polanco, SHPO Calif. Office of Historic Preservation 1725 23rd Street, Suite 100 Sacramento, CA 95816-7100
Victor Globa, Compliance Officer Federal Aviation Administration FAA Western-Pacific Region 777 S. Aviation Blvd., Suite 150 El Segundo, CA 90245	Donald S. McGhie, Sr. Real Estate Officer LADWP Real Estate Group 300 Mandich Street Bishop, CA 93514	Antal Szijj, Section Chief U.S. Army Corps of Engineers Regulatory Division 2151 Alessandro Dr. Ste. 110 Ventura, CA 93001
Paul Rodriguez, Realty Specialists Bureau of Land Management Ridgecrest Field Office 300 South Richmond Road Ridgecrest, CA 93555		

CONTROL-SILVER PEAK PROJECT 300 FOOT LIST

APN	OWNER	ADDRESS	CITY	STATE	ZIP
026-040-005-000	SO CALIFORNIA EDISON COMPANY				
027-170-004-000	DOWERS ROD & MARIA	P.O. BOX 130	DYER	NV	89010
026-440-001-000	WOFFORD FAMILY TR 12-17-07 DONALD & KAREN WOFFO	119 MAC IVER ST #G	BISHOP	CA	93514
027-170-015-000	BUREAU OF LAND MANAGEMENT	300 S. RICHMOND RD	RIDGECREST	CA	93555
027-170-014-000	BUREAU OF LAND MANAGEMENT	300 S. RICHMOND RD	RIDGECREST	CA	93555
027-170-007-000	SO CALIFORNIA EDISON COMPANY				
026-440-007-000	WOFFORD FAMILY TRUST 12-17-07 DONALD & KAREN WOFFO	119 MAC IVER ST #G	BISHOP	CA	93514
027-170-017-000	BUREAU OF LAND MANAGEMENT	300 S. RICHMOND RD	RIDGECREST	CA	93555
026-200-003-000	CITY OF LOS ANGELES REAL ESTATE SECTION	DEPARTMENT OF WATER AND POWER 215 VALLEY ROAD	BISHOP	CA	93514
026-200-003-000	CITY OF LOS ANGELES REAL ESTATE SECTION	DEPARTMENT OF WATER AND POWER 215 VALLEY ROAD	BISHOP	CA	93514
026-230-003-000	CITY OF LOS ANGELES REAL ESTATE SECTION	DEPARTMENT OF WATER AND POWER 215 VALLEY ROAD	BISHOP	CA	93514
026-440-002-000	WOFFORD FAMILY TRUST 12-17-07 DONALD & KAREN WOFFO	P.O. BOX 575	BISHOP	CA	93515
026-090-016-000	BUREAU OF LAND MANAGEMENT	351 PACU LANE, SUITE 100	BISHOP	CA	93514
026-440-013-000	TOOMEY STEVE	3805 E POND VIEW CT	MERIDIAN	ID	83642
026-030-012-000	BUREAU OF LAND MANAGEMENT	351 PACU LANE, SUITE 100	BISHOP	CA	93514
027-170-006-000	SMITH SEP PROPERTY TRUST 10-25-18 LARRY W. SMITH TRS	P.O. BOX 807	PERRIS	CA	92572
026-440-004-000	TOOMEY STEVE	3805 E POND VIEW CT	MERIDIAN	ID	83642
026-090-003-000	BUREAU OF LAND MANAGEMENT	351 PACU LANE, SUITE 100	BISHOP	CA	93514
026-230-002-000	CITY OF LOS ANGELES REAL ESTATE SECTION	DEPARTMENT OF WATER AND POWER 215 VALLEY ROAD	BISHOP	CA	93514

CONTROL-SILVER PEAK PROJECT 300 FOOT LIST

026-260-005-000	CITY OF LOS ANGELES REAL ESTATE SECTION	DEPARTMENT OF WATER AND POWER 215 VALLEY ROAD	BISHOP	CA	93514
026-260-005-000	CITY OF LOS ANGELES REAL ESTATE SECTION	DEPARTMENT OF WATER AND POWER 215 VALLEY ROAD	BISHOP	CA	93514
026-440-012-000	WOFFORD FAMILY TRUST 12-17-07 DONALD & KAREN WOFFO	119 MAC IVER ST #G	BISHOP	CA	93514
026-440-005-000	TOOMEY STEVE	3805 E POND VIEW CT	MERIDIAN	ID	83642
026-440-010-000	WOFFORD FAMILY TRUST 12-17-07 DONALD & KAREN WOFFO	119 MAC IVER ST #G	BISHOP	CA	93514
026-440-006-000	ABBOTT JASON & ROXANNE	7438 ALPINE WAY	TUJUNGA	CA	91042
026-200-001-000	CITY OF LOS ANGELES REAL ESTATE SECTION	DEPARTMENT OF WATER AND POWER 215 VALLEY ROAD	BISHOP	CA	93514
026-090-018-000	BUREAU OF LAND MANAGEMENT	351 PACU LANE, SUITE 100	BISHOP	CA	93514
026-040-008-000	SIERRA ALFALFA LLC ZACK RANCH	PO BOX 1268	BISHOP	CA	93515
026-040-008-000	SIERRA ALFALFA LLC ZACK RANCH	PO BOX 1268	BISHOP	CA	93515
027-170-016-000	BUREAU OF LAND MANAGEMENT	300 S. RICHMOND RD	RIDGECREST	CA	93555
026-230-005-000	CITY OF LOS ANGELES REAL ESTATE SECTION	DEPARTMENT OF WATER AND POWER 215 VALLEY ROAD	BISHOP	CA	93514
026-260-003-000	CITY OF LOS ANGELES REAL ESTATE SECTION	DEPARTMENT OF WATER AND POWER 215 VALLEY ROAD	BISHOP	CA	93514
027-170-005-000	SMITH SEP PROPERTY TRUST 10-25-18 LARRY W. SMITH TRS	P.O. BOX 807	PERRIS	CA	92572
026-440-011-000	WOFFORD FAMILY TRUST 12-17-07 DONALD & KAREN WOFFO	119 MAC IVER ST #G	BISHOP	CA	93514
026-050-007-000	BUREAU OF LAND MANAGEMENT	351 PACU LANE, SUITE 100	BISHOP	CA	93514

CONTROL-SILVER PEAK PROJECT 300 FOOT LIST

026-440-003-000	RUSSELL ANDREW & TRINA	P.O. BOX 383	BISHOP	CA	93515
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APN	OWNER	ADDRESS	CITY	STATE	ZIP
016-060-01-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
016-040-30-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
016-070-05-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
016-100-02-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
016-010-02-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
016-030-01-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
016-030-02-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
016-050-11-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
016-080-07-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
016-080-06-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
016-070-06-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
016-040-31-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
010-160-09-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
012-090-12-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
010-160-08-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
012-080-39-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
010-140-10-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
010-060-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
012-080-29-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-060-19-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-140-11-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
010-060-20-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-140-12-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
010-060-21-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-150-04-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-170-14-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
010-140-05-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-120-09-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514

CONTROL-SILVER PEAK PROJECT 300 FOOT LIST

016-070-03-00	DEEP SPRINGS COLLEGE	HC 72 BOX 45001	DYER	NV	89010
010-170-10-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
012-090-15-00	SCE				
010-270-07-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-150-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-150-07-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-150-07-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-270-04-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-270-05-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-270-14-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
016-170-02-00	LL NUNN LLC	HC 72 BOX 45001	DYER	NV	89010
010-150-10-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
012-080-35-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-270-06-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
012-080-40-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-170-13-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
010-270-14-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
016-070-01-00	DEEP SPRINGS TRUSTEES	HC 72 BOX 45001	DYER	NV	89010
016-040-30-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
016-040-24-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
012-080-09-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
011-400-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-270-15-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
012-090-06-00	SCE				
016-040-22-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
010-170-10-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-120-09-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
012-090-10-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-170-10-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-170-13-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
016-040-23-00	USA U S FOREST SERVICE	351 PACU LN #200	BISHOP	CA	93514
010-200-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-230-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514

CONTROL-SILVER PEAK PROJECT 300 FOOT LIST

012-080-30-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
016-070-02-00	DEEP SPRINGS COLLEGE CORP	HC 72 BOX 45001	DYER	NV	89010
010-241-03-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-250-03-00	COUNTY OF INYO	PO BOX N	INDEPENDENCE	CA	93526
010-270-06-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-212-03-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-220-09-00	HARMON RICHARD 51/100	PO BOX 303	BISHOP	CA	93515
010-170-08-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-260-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-260-02-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-261-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-262-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-261-02-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-160-08-00	USA BUREAU OF LAND MGMT	2800 COTTAGE WAY	SACRAMENTO	CA	95825
010-270-02-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-220-13-00	HERITAGE PROPANE LLC	PO BOX 965	VALLEY FORGE	PA	19482
010-252-02-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-251-02-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-241-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-241-02-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-243-03-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-212-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-212-02-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-252-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-252-03-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-243-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-251-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-220-10-00	BISHOP MUSEUM/HISTORICAL SOC	PO BOX 363	BISHOP	CA	93515
010-264-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-263-08-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-243-02-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-213-06-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-263-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514

CONTROL-SILVER PEAK PROJECT 300 FOOT LIST

010-220-06-00	WILLIAMS, MARTY	2434 SUNRISE DR	BISHOP	CA	93514
010-220-05-00	WILLIAMS, MARTY	2434 SUNRISE DR	BISHOP	CA	93514
010-213-03-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-213-01-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-262-02-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-264-03-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-263-06-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-263-05-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-213-04-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-264-02-00	SCE				
010-263-07-00	SCE				
010-263-03-00	CITY OF LOS ANGELES DWP	300 MANDICH ST	BISHOP	CA	93514
010-263-04-00	SCE				
010-263-02-00	NEUFELD TRUST JIMMY R	PO BOX N	WASCO	CA	93280
010-213-02-00	FREY RICHARD D	2610 GLENBROOK WAY	BISHOP	CA	93514
010-213-05-00	CORE TRUST JERRY & DEBORAH	216 S MOUNTAIN VIEW RD	BISHOP	CA	93514

APPENDIX F
FIELD MANAGEMENT PLAN

Southern California Edison

EMF FIELD MANAGEMENT PLAN FOR THE SCE TLRR CONTROL–SILVER PEAK PROJECT

Issue 5 – June 8, 2020

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VERSION CONTROL

Issue	Date Issued	Page No.	Description	Reviewed by
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2	4/7/2020	6, 9, and all EMF tables and figures.	Updated to incorporate SCE comments.	B. Wanex
3	4/17/2020	All EMF tables and figures.	Updated to incorporate 2008 CAISO amperages for calculations.	B. Wanex
4	5/1/2020	1-4, 8-23	Changed ROW on graphs, used 280A for existing 'C' circuit, incorporated SCE comments.	B. Wanex
5	6/8/2020	15-23	Combined effects of 'A' and 'C' circuits onto one graph.	B. Wanex

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ACRONYMS AND ABBREVIATIONS

A, Amps	Amperes, a unit of measure for electrical current
AC	Alternating current
AAC	All aluminum conductor, a type of overhead power line conductor
ACCC	Aluminum conductor composite core, a type of "high-temperature low-sag" overhead power line conductor
ACSR	Aluminum conductor steel reinforced, a type of overhead power line conductor
CAISO	California Independent System Operator
CDHS	California Department of Health Services
CPCN	Certificate of Public Convenience and Necessity
CPUC	California Public Utilities Commission
CSP	Control – Silver Peak transmission line
D/C	Double Circuit line construction
DI	Ductile Iron, a type of transmission structure
ELF	Extremely low frequency
EMF	Electric and magnetic fields
EPRI	Electric Power Research Institute
FMP	Field Management Plan
Ft	Feet, a unit of measure for distance
GO	General Order
HTLS	High-temperature low-sag, a type of overhead conductor
Hz	Hertz, a unit of measure for electrical frequency
IARC	International Agency for Research on Cancer
IEEE	Institute of Electrical and Electronics Engineers
IEC	International Electrotechnical Commission
kcmil	Kilo (thousand) circular mils, a unit of conductor size and measurement
kV	Kilovolt, a unit of measure for electrical potential
LWS	Light weight steel, a type of transmission structure
mG	milliGauss, a unit of measure for magnetic fields
NIEHS	National Institute of Environmental Health Sciences (USA)
NRBB	National Radiological Protection Board (UK)
°	Degrees, a unit of measure for electric phasors
OHGW	Overhead ground wire

OPGW	Optical ground wire
PEA	Proponent's Environmental Assessment
PTC	Permit to Construct
PLS-CADD	A software program for transmission line design
ROW	Right of way
SCE	Southern California Edison
Str	Structure
TLRR	Transmission Line Rating and Remediation
T/L	Transmission Line
TSP	Tubular steel pole, a type of transmission structure
μT	Microtesla, a unit of measure for magnetic fields
WHO	World Health Organization

EXECUTIVE SUMMARY

The Field Management Plan (FMP) presented in this report describes the magnetic field reduction design options incorporated into the design of the Southern California Edison Company (SCE) Transmission Line Rating and Remediation (TLRR) for the Control-Silver Peak (CSP) Project. The existing CSP subtransmission line consists of two separate 55 kV circuits, identified as the 'A' and 'C' circuits. The proposed project will retain both circuits in the final construction. The CSP project was divided into five separate segments which are presented graphically in Figure 1 below. The purpose of this project is to remediate clearance discrepancies by replacing existing structures and utilizing new conductor as needed throughout the 55 kV line. Details pertaining to the project's 55 kV transmission line infrastructure are provided in the Proponent's Environmental Assessment (PEA).

The CSP Project consists of installing optical ground wire, (OPGW) on existing and replacement structures in Segments 1, 2, and 3; replacing two existing single-circuited 55 kV subtransmission wood pole lines with two single circuited pole lines in Segment 2; replacing two existing single-circuited 55 kV subtransmission wood pole lines with a new double-circuited 55 kV subtransmission pole line in Segment 3; and replacing selected individual poles with new poles along the Zack Tap in Segment 4 and along the Deep Springs Tap in Segment 5. No new substations would be constructed as part of the CSP Project. The purpose of the CSP Project is to ensure compliance with standards in California Public Utilities Commission (CPUC) General Order (GO) 95 by remediating discrepancies identified through SCE's TLRR Program. The CSP Project is not proposed to expand electrical service to areas not currently served by SCE or increase the capacity of the existing lines. The CSP Project includes the following elements:

In Segment 1, there is no proposed subtransmission or transmission line work in segment 1, however, telecommunication wire will be installed.

In Segment 2, replace the existing two, single-circuited pole lines that support the Control Silver Peak 'A' and 'C' circuits with two, single-circuited pole lines that will support the circuits by:

- Installing approximately 25 single-circuited ductile iron (DI) poles or equivalents.
- Modifying approximately 2 existing single-circuited TSPs (tubular steel pole).
- Removing approximately 49 existing poles.
- Removing existing conductor and installing new aluminum conductor composite core (ACCC) 350 kcmil or aluminum conductor steel reinforced (ACSR) 336 kcmil conductor on the new single-circuited DI poles and TSPs along the 1.35-mile length of Segment 2.
- Installing overhead ground wire (OHGW) on replacement DI poles and TSPs. OHGW will be installed on replacement DI poles and TSPs in either the 'A' or 'C' circuit pole line; OPGW will be installed on the replacement DI poles and TSPs in the pole line where OHGW is not installed.

In Segment 3, replace the existing two, single-circuited pole lines that support the Control Silver Peak 'A' and 'C' circuits with one, double-circuited pole line that will support both circuits by:

- Installing approximately 500 double-circuited DI poles, approximately 137 double circuited TSPs, approximately 29 LWS poles, and approximately 8 single-circuited TSP H-frames.
- Removing approximately 1,508 existing poles.
- Removing existing conductor and installing new ACCC 350 kcmil or ACSR 336 kcmil conductor on the new double-circuited and single-circuited structures along the 37.3-mile length of Segment 3.

There is limited pole replacement that is proposed for segments 4 and 5.

Segment 4 is approximately 16 miles in length. No subtransmission conductor or cable will be installed in Segment 4 under the CSP Project. Existing subtransmission conductor will be transferred to replacement poles. The proposed construction activities within Segment 4 include:

- Install approximately 2 single-circuited DI poles.
- Remove approximately 2 existing single-circuited wood poles.
- Transfer existing subtransmission and distribution conductor to the replacement poles.

Segment 5 is approximately 2.4 miles in length. No subtransmission conductor or cable will be installed in Segment 5 under the CSP Project. Existing subtransmission conductor will be transferred to replacement poles. The proposed construction activities within Segment 5 include:

- Install approximately 8 single-circuited DI poles.
- Remove approximately 8 existing single-circuited wood poles.
- Transfer existing subtransmission conductor to the replacement poles.

CODES AND STANDARDS

The FMP for the proposed project has been prepared in accordance with the CPUC Interim electric and magnetic field (EMF) Decision No. 06-01-042 (“2006 CPUC Decision”) and general recommendations supported by the U.S. National Institute of Environmental Health Sciences and also satisfies the CPUC approved EMF Design Guidelines as well as all national and state safety standards for reconductoring and new electric facilities.

MAGNETIC FIELD REDUCTION MEASURES

SCE provides this FMP to inform all interested parties of the evaluation of “no-cost and low-cost” magnetic field reduction design options being considered and the proposed application of these design options to this project. The FMP also provides a summary of background information regarding current scientific research related to possible health effects of EMF and the CPUC EMF Policy.

“No-Cost” Magnetic Field Reduction Design Options

The “no-cost” magnetic field reduction design options that are incorporated into the design of the Project include the following utilization of structure types and characteristics which reduce and minimize EMF. Vertical and delta conductor configurations are used to reduce EMF in locations outside the Right of Way. Double circuit monopole structure configurations were also used to minimize EMF. Lastly taller structure heights were used in areas with potential overhead discrepancies, increasing ground clearance and minimizing EMF.

“Low-Cost” Magnetic Field Reduction Design Options

The only “low-cost” magnetic field reduction measure incorporated into the design of the Project is the utilization of post-construction phasing arrangement to minimize EMF.

The “no-cost and low-cost” magnetic field reduction design options implemented for this project are described in Table 1. Several portions of the project which are of specific interest for the EMF study are noted in the table and further addressed in the EMF study for safety concerns. The most significant EMF conditions in each residential area will be modeled and graphed.

Table 1 – “Low Cost and No Cost” Options Considered & Adopted for Project

Segment & Section	Start Structure	End Structure	EMF Reduction Design Options	Estimated Cost	Structures in Residential Area
CSP Segment 1	Control Substation	Structure 60	No subtransmission-related components will be installed in Segment 1. Therefore, we are not changing the existing EMF conditions.		
CSP Segment 2	Structure 60	Structure 85	Vertical Double Circuit Compact Pole Top Structure Heights	No cost No cost No cost	N/A
CSP Segment 3	Structure 85	Structure 882	Vertical Double Circuit Compact Pole Top Structure Heights	No cost No cost No cost	187 -190
CSP Segment 4	Structure 135	Zack Sub	In Segment 4, selected existing single-circuited poles would be replaced with single-circuited DI poles or equivalents. No new conductor would be installed. Since the new poles (in limited locations) would be equal to or greater than the height of the existing poles, and the conductor remains the same, the overall effect would be to reduce the EMF. Therefore, further EMF analysis is not required.		
CSP Segment 5	Structure 711	Deep Springs Sub	In Segment 5, selected existing single-circuited poles would be replaced with single-circuited DI poles or equivalents. No new conductor would be installed. Since the new poles (in limited locations) would be equal to or greater than the height of the existing poles, and the conductor remains the same, the overall effect would be to reduce the EMF. Therefore, further EMF analysis is not required.		

EMF BACKGROUND AND PUBLIC RESEARCH

There are many sources of power frequency¹ electric and magnetic fields, including internal household and building wiring, electrical appliances, and electric power transmission and distribution lines. There have been numerous scientific studies about the potential health effects of EMF. After many years of research, the scientific community has been unable to determine if exposures to EMF cause health hazards. State and federal public health regulatory agencies have determined that setting numeric exposure limits is not appropriate.²

Many of the questions about possible connections between EMF exposures and specific diseases have been successfully resolved due to an aggressive international research program. However, potentially important public health questions remain about whether there is a link between EMF exposures and certain diseases, including childhood leukemia and a variety of adult diseases (e.g., adult cancers and miscarriages). As a result, some health authorities have identified magnetic field exposures as a possible human carcinogen. As summarized in greater detail below, these conclusions are consistent with the

¹ In U.S., it is 60 Hertz (Hz).

² CPUC Decision 06-01-042, p. 6, footnote 10.

following published reports: the National Institute of Environmental Health Sciences (NIEHS) 1999³, the National Radiation Protection Board (NRPB) 2001⁴, the International Commission on non-Ionizing Radiation Protection (ICNIRP) 2001, the California Department of Health Services (CDHS) 2002⁵, the International Agency for Research on Cancer (IARC) 2002⁶ and the World Health Organization (WHO) 2007⁷. The federal government conducted EMF research as a part of a \$45-million research program managed by the NIEHS. This program, known as the EMF RAPID (Research and Public Information Dissemination), submitted its final report to the U.S. Congress on June 15, 1999.

The report concluded that:

- “The scientific evidence suggesting that ELF-EMF exposures pose any health risk is weak.”⁸
- “The NIEHS concludes that ELF-EMF exposure cannot be recognized as entirely safe because of weak scientific evidence that exposure may pose a leukemia hazard.”⁹
- “The NIEHS suggests that the level and strength of evidence supporting ELF-EMF exposure as a human health hazard are insufficient to warrant aggressive regulatory actions; thus, we do not recommend actions such as stringent standards on electric appliances and a national program to bury all transmission and distribution lines. Instead, the evidence suggests passive measures such as a continued emphasis on educating both the public and the regulated community on means aimed at reducing exposures. NIEHS suggests that the power industry continue its current practice of siting power lines to reduce exposures and continue to explore ways to reduce the creation of magnetic fields around transmission and distribution lines without creating new hazards.”¹⁰

In 2001, Britain’s NRPB arrived at a similar conclusion:

“After a wide-ranging and thorough review of scientific research, an independent Advisory Group to the Board of NRPB has concluded that the power frequency electromagnetic fields that exist in the vast majority of homes are not a cause of cancer in general. However, some epidemiological studies do indicate a possible small risk of childhood leukemia associated with exposures to unusually high levels of power frequency magnetic fields.”¹¹

In 2002, three scientists for CDHS concluded:

“To one degree or another, all three of the [CDHS] scientists are inclined to believe that EMFs can cause some degree of increased risk of childhood leukemia, adult brain cancer, Lou Gehrig’s disease, and miscarriage. They [CDHS] strongly believe that EMFs do not increase the risk of birth defects, or low birth weight. They [CDHS] strongly believe that EMFs are not universal carcinogens, since there are a number of cancer types that are not associated with EMF exposure. To one degree or another they [CDHS] are inclined to believe that EMFs do not cause an increased risk of breast cancer, heart disease, Alzheimer’s disease, depression, or symptoms attributed by some to a sensitivity to EMFs. However, all three scientists had judgments that were “close to the dividing line between believing and not believing” that EMFs cause some degree of

³ National Institute of Environmental Health Sciences’ Report on Health Effects from Exposures to Power-Line frequency Electric and Magnetic Fields, NIH Publication No. 99-4493, June 1999.

⁴ National Radiological Protection Board, Electromagnetic Fields and the Risk of Cancer, Report of an Advisory Group on Non-ionizing Radiation, Chilton, U.K. 2001.

⁵ California Department of Health Services, An Evaluation of the Possible Risks from Electric and Magnetic Fields from Power Lines, Internal Wiring, Electrical Occupations, and Appliances, June 2002.

⁶ World Health Organization / International Agency for Research on Cancer, IARC Monographs on the evaluation of carcinogenic risks to humans (2002), Non-ionizing radiation, Part 1: Static and extremely low frequency (ELF) electric and magnetic fields, IARC Press, Lyon, France: International Agency for Research on Cancer, Monograph, vol. 80, p. 338, 2002.

⁷ WHO, Environmental Health Criteria 238, EXTREMELY LOW FREQUENCY FIELDS, 2007.

⁸ National Institute of Environmental Health Sciences, NIEHS Report on Health Effects from Exposures to Power-Frequency Electric and Magnetic Fields, p. ii, NIH Publication No. 99-4493, 1999.

⁹ *Ibid.*, p. iii.

¹⁰ *Ibid.*, p. 37 – 38

¹¹ NRPB, NRPB Advisory Group on Non-ionizing Radiation Power Frequency Electromagnetic Fields and the Risk of Cancer, NRPB Press Release May 2001.

increased risk of suicide. For adult leukemia, two of the scientists are 'close to the dividing line between believing or not believing' and one was 'prone to believe' that EMFs cause some degree of increased risk."¹²

Also, in 2002, the World Health Organization's (WHO) IARC concluded:

"EMF magnetic fields are possibly carcinogenic to humans"¹³, based on consistent statistical associations of high-level residential magnetic fields with a doubling of risk of childhood leukemia...Children who are exposed to residential EMF magnetic fields less than 0.4 microTesla (4.0 milliGauss) have no increased risk for leukemia.... In contrast, "no consistent relationship has been seen in studies of childhood brain tumors or cancers at other sites and residential EMF electric and magnetic fields."¹⁴

In June of 2007, the WHO issued a report on their multi-year investigation of EMF and the possible health effects. After reviewing scientific data from numerous EMF and human health studies, they concluded:

"Scientific evidence suggesting that everyday, chronic low-intensity (above 0.3- 0.4 μ T [3- 4 mG]) power-frequency magnetic field exposure poses a health risk is based on epidemiological studies demonstrating a consistent pattern of increased risk for childhood leukemia."¹⁵ "In addition, virtually all of the laboratory evidence and the mechanistic evidence fail to support a relationship between low-level ELF magnetic fields and changes in biological function or disease status. Thus, on balance, the evidence is not strong enough to be considered causal, but sufficiently strong to remain a concern."¹⁶

"A number of other diseases have been investigated for possible association with ELF magnetic field exposure. These include cancers in both children and adults, depression, suicide, reproductive dysfunction, developmental disorders, immunological modifications, and neurological disease. The scientific evidence supporting a linkage between ELF magnetic fields and any of these diseases is much weaker than for childhood leukemia and in some cases (for example, for cardiovascular disease or breast cancer) the evidence is sufficient to give confidence that magnetic fields do not cause the disease"¹⁷

"Furthermore, given both the weakness of the evidence for a link between exposure to ELF magnetic fields and childhood leukemia, and the limited impact on public health if there is a link, the benefits of exposure reduction on health are unclear. Thus, the costs of precautionary measures should be very low."¹⁸

APPLICATION OF CPUC EMF POLICY

Recognizing the scientific uncertainty over the connection between EMF exposures and health effects, the CPUC adopted a policy that addresses public concern over EMF with a combination of education, information, and precaution-based approaches. Specifically, Decision 93-11-013 established a precautionary based "no-cost and low-cost" EMF policy for California's regulated electric utilities based on recognition that scientific research had not demonstrated that exposures to EMF cause health hazards and that it was inappropriate to set numeric standards that would limit exposure.

In 2006, the CPUC completed its review and update of its EMF Policy in Decision 06-01-042. This decision reaffirmed the finding that state and federal public health regulatory agencies have not established a direct

¹² CDHS, An Evaluation of the Possible Risks From Electric and Magnetic Fields (EMFs) From Power Lines, Internal Wiring, Electrical Occupations and Appliances, p. 3, 2002.

¹³ IARC, Monographs, Part I, Vol. 80, p. 338.

¹⁴ *Ibid.*, p. 332 – 334.

¹⁵ WHO, Environmental Health Criteria 238, EXTREMELY LOW FREQUENCY FIELDS, p. 11 - 13, 2007.

¹⁶ *Ibid.*, p. 12.

¹⁷ *Ibid.*, p. 12.

¹⁸ *Ibid.*, p. 13.

link between exposure to EMF and human health effects,¹⁹ and the policy direction that (1) use of numeric exposure limits was not appropriate in setting utility design guidelines to address EMF,²⁰ and (2) existing “no-cost and low-cost” precautionary-based EMF policy should be continued for proposed electrical facilities. The decision also reaffirmed that EMF concerns brought up during Certificate of Public Convenience and Necessity (CPCN) and Permit to Construct (PTC) proceedings for electric and transmission and substation facilities should be limited to the utility’s compliance with the CPUC’s “no-cost and low-cost” policies.²¹

The decision directed regulated utilities to hold a workshop to develop standard approaches for EMF Design Guidelines and such a workshop was held on February 21, 2006. Consistent design guidelines have been developed that describe the routine magnetic field reduction measures that regulated California electric utilities consider for new and upgraded transmission line and transmission substation projects. SCE filed its revised EMF Design Guidelines with the CPUC on July 26, 2006.

“No-cost and low-cost” measures to reduce magnetic fields would be implemented for this Project in accordance with SCE’s EMF Design Guidelines. In summary, the process of evaluating “no-cost and low-cost” magnetic field reduction measures and prioritizing within and between land usage classes considers the following:

1. SCE’s priority in the design of any electrical facility is public and employee safety. Without exception, design and construction of an electric power system must comply with all applicable federal, state, and local regulations, applicable safety codes, and each electric utility’s construction standards. Furthermore, transmission and subtransmission lines and substations must be constructed so that they can operate reliably at their design capacity. Their design must be compatible with other facilities in the area and the cost to operate and maintain the facilities must be reasonable.
2. As a supplement to Step 1, SCE follows the CPUC’s direction to undertake “no-cost and low-cost” magnetic field reduction measures for new and upgraded electrical facilities. Any proposed “no-cost and low-cost” magnetic field measures, must, however, meet the requirements described in Step 1 above. The CPUC defines “no-cost and low-cost” measures as follows:
 - Low-cost measures, in aggregate, should:
 - Cost in the range of 4 percent of the total project cost.
 - Result in magnetic field reductions of “15% or greater at the utility R-O-W [right-of-way]...”²²

The CPUC Decision stated,

“We direct the utilities to use 4 percent as a benchmark in developing their EMF mitigation guidelines. We will not establish 4 percent as an absolute cap at this time because we do not want to arbitrarily eliminate a potential measure that might be available but costs more than the 4 percent figure. Conversely, the utilities are encouraged to use effective measures that cost less than 4 percent.”²³

3. The CPUC provided further policy direction in Decision 06-01-042, stating that, “although equal mitigation for an entire class is a desirable goal, we will not limit the spending of EMF mitigation to

¹⁹ CPUC Decision 06-01-042, Conclusion of Law No. 5, mimeo. p. 19 (“As discussed in the rulemaking, a direct link between exposure to EMF and human health effects has yet to be proven despite numerous studies including a study ordered by this Commission and conducted by DHS.”)

²⁰ CPUC Decision 06-01-042, mimeo. p. 17 - 18 (“Furthermore, we do not request that utilities include nonroutine mitigation measures, or other mitigation measures that are based on numeric values of EMF exposure, in revised design guidelines or apply mitigation measures to reconfigurations or relocations of less than 2,000 feet, the distance under which exemptions apply under GO 131-D. Non-routine mitigation measures should only be considered under unique circumstances.”).

²¹ CPUC Decision 06-01-042, Conclusion of Law No. 2, (“EMF concerns in future CPCN and PTC proceedings for electric and transmission and substation facilities should be limited to the utility’s compliance with the Commission’s low-cost/no-cost policies.”).

²² CPUC Decision 06-01-042, p. 10.

²³ CPUC Decision 93-11-013, § 3.3.2, p.10.

zero on the basis that not all class members can benefit.”²⁴ While Decision 06-01-042 directs the utilities to favor schools, day-care facilities and hospitals over residential areas when applying low-cost magnetic field reduction measures, prioritization within a class can be difficult on a project case-by-case basis because schools, day-care facilities, and hospitals are often integrated into residential areas, and many licensed day-care facilities are housed in private homes, and can be easily moved from one location to another. Therefore, it may be practical for public schools, licensed day-care centers, hospitals, and residential land uses to be grouped together to receive highest prioritization for low-cost magnetic field reduction measures.

Commercial and industrial areas may be grouped as a second priority group, followed by recreational and agricultural areas as the third group. Low-cost magnetic field reduction measures will not be considered for undeveloped land, such as open space, state and national parks, and Bureau of Land Management and U.S. Forest Service lands. When spending for low-cost measures would otherwise disallow equitable magnetic field reduction for all areas within a single land-use class, prioritization can be achieved by considering location and/or density of permanently occupied structures on lands adjacent to the projects, as appropriate.

This FMP contains descriptions of various magnetic field models and the calculated results of magnetic field levels based on those models. These calculated results are provided only for purposes of identifying the relative differences in magnetic field levels among various transmission or Subtransmission line design alternatives under a specific set of modeling assumptions and determining whether particular design alternatives can achieve magnetic field level reductions of 15 percent or more at the edges of the right-of-way. The calculated results are not intended to be predictors of the actual magnetic field levels at any given time or at any specific location if and when the Project is constructed. This is because magnetic field levels depend upon a variety of variables, including load growth, customer electricity usage, and other factors beyond SCE’s control. The CPUC affirmed this in Decision 06-01-042 stating:

“Our [CPUC] review of the modeling methodology provided in the utility [EMF] design guidelines indicate that it accomplishes its purpose, which is to measure the relative differences between alternative mitigation measures. Thus, the modeling indicates relative differences in magnetic field reductions between different transmission line construction methods but does not measure actual environmental magnetic fields.”²⁵

Project Description And Existing Conditions

The Control – Silver Peak Transmission Line Rating and Remediation project design seeks to remediate clearance discrepancies present on the existing pole lines. The original lines were constructed in 1913 and 1930 with some modifications implemented throughout the service years. The CSP project replaces existing structures, and utilizes new conductor as needed throughout the 55 kV line. The CSP project’s subtransmission pole lines originate at SCE’s Control Substation, located 5 miles southwest of the City of Bishop, and extend approximately 40 miles east-northeast to the Fish Lake Valley metering station located just west of the California/Nevada State Line. The existing pole lines are predominantly comprised of wood monopole delta structures with no overhead shield wire to protect from lightning strikes. The existing pole lines support predominately 2/0 copper conductor and 4/0 All Aluminum Conductor (AAC) type “Oxlip”.

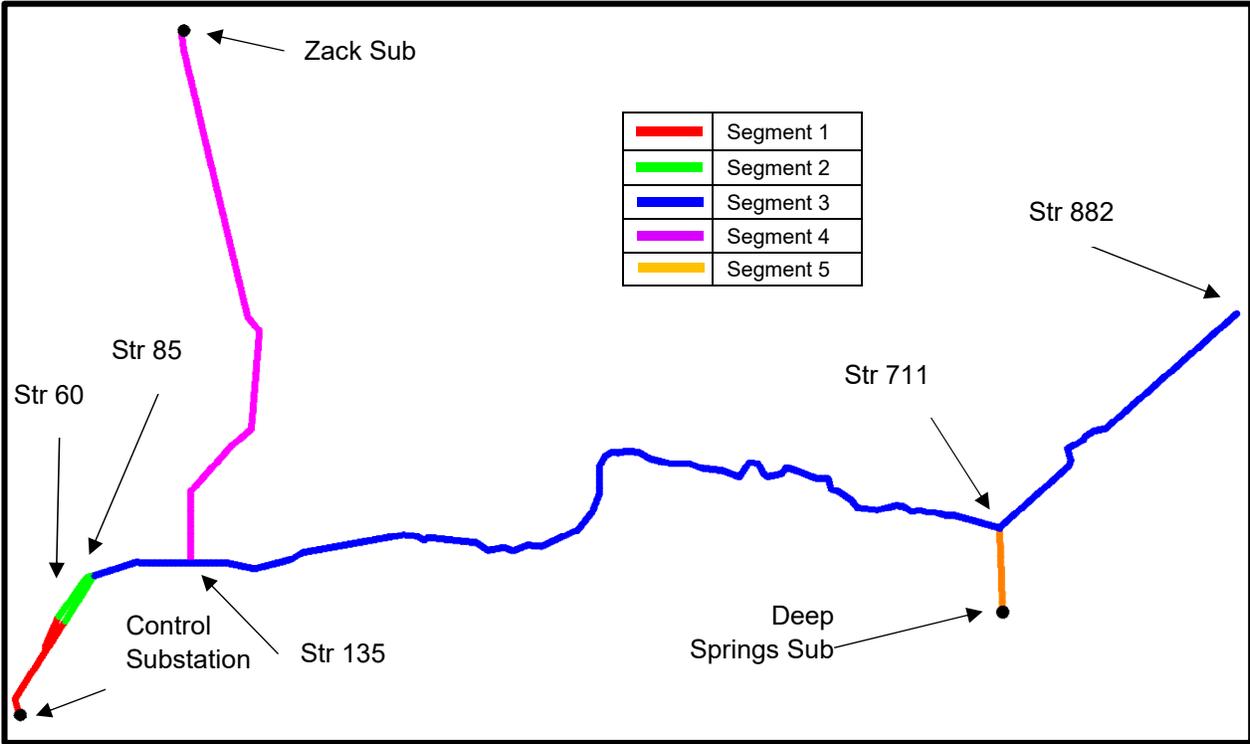
²⁴ CPUC Decision 06-01-042, p. 10.

²⁵ CPUC Decision 06-01-042, p. 11.

GEOGRAPHIC SEGMENTS

The construction activities proposed by the CSP project design are described in detail for each geographic segment, including the planned structure and conductor removals and installations, and approximate line lengths values. For visual reference, Figure 1 depicts the location of each segment along the project alignment.

Figure 1 - Control–Silver Peak: 55 kV Proposed Subtransmission Line Route Segments



The project has been divided into the following segments with specific sections that are defined below.

Table 2 – CSP Project Approximate Section Lengths

Segment & Section	Start Structure	End Structure	Approx. Length
CSP Segment 1	Control Substation	Structure 60	3.3 miles
CSP Segment 2	Structure 60	Structure 85	1.4 miles
CSP Segment 3 – Section 1	Structure 85	Structure 135	2.8 miles
CSP Segment 3 – Section 2	Structure 135	Structure 711	26.2 miles
CSP Segment 3 – Section 3	Structure 711	Structure 882	9.2 miles
CSP Segment 4	Structure 135	Zack Sub	16.3 miles
CSP Segment 5	Structure 711	Deep Springs Sub	2.4 miles

SUMMARY OF PROJECT COMPONENTS BY SEGMENT

CSP Project Segment 1, Control Substation Str. 60

- No subtransmission-related components will be installed.

CSP Project Segment 2, Str. 60 - Str. 85

- Remove all existing structures.
- Install LWS Structures.
- Reconductor the Project 55 kV transmission lines by removing all existing conductor and installing 336.4 kcmil Merlin Aluminum Conductor Steel-Reinforced (ACSR) along the 1.4-mile segment.

CSP Project Segment 3 Section 1, Str. 85 - Str. 135

- Remove all existing structures.
- Install TSP and LWS Structures.
- Reconductor the Project 55 kV transmission lines by removing all existing conductor and installing 336.4 kcmil Merlin Aluminum Conductor Steel-Reinforced (ACSR) along an approximately 3-mile segment.

CSP Project Segment 3 Section 2, Str. 135 - Str. 711

- Remove all existing structures.
- Install TSP and LWS Structures.
- Reconductor the Project 55 kV transmission lines by removing all existing conductor and installing 336.4 kcmil Merlin Aluminum Conductor Steel-Reinforced (ACSR) along an approximately 26-mile segment.

CSP Project Segment 3 Section 3, Str. 711 - Str. 882

- Remove all existing structures.
- Install TSP and LWS Structures.
- Reconductor the Project 55 kV transmission lines by removing all existing conductor and installing 336.4 kcmil Merlin Aluminum Conductor Steel-Reinforced (ACSR) along an approximate 9-mile segment.

CSP Project Segment 4, Str. 135 DI (Ductile Iron) - Zack Substation

- Selected existing single-circuited poles would be replaced with single-circuited DI poles or equivalents.
- No new conductor would be installed.

CSP Project Segment 5, Str. 711 DI - Deep Springs Substation

- Selected existing single-circuited poles would be replaced with single-circuited DI poles or equivalents.
- No new conductor would be installed.

EVALUATION OF MAGNETIC FIELD REDUCTION DESIGN OPTIONS

A series of EMF analyses were completed on the CSP project and a calculated typical EMF profile is shown for each segment as well as an existing conditions calculation. The calculated magnetic fields can be found in Figure 2 through Figure 10 and Table 3 through Table 7. The magnetic field calculations were obtained using a PLS-CADD model at the designed line amperage. For the CSP line graphs and data, the 'A' circuit is evaluated at 405A for both the proposed design and the existing lines. For CSP's 'C' circuit, the proposed design is evaluated at 280A and the existing line is evaluated at 405A. Values shown in this report are not meant to be predictive of any date or any time but are to be used for a comparison of structure arrangements.

MAGNETIC FIELD ASSUMPTIONS

- Magnetic field characteristics were modeled using PLS-CADD software.
- Magnetic field models and the calculated results of magnetic field levels present in this document are intended only for the purposes of identifying relative differences in the magnetic field levels for the purpose of comparison and discussion of design alternatives to determine if a 15% or more reduction of magnetic field levels at the edges of the right-of-way can be achieved. These calculated results are not intended to be applied as actual predictions of magnetic fields at any specific time or location during or following project construction.
- All lines were modeled with balanced line currents and standard phases. Variation of phasing between the report and field conditions is nonconsequential, so long as the opposite circuit was modeled appropriately.
- This report is based on the CAISO 2008 amperages and phasing furnished by SCE.
- Existing conductor heights were based on transmission line models.
- Wire height used is the height of the wire where the target point is projected upon it.
- Wire position is determined by the currently displayed weather case.
- Magnetic field strength was calculated at a height of 3 feet above the terrain surface.
- Calculations were made at mid span.
- All calculations based on the EPRI Red Book methods (2nd Edition, 1982 - infinite straight wire with flat earth approximation), assuming flat terrain.
- These approximations are only valid for low frequency (50-60 Hz) AC transmission lines.
- The effects of earth return currents (earth resistivity) are ignored when calculating the magnetic field.
- For Segment 3 by eliminating Circuit 'A' near the project corridor, the EMF will be significantly reduced along the existing 'A' alignment.

FINAL RECOMMENDATIONS FOR MAGNETIC FIELD REDUCTION DESIGN

The CSP project design can benefit from double circuit construction, vertical and delta conductor arrangement. Implementing both low cost and no cost measures would significantly reduce the magnetic field and potential exposure risk well below CPUC approved EMF Design Guidelines as well as all national and state safety standards for reconductoring or new electric facilities.

Reduction Measures:

1. Arrange subtransmission conductors in a vertical or delta configuration for magnetic field reduction. This is considered a no cost measure as the entire line maintains the recommended phase arrangement.
2. Utilize double-circuit construction that reduces spacing between circuits as compared to single-circuit construction.
3. Utilize taller structure heights for magnetic field reduction.

NOTES TO THE FOLLOWING EMF GRAPHS, TABLES, AND SKETCHES

Throughout the proposed CSP project, the segments implemented “span doubling” construction, where alternate existing poles are removed and not replaced. This will lead to increased EMF values (compared to the existing) due to the increased sag at mid-span as compared to the existing.

The proposed ACSR lines would be spaced wider between phases. This will lead to a slight increase in the EMF values, as compared to the existing phase spacing.

Some segments and sections will incorporate a vertical, compact pole top, double-circuit construction whereby both ‘A’ and ‘C’ circuits are located on one monopole along the existing ‘C’ alignment, as opposed to the existing construction where the two circuits are on separate poles. This will produce increased EMF values along the ‘C’ alignment (as compared to the existing construction), but significantly reduce the EMF along the ‘A’ alignment.

For the proposed double-circuit monopole construction, ideally the phases would be arranged as ABC-CBA top to bottom on the pole tops to minimize the EMF values. However, due to switches located along the CSP lines that are required for maintenance purposes, the phases need to be arranged as ABC-ABC, which will lead to increased EMF values, as compared to the existing.

SEGMENT GRAPHS

These graphs are based on calculations that occur on spans that are at the lowest height above ground within each segment or section.

Segment 2

Figure 2 - Typical Magnetic Field Levels representing Segment 2 - Circuit 'C', showing span at Str. 68-70 at 280 Amps

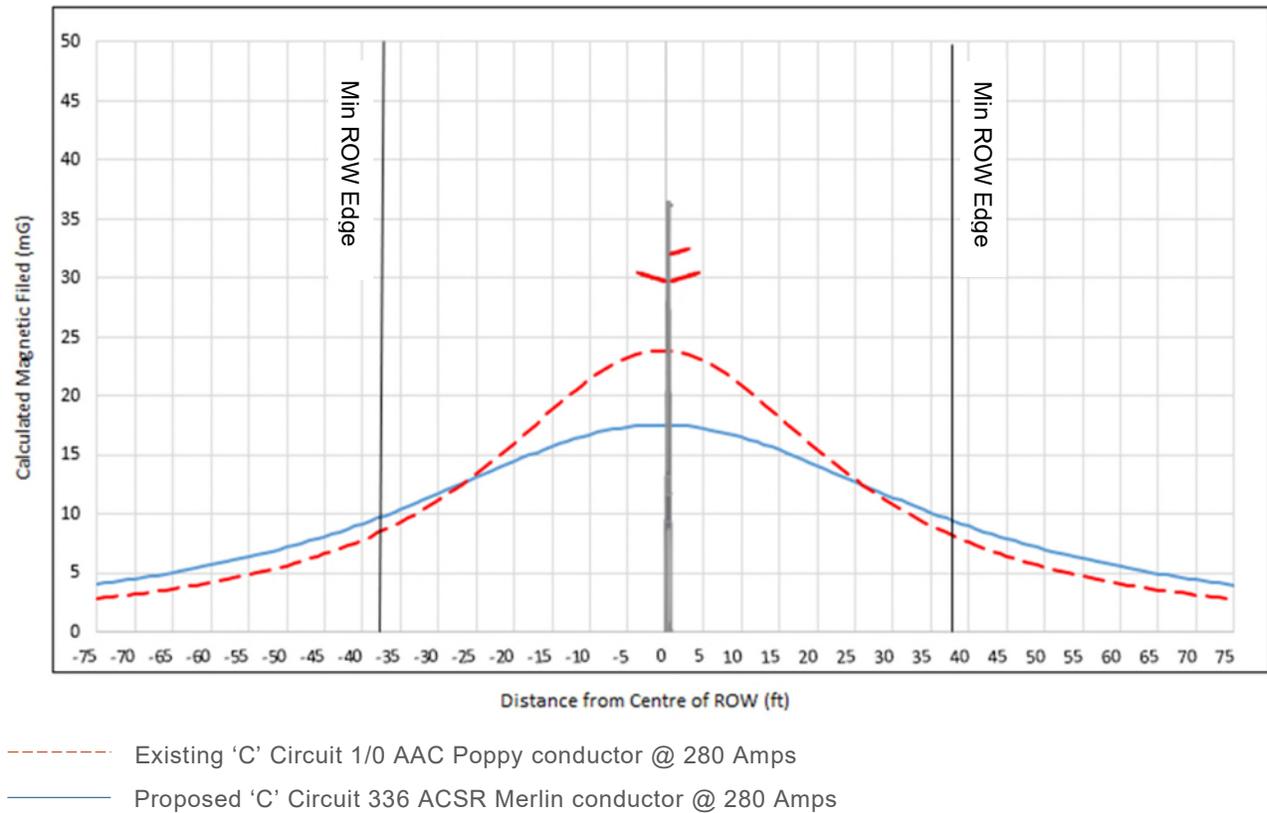


Table 3 – Comparison of Magnetic Fields at Edge of ROW for Segment 2 – Circuit 'C' (typical)

Design Options	Left Edge (mG)	% Change ²⁶	Right Edge (mG)	% Change ²⁶
Projected Peak Values without Proposed Project 55 kV T/L	8.5295	NA	8.2465	NA
Proposed Project Peak Values with ACSR 55 kV T/L	9.754	14 Increase	9.5035	15 Increase

All calculations were made at a height of 3 feet across the ROW.

²⁶Data in Percent Change column is the difference between the new proposed project value and the existing line value as percent of the existing line value.

Figure 3 - Typical Magnetic Field Levels representing Segment 2 - Circuit 'A', showing span at Str. 70-72 at 405 Amps

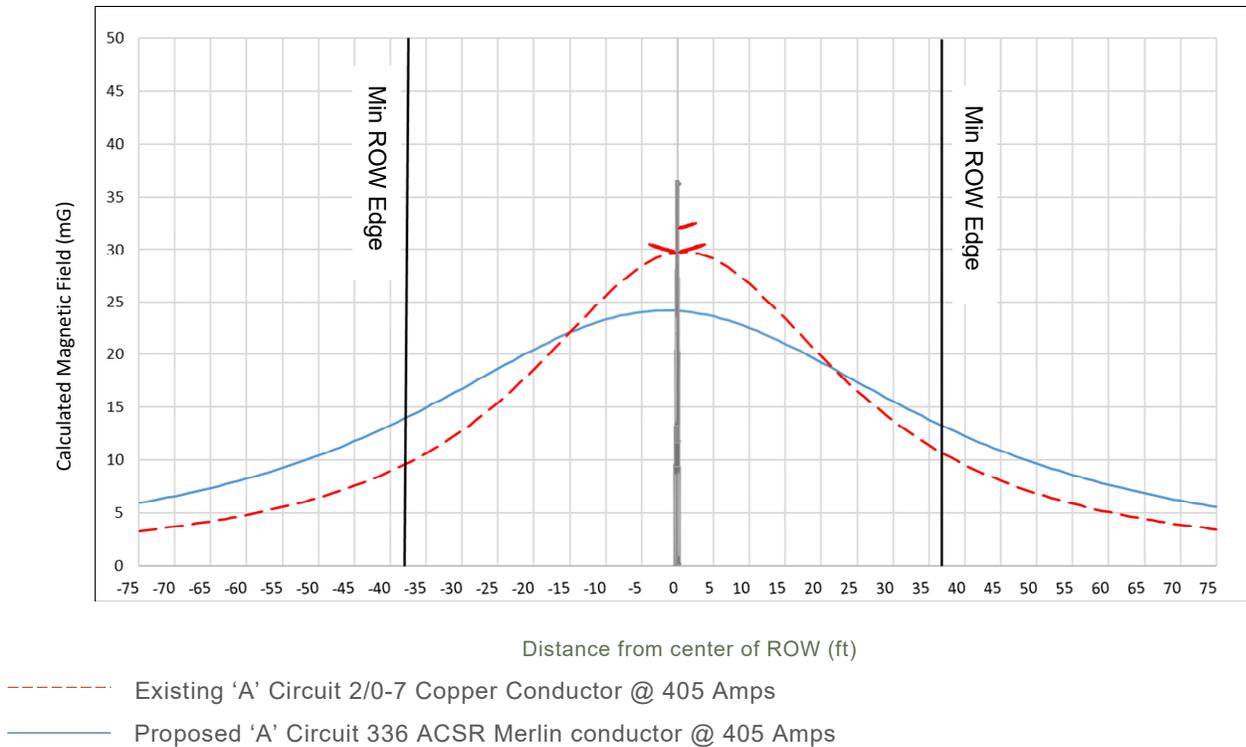


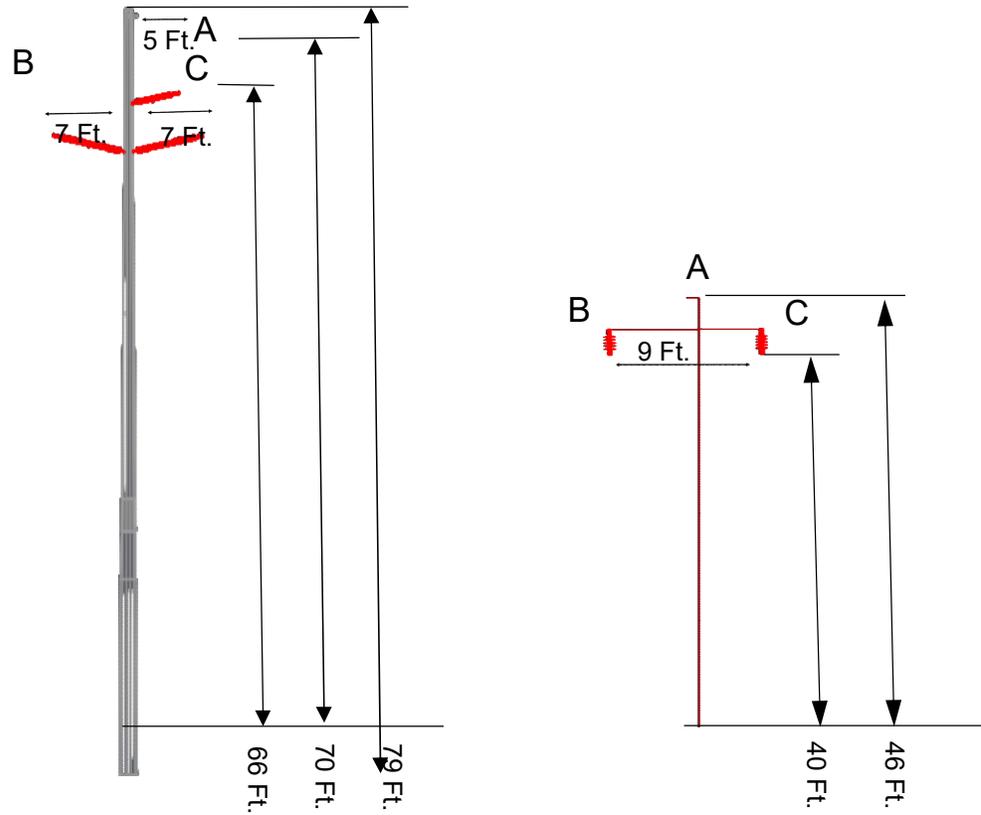
Table 4 - Comparison of Magnetic Fields at Edge of ROW for Segment 2 – Circuit 'A' (typical)

Design Options	Left Edge (mG)	% Change ²⁷	Right Edge (mG)	% Change ²⁷
Projected Peak Values without Proposed Project 55 kV T/L	9.747	NA	10.4185	NA
Proposed Project Peak Values with ACSR 55 kV T/L	14.105	45 Increase	13.0305	25 Increase

All calculations were made at a height of 3 feet across the ROW.

²⁷Data in Percent Change column is the difference between the new proposed project value and the existing line value as percent of the existing line value.

Figure 4 - Tower and Insulator Dimensions and Phasing representing Segment 2 - Circuit 'A', showing Str. 70-72



Direction - Towards East

**Proposed A and C Circuits With ACSR:
Single Circuit – Monopole
Figure not to Scale**

**Existing:
Single circuit - Monopole
Figure not to Scale**

Segment 3 Section 1

Figure 5 - Typical Magnetic Field Levels representing Segment 3 - Section 1, showing span at Str. 105-107 at 405 Amps for 'A' Circuit and 280 Amps for 'C' Circuit.

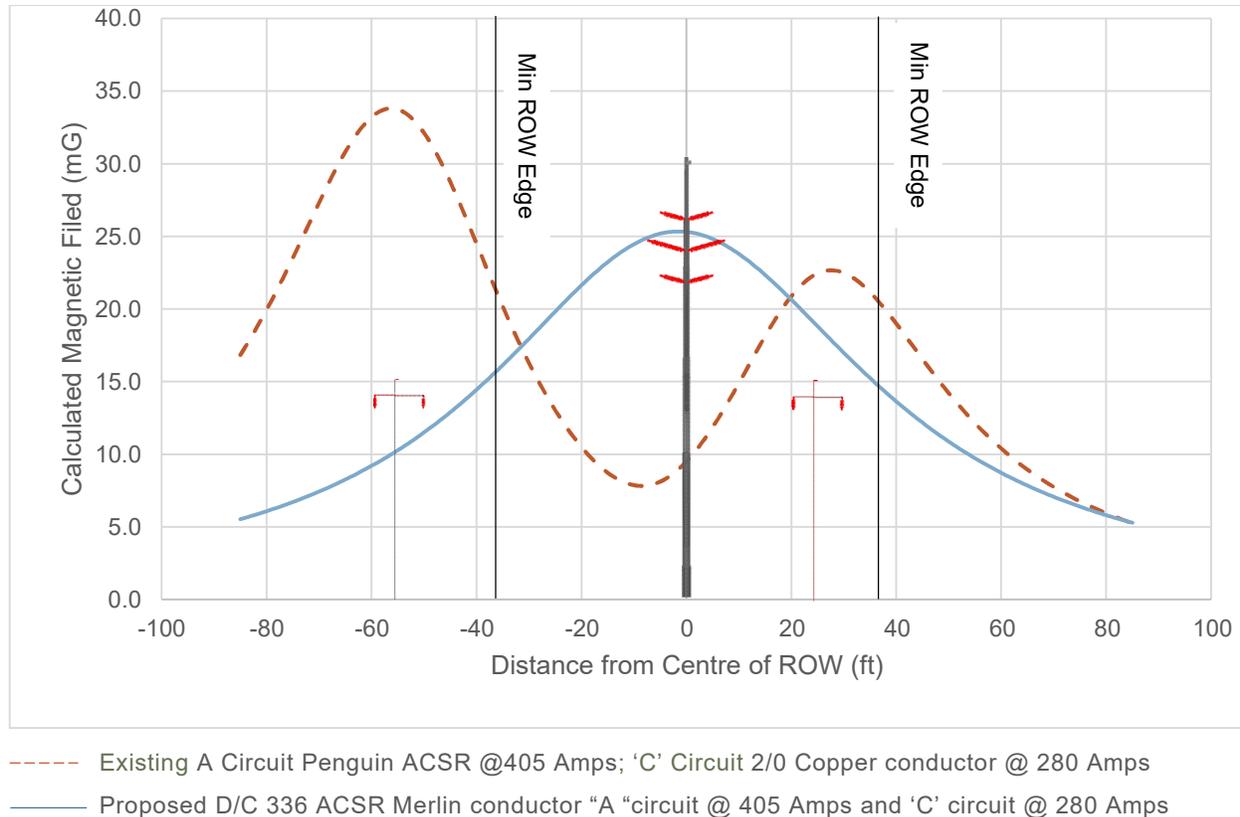


Table 5 - Comparison of Magnetic Fields at Edge of ROW for Segment 3 - Section 1 (typical)

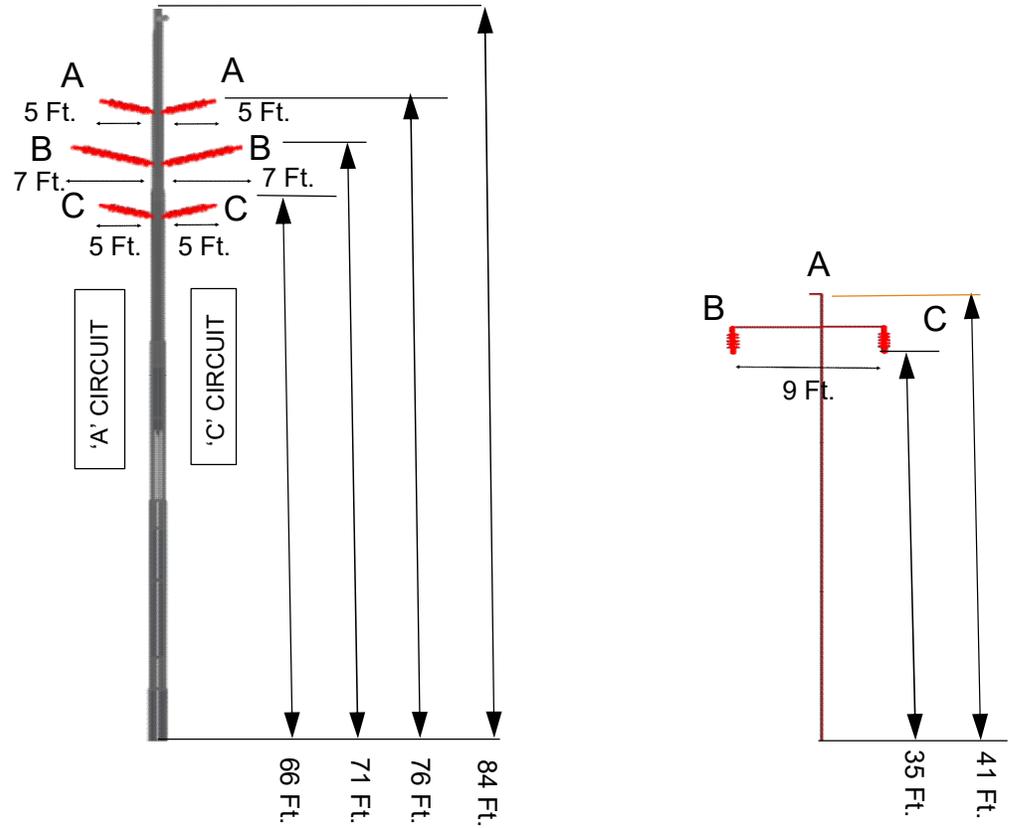
Design Options	Left Edge (mG)	% Change ²⁸	Right Edge (mG)	% Change ²⁸
Projected Peak Values without Proposed Project 55 kV T/L	22.30	NA	20.15	NA
Proposed Project Peak Values with ACSR 55 kV T/L	15.25	32 Decrease	14.45	28 Decrease

Data for Figure 4 and table 5 were obtained from SCE to account for the combined effect of existing circuits magnetic fields

All calculations were made at a height of 3 feet across the ROW.

²⁸ Data in Percent Change column is the difference between the new proposed project value and the existing line value as percent of the existing line value.

Figure 6 - Tower and Insulator Dimensions and Phasing representing a structure in Segment 3 - Section 1



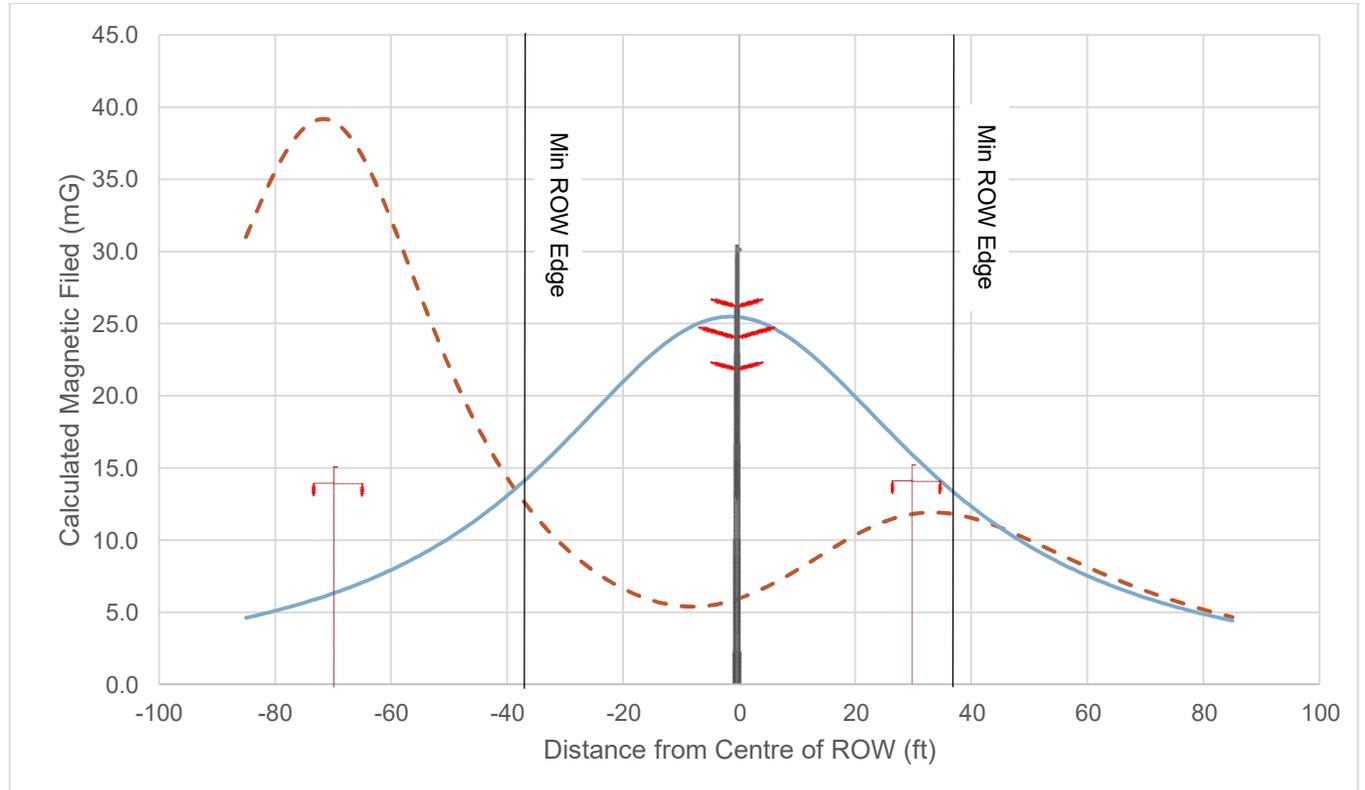
Direction - Towards East

**Proposed With ACSR:
Double Circuit – Monopole
Figure not to Scale**

**Existing:
Single circuit – Monopole
Figure not to Scale**

Segment 3 Section 2

Figure 7 - Typical Magnetic Field Levels representing Segment 3 - Section 2, showing span at Str. 259-260 at 405 Amps for 'A' Circuit and 280 Amps for 'C' Circuit.



----- Existing A Circuit Oxlip AAC @405 Amps; 'C' Circuit 2/0 Copper conductor @ 280 Amps
 ——— Proposed D/C 336 ACSR Merlin conductor "A "circuit @ 405 Amps and 'C' circuit @ 280 Amps

Table 6 - Comparison of Magnetic Fields at Edge of ROW for Segment 3 - Section 2 (typical)

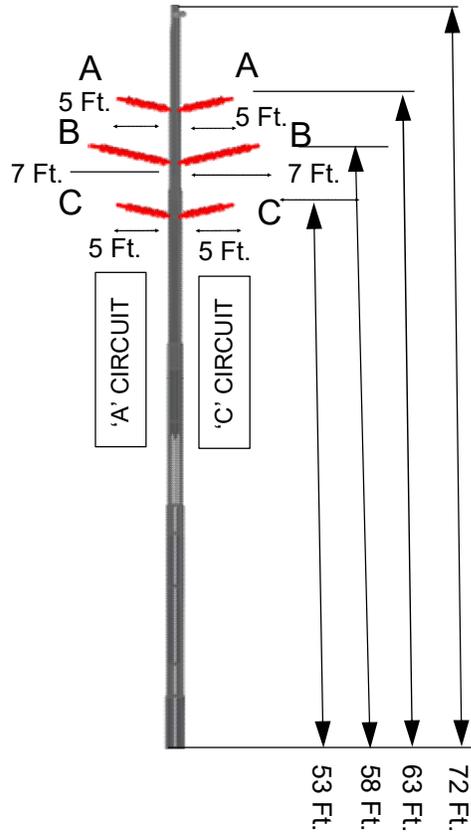
Design Options	Left Edge (mG)	% Change ²⁹	Right Edge (mG)	% Change ²⁹
Projected Peak Values without Proposed Project 55 kV T/L	12.85	NA	11.75	NA
Proposed Project Peak Values with ACSR 55 kV T/L	13.95	9 Increase	13.15	12 Increase

Data for Figure 4 and table 5 were obtained from SCE to account for the combined effect of existing circuits magnetic fields.

All calculations were made at a height of 3 feet across the ROW.

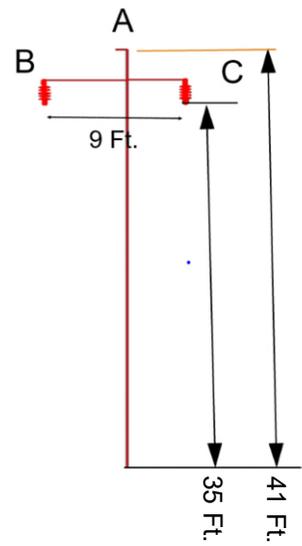
²⁹ Data in Percent Change column is the difference between the new proposed project value and the existing line value as percent of the existing line value.

Figure 8 - Tower and Insulator Dimensions and Phasing representing a structure in Segment 3 - Section 2



Direction - Towards East

**Proposed With ACSR:
Double Circuit – Monopole
Figure not to Scale**



**Existing:
Single circuit - Monopole
Figure not to Scale**

Segment 3 Section 3

Figure 9 - Typical Magnetic Field Levels representing Segment 3 - Section 3, showing span at Str. 759-760 at 405 Amps for 'A' Circuit and 280 Amps for 'C' Circuit.

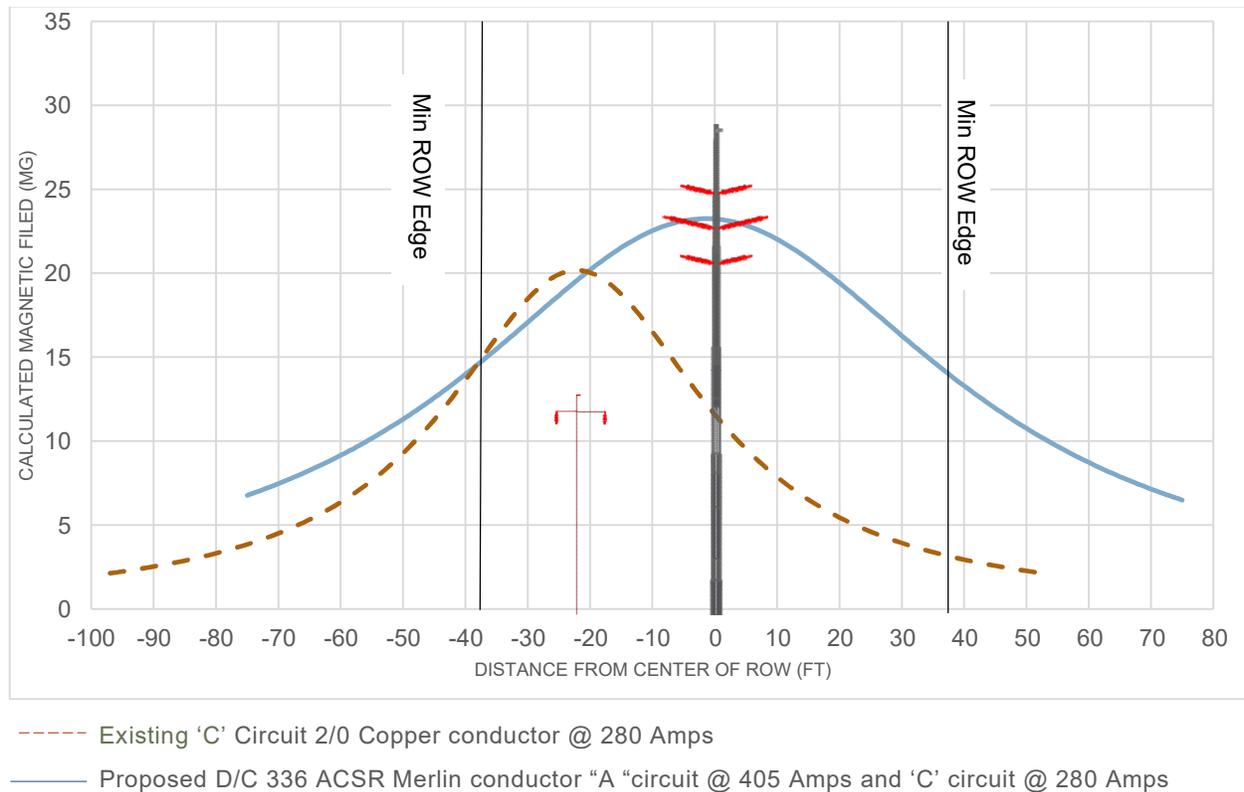


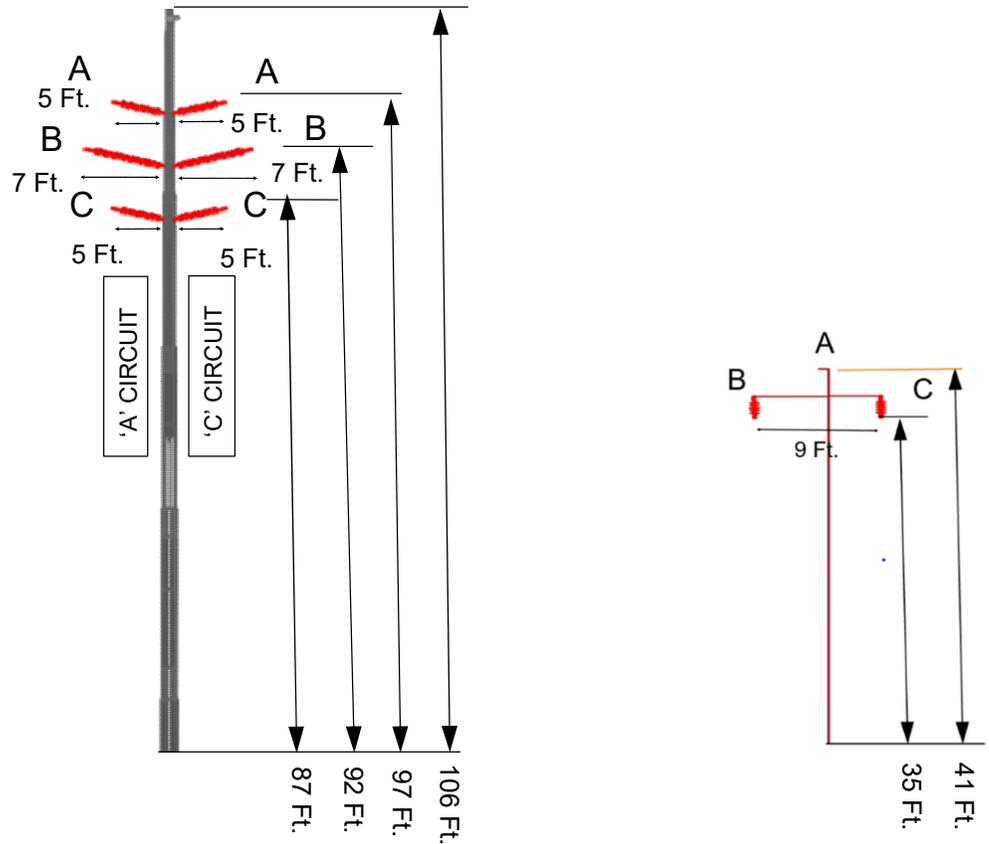
Table 7 - Comparison of Magnetic Fields at Edge of ROW for Segment 3 - Section 3 (typical)

Design Options	Left Edge (mG)	% Change ³⁰	Right Edge (mG)	% Change ³⁰
Projected Peak Values without Proposed Project 55 kV T/L	14.89	NA	3.15	NA
Proposed Project Peak Values with ACSR 55 kV T/L	14.72	1 Decrease	14.00	344 Increase

All calculations were made at a height of 3 feet across the ROW.

³⁰ Data in Percent Change column is the difference between the new proposed project value and the existing line value as percent of the existing line value.

Figure 10 - Tower and Insulator Dimensions and Phasing representing a structure in Segment 3 - Section 3



Direction - Towards East

**Proposed With ACSR:
Double Circuit – Monopole
Figure not to Scale**

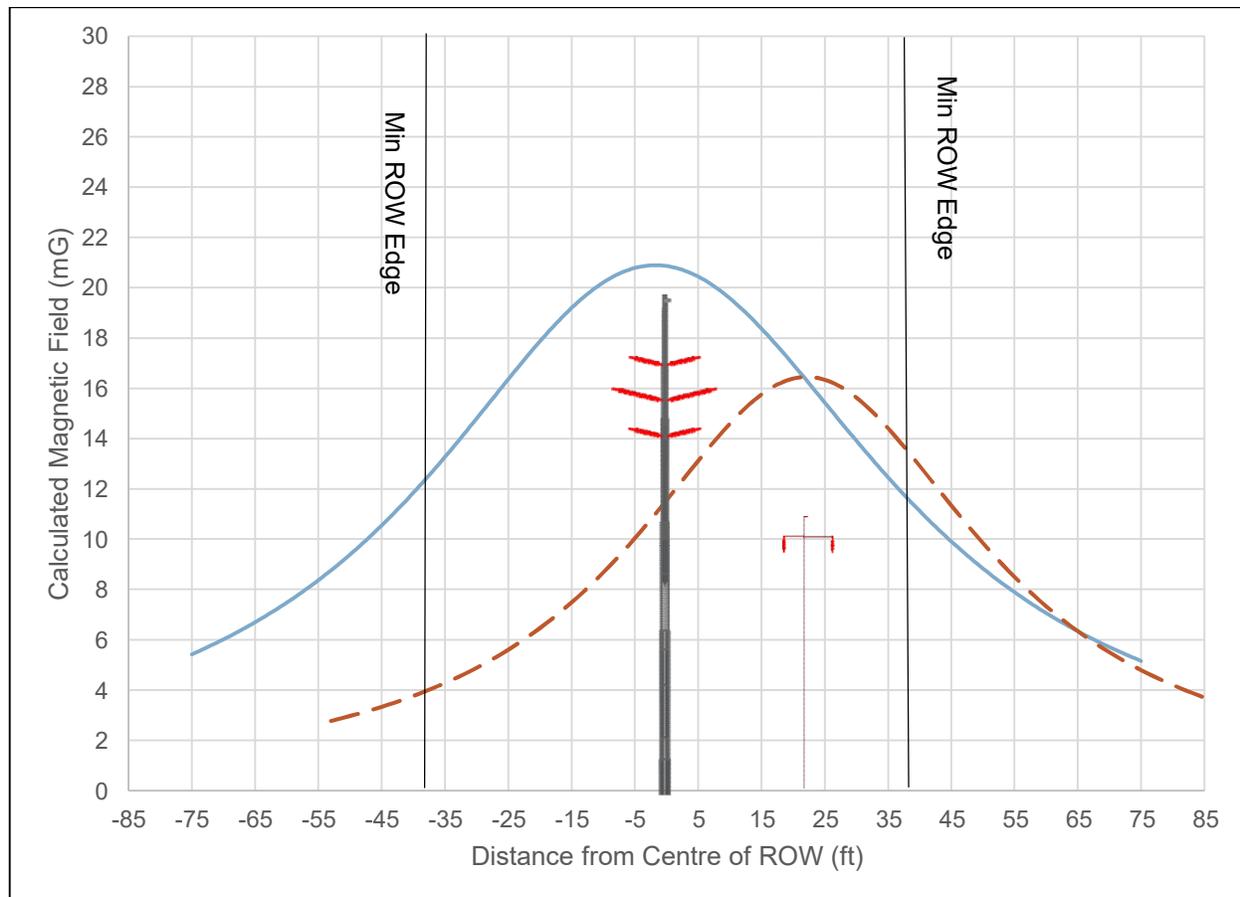
**Existing :
Single circuit - Monopole
Figure not to Scale**

RESIDENTIAL GRAPHS

These graphs represent calculations for EMF effects that occur on spans that are the lowest near residential areas. The magnetic fields created by these spans are not expected to generate the highest mG in each segment but are presented to provide more detail for residents that live near the ROW.

Segment 3 Section 2, Str. 187 – 190

Figure 11 - Typical Magnetic Field Levels representing Segment 3 - Section 2, showing span at Str. 188-190 at 405 Amps for 'A' Circuit and 280 Amps for 'C' Circuit.



----- Existing 'C' circuit 2/0 Copper conductor @ 280 Amps

———— Proposed D/C 336 ACSR Merlin conductor "A" circuit @ 405 Amps and 'C' circuit @ 280 Amps

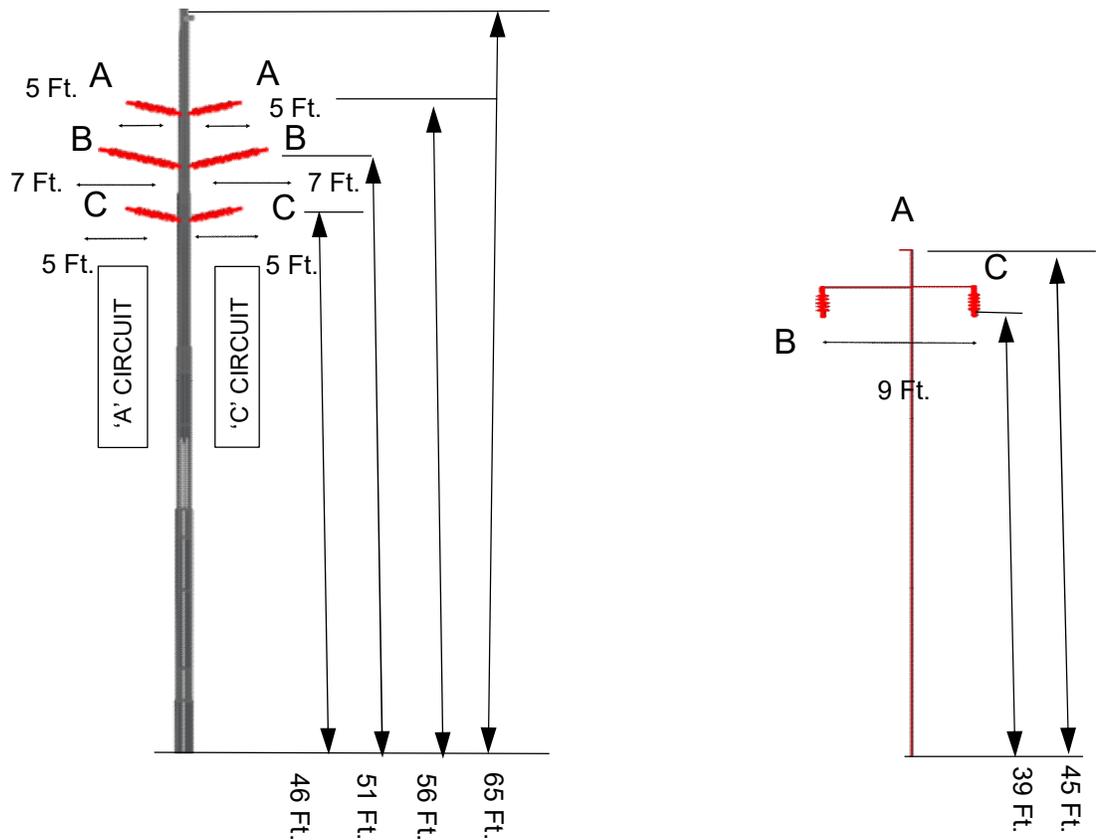
Table 8 - Comparison of Magnetic Fields at Edge of ROW for Segment 3 - Section 2 (typical)

Design Options	Left Edge (mG)	% Change ³¹	Right Edge (mG)	% Change ³¹
Projected Peak Values without Proposed Project 55 kV T/L	4.01	NA	13.65	NA
Proposed Project Peak Values with ACSR 55 kV T/L	12.542	213 Increase	11.78	14 Decrease

All calculations were made at a height of 3 feet across the ROW.

³¹ Data in Percent Change column is the difference between the new proposed project value and the existing line value as percent of the existing line value.

Figure 12 - Tower and Insulator Dimensions and Phasing representing a structure in Segment 3 - Section 2



Direction - Towards East

**Proposed With ACSR:
Double Circuit – Monopole
Figure not to Scale**

**Existing:
Single circuit - Monopole
Figure not to Scale**

PROPONENT'S ENVIRONMENTAL ASSESSMENT
Archival Grade DVD
Submitted Separately



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

TIME REQUIRED

SUBJECT Letter from Altice USA/Suddenlink in
Response to the Joint Letter Sent on
July 9, 2021

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

A letter from Altice USA/Suddenlink in response to the joint letter from Mono, Placer, and Nevada Counties and the Towns of Mammoth Lakes and Truckee sent on July 9, 2021, regarding service and infrastructure issues related to broadband internet provided by Altice USA/Suddenlink in the region.

RECOMMENDED ACTION:

FISCAL IMPACT:

CONTACT NAME: Queenie Barnard

PHONE/EMAIL: 760-932-5534 / qbarnard@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Letter
Letter to Suddenlink

History

Time	Who	Approval
9/1/2021 12:09 PM	County Counsel	Yes
9/2/2021 11:36 AM	Finance	Yes
9/2/2021 3:52 PM	County Administrative Office	Yes



August 20, 2021

VIA ELECTRONIC MAIL

Hon. Robert M. Weygandt, Chair
Placer County Bd. of Supervisors
Hon. Jennifer Kreitz, Chair
Mono County Bd. of Supervisors
Hon. Dan Miller, Chair
Nevada County Bd. of Supervisors
Hon Jeff Griffiths, Chairperson
Inyo County Bd. of Supervisors
Hon. Bill Sauser, Mayor
Town of Mammoth Lakes
Hon. Anna Klovstadt, Mayor
Town of Truckee

Re: REQUEST FOR FURTHER ACTION TO ADDRESS SERVICE SHORTFALLS

Dear Chairs Weygandt, Kreitz, Griffiths and Miller; Mayors Sauser and Klovstadt:

I respectfully write on behalf of Altice USA (“Altice” or the “Company”) in response to your letters of July 9th and 20th to Altice executives regarding the above referenced counties and municipalities (the “Communities”) memorializing your concerns regarding several issues with the provision of broadband service in your areas by Altice USA and its Suddenlink subsidiaries (collectively “Altice”) (the “Letters”).

As stated in my initial response of August 9th, Altice takes your concerns very seriously as evidenced by: (1) our regular communications with you and PUC staff over the last year; and (2) the affirmative steps Altice has taken to address the issues raised. We value our partnership with the Communities, are proud to offer communications services to your residents and small businesses, and we are committed to continue working to improve the experience for Suddenlink customers.

As we have mentioned in our previous discussions, the multiple ramifications of the COVID-19 Pandemic, including the substantial and unforeseeable increase in data usage associated with remote work and school, the temporary unavailability of customer-facing personnel (site closures, positive COVID tests, quarantine, etc.), and disruption to the equipment supply chain,

have presented challenges that have taken time to work through. These challenges have been exacerbated by difficulties in securing approvals from pole owners, finding third party vendors with the appropriate qualifications to work in the field, and attracting field service personnel given the remote nature of much of Suddenlink's footprint in the Communities.

However, Altice is moving aggressively in an effort to improve service in the Communities, including substantial network investment estimated to be completed by the end of the year. We take this opportunity to address the issues raised in your Letter, and to provide you the most recent updates.¹

Customer Service Standards

While Altice cannot verify that the Communities have been requesting its cable customer service standards for the past 4 years based on the information in the Letters, we did receive a request this year, at which time Altice representatives distributed electronic copies of its customer service standards to representatives of the Communities. In addition, customers received a copy of said standards with their bill between June 25th and July 19th (depending on the customer billing cycle). Required parties will continue to receive these standards annually, as will new customers at the time of taking our cable service. Finally, our policy is that all Suddenlink customers in the Communities must receive (and explicitly accept) the Terms of Service prior to becoming customers or making changes to their service, in addition to an annual mailing, and continuous access to Suddenlink's procedures at www.suddenlink.com/terms-and-policies.

Volume of Customer Complaints

Customer satisfaction is a primary goal of Altice, and as such, we understand the Communities' concern about receiving complaints. Our investigation has yielded that the uptick in contacts from subscribers to the Communities in the past year are overwhelmingly attributable to the impact of the Pandemic, peaking in the summer of 2020. All complaints referred to Altice regarding any service issues have been steadily declining since the height of the Pandemic last summer. We have seen a positive trend in customer satisfaction and estimate that the trend will continue to improve as a result of planned system improvements and repairs between now and the end of 2021.

System Improvements and Repair

Over the past year, Altice has made a concerted effort to keep the Communities apprised of the status of improvements being made in the network in order to reduce contention caused by increased data usage associated with the Pandemic.² While some work was accomplished in 2020 to augment the system's capability, the timing of more widespread upgrades was

¹ Altice respectfully reserves all of its rights and objections with respect to the scope of the requests contained in the Letters, and our response here is not to be construed as a waiver of any rights and/or objections.

² Brad Ayers of Altice has kept the Communities and PUC staff informed of the status of the projects during periodic Zoom calls over the last year with Altice.

hampered by the temporary unavailability of qualified personnel and materials, and the time taken by utilities to issue pole permits.³ These issues are now resolved, and we are commencing work before the end of August on a number of improvements designed to enhance broadband service in Mono, Nevada and Placer Counties. Absent unforeseen circumstances outside of Altice's control, we expect to complete these projects by the end of 2021.

However, we wish to clarify that the Company is committed to offering high quality communications services over a robust network, as Mono County and Mammoth Lake's recognized Altice's "significant investment" in bringing Gigabit service to their communities.⁴ We note that the Company recently completed a total system upgrade to offer its 1 Gig product at Lake of the Pines, and there are currently construction projects in various stages at thirteen new developments in the Placer County and Truckee area, that are projected to bring service to approximately 700 new homes.

Finally, for isolated instances of plant issues (such as downed lines and unburied temporary lines), we encourage the Communities to contact Altice's representatives mentioned below upon becoming aware of facilities and equipment that require attention by our field team.

Call Center

Altice is working to safely create a courteous, reliable and efficient Care workforce despite the difficulties of maintaining safe office operations with sufficient employee resources during the Pandemic. In an increasingly competitive environment, Altice knows that it is in its interest for customers to have a satisfying telephone care experience, and we are employing the right training and tools to meet this goal.

When onboarding new Care agents, recruits undergo three weeks of classroom training before entering Supervisor-assisted nesting. Our Care trainers use a written test as a baseline to qualify whether the agent can proceed with interaction with live customers. Our Care agents are expected to pass a Quality Assurance (QA) audit of randomly sampled interactions on a monthly basis. The QA standards blend both compliance requirements and a level of proficiency in their tasks.

Our Network Operations Center ("NOC") monitors service issues impacting local operations, (including outages) and relays that information to our automated systems. Care agents have complete visibility into local service issues when interacting with customers, and can advise customers on the most accurate and up to date information from the NOC about the situation in their area. In extended outage conditions and unique circumstances, such as after a major hurricane or storm where repair will take several days, we prepare our agents with any unique,

³ Fulfilling the personnel and permitting requirements of the local utility added approximately 8 months to the process.

⁴ See Letter of July 9th from the Communities on page 3.

local information. This is presented as new/alert information in a knowledge database landing-page and can be shared as an alert to the customer's account.

Based on these policies and practices, and continual upgrading of technology available to our Care team, we are encouraged by the trends in their performance, most recently in the Second Quarter of 2021 where the Care team exceeded required call answering time standards for our customers in California, and we are working to sustain that trend for the rest of the year and beyond.

Field Service

While the rural and disperse nature of the Communities can be challenging for the provision of timely field visits, Altice aims to respond to scheduled field appoints for critical calls (such as service interruption) day-of, or next day, depending on how late in the day the call is received. Over the last year, our records show: (1) a low rate of required field visits; (2) a high success rate of timely arrivals; and (3) a concerted effort to minimize repeat visits. The Company increased its field service personnel since 2019 and made a leadership change in its overall field service operations at the end of 2020. Importantly, we also hired a dedicated supervisor in Bishop in July. We continue to focus on managing the quality of service of our local contractors, filling positions in a challenging labor market, and ongoing evaluation of talent to improve overall performance.

Customer Service Centers

Altice continually evaluates its customer service locations throughout its footprint, as evidenced by its reopening of the customer service center in Bishop and the continued operation of our facility in Truckee. Like all Altice customers, residents of Mammoth Lakes/Mono County area have several local service options including convenient bill pay locations at Western Union and through Check Free. For equipment return or exchange, Suddenlink offers the ability to receive new equipment or return equipment to Altice, both from home, via prepaid FedEx shipping label; or by drop-off at any of the FedEx sites located in the Communities free of charge. Customer service information is also available at home through our website <https://help.suddenlink.com/>, as well as our toll-free telephone line, and the option to live chat with a customer service representative at <https://www.suddenlink.com/contactus?cv-autolaunch=true>.

Service Level Agreements

While Altice provides a variety of standard and customized solutions for small to medium businesses ("SMBs") in its Suddenlink footprint, we wish to clarify/correct certain aspects of the terms of the service agreements offered by Altice to SMBs, referenced in the July 9th Letter. Specifically, while Altice SMB service agreements account for credits based on qualifying service outages, we believe the Letters' assertion of a provision guaranteeing same day resolution of service issues is inaccurate.⁵

⁵ In the absence of more concrete information from the Communities, Altice reserves all of its rights and defenses to any allegation of breach of contract with a third party.

With respect to the specific reference by Inyo County to a disruption of its Static IP service, Altice has reviewed its records and confirms a February upgrade of the County's service requiring a change in the Static IP addresses. The County was notified of the new IP addresses for multiple accounts on January 28th by phone and by email to points of contact provided by the County, and the implementation of the new addresses was made on February 24th. The County experienced a disruption as a result of having not moved to the new addresses provided. Altice again provided configuration information to the County as soon as the County notified Altice in early March that it had not switched to the new Static IP addresses.

Rates & Services

Altice's rates and services are competitive nationally with other cable and internet providers. Increases are primarily driven by the rising cost of securing programming – including sports and broadcast channels, and the increases represent just a fraction of the Company's escalating costs. Altice has strived to keep cable service rates down, and to provide value to customers through its bundling and other current offers.⁶ In addition, Altice provides affordable Internet for low-income families through *Altice Advantage*,⁷ and participates in the FCC's *Emergency Broadband Benefit*, which provides relief up to \$50 off the monthly cost of Internet for qualified subscribers, many of whom were negatively impacted by the Pandemic.⁸

New Upload Speeds

We take this opportunity to clarify any concern or misconception about the changes in upload speeds being offered by Altice to new customers. First, Altice's new upload speeds are more than adequate to support typical residential and small business connectivity needs, and are consistent with industry standards. Specifically, the new upload speeds support video conference calls for remote work or learning as well as streaming video from Netflix, Hulu and other over-the-top video providers. In short, the changes should not result in degradation of broadband performance or functionality for typical residential or small business uses of broadband.

Second, the upload speed changes will not impact existing customers who do not make a change to their current broadband service. Rather, the new upload speeds are applicable to new customers and existing customers who elect to make changes to their broadband service. For all such customers, and consistent with applicable law, Altice discloses download and upload speeds at or before the point of sale through all sales channels and through customer service.

Incompatible Modems

Altice has developed business rules and guidance for sales and Care agents and field service technicians designed to ensure that customers are provided with appropriate equipment

⁶ <https://www.suddenlink.com/>

⁷ <https://www.alticeadvantageinternet.com/qualify>

⁸ <https://www.suddenlink.com/emergency-broadband>

capable of achieving the maximum speeds for the subscriber's level of Internet service.⁹ Altice has sent notices to benefiting subscribers at the time of the complimentary speed increases informing them of their new Internet speed and advising them that they may need a new modem to maximize the faster speed available. However, despite the notice, Altice became aware that some subscribers were not getting the full benefit of their upgraded speeds because they never swapped out their older modems as directed. For this reason, Altice launched a CPE Mismatch project in July 2017 to target these subscribers with messages reminding them to upgrade their modems in order to take advantage of their faster Internet speeds.

Altice subscribers were provided a variety of options to upgrade their modems, including picking up a new modem at an Altice retail office or arranging for a modem to be shipped directly to them. However, Altice has no control over whether subscribers declined or failed to take advantage of these notices to upgrade their equipment to ensure they receive the proper Internet speeds associated with their packages.

More recently, Altice proactively shipped modems to customers who received free speed increases in connection with certain market upgrades to avoid the creation of additional mismatches. To the extent that the customers required an upgraded modem to achieve that new speed, it was shipped along with instructions. Altice continues to evaluate the need for modem upgrades and proactively ships equipment once that need is identified.

Conclusion

We hope the above information has been helpful and responsive to your concerns, and we'd be pleased to meet with you to discuss any additional concerns. While Altice maintains that we are meeting the regulatory standards under applicable law, we will always strive to improve customer satisfaction and respond to the needs of the Communities. Altice is committed to continue working with you in a cooperative manner to address issues of concern.

My colleagues and I are available to answer any further questions at your convenience. Please feel free to contact Brad Ayers at (347) 527-3424 or by email at Bradley.Ayers@AlticeUSA.com, or Sohrab Shahandeh at (979) 218-2193 or by email at Sohrab.Shahandeh@AlticeUSA.com to arrange a time to discuss this matter further.

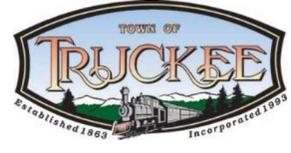
Sincerely,



Robert Hoch

CC: Michel B. Pierce, Sr. Analyst, CPUC
Jim Campbell, Vice President, Government Affairs, Altice USA
Bradley Ayers, Senior Director, Government Affairs, Altice USA
Sohrab Shahandeh, Director, Government Affairs, Altice USA

⁹ This does not include subscribers who elect to use their own modems.



July 9, 2021

Altice USA/Suddenlink

Attn: Dexter Goei, Chief Executive Officer, Dexter.Goei@AlticeUSA.com

Hakim Boubazine, President of Telecommunications & Chief Operating Officer;

Hakim.Boubazine@AlticeUSA.com

Brad Ayers, Senior Director of Government Affairs; Bradley.Ayers@AlticeUSA.com

Robert Hoch, Senior Counsel, Government Affairs; Robert.Hoch@AlticeUSA.com

Re: REQUEST FOR FURTHER ACTION TO ADDRESS SERVICE SHORTFALLS

Dear Messrs. Goei, Boubazine, Ayers and Hoch:

The Counties of Mono, Placer and Nevada, and the Towns of Mammoth Lakes and Truckee, in the Sierra Nevada region of California, collectively write this letter to summarize issues related to Altice/Suddenlink's ("Suddenlink") broadband service in our region which require attention and resolution. Each of these issues has been discussed between our agencies' staff and representatives of Suddenlink over the past 4-5 years, including most recently in online meetings organized by the County of Placer and attended by representatives of the California Public Utilities Commission (CPUC) and Suddenlink.

We appreciate the time that Suddenlink representatives have spent listening to and attempting to address service and infrastructure issues, but believe that it is important to memorialize our concerns in writing, with background where possible, and to also share this information with State of California representatives responsible for regulating and legislating broadband service so that solutions can be identified and implemented. The issues we seek to have resolved can generally be broken down into two categories: customer service and infrastructure.

1. CUSTOMER SERVICE ISSUES

- **No Customer Service Standards:** Staff from all five agencies have been requesting copies of Suddenlink's customer service standards for more than four years and have not yet received them. Customer service standards are required under California's Digital Infrastructure and Video Competition Act of 2006 (DIVCA) of all franchised providers and should have been provided at the time the state franchise was issued. (Cal. Pub. Util. Code § 5900 and Cal. Gov. Code § 53055).
- **Inadequate call center – lack of knowledge over local circumstances:** Suddenlink customers in our region experience significant issues when calling the customer service center which has been centralized, rather than having local representatives. The result is long wait times

before being able to speak to a representative who typically lacks awareness of the local network environment and generally is unable to assist. Many customers complain of rude customer service technicians.

- Inadequate capacity to provide on-site service: Suddenlink reduced the number of technicians in the field and stratified teams based on knowledge or capacity. As a result, customers experience long lead-times (sometimes as long as two weeks) for issues requiring in-person support. Often when technicians do arrive, they are incapable of resolving customer issues, frequently pointing to larger or more systemic outside plant issues which require support from a different SuddenLink team (requiring another long wait).
- Failure to appear when scheduled: Customers regularly report that Suddenlink provides large time windows (sometimes up to 8 hours in length) during which their techs may arrive. Despite customers arranging their day around the need to meet a tech, often the tech will not arrive. This can happen multiple times, resulting in significant inconvenience and frustration for the customer and a longer wait time for an issue to be fixed.
- Lack of in-person Customer Service Centers: Suddenlink made the decision to close Customer Service Centers in Mammoth Lakes and Bishop which were used by individuals to receive equipment and make payments – this was particularly important for low-income customers who often do not have access to credit or online banking. Though the Bishop Customer Care Center has re-opened, the Mammoth Lakes branch remains closed requiring a 90-120-mile round-trip (depending on where the customer lives) drive to Bishop for Mono County residents.
- Rate increases: Despite all of the issues identified above, Suddenlink continues to increase rates. The company offers low rates to get new customers in the door, then raises them annually unless/until the customer complains. Despite the raised rates, little investment is being made back into the local network, technicians, or customer care creating a cascading set of issues.
- Inability to deliver on Service Level Agreement (SLA) for business customers: Business owners are encouraged or required to sign up for a commercial Suddenlink account in order to access appropriate plans and have assurances tied to a Service Level Agreement. However, Suddenlink is unable to comply with its own obligations under the SLA which, among other things, provides for same-day resolution of issues. Many businesses complain of having to wait more than a full day for issue resolution, resulting in loss of sales and other financial impacts. There is no remediation by Suddenlink for these damages.
- Proposed reduction in upload speed. The agencies have also recently become aware Altice may be considering cutting upload speeds for Suddenlink cable internet plans. We sincerely hope that this news has been mis-reported by the media. (See https://www.cnet.com/cdn.ampproject.org/v/s/www.cnet.com/google-amp/news/altice-plans-to-cut-upload-speeds-for-its-optimum-and-suddenlink-cable-internet-plans/?amp_gsa=1&_js_v=a6&usqp=mq331AQIKAGwASCAAgM%3D#ampshare=https%3A%2F%2Fwww.cnet.com%2Fhome%2Finternet%2Faltice-plans-to-cut-upload-speeds-for-its-optimum-and-suddenlink-cable-internet-plans%2F)

2. INFRASTRUCTURE ISSUES

- Failure to deal with system-wide issues: Rather than invest in the network and perform necessary work that would resolve system-wide issues for the longer term and otherwise improve the network, it is common for quick and inexpensive fixes (“band-aid solutions”) to be made. This results in the same issue recurring and requiring additional time and expense, or pushing that issue from one household or neighborhood to another, causing more issues down the line.
- Substandard repairs: Repairs are often made in a poor/sub-standard manner leaving them susceptible to future impacts and issues. Examples include the placement of temporary lines to alleviate an issue which are left in place for months or years rather than days or weeks. In places where underground lines exist, often Suddenlink technicians will simply lay new lines on top of the ground and leave them exposed resulting in various customer and environmental issues. Customers complain of the wrong modems or other customer premise equipment being deployed resulting in lack of capacity or poor performance.
- Lesser service than what the customer pays for: Although the infrastructure exists in Mono County and Mammoth Lakes for “Gigabit” Internet service (i.e. service at a speed of 1,000 megabits per second [mbps]), some customers in those areas are receiving 15-25% of what they pay for in a circuit. Most customers who purchase 400mbps circuits barely receive 100mbps, while Gigabit customers rarely see much better than 400mbps.
- Network congestion: As a result of the issues mentioned above (including Suddenlink’s unwillingness to upgrade electronics or perform necessary node splits), certain neighborhoods experience significant network congestion issues. While these issues have existed for quite some time, they have been exacerbated during the COVID-19 pandemic when more people worked from home and placed a heavier demand on the network (due to video conferencing, etc.).
- Aging infrastructure: Network electronics and copper plant are aging/degrading resulting in a higher frequency and severity of network outages, as well as service quality issues.

We would like to emphasize that our organizations have worked closely (and effectively) with Suddenlink in the past. We have endeavored to treat Suddenlink as a partner, and Mono County and the Town of Mammoth Lakes in particular have been appreciative of Suddenlink’s substantial investment to bring Gigabit service to our communities. However, our continued efforts to work with Suddenlink have been frustrated by a lack of local staff, Suddenlink’s unwillingness to commit to specific steps to improve its service or to provide a specific timetable for improvements, Suddenlink’s failure to provide basic information such as customer service standards, and the ongoing volume of complaints received from the public regarding Suddenlink’s customer service. In Mono County, these issues are so pervasive and severe that they were the subject of a 2021 Grand Jury Report.

By copy of this letter, we are urging the California Public Utilities Commission to explore using its regulatory authority to compel Suddenlink to improve its service and our State Legislators to investigate legislative fixes. For example, the CPUC could issue an order requiring Suddenlink to establish customer service standards, which is required of all state video franchisees under current law. The CPUC could also convene hearings on Suddenlink’s compliance with its state franchise, seeking testimony from

members of the public regarding their experiences with Suddenlink and conducting its own inquiry regarding compliance. Likewise, our State Assembly Members and Senators could explore legislation with specific service standards and substantial enforcement tools for use by local governments and the public generally. We hope that our State leaders will consider taking these or other steps, in order to protect customers and assure Californians' access to safe and reliable utility infrastructure and services.

Thank you in advance for your attention to these significant issues and please also look for additional materials to be sent individually by customers and agencies within our jurisdictions further outlining individual experiences.

Sincerely,



[Robert M. Weygandt \(Jul 8, 2021 15:22 PDT\)](#)

Robert Weygandt, Chair
Placer County Board of Supervisors



[Jennifer Kreitz \(Jul 8, 2021 16:58 PDT\)](#)

Jennifer Kreitz, Chair
Mono County Board of Supervisors



[Dan Miller \(Jul 9, 2021 07:03 EDT\)](#)

Dan Miller, Chair
Nevada County Board of Supervisors



[Bill Sauser \(Jul 9, 2021 11:16 PDT\)](#)

Bill Sauser, Mayor
Town of Mammoth Lakes



[Anna Klovstad \(Jul 8, 2021 22:19 CDT\)](#)

Anna Klovstad, Mayor
Town of Truckee

Cc: Marybel Batjer, CPUC President
Martha Guzman Aceves, CPUC Commissioner
Genevieve Shiroma, CPUC Commissioner
Clifford Rechtschaffen, CPUC Commissioner
Darcie L. Houck, CPUC Commissioner
Governor Newsom
State Assembly Member Frank Bigelow
State Senator Andreas Borgeas
State Assembly Member Megan Dahle

State Assembly Member Kevin Kiley
State Senator Brian Dahle
State Senator Jim Nielson
Office of the Attorney General, State of California
Graham Knaus, Executive Director, California State Association of Counties (CSAC)
Patrick Blacklock, President, Rural Counties Representatives of California (RCRC)
Matt Chase, Executive Director, National Association of Counties (NACO)
Federal Trade Commission
Federal Communications Commission



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

TIME REQUIRED

SUBJECT

Letter from CalOES Regarding U.S.
Small Business Administration
Economic Disaster Declaration -
Tamarack Fire

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

A letter from CalOES regarding the U.S. Small Business Administration declaring the primary County of Alpine and the contiguous counties of Amador, Calaveras, El Dorado, Mono, and Tuolumne a disaster area as a result of economic impacts caused by the Tamarack Fire.

RECOMMENDED ACTION:

FISCAL IMPACT:

CONTACT NAME: Queenie Barnard

PHONE/EMAIL: 760-932-5534 / qbarnard@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download

[Declaration](#)

History

Time	Who	Approval
8/30/2021 10:31 AM	County Counsel	Yes
9/2/2021 1:37 PM	Finance	Yes
9/2/2021 4:03 PM	County Administrative Office	Yes



August 26, 2021

The Honorable Jennifer Kreitz
Mono County Board of Supervisors
P.O. Box 128
Bridgeport, California 93517

Subject: U.S. Small Business Administration Economic Disaster Declaration

Dear Chairperson Kreitz:

On August 26, 2021, the U.S. Small Business Administration declared the primary County of **Alpine** and the contiguous counties of **Amador, Calaveras, El Dorado, Mono, and Tuolumne** a disaster area. This declaration is a result of economic impacts caused by the Tamarack Fire beginning July 4, 2021, and continuing.

The California Governor's Office of Emergency Services (Cal OES) is providing the enclosed information regarding this declaration. Please inform interested individuals, businesses, and city officials within your county of this declaration and information.

Sincerely,

NICOLE WATANABE
Individual Assistance Program Manager

Enclosure

cc: Mono County Office of Emergency Services



U.S. Small Business Administration (SBA) Declaration SBA #17118- Tamarack Fire

Declaration Information

The following table illustrates the declaration information.

Eligible Primary County/Counties:	Alpine
Eligible Contiguous County/Counties:	Amador, Calaveras, El Dorado, Mono, and Tuolumne
Event:	Tamarack Fire that occurred beginning July 4, 2021, and continuing
Assistance made available by declaration:	SBA Economic Injury Disaster Loans
Application deadline for business economic injury:	May 26, 2022
Who may apply:	Small, non-farm businesses, small agricultural cooperatives, and most private non-profit organizations of any size. Small businesses include those that do business directly with the growers, such as truckers and suppliers of agricultural equipment or services.
How to apply:	Contact SBA at 1-800-659-2955 , or visit SBA's website at: www.sba.gov/disaster , or email disastercustomerservice@sba.gov Hearing impaired individuals may call 1-800-877-8339.



Disaster Field Operations Center West

Release Date: Aug. 26, 2021

Contact: Richard A. Jenkins, (916) 735-1500,
Richard.Jenkins@sba.gov

Release Number: CA 17118-01

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SBA Offers Disaster Assistance to California Small Businesses Economically Impacted by the Tamarack Fire Virtual Recovery Centers to Open Friday, Aug. 27

SACRAMENTO, Calif. – The U.S. Small Business Administration is offering low-interest federal disaster loans for working capital to small businesses economically impacted by the Tamarack Fire that began July 4, 2021, SBA Administrator Isabella Casillas Guzman announced today. SBA acted under its own authority to declare a disaster in response to a request SBA received from Gov. Gavin Newsom’s designated representative, Mark S. Ghilarducci, director of the Governor’s Office of Emergency Services on Aug. 24, 2021.

The disaster declaration makes SBA assistance available in Alpine, Amador, Calaveras, El Dorado, Mono and Tuolumne counties in California; and Douglas County in Nevada.

“SBA is strongly committed to providing the most effective and customer-focused response possible to assist California’s small businesses with federal disaster loans. We will be swift in our efforts to help these small businesses recover from the financial impacts of this disaster,” said Guzman.

In consideration of the public health concerns due to the Coronavirus pandemic, beginning Friday, Aug. 27, SBA will establish a Virtual Business Recovery Center to answer questions about SBA’s disaster loan program, explain the application process and help each individual complete their electronic loan application.

Virtual Business Recovery Center
Monday – Friday (5 days/week)
8 a.m. – 8 p.m. Eastern Time
FOCWAssistance@sba.gov
(800) 659-2955

Center closed on Monday, Sept. 6 for Labor Day

“Small nonfarm businesses, small agricultural cooperatives, small businesses engaged in aquaculture and most private nonprofit organizations of any size may qualify for Economic Injury Disaster Loans of up to \$2 million to help meet financial obligations and operating expenses which could have been met had the disaster not occurred,” said Director Tanya N. Garfield of SBA’s Disaster Field Operations Center-West.

“These loans may be used to pay fixed debts, payroll, accounts payable and other bills that can’t be paid because of the disaster’s impact. Disaster loans can provide vital economic assistance to small businesses to help overcome the temporary loss of revenue they are experiencing,” Garfield added.

Eligibility is based on the financial impact of the disaster only and not on any actual property damage. These loans have an interest rate of 2.88 percent for small businesses and 2 percent for private nonprofit organizations with terms up to 30 years and are restricted to small businesses without the financial ability to offset the adverse impact without hardship.

The San Joaquin Delta College Small Business Development Center is offering free, personalized counseling to help affected businesses in their recovery. Businesses may contact Director Nate McBride by emailing SBDC@deltacollege.edu, or calling (209) 954-5089, or by visiting the SBDC office at 56 South Lincoln Street, Stockton, CA 95203, Monday - Friday from 8 a.m. to 5 p.m.

Applicants may apply online, receive additional disaster assistance information and download applications at <https://disasterloanassistance.sba.gov/>. Applicants may also call SBA’s Customer Service Center at (800) 659-2955 or email disastercustomerservice@sba.gov for more information on SBA disaster assistance. Individuals who are deaf or hard-of-hearing may call (800) 877-8339. Completed applications should be mailed to U.S. Small Business Administration, Processing and Disbursement Center, 14925 Kingsport Road, Fort Worth, TX 76155.

The deadline to apply for economic injury is May 26, 2022.

###

About the U.S. Small Business Administration

The U.S. Small Business Administration makes the American dream of business ownership a reality. As the only go-to resource and voice for small businesses backed by the strength of the federal government, the SBA empowers entrepreneurs and small business owners with the resources and support they need to start, grow or expand their businesses, or recover from a declared disaster. It delivers services through an extensive network of SBA field offices and partnerships with public and private organizations. To learn more, visit www.sba.gov.



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: CAO, Public Health

TIME REQUIRED 30 minutes

**PERSONS
APPEARING
BEFORE THE
BOARD**

Robert C. Lawton, CAO, Bryan
Wheeler, Public Health Director

SUBJECT COVID-19 (Coronavirus) Update

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Update on Countywide response and planning related to the COVID-19 pandemic.

RECOMMENDED ACTION:

None, informational only.

FISCAL IMPACT:

None.

CONTACT NAME: Robert C. Lawton

PHONE/EMAIL: 760-932-5415 / rlawton@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

<p>Click to download</p> <p>No Attachments Available</p>
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History

Time	Who	Approval
8/30/2021 10:29 AM	County Counsel	Yes
8/24/2021 11:07 AM	Finance	Yes
9/2/2021 3:46 PM	County Administrative Office	Yes



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: CAO

TIME REQUIRED 5 minutes

PERSONS APPEARING BEFORE THE BOARD John Craig, Assistant CAO

SUBJECT Ad Hoc Subcommittee for Strategic Planning

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Board Rules of Procedure (Rule 42) authorize the Board to establish ad hoc subcommittees comprised of less than a quorum of the Board to serve a limited or single purpose, for a limited period of time. The County Administrative Office is recommending the establishment of a 2-member ad hoc subcommittee to work on strategic planning.

RECOMMENDED ACTION:

Establish an ad hoc subcommittee comprised of the Chair and Vice-Chair, or such other Board Members as the Board may designate, for the purpose of working on the County's strategic plan update, which subcommittee shall report periodically on its work to the full Board at an agendized meeting and shall be dissolved upon Board adoption of the strategic plan update. Provide any desired direction to staff.

FISCAL IMPACT:

None.

CONTACT NAME: Stacey Simon

PHONE/EMAIL: 1704 / ssimon@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

<p>Click to download</p> <p>No Attachments Available</p>
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History

Time	Who	Approval
9/1/2021 12:08 PM	County Counsel	Yes
9/2/2021 2:11 PM	Finance	Yes
9/2/2021 4:03 PM	County Administrative Office	Yes



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: CAO and Community Development

TIME REQUIRED 30 minutes

**PERSONS
APPEARING
BEFORE THE
BOARD**

Robert C. Lawton, CAO, Wendy Sugimura, Community Development Director

SUBJECT Response to 2020-21 Grand Jury Report on "Workforce Housing Crisis"

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

County response to 2020-21 Grand Jury Report on "Mono County Workforce Housing Crisis."

RECOMMENDED ACTION:

Approve proposed letter.

FISCAL IMPACT:

None.

CONTACT NAME: Stacey Simon

PHONE/EMAIL: 7606483270 / ssimon@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
<input type="checkbox"/> Staff Report re responses to Grand Jury report re workforce housing
<input type="checkbox"/> Cover letter re Grand Jury Report
<input type="checkbox"/> Responses to Grand Jury Report re Workforce Housing

History

Time	Who	Approval
9/2/2021 1:33 PM	County Counsel	Yes
9/2/2021 2:16 PM	Finance	Yes
9/2/2021 3:46 PM	County Administrative Office	Yes

County Counsel
Stacey Simon

Assistant County Counsels
Christian E. Milovich
Anne L. Frievault

Deputy County Counsel
Emily R. Fox

**OFFICE OF THE
COUNTY COUNSEL**
Mono County

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P.O. BOX 2415
MAMMOTH LAKES, CALIFORNIA 93546

Telephone
760-924-1700
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Paralegal
Kevin Moss

To: Board of Supervisors
From: Emily Fox
Date: September 7, 2021
Re: Responses to Grand Jury Report: Workforce Housing Crisis

Recommended Action

Review and approve responses to grand jury report and accompanying cover letter.

Strategic Plan Focus Areas Met

Economic Base Infrastructure Public Safety
 Environmental Sustainability Mono Best Place to Work

Discussion

Mono County received the Grand Jury's report entitled "Workforce Housing Crisis" on June 14, 2021. Pursuant to Penal Code section 933(c), the County must respond to each finding and recommendation in the Grand Jury's report and return such response to the presiding judge no later than 90 days after the Grand Jury submitted the report. As such, the County's responses will be due to the presiding Court by Monday, September 13.

Staff in the Community Development Department and the County Administrator's Office have prepared responses to each of the findings and recommendations, in consultation with other relevant departments and staff. These responses also reflect requested changes and edits suggested at the August 10 workshop before the Board. Staff seeks approval of these responses and the accompanying cover letter for timely transmission to the Court.

If you have any questions regarding this item prior to your meeting, please call me at 760-924-1712.



Jennifer Kreitz ~ District One Rhonda Duggan ~ District Two Bob Gardner ~ District Three
John Peters ~ District Four Stacy Corless ~ District Five

BOARD OF SUPERVISORS COUNTY OF MONO

P.O. BOX 715, BRIDGEPORT, CALIFORNIA 93517
(760) 932-5533 • FAX (760) 932-5531
Scheereen Deadman, Acting Clerk of the Board

September 7, 2021

Mono County Grand Jury
Honorable Judge Mark Magit
Presiding Judge of the Superior Court
100 Thompsons Way
P.O. Box 1037
Mammoth Lakes, California 93546

RE: Response to the Mono County 2020-2021 Grand Jury Reports regarding Workforce Housing and Fiber Internet Connection

Grand Jury Members and Judge Magit:

Please consider this letter and Attachments A and B as the official response to the 2020-2021 Mono County Grand Jury Reports. The Board would like to recognize the efforts of the Grand Jury and thank the Grand Jury for tackling such timely issues. Affordable housing and high-quality internet connectivity are critical issues not only at a local, but at a state-wide level. The County is open to feedback and is always looking for new avenues to address these important problems. The Board would like to take the opportunity in this cover letter to provide some context outside of the formal responses in the enclosures.

Attachment A provides the formal response to the Grand Jury Report “Workforce Housing Crisis.” The Board agrees with the Grand Jury that the availability and production of affordable housing for the employees and residents of Mono County is an ongoing challenge. The Board would like to provide here some background and context for the responses to the findings and recommendations.

First, local government is only a small piece of the housing puzzle. Mono County has explored, and will continue to explore, ways to reduce barriers and incentivize development. However, full implementation of all housing opportunities requires not only that local government enact land use and zoning policies that incentivize housing and to pursue options for publicly-supported and/or operated housing, but also that private landowners and developers propose and construct projects.

In pursuing its contribution, the County anticipates the hiring of a Housing Coordinator and a potentially expanded role for the existing Mono County Housing Authority will help bridge the gap by building relationships with the appropriate stakeholders and utilizing existing and future funding sources. With more staff resources, the County hopes to be able to pursue more innovative housing projects, such as partnerships with private developers, state and federal funding, and other opportunities that will result in increased workforce housing.

The path to addressing the housing crisis will need to be a collective effort. The County is dedicated to doing its part by exploring the full range of potential options, but also understands the vital roles of community engagement, private property-owners and developers and statewide policy.

Attachment B provides the formal responses to the Grand Jury Report “Fiber Internet Connection as Essential Infrastructure in Mono County.” Mono County appreciates the Grand Jury’s inquiry into, and in-depth

consideration of the topic of broadband and the findings and recommendations. At the most fundamental level, Mono County agrees that high-quality broadband is an essential service which should be afforded to the residents and businesses in the County. Among other things, the effects of the COVID-19 pandemic have highlighted the critical importance of reliable, high-quality broadband service for everyday life.

As the Grand Jury may or may not know, Mono County has made a long-standing commitment to broadband. This began in earnest in 2009 with the commitment of resources to the Digital 395 project, including the assignment of Nate Greenberg to serve as a project manager to ensure the County's interest in the effort. Since that time, Mono County has worked tirelessly to leverage Digital 395 for the unique opportunity it has provided this region. This work has included extensive legislative and policy work at the State and Federal levels by County officials and staff – most recently Supervisor John Peters' work resulting in over \$6 billion being allocated for broadband infrastructure in California and Supervisor Corless' work with the Rural County Representatives of California (RCRC) to put forward an innovative solution for addressing broadband issues in rural communities. The County also regularly reviews and re-tools local policies and practices to streamline broadband deployment, and coordinates closely with service providers ultimately responsible for building and delivering last-mile connections. Today, the result of those efforts is evident with more than 90% of the households in Mono County having access to Gigabit internet – a level that is not realized in virtually any other County across the nation.

This is not to say that there are not issues which still require attention, nor that the County's work around broadband is done. As the Grand Jury's report astutely points out, today there exists a mixture of service quality problems, access challenges, and general lack of awareness around broadband. While not all of these items are within the direct purview of Mono County, broadband remains a Strategic Priority for Mono County and as such it receives the same attention as any other regulated utility. We are continuing to dedicate time and staff resources toward leveraging the full potential of Digital 395 including targeted work on current challenges and coordination around broadband expansion.

While the comments included in the enclosed response to the Grand Jury report are aimed solely at the findings and recommendations offered, the County felt it necessary to also react at a higher level. The months ahead provide a unique set of opportunities with regard to broadband with new, unique legislation and funding aimed to help continue to close the "Digital Divide" throughout the State and country. Mono County is positioned to react to and leverage these opportunities fully and looks forward to continuing our work in this critical area.

Again, the Board wishes to thank the Grand Jury for taking on such critical issues. The County looks forward to continuing to pursue solutions and advocacy around these issues in an effort to improve both affordable housing and internet connectivity in Mono County.

Enclosures:

Attachment A: "Responses to Final Report: Workforce Housing Crisis"

Attachment B: "Responses to Final Report: Fiber Internet Connection as Essential Infrastructure in Mono County"



Response to Final Report: Workforce Housing Crisis

Findings:

F1-C: The county administration has been advertising for a Housing Coordinator position for a significant period of time and has not been able to fill it; as a result the county has no designated specialist to oversee the housing needs.

Response to F1-C:

The Board agrees with the finding. The revised advertising plan is to hire a professional consultant to create a brochure and advertise the position nationally.

Implementation of F1-C:

The consultant has been hired, the position has been readvertised and the process for filling the position is underway.

Timeline for Implementation of F1-C:

Administration anticipates having an employee in this position prior to the end of 2021.

F2-C: The county's housing element of the general plan - designed to give the state specific analytical information, is updated to the state annually on the state's prescribed form by the required deadline of April 1. However, there is no detailed annual reporting to the Mono County Board of Supervisors on any specific goals and timelines that are not being met or need to be modified or changed. As a result there is minimal ongoing accountability to and by the Board of Supervisors and that can affect actions.

Response to F2-C:

The Board agrees with the finding. Numbers from the Annual Progress Report, along with building permit data and a report on the status of County funding and programs, is reported during the annual Housing Authority meeting. The Housing Authority is comprised of the same members as the Board of Supervisors. However, there is interest in more regular reporting on programs and timelines.

Implementation of F2-C:

The Board has requested that staff report on housing programs and progress on a quarterly basis going forward.

Timeline for Implementation of F2-C:

The first quarterly report will take place by the end of 2021.

F3-C(a): The county's housing element states that there is plenty of land within the county for housing. One of the bigger barriers to developing below market rate (BMR) housing (rental or purchased housing units whose market rate cost must be subsidized if low income wage earners are to afford them) is an attitude that it may be acceptable for the county to support the development of housing for those who need it but it shouldn't be developed in one's own neighborhood, also known as NIMBY.

Response to F3-C(a):



The Board agrees in part with the finding. The County’s Housing Element does identify land within the county for housing. The suggestion of the role of Not In My BackYard (NIMBY) attitudes is unclear in this finding and the Board therefore disagrees with it. Public input is required by state law to process development projects and California Environmental Quality Act (CEQA) documents, and members of the public may make any statements they wish. The County cannot dictate content or censure comments. Public input is taken seriously, which is the obligation of a democratic government, and an effort is made to address concerns through project modifications. The staff recommendation to adopt or deny a project is based on substance and not NIMBY comments, and staff has recommended approval of all housing projects that have been proposed in the last year, including those with significant community opposition.

Implementation of F3-C(a):

The County will not implement any changes in response to this finding for the reasons stated above in the response to F3-C(a).

Timeline for Implementation of FC-3(a):

None.

F3-C(b): June Lake and Mono Basin, have their own housing elements, however, they contain no specifics of who is responsible for the action plans and there are no timelines. The June Lake Housing Element is reviewed annually, the Mono Basin appears to not have been reviewed since its development in 2012. As a result there is a lack of consistency and accountability.

Response to F3-C(b):

The Board does not agree with the finding. Only one Housing Element exists for the entire county; June Lake and the Mono Basin do not have their own housing elements. These two communities do, however, have their own area plans, which are primarily directed at land use planning. The June Lake Area Plan and Mono Basin Community Plan were citizen-driven planning documents, created out of workshops facilitated by Community Development staff. The plans identify goals and policies for the specific communities on a variety of topics, which may include housing. The primary function of the goals and policies are to inform decision makers during discretionary projects. However, the programs related to housing for these communities are identified in the countywide Housing Element.

Implementation of F3-C(b):

The County will not implement any changes in response to this finding for the reasons stated above in the response to F3-C(b).

Timeline for Implementation of F3-C(b):

None.

F4-C: The first of the four goals listed in the county’s housing element is to “Increase Overall Housing Supply, Consistent with County’s Rural Character.” Multi-family housing, tiny houses and Accessory Dwelling Units (ADUs) may be some of the solutions to the County’s deficiency in workforce housing but they have the potential of changing the rural character. As a result the latter constraint can be self-defeating to the primary goal of increasing housing supply.



Response to F4-C:

The Board agrees in part with the finding. Multi-family housing, tiny houses, and ADUs may provide some solutions to the County’s housing needs, but the Board disagrees that these units necessarily change rural character. The idea of “rural character” is intended to encourage development within and adjacent to existing community areas and structures with rustic design character. The design elements noted in the General Plan generally include references to structures that complement the natural environment and may include measures such as fully shielded and downward directed outdoor lighting, dull finishes (rather than reflective), and dark muted colors found in the immediate surroundings (as opposed to bright colors). Such design measures related to rural character do not typically prevent housing from being constructed.

The issues with tiny homes are related to the California Building Code and construction type, not rural character. Mobile tiny homes are built on a vehicle chassis and are therefore considered vehicles rather than habitable structures subject to the life safety standards of the building code. Under the current definition, residential use of tiny homes on a chassis would be permitted in the same manner as a recreational vehicle (RV), which is limited to a small number of land use designations. Placement of two or more tiny homes (or RVs) on a single parcel triggers the state definition of a mobile home park and jurisdiction by the state Department of Housing and Community Development (HCD). Mono County would then be required to approve a use permit that sets the density of the mobile home park, and then the applicant would be required to receive permit approvals from HCD. In contrast, tiny homes constructed on a permanent foundation are permissible subject to only a building permit and may be constructed in any community.

However, the Board agrees that the term “rural” may imply a mindset that is against the County’s goal to support higher density housing, which is often more affordable by nature. The County intends to schedule a workshop to discuss the “rural character” terminology. In addition, the County supports the increased development of accessory dwelling units (ADUs), as indicated by recent updates to its General Plan ADU chapter (Chapter 16) and development of prescriptive designs for ADUs, which is currently underway. The County is also exploring allowing tiny homes in additional situations, such as one tiny home to provide workforce housing for a business on the same site.

Implementation of F4-C:

The County is planning to explore additional land use designations where RVs (and therefore, tiny homes on a chassis) may be permitted and will schedule a discussion of the term “rural character.”

Timeline for Implementation of F4-C:

Community Development Department staff capacity is currently heavily impacted by maternity/paternity leaves and the department recently completed the annual General Plan Amendment to clean up minor changes. Therefore, a realistic timeframe for a General Plan Amendment to address allowing tiny homes in additional situations is the next approximately annual amendment, likely in one year (by the end of September 2021). The discussion of the term “rural character” will be scheduled by the end of 2021.



F5-C: There are instances in the county where zoning for housing is approved for multi-family residences (MFR) but where single-family residences (SFR) exist and may or may not be in good condition. As a result, existing land space is not being effectively used to improve housing availability.

Response to F5-C:

The Board agrees with the finding. Single-family residences (SFRs) exist on multi-family residential (MFR) land use designations which may not be the maximum permissible density or capacity. Development proposals, however, are the right of the private property owner, subject to County standards and regulations.

Implementation of F5-C:

The County intends to explore options for legally requiring a minimum density or incentivizing additional density on properties intended for multi-family housing.

Timeline for Implementation of F5-C:

A discussion can be held with the Board within six months, by the end of March 2022.

F6-C: The Board of Supervisors has set aside funding for housing. However, there are no instructions as to the use of these funds. As a result there is a lack of clarity as to the county's management of housing funds and their use.

Response to F6-C:

The Board agrees in part with the finding. The finding does not specify which funds, in particular, lack direction for use. The following County funds have been assigned to housing programs, with the following uses:

- *General Fund - \$400,000: Housing Coordinator salary & other costs for housing-related programs, such as legal expenses related to affordable housing matters.*
- *Whole Person Care Grant - \$294,053: Housing Coordinator salary, assist those who are homeless or at risk of homelessness; funding was provided to Mammoth Lakes Housing for rental relief programs.*
- *Sale of June Lake property - \$159,088: Board priorities and other programs that meet housing needs through acquisition, rehabilitation, preservation, or subsidy.*
- *Sale of Mammoth Lakes property (Davison House) for redevelopment as deed-restricted affordable housing – \$20,034.*
- *Ongoing discussions with Benton Tribe regarding sale of two units in Benton to provide affordable tribal housing – not to exceed \$10,000.*
- *Contract with Mammoth Lakes Housing to monitor deed restrictions at various units – not to exceed \$25,000 annually.*
- *Mitigation fees - \$15,081: Funding was only acquired in 2020, intended for housing priorities identified by the Board and other programs that meet housing needs through acquisition, rehabilitation, preservation, or subsidy.*

Community Development Department staff time on Board priorities and housing-related matters, such as applying for grant funding and then implementing programs like the ADU prescriptive design program, greenhouse gas emissions/vehicle miles traveled study CEQA streamlining program, and special district capacity improvement program to support increased



housing density, among others, could have been charged to the housing dollars set aside in the funds above. However, this staff time has instead been funded through the department to preserve the funding intended for the Housing Coordinator and provide funding for coordinated implementation. Similarly, Finance Department staff time to apply for and manage HOME and California Development Block Grant (CDBG) funding, and County Counsel staff to prepare and review purchase and sale agreements, deed restrictions, funding documents and other items, has been supported by departmental budgets rather than utilizing these set aside funds. In general, the Board has maintained flexibility for the use of funds by the future Housing Coordinator and for the salary of this position.

Implementation of F6-C:

The Board will continue to maintain flexibility for use of the funds described in the response to F6-C, but the Board also intends to discuss potential uses for the funds at a future meeting in 2021.

Timeline for Implementation of F6-C:

The Board will discuss uses of funding at a regularly scheduled meeting before the end of the 2021 calendar year.

F7-C: The Board of Supervisors has adopted a comprehensive housing element plan that brings the housing crisis picture into focus and has plans that should be completed by 2027 - the date set by the state in their RHND. Many of the specific action items are labeled as “ongoing.” Target dates have already slipped on some of the items which casts doubt on the county’s ability to meet the goals.

Response to F7-C:

The Board agrees in part with this finding. The Board does not agree with the finding that labeling action items as “ongoing” is an issue or that the ability of the County to meet goals is in doubt (other than for low-income housing). The Board does agree that the target dates have not been met on some of the action items. Items labeled as ongoing are projects that are continuously worked on and/or applied, as relevant development proposals are processed, and have no end date.

The goal of the Housing Element is to meet the Regional Housing Needs Allocation (RHNA), which is reported to the state department of Housing and Community Development (HCD) annually. The most recent report indicates the County is on target to meet RHNA goals except for the low-income housing category, which likely requires a willing developer to deed restrict units to that income level or a public entity to finance, construct and manage such units.

Deed restricted units that would meet the low-income housing category could be developed by 1) the County, 2) another public entity, 3) a developer.

- 1. The County does not currently build housing units, but is continually exploring options to encourage the development of deed restrict units. The County currently offers incentives such as increased density and an exemption from the Housing Mitigation Ordinance fee, but has only received one proposal with a deed restricted unit (which is currently being processed) in the institutional memory of staff.*
- 2. Another public entity, such as a non-profit organization or a Housing Authority, could build deed-restricted units on property it controls. Funding and available land are the*



main barriers; County-owned land is currently being evaluated for the highest and best use, which could be housing, but another public entity would still need to acquire funding to construct and manage the units. The County has limited funding to contribute as the rate of development in Mono County simply does not generate significant numbers. For example, the Housing Mitigation Ordinance fees are one option of ongoing funding and generated a total of \$15,081 in 2020, which is not sufficient to build a housing project in a reasonable period of time. The Housing Coordinator could potentially develop partnerships or capacity to pursue these programs. The work is not appropriate for the Community Development Department due to the regulatory role of the department in processing applications for approval consideration. The CDD must remain objective and not an advocate either for or against proposals.

- 3. While the County can offer incentives and discuss the option with developers, ultimately a private property owner or developer must be willing to provide a deed-restriction. The County has no developers that specialize in affordable housing projects, although staff has inquired with HCD for a list of these developers in the event partnerships could be formed. No information was received from HCD. Staff consistently suggests deed restrictions to developers proposing multiple units which, as previously stated, is typically not received favorably.*

Implementation of F7-C:

The Board will review Housing Element actions and target dates, and provide direction as needed.

Timeline for Implementation of F7-C:

The Board will review Housing Element actions and target dates by the end of 2021.

F8-C: The current 2020 HCD Report to the state updates 2014 goals rather than addressing the 2019 goals to determine progress. As a result the severity of the housing needs may be misstated.

Response to F8-C:

The Board agrees with this finding. The 2020 HCD Report followed the previous reporting template for submittal to the state, but was not modified to reflect the recently adopted 2019-2027 Housing Element goals. However, the Board disagrees with the part of this finding indicating that the severity of housing needs may be misstated. Stated housing needs are based on the RHNA issued for that housing element cycle and census data (including the American Community Survey), and may be supplemented by local data and studies. For the 2019-2027 Housing Element, information from the 2017 Mono County Housing Needs Assessment was incorporated.

Implementation of F8-C:

The Board will review 2019-2027 Housing Element actions and target dates and provide direction as needed.

Timeline for Implementation of F8-C:

The Board will review Housing Element actions and target dates by the end of 2021.



F9-C: The county has some excellent objectives related to rehabilitation of existing properties but did not receive any CDBG funds in 2020 to effect those goals.

Response to F9-C:

The Board agrees with the finding, but would like to provide further explanation. Mono County applied for and received housing rehabilitation funds in the 2013 HOME grant but received no applications to utilize those funds. As a result, the County strategically focused on homebuyer assistance funding, which was in demand and has resulted in the successful utilization of funds. The CDBG and HOME programs are competitive grants, and the County is penalized by becoming less competitive and/or ineligible for future grant rounds if the awarded funding is not spent. Therefore, given the lack of demand demonstrated for rehabilitation, seeking funding for rehabilitation could jeopardize the County's ability to receive homebuyer assistance funding in future Notice of Funding Available (NOFA) rounds. A barrier to use of the funds appears to be that state funds require applicants to be low-income qualified, which severely restricts eligible applicants.

Implementation of F9-C:

The County will continue to evaluate when an application for funds is appropriate.

Timeline for Implementation of F9-C:

Evaluations of applications for funds will be ongoing.

Recommendations:

R1-C: In light of the high priority need for the Housing Coordinator position, the Mono County Civil Grand Jury recommends that the County Board of Supervisors review the current hiring strategy and examine how it is promoting the position, the position description, payscale and any other elements of the position that might influence a potential candidate and expedite any administrative roadblocks. This review should be completed by August 31, 2021 and a candidate hired by December 31, 2021.

Response to R1-C:

The Board agrees with the finding. Administration has reviewed the hiring strategy, promotion, description and pay scale for the position. This has resulted in a revised plan to find a qualified candidate for the position.

Implementation of R1-C:

As noted above, the position is currently being advertised by a national recruiting firm and Administration anticipates meeting the recommendation of the Grand Jury and having an employee on board prior to December 31, 2021.

Timeline for Implementation of R1-C:

The County anticipates filling the Housing Coordinator position by the end of 2021.

R2-C: The Mono County Civil Grand Jury recommends that the County Board of Supervisors work with the County Administrator to revisit the goals and timelines of the housing element of the general plan on an annual basis - at a minimum, starting with a meeting no later than September 30, 2021. The goal of this



process is to recognize any modifications that will be necessary to meet the goals as specified in the general plan.

Response to R2-C:

The Board agrees with the recommendation. The goals and timelines of the Housing Element will be reviewed on an annual basis, with the first review occurring by September 30, 2021.

Implementation of R2-C:

The Board plans to review the goals and timelines in the Housing Element on an annual basis.

Timeline for Implementation of R2-C:

The first annual review will occur by September 30, 2021.

R3-C: Community ownership in the housing plans is a step toward mitigating NIMBY. The Mono County Civil Grand Jury believes that when individual communities take ownership in creating housing plans, the goals are more likely to be achieved. It therefore recommends that the Board of Supervisors direct communities within the county to take responsibility for increasing housing and do the following by December 31, 2021, and annually thereafter and provide funds to accomplish this goal:

- (a) Review the June Lake and Mono Basin Community Housing Plans and include specific responsibilities and timelines for achieving the goals.

Response to R3-C(a):

The Board does not agree with the recommendation. As stated under the Findings, community housing plans do not exist for June Lake or the Mono Basin communities. The required format under California law includes all the communities within the Housing Element.

The County practices community-based planning and therefore communities are engaged in discussions about housing and other land use issues through the Regional Planning Advisory Committees (RPACs). The RPACs and communities have the flexibility to form working groups to address specific issues such as housing, if desired, and individuals may engage with private developers to influence project design. However, communities have no authority to encumber private property or build projects on land owned by others, and therefore cannot take direct responsibility for increasing housing.

Implementation of RC-3(a):

The County will not implement changes in response to R3-C(a) for the reasons stated above, in particular that no separate housing plans exist for June Lake or the Mono Basin.

Timeline for Implementation of RC-3(a):

None.

- (b) All other communities (RPACs) outlined in the county housing element who have not previously developed their own community housing plan are to develop one and include specific



responsibilities and timelines for achieving the goals with the assistance of the County administrators.

Response to R3-C(b):

The Board does not agree with the recommendation for the reasons stated in R3-C(a).

Implementation of R3-C(b):

The County will not implement any changes in response to R3-C(b) for the reasons stated in R3-C(a).

Timeline for Implementation of R3-C(b):

None.

(c) To accomplish community support the County Board of Supervisors is asked to identify those findings by January 31, 2022.

Response to R3-C(c):

The Board does not agree with the recommendation for the reasons stated in R3-C(a).

Implementation of R3-C(c):

The County will not implement any changes in response to R3-C(c) for the reasons stated in R3-C(a).

Timeline for Implementation of R3-C(c):

None.

R4-C: The Mono County Civil Grand Jury recommends the Board of Supervisors encourage development of tiny houses and ADUs by having staff develop several sample pre-approved building plans that meet county codes and have them available to interested parties by December 31, 2021.

Response to R4-C:

The Board agrees with the recommendation. The County is already in the process of implementing prescriptive designs for ADUs. The County has hired a consultant to create prescriptive designs for ADUs. The County is exploring a General Plan amendment to allow one tiny home/RV on Commercial, Mixed Use, and potentially other land use designations in support of workforce housing for a business on site.

Implementation of R4-C:

The County is developing prescriptive designs for ADUs and developing policy language to allow one tiny home/RV in support of workforce housing.

Timeline for Implementation of R4-C:

Completion of prescriptive designs for ADUs is expected by June 2022. The Board will review a General Plan recommendation regarding tiny homes on expanded land use designations within the next year (by the end of September 2022).



R5-C: The Mono County Civil Grand Jury recommends the Board of Supervisors direct staff to identify areas of multi family residential (MFR) zoning that have single family residential (SFR) dwellings in poor condition in order to encourage MFR building in lieu of rehabilitation of the existing SFRs and apply to the state for CDBG funds to accomplish the rehabilitation. Staff to report back to the Board by October 31, 2021.

Response to R5-C:

The Board does not agree with the recommendation. The County does not have right of entry to evaluate conditions of existing structures unless probable cause exists to believe that a violation or public health and safety issues are being investigated and an inspection warrant is issued by the Court. If the conditions are confirmed, the County may “condemn” a building and revoke occupancy rights through legal processes. Beyond health and safety standards, the County does not determine whether living conditions are satisfactory. The County has provided a financial program to encourage rehabilitation of existing units which was not well utilized (see response to F9-C).

Implementation of R5-C:

The Board may consider applying for rehabilitation funds again and would need to consider demand for this funding given grant requirements and the potential impacts to the County’s competitiveness and eligibility for future grant rounds.

Timeline for Implementation of R5-C:

The Board will make a determination regarding re-applying for rehabilitation funds when a future funding opportunity is available.

R6-C: With respect to the Housing Fund, the Mono County Civil Grand Jury recommends that the Board of Supervisors develop a specific plan for the management of the housing fund including priorities, timelines and responsibilities to administer the money designated as the housing fund. The plan to be completed and approved by December 31, 2021.

Response to R6-C:

The Board agrees in part with the recommendation. A plan exists for a significant portion of the housing fund which includes funding the salary of the Housing Coordinator and program development efforts to ensure a collaborative and organized approach. The Board agrees, however, that not all funding has been allocated to specific projects or actions. A plan for the management of housing funds is tasked to the Housing Coordinator, once hired. The Board disagrees with the recommendation to develop a plan by December 31, 2021 because a plan will be developed by and in consultation with the Housing Coordinator, once hired.

Implementation of R6-C:

Once hired, this implementation strategy will be a top priority for the Housing Coordinator.

Timeline for Implementation of R6-C:

The County expects to have filled the Housing Coordinator position by December 31, 2021.



R7-C: The Mono County Civil Grand Jury recommends that the Board of Supervisors direct the County Administrator to develop a long-range funding plan to address the housing crisis. The plan should be developed by January 31, 2022 for consideration by the County Board of Supervisors.

Response to R7-C:

The Board agrees with the recommendation. A long-range funding plan needs to be developed and is necessarily dependent upon the implementation strategy. As explained in the response to F6-C, the County has been meticulous about preserving allocated funding for the Housing Coordinator position so that resources are available to create a comprehensive strategy and integrate with implementation. The Board disagrees that a plan should be developed by January 31, 2022, but rather should be developed by and in consultation with the Housing Coordinator, once hired. Such a plan would be reviewed ahead of the next annual budget approval in June 2022.

Implementation of R7-C:

Both the implementation strategy and funding plan are tasked to the Housing Coordinator. Once this position is filled, expected to be completed by December 31, 2021, this will be a top priority. As the Board of Supervisors approves the annual budget in June of each year, it is anticipated that the long-range funding plan will be approved by the Board of Supervisors at that time.

Timeline for Implementation of R7-C:

The County expects to have someone in the Housing Coordinator position by December 31, 2021. The Board will review long-range funding plans ahead of the approval of the next annual budget in June 2022.

R8-C: The Mono County Civil Grand Jury recommends that the Board of Supervisors direct County Administrator to review and modify goals including target dates in the housing element no later than December 31, 2021, utilizing the most current (2019) housing element goals with the intent to bring as many dates forward as possible. This recommended action to be done in recognition that the need for acting on the housing crisis is now, especially in light of the added pressures of the Mountainview Fire.

Response to R8-C:

The Board agrees in part with this recommendation. The Board agrees the 2019-2027 Housing Element actions and timelines should be reviewed, as stated in F8-C. However, the Board does not agree with modifying the Housing Element, as it does not have the authority to unilaterally do so without completing a process of many months, that includes public input, HCD approval, and a General Plan Amendment. A much more efficient and effective strategy would be to implement the housing actions that will most benefit the local communities separate and apart from the Housing Element. Further, direction to implement Housing Element programs is dependent upon resources and capacity. The Board has already raised the following policy concepts for further consideration: adding housing as a permitted use in the Specific Plan Land Use Designation, adding duplexes as an outright permitted use in certain single family residential designations, considering the ability for multi-family developments to add more ADUs than currently allowed by the State, among other policies. Some of these policy discussions are outside of identified Housing Element actions, but should be pursued regardless, if deemed to be priorities that can make a difference to the housing situation in



Mono County. Finally, regardless of policies, regulations, and standards, the County cannot impose a certain development project on a private property owner. Therefore, a willing private property owner and/or developer is required for any successful project.

Implementation of R8-C:

The Board will review 2019-2027 Housing Element Actions and target dates, and provide direction as needed. The County expects that the Housing Coordinator will explore opportunities for public/private partnerships and other affordable housing advocacy.

Timeline for Implementation of R8-C:

The Board will review Housing Element actions and target dates by the end of 2021. The County expects that the Housing Coordinator position will be filled by December 31, 2021.

R9-C: The Mono County Civil Grand Jury recommends that the Board of Supervisors direct county administration to review and modify goals regarding ways to expedite rehabilitation of existing properties including developing a list of those properties, assigning target dates, developing department objectives where appropriate and assigning a responsible party to manage the rehabilitation goals no later than January 31, 2021.

Response to R9-C:

The Board does not agree with this finding. As stated in R5-C, the County does not have right of entry to private properties except under specific circumstances, nor the authority to determine satisfactory living conditions beyond health and safety requirements. Further the County has provided funding for rehabilitation projects and received little to no interest, as explained in F9-C. The County does not manage private properties, including the condition of those properties.

Implementation of R9-C:

The County will not implement any changes in response to R9-C for the reasons stated above.

Timeline for Implementation of R9-C:

None.



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: CAO

TIME REQUIRED 30 minutes

SUBJECT Mono County Inventory of Land Holdings

PERSONS APPEARING BEFORE THE BOARD

Robert C. Lawton, CAO; Kevin Carunchio, Willdan Public Agency Resources Group

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Transmittal and discussion of a report, Mono County Land Holdings, which reviews County-controlled parcels for opportunities to advance various County policies.

RECOMMENDED ACTION:

- 1) Receive the attached report on Mono County Land Holdings;
- 2) Discuss with staff the report's findings;
- 3) Consider further direction to staff

FISCAL IMPACT:

None noted at this time.

CONTACT NAME: Robert C. Lawton

PHONE/EMAIL: 760-932-5415 / rlawton@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

<p>Click to download</p> <p> Mono County Land Holdings Report</p>

History

Time	Who	Approval
9/2/2021 1:24 PM	County Counsel	Yes
9/2/2021 2:05 PM	Finance	Yes
9/2/2021 3:51 PM	County Administrative Office	Yes

Mono County Land Holdings

A preliminary survey and analysis of undeveloped and under-developed property in which the County of Mono has or *may* have an ownership interest

Submitted to Steve Barwick, Mono County Administrator

By Kevin D. Carunchio, Willdan Public Agency Resources Group

December 16, 2019

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Executive Summary

The County of Mono owns 193 parcels totaling approximately 1,598 acres of land. Of this, 737 acres is currently designated as Open Space with at least 646 acres being subject to conservation easements, and 220 acres having Agriculture land use designations. Considering that an additional 382 acres of land has been disturbed and is, to varying degrees, being actively used for public purposes, there remains about 259 acres of undeveloped land that the County owns and which might be available for additional public purposes, leases, or disposal as surplus property. However, the County's opportunity to use much of its available property may be constrained by encumbrances, land use restrictions, or geographic or environmental considerations.

While none of the County-owned properties appear to present themselves as obvious assets that can be used to immediately address the County's housing needs or economic development goals, the County does own land that *may* be able to be utilized for these objectives with *some effort*, including:

- 13 parcels (15.35 acres) near Bodie State Historic Park that could eventually be acquired by the County and used for land trades;
- 360.61 acres of land in the Mono City area, including a 29.43-acre subdivision currently part of the Conway Ranch Conservation Easement, that might be reconfigured or repurposed for housing as well as used for other agricultural and economic development purposes.
- 65.16 acres of riverfront property (18 parcels) along the Walker River in northern Walker Canyon and southern Antelope Valley that could provide greater recreational amenities and, perhaps, broader economic development or housing value. However, at least 10 of these parcels have Federal Emergency Management Agency (FEMA) related land use restrictions (see Exhibit E) which limit their development potential to, potentially, recreation amenities; a restriction that is further complicated by an RPAC recommendation that any development on these parcels be delayed until 2041. Notwithstanding these challenges, a preliminary review of available property deeds indicates that one 5.65-acre parcel, fronting the highway coming into Walker from Walker Canyon, appears to have no encumbrances and could be used for housing or economic development or sold.
- Numerous parcels on which public facilities are currently located but which may lend themselves to additional beneficial uses including affordable housing infill development (see Exhibit D) and community power aggregation projects (see Table 2).
- At least two (2) parcels in the northern part of the County that might provide agricultural or other economic development or housing opportunities.

Exhibit C identifies 14 select parcels from this jumbled morass which the County may want to consider divesting itself of through sale or exchange; developing, for lease or sale, through a Request For Proposals process; or, using for affordable or private housing development.

Pursuing these and other possible uses for any of the County's land holdings will first require better ascertaining the County's ownership interest in the subject properties, including property rights and encumbrances (and what might be done with, or about them). The value of the property relative to current and foreseeable public use and other community and economic benefits also needs to be established.

To the extent that Mono County appears to own few properties that readily lend themselves to the development of County-sponsored affordable housing, the County may want to consider the following strategies to acquire suitable affordable housing sites:

- As alluded to above, the County could “package” properties for which it has no public purpose and are adjacent to public lands, and pursue land trades with various public agencies for affordable housing sites closer to established communities;
- The County could institute an internal system to review private tax-defaulted properties slated for sale at public auction, looking for parcels that appear be suitable for either affordable housing development or land trades that could result in acquiring land for affordable housing. The County can could then consider objecting to the sale of those properties, and purchase them for the amount of delinquent taxes.
- Identify lands near existing communities managed by Federal land use agencies, or owned by the City of Los Angeles Department of Water and Power, and determine if and how the County might acquire these properties. In the case of LADWP-owned properties, the ability for any proposed development to be served by an existing municipal (not Los Angeles) water sources will be critical.

The observations being presented have been made without the benefit of site visits, title reports, extensive property deed research, or an established Board of Supervisor policy for real property management (other than the actions themselves of previous Board’s to acquire the parcels or approve land use designations and other encumbrances on the properties) and are based on Source Information provided by the County. In this respect, in addition to providing a preliminary analysis, I hope this report will be viewed as an *ideas* document. I readily admit that *I do not know what I do not know*.

This report might serve to at least initiate a policy discussion regarding under what circumstances and for what reasons the County will acquire or divest itself of land, and what it does with the property in the meantime. In addition to pursuing independent ideas for uses of County-owned land along with those presented in this report, the Board of Supervisors may want to consider developing and adopting a County Real Property Management Policy to guide the County’s approach to deciding when to acquire, retain, lease or sell County land holdings.

Methodology & Caveats

This report is based on Source Information contained in a spreadsheet titled CountyOwnedParcels01082019 prepared by the Geographic Information Systems (GIS) staff in the Mono County Information Technology Department and transmitted to the County Administrator by the County Economic Development Director on January 23, 2019. That spreadsheet, incorporated as Exhibit A to this report, includes parcels for which other agencies, such as the Mono County Board of Education and Mono County Superior Court, are identified as the Assessee. For the purposes of this preliminary analysis, I took the spreadsheet at *face value*, and all of the parcels identified on the spreadsheet are assumed to be property in which the County of Mono has at least some ownership interest regardless the agency identified as the Assessee. That being said, with the exception of parcels in the Bodie area, those properties in which the County's ownership is suspect – for which other agencies are identified as the Assessee or which I was told were owned by other entities – generally did not receive extensive attention in this analysis. Determining the exact nature of the County's ownership interest, if any, of the properties identified in Exhibit A is an undertaking that is recommended as a “next step” prior to investing significantly in any effort to consider the highest and best use for any of the parcels.

Using URL links embedded in the Source Information spreadsheet for each parcel, I used the County's Parcel Viewer application to review and gather additional information relevant to each parcel, including: parcel size; street address; community in which the property is located (or near); supervisorial district in which the parcel is located; and, using the application's satellite imagery, making a preliminary assessment of whether the property appears vacant or the extent to which it is developed or disturbed. Thus, the original spreadsheet was modified to include new data fields with this additional parcel information (and is included in this report as Exhibit B, and available electronically in Excel format). Note, that for purposes of determining parcel size, the GIS Calculated Acres has been used as opposed to Assessed Acreage.¹

The analysis presented in this preliminary report are based on sorting the data in the enhanced spreadsheet. The selective observations and ideas presented below are based on a review of satellite imagery and the current or, in some instances possible zoning and land use designations for each parcel, coupled with imagination, and constrained by a final caveat that *I don't know what I don't know*. Again, obtaining title reports and conducting extensive research on deeds and associated property rights and restrictions for each parcel is a strongly recommended “next step” as Mono County begins to consider options for its land holdings.

In finalizing this report, I made an (intentionally non-time sensitive) effort to review the property deeds for select, but not all of the parcels identified in Exhibits A and B; notably those in the Bodie and Walker areas, and various parcels that, initially, showed the greatest potential for being sold, exchanged or developed. I was able to obtain deeds for some but not all of these parcels thanks to the cooperation

¹ Since beginning this project, the County's Parcel Viewer application was updated to version 4.0. In finalizing this report, I noticed that the sizes of parcels previously recorded in the spreadsheet changed. I have attempted to review every parcel again and ensure that the acreage shown on the spreadsheet matches the most current data in Parcel Viewer and take responsibility for any errors in transcription. It is unlikely that any discrepancies in parcel size will materially affect the observations included in this report.

of very responsive staff in the Assessor's and Clerk Recorder's offices. The property deeds I was able to review provided information that allowed this report to be completed with a little more certainty and a little less speculation, at least with respect to the specific parcels for which deeds were readily available. This process is nowhere near complete, and even those parcels for which deeds have been reviewed warrant additional due diligence before any of the forthcoming observations and recommendations are actionable. Therefore, whenever reference is made to information contained in those deeds that were readily available, that information should be assumed to be preliminary and revealing but not absolute.

Finally, as noted in the Executive Summary above, the observations and suggestions made in this report were formulated without the benefit of being able to reference any type of overarching County Real Property Management Policy. Obviously, actions by prior Boards of Supervisors to acquire a parcel or parcels, or approving a specific land use designation, or agreeing to land use restrictions like a conservation easement, represent policy decisions in their own right. The approach taken in preparing this report attempts to balance the need to remain mindful that "there are reasons" past Board's voted to acquire, use or designate County property in the manner they did, and review at least some of the County's landholdings with a fresh set of eyes recognizing that, in some cases, the County's needs and priorities may have changed.

Introduction

“The map is not the territory.”

Alfred Korzybski, Independent Scholar and Pioneer in the Field of General Semantics

“It’s not worth a penny unless you are willing to do something with it.”

Michael S. Conklin, Inyo County Deputy Public Works Director (retired)

The County of Mono owns 193 parcels of land encompassing approximately 1,598 acres. Of this, 737 acres is currently designated as Open Space with at least 646 acres subject to a conservation easement, and 220 acres have Agriculture land use designations, including 176-acres which are tied to a conservation easement. Considering that an additional 382 acres of land has been disturbed and is, to varying degrees, being actively used for public purposes, there remains about 259 acres of undeveloped land that the County appears to own and which might be available for additional public purpose, or disposed of as surplus property. However, the County’s opportunity to use much of this undeveloped, non-Open Space and non-Agriculture property may be constrained by deed encumbrances, other land use restrictions, or geographic or environmental considerations.

In summary, upon initial inspection, there is no parcel in the County’s relatively vast land holdings that lends itself as analogous to a *golden egg* or *silver bullet* for housing needs or diversified economic growth. However, the County owns several parcels, or groups of parcels that – with additional research, shared vision, and a little *elbow grease* – might lend themselves to creative re-use or new development or land trades.

There are 32 parcels, totaling almost 95 acres deemed to be developed and actively used for public purposes, excluding Road Department borrow pits or material sites and transfer station properties discussed below. These public uses consist primarily of current County buildings and park facilities, as well as limited County-owned housing in Benton, Mammoth, June Lake, and Walker.² The County Jail planned at the site of the former Mono General Hospital in Bridgeport (APN 008080007000) is also included in this tally. (This figure also includes is a 0.36-acre parcel (APN 008112001000) at 55 Court Street in Bridgeport, at the junction of Highway 182, with two structures but designated Open Space for airport operations.) As indicated in Exhibit D some of these parcels are not fully developed and might be useable for limited infill development projects in the future (e.g., affordable housing, additional public facilities or workforce housing). However, since most of these parcels are, for all intents and purposes already developed and being utilized for public purposes, they are not otherwise analyzed in significant detail in this report.

There are an additional 10 parcels, totaling over 287 acres of land,³ on which structures are located, or disturbances have occurred for a public purpose. These properties are distinguished from

² Most, but not all of these parcels have a Public and Quasi-Public Facilities (PF) land use designation. However, some County facilities are located on parcels with other land use designations, or no land use designation. For example, the Crowley Lake Road Shop is located on a parcel (APN 060210063000) designated Commercial. Sometimes structures are sometimes built across parcel lines, making the less-used parcel a candidate for infill development.

³ This includes the 11.95 acre “Mammoth Ice Rink” site (APN 035010056000) for which the Mono County Board of Education is identified as the Assessee, but which was included in the Source Information as County-owned property.

those with active public uses described above because, in some cases, an argument could be made that they are possibly underutilized relative to comparatively vast areas of land they occupy. At least initially, they appear to possibly lend themselves to additional development, redevelopment or co-location with other uses. Examples of these underutilized parcels include unimproved land between park facilities; former landfill sites that now house only transfer stations, “abandoned” facilities; and, perhaps, certain properties used by the County Road Department which might have limited development potential. Some of these sites are discussed in the following Selective Observations section. All require further analysis with respect to ground-truthing; land tenure (e.g., Is the property owned in whole or in part by another entity?); planning documents; and, encumbrances and restrictions (e.g., Are the former landfill sites governed by a landfill closure plan or other regulatory orders limiting potential reuse?).

The majority of the County’s land holdings, just over 66% or 1,057 acres, are located in the Third Supervisorial District. These properties are mostly designated as Open Space (approximately 667 acres) and associated with the Conway Ranch Conservation Easement. There are 172 acres that have an Agriculture land use designation and also tied to the Conway Ranch Conservation Easement, and 159 acres that have a Resource Management designation. Slightly more than eight (8) acres are developed with public facilities, including the Mono Lake Cemetery (APN 019150017000) which represents four (4) of the eight (8) acres, and two small residential properties. Another 50 acres of partially disturbed land has a Public Facilities land use designation and appears to be a Road Department borrow pit. An overview of the County’s land holdings by Supervisorial District using similar categories is presented in Table 1 below.

	District 1	District 2	District 3	District 4	District 5
Parcels	1	12	117	61	2 ⁴
Acreage	1.57	115.21	1,056.81	407.51	16.42
% of County Holdings	0.10%	7.21%	66.15%	25.51%	1.03%
Open Space (acres)	0	0	666.97	70.13	0
Agriculture (acres)	0	0	171.74	48.50	0
Mostly Developed⁵ (acres)	1.57	13.05	8.50	66.94	4.47
Partially Developed⁶ (acres)	0	23.42	50.16	215.91	11.95
Development Possibilities⁷ (acres)	0	76.83	***	***	0

Table 1. Mono County land holdings by Supervisorial District

⁴ Both of these parcels were included in the Source Information as County-owned property. However, the Assessee for both parcels is identified as the Mono County Board of Education, making the County’s ownership status unclear and necessitating further research.

⁵ “Mostly Developed” parcels are those that have Public Facilities located on them and are being used for, or have plans to be used for a public purpose.

⁶ “Partially Developed” parcels typically have a Public Facilities & Quasi Public Facilities land use designation and appear to be at least partly disturbed or developed with some sort of public facility. These land holding are distinguished from lands with Public Facilities in the “Mostly Developed” category because, viewed remotely, they appear to be possibly under-utilized and may lend themselves to secondary uses, redevelopment, or infill development described, in part, below.

⁷ “Development Possibilities” parcels included here are limited to those land holdings that are vacant and have a development-friendly land use designation, such as the 76.83 acres (APN 025200031000) in District 2 designated Rural Residential. Districts 3 and 4 include County land holdings (***) that might lend themselves to possible development, described below, if land tenure can be established and land use restrictions modified.

A note regarding Housing Opportunities (and how to create more)

As tasked, this assignment was relatively open-ended: review the list of County-owned property with a fresh set of eyes and identify possible opportunities that *jump out* for possibly using County-owned lands for public, public-private, or private purposes. However, in subsequent, individual conversations with some members of the Board of Supervisors, it became apparent that they hoped this analysis would specifically result in identifying property that could be used to help meet the County's housing needs. Unfortunately for meeting such hopes, a review of the County's land holdings shows – with the possible and limited exception of 76.83 acres of land in Hammil Valley adjacent to Highway 6 and zoned Rural Residential – little of the County's land holdings present an immediate opportunity to develop housing based on current land use designations and deed restrictions as they are understood. (Upon further discussions with staff, the eastern portion of the Hammil Valley Rural Residential parcel may be constrained by habitat and flood considerations.) Described further in the Selective Opportunities section, there are some land holdings that might be manipulated to create sites on which private housing or County-sponsored affordable housing could be developed subject to political appetite and legal and administrative constraints. However, among these possibilities, only one site (the former Sheriff's Sub-Station near Whitmore Hot Springs, APNs 037050008000 and 037050006000, discussed below) is located near the County's largest concentration of jobs – in Mammoth Lakes – and where the County's housing needs are, arguably, most acute.

Some County-owned properties, on which public facilities are currently sited might provide opportunities for limited, infill development of affordable housing in communities across the county, and are described further in Exhibit D. Additionally, Exhibit C includes identification of other County-owned properties, not currently being used for a public purpose, that might be suitable for County-sponsored affordable housing development; sale for development of private housing; or, packaging for land trades with other public agencies to acquire suitable affordable housing sites closer to established communities.

Land Trades

Albeit not necessarily a quick process, and one unlikely to result in acquiring land on an acre-for-acre basis, land trades with other public agencies with land holdings “closer to town” may provide the County with one of its better opportunities for acquiring land for affordable housing near communities where it can best be utilized. Current County-owned parcels which might be good “trade bait” – especially if bundled together in larger packages of land – are described throughout this report and in Exhibit C.

Tax-Defaulted Properties

Tax-defaulted properties may present the County with another means of acquiring property on which to build affordable housing, or for acquiring property which could be traded to public land management agencies for parcels near existing communities on which affordable housing could then be developed. Once tax-defaulted properties are noticed for sale at public auction, Mono County and other public agencies have the ability to object to the sale of those properties at auction, and can follow a process to purchase them in advance of the auction for amount of the delinquent taxes. The County may want to consider assigning staff to establish and maintain communication with the Tax Collector's office to stay abreast of the status tax-defaulted property auctions and review defaulted properties with an eye toward the County acquiring them for housing or land trades for housing.

Selective Observations

Offering suggestions for potential uses for every one of the 193 parcels in which the County of Mono appears to have at least some ownership interest is beyond the scope of this preliminary report. However, certain parcels, or groups of parcels in specific geographic areas lend themselves to immediate speculation, and those observations are presented here. The thoughts expressed herein with regard to land use opportunities are, certainly, not exhaustive; the possibilities are limited only by willingness and wariness, creativity and enthusiasm or, in some cases, existing agreements, deed restrictions or environmental considerations that might not be possible to overcome.

Bodie = Land Trade?

The Source Information shows the County's owns 13 parcels, totaling 15.35 acres, around Bodie State Historic Park (Maps 1, 2, & 3). Most of these parcels are small and irregularly shaped ranging from 0.01 to 0.46 acres. However, one (1) parcel is 13.55 acres. With the exception of four (4) parcels, including the largest (13.55-acre) parcel, which have a Resource Management land use designation, all of the other parcels have a Bodie land use designation; a designation which does not appear to be identified or defined in the current Land Use Designation section of the Mono County General Plan.

However, the Source Information also indicates that the Assessee for these parcels is the County of Mono – Superior Court. This suggests that the parcels might be in Court receivership; it is a mystery that has, apparently, lingered through the years. Current and former staff, as well as Court employees contacted during the initial preparation of this report did not know the reason for the Superior Court's involvement in these parcels. The former Mono County Counsel indicated that, at one time, his office started to work on the matter but could not recall its disposition. The County Counsel's Office is currently in the process of attempting to locate the associated file on this subject and resume its research.

The Assessor, who was contacted for help in locating deeds for select properties, including the Bodie parcels, offered what comes closest to a definitive explanation of the Superior Court's association with the Bodie lots. Mr. Beck indicated that, to the best of his office's knowledge, the parcels in the Bodie area are unclaimed land grant parcels being held by the Mono County Superior Court.

The lands surrounding the County's or, more likely the Court's holdings in the Bodie area are managed by the State Department of Parks and Recreation and Federal Bureau of Land Management. If the reasons for the Superior Court's involvement with these parcels can be confirmed, and if a process for the Court to divest itself of unclaimed land grants (it has held for years) can be identified, it seems reasonable that the County might be able, and want to acquire these parcels for the purpose of pursuing a land trade or trades with the BLM or other agencies. Toward this end, I have asked the County Counsel's office to determine if any process exists for the Court to divest itself of unclaimed land grants. Similar to the process for selling tax-defaulted properties, it seems reasonable that there might exist some mechanism for the Court – which is the branch of government arguably least suited to “own” or manage property on a long-term basis – to make these parcels available to other agencies or the public.

If the County wants and is able to acquire these properties, it is important to recognize that most land exchanges occur on a “value-to-value” basis (as opposed to “acre-to-acre”) meaning, for the sake of thinking about it, the County might hope to acquire between one (1) and five (5) acres of land near one of its existing (inhabited) communities to pursue housing or economic development opportunities if a land trade proves feasible. Of course, if the County were to bundle other County-owned surplus properties along with any Bodie parcels it may be able to acquire, its trade prospects for obtaining land on which to develop affordable housing or some other public purpose would likely markedly improve.

Alternately, if the Court can be extricated from its apparent interest in the Bodie properties, and if that process involves Mono County acquiring the parcels, the County may wish to evaluate selling the parcels. Or, if the reasons for its Resource Management designation can be identified and do not present insurmountable issues, the County might want to consider using a Request For Proposals process to determine interest in developing the 13.55-acre parcel as an RV park or lodging facility given the parcel’s proximity to Bodie State Historic Park.

Next Steps

If the County is interested in pursuing the idea of acquiring the Bodie parcels for pursuing a land trade or some other use for its Bodie parcels:

1. Confirm the Mono County Superior Court’s relationship to the Bodie properties (i.e., is it holding unclaimed land grants?), and determine if there is an established process for the Court to divest itself of these parcels.
2. If there is a mechanism for, and the Court is willing to divest itself of the properties, and if Mono County is among the parties that could acquire the properties, determine through public deliberation if the County should attempt to acquire the property, and what the thresholds for such an effort might be. For example, if the parcels could be acquired by BLM or State Parks directly from the Court, should the County attempt to acquire the parcels for the purpose of then trading the property to the BLM or State Parks for affordable housing locations elsewhere in the County?
3. If the County is able and decides to acquire the parcels, have the parcels appraised.
4. Evaluate highest and best means of disposal including land trades, sale through auction or sealed bid, or development through an RFP.

County Transfer Station & Borrow Pit Sites = Community Power Aggregation Projects?

The County owns several relatively large parcels that are currently used as transfer station sites. To the extent that these properties are larger than required for their current use, and are therefore arguably underutilized, the County might want to consider evaluating these parcels for co-locating community power aggregation projects. These properties are summarized in Table 2.

Community	Address	Acreage	Description
Benton	92 Christie Lane	10.00	Benton Transfer Station
Bridgeport	50 Garbage Pit Road	37.61	Bridgeport Transfer Station
Chalfant	500 Locust Street	10.07	Chalfant Transfer Station
Walker	280 Offal Road	41.81	Walker Transfer Station

Table 2. County-owned transfer station sites near existing communities

Some of these parcels are likely to be former landfill sites given the high ratio of overall property to the area currently being used; their proximity to communities; and, their current use as transfer stations. If so, as a closed landfill, the property will be subject to landfill closure requirements – possibly in the form of landfill closure plans – which could constrain other uses for the property. Renewable energy generation projects, capable of supplying power to neighboring communities or facilities, are one use that might be permissible, or at least worth advocating for.

This same co-location concept could be applied to the County-owned borrow pit sites (at least to those portions which have already been excavated and reclaimed). The County owns borrow pits near Lee Vining (50.16 acres; APN 021130045000) and Sonora Junction (85.78 acres; APN 006120010000). (The County also owns two adjacent parcels in Coleville and Topaz and discussed below, designated Agriculture 10, which are believed to have been used as a borrow pit by the prior owner, but are not currently used as a material site by the Road Department.) However, in addition to being more-or-less continuously used by the Road Department, and governed by reclamation plans, the County-owned borrow pits – excluding the Coleville and Topaz properties – are located further away from existing communities than the transfer station sites; possibly making them somewhat less attractive for this combined use.⁸

Next Steps

If the County is interested in exploring the concept of co-locating community power aggregation projects on these sites:

1. Review any plans (such a landfill closure plans and borrow pit reclamation plans) and similar requirements that may exist for each parcel, and determine if they permit or could be modified to allow energy generation projects.
2. Explore Board of Supervisors’ and communities’ interest in exploring concurrent or other uses for these parcels.
3. If there is interest in possibly using the property for community power aggregation purposes, conduct a feasibility analyses for locating various renewable energy technologies on the sites, and become familiar with the community power aggregation process.

⁸ The Road Department will always require access to materials for road maintenance and the suggestion of co-locating other projects, like a renewable energy facility, at County-owned borrow pits or material sites might not be met with enthusiasm. However, it is possible and not unusual to lease material sites from other agencies like the BLM or LADWP. Some of the County-owned borrow pits might have higher and better uses for the County, possibly including land trades, if other nearby material sites can be accessed.

Former Sheriff's Sub-Station = Affordable Housing?

The County owns two adjacent parcels (APN 037050008000 and APN 037050006000) south of the junction of Highway 395 and Highway 203 totaling 3.35 acres (Maps 4 & 5) that served as the former Whitmore Hot Springs Sheriff's Sub-Station. Conversations with staff familiar with the property indicate that it is currently used by a dog sled club and, more importantly, does not have a potable water supply. The seminal issue associated with considering any use for these parcels is determining if the County owns the associated water rights. Some current and former staff have equivocally stated the County does not have water rights for the parcels. However, the property deeds, that could answer the water rights question, for these parcels could not be located during an initial search. Furthermore, there is a well on the property which appears to be functioning but not producing potable water. And, a former Mono County Community Development Director is said to have firmly believed the County, indeed, has water rights on the property.

These parcels may present the County with its best immediate opportunity to develop low-income or workforce housing close to Mammoth Lakes. Again, among many considerations, determining if the parcels have water rights or affordable access to potable water, takes precedence. Given that the land surrounding the parcels is owned by the City of Los Angeles Department of Water & Power, it is possible that the City deeded the parcels to the County but reserved its water rights. If it is revealed that the property does not have water rights, it might be possible to purchase water (as opposed to water rights) to develop the property from the LADWP; from the Ormat geothermal power plant (located about a mile away); or, from the Mammoth Community Water District whose treatment facility is approximately 3-miles away. However, the cost of constructing a conveyance system from Ormat or the District could prove prohibitive. (It might also be interesting and beneficial to explore the provenance of the County road adjacent to the parcel and determine if it happens to provide water rights.)

Although relatively small, the combined parcels could easily accommodate at least 24-units, which is the minimum number of units typically deemed feasible for a project by many affordable housing developers (with 60-units – which the properties might accommodate – being considered the “ideal minimum”). If water can be secured for the project, developers building other affordable housing projects nearby might be willing to take on this relatively small project without additional mobilization costs.

If the parcels are without water rights and water cannot be procured, the County may want to consider divesting itself of the property through sealed bid, RFP or other means provided in State law (discussed below). Ultimately, what to do with this, or any publicly-owned property should be influenced by its current or foreseeable public purpose, the value of the land, potential economic opportunities and community needs. Developing a County Real Property Management Policy (also discussed below) is one means of guiding this deliberative process.

Next Steps

If the County is interested in pursuing the possibility of developing these parcels for housing or otherwise divesting itself of the property:

1. Obtain a title report and locate and review the deeds for the parcels to determine the County's property rights, including water rights, and any encumbrances on the property.

2. If water rights have been reserved, explore the feasibility and cost of obtaining and conveying water from a nearby property owner or MCWD.
3. Review the lease or other agreements the County has with current tenants.
4. Possessing these facts, seek community input regarding potential uses for the property.
5. Appraise the parcels.
6. Evaluate foreseeable public purposes for the property as well as methods of possible disposal including land trades, sale through public auction or sealed bid, or development through an RFP.

Mono City = Housing +

The County's owns a significant amount of property, comprised of 111 parcels, totaling 1,002.22 acres, in and around Mono City (Map 6). This includes a 171.74-acre parcel west of Highway 395 with an Agriculture land use designation (Map 7); a 159.44-acre parcel about 15 miles east on Highway 167 with a Resource Management land use designation; and, 108 parcels totaling 667.97 acres of designated Open Space that make-up the Conway Ranch Conservation Easement (Map 8).⁹

County staff is intimately familiar with the history and intricacies and constraints of the Conway Ranch Conservation Easement. Its knowledge far outstrips that used in the consideration and preparation of this report, which is admittedly limited to knowing the observations being made here are likely to be controversial (to put it mildly) any may prove politically infeasible and legally challenging. That being said, a striking feature of the Conservation Easement is that it includes a 29.43 acre sub-division – with paved streets and likely (at least at one time) utility infrastructure – consisting of 101 parcels ranging in size from 0.27 acres to 0.45 acres (Map 9).¹⁰ If these subdivided parcels can be removed from the Conservation Easement, they could provide the County with a ready-made housing opportunity.

Again, without knowing the intricacies and limitations of, and avenues for changing the Conservation Easement and related agreements, it seems that there may be two relatively-reasonable means of possibly separating these parcels from the Easement. One is to propose to trade the 29.43 acres of subdivided parcels currently in the Conservation Easement for the 159.44-acre Resource Management parcel (APN 013240003000) and/or other County land holdings with conservation values. (The 171.74-acre Agriculture parcel, APN 019100008000, is said to be associated with the Conway Ranch Conservation Easement and, therefore, not available for a potential trade.) Alternately, it might be possible to explore re-purchasing the 29.43 acres.

For the sake of discussion, assume the total value of the Conservation Easement (including funds used to originally purchase the property as well as any proceeds from sale of the Easement) is hypothetically \$10 million. The 29.43 acres represents 4.40% to 4.55% of the entire Conservation Easement (see footnote 9) and 4.5% of \$10 million is \$450,000. The cost for re-purchasing the 29.43-acres would be \$15,290.52 per acre; or, divided equally among 100 parcels, \$4,500 per parcel. The County could

⁹ A Conservation Easement Map for the Conway and Mattily Ranches Conservation Easement Property indicates the Easement consists of 646 acres. A tally of the parcels believed to comprise the Conservation Easement in the Source Information suggests the area is 667.97 acres. For the purposes of this report, no attempt has been made to reconcile this discrepancy.

¹⁰ Of the 101 subdivision parcels, there is one (1) 0.07-acre triangular-shaped parcel (APN 019200050000) near the entrance subdivision that is excluded from the housing scheme described here.

entertain selling the parcels at public auction or via sealed bid, and recover its costs, with a minimum bid of \$4,500. To avoid real estate speculation, the County might be able to require the property be held in escrow until the purchaser obtained all entitlements to build, or constructed and occupied a house on their parcel. Selling 100 residential parcels, ranging from 0.27 acres to 0.46 acres, for the hypothetical minimum price of \$4,500 would create truly *affordable*, private housing close to the geographic center of the county and a reasonable commute to job centers north and south.

Recognizing the challenges inherent in the aforementioned proposition, two other observations can be made regarding the County's land holdings in the Mono City area.

First, the County may want to consider using the 159.44-acre Resource Management parcel off Highway 167 for a land trade (BLM-managed land abuts the property to the north) or selling the property (adjacent parcels to the east and west are privately owned).

Second, to the extent the Conservation Easement and Open Space land use designation permit commercial aquaculture activities, the County may wish to consider re-visiting fish rearing on the Conservation Easement using either County forces and resources, or a private operator. This would allow the County to begin to *control more of its own destiny* with respect to fish stocking, and maintaining Mono County's market share as a preeminent California fishing destination in the face of fluctuating fish stocking practices by the California Department of Fish and Wildlife. As, Charlton "Chuck" Bonham, CDFW Director, once told me, "fish rearing is an extremely costly proposition." The costs of such an undertaking might be somewhat mitigated by exploring forming a Joint Powers Authority with Inyo County, since Inyo County might also be in a position to pursue County-sponsored aquaculture at the Historic Mount Whitney Fish Hatchery near Independence, California. A JPA would allow both counties to achieve economies of scale by sharing the personnel, equipment, and operations and maintenance expenses. Of course, before either county pursues such a venture, it would be wise to attempt to ascertain the CDFW's intentions regarding which waters in the Eastern Sierra it plans to allow fish to be stocked in well into the future.

Next Steps

Given the likely political, legal and administrative sensitivities inherent with any of the preceding observations – other than staff possibly becoming reacquainted with the details of the Conservation Easement and related agreements, and any encumbrances that may exist on the Agriculture or Resource Management parcels – it seems appropriate and advisable to seek preliminary policy direction from the Mono County Board of Supervisors and community input before expending further resources on any of these initiatives.

Walker Area Land Holdings = Recreational Infrastructure +

The County owns relatively significant areas of riverfront property in the northern end of Walker Canyon and the southern end of Antelope Valley.

There are 7 parcels totaling 50.06 acres in northern Walker Canyon (Map 10). With the exception of a triangular-shaped 0.40-acre parcel (APN 002490009000) bisected by the Walker River and designated as Rural Residential 10, all have Open Space land use designations. One of these parcels, a 4.92-acre parcel in the middle of the County's Walker Canyon landholdings, has been developed into a primitive park

facility with dirt roads and parking areas, fixed exercise equipment, and vault toilets. I understand that most if not all of the other parcels may be part of the preliminary Mountain Gate Park planning efforts. A preliminary review of available property deeds – available for all but the 16.85-acre northern most parcel (APN 002490007000) – shows no deed restrictions on these “canyon parcels” meaning they might be considered for land trades or sold if not used for recreational amenities.

To the north, and starting immediately adjacent to these Walker Canyon parcels, the County owns 12 parcels totaling 16.41 acres in the southern Antelope Valley (Map 11). There are nine (9) riverfront lots, each approximately one (1) acre in size; the southern-most parcel is 5.35 acres; a 1.31-acre parcel sits just off the river at Springer Court; and, there is one 0.66-acre parcel. With the exception of the 0.66-acre parcel which has a Public Facility land use designation, all of the parcels are designated Open Space.

Property deeds have been located for all but two of these “valley parcels;” the 0.66-acre Public Facility parcel (APN 002310056000) and, a 1.31-acre parcel (APN 002343005000) located 106 Meadow Drive. With the possible exception of the 5.35-acre southernmost parcel (APN 002140033000), which fronts Highway 395, it appears that the County acquired these parcels from or through the Federal Emergency Management Agency following the historic 1997 Walker River Flood and, as such, the parcels are deed-restricted with compatible uses limited to “open space, recreational, or wetlands management practices.” A sample of the HMGP Grant Deed, identifying the associated conditions and restrictions on the County’s use of these parcels, is provided as Exhibit E.

One permissible use for these parcels might be to develop them into parks, fishing access points or, in the case of three adjacent parcels (APNs 002290005000, 002290006000, and 002290007000), a campground or RV park subject to the property deed restrictions. Such development would require relatively little capital expense; and, could provide economic stimulus to area. In the case of camping facilities, the County need not operate any campgrounds which could be let to a concessionaire; or, it might be possible, again subject to approval Regional Director of FEMA, to have the property leased and developed into camping facilities by the private sector using an RFP process.

However, such uses are likely to be unpopular with neighboring private property owners, some with residences on the adjacent parcels. And, based on viewing satellite imagery, accessory structures or outbuildings appear to be located on County-owned parcels (which could be a violation of the deed restrictions). Although it might make the most sense to convey these properties to the adjacent property owners, it appears the deed restrictions prohibit the County from selling its parcels to neighboring private property owners, and the County can only lease the property to private individuals for purposes compatible with the deed restrictions.

Furthermore, the County’s ability to use these parcels for other purposes may be further complicated by an Antelope Valley Regional Planning Advisory Committee policy which is said to recommend that none of these parcels be developed until 2041. To the extent these parcels are considered to represent a liability to the County, the County may wish to explore the possibility of transferring (or, ideally, trading) the parcels to a public entity (such as the State Department of Fish and Wildlife) or a qualified non-governmental organization with an environmental education or stewardship mission, subject to the deed restrictions

On the other hand, the 5.65-acre parcel fronting Highway 395 (106390 Highway 395) does not appear to have any deed restrictions, and could offer the County an opportunity to: develop affordable housing or other economic opportunities on the site; sell it; or, possibly, exchange it for other land.

Similar to any of the County's land holdings, determining if water rights have been conveyed to the County with any of these parcels will be informative, and could influence land use recommendations.

Next Steps

If the County is interested in possibly doing anything with any of its Walker area land holdings:

1. Discuss and seek input from the Antelope Valley RPAC and community at large.
2. Evaluate foreseeable public purposes for the property as well as methods of possible disposal, at least for the 5.65-acre highway fronting parcel (to the extent it is unencumbered), including land trades, sale through public auction or sealed bid, or development through an RFP.
3. Confirm the deed restrictions described here, the County's water rights, and determine the breadth of possible uses that FEMA might allow.
4. Appraise the parcels.

Miscellany

Existing Public Facilities = Affordable Housing / Infill Development?

The County's land holdings include 32 parcels of land, totaling almost 95 acres, on which existing or planned public facilities are located. Since, for all intents and purposes, these parcels are developed and being used for a public purpose, they have not received considerable attention in this preliminary analysis. However, some of these parcels might be underutilized and candidates for infill development in the form of affordable housing or, of course, additional public facilities. Small scale affordable housing projects undertaken as infill development may be relatively costly due to the lack of economies of scale (unless they can be undertaken in coordination with larger nearby housing development projects) but present relatively-available land to facilitate the County's affordable housing objectives. Similarly, developing workforce housing on some of these sites might be a valuable recruitment and retention tool; particularly for critical and challenging-to-fill positions such as paramedics or Sheriff's deputies. Select infill development opportunities at County facilities are presented in Exhibit D. These may be apparent to persons who regularly frequent and are familiar with the existing public facilities (or not, remembering that this preliminary analysis has been prepared without the benefit of extensive ground truthing).

Coleville / Topaz

The County owns parcels in Coleville and Topaz that may be worthy of further investigation as candidates for higher and better uses (Map 12).

There is a 34.67-acre parcel in Coleville (APN 001100067000) on the westside of Highway 395 just north of the military housing complex (Map 13). The parcel appears to have been conveyed to the County

without any deed restrictions. It has an Agricultural 10 land use designation and the former owner may have used it for access to an adjacent borrow pit to the north (see below). (The Road Department does not currently use either parcel as a material site.) If the parcel has water rights, and there is no current or planned public purpose for the property, the County might consider making the land available for agricultural use through sale or lease. Or, given its highway frontage, the County might consider re-zoning it for commercial or industrial use and making the parcel available, for sale or lease, through an RFP process. However, this and the adjacent Topaz parcel (see below) might also be used to develop County-sponsored affordable housing, or sub-divided and sold for development of private housing. Both parcels are located in or near an Alquist-Priolo Zone and the County could facilitate any redevelopment of the property, for commercial or housing purposes, by conducting the required seismic studies prior to making the land available for development. Finally, both the Coleville and Topaz parcels, could be used for land trades. The land to the west is managed by the BLM, and the land to the south is used for military housing.

As identified in the preceding table, there is also a 1.68-acre parcel (APN 001120003000), at the corner of Cunningham Lane and Highway 395, adjacent to and including part of the cemetery in Coleville that has a Public Facility designation (Map 14). The vacant, highway-fronting portion of the parcel could be candidate for a small affordable housing project or a commercial use if its proximity to does not create parking or other problems. (Note: Locating housing and commercial activities near cemeteries is not unheard of and, in the Eastern Sierra, occur in both Bishop and Big Pine.)

In Topaz, the County owns three parcels. There is 13.83-acre parcel (APN 001100055000) at 114021 Highway 395, north of and adjacent to the Coleville parcel discussed above, that was used by the prior owner as material site and has an Agricultural 10 land use designation (see Map 13). Similar to the Coleville property, if the parcel has water rights, and there is no current or planned public purpose for the property, the County might consider making it available for agricultural use through sale or lease, housing development, commercial development, or land trades. Both of these parcels were also referenced briefly above relative to possible locations for community power aggregation projects.

There is also a 4.03-acre parcel (APN 001110001000) along Highway 395 at the intersection with Topaz Lane that is currently designated as Open Space but, given its highway frontage, could be considered for other uses, if a review of the property deed indicates it is not subject to FEMA restrictions (see Exhibit E) (Map 15). Even with FEMA restrictions, this parcel may be a good candidate for development as a campground or RV park if it is not in conflict with the Antelope Valley RPAC recommendation.

And, there is a small, 0.65-acre parcel (APN 001250014000) that is located behind the fire station (for which Mono County-Antelope Valley Fire District is identified as the Assessee). If not already owned by the Antelope Valley Fire District, the County should consider transferring this property to the District.

Road Department Facilities

As noted above, and in Exhibit D, some of the County Road Department facilities might be appropriate for repurposing or concurrent uses.

It may also be in the County's interest to determine how County-owned property used for Road Department facilities (e.g., Road shops, corporation yards, borrow pits) is identified in the annual State

Road Audit. If these facilities or the underlying land are identified as Road Department assets, they may be considered “Road Department” as distinct from “County” property. This makes a difference if the County wants to consider using the property for other, non-Road Department uses; as well as how the County might choose to fund costs associated with the property (i.e. whether to use Road Fund or General Fund monies). Conversely, if these properties are considered to be “owned” by the “County” as opposed to “Road Department,” the County could consider a policy of charging the Road Department rent for this property as a means of using Road Fund monies to augment the General Fund.

Water Rights

As noted above, prior to considering possible uses for, or whether to divest itself of any property in its land holdings, the County should first determine what, if any water rights accompany the property in question. In addition to the parcels discussed above, where such diligence seems particularly advisable (e.g., the former Whitmore Sub-Station, the Walker area parcels, etc.), there is a 1.09-acre parcel (APN026040004000) in Hammil Valley, near the intersection of the Highway 6 and White Mountain Ranch Road, that might otherwise be deemed unexceptional (and a candidate for disposal) if not for the possible existence of water rights.

In addition to affecting the value of the respective property and potential uses, the County might be able to use its water rights as a means of acquiring (trading for) water for parcels in need of water (i.e., the Whitmore Hot Springs Sheriff’s Sub-Station if it turns out the County does not own water rights).

State Law Governing the Exchange, Disposal or Lease of County Property

As the County of Mono considers possible uses for, or the divestment of its land holdings, it is important to realize that State law governs these processes. County Counsel can advise the County on the most current State laws and associated intricacies depending on what, if any action the County Board of Supervisors wants to take with respect to a particular property. However, a summary of these requirements is included here in order that they may be kept in mind as the reader considers possible uses for County-owned properties.

Generally, the exchange, disposal or lease of properties determined to be surplus by the County Board of Supervisors, or not needed for public purpose or use, may be disposed of by any of the following means:

- a) Directly to a public entity after providing notification and offering the property for sale or trade to a list of public agencies specified in State law. State law requires that “surplus government land” first be made available for low or moderate income housing or recreational or open space purposes. “Surplus government land” means land owned by an entity of the State, or any local entity that is determined to be no longer necessary for the entity’s use.
- b) Directly to a public entity at the entity’s request, without providing notice to other agencies (see above) or calling for a competitive bid, at a price representing fair market value and upon

determination by the public entity's use shall be for low to moderate income housing purposes as described in State law.

- c) Directly for sale to the public at auction, after the notification has been provided to other public agencies as described above.
- d) Directly to the public via sealed bids, and oral bids made at the public meeting where the sealed bids are opened, after the notification has been provided to other public agencies as described above.
- e) Directly to the public through the preparation of an RFP for its sale or development in accordance with State law.

The sale price of any surplus property needs to be based on the appraised fair market value, but less-than-appraised fair market value may be accepted if it is determined to be in the County's best interest to sell the property for a negotiated amount that is subsequently approved by the Board of Supervisors by a 4/5ths vote.

County Code & Policy Considerations

In addition to the requirements of State law outlined above, Title 3 Chapter 3.05 of the Mono County Code of Ordinances governs the lease of County real property (Exhibit 3). To the extent that the County does not otherwise have a policy pertaining to the management of its real property, the Board of Supervisors may want to consider the development and adoption of such a policy to further guide the County's management, acquisition and disposal of real property.¹¹

Adoption of a of a real property management policy is not, however, a prerequisite to considering uses for or disposal of any of the County's land holdings, but it can be helpful in guiding such deliberations. This preliminary analysis provides, in part, a limited set of ideas for possible uses of County property. Staff as well as the Board of Supervisors and public-at-large may have other, entirely different and independent ideas about potential public or other uses for County-owned property. And, the Board of Supervisors certainly has the prerogative to continue to pursue uses for any of County's land holdings on a case-by-case and parcel-by-parcel basis in accordance with State law. In some instances, especially initially, a case-by-case approach might be advantageous to the extent that it avoids unnecessary entanglements associated with a universal, "one-size fits all" policy.

However, regardless of whether the Board of Supervisors chooses to develop and adopt a Real Property Management Policy, practices which the County should consider implementing with respect to evaluating any of its land holdings, particularly vacant land holdings, have been suggested in the previous Next Steps sub-sections and can be summarized here:

¹¹ A County Real Property Management Policy should be distinguished from the County General Plan and policies contained therein. While a Real Property Management Policy could, and arguably should mirror land use policies contained in the General Plan and related documents, it is specifically focused on policies regarding how the County will approach managing – acquiring, retaining, leasing and disposing of – its real property holdings.

1. Confirm the County's ownership of property and its property rights (especially water rights), including identifying any encumbrances or related agreements affecting the property;
2. Seek public input.
3. Determine if there is a current or foreseeable public purpose for the property;
4. Consider the highest and best use(s) for the property; and,
5. Have the property appraised.

Determining the highest and best use for a particular parcel can be subjective and, depending on the property in question, engaging a real estate economist can assist the County in looking at potential land uses in a rational manner including highest economic value. However, even the more objective lens through which a real estate economist should be expected to analyze a piece property still relies on policy direction from the Board of Supervisors. For example, the Coleville and Topaz parcels described above are designated for Agriculture and Open Space and Public Facilities. In considering the highest best uses for these parcels (assuming no current or foreseeable public purpose), should the economists be expected to evaluate the properties in the context of the current economic and environmental fabric of the County (e.g., agriculture and conservation)? Or, should the economist be asked to consider other uses that might serve to begin to diversify the County's economy? (The parcels being discussed, hypothetically, in this example have highway frontage and, being located in the northern part of the County, may be poised to capitalize on the tremendous growth of technology and logistics industries in the Reno area.)

Other *BIG picture* policy matters the Board of Supervisors may wish to consider addressing through the adoption of a County Real Property Management Policy include, but are by no means limited to:

- How, within applicable legal dictums and holdings, does the Board of Supervisors define public purpose?
- Should the County, particularly a county with less than 7% privately-owned land, own property for which there is not a current or reasonably foreseeable public purpose?
- Beyond the priorities established by State law, how does (or should) the County determine the highest and best use for property it intends to dispose?
- Under what circumstances, and for what reasons should the County acquire property?

For illustrative purposes only, a copy of Inyo County's Real Property Management Policy is included as Exhibit G.¹² Developed over a decade ago, I do not recommend it as a firm template for any policy Mono County may wish to develop. In addition to the two counties having sometimes distinct values and policy perspectives, based on personal experience the document is unduly complicated, and time consuming and costly to implement and administer. In this respect, I might also reiterate that adoption of a Real Property Management Policy can visit unnecessary and unforeseen entanglements on property management decisions that the County may already be contemplating. In other words, even if the County is inclined to develop and adopt a Real Property Management Policy, it may want to complete any near-term, parcel-specific transactions in advance of doing so.

¹² The general summary of State laws pertaining to the exchange, disposal or lease of County property in the preceding section was based on Attachment A to the Inyo County policy. Mono County Counsel should be consulted regarding any specific information regarding these requirements and possible changes to State law since the Inyo County Policy was adopted in 2007.

Electronic & Staff Resources

Copies of the Source Information spreadsheet (Exhibit A) as well as the expanded spreadsheet, developed from the Source Information using the County's Parcel Viewer application, and containing additional property information about each parcel (Exhibit B), will be transmitted with the final draft of this report. The County may choose to make these spreadsheets available via thumb drive, electronic mail, or online as it deems appropriate.

URL links to the County's Parcel Viewer 4.0 application (<https://gis.mono.ca.gov/apps/pv/>) for each County-owned parcel are imbedded in both spreadsheets, and can be used to view the parcel information used to compile this report. Parcel Viewer can also search for parcels by assessment number (contained in both spreadsheets) and street address (included, when available, in the second spreadsheet).

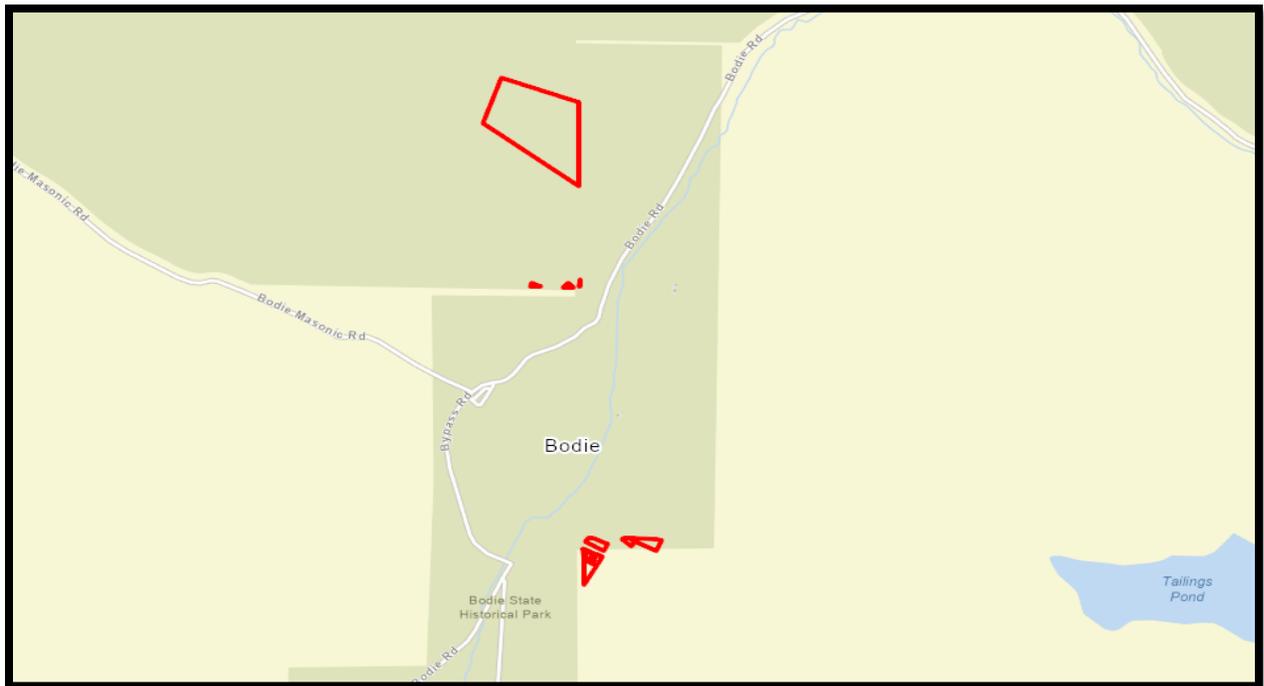
In order to allow the County's land holdings to be more easily viewed in relation to their community and geographic context, and relative to other nearby County-owned parcels, Eric Miller, a GIS Analyst in the County's Information Technology Department created an interactive countywide map that can be accessed at <https://arcg.is/am5rq>. Groups of County-owned parcels can be viewed by community using the Bookmarks drop down menu, and individual parcel data can be obtained by clicking on the outline of each parcel. The maps included with this report were generated using Mr. Miller's map, and I want to express my sincere appreciation for his cooperation and efforts in creating a map that helps, at least me, see the bigger picture.

I also want to recognize and extend my appreciation to Shannon Kendall, the Clerk-Recorder, and Ashely Strain from her staff, as well as the Assessor, Barry Beck, and Susan Peters from his staff, for their assistance in making possible the preliminary property deed research that was accomplished. Similarly, the Public Works Director, Tony Dublino, and (early on) Walt Lehmann from his staff, as well as the Community Development Director, Wendy Sugimura, and Gerry LeFrancois from her staff, for their review of and input on the administrative draft of this report. The efforts of all these individuals contributed to reducing speculation and adding certainty to final product. It's not wrong to rely on reality once in a while.

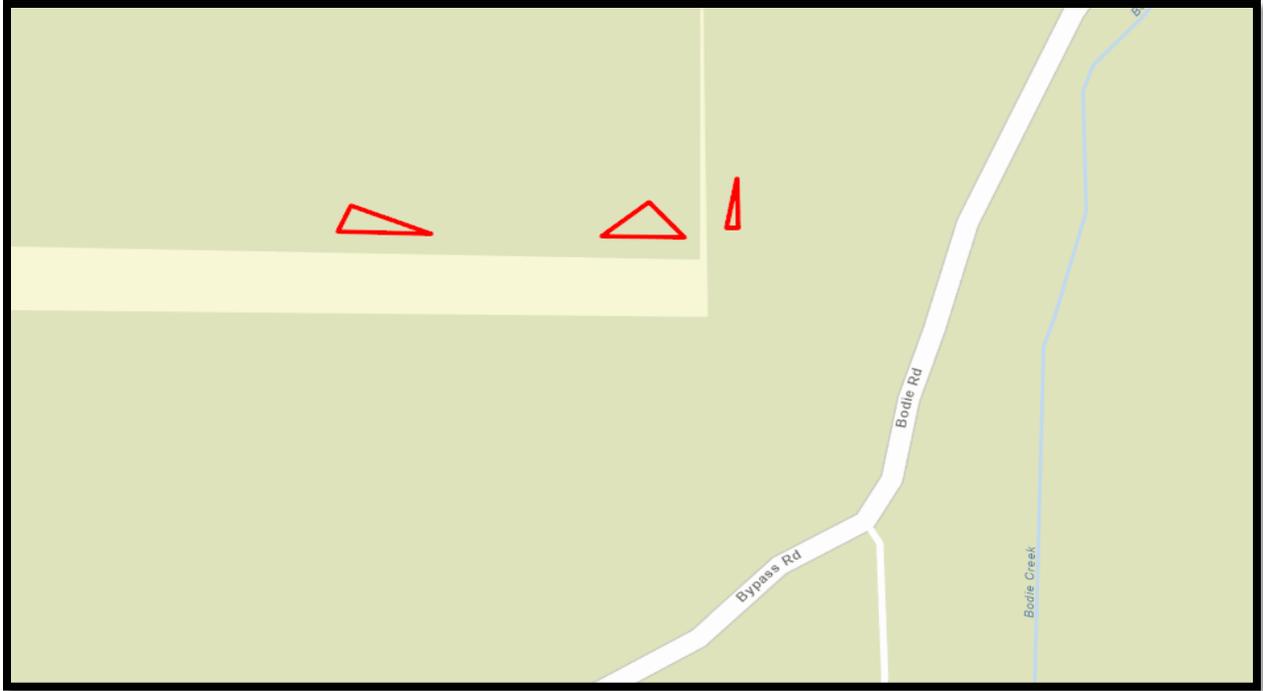
Maps

Maps for select parcels and groups of parcels discussed in this report are provided here for general orientation, context and immediate reference. Maps, including parcel data, for all of the County's possible land holdings may be viewed in higher resolution imagery at <https://arcg.is/am5rq>.

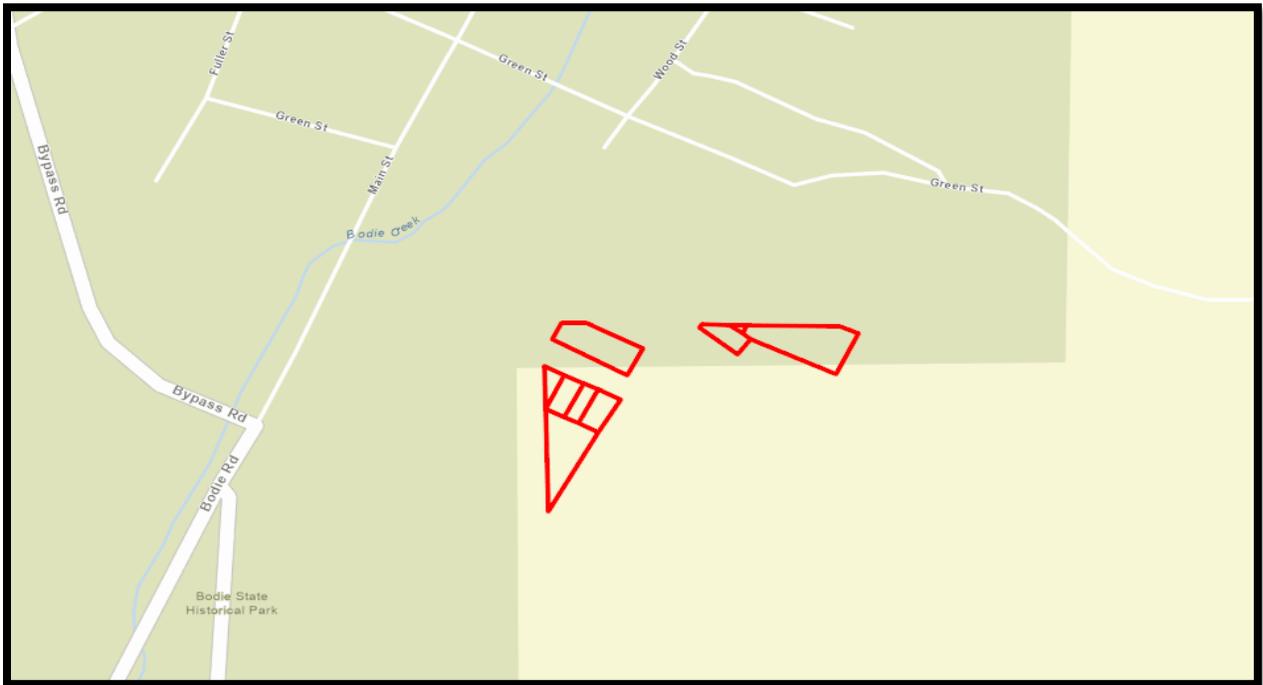
Bodie



Map 1. Bodie Parcels

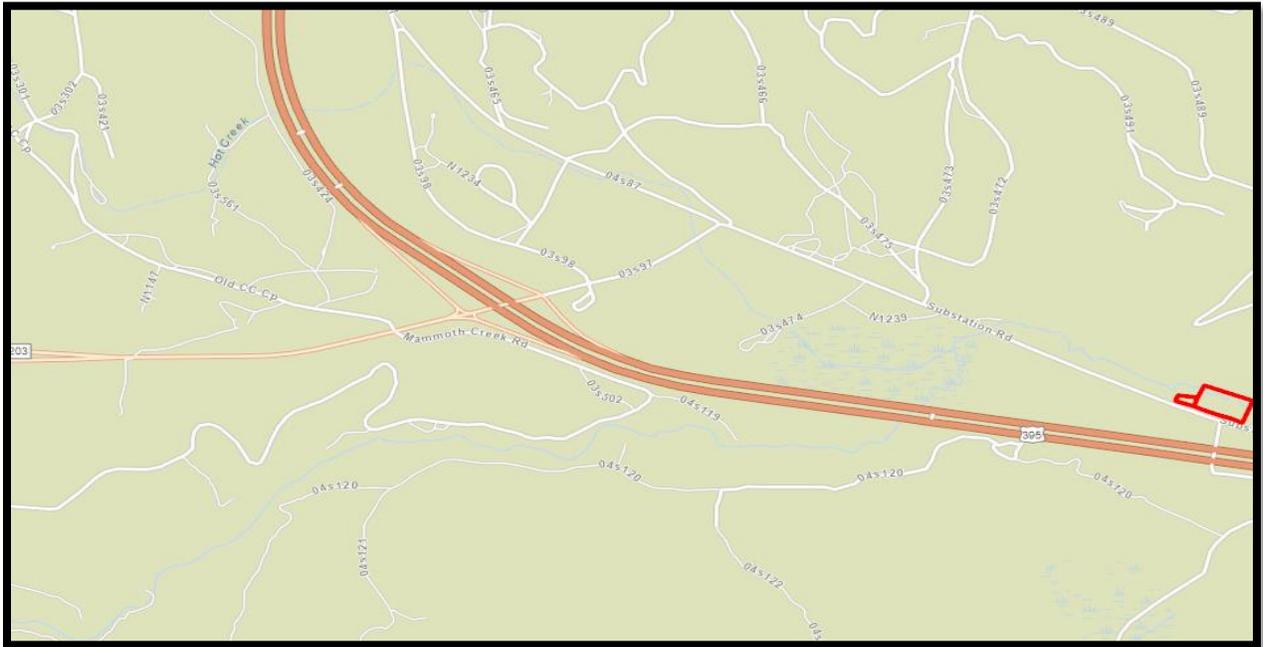


Map 2. Bodie Small Northern Parcels



Map 3. Bodie Small Southern Parcels

Former Sheriff's Sub-Station



Map 4. Former Sheriff's Sub-Station Location Map

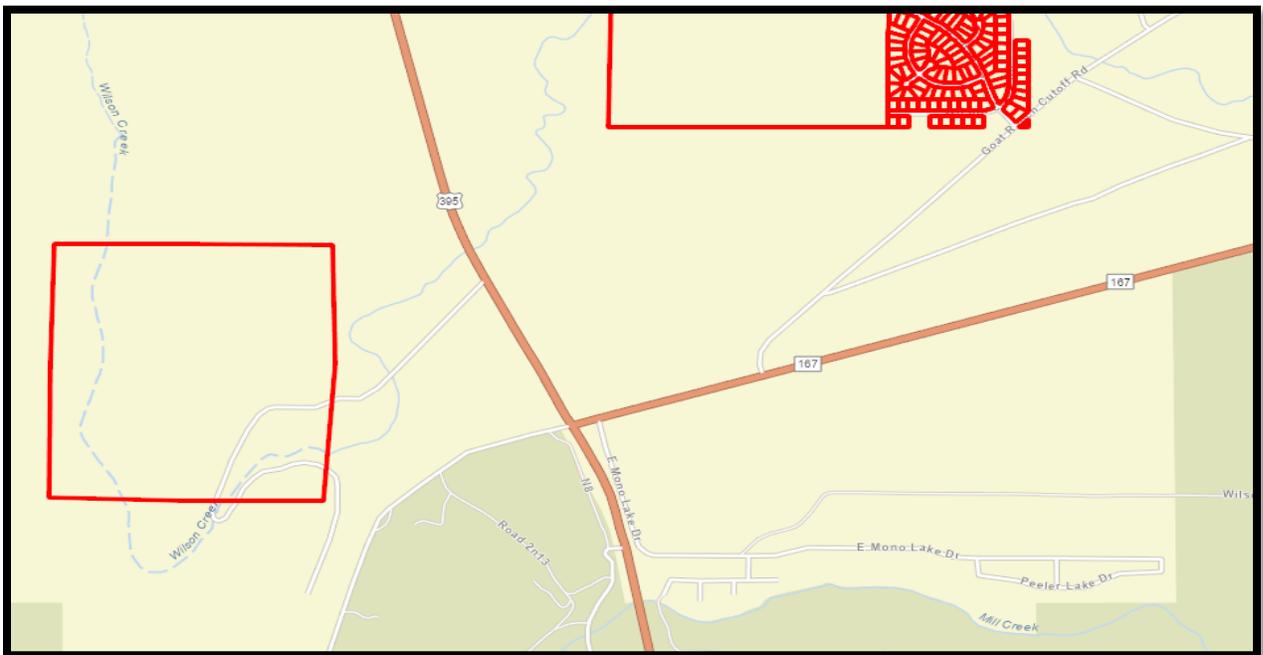


Map 5. Former Sheriff's Sub-Station Parcels Detail

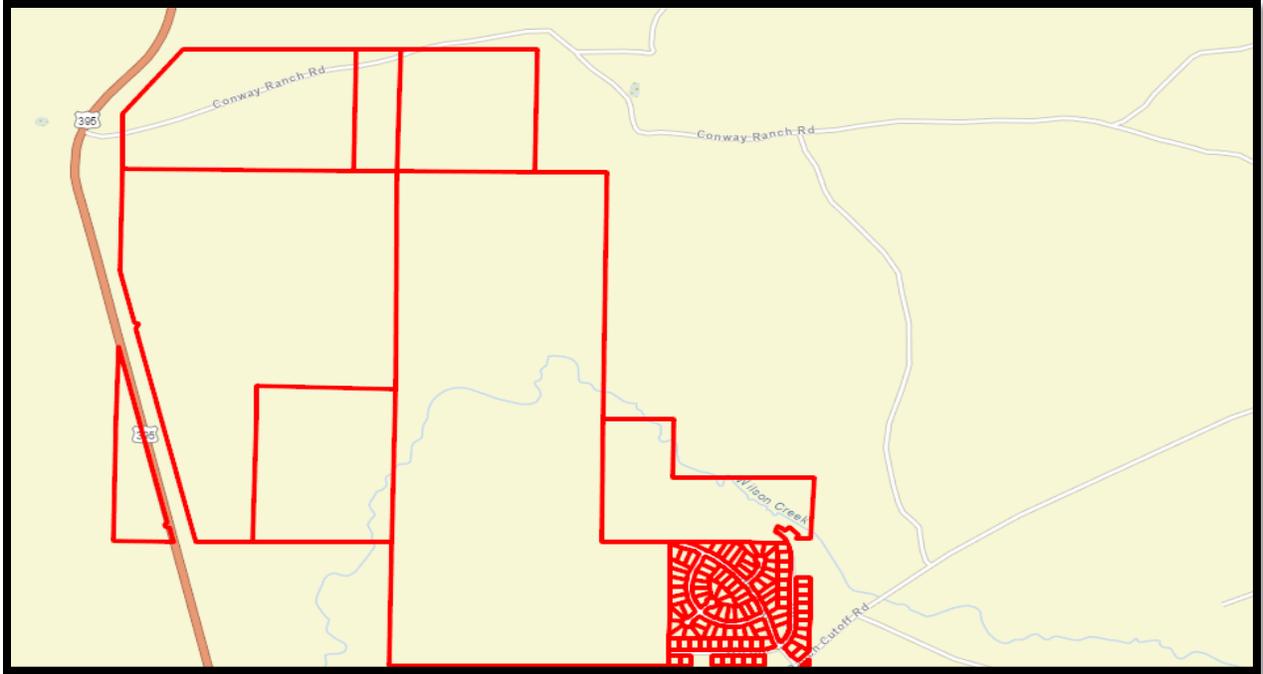
Mono City



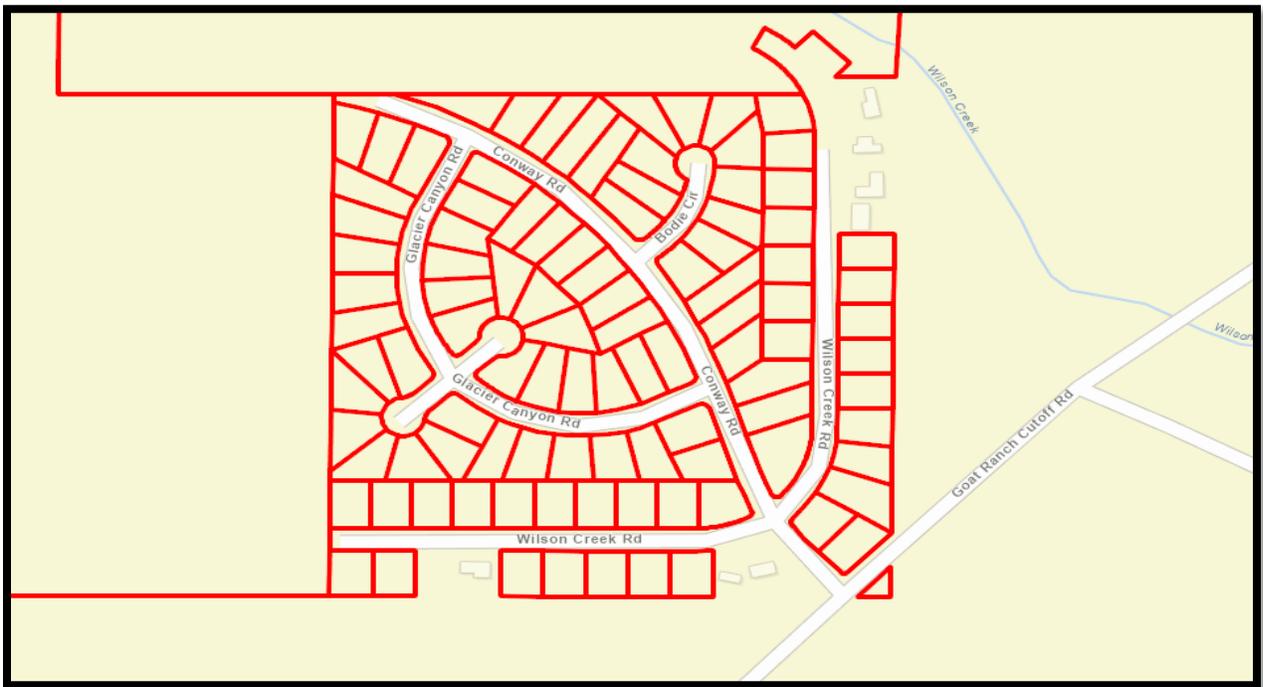
Map 6. Mono City Parcels



Map 7. Mono City: 171.74-acre AG Parcel



Map 8. Mono City: Conway Ranch Easement Parcels

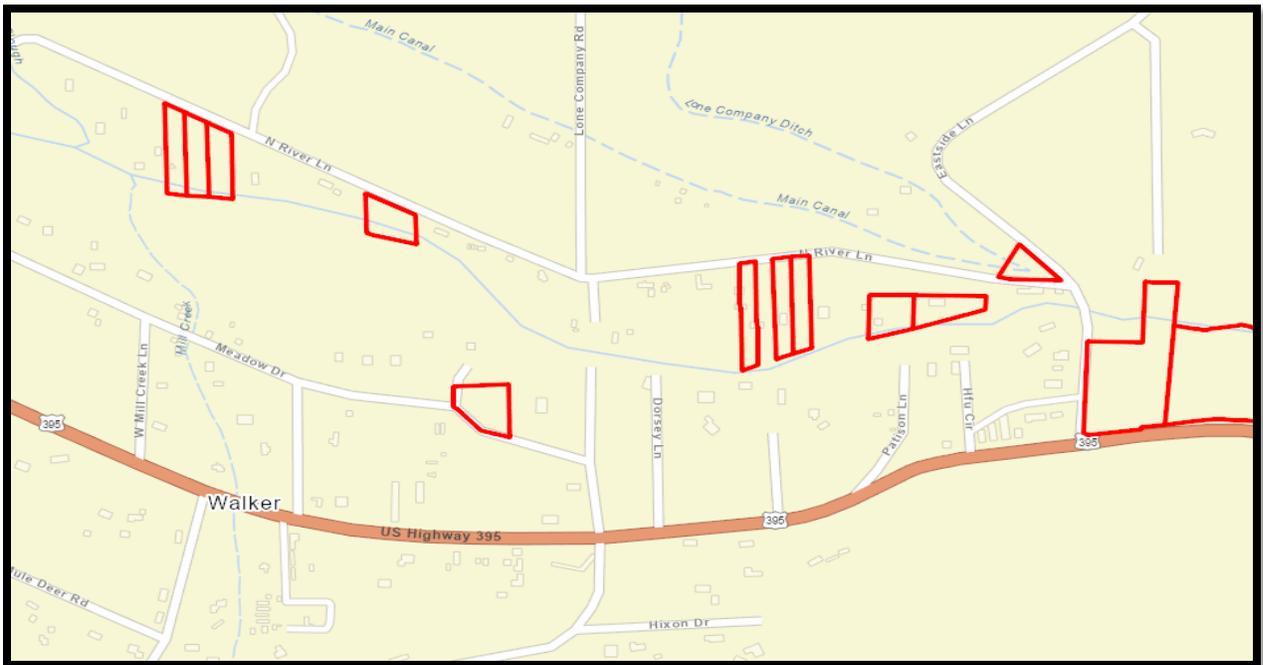


Map 9. Mono City: Conway Easement Subdivision Parcels

Walker Area Land Holdings



Map 10. Walker Area: Walker Canyon Parcels



Map 11: Walker Area: Southern Antelope Valley Parcels

Coleville / Topaz



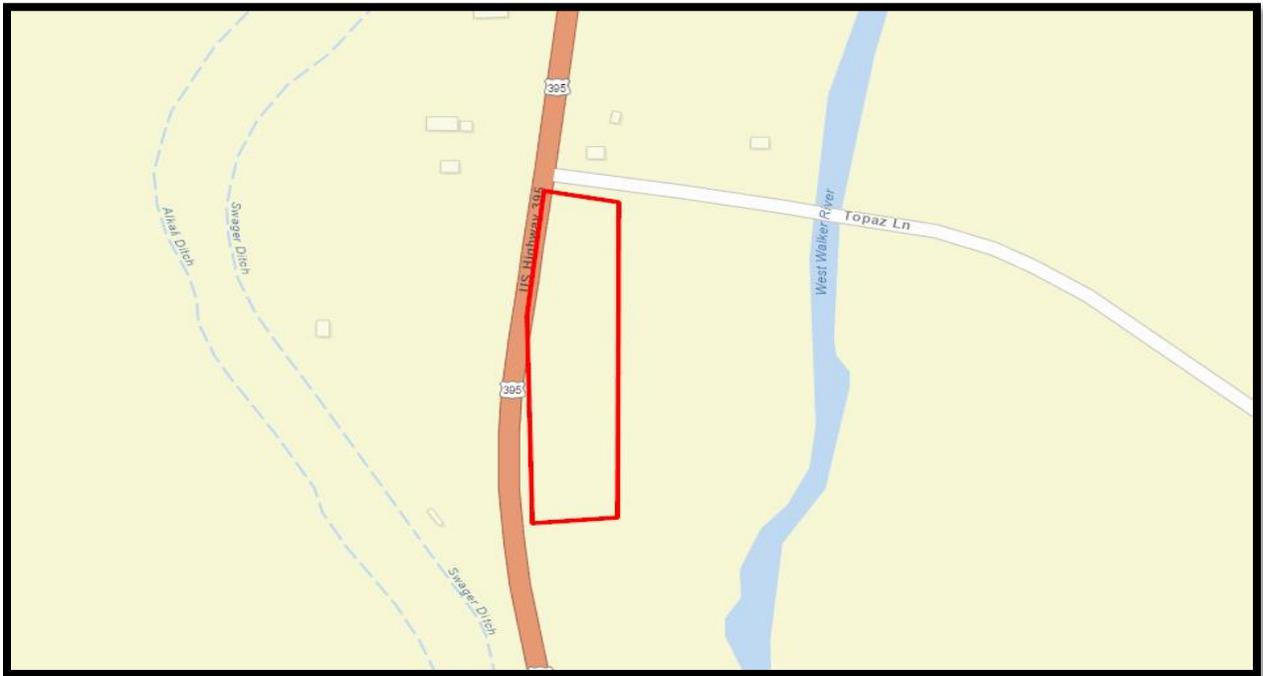
Map 12. Coleville & Topaz Parcels



Map 13. Coleville & Topaz 34.67-acre & 13.83 AG10 Parcels



Map 14. Coleville 1.68-acre Parcel



Map 15. Topaz 4.03-acre Parcel

Exhibits

- Exhibit A. Source Information: CountyOwnedParcels 10082019 Spreadsheet
- Exhibit B. Information Analyzed: Expanded County Owned Parcel Data Spreadsheet
- Exhibit C. Parcels That Might Be Considered for Potential Sale, Lease or Exchange, or Housing Development
- Exhibit D. Developed County Parcels that May Provide Affordable Housing Infill Opportunities
- Exhibit E. Sample HMGP Grant Deed Restrictions Associated with some Walker Area Parcels
- Exhibit F. Mono County Code, Title 3, Chapter 3.05 – Lease of County Property
- Exhibit G. Inyo County Real Property Management Policy

**CountyOwnedParcels
01082019**

Assessment Number	Parcel URL	Land Use Designation	Zoning	Assessee Name	Mailing Street	Mailing City	Mailing State	Mailing Zip
021090017000	https://gis.mono.ca.gov/apps/pv/parcel/02109001700	PF	NA	COUNTY OF MONO	P.O. BOX 457	BRIDGEPORT	CA	93517
031041020000	https://gis.mono.ca.gov/apps/pv/parcel/03104102000	HDR-2	RMF-2	COUNTY OF MONO	P.O. BOX 2619	MAMMOTH LAKES	CA	93546
002361029000	https://gis.mono.ca.gov/apps/pv/parcel/00236102900	PF	NA	COUNTY OF MONO-ANT.VLY.COM.CTR				
008094006000	https://gis.mono.ca.gov/apps/pv/parcel/00809400600	PF	NA	COUNTY OF MONO-ANNEX I&II ETC.				
019100008000	https://gis.mono.ca.gov/apps/pv/parcel/01910000800	AG	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200024000	https://gis.mono.ca.gov/apps/pv/parcel/01920002400	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019150017000	https://gis.mono.ca.gov/apps/pv/parcel/01915001700	PF	NA	COUNTY OF MONO-MONO CEMETERY				
008080007000	https://gis.mono.ca.gov/apps/pv/parcel/00808000700	PF	NA	COUNTY OF MONO-MONO GEN. HOSP.				
019200044000	https://gis.mono.ca.gov/apps/pv/parcel/01920004400	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
060210020000	https://gis.mono.ca.gov/apps/pv/parcel/06021002000	PF	NA	COUNTY OF MONO	P.O. BOX 497	BRIDGEPORT	CA	93517
019200016000	https://gis.mono.ca.gov/apps/pv/parcel/01920001600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002362009000	https://gis.mono.ca.gov/apps/pv/parcel/00236200900	PF	NA	COUNTY OF MONO ANT. VLY REC. CTR				
019210059000	https://gis.mono.ca.gov/apps/pv/parcel/01921005900	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
024100022000	https://gis.mono.ca.gov/apps/pv/parcel/02410002200	PF	NA	COUNTY OF MONO	P.O. BOX 347	MAMMOTH LAKES	CA	93546
019210021000	https://gis.mono.ca.gov/apps/pv/parcel/01921002100	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200028000	https://gis.mono.ca.gov/apps/pv/parcel/01920002800	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
017030003000	https://gis.mono.ca.gov/apps/pv/parcel/01703000300	RM	NA	COUNTY OF MONO-SUPERIOR COURT	LOCAL	BRIDGEPORT	CA	93517
019200019000	https://gis.mono.ca.gov/apps/pv/parcel/01920001900	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
008060066000	https://gis.mono.ca.gov/apps/pv/parcel/00806006600	PF	NA	COUNTY OF MONO	BOX 457	BRIDGEPORT	CA	93517
019210016000	https://gis.mono.ca.gov/apps/pv/parcel/01921001600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
035010055000	https://gis.mono.ca.gov/apps/pv/parcel/03501005500	IP	P-QP	MONO COUNTY BOARD OF EDUCATION	P.O. BOX 3509	MAMMOTH LAKES	CA	93546
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019210052000	https://gis.mono.ca.gov/apps/pv/parcel/01921005200	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002490001000	https://gis.mono.ca.gov/apps/pv/parcel/00249000100	OS	NA	COUNTY OF MONO	P.O. BOX 347	MAMMOTH LAKES	CA	93546
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017043008000	https://gis.mono.ca.gov/apps/pv/parcel/01704300800	RM	NA	COUNTY OF MONO-SUPERIOR COURT	LOCAL	BRIDGEPORT	CA	93517
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017090049000	https://gis.mono.ca.gov/apps/pv/parcel/01709004900	BODIE	NA	COUNTY OF MONO-SUPERIOR COURT	LOCAL	BRIDGEPORT	CA	93517
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019200002000	https://gis.mono.ca.gov/apps/pv/parcel/01920000200	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517

Exhibit A: Source Information

**CountyOwnedParcels
01082019**

019200018000	https://gis.mono.ca.gov/apps/pv/parcel/01920001800	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
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001100067000	https://gis.mono.ca.gov/apps/pv/parcel/00110006700	AG 10	NA	COUNTY OF MONO	P.O. BOX 2415	MAMMOTH LAKES	CA	93546
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017090042000	https://gis.mono.ca.gov/apps/pv/parcel/01709004200	BODIE	NA	COUNTY OF MONO-SUPERIOR COURT	LOCAL	BRIDGEPORT	CA	93517
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017090041000	https://gis.mono.ca.gov/apps/pv/parcel/01709004100	BODIE	NA	COUNTY OF MONO-SUPERIOR COURT	LOCAL	BRIDGEPORT	CA	93517
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019210044000	https://gis.mono.ca.gov/apps/pv/parcel/01921004400	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
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019200032000	https://gis.mono.ca.gov/apps/pv/parcel/01920003200	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
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019200011000	https://gis.mono.ca.gov/apps/pv/parcel/01920001100	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210047000	https://gis.mono.ca.gov/apps/pv/parcel/01921004700	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002361021000	https://gis.mono.ca.gov/apps/pv/parcel/00236102100	ER	NA	MONO COUNTY	P.O. BOX 457	BRIDGEPORT	CA	93517
019210008000	https://gis.mono.ca.gov/apps/pv/parcel/01921000800	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
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002310037000	https://gis.mono.ca.gov/apps/pv/parcel/00231003700	OS	NA	COUNTY OF MONO	P.O. BOX 2415	MAMMOTH LAKES	CA	93546
019210015000	https://gis.mono.ca.gov/apps/pv/parcel/01921001500	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002490008000	https://gis.mono.ca.gov/apps/pv/parcel/00249000800	OS	NA	COUNTY OF MONO	PO BOX 347	MAMMTH LAKES	CA	93546
008112001000	https://gis.mono.ca.gov/apps/pv/parcel/00811200100	OS	NA	Mono County	P.O. Box 457	Bridgeport	CA	93517
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019200020000	https://gis.mono.ca.gov/apps/pv/parcel/01920002000	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210045000	https://gis.mono.ca.gov/apps/pv/parcel/01921004500	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200048000	https://gis.mono.ca.gov/apps/pv/parcel/01920004800	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517

**CountyOwnedParcels
01082019**

008060051000	https://gis.mono.ca.gov/apps/pv/parcel/00806005100	PF	NA	COUNTY OF MONO-BRDGPT CEMETERY				
019210043000	https://gis.mono.ca.gov/apps/pv/parcel/01921004300	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
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019210013000	https://gis.mono.ca.gov/apps/pv/parcel/01921001300	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200012000	https://gis.mono.ca.gov/apps/pv/parcel/01920001200	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002310035000	https://gis.mono.ca.gov/apps/pv/parcel/00231003500	OS	NA	COUNTY OF MONO	P.O. BOX 2415	MAMMOTH LAKES	CA	93546
019210029000	https://gis.mono.ca.gov/apps/pv/parcel/01921002900	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
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019210025000	https://gis.mono.ca.gov/apps/pv/parcel/01921002500	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
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019110016000	https://gis.mono.ca.gov/apps/pv/parcel/01911001600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
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024131014000	https://gis.mono.ca.gov/apps/pv/parcel/02413101400	PF	NA	COUNTY OF MONO-DISTRICT 2 YARD				
008093028000	https://gis.mono.ca.gov/apps/pv/parcel/00809302800	PF	NA	COUNTY OF MONO-SR.CITIZEN BLDG				
019210035000	https://gis.mono.ca.gov/apps/pv/parcel/01921003500	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002490010000	https://gis.mono.ca.gov/apps/pv/parcel/00249001000	OS	NA	COUNTY OF MONO	PO BOX 347	MAMMTH LAKES	CA	93546
019210057000	https://gis.mono.ca.gov/apps/pv/parcel/01921005700	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200021000	https://gis.mono.ca.gov/apps/pv/parcel/01920002100	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
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019210026000	https://gis.mono.ca.gov/apps/pv/parcel/01921002600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002470011000	https://gis.mono.ca.gov/apps/pv/parcel/00247001100	MHS	NA	COUNTY OF MONO	P.O. BOX 2415	MAMMOTH LAKES	CA	93546
019210032000	https://gis.mono.ca.gov/apps/pv/parcel/01921003200	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
017201013000	https://gis.mono.ca.gov/apps/pv/parcel/01720101300	BODIE	NA	COUNTY OF MONO-SUPERIOR COURT	LOCAL	BRIDGEPORT	CA	93517
002310001000	https://gis.mono.ca.gov/apps/pv/parcel/00231000100	OS	NA	COUNTY OF MONO	P.O. BOX 347	MAMMOTH LAKES	CA	93546
037050006000	https://gis.mono.ca.gov/apps/pv/parcel/03705000600	PF	NA	COUNTY OF MONO-SHERIFF SUB-STA				
008093033000	https://gis.mono.ca.gov/apps/pv/parcel/00809303300	PF	NA	COUNTY OF MONO-BRIDGEPORT COM C				
035010056000	https://gis.mono.ca.gov/apps/pv/parcel/03501005600	IP	P-QP	MONO COUNTY BOARD OF EDUCATION	P.O. BOX 3509	MAMMOTH LAKES	CA	93546
019200033000	https://gis.mono.ca.gov/apps/pv/parcel/01920003300	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
016195005000	https://gis.mono.ca.gov/apps/pv/parcel/01619500500	NA	NA	COUNTY OF MONO				
019210048000	https://gis.mono.ca.gov/apps/pv/parcel/01921004800	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210040000	https://gis.mono.ca.gov/apps/pv/parcel/01921004000	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210058000	https://gis.mono.ca.gov/apps/pv/parcel/01921005800	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
015130008000	https://gis.mono.ca.gov/apps/pv/parcel/01513000800	PF	NA	COUNTY OF MONO, THE	P.O. BOX 655	BRIDGEPORT	CA	93517
002310038000	https://gis.mono.ca.gov/apps/pv/parcel/00231003800	OS	NA	COUNTY OF MONO	P.O. BOX 2415	MAMMOTH LAKES	CA	93546
019200046000	https://gis.mono.ca.gov/apps/pv/parcel/01920004600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
008060057000	https://gis.mono.ca.gov/apps/pv/parcel/00806005700	PF	NA	COUNTY OF MONO-BRYANT FIELD				
021160002000	https://gis.mono.ca.gov/apps/pv/parcel/02116000200	PF	NA	COUNTY OF MONO-DISTRICT 3 YARD				
019210005000	https://gis.mono.ca.gov/apps/pv/parcel/01921000500	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200013000	https://gis.mono.ca.gov/apps/pv/parcel/01920001300	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
017201014000	https://gis.mono.ca.gov/apps/pv/parcel/01720101400	BODIE	NA	COUNTY OF MONO-SUPERIOR COURT	LOCAL	BRIDGEPORT	CA	93517
019210056000	https://gis.mono.ca.gov/apps/pv/parcel/01921005600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
001120003000	https://gis.mono.ca.gov/apps/pv/parcel/00112000300	PF	NA	COUNTY OF MONO-COLEVILLE CEM.				
001110001000	https://gis.mono.ca.gov/apps/pv/parcel/00111000100	OS	NA	COUNTY OF MONO				
019210023000	https://gis.mono.ca.gov/apps/pv/parcel/01921002300	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200036000	https://gis.mono.ca.gov/apps/pv/parcel/01920003600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200034000	https://gis.mono.ca.gov/apps/pv/parcel/01920003400	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200038000	https://gis.mono.ca.gov/apps/pv/parcel/01920003800	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002343005000	https://gis.mono.ca.gov/apps/pv/parcel/00234300500	OS	NA	COUNTY OF MONO	P.O. BOX 2415	MAMMOTH LAKES	CA	93546

**CountyOwnedParcels
01082019**

019210009000	https://gis.mono.ca.gov/apps/pv/parcel/01921000900	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002310009000	https://gis.mono.ca.gov/apps/pv/parcel/00231000900	OS	NA	COUNTY OF MONO	P.O. BOX 347	MAMMOTH LAKES	CA	93546
002490002000	https://gis.mono.ca.gov/apps/pv/parcel/00249000200	OS	NA	COUNTY OF MONO	P.O. BOX 347	MAMMOTH LAKES	CA	93546
002361012000	https://gis.mono.ca.gov/apps/pv/parcel/00236101200	PF	NA	COUNTY OF MONO	P.O. BOX 495	BRIDGEPORT	CA	93517
011200010000	https://gis.mono.ca.gov/apps/pv/parcel/01120001000	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
017102042000	https://gis.mono.ca.gov/apps/pv/parcel/01710204200	RM	NA	COUNTY OF MONO-SUPERIOR COURT	LOCAL	BRIDGEPORT	CA	93517
026200044000	https://gis.mono.ca.gov/apps/pv/parcel/02620004400	PF	NA	COUNTY OF MONO	P.O. BOX 347	MAMMOTH LAKES	CA	93546
019210038000	https://gis.mono.ca.gov/apps/pv/parcel/01921003800	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210041000	https://gis.mono.ca.gov/apps/pv/parcel/01921004100	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200005000	https://gis.mono.ca.gov/apps/pv/parcel/01920000500	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210037000	https://gis.mono.ca.gov/apps/pv/parcel/01921003700	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
006120010000	https://gis.mono.ca.gov/apps/pv/parcel/00612001000	RE	NA	ROAD DEPARTMENT, COUNTY OF MONO	P.O. BOX 457	BRIDGEPORT	CA	93517
019210051000	https://gis.mono.ca.gov/apps/pv/parcel/01921005100	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
060210063000	https://gis.mono.ca.gov/apps/pv/parcel/06021006300	C	NA	MONO COUNTY ROAD DEPARTMENT	P.O. BOX 452	BRIDGEPORT	CA	93517
008111014000	https://gis.mono.ca.gov/apps/pv/parcel/00811101400	PF	NA	County of Mono	P.O. Box 457	Bridgeport	CA	93517
024132015000	https://gis.mono.ca.gov/apps/pv/parcel/02413201500	PF	NA	COUNTY OF MONO	PO BOX 457	BRIDGEPORT	CA	93517
019200026000	https://gis.mono.ca.gov/apps/pv/parcel/01920002600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200023000	https://gis.mono.ca.gov/apps/pv/parcel/01920002300	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002300002000	https://gis.mono.ca.gov/apps/pv/parcel/00230000200	OS	NA	COUNTY OF MONO	P.O. BOX 347	MAMMOTH LAKES	CA	93546
013240003000	https://gis.mono.ca.gov/apps/pv/parcel/01324000300	RM	NA	COUNTY OF MONO	PARKS & FACILITIES DEPT.			
019200049000	https://gis.mono.ca.gov/apps/pv/parcel/01920004900	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
011200009000	https://gis.mono.ca.gov/apps/pv/parcel/01120000900	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210036000	https://gis.mono.ca.gov/apps/pv/parcel/01921003600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200045000	https://gis.mono.ca.gov/apps/pv/parcel/01920004500	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210006000	https://gis.mono.ca.gov/apps/pv/parcel/01921000600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200027000	https://gis.mono.ca.gov/apps/pv/parcel/01920002700	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200003000	https://gis.mono.ca.gov/apps/pv/parcel/01920000300	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019200029000	https://gis.mono.ca.gov/apps/pv/parcel/01920002900	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210053000	https://gis.mono.ca.gov/apps/pv/parcel/01921005300	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002490007000	https://gis.mono.ca.gov/apps/pv/parcel/00249000700	OS	NA	Mono County	P.O. Box 456	Bridgeport	CA	93517
037050008000	https://gis.mono.ca.gov/apps/pv/parcel/03705000800	PF	NA	COUNTY OF MONO-SHERIFF SUB-STA				
025200031000	https://gis.mono.ca.gov/apps/pv/parcel/02520003100	RR	NA	COUNTY OF MONO	P.O. BOX 2415	MAMMOTH LAKES	CA	93546
019200006000	https://gis.mono.ca.gov/apps/pv/parcel/01920000600	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
001100055000	https://gis.mono.ca.gov/apps/pv/parcel/00110005500	AG 10	NA	MONO COUNTY	P.O. BOX 457	BRIDGEPORT	CA	93517
026040004000	https://gis.mono.ca.gov/apps/pv/parcel/02604000400	PF	NA	THE COUNTY OF MONO	P.O. BOX 457 74 SCHOOL ST. N.	BRIDGEPORT	CA	93517
019210027000	https://gis.mono.ca.gov/apps/pv/parcel/01921002700	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210042000	https://gis.mono.ca.gov/apps/pv/parcel/01921004200	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
019210010000	https://gis.mono.ca.gov/apps/pv/parcel/01921001000	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002110023000	https://gis.mono.ca.gov/apps/pv/parcel/00211002300	PF	NA	COUNTY OF MONO	P.O. BOX 347	MAMMOTH LAKES	CA	93546
019210049000	https://gis.mono.ca.gov/apps/pv/parcel/01921004900	OS	NA	COUNTY OF MONO	P.O. BOX 715	BRIDGEPORT	CA	93517
002290005000	https://gis.mono.ca.gov/apps/pv/parcel/00229000500	OS	NA	COUNTY OF MONO	P.O. BOX 2415	MAMMOTH LAKES	CA	93546

Expanded Mono County Owned Parcel Data

District	Street Address	Community	Acreage	Vacant	Land Use Designation	Zoning	Parcel URL	Description/Notes	APN	Assessee Name
1	50 Thompsons Way	Mammoth	1.57	N	IP	P-QP	https://gis.mono.ca.gov/apps/pv/parcel/035010067000	Superior Court Complex	035010067000	COUNTY OF MONO
2	Hwy 120	Benton	0.82	Y	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/024132015000	Next to Community Center. Housing?	024132015000	COUNTY OF MONO
2	25574 Highway 6	Benton	1.07	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/024131014000	Benton Road Shop	024131014000	COUNTY OF MONO-DISTRICT 2 YARD
2	58869 Highway 120	Benton	3.29	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/024132013000	Community Center and Park	024132013000	COUNTY OF MONO
2	36 Christie Lane	Benton	4.33	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/024131029000	Benton rental houses [???] + appears to be Road facility	024131029000	COUNTY OF MONO
2	92 Christie Lane	Benton	10.00	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/024100022000	Benton Transfer Station; closed landfill? Renewables?	024100022000	COUNTY OF MONO
2	500 Locust Street	Chalfant	10.07	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/026200044000	Chalfant Transfer Station; closed landfill? Renewables?	026200044000	COUNTY OF MONO
2	332 S Landing Road	Crowley	1.55	N	C	NA	https://gis.mono.ca.gov/apps/pv/parcel/060210063000	Crowley Lake Road Shop	060210063000	MONO COUNTY ROAD DEPARTMENT
2	58 Pearson Road	Crowley	2.81	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/060210020000	Crowley Lake Community Center, some open land	060210020000	COUNTY OF MONO
2	White Mtn Rch/Hwy 6	Hammil	1.09	Y	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/026040004000	Corner of Hwy 6 and White Mountain Ranch Road next to pivot. Water rights?	026040004000	THE COUNTY OF MONO
2	Hwy 6	Hammil	76.83	Y	RR	NA	https://gis.mono.ca.gov/apps/pv/parcel/025200031000	Transected by Hwy 6 between hay fields	025200031000	COUNTY OF MONO
2	Substation Road	Whitmore H.S.	0.35	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/037050008000	Adjacent to old Sheriff SubStation	037050008000	COUNTY OF MONO-SHERIFF SUB-STA
2	1311 Sub Station Rd	Whitmore H.S.	3.00	N-	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/037050006000	Old Sheriff Sub-Station. Multi-family Housing site?	037050006000	COUNTY OF MONO-SHERIFF SUB-STA
3	40 Willow Ave #5	June Lake	0.01	N?	NA	NA	https://gis.mono.ca.gov/apps/pv/parcel/016195005000	Birch Creek	016195005000	COUNTY OF MONO
3	90 W Granite Ave	June Lake	0.46	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/015130008000	June Lake Library / Community Center	015130008000	COUNTY OF MONO, THE
3	51596 Hwy 395	Lee Vining	1.21	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/021160002000	Lee Vining Road Shop	021160002000	COUNTY OF MONO-DISTRICT 3 YARD
3	296 Matty Avenue	Lee Vining	2.53	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/021090017000	Community Center Complex; vacant/parking with building encroaching	021090017000	COUNTY OF MONO
3	Dross Road	Lee Vining	50.16	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/021130045000	Off Dross Road off 120 going toward Benton. Partial borrow pit?	021130045000	County of Mono
3	71 Davison Road	Mammoth	0.22	N	HDR-2	RMF-2	https://gis.mono.ca.gov/apps/pv/parcel/031041020000	Davison House	031041020000	COUNTY OF MONO
3	Goat Ranch Cutoff	Mono City	171.74	Y	AG 10	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200050000	Transected by Mill Creek Power House Road, W. side of Hwy, wetlands, water rights?	019200050000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.07	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200035000	Triangle shape off Goat Ranch Cutoff across from Conway Road	019200035000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.27	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210022000	Off Glacier Canyon Way in subdivision	019210022000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.27	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210047000	Bodie Circle off Conway Road in subdivision	019210047000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.27	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210028000	On Glacier Canyon in subdivision	019210028000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.27	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210043000	On Bodie Circle in subdivision	019210043000	COUNTY OF MONO
3	Conway Road/Bodie Cir	Mono City	0.27	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200031000	On Conway Road in subdivision	019200031000	COUNTY OF MONO
3	Conway Road	Mono City	0.27	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210014000	On Conway Road in subdivision	019210014000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.27	Y-	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210011000	Off Wilson Creek Road in subdivision. Appears to have structure or tank on parcel.	019210011000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200041000	Off Wilson Creek Road in subdivision	019200041000	COUNTY OF MONO
3	Lundy Circle	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200039000	Lundy Circle culdesac off of Glacier Canyon in subdivision	019200039000	COUNTY OF MONO
3	Lundy Circle	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200022000	Lundy Circle culdesac off of Glacier Canyon in subdivision	019200022000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200002000	Off Wilson Creek Road in subdivision	019200002000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200018000	Off Wilson Creek Road in subdivision	019200018000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200037000	At end of Wilson Creek Road	019200037000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210020000	Off Glacier Canyon Road in subdivision	019210020000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210054000	Bodie Circle culdesac off Conway Road	019210054000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200011000	Off Glacier Canyon Way in subdivision	019200011000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210008000	On Wilson Creek Road in subdivision	019210008000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210015000	On Wilson Creek Road in subdivision	019210015000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200020000	On Wilson Creek Road across from homes in subdivision	019200020000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210045000	On Wilson Creek Road (near end) across from house in subdivision	019210045000	COUNTY OF MONO
3	Conway Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210013000	On Conway Road in subdivision	019210013000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200012000	On Wilson Creek Road across from houses in subdivision	019200012000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210029000	On Wilson Creek Road in subdivision	019210029000	COUNTY OF MONO
3	Conway Rd/Bodie Cir	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210025000	On corner of Conway Road and Bodie Circle in subdivision	019210025000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200001000	On Bodie Circle in subdivision	019200001000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200021000	On Wilson Creek Road in subdivision	019200021000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200033000	On Wilson Creek Road in subdivision	019200033000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210048000	On Glacier Canyon Way in subdivision	019210048000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210040000	Glacier Canyon Road in subdivision	019210040000	COUNTY OF MONO
3	Conway Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210005000	On Conway Road in subdivision	019210005000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200013000	On Wilson Creek Road in subdivision	019200013000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210023000	On Wilson Creek Road in subdivision adjacent to home	019210023000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200036000	On Bodie Circle in subdivision	019200036000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200034000	On Glacier Canyon Way in subdivision	019200034000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210009000	On Glacier Canyon Way in subdivision	019210009000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210038000	On Wilson Creek Road	019210038000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210041000	On Glacier Canyon Way in subdivision	019210041000	COUNTY OF MONO
3	Conway Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200026000	On Conway Road in subdivision	019200026000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200023000	On Wilson Creek Road in subdivision	019200023000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200049000	On Wilson Creek Road in subdivision	019200049000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210006000	On Glacier Canyon Way in subdivision	019210006000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200003000	On Wilson Creek Road in subdivision	019200003000	COUNTY OF MONO

Exhibit B: Information Analyzed

Expanded Mono County Owned Parcel Data

3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210053000	On Wilson Creek Road in subdivision	019210053000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210042000	On Glacier Canyon Way in subdivision	019210042000	COUNTY OF MONO
3	Conway Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210010000	On Conway Road in subdivision	019210010000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200040000	On Wilson Creek Road in subdivision	019200040000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200042000	Adjacent to Wilson Creek Road in subdivision	019200042000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200043000	Off Wilson Creek Road in subdivision	019200043000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210046000	Bodie Circle culdesac off Conway Road in subdivision	019210046000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210044000	Off Wilson Creek Road in subdivision	019210044000	COUNTY OF MONO
3	Conway Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210033000	Off Conway Road in subdivision	019210033000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210050000	Off Wilson Creek Road in subdivision	019210050000	COUNTY OF MONO
3	Conway Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210024000	Off Conway Road in subdivision	019210024000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200005000	Off Wilson Creek Road in subdivision	019200005000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210034000	Off Wilson Creek Road in subdivision	019210034000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210019000	Off Wilson Creek Road in subdivision	019210019000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200032000	Off Wilson Creek Road in subdivision	019200032000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.28	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200047000	Off Wilson Creek Road in subdivision; appears encroached upon by nice house	019200047000	COUNTY OF MONO
3	Lundy Circle	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200048000	Off Lundy Circle culdesac in subdivision	019200048000	COUNTY OF MONO
3	Lundy Circle	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210039000	Off Lundy Circle culdesac in subdivision	019210039000	COUNTY OF MONO
3	Lundy Circle	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210035000	Off Lundy Circle culdesac in subdivision	019210035000	COUNTY OF MONO
3	Glacier Cyn Wy/Conway	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210026000	Corner of Conway Road and Glacier Canyon	019210026000	COUNTY OF MONO
3	Conway Road	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210032000	Off Conway Road in subdivision	019210032000	COUNTY OF MONO
3	Conway Road	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200046000	On Conway across from Glacier Canyon in subdivision	019200046000	COUNTY OF MONO
3	Lundy Circle	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200038000	On Lundy Circle (at end) in subdivision	019200038000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210051000	On Bodie Circle in subdivision	019210051000	COUNTY OF MONO
3	Conway/Wilson Creek	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200027000	On corner of Conway and Wilson Creek roads in subdivision near entrance, across fr house	019200027000	COUNTY OF MONO
3	Lundy Circle	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200006000	Lundy Circle culdesac off Glacier Canyon Way in subdivision	019200006000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.29	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210049000	Off Glacier Canyon Way in subdivision	019210049000	COUNTY OF MONO
3	Conway Road	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200045000	At end of Conway Road in subdivision	019200045000	COUNTY OF MONO
3	Bodie Cir/Conway Rd	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210027000	Bodie Circle and Conway Road in subdivision	019210027000	COUNTY OF MONO
3	Glacier Cyn/Conway	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210057000	Corner of Glacier Canyon Way and Conway Road in subdivision	019210057000	COUNTY OF MONO
3	Lundy Cir/Glc Cyn	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210036000	On Lundy Circle and Glacier Canyon in subdivision	019210036000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210018000	On Glacier Canyon Way in subdivision	019210018000	COUNTY OF MONO
3	Conway Rd/Glc Cyn	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210058000	On corner of Conway Road and Glacier Canyon Way in subdivision	019210058000	COUNTY OF MONO
3	Conway Road	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210056000	On end of Conway Road in subdivision	019210056000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200029000	On Bodie Circle in subdivision	019200029000	COUNTY OF MONO
3	Conway Road	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210055000	On Conway Way in subdivision	019210055000	COUNTY OF MONO
3	Glacier Cyn/Lundy	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210037000	On corner of Glacier Canyon Way and Lundy Circle in subdivision	019210037000	COUNTY OF MONO
3	Glacier Cyn/Lundy	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210031000	On corner of Glacier Canyon Way and Lundy Circle	019210031000	COUNTY OF MONO
3	Lundy Circle	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200030000	On Lundy Circle	019200030000	COUNTY OF MONO
3	Wilson Crk/Conway	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200004000	On corner of Wilson Creek and Conway roads	019200004000	COUNTY OF MONO
3	Conway/Goat Ranch	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/011200009000	Entrance to Mono City at corner of Conway Road and Goat Ranch Cutoff	011200009000	COUNTY OF MONO
3	Lundy Circle	Mono City	0.30	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/011280021000	On Lundy Circle	011280021000	COUNTY OF MONO
3	Glacier Cyn / Lundy	Mono City	0.31	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019110018000	At corner of Glacier Canyon Way and Lundy Circle in subdivision	019110018000	COUNTY OF MONO
3	Bodie Circle	Mono City	0.31	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019100019000	On Bodie Circle in subdivision	019100019000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.32	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/011200010000	On Glacier Canyon Way in subdivision	011200010000	COUNTY OF MONO
3	Conway Road	Mono City	0.32	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019110016000	At end of Conway Road in subdivision	019110016000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.32	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/013240003000	off Glacier Canyon Way	013240003000	COUNTY OF MONO
3	Conway Road	Mono City	0.33	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019100008000	On Conway Road in subdivision	019100008000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.33	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200024000	On Glacier Canyon Way in subdivision	019200024000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.33	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200016000	On Glacier Canyon Way in subdivision	019200016000	COUNTY OF MONO
3	Wilson Crk/Conway	Mono City	0.33	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210021000	Between Wilson Creek and Conway roads in subdivision	019210021000	COUNTY OF MONO
3	Glacier Canyon Way	Mono City	0.34	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200019000	Off Glacier Canyon Way in subdivision	019200019000	COUNTY OF MONO
3	Glacier Cyn/Conway	Mono City	0.34	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210016000	On corner of Glacier Canyon Way and Conway Road in subdivision	019210016000	COUNTY OF MONO
3	Conway Road	Mono City	0.34	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200010000	Off Conway Road in subdivision	019200010000	COUNTY OF MONO
3	Conway Road	Mono City	0.36	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210017000	Off Conway Road in subdivision	019210017000	COUNTY OF MONO
3	Wilson Crk/Conway	Mono City	0.37	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200017000	On (between) Wilson Creek and Conway roads in subdivision	019200017000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.39	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210012000	Off Wilson Creek Road in subdivision	019210012000	COUNTY OF MONO
3	Wilson Creek Road	Mono City	0.46	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200025000	Off Wilson Creek Road in subdivision	019200025000	COUNTY OF MONO
3	Conway Ranch Road	Mono City	12.50	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210007000	Off Conway Ranch Road	019210007000	COUNTY OF MONO
3	Conway Ranch Road	Mono City	39.03	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200009000	Upper corner transected by Conway Rancy Road	019200009000	COUNTY OF MONO
3		Mono City	40.65	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200044000	Open space north of subdivision off end of Conway Road. Streambed going through	019200044000	COUNTY OF MONO
3		Mono City	49.85	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210052000	Between L-shaped parcel and 395	019210052000	COUNTY OF MONO
3	Hwy 395/Conway Rnch	Mono City	60.11	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210059000	Off 395 and transected by Conway Ranch Road	019210059000	COUNTY OF MONO
3	100 Conway Ranch Rd	Mono City	176.46	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019210030000	Conway Ranch	019210030000	COUNTY OF MONO
3		Mono City	258.94	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/019200028000	L-shaped tract adjacent to subdivision near 395	019200028000	COUNTY OF MONO

Expanded Mono County Owned Parcel Data

3	1200 Cemetery Road	Mono City	4.07	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/019100020000	Mono Lake Cemetery	019100020000	COUNTY OF MONO
3	Hwy 167	Mono City	159.44	Y	RM	NA	https://gis.mono.ca.gov/apps/pv/parcel/019150017000	Off and south of Hwy 167. Why RM and not OS??	019150017000	COUNTY OF MONO-MONO CEMETERY
4		Bodie	0.01	Y	BODIE	NA	https://gis.mono.ca.gov/apps/pv/parcel/017090049000	Sliver. Land trade? Why Court jurisdiction?	017090049000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.06	Y	BODIE	NA	https://gis.mono.ca.gov/apps/pv/parcel/017201013000	Small triangular parcel near jct of Cottonwood Cyn and Bodie roads	017201013000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.09	Y	BODIE	NA	https://gis.mono.ca.gov/apps/pv/parcel/017201015000	Why Court? Off Bodie Road before Bodie Masonic Road. Land trade?	017201015000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.10	Y	BODIE	NA	https://gis.mono.ca.gov/apps/pv/parcel/017090042000	Why Court? Land trade?	017090042000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.12	Y	BODIE	NA	https://gis.mono.ca.gov/apps/pv/parcel/017201014000	Parcel adjacent to a County rectangular parcel near jct of Cottonwood Cyn and Bodie road	017201014000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.13	Y	BODIE	NA	https://gis.mono.ca.gov/apps/pv/parcel/017201016000	Off Bodie Road past junction with Cottonwood Canyon Road? Why Court? Trade?	017201016000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.34	Y	BODIE	NA	https://gis.mono.ca.gov/apps/pv/parcel/017090044000	Bodie. Why Court? Land Trade?	017090044000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.39	Y	BODIE	NA	https://gis.mono.ca.gov/apps/pv/parcel/017201001000	Triangle Shaped parcel near interstion of Cottonwood Canyon Bodie roads	017201001000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.46	Y	BODIE	NA	https://gis.mono.ca.gov/apps/pv/parcel/017090041000	Off Bodie Road past junction with Cottonwood Canyon Road? Why Court? Trade?	017090041000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.01	Y	RM	NA	https://gis.mono.ca.gov/apps/pv/parcel/017043008000	Sliver . . . Why? Why Court? Off Bodie Road past Bodie Masonic Road. Land trade?	017043008000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.04	Y	RM	NA	https://gis.mono.ca.gov/apps/pv/parcel/017102066000	Sliver off Bodie Rtoad past Bodie Masonic Road. Why Court? Why so small? Trade?	017102066000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	0.05	Y	RM	NA	https://gis.mono.ca.gov/apps/pv/parcel/017102042000	Small rectangle new Bodie Masonic and Bodie roads. Why RM instead of Bodie?	017102042000	COUNTY OF MONO-SUPERIOR COURT
4		Bodie	13.55	Y	RM	NA	https://gis.mono.ca.gov/apps/pv/parcel/017030003000	Why Court if RM? Off Bodie Road past Bodie Masonic Road. Land trade?	017030003000	COUNTY OF MONO-SUPERIOR COURT
4	309 Main Street	Bridgeport	0.15	N?	C	NA	https://gis.mono.ca.gov/apps/pv/parcel/008132010000	Fire Department? (zoned commercial)	008132010000	COUNTY OF MONO-BRDGPT FIRE DIS
4	55 Court Street	Bridgeport	0.36	N	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/008112001000	Open Space but appears to have structure. Intersection of 182 across fr. Milk Rch Rd	008112001000	COUNTY OF MONO
4	395 & 182	Bridgeport	0.36	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/008112006000	Junction of 395 and 182 on river. Possible park/Entry Treatment?	008112006000	COUNTY OF MONO
4	Emigrant Street	Bridgeport	0.17	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/008093028000	Museum? Adjacent to tennis courts.	008093028000	COUNTY OF MONO-SR.CITIZEN BLDG
4	278 Main Street	Bridgeport	0.92	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/008095005000	Mono County Courthouse	008095005000	COUNTY OF MONO-COURTHOUSE
4	57 Bryant Street	Bridgeport	1.00	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/008101007000	Mono County Probation	008101007000	COUNTY OF MONO
4	Stock Drive	Bridgeport	1.45	Y	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/008111014000	Intersected by Stock Drive, adjacent to 182 at end of airfield	008111014000	County of Mono
4	49 Bryant Street	Bridgeport	1.58	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/008094006000	Mono County SO	008094006000	COUNTY OF MONO-ANNEX I&II ETC.
4	73 N School Street	Bridgeport	2.76	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/008093033000	Park, tennis courts	008093033000	COUNTY OF MONO-BRIDGEPORT COM C
4	221 Twin Lakes Road	Bridgeport	3.38	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/008080007000	Mono General Hospital (Closed) New Jail site	008080007000	COUNTY OF MONO-MONO GEN. HOSP.
4	50 Garbage Pit Road	Bridgeport	37.61	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/008060066000	Bridgeport Transfer Station; closed landfill? Renewables?	008060066000	COUNTY OF MONO
4	1002 Aurora Canyon	Bridgeport	38.11	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/0080600051000	Cemetery and Ballfields but some vacant land for housing.	0080600051000	COUNTY OF MONO-BRDGPT CEMETERY
4	76 Stock Drive	Bridgeport	46.34	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/0080600057000	Airfield	0080600057000	COUNTY OF MONO-BRYANT FIELD
4	Highway 395	Coleville	34.67	Y	AG 10	NA	https://gis.mono.ca.gov/apps/pv/parcel/001100067000	North of military housing. Westside. Big discrepancy between GIS and parcel data re size.	001100067000	COUNTY OF MONO
4	Hwy 395/Cunningham L	Coleville	1.68	Y-	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/001120003000	Highway 395 and both sides of Cunningham Lane. Frontage vacant. Rear part of cemetery.	001120003000	COUNTY OF MONO-COLEVILLE CEM.
4	Hwy 395	Sonora Junction	84.55	N+	RE	NA	https://gis.mono.ca.gov/apps/pv/parcel/006120010000	Borrow Pit off 395 just north of Sonora Junction	006120010000	ROAD DEPARTMENT, COUNTY OF MONO
4	114021 Hwy 395	Topaz	13.83	Y	AG 10	NA	https://gis.mono.ca.gov/apps/pv/parcel/001100055000	Westside of 395 -- old borrow it or otherwise distrubed	001100055000	MONO COUNTY
4	Hwy 395/Topaz Lane	Topaz	4.03	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/001110001000	Highway 395 and Topaz Lane (south of Topaz Lane)	001110001000	COUNTY OF MONO
4	115729 HWY 395	Topaz	0.65	Y	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/001250014000	Transected by road. One parcel removed from 395.	001250014000	COUNTY OF MONO-ANT. FIRE DIST.
4	466 Mule Deer Road	Walker	0.97	N+	ER	NA	https://gis.mono.ca.gov/apps/pv/parcel/002361021000	Paramedic Residence. High-density opportunity.	002361021000	MONO COUNTY
4	108952 Hwy 395 #8	Walker	0.09	N	MHS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002470011000	Sierra East Mobile Home Park	002470011000	COUNTY OF MONO
4	757 North River Lane	Walker	1.00	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002290007000	Vacant riverfront parcel. Adjacent parcel developed. Why OS?	002290007000	COUNTY OF MONO
4	N. River Lane	Walker	1.00	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002290006000	One of several long narrow riverfront parcels between developed parcels. Water rights?	002290006000	COUNTY OF MONO
4	55 N. River Lane	Walker	1.00	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002310001000	Riverfront. Water rights? Campground?	002310001000	COUNTY OF MONO
4	593 N River Lane	Walker	1.00	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002300002000	Transected by river, between to developed parcels, some encroachment	002300002000	COUNTY OF MONO
4	N River Lane	Walker	1.00	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002290005000	One of several long narrow riverfront parcels between developed parcels. Water rights?	002290005000	COUNTY OF MONO
4	149 N River Lane	Walker	1.01	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002310009000	River frontage. Encroaching structure.	002310009000	COUNTY OF MONO
4	275 N. river Lane	Walker	1.01	Y-	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002310035000	Buildings clearly encroaching on this one of several riverfront parcels	002310035000	COUNTY OF MONO
4	N. River Lane	Walker	1.03	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002310038000	One of several long narrow riverfront parcels between developed parcels. Water rights?	002310038000	COUNTY OF MONO
4	217 N. River Lane	Walker	1.04	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002310037000	One of several long narrow riverfront parcels between developed parcels	002310037000	COUNTY OF MONO
4	106 Meadow Drive	Walker	1.31	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002343005000	One parcel off river at corner of Springer Court	002343005000	COUNTY OF MONO
4	Highway 395	Walker	2.41	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002490008000	On 395 at bend on 395 north of "developed" parcel. Riverfront.	002490008000	COUNTY OF MONO
4	Highway 395	Walker	3.97	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002490010000	One parcel off 395 on bend in river south of other parcels	002490010000	COUNTY OF MONO
4	Highway 395	Walker	4.92	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002490001000	Adjacent to 395; along river near mouth of canyon. Park Facility.	002490001000	COUNTY OF MONO
4	106390 Highway 395	Walker	5.35	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/0021440033000	395 + Eastside Lane. Crosses River. Water rights?	0021440033000	COUNTY OF MONO
4	Highway 395	Walker	9.74	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002490011000	In mouth of canyon along highway and river, two parcels south of "developed" parcel	002490011000	COUNTY OF MONO
4	Hwy 395	Walker	11.74	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002490002000	Riverfront. South of other parcels in Canyon	002490002000	COUNTY OF MONO
4	Hwy 395	Walker	16.85	Y	OS	NA	https://gis.mono.ca.gov/apps/pv/parcel/002490007000	Along 395 and river north of bend coming into Walker	002490007000	Mono County
4	51 Shop Road	Walker	0.41	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/002361028000	Paramedic Station	002361028000	COUNTY OF MONO-ANT.FIRE DIST.
4	135 Eastside Lane	Walker	0.66	Y	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/002310056000	Triangle just past river. Park?	002310056000	COUNTY OF MONO-ROAD DEPT. R-W
4	107655 Hwy 395	Walker	1.02	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/002361012000	Behavioral Health	002361012000	COUNTY OF MONO
4	Mule Deer Road	Walker	1.02	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/002362008000	Grassy parcel between tennis coursts and private residence	002362008000	COUNTY OF MONO-ANT.VLY.REC.CTR
4	Mule Deer Road	Walker	1.04	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/002362009000	Walker Community Center tennis court and part of ballfield	002362009000	COUNTY OF MONO ANT. VLY REC. CTR
4	399 Mule Deer Road	Walker	1.14	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/002362011000	Walker Senior Center	002362011000	COUNTY OF MONO
4	442 Mule Deer Road	Walker	1.31	N	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/002361029000	Walker Community Center and Park	002361029000	COUNTY OF MONO-ANT.VLY.COM.CTR
4	62 Shop Road	Walker	3.28	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/002361018000	Walker Road Shop. One or two small structures on large t-shaped parcel	002361018000	COUNTY OF MONO-DISTRICT 5 YARD
4	280 Offal Road	Walker	41.81	N+	PF	NA	https://gis.mono.ca.gov/apps/pv/parcel/002110023000	Walker Transfer Station. Renewables?	002110023000	COUNTY OF MONO
4	Highway 395	Walker	0.43	Y-	RR 10	NA	https://gis.mono.ca.gov/apps/pv/parcel/002490009000	Either side of Walker River! Adjacent to developed parcel. Water rights?	002490009000	COUNTY OF MONO
5	400 Meridian Blvd	Mammoth	4.47	N	IP	P-QP	https://gis.mono.ca.gov/apps/pv/parcel/0035010055000	Mammoth Library	035010055000	MONO COUNTY BOARD OF EDUCATION
5	461 Sierra Park Rd	Mammoth	11.95	N+	IP	P-QP	https://gis.mono.ca.gov/apps/pv/parcel/0035010056000	Mammoth Ice Rink. Relation to MUF?	035010056000	MONO COUNTY BOARD OF EDUCATION

EXHIBIT C. PARCELS THAT MIGHT BE CONSIDERED FOR POTENTIAL SALE, LEASE OR EXCHANGE OR HOUSING DEVELOPMENT

If there is no current or foreseeable public purpose for Mono County owning a particular parcel, the Board of Supervisors may want to consider designating the property as surplus governmental land, and directing that the County dispose of the property through the exchange, sale or lease mechanisms described, generally, earlier in this report. Some of these properties might be suitable for housing development; either by making them available for private development using the preceding processes or, in the case of affordable housing, through County-sponsored development.

Following is a list of parcels that, at least initially, might warrant such review. All are subject to considerations described more fully in the body of the Mono County Land Holdings Report, including confirming the County's ownership of the property, determining water rights, and identifying any encumbrances on the land. County-owned properties with an Open Space land use designation have generally, but with a few exceptions, not been considered for inclusion below. (Note: This table also does not identify those County-owned parcels which are currently or planned to be used for public purpose but might lend themselves to infill housing opportunities. Those parcels are identified in Exhibit D.

Both the means of disposal, and value of the land can be influenced by considering what the County would like to see the property ultimately used for, ensuring its land use designation and zoning facilitate the desired use, and having the property appraised for its highest and best use. Rather than simply proceeding with selling a particular property, the County can further influence what happens to the property by disposing of it, for lease or sale, through a Request For Proposals (RFP) process that seeks proposals to use the property for a specific use or uses. One reason the County may wish to consider leasing rather than selling a particular parcel for a particular use or uses (specified in the RFP process) is that, as a rule of thumb, ground leases can be set as high as 10% of the appraised value of the property including subsequent improvements.

KEY TO POSSIBLE USES: H = Housing; E = Exchange; S = Sale; D = Development through County-issued RFP.

H	E	S	D	APN	Community	Address / Location	Acres	Land Use	Zoning	Notes
*		*	*	001110001000	Topaz	Hwy 395/Topaz Ln	4.03	OS	NA	Parcel may have FEMA deed restrictions affecting possible uses (see Exhibit E). Title research required. Private AG land to E.
*	*	*	*	001100055000	Topaz	114021 Hwy 395	13.83	AG 10	NA	No apparent deed restrictions. BLM land to W. <u>Adjacent to and north of next County parcel</u> (both near Alquist Priolo Zone). Possibly used by former owner as borrow pit, but not an active Mono County Road Dept. material site.

H	E	S	D	APN	Community	Address / Location	Acres	Land Use	Zoning	Notes
*	*	*	*	001100067000	Coleville	Hwy 395	34.67	AG 10	NA	No apparent deed restrictions. BLM land to W. and military property to S. Adjacent to above County parcel.
*		*	*	002140033000	Walker	106390 Hwy 395	5.35	OS	NA	Highway frontage. No apparent deed restrictions, but should be further researched since other parcels in area conveyed by FEMA with restrictions. Near or part of Mountain Gate park study area.
	*	*	*	002490008000	Walker Cyn	Hwy 395 (above park)	2.41	OS	NA	No apparent deed restrictions, but should be further researched to ensure no FEMA conveyances. Near or part of Mountain Gate park study area – could be used for County or concessioned camping facilities. Private land (grantor) to E. and otherwise surrounded by or near State lands.
	*	*	*	002490009000	Walker Cyn	Hwy 395 (below park)	0.43	RR10	NA	See above.
	*	*	*	002490002000	Walker Cyn	Hwy 395 (below park)	11.74	OS	NA	See above.
	*	*	*	002490010000	Walker Cyn	Hwy 395	3.97	OS	NA	See above.
	*	*	*	002490011000	Walker Cyn	Hwy 395	9.74	OS	NA	See above.
	*	*		013240003000	Mono City	Off Hwy 167 (about 15.5-mi E. of 395)	159.44	RM	NA	No apparent deed restrictions. BLM land to N. and adjacent parcels privately-owned amidst other BLM-managed lands.
*	*	*	*	037050008000	Whitmore Hot Springs	Substation Rd	0.35	PF	NA	Deed could not be located. Appears closest County-owned parcel(s) to Mammoth Lakes with County-sponsored affordable housing potential and is recommended preferred possible use. Non-potable well on-site, but water rights must be determined (both for affordable housing and other possible uses recommended here). If affordable housing is water/cost-prohibitive should be sold to current tenant, otherwise leased or developed (e.g., expand tank farm) or, possibly traded. Former Sheriff's Substation.
*	*	*	*	037050006000	Whitmore Hot Springs	1311 Substation Rd	3.0	PF	NA	See above.

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H	E	S	D	APN	Community	Address / Location	Acres	Land Use	Zoning	Notes
*		*	*	026040004000	Hammil Valley	Hwy 6 & White Mtn Ranch Rd and Chidago Cyn Rd.	1.09	PF	NA	Deed could not be located. Water rights must be determined.
*	*	*	*	025200031000	Hammil Valley	Hwy 6 (N. of Cinnamon Ranch Rd)	76.83	RR	NA	No apparent deed restrictions but could be partially subject to habitat and flood considerations. West portion could be used for housing with east portion leased or sold for agriculture, or possibly traded.

KEY TO POSSIBLE USES: H = Housing; E = Exchange; S = Sale; D = Development through County-issued RFP.

Exhibit D. Developed County Parcels that May Provide Affordable Housing Infill Opportunities

Exhibit D.

DEVELOPED COUNTY PARCELS THAT MAY PROVIDE AFFORDABLE HOUSING INFILL OPPORUTNITIES

The County's land holdings include 32 parcels of land, totaling almost 95 acres, on which existing or planned public facilities are located. Some of these parcels might be underutilized and candidates for infill development in the form affordable housing or, of course, additional public facilities. Small scale affordable housing projects undertaken as infill development may be relatively costly due to the lack of economies of scale (unless they can be undertaken in coordination with larger nearby housing development projects) but present relatively-available land to facilitate the County's affordable housing objectives. Similarly, developing workforce housing on some of these sites might be a valuable recruitment and retention tool; particularly for critical and challenging-to-fill positions such as paramedics or Sheriff's deputies.

APN	Community	Address	Total Acres	Description / Notes
024132015000	Benton	Hwy 120	0.82	Vacant parcel adjacent to Benton Community/Senior Center
024131014000	Benton	25574 Hwy 6	1.07	Benton Road Shop. Appears underutilized (especially in conjunction with adjacent Rental Housing parcel) and PW Director has indicated that many Road Shops located in middle of communities are at end of useful life and could be relocated.
024131029000	Benton	36 Christie Lane	4.33	Benton Rental Housing that appears to also be used by Road Department. Much of parcel is vacant or appears underutilized.
008060051000	Bridgeport	1002 Aurora Canyon	38.11	Cemetery and Ballfields. If developing housing next to a cemetery is not an "issue" (it's not in communities like Bishop or Big Pine) or if the land is not reserved for cemetery expansion, appears to have over 8-acres of developable land.
008080007000	Bridgeport	221 Twin Lakes Road	3.38	New Jail site (former Mono General Hospital). If co-locating housing does not present an "issue" for funding sources, and site plan permits, may be a half-acre (current heliport location) or more of land available for housing development.

APN	Community	Address	Total Acres	Description / Notes
001120003000	Coleville	Hwy 395/ Cunningham Ln	1.68	Includes portion of cemetery but, if developing housing next to a cemetery is not an "issue" (it's not in communities like Bishop or Big Pine) parcel appears to have over a half-acre of highway frontage is available for development. See Map 14.
060210063000	Crowley	332 S Landing Road	1.55	Crowley Road Shop. Portion of parcel fronting street appears vacant and PW Director has indicated that many Road Shops located in middle of communities are at end of useful life and could be relocated.
060210020000	Crowley	58 Pearson Road	2.81	Crowley Lake Community Center (northeastern part of parcel, about 0.70 acres, appears vacant).
021090017000	Lee Vining	296 Mattly Avenue	2.53	Lee Vining Community Center (southern part of parcel)
021160002000	Lee Vining	51596 Hwy 395	1.21	Lee Vining Road Shop. PW Director has indicated that many Road Shops located in middle of communities are at end of useful life and could be relocated.
001250014000	Topaz	115729 HWY 395	0.65	Behind Fire Department and parcel may be owned by Fire District.
002361012000	Walker	107655 Hwy 395	1.02	Mono Behavioral Health Department parcel with development potential in rear if access granted through or developed in concert with Road Department parcel below.
002361018000	Walker	62 Shop Road	3.28	Walker Road Shop. Western 0.75 acres of parcel appears unused and abuts to Behavioral Health parcel above. PW Director has indicated that many Road Shops located in middle of communities are at end of useful life and could be relocated making even more land available for housing.
002362008000	Walker	Mule Deer Road	1.02	Grassy area between tennis courts and private residence
002361021000	Walker	466 Mule Deer Road	1.00	Paramedic Residence

**HMGP GRANT DEED
EXHIBIT A**

1. **Terms.** Pursuant to the terms of the Stafford Act, regulations promulgated thereunder (44 C.F.R. 206.434), as they read now and may be amended in the future, and the FEMA-State Agreement, the following conditions and restrictions shall apply in perpetuity to each property described in the attached deed and acquired by the Grantee pursuant to the Stafford Act § 404 acquisition program:

- a. **Compatible Uses.** The land shall be used only for purposes compatible with open space, recreational, or wetlands management practices; in general, such uses include parks for outdoor recreational activities, nature reserves, unimproved pervious parking lots and other uses described in 44 C.F.R. § 206.434, as it reads now and may be amended in the future.
- b. **Structures.** No new structures or improvements shall be erected on the property other than:
 - i. A public facility that is open on all sides and functionally related to the open space use;
 - ii. A public restroom; or
 - iii. A structure that is compatible with the uses described in Paragraph 1(a), above, and approved by the Director in writing prior to the commencement or the construction of the structure.

Any structures built on the property according to this paragraph shall be floodproofed or elevated to the Base Flood Elevation plus one foot of freeboard.

- c. **Disaster Assistance.** No future disaster assistance from any Federal source for any purpose related to the property may be sought, nor will such assistance be provided.
- d. **Transfer.** The Grantee agrees that it shall convey any interest in the property only with prior approval of the transferee from the Regional Director of FEMA and only to another public entity or to an organization qualified under Section 170(h) of the Internal Revenue Code of 1954, as amended, and applicable regulations promulgated thereunder. However, the Grantee may convey a lease to a private individual or entity for purposes compatible with the uses described in Paragraph 1(a), above, including agriculture, with the prior approval of the Regional Director.

If title to the property is transferred to a public entity other than a qualified state or federal agency with a conservation mission, it must be conveyed subject to a Conservation Easement that shall be recorded with the deed and shall incorporate all

terms and conditions set forth herein, including the easement holder's responsibility to enforce the easement. This shall be accomplished by one of the following means:

- i. The Grantee shall convey, in accordance with section (d) above, a conservation easement to someone other than the title holder; or
 - ii. At the time of title transfer, the Grantee shall retain such conservation easement, and record it with a deed.
2. **Inspection.** FEMA, its representatives, and assigns, including [State], shall have the right to enter upon the property, at reasonable times and with reasonable notice, for the purpose of inspecting the property to ensure compliance with the terms of the grant.
3. **Monitoring and Reporting.** Every two (2) years on [date], the Grantee, through [State], shall submit to the FEMA Regional Director a report certifying that the Grantee has inspected the subject property within the month preceding the report, and that the property continues to be maintained consistent with the provisions of the grant.
4. **Enforcement.** If the subject property is not maintained according to the terms of the grant, the Grantee, [State], and FEMA, its representatives, and assigns are responsible for taking measures to bring the property back into compliance.
 - a. The State will notify the Grantee in writing and advise the Grantee that it has 60 days to correct the violation.
 - b. If the Grantee fails to demonstrate a good faith effort to come into compliance with the terms of the grant within the 60-day period, the State shall enforce the terms of the grant by taking any measures it deems appropriate, including but not limited to bringing an action at law or in equity, in a court of competent jurisdiction.
 - c. FEMA, its representatives and assigns may enforce the terms of the grant by taking any measures it deems appropriate, including but not limited to the following:
 - i. Requiring transfer of title in accordance with Paragraph 1(d). The Grantee shall bear the costs of bringing the property back into compliance with the terms of the grant; or
 - ii. Bringing an action at law or in equity in a court of competent jurisdiction against the State or the Grantee.
5. **Severability.** Should any provision of this grant or the application thereof to any person or circumstance be found to be invalid or unenforceable, the rest and remainder of the provisions of this grant and their application shall not be affected and shall remain valid and enforceable.

Chapter 3.05 - LEASE OF COUNTY REAL PROPERTY

Sections:

3.05.010 - Definitions.

- A. County. For the purposes of this chapter, "County" shall mean the County of Mono.
- B. County-owned property. For the purpose of this chapter, "County-owned property" shall mean any property owned by the County in fee or any property leased or licensed to the County.
- C. Notice. For the purposes of this chapter, "notice" shall mean written notice that includes a description of the property proposed to be leased or licensed, the terms of the lease or license, the location where offers to lease or license the property will be accepted, the location where leases or licenses will be executed, and the name and/or title of any county officer authorized by resolution of the board of supervisors to execute the lease or license.

(Ord. 03-08 § 1, 2003; Ord. 98-10 § 1, 1998.)

3.05.020 - Leases or licenses of County-owned property—Alternate procedure.

Except as otherwise set forth in Section 3.05.030, leases or licenses of county-owned property may be entered into by the board of supervisors of the County pursuant to the alternate procedure authorized by Government Code Section 25537 provided that the following minimum procedures are complied with:

- A. A call for bids shall be posted in at least three public places for not less than fifteen days and published for not less than two weeks in a newspaper of general circulation. The call for bids shall, at a minimum, describe the property proposes to be leased or licensed, the terms of the lease or license, and the date, time and location where offers to lease or license the property will be accepted.
- B. Any additional notice required by Government Code Section 25537 shall be provided.
- C. The board of supervisors shall either accept the highest offer for the proposed lease or license submitted in response to the call for bids, or shall reject all bids.

(Ord. 03-08 § 2, 2003.)

3.05.030 - Nonrenewable leases or licenses of County-owned property not exceeding ten years in duration.

Notwithstanding Section 3.05.020, nonrenewable leases or licenses of County-owned property not exceeding ten years in duration and having an estimated monthly rent not exceeding the maximum amount set forth in Government Code Section 25537, subdivision (b), as the same may be amended from time to time, are exempt from the bidding procedures described in Section 3.05.020 and may be entered into by the

board of supervisors after complying with any procedures specified in said subdivision (b). The board also authorizes the county administrative officer to execute leases or licenses of any County-owned property pursuant to Government Code Section 25537 in accordance with any applicable procedures specified by that section and this chapter.

(Ord. 07-02 § 1, 2007; Ord. 03-08 § 3, 2003.)

(Ord. No. 15-02, § 1, 3-3-2015)

INYO COUNTY
REAL PROPERTY MANAGEMENT POLICY

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**INYO COUNTY
REAL PROPERTY MANAGEMENT POLICY**

I. GENERAL PROVISIONS

A. Purpose

The intent and purpose of this Policy ("Policy") is to establish uniform principles to guide actions by the Inyo County Board of Supervisors ("Board") related to the management, disposition and sale of County-owned Real Property, and the acquisition thereof. The Policy sets forth the process to be used in determining whether County-owned Real Property is surplus to County needs and whether such property should be sold, exchanged, leased, or developed through a Request For Proposal (RFP) process. The Policy also establishes the procedures to be used in the process of selling, exchanging, developing through RFP, or leasing of County-owned Real Property.

B. Prohibition of Interest in the Disposition of Surplus Property

Inyo County employees, representatives, consultants, and agents shall comply with all applicable County and State conflict of interest laws and policies in the disposition of surplus property.

II. POLICY STATEMENT

Over many years the County of Inyo (County) has obtained various parcels of land that may not be required or suitable for the public's benefit. If the County subsequently determines that a property/properties are no longer required for a public purpose, it may sell, exchange, develop using the RFP-process provided for by law, or lease such real property or interest therein in the manner and upon the terms, standards, and conditions established herein and approved by the Inyo County Board of Supervisors. All sales of property will be made in exchange for payment in cash; exchange for other lands that may be used for a public purpose; or, other value as determined by the Board. The Board will obtain appraised fair market value for any surplus real property offered for sale, except that less than fair market value may be accepted if it is determined to be in the County's best interest by the Board to sell the property for a negotiated amount that is subsequently approved by the Board by 4/5's vote.

III. COMPLIANCE WITH LAW

A. The disposal of surplus property, and the acquisition of real property shall be in accordance with all laws that are in existence at the time of disposal or acquisition.

B. Properties that have been determined to be surplus to the County by the Board may be disposed of according to state law, which is summarized in Attachment A.

C. Sale to Public Entity

First consideration for properties determined to be surplus to the County shall be sold or traded to another public entity for public purposes in accordance with Government Code §§ 54220 et seq. Prior to disposing of any potential surplus real property, a written offer will be made to sell or lease the property to public agencies for the purpose of developing low and moderate income housing, parks and recreational facilities, schools, or other public purposes. The offer to sell or lease the property to a public entity will be exclusive for a period of sixty (60) days. In the event more than one public entity responds, first priority shall be given to the public entity which agrees to use the site for low to moderate income housing, except that first priority shall be given to a public entity which agrees to use the site for park or recreational purposes if the surplus property is already being used and will continue to be used for park or recreational purposes, or if the surplus property is designated for park and recreational use in the local general plan and will be developed for that purpose. The next priority will be given to the public entity that makes the first offer to purchase the property for fair market value as established by the Board.

D. Sale by Competitive Sealed Bid

If no public entity accepts the County's offer to sell or lease the surplus property within sixty (60) days, then the County may, at its sole discretion, dispose of the property to the general public by sealed bid in the manner prescribed in Government Code §§ 25520, 25521, 25528, 25530, 25531, 25533 and 25534 et seq. These sections provide for sealed bids, require the County to provide additional notice of the sale to the public through posting and advertising, allow the Board to reject any proposal and withdraw the property from sale, and allow for oral bids to be received at the public meeting provided that any oral bid be five percent higher than the highest written bid.

E. Sale by Public Auction

The County may also dispose of property to the general public by public auction and in the manner prescribed in Government Code § 25363 et seq. This method authorizes the sale of property and requires that the sale be made at the courthouse door or such other place as the Board directs by four-fifths vote, with notice of the sale given five days prior, and published in a newspaper in the County or posted in three public places, and provided that notification has been made to those public agencies identified in Government Code § 54220 et seq.

Each person submitting a proposal to purchase a property by sealed bid or public auction must submit a deposit of ten percent (10%) of the offered price at the time his or her proposal is submitted.

F. Sale or Lease by Request for Proposals

The Board may elect to sell surplus property via the Request for Proposals (RFP) method as prescribed in Article 7.5, commencing within § 25515 of Chapter 5 of Part 2 of Division 2 of Title 3 of the Government Code.

The Board would direct the County staff to prepare an RFP for sale and development of surplus property in a manner consistent with the County Zoning Ordinance and the County's General Plan.

Upon expiration of the time during which public entities may offer to purchase the property, and assuming no sale of the property to any such entity is made, County staff will return to the Board with the proposed RFP for its consideration. If approved, the Board will, by a 4/5ths vote, approve the issuance of the RFP.

The Board will adopt a resolution which, in addition to describing the particulars of the property and the County's vision for its development, will set a place, time and date for a hearing, to be held at least 60 days later, at which the Board will consider all timely responses to the RFP. That resolution, containing the directions on how interested persons could respond to the RFP, must be published in the newspaper once a week for three successive weeks.

After the mandatory 60-day period for receiving responses to the RFP expires, County staff will review all timely responses to the RFP and prepare a recommendation for consideration by the County Financial Advisory Committee ("Committee") and/or the Board.

At the place, date and at the time set forth in the above-described resolution for the Board's consideration of them, the Board will review the responses to the RFP and staff's recommendations. The Board will then select a successful respondent and direct staff and the successful respondent to meet and negotiate a final arrangement for the sale of the property and its subsequent development by that respondent.

Additionally, the Board will direct the preparation of a California Environmental Quality Act (CEQA) analysis of any necessary general plan amendment and zone change that, if approved, would allow the uses on the property contemplated in the RFP. The Inyo County Planning Department will, as directed by the Board, commence the CEQA review process for the above-described general plan amendment and zone change.

Following the CEQA process and review period, the Inyo County Planning Commission ("Commission") will consider the CEQA document concerning the

proposed general plan amendment and zone change, and will consider recommending approval of those amendments and consider recommending certification of the CEQA document. The Commission will also consider making the finding required by Government Code §§ 25515.1(a) and 65402 that the proposed development of the property is consistent with the County's general plan.

Once a final arrangement is worked out with the successful respondent, it must be memorialized in the form of an ordinance. The ordinance will be scheduled for consideration by the Board at the first reading noticed in accordance with Government Code § 6066, which requires the advertisement to run once a week for two weeks.

If the Board approves the proposed arrangement for the sale and development of property, it will adopt the ordinance at a subsequent public hearing. The ordinance and the agreement will not go into effect for 30 days, during which time it could be challenged via a citizen referendum. During this 30-day period, County staff will prepare all documents, and make the arrangements necessary to consummate the sale and ensure that the property will be used in accordance with the RFP and the approving ordinance; this will include retaining a title company to prepare a title report, opening escrow, and preparing the deed that will be used to transfer title to the property.

Once the 30 day referendum period expires, the sale of the property will be consummated (i.e./e.g. the purchase price will be paid to the County or deposited into the escrow, the deed will be signed and recorded, any agreements respecting the use/development of the property will be signed, etc.).

Thereafter, the Planning Director will monitor the development and use of the property to ensure that the terms of the sale and development agreement are adhered to. This would carry on indefinitely, or if the restrictions on the use of the property are of limited duration, until that time expires.

If the surplus property is not subsequently sold as a result of the sealed bid, public auction or RFP process, the property may be sold to the party who makes the highest reasonable offer to purchase the property that is acceptable to the Board.

IV. EXCHANGE, DISPOSAL, OR LEASE OF SURPLUS REAL PROPERTY

County property for which there is not an immediate or foreseeable public purpose should be made available for private ownership. For the purposes of this Policy, public purpose will be determined by the Board in accordance with the law.

A. Identification of Potential Surplus Property

1. To facilitate the identification of County property for which there is not an immediate or foreseeable public purpose, no less frequently than once every three years the County shall review its inventory of real property and identify holdings that could be designated as surplus property.
2. The review identified in Section IV.A.1. shall be initiated by the County Administrative Officer (CAO) in consultation with, and assistance from other County departments. The CAO shall prepare an inventory of all real property owned by the County, consistent with the requirement of Section IV.A.3., and present the inventory to the Committee for review and recommendation to the Board.
3. The inventory of County-owned property shall include the Assessor's Parcel Number, legal description and a map showing the location of the property and a description of its current use. If available, the most recent appraised fair market value of the property, as well any indication of the County's water and/or mineral rights, should be identified in the inventory. The inventory should identify those properties for which there is a current or foreseeable public purpose, and those properties recommended for consideration as surplus. In addition, the CAO may, in preparing the inventory, make recommendations relative to the manner in which the property should be disposed.
4. The Committee shall review the inventory and make recommendations to the Board regarding County-owned property that could be designated as surplus, whether mineral and water rights should be retained, and the manner in which the surplus property should be disposed. In the event the Committee does not reach a unanimous recommendation, both the majority and minority Committee recommendations may be forwarded to the Board. Any recommendation forwarded to the Board shall include with the list a checklist, developed by the Committee, which includes the reasons for the Committee's recommendation for exchange, sale or lease of County owned property. The checklist, at a minimum, will include access considerations, infrastructure availability, community need, financial return to the County, potential highest and best use, and land use designations.
5. The Board shall consider the inventory of County-owned property, and the Committee's recommendations for the designation of surplus property and the manner of disposal at a public meeting duly noticed by advertisement in a local newspaper once a week for two weeks.

6. The Board, Committee, or County staff may initiate the consideration of the designation of a specific County-owned property as surplus property independent of the inventory process described herein provided that all other provisions of this Policy are implemented.

B. Manner of Disposal of Surplus Property

In determining the manner in which surplus property might be disposed, the Committee and the Board shall consider the following:

1. The manner of disposal that will maximize the financial return to the County. In evaluating financial return to the County, the financial return generated from the outright sale of the property shall be weighed against the cost of acquiring land and/or facilities, using the methods described in Section IV. B. 2. and 3. below, to meet a public purpose.
2. The possibility of exchanging the County-owned property for real property owned by other public agencies and private parties for a public purpose.
3. Opportunities to use the Request For Proposal process, described in Section III. F., to meet a public purpose through the sale or lease of property to private interests.
4. County-owned real property for which there is a possible future public purpose should be leased in a manner that provides the highest and best use of the land and maximizes the financial return to the County. Any lease will include at a minimum a standard escalation clause pertaining to the lease payment and terms for renegotiations.

C. Use of Proceeds

Proceeds realized from the sale of County-owned property disposed in accordance with this Policy shall be used to fund one-time costs associated with the acquisition of real property for a public purpose, the construction or deferred maintenance of County property and facilities (including tenant improvements at leased properties), and other capital improvement projects. Proceeds realized from the sale of County-owned real property disposed in accordance with this Policy shall not be used to fund on-going County operating expense.

D. Property Research Prior to Exchange, Disposal or Lease

Subsequent to the Board's designation of County-owned real property as surplus, and prior to the disposal or lease of any County-owned surplus real property, the County shall do the following:

1. Determine actual title to the property/properties and whether the subject property/properties hold water and mineral rights;
2. Determine actual fair market value of the subject property/properties by independent appraisal;
3. Solicit other affected County Departments for comments to the exchange, sale, or lease of surplus property;
4. Identify the Zoning and determine General Plan conformance of the subject property/properties;
5. Identify whether subject property/properties are within an Alquist Priolo Study area, Flood Hazard Zone, Avalanche Zone, etc.

E. Other Provisions of Sale

In order to maximize the financial return to the County from the sale, exchange, disposal through RFP-process, or lease of County-owned surplus land in a manner consistent with law:

1. Parcels will be exchanged, sold or leased on an "As Is Where Is" basis.
2. The minimum price established for a parcel shall include the appraised value plus all County costs to dispose of the property.
3. The Board will reserve the right to reject all offers at its sole discretion for the sale, exchange, purchase, development, or lease of any surplus property.
4. The Board will reserve the right to cancel, for any reason whatsoever, any exchange, sale or lease of any parcel prior to the conveyance of title.
5. The Board will reserve the right to place covenants, conditions, or restrictions on the deed for any parcel as allowed by law.
6. The Board reserves the right at its sole discretion to approve or reject such a transaction based upon its determination of the prospective transferee's ability, including but not limited to the

financial ability, to perform as contemplated under the terms of the transaction.

V. ACQUISITION OF REAL PROPERTY

- A. The County may acquire real property, consistent with the provisions of state law to meet an identified or foreseeable public need. This includes the acquisition of tax-defaulted property by Agreement of Sale as legally defined.
- B. The County may object to the sale of the tax-defaulted property and apply to purchase the property for the express purpose of facilitating a land exchange to meet a public need including, for the purpose of this section, increasing the amount of privately-owned property near existing communities and town sites. If the County acquires a tax-defaulted property for the purpose of facilitating a land exchange, and the land exchange process has not formally commenced within two-years of the date of the County taking title to the property, the Board shall take immediate steps to dispose of the property in accordance with this Policy unless a finding is made that the property serves an immediate public purpose or the initiation of a land exchange is imminent.
- C. The County shall not acquire real property for the sole purpose of land speculation (e.g., acquiring land for the sole purpose of selling it for a profit).

VI DEFINITION OF TERMS

- Appraised Value – The monetary value of the County owned property as determined by the County, which may be based on the fair market value of the property as determined by an MAI appraiser employed by the County to make such determination.
- “Cash” – U.S. currency, Bank Cashier’s Check in dollars, or Electronic Funds Transfer in dollars.
- “Fair Market Value” – The price that would be paid by a knowledgeable and informed buyer if the property was sold on the open market.
- “Proceeds of Sale” – The monetary amount received by the County from the disposition of a piece of real property net of the costs incurred by the County to dispose of the property.
- “Public Entity” - As referenced in Section 54222 of the Government Code and as further defined in Section 50079 of the California Health and Safety Code, includes any: county; city; duly constituted governing body of an Indian reservation; redevelopment agency or housing authority, as specifically defined; state agency; public district; other political subdivision of the state, or instrumentality thereof which is authorized to engage in or assist in the development or operation of housing for persons and families of low or moderate income.
- “Real Property” – County owned fee simple parcels of land, mineral and water rights and County owned improvements thereon.

ATTACHMENT A

Summary of State Laws Governing the Exchange, Disposal or Lease of Inyo County Property

The exchange, disposal or lease of those properties that have been determined to be surplus by the Inyo County Board of Supervisors (Board), or not needed for a public purpose or use, may be disposed of by any of the following means:

- a. Directly to a public entity at their request without providing notice to other agencies or calling for a competitive bid at a price representing fair market value and upon determination that the public entity's use shall be for low to moderate income housing purposes as described in Government Code § 54220 et seq.
- b. Directly to a public entity in accordance with Government Code § 25515.1 (a) et seq., which requires notification to those public agencies described in Government Code § 54220 et seq. offering the property for sale or trade.

California Government Code § 54220 et seq. requires surplus government land to be first made available for housing for persons and families of low and moderate income or recreational or open space purposes. Surplus government land means land owned by an entity of the state, or any local entity that is determined to be no longer necessary for the entity's use.

- c. Directly to the Public in the manner prescribed in Government Code § 25363 et seq., which authorizes the sale of property at public auction. Requiring that the sale be made at the courthouse door or such other place within the County as the Board directs by four-fifths vote, with notice of the sale given five days prior, and published in a newspaper in the County or posted in three public places, and provided that notification has been made to those public agencies identified in Government Code § 54220 et seq.
- d. Directly to the Public in the manner prescribed in Government Code §§ 25520, 25521, 25528, 25530, 25531, 25533 and 25534 et seq. These sections provide for sealed bids, require the County to provide additional notice of the sale to the public through posting and advertising, allow the Board to reject any proposal and withdraw the property from sale, and allow for oral bids to be received at the public meeting provided that any oral bid be five percent higher than the highest written bid.
- e. Directly to the Public through the preparation of an RFP for its sale and/or development in accordance with Article 7.5, commencing within § 25515 of Chapter 5 of Part 2 of Division 2 of Title 3 of the Government Code.

The sales price of any surplus real property will be based on the appraised fair market value. Less than appraised fair market value may be accepted if it is determined to be in

the County's best interest to sell the property for a negotiated amount that is subsequently approved by the Inyo County Board of Supervisors by 4/5's vote.

iC:RealPropertyManagementPolicy/LandHoldingPolicy.Final 50807



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: County Counsel

TIME REQUIRED 15 minutes

PERSONS APPEARING BEFORE THE BOARD Emily Fox, Deputy County Counsel

SUBJECT Response to Letter from LADWP
Regarding Sage Grouse Adaptive
Management Plan

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Response to letter received from LADWP on June 2. The June 2 letter responds to correspondence the County sent to LADWP on April 20 regarding the LADWP's proposed Adaptive Management Plan for the Bi-State Sage Grouse in the Long Valley. This letter responds to apparent confusion from LADWP about the interconnectedness of the Mono Lake Basin and Long Valley and invites the president of LADWP to tour Long Valley as part of revising and improving the draft Adaptive Management Plan.

RECOMMENDED ACTION:

Approve letter to send to LADWP.

FISCAL IMPACT:

None.

CONTACT NAME: Emily Fox

PHONE/EMAIL: 760-924-1712 / efox@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
<input type="checkbox"/> Staff report re letter to LADWP
<input type="checkbox"/> Response Letter to LADWP re Sage Grouse AMP
<input type="checkbox"/> Prior Correspondence between County and LADWP

History

Time	Who	Approval
8/31/2021 2:13 PM	County Counsel	Yes
9/2/2021 2:06 PM	Finance	Yes
9/2/2021 3:51 PM	County Administrative Office	Yes

County Counsel
Stacey Simon

Assistant County Counsels
Christian E. Milovich
Anne L. Frievalt

Deputy County Counsel
Emily R. Fox

**OFFICE OF THE
COUNTY COUNSEL**
Mono County

South County Offices
P.O. BOX 2415
MAMMOTH LAKES, CALIFORNIA 93546

Telephone
760-924-1700
Facsimile
760-924-1701

Paralegal
Kevin Moss

To: Board of Supervisors

From: Emily Fox

Date: September 7, 2021

Re: **Response to Letter from LADWP Regarding Proposed Sage Grouse Adaptive Management Plan**

Recommended Action

Approve letter as drafted to send to LADWP.

Strategic Plan Focus Areas Met

Economic Base Infrastructure Public Safety
 Environmental Sustainability Mono Best Place to Work

Discussion

This letter is the latest in a chain of correspondence regarding the LADWP's proposed Adaptive Management Plan for the Bi-State Sage-Grouse Brood-Rearing Habitat on Los Angeles Department of Water and Power Lands in Long Valley (the "AMP"). The Board heard a presentation regarding the proposed AMP at the meeting on April 6, 2021. Following that meeting, the Board directed staff to send a letter detailing Mono County's concerns with the proposed AMP. That letter was approved by the Board and sent on April 20, 2021.

On June 2, 2021, the Board received a letter in response from LADWP president Cynthia McClain-Hill. In the June 2 letter, Ms. McClain-Hill did not respond to the concerns raised in Mono County's April 20 letter, but instead detailed LADWP's mitigation efforts in the Mono Basin

This letter responds to the June 2 letter from Ms. McClain-Hill by (1) clarifying the hydrologic distinction between the Long Valley and Mono Basin, (2) reiterating that the concerns Mono County raised in the April 20 letter still need to be addressed in the AMP, and

(3) inviting Ms. McClain to visit the Long Valley to gain an understanding of the unique ecosystem there.

We recommend approval of the letter to respond to LADWP.

If you have any questions regarding this item prior to your meeting, please call me at 760-924-1712.



Jennifer Kreitz ~ District One Rhonda Duggan ~ District Two Bob Gardner ~ District Three
John Peters ~ District Four Stacy Corless ~ District Five

BOARD OF SUPERVISORS COUNTY OF MONO

P.O. BOX 715, BRIDGEPORT, CALIFORNIA 93517
(760) 932-5533 • FAX (760) 932-5531
Scheereen Deadman, Acting Clerk of the Board

September 7, 2021

Via email and U.S. Mail

Cynthia McClain-Hill, President
Los Angeles Department of Water and Power
Board of Commissioners
PO Box 51111
Los Angeles, CA 90051-0100

RE: LADWP's June 2 Letter Responding to Mono County's Concerns Regarding the Adaptive Management Plan for the Bi-State Sage Grouse in the Long Valley

Dear Ms. McClain-Hill,

Thank you for your letter responding to the correspondence we sent on April 20, 2021 regarding the County's concerns about the LADWP's *Adaptive Management Plan for the Bi-State Sage-Grouse Brood-Rearing Habitat on Los Angeles Department of Water and Power Lands in Long Valley* (the "AMP").

We write to address what appears to be a misunderstanding in your June 2, 2021 letter. The Mono Lake Basin and the Long Valley are distinct hydrological areas. While both are part of the South Lahontan Hydrologic Region, they are separate hydrologic basins (DWR 6-009 for Mono Valley and DWR 6-011 for Long Valley), and therefore require distinct and independent management actions. As such, Mono County's concerns regarding the sufficiency of the AMP to address hydrologic and habitat conditions in the Long Valley remain, despite the progress detailed in your June 2 letter that has been made in the Mono Basin to restore ecological conditions at and around Mono Lake. The points raised in our April 20, 2021 letter regarding the AMP still need to be addressed, and Mono County is committed to working with LADWP to develop an adequate AMP that protects the Bi-State Sage Grouse.

Mono County recognizes the work LADWP has undertaken to restore historic tributary inflows and ecological conditions at Mono Lake following the 1983 California Supreme Court decision in *National Audubon Society v. Superior Court*. The County is particularly grateful for Mayor Eric Garcetti's July 16 visit to view the restoration efforts at Rush Creek and Grant Reservoir in the Mono Lake Basin. These good-faith efforts to understand and protect critical ecological areas in the Mono Lake Basin are not unnoticed or unappreciated by the County, and we look forward to further cooperative efforts aimed at continuing protection for the Bi-State Sage Grouse in the Long Valley.

As you suggested in your June 2 letter, we would be happy to facilitate a similar visit to the Long Valley. We hope such a visit would assist in the development of an AMP that satisfactorily protects “the unlisted Sage Grouse” enough to keep the Bi-State Sage Grouse from needing to be listed at all.

Sincerely,

Jennifer Kreitz, Chair
Mono County Board of Supervisors

Cc: Los Angeles Department of Water and Power Commissioners

June 2, 2021

Ms. Jennifer Kreitz, Chair
Mono County Board of Supervisors
P.O. Box 715
Bridgeport, California 93517

Dear Ms. Kreitz:

Subject: April 20 Letter Regarding Los Angeles Department of Water and Power's
Adaptive Management Plan for the Bi-State Sage Grouse in Long Valley

Thank you for your recent correspondence on behalf of the Mono County Board of Supervisors. While we have not yet had the pleasure of meeting in person, I know we share a concern about the management and the future of the lands owned by Los Angeles Department of Water and Power (LADWP) in Mono County. LADWP owns, manages, and is committed to protecting approximately 38,000 acres of Bi-State Sage Grouse-inhabited areas in Mono County. LADWP has a long history of implementing numerous activities directed at protecting both the unlisted Sage Grouse and the habitats that they depend on.

On April 20, 2021, the Mono County Board of Supervisors sent a letter to the Board of Water and Power Commissioners detailing its view of LADWP and United States Fish and Wildlife Service's joint efforts related to Sage Grouse conservation in Long Valley. While staff at LADWP take issue with several of the characterizations in your letter, given the pending litigation Mono County filed against LADWP related to the management of its lands and water, it would be difficult for us to provide comments at this time.

As LADWP examines water conservation actions in the Long Valley area, we remain committed to continuing maintaining practices that are beneficial for Sage Grouse.

While we may have differing opinions on the management of the creeks and lands in Long Valley, we should celebrate our mutual achievements. For nearly 40 years, LADWP has worked with local partners, such as the Mono County Board of Supervisors, to restore and preserve the natural beauty of Mono Basin. During that

Ms. Jennifer Kreitz
Page 2
June 2, 2021

time, the utility has invested in dozens of restoration projects, while exports from Mono Basin have been reduced by more than 80 percent. The water instead now remains in Mono Basin to support environmental restoration projects that improve the ecological vibrancy of the region.

Thanks in part to LADWP's commitment to the region, Mono Lake and its tributaries offer abundant resources for the unique water birds nesting on shore, and a healthy environment for the plants and fish to thrive. For the last 20 years, water elevation in Mono Lake has been an average of 10 feet higher than its lowest point in 1981.

I hope that we will find more areas of common interest as we move forward. I look forward to touring your County and its natural treasures as soon as circumstances allow.

If you have any questions or would like additional information, please feel free to contact Mr. Anselmo G. Collins, Deputy Senior Assistant General Manager – Water System, and Director of Water Operations Division by email at anselmo.collins@ladwp.com or by phone, at (213) 367-1001.

Sincerely,



Cynthia McClain-Hill, President
Board of Water and Power Commissioners

AGC:slr

c: Board of Water and Power Commissioners

Ms. Yvette L. Furr

Mr. Martin L. Adams

Mr. Richard F. Harasick

Mr. Anselmo G. Collins



Jennifer Kreitz - District One Rhonda Duggan - District Two Bob Gardner - District Three
John Peters - District Four Stacy Corless - District Five

BOARD OF SUPERVISORS COUNTY OF MONO

P.O. BOX 715, BRIDGEPORT, CALIFORNIA 93517
(760) 932-5538 • FAX (760) 932-5531
Shannon Kendall, Clerk of the Board

April 20, 2021

Via email and U.S. Mail

Cynthia McClain-Hill, President
Los Angeles Department of Water and Power
Board of Commissioners
PO Box 51111
Los Angeles, CA 90051-0100

Mr. Paul Souza, Regional Director
United States Fish and Wildlife Service
2800 Cottage Way
Sacramento, CA 95825

RE: LADWP's Adaptive Management Plan for the Bi-State Sage Grouse in Long Valley

Honorable President McClain-Hill and Mr. Souza:

On April 6, 2021, the Mono County Board of Supervisors received a presentation from its staff regarding LADWP's *Adaptive Management Plan for the Bi-State Sage-Grouse Brood-Rearing Habitat on Los Angeles Department of Water and Power Lands in Long Valley* (the AMP). The Board commends LADWP for its attention to this critical issue, and for the speed with which the plan was developed – LADWP staff commenced work on the plan in late July 2020, and submitted what it describes as the final document to the U.S. Fish and Wildlife Service (USFWS) near the end of December 2020.

As background to these comments, Mono County has been involved in efforts to preserve the Bi-State Distinct Population Segment of the greater sage grouse (“Bi-State Sage Grouse” or “Sage Grouse”) for nearly two decades. As a member of the Bi-State Local Area Working Group (Bi-State LAWG) along with federal, state and local agencies, nonprofit organizations and tribal representatives, Mono was a partner in the development of the first Bi-State Sage Grouse conservation plan in 2004. Thereafter, the County participated in the development, and now implementation, of the 2012 Bi-State Conservation Action Plan (the “2012 Action Plan”) and is a signatory to the multi-agency Memorandum of Understanding for Bi-State Sage Grouse conservation. The measures called for in the 2012 Action Plan, along with the \$45 million dollar commitment to implement those measures (including \$5.9 million committed by Mono County), have resulted in significant gains for the Sage Grouse and its habitat.

One area of particular focus in the preservation of the Bi-State Sage Grouse, and the subject of LADWP's AMP, is Long Valley in southern Mono County, which supports approximately 30% of California's entire population. Much of this important habitat is on land owned and operated by the Los Angeles Department of Water and Power (LADWP) – land that would be designated as critical habitat if the Bi-State Sage Grouse were listed under the Endangered Species Act.

Having now reviewed the AMP, this Board notes that, perhaps as a result of the expedited timeline, important issues require further clarification or revision. The following comments and suggestions are intended to address these issues so that the AMP can serve what appears to be the purpose for its development – to set forth specific actions and commitments to preserve Bi-State Sage Grouse habitat on LADWP-owned lands in Long Valley.

1. The plan does not address or explain how it correlates to historic irrigation practices in Long Valley which have long sustained the Bi-State Sage Grouse.

In 2018, when irrigation water to ranch lessees in Long Valley was significantly reduced to levels mimicking a drought (despite runoff that year being approximately 80% of average) there was a correspondingly precipitous decline in the Bi-State Sage Grouse population – from 152 males counted in the Spring of 2018, to 105 males in the Spring 2019. This is a loss of more than 40 individuals in a single year. The next largest decline in recent history was a decrease of 27 birds following the devastating five-year drought ending in 2016. The Bi-State population in Long Valley has otherwise remained relatively stable since at least 2012.

The same historic irrigation practices that sustain the Bi-State Sage Grouse have created ecologically significant meadow and wetland habitat and support a variety of species and conditions critical to a healthy ecosystem. Recognizing the potential impact on the environment which would result from a modification to historic irrigation practices, in March of 2021, the Alameda Superior Court ruled that LADWP must maintain historic irrigation in Long Valley and Little Round Valley until such time as it complies with the California Environmental Quality Act (CEQA). The Court's ruling allows for annual variations in water delivery based on snowpack and runoff conditions, around a historic average of 3.2 AF/acre.

Because the AMP does not address how it will operate in relationship to historic irrigation and water spreading practices, there is a lack of clarity regarding what will actually occur on the ground – this season or in future years. Will water be provided only as described in the AMP (i.e., through McGee and Convict Creek diversions and only to Lek3) or will it continue to be provided to other regions in Long Valley that also support Sage Grouse and contain leks?

The AMP should be clarified to explain its relationship to historic irrigation practices and water deliveries so that those concerned with Sage Grouse preservation (including wildlife managers) and the preservation of other natural resources can understand its actual impact on Bi-State Sage Grouse population and habitat in Long Valley.

2. The plan does not state whether it applies in all year types or only in the driest years when there is a need to prioritize water deliveries to the most critical areas.

Mono County staff participating in plan development understood from that process that the AMP seeks to lay out a strategy for prioritizing water deliveries in years of low water availability. In other words, when there is limited water, the AMP describes how those scarce water supplies would be allocated to ensure the greatest positive impact on areas which scientific data confirms to be important for Sage Grouse brood rearing (see section 3 below regarding scientific, versus historical data and knowledge). This approach was supported by County staff during the process. However, the December AMP does not confirm that understanding and, perhaps by omission, appears to be proposing that only a minimal amount of water (i.e., smaller deliveries through fewer ditches, and on a much smaller land area) would be provided regardless of water-year type or water availability.

If it is not the intention of the AMP to reduce water deliveries and thereby risk impacting habitat for the Bi-State Sage Grouse even during years where water is available, then the AMP should be revised or clarified to specifically state that it sets forth a backstop strategy for dry years only (and to specify the water availability thresholds that would trigger its implementation). With that clarification, the issues raised in section 3 below should also be addressed.

Alternatively, if such clarification is not made, then the conclusion must be drawn that the AMP proposes a new management regime that involves a severe curtailment of water deliveries to much of the Long Valley region, potentially shrinking Bi-State Sage Grouse habitat and risking unintended consequences for lekking and brood rearing areas. As such, the AMP would not only violate the Alameda Court's March 8, 2021 ruling, but would reflect a new project requiring environmental review under CEQA. The Board of Supervisors does not believe that to be the intention.

3. The AMP should include a description of historic practices and resulting habitat conditions and provide measures to protect habitat resulting from those practices.

The AMP strives to identify the most beneficial timing for water distribution and the most valuable areas for brood-rearing on LADWP lands in Long Valley. Recognizing that there is a lack of current science on both of these issues, the AMP commits to future scientific study to improve understanding. The Board of Supervisors supports additional research and data development, but cautions that it should not be pursued to the exclusion of existing on-the-ground knowledge and experience regarding Sage Grouse prevalence and the measures necessary for preservation of those populations.

LADWP lands in Long Valley have long been managed by private lessees on behalf of LADWP with beneficial results for the Bi-State Sage Grouse and without comprehensive scientific study or analysis. As expressed (and loosely paraphrased here) by biologists working in the area from more than one wildlife management agency – “We don't know what the ranchers do with the water, but what they have done has worked well for the sage grouse.”

While further data is developed through scientific studies, historically successful land and water management strategies should not be ignored or abandoned on the basis that they are not “scientific data.” Indeed, that approach could harm the Bi-State population while purportedly seeking to protect it and therefore undermine future efforts to develop scientific information by inadvertently altering important habitat before it is identified.

For example, several regions in Long Valley which are known to support Bi-State Sage Grouse (regardless of whether radio telemetry has confirmed their presence) are not addressed by the AMP at all. These include Hot Creek and the Upper Owens River. The AMP does not provide for water deliveries to or include management strategies for these regions, despite the existence of historical knowledge confirming their use by Bi-State Sage Grouse. Measures to preserve Sage Grouse in areas where the birds are known to exist, regardless of whether science has yet re-confirmed that knowledge, must be undertaken or, ironically, additional species decline could result from a plan that seeks on its face to protect the species.

4. Underlying assumptions and premises in the AMP unduly limit its effectiveness in protecting the Bi-State Sage Grouse in Long Valley.

Perhaps again due to the short timeframe in which the plan was developed, the AMP excludes the possibility of improving existing water conveyance systems in Long Valley to benefit the Bi-State Sage Grouse or the building of new conveyance systems. And the AMP acknowledges that “new water systems may be needed or existing ones [may need to be] improved [sic]”. Such improvements should not be categorically excluded, and if they remain options in the future, that should be stated in the AMP.

As just one example, water in the Owens River could be delivered and spread when other creek flows are too low to be used. Current Owens River diversions already create mesic habitat, and the river is not vulnerable to low water conditions, as are Convict and McGee. Bi-State Sage Grouse are found in the Upper Owens River area and in the sagebrush to the west around Little Hot Creek. Additional habitat could be provided in these areas even in lower water years through expansion and improvement of water conveyance facilities utilizing Owens River water.

In closing, the Mono County Board of Supervisors again commends LADWP for its attention to the preservation of Bi-State Sage Grouse on LADWP-owned lands in Mono County and for the speed with which the AMP was drafted. Ultimately, with some clarifications and additions, it is hoped that the AMP could be an effective tool in the preservation of Sage Grouse habitat in Long Valley.

Sincerely,


Jennifer Kreitz (A/C), 2021 13:19 PDT

Jennifer Kreitz, Chair
Mono County Board of Supervisors

Cc: Los Angeles Department of Water and Power Commissioners

Charlton Bonham, Director, California Department of Fish and Wildlife (CDFW)
Scott Gardner, CDFW
AMP Technical Working Group
Keep Long Valley Green Coalition
Eastern Sierra Audubon Society
Sierra Club Range of Light Group



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Public Works

TIME REQUIRED 5 minutes

SUBJECT Revisions to County Code Chapter
7.28 - Camping

**PERSONS
APPEARING
BEFORE THE
BOARD**

Tony Dublino, Director of Public
Works

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Proposed Ordinance Amending Chapter 7.28 of the Mono County Code pertaining to Camping in County parks and rights-of-way.

RECOMMENDED ACTION:

- 1) Make a motion to reconsider action from August 10, 2021 meeting (Item 5.D) in which the Board voted 2/2 regarding adoption of the proposed ordinance, resulting in the ordinance not being adopted. (Motion to reconsider must be made by Chair Kreitz, Supervisor Corless, or Supervisor Peters).
- 2) If the reconsideration motion is made, and is approved by the Board, consider and potentially adopt proposed ordinance. (The ordinance was introduced on August 3, 2021).

FISCAL IMPACT:

None.

CONTACT NAME: Tony Dublino

PHONE/EMAIL: 7607096713 / tdublino@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Staff Report
Ordinance
Exhibit A

History

Time	Who	Approval
8/31/2021 11:41 AM	County Counsel	Yes
9/2/2021 2:07 PM	Finance	Yes
9/2/2021 3:52 PM	County Administrative Office	Yes



MONO COUNTY DEPARTMENT OF PUBLIC WORKS

POST OFFICE BOX 457 • 74 NORTH SCHOOL STREET • BRIDGEPORT, CALIFORNIA 93517
760.932.5440 • Fax 760.932.5441 • monopw@mono.ca.gov • www.monocounty.ca.gov

Date: September 7, 2021
To: Honorable Chair and Members of the Board of Supervisors
From: Tony Dublino, Director of Public Works
Subject: Revisions to Mono County Code Chapter 7.28 - Camping

Recommended Action:

1. Make a motion to reconsider action from August 10, 2021 meeting (Item 5.D) in which the Board voted 2/2 regarding adoption of the proposed ordinance, resulting in the ordinance not being adopted. (Motion to reconsider must be made by Supervisor Kreitz, Corless or Peters).
2. If the reconsideration motion is made, and is approved by the Board, consider and potentially adopt proposed ordinance. (The ordinance was introduced on August 3, 2021).

Fiscal Impact:

None.

Discussion:

Mono County Code Chapter 7.28 establishes restrictions on camping within certain areas of the County.

Proposed revisions to Chapter 7.28 were introduced to the Board on July 6th. The revisions are intended to address emerging issues with camping in residential neighborhoods throughout the County. The ensuing discussion triggered changes/additions to the proposed language, and an updated revision was re-introduced on July 20th. Staff reports from those Board meetings provide a more detailed history and purpose behind the proposed revisions.

The item was brought to the Board for adoption on August 10th. Supervisor Peters was absent from that meeting and vote was 2-2, so the motion to adopt the ordinance did not pass. Today's item will allow the full Board to vote on the proposed ordinance, as it was introduced on July 20th.

If you have any questions regarding this item, please contact me at 760-932-5459. I may also be contacted by email at tdublino@mono.ca.gov.

Respectfully,

Tony Dublino
Director of Public Works

Attached: Draft Ordinance and Exhibit A



ORDINANCE NO. ORD21-__

**AN ORDINANCE OF THE MONO COUNTY BOARD OF SUPERVISORS AMENDING
CHAPTER 7.28 OF THE MONO COUNTY CODE PERTAINING TO CAMPING**

WHEREAS, the County of Mono is experiencing an increasing amount of recreational camping in areas outside of designated County campgrounds or other authorized campsites or dispersed camping areas on federal lands within the County, and in particular on County roads, including in residential areas and in or around other County facilities, including community centers and recreation facilities; and

WHEREAS, such camping activities are often associated with health and safety impacts, for example, camping on or alongside a County road interferes with roadway traffic and creates a hazard for other vehicles and, further, if the road is in a residential area, such camping disrupts the residential neighborhood character; and

WHEREAS, camping in or around County community centers and recreation facilities has resulted in accumulations of trash and human and animal waste, vandalism and unsafe campfires in areas designed for day use and children's play. When encampments in these public locations are vacated, it is common for County staff to remove human and animal waste and substantial amounts of trash and debris; and

WHEREAS, Mono County Code (MCC) Chapter 7.28 sets forth policies pertaining to camping within the unincorporated area of the County; and

WHEREAS, the Mono County Board of Supervisors now wishes to amend MCC Chapter 7.28 to strengthen and clarify restrictions on camping, including camping on paved County roads (or adjacent right-of-way) and in County owned or maintained day-use parks, community centers and recreation facilities in order to protect and preserve the health, safety and welfare of the inhabitants of the County of Mono; and

WHEREAS, the amendments to MCC Chapter 7.28 are intended to address the public health and safety concerns outlined above including fire risk, unsanitary conditions, public safety hazards and environmental degradation, associated with unauthorized camping on or along County roads and in or around County facilities and community centers; and

WHEREAS, even with these restrictions on camping in or around County facilities and on or alongside paved County roads, there are ample public camping sites, dispersed camping areas and other areas available within Mono County for public use; and

WHEREAS, the County has evaluated the environmental effects of this ordinance and finds the adoption of the ordinance to be exempt under Sections 15307 and 15308 of the Guidelines for the Implementation of the California Environmental Quality Act and under Section 15061(b)(3) of the California Code of Regulations.

1 **NOW, THEREFORE, THE BOARD OF SUPERVISORS OF THE COUNTY OF**
2 **MONO ORDAINS** that:

3 **SECTION ONE:** Chapter 7.28 of the Mono County Code is replaced in entirety with
4 Exhibit A, attached hereto and incorporated herein by this reference.

5 **SECTION TWO:** This ordinance shall become effective 30 days from the date of its
6 adoption and final passage, which appears immediately below. The Clerk of the Board of
7 Supervisors shall post this ordinance and also publish it in the manner prescribed by Government
8 Code Section 25124 no later than 15 days after the date of its adoption and final passage. If the
9 Clerk fails to publish this ordinance within said 15-day period, then the ordinance shall not take
effect until 30 days after the date of publication.

10 **PASSED, APPROVED** and **ADOPTED** this _____ day of _____, 2021,
by the following vote, to wit:

11 **AYES:**

12 **NOES:**

13 **ABSENT:**

14 **ABSTAIN:**

15
16 _____
17 Jennifer Kreitz, Chair
Mono County Board of Supervisors

18
19 **ATTEST:**

APPROVED AS TO FORM:

20 _____
21 Clerk of the Board

County Counsel

EXHIBIT A

MONO COUNTY CODE Chapter 7.28 - CAMPING

7.28.010 - Definitions.

As used in this chapter:

- A. "Camp" or "Camping" means the act of occupying any ground or spot upon which tents, vehicles, huts, trailers, semitrailers or any such device for shelter is placed for any period of time between sunset and sunrise.
- B. "County Park" means all County Parks, Community Centers and Recreation Facilities and accompanying parking lots.
- C. "Paved County Road" are those roads maintained by Mono County, listed on the County's Maintained Road Mileage as "paved", and which are generally located within the residential communities of the County.
- D. "Semitrailer" means a vehicle designed for carrying persons or property and having one or more axles, and one or more wheels used in conjunction with a motor vehicle and so constructed that some part of its weight and that of its load rests upon or is carried by another vehicle.
- E. "Trailer" means a vehicle designed for carrying persons or property on its own structure and for being drawn by a motor vehicle and so constructed that no part of its weight rests upon any other vehicle.
- F. "Vehicle" means a device in, upon or by which any person or property is or may be propelled, moved or drawn upon a highway, excepting a device moved by human power or used exclusively upon stationary rails or tracks.

7.28.020 – Restrictions.

- A. Camping in County Parks. No person shall camp in any area designated as a "County Park", with the exception of temporary camping in support, or as a result, of an emergency incident such as fire or flood. Such temporary emergency use may be approved by the Director of Public Works from time to time, as dictated by emergency needs.
- B. Camping on paved County Roads. Camping on, or alongside, a Paved County Road is strictly prohibited.

7.28.030 - Exceptions.

- A. Not inclusive in this chapter are vehicles, trailers, semitrailers or other wheeled or skidded vehicles authorized by authorized representatives of the county or by law.
- B. Camping on land owned or controlled by the County may be permitted through a Special Event Permit, issued pursuant to Mono County Code Chapter 5.50, from time to time.
- C. Notwithstanding anything to the contrary in this Ordinance, the Board of Supervisors may designate specific county properties, including a County Park or Paved County Road, for overnight use in its discretion.

7.28.040 - Violation—Infraction.

Any person or persons who violates any of the provisions of this chapter is guilty of an infraction.

EXHIBIT A

7.28.050 - Violation—Vehicle removal.

Any vehicle, trailer, semitrailer, camp or other item of occupancy found in violation of this chapter shall, upon the presence of signs so notifying campers of the fact of this chapter, be removed, towed away or otherwise taken from the area occupied at no expense to the county or its authorized agents, representatives or departments.

7.28.060 - Enforcement.

Enforcement of this chapter shall be by Mono County Code Enforcement, pursuant to Chapter 1.12, as well as any peace officer, special deputy or regular deputy of the Mono County Sheriff's office.

7.28.070 - Sign placement.

Appropriate signs and placement thereof shall be the obligation of the Mono County public works department or their agents, representatives or personnel or subclassification.

7.28.080 - Rules and regulations for Camping in County Designated Campgrounds.

- A. No person shall discharge sewage or other waste, or the effluent of treated sewage or other waste, in any manner which will result in contamination, pollution or a nuisance.
- B. No person shall cut, deface or harm any standing tree, dead or alive, within the campground area.
- C. No person shall start or maintain a campfire within any county-operated campground if the Mono County sheriff, board of supervisors, or the county public works director has determined in writing that fire danger in the area is extreme and a notice informing the public of the prohibition has been posted at the campground fee station.
 1. For purposes of this section, and except as provided in subsection 2, the determination of whether fire danger is extreme shall be made based on factors including, but not limited to, climate, precipitation, and wind forecasts, and may include consultation with the chief of the fire protection district in which the campground is located (if any) and/or with the National Forest unit for the region.
 2. If fires are prohibited at campgrounds within the National Forest for the region, then it shall be presumed that fire danger is extreme and, upon written declaration by the sheriff, board of supervisors or public works director that fire danger is extreme in the area, signs shall be posted informing the public of the prohibition.
 3. A violation of this section is punishable by a fine not exceeding five hundred dollars or by imprisonment in county jail for up to six months, or by both that fine and imprisonment.
- D. No person shall litter or leave a campsite without placing all refuse, trash, cans and bottles having been placed in appropriate refuse containers.
- E. Vehicles, trailers and/or other personal property shall not be left unattended for more than seventy-two hours in a county campground. Any such vehicles or personal property left unattended for more than seventy-two hours may be cited or removed by county.
- F. No person shall have any animal or pet within a county campground except on a leash, not to exceed ten feet in length. No animal or pet shall be left unattended within a county campground.



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: CAO and IT

TIME REQUIRED 30 minutes

**PERSONS
APPEARING
BEFORE THE
BOARD**

Robert C. Lawton, CAO, Nate
Greenberg, IT Director

SUBJECT Response to 2020-21 Grand Jury
Report on "Fiber Internet Connection
as Essential Infrastructure in Mono
County"

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

County response to Grand Jury report entitled "Fiber Internet Connection as Essential Infrastructure in Mono County."

RECOMMENDED ACTION:

Approve letter and response.

FISCAL IMPACT:

None.

CONTACT NAME: Emily Fox

PHONE/EMAIL: 7609241712 / efox@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Staff Report re Grand Jury Report re Fiber Internet Connection
Cover letter re Grand Jury Report
Responses to Grand Jury Report re Fiber Internet Connection

History

Time	Who	Approval
9/2/2021 1:30 PM	County Counsel	Yes
9/2/2021 2:13 PM	Finance	Yes
9/2/2021 3:52 PM	County Administrative Office	Yes

County Counsel
Stacey Simon

Assistant County Counsels
Christian E. Milovich
Anne L. Frievalt

Deputy County Counsel
Emily R. Fox

**OFFICE OF THE
COUNTY COUNSEL**
Mono County

South County Offices
P.O. BOX 2415
MAMMOTH LAKES, CALIFORNIA 93546

Telephone
760-924-1700
Facsimile
760-924-1701

Paralegal
Kevin Moss

To: Board of Supervisors

From: Emily Fox

Date: September 7, 2021

Re: Responses to Grand Jury Report: "Fiber Internet Connection as Essential Infrastructure in Mono County."

Recommended Action

Approve final responses to the Grand Jury report and accompanying cover letter for timely transmission to the presiding Court.

Strategic Plan Focus Areas Met

Economic Base Infrastructure Public Safety
 Environmental Sustainability Mono Best Place to Work

Discussion

Mono County received the Grand Jury's report entitled "Fiber Internet Connection as Essential Infrastructure in Mono County" on June 28, 2021. Pursuant to Penal Code section 933(c), the County must respond to each finding and recommendation in the Grand Jury's report and return such response to the presiding judge no later than 90 days after the Grand Jury submitted the report. As such, the County's responses will be due to the presiding Court by Monday, September 27.

Staff in the IT Department and the County Administrator's Office have prepared responses to each of the findings and recommendations, in consultation with other relevant departments and staff. The responses incorporate requested changes and edits suggested during the August 10 workshop regarding these responses. Staff seeks approval of the responses and the accompanying cover letter for timely transmission to the presiding Court.

If you have any questions regarding this item prior to your meeting, please call me at 760-924-1712.



Jennifer Kreitz ~ District One Rhonda Duggan ~ District Two Bob Gardner ~ District Three
John Peters ~ District Four Stacy Corless ~ District Five

BOARD OF SUPERVISORS COUNTY OF MONO

P.O. BOX 715, BRIDGEPORT, CALIFORNIA 93517
(760) 932-5533 • FAX (760) 932-5531
Scheereen Deadman, Acting Clerk of the Board

September 7, 2021

Mono County Grand Jury
Honorable Judge Mark Magit
Presiding Judge of the Superior Court
100 Thompsons Way
P.O. Box 1037
Mammoth Lakes, California 93546

RE: Response to the Mono County 2020-2021 Grand Jury Reports regarding Workforce Housing and Fiber Internet Connection

Grand Jury Members and Judge Magit:

Please consider this letter and Attachments A and B as the official response to the 2020-2021 Mono County Grand Jury Reports. The Board would like to recognize the efforts of the Grand Jury and thank the Grand Jury for tackling such timely issues. Affordable housing and high-quality internet connectivity are critical issues not only at a local, but at a state-wide level. The County is open to feedback and is always looking for new avenues to address these important problems. The Board would like to take the opportunity in this cover letter to provide some context outside of the formal responses in the enclosures.

Attachment A provides the formal response to the Grand Jury Report “Workforce Housing Crisis.” The Board agrees with the Grand Jury that the availability and production of affordable housing for the employees and residents of Mono County is an ongoing challenge. The Board would like to provide here some background and context for the responses to the findings and recommendations.

First, local government is only a small piece of the housing puzzle. Mono County has explored, and will continue to explore, ways to reduce barriers and incentivize development. However, full implementation of all housing opportunities requires not only that local government enact land use and zoning policies that incentivize housing and to pursue options for publicly-supported and/or operated housing, but also that private landowners and developers propose and construct projects.

In pursuing its contribution, the County anticipates the hiring of a Housing Coordinator and a potentially expanded role for the existing Mono County Housing Authority will help bridge the gap by building relationships with the appropriate stakeholders and utilizing existing and future funding sources. With more staff resources, the County hopes to be able to pursue more innovative housing projects, such as partnerships with private developers, state and federal funding, and other opportunities that will result in increased workforce housing.

The path to addressing the housing crisis will need to be a collective effort. The County is dedicated to doing its part by exploring the full range of potential options, but also understands the vital roles of community engagement, private property-owners and developers and statewide policy.

Attachment B provides the formal responses to the Grand Jury Report “Fiber Internet Connection as Essential Infrastructure in Mono County.” Mono County appreciates the Grand Jury’s inquiry into, and in-depth

consideration of the topic of broadband and the findings and recommendations. At the most fundamental level, Mono County agrees that high-quality broadband is an essential service which should be afforded to the residents and businesses in the County. Among other things, the effects of the COVID-19 pandemic have highlighted the critical importance of reliable, high-quality broadband service for everyday life.

As the Grand Jury may or may not know, Mono County has made a long-standing commitment to broadband. This began in earnest in 2009 with the commitment of resources to the Digital 395 project, including the assignment of Nate Greenberg to serve as a project manager to ensure the County's interest in the effort. Since that time, Mono County has worked tirelessly to leverage Digital 395 for the unique opportunity it has provided this region. This work has included extensive legislative and policy work at the State and Federal levels by County officials and staff – most recently Supervisor John Peters' work resulting in over \$6 billion being allocated for broadband infrastructure in California and Supervisor Corless' work with the Rural County Representatives of California (RCRC) to put forward an innovative solution for addressing broadband issues in rural communities. The County also regularly reviews and re-tools local policies and practices to streamline broadband deployment, and coordinates closely with service providers ultimately responsible for building and delivering last-mile connections. Today, the result of those efforts is evident with more than 90% of the households in Mono County having access to Gigabit internet – a level that is not realized in virtually any other County across the nation.

This is not to say that there are not issues which still require attention, nor that the County's work around broadband is done. As the Grand Jury's report astutely points out, today there exists a mixture of service quality problems, access challenges, and general lack of awareness around broadband. While not all of these items are within the direct purview of Mono County, broadband remains a Strategic Priority for Mono County and as such it receives the same attention as any other regulated utility. We are continuing to dedicate time and staff resources toward leveraging the full potential of Digital 395 including targeted work on current challenges and coordination around broadband expansion.

While the comments included in the enclosed response to the Grand Jury report are aimed solely at the findings and recommendations offered, the County felt it necessary to also react at a higher level. The months ahead provide a unique set of opportunities with regard to broadband with new, unique legislation and funding aimed to help continue to close the "Digital Divide" throughout the State and country. Mono County is positioned to react to and leverage these opportunities fully and looks forward to continuing our work in this critical area.

Again, the Board wishes to thank the Grand Jury for taking on such critical issues. The County looks forward to continuing to pursue solutions and advocacy around these issues in an effort to improve both affordable housing and internet connectivity in Mono County.

Enclosures:

Attachment A: "Responses to Final Report: Workforce Housing Crisis"

Attachment B: "Responses to Final Report: Fiber Internet Connection as Essential Infrastructure in Mono County"



Responses to Final Report: Fiber Internet Connection as Essential Infrastructure in Mono County

Findings:

F1-C: Broadband access in parts of unincorporated Mono County is inadequate leading to frustration among the citizenry. This unequal access to services negatively affects students requiring online instruction as well as the economic vitality of the region.

Response to F1-C:

The Board agrees with this finding. Nearly all of the unincorporated communities in Mono County have some form of internet access, although in some areas it may be less than adequate, as noted in the finding. In most cases internet is provided through a fiber-optic network with Gigabit capacity. However, some of our smaller communities only have wireless internet. In addition, there have been continual issues with the level of internet service provided within June Lake by Suddenlink.

Implementation of F1-C:

Mono County is actively working with internet providers to encourage expansion of broadband services into unserved or underserved communities. In addition, the County is investigating and pursuing various options for improving the service of existing providers and/or attracting new providers to the region. These include working with the neighboring jurisdictions of Placer, Inyo and Nevada Counties, the Towns of Truckee and Mammoth Lakes and the CPUC to hold Suddenlink to a higher standard of service and to influence state legislators and regulators to address broadband issues in our area. The County has also recently been informed of an effort through RCRC to establish a public broadband service using a joint powers agency comprised of rural counties. The County has expressed interest in this option and is exploring it further. Finally, there is legislation both pending and recently-approved which is intended to enhance broadband access throughout the State and from which Mono County will likely benefit. For example, a \$6 billion broadband infrastructure package passed the California Legislature on July 12 with the express purpose of improving service and closing service gaps. Examples of legislation still pending are described below under F1-C&T.

Implementation Timeline for F1-C:

Uncertain. None of the actions described above can be completed on a fast timeline, and all involve actions outside of Mono County's control, but within the control of the State legislature, Congress, the CPUC or private providers. Even the possibility of the County joining a joint powers agency for the provision of broadband in rural counties relies on the work and participation of others. For these reasons it is not possible to provide a specific timeline for implementation.

F2-C: Starlink is a possible provider of broadband services in unincorporated and remote areas of Mono County. However, it is not clear at this point whether the service would be sufficient and affordable to residents in areas suffering from poor access.

Response to F2-C:



The Board agrees with this finding. Mono County sees Starlink as a good solution for the most remote and least dense unincorporated communities where wireline service is unlikely to be developed.

Implementation of F2-C:

Implementation of this solution ultimately requires action by a private entity – Starlink. The Board notes that startup costs for Starlink are expected to be high and may be a barrier to entry for some residents.

Implementation Timeline for F2-C:

Uncertain. Implementation depends upon actions of a private entity.

F1-C&T: The Grand Jury is aware that state of California legislation is not within our purview. However, considering how great the impact of the Digital Infrastructure and Video Competition Act of 2006 (DIVCA) is and how immense the frustration at all levels from citizen customers through county and town staff up to and including the Mono County Board of Supervisors and Town of Mammoth Lakes Town Council, the Grand Jury feels it is necessary to address this issue as a finding. The fact that all control of franchise agreements and enforcement of penalties for poor customer service have been removed from local control results in tremendous frustration at every level. The Grand Jury sees how it also results in unintended consequences as the local jurisdictions seek ways to work around the restrictions and support their citizens' needs. At the same time local citizens are attempting to deal with the situation through homeowners' associations and other informal groups to access more robust broadband service.

Response to F1-C&T:

The Board agrees in part with this finding and disagrees in part with this finding. The Board agrees that DIVCA standardizes video franchise agreements through the State, depriving local governments of previously-held regulatory authority. However, there are provisions in DIVCA which reserve authorities to local governments, the extent of which are not entirely clear and will likely be tested through the courts. Counties also have the ability to influence state and federal legislation on behalf of their citizenry – including legislation related to broadband.

Implementation of F1-C&T:

Mono County is an active member of the California State Association of Counties (CSAC), Rural Counties Representatives of California (RCRC) and the National Association of Counties (NACo), all of which are involved in efforts to increase broadband access and reliability by influencing State and federal legislation and decision makers.

Through Supervisor Peters' participation as Co-Chair of the CSAC Broadband Task Force, representing rural counties, Mono County advocated for language that was ultimately included in SB 156, which passed in July 2021. The text of SB 156 provides that there will be local authority over the funds that are allocated to be spent by the state for middle-mile and last-mile fiber network construction. The Broadband Taskforce successfully advocated with the CPUC and the State that the standard will be 100 symmetrical in determining whether an area is unserved, under-served, or adequately served. SB 156 also requires existing internet providers to



disclose the locations of their fiber networks to allow for other internet service providers to compete to construct middle- and last-mile connections from existing fiber. The 6.1 billion in funding made available by SB 156 will assist in the development of last-mile connections from Digital 395 to under-served areas in Mono County.

Similarly, Though Supervisor Corless' work as the Chair of RCRC, RCRC is spearheading efforts to expand broadband in Rural California through its Golden State Connect Joint Powers Agency. That program will create a competitive environment for internet service providers which will ultimately benefit Mono County.

Further, Supervisor Peters is the only representative from California appointed to serve on the NACo Broadband Taskforce, which is comprised of elected officials, school districts, student internet equity coalitions, rural electric cooperatives and corporate representatives from around the country. Through this taskforce, broadband issues affecting counties and rural communities are being addressed at a national level. Among the findings and recommendations of the 36-page NACo report issued in July of 2021 is that broadband should be regulated as a utility to eliminate the digital divide effectively and comprehensively.

Finally, there is legislation pending in California, including SB 28: "Rural Broadband and Digital Infrastructure Video Competition Reform Act of 2021"; "AB 34: "Broadband for All Act of 2022", which may offer full or partial solutions, including enhancing CPUC and/or local authority over broadband providers and service.

Implementation Timeline for F1-C&T:

Ongoing but uncertain. As with the above, the timelines for legislative progress to address broadband internet deficiencies depend on the work of agencies outside of Mono County and therefore cannot be predicted. However, Mono County's work in furtherance of these changes is ongoing.

F2-C&T: Mono County and the Town of Mammoth Lakes have little leverage over customer service standards that are established at the state level through DIVCA. Suddenlink (Altice) provides inconsistent and/or poor customer service. Further, Suddenlink (Altice) is using the County and Town IT staff to help manage its customer service without paying for the service provided, resulting in a strain on staff and frustration for customers and staff.

Response to F2-C&T:

The Board agrees in part and disagrees in part. The Board agrees that Suddenlink (Altice) is unable to provide effective customer service. The Board notes that Broadband providers are required by DIVCA to have in place customer service standards and to provide their standards to local governments and to customers. After more than 3 years of requesting standards from Suddenlink, the County (and its partners in Placer and Nevada Counties and the Towns of Mammoth and Truckee) just received them in July of 2021. Whether local government is empowered to enforce these standards is the subject of disagreement and debate and will likely be litigated. Separately, the County is currently able to exert political pressure through its elected and appointed representatives which may be effective in addressing customer service



issues in a shorter timeframe. In terms of a strain on staff, Mono County’s IT department created a Suddenlink Escalation Portal, which reduces strain on staff, but does not appear to have had much effect in improving customer service. Other strain occurs when staff in IT and other departments work on legal, political and other solutions. That work is time consuming and complex.

Implementation of F2-C&T:

The County continues to work with agency partners to achieve legal and political solutions. The Suddenlink Escalation Portal continues to operate.

Implementation Timeline for F2-C&T:

Ongoing.

F3-C&T: Recently a Suddenlink (Altice) escalation portal on the Mono County website has been created to address the ongoing customer service issues in the county and town and is intended to alleviate frustration among the citizenry. Little instruction is provided on how to use the escalation portal.

Response to F3-C&T:

The Board agrees with this finding.

Implementation of F3-C&T:

Mono County’s IT Department has recently added basic language on how to use the escalation portal.

Implementation Timeline for F3-C&T:

Complete.

Recommendations:

R1-C: The Mono County Board of Supervisors instruct staff to create a list of areas in Mono County that have inadequate broadband access and assign a priority sequence to the list by September 30, 2021.

Response to R1-C:

The Board agrees with this recommendation.

Implementation of R1-C:

Mono County’s IT Department has already created a such a priority list.

Implementation Timeline for R1-C:

Complete.

R2-C: Using the priority list created in recommendation R1-C above, the Mono County Board of Supervisors instruct staff to create and commit to a timeline for addressing the inadequate broadband access in the county. This timeline should identify funding sources to complete the project. Staff should produce a comprehensive management plan for Internet access throughout the county by December 31, 2021 and update the Board of Supervisors quarterly.



Response to R2-C:

The Board agrees in part and disagrees in part with this recommendation. Mono County staff are actively monitoring broadband legislation and associated opportunities, as well as working with broadband providers to seek out new broadband solutions for as many residents of Mono County as practicable. Mono County also engages in advocacy at the state and federal levels through participation in the Rural County Representatives of California, the California State Association of Counties Broadband Task Force, and the National Association of Counties Broadband Task Force. However, Mono County does not have the authority or purview to regulate or direct the development of broadband and therefore it is challenging to produce a comprehensive management plan as suggested.

Implementation of R1-C:

Mono County Information Technology will continue to work on strategies around further developing broadband, however, it will likely be difficult to create a formal comprehensive management plan.

Implementation Timeline for R1-C:

By December 31, 2021 Mono County Information Technology will make a presentation to the Board of Supervisors regarding the state of broadband in Mono County and an overarching set of strategies.

R1-C&T: The Mammoth Lakes Town Council (MLTC) and the Mono County Board of Supervisors (BOS) encourage their legal counsels to continue to coordinate with each other and other jurisdictions to address the shortcomings of the DIVCA legislation. A quarterly report detailing progress should be presented to the BOS and MLTC no later than October 31, 2021. Ongoing.

Response to R1-C&T:

The Board agrees with this recommendation.

Implementation of R1-C&T:

The Mono County Counsel, Town Attorney for both Truckee and Mammoth Lakes, as well as the Inyo, Placer and Nevada County Counsels communicate regularly with each other regarding legislative and legal solutions. Recently, counsel worked together with IT staff from Placer and Mono Counties to draft a letter to Suddenlink, and copied to the CPUC and our state legislators regarding the need for reform. That letter was approved by the Boards of Supervisors of the three counties and by the Towns of Truckee and Mammoth. Subsequently, Inyo County sent a follow-up letter expressing similar issues.

Regular meetings among Mono, Inyo, Placer, Nevada, Truckee and Mammoth commenced in June of 2021 and continue to take place. Some of these meetings include representatives from the CPUC and Suddenlink, as invited.

Implementation Timeline for R1-C&T:

Ongoing.



R2-C&T: The Mammoth Lakes Town Council (MLTC) and the Mono County Board of Supervisors (BOS) instruct the of Mammoth Lakes town manager and Mono County CAO respectively to coordinate with their respective staff and legal counsel to develop a plan to pursue enforcement of the customer service standards outlined by DIVCA, which may include leveraging penalties for not meeting customer service standards. The joint plan to be submitted to the MLTC and BOS by October 31, 2021 with quarterly follow-up.

Response to R2-C&T:

The Board agrees with the recommendation that agency staff coordinate to improve customer service provided by Suddenlink, but notes that there may be barriers to enforcement and the imposition of penalties.

Implementation of R2-C&T:

In July of 2021 Suddenlink finally provided the County with its Customer Service Standards as required by DIVCA. Under DIVCA, the County must give Suddenlink notice of standards being violated and then provide a period in which the violation is corrected before fines are imposed. Some legal commentators take the position that local enforcement authority applies only to video service (i.e., not to broadband alone). This issue requires resolution. Further, with the implementation of the escalation process between Suddenlink and the agencies, it is unlikely that the time thresholds in DIVCA would be crossed making it difficult to further enforce the standards (currently the average time for resolution of issues is 12 days).

Implementation Timeline for R2-C&T:

Ongoing. A report will be made to the BOS by October 31, 2021.

R3-C&T: The Mammoth Lakes Town Council (MLTC) and the Mono County Board of Supervisors (BOS) instruct the Mammoth Lakes town manager and Mono County CAO respectively to coordinate and instruct the IT department to follow up on complaints submitted on the Suddenlink (Altice) escalation portal to determine if they are successfully resolved. This may necessitate follow-up communications to complainants and could include expanding the IT department. Follow-up on complaints to be addressed monthly and reported back to MLTC and BOS beginning no later than October 31, 2021.

Response to R3-C&T:

The Board agrees with this recommendation.

Implementation of R3-C&T:

The Mono County IT Department does follow-up on complaints and tracks their resolution (or lack of resolution).

Implementation Timeline for R3-C&T:

Ongoing. A report will be made to the BOS by October 31, 2021.

R4-C&T: The Mammoth Lakes Town Council (MLTC) and the Mono County Board of Supervisors (BOS) instruct the Mammoth Lakes town manager and Mono County CAO respectively to coordinate and instruct the IT department to create more detailed and easy-to-follow instructions on how to use the newly established Suddenlink escalation portal no later than September 30, 2021.



Response to R4-C&T:

The Board agrees with this recommendation.

Implementation of R4-C&T:

Corrective action has already been taken to provide more clear instructions on the Suddenlink Escalation Portal.

Implementation Timeline for R4-C&T:

Complete.



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

TIME REQUIRED

SUBJECT Closed Session - Labor Negotiations

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

CONFERENCE WITH LABOR NEGOTIATORS. Government Code Section 54957.6. Agency designated representative(s): Bob Lawton, Stacey Simon, Janet Dutcher, and Anne Frievalt. Employee Organization(s): Mono County Sheriff's Officers Association (aka Deputy Sheriff's Association), Local 39 - majority representative of Mono County Public Employees (MCPE) and Deputy Probation Officers Unit (DPOU), Mono County Paramedic Rescue Association (PARA), Mono County Public Safety Officers Association (PSO). Unrepresented employees: All.

RECOMMENDED ACTION:

FISCAL IMPACT:

CONTACT NAME:

PHONE/EMAIL: /

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

[Click to download](#)

No Attachments Available

History

Time

Who

Approval



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

TIME REQUIRED

SUBJECT Closed Session - Existing Litigation

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION. Paragraph (1) of subdivision (d) of Government Code section 54956.9. Name of case: Claim for damages filed by Adam Flores.

RECOMMENDED ACTION:

FISCAL IMPACT:

CONTACT NAME:

PHONE/EMAIL: /

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

[Click to download](#)

No Attachments Available

History

Time	Who	Approval
8/30/2021 10:31 AM	County Counsel	Yes
9/2/2021 11:31 AM	Finance	Yes
9/2/2021 3:52 PM	County Administrative Office	Yes



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

TIME REQUIRED

SUBJECT Closed Session - Existing Litigation

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION. Paragraph (1) of subdivision (d) of Government Code section 54956.9. Name of case: *County of Mono v. Ernesto Bravo, et al.*, Mono County Superior Court Case No. CV 200072.

RECOMMENDED ACTION:

FISCAL IMPACT:

CONTACT NAME: Anne Frievalt

PHONE/EMAIL: 760 924-1707 / afrievalt@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

[Click to download](#)

No Attachments Available

History

Time	Who	Approval
9/1/2021 9:57 AM	County Counsel	Yes
9/2/2021 12:35 PM	Finance	Yes
9/2/2021 4:03 PM	County Administrative Office	Yes



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

TIME REQUIRED

SUBJECT Closed Session - Exposure to
Litigation

**PERSONS
APPEARING
BEFORE THE
BOARD**

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION. Significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of Government Code section 54956.9. Number of potential cases: one. Facts and circumstances: Threat of litigation made by Angela Olson of Coleville.

RECOMMENDED ACTION:

FISCAL IMPACT:

CONTACT NAME:

PHONE/EMAIL: /

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

<p>Click to download</p> <p> Letter</p>

History

Time	Who	Approval
8/30/2021 1:11 PM	County Counsel	Yes
9/2/2021 12:34 PM	Finance	Yes
9/2/2021 3:53 PM	County Administrative Office	Yes



WOOD LAW GROUP

August 19, 2021

Via Mail and Email

Nick Criss, Code Compliance Officer
PO Box 347
Mammoth Lakes, CA 93546
Email: ncriss@mono.ca.gov

Ann Frievalt, Esq., Assistant County Counsel
P.O. Box 2415
Mammoth Lakes, CA 93546
Email: afrievalt@mono.ca.gov

Re: *162 Wunderlich Lane, Coleville ("Property")*

Dear Nick Criss and Ann Frievalt:

This letter is written on behalf of our client Angela Olson in response to Mono County's ("County") Notice of Violation letter dated June 24, 2021 ("Letter") for alleged violations related to the construction of our client's home on the subject Property in 2017 and 2018 ("Project"). This letter serves to correct inaccuracies made in the County's Letter and files, document the County's errors in overseeing this Project, and proves the County is estopped from levying fines against our client and/or ordering a CUP/Director Approval as threatened.

First, in corresponding with County Counsel, we requested the County's complete file on this matter. The file received is incomplete: for example, there are missing pages of the plans on file; there are photos of neighbor's power poles not client's property, including photos of the Buell's own overhead power poles; one plan document contains erroneous highlights, and is not stamped by the County yet our client's copy of this page is stamped by the County with no highlights; the Record of Inspections was not produced; and no evidence the shown computer screenshot of conditional notes were ever provided to our client, nor accompanying the issued permit. A copy of the neighbors' complaint letter (letter dated October 9, 2019, by R. Scot and Katherine Buell to John Peters, with photos attached of which no photo shows our client's power poles), and any other relevant documents, were also omitted from the file. We continue to await an explanation on missing documents.

Second, County Counsel requested a copy of our client's contract with Liberty Utilities, and a copy is attached hereto as **Exhibit 1**.

In or about October 2002, our client purchased the Property, and a power pole was already installed on the Property at the time of purchase for the purpose of powering the subdivision. In

MAMMOTH MALL
PO Box 3837
126 Old Mammoth Rd., Ste. 203
Mammoth Lakes, CA 93546
(760)934-5821
f(760)934-1838

TOWN & COUNTRY CENTER
621 West Line St., Ste. 206
Bishop, CA 93514
(760)872-2107

WOODLAWGROUP.COM

or about late 2016, our client commenced efforts to plan the Project. These efforts included discussions with Liberty Utilities, engineers, contractors, and the County, along with site visits and planning, to finalize Project documents. Throughout all of the planning, the County never notified our client of the need for Director Approval to install overhead power poles. The initial Project documents included plans for the installation of one power pole (in addition to the existing pole). However, after discussions between our client, Liberty Utilities, and the County, it was determined that an additional power pole was required because it was not feasible, practical, or reasonably possible, to install an underground line through the Canyon on the Property. Our client met with Jake Suppa in person to ensure all Project document requirements were met prior to submittal.

On or about July 10, 2017, Interwest Consulting Group, on behalf of the County, approved our client's initial Project documents. This included approval of plans to new overhead power poles, followed by an underground power line, to supply power to our client's new home. Attached hereto as **Exhibit 2** are two pages of the plans showing the installation of one new power pole, approved by the County as in "compliance with the locally adopted codes related to this project stated scope of work" (without highlights). Also included in the Project documents was a Liberty Utilities letter dated April 6, 2017, and attached Exhibit A amended plan to include the installation of a second overhead power pole as discussed between the parties. A copy of the letter and Exhibit A amended plan is attached hereto as **Exhibit 3** (this letter and Exhibit A was on file with the County, produced in its file). At this time, the County never notified our client of the need for Director Approval to install two overhead power poles, despite the County allegedly having internal notes on such approval around this time.

On or about August 14, 2017, the completed Project document packet was again approved by the County and a permit was issued to commence construction (Building Permit #B17-052). No conditions regarding Director Approval were included in the issued permit. At this time, the County never notified our client of the need for Director Approval to install two overhead power poles.

On or about November 20, 2017, the two power poles shown on the approved plans were installed, but not connected. The Project commenced, and generators were used to provide power to the Project, approved by the County by Jim Shoffner (email approval attached as **Exhibit 4**, and on Record of Inspections in Exhibit 5 hereinbelow). Throughout the duration of the Project, the County inspected the Project on numerous occasions shown on the Record of Inspections, including inspecting the electrical components (attached as **Exhibit 5**). During the Project, the County issued Correction Notices, yet none of them identified any issues with the two overhead power poles, and all of them were duly corrected and approved (attached as **Exhibit 6** are copies of the Correction Notices). Throughout the duration of the Project work, not once did the County notify our client of the need for Director Approval to install two overhead power poles.

On or about April 24, 2018, the two overhead power poles were connected. On July 24, 2018, while the residence was powered by the two overhead power poles, County inspector Jason Davenport inspected the Project and approved "Permanent Power" at the Project (evidenced on the Record of Inspections, Exhibit 5). Again at this time, not once did the County notify our client of the need for Director Approval to install two overhead power poles.

On December 17, 2018, Mr. Davenport provided a final inspection punch list to prepare for final approval, expressing copying the Planning Department to address any outstanding approvals (attached as **Exhibit 7**). At this time, not once did the County notify our client of the need for Director Approval to install two overhead power poles.

On or about December 20, 2018, the County conducted its final inspection of the Project approving all aspects of the Project, including Planning and Building division approval (evidenced on the Record of Inspections, Exhibit 5). As a result, the County issued a same day Certificate of Occupancy, certifying the Project as in compliance “with ordinances of Mono County” (attached as **Exhibit 8**). Again at this time, not once did the County notify our client of the need for Director Approval to install two overhead power poles.

Unbeknownst to our client almost one-year after completion, on or about October 9, 2019, neighbors R. Scot and Katherine Buell, who constructed and currently use several overhead power poles on their properties, purportedly filed a complaint with the County complaining about the County’s approval of our client’s two overhead power poles (and raising concerns related to another neighbor). It is unknown what occurred for over a year, but our client was not notified about this complaint until October 2020, when Mr. Suppa demanded our client submit a retroactive Conditional Use Permit (“CUP”) for the approval of the two overhead power poles to conceal the County’s oversight. This notice was the first time the County ever notified our client of a requirement for Director Approval of the two power poles.

The County’s Letter dishonestly shifts the fault of its own to our client. The County’s Letter erroneously claims the overhead power poles were “not subject to the building permit as they were installed prior to its issuance”, yet it also claims internal notes evidence the building permit was conditioned on approval of the overhead power poles. In fact, the two overhead power poles were included in all plans submitted and approved by the County, were installed after the permit was issued, were in existence throughout the duration of the Project for inspection, and were inspected with final electrical approvals.

The County has failed to provide evidence it notified our client of the need for Director Approval, claiming only that there are internal computer notes allegedly made in 2017, because no such notice was provided or indicated in the permit. To the contrary, the County approved plans detailing the overhead power poles, issued a permit without Direct Approval conditions, physically inspected the Property numerous times, and issued a final Certificate of Occupancy, all without ever notifying our client of Director Approval requirements. Yet, the County never sent a single letter, email, or any other notification to our client that overhead power poles were subject to Director Approval.

The County’s anticipated position that its internal notes are sufficient and our client, as a property owner in Mono County, is required to comply with all County Codes and Regulations regardless of whether the County actually performed its job or not is indefensible at law. The facts, and established caselaw, support our position that the County is estopped from enforcing a retroactive permit requirement on our client to appease this neighbors’ hypocritical complaints. As such, the County’s demand for Director Approval and/or a CUP years after the fact to cover its own negligence is a violation of our client’s vested rights in the Project, and basic principles of

equitable estoppel. In *Avco Community Developers, Inc. v South Coast Reg'l Comm'n* (1976) 17 Cal.3d 785, the Court held that it had long been the rule in California if a property owner has performed substantial work, and incurred substantial liabilities in good faith reliance on governmental approvals and direction, the owner acquires a vested right to complete construction in accordance with the terms of the permit. Courts have routinely held that a governmental agency cannot later act contrary to its earlier assertions in issuing and approving permits. See *Congregation Etz Chaim v City of Los Angeles* (2004) 371 F.3d 1122 (city's revocation of congregation's building permit on ground that permit violated city's municipal code was subject to defenses of estoppel and vested rights because congregation had performed substantial work in reliance on permit); *Wilson v City of Laguna Beach* (1992) 6 Cal.App.4th 543 (city estopped from enforcing second-dwelling-unit ordinance against property owners who, before city's adoption of its own "granny unit" ordinance, had been discouraged and misled by city staff from pursuing their right to construct "granny units" under state law); *City of Imperial Beach v Algert* (1962) 200 Cal.App.2d 48 (defendant may assert estoppel argument when city asserted that parcel of land was public street, because every act of county and city officials "over a period of many years indicat[ed] a clear affirmative rejection of its acceptance as a street").

Pursuant to the factors identified in *La Canada Flintridge Dev. Corp. v Department of Transp.* (1985) 166 Cal.App.3d 206 related to governmental estoppel, we are confident our client will prevail in proving the County's own negligence estops it from demanding a retroactive CUP/Director Approval and from levying fines against our client. Quite simply, the County was negligent and cannot shift the blame to our client. Notably, the County approved plans detailing two overhead power poles in early 2017, inspected the Project multiple times during the Project, conducted a final inspection and issued a Certificate of Occupancy, never once having notified our client of the requirement for Director Approval for overhead power poles. Conveniently, and dilatorily, the County only raises this issue years after construction was completed due to a neighbors' complaint.

Based on the foregoing, demand is hereby made that the County rescind its Notice of Violation, and cease all attempts to issue violations and levy fines against our client and/or demand a CUP or Director Approval for overhead power poles already approved by the County. Should the County levy fines against our client based on its own negligence as threatened, our client will lawfully bypass pre-litigation administration remedies (due to an inadequate and futile administrative remedy as no CUP/Director Approval is required; see *Endler v Schutzbank* (1968) 68 Cal.2d 162), and file suit against the County alleging negligence, in addition to all other remedies, and seek an immediate injunction preventing the County from levying fines and demanding a CUP/Director Approval.

///

Mono County
August 19, 2021
Page 5

Thank you for your attention to this matter and feel free to contact us with any questions.

Very truly yours,

A handwritten signature in blue ink, appearing to read 'GCS', with a large, sweeping flourish extending to the right.

Gian Carlo Simonetti, Esq.

cc: John Peters, District 4 Supervisor
(via email only to jpeters@mono.ca.gov)



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: CAO

TIME REQUIRED 15 minutes

PERSONS APPEARING BEFORE THE BOARD Robert C. Lawton, CAO

SUBJECT 2021 Supervisorial Redistricting Update

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Update from staff regarding the 2021 Redistricting Process, including discussion about public outreach, scheduling public hearings and creation of informational website.

RECOMMENDED ACTION:

Receive update from staff. Provide any desired direction to staff.

FISCAL IMPACT:

None.

CONTACT NAME: Queenie Barnard

PHONE/EMAIL: 760-932-5534 / qbarnard@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

<p>Click to download</p> <p>No Attachments Available</p>
--

History

Time	Who	Approval
9/3/2021 2:48 PM	County Counsel	Yes
9/3/2021 2:48 PM	Finance	Yes
9/3/2021 2:49 PM	County Administrative Office	Yes



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: County Counsel; CAO; Finance

TIME REQUIRED 10 minutes

**PERSONS
APPEARING
BEFORE THE
BOARD**

Christian Milovich, Assistant County
Counsel

SUBJECT Ordinance Amending Mono County
Code Section 3.04.030 Pertaining to
Purchases Made by Department
Heads

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Proposed ordinance amending section 3.04.030 of the Mono County Code to authorize assistant purchasing agents (i.e., department heads) to purchase services, supplies and equipment in amounts not to exceed \$25,000 per purchase.

RECOMMENDED ACTION:

Introduce, read title, and waive further reading of proposed ordinance. Provide any desired direction to staff.

FISCAL IMPACT:

No fiscal impact associated with the adoption of this ordinance. Once adopted, we anticipate this ordinance is likely to lower the staff costs associated with individual procurements of not more than \$25,000.

CONTACT NAME: Christian Milovich

PHONE/EMAIL: / cmilovich@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Staff Report
Proposed Ordinance

History

Time	Who	Approval
8/31/2021 11:30 AM	County Counsel	Yes
9/2/2021 1:24 PM	Finance	Yes
9/2/2021 3:52 PM	County Administrative Office	Yes

County Counsel
Stacey Simon

Assistant County Counsels
Christian E. Milovich
Anne L. Frievault

Deputy County Counsel
Emily R. Fox

**OFFICE OF THE
COUNTY COUNSEL**
Mono County

South County Offices
P.O. BOX 2415
MAMMOTH LAKES, CALIFORNIA 93546

Telephone
760-924-1700
Facsimile
760-924-1701

Paralegal
Kevin Moss

To: Board of Supervisors

From: Office of the Mono County Counsel

Date: September 7, 2021

Re: Proposed ordinance amending Mono County Code Section 3.04.030 to authorize assistant purchasing agents to purchase services in amounts not to exceed \$25,000 per purchase and to increase the limit for purchases of supplies and equipment to \$25,000 per purchase.

Recommended Action

Introduce, read title, and waive further reading of proposed ordinance. Provide any desired direction to staff.

Fiscal Impact

No fiscal impact associated with the adoption of this ordinance.

Discussion

Chapter 3.04 of the Mono County Code sets forth policies and procedures governing the County's purchases of supplies, equipment, and services, in accordance with state law and appoints the CAO to serve, ex-officio, as the purchasing agent for the County and to have all the powers provided therein.

Section 3.04.030 further designates department heads as assistant purchasing agents ("agency heads") and authorizes them to act as assistant purchasing agents with respect to supplies and equipment and to purchase supplies and equipment (for their departments) in amounts up to \$10,000 per purchase but does not provide the same authorization with respect to services.

In an effort to improve and streamline internal, administrative processes, the proposed ordinance would amend section 3.04.030 to further authorize department heads, as assistant purchasing agents, to enter into contracts for *services* rendered to their respective departments in amounts (or estimated amounts) not to exceed \$25,000 per purchase and to increase the dollar amount for purchases of supplies and equipment to \$25,000 per purchase.

If you have any questions regarding this item prior to your meeting, please call Christian Milovich at 760-924-1706.



ORDINANCE NO. ORD21-__

**AN ORDINANCE OF THE MONO COUNTY BOARD OF SUPERVISORS
AMENDING SECTION 3.04.030 OF THE MONO COUNTY CODE TO AUTHORIZE
ASSISTANT PURCHASING AGENTS TO PURCHASE SERVICES IN AMOUNTS NOT
TO EXCEED \$25,000 PER PURCHASE AND TO INCREASE THE LIMIT FOR
PURCHASES OF SUPPLIES AND EQUIPMENT TO \$25,000 PER PURCHASE**

WHEREAS, Mono County Code Chapter 3.04 sets forth policies and procedures governing the County's purchases of supplies, equipment, and services, in accordance with state law; and

WHEREAS, as part of Chapter 3.04, and pursuant to Government Code section 25500, the Mono County Board of Supervisors (Board) has appointed the County Administrative Officer (CAO) to serve, ex-officio, as the purchasing agent for the County and to have all the powers to purchase and contract for the purchase of supplies, materials, equipment and services prescribed by Title 3, Division 2, Part 2 (commencing with section 25500) of the California Government Code; and

WHEREAS, pursuant to Government Code section 25500, the Board may employ such assistant purchasing agents as are necessary for the CAO to properly fulfill the functions of Purchasing Agents; and

WHEREAS, as currently drafted, section 3.04.030 designates department heads as assistant purchasing agents ("agency heads") and authorizes them to act as assistant purchasing agents with respect to supplies and equipment for their departments and to purchase supplies and equipment for their departments in amounts not to exceed ten thousand dollars per purchase, but does not provide the same authorization with respect to contracting for services; and

WHEREAS, the Board now wishes to amend Mono County Code section 3.04.030 to further authorize department heads, as assistant purchasing agents, to enter into contracts for services rendered to their respective departments in amounts (or estimated amounts) not to exceed \$25,000 per purchase and to increase the dollar amount for purchases of supplies and equipment to \$25,000 per purchase;

NOW, THEREFORE, THE BOARD OF SUPERVISORS OF THE COUNTY OF MONO ORDAINS that:

SECTION ONE: Section 3.04.030 of the Mono County Code is hereby amended in its entirety to read as follows:

"3.04.030 - Purchases by agencies; assistant purchasing agents.

1 A. Appointment. The board of supervisors appoints and authorizes any agency
2 head to act, ex-officio, as an assistant purchasing agent with respect to services, supplies and
3 equipment for their agency and to purchase services, supplies and equipment for their agency in
4 amounts or estimated amounts not to exceed twenty-five thousand dollars per purchase.
5 Contracts for services, and any purchase order or invoice that is not on a standard County form,
6 shall be reviewed and approved by County Counsel and Risk Management prior to execution.

7 B. Requests by Assistant Purchasing Agents. An assistant purchasing agent shall
8 submit to the purchasing agent requests for purchases of services, supplies and/or equipment in
9 amounts or estimated amounts in excess of twenty-five thousand dollars.

10 C. Limitation. When the board of supervisors or the purchasing agent has entered
11 into a contract with a vendor to supply all of the county's requirements for specified supplies or
12 equipment, then the assistant purchasing agent shall not have authority to purchase such supplies
13 or equipment under this section.”

14 **SECTION TWO:** This ordinance shall become effective 30 days from the date of its
15 adoption and final passage, which appears immediately below. The Clerk of the Board of
16 Supervisors shall post this ordinance and also publish the ordinance in the manner prescribed by
17 Government Code section 25124 no later than 15 days after the date of its adoption and final
18 passage. If the Clerk fails to so publish this ordinance within the 15-day period, then the
19 ordinance shall not take effect until 30 days after the date of publication.

20 **PASSED, APPROVED and ADOPTED** this _____ day of _____, 2021,
21 by the following vote, to wit:

22 **AYES:**

23 **NOES:**

24 **ABSENT:**

25 **ABSTAIN:**

26 _____
27 Jennifer Kreitz, Chair
28 Mono County Board of Supervisors

29 **ATTEST:**

30 **APPROVED AS TO FORM:**

31 _____
32 Clerk of the Board

_____ County Counsel



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: CAO

TIME REQUIRED 10 minutes

PERSONS APPEARING BEFORE THE BOARD John Craig, Assistant CAO

SUBJECT Request from County Service Area (CSA) No. 1 Advisory Board for Rate of Pay Increases for Staff and Contractors

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Request from CSA #1 advisory board that County increase hourly pay for class instructors and the Program Director for the recreational classes operated at the Crowley Community Center. Request is to increase instructor rate from \$25/hour to \$35/hour (if County employee) or to \$40/hour (if independent contractor) and to increase Program Director rate from \$25/hour to \$34.21/hour.

RECOMMENDED ACTION:

Consider recommendation and potentially direct staff to implement increased pay for class instructors and/or the Program Director, to such amount as Board determines.

FISCAL IMPACT:

The ultimate fiscal impact of increasing class instructor rates by approximately 60% depends on the number of and type of classes held. Based on pre-pandemic activity levels, the estimated additional cost ranges between \$1,200 and \$4,200. The additional cost of increasing the Program Director pay rate is estimated at \$3,200. These additional costs were not anticipated in the CSA #1 FY 2021-2022 adopted budget. Adjustments, if necessary, will be included at mid-year.

CONTACT NAME: John Craig

PHONE/EMAIL: 760-932-5414 / jcraig@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
CSA 1 Request Staff Report
CSA Board Packet for 7/2/21 Meeting

History

Time	Who	Approval
9/2/2021 10:56 AM	County Counsel	Yes
9/2/2021 12:21 PM	Finance	Yes
9/2/2021 3:53 PM	County Administrative Office	Yes



COUNTY OF MONO

P.O. BOX 696, BRIDGEPORT, CALIFORNIA 93517
(760) 932-5410 • FAX (760) 932-5411

Robert C. Lawton
County Administrative Officer

John Craig
Assistant County Administrative Officer

To: Board of Supervisors

From: Assistant County Administrative Officer John Craig

Date: September 7, 2021

Re: CSA #1 Request

Recommended Action

County Service Area #1 has submitted a minute order request for Board action regarding the rate of pay for the CSA Program Director Isabel Connolly as well as instructors at the Crowley Community Center.

Discussion

As this item is a request to the Board of Supervisors directly from the CSA, staff presents the item as requested and recommends approval.

MONO COUNTY SERVICE AREA NO. 1
SPECIAL BOARD MEETING
FRIDAY, JULY 2, 2021
1:00 P.M.
Zoom

****NOTE:** Members of the public will have the opportunity to directly address the Board of Directors concerning any item listed on the Agenda below before or during consideration of that item. In order to better accommodate members of the public, specific times for Agenda Items will be heard at the specified time or soon thereafter. Agenda Items without specific times may be rearranged to accommodate the Board's schedule. All public comments will be limited by the President of the Board to a speaking time of five minutes.

AGENDA

1. Call the meeting to order
2. Public Comment – the public may speak on any item not appearing on the agenda
3. Hourly rate pay increase of for Program Director and Instructors
4. Bills to be paid
5. Adjourn the Meeting

Documents and materials relating to an open session agenda item that are provided to the Board of Directors less than 72 hours prior to a regular meeting will be available for public inspection and copying at the District Office, by arrangement, by calling the District Secretary at (559) 246-8669.

In compliance with the Americans with Disabilities Act, if you are a disabled person and need a disability-related modification or accommodation to participate in this meeting, then please contact Marianne O'Connor at (760) 934-6299. Requests must be made as early as possible, and at least one full business day before the start of the meeting.

TELECONFERENCE INFORMATION

As authorized by Governor Newsom's Executive Order, N-29-20, dated March 17, 2020, the meeting will be held via teleconferencing with members of the Board attending from separate remote locations. This altered format is in observance of recent recommendations by local officials that certain precautions be taken, including social distancing, to address the threat of COVID-19.

Important Notice to the Public Regarding COVID-19

Based on guidance from the California Department of Public Health and the California Governor's Officer, in order to minimize the spread of the COVID-19 virus, please note the following:

1. There is no physical location of the meeting open to the public. If you wish to participate in

- the meeting via teleconferencing, please email your request to info@hiltoncreekcsd.com
2. If you wish to make a comment on a specific agenda item before the meeting, please submit your comment via email by 12:00 p.m. on the day prior to the Board meeting. Please submit your comment to lorindabeatty@gmail.com
 3. All comments will be made a part of the record. Please make sure to submit a separate email for each item that you wish to comment upon.
 4. If you are watching the live stream of the Board meeting and wish to make either a general public comment or to comment on a specific agenda item as it is being heard, please submit your comment to lorindabeatty@gmail.com
 5. All comments will be made a part of the record. Please make sure to submit a separate email for each item that you wish to comment upon.

In compliance with the Americans with Disabilities Act, if you are a disabled person and need a disability-related modification or accommodation to participate in this meeting, then please contact Marianne O'Connor at (559) 246-8669. Requests must be made as early as possible, and at least one full business day before the start of the meeting.

5% Rate of Pay Increase
2014 Base
to Current + 5 year plan

Base Rate	5%	Increase	New Rate	FY Year
25.00	5%	1.25	26.25	2015
26.25	5%	1.31	27.56	2016
27.56	5%	1.38	28.94	2017
28.94	5%	1.45	30.39	2018
30.39	5%	1.52	31.91	2019
31.91	5%	1.60	33.50	2020
33.50	5%	1.68	35.18	2021
35.18	5%	1.76	36.94	2022
36.94	5%	1.85	38.78	2023
38.78	5%	1.94	40.72	2024
40.72	5%	2.04	42.76	2025
42.76	5%	2.14	44.90	2026
44.90	5%	2.24	47.14	2027

*Base rate \$25 per hour has not been increased since 2014
Subsequent increases on this sheet represent an hourly rate if
there was an increase.

4% Rate of Pay Increase
2014 Base
to Current + 5 year plan

Base Rate	4%	Increase	New Rate	FY Year
25.00	4%	1.00	26.00	2015
26.00	4%	1.04	27.04	2016
27.04	4%	1.08	28.12	2017
28.12	4%	1.12	29.25	2018
29.25	4%	1.17	30.42	2019
30.42	4%	1.22	31.63	2020
31.63	4%	1.27	32.90	2021
32.90	4%	1.32	34.21	2022
34.21	4%	1.37	35.58	2023
35.58	4%	1.42	37.01	2024
37.01	4%	1.48	38.49	2025
38.49	4%	1.54	40.03	2026
40.03	4%	1.60	41.63	2027

*Base rate \$25 per hour has not been increased since 2014
Subsequent increases on this sheet represent an hourly rate if
there was an increase.

3% Rate of Pay Increase
2014 Base
to Current + 5 year plan

Base Rate	3%	Increase	New Rate	FY Year
25.00	3%	0.75	25.75	2015
25.75	3%	0.77	26.52	2016
26.52	3%	0.80	27.32	2017
27.32	3%	0.82	28.14	2018
28.14	3%	0.84	28.98	2019
28.98	3%	0.87	29.85	2020
29.85	3%	0.90	30.75	2021
30.75	3%	0.92	31.67	2022
31.67	3%	0.95	32.62	2023
32.62	3%	0.98	33.60	2024
33.60	3%	1.01	34.61	2025
34.61	3%	1.04	35.64	2026
35.64	3%	1.07	36.71	2027

*Base rate \$25 per hour has not been increased since 2014

Subsequent increases on this sheet represent an hourly rate if there was an increase.

Mammoth Lakes cost of living is 158.7

COST OF LIVING	Mammoth Lakes	California	USA
Overall	158.7	149.9	100
Grocery	110.7	105.1	100
Health	106.7	92.4	100
Housing	290.9	239.1	100
Median Home Cost	\$672,500	\$552,800	\$231,200
Utilities	108.7	102.4	100
Transportation	86.7	133.1	100
Miscellaneous	101.6	103.7	100

<https://www.bestplaces.net/cost-of-living/california-city-ca/monterey-ca/61500>

Average Yoga Instructor Hourly Pay

Pay Job Details Skills Job Listings Employers

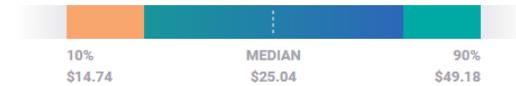
How should I pay? What am I worth?

Price a Job

Find market worth

\$25.04 / hour ▾

Avg. Base Hourly Rate (USD)



The average hourly pay for a Yoga Instructor is \$25.04

Hourly Rate ⓘ	\$15 - \$49
Bonus	\$96 - \$3k
Commission	\$0 - \$7k
Total Pay ⓘ	\$30k - \$101k

Based on 240 salary profiles (last updated Jun 12 2021)

name, email address
See Indeed's [privacy policy](#)

Highest paying cities in California for Yoga Instructors

1	San Francisco, CA 12 salaries reported	\$58.65 per hour	>
2	Los Angeles, CA 23 salaries reported	\$38.02 per hour	>
3	Irvine, CA 9 salaries reported	\$35.59 per hour	>
4	Oakland, CA 5 salaries reported	\$34.66 per hour	>
5	San Francisco Bay Area, CA 5 salaries reported	\$34.48 per hour	>
6	San Diego, CA 29 salaries reported	\$34.25 per hour	>
7	Newport Beach, CA 5 salaries reported	\$31.98 per hour	>
8	Carlsbad, CA 6 salaries reported	\$29.28 per hour	>

Was this information useful?



Maybe



YOGA – AVERAGE BASE 31.30 HOURLY

https://www.indeed.com/career/yoga-instructor/salaries/CA?from=top_sb

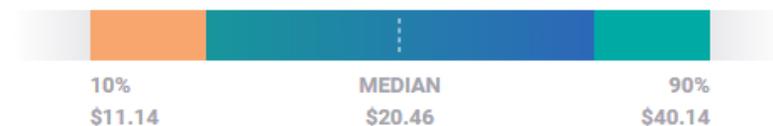
Average Fitness Instructor Hourly Pay

How should I pay? [Price a Job](#) What am I worth? [Find market worth](#)

[Pay](#) [Job Details](#) [Skills](#) [Job Listings](#) [Employers](#)

\$20.46 / hour ▾

Avg. Base Hourly Rate (USD)



The average hourly pay for a Fitness Instructor is \$20.46

Hourly Rate ⓘ	\$11 - \$40	<input type="range"/>
Bonus	\$24 - \$20k	<input type="range"/>
Profit Sharing	\$0 - \$1k	<input type="range"/>
Commission	\$0 - \$3k	<input type="range"/>
Total Pay ⓘ	\$25k - \$84k	<input type="range"/>

Based on 345 salary profiles (last updated Jun 07 2021)

Highest paying cities in California for Fitness Instructors

1 San Francisco, CA 27 salaries reported	\$40.68 per hour >
2 Los Angeles, CA 46 salaries reported	\$40.45 per hour >
3 Sacramento, CA 13 salaries reported	\$32.84 per hour >
4 Campbell, CA 9 salaries reported	\$30.70 per hour >
5 Valencia, CA 5 salaries reported	\$30.66 per hour >
6 San Diego, CA 75 salaries reported	\$29.16 per hour >
7 Laguna Niguel, CA 10 salaries reported	\$28.03 per hour >
8 San Jose, CA 32 salaries reported	\$25.32 per hour >

Was this information useful?

Yes Maybe No

FITNESS – AVERAGE BASE 26.12 HOURLY

https://www.payscale.com/research/US/Job=Fitness_Instructor/Hourly_Rate

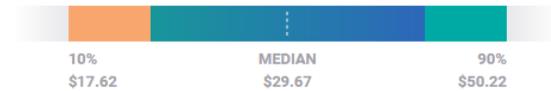
Average Pilates Instructor Hourly Pay

[Pay](#) [Job Details](#) [Skills](#) [Job Listings](#) [Employers](#)

How should I pay? [Price a Job](#) What am I worth? [Find market worth](#)

\$29.67 / hour ▾

Avg. Base Hourly Rate (USD)



The average hourly pay for a Pilates Instructor is \$29.67

Hourly Rate	\$18 - \$50
Bonus	\$102 - \$8k
Commission	\$0 - \$10k
Total Pay	\$32k - \$104k

Based on 123 salary profiles (last updated May 19 2021)

Highest paying cities in California for Pilates Instructors

1 San Francisco, CA 16 salaries reported	\$49.24 per hour	5 San Jose, CA 17 salaries reported	\$36.02 per hour
2 San Diego, CA 17 salaries reported	\$37.81 per hour	6 Santa Monica, CA 5 salaries reported	\$33.85 per hour
3 Los Angeles, CA 25 salaries reported	\$36.57 per hour	7 Culver City, CA 7 salaries reported	\$31.22 per hour
4 Long Beach, CA 14 salaries reported	\$36.04 per hour	8 Irvine, CA 12 salaries reported	\$30.66 per hour

Was this information useful?

[Yes](#) [Maybe](#) [No](#)

PILATES - AVERAGE BASE 35.65 HOURLY

https://www.payscale.com/research/US/Job=Pilates_Instructor/Hourly_Rate

**MONO COUNTY SERVICE AREA NO. 1
BOARD OF DIRECTORS SPECIAL MEETING
Zoom**

July 2, 2021

MINUTES

1. John Connolly called the meeting to order at 1:00 p.m.

Board Members Present: John Connolly, Rick Laborde, Denise Perpall, Dave Titus
Board Members Absent: One Board Vacancy
Staff: Marianne O'Connor
Guests: Rhonda Duggan, Stacey Simon, Lorinda Beatty, Gerry LaFrancois, Jon Blackburn

2. PUBLIC COMMENT – None

3. HOURLY RATE PAY INCREASE FOR PROGRAM DIRECTOR AND INSTRUCTORS

There was some discussion about the rate of pay and whether the wellness instructors would have to become self-employed independent contractors.

Mr. Connolly made a motion to recommend a change to the instructor's hourly rate of pay to \$35. Additional discussion to amend the motion to an hourly rate of \$35 if the instructors became non-benefited employees of Mono County and a contingent hourly rate of \$40 if the instructors were required to obtain a business license, insurance and other associated costs. Dave Titus seconded the amended motion. Connolly, Perpall, Laborde and Titus all voted yes.

Mr. Connolly recused himself from the meeting at 1:20 p.m.

Denise Perpall made a motion to recommend an increase the Program Director's pay to \$30 hourly. The motion died and further discussion ensued.

Denise Perpall made motion to recommend the Program Director's pay to be increased to \$34.21 per hour, which would reflect a 4% increase which would reflect a 4% increase over the course of her employment had she received an increase yearly. Additionally, the Program Director's performance and pay would be reviewed annually. Rick Laborde seconded the motion. Perpall, Laborde and Titus all voted yes. Connolly absent.

Denise Perpall added that instructors should also have an annual review and possible incremental increases to their pay as well.

Supervisor Duggan commented that it is important to stress that the gap in increases is due to no increases over several years.

4. **BILLS TO BE PAID** – John Connolly made a motion to pay the SCE bills a presented and to pay bills on-time. Denise Perpall seconded the motion. Connolly, Perpall, Laborde and Titus all voted yes.
5. **ADJOURN THE MEETING** – Dave Titus made a motion to adjourn the meeting, Rick Laborde seconded. Perpall, Laborde and Titus voted yes. Connolly absent.

The meeting was adjourned at 1:32 p.m.



OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Social Services, Human Resources

TIME REQUIRED 10 Minutes

SUBJECT Resolution Providing Necessary Certifications for Exception to 180-Day Wait Period Under Government Code Sections 7522.56 & 21224 for Limited Term, Part-Time Employment of PERS Retiree Suzanne West, Staff Services Manager

PERSONS APPEARING BEFORE THE BOARD

Kathy Peterson, Social Services Director, Ryan Roe, Acting Human Resources Director

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Proposed Resolution Providing Necessary Certifications for Exception to 180-Day Wait Period Under Government Code Sections 7522.56 & 21224 for Limited Term, Part-Time Employment of PERS Retiree Suzanne West, Staff Services Manager.

RECOMMENDED ACTION:

Adopt proposed resolution. Provide any desired direction to staff.

FISCAL IMPACT:

Total cost of salary and employment taxes is approximately \$4,500 (\$49.82/hour X 80 hours + employment taxes). Salary savings within the Department of Social Services budget is available to cover the additional cost.

CONTACT NAME: Kathy Peterson

PHONE/EMAIL: 760 924-1763 / kpeterson@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Staff Report
Resolution
Exhibit A to Resoution - Terms and Conditions

History

Time	Who	Approval
8/30/2021 10:05 AM	County Counsel	Yes
9/2/2021 11:35 AM	Finance	Yes
9/2/2021 3:52 PM	County Administrative Office	Yes



Office of the ... DEPARTMENT OF SOCIAL SERVICES

C O U N T Y O F M O N O

P. O. Box 2969 • Mammoth Lakes • California 93546

KATHRYN PETERSON, MPH
Director

BRIDGEPORT OFFICE
(760) 932-5600
FAX (760) 932-5287

MAMMOTH LAKES OFFICE
(760) 924-1770
FAX (760) 924-5431



To: Mono County Board of Supervisors
From: Kathryn Peterson, Social Services Director
Date: August 20, 2021
Re: Temporary, Part-Time, Staff Services Manager position

Recommended Action:

Adopt a resolution approving an exception to the CalPERS 180-day wait period to appoint Suzanne West as a part-time retired annuitant employee.

Fiscal Impact:

Hourly wages of \$49.82 and statutory benefits, not to exceed 80 hours, totaling approximately \$4,500. Salary savings within the Department of Social Services budget will cover the additional hours, and no additional County General funds are requested.

DISCUSSION

Government Code section 7522.56(f)(1) states that a retired person shall not be eligible to be employed pursuant to this section for a period of 180 days following the date of retirement except under certain exceptions if conditions are met. One of the exceptions is if there is a need to fill a critically necessary position and where the employee has specialized skills and knowledge for the position. In such a circumstance, the employer must certify, by resolution, the nature of the employment and that the appointment is necessary to fill a critically needed position before 180 days have passed. Furthermore, the appointment must be approved by the governing body of the employer in a public meeting. The appointment may not be placed on a consent calendar.

Suzanne West retired from the Mono County Department of Social Services (DSS) as a Staff Services Manager after 20 years' service to the County. Ms. West served as manager of the DSS fiscal operations for over 12 years. Kyla Closson has been chosen to serve as the new fiscal manager. While Ms. Closson has considerable skill and experience with social services fiscal operations, she does not yet possess the knowledge needed to fully operate the fiscal division within the department and county.

The proposal before you today is to temporarily retain on a part-time, temporary basis, the Social Services Department's recently retired Staff Services Analyst, Suzanne West, to assist Ms. Closson in learning and performing the essential functions of the Staff Services Manager position. We request the Board certify the appointment of Ms. West as necessary to temporarily fill the critically needed position of Staff Services Manager for Mono County by September 8, 2021, because of her specialized skills, extensive knowledge, and training. Ms. West has a unique understanding and set of skills relative to the County of Mono, State of California, and Federal fiscal processes, policies, and operations which is required to train the new Fiscal Staff Services Manager, thereby maintaining continuity of operations within the county.

The position would consist of part-time, extra-help, not to exceed 40 hours and without benefits.

ATTACHMENT(S): Resolution R21-xx

1 WHEREAS, the maximum base salary for this position is \$103,616. and the hourly equivalent is
2 \$49.82 and the minimum base salary for this position is \$85,246 and the hourly equivalent is \$40.98
3 and

4 WHEREAS, the hourly rate paid to Suzanne West will be \$49.82 and

5 WHEREAS, Suzanne West has not and will not receive any other benefit, incentive, compensation in
6 lieu of benefit or other form of compensation in addition to this hourly pay rate; and

7 THEREFORE, BE IT RESOLVED THAT the Mono County Board of Supervisors hereby certifies the
8 nature of the appointment of Suzanne West as described herein and detailed in the attached
9 employment agreement/contract/appointment document and that this appointment is necessary to fill
10 the critically needed position of Staff Services Manager for Mono County by September 8, 2021
11 because of her specialized skills, extensive knowledge and training. Ms. West has 20 years of social
services fiscal experience with the Mono County Department of Social Services and has a unique
understanding and set of skills relative to the County of Mono, State of California, and Federal
fiscal processes, policies, and operations which is required to train the new Fiscal Staff Services
Manager, thereby maintaining continuity of operations within the county.

12 The Mono County Board of Supervisors certifies that this appointment is necessary to support
13 continuity of business operations within the Department of Social Services. Ms. West will provide
14 subject-matter expertise based upon her highly specialized knowledge, skills and abilities related to
the fiscal processes, procedures, and standards of State and Federal social services programs.

15 PASSED AND ADOPTED this 7th day of September , 2021, by the following
16 vote:

17 AYES :
18 NOES :
19 ABSTAIN :
ABSENT :

20
21 ATTEST: _____
Clerk of the Board

Jennifer Krietz , Chair
Board of Supervisors

22
23 APPROVED AS TO FORM:

24 _____
25 COUNTY COUNSEL
26
27
28

**TERMS & CONDITIONS FOR CALPERS' RETIRED ANNUITANT
EXTRA-HELP/LIMITED DURATION EMPLOYMENT WITH MONO COUNTY**

The County wishes to employ Suzanne West , a retired annuitant under the California Public Employees' Retirement System ("Annuitant") in the extra-help, limited duration position of Staff Services Manager pursuant to the terms and conditions and on the bases set forth below. Annuitant wishes to accept employment with the County on said terms and conditions.

I. BASIS FOR HIRING (check one)

Conditions of emergency exist and the services of Annuitant are necessary to avoid a work stoppage; or

x Annuitant has skills needed to perform work of a limited duration in order to work on a special project, perform work in excess of what regular staff can accomplish, or complete a backlog.

II. TERMS & CONDITIONS OF EMPLOYMENT

1. The term of Annuitant's employment is from September 8, 2021, until January 31, 2022, unless earlier terminated by either party in accordance with the terms below. Annuitant's employment shall conform to the provisions of Sections 140 and 170 of the Mono County Personnel System.
2. Commencing September 8, 2021, Annuitant shall be employed by Mono County in the position of Staff Services Manager, as a "Temporary Part-Time Appointment" as that term is defined in Section 170.F.7 of the Mono County Personnel System, serving at the will and pleasure of the Director Kathy Peterson (the "Director"). The Director shall be deemed the "appointing authority" for all purposes with respect to Annuitant's employment.
3. During the term of this employment, Annuitant shall furnish fiscal management services at the discretion of the Director. The total number of hours of work performed for any public employer that is a member of CalPERS shall not exceed 960 hours per fiscal year. The Director shall be responsible for the actual days and hours of work scheduling.
4. During the course of this employment, Annuitant's compensation shall be \$49.82 per hour for each hour of service provided (*not less than the minimum, nor more than the maximum paid by the County to other employees performing comparable duties, divided by 173.333 to equal an hourly rate*). This hourly compensation shall encompass the full wages and benefits paid to Annuitant and Annuitant shall not be entitled to any additional compensation or benefits, including but not limited to, service credit or retirement rights, as a result of this employment.
5. Consistent with Mono County Personnel System Section 170.F.7, Annuitant shall not be entitled to benefits provided by the County to other employees. Additionally, Annuitant

shall receive no days of vacation leave, merit leave, holidays, or other similar benefit during the term of this agreement, except as required by law.

6. Consistent with the at-will nature of Annuitant's employment, the Director may terminate Annuitant's employment at any time without cause. Annuitant understands and acknowledges that as an at-will employee, he or she will not have permanent status nor will his or her employment be governed by the County Personnel System. Among other things, he or she will have no property interest in his or her employment, no right to be terminated or disciplined only for just cause, and no right to appeal, challenge, or otherwise be heard regarding any such termination or other disciplinary action the Director may, in his or her sole discretion, take during Annuitant's employment.
7. Annuitant shall not be entitled to any severance pay upon separation from employment with the County, regardless of the reason for said separation. Annuitant shall also not be entitled to any severance pay in the event he or she becomes unable to perform the essential functions of his/her position (with or without reasonable accommodations) and his or her employment is duly terminated for such non-disciplinary reasons.
8. Annuitant may resign his or her employment with the County at any time. The resignation shall be deemed effective when tendered, and his/her employment shall automatically terminate on that same date, unless otherwise mutually agreed to in writing by the County and Annuitant. Annuitant shall not be entitled to any severance pay or additional compensation of any kind after the effective date of such resignation.

III. ACCEPTANCE AND ANNUITANT CERTIFICATIONS

By her signature below, the terms and conditions stated herein are accepted by Annuitant and the Annuitant certifies as follows:

Annuitant has not received any unemployment insurance compensation arising out of his or her prior employment with a CalPERS employee within the 12-month period preceding this appointment; and

ANNUITANT

Signature: _____

Print Name: _____

Date: _____

Mono County Position Allocation List, FY 2021-22

Department	Position Title	Grade	Min Annual Base Salary	Max Annual Base Salary	# of Positions Approved by Board of Supervisors	Allocated FTE
ANIMAL SERVICES	ANIMAL SERVICES DIRECTOR	n/a		\$81,900.00	1	1
ANIMAL SERVICES	ANIMAL SHELTER ATTENDANT	47	\$35,920.00	\$43,661.00	3	2.75
ANIMAL SERVICES	ANIMAL CONTROL OFFICER I/II	50/52	\$38,682.00	\$49,398.00	2	2
					6	5.75
ASSESSOR	ASSESSOR	n/a		\$133,406.40	1	1
ASSESSOR	ASSISTANT ASSESSOR	n/a		\$109,753.80	1	1
ASSESSOR	APPRAISER III	75	\$71,714.00	\$87,169.00	1	1
ASSESSOR	AUDITOR-APPRAISER II	74	\$69,965.00	\$85,043.00	1	1
ASSESSOR	APPRAISER II	71	\$64,969.00	\$78,971.00	2	2
ASSESSOR	CADASTRAL MAPPER/TRANSFER ANALYST	65	\$56,023.00	\$68,096.00	1	1
ASSESSOR	APPRAISER AIDE	64	\$54,657.00	\$66,435.00	1	1
ASSESSOR	FISCAL TECHNICAL SPECIALIST IV	63	\$53,323.00	\$64,815.00	1	1
					9	9
BEHAVIORAL HEALTH	BEHAVIORAL HEALTH DIRECTOR	n/a		\$133,406.40	1	1
BEHAVIORAL HEALTH	CLINICAL SUPERVISOR	82	\$85,246.00	\$103,616.00	1	1
BEHAVIORAL HEALTH	BEHAVIORAL HEALTH PROGRAM MANAGER	82	\$85,246.00	\$103,616.00	1	1
BEHAVIORAL HEALTH	ACCOUNTANT I/II	73/79	\$68,258.00	\$96,218.00	1	1
BEHAVIORAL HEALTH	PSYCHIATRIC SPECIALIST III	78	\$77,228.00	\$93,871.00	1	1
BEHAVIORAL HEALTH	PSYCHIATRIC SPECIALIST II	74	\$69,965.00	\$85,043.00	1	1
BEHAVIORAL HEALTH	SUBSTANCE USE DISORDERS SUPERVISOR	72	\$66,594.00	\$80,945.00	1	1
BEHAVIORAL HEALTH	PSYCHIATRIC SPECIALIST I	70	\$63,385.00	\$77,045.00	2	2
BEHAVIORAL HEALTH	STAFF SERVICES ANALYST II	70	\$63,385.00	\$77,045.00	4	4
BEHAVIORAL HEALTH	QUALITY ASSURANCE COORDINATOR	69	\$61,839.00	\$75,165.00	1	1
BEHAVIORAL HEALTH	BEHAVIORAL HEALTH SERVICES COORDINATOR II	66	\$57,424.00	\$69,799.00	2	2
BEHAVIORAL HEALTH	FISCAL TECHNICAL SPECIALIST IV	63	\$53,323.00	\$64,815.00	2	2
BEHAVIORAL HEALTH	SUBSTANCE USE DISORDERS COUNSELOR III	62	\$52,023.00	\$63,234.00	1	1
BEHAVIORAL HEALTH	BEHAVIORAL HEALTH SERVICES COORDINATOR I	62	\$52,023.00	\$63,234.00	2	2
BEHAVIORAL HEALTH	CASE MANAGER III	60	\$49,516.00	\$60,187.00	3	3
BEHAVIORAL HEALTH	WELLNESS CENTER ASSOCIATE	n/a	\$20.00/hr		2	0.75
BEHAVIORAL HEALTH	WELLNESS CENTER ASSOCIATE	n/a	\$25.00/hr		1	0.50
BEHAVIORAL HEALTH	WELLNESS CENTER ASSOCIATE	n/a	\$30.00/hr		2	0.20
					29	26.45
BOARD OF SUPERVISORS	BOARD CHAIRPERSON	n/a		\$62,424.00	1	1
BOARD OF SUPERVISORS	BOARD MEMBER	n/a		\$57,504.00	4	4
					5	5
CLERK/RECORDER	COUNTY CLERK/RECORDER/REGISTRAR	n/a		\$121,003.56	1	1
CLERK/RECORDER	ASSISTANT COUNTY CLERK/RECORDER	n/a		\$94,809.48	1	1
CLERK/RECORDER	SENIOR DEPUTY BOARD CLERK/ELECTIONS	69	\$61,839.00	\$75,165.00	1	1
CLERK/RECORDER	FISCAL TECHNICAL SPECIALIST IV	63	\$53,323.00	\$64,815.00	1	1
CLERK/RECORDER	FISCAL TECHNICAL SPECIALIST I/II/III/IV	51/55/59/63	\$39,649.00	\$64,815.00	1	1
CLERK/RECORDER	ELECTIONS ADMINISTRATION ADVISOR/ANNUITANT	n/a	\$35.00/hr		1	0.25
CLERK/RECORDER	ELECTIONS ASSISTANT	n/a	\$25.00/hr		1	0.25
					7	5.5
COMMUNITY DEVELOPMENT	COMMUNITY DEVELOPMENT DIRECTOR	n/a		\$133,406.40	1	1
COMMUNITY DEVELOPMENT	PRINCIPAL PLANNER	78	\$77,228.00	\$93,871.00	1	1
COMMUNITY DEVELOPMENT	COMMUNITY DEVELOPMENT ANALYST III	74	\$69,965.00	\$85,043.00	2	2
COMMUNITY DEVELOPMENT	ASSOCIATE PLANNER II	70	\$63,385.00	\$77,045.00	1	1
COMMUNITY DEVELOPMENT	COMMUNITY DEVELOPMENT ANALYST II	70	\$63,385.00	\$77,045.00	2	2
COMMUNITY DEVELOPMENT	ADMINISTRATIVE SERVICES SPECIALIST	69	\$61,839.00	\$75,165.00	1	1
COMMUNITY DEVELOPMENT	OFFICE MANAGER & PLANNING COMMISSION SECRETARY	65	\$56,023.00	\$68,096.00	1	1
COMMUNITY DEVELOPMENT-BUILD.	BUILDING INSPECTOR III	74	\$69,965.00	\$85,043.00	1	1
COMMUNITY DEVELOPMENT-BUILD.	BUILDING INSPECTOR/PLANS EXAMINER	71	\$64,969.00	\$78,971.00	1	1
COMMUNITY DEVELOPMENT-BUILD.	PERMIT TECHNICIAN	64	\$54,657.00	\$66,435.00	1	1
COMMUNITY DEVELOPMENT-BUILD.	BUILDING OFFICIAL	n/a	\$86.28/hr		1	0.2
COMMUNITY DEVELOPMENT-CODE	COMMUNITY DEVELOP ANALYST III/CODE ENFORCE	74	\$69,965.00	\$85,043.00	1	1
COMMUNITY DEVELOPMENT-CODE	COMMUNITY DEVELOP ANALYST II/CODE ENFORCE	70	\$63,385.00	\$77,045.00	1	1
					15	14.2
COUNTY ADMINISTRATION	COUNTY ADMINISTRATIVE OFFICER	n/a		\$187,716.24	1	1
COUNTY ADMINISTRATION	ASSISTANT COUNTY ADMINISTRATIVE OFFICER	n/a		\$154,434.60	1	1
COUNTY ADMINISTRATION	HUMAN RESOURCES DIRECTOR	n/a		\$133,406.40	1	1
COUNTY ADMINISTRATION	HOUSING COORDINATOR	n/a		\$109,753.80	1	1
COUNTY ADMINISTRATION	ASSISTANT TO THE COUNTY ADMINISTRATIVE OFFICER	n/a		\$94,809.48	1	1
COUNTY ADMINISTRATION	HUMAN RESOURCES GENERALIST	69	\$61,839.00	\$75,165.00	1	1
COUNTY ADMINISTRATION	HUMAN RESOURCES SPECIALIST	63	\$53,323.00	\$64,815.00	1	1
COUNTY ADMINISTRATION	SPECIAL PROJECTS MANAGER	n/a	\$93.75/hr		1	0.2
COUNTY ADMINISTRATION	COMMUNICATIONS CONSULTANT	n/a	\$85.00/hr		1	0.5
					9	7.7
COUNTY COUNSEL	COUNTY COUNSEL	n/a		\$187,716.24	1	1
COUNTY COUNSEL	ASSISTANT COUNTY COUNSEL	n/a		\$133,406.40	2	2
COUNTY COUNSEL	DEPUTY COUNTY COUNSEL III	n/a		\$115,241.52	1	1
COUNTY COUNSEL	RISK MANAGER	n/a		\$99,549.96	1	1
COUNTY COUNSEL	ADMINISTRATIVE SERVICES SPECIALIST	69	\$61,839.00	\$75,165.00	1	1
					6	6
DISTRICT ATTORNEY	DISTRICT ATTORNEY	n/a		\$170,264.16	1	1
DISTRICT ATTORNEY	ASSISTANT DISTRICT ATTORNEY	n/a		\$133,406.40	1	1
DISTRICT ATTORNEY	DEPUTY DISTRICT ATTORNEY III	n/a		\$127,053.72	2	2
DISTRICT ATTORNEY	CHIEF INVESTIGATOR	n/a		\$127,053.72	1	1
DISTRICT ATTORNEY	DISTRICT ATTORNEY INVESTIGATOR II	n/a		\$104,527.44	1	1
DISTRICT ATTORNEY	OPERATIONS AND PROGRAMING SUPERVISOR	n/a		\$81,749.00	1	1

Mono County Position Allocation List, FY 2021-22

Department	Position Title	Grade	Min Annual Base Salary	Max Annual Base Salary	# of Positions Approved by Board of Supervisors	Allocated FTE
DISTRICT ATTORNEY	ADMINISTRATIVE SERVICES SPECIALIST	69	\$61,839.00	\$75,165.00	1	1
DISTRICT ATTORNEY	VICTIM/WITNESS ADVOCATE	60	\$49,516.00	\$60,187.00	1	1
DISTRICT ATTORNEY	VICTIM/WITNESS ADVOCATE	n/a	\$20.00/hr		1	0.62
					10	9.62
ECONOMIC DEVELOPMENT	ECONOMIC DEVELOPMENT DIRECTOR	n/a		\$121,003.56	1	1
ECONOMIC DEVELOPMENT	ECONOMIC DEVELOPMENT MANAGER	n/a		\$94,809.48	1	1
ECONOMIC DEVELOPMENT	ECONOMIC DEVELOPMENT COORDINATOR	69	\$61,839.00	\$75,165.00	1	1
ECONOMIC DEVELOPMENT	ECONOMIC DEVELOPMENT ASSISTANT (TEMP)	n/a	\$18.00/hr		1	0.25
					4	3.25
FINANCE	DIRECTOR OF FINANCE	n/a		\$154,434.60	1	1
FINANCE	ASSISTANT DIRECTOR OF FINANCE	n/a		\$115,241.52	2	2
FINANCE	ACCOUNTANT III	85	\$91,800.00	\$111,584.00	1	1
FINANCE	ACCOUNTANT II	79	\$79,159.00	\$96,218.00	2	2
FINANCE	ACCOUNTANT I	73	\$68,258.00	\$82,969.00	4	4
FINANCE	FISCAL TECHNICAL SPECIALIST IV	63	\$53,323.00	\$64,815.00	3	3
					13	13
INFORMATION TECHNOLOGY	INFORMATION TECHNOLOGY DIRECTOR	n/a		\$162,156.36	1	1
INFORMATION TECHNOLOGY	COMMUNICATIONS MANAGER	84	\$89,561.00	\$108,862.00	1	1
INFORMATION TECHNOLOGY	SENIOR SYSTEM ADMINISTRATOR	84	\$89,561.00	\$108,862.00	1	1
INFORMATION TECHNOLOGY	BUSINESS OPERATIONS MANAGER	81	\$83,166.00	\$101,089.00	1	1
INFORMATION TECHNOLOGY	LEAD DEVELOPER	81	\$83,166.00	\$101,089.00	1	1
INFORMATION TECHNOLOGY	GEOGRAPHIC INFORMATION SYSTEM SPECIALIST III	79	\$79,159.00	\$96,218.00	1	1
INFORMATION TECHNOLOGY	COMMUNICATIONS SPECIALIST I	77	\$75,345.00	\$91,582.00	1	1
INFORMATION TECHNOLOGY	INFORMATION TECHNOLOGY SPECIALIST II	77	\$75,345.00	\$91,582.00	2	2
INFORMATION TECHNOLOGY	GEOGRAPHIC INFORMATION SYSTEM SPECIALIST I	75	\$71,714.00	\$87,169.00	1	1
INFORMATION TECHNOLOGY	INFORMATION TECHNOLOGY SPECIALIST I	75	\$71,714.00	\$87,169.00	1	1
INFORMATION TECHNOLOGY	GEOGRAPHIC INFORMATION SYSTEM ANALYST	70	\$63,385.00	\$77,045.00	1	1
					12	12
PARAMEDICS	EMERGENCY MEDICAL SERVICES CHIEF	n/a		\$127,053.72	1	1
PARAMEDICS	FISCAL & ADMINISTRATIVE SERVICES OFFICER I	76	\$73,507.00	\$89,348.00	1	1
PARAMEDICS	PARAMEDIC STATION CAPTAIN	58	\$61,403.00	\$74,636.00	4	4
PARAMEDICS	PARAMEDIC TRAINING OFFICER	56	\$58,740.00	\$71,399.00	1	1
PARAMEDICS	PARAMEDIC II	54	\$53,400.00	\$64,908.00	13	13
PARAMEDICS	EMERGENCY MEDICAL TECHNICIAN	40	\$37,794.00	\$45,939.00	6	6
PARAMEDICS	EMERGENCY MEDICAL TECHNICIAN - RESERVE	n/a	\$14.00/hr		20	2
					46	30
PROBATION	CHIEF PROBATION OFFICER	n/a		\$133,406.40	1	1
PROBATION	FISCAL & ADMINISTRATIVE SERVICES OFFICER II	79	\$79,159.00	\$96,218.00	1	1
PROBATION	DEPUTY PROBATION OFFICER V	67	\$72,915.00	\$88,629.00	2	2
PROBATION	DEPUTY PROBATION OFFICER IV	63	\$67,379.00	\$81,899.00	1	1
PROBATION	BEHAVIORAL HEALTH SERVICES COORDINATOR I	62	\$52,023.00	\$63,234.00	1	1
PROBATION	PROBATION AIDE II	51	\$49,118.00	\$59,703.00	1	1
PROBATION	DEPUTY PROBATION OFFICER III	59	\$48,308.00	\$58,719.00	6	6
					13	13
PUBLIC HEALTH	PUBLIC HEALTH DIRECTOR	n/a		\$133,406.40	1	1
PUBLIC HEALTH	ENVIRONMENTAL HEALTH MANAGER	n/a		\$115,241.52	1	1
PUBLIC HEALTH	EPIDEMIOLOGIST	82	\$85,246.00	\$103,616.00	1	1
PUBLIC HEALTH	HEALTH PROGRAM MANAGER/PUBLIC HEALTH NURSE	82	\$85,246.00	\$103,616.00	4	4
PUBLIC HEALTH	FISCAL & ADMINISTRATIVE SERVICES OFFICER II	79	\$79,159.00	\$96,218.00	1	1
PUBLIC HEALTH	DEPUTY DIRECTOR OF PUBLIC HEALTH	n/a		\$93,768.00	1	1
PUBLIC HEALTH	EMERGENCY PREPAREDNESS MANAGER	75	\$71,714.00	\$87,169.00	1	1
PUBLIC HEALTH	WIC PROGRAM DIRECTOR/REGISTERED DIETICIAN	75	\$71,714.00	\$87,169.00	1	1
PUBLIC HEALTH	COMMUNITY HEALTH PROGRAM COORDINATOR I/II	70/75	\$63,385.00	\$87,169.00	2	2
PUBLIC HEALTH	ENVIRONMENTAL HEALTH SPECIALIST III	74	\$69,965.00	\$85,043.00	3	3
PUBLIC HEALTH	FISCAL TECHNICAL SPECIALIST IV	63	\$53,323.00	\$64,815.00	2	2
PUBLIC HEALTH	FISCAL TECHNICAL SPECIALIST IV/WNA	63	\$53,323.00	\$64,815.00	2	2
PUBLIC HEALTH	COMMUNITY HEALTH OUTREACH SPECIALIST	63	\$53,323.00	\$64,815.00	3	2.8
PUBLIC HEALTH	COVID CASE INVESTIGATORS (TEMP THROUGH 7/31/23)	53	\$41,656.00	\$50,633.00	1	1
PUBLIC HEALTH	PUBLIC HEALTH OFFICER	n/a	\$109.70/hr		1	0.75
PUBLIC HEALTH	PUBLIC HEALTH DIRECTOR CONSULTANT		\$66.86/hr		1	0.46
PUBLIC HEALTH	ENVIRONMENTAL HEALTH TECHNICIAN	n/a	\$29.80/hr		1	0.5
PUBLIC HEALTH	PUBLIC HEALTH NURSING PROFESSIONAL	n/a	\$48.84/hr		3	0.1
					30	25.81
PUBLIC WORKS	PUBLIC WORKS DIRECTOR	n/a		\$147,080.52	1	1
PUBLIC WORKS	ADMINISTRATIVE SERVICES SPECIALIST	69	\$61,839.00	\$75,165.00	1	1
PUBLIC WORKS-ENGIN./PROJECTS	COUNTY ENGINEER	n/a		\$127,053.72	1	1
PUBLIC WORKS-ENGIN./PROJECTS	ASSOCIATE ENGINEER I	84	\$89,561.00	\$108,862.00	2	2
PUBLIC WORKS-ENGIN./PROJECTS	PROJECT MANAGER	n/a		\$85,995.00	1	1
PUBLIC WORKS-ENGIN./PROJECTS	ENGINEER TECHNICIAN III	74	\$69,965.00	\$85,043.00	1	1
PUBLIC WORKS-ENGIN./PROJECTS	EASTERN SIERRA RECREATION COORDINATOR	n/a		\$70,748.40	1	1
PUBLIC WORKS-ENGIN./PROJECTS	EASTERN SIERRA RECREATION SEASONAL	n/a	\$20.00/hr		2	0.92
PUBLIC WORKS-ENGIN./PROJECTS	PROJECT MANAGER	n/a	\$38.41/hr		1	0.46
PUBLIC WORKS-PARKS/FACILITIES	PARKS & FACILITIES SUPERINTENDENT	n/a		\$104,527.44	1	1
PUBLIC WORKS-PARKS/FACILITIES	PARKS & FACILITIES SUPERVISOR	73	\$68,258.00	\$82,969.00	1	1
PUBLIC WORKS-PARKS/FACILITIES	MAINTENANCE CRAFTSWORKER	63	\$53,323.00	\$64,815.00	2	2
PUBLIC WORKS-PARKS/FACILITIES	MAINTENANCE LEADWORKER	63	\$53,323.00	\$64,815.00	2	2
PUBLIC WORKS-PARKS/FACILITIES	MAINTENANCE WORK ORDER TECHNICIAN	61	\$50,754.00	\$61,692.00	1	1
PUBLIC WORKS-PARKS/FACILITIES	MAINTENANCE WORKER III	59	\$48,308.00	\$58,719.00	3	3
PUBLIC WORKS-PARKS/FACILITIES	MAINTENANCE WORKER II	55	\$43,765.00	\$53,197.00	1	1

Mono County Position Allocation List, FY 2021-22

Department	Position Title	Grade	Min Annual Base Salary	Max Annual Base Salary	# of Positions Approved by Board of Supervisors	Allocated FTE	
PUBLIC WORKS-PARKS/FACILITIES	LEAD CUSTODIAN	51	\$39,649.00	\$48,194.00	1	1	
PUBLIC WORKS-PARKS/FACILITIES	CUSTODIAN III	43/47	\$32,542.00	\$43,661.00	2	2	
PUBLIC WORKS-ROAD DEPT	ROAD OPERATIONS SUPERINTENDENT			<i>\$104,527.44</i>	1	1	
PUBLIC WORKS-ROAD DEPT	FLEET SERVICES SUPERINTENDENT	79	\$79,159.00	\$96,218.00	1	1	
PUBLIC WORKS-ROAD DEPT	LEAD EQUIPMENT MECHANIC	72	\$66,594.00	\$80,945.00	1	1	
PUBLIC WORKS-ROAD DEPT	EQUIPMENT MECHANIC III	68	\$60,331.00	\$73,332.00	1	1	
PUBLIC WORKS-ROAD DEPT	MAINTENANCE SUPERVISOR	67	\$58,859.00	\$71,544.00	4	4	
PUBLIC WORKS-ROAD DEPT	EQUIPMENT MECHANIC II	64	\$54,657.00	\$66,435.00	1	1	
PUBLIC WORKS-ROAD DEPT	EQUIPMENT MECHANIC III	64	\$54,657.00	\$66,435.00	2	2	
PUBLIC WORKS-ROAD DEPT	INVENTORY AND PURCHASING TECHNICIAN	61	\$50,754.00	\$61,692.00	1	1	
PUBLIC WORKS-ROAD DEPT	FISCAL TECHNICAL SPECIALIST IV	55/59	\$43,765.00	\$58,719.00	2	2	
PUBLIC WORKS-ROAD DEPT	MAINTENANCE WORKER III	59	\$48,308.00	\$58,719.00	11	11	
PUBLIC WORKS-ROAD DEPT	MAINTENANCE WORKER II	55	\$43,765.00	\$53,197.00	2	2	
PUBLIC WORKS-SOLID WASTE	SOLID WASTE SUPERINTENDENT	n/a		<i>\$94,809.48</i>	1	1	
PUBLIC WORKS-SOLID WASTE	SOLID WASTE SUPERVISOR	73	\$68,258.00	\$82,969.00	1	1	
PUBLIC WORKS-SOLID WASTE	SOLID WASTE EQUIPMENT OPERATOR	61	\$50,754.00	\$61,692.00	2	2	
PUBLIC WORKS-SOLID WASTE	FISCAL TECHNICAL SPECIALIST III	59	\$48,308.00	\$58,719.00	1	1	
PUBLIC WORKS-SOLID WASTE	SOLID WASTE MAINTENANCE WORKER	59	\$48,308.00	\$58,719.00	3	3	
					60	58.38	
SHERIFF	SHERIFF-CORONER	n/a		<i>\$170,264.16</i>	1	1	
SHERIFF	UNDERSHERIFF	n/a		<i>\$154,434.60</i>	1	1	
SHERIFF	LIEUTENANT I/II	n/a		\$146,085.93	2	2	
SHERIFF	SERGEANT	60	\$87,264.00	\$106,044.00	3	3	
SHERIFF	FISCAL & ADMINISTRATIVE SERVICES OFFICER II	79	\$79,159.00	\$96,218.00	1	1	
SHERIFF	DEPUTY SHERIFF II	54	\$75,252.00	\$91,464.00	20	17	
SHERIFF	PUBLIC INFORMATION OFFICER	69	\$61,839.00	\$75,165.00	1	1	
SHERIFF	RECORDS MANAGER	61	\$50,754.00	\$61,692.00	1	1	
SHERIFF	COURT SCREENER II	n/a	\$38.50/hr		2	0.92	
SHERIFF	COURT SCREENER I	n/a	\$27.50/hr		8	3.68	
SHERIFF - JAIL	PUBLIC SAFETY LIEUTENANT	63	\$76,068.00	\$92,472.00	1	1	
SHERIFF - JAIL	PUBLIC SAFETY SERGEANT	58	\$66,132.00	\$80,388.00	2	2	
SHERIFF - JAIL	PUBLIC SAFETY OFFICER II	49	\$49,536.00	\$60,240.00	12	12	
SHERIFF - JAIL	PUBLIC SAFETY OFFICER I	47	\$47,160.00	\$57,324.00	6	4	
SHERIFF - JAIL	FOOD SERVICE MANAGER	51	\$39,649.00	\$48,194.00	1	1	
SHERIFF - JAIL	COOK (CORRECTIONAL)	45	\$34,189.00	\$41,557.00	1	1	
					63	52.6	
SOCIAL SERVICES	SOCIAL SERVICES DIRECTOR	n/a		<i>\$133,406.40</i>	1	1	
SOCIAL SERVICES	PROGRAM MANAGER	82	\$85,246.00	\$103,616.00	2	2	
SOCIAL SERVICES	STAFF SERVICES MANAGER	82	\$85,246.00	\$103,616.00	1	1	
SOCIAL SERVICES	SOCIAL WORKER SUPERVISOR II	79	\$79,159.00	\$96,218.00	1	1	
SOCIAL SERVICES	SUPERVISING STAFF SERVICES ANALYST	78	\$77,228.00	\$93,871.00	1	1	
SOCIAL SERVICES	SOCIAL WORKER SUPERVISOR I	75	\$71,714.00	\$87,169.00	1	1	
SOCIAL SERVICES	STAFF SERVICES ANALYST III	74	\$69,965.00	\$85,043.00	2	2	
SOCIAL SERVICES	SUPERVISING INTEGRATED CASE WORKER	72	\$66,594.00	\$80,945.00	1	1	
SOCIAL SERVICES	SOCIAL WORKER IV	71	\$64,969.00	\$78,971.00	2	2	
SOCIAL SERVICES	INTEGRATED CASE WORKER I/II	64	\$54,657.00	\$66,435.00	3	3	
SOCIAL SERVICES	ELIGIBILITY SPECIALIST III	63	\$53,323.00	\$64,815.00	1	1	
SOCIAL SERVICES	FISCAL TECHNICAL SPECIALIST IV	63	\$53,323.00	\$64,815.00	1	1	
SOCIAL SERVICES	SENIOR SERVICES MANAGER	63	\$53,323.00	\$64,815.00	1	1	
SOCIAL SERVICES	SOCIAL WORKER I	63	\$53,323.00	\$64,815.00	2	2	
SOCIAL SERVICES	ELIGIBILITY SPECIALIST TRAINEE/I/II	59	\$48,308.00	\$58,719.00	3	3	
SOCIAL SERVICES	FISCAL TECHNICAL SPECIALIST III	59	\$48,308.00	\$58,719.00	1	1	
SOCIAL SERVICES	FISCAL TECHNICAL SPECIALIST II	55	\$43,765.00	\$53,197.00	2	2	
SOCIAL SERVICES	SOCIAL SERVICES AIDE	55	\$43,765.00	\$53,197.00	2	2	
SOCIAL SERVICES	FISCAL TECHNICAL SPECIALIST I	51	\$39,649.00	\$48,194.00	1	1	
SOCIAL SERVICES	SENIOR SERVICES COOK/DRIVER	45	\$34,189.00	\$41,557.00	3	2	
SOCIAL SERVICES	SENIOR SERVICES SITE ATTENDANT	n/a	\$19.98/hr		1	0.25	
					33	31.25	
<i>*Proposed changes in italics pending Board approval</i>					Total of totals:	370	328.51



**OFFICE OF THE CLERK
OF THE BOARD OF SUPERVISORS**

REGULAR AGENDA REQUEST

Print

MEETING DATE September 7, 2021

Departments: Human Resources

TIME REQUIRED 5 minutes

**PERSONS
APPEARING
BEFORE THE
BOARD**

Ryan Roe, Acting Human Resources
Director

SUBJECT Employment Agreement - Assistant
Clerk - Recorder / Registrar of Voters

AGENDA DESCRIPTION:

(A brief general description of what the Board will hear, discuss, consider, or act upon)

Proposed resolution approving a contract with Queenie Barnard as Assistant Clerk - Recorder / Registrar Of Voters Of Mono County, and prescribing the compensation, appointment and conditions of said employment.

RECOMMENDED ACTION:

Announce Fiscal Impact. Approve Resolution R21-_____, Approving a contract with Queenie Barnard as Assistant Clerk - Recorder / Registrar Of Voters Of Mono County, and prescribing the compensation, appointment and conditions of said employment. Authorize the Board Chair to execute said contract on behalf of the County.

FISCAL IMPACT:

The cost for an entire fiscal year would be \$110,779 of which \$81,900 is salary and \$28,879 is the cost of benefits, and was included in the approved budget.

CONTACT NAME: Ryan Roe

PHONE/EMAIL: Ryan Roe 760-932-5442 / rroe@mono.ca.gov

SEND COPIES TO:

MINUTE ORDER REQUESTED:

YES NO

ATTACHMENTS:

Click to download
Staff Report
Resolution
Employment Agreement

History

Time	Who	Approval
8/12/2021 1:27 PM	County Counsel	Yes
8/12/2021 2:33 PM	Finance	Yes
9/2/2021 3:51 PM	County Administrative Office	Yes



COUNTY OF MONO

P.O. BOX 696, BRIDGEPORT, CALIFORNIA 93517
(760) 932-5410 • FAX (760) 932-5411

Robert C. Lawton
County Administrative Officer

John Craig
Assistant County Administrative Officer

September 7, 2021

To: Board of Supervisors
From: Acting Human Resources Director Ryan Roe
Date: September 7, 2021
Re: Employment Agreement with Queenie Barnard

Recommended Action

Adopt Resolution #R21-___, approving a contract with Queenie Barnard as Assistant Clerk – Recorder / Registrar of Voters and prescribing the compensation, appointment, and conditions of said employment. Authorize the Board Chair to execute said contract on behalf of the County.

Discussion

Ms. Barnard was originally hired by the County in 2020 as the Senior Deputy Clerk/Elections Assistant. With the promotion of the previous Assistant Clerk – Recorder/Registrar of Voters, Ms. Barnard interviewed for and was selected to be promoted into the position.

We are very pleased to have Ms. Barnard continue working in the Clerk – Recorder's Office and know she will be successful in the position.

**EMPLOYMENT AGREEMENT OF QUEENIE BARNARD
AS ASSISTANT CLERK - RECORDER / REGISTRAR OF VOTERS OF MONO COUNTY**
Assistant Clerk - Recorder / Registrar of Voters

This Agreement is entered into this 7th day of September, 2021, by and between Queenie Barnard and the County of Mono (hereinafter “County”).

I. RECITALS

Queenie Barnard (hereinafter “Ms. Barnard”) is currently employed by Mono County as its Senior Deputy Board Clerk/Elections Assistant. The County now wishes to promote Ms. Barnard to the position of Assistant Clerk - Recorder / Registrar of Voters in accordance with the terms and conditions set forth in this Agreement. Ms. Barnard wishes to accept continued employment with the County on said terms and conditions.

II. AGREEMENT

1. This Agreement shall commence August 23, 2021 and shall remain in effect unless or until terminated by either party in accordance with this Agreement.
2. Ms. Barnard shall be employed by Mono County as its Assistant Clerk - Recorder / Registrar of Voters, serving at the will and pleasure of the County Clerk /Recorder /Registrar of Voters /Clerk of the Board. Ms. Barnard accepts such continued employment. The County Clerk/ Recorder /Registrar of Voters /Clerk of the Board shall be deemed the “appointing authority” for all purposes with respect to Ms. Barnard’ employment. The County Clerk/ Recorder /Registrar of Voters /Clerk of the Board and Ms. Barnard will work together to establish specific, measurable, achievable and realistic performance goals for Ms. Barnard’ work. Ms. Barnard’ job performance and progress towards achieving the agreed-upon goals shall be evaluated by the County Clerk/ Recorder /Registrar of Voters /Clerk of the Board in accordance with the County’s Policy Regarding Compensation of At-Will and Elected Management Level Officers and Employees (hereafter “Management Compensation Policy”) adopted by Resolution R21-44 on June 15, 2021, and as the same may be amended or updated from time to time and unilaterally implemented by the County.
3. Ms. Barnard salary shall be set and modified as provided in the Management Compensation Policy and the Resolution Adopting and Implementing a Salary Matrix applicable to At-Will Employee and Elected Department Head Positions (Resolution R21-45 adopted on June 15, 2021), and as the same may be amended or updated from time to time and unilaterally implemented by the County.

4. Ms. Barnard understands that she is responsible for paying the employee's share of any retirement contributions owed to the Public Employees Retirement System (PERS) with respect to her employment for the County, and also any employee share of the "normal cost" of her retirement benefits that may be mandated by the Public Employees Pension Reform Act of 2013 (PEPRA).
5. Ms. Barnard shall earn and accrue vacation and sick leave in accordance with the County's Management Benefits Policy and in accordance with any applicable County Code provisions not in conflict with said Policy. Also, pursuant to said Policy, in recognition of the fact that her employment will be exempt from the payment of overtime or compensatory time-off under the Fair Labor Standards Act, she shall be entitled to 80 hours of merit leave (aka administrative leave) during each year of service under this Agreement. Ms. Barnard understands that said merit leave does not accrue from one calendar year to the next; rather, it must be used by December 31st of each calendar year in which it is provided, or it is lost.
6. The County shall pay the professional dues, subscriptions, and other educational expenses necessary for Ms. Barnard's full participation in applicable professional associations, for her continued professional growth and for the good of the County, as determined to be appropriate, and as approved by the County Clerk/ Recorder /Registrar of Voters /Clerk of the Board.
7. To the extent not inconsistent with the foregoing or any other provision of this Agreement, Ms. Barnard shall be entitled to the same general benefits provided by the County to other management-level employees, as described more fully in the County's Management Benefits Policy. Such benefits include but are not limited to CalPERS retirement benefits, CalPERS medical insurance, County dental and vision coverage, and life insurance. Any and all references in this Agreement to the County's Management Benefits Policy shall mean the "Policy Regarding Benefits of Management-level Officers and Employees," updated most recently by Resolution R20-56 of the Mono County Board of Supervisors and as the same may be further amended from time to time and unilaterally implemented by the County.
8. Ms. Barnard understands and agrees that her receipt of compensation or benefits of any kind under this Agreement or under any applicable County Code provision or policy – including but not limited to salary, insurance coverage, and paid holidays or leaves – is expressly contingent on her actual and regular rendering of full-time personal services to the County or, in the event of any absence, upon her proper use of any accrued leave. Should Ms. Barnard cease rendering such services during this Agreement and be absent from work without any accrued leave to cover said absence, then she shall cease earning or receiving any additional compensation or benefits until such time as she returns to work and resumes rendering personal services;

provided, however, that the County shall provide any compensation or benefits mandated by state or federal law. Furthermore, should Ms. Barnard' regular schedule ever be reduced to less than full-time employment, on a temporary or permanent basis, then all compensation and benefits provided by this Agreement or any applicable County policies shall be reduced on a pro-rata basis, except for those benefits that the County does not generally pro-rate for its other part-time employees.

9. Consistent with the "at will" nature of Ms. Barnard' employment, the County Clerk/ Recorder /Registrar of Voters /Clerk of the Board may terminate Ms. Barnard' employment at any time during this Agreement, without cause. In such event, this Agreement shall automatically terminate concurrently with the effective date of the termination. Ms. Barnard understands and acknowledges that as an "at will" employee, she will not have permanent status nor will her employment be governed by the County Personnel System (Mono County Personnel Rules) except to the extent that System is ever modified to apply expressly to at-will employees. Among other things, she will have no property interest in her employment, no right to be terminated or disciplined only for just cause, and no right to appeal, challenge, or otherwise be heard regarding any such termination or other disciplinary action the County Clerk/ Recorder /Registrar of Voters /Clerk of the Board may, in her or her discretion, take during Ms. Barnard' employment.
10. In the event of a termination without cause under paragraph 9 which occurs following the first twelve (12) months of Ms. Barnard' employment under this Agreement, Ms. Barnard shall receive as severance pay a lump sum equal to six (6) months' salary. For purposes of severance pay, "salary" refers only to base compensation. Ms. Barnard shall not be entitled to any severance pay in the event that the County Clerk/ Recorder /Registrar of Voters /Clerk of the Board has grounds to discipline her on or about the time she gives notice of termination. For purposes of this provision, grounds for discipline include but are not limited to those specified in section 520 of the Mono County Personnel Rules, as the same may be amended from time to time. Ms. Barnard shall also not be entitled to any severance pay in the event that she becomes unable to perform the essential functions of her position (with or without reasonable accommodations) and her employment is duly terminated for such non-disciplinary reasons.
11. Ms. Barnard may resign her employment with the County at any time. Her resignation shall be deemed effective when tendered, and this agreement shall automatically terminate on that same date, unless otherwise mutually agreed to in writing by the parties. Ms. Barnard shall not be entitled to any severance pay or additional compensation of any kind after the effective date of such resignation.
12. This Agreement constitutes the entire agreement of the parties with respect to the employment of Ms. Barnard.

13. The parties agree that the Board of Supervisors' approval of this Agreement on behalf of the County is a legislative act and that through this agreement, the Board of Supervisors is carrying out its responsibility and authority under Section 25300 of the Government Code to set the terms and conditions of County employment. It is not the parties' intent to alter in any way the fundamental statutory (non-contractual) nature of Ms. Barnard' employment with the County nor to give rise to any future contractual remedies for breach of this Agreement or of an implied covenant of good faith and fair dealing. Rather, the parties intend that Ms. Barnard' sole remedy in response to any failure by the County to comply with this Agreement shall be traditional mandamus. Pursuant to Government Code sections 53243. Ms. Barnard shall reimburse the County for any paid leave pending an investigation, legal criminal defense, or cash settlement related to termination by the County if Ms. Barnard is convicted of a crime involving abuse of office or position.
14. Ms. Barnard acknowledges that this Agreement is executed voluntarily by her, without duress or undue influence on the part or on behalf of the County. Ms. Barnard further acknowledges that she has participated in the negotiation and preparation of this Agreement and has had the opportunity to be represented by counsel with respect to such negotiation and preparation or does hereby knowingly waive her right to do so, and that she is fully aware of the contents of this Agreement and of its legal effect. Thus, any ambiguities in this Agreement shall not be resolved in favor of or against either party.

III. EXECUTION:

This Agreement is executed by the parties this 7th day of September 2021.

EMPLOYEE

THE COUNTY OF MONO

Queenie Barnard

By: Jennifer Kreitz, Chair
Board of Supervisors

APPROVED AS TO FORM:

COUNTY COUNSEL