



INYO COUNTY BOARD OF SUPERVISORS

TRINA ORRILL • JEFF GRIFFITHS • SCOTT MARCELLIN • JENNIFER ROESER • MATT KINGSLEY

NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA

Board of Supervisors Room - County Administrative Center
224 North Edwards, Independence, California

NOTICES TO THE PUBLIC: (1) This meeting is accessible to the public both in person and, for convenience, via Zoom webinar. The Zoom webinar is accessible to the public at <https://zoom.us/j/868254781>. The meeting may also be accessed by telephone at the following numbers: (669) 900-6833; (346) 248-7799; (253) 215-8782; (929) 205-6099; (301) 715-8592; (312) 626-6799. Webinar ID: 868 254 781. Anyone unable to attend the Board meeting in person who wishes to make either a general public comment or a comment on a specific agenda item may do so by utilizing the Zoom "hand-raising" feature when appropriate during the meeting (the Chair will call on those who wish to speak). Generally, speakers are limited to three minutes. Remote participation for members of the public is provided for convenience only. In the event that the remote participation connection malfunctions for any reason, the Board of Supervisors reserves the right to conduct the meeting without remote access. Regardless of remote access, written public comments, limited to 250 words or fewer, may be emailed to the Assistant Clerk of the Board at boardclerk@inyocounty.us. (2) 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) 878-0373 (28 CFR 35.102-35.104 ADA Title II). Notification 48 hours prior to the meeting will enable the County to make reasonable arrangements to ensure accessibility to this meeting. Should you, because of a disability require appropriate alternative formatting of this agenda, please notify the Clerk of the Board 72 hours prior to the meeting to enable the County to make the agenda available in a reasonable alternative format. (Government Code Section 54954.2). (3) If a writing, that is a public record relating to an agenda item for an open session of a regular meeting of the Board of Supervisors, is distributed less than 72 hours prior to the meeting, the writing shall be available for public inspection at the Office of the Clerk of the Board of Supervisors, 224 N. Edwards, Independence, California and is available per Government Code § 54957.5(b)(1).

AMENDED REGULAR MEETING March 5, 2024

(Unless otherwise specified by time, items scheduled for either morning or afternoon sessions will be heard according to available time and presence of interested persons.)

Start Time

- 8:30 A.M.** 1) **Public Comment on Closed Session Item(s)**
Comments may be time-limited

CLOSED SESSION

- 2) **Conference with County's Labor Negotiators – Pursuant to Government Code §54957.6** – Regarding employee organizations: Deputy Sheriff's Association (DSA); Elected Officials Assistant Association (EOAA); Inyo County Correctional Officers Association (ICCOA); Inyo County Employees Association (ICEA); Inyo County Probation Peace Officers Association (ICPPOA); IHSS Workers; Law Enforcement Administrators' Association (LEAA). Unrepresented employees: all. County designated representatives – Administrative Officer Nate Greenberg, Assistant County Administrator Sue Dishion, Deputy Personnel Director Keri Oney, County Counsel John-Carl Vallejo, Assistant County Counsel Christy Milovich, and Senior Budget Analyst Denelle Carrington.

- Addendum** **2B) Public Employment – Pursuant to Government Code §54957 – Title: Public Defender.**

OPEN SESSION (With the exception of timed items, which cannot be heard prior to their scheduled time, all open-session items may be considered at any time and in any order during the meeting in the Board's discretion.)

- 10 A.M.**
- 3) **Pledge of Allegiance**
 - 4) **Report on Closed Session as Required by Law**
 - 5) **Presentation** - Risk Management's Annual Safety Awards for "Most Improved in Safety"
 - 6) **Introductions** - The following new employees will be introduced to the Board: Assistant Chief Information Officer Abhilash Itharaju; Probation Rehabilitation Specialist Lora Terrasas and Probation Rehabilitation Specialist Jesus Garcia Martinez; and from HHS, Office Technician Malissa Creekmore, Prevention Specialist Caroline Hagopian, Office Clerk Sandra Garcia Hernandez, Program Services Assistant Barbara Southey, Residential Caregiver Adam Veenker, and Office Clerk Emma Williams.
 - 7) **Public Comment**
Comments may be time-limited
 - 8) **County Department Reports**

CONSENT AGENDA (Items that are considered routine and are approved in a single motion; approval recommended by the County Administrator)

- 9) **Board of Supervisors Meeting Minutes**
Clerk of the Board | Assistant Clerk of the Board

Recommended Action: Approve the minutes from the regular Board of Supervisors meetings of February 6, 2024 and February 20, 2024.
- 10) **Approval of "Employee Medical Services and First Aid Policies and Procedures"**
County Administrator - Risk Management | Aaron Holmberg

Recommended Action: Approve the "Employee Medical Services and First Aid Policies and Procedures."
- 11) **Off-Highway Vehicle Grant Application**
Sheriff | Mike Atkins

Recommended Action: Approve Resolution No. 2024-07, titled, "A Resolution of the Board of Supervisors of the County of Inyo, State of California, Authorizing the submittal of the State of California, Department of Parks and Recreation, Off-Highway Vehicle Grant Application," and authorize the Chairperson to sign.

12) **Appointment to the First 5 Children and Families Commission**

Health & Human Services - First 5 | Anna Scott

Recommended Action: Appoint Ms. Josie Rogers to a new three-year term on the First 5 Children and Families Commission ending December 5, 2026.

13) **Amendment No. 2 to Agreement with State of California Business, Consumer Services and Housing Agency for Homeless, Housing, Assistance, and Prevention (HHAP) 1 Funding**

Health & Human Services - Fiscal | Anna Scott

Recommended Action: Approve Amendment No. 2 to the agreement between the Business, Consumer Services and Housing Agency (BCSH) of the State of California Department of General Services, Inyo County Health and Human Services (HHS) and Inyo Mono Advocates for Community Action, Inc. (IMACA) for the administration of Homeless, Housing, Assistance, and Prevention Program (HHAP) Round 1 funding in an amount not to exceed \$733,546.24, increasing HHS's responsibility and liability limited to the unspent amount of \$494,267.18, with the term of this agreement commencing upon BCSH approval of the agreement through June 30, 2025, and authorize the HHS Director to sign the standard agreement amendment (STD213).

14) **Amendment No. 2 to the Agreement with State of California Business, Consumer Services and Housing Agency for Homeless, Housing, Assistance, and Prevention (HHAP) 2 Funding**

Health & Human Services - Fiscal | Anna Scott

Recommended Action: Approve Amendment No. 2 to the agreement between the Business, Consumer Services and Housing Agency (BCSH) of the State of California Department of General Services, Inyo County Health and Human Services (HHS) and Inyo Mono Advocates for Community Action, Inc. (IMACA) for the administration of Homeless, Housing, Assistance, and Prevention Program (HHAP) Round 2 funding in an amount not to exceed \$356,764, reducing HHS's responsibility and liability limited to the unspent amount from \$355,200.68 to \$324,093.03, with the term of this agreement commencing upon BCSH approval of the agreement through June 30, 2026, and authorize the HHS Director to sign the standard agreement amendment (STD213).

15) **Request for Landfill Fee Waiver**

Public Works - Recycling & Waste Management | Cap Aubrey

Recommended Action: Consider approval of waiver of solid waste disposal and gate fees for the Lone Pine Paiute-Shoshone Reservation Environmental & Air Quality Department event, Saturday, April 27, 2024.

16) **Lease Agreement between the County of Mono and County of Inyo for Child Support Services in Mammoth Lakes**

Child Support Services | Amy Weurdig

Recommended Action: Approve the Lease Agreement between the County of Mono and County of Inyo, for the real property described as the "Tioga Room," located at 1290 Tavern Road, Mammoth Lakes, CA 93546 for a term of three years in an amount not to exceed \$250 per month for the period of March 1,

2024 to March 1, 2027, for a total not-to-exceed amount of \$9,000, contingent upon future budget approval, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained.

REGULAR AGENDA

17) **Request for Commercial Cannabis Business License Ownership Change**

Agricultural Commissioner | Nathan Reade
10 minutes (5min. Presentation / 5min. Discussion)

Recommended Action: Consider and approve or deny a change of ownership request for commercial cannabis business license 000140, operating under the name Nanofarms, LLC.

18) **2023 General Plan Progress Report**

Planning Department | Cathreen Richards
15 minutes (10min. Presentation / 5min. Discussion)

Recommended Action: Receive a presentation from staff regarding the Inyo County General Plan and the 2023 Annual Progress Report (GPAPR), the Housing Element Implementation Report and a General Plan refresher. Provide direction to staff to submit the GPAPR to the Department of Housing and Community Development (HCD) and the State Office of Planning and Research (OPR).

19) **Owens Valley Groundwater Authority Meeting - March 14, 2024**

Water Department | Holly Alpert
10 minutes (5min. Presentation / 5min. Discussion)

Recommended Action: Provide direction to the Owens Valley Groundwater Authority representatives in advance of the Owens Valley Groundwater Authority meeting scheduled for March 14, 2023.

20) **Workshop on Proposed Inyo County Mobile Vending Program**

County Counsel | Grace Chuchla
20 minutes (5min. Presentation / 15min. Discussion)

Recommended Action: A) Conduct workshop on the proposed Inyo County Mobile Vending Program; and B) Provide any follow-up direction to staff as necessary.

ADDITIONAL PUBLIC COMMENT & REPORTS

21) **Public Comment**

Comments may be time-limited

22) **Board Member and Staff Reports**

Receive updates on recent or upcoming meetings and projects

CORRESPONDENCE - INFORMATIONAL

- 23) Letter from Senator Marie Alvarado-Gil to the California Public Utilities Commission opposing AT&T's application to terminate its Carrier of Last Resort (COLR) obligation.



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AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-18

Presentation - Risk Management's Annual Safety Awards for "Most Improved in Safety" County Administrator - Risk Management NO ACTION REQUIRED

ITEM SUBMITTED BY

Aaron Holmberg, Risk Manager

ITEM PRESENTED BY

Aaron Holmberg, Risk Manager

RECOMMENDED ACTION:

Receive presentation of Risk Management's Annual Safety Award for "Most Improved in Safety."

BACKGROUND / SUMMARY / JUSTIFICATION:

Continuous improvement is the hallmark of a successful safety program. The annual safety awards acknowledge continuous improvement in employee and facility site safety. The awards also encourage such improvements throughout all county locations. This item is for the presentation of two of three 2023 awards. The east county award will be presented at the Tecopa meeting. The safety awards are given at the discretion of Risk Management following the annual comprehensive safety audit, which takes place every Fall. Risk Management wishes to thank all employees for their input and cooperation during inspections in August, September, and October 2023. The award winners will be announced during the presentation.

- 2020 Award: HHS Aging and Social Services
- 2021 Award: Eastern California Museum
- 2022 Awards: Animal Control Shelter and Bishop Road Shop

FISCAL IMPACT:

Funding Source	n/a	Budget Unit	
Budgeted?	n/a	Object Code	
Recurrence	n/a		
Current Fiscal Year Impact			
n/a			
Future Fiscal Year Impacts			
n/a			
Additional Information			

This presentation is for recognizing our employees and their dedication to safety and continuous improvement in safer workspaces and work practices. The presentation does not address the long-term

financial benefit, improved employee happiness and retention, and reduction in potential losses related to continuous improvement in safety.

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

n/a

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

The award winners were and continue to be involved in their progress. They are aware of their awards.

ATTACHMENTS:

APPROVALS:

Aaron Holmberg	Created/Initiated - 1/6/2024
Darcy Ellis	Approved - 1/8/2024
Aaron Holmberg	Approved - 1/8/2024
Keri Oney	Approved - 1/8/2024
John Vallejo	Approved - 1/8/2024
Amy Shepherd	Approved - 1/8/2024
Nate Greenberg	Final Approval - 1/26/2024



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AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-162

Board of Supervisors Meeting Minutes

Clerk of the Board

ACTION REQUIRED

ITEM SUBMITTED BY

Clerk of the Board

ITEM PRESENTED BY

Assistant Clerk of the Board

RECOMMENDED ACTION:

Approve the minutes from the regular Board of Supervisors meetings of February 6, 2024 and February 20, 2024.

BACKGROUND / SUMMARY / JUSTIFICATION:

The Board is required to keep minutes of its proceedings. Once the Board has approved the minutes as requested, the minutes will be made available to the public via the County's webpage, www.inyocounty.us.

FISCAL IMPACT:

Funding Source	N/A	Budget Unit	
Budgeted?	N/A	Object Code	
Recurrence	N/A		
Current Fiscal Year Impact			
Future Fiscal Year Impacts			
Additional Information			

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

N/A

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

None.

ATTACHMENTS:

- Draft February 6, 2024 Minutes

2. Draft February 20, 2024 Minutes

APPROVALS:

Hayley Carter
Darcy Ellis

Created/Initiated - 2/21/2024
Final Approval - 2/21/2024

MINUTES



County of Inyo Board of Supervisors

February 6, 2024

The Board of Supervisors of the County of Inyo, State of California, met in regular session at the hour of 8:31 a.m., on February 6, 2024, in the Board of Supervisors Room, County Administrative Center, Independence, with the following Supervisors present: Chairperson Matt Kingsley, presiding, Scott Marcellin, Matt Kingsley, Jeff Griffiths, Jennifer Roeser and Trina Orrill. Also present: County Administrator Nate Greenberg, Assistant County Counsel John-Carl Vallejo, and Assistant Clerk of the Board Darcy Ellis.

***Closed Session
Public Comment***

The Chairperson asked for public comment related to closed session items and there was no one wishing to speak.

Closed Session

Chairperson Roeser recessed open session at 8:32 a.m. to convene in closed session with all Board members present to discuss the following item(s): No. 2 **Conference with County's Labor Negotiators – Pursuant to Government Code §54957.6** – Regarding employee organizations: Deputy Sheriff's Association (DSA); Elected Officials Assistant Association (EOAA); Inyo County Correctional Officers Association (ICCOA); Inyo County Employees Association (ICEA); Inyo County Probation Peace Officers Association (ICPPOA); IHSS Workers; Law Enforcement Administrators' Association (LEAA). Unrepresented employees: all. County designated representatives – Administrative Officer Nate Greenberg, Assistant County Administrator Sue Dishion, Deputy Personnel Director Keri Oney, County Counsel John-Carl Vallejo, Assistant County Counsel Christy Milovich, and Senior Budget Analyst Denelle Carrington; No. 3 **Conference with Real Property Negotiators – Pursuant to paragraph (1) of subsection (b) of Government Code §54956.8** – Property: Bishop, Independence, and Lone Pine Landfills. Agency Negotiators: Nate Greenberg, John-Carl Vallejo, Greg James, Fred Aubrey. Negotiating parties: Inyo County and Los Angeles Department of Water and Power. Under negotiation: price and terms of payment; No. 4 **Conference with Legal Counsel – Existing Litigation – Pursuant to Government Code §54956.9(d)(1)** – Name of case: *Inyo v. Wolverine/Inyo, LLC et. al.* (Case No. 23UC70164); No. 5 **Public Employment – Pursuant to Government Code §54957** – Title: Public Defender; and No. 6 **Public Employment – Pursuant to Government Code §54957** – Title: Assistant County Administrator.

Open Session

Chairperson Kingsley recessed closed session and reconvened the meeting in open session at 10:11 a.m. with all Board members present.

***Report on Closed
Session***

County Counsel Vallejo reported that no action was taken that was required to be reported, but the Board would need to reconvene in Closed Session later in the meeting to continue discussions.

Pledge of Allegiance

Supervisor Griffiths led the Pledge of Allegiance.

Public Comment

Chairperson Kingsley asked for public comment related to items not calendared on the agenda and public comment was received from Lauralyn Hundley and Sharon White.

***County Department
Reports***

Public Works Deputy Director-Roads Shannon Platt provided an update on repairs to Whitney Portal Road and other byways damaged during last year's storms.

Treasurer-Tax Collector Alisha McMurtrie announced that the online auction of tax-defaulted property opened January 20 and will close on February 29, the same day as the live auction.

Child Support Services Director Amy Weurdig updated the Board on the Child Support hotline being out of service statewide, with no estimated date of reinstatement. She said

Information Services helped set up the temporary number of (760) 614-1818. Clerk-Recorder-Registrar of Voters Danielle Sexton gave an update on the upcoming election.

Item Pulled

Chairperson Kingsley announced the following item was being pulled from the agenda for consideration at a future date:

14. Copier-Printer Lease Agreement under State Contract between the County and ABM

County Administrator - Information Services | Nate Greenberg

Recommended Action: Approve a new lease agreement with American Business Machines under a pre-negotiated State contract in order to continue the servicing and replacement of copiers and printers throughout County offices at a leasing cost not to exceed \$245,000 per year for a term of 5 years, and authorize the Chief Information Officer to sign said agreement.

Clerk of the Board – Approval of Minutes

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to approve the minutes from the regular Board of Supervisors meeting of January 16, 2024. Motion carried unanimously.

Emergency Services – Continuing Tropical Storm Emergency

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to continue the local emergency proclaimed in response to Tropical Storm Hilary. Motion carried unanimously.

Museum – Rejection of Unused Donations

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to, pursuant to Inyo County Code Section 6.26.020, reject two donations of \$2,500, for a total of \$5,000, for the Commander's House re-roofing project and authorize the Auditor's Office to issue warrants to the two impacted contributors. Motion carried unanimously.

Risk – Workplace Violence Prevention Plan

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to approve the "Workplace Violence Prevention Plan," and authorize the Chairperson to sign. Motion carried unanimously.

Child Support – Mono County Lease Agreement

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to approve the Lease Agreement between the County of Inyo and Mono County, for the real property described as the "Tioga Room," 1290 Tavern Road, Mammoth Lakes, CA 93546 for a term of three years in an amount not to exceed \$250 per month for the period of March 1, 2024 to March 1, 2027, for a total not-to-exceed amount of \$9,000, contingent upon future budget approval, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained. Motion carried unanimously.

HHS-Behavioral Health – Interim Local Mental Health Director Appointment

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to ratify and approve appointment of Anna Scott, HHS Director, as the Interim Local Mental Health Director and authorize the County Administrator to sign the appointment letter. Motion carried unanimously.

HHS-Behavioral Health – Interim Alcohol and Drug Program Administrator Appointment

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to ratify and approve the appointment of Anna Scott, HHS Director, as the Interim Inyo County Alcohol and Drug Program Administrator, consistent with California Health and Safety Code (HSC) Section 11800. Motion carried unanimously.

HHS-First 5 – Commission Appointment (Scott)

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to appoint Anna Scott, HHS Director, to a new three-year term as the Health and Human Services Commissioner on the First 5 Children and Families Commission, ending December 5, 2026. Motion carried unanimously.

HHS-Social Services –

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to appoint Darcia

<i>LPS Conservator Appointment</i>	Blackdeer-Lent, HHS Deputy Director of Placement and Social Services, as the authorized LPS (Lanterman-Petris-Short) Conservator. Motion carried unanimously.
<i>Public Works – Surplus Vehicles, Equipment & Auction</i>	Moved by Supervisor Griffiths and seconded by Supervisor Roeser to: A) declare the vehicles and equipment listed in Attachment 1 as surplus; B) authorize the Road Department to offer the vehicles and equipment for sale utilizing the Public Surplus auction site; and C) authorize any unsold vehicles and equipment to be disposed of as scrap metal. Motion carried unanimously.
<i>Public Works-Parks & Rec – Tinnemaha Campground Reservation</i>	Moved by Supervisor Griffiths and seconded by Supervisor Roeser to approve a request from the Moontribe Collective to reserve all campsites at Tinnemaha Creek Campground, June 19 through June 24, 2024. Motion carried unanimously.
<i>Public Works – Right-of-Way Contracts</i>	Moved by Supervisor Griffiths and seconded by Supervisor Roeser to approve two (2) Right-of-Way Contracts for Temporary Easements between the County of Inyo and the California Department of Transportation in an amount not to exceed \$3,000, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained. Motion carried unanimously.
<i>Treasurer-Tax Collector – Office Tech III Step E</i>	Moved by Supervisor Griffiths and seconded by Supervisor Roeser to authorize the hiring of one (1) Office Technician III, Rance 63 (\$4,525 - \$5,507), at Step E (\$5,507). Motion carried unanimously.
<i>Water Dept. – 2022-23 LORP Accounting Report</i>	Moved by Supervisor Griffiths and seconded by Supervisor Roeser to approve the 2022-2023 Lower Owens River Project (LORP) Annual Accounting Report. Motion carried unanimously.
<i>Clerk-Recorder – Presentation on New and Pending Laws</i>	Clerk-Recorder-Registrar of Voters Danielle Sexton reviewed for the Board new and pending legislation related to every facet of her office.
<i>Water – Standing Committee Rep Direction</i>	Water Director Dr. Holly Alpert sought direction to the County's Standing Committee representatives in advance of the meeting of the Inyo County/Los Angeles Standing Committee scheduled for February 8, 2024, in Los Angeles. She reviewed the agenda and asked if Board members had questions or concerns. Supervisors Roeser and Orrill urged the County's reps to continue pressing the topic of vegetation overgrowth and related fire concerns. Public comment was received from Sally Manning.
<i>County Administrator – Administration Department Restructure</i>	<p>CAO Greenberg reviewed the item and the impetus for the proposed actions, which was essentially direction from the Board to complete more projects in a timelier fashion. He said that direction was balanced against capacity and resources and resulted in the recommendation for the department restructure.</p> <p>Supervisors recognized that staff is being asked to initiate and complete more and more projects, but Supervisor Marcellin said he was still hesitant to begin funding another position given the budget situation at the state level. Board members agreed they wanted measurable progress with the new structure.</p> <p>Moved by Supervisor Orrill and seconded by Supervisor Griffiths to:</p> <ul style="list-style-type: none"> A) Approve the proposed restructuring of the Administration Department as recommended; B) Approve changes to the Authorized Strength in the County Administrative Officer Department by: <ul style="list-style-type: none"> 1. Adding one (1) Deputy County Administrator at Range 88 (\$8,232-\$10,003) or Senior Deputy County Administrator at Range 92 (\$9,079-\$11,036), depending on qualifications and scope of duties/responsibilities, and deleting one (1) Assistant County Administrative Officer at Range 160 (\$11,553-\$14,043); and 2. Adding one (1) Assistant Director of Budget and General Services at Range

92 (\$9,079-\$11,036) and deleting one (1) Senior Budget Analyst at Range 88 (\$8,232-\$10,003); and

- C) Approve the job descriptions for the Deputy/Senior Deputy County Administrator and Assistant Director of Budget and General Services;
- D) Approve the contract between the County of Inyo and Meaghan McCamman for provision of personal services as Deputy County Administrator at Range 88, Step E, \$10,003 per month, effective February 15, 2024, and authorize the County Administrator to sign;
- E) Approve the contract between the County of Inyo and Denelle Carrington for provision of personal services as Assistant Director of Budget and General Services at Range 92, Step E, \$11,036 per month, effective February 15, 2024, and authorize the County Administrator to sign;
- F) Direct staff to update the publicly available pay schedule accordingly; and
- G) Approve Resolution No. 2024-05 titled, "A Resolution of the Board of Supervisors, County of Inyo, State of California, Setting Certain Salary and/or Terms of Conditions of Employment for Management and Non-represented Employees Employed in the Several Offices or Institutions of the County of Inyo, Which Shall Supersede any Prior Resolution Pertaining to that Subject to the Extent They are Inconsistent," and authorize the Chairperson to sign.

Motion carried 4-1, with Supervisor Marcellin voting no.

**CAO & Public Works –
Willdan Outside
Planning Services
Contract**

Public comment was heard from Carola Gregorich. Moved by Supervisor Griffiths and seconded by Supervisor Roeser to:

- A) Approve the contract between the County of Inyo and Willdan Engineering of San Bernardino, CA for the provision of Building and Safety and Engineering Services in an amount not to exceed \$25,000 for the period of February 6, 2024 through June 30, 2024, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained;
- B) Approve Resolution No. 2024-06, titled, "A Resolution of the Board of Supervisors, County of Inyo, State of California, Updating the Fee Schedule for Plan Check Services Provided by the Office of Building and Safety," and authorize the Chairperson to sign; and
- C) Amend the Fiscal Year 2023-2024 County Budget as follows: increase appropriation in the Building & Safety Budget (023200), Professional Services (5265) by \$25,000 and reduce the General Fund Contingencies Budget (087100), Contingencies (5901) by \$25,000 (4/5ths vote required).

Motion carried unanimously.

**CAO – County-Owned
Property Workshop**

Assistant CAO Meaghan McCamman presented a review of County-owned real property inventory. Board members discussed possible options for the use of the properties located in various Inyo communities, including additional housing options. Board members heard opposition to losing valuable agriculture land to development and directed staff to bring back more information on which of the parcels are truly developable for housing and how that development could be facilitated to avoid impacts on the environment, including viewshed.

Public comment was heard from Carola Gregorich, Shelly Snoderly, Callie Peek, Yvette Rossi, Jeri Rose Roen, City of Bishop Administrator Deston Dishion, Lynne Greer, Duane M. Rossi, Butch Hambleton, Carrol Hambleton, Lloyd Wilson, Edie Trimmer, and Chasity Snoderly. Treasurer Tax-Collector Alisha McMurtrie recommended scheduling a meeting of the Inyo County Financial Advisory Committee.

Recess/Reconvene

The Chairperson recessed the meeting for a break at 2:19 p.m. and reconvened the meeting at 2:53 p.m. with all Board members present.

**Planning Department –
Appeal No. 2023-02**

County Counsel Vallejo introduced both Appeal No. 2023-02 and Appeal No. 2023-03, which are substantively the same and revolve around Renewable Energy Permits (REPs) approved for two separate photovoltaic solar facilities on contiguous land in the Trona area.

Assistant County Counsel Christy Milovich introduced all parties involved and provided an overview of the appeals and issues in question. She noted the burden of proof lay with the defendants to show the Planning Commission was wrong in its approval of the REP applications submitted by Robbie Barker.

Assistant Planner Cynthia Draper offered more detail about the Planning Department's decision to approve REP 2022-01/Barker Solar, reasons for which included the applicant going above and beyond with environmental surveys, being open to additional conditions of approval, and the proposed use being expressly allowed in the Solar Energy Development Area of the Renewable Energy General Plan Amendment. The approval was subsequently appealed to the Board of Supervisors by John Mays, Amanda Ball, Brian McNamara, Tom Kidder, and Eden Miller.

Patrick Saluri, attorney for the appellants, laid out his clients' justification for the appeal and alleged various procedural mistakes involving the approval of the permits.

Assistant County Counsel Milovich offered a rebuttal and, with regard to the procedural complaints, accused Mr. Saluri of throwing spaghetti at the wall to see what sticks. Shawn Hungerford, attorney for Robbie Barker, also offered a rebuttal in consensus with Assistant County Counsel Milovich.

Appellants Tom Kidder, Eden Miller, and John Mays addressed the Board individually, sharing their concerns about dust and air pollution as well as destroyed viewsheds and lowered property value.

Extensive discussion ensued, with Board members expressing sympathy for both sides of the argument.

After some consideration, the Board continued the Appeal Hearing to 1 p.m. Tuesday, March 19 and or as soon as possible thereafter and directed staff to send new hearing notices. The Chairperson noted the additional time might be a good opportunity for both sides to come to a compromise.

*Planning Department –
Appeal No. 2023-03/
Barker Solar*

The Board postponed the Appeal Hearing to 1 p.m. Tuesday, March 19 or as soon as possible thereafter and directed staff to send new hearing notices.

*CAO – 2024
Legislative Platform*

The Board discussed the proposed additions to the Legislative Platform and agreed to additional suggestions made by Supervisor Roeser as follows:

General Government

- **Support** legislation and other initiatives to make the National Registry of EMTs and state EMS licensing requirements less burdensome or otherwise remove obstacles that limit rural areas' ability to recruit and retain qualified EMTs and EMS professionals.

Public Works

- **Oppose** legislation or other initiatives that unduly burden Community Service Districts, water districts, and other publicly- and/or volunteer-run utilities.
- **Support** state and federal funding for local water systems facing unfunded and/or burdensome state/federal mandates.

Resources and Environment

- **Support** increased locality pay for local residents employed by the Federal government, such as the BLM and USFS.

Planning and Land Use

- **Support** funding for rural, small-scale environmental clean-up for development purposes.

Moved by Supervisor Griffiths and seconded by Supervisor Roeser to adopt the Inyo County 2024 Federal Legislative Platform. Motion carried unanimously.

Public Comment

Chairperson Kingsley asked for public comment related to items not calendared on the agenda and public comment was received from Carola Gregorich.

Board Member and Staff Reports

Board member and staff reports were skipped in the interest of time.

Closed Session

Chairperson Kingsley recessed open session at 5:40 p.m. to convene in Closed Session with all Board members present to continue discussion and possible action as appropriate on previously noted Closed Session items.

Open Session

Chairperson Kingsley recessed closed session and reconvened the meeting in open session at 6:12 p.m. with all Board members present.

Report on Closed Session

County Counsel Vallejo reported that no action was taken that is required to be reported.

Adjournment

County Counsel Vallejo adjourned the meeting at 6:12 p.m. to 8:30 a.m. Tuesday, February 20, 2024, in the County Administrative Center in Independence.

Chairperson, Inyo County Board of Supervisors

*Attest: NATE GREENBERG
Clerk of the Board*

by: _____
Darcy Ellis, Assistant

MINUTES



County of Inyo Board of Supervisors

February 20, 2024

The Board of Supervisors of the County of Inyo, State of California, met in regular session at the hour of 8:33 a.m., on February 20, 2024, in the Board of Supervisors Room, County Administrative Center, Independence, with the following Supervisors present: Chairperson Matt Kingsley, presiding, Scott Marcellin, Matt Kingsley, Jeff Griffiths, Jennifer Roeser and Trina Orrill. Also present: County Administrator Nate Greenberg, Assistant County Counsel John-Carl Vallejo, and Assistant Clerk of the Board Darcy Ellis.

***Closed Session
Public Comment***

The Chairperson asked for public comment related to closed session items and there was no one wishing to speak.

Closed Session

Chairperson Roeser recessed open session at 8:36 a.m. to convene in closed session with all Board members present to discuss the following item(s): No. 2 **Conference with County's Labor Negotiators – Pursuant to Government Code §54957.6** – Regarding employee organizations: Deputy Sheriff's Association (DSA); Elected Officials Assistant Association (EOAA); Inyo County Correctional Officers Association (ICCOA); Inyo County Employees Association (ICEA); Inyo County Probation Peace Officers Association (ICPPOA); IHSS Workers; Law Enforcement Administrators' Association (LEAA). Unrepresented employees: all. County designated representatives – Administrative Officer Nate Greenberg, Assistant County Administrator Sue Dishion, Deputy Personnel Director Keri Oney, County Counsel John-Carl Vallejo, Assistant County Counsel Christy Milovich, Senior Budget Analyst Denelle Carrington, Anna Scott, Amanda Phillips, and Jack Hughes; No. 3 **Conference with Legal Counsel – Existing Litigation – Pursuant to Government Code §54956.9(d)(1)** – Name of case: *Inyo v. Wolverine/Inyo, LLC et. al.* (Case No. 23UC70164); and No. 4 **Public Employment – Pursuant to Government Code §54957** – Title: Assistant County Administrator.

Open Session

Chairperson Kingsley recessed closed session and reconvened the meeting in open session at 10:11 a.m. with all Board members present.

Pledge of Allegiance

County Counsel Vallejo led the Pledge of Allegiance.

Memorial Adjournment

Chairperson Kingsley took a moment before the regular agenda to recognize the recent loss of County employee David Miller.

Agriculture Commissioner Nate Reade approached the Board to express kind words about Miller and said, "He was a great employee, was with us for 17 years, our point person for weights and measures. He was reliable, hard-working, fair, thoughtful, and ethical in his work and those traits were a reflection of who he was as a person."

Kingsley requested that the meeting be adjourned in memory of David Miller.

Report on Closed Session

County Counsel Vallejo reported that the Board met under Item Nos. 2 through 4 and that no action was taken during closed session required to be reported. Vallejo said the Board would reconvene in closed session later in the meeting to further discuss those items.

Public Comment

Chairperson Kingsley asked for public comment related to items not calendared on the agenda and public comment was received from Lauralyn Hundley, Brian Tillemans, who provided copies of a petition to the Board, Jennifer Duncan with Friends of the Eastern California Museum, who provided a newsletter to the Board, Lynne Greer, and Sharon White.

<i>County Department Reports</i>	Sheriff Rennie thanked community members and Board members for their support during the ongoing homicide investigation and said that the department is making progress on the case. Rennie also mentioned that the department recently held a swearing-in ceremony for the promotion of Correctional Sergeants.
<i>CAO – CA Debt Limit Committee Assignment</i>	Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to: A) Approve a letter to the California Debt Limit Allocation Committee, requesting the assignment of Inyo County's anticipated 2024 allocation of private activity bonds to Golden State Finance Authority in order to participate in GSFA's affordable housing programs, and authorize the County Administrator to sign; and B) Authorize the County Administrator to sign the Housing Element Certification Form. Motion carried unanimously.
<i>CAO-Personnel – Evergreen Solutions, LLC Contract</i>	Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to approve the contract between the County of Inyo and Evergreen Solutions, LLC for the provision of a Classification and Compensation Study in an amount up to and not to exceed \$107,500 for the period of February 20, 2024, through February 3, 2025, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained. Motion carried unanimously.
<i>CAO-Information Services – American Business Machines Copier/Printer Lease Agreement</i>	Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to approve a new lease agreement with American Business Machines under a pre-negotiated State contract in order to continue the servicing and replacement of copiers and printers throughout County offices at a leasing cost not to exceed \$245,000 per year for a term of 5 years and authorize the Chief Information Officer to sign said agreement. Motion carried unanimously.
<i>County Counsel – Gibbs Giden et al. LLC Contract Amendment No. 1</i>	Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to approve Amendment No. 1 to the Agreement between the County of Inyo and Gibbs Giden Locher Turner Senet & Wittbrodt LLP, increasing the contract to an amount not to exceed \$431,050, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained. Motion carried unanimously.
<i>HHS-Behavioral Health – GHC of Anberry LLC/Atwater Nursing and Rehab Center Contract</i>	Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to: A) Declare GHC of Anberry, LLC dba Anberry Nursing & Rehabilitation Center of Atwater, CA, a sole-source provider of Mental Health Services; and B) Ratify and approve the agreement between the County of Inyo and GHC of Anberry, LLC dba Anberry Nursing & Rehabilitation Center of Atwater, CA for the provision of Mental Health Services in an amount not to exceed \$96,900 for the period of November 22, 2023 through June 30, 2024, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained. Motion carried unanimously.
<i>HHS-Behavioral Health – GHC of Upland SNF/ Heritage Park Nursing Center Contract</i>	Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to: A) Declare GHC of Upland SNF, LLC dba Heritage Park Nursing Center of Upland, CA, a sole-source provider of Mental Health Services; and B) Ratify and approve the agreement between the County of Inyo and GHC of Upland SNF, LLC dba Heritage Park Nursing Center of Upland, CA for the provision of Mental Health Services in an amount not to exceed \$83,160 for the period of November 13, 2023 through June 30, 2024, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained. Motion carried unanimously.
<i>CAO-Motor Pool – New Patrol Vehicles Equipment Install Blanket P.O.</i>	Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to authorize the issuance of a blanket purchase order in an amount not to exceed \$200,000 payable to National Auto Fleet Group of Watsonville, CA for the installation of law enforcement equipment in the new patrol units for the Sheriff's Department. Motion carried unanimously.
<i>Public Works- Recycling & Waste Management – Tire Amnesty Events</i>	Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to: A) Waive all gate and disposal fees associated with the Tire Amnesty Events; and B) Authorize payment from Recycling Waste Management to American Refuse, our tire hauler, for pickup for these events only, in addition to their existing contract for tire hauling for waste management. Motion carried unanimously.

*Public Works –
County Service Area
No. 2 (Bishop Creek
Sewer)
Advisory Committee
Appointment*

Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to appoint Steven Leach to the County Service Area No. 2 (Bishop Creek Sewer) Advisory Committee to serve the remainder of the term ending December 1, 2024. Motion carried unanimously.

*Public Works –
Bay City Electric Works
Generator
Maintenance Service
Contract*

Moved by Supervisor Marcellin and seconded by Supervisor Griffiths to ratify and approve the agreement between the County of Inyo and Bay City Electric Works of Livermore, CA for the provision of bi-annual generator maintenance in an amount not to exceed \$85,702.68 for the period of January 22, 2024, through January 22, 2027, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained. Motion carried unanimously.

*Public Works –
Independence
Courthouse HVAC
Project Contract Award*

Board members asked for clarification on proposed budget amendments, the budgets being used, and the sources of funding for the project. They also expressed gratitude that the project is moving forward.

Moved by supervisor Griffiths and seconded by Supervisor Orrill to:

- A) Approve the bid received from Bishop Heating and Air and authorize Public Works to enter into an agreement to carry out the Independence Courthouse HVAC project as more fully described below;
- B) Amend the Fiscal Year 2023-2024 Deferred Maintenance Budget (011501) as follows: decrease estimated revenue in Operating Transfers In (4998) by \$675,159 and decrease appropriation in Professional Services (5265) by \$67,629 and decrease appropriation in Structures and Improvements (5640) by \$607,530 (*4/5ths vote required*);
- C) Amend the Fiscal Year 2023-2024 CAO-ACO Budget (010201) as follows: increase appropriation in Operating Transfers Out (5801) by \$100,000 (*4/5ths vote required*);
- D) Amend the Fiscal Year 2023-2024 American Rescue Plan Act - 2021 Budget (650200) as follows: increase appropriation in Operating Transfers Out (5801) by \$1,900,000 (*4/5ths vote required*);
- E) Amend the Fiscal Year 2023-2024 Public Works Courthouse Rehabilitation Deferred Maintenance Budget (011502) as follows: increase estimated revenue in Operating Transfers In (4998) by \$2,675,159 and increase appropriation in Structures and Improvements (5640) by \$67,629 and increase appropriation in Construction in Progress (5700) by \$2,607,530 (*4/5ths vote required*); and
- F) Ratify and approve the contract between the County of Inyo and Bishop Heating and Air Conditioning Inc. of Bishop, CA for the provision of HVAC System replacement in an amount not to exceed \$2,391,380 for the period of February 6, 2024, through December 31, 2024, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained.

Motion carried unanimously.

*Sheriff –
Esmeralda County
Sheriff's Office
Donation to Inyo/
Trained K-9*

Sheriff Rennie and Sergeant Noonan provided background information on the recent donation of a K-9 from Esmeralda County Sheriff's Office and introduced K-9 Enwer and his new handler Deputy Lloyd to the Board.

Moved by Supervisor Roeser and seconded by Supervisor Orrill to accept a donation of Enwer, a German Shepherd dog trained in drug detection and apprehension, from the Esmeralda County Sheriff's Office. Motion carried unanimously.

*CAO –
Fiscal Year 2023-2024
Mid-Year Financial
Review*

Moved by Supervisor Roeser and seconded by Supervisor Orrill to:

- A) Accept the Fiscal Year 2023-2024 Mid-Year Financial Report as presented;
- B) Approve the specific budget action items and recommendations discussed in the report, and represented in Attachments A & B; and
- C) Direct staff to continue the emphasis on revenue attainment and expense savings in order to maximize year-end Fund Balances.

Motion carried unanimously.

**CAO –
Tilson
Technology/Broadband
Strategic Plan
Overview**

The Board received a presentation from Shelley Westall Principal Consultant with Tilson Technology and contractor for Golden State Finance Authority, on the Inyo County Broadband Planning and Feasibility Study.

Regional Broadband Coordinator Scott Armstrong followed up this presentation with additional information, including a review of the study's contents.

**CAO-Personnel –
Assistant County Clerk-
Recorder/Personal
Services Contract**

Moved by Supervisor Roeser and seconded by Supervisor Marcellin to:

- A) Approve the contract between the County of Inyo and Caroline Nott for the provision of personal services as the Assistant County Clerk-Recorder at Range 84, Step C, \$8,332 per month effective February 29, 2024, and authorize the Chairperson to sign;
- B) Approve the Job Description for the Assistant County Clerk-Recorder; and
- C) Direct staff to update the publicly available pay schedule accordingly.

Motion carried unanimously.

Recess/Reconvene

Chairperson Kingsley recessed the regular Board meeting to reconvene in Closed Session at 12:13 p.m. and reconvened in Open Session at 1:16 p.m. with all Board members present.

**Report on Closed
Session**

County Counsel Vallejo reported that the Board met under Item Nos. 2 through 4 and that no action was taken during closed session required to be reported.

**Planning Department –
Appeal No. 2023-04**

Chairperson Kingsley introduced Appeal No. 2023-04.

Assistant County Counsel Grace Weitz introduced all parties involved and summarized Appeal No. 2023-04 of the November 15, 2023, Planning Commission decision, regarding the Short-Term Rental Permit 2021-06/Collins. Weitz requested that the Board uphold the November 17, 2023, Planning Commission Order After Hearing and deny the appellants request to reinstate the Hosted Short Term Rental Permit No. 2021-06/Collins.

Appellants Marcia Binnendyk and Steve Schuster addressed the Board individually sharing their concerns regarding lack of disclosures and alleged inaccuracies in investigative documents and requested reconsideration of the revocation of the permit tied to their recently purchased property.

County Counsel Vallejo cited evidence within the investigative material where disclosures were provided, signed, and acknowledged by appellant Schuster. Assistant County Counsel Weitz explained that there was additional evidence suggesting Mr. Schuster had experience and familiarity with real estate practices, yet the decision to move forward and proceed with the purchase of the property was made.

Planning Director Cathreen Richards provided information regarding communications between the Planning Department and Jenifer Castaneda, the Real Estate Broker involved in the sale of the property and County Counsel Vallejo said that correspondence had been submitted to the Board by Broker Castaneda in favor of the appellants.

Public comment was provided by Sharon White.

Moved by Supervisor Roeser and seconded by Supervisor Orrill to uphold the November 17, 2023, Planning Commission Order After Hearing and deny Mr. Schuster's request to reinstate the Hosted Short Term Rental Permit No. 2021-06/Collins. Motion carried unanimously.

Public Comment

Chairperson Kingsley asked for public comment related to items not calendared on the agenda and public comment was received from Randy Short.

Board Member & Staff Reports

CAO Greenberg said he attended meetings for the Inyo/Los Angeles Standing Committee, Buttermilk Stakeholder Planning, preparation for the Strategic Planning Workshop, and staff support gatherings in honor of David Miller and spoke with Bishop Field Officer for the Bureau of Land Management Sherri Lisius.

Supervisor Griffiths said he attended the Standing Committee Meeting, a retirement party for Marty Evans, and a Civics class at Cerro Coso College.

Supervisor Kingsley said he has attended meetings with constituents.

Supervisor Orrill said she attended the swearing-in ceremony for Inyo County Sheriff's Corporals, a Drug Court graduation, and meetings for the Eastern Sierra Transit Authority Board, and the Behavioral Health Advisory Board.

Supervisor Marcellin said he attended Drug Court Graduation and meetings for the Rural County Representatives of California, Owens Valley Groundwater Association, and the Northern Inyo Airport Advisory Commission, as well as the National Association of Counties Conference in Washington, D.C.

Supervisor Roeser said she attended the NACo Conference and met with Congressman Kiley and Senator Butler.

Supervisor Kingsley reminded attendees that there will be no Board meeting next week, there will be a Strategic Planning meeting this Thursday, and the next Board meeting will be March 5.

Adjournment

The Chairperson adjourned the meeting at 2:38 p.m. in memory of David Miller, 17-year County employee, to 9:00 a.m. Thursday, February 22, 2024, in the County Administrative Center in Independence.

Chairperson, Inyo County Board of Supervisors

Attest: *NATE GREENBERG*
Clerk of the Board

by: _____
Darcy Ellis, Assistant



INYO COUNTY BOARD OF SUPERVISORS

TRINA ORRILL • JEFF GRIFFITHS • SCOTT MARCELLIN • JENNIFER ROESER • MATT KINGSLEY

NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-122

Approval of "Employee Medical Services and First Aid Policies and Procedures"

County Administrator - Risk Management

ACTION REQUIRED

ITEM SUBMITTED BY

Aaron Holmberg, Risk Manager

ITEM PRESENTED BY

Aaron Holmberg, Risk Manager

RECOMMENDED ACTION:

Approve the "Employee Medical Services and First Aid Policies and Procedures."

BACKGROUND / SUMMARY / JUSTIFICATION:

Risk|Safety|ADA conducts routine annual inspections of county facilities, and the Risk Manager performs gap analysis and develops short and longer term strategies based in part on year-to-year inspections. As part of continuous improvement in employee safety, a gap in medical access information for employees was identified. Also identified was a challenge in our county facilities in maintaining unexpired first aid materials. The "Employee Medical Service and First Aid Policies and Procedures" manual is a result of a multi-year assessment to resolve these challenges and closes gaps identified through our safety inspection process. For example, the manual documents responsibilities that may have been previously ambiguous. The manual identifies where first aid kits are expected to be, and what is expected to be in the kits, so the kits at these locations can be sufficiently maintained in service to persons who may need the materials in the moment of their need. The manual identifies job classifications eligible for biannual first aid/CPR/AED training, subject to department head approval. The manual identifies the responsible party for inspecting and replacing first aid materials. This manual solves some challenges in providing for employees in a documented way.

FISCAL IMPACT:

Funding Source	General Fund	Budget Unit	500902
Budgeted	Yes	Object Code	5199
Recurrence	Ongoing Expenditure: \$20k/year for first aid materials.		
Current Fiscal Year Impact			
23/24 purchases have already been completed.			
Future Fiscal Year Impacts			
Additional Information			

Every year the County spends approximately \$20k in first aid materials. This is \$20k that is not being spent across all other departments, as Risk is taking on this responsibility in order to ensure compliance with applicable regulations and out of concern for providing appropriate supplies for staff. The County buys in bulk under supervision by the Risk Manager / Director of Safety.

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Your Board could elect to deny or modify this safety manual. This is not recommended as the manual has been meticulously developed and vetted.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

ATTACHMENTS:

1. Employee Medical Services and First Aid Policy and Procedures

APPROVALS:

Aaron Holmberg	Created/Initiated - 1/30/2024
Darcy Ellis	Approved - 1/30/2024
Aaron Holmberg	Approved - 1/30/2024
Keri Oney	Approved - 1/30/2024
John Vallejo	Approved - 1/30/2024
Amy Shepherd	Approved - 1/30/2024
Nate Greenberg	Final Approval - 2/20/2024

County of Inyo
Employee Medical Services and First Aid
Policies and Procedures

January 2024

Approved by Health and Safety Committee 1/18/2024

Pending adoption by Board of Supervisors

COUNTY OF INYO Administrative Procedure and Policy Manual
TITLE: EMPLOYEE MEDICAL SERVICES AND FIRST AID POLICY AND PROCEDURES

Enactment of this manual shall be by the authority of the County of Inyo Board of Supervisors and be effective upon adoption. State laws applicable to this policy include, but are not limited to, Title 29 Code of Federal Regulation 1910.151, Title 8 California Code of Regulation sections 3400, and Title 8 California Code of Regulation sections 1512.

PURPOSE

Inyo County prioritizes preparedness for the initial treatment of injuries and illnesses that may occur in the workplace as an essential element of workplace health and safety. This document is a guide for the provision and training of medical services and first aid for employees who may sustain an injury or illness at work. This document also describes the policy for placement, use, training, and maintenance of first aid and related materials as provided by the County of Inyo, and the considerations made for medical services for work activities performed at a distance from a hospital. The County encourages all County employees to become familiar with this policy. The contact person is the County Safety Coordinator. The telephone number is 760.872.0923.

POLICY

It is the policy of the County of Inyo to have emergency medical services available to employees within a reasonable response distance from all job sites, and training is provided to employees where necessary to accomplish this proximity. It is also the policy of the County of Inyo to have first aid materials in kits readily available in the event an individual experiences a need for those materials in a County-operated facility or on a county job site. The County intends to indicate the location of all first aid kits clearly on evacuation maps and with additional signage. The presence of first aid materials does not impose a duty on any employee or agent of the County to use the materials or to take any other action in response to an emergency, nor does it prevent any employee or agent of the County (or any member of the public) from using the available materials in an emergency. First Aid/CPR/AED training will be assigned. An employee wishing to get certified in basic first aid voluntarily may contact their supervisor for consideration.

DEFINITIONS

- First Aid: The immediate, initial attention to a person suffering an injury or illness. The aim of first aid is to prevent the occurrence of further dangerous incidents, preserve life, stabilize the person's condition, promote recovery, and protect and comfort the person.
- First Aid Kit: A portable container of emergency supplies and information which is kept for situations in which quick medical attention is needed for minor injuries. First aid kits are kept in weatherproof containers where appropriate, arranged so the contents can be quickly found and remain sanitary, and replenished as necessary.

CRITICAL CARE AND HOTLINES

If life or limb are threatened, call 911. If work-related, notify the supervisor and call the 24/7 Injury and Illness Hotline (1-877-215-7285). If not work related, call your primary care physician's office or the 24/7 nurse help line on the back of the employee's health plan identification card.

MEDICAL TREATMENT AND PROVISION OF FIRST AID

Sometimes, an injured person might just need a little first aid treatment. Other times, a person could need first aid while waiting for more advanced care to arrive. It has also happened that a person needed to be brought to a place where an ambulance could get to them as quickly as possible. Inyo County ensures as prompt first aid treatment for injured employees as possible, either by providing for the availability of an adequately trained first aid provider at the worksite, or by ensuring that emergency treatment services are within reasonable proximity of the worksite (up to five minutes away). If the worksite will be out of reach of a quick ambulance ride or even cell signal, then we want people on the crew trained to provide immediate basic first aid medical attention in case something happens to someone on the crew.

The purpose is to assure that adequate first aid is available in the critical minutes between the occurrence of an injury and the availability of physician or hospital care for the injured employee. Exhibit A contains a list of typical job titles that tend to work in remote areas in small groups that would best be prepared for an employee medical emergency by recommending workers in these classifications to earn first aid/CPR training and certification.

USE OF FIRST AID KITS

First aid kits are not intended to replace professional emergency medical services. Rather, these kits are intended to allow persons to treat themselves and/or their co-workers for minor medical incidents. Any medical emergency which involves loss of consciousness, profuse bleeding, possible broken bones, head or neck injuries, serious burns, cardiovascular distress, or any other serious injury or illness should immediately be referred to a medical facility. Employees who work routinely in remote areas may be trained in the proper transportation and/or communications for assisting others to medical attention beyond first aid.

BLEEDING CONTROL KITS

Bleeding control kits are next to the first aid kits in offices. These kits do not expire. They contain a tourniquet, trauma dressing, a large bandage, two pairs of gloves, and a marker to mark the time when a tourniquet was applied. Such a kit can be made in a snap with a t-shirt, tape, or rope or more shirts, and a pen. A tourniquet can save a life in the unlikely event of a severe trauma event. See the page on "How to Stop Bleeding" in the Emergency Action Guide."

RESPONSIBILITIES

- A. Department Heads or designees
 - Determine whether and which employees should be trained in first aid/CPR/AED, provide funding for such training for designated employees, and inform Risk of Exhibit A updates.

COUNTY OF INYO Administrative Procedure and Policy Manual
TITLE: EMPLOYEE MEDICAL SERVICES AND FIRST AID POLICY AND PROCEDURES

- Support the provision of readily available first-aid supplies/kits in buildings, vehicles, and equipment, where appropriate. Kits should be where the signs say they are so employees can find them. Please see Risk before acquiring first aid supplies.
 - Report missing or depleted first aid kits to Risk.
 - Monitor their employee certification periods. First aid/CPR/AED certifications are usually good for two years.
- B. Employees
- Report issues with first aid supplies or training to their supervisors.
 - Complete assigned training in a timely fashion as directed by department head
- C. Sheriff's Department – special rules
- Supplies their own specialty package response kits unique to the services law enforcement and Search and Rescue provides, in addition to any kit Risk may deploy in cooperation with Sheriff.
- D. Risk Manager / Director of Safety
- Deploy, inspect, and replace first aid kits to all county facilities where employees are assigned to work on a regular basis. Replacement schedule is every other odd year in November. Perform at least annual physical inspection of first aid kits in county facilities. It is the goal of Risk Management to remedy any deficiencies within 45 days.
 - Deploy small and weatherproof first aid kits to Public Works and AG for redeployment to mobile equipment and heavy use vehicles. Replacement schedule is every other even year in November. Risk does not inspect mobile kits post deployment and relies on supervisors to report needs.
 - Make online and in-person first aid/CPR/AED training options available to Department Heads for their assigned staff to complete.
 - Review policy with Safety Committee every three years, or as needed, and make minor updates (first aid kit placements, changes to training eligibility) as needed. Bring major updates (changes to funding or policy direction) to Board for approval.

EXHIBITS FOLLOW.

EXHIBIT A: JOB TITLES POTENTIALLY ELIGIBLE FOR FIRST AID/CPR/AED TRAINING

The following job titles may contain a requirement for First Aid/CPR/AED certification in their job descriptions or may otherwise be designated by their Department Head. All other employees may voluntarily elect to obtain the training subject to department budget and Department Head approval. Safety equipment is to be used by trained personnel. Verify your eligibility with your Department Head before signing up for training.

Administration: Risk Manager, Safety Coordinator, Emergency Services Manager.

AG: Lead Field Technician.

Health and Human Services (HHS): Requirement subject to approval of HHS Director: Addictions Counselor, HHS Specialist assigned to Wellness Center, Wellness Center Program Supervisor, Manager Progress House, Public Health Nurse, Registered Nurse, Residential Caregiver, Supervising Public Health Nurse, Supervising Nurse.

EH: CUPA.

Parks: Park Manager, Park Specialist.

Probation Department: Deputy Chief Juv. Inst, Deputy Probation Officer, Rehabilitation Specialist Sr, and other staff as designated by Probation Chief.

Public Works / Road: Airport Operations Supervisor, Building Maintenance Water Supervisor, Maintenance Worker, Equipment Operator, Lead Equipment Operator, Mechanic, Road Maintenance Crew Supervisor, Road Shop Supervisor, Mechanic Trainee.

Sheriff / Jail / Animal Control: Undersheriff, Lieutenant, Corporal, Investigator, Sergeant, Deputy, Civil Officer, Correctional Officer, Evidence Technician, Food Cook, Food Cook Supervisor, Public Safety Dispatcher, Animal Control Officer, Animal Control Supervisor.

Solid Waste: Superintendent, Heavy Equipment Operator, Heavy Equipment Mechanic/Operator.

Water: Mitigation Project Mgr., Research Asst, Senior Scientist, Vegetation Mgr.

Department Head or designee may exempt an employee from the certification requirement if the employee will not be expected to administer first aid in an emergency due to proximity of EMS from the work location for the certification period. If a job classification should be added or removed, please contact Risk Manager.

If a work-related injury occurs, report it to the supervisor and call the Injury and illness hotline at 1-877-215-7285 right away. Call 911 if life or limb are threatened.

COUNTY OF INYO Administrative Procedure and Policy Manual
TITLE: EMPLOYEE MEDICAL SERVICES AND FIRST AID POLICY AND PROCEDURES

EXHIBIT B: ANSI/ISEA Z308.1-2021 Minimum Requirements for BUILDING First-Aid Kits

Type of Supply and Minimum Size	Min. Fill
Adhesive Bandages, 1 x 3 in. (2.5 x 7.5 cm)	16
Adhesive Tape, 2.5 yd. (2.3 m total)	1
Antibiotic Treatment, 1/57 oz (0.5 g)	10
Antiseptic, 1/57 oz (0.5 g)	10
Breathing barrier	1
Burn dressing (gel soaked), 4 x 4 in. (10 x 10 cm)	1
Burn treatment, 1/32 oz (0.9 g)	10
Cold pack, 4 x 5 in. (10 x 12.5 cm)	1
Eye covering w/means of attachment, 2.9 sq in. (19 sq cm)	2
Eye/skin wash, 1 fluid oz (29.6 ml) total	1
First-aid guide	1
Foil blanket, 52 x 84 in. (132 x 213 cm)	1
Hand sanitizer, 1/32 oz (0.9 g)	10
Medical exam gloves	2 Pairs
Roller bandage, 2 in. x 4 yd (5 cm x 3.66 m)	1
Scissors	1
Sterile Pad, 3 x 3 in. (7.5 x 7.5 cm)	2
Triangular Bandage, 40 x 40 x 56 in. (101 x 101 x 142 cm)	1
Trauma pad, 5 x 9 in. (12.7 x 22.9 cm)	2

In November 2023, Risk/Safety purchased and deployed over 90-count of item number 90594 from First Aid Only brand of Acme United Corporation. This water-resistant cloth zippered package contains the minimum requirements plus some additional quantities of certain items. Item 90594 did not come with the required foil blanket, so Risk/Safety bought that separately and added it to the package.

An analysis of the hazards of each work environment is reviewed annually, and employee input is encouraged and considered. Kit size at each location depends on the number of employees or the potential need for additional supplies at that location due to unique hazards. For example, larger eye wash bottles (or plumbed eye wash stations) are deployed to shops and landfill gatehouses.

The eyewash expires 1/2026. All kits are scheduled to be replaced in November 2025.

COUNTY OF INYO Administrative Procedure and Policy Manual
 TITLE: EMPLOYEE MEDICAL SERVICES AND FIRST AID POLICY AND PROCEDURES

EXHIBIT C: Minimum Requirements for First-Aid Kits in WORK TRUCKS

Type of Supply and Minimum Size	Min. Fill
Adhesive Bandages, various sizes	20
Adhesive Tape	1
2" and 4" gauze rolls/pads	10
Antiseptic swabs/spray/towelettes	10
Tweezers	1
Scissors	1
Burn treatment gel	10
Cold pack	1
Eye covering w/means of attachment	2
Eye/skin wash, 1 fluid oz (29.6 ml) total	1
Foil blanket, 52 x 84 in. (132 x 213 cm)	1
Hand sanitizer, 1/32 oz (0.9 g)	10
Antibiotic ointment, single use packets	5
First Aid booklet	1
Medical exam gloves	2 Pairs

Risk/Safety is scheduled to deploy kits for work trucks to Public Works and AG in November 2024, with a two-year replacement cycle. This space will be updated with the product information once the purchase is made.

COUNTY OF INYO Administrative Procedure and Policy Manual
TITLE: EMPLOYEE MEDICAL SERVICES AND FIRST AID POLICY AND PROCEDURES

EXHIBIT D: FIRST AID KIT PLACEMENTS

First Aid Kits have been placed in the following County facilities. Office locations include bleeding control kits. First Aid Kits may also be found in mobile equipment and heavy use vehicles.

BUILDING	ADDRESS	CITY/TOWN	ZIP	LOCATION OF FIRST AID KIT
QUILTER COB	1360 NORTH MAIN ST	BISHOP	93514	Suite #s: 104, 114, 125, 151, 200, 203, 227, 239, 256 (9)
BISHOP LIBRARY	210 ACADEMY STREET	BISHOP	93514	In staff restroom area behind circulation desk (1)
BUILDING AND SAFETY OFFICE @ Bishop City Hall	301 WEST LINE STREET	BISHOP	93515	Behind desk in cabinet under South window (1)
BISHOP ROAD MAINTENANCE SHOP/YARD	701 SOUTH MAIN	BISHOP	93514	On the West wall (1)
DISTRICT 1 ROAD MAINTENANCE SHOP/YARD	3236 WEST LINE	BISHOP	93514	In restroom in office (1)
BISHOP WELLNESS CENTER	586 CENTRAL AVENUE	BISHOP	93514	In back-office bathroom (1)
BISHOP LANDFILL - GATEHOUSE & STORAGE UNITS	110 SUNLAND RESERVATION ROAD	BISHOP	93514	In the gate house on shelf on East wall, In mechanic shop on north wall (2)
BISHOP SENIOR CENTER	682 SPRUCE STREET	BISHOP	93514	In kitchen office, staff office west side and office on south wall (3)
MILLPOND PARK – MAINT. SHOP	220 SAWMILL ROAD	BISHOP	93514	On the east wall by the sink (1)
AGRICULTURAL COMMISSIONER SHOP BUILDING	218 WYE ROAD	BISHOP	93514	On East and West wall of the shop (2)
SEARCH AND RESCUE DEPOT	475 NORTH AIRPORT ROAD	BISHOP	93514	Kitchen (1)
PROGRESS HOUSE	536 NORTH SECOND STREET	BISHOP	93514	One in both staff offices (2)
BISHOP AIRPORT - TERMINAL	703 NORTH AIRPORT DRIVE	BISHOP	93514	Behind front desk on the North wall in mounted box (1)
BISHOP AIRPORT – other	703 NORTH AIRPORT DRIVE	BISHOP	93514	In green Fire Truck (1)
BISHOP AIRPORT ANNEX	703 NORTH AIRPORT DRIVE	BISHOP	93514	In Office by sink (1)
BIG PINE SENIOR CENTER & LEGION HALL	180 DEWEY STREET	BIG PINE	93513	In the kitchen on wall (1)
DISTRICT 2 ROAD MAINTENANCE OFFICE	150 DEWEY STRRET	BIG PINE	93513	On the wall entering the restroom (1)
ANIMAL CONTROL SHELTER	1001 COUNTY ROAD	BIG PINE	93513	Lab (1)

COUNTY OF INYO Administrative Procedure and Policy Manual
TITLE: EMPLOYEE MEDICAL SERVICES AND FIRST AID POLICY AND PROCEDURES

BIG PINE TRANSFER STATION	150 BIG PINE DUMP ROAD	BIG PINE	93513	Gatehouse (1)
BIG PINE LIBRARY COLLECTION	500 SOUTH MAIN	BIG PINE	93513	breakroom/closet (1)
COURTHOUSE	168 NORTH EDWARDS STREET	INDEPENDENCE	93526	Auditor southeast corner, Clerk-Recorder near front counter, District Attorney near front desk, Library work room, Treasurer-Tax Collector under front service counter (5)
COURTHOUSE ANNEX	168 NORTH EDWARDS STREET	INDEPENDENCE	93526	Assessor office, Planning front office, EH water lab, Public Works break area, IS front closet (5)
HEALTH FISCAL SERVICES BLDG	155 EAST MARKET	INDEPENDENCE	93526	In both restrooms (2)
ADMINISTRATIVE CENTER - INDY	224 NORTH EDWARDS STREET	INDEPENDENCE	93526	Front desk (1)
WATER DEPARTMENT	135 SOUTH JACKSON	INDEPENDENCE	93526	Lounge between kitchen and restrooms (1)
INYO COUNTY JAIL	550 SOUTH CLAY STREET	INDEPENDENCE	93526	Employee kitchen, dispatch, gym (3)
JUVENILE DETENTION FACILITY	201 MAZOURKA CANYON ROAD	INDEPENDENCE	93526	Under front lobby counter (1)
MAZOURKA SHOP & DISTRICT 3 ROAD MAINT OFFICE	750 SOUTH CLAY STREET	INDEPENDENCE	93526	In Kitchen by AED (1)
INDEPENDENCE LANDFILL	500 DUMP ROAD	INDEPENDENCE	93526	Gatehouse (1)
OES OFFICE	136 SOUTH JACKSON STREET	INDEPENDENCE	93526	On shelf outside restroom (1)
B&M CARPENTRY SHOP AND OFFICE	136 SOUTH JACKSON STREET	INDEPENDENCE	93526	North wall in black cabinet (1)
EASTERN CALIFORNIA MUSEUM	155 NORTH GRANT STREET	INDEPENDENCE	93526	At front check in desk (1)
INDEPENDENCE LEGION HALL	201 SOUTH EDWARDS STREET	INDEPENDENCE	93526	In kitchen (1)
LONE PINE SUBSTATION	726 NORTH MAIN STREET	LONE PINE	93545	On wall by mail station (1)
LONE PINE LIBRARY	125 BUSH STREET	LONE PINE	93545	circulation desk (1)
Lone Pine COB	310/312 NORTH JACKSON STREET	LONE PINE	93545	Cabinet behind front desk and probation office (2)
DISTRICT 4 ROAD MAINTENANCE SHOP/YARD	160 NORTH LONE PINE	LONE PINE	93545	In bathroom (1)
STATHAM HALL (LP SENIOR CTR)	183 JACKSON STREET	LONE PINE	93545	At check-in desk (1)

COUNTY OF INYO Administrative Procedure and Policy Manual
 TITLE: EMPLOYEE MEDICAL SERVICES AND FIRST AID POLICY AND PROCEDURES

LONE PINE LANDFILL	450 SUBSTATION ROAD	LONE PINE	93545	Gatehouse (1)
DIAZ LAKE	5001 S. HWY 395	LONE PINE	93545	Shop and gatehouse (2)
FURNACE CREEK LIBRARY	201 NEVARES LANE	DEATH VALLEY	92328	In circulation desk (1)
SHOSHONE SUBSTATION	HWY 127	SHOSHONE	92389	On wall by furnace (1)
DISTRICT 5 ROAD MAINTENANCE SHOP/YARD	303 SOUTH HIGHWAY 127	SHOSHONE	92384	On bathroom wall (1)
TECOPA COMMUNITY CENTER	405 TECOPA HOT SPRINGS ROAD	TECOPA	92389	In the office (1)
TECOPA LIBRARY	408 TECOPA HOT SPRINGS ROAD	TECOPA	92389	In the restroom (1)



INYO COUNTY BOARD OF SUPERVISORS

TRINA ORRILL • JEFF GRIFFITHS • SCOTT MARCELLIN • JENNIFER ROESER • MATT KINGSLEY

NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-124

Off-Highway Vehicle Grant Application Sheriff ACTION REQUIRED

ITEM SUBMITTED BY

Office of the Sheriff

ITEM PRESENTED BY

Mike Atkins

RECOMMENDED ACTION:

Approve Resolution No. 2024-07, titled, "A Resolution of the Board of Supervisors of the County of Inyo, State of California, Authorizing the submittal of the State of California, Department of Parks and Recreation, Off-Highway Vehicle Grant Application," and authorize the Chairperson to sign.

BACKGROUND / SUMMARY / JUSTIFICATION:

The Department of Parks and Recreation is offering the Off-Highway Vehicle (OHV) grant program to provide for well-managed OHV recreation by providing financial assistance to eligible agencies that develop, maintain, operate, expand, support, or contribute to well-managed, high-quality, OHV recreation areas, roads, and trails; and to responsibly maintain the wildlife, soils, and habitat of Project Areas in a manner that will sustain long-term OHV recreation per the legislative provisions and intent of the Act commencing at PRC section 5090.01.

If awarded, these monies would be used to assist with costs associated with overtime for OHV Patrol Deputies, purchase any project-approved motorized equipment, supplement and provide training to strengthen the Sheriff Department's Enforcement Detail.

The Inyo County Sheriff's Department has participated in the OHV competitive grant since 2009. South County and North County are equipped with necessary OHV Enforcement equipment, and training has been provided yearly for Patrol Deputies. This is a competitive grant. Therefore, we will not know what will be awarded until the Intent to Award is posted on the State Parks OHV Division website in June 2024; the preliminary application is due to the State by March 04, 2024. The OHV grant requires a twenty-five percent in-kind match. Any item eligible as a Project Cost is also eligible as a match. The Sheriff's Department anticipates applying for a total project of \$230,989, with \$172,769 being paid for by the grant. However, historically, state-wide law enforcement applications are rarely awarded more than 50 percent of the total requested and are often reduced significantly to less than 50 percent.

FISCAL IMPACT:

Funding Source	Grant Funded State Department of Parks and Recreation	Budget Unit	623524
Budgeted?	No	Object Code	5003,5311,5650
Recurrence	Annual Competitive Funding		

Current Fiscal Year Impact

These funds offset salary and equipment costs associated with patrolling trails and providing off-highway information to the public and enforcement.

Future Fiscal Year Impacts**Additional Information**

Adopting a resolution is a requirement of the grant application. If the grant application is approved, then a budget will be created – the budget number is to be determined by the Auditor’s Office. The in-kind match will be met through staff salaries and equipment dedicated to the enforcement detail as well as administrative duties associated with managing the OHV grant.

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Your Board could not approve the Resolution, but this alternative is not recommended. The OHV monies have historically been a valuable resource for Inyo County.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

Bureau of Land Management (BLM), Forest Service.

ATTACHMENTS:

1. OHV Resolution 2024

APPROVALS:

Riannah Reade	Created/Initiated - 2/1/2024
Darcy Ellis	Approved - 2/1/2024
Riannah Reade	Approved - 2/22/2024
John Vallejo	Approved - 2/22/2024
Amy Shepherd	Approved - 2/22/2024
Nate Greenberg	Approved - 2/27/2024
Stephanie Rennie	Final Approval - 2/27/2024

RESOLUTION NO. 2024-_____

**A RESOLUTION OF THE BOARD OF SUPERVISORS,
COUNTY OF INYO, STATE OF CALIFORNIA, AUTHORIZING THE
SUBMITTAL OF THE STATE OF CALIFORNIA, DEPARTMENT OF PARKS
AND RECREATION, OFF-HIGHWAY VEHICLE GRANT APPLICATION**

WHEREAS, the people of the State of California have enacted the Off-Highway Motor Vehicle Recreation Act of 2003, which provides funds to the State of California and its political subdivisions for Operation and Maintenance, Restoration, Law Enforcement, and Education and Safety for off-highway vehicle recreation; and

WHEREAS, the Off-Highway Motor Vehicle Recreation Division with the California Department of Parks and Recreation has been delegated the responsibility to administer the program; and

WHEREAS, procedures established by the California Department of Parks and Recreation require the Applicant's Governing Body to certify by resolution the approval of the Application to apply for Off-Highway Motor Vehicle Grant funds; and

WHEREAS, this Project appears on, or is in conformance with this jurisdiction's adopted general or master plan and is compatible with the land use plans of those jurisdictions immediately surrounding the Project; and

WHEREAS this Board finds that the County's receipt of such funding would be beneficial to the residents of Inyo County.

NOW, THEREFORE, BE IT RESOLVED that the Inyo County Board of Supervisors hereby:

- (a) Approves the filing of an Application(s) for an Off-Highway Vehicle Grant or Cooperative Agreement; and
- (b) Certifies that this agency understands its legal obligations to the State upon approval of the Grant; and
- (c) Certifies that this agency understands the California Public Resources Code requirement that Acquisition and Development of Projects be maintained to specific conservation standards; and
- (d) Certifies that the Project will be well-maintained during its useful life; and
- (e) Certifies that this agency will implement the Project with diligence once funds are available and the Applicant has reviewed, understands, and agrees with the Project Agreement; and
- (f) Certifies that this agency will provide the required matching funds; and
- (g) Certifies that the public and adjacent property owners have been notified of this Project (as applicable); and
- (h) Appoints the Inyo County Sheriff as agent to conduct all negotiations, execute and submit all documents including, but not limited to Applications, agreements, amendments, payment requests and so on, which may be necessary for completion of the Project.

PASSED AND ADOPTED by the Board of Supervisors of the County of Inyo, State of California, this 16th day of February 2021, by the following role call vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Chairperson,
Inyo County Board of Supervisors

ATTEST: Nate Greenberg
 Clerk of the Board

By: _____
Darcy Ellis, Assistant



INYO COUNTY BOARD OF SUPERVISORS

TRINA ORRILL • JEFF GRIFFITHS • SCOTT MARCELLIN • JENNIFER ROESER • MATT KINGSLEY

NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-45

Appointment to the First 5 Children and Families Commission Health & Human Services - First 5 ACTION REQUIRED

ITEM SUBMITTED BY

Katelyne Lent, First 5 Program Manager

ITEM PRESENTED BY

Anna Scott, Health & Human Services Director

RECOMMENDED ACTION:

Appoint Ms. Josie Rogers to a new three-year term on the First 5 Children and Families Commission ending December 5, 2026.

BACKGROUND / SUMMARY / JUSTIFICATION:

Two terms on the First 5 Inyo County Children and Families Commission expired on December 5th, 2023 and remain open following the close of the initial recruitment in January 2024. Per Board policy, the vacancy was advertised in the newspapers and community members were invited to apply.

One letter of interest was received at the application deadline from Josie Rogers, seeking appointment to the vacant Early Education Representative position expiring December 5th, 2026. Josie brings both personal experience as a mother of young children and professional experience working as the Family Child Services Specialist with the Owens Valley Career Development Early Head Start.

FISCAL IMPACT:

Funding Source	N/A	Budget Unit	N/A
Budgeted?	N/A	Object Code	N/A
Recurrence	N/A		
Current Fiscal Year Impact			
No expenditures associated with this request			
Future Fiscal Year Impacts			
Additional Information			

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Your Board could choose not to appoint the applicant and re-open the recruitment for the First 5 Children and Families Commission. This could cause a delay in the Commission reaching a quorum and conducting regular business.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

None.

ATTACHMENTS:

1. Letter of Interest - Josie Rogers
2. Notice of Vacancy

APPROVALS:

Katelyne Lent	Created/Initiated - 2/16/2024
Darcy Ellis	Approved - 2/16/2024
Katelyne Lent	Approved - 2/16/2024
Stephanie Tanksley	Approved - 2/21/2024
Anna Scott	Approved - 2/21/2024
Nate Greenberg	Final Approval - 2/26/2024

Inyo County Board of Supervisors
Attn: Darcy Ellis

January 2, 2024

Dear Inyo County Board of Supervisors,

This letter is to express my interest in the First 5 Commissioner vacancy on the Inyo County Children and Families Commission (First 5).

I have a passion for serving the children within our community. I hope to help our communities in Inyo County continue to grow and help educate families with the importance and impact quality care has on our young ones.

Thank you for your consideration and I look forward to hearing from you.



Josie Rogers

Family Child Service Specialist
OVDC Bishop Early Head Start

irosers@ovcdc.com

(760)920-0434

PROOF OF PUBLICATION

(2015.5 C.C.P.)

STATE OF CALIFORNIA,
COUNTY OF INYO

I am a citizen of the United States
and a resident of the County aforesaid.
I am over the age of eighteen years,
And not a party to or interested in the
above-entitled matter. I am the principal
clerk of the printer of the
The Inyo Register

County of Inyo

The Inyo Register has been adjudged a
newspaper of general circulation by the
Superior Court of the County of Inyo,
State of California, under date of
Oct. 5, 1953, Case Number 5414;
that the notice, of which the annexed
is a printed copy (set in type not
smaller than non-pareil), has been
published in each regular and entire
issue of said newspaper and not in
any supplement thereof, on the
following date, to with:

January 4th,
In the year of 2024

I certify (or declare) under penalty of perjury
that the foregoing is true and correct.

Dated at Bishop, California, on this
4th Day of January, 2023



Signature

This space is for County Clerk's Filing Stamp

RECEIVED

JAN 17 2023

Inyo County Administrator
Clerk of the Board

Proof of Publication of Public Notice

NOTICE OF VACANCY FIRST 5 INYO CHILDREN AND FAMILIES COMMISSIONER

NOTICE IS HEREBY GIVEN
that the Inyo County Board of
Supervisors is now accepting
letters of interest for two posi-
tions on the First 5 Inyo Chil-
dren and Families Commis-
sion:

- one (1) three-year term for
an alternate Community Com-
missioner ending December 5,
2026; and

- one (1) unexpired term for a
Community Commissioner
ending December 5, 2024.

The above-listed seats must be
filled by community members
representing one of the follow-
ing categories: recipient of pro-
ject services in the county stra-
tegic plan; educator specializ-
ing in early childhood develop-
ment; representative of a local
childcare coordination group;
representative of a local or-
ganization for prevention or
early intervention for families at
risk; representative of commu-
nity-based organization that
promotes and early childhood
development; representative of
a local school district; or repre-
sentative of a local medical,
pediatric, or obstetric associa-
tion of societies.

Letters of interest will be ac-
cepted until **5 p.m. on Friday,
February 2**. Postmarks are not
accepted. Please submit your
request for appointment to the
Clerk of the Board of Supervi-
sors at P.O. Drawer N, Inde-
pendence, CA 93526 or
dellis@inyocounty.us.

For more information, contact
the Clerk of the Board at (760)
878-0373 or First 5 Inyo
County at (760) 872-3305. (IR
01.04, 2024 #21688)

PROOF OF PUBLICATION

(2015.5 C.C.P.)

STATE OF CALIFORNIA,
COUNTY OF INYO

I am a citizen of the United States
and a resident of the County aforesaid.
I am over the age of eighteen years,
And not a party to or interested in the
above-entitled matter. I am the principal
clerk of the printer of the
The Inyo Register

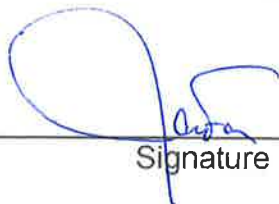
County of Inyo

The Inyo Register has been adjudged a
newspaper of general circulation by the
Superior Court of the County of Inyo,
State of California, under date of
Oct. 5, 1953, Case Number 5414;
that the notice, of which the annexed
is a printed copy (set in type not
smaller than non-pareil), has been
published in each regular and entire
issue of said newspaper and not in
any supplement thereof, on the
following date, to with:

January 23rd,
In the year of 2024

I certify (or declare) under penalty of perjury
that the foregoing is true and correct.

Dated at Bishop, California, on this
23rd Day of January, 2024



Signature

This space is for County Clerk's Filing Stamp

RECEIVED

JAN 26 2023

Inyo County Administrator
Clerk of the Board

Proof of Publication of Public Notice

NOTICE OF VACANCY FIRST 5 INYO CHILDREN AND FAMILIES COMMISSIONER CORRECTED

NOTICE IS HEREBY GIVEN
that the Inyo County Board of
Supervisors is now accepting
letters of interest for two posi-
tions on the First 5 Inyo Child-
ren and Families Commis-
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- one (1) three-year term for
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- one (1) unexpired term for a
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The above-listed seats must be
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a local school district; or repre-
sentative of a local medical,
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sors at P.O. Drawer N, Inde-
pendence, CA 93526 or del-
lis@inyocounty.us.

For more information, contact
the Clerk of the Board at (760)
878-0373 or First 5 Inyo
County at (760) 872-3305.
(IR 01.23, 2024 #21704)



INYO COUNTY BOARD OF SUPERVISORS

TRINA ORRILL • JEFF GRIFFITHS • SCOTT MARCELLIN • JENNIFER ROESER • MATT KINGSLEY

NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-58

Amendment No. 2 to Agreement with State of California Business, Consumer Services and Housing Agency for Homeless, Housing, Assistance, and Prevention (HHAP)

1 Funding

Health & Human Services - Fiscal

ACTION REQUIRED

ITEM SUBMITTED BY

Anna Scott, Health & Human Services Director

ITEM PRESENTED BY

Anna Scott, Health & Human Services Director

RECOMMENDED ACTION:

Approve Amendment No. 2 to the agreement between the Business, Consumer Services and Housing Agency (BCSH) of the State of California Department of General Services, Inyo County Health and Human Services (HHS) and Inyo Mono Advocates for Community Action, Inc. (IMACA) for the administration of Homeless, Housing, Assistance, and Prevention Program (HHAP) Round 1 funding in an amount not to exceed \$733,546.24, increasing HHS's responsibility and liability limited to the unspent amount of \$494,267.18, with the term of this agreement commencing upon BCSH approval of the agreement through June 30, 2025, and authorize the HHS Director to sign the standard agreement amendment (STD213).

BACKGROUND / SUMMARY / JUSTIFICATION:

The Homeless Housing, Assistance, and Prevention Program (HHAP) was established in the FY 2019-2020 State budget as a one-time block grant. HHAP was designed to provide jurisdictions with one-time grant funding to support regional coordination, as well as to expand and/or develop regional capacity to address homelessness challenges. There are now five rounds of HHAP funding available to local jurisdictions through an application and allocation award process. Funds must be expended on evidence-based solutions that address and prevent homelessness among eligible populations. Authorized expenditures include rental assistance/rapid rehousing; operating subsidies for supportive housing units, shelters, and navigation centers; landlord incentives; outreach and coordination; systems support for activities needed to create regional partnerships and maintain homeless and housing services; delivery of permanent housing and innovative housing solutions such as hotel/motel conversions; prevention and shelter diversion; and new navigation centers and emergency shelters.

Eligible applicants include large cities and counties with funding allocations based, in part, on the homeless census as determined through the point-in-time count. Continuum of Care (CoC) access to funds is affected through the application of the CoC's collaborative applicant, the CoC administrative entity. Inyo County is part of the Eastern Sierra Continuum of Care (ESCoC), CA-530, which includes Inyo, Mono, and Alpine counties. The ESCoC is a coalition of service providers, counties, county

agencies, and stakeholders who work towards identifying solutions to homelessness on a local and regional level. The ESCoC's administrative entity during the first two rounds of HHAP application and funding grant disbursements was IMACA, a local non-profit agency. IMACA acted as the ESCoC's collaborative applicant until early 2022 when they gave notice of their inability to continue in this role. This left the ESCoC unable to access certain funding resources to address homelessness, as certain funds require the designated Collaborative Applicant of a CoC to apply on behalf of the jurisdiction.

Inyo County Health and Human Services (HHS) agreed to take the role of Collaborative Applicant, as well as the lead agency for the Homeless Management Information System (HMIS) in May 2022, and has worked with the Department of Housing and Urban Development and California's Business, Consumer Services and Housing Agency (BCSH) to become the designated administrative entity. This designation allowed the department to apply for the third and fourth round of HHAP funding in July 2022 and November 2022, on behalf of the ESCoC, as well as pooling the county allocations available to Inyo and Mono counties into the application. Round 3 and Round 4 funding was awarded to HHS, and your Board approved agreements to accept and administer Round 3 and Round 4 funds for the region. HHS will also apply for HHAP Round 5 funding on behalf of the ESCoC in March 2024.

HHS has worked with BCSH to identify a mechanism for unspent Round 1 and Round 2 funds to be reassigned to HHS. These funds are advanced to the contracted agency who administers and reports the expenditures to the state. BCSH and IMACA have reconciled the unspent funds for Round 1 and Round 2 and, because of the structure of the funding and the funding reporting and responsibility requirements, determined that adding HHS through amendment as an additional party to the contract with IMACA would allow BCSH to ensure that reporting and expenditure requirements are met for the full amount allocated for each round of funding. At the time that Amendment No. 1 was approved by your Board, IMACA had not sold a building that was originally purchased with HHAP 1 funding. However, that building has now sold and Amendment No. 2 to the agreement increases the amount of unspent funding that will be transferred from IMACA to Inyo County from \$140,027.77 to \$494,267.18, which IMACA will transfer to HHS upon full execution of this amendment to the agreement. The language of the amendment delineates and holds harmless Inyo County HHS from any performance and/or contractual deficiencies occurring with the original contractor, IMACA, and limits HHS liability and responsibility to the funds transferred to and administered directly by HHS.

HHS will work with the ESCoC to budget the additional unspent funds for use to complete housing projects in the region, including, but not limited to, Valley Apartments operation costs and Innsbruck Motel Conversion construction cost overruns. At this time, the Department is respectfully requesting your Board approve Amendment number 2 to the standard agreement with the State of California's Business, Consumer Services and Housing Agency for HHAP 1 funding and authorize the Department Head to sign the standard agreement.

FISCAL IMPACT:			
Funding Source	Grant Funded (State)	Budget Unit	055900
Budgeted?	Yes	Object Code	4498
Recurrence	Ongoing Expenditure		
Current Fiscal Year Impact			
Amendment No. 2 to the agreement increases the amount of unspent funding that will be transferred from IMACA to Inyo County from \$140,027.77 to \$494,267.18.			
Future Fiscal Year Impacts			
This funding must be spent by the ESCoC by 6/30/2025			
Additional Information			

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Your Board could choose not to approve the amendment, which would restrict IMACA's ability to transfer funds to HHS, the collaborative applicant for the regional Continuum of Care, a coalition of county and community partners in Inyo, Mono and Alpine counties who work to identify and implement strategies to address the issues of homelessness in the region.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

State of California Department of General Services' (BCSH), IMACA, ESCoC partners.

ATTACHMENTS:

1. Amendment No. 2 HHAP 1

APPROVALS:

Anna Scott	Created/Initiated - 2/13/2024
Darcy Ellis	Approved - 2/13/2024
Melissa Best-Baker	Approved - 2/13/2024
John Vallejo	Approved - 2/13/2024
Amy Shepherd	Approved - 2/13/2024
Nate Greenberg	Final Approval - 2/20/2024

STANDARD AGREEMENT - AMENDMENT

STD 213A (Rev. 4/2020)

 CHECK HERE IF ADDITIONAL PAGES ARE ATTACHED 1 PAGES

AGREEMENT NUMBER

20-HHAP-00027

AMENDMENT NUMBER

2

Purchasing Authority Number

010725

1. This Agreement is entered into between the Contracting Agency and the Contractor named below:

CONTRACTING AGENCY NAME

Business, Consumer Services and Housing Agency

CONTRACTOR NAME

Inyo Mono Advocates for Community Action, Inc. (CA-530 Alpine, Inyo, Mono Counties CoC)

2. The term of this Agreement is:

START DATE

06/19/2020

THROUGH END DATE

06/30/2025

3. The maximum amount of this Agreement after this Amendment is:

\$733,546.24 (Seven hundred thirty three thousand five hundred forty six dollars and twenty four cents)

4. The parties mutually agree to this amendment as follows. All actions noted below are by this reference made a part of the Agreement and incorporated herein:

1. The existing Contractor, Inyo Mono Advocates for Community Action, Inc. ("Original Contractor"), hereby agrees to add Inyo County Health and Human Services ("Additional Contractor") as an additional party to this Agreement. Both the Original Contractor and the Additional Contractor shall hereafter be individually and collectively referred to as the Contractor in this Agreement. The signature block for Contractor for this Agreement is amended and replaced in its entirety with the attached Signature Page, which is incorporated hereto by this reference.

2. This is an update to the first amendment between Inyo Mono Advocates fro Community Action, Inc. and Inyo County Health and Human Services signed by both parties June 2023. That amendment is no longer in effect as the dollar amount of the unspent grant funds has changed. The correct dollar amount of \$494,267.18, which is to include the proceeds in the full dollar amount, from the sale of the property located at 137 East South Street in Bishop, California. The Original Contractor hereby agrees to transfer all funds, unspent (\$77,921.89), and proceeds from building sale (\$416,345.29), in the total amount of \$494,267.18 ("unspent grant funds"), received from the State pursuant to this Agreement to the Additional Contractor. The Additional Contractor shall provide to the State verification of the transfer of the \$494,267.18 unspent grant funds within 45 days of execution of this agreement.

The Original Contractor and the Additional Contractor shall be jointly and severally liable and responsible for satisfying all conditions and performing all duties under this Agreement as they pertain to the unspent grant funds under their direct control.

The Additional Contractor shall not be liable for contractual damages occurring or arising out of funds spent by Original Contractor prior to the execution of this Amendment. The Original Contractor shall be liable for damages occurring or arising out of funds spent prior to the execution of this Amendment.

Any future changes to this Agreement shall not be effective unless agreed to in writing and executed by both the Original Contractor, the Additional Contractor and Cal ICH.

3. Notwithstanding the foregoing, the State shall not seek contractual damages against the Additional Contractor for any breach of this agreement that occurred, or arose out of an event occurring, prior to both the execution of this amendment to the Agreement and to the delivery of unspent grant funds distributed under this Agreement from the Original Contractor to the Additional Contractor.

4. Notwithstanding the foregoing, the State shall not seek contractual damages against the Original Contractor for any breach of this Agreement that occurs after the execution of this amendment to the Agreement and delivery of unspent grant funds is made to the Additional Contractor by the Original Contractor to the Additional Contractor, unless the Original Contractor caused said breach or caused the Additional Contractor to commit said breach.

All other terms and conditions shall remain the same.

IN WITNESS WHEREOF, THIS AGREEMENT HAS BEEN EXECUTED BY THE PARTIES HERETO.

STANDARD AGREEMENT - AMENDMENT

STD 213A (Rev. 4/2020)

 CHECK HERE IF ADDITIONAL PAGES ARE ATTACHED 1 PAGES

AGREEMENT NUMBER

20-HHAP-00027

AMENDMENT NUMBER

2

Purchasing Authority Number

010725

CONTRACTOR

CONTRACTOR NAME (if other than an individual, state whether a corporation, partnership, etc.)

See Attached Signature Page

CONTRACTOR BUSINESS ADDRESS

CITY

STATE

ZIP

PRINTED NAME OF PERSON SIGNING

TITLE

CONTRACTOR AUTHORIZED SIGNATURE

DATE SIGNED

STATE OF CALIFORNIA

CONTRACTING AGENCY NAME

Business, Consumer Services and Housing Agency

CONTRACTING AGENCY ADDRESS

915 Capitol Mall, Suite 350-A

CITY

Sacramento

STATE

CA

ZIP

95814

PRINTED NAME OF PERSON SIGNING

Melinda Grant

TITLE

Undersecretary

CONTRACTING AGENCY AUTHORIZED SIGNATURE

DATE SIGNED

CALIFORNIA DEPARTMENT OF GENERAL SERVICES APPROVAL

EXEMPTION (If Applicable)

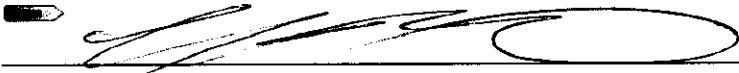
SIGNATURE PAGE

The following "Signature Page" is incorporated to the Agreement and replaces the CONTACTOR entry set forth on the cover 213A page above:

CONTRACTOR**"Original Contractor"**

CONTRACTOR NAME (if other than an individual, state whether a corporation, partnership, etc.)


Inyo Mono Advocates for Community Action, Inc.

CONTRACTOR BUSINESS ADDRESS 145 E. South St. Bldg #A	CITY BISHOP	STATE CA	ZIP 93514
PRINTED NAME OF PERSON SIGNING Kelly Barceaux	TITLE Executive Director		
CONTRACTOR AUTHORIZED SIGNATURE 	DATE SIGNED 1/19/24		

"Additional Contractor"

CONTRACTOR NAME (if other than an individual, state whether a corporation, partnership, etc.)

Inyo County Health and Human Services

CONTRACTOR BUSINESS ADDRESS 1360 N. Main St., Suite 201	CITY Bishop	STATE CA	ZIP 93514
PRINTED NAME OF PERSON SIGNING Anna Scott	TITLE Director, Health and Human Services		
CONTRACTOR AUTHORIZED SIGNATURE 	DATE SIGNED		



INYO COUNTY BOARD OF SUPERVISORS

TRINA ORRILL • JEFF GRIFFITHS • SCOTT MARCELLIN • JENNIFER ROESER • MATT KINGSLEY

NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-59

Amendment No. 2 to the Agreement with State of California Business, Consumer Services and Housing Agency for Homeless, Housing, Assistance, and Prevention (HHAP) 2 Funding

Health & Human Services - Fiscal

ACTION REQUIRED

ITEM SUBMITTED BY

Anna Scott, Health & Human Services Director

ITEM PRESENTED BY

Anna Scott, Health & Human Services Director

RECOMMENDED ACTION:

Approve Amendment No. 2 to the agreement between the Business, Consumer Services and Housing Agency (BCSH) of the State of California Department of General Services, Inyo County Health and Human Services (HHS) and Inyo Mono Advocates for Community Action, Inc. (IMACA) for the administration of Homeless, Housing, Assistance, and Prevention Program (HHAP) Round 2 funding in an amount not to exceed \$356,764, reducing HHS's responsibility and liability limited to the unspent amount from \$355,200.68 to \$324,093.03, with the term of this agreement commencing upon BCSH approval of the agreement through June 30, 2026, and authorize the HHS Director to sign the standard agreement amendment (STD213).

BACKGROUND / SUMMARY / JUSTIFICATION:

The Homeless Housing, Assistance, and Prevention Program (HHAP) was established in the FY 2019-2020 State budget as a one-time block grant. HHAP was designed to provide jurisdictions with one-time grant funding to support regional coordination, as well as to expand and/or develop regional capacity to address homelessness challenges. There are five rounds of HHAP funding available to local jurisdictions through an application and allocation award process. Funds must be expended on evidence-based solutions that address and prevent homelessness among eligible populations. Authorized expenditures include rental assistance/rapid rehousing; operating subsidies for supportive housing units, shelters, and navigation centers; landlord incentives; outreach and coordination; systems support for activities needed to create regional partnerships and maintain homeless and housing services; delivery of permanent housing and innovative housing solutions such as hotel/motel conversions; prevention and shelter diversion; and new navigation centers and emergency shelters.

Eligible applicants include large cities and counties with funding allocations based, in part, on the homeless census as determined through the point-in-time count. Continuum of Care (CoC) access to funds is affected through the application of the CoC's collaborative applicant, the CoC administrative entity. Inyo County is part of the Eastern Sierra Continuum of Care (ESCoC), CA-530, which includes Inyo, Mono, and Alpine counties. The ESCoC is a coalition of service providers, counties, county

agencies, and stakeholders who work towards identifying solutions to homelessness on a local and regional level. The ESCoC's administrative entity during the first two rounds of HHAP application and funding grant disbursements was IMACA, a local non-profit agency. IMACA acted as the ESCoC's collaborative applicant until early 2022 when they gave notice of their inability to continue in this role. This left the ESCoC unable to access certain funding resources to address homelessness, as certain funds require the designated Collaborative Applicant of a CoC to apply on behalf of the jurisdiction.

Inyo County Health and Human Services (HHS) agreed to take the role of Collaborative Applicant, as well as the lead agency for the Homeless Management Information System (HMIS) in May 2022, and has worked with the Department of Housing and Urban Development and California's Business, Consumer Services and Housing Agency (BCSH) to become the designated administrative entity. This designation allowed the department to apply for the third and fourth round of HHAP funding in July 2022 and November 2022, on behalf of the ESCoC, as well as pooling the county allocations available to Inyo and Mono counties into the application. Round 3 and Round 4 funding was awarded to HHS, and your Board approved agreements to accept and administer Round 3 and Round 4 funds for the region. HHS will also apply for HHAP Round 5 funding on behalf of the ESCoC in March 2024.

HHS has also worked with BCSH to identify a mechanism for unspent Round 1 and Round 2 funds to be reassigned to HHS. These funds are advanced to the contracted agency who administers and reports the expenditures to the state. BCSH and IMACA reconciled the unspent funds for Round 1 and Round 2 and, because of the structure of the funding and the funding reporting and responsibility requirements, the State determined that adding HHS through amendment as an additional party to the contract with IMACA would allow BCSH to ensure that reporting and expenditure requirements are met for the full amount of allocated funding for each round of HHAP distribution. Since the first amendment to the agreement was signed, IMACA discovered that a portion of HHAP 2 funds were expended but not properly claimed. Therefore, amendment number 2 to the agreement reduces the amount of unspent funds that will be transferred from IMACA to HHS from \$355,200.68 to \$324,093.03, which IMACA will transfer to HHS upon full execution of this amendment to the agreement. The language of the amendment delineates and holds harmless Inyo County HHS from any performance and/or contractual deficiencies occurring with the original contractor, IMACA, and limits HHS liability and responsibility to the funds transferred to and administered directly by HHS.

HHS will work with the ESCoC to adjust the budget for unspent HHAP 2 funds to account for the decrease of \$31,107.65. HHAP 1 and HHAP 2 funds will be used to complete housing projects in the region, including, but not limited to, Valley Apartments operation costs and Innsbruck Motel Conversion construction cost overruns. At this time, the Department is respectfully requesting your Board approve Amendment number 2 to the standard agreement with the State of California's Business, Consumer Services and Housing Agency for HHAP 2 funding and authorize the Department Head to sign the standard agreement.

FISCAL IMPACT:			
Funding Source	Grant Funded (State)	Budget Unit	055900
Budgeted?	Yes	Object Code	4498
Recurrence	Ongoing Expenditure		
Current Fiscal Year Impact			
Amendment number 2 to the agreement reduces the amount of unspent funds that will be transferred from IMACA to HHS from \$355,200.68 to \$324,093.03			
Future Fiscal Year Impacts			
HHAP Round 2 funding must be spend by the Eastern Sierra Continuum of Care by June 30, 2026.			
Additional Information			

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Your Board could choose not to approve the amendment which would restrict IMACA's ability to transfer funds to HHS, the collaborative applicant for the regional Continuum of Care, a coalition of county and community partners in Inyo, Mono and Alpine counties who work to identify and implement strategies to address the issues of homelessness in the region.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

State of California Department of General Services' (BCSH), IMACA, ESCoC partners.

ATTACHMENTS:

1. Amendment No. 2 HHAP 2

APPROVALS:

Anna Scott	Created/Initiated - 2/13/2024
Darcy Ellis	Approved - 2/13/2024
Melissa Best-Baker	Approved - 2/13/2024
John Vallejo	Approved - 2/13/2024
Amy Shepherd	Approved - 2/13/2024
Nate Greenberg	Final Approval - 2/20/2024

STANDARD AGREEMENT - AMENDMENT

STD 213A (Rev. 4/2020)

 CHECK HERE IF ADDITIONAL PAGES ARE ATTACHED 1

PAGES

AGREEMENT NUMBER

21-HHAP-00058

AMENDMENT NUMBER

2

Purchasing Authority Number

010725

1. This Agreement is entered into between the Contracting Agency and the Contractor named below:

CONTRACTING AGENCY NAME

Business, Consumer Services and Housing Agency

CONTRACTOR NAME

Inyo Mono Advocates for Community Action

2. The term of this Agreement is:

START DATE

08/24/2021

THROUGH END DATE

06/30/2026

3. The maximum amount of this Agreement after this Amendment is:

\$356,764.00 (Three hundred fifty six thousand seven hundred sixty four dollars and no cents)

4. The parties mutually agree to this amendment as follows. All actions noted below are by this reference made a part of the Agreement and incorporated herein:

1. The existing Contractor, Inyo Mono Advocates for Community Action, Inc. ("Original Contractor"), hereby agrees to add Inyo County Health and Human Services ("Additional Contractor") as an additional party to this Agreement. Both the Original Contractor and the Additional Contractor shall hereafter be individually and collectively referred to as the Contractor in this Agreement. The signature block for Contractor for this Agreement is amended and replaced in its entirety with the attached Signature Page, which is incorporated hereto by this reference.

2. This is an update to the first amendment between Inyo Mono Advocates for Community Action, Inc. and Inyo County Health and Human Services signed by both parties June 2023. That amendment is no longer in effect as the dollar amount of the unspent grant funds has changed. The Original Contractor hereby agrees to transfer the correct dollar amount of all unspent grant funds, in the total amount of \$324,093.03 ("unspent grant funds"), received from the State pursuant to this Agreement to the Additional Contractor. The Additional Contractor shall provide to the State verification of the transfer of the \$324,093.03 unspent grant funds within 45 days of execution of this agreement.

The Original Contractor and the Additional Contractor shall be jointly and severally liable and responsible for satisfying all conditions and performing all duties under this Agreement as they pertain to the unspent grant funds under their direct control.

The Additional Contractor shall not be liable for contractual damages occurring or arising out of funds spent by Original Contractor prior to the execution of this Amendment. The Original Contractor shall be liable for damages occurring or arising out of funds spent prior to the execution of this Amendment.

Any future changes to this Agreement shall not be effective unless agreed to in writing and executed by both the Original Contractor, the Additional Contractor and Cal ICH.

3. Notwithstanding the foregoing, the State shall not seek contractual damages against the Additional Contractor for any breach of this agreement that occurred, or arose out of an event occurring, prior to both the execution of this amendment to the Agreement and to the delivery of unspent grant funds distributed under this Agreement from the Original Contractor to the Additional Contractor.

4. Notwithstanding the foregoing, the State shall not seek contractual damages against the Original Contractor for any breach of this Agreement that occurs after the execution of this amendment to the Agreement and delivery of unspent grant funds is made to the Additional Contractor by the Original Contractor to the Additional Contractor, unless the Original Contractor caused said breach or caused the Additional Contractor to commit said breach.

All other terms and conditions shall remain the same.

IN WITNESS WHEREOF, THIS AGREEMENT HAS BEEN EXECUTED BY THE PARTIES HERETO.

STANDARD AGREEMENT - AMENDMENT

STD 213A (Rev. 4/2020)

 CHECK HERE IF ADDITIONAL PAGES ARE ATTACHED 1 PAGES

AGREEMENT NUMBER

21-HHAP-00058

AMENDMENT NUMBER

2

Purchasing Authority Number

010725

CONTRACTOR

CONTRACTOR NAME (if other than an individual, state whether a corporation, partnership, etc.)

See Attached Signature Page

CONTRACTOR BUSINESS ADDRESS

CITY

STATE

ZIP

PRINTED NAME OF PERSON SIGNING

TITLE

CONTRACTOR AUTHORIZED SIGNATURE

DATE SIGNED

STATE OF CALIFORNIA

CONTRACTING AGENCY NAME

Business, Consumer Services and Housing Agency

CONTRACTING AGENCY ADDRESS

915 Capitol Mall, Suite 350-A

CITY

Sacramento

STATE

CA

ZIP

95814

PRINTED NAME OF PERSON SIGNING

Melinda Grant

TITLE

Undersecretary

CONTRACTING AGENCY AUTHORIZED SIGNATURE

DATE SIGNED

CALIFORNIA DEPARTMENT OF GENERAL SERVICES APPROVAL

EXEMPTION (If Applicable)

SIGNATURE PAGE

The following "Signature Page" is incorporated to the Agreement and replaces the CONTACTOR entry set forth on the cover 213A page above:

CONTRACTOR**"Original Contractor"**

CONTRACTOR NAME (If other than an individual, state whether a corporation, partnership, etc.)

Inyo Mono Advocates for Community Action

CONTRACTOR BUSINESS ADDRESS

145 E. South St. Bldg #A

CITY

Bishop

STATE

CA

ZIP

93514

PRINTED NAME OF PERSON SIGNING

Kelly Barceloux

TITLE

Executive Director

CONTRACTOR AUTHORIZED SIGNATURE



DATE SIGNED

1/19/24

"Additional Contractor"

CONTRACTOR NAME (If other than an individual, state whether a corporation, partnership, etc.)

Inyo County Health and Human Services

CONTRACTOR BUSINESS ADDRESS

1360 N. Main St., Suite 201

CITY

Bishop

STATE

CA

ZIP

93514

PRINTED NAME OF PERSON SIGNING

Anna Scott

TITLE

Director, Health and Human Services

CONTRACTOR AUTHORIZED SIGNATURE



DATE SIGNED



INYO COUNTY BOARD OF SUPERVISORS

TRINA ORRILL • JEFF GRIFFITHS • SCOTT MARCELLIN • JENNIFER ROESER • MATT KINGSLEY

NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-151

Request for Landfill Fee Waiver Public Works - Recycling & Waste Management ACTION REQUIRED

ITEM SUBMITTED BY

Teresa Elliott, Administrative Analyst

ITEM PRESENTED BY

Cap Aubrey, Public Works Deputy Director, Solid Waste

RECOMMENDED ACTION:

Consider approval of waiver of solid waste disposal and gate fees for the Lone Pine Paiute-Shoshone Reservation Environmental & Air Quality Department event, Saturday, April 27, 2024.

BACKGROUND / SUMMARY / JUSTIFICATION:

As a community service, the Lone Pine Paiute-Shoshone Reservation Environmental & Air Quality Department is holding a clean-up event for Earth Day on April 27, 2024. The organization has requested a waiver of solid waste disposal and gate fees for waste collected at the event. Each year, the participants clean the reservation roads surrounding the reservation boundaries, collecting several bags of trash. Waste attributable to the clean-up will be tracked by the Landfill Gate Attendant.

FISCAL IMPACT:

Funding Source	Non-General Fund	Budget Unit	045700
Budgeted?	No	Object Code	
Recurrence	One-Time Expenditure		
Current Fiscal Year Impact			
Fiscal year 2023/2024. There is a minimal amount of revenue to the Waste Management Enterprise Fund that may be lost as a result of the waiver of these fees.			
Future Fiscal Year Impacts			
N/A			
Additional Information			

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Your Board could choose not to waive these fees. This is not recommended as the cost will then be borne by the event's organizers.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

None.

ATTACHMENTS:

1. Lone Pine Paiute-Shoshone Reservation Fee Waiver Request

APPROVALS:

Teresa Elliott	Created/Initiated - 2/14/2024
Darcy Ellis	Approved - 2/15/2024
Teresa Elliott	Approved - 2/15/2024
Breanne Nelums	Approved - 2/20/2024
John Vallejo	Approved - 2/20/2024
Amy Shepherd	Approved - 2/20/2024
Nate Greenberg	Final Approval - 2/20/2024



**Lone Pine Paiute-Shoshone Reservation
Environmental & Air Quality Department**

PO Box 747/1101 E-Sha Lane
Lone Pine, CA 93545
PH 760-876-4690 Fax 760-876-4682

February 5, 2024

Inyo County Waste Management
1360 North Main Street
Bishop, CA 93514
Attention: Cap Aubrey

Dear Cap:

The Lone Pine Paiute-Shoshone Reservation Environmental & Air Quality Department would like to request a gate fee waiver for the upcoming Earth Day event. Each year the participants clean the reservation roads surrounding the reservation boundaries collecting several bags of trash.

It is my understanding that permission to wave the gate fee is granted by the Board of Supervisors. LPPSR hopes to receive a favorable response. This year's event will take place on Saturday, April 27, 2024.

I welcome any questions you may have about the day's event. I can be reached by phone at 760-876-4690 or by email at mel.joseph@lppsr.org.

Thank you.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Mel O. Joseph', is written over the word 'Sincerely,'.

Mel O. Joseph, Environmental Director
Lone Pine Paiute-Shoshone Reservation

Cc: Matt Kingsley, Inyo County 5th District Supervisor



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NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-156

Lease Agreement between the County of Mono and County of Inyo for Child Support Services in Mammoth Lakes Child Support Services ACTION REQUIRED

ITEM SUBMITTED BY

Amy Weurdig, Child Support Services Regional Director

ITEM PRESENTED BY

Amy Weurdig, Child Support Services Regional Director

RECOMMENDED ACTION:

Approve the Lease Agreement between the County of Mono and County of Inyo, for the real property described as the "Tioga Room," located at 1290 Tavern Road, Mammoth Lakes, CA 93546 for a term of three years in an amount not to exceed \$250 per month for the period of March 1, 2024 to March 1, 2027, for a total not-to-exceed amount of \$9,000, contingent upon future budget approval, and authorize the Chairperson to sign, contingent upon all appropriate signatures being obtained.

BACKGROUND / SUMMARY / JUSTIFICATION:

This lease provides office space for the Mono County branch of the Eastern Sierra Department of Child Support Services. The Lease Agreement provides for a three-year term commencing March 1, 2024 to March 1, 2027. This ensures that the agency is in compliance with the California Code, Family Code 17400(a) "Each county shall maintain a local child support agency, as specified in Section 17304".

The existing Mono County location for Child Support Services (CSS) is no longer a good option for the department, as the building was recently purchased by a new owner who is requiring Child Support to sign a lease which has unfavorable terms. As a result, the department sought out new space that is adequate for the operation at a location and under a lease structure which is favorable. Luckily, space was located in the Mono County Civic Center located in Mammoth Lakes, and a favorable lease option was offered by Mono County.

The Mono Branch of CSS serves roughly 200 cases per year and is open two days a week and by appointment. Currently, the office serves on average 24 people a month.

The renewed submission to the Board of Supervisors is to allow for lease agreement changes made by the Mono County Risk Manager. These changes have been reviewed by County Counsel and Inyo County Risk Management and are found to be acceptable.

FISCAL IMPACT:

	Non-General Func	Budget Unit	022501
Budgeted?	Yes	Object Code	5291
Recurrence	Ongoing Expenditure		
Current Fiscal Year Impact			
Reduce rent costs from \$962.85 per month to \$250 per month, saving approximately \$3562 this fiscal year on rent for Mono County offices.			
Future Fiscal Year Impacts			
Access to office space at this rate for 3 years in Mammoth Lakes will save the department approximately \$33,000 at the current rate of rent. However, rent in the area continues to increase 2% annually, further saving the department over the term of this lease.			
Additional Information			

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Should your Board choose not to support this, Child Support would have to find another location. This is not recommended as Child Support has been searching for available space within budget for quite some time, and options are extremely limited. Alternative space would further distance program participants from other county services, which is not recommended.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

Public Works
County Counsel
Risk Management

ATTACHMENTS:

1. CC Lease - Tigoa Room V3

APPROVALS:

Amy Weurdig	Created/Initiated - 2/14/2024
Darcy Ellis	Approved - 2/15/2024
Amy Weurdig	Approved - 2/27/2024
Grace Chuchla	Approved - 2/27/2024
John Vallejo	Approved - 2/27/2024
Amy Shepherd	Approved - 2/27/2024
Nate Greenberg	Final Approval - 2/27/2024

**OFFICE LEASE FOR PROPERTY LOCATED
AT 1290 TAVERN ROAD, MAMMOTH LAKES, CALIFORNIA**

1. Parties

This Office Lease Agreement (“Lease”) is made as of the March 1, 2024, by and between County of Mono, a political subdivision (hereinafter referred to as “Landlord”) and Inyo County - Eastern Sierra Child Support Services. (“Tenant”).

2. Leased Premises

Landlord hereby leases to Tenant, and Tenant hereby leases from Landlord, an amount of square footage, which for initial reference purposes only shall be described as approximately 58 useable square feet of space, known as the Tioga Room, (the “Leased Premises”) of the property commonly referred to as 1290 Tavern Road, Mammoth Lakes, Mono County, California, (the “Property”). A floor plan of the Property depicting the Leased Premises is attached to this Lease as Exhibit “A” and incorporated herein by this reference.

3. Term

The term of this Lease shall be for one year commencing on March 1, 2024, and ending on March 1, 2027.

4. Rent

Tenant shall pay to the Landlord as rent for the Leased Premises the sum of \$250 per month, for a total annual amount of \$3,000, in advance on the first day of each month during the term hereof but in no event later than the tenth day of each month. Rent shall be payable without notice or demand in lawful money of the United States to the Landlord at the address stated herein for notice or such other persons or such other places as the Landlord may designate to the Tenant in writing.

5. Taxes

a. Real Property Taxes

i. Landlord shall pay all real property taxes and general assessments levied and assessed against the Leased Premises during the term of the Lease.

b. Personal Property Taxes

i. Tenant shall pay any taxes assessed against and levied upon the trade fixtures, furnishings, equipment and other personal property of Tenant contained in the Leased Premises.

6. Utilities

Landlord shall pay for all utilities, including, but not limited to, propane, electric, garbage, and other utility services supplied to the Leased Premises together with any taxes thereon and for all connection charges.

7. Condition of Premises

Tenant has examined Leased Premises, all furniture, furnishings, appliances and landscaping, if any, and fixtures, including smoke detectors and acknowledges that these items are clean and in operative condition. The portion of the Leased Premises consisting of Existing Space shall be delivered to Tenant in its current "AS IS" condition. Nothing in this Section regarding the condition of the Leased Premises shall be construed as relieving Landlord of any obligation it may otherwise have under this Lease to properly repair and maintain the Building and Property in good order, condition, and repair.

8. Maintenance of Premises

The Tenant will provide all basic janitorial services for the Leased Premises, including trash removal, vacuuming and dusting in all common areas, as well as snow removal in and around the designated parking areas.

Landlord is responsible for any minor maintenance and repair of appliances and fixtures, including the cost of such maintenance and repair, which were a part of the Leased Premises prior to occupancy by Tenant. This includes, but is not limited to: plumbing, septic, heating, electrical, and lighting, unless there is evidence that the need for repair was caused by negligence or willful misconduct of Tenant or Tenant's employees or clients. Tenant shall make its staff available to assist with completing such minor maintenance as requested by the Landlord. Requests should be made in writing to Tenant and Tenant shall respond with either a timeline for completion of the repair or a statement that its staff are not available to assist with a given repair within a reasonable time. In the event that any large repair of appliance and fixtures is required, Landlord will be responsible for 64% of the cost and Tenant will be responsible for 36% of the cost, unless otherwise negotiated by the parties at that time. For purposes of this paragraph, large repair is defined as any repair costing in excess of two thousand dollars (\$2000.00).

Tenant is responsible for the maintenance and repair of any additional amenities or fixtures Landlord has permitted Tenant to add or install pursuant to the procedure set forth in paragraph 9 below.

9. Alterations and Additions

Tenant shall not, with the exception of certain Required Improvements set forth in paragraph 10, without Landlord's prior written consent, make any alterations, improvements or additions to or about the Premises. If Tenant desires to add any additional fixtures or amenities, including, but not limited to air conditioning, then Tenant shall give Landlord written notice, specifying therein the fixtures or amenities Tenant wishes to add or install. If Landlord consents to such addition or installation, it shall so advise Tenant in writing. Tenant may then make the installation, at its sole expense, with the exception of certain Required Improvements set forth in paragraph 10, which shall be subject to the cost-sharing arrangement described in Paragraph 8.

Landlord shall not unreasonably withhold consent to make any alterations, improvements or additions to or about the Leased Premises nor shall Landlord withhold consent where such alterations, improvements, or additions are required by law. Landlord hereby consents to the placement of wiring for phones, computers, and security systems in the walls and floors of the office building portion of the Leased Premises and to the installation of signage on the exterior of the Building indicating the location of Tenant's offices therein.

10. Use of Premises

The Leased Premises shall be used for the operation of Child Support Services, which are open to the public. No other use shall occur within the Leased Premises without the prior written consent of the Landlord.

11. Parking

There is public parking at the Premises. All parking spots in the parking lot and on the street are available on a first-come-first-served basis.

12. Confidentiality

Landlord acknowledges that Tenant's personal, confidential, and/or sensitive material is contained on the Leased Premises and that it must be kept secure from unauthorized access pursuant to federal and state laws. Landlord understands that it is not authorized to access said personal, confidential, and/or sensitive material and agrees that it will not access, attempt to access, or assist any other unauthorized person in accessing said personal, confidential and/or sensitive material.

Tenant acknowledges Landlord's personal, confidential and/or sensitive material is contained on the Premises and that it must be kept secure from unauthorized access pursuant to federal and state laws. Tenant understands that it is not authorized to access said personal, confidential, and/or sensitive material at any time, including, but not limited to, the times during which janitorial services are provided pursuant to Paragraph 8 above, and agrees that it will not access, attempt to access, or assist any other unauthorized person in accessing said personal, confidential, and/or sensitive material.

13. Hold Harmless

Tenant shall indemnify and hold Landlord harmless from and against any and all claims arising from Tenant's use or occupancy of the Leased Premises or from the conduct of its business or from activity, work, or things which may be permitted or suffered by Tenant in or about the Leased Premises, including all damages, costs, attorney's fees, expenses and liabilities including in the defense of any claim or action or proceeding arising therefrom.

Landlord shall indemnify and hold Tenant harmless from and against any and all claims arising from Landlord's use or occupancy of the Premises or from the conduct of its business or from activity, work, or things which may be permitted or suffered by Landlord in or about the Premises, including all damages, costs, attorney's fees, expenses and liabilities including in the defense of any claim or action or proceeding arising therefrom.

14. Insurance

Tenant shall procure and maintain for the duration of the contract insurance against claims for injuries to persons or damages to property which may arise from or in connection with the performance of the work hereunder and the results of that work by the Tenant, his agents, representatives, employees or subcontractors.

A. Minimum Scope and Limit of Insurance. Coverage shall be at least as broad as (please select all applicable):

Commercial General Liability (CGL): Insurance Services Office Form CG 00 01 covering CGL on an “occurrence” basis, including products and completed operations, property damage, bodily injury and personal & advertising injury with limits no less than \$1,000,000 per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project/location (ISO CG 25 03 or 25 04) or the general aggregate limit shall be twice the required occurrence limit.

Automobile Liability: ISO Form Number CA 00 01 covering any auto (Code 1), or if Tenant has no owned autos, hired, (Code 8) and non-owned autos (Code 9), with limit no less than \$1,000,000 per accident for bodily injury and property damage.

Workers’ Compensation: as required by the State of California, with Statutory Limits, and Employer’s Liability Insurance with limit of no less than \$1,000,000 per accident for bodily injury or disease.

Worker’s Compensation Exempt: Tenant is exempt from obtaining Workers’ Compensation insurance because Tenant has no employees. Tenant shall notify County and provide proof of Workers’ Compensation insurance to County within 10 days if an employee is hired. Such Workers’ Compensation policy shall be endorsed with a waiver of subrogation in favor of County for all work performed by Tenant, its employees, agents, and subcontractors. Tenant agrees to defend and indemnify County in case of claims arising from Tenant’s failure to provide Workers’ Compensation insurance for employees, agents and subcontractors, as required by law.

Professional Liability (Errors and Omissions): Insurance appropriate to the Tenant’s profession, with limit no less than \$1,000,000 per occurrence or claim, \$1,000,000 aggregate.

Tenants’ Pollution Legal Liability and/or Asbestos Legal Liability and/or Errors and Omissions (if project involves environmental hazards) with limits no less than \$1,000,000 per occurrence or claim, and \$1,000,000 policy aggregate.

If the Tenant maintains broader coverage and/or higher limits than the minimums shown above, the County requires and shall be entitled to the broader coverage and/or the higher limits maintained by the Tenant. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the County.

B. Other Insurance Provisions. The insurance policies are to contain, or be endorsed to contain, the following provisions:

- (1) **Additional Insured Status:** The County, its officers, officials, employees, and volunteers are to be covered as additional insureds on the CGL policy with respect to liability arising out of work or operations performed by or on behalf of the Tenant including materials, parts, or equipment furnished in connection with such work or operations. General liability coverage can be provided in the form of an endorsement to the Tenant's insurance (at least as broad as ISO Form CG 20 10 11 85 or if not available, through the addition of both CG 20 10, CG 20 26, CG 20 33, or CG 20 38; and CG 20 37 if a later edition is used).
- (2) **Primary Coverage:** For any claims related to this contract, the Tenant's insurance coverage shall be primary and non-contributory and at least as broad as ISO CG 20 01 04 13 as respects the County, its officers, officials, employees, and volunteers. Any insurance or self-insurance maintained by the County, its officers, officials, employees, or volunteers shall be excess of the Tenant's insurance and shall not contribute with it. This requirement shall also apply to any Excess or Umbrella liability policies.
- (3) **Umbrella or Excess Policy:** The Tenant may use Umbrella or Excess Policies to provide the liability limits as required in this agreement. This form of insurance will be acceptable provided that all of the Primary and Umbrella or Excess Policies shall provide all of the insurance coverages herein required, including, but not limited to, primary and non-contributory, additional insured, Self-Insured Retentions (SIRs), indemnity, and defense requirements. The Umbrella or Excess policies shall be provided on a true "following form" or broader coverage basis, with coverage at least as broad as provided on the underlying Commercial General Liability insurance. No insurance policies maintained by the Additional Insureds, whether primary or excess, and which also apply to a loss covered hereunder, shall be called upon to contribute to a loss until the Tenant's primary and excess liability policies are exhausted.
- (4) **Notice of Cancellation:** Each insurance policy required above shall provide that coverage shall not be canceled, except with notice to the County.
- (5) **Waiver of Subrogation:** Tenant hereby grants to County a waiver of any right to subrogation which any insurer of said Tenant may acquire against the County by virtue of the payment of any loss under such insurance. Tenant agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not the County has received a waiver of subrogation endorsement from the insurer.
- (6) **Self-Insured Retentions:** Self-insured retentions must be declared to and approved by the County. The County may require the Tenant to purchase coverage with a lower retention or provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or County. The CGL and any policies, including Excess liability policies, may not be subject to a self-insured retention (SIR) or deductible that exceeds \$100,000 unless approved in writing by County. Any and all deductibles and SIRs shall be the sole responsibility of Tenant or subcontractor who procured such insurance and shall not apply to the Indemnified Additional Insured Parties. County may deduct from any amounts otherwise due Tenant to fund the SIR/deductible. Policies shall NOT contain any self-insured retention (SIR) provision that limits the satisfaction of the SIR to the Named. The policy must also provide that Defense

costs, including the Allocated Loss Adjustment Expenses, will satisfy the SIR or deductible. County reserves the right to obtain a copy of any policies and endorsements for verification.

- (7) **Acceptability of Insurers:** Insurance is to be placed with insurers authorized to conduct business in the state with a current A.M. Best's rating of no less than A:VII, unless otherwise acceptable to the County.
- (8) **Claims Made Policies:** If any of the required policies provide claims-made coverage:
- a. The Retroactive Date must be shown, and must be before the date of the contract or the beginning of contract work.
 - b. Insurance must be maintained, and evidence of insurance must be provided for at least five (5) years after completion of the contract of work.
 - c. If coverage is canceled or non-renewed, and not replaced with another claims-made policy form with a Retroactive Date prior to the contract effective date, the Tenant must purchase "extended reporting" coverage for a minimum of five (5) years after completion of work.
- (9) **Verification of Coverage:** Tenant shall furnish the County with original certificates and amendatory endorsements or copies of the applicable policy language effecting coverage required by this clause and a copy of the Declarations and Endorsements Pages of the CGL and any Excess policies listing all policy endorsements. All certificates and endorsements and copies of the Declarations & Endorsements pages are to be received and approved by the County before work commences. However, failure to obtain the required documents prior to the work beginning shall not waive the Tenant's obligation to provide them. The County reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time. County reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.
- (10) **Special Risks or Circumstances:** County reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

15. Assignment and Subletting

Tenant shall not voluntarily or by operation of law assign, transfer, sublet, mortgage, or otherwise transfer or encumber all or part of Tenant's interest in this Lease or in the Leased Premises without Landlord's prior written consent.

16. Cancellation

This Lease may be terminated by Tenant or Landlord, at will and without cause, by giving the other party six (6) months' written notice of such intent to cancel.

17. Default

It is agreed between the parties that if any rent shall be due and unpaid, or if Tenant shall default and breach any other covenant or provisions of the Lease, then the Landlord may, after giving Tenant notice of such breach or default and a reasonable period of time to in which effectuate a cure, and if same is not corrected within that time period, terminate this Lease. Upon such

termination, Tenant shall remove its property from the Leased Premises as soon as reasonably practicable.

18. Surrender

Unless this Lease is extended by mutual written agreement of the Landlord and Tenant on or prior to the last day of the Term of this Lease, Tenant shall surrender the Premises to Landlord in good and clean condition, ordinary wear expected.

19. Lease Renewal

The lease does not automatically renew.

20. Binding on Successor and Assigns

Each provision of this Lease performable by Tenants shall be deemed both a covenant and a condition. The terms, conditions, and covenants of this Lease shall be bonding upon and shall inure to the benefit of each of the parties hereto, their heirs, personal representatives, successors and assigns.

21. Notices

Whenever under this Lease a provision is made for any demand, notice, or declaration of any kind, it shall be in writing and sent by United States mail, postage prepaid, addressed to the following:

The Landlord:
Mono County
P.O. Box 696
Bridgeport, CA 93517

The Tenant:
Inyo County - ESCSS
1360 N. Main Street, Suite 237
Bishop, CA 93514

22. Damage to Premises

If, by no fault of the Tenant, Leased Premises are totally or partially damaged or destroyed by fire, earthquake, accident or other casualty, which render Leased Premises uninhabitable, either Landlord or Tenant may terminate this agreement by giving the other written notice. Rent shall be abated as of the date of the damage. The abated amount shall be the current monthly rent pro-rated on a 30-day basis. If this agreement is not terminated, Landlord shall repair such damage in a timely manner, and rent shall be reduced based on the extent to which the damage interferes with Tenant's reasonable use of Leased Premises.

23. Integration

Landlord and Tenant agree that this Lease constitutes the entire agreement of the parties with respect to the rental of the Leased Premises. No prior agreements, written or oral, exist which could alter the terms of this Lease Agreement.

24. Voluntary Execution

Landlord acknowledges that this Lease is executed voluntarily by her or him, without duress or undue influence on the part or on behalf of the County. The Tenant and Landlord acknowledge

that this lease is executed voluntarily by each, without duress or undue influence on the part of or on behalf of the Landlord. The Thant and Landlord enter this agreement knowingly aware of the contents of this Lease.

In witness thereof, the parties hereto have set their hands and seals this ____ day of _____, 2024.

COUNTY OF MONO

By: _____

By: _____

Dated: _____

Dated: _____

Taxpayer's Identification or Social Security Number

APPROVED AS TO FORM:

County Counsel

APPROVED BY RISK MANAGEMENT:

Risk Manager



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NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-121

Request for Commercial Cannabis Business License Ownership Change Agricultural Commissioner ACTION REQUIRED

ITEM SUBMITTED BY

Nathan Reade, Ag Commissioner

ITEM PRESENTED BY

Nathan Reade, Ag Commissioner

RECOMMENDED ACTION:

Consider and approve or deny a change of ownership request for commercial cannabis business license 000140, operating under the name Nanofarms, LLC.

BACKGROUND / SUMMARY / JUSTIFICATION:

Your Board approved this license, located in zone 5G for the cultivation activity type, on January 8, 2019. On January 29, 2024, the licensee submitted a request to change ownership, which must be approved or denied by your board pursuant to Inyo County code section 5.40.130. The Permit Change Request and an attached letter supplementing this request are included in the agenda packet.

The request being made is that ownership be allowed to transfer from the original ownership of 100% Larry Lai to 100% Hongze Li. Mr. Li has completed the required LiveScan process successfully. The request was to transfer a cultivation in excess of 5,000 square feet license type.

FISCAL IMPACT:

Funding Source	Cannabis Budget, Non-General Fund	Budget Unit	023301
Budgeted?	N/A	Object Code	
Recurrence	N/A		
Current Fiscal Year Impact			
This will have no fiscal impact as transferring the license would fall within our normal operations.			
Future Fiscal Year Impacts			
None			
Additional Information			

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Your Board could choose to deny this request for ownership change. This would have unknown consequences to the viability of this license.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

None.

ATTACHMENTS:

1. 2024 Background Biography of the New Owner for Ownership Change
2. 2024 Ownership Change Request

APPROVALS:

Nathan Reade	Created/Initiated - 1/29/2024
Darcy Ellis	Approved - 1/30/2024
Nathan Reade	Approved - 1/30/2024
Keri Oney	Approved - 1/30/2024
John Vallejo	Approved - 1/30/2024
Amy Shepherd	Approved - 1/30/2024
Nate Greenberg	Final Approval - 2/20/2024

Jan 29th, 2024

Commissioner Inyo County

Subject: Background/Biography of the New Owner for ownership change

Dear Commissioners,

We are writing to provide a brief summary of our intentions to sell our business and share the new owner's background/biography, Mr. Hongze Li. This decision is driven by a combination of recent unforeseen challenges, particularly substantial flood damage our facilities recently endured, and the belief that Mr. Li's expertise aligns with the future needs of our business.

The extensive flood damage has resulted in significant repair costs and operational disruptions, impacting our financial health. Despite our best recovery efforts, the financial impacts of the damage have become a significant factor in our decision to seek a new owner –one with both the financial capability and the construction expertise needed to address the flood damage and implement construction development for the future.

Background Information for Hongze Li

Mr. Hongze Li has a robust professional background, dedicating many years to the construction material trading industry. As the founder and owner of a successful construction material trading company, he has equipped him with a unique skill set, particularly in overseeing construction projects. His collaboration with many trusted long-time relationship construction vendor partners ensures the capacity to execute repairs and developments effectively.

Financial Strength: Mr. Li as a capable and resourceful owner. He is prepared to allocate substantial funding to address the financial impacts of the recent flood damage, expedite necessary repairs, and put much more resources for a better and bigger development.

Development Vision: Mr. Li's vision extends beyond immediate repairs from the flood damage. He plans to optimize cultivation facilities to bring sustainable agriculture practices to the operations. His approach to project development reflects a commitment to not only restore but elevate our business.

Regulatory Compliance: Mr. Li is committed to maintaining strict compliance with all relevant laws and regulations governing the cannabis industry. His understanding of the importance of legal compliance and high ethical standards ensures the business operates in accordance with all applicable laws and regulations.

We are dedicated to facilitating a smooth transition for all stakeholders involved. Our priority is to uphold our commitments to employees, customers, suppliers, and other parties associated with our business. Mr. Li shares our commitment to maintaining compliance, fostering team leadership, and ensuring the high standards of quality.

We believe that Mr. Li can navigate these challenges and ensure the continued success of the business. His ownership will bring renewed energy and opportunities to our business.

Thank you for your attention to this matter, and we look forward to your support throughout this transition.

Sincerely,

Larry Lai
Owner
Nanofarms Group



COUNTY OF INYO

COUNTY COMMERCIAL CANNABIS PERMITTING OFFICE

207 WEST SOUTH STREET
BISHOP, CA 93514
760.873.7860

COMMERCIAL CANNABIS BUSINESS PERMIT CHANGE REQUEST

SECTION 1 – TYPE OF PROPOSED CHANGE

<input type="checkbox"/>	Modification of Premises (may require CUP review, attach supporting documentation)
<input type="checkbox"/>	Change of Ownership (complete attached page 2)
<input type="checkbox"/>	Add/Change Medical or Adult-Use Designation (complete section below)
<input type="checkbox"/>	Add/Change License Type for Microbusiness (complete section below, may require CUP review)
<input type="checkbox"/>	Other Change

For license type change or addition, indicate desired type below:

<input type="checkbox"/> Cultivation (5,000 ft ² or less)	<input type="checkbox"/> Testing Laboratory
<input type="checkbox"/> Cultivation (greater than 5,000 ft ²)	<input type="checkbox"/> Retailer (If checked, do you plan to make deliveries? <input type="checkbox"/> Yes / <input type="checkbox"/> No)
<input type="checkbox"/> Manufacturing Level 1 (non-volatile extraction/infusion, etc.)	<input type="checkbox"/> Distributor
<input type="checkbox"/> Manufacturing Level 2 (volatile extraction)	<input type="checkbox"/> Microbusiness (check all activities that apply)

For license designation change, indicate desired type below:

Medical **Adult-use**

Provide a short description of proposed changes below:

RETURN TO: INYO COUNTY COMMERCIAL CANNABIS PERMIT OFFICE
207 W SOUTH STREET
BISHOP, CA 93514

PAGE 2 - CHANGE IN BUSINESS OWNERSHIP

Licensee Information

Primary Owner Name			Percent Ownership %
Physical Address	City	State	Zip Code
Mailing Address (if different than physical address)	City	State	Zip Code
Primary Phone Number	Secondary Phone Number	Email Address	
List assessor parcel numbers of any real estate owned in Inyo County		Are you delinquent on any property taxes in Inyo County? <input type="checkbox"/> YES <input type="checkbox"/> NO	

Other Owner Information

Name			Percent Ownership %
Mailing Address	City	State	Zip Code
List assessor parcel numbers of any real estate owned in Inyo County		Are you delinquent on any property taxes in Inyo County? <input type="checkbox"/> YES <input type="checkbox"/> NO	
Name			Percent Ownership %
Mailing Address	City	State	Zip Code
List assessor parcel numbers of any real estate owned in Inyo County		Are you delinquent on any property taxes in Inyo County? <input type="checkbox"/> YES <input type="checkbox"/> NO	
Name			Percent Ownership %
Mailing Address	City	State	Zip Code
List assessor parcel numbers of any real estate owned in Inyo County		Are you delinquent on any property taxes in Inyo County? <input type="checkbox"/> YES <input type="checkbox"/> NO	
Name			Percent Ownership %
Mailing Address	City	State	Zip Code
List assessor parcel numbers of any real estate owned in Inyo County		Are you delinquent on any property taxes in Inyo County? <input type="checkbox"/> YES <input type="checkbox"/> NO	
Name			Percent Ownership %
Mailing Address	City	State	Zip Code
List assessor parcel numbers of any real estate owned in Inyo County		Are you delinquent on any property taxes in Inyo County? <input type="checkbox"/> YES <input type="checkbox"/> NO	
Name			Percent Ownership %
Mailing Address	City	State	Zip Code
List assessor parcel numbers of any real estate owned in Inyo County		Are you delinquent on any property taxes in Inyo County? <input type="checkbox"/> YES <input type="checkbox"/> NO	



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NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-137

2023 General Plan Progress Report Planning Department ACTION REQUIRED

ITEM SUBMITTED BY

Cathreen Richards, Planning Director

ITEM PRESENTED BY

Cathreen Richards, Planning Director

RECOMMENDED ACTION:

Receive a presentation from staff regarding the Inyo County General Plan and the 2023 Annual Progress Report (GPAPR), the Housing Element Implementation Report and a General Plan refresher. Provide direction to staff to submit the GPAPR to the Department of Housing and Community Development (HCD) and the State Office of Planning and Research (OPR).

BACKGROUND / SUMMARY / JUSTIFICATION:

Government Code Section 65400 requires that local agencies prepare a General Plan Annual Progress Report (APR). The purpose of the document is to report on the County's progress in implementing its General Plan. The document is being provided to the Planning Commission and the Board of Supervisors for review. Subsequently, it will be submitted to the Governor's Office of Planning and Research (OPR) and the Department of Housing and Community Development (HCD).

The County's General Plan is a Vision, Goals and Policy document that provides a sort of 'roadmap' to landuse and development within the County. Upkeep and maintenance of the General Plan is a continuous process. The County implements the provisions found in its General Plan on a day-to-day basis in its many projects and strives to include the public in the decision-making process. The County's General Plan and Amendments can be found at:

<https://www.inyocounty.us/services/planning-department/inyo-county-general-plan>

The County provided leadership and participated in many planning activities in 2023 as identified in the attached report. It continued its building permit and project review responsibilities to further the General Plan's goals, policies, programs, and implementation measures. During 2023, the County reviewed more building permits for housing units (27) than it had in the past 10-years. It also granted 10 Certificates of Occupancy for housing units in 2023. The County also revised its adopted 6th and Cycle Housing Element Update, and it was certified by the State Department of Housing and Community Development in October 2023. The 2021 Revised Housing Element can be found at the above link under 2021 Housing Element Update.

ENVIRONMENTAL REVIEW

The APR is exempt from the requirements of the California Environmental Quality Act (CEQA) per Guidelines Section 15306 - Information Collection.

FISCAL IMPACT:

Funding Source	N/A	Budget Unit	23800
Budgeted?	N/A	Object Code	N/A
Recurrence	N/A		
Current Fiscal Year Impact			
Future Fiscal Year Impacts			
Additional Information			

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Do not receive a presentation from staff regarding the Inyo County 2023 General Plan or Annual Progress Report and do not provide direction to staff to send to Housing and Community Development and Office of Planning Resources. This is not recommended as this is a state-mandated annual report.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

None.

ATTACHMENTS:

1. 2023 Annual Progress Report
2. Housing Element Implementation (Printable)
3. What is a General Plan? (Presentation)

APPROVALS:

Cathreen Richards	Created/Initiated - 2/14/2024
Darcy Ellis	Approved - 2/15/2024
John Vallejo	Approved - 2/20/2024
Christian Milovich	Approved - 2/21/2024
Nate Greenberg	Approved - 2/26/2024
Cathreen Richards	Final Approval - 2/26/2024

General Plan Annual Progress Report 2023

County of Inyo



Prepared by the Inyo County Planning Department

Table of Contents

	Page
I. Introduction.....	1
II. Plans, Projects, and Accomplishments	2
III. General Plan Elements	22
Government Element	23
Land Use Element.....	23
Economic Development Element	23
Housing Element.....	24
Circulation Element	24
Conservation/Open Space Element.....	25
Public Safety Element.....	25
IV. General Plan and Zoning Code Update	25
V. Conclusion	26

Appendix A Government Code Section 65400

Appendix B Housing and Community Development Department Annual Element Progress Report Forms

Introduction

This report has been prepared pursuant to the requirements of Government Code Section 65400. Guidance for preparation of the report is provided by the Governor's Office of Planning and Research (OPR).

The purpose of the document is to report on Inyo County's progress in implementing its General Plan. The document will be provided to the Planning Commission and Board of Supervisors for their review and submitted to the Office of Planning and Research (OPR) and the Department of Housing and Community Development (HCD).

Background

The County adopted a comprehensive update to the General Plan on December 11, 2001, and has amended the Plan on several occasions since. The planning process for the update took over four years, many public hearings and meetings, and substantial effort on the part of staff, the Board of Supervisors, the Planning Commission, local organizations and interest groups, and the general public.

The Plan replaced, reformatted, and/or updated a number of older General Plan Elements and other planning documents that had been adopted over the years. In addition to the many working documents, staff reports, and outreach materials, the Plan resulted in the following major documents that are utilized on a day-to-basis in the County's planning processes:

- General Plan Summary
- Background Report
- Goals and Policies Report
- Land Use and Circulation Diagrams
- Environmental Impact Report (EIR)

The Inyo County General Plan received awards of excellence from local chapters of the American Planning Association in 2001. The policy document and diagrams are available on the Planning Department's website at the following link:

<https://www.inyocounty.us/sites/default/files/202002/GP%20Goals%20and%20Policy%20Report%2012.2001.pdf>

Informational Document

This document is a reporting document, and does not create or alter policy. The content is provided for informational purposes only, and is exempt from the requirements of the California Environmental Quality Act (CEQA) per Guidelines Section 15306.

Organization

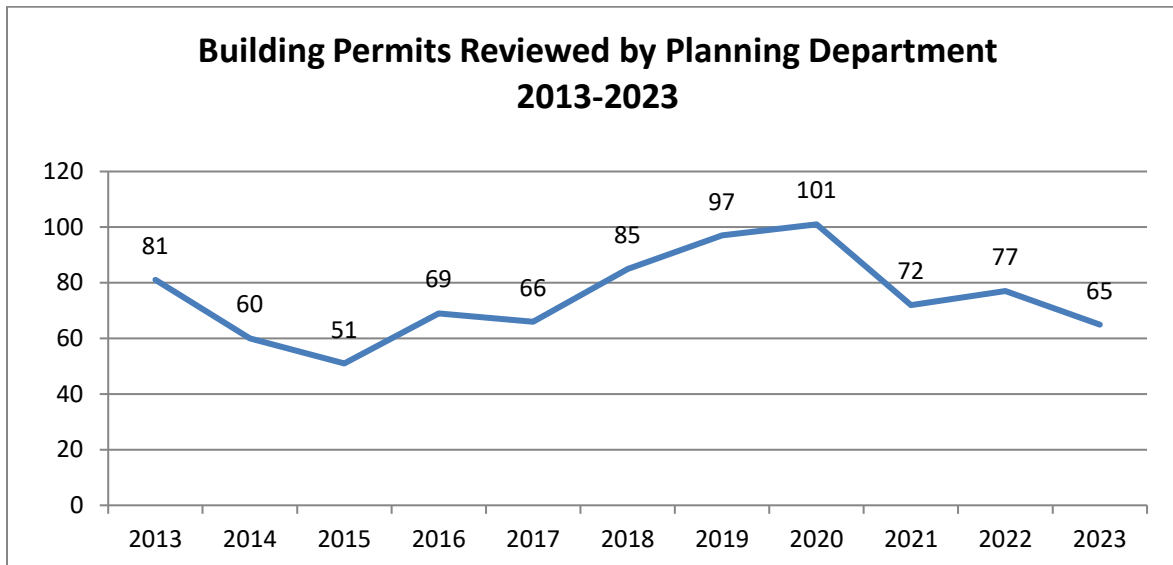
After this introduction, a summary of projects and issues addressed over the last year is provided, and then each General Plan element is addressed. Following these topics, the County's planned General Plan and Zoning Ordinance update are addressed. Appendix A includes Government Code Section 65400. Appendix B includes the HCD reporting forms.

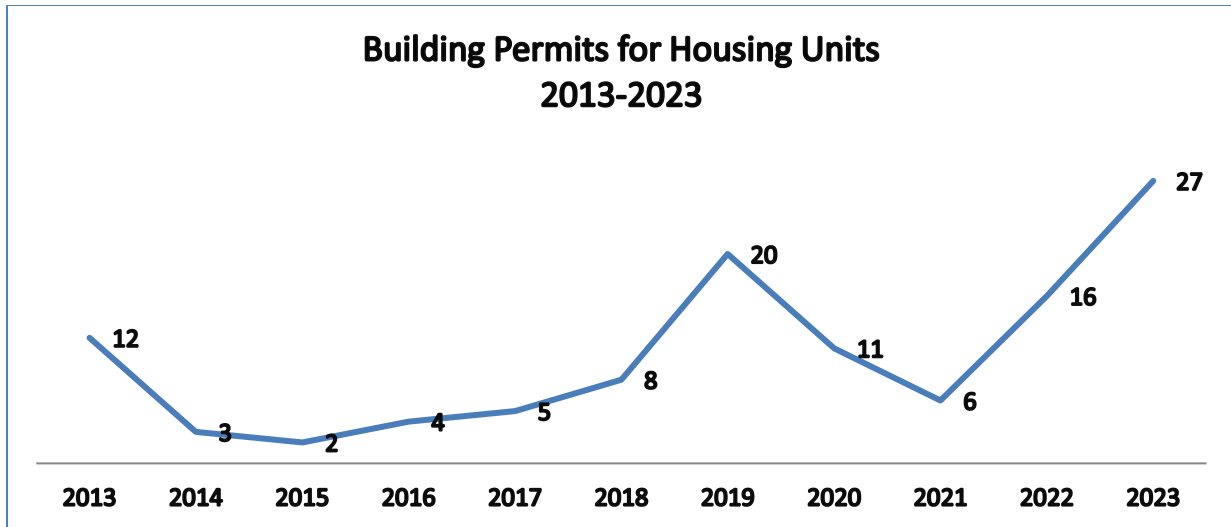
II. Plans, Projects, and Accomplishments

During 2023 the County processed numerous projects and participated in a variety of planning programs. The following summaries provide a brief overview of these projects and programs and are not intended to be exhaustive.

Building Permits

Four-Hundred and Ninety-Four total building permits were received by the Building and Safety Department in 2023. Sixty-five of these were reviewed by the Planning Department for zoning consistency issues. This is twelve less than were reviewed in 2022. Twenty-seven of these permits were for new housing units, 11 more than in 2022. This is the most permits the County has had for housing units in many years. Building permits were applied for 9 new single-family homes (5 more than in 2022), and 8 new manufactured homes (5 more than 2022) and 10 accessory dwelling units (ADU) (1 more than 2022). Eight of the ADU applications were for conversions or additions to garages for ADUs. There were also twenty-seven employee housing units, applied for under three of the manufactured home permits, 23 were for units at Furnace Creek and 4 were for units on DWP land located along Gorge Road. Nine Certificates of Occupancy (completed projects) were reported to have been granted by the Building and Safety Department in 2023 for residential projects. Six were for single family homes and 3 were for manufactured homes.





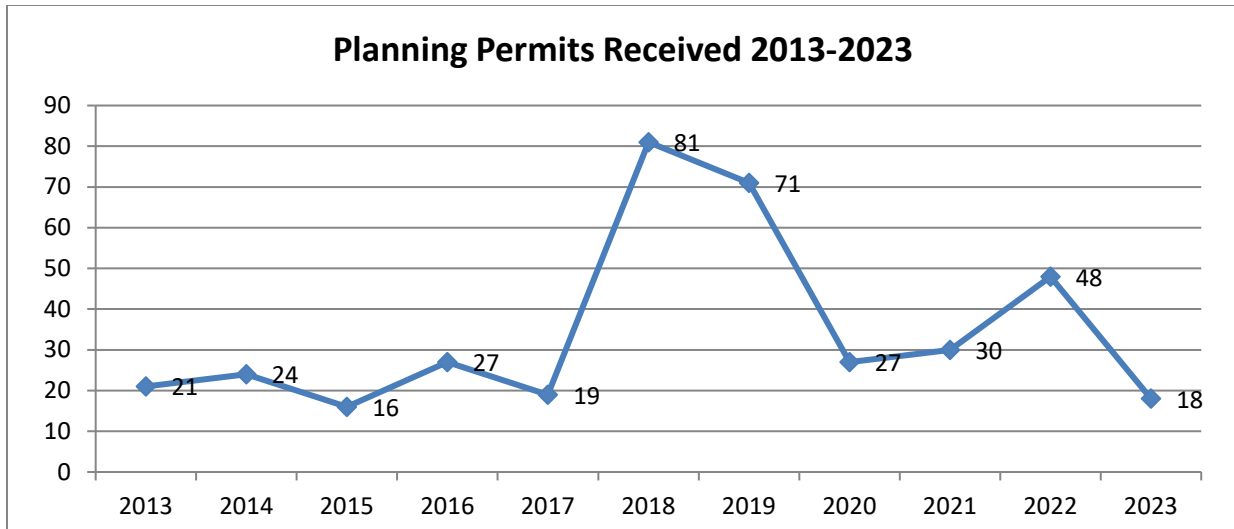
Planning Permits

The Planning Department also processed a variety of landuse permits during 2023, including conditional use permits (CUP), variances, subdivisions, and associated environmental reviews. The breakdown in applications received is as follows:

- 7 Conditional Use Permits
- 3 General Plan Amendment
- 1 Zoning Reclassification
- 1 Zone Text Amendments
- 3 Renewable Energy Permits (solar)
- 2 Reclamation Plan updates
- 1 Appeal

During the past year, the Planning Commission agendas included the following application types:

- 1 Zone Reclassification
- 2 General Plan Amendments
- 1 Conditional Use Permit Amendment
- 2 Mining Reclamation Plan Amendments
- 2 Renewable Energy Permits
- 1 Appeal of Revocation – Hosted Short-term Rental Permit



Of the projects reviewed by the Planning Commission, 3 projects were also presented to the Board of Supervisors. Thirty less applications were received by the Planning Department in 2023 than were in 2022 (48 in 2022 and 18 in 2023). This is quite a decline in the short term, however, there have been years with similarly low numbers in the past. Staff expects that this decline is temporary (some of it relates to the moratorium on short-term rentals) and the numbers will go back up. Several larger projects, with longer time commitments, have also been underway including several that are required by the newly updated Housing Element, including but not limited to code changes related to SB-9 subdivision and multiple units, updates to the Density Bonus ordinance, and the addition of an Environmental Justice Element to the General Plan.

Projects Reviewed by the Planning Commission During 2023

The following applications were reviewed by the Planning Commission and/or Board of Supervisors during the past year:

GENERAL PLAN AMENDMENT (GPA) -2023-01/INYO COUNTY – VACANT LANDS AND HOUSING OPPORTUNITY AND ZONE RECLASSIFICATION (ZR)- 2023-01/INYO COUNTY – VACANT LANDS AND HOUSING OPPORTUNITY –

With the help of a consultant, HELIX Environmental Planning Inc., a vacant lands inventory and a zoning and General Plan review of properties located in the County was conducted. This information was used to identify parcels land that are appropriate for zone and General Plan designation changes to promote affordable housing opportunities primarily by increasing allowable residential density. Eight total parcels were selected: three in the Bishop area, one in Independence and four in Lone Pine. They were then evaluated under the California Environmental Quality Act (CEQA) and were recommended for General Plan and zoning designation changes. This project was not recommended by the Planning Commission and was not approved as presented to the Board of Supervisors.

GENERAL PLAN AMENDMENT 2023-02/HOUSING ELEMENT REVISED - Staff prepared a revision to the 2021 adopted Housing Element, which removed and replaced two of the Regional Housing Allocation Number (RHNA) site parcels. This revision was required for the

County to maintain compliance with State Housing Law as the two replaced parcels required zone changes that were not approved. The revised Housing Element was adopted by the Board of Supervisors and subsequently certified by the Department of Housing and Community Development.

AMENDMENT TO CONDITIONAL USE PERMIT 1994-2 BROWN'S SUPPLY; RECLAMATION PLAN 1994-2 BROWN'S SUPPLY- The applicant applied to amend Conditional Use Permit (CUP) 1994-2 and Reclamation Plan (REC) 1994-2, proposing to remove the east pit of 4.97 acres within the existing mining boundary and update both the CUP and REC to restrict future mining operation to the west pit and add storage of foreign materials not generated on site. The reduction in mining boundary and the additional storage made this update necessary per Surface Mining and Reclamation Act (SMARA) and the County code.

AMENDMENT TO RECLAMATION PLAN 1997-6 INDEPENDENCE MS#118 CALIFORNIA DEPARTMENT OF TRANSPORTATION- The applicant applied for an amendment to Reclamation Plan 97-6 with permission from the Bureau of Land Management (BLM). The California Department of Transportation proposed a minor revision of the condition of approval #20, abandoning the well, in the approved plan at the Independence Pit MS #118.

RENEWABLE ENERGY PERMIT-2022-01/BARKER – The applicant applied for a Renewable Energy Permit located on one parcel (APN: 038-330-46), in Trona, California. This permit would allow the applicant to construct a proposed 1.2 megawatt (MW) photovoltaic solar facility that uses approximately 2,300 single axis tracker solar panels. The project encompasses 5-acres of pre-disturbed land.

RENEWABLE ENERGY PERMIT 2022-02/BARKER- The applicant, applied for a Renewable Energy Permit located on three parcels (038-330-32, 33, 34), in Trona California. This permit would allow the applicant to construct a proposed 3 megawatt (MW) photovoltaic solar facility that uses approximately 6,000 single axis tracker solar panels. The project encompasses 15-acres of pre-disturbed land.

APPEAL 2023-01 REVOCATION OF HOSTED SHORT-TERM RENTAL PERMIT 2021-06/COLLINS. The appellant submitted an appeal of the Planning Director decision to revoke Short-term Rental Permit #2021-06/Collins. This decision was appealed to the Planning Commission, per ICC Section 18.73.070. Staff recommended denial of the appeal.

Other Plans and Projects

The following discussion summarizes other projects which the County expended substantial efforts in 2023.

State Model Water Efficiency Land Scape Ordinance

The State's Model Water Efficient Landscape Ordinance (MWELo) become effective to Inyo County in 1993 and currently applies to the County by default since the County has not adopted the State's MWELo or a local ordinance. MWELo applies to new, rehabilitated, and existing landscaping with the purpose of conserving water through approved landscape design and landscape construction/installation approval. The creation and effectiveness of MWELo to the

County is derived from various statutes and legislative actions to include: Assembly Bill (AB) 325 (Clute, 1990); California Code of Regulations Title 23, Division 2, Chapter 2.7; AB 2717 (Laird, 2004); AB 1881 (Laird, 2006); Government Code 65595(c)(1) (2007); Executive Order NO. B-29-15 (2015); Senate Bill 1383 (Lara, 2016); and 14 CCR section 18989.2 (2020). Although the State's MWELO applies the County by default, pursuant to 14 CCR section 18989.2 the County is required to adopt an ordinance involving compliance with MWELO California Code of Regulations Title 23, Division 2, Chapter 2.7 sections 492.6(a)(3)(B), (C), (D), and (G) as amended on September 2015. The County began annual reporting in 2015. In 2022 the County began researching the requirements of MWELO and in 2023 began reviewing landscape applications under the State's MWELO requirements. Also, in 2023 the County began drafting a local Water Landscape Efficient Ordinance (WELO) that incorporates the State's MWELO but provides additional provisions for enforcement and penalties making the County's WELO more restrictive than the State's MWELO. The draft ordinance is scheduled for a Planning Commission hearing in February 2024 and if recommendation for approval is received the ordinance will then be scheduled for Board of Supervisor approval in April 2024.

Senate Bill 9

Senate Bill 9 (SB9) Two-Unit Development and/or Urban Lot Split

SB9 was signed by Governor Newsom on September 16, 2021 and became effective January 1, 2022 requiring ministerial approval of two-unit developments and urban lot splits within specific single-family residential zones if certain requirements are met. In 2022 the County began reviewing the requirements of SB9 and identifying the single-family residential zoned areas in which SB9 can apply pursuant to the 2020 U.S. Census determined urbanized area within Inyo County. The County then began drafting two separate ordinances to meet the requirements of SB9. One draft ordinance is for applications associated with two-unit developments meeting the SB9 requirements and will be incorporated into the County's zoning ordinance under Title 18. The second draft ordinance is for applications associated with urban lot splits meeting the SB9 requirements and will be incorporated into Title 17 – Subdivisions of the County Code. Both draft ordinances are scheduled for Planning Commission hearing in March 2024, and if a recommendation for approval is received the ordinance will then be scheduled for request of approval by the Board of Supervisors in May 2024.

Environmental Justice Element

The County began preliminary work on the proposed Environment Justice Element of the General Plan in 2022 to meet the requirements set out by the Department of Housing and Community Development when certifying the County's sixth cycle of the Housing Element Update. The creation of the Environment Justice Element required a considerable amount of time and effort as it involved incorporating goals, policies and implementations found in other areas of the General Plan, and creating goals, policies and implementations relevant to the objectives and goals mandated for the Environmental Justice Element. A draft was finalized in the Fall of 2023 and notice to the tribes about the proposed Environmental Justice Element adoption into the General Plan and the opportunity to request consultation were sent via certified mail on November 15, 2023 as required pursuant to Senate Bill 18. The deadline for tribal requests for consultation is February 13, 2024. Following any requests for consultation received by a tribe the County plans to take the Environmental Justice Element to Planning Commission in the summer of 2024 and if recommended for approval by the Planning Commission, the Environmental Justice Element will

be presented to the Board of Supervisors for approval in the Fall of 2024.

2021 Housing Element Update

The County's General Plan Housing Element was due for an update in 2021. The County began preliminary work on the update during the fall of 2020. This included securing a Local Early Action Planning (LEAP) grant from the State. The County expended a tremendous amount of time and effort in updating its Housing Element to meet all of the new requirements. With virtually no help, or guidance from HCD (besides references to statutes), the County addressed the new legislation and struggled through the required new Affirmatively Furthering Fair Housing (AFFH) section. Once substantive comments and edits were received from HCD the Update was completed and approved in August 2022. When two RHNA sites that were identified in the Housing Element were not approved for zone changes, planning staff had to find new parcels and revise the adopted Housing Element. This was completed, re-adopted and finally recertified by the state in October 2023

Zoning Code/General Plan Update Housing Element

Once the Housing Element Update was completed, updates to County's Zoning Code were made to begin implementing the changes set forth in the General Plan Update. This included adding multi-family housing as a by right use in the County's Central Business Zone and eliminating the requirement for a Conditional Use Permit for multi-family housing with over 15-units. Staff continues to work on zoning code updates related to the Housing Element Update including SB2 and Density Bonus ordinances.

Senate Bill 2 (SB-2) Planning Grant for Affordable Housing

SB2 was adopted by the State Legislature in 2017 to provide a permanent source of funding to help local jurisdictions provide affordable housing. In 2019, funding was directed at planning assistance that helps to achieve affordable housing goals. The grant funding was allocated by an "over the counter" non-competitive means to all eligible jurisdictions in the State. The county submitted an application for this funding. Since Inyo County is considered a 'small county' with regard to the SB2 funding allocations, the award was \$160,000. The County secured the SB2 grant and a contractor and began working on the project in fall 2020. The contractor and County identified parcels in the County that may be appropriate for re-designating for higher density residential use and the Draft Ad Min EIR was prepared and went through a 45-day review and comment period. This project went to the Planning Commission for a hearing in March 2023. The Planning Commission did not provide a recommendation to the Board. The item went to Board of Supervisor's for a hearing in May 2023 and was not adopted as presented by staff.

Short-term Rentals

In 2006 the County determined that short-term vacation rentals are not permitted within the Residential Zoning Districts. The County began to investigate if this decision should be revisited, and if so, how it might proceed. During 2016, the Board conducted several workshops, and directed staff to begin public outreach. Public workshops were conducted in 2017 and Draft regulations were prepared. In February 2018 an ordinance was approved by the Board of Supervisors allowing for the short term rental of residential properties with proper permitting. The County began approving permits for short term rentals in April 2018. During 2019 staff reviewed the successes and issues related to short-term rental permitting. The results of this review were presented to the

Board of Supervisors, along with suggestions to update the short-term rental ordinance at 3 workshops. Based on public input and recommendations from the Board, updates to the short-term rental ordinance were prepared by staff and subsequently adopted by the Board. These changes included removing the availability of non-hosted short-term rental permits. Currently the short-term rental ordinance is being reviewed again for possible changes. In late 2022, the Board of Supervisors put a moratorium on short-term rentals in the County. This was extended twice to end in November 2024. Currently, staff is preparing a new ordinance for the Boards approval in Spring 2024.

Cannabis

In 2016, California voters enacted Proposition 64, which permits and regulates recreational use of marijuana in California. Several statutes to regulate medical marijuana were passed in the 2015 legislative session – Assembly Bill (AB) 266 (Bonta, 2015), AB 243 (Wood, 2015), and Senate Bill (SB) 643 (McGuire, 2015) – becoming effective January 1, 2016. The County also included Advisory Ballot Measures G, H, and I in the 2016 election: Measure G inquired whether the voters support medical commercial cannabis businesses, H inquired whether the voters support recreational cannabis businesses, and I was for a tax on cannabis businesses. All three measures were decided in favor cannabis businesses and taxation. The County continues to monitor implementation of the legislation. The County worked throughout 2017 on cannabis regulations and adopted them in January 2018. In December 2018 the first Cannabis Business Licenses were awarded in Inyo County and subsequent CUPs began being processed in 2019 and have continued through 2023.

Dark Skies – Lighting

In the 2002 update of the County’s General Plan a policy relating to lighting was include, under the Conservation and Open Space Element - Visual Resources 1.6 Control of Light and Glare. It states: *The County shall require that all outdoor light fixtures including street lighting, externally illuminated signs, advertising displays, and billboards use low-energy, shielded light fixtures which direct light downward (i.e., lighting shall not emit higher than a horizontal level) and which are fully shielded. Where public safety would not be compromised, the County shall encourage the use of low-pressure sodium lighting for all outdoor light fixtures.* This policy was never implemented through the zoning code as language was never included in the County’s zoning code for it. Due to interest from the community and members of the Board of Supervisors, County staff began a process to evaluate a possible lighting ordinance for the County. Three public outreach meetings and two Board workshops were held on the subject in 2018. The project continued into 2020, but with minimal attention due to Covid and lack of staff. This project was picked back up in 2021 and a Draft Ordinance has been completed. A recommendation from the Planning Commission was obtained and the Board approved it in April 2022. This program was implemented and monitored during 2023.

Community Plans for Charleston View/Tecopa

Based on interest from local residents, the County embarked on preparation of Community Plans for Tecopa and Charleston View in Southeast Inyo County in 2015. Public meetings were conducted in both Charleston View and Tecopa in 2016 to kick-off the project and vision the Plan. In addition, background reports were developed for each planning area. Work continued on the plans in 2017 with visioning work. In December 2018 Draft Community Plans were presented to

the communities of Charleston View and Tecopa. The Plans were well received with a few suggestions for minor changes. The County continued to try to identify and pursue grants for environmental analysis and implementation of the Plans during 2023.

Olancha Cartago Corridor Study – The County was awarded a Caltrans Sustainable Communities Grant to study a section of U.S. 395 that is currently planned to be bypassed as part of the Caltrans US 395 Olancha-Cartago four lane project. The Olancha Bypass Corridor Study (OBCS) will include both 1) a portion of US 395 from the current intersection of SR 190 northward to just past Cartago that is proposed to be relinquished to the County and 2) the portion of US 395 from the current intersection with SR 190 south to the southern end of the bypass that will become part of SR 190. Work began on the study in 2018 that included the first public outreach meeting. This project continued through and was completed in 2019. The county has continued to research grants and various programs to implement the opportunities identified in the Study.

West-wide Energy Corridors

This project, approved in 2009, involves numerous federal agencies led by the BLM. Pursuant to a settlement agreement, the federal agencies are conducting reviews of the approved corridors. In 2016, a Corridor Study and regional reviews were released. The County provided input regarding the Region 1 Review and continues to monitor the program. In 2019, the Region 5 Review took place. The county provided numerous comments on Region 5 as it spans the length of Inyo County along the I-395 corridor. The Region 5 review continued into 2020 and the County participated in stakeholder meetings and providing comments. At the end of 2020 the Draft Report was released. The County has prepared draft comments and sent them to the Agencies in early 2021. The County will continue to monitor and comment on the Regional Reports as they go through the process to adoption.

Haiwee Geothermal Leasing Area (HGLA)

A DEIS for the HGLA was submitted by the BLM for comments beginning in 2009 (Notice of Intent) through 2012 (DEIS). It evaluated five alternatives to address the potential environmental impacts of opening approximately 22,805-acres of BLM managed federal mineral estate for geothermal energy exploration and development and leasing and for three individual leasing proposals covering approximately 4,460-acres of federal mineral estate for geothermal energy testing and development. A supplement to the DEIS and proposed amendment to the CDCA Plan, was released in 2019. It was prepared primarily to update both documents to be consistent with changes to landuse designations and resource management strategies based on the Desert Renewable Energy Conservation Plan (DRECP). The total area under review (22,805-acres) and proposed leases (4,460-acres) are exactly the same as what was previously evaluated. The County reviewed the supplemental document with regard to comments it sent in 2009 and 2012 and sent additional comments in 2019. The County continued to monitor possible implementation of the DEIS in 2023.

Owens Valley and Haiwee Pump-back Storage Projects

During 2019, Premium Energy Holding LLC applied to the Federal Energy Regulatory Commission (FERC) for preliminary permits to study hydro-electric pump back storage projects for the North Owens Valley, and Haiwee dam areas. A preliminary permit is issued for up to four years. It does not authorize construction, but it maintains priority of an application for license while

the applicant studies the site and prepares to apply for a license. The applicant is required to submit periodic reports on the status of its studies. The preliminary permit it is not necessary to apply for or receive a license. Many comments have been submitted regarding these applications. The Owens Valley proposal does not appear to be moving forward and Haiwee is. The County continued to monitor this proposal in 2020, 2021, 2022, 2023 and will continue to do so in 2024 and provide comments at each opportunity.

Mining

Pursuant to the Surface Mining and Land Reclamation Act (SMARA), the County continued its oversight activities to encourage production and conservation of mineral resources while minimizing associated environmental impacts. Staff has continued to amend County policy as the impacts of changes to SMARA that were approved by the California Legislature and Governor in 2016 are continuing to be implemented. Staff is responsible for the inspection and administration of reclamation policy for approximately 79 SMARA mines. Staff has noted a continuation from last year of a general increase in activity at many of the County's local surface mines during 2019. The increase in mining activities in 2019 and 2020 continued into 2021 through 2023. Also during 2023, many of the mines that were behind in fee payments were brought into compliance.

Brownfields Grant

In 2011 Inyo County entered into a Memorandum of Understanding (MOU) with Nye, Esmeralda, Lincoln, and White Pine counties of Nevada for the Environmental Protection Agency Brownfields Coalition Assessment Grant to conduct environmental site assessments and area-wide planning in support of renewable energy, transmission, and economic development in the vicinity of identified Brownfields sites. A subsequent grant was obtained, and the Coalition was expanded to include Esmeralda County. In 2018 the Duckwater Shoshone Tribe joined the Coalition. The County continued to participate in the Coalition during 2018. A site that was reviewed under a Brownfield grant funded Phase I environmental assessment in 2016 and a Phase II environmental assessment in 2017 was able to be successfully developed into a Grocery Outlet store with plans for the remainder of the property to be developed into the Inyo County consolidated office building. Also in 2018, a revolving loan and fund grant, applied for in 2017, was awarded to the coalition. The coalition completed updates to its website and to the Area Wide Plan. The county continued to participate in the Brownfields program during 2023.

Yucca Mountain Repository Assessment Office

Funding for development of the Yucca Mountain Repository was terminated by the Obama Administration, consequently eliminating the funding to all Affected Units of Local Government. Staff continues to monitor litigation and other activities. In 2016, the County reviewed and provided input regarding the Final Supplemental EIS for groundwater, which largely responded to the County's previous input. The County has continued through 2023 to support groundwater monitoring in its southeast area to provide data for the project and monitor the Yucca Mountain program.

Desert Renewable Energy Conservation Plan (DRECP)

The DRECP covers the Mojave and Colorado deserts to provide binding, long-term endangered species permit assurances and facilitate renewable energy project review and approvals. The DRECP planning area includes portions of Inyo County: roughly in the Owens Valley to just north of Independence, the Panamint Valley, Death Valley, and other southeast portions of the County.

The County has been participating in the project since the late 2000s, which was to have been a General Conservation Plan/Natural Communities Conservation Plan. In 2014, a phased approach was taken to the DRECP whereby the Bureau of Land Management's (BLM) Proposed Land Use Plan Amendment was separated out from the NCCP component. The Final EIS and Proposed Decision were released in late 2015, which the County protested. The County approved a Programmatic Agreement regarding cultural resources related to the Plan in early 2016, and reviewed BLM's recirculation of the Areas of Environmental Concern from the draft DRECP. The Record of Decision was issued later in 2016, which dismissed the County's protest and implemented the BLM's DRECP components. In early 2017 the BLM published a Segregation Notice for mineral entry on California Desert National Conservation Land. The County provided comments on this action and continues to monitor DRECP activities. In February 2018 a Presidential Executive Order was noticed in the Federal Register instructing the BLM to begin a scoping process for possible amendments to the DRECP. The notice specifically requested comments on how land designations identified in the DRECP might affect the ability to develop solar, wind or other renewable energy resources. The County evaluated and provided comments to the BLM regarding this request. The county continued to monitor DRECP activities through 2023 and the BLM is now looking at updating its renewable energy plans possibly including the DRECP.

Tribal Consultation Policy

In response to input from the Big Pine Tribe, the County developed a draft Tribal Consultation Policy to guide its consultation efforts under Senate Bill 18 (Burton, 2004) and Assembly Bill 52 (Gatto, 2014). The County shared the draft Policy with local Tribes and conducted multiple workshops in 2015 and 2016. The County approved the Policy in late 2016, and invited the Tribes to consult regarding development of Tribe-specific agreements. The County continues to work with the Tribes on establishing good communications and possible Tribal-specific agreements.

Coso Hay Ranch Water Export Project

The County approved a project in 2009 that pumps water from the Hay Ranch in the Rose Valley to the Coso Geothermal plants at China Lake Air Weapons Naval Station. The County continued to monitor pumping activities in 2023.

North Sierra Highway Corridor/Specific Plan

In 2015, Caltrans selected the County and the City of Bishop for a grant to prepare a Corridor Plan for North Sierra Highway (generally between the Tri-County Fairgrounds and the Bishop Paiute Palace on the north side of Bishop) in 2015. The County, City of Bishop, and the Bishop Paiute Tribe worked with other interested parties in the Corridor to expand the scope of work to a Specific Plan, and the Eastern Sierra Transit Authority pledged to provide financial support to assist doing so. In 2016, the County and its partners selected a consultant to assist in the planning process and convened an Advisory Committee to assist with coordination between the many participating agencies. Preliminary outreach commenced, existing conditions were assessed, and a visioning was initiated. A Charrette was conducted to brainstorm ideas for the Plan, and a draft Plan is anticipated in 2017. The Corridor Plan was completed in 2017. The specific plan has not been completed and staff will continue to look for grants to fund its completion. During 2022 the plan was consulted with to help Cal Trans with the Meadow Farms ADA project as the project area is within the North Sierra Highway Plan area. The county continues to monitor and help Cal Trans implement the ADA project.

DWP Solar Ranch

The County is monitoring DWP's Solar Ranch proposal in the Southern Owens Valley, which intends to develop approximately 200 megawatts of photovoltaic. DWP issued a Notice of Preparation for the project in 2010, and the two locations and in 2013, DWP decided to develop a third site, located south of Independence. The County provided input regarding the Draft EIR for the project in 2013, and continues to monitor for any progress.

Zoning Code/General Plan Update

The County adopted a comprehensive General Plan update in 2001. One of the follow-up actions directed in the 2001 General Plan was to update the Zoning Code, which is a component of the Inyo County Code. Staff worked with Wildan in 2011 to prepare updated Zoning Code sections and incorporated the Planning Commission's and Board of Supervisors' input into a comprehensive Zoning Code update and prepared a related General Plan update. Staff received direction from the Board regarding several issues related to the update in 2014, including code enforcement, Digital 395, and special event permits. Environmental review is still waiting for a funding source.

Endangered Species Coordination

The County has been monitoring the US Fish and Wildlife Service's and the California Fish and Wildlife's endangered species listing work program. Most recently this included proposals for listing of the Western Joshua Tree, which also received special protections from state legislation.

Eastern Sierra Small Business Resource Center (SBRC)

While the buildout of the Eastern Sierra Small Business Resource Center has gone more slowly than expected, construction is currently underway and all plans are still in place for the future of the SBRC. The Sierra Business Council is currently recruiting for a Director of the Eastern Sierra Small Business Resource Center, whose role will be to arrange for training, technical assistance, mentorship programs, access to capital, and other supports and services for small businesses and entrepreneurs in the Eastern Sierra. In 2023, the SBRC held one event, which was a workshop for employers and a job fair, attended by about 40 people. We expect buildout to be complete and the Sierra Business Council to take possession of the building and begin staffing in Spring or Summer 2024.

Lone Pine Housing Efforts

The County of Inyo successfully purchased .5 acres of land in Lone Pine, California, for the purpose of incentivizing the development of housing. The land was declared surplus by the Inyo County Board of Supervisors in early 2023 and was listed as a surplus property as required by the state Surplus Lands Act. No affordable housing developer took possession of the property, so the County is currently in the process of seeking a broker with experience recruiting multi-family housing developers to help market the property. Up to 8 units may be possible on the parcel. The County continues to seek opportunities to leverage private land for the creation of new housing, while working with LADWP to identify opportunities for future land divestment.

Permanent Local Housing Allocation (PLHA)

Inyo County received an award of \$490,685 through the Permanent Local Housing Allocation. Beginning in early 2024, Inyo County in partnership with Mammoth Lakes Housing will offer a

low-interest loan program for low-to-moderate income homeowners in need of repairs on their single family homes, or mobile homes set on a permanent foundation, and owners of multi-family rental properties where at least half of tenants are low income households under 60% AMI; and low interest loans for the development of ADUs and JADUs for long-term rental, with up to 20% of the loan forgivable if the homeowner can show that the ADU has been rented for at least 5 years to a tenant with income under 60% AMI and 30% of the loan forgivable if the ADU was rented for at least 5 years to a tenant with income under 30% AMI.

Accessory Dwelling Unit (ADU) Prototypes Program

Inyo County hired Design Path Studios, an architectural firm from Encinitas, CA to develop 12 ADU and single-family home full design sets ranging in size from 306 square feet to 1500 square feet. These pre-approved architectural designs will reduce the cost of housing and ADU development and streamline the permitting process for homeowners that choose to use them. Initial design sets were presented and approved by the Board of Supervisors, final designs should be in place by March 2024 at the latest.

Silver Peaks

In Partnership with Visionary Home Builders and Mammoth Lakes Housing, Inyo County helped to develop and submit an application for HCD's MHP Super NOFA for approximately \$19 million to build a 72 unit affordable housing apartment complex in Bishop. The MHP application for our region was not funded for the third time. Visionary Home Builders is now looking at alternative financing options.

Comprehensive Economic Development Strategy CEDS

Inyo County, Mono County and Alpine County successfully completed the Eastern Sierra region's first ever Comprehensive Economic Development Strategy (CEDS) in October, 2023. The region's CEDS was submitted to and accepted by the Economic Development Administration (EDA) and will allow the region to become eligible for federal funding for economic development projects.

Inyo County Visitor Website Updates

In 2023, Inyo County continued to build on the much-lauded and highly visited tourism-aimed website: www.inyocountyvisitor.com. This website provides information for visitors on the many quaint small towns throughout the County and generally showcases many of the County's superlatives and scenic wonders, including: Mt. Whitney, the highest peak in the contiguous United States; Badwater Basin in Death Valley National Park, the lowest point in the Western Hemisphere; the oldest living thing in the Ancient Bristlecone Pine Forest; and the unique geological formations of the Alabama Hills, which has been designated as a National Scenic Area. The site includes information on Leave No Trace principles, stunning video and photography from our snow-capped mountains to rippling sand dunes, and also serves double duty as the County's Film Commission online resource, providing information on permitting, popular filming locations, local rules and regulations, and contact information for local businesses and experts who can provide services to film crews.

Building a Strong Film Commission

In 2023, Inyo County renewed its contract with a new Film Commissioner, who has made great strides in making critical film industry contacts and working with local agencies, as well as the

USFS, BLM, and Los Angeles Department of Water and Power, on a streamlined permitting process. The Film Commissioner is also busy building up the aforementioned Film Commission section of www.inyocountyvisitor.com, with the plan to move the content – which now includes photo libraries, a list of local businesses and professionals, permitting information, and even a feature to add yourself to a list of available “extras” in Inyo County – to its own domain. In addition to promoting and advertising Inyo County as a premier film destination, the Film Commissioner also represents Inyo County on the Film Liaisons in California Statewide (FLICS) board of directors. Inquiries from film, TV, and photography productions are growing in frequency as a result of these various efforts.

2024 Regional Transportation Improvement Program (RTIP)

This project involves the development and selection of transportation projects that are then programmed in specific amounts and program years for the next five-year funding cycle. The development of this program requires local and regional coordination and is based on State Transportation Improvement Program (STIP) funding. STIP funding has been on the decline statewide. The Inyo County STIP shares are modestly out of the negative this 2024 cycle (\$2.742 million) after many years due to Inyo County’s long-term commitment to improve the safety along the Eastern Sierra corridor, along with its MOU partners, Kern COG, and Mono County. This 2024 cycle, Inyo County is requesting Kern COG to repay a large portion of its RTIP funds to Inyo County, which were fronted by Inyo during the 2016 STIP cycle for Freeman Gulch Phase 1. The repayment would pay for the Lone Pine Town Streets Rehabilitation Project. Inyo’s 2024 RTIP was approved by the Inyo County Local Transportation Commission (ICLTC) in November 2023 and was submitted for inclusion in the Statewide Transportation Improvement Program (STIP). The 2024 RTIP advances towards construction the East Line St. Bridge Project using 2022 COVID Relief STIP funds. The 2024 RTIP provides a partial match to the Federal Lands Access Program grant to reconstruct State Line Road near Death Valley Junction. The statewide STIP (incorporating regions’ RTIP’s) will be considered for final approval by the California Transportation Commission in March 2024.

State Line Road Rehabilitation Federal Lands Access Program (FLAP) Grant

This \$22 million dollar project was approved by the Federal Highway Administration on December 14, 2022. The project will rehabilitate and widen State Line Road from Death Valley Junction to the State Line. State Line Road will be widened to 28 feet with 12-foot-wide travel lanes and two 2-foot-wide paved shoulders. Signage, striping and safety-related features will be included. The County, in partnership with the Federal Highway Administration, will complete a review of this project under the California Environmental Quality Act and the National Environmental Policy Act. This roadway experiences heavy traffic volumes and is a popular route to Death Valley. The project will improve access to Death Valley National Park, Ash Meadows National Wildlife Refuge, and Bureau of Land Management Lands. The project adjoins another FLAP project on Bell Vista Road in Nevada, which is slated for construction in 2025. State Line Road construction funding is preliminarily programmed for fiscal year 2028.

Regional Transportation Plan (RTP)

This planning document involves the development and selection of transportation projects that are then eligible to be programmed in specific amounts and program years in the Regional Transportation Improvement Program. The ICLTC recently updated its RTP in November 2023.

The RTP is intended to be a fiscally constrained planning document for a twenty-year period. The Inyo RTP is updated every four years. The development of this plan requires local and regional coordination. Any road construction and transportation infrastructure beyond basic repair and maintenance within the next four years should be included in this document.

Inyo County Active Transportation Plan

Inyo County, with a consultant, drafted an Active Transportation Program (ATP) Plan and held public outreach meetings. The 2015 ATP was released for public review and comment and then approved by the Inyo County Local Transportation Commission in April 2016. The 2015 ATP Plan includes:

1. Bicycle Element – an update of the 2009 Inyo County Collaborative Bikeways Plan;
2. Pedestrian Element – this describes existing facilities, examines past accident records, estimates the current number of pedestrians, lists and prioritizes potential projects, and identify funding sources;
3. Recreation Trails Element – this identifies areas where there are deficiencies in motorized and non-motorized recreational trails, lists and prioritizes potential projects, estimates the number of users for a given trail segment, and describes how the projects provide for the viewing of points of interest; and
4. Safe Routes to School Element – this section creates Safe Routes to Schools maps for all areas in Inyo County and updates the Safe Routes to School maps for schools inside the City of Bishop.

The Inyo County LTC is in the process of updating its Active Transportation Plan and anticipates completion in February 2024. An Active Transportation Plan or its equivalent is a requirement to submit application for ATP grant funds. In 2018 Inyo County submitted applications for several competitive ATP Cycle 4, 2019 Grants. One of the three submissions was successful. The California Transportation Commission awarded funding for the “Lone Pine Sidewalk Construction and ADA Improvement Project.” During the 2022 ATP grant cycle, the City of Bishop applied, but was not successful. The 2022 ATP grant program was ten times over-subscribed and highly competitive. Inyo County LTC staff are focusing on the Tecopa area for Cycle 7 project in 2024.

Eastern Sierra ATV Adventure Trails System Project

The County certified an EIR for this project in early 2015, which included potentially up to 38 combined-use routes on County roads for Off-highway vehicles. The Board approved seven of the routes for a pilot program, three of which opened in the summer of 2015. The County reached an agreement with the City of Los Angeles Department of Water and Power (DWP) to open the remaining four routes in December 2016. The pilot program is designed to test the extension of combined use routes from the existing law’s three-mile limit to a longer ten-mile limit. An update hearing before the Board of Supervisors was held in December 2023 and a final report was sent to the California Legislature as required by the law. The pilot program will expire on January 1, 2025.

Local Road Safety Plan (LRSP)

An LRSP provides a framework for organizing stakeholders to identify, analyze, and prioritize roadway safety improvements on local and rural roads. The process of developing an LRSP can be tailored to local protocols, needs, and issues. The Local Transportation Commission (LTC) prepared a LRSP in 2022 with the assistance of LSC Transportation Consultants, Inc. The

Highway Safety Improvement Plan (HSIP) grants require a LRSP as a pre-condition. The 2022 LRSP identified several areas with higher-than-average crash rates in Inyo County, including Trona Wildrose in the Slate Range, Old Spanish Trail over Emigrant Pass, and East Line Street.

Highway Safety Improvement Plan (HSIP)

Highway Safety Improvement funds are awarded based on crash experience, crash potential, crash rate, or other data-supported means. In 2020, Inyo County Public Works received an HSIP grant to add fog-line and centerline striping at various locations throughout southern Inyo County. This striping work is complete. Public Works won another HSIP grant in 2021 to replace the Onion Valley Road guardrail. This work is nearly complete. In 2023, the ICLTC won an HSIP grant to add flashing beacons, curve warnings, and a high surface friction treatment to Old Spanish Trail Highway, over Emigrant Pass. This area has a higher than usual crash rate.

Water Meter Replacement Grant

Inyo County Public Works Water Systems accepted a grant from the Eastern California Water Association. The project will replace existing meters with automatic electronic read meters and allow County staff to ensure that all service connections are metered. This effort will provide for the accurate measurement of individual water usage and ultimately a better understanding of the communities' gross water demands which will assist with water conservation strategies and mitigating overage charges from LADWP.

Storm Damage & Run-off Repairs / Whitney Portal Road Repair & Replacement

Hurricane Hilary and historic high snow pack levels in the Sierra led to excessive run-off events and resulted in significant road damage in 2023. Twenty-four roads were closed while others with significant damage remained open and passable. The most major damage was to approximately one mile of lower Whitney Portal Road. The damage was so extensive that the Federal Highways Central Lands Division has agreed to take over the re-design and re-construction project. The goal is to re-build and re-open the road by July 2024. The other roads have all been re-opened and are pending FEMA and CalOES re-imbusement.

Lone Pine ADA Sidewalk Project

This ADA retrofit project, funded by a Caltrans Active Transportation Program grant, will build, repair or replace sidewalks connecting the downtown Lone Pine business district, Post Office and Senior Center to the elementary school, churches, low income housing complex and the hospital. The contract has been awarded and construction should occur in 2024.

Courthouse HVAC

This project is currently out to bid and is proposed to be completed in 2024. The goal is to add energy efficient heating and cooling to the historic Inyo County Courthouse and remove the window unit air conditioners.

New Animal Shelter Building

This project is under contract to provide a new 1,600 sq. ft. animal shelter building as an addition to the existing complex.

Jail Administration Remodel

This project is almost 100% complete. The project's principle goal was to repair and replace portions of the jail facility that had been severely damaged by water intrusion.

Inyo-Mono Integrated Regional Water Management Program (IRWMP)

The ICWD participates in this collaborative body made up of public, private, and not-for-profit entities. MOU signatories include Inyo and Mono counties, the Town of Mammoth Lakes, the City of Bishop, tribes, water districts, wastewater providers, and community-based non-profits. The group consists of about 34 voting members. The mission of the Inyo Mono Regional Water Management Group (RWMG) is to "To research, identify, prioritize, and act on regional water issues, and related social and economic issues, so as to protect and enhance our environment and economy." A Phase II Inyo Mono IRWM Plan was completed in 2012, which was revised in 2014 and again in 2019.

To date, the Inyo-Mono IRWM Program has raised more than \$7.75 million to support water infrastructure and ecosystem stewardship projects, provide technical assistance and project development services to small water systems, and engage disadvantaged communities throughout the region. Most recently, the Inyo-Mono IRWM Program was awarded \$2.762 million through Proposition 1 for nine projects, five of which are in Inyo County. Public Works will receive \$558,000 to replace water meters in Laws, Independence, and Lone Pine. In addition, Mono County will receive funding to build a groundwater model for the Tri-Valley, which is a project delineated in the Owens Valley Groundwater Sustainability Plan. The Inyo County Water Department will act in a project management capacity on this project.

The long-term outlook for the IRWM Program is uncertain at this time. Once the Prop 1 funding is exhausted, there will be no more IRWM-specific funding available from the State. The RWMG is investigating other possible funding mechanisms to continue the Program.

Inyo/Los Angeles Long Term Water Agreement

The Inyo/Los Angeles Long Term Water Agreement (Agreement) is settlement to CEQA litigation between the County and Los Angeles concerning the operation of Los Angeles's second aqueduct. The Agreement requires Los Angeles to manage surface water and groundwater so as to avoid any significant adverse impacts that cannot be acceptably mitigated and to provide a reliable supply of water for Inyo and Los Angeles. Activities conducted by the County and Los Angeles include annual planning of water management activities, implementation and monitoring of mitigation projects, monitoring of habitat and hydrologic conditions, and evaluation of current conditions relative to the Agreement's goals.

Specific activities undertaken in 2024 included continued monitoring of vegetation and hydrologic conditions, monitoring of mitigation projects, and a continuation of the implementation of an interim plan for management of Blackrock Waterfowl Management Area. Given the very wet conditions in 2023, staff was challenged in completing the annual monitoring requirements but also had the opportunity to observe some unprecedented changes to the landscape. A new program for monitoring springs was undertaken, wherein springs mitigation projects are compared to "reference" springs unaffected by groundwater pumping. Lastly, the Type-D study of willow and cottonwood recruitment and establishment in riparian areas of the Owens Valley continued.

Mitigation Projects

The Water Department plays a crucial role in overseeing the progress of LADWP's environmental and mitigation projects in the Owens Valley. These projects are described in the 1991 EIR regarding LADWP's groundwater pumping in the Owens Valley, the 1996 MOU, and subsequent documents prepared and approved by the Inyo/LADWP Technical Group. If mitigation goals are not being met, or projects are not being managed as stipulated, or simply not being implemented, the ICWD works with the LADWP and MOU parties to either help implement or modify the project. The full list of these projects and their current status, as well as other useful information, can be found on ICWD's mitigation webpage. Access the ICWD mitigation webpage here: www.inyowater.org/mitigation.

In 2022, an interactive online map of all mitigation projects was developed by the ICWD. This map offers a comprehensive overview of all Owens Valley mitigation projects tied to the Long-Term Water Agreement, Stipulations and Orders, and subsequent initiatives.

Serving as a complement to the Mitigation Status Table, the map is a valuable resource for both newcomers and those familiar with the projects. Users can explore the geographic distribution, view project site photos, and easily find specific projects through filters. Clicking on a project's centroid point provides detailed information, including origin, impact, status, and available water delivery details. An Additional Information library offers downloadable files related to the project. Access to the mitigation maps can be found here:

<https://experience.arcgis.com/experience/44b652a16c4b443b9b4a2e7dc3fcbb91/>

In 2023, LADWP notified the County that several revegetation projects identified in the 1991 EIR had achieved project goals, and they considered the projects complete. However, the County disagreed. We pointed out that while plant cover, and species composition goals might have been met, LADWP had not evaluated plant sustainability, a requirement under the 1999 Revegetation Plan (available on the ICWD Mitigation webpage).

Additionally, LADWP asserted they had achieved a milestone at their irrigated Type-E Transfer Revegetation sites, stating that the parcels had attained plant cover and species composition goals, and that they had ceased irrigation. However, ICWD has expressed concerns about the long-term sustainability of plants at these sites. We have recommended additional monitoring beyond what is specified in the original site mitigation plan. Ongoing conversations between ICWD and LADWP regarding revegetation are in progress.

Other mitigation work includes investigating the feasibility of moving the ponds portion of the McNally Ponds and Native Pasture Project from the McNally Canal, where the water supply is both unreliable and/or prone to creating drawdown impacts, to an area just below Farmers Pond, where a more reliable source of water might be available, and the pond environment more favorable to waterfowl.

Also, new studies, conducted by ICWD, are underway to investigate the condition of mitigation projects that have as their goal, providing spring, seep, and riparian habitats. These studies will allow comparisons between natural spring and riparian ecosystems to those created at the

mitigation sites. This is an on-going research effort that will be reported as data is analyzed, and reports developed.

Lower Owens River Project (LORP)

The LORP is a compensatory mitigation project under the Long-Term Water Agreement with the Los Angeles Department of Water and Power (LADWP). The project was established to offset impacts that are difficult to quantify or mitigate directly. After 15 years, the LORP is partially meeting its goals which are, the establishment of a healthy, functioning Lower Owens River riverine-riparian ecosystem, and the establishment of healthy functioning ecosystems in the other elements of the LORP, for the benefit of biodiversity and threatened and endangered species, while providing for the continuation of sustainable uses including recreation, livestock grazing, agriculture, and other activities. To assess its progress, refer to the 2022 LORP Annual Report.

Access the LORP annual report here:

<https://www.inyowater.org/wpcontent/uploads/2023/09/2022-FINAL-LORP-ANNUAL-REPORT.pdf>

The LORP has resulted in the significant greening of river-riparian areas since 2006, but the prediction that riparian woodland would increase, given the prescribed flow regime, turned out to be incorrect. The absence of certain bird species, which use riparian trees for habitat and serve as indicators of project success has been noted.

To address this issue, the Water Department has started a tree recruitment study, now in its fourth year. The study aims to document past recruitment patterns and inform future adaptive management actions that might encourage natural recruitment.

In the LORP, bulrush and cattails have filled in wetlands, ponds, and the river, and have greatly diminished the amount of open water in the project area. This has had the effect of limiting recreational access, causing encroaching upon ranch pasture, filling in waterfowl ponds, and occupying land where tree willow might otherwise establish. Conversations between the County, LADWP, MOU parties, and outside parties, about how to consider and treat water emergent vegetation are on-going.

In the river, the combination of warm water and high flows, which stir up accumulated organic material, can cause a decrease in dissolved oxygen. On numerous occasions this situation has led to fish kills.

The very high flows and flooding in 2023 degraded water quality. As a result, a large die-off of the warmwater fishery was expected but this was not the case. Although very low dissolved oxygen levels were recorded, dead fish were only observed in the off-river lakes and ponds. To mitigate a potential fish die-off, ICWD, in collaboration with CDFW and LADWP, installed aerators in several locations within the LORP, in an effort to provide refugia for fish.

With the extreme flow and flood events in 2023, there is concern that noxious and invasive weeds will proliferate in the LORP and become a more significant management issue. Surveys for noxious weeds conducted in August 2018 after the last extreme runoff event, revealed a significant

increase in populations and geographic spread of the noxious and invasive weed *Lepidium latifolium* (perennial pepperweed). It is likely that pepperweed populations will once again expand in 2024, following a similar to the pattern observed in 2018.

Relatedly, it is likely that *Tamarix ramosissima* (saltcedar) will rebound in water spreading basins, in the Blackrock Waterfowl Area, along the river, and in adjacent Off-river Lakes and Ponds. With years of significant effort, these areas had been practically cleared of saltcedar.

ICWD will continue monitoring for invasive plant species and work in collaboration with the Inyo/Mono Agricultural Department to control the spread of weeds in the LORP.

ICWD continues to take part in the management of the Delta Habitat Interim Plan, which was a management response informed by the 2019 LORP evaluation. Under the plan, flows into the Delta Habitat Area are reduced during the growing season—this to limit the growth of emergent vegetation and improve habitat for waterfowl. Additional adaptive management in the Delta is being considered, including employing a controlled burn to reduce cover of dead emergent vegetation to allow meadow vegetation to take hold.

In another adaptive management action, Inyo and LADWP, with the support of the MOU parties and approval of the Standing Committee, began an Interim 5-year Blackrock Waterfowl Area (BWMA) Plan. New water management was implemented in the fall 2021. Under the plan, water is provided to three of the four basins. Instead of the year-round flooding called for in the original management plan, the area will receive water adequate to provide 500 acres of flooding from October to March. The flooded basins will be dried in the growing season to discourage the spread of cattail and Bulrush, which had diminished open water habitat under former management. The runoff conditions in 2023 made it impossible to dry down the basins in the summer as planned. However, avian monitoring continued, and the project will move forward in 2024. Progress on this plan is reported in the LORP Annual Report and at a public meeting every May.

Owens River Water Trail (ORWT)

Owens River Water Trail would open up about 6 miles of river channel east of Lone Pine for recreational canoeing, kayaking, and paddle boarding. The County has been awarded two grants to construct the ORWT: \$500,000 from the California Natural Resources Agency in 2016, and \$110,000 from California Division of Boating and Waterways in 2017. These funds will pay for design, engineering, and permitting for improvements at the launch and take-out facilities. LADWP funded the development and production of the draft EIR, which was completed in May 2019. The CEQA document will be certified as soon as the terms for a long-term lease with LADWP are known. The lease will allow the development of water entry and exit points that are located on LADWP owned lands.

Sustainable Groundwater Management for the Owens Valley (SGMA)

The Sustainable Groundwater Management Act of 2014 (SGMA) requires that local Groundwater Sustainability Agencies (GSA) manage groundwater basins in California. The Owens Valley Groundwater Basin (Basin) includes Owens, Chalfant, Hammil, and Benton valleys, and originally, Inyo County, Mono County, City of Bishop, and the Tri Valley Groundwater Management District were designated as individual GSA's. In 2018, the four agencies withdrew

as GSA's to allow the Owens Valley Groundwater Authority (OVGA) to become the exclusive GSA for the Basin. Seven additional community service districts also elected to become members of the OVGA. A grant was acquired, and consultant selected to develop the Groundwater Sustainability Plan (GSP) for the Basin in late 2019. The Basin initially was designated as medium priority which requires that groundwater must be managed by a local GSA in accordance with an approved GSP. Work to prepare the GSP by staff and the consultant, Daniel B. Stephens and Associates, began in earnest in early 2019. The Basin boundary adjustment to remove the Starlite area (Starlite wells tap a different aquifer than the rest of the Basin) triggered a re-evaluation of the Basin priority by the Department of Water Resources which released a draft report in April 2019 designating the Basin as low priority. Under SGMA, low priority basins are not required to be managed by a GSA. Following several months of uncertainty, the OVGA decided that regardless of the basin status, the agency should proceed with development of the GSP. The designation of the basin as low priority was finalized in December 2019. Four agencies subsequently decided in 2020 to withdraw from the OVGA. Additional changes to the OVGA composition occurred in 2020 when the Owens Valley Committee (a local environmental group) and the Lone Pine Paiute Shoshone Tribe were added as Interested Parties.

Work on the GSP accelerated in 2020, specifically the components to acquire existing hydrologic data; describe the basin hydrology, water balance, groundwater dependent ecosystems, and hydrologic conceptual model; prepare draft sustainable management criteria; develop an online hydrologic database management system and website; and adopt a mission statement and public engagement plan. Consultant work products for the GSP were presented at regular OVGA meetings and discussed at several evening workshops in 2020 and 2021. Unfortunately, due to coronavirus (COVID-19) pandemic restrictions, the OVGA was prevented from conducting the public process to engage stakeholders in-person as intended. The OVGA Board meetings and stakeholder meetings are public and were migrated to a virtual format successfully. In Benton, Hammil and Chalfant valley, internet access is relatively poor, and the OVGA resorted to a slower and higher cost direct mailer to reach residents in those communities.

The final GSP, including responses to public comment, was adopted by the OVGA on December 9, 2021. The Basin was divided into three management areas, Tri-Valley/Fish Slough, Owens Valley, and Owens Lake, based on the differing hydrologic characteristics of each area. Tri-Valley exhibits chronically declining water levels. Water levels in the Owens Valley and Owens Lake fluctuate but do not exhibit declining trends. Sustainable management criteria and management actions in the GSP reflect the desire to avoid negative results in the Owens Lake and Owens Valley areas. In Tri-Valley, the management actions prescribe a path to address identified data gaps and to seek funds to develop numerical groundwater models necessary to make informed decisions to address the declining water levels. Given the low priority status, implementation of all or parts of the GSP is at the discretion of the OVGA.

In early 2022, Mono County elected to withdraw from the OVGA. Subsequently, The Tri Valley Groundwater Management District was granted exclusive GSA status for the portion of the basin within its jurisdiction, and Mono County was granted GSA status for the remainder of the Basin in Mono County. The OVGA no longer has a member with land or water management responsibility in Mono County, and the agency is responsible for sustainable groundwater management only within the Inyo County portion of the Basin excluding lands owned by Los

Angeles Department of Water and Power. The Owens Lake is owned by California and managed by the State Lands Commission. The Commission has discretion to determine if measures in the GSP would be applied to operations on the lakebed.

Given the low priority status and relatively stable (fluctuating but not consistently declining) water levels in the Basin in Inyo County, the OVGA elected to implement two management measures to maintain and publish a complete database of pumping and water levels in the Basin. First, Inyo County will share applications for new well drilling permits with the OVGA hydrologic staff for review and inclusion in the database. Second, The GSP identified a data gap for the amount of pumping by private pumpers and Community Service Districts. In response to this data gap, the OVGA adopted a well registration ordinance in 2022 that requires non-de minimis well owners (meaning those who pump 2 acre-feet or less per year) to register their wells with the OVGA. This effort was launched in the summer of 2023, and pumpers are required to register their wells by April 2024. Data collected through this process will be added to the OVGA database.

Two management actions in the GSP that are no longer OVGA projects are being pursued by other agencies. Mono County has been awarded a grant through the Integrated Regional Water Management Group to develop a groundwater model for the Tri-Valley/Fish Slough portion of the Basin. Mono County has asked Inyo County Water Department to manage the project and oversee the work of the modeling consultant. This project will begin in 2024 and last approximately 12-18 months. Lastly, the Tri-Valley District is implementing steps to increase groundwater monitoring to address that data gap.

III. General Plan Elements

The General Plan details the County’s guiding principles for a variety of planning topics and is the roadmap for future development. California Government Code Section 65300 et seq. provides direction and specifications for the content of the General Plan. The following seven elements are required:

- Land Use
- Circulation
- Conservation
- Open Space
- Noise
- Safety
- Housing

The elements may be combined or renamed, but basic requirements must be included. An agency may adopt any type of optional element, such as an Economic Element, at its discretion. Only the Housing Element must be certified by another agency (i.e., HCD), although the State Geologist and CalFire provide some oversight of other aspects.

The Inyo County General Plan consists of the following Elements:

- Government
- Land Use
- Economic Development
- Housing

- Circulation
- Conservation/Open Space
- Public Safety

Subtopics are included in the elements to meet California’s requirements. The following sections address implementation for each of the County’s General Plan Elements.

Government Element

The Government Element includes the following goals (i) promoting consistency of other agencies’ actions with General Plan (Goal Gov-1), (ii) encouraging collaborative planning and public participation (Goal Gov-2), (iii) increasing private land ownership (Goal Gov-3), (iv) guiding federal land actions and encouraging economic development (Goal Gov-4), (v) protecting and developing water resources (Goal Gov-5), (vi) preserving and expanding agriculture (Goal Gov-6), (vii) enhancing opportunities for recreation, including for off-road vehicles, hiking, and biking (Goal Gov-7), (viii) encouraging improved management of wildlife and fisheries (Goal Gov-8), (ix) promoting exploration, development, and reclamation of mineral resources (Goal Gov-9), (x) balancing energy development (Goal Gov-10), and (xi) enhancing transportation and preserving access (Goal Gov-11).

To achieve these goals, the County has continued dialogue with local, regional, State, and federal agencies on a variety of projects, as discussed elsewhere in this report, thereby continuing the previous coordination efforts with other agencies. The County constantly strives to ensure collaboration between national, California, and regional agencies as required by federal, State, and local regulations. The County works to make such agencies aware of County programs and policies and bring their actions into conformance with the General Plan. During 2023, the County worked state and federal land management agencies on regional planning efforts affecting Inyo County resources.

The County also involves citizens, Native American tribes, and public interest groups in the planning process whenever feasible. Staff works to ensure that the public is made aware of all planning projects through mailings and notices in the newspaper to allow for their participation. Routine feedback and public input is requested, and the County’s website is maintained to provide for current up-to-date information regarding planning issues.

Land Use Element

The Land Use Element guides County land use policy and insures that appropriate development takes place, with adequate provision of public services and utilities. Land use designations are specified, defined, and mapped in the Land Use Diagrams. The land use designations roughly correspond to the County’s zoning districts. Public services and utilities are also addressed in the Land Use Element. Development in and around existing towns is encouraged, which is where most building permits are issued. Potential impacts from new development are assessed under CEQA. Additional conditions of approval and mitigation may be required if deemed necessary to provide for issues such as screening, habitat conservation, parking, and noise-reduction, or otherwise address issues per the General Plan’s direction.

Economic Development Element

The Economic Development Element works to support long-term efforts to improve economic

conditions for all County residents, and addresses tourism, natural resources, and retail sales. Towards these ends, the County has continued to promote access to public lands and limit any new restrictions being planned. Promotions regarding Inyo County in major population centers elsewhere in the State (including at the State fair) are carried out. Filming opportunities are exploited, and several dramatic locations were featured in film, television, and other venues in 2023. There are also several new economic development programs. These are outlined in the Other Plans and Projects section.

Housing Element

The Housing Element works to provide housing for all of the community, and addresses the needs of specified populations. In 2022, the County completed its 6th Cycle Updated of the Housing Element, which was certified by HCD in August 2022. This had to be revised as 2 RHNA sites identified in the certified Element required zone changes that were not approved. Staff found replacement parcels and revised the Housing Element, which was then re-approved and re-certified. Preliminary data indicate that in 2023 twenty-seven new units were applied for, and that construction began on a significant number of new units. Nine units also obtained certificates of occupancy. Housing starts were up in 2023 compared to previous years.

The County continues to work with service providers to provide for the needs of lower- income households, the disabled, and other special needs populations, per the direction provided by the Housing Element. The County updated several sections of its zoning code based on the Housing Element update, which incorporates new State zoning requirements regarding housing.

Circulation Element

The Circulation Element addresses a wide variety of topics, including roads, scenic highways, public transportation, bicycles and trails, railroads, aviation, canals, pipelines, and transmission cables. These planning programs prioritize improvement to achieve implementation measures for roadway repaving and reconstruction projects.

As discussed previously, projects are reviewed to minimize impacts, provide for parking, reduce vehicle trips, and optimize transportation access. Continuing improvement in telecommunications infrastructure provides opportunities for telecommuting and economic development, and Digital 395 provides an excellent opportunity for telecommunications enhancements locally. The County continues to work with Caltrans regarding the Olancho-Cartago Four-Lane project and is seeking ways to implement the strategies identified in the corridor study prepared for the area proposed to be abandoned.

Viewshed issues along scenic highways are also addressed, as they may apply. The County continues to encourage the Forest Service and other federal agencies to address local concerns regarding appropriate motorized transport on federal lands and to otherwise maintain and improve access to help promote the County's tourist-based economy.

The County worked with the City of Bishop, Caltrans, and other local stakeholders to implement the Collaborative Bikeways Plan, which was adopted in 2008. This project implements the Circulation Element's bicycle goals, policies, and implementation measures. As discussed above, the Inyo 2016 ATP built upon and incorporated the policies and goals set forth in the 2008

bikeways plan. Continued coordination with LADWP, the Forest Service, and the BLM ensures appropriate trail maintenance and access to public lands.

Conservation/Open Space Element

The Conservation and Open Space Element works to provide for resource management, open space for recreation, and park development. Inyo County's Open Space Element includes sections on soils, agriculture, minerals and energy, water, biology, cultural (i.e., archaeology), visual, and recreation.

The County continues its programs to support agriculture and ranching. Mineral resource development is encouraged, and the County reviews projects to ensure compliance with SMARA and other regulations. As discussed above, the Planning Commission continues its work providing oversight for reclamation plans, and staff inspected about 80 mines in 2023. The County is working with State and federal agencies to encourage appropriate mineral production.

The Environmental Health Department provides oversight and permitting for potable water and wastewater treatment systems in order to manage and improve water quality. Individual projects are reviewed to ensure that they do not adversely impact groundwater quality or quantity. Work on the LORP and other enhancement projects improve surface water quality through biological filtering. Water transfers are reviewed to minimize environmental and economic effects. Potential impacts on biological, cultural, and visual resources are analyzed for projects and programs through environmental review processes. Architectural Design review in Lone Pine is carried out to ensure compatibility. The County continues to work to improve its parks and provide access to federal lands.

Public Safety Element

The Public Safety Element works to reduce hazards regarding air quality, floods, avalanches, wildfires, geology and seismicity, and noise. The County continues to cooperate with DWP to reduce dust from Owens Lake, and evaluates air quality issues for major discretionary projects. Building permits and other development proposals are reviewed for flooding, fire, avalanche, and faulting hazards. The County adopted a Hazard Mitigation Plan in 2017 and it was approved by FEMA. In September 2018 the County's General Plan Public Safety Element was amended to add by reference the Hazard Mitigation Plan. Incorporating the MHMP into the General Plan is beneficial to the County as it adds identification of potential hazards, analysis, and mitigation language to the General Plan; and, it opens up more potential funding opportunities to the County in the event of a disaster. The Hazard Mitigation Plan and Safety Element are currently in the process of being updated and staff from several county departments are working on it. Once it is complete it will be incorporated into the General Plan.

IV. General Plan and Zoning Code Updates

The County comprehensively updated its General Plan on December 11, 2001. One of the follow-up actions was to update the County's Zoning Code per the direction provided in the General Plan. During the past several years staff has been working to update the Zoning Code based primarily on state changes to housing law.

V. Conclusion

The General Plan is the County's constitution and guiding vision. Due to the world's ever-changing nature, upkeep and maintenance of the General Plan is a continuous process. The County implements the General Plan's vision on a day-to-day basis in its many planning projects, and strives to include the public in the decision-making process.

The County provided leadership and participated in many planning activities in 2023, as identified in this report. It continued its project review responsibilities to further the General Plan's goals, policies, programs, and implementation measures.

Appendix A

Government Code Section 65400

(a) After the legislative body has adopted all or part of a general plan, the planning agency shall do both of the following:

(1) Investigate and make recommendations to the legislative body regarding reasonable and practical means for implementing the general plan or element of the general plan, so that it will serve as an effective guide for orderly growth and development, preservation and conservation of open-space land and natural resources, and the efficient expenditure of public funds relating to the subjects addressed in the general plan.

(2) Provide by April 1 of each year an annual report to the legislative body, the Office of Planning and Research, and the Department of Housing and Community Development that includes all of the following:

(A) The status of the plan and progress in its implementation.

(B) The progress in meeting its share of regional housing needs determined pursuant to Section 65584 and local efforts to remove governmental constraints to the maintenance, improvement, and development of housing pursuant to paragraph (3) of subdivision (c) of Section 65583.

The housing element portion of the annual report, as required by this paragraph, shall be prepared through the use of forms and definitions adopted by the Department of Housing and Community Development pursuant to the rulemaking provisions of the Administrative Procedure Act (Chapter 3.5 (commencing with Section 11340) of Part 1 of Division 3 of Title 2). Prior to and after adoption of the forms, the housing element portion of the annual report shall include a section that describes the actions taken by the local government towards completion of the programs and status of the local government's compliance with the deadlines in its housing element. That report shall be considered at an annual public meeting before the legislative body where members of the public shall be allowed to provide oral testimony and written comments. The report may include the number of units that have been substantially rehabilitated, converted from non-affordable to affordable by acquisition, and preserved consistent with the standards set forth in paragraph (2) of subdivision (c) of Section 65583.1. The report shall document how the units meet the standards set forth in that subdivision.

(C) The degree to which its approved general plan complies with the guidelines developed and adopted pursuant to Section 65040.2 and the date of the last revision to the general plan.

(b) If a court finds, upon a motion to that effect, that a city, county, or city and county failed to submit, within 60 days of the deadline established in this section, the housing element portion of the report required pursuant to subparagraph (B) of paragraph (2) of subdivision (a) that

substantially complies with the requirements of this section, the court shall issue an order or judgment compelling compliance with this section within 60 days. If the city, county, or city and county fails to comply with the court's order within 60 days, the plaintiff or petitioner may move for sanctions, and the court may, upon that motion, grant appropriate sanctions. The court shall retain jurisdiction to ensure that its order or judgment is carried out. If the court determines that its order or judgment is not carried out within 60 days, the court may issue further orders as provided by law to ensure that the purposes and policies of this section are fulfilled. This subdivision applies to proceedings initiated on or after the first day of October following the adoption of forms and definitions by the Department of Housing and Community Development pursuant to paragraph (2) of subdivision (a), but no sooner than six months following that adoption.

Program Implementation Status pursuant to GC Section 65583

Housing Element Implementation

Name of Program	Objective	Timeframe	Status of Implementation
1.1.1 Housing Rehabilitation Funding	Research available state funds on an annual basis as Notice of Funding Availability (NOFA) is released. The County has set a goal of the rehabilitation of 15-units between 2021-2029 (equals 3-units per year for 5-years).	2021-2029	Researching available funding - A program County funding for rehabilitation and ADU projects is also being finalized.
1.2 Housing Rehabilitation Code Enforcement	The County shall advocate for the rehabilitation of substandard residential properties by homeowners and landlords.	2021-2029	Case by case, work with homeowners as issues come up
1.3.1 Energy Efficiency	The County will focus efforts to promote energy efficiency by supporting programs such as weatherization and utility assistance programs that alleviate energy costs for households. The County shall maintain its webpage dedicated to energy efficiency education and programs.	2021-2029	Researching available funding
1.3.2 Energy Efficiency Webpage	The County shall rebuild its dedicated webpage to housing resources including for energy efficiency and loan programs.	Aug-23	Staff is working on how to make this work in the County's new webpage design.
2.1.1 Adequate Sites	If monitoring indicates that development has occurred on any of the parcels identified in the site inventory, the County shall ensure there is existing adequate capacity or identify additional sites to compensate for the loss.	2021-2029	Monitoring will occur by 2029
2.1.2 Sites Inventory	The County shall maintain an up to date inventory of sites suitable for residential development and provide this information to residential developers and to the real estate community. This inventory will include DWP land release sites.	2021-2029	This list is currently available
2.1.3	Removed 2023 Revision	N/A	N/A
2.1.4 Code Update units	The County shall complete an update to the Code to remove the requirement for multi-family housing over 15 units to require a conditional use permit to by right rezoning.	Apr-23	Completed 12/2022

Name of Program	Objective	Timeframe	Status of Implementation
2.1.5 Employee Housing Deifnition Update	The County shall update its Code definition of employee housing to remove the description of “five or more unrelated persons or families” eliminating the number based restriction in the definition, and making it compliant with current State regulations.	Aug-24	Completed 12/2022
2.1.6 Regional Housing Group	The County shall within the 2021-2029 Housing Element timeframe and beyond create a regional housing working group including but not limited to the City of Bishop, Local Tribes, and Inyo County to review and evaluate housing needs at a regional level and prepare policies and programs to address those needs and to ensure adequate housing throughout the region.	2021-2029	This program is being developed.
2.1.7 Regional Transportation Needs	The regional housing working group along with its review and evaluation of housing needs at the regional level will also look at issues, policies and programs to address gaps in transportation that might be contributing to fair access to jobs and services in relation to housing opportunities.	2021-2029	This program is being developed.
3.1.1 Meet with Federal State and City land manangers RE divestment of properties	Annual meetings with DWP, BLM and other federal / state agencies Determination for alternate sites for Sites 1 and Sites 3 if LADWP is unwilling or unable to facilitate housing on sites by end of 2024.	Dec-24	Talks are currently occuring with LADWP

Name of Program	Objective	Timeframe	Status of Implementation
3.1.2 ADUs	The County shall continue to encourage ADU/JADU development.	Aug-24	Building plans for several sizes and over the garage ADUs have been prepared for the County to give to property owners. The building plans are currently with the consultant who prepared them for a final update. A County loan program is also being created for rehabilitation projects and ADU development. It is currently with HCD for funding review.
3.1.3 Tiny Homes	Tiny Homes are currently not defined in the County code. They are allowed by right as the County does not regulate the minimum size of residential units. They are also allowed as ADU/JADUs. To make tiny home development more accessible the County shall update the zoning code to include a definition of Tiny Homes.	Aug-24	Completed 12/2022
3.1.4 Definitions	Based on new and still relevant existing State law, Low Barrier Navigation Centers, and Transitional and Supportive Housing will be added to the County code definitions. These along with Emergency Shelters and Single Occupancy Residences (SROs) will have language added and/or updated to accurately match requirements provided for by State law. This includes: Transitional housing, supportive housing and group homes are permitted in the same manner as other residential dwellings of the same type in the same zone. Low Barrier Navigation Centers and Emergency shelters cannot have parking requirements beyond spaces needed for employees and cannot be required if located within one-half-mile of a transit stop.	Dec-23	Completed 12/2022

Name of Program	Objective	Timeframe	Status of Implementation
3.1.4 Definitions/Standards housing types	The County will also add SROs as a permitted use in the Multi-family 3-units and above residential (R3) zone and design development standards with reduced parking requirements by the end of 2023. The County will propose no more than 0.5 parking spaces per SRO unit.	Dec-23	Completed 12/2022
3.1.5 Affordable Housing Opportunities	The County shall provide expanded affordable housing opportunities by partnering with local organizations and providing technical assistance and/or pass-through funds as appropriate for the development of units affordable to extremely low, very low, or low-income households. As part of these partnerships, the County will obtain local data and knowledge from nearby jurisdiction on an annual basis, as outlined in Program 3.1.1. This will include a list of qualified entities, discussions on past successful projects, discussions on suitable development standards, and experiences with affordable housing developers.	2021-2029	This program is being developed.
3.1.6 Employer Assisted Housing	County will continue to explore Employer Assisted Housing Programs by forming a working group with major employers in the area to discuss how the County can assist in the development of employer-assisted housing in Inyo County.	2021-2029	This program is being developed
3.1.7 Housing Specialist	The County will continue working on establishing a housing specialist position for the County. This person will help identify housing opportunities for income levels, be available to take fair housing complaints and help get people to the appropriate organization/agency for help.	2021-2029	This program is being developed, currently Mammoth Lakes Housing fills the roll.
3.2.1 High Density Housing/Brochure	The County shall encourage higher density residential development in areas of population concentration by conducting outreach to developers and property owners to encourage higher density residential development. In addition, the County will explore funding options for appropriate housing as funds become available. A brochure will be completed and sent to property owners.	2021-2029 Brochure 12/2024	In progress

Name of Program	Objective	Timeframe	Status of Implementation
3.2.2 Density Bonus	The County shall encourage development of housing for low-income households through provision of density bonus incentives. The County shall prepare updates to the density bonus chapter (18.65) of the County code as required by the State and inform applicants of new opportunities for density increases.	Aug-24	In progress, should be completed by late spring 2024
3.2.3 Encourage Higher Density Housing	Encourage high density residential development in specific Commercial Zones. The County will continue to explore ideas brought forth during its SB2 Vacant Lands grant work in allowing for outright permitting of multi-family units in the Central Business zone, as well as, explore opportunities for permitted by right mixed use and high density housing in other commercial zones. Areas along the County's small town main streets (highway 395) have vacant commercial parcels and empty buildings. Reevaluating these parcels for 'missing middle' housing opportunities, such as cottage apartments, 4-plexes and etc. could potentially do a lot to help the County meet its own housing goals. This work will also include a review of design requirements such as parking, setbacks, minimum lot size and height standards that could be improved to encourage more high density housing. The County will also seek out resources for the development of missing middle preapproved plans that require low cost renovations and may share indoor spaces and amenities to meet certain development standards.	Aug-25	Changes to CB Zone completed 12/2022
3.2.3 Encourage Higher Density Housing	In addition to the updates outlined in Program 7.1.1 updating development standards such as minimum parcel size, the County will also allow multifamily and mixed use housing as a permitted use in the CB zone. This will allow the County to expand the number of candidate sites for housing, which is particularly useful in the event that the LADWP-owned sites (Sites 1 and 3) are not available for reasons outside of the County's control.	Aug-25	Changes to CB Zone completed 12/2022

Name of Program	Objective	Timeframe	Status of Implementation
3.2.4 Encourage Higher Density in established residential areas	Encourage higher density in established residential neighborhoods by evaluating current residential codes for design standards that might work to better encourage multi-family housing. This will include setback, minimum lot size, height and especially parking standards in the County's multi-family zones.	Aug-25	In progress, waiting on REAP 2 grant funding to start.
3.4.1 Mobile Home Parks	The County shall provide technical assistance to mobile home park residents who want to purchase their mobile home park. To accomplish this, the County will advertise the program to mobile home park residents, including conducting meetings with tenants as requested.	2021-2029	Not yet started
3.4.2 Mobile Home Overlay	The County will remove its Mobile Home overlay as it is not used and is non-compliant. Language clarifying that mobile/manufactured homes on a foundation are to be processed the same as the process applicable to a conventional single dwelling unit in the same zone.	Aug-24	Completed 12/2022
3.5.1 Financial Assistance	The County will support the efforts of local housing service providers to assist low-income households with utility bills by providing assistance to a minimum of 150-households annually through the LIHEAP (Low-income Energy Assistance Program).	2021-2029	Ongoing program
3.5.2 Section 8 Housing	The County shall encourage rental subsidies for lower-income families and elderly persons. The County shall encourage listing of rental units with local housing service providers.	2021-2029	Ongoing program

Name of Program	Objective	Timeframe	Status of Implementation
3.5.3 Continued Affordability	The County shall provide for the continued affordability of the County's low and moderate-income housing stock. Although not anticipated, if any deed-restricted affordable units currently serving County residents are at risk of converting to market rates, the County will facilitate a preservation program with the owner and/or operator of the project at risk. The goal will be to identify additional funds to either continue the affordability of the at-risk project or to replace those units once they are no longer affordable to lower-income households.	2021-2029	Ongoing program
4.1.1 Self Help	The County will continue to make efforts to coordinate with established self-help housing groups to solicit interest in developing projects in the county to facilitate self-help housing as a form of homeownership for lower-income households.	2021-2029	Ongoing program
4.2.1 Federal Grants	The County will consider, as appropriate, applying for state and federal grant funds to provide homeownership opportunities that may include interest rate write downs, down payment assistance, and mortgage revenue bond financing through state and federal programs.	2021-2029 with goal of completing at least one project	Researching available funding
5.1.1 Compliance with new State Regulations	The County shall update its zoning code to properly address new State laws regarding Density Bonus, Low Barrier Navigation Centers, Emergency Shelters and Transitional and Supportive Housing, pursuant to AB 2162.	Aug-23	Completed 12/2022
5.2.1 Expedite Permits	The County routinely works with homeowners to expedite their permits and provide flexibility in submittal requirements for owners developing their own homes. The County will also annually review its permit and development plan processing timelines and look for ways to expedite or simultaneously conduct development reviews to ensure timely processing.	2021-2029	Ongoing program

Name of Program	Objective	Timeframe	Status of Implementation
5.2.2 Expedite Affordable Projects	The County shall evaluate and consider alternative processes to help expedite and encourage affordable housing projects, such as administrative approvals of use permits projects and modifications to the design standards in the zoning code regarding setbacks, lot sizes, parking and height standards.	Aug-25	Programed for 2024-2025
5.3.1 Infrastructure in remote areas	For sites in remote areas, the County shall explore ways to help to facilitate the provision of infrastructure to accommodate residential development by researching opportunities for providing the necessary infrastructure in remote locations for residential development. Strategies to increase densities in these locations will also include development standards where it is feasible with regard to infrastructure, especially with regard to water and sewer.	2021-2029	Not yet started

Name of Program	Objective	Timeframe	Status of Implementation
5.3.2 County Property	The County currently owns 66-parcels of land in the County. Of the 66-parcels, 32 are located in the Owens Valley. The rest are in the more remote areas of the County with limited to no infrastructure or services. All but 3 of the Owens Valley parcels are currently built on for various County offices, roads yards, libraries, parks -etc. The 3 vacant parcels are located in Bishop and Big Pine. The Bishop parcel was being reviewed for a zone change and was included in the RHNA site inventory -Site 2 along with Site 3 a DWP owned parcel. Neither of these proposed zone changes were adopted and new RHNA sites were selected and sent to HCD for approval. One of the two county parcels in Big Pine is environmentally constrained with special status species and a wetland. The other parcel will, however, be further evaluated for housing development viability. The County also has several road yards and an airport on some of its properties in the Owens Valley. Two of the road yard parcels had zone changes and General Plan reclassifications to multi-family residential to encourage high density housing development in 2023. These parcels are located in Lone Pine. Site 2 is still being reviewed for a possible zone change.	Aug-25	Site 2 was ultimately not rezoned, but will be reviewed for it again in 2024.
6.1.1 Support Housing Services	The County shall take positive action to assure unrestricted access to housing. The County will continue to support local housing service providers to provide fair housing services and assist in program outreach.	2021-2029	Ongoing program
6.2.1 Reasonable Accommodation	The County will continue efforts to mitigate or remove constraints on housing for persons with disabilities and will update its code to accurately follow new State regulations.	Aug-24	Completed 12/2022 - Reasonable Accommodation

Name of Program	Objective	Timeframe	Status of Implementation
7.1.1 AFFH	ADU Promotional Brochure within one year of certification. Remove minimum lot width, minimum lot size, minimum parcel size and maximum densities for all residential zones, except Rural Residential due to infrastructure concerns, and revise front yard / rear yard setbacks to facilitate higher density development as well as develop ordinance for SB9 comppliance by the end of 2023.	Dec-23	In progress, SB 9 should be completed by the end of 2024.
7.2.1 Senior Housing	The County will continue working with the housing stakeholder group established during the housing element update to further define housing issues in the county and specifically senior housing. This work will include identifying and applying for grants to provide affordable housing located near services. A focus will be placed on Census Tracts 5 and 8 as these include the areas in the County with the highest percentages of households with a householder 65-years and older. The housing stakeholder group will target new members from these Census Tracts and meet every six months. The group will discuss strategies to support multigenerational households and designing development standards that support aging in place. Intensifying existing single unit homes with ADUs, JADUs, can be an important way to fund housing costs, including mortgages and rehabilitation projects for senior households. The group will evaluate shared housing strategies and look to design / adopt template agreements that can help facilitate cost-sharing arrangements for a variety of households by the end of 2023.	Dec-23	Not yet started

Name of Program	Objective	Timeframe	Status of Implementation
7.3	<p>The County currently has policies that address environmental justice issues. Pursuant to CA Government Code 65302(h), the County will add policies in appropriate sections of its General Plan that relate to healthy food access, safe and sanitary homes and physical activity. In addition, the County will create an Environmental Justice Element within four years of adoption that includes all objectives listed. The Environmental Justice element will discuss the carshare program described in Program 2.1.7 and collaborate through an annual meeting with regional employers and neighboring jurisdictions to provide alternatives to vehicle ownership.</p>	Aug-26	In progress, should be completed by early 2025.
7.3	<p>In addition to the carshare pilot program, the County will evaluate Accessory Commercial Units (ACUs) and the prospect of allowing light commercial uses in residential zones in addition to existing residential. The County will make a decision on which zones to permit ACUs within three years of certification and will allow ACUs as a conditional use within at least one residential zone. This will help to reduce Vehicle Miles Traveled and also provide for more flexibility in terms of land uses, increasing opportunities for small businesses and mitigating issues with food access by making groceries and restaurants more readily available. If pursued, these ACUs will be permitted in addition to all allowed residential development.</p>	Aug-26	In Progress

WHAT IS A GENERAL PLAN?



Inyo County Planning Department



**A vision without a strategy
remains an illusion.**

LEE BOWLMAN



SUMMARY OF TOPICS

MAIN POINTS COVERED

General Plan - Defined
General Plan Visioning
Elements of a General Plan
Consistency
Use of the General Plan
General Plan Implementation
Specific Plan - Defined
Contents of a Specific Plan
Specific Plan's Relationship to General Plan

THE GENERAL PLAN

WHAT IS IT?

A general plan is the principal long-range policy and planning document guiding the physical development, conservation, and enhancement of California cities and counties. California law requires each local government to adopt a general plan to represent the jurisdiction's view of its future. It contains a vision for the community within a specified time, as well as, defines the goals, policies and implementation programs that achieve the community's vision.



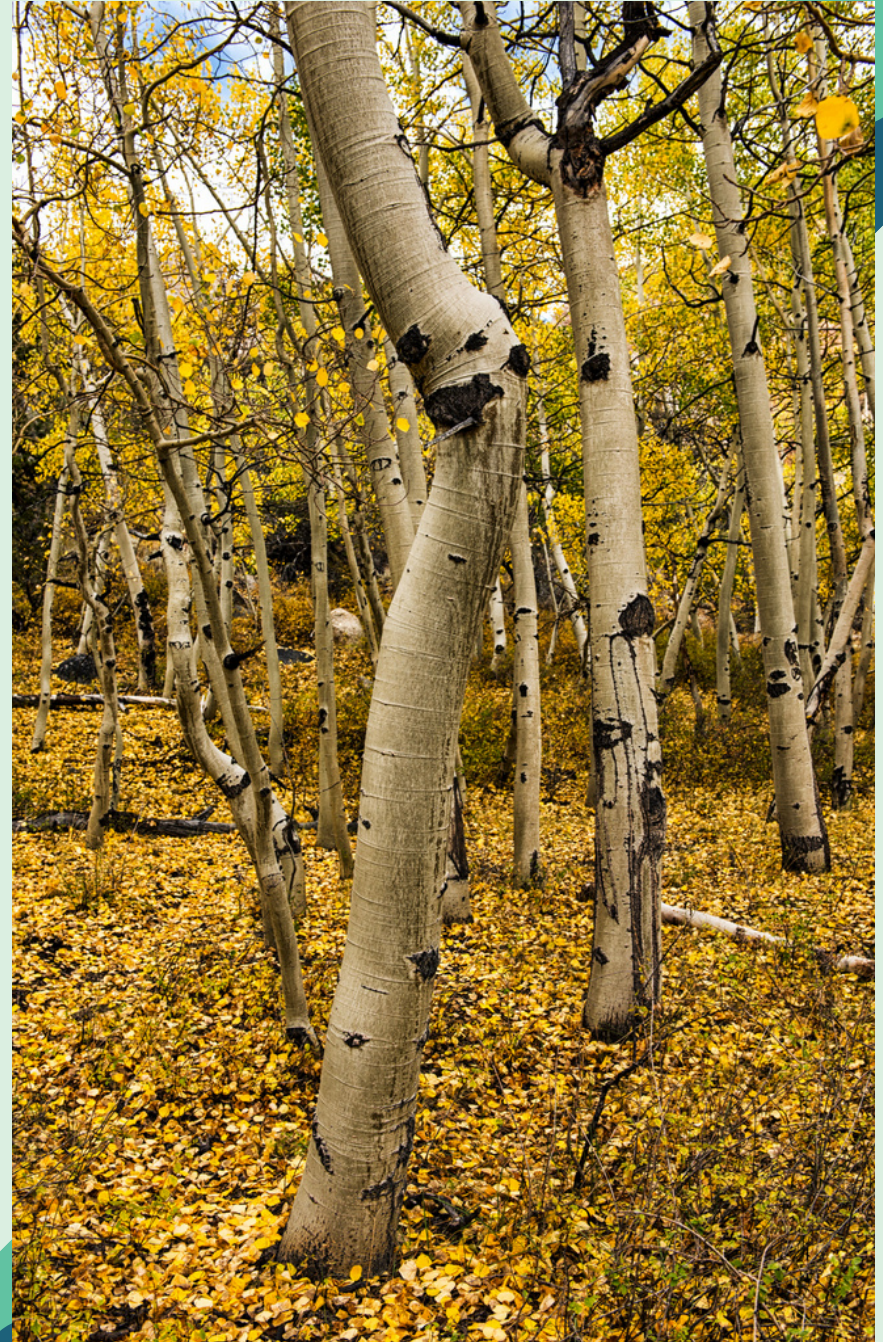


WHAT GOES INTO THE GENERAL PLAN?

The general plan is both geographically and topically comprehensive. The general plan covers the territory within the boundaries of the County. The general plan addresses a wide variety of issues that characterize the County, and state law requires all general plans to include a vision statement and seven mandatory elements.

THE GENERAL PLAN VISION

The Vision, or a statement of desired future conditions, values and characteristics to be achieved or reinforced by the plan, lays the foundation for the policies and programs developed for each of the general plan elements. The visioning process should provide an opportunity for the public to participate in the preparation of the general plan. Visioning can reveal values and identify needs of the community as well as distinguish the planning issues that are important to its residents and are used to shape the policies and programs of the general plan elements.



ELEMENTS OF A GENERAL PLAN

CURRENT STATE LAW REQUIRES SEVEN MANDATORY ELEMENTS. THESE ARE:



LAND USE

The land use element describes objectives, policies, and programs for areas within a jurisdiction's boundaries in both narrative and graphic terms and establishes development criteria and standards, including building intensity and population density. Land use categories are used to depict the general distribution, location, and extent of public and private uses of land.



CIRCULATION

Includes the identification, location, and design of existing and proposed major thoroughfares, transportation routes, pedestrian connections, bicycle facilities, public transit options, trails, and local public utilities and facilities. It serves as an infrastructure plan and must be correlated with the land use element.



HOUSING

Analyzes housing needs for all income groups and demonstrates how to meet those needs. State law requires that this element be revised, at a minimum, every eight or five years (Inyo County is eight).



CONSERVATION

Addresses the identification, conservation, development, and use of resources including energy and natural gas, water and natural landforms.



OPEN SPACE

Intends to provide a plan for the long-term preservation of open space. It must specify plans and measures for preserving open space for natural resources, for managing the production of resources, for outdoor recreation, and for public health and safety.



NOISE

Identifies and analyzes projected noise conditions in the community and must include measures to abate or mitigate potential noise levels.



SAFETY

Identifies seismic, geologic, flood, and wildfire hazards, evacuation routes, and establishes policies to protect the community from them.

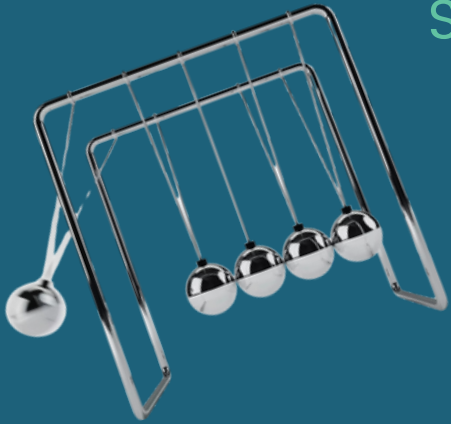


OPTIONAL ELEMENTS

In addition to the elements required by state law, a city or county may adopt other elements that relate to its growth over time. Optional elements have the same force and effect as the statutory elements. Inyo County has the extra Elements of Government and Economic Development.

CONSISTENCY

ONE OF THE KEY LEGAL REQUIREMENTS CONCERNING GENERAL PLANS DEALS WITH CONSISTENCY. "CONSISTENCY" IS ONE OF THE FACTORS USED IN DETERMINING THE LEGAL ADEQUACY OF A GENERAL PLAN. AS STATED IN THE GENERAL PLAN GUIDELINES PREPARED BY THE CALIFORNIA OFFICE OF PLANNING AND RESEARCH: "IN GENERAL TERMS, AN ACTION, PROGRAM OR PROJECT IS CONSISTENT WITH THE GENERAL PLAN IF, CONSIDERING ALL ITS ASPECTS, IT WILL FURTHER THE OBJECTIVES AND POLICIES OF THE GENERAL PLAN AND NOT OBSTRUCT THEIR ATTAINMENT."



INTERNAL CONSISTENCY

State law requires that no textual or diagrammatic policies conflict between the components of a General Plan. That is, a General Plan must be internally consistent. Internal consistency has five dimensions:



1.

All elements of the General Plan, including adopted optional elements, have equal legal status. No element legally takes priority over another.

2.

All elements must be consistent with one another. For instance, if land use element policies are likely to result in an increase in population and traffic, the circulation element must provide feasible mitigation to address those impacts.




3.

Each element's data, goals, objectives, policies, and implementation programs must be consistent with one another. For instance, if one section of the housing element indicates that current housing supplies will meet future demand and another section describes a shortage of affordable housing, the element is not internally consistent.

4.

All goals, objectives, policies, and implementation programs identified in a special policy area must be consistent with the overall General Plan.

5.



The text and diagrams within the General Plan must be consistent. In other words, the diagrams of land use distributions, circulation systems, open space and natural resource areas must reflect the written policies and programs of the General Plan elements.



CONSISTENCY WITH OTHER COUNTY DOCUMENTS AND PROJECTS

The County utilizes several other planning tools such as a zoning ordinance, subdivision ordinance, and specific plans, which must be consistent with the provisions of the General Plan. If they are determined to be inconsistent, they cannot be approved. The General Plan should also be reviewed by other departments to determine whether or not efforts such as public works projects or public land acquisition or sale are consistent with the goals and policies identified in the General Plan.

WHO USES THE GENERAL PLAN?



A LOOK AT THE PEOPLE, GROUPS, AND INSTITUTIONS



The Board of Supervisors and Planning Commission use the goals and policies of the general plan as a basis upon which to make both long-term and short-term decisions, determine long-term objectives, generate and evaluate budgets, plan capital improvements, and prioritize tasks.



County staff and all departments will also reference the general plan when considering development applications, capital improvements, service programming, and departmental budgeting.



Individual residents, existing and prospective business owners, and the development community can also seek guidance for preserving and enhancing the community through the general plan.



Other local and regional agencies will refer to the general plan when projecting future needs and services. The general plan is truly the County's collective guide to the future.

HOW IS THE GENERAL PLAN IMPLEMENTED?

GENERAL PLAN IMPLEMENTATION CONSISTS OF SHORTER-TERM ACTIONS AND PROGRAMS TO CARRY OUT LONGER-TERM GENERAL PLAN GOALS AND POLICIES. THIS INCLUDES ONE-TIME INITIATIVES BY THE COUNTY (E.G., ZONING CODE UPDATE TO REFLECT CHANGES IN A NEW GENERAL PLAN), DECISIONS ON PUBLIC AND PRIVATE DEVELOPMENT PROJECTS, MUNICIPAL OPERATIONAL PROGRAMS, CAPITAL IMPROVEMENTS AND PARTNERSHIPS WITH OTHER JURISDICTIONS OR AGENCIES.

WHAT IS A ZONING ORDINANCE?

A ZONING ORDINANCE, USUALLY PART OF A COUNTY'S CODE, IS A SET OF REGULATIONS THAT PRESCRIBES OR RESTRICTS WHAT LANDOWNERS CAN DO WITH THEIR PROPERTY. ZONING IS ADOPTED BY ORDINANCE AND CARRIES THE WEIGHT OF LOCAL LAW (GOVT. CODE §65850.) GENERAL LAW COUNTIES, HAVE THE CONSTITUTIONAL AUTHORITY TO ADOPT AND ENFORCE LAWS AND REGULATIONS TO PROMOTE AND SUPPORT THE PUBLIC HEALTH, SAFETY, MORALS AND GENERAL WELFARE (THIS IS KNOWN AS A JURISDICTION'S "POLICE POWER"). ZONING PROVIDES DIRECTION REGARDING BOTH LAND USE AND DEVELOPMENT STANDARDS:

USE

A major component of a zoning ordinance is that it restricts the type of development that may be built. Examples of uses include single-family residential, multifamily residential, commercial, open space, mixed use, industrial etc. Uses are typically either “permitted” in a zone district, which in most cases allows for administrative approval (Planning Director or designee has approval authority; no hearing required), “conditionally permitted,” (requires a hearing at Planning Commission), or “not permitted,” which prohibits a use in a zone district.






DEVELOPMENT STANDARDS

Zoning ordinances identify building setbacks within which any building must fit. These are commonly referred to as Design Standards. The design standards (which may vary from use to use) specifies setbacks, height limits, and sometimes limits on the percentage of a site that may be covered by buildings, other structures, and paving (otherwise known as “Floor Area Ratio” or “FAR”.) Development standards also regulate how a building will perform in the context of its neighborhood, and are designed to ensure the compatibility of new development with adjacent uses.



RELATIONSHIP TO THE GENERAL PLAN

The distribution of residential, commercial, industrial, and other zones in the zoning ordinance is based on the pattern of land uses established by the community's general plan (because the zoning ordinance implements the goals and policies of the general plan, the two plans must be consistent). For example: if a general plan designates the land adjacent to a Highway as Retail Commercial, the zoning ordinance must support this vision by zoning the land for retail commercial uses, not residential, or open space, or any other use that is inconsistent with commercial uses. One general plan designation may be supported by multiple zone classifications, and even though each zone classification specifies different use and development standard parameters, they all meet the intent of the goals and policies developed for the corresponding land use in the general plan.



WHAT GOES INTO A SPECIFIC PLAN?

State law mandates that a specific plan includes text and diagrams which: specify the distribution, location, and extent of the uses of the land, including open space, within the area covered by the plan; the proposed distribution, location, and extent and intensity of major components of public and private



transportation, sewage, water, drainage, solid waste disposal, energy, and other essential facilities proposed to be located within the area covered by the plan and needed to support the land uses described in the plan; development standards, and standards for the conservation, development and utilization of natural resources; an implementation program; and a statement of the relationship of the specific plan to the general plan.

RELATIONSHIP TO THE GENERAL PLAN

The specific plan effectively establishes a link between the general plan and individual development proposals (at a project level), in a more area-specific manner than is possible with community-wide zoning ordinances. Specific plans create a comprehensive vision, theme, and a land use plan that support the policy direction that is identified in the general plan, moving one step closer to implementing the goals, policies, and objectives outlined in the general plan document.





INYO COUNTY BOARD OF SUPERVISORS

TRINA ORRILL • JEFF GRIFFITHS • SCOTT MARCELLIN • JENNIFER ROESER • MATT KINGSLEY

NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-159

Owens Valley Groundwater Authority Meeting - March 14, 2024 Water Department ACTION REQUIRED

ITEM SUBMITTED BY

Holly Alpert, Water Director

ITEM PRESENTED BY

Holly Alpert, Water Director

RECOMMENDED ACTION:

Provide direction to the Owens Valley Groundwater Authority representatives in advance of the Owens Valley Groundwater Authority meeting scheduled for March 14, 2023.

BACKGROUND / SUMMARY / JUSTIFICATION:

The next meeting of the Owens Valley Groundwater Authority (OVGA) will be its regular annual meeting, held each March. The attached agenda is in draft form. A final agenda will be circulated ahead of the meeting.

The OVGA will consider adopting a final 2024-25 budget as required by the Joint Powers Agreement (JPA). The proposed budget is balanced as required by the OVGA bylaws. As part of this agenda item, the Inyo Board of Supervisors is requested to consider whether Inyo County will contribute additional funding to the OVGA in 2024-25. In the current year, no member organization provided additional funding, and the OVGA relied on its fund balance to balance the budget. The proposed budget also assumes no members will elect to provide additional funding. Members that contribute to the 2024-25 budget will acquire additional votes according to the formula in Article IV, Section 2 of the JPA. If no members provide a contribution, each member will have two votes, and Interested Parties will have one vote each.

The following work efforts are included in the proposed 2024-25 budget: implementing well registration and reporting Ordinance 2022-01, annual reporting to Department of Water Resources, well permit review, administration for OVGA meetings, and acquiring water quality and land subsidence data from ongoing monitoring programs. The proposed 2024-25 budget assumes a similar level of effort by OVGA staff as the current year, and the OVGA will continue to rely on the administrative, legal, and technical expertise provided by Inyo County and the City of Bishop.

OVGA staff will update the OVGA board on the implementation of Ordinance 2022-01, which requires private well owners who pump less than 2 acre-feet/year to register their wells and report their pumping. The deadline for registering wells is April 1, 2024. Staff will provide a summary of the information received so far.

Inyo County staff provides services to the OVGA through staff services contracts with the Water

Department, County Counsel, and the Auditor’s office. These contracts require updating, which will be brought to the OVGA board for approval.

OVGA staff will present the Water Year 2022 annual report to the OVGA board. This annual report, which was due on April 1, 2023, is behind schedule because of staff transitions. The OVGA board will need to develop a process for reviewing, accepting public comment on, and approving annual reports.

FISCAL IMPACT:			
Funding Source	N/A	Budget Unit	N/A
Budgeted?	N/A	Object Code	N/A
Recurrence	N/A		
Current Fiscal Year Impact			
The Inyo County Treasury holds the funds for the OVGA, but the OVGA budget does not have any impact on Inyo County funds.			
Future Fiscal Year Impacts			
N/A			
Additional Information			

N/A

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

No direction is provided to Owens Valley Groundwater Authority representatives ahead of the meeting.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

City of Bishop, Indian Creek-Westridge CSD, Big Pine CSD, Owens Valley Committee, Lone Pine Paiute-Shoshone Tribe

ATTACHMENTS:

- Owens Valley Groundwater Authority Agenda - March 14 2024

APPROVALS:

Holly Alpert	Created/Initiated - 2/20/2024
Darcy Ellis	Approved - 2/20/2024
Holly Alpert	Approved - 2/21/2024
John Vallejo	Approved - 2/27/2024
Amy Shepherd	Approved - 2/27/2024
Nate Greenberg	Final Approval - 2/27/2024

**Owens Valley Groundwater Authority
Board of Directors Regular Meeting Agenda**

March 14, 2024

2:00 PM

**Inyo County Water Department
135 S. Jackson St.
Independence, CA 93526**

All members of the public are encouraged to participate in the discussion of any items on the Agenda. Members of the public will be allowed to speak about each agenda item before the Board of Directors takes action on it. Any member of the public may also make comments during the scheduled "Public Comment" period on this agenda concerning any subject related to the Board of Directors or the Owens Valley Groundwater Authority.

Public Notice: In Compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting please contact Laura Piper at (760) 878-0001. (28 CFR 35.102-35.104 ADA Title II). Notification 48 hours prior to the meeting will enable the OVGA to make reasonable arrangements to ensure accessibility to this meeting. Should you because of a disability require alternative formatting of this agenda, please notify Laura Piper 72 hours prior to the meeting to enable the OVGA to make the agenda available in a reasonable alternative format. (Government Code Section 54954.2).

NOTICE TO THE PUBLIC: The Owens Valley Groundwater Authority will conduct this meeting in person at the Inyo County Water Department located at 135 South Jackson St. in Independence, CA. The public may attend in person or via a Zoom webinar. This in-person meeting will be conducted in accordance with local and State Department of Public Health orders and guidance and requirement of the California Division of Occupational Safety and Health (CalOSHA).

The Zoom webinar is accessible to the public at:

<https://us02web.zoom.us/j/86378470348?pwd=RkVWbFRwbC9VWXR1ZUpIVWpNNXE5dz09>

Remote participation for members of the public is provided for convenience only. In the event that the remote participation connection malfunctions for any reason, the OVGA reserves the right to conduct the meeting without remote access.

To join by phone, refer to the numbers and webinar ID at the bottom of the agenda. To provide public comment, at the appropriate agenda item during the meeting, press the raise your hand button in the Zoom window. Public comment also may be provided by emailing comments, limited to **250 words or less**, prior to the meeting or before the staff report for the item has ended. Efforts will be made to read your comment, but submittals longer than 250 words may not be read or may be summarized due to time limitations. All comments will be made a part of the record. Please submit a separate email for each item that you wish to comment upon to lpiper@inyocounty.us, and identify in the subject line of the email which agenda item the comment addresses.

OPEN SESSION (With the exception of timed items, all open-session items may be considered at any time and in any order during the meeting at the Board's discretion.)

1. Pledge of allegiance
2. Introductions
3. Public comment

4. Approval of minutes from the March 9, 2023, and January 30, 2024, OVGA Board meetings
 5. Election of OVGA Chairperson and Vice-Chairperson for 2024-25
 6. Board member reports
 7. OVGA staff reports
 - a. Financial report
 - b. Update on the Proposition 1 grant final payment
 - c. Audit
 - d. Update on GSP approval
 - e. SGMA guidance from State
 - f. Groundwater Awareness Week: March 10-16
 - g. Form 700 reminder
 8. Presentation of draft 2024-2025 OVGA budget and consideration of a final budget
 9. Ordinance 2022-01 Well Registration Program update
 10. Staff services contract updates
 11. Water Year 2022 OVGA annual report
 12. Meeting schedule
 13. Adjourn
-
-

Join the March 14, 2024, OVGA webinar:

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INYO COUNTY BOARD OF SUPERVISORS

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NATE GREENBERG
COUNTY ADMINISTRATIVE OFFICER

DARCY ELLIS
ASST. CLERK OF THE BOARD



AGENDA ITEM REQUEST FORM

March 5, 2024

Reference ID:
2024-158

Workshop on Proposed Inyo County Mobile Vending Program

County Counsel

NO ACTION REQUIRED

ITEM SUBMITTED BY

Grace Chuchla, Deputy County Counsel

ITEM PRESENTED BY

Grace Chuchla, Deputy County Counsel

RECOMMENDED ACTION:

- A) Conduct workshop on the proposed Inyo County Mobile Vending Program; and
- B) Provide any follow-up direction to staff as necessary.

BACKGROUND / SUMMARY / JUSTIFICATION:

There has recently been an uptick in interest from various mobile vendors in selling their products in Inyo County. These vendors include both food vendors (e.g. food trucks and produce vendors) and non-food vendors (e.g. crafts). Staff initially permitted some vendors to sell their products in the shoulder of the county right-of-way via an encroachment permit, but this proved unworkable. Inyo County roads often lack sidewalks, which leads to customers congregating in the traffic lanes, and parking on the side of a road brings businesses in close proximity to houses.

Staff did not believe that it would be wise to shut down mobile vending entirely in Inyo County, as constituents generally enjoy having the option to purchase from a mobile vendor. Staff therefore looked to other places where it would be safe and convenient to locate mobile vendors, and decided that county property (specifically, parking lots) would work well for this purpose.

A team consisting of staff from Administration, Public Works, Environmental Health, Code Enforcement, and County Counsel got together to flesh out the program and figure out the specifics. That team will provide the attached presentation to your Board and asks that your Board provide feedback on the proposed mobile vending program so that staff may incorporate that feedback into any ordinances or other formal action that is necessary to implement the mobile vending program.

FISCAL IMPACT:

Funding Source	General Fund / Non-General Fund / Grant Funded (list grant funding sources here)	Budget Unit	
Budgeted?	Yes / No	Object Code	
Recurrence	One-Time Expenditure / Ongoing Expenditure		
Current Fiscal Year Impact			

Future Fiscal Year Impacts
Additional Information

ALTERNATIVES AND/OR CONSEQUENCES OF NEGATIVE ACTION:

Your Board could choose to not participate in this workshop or direct staff to change the approach to this program.

OTHER DEPARTMENT OR AGENCY INVOLVEMENT:

None.

ATTACHMENTS:

1. Mobile Vending Program

APPROVALS:

Grace Chuchla	Created/Initiated - 2/21/2024
Grace Chuchla	Approved - 2/21/2024
Darcy Ellis	Approved - 2/21/2024
John Vallejo	Approved - 2/22/2024
Amy Shepherd	Approved - 2/22/2024
Nate Greenberg	Approved - 2/26/2024
Cathreen Richards	Approved - 2/26/2024
Jerry Oser	Approved - 2/27/2024
John Pinckney	Final Approval - 2/27/2024



INYO COUNTY MOBILE VENDOR PROGRAM

BOARD OF SUPERVISORS WORKSHOP | MARCH 5, 2024



PROBLEMS TO SOLVE



- **Mobile vendors provide a valuable service to residents and visitors BUT....**
 - **The County right-of-way is generally not a safe location for vending**
 - **Unauthorized vending has a variety of negative consequences**
 - **Food vendors without proper Environmental Health permitting pose a public health risk**

SOLUTION



- **Identify County property where mobile vending can safely occur and modify zoning to allow for mobile vending on more private property**
- **Create a permitting process to ensure that food vendors comply with EH requirements**
- **Charge fees to ensure fair competition and that the County's costs are covered**

STAFF PROPOSAL



- **Scope / time**
- **Location**
- **Cost**
- **Permitting process**

SCOPE / TIME



- **Scope – All motorized mobile vending on county property, both food and non-food.**
 - **SB 946 (2018) severely restricts the County’s ability to regulate non-motorized mobile vendors (i.e. pushcart vendors)**
- **Time – Initial license will be issued for 3 months. Renewals will be available for 1 year periods.**

LOCATION



- **County parking lots**
 - Parks
 - Office buildings
 - Airports
- **County right-of-way where there are delineated parking spots**
 - Alley between Indy admin building and the courthouse
- **This program will only regulate vending on *county* property. If a mobile vendor is selling from *private* property, this program is inapplicable. (Caveat - EH rules apply everywhere.)**

- **This is an optional license to use County property, not a mandatory fee, so the County may charge whatever it wants.**
- **Staff proposal - \$200 for the initial license and for each 1 year renewal**
- **Food vendors may incur other costs for EH permitting**

PERMITTING PROCESS



- **Public Works and County Counsel will develop an application.**
- **Vendors must submit:**
 - **Proposed vending schedule and location**
 - **Proof of insurance**
 - **Permit fee**
 - **Proof of EH permitting (food only)**
- **Out of county vendors may also need an itinerant peddler's license from the Treasurer Tax Collector.**

PROPOSED CHANGES TO CB AND C-2 ZONING



- **Currently commercial business (CB) zoning and highway services / tourist commercial (C-2) zoning does not allow for mobile vending without a conditional use permit.**
- **Staff proposes changing the permitted uses to allow for mobile vending within the CB and C-2 zone.**
- **Staff will also add parking requirements.**

NEXT STEPS



- **Board member feedback**
- **Staff will prepare an application and an ordinance to modify zoning and create this program**

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California State Senate

SENATOR
MARIE ALVARADO-GIL, M.P.A.
CHAIR, HUMAN SERVICES
FOURTH SENATE DISTRICT



COMMITTEES
AGRICULTURE
BUSINESS, PROFESSIONS &
ECONOMIC DEVELOPMENT
GOVERNMENTAL ORGANIZATION
HUMAN SERVICES
INSURANCE
MILITARY & VETERANS AFFAIRS

February 26, 2024

Alice Busching Reynolds, President
California Public Utilities Commission
505 Van Ness Avenue
San Francisco, CA 94102

Subject: Opposition to AT&T's application to the California Public Utilities Commission to discontinue Carrier of Last Resort obligation (Application 23-03-003)

Dear President Reynolds,

I write in opposition to AT&T's application to the California Public Utilities Commission (CPUC) to discontinue its Carrier of Last Resort (COLR) obligation to provide Plain Old Telephone Service (POTS). The negative impacts of this proposed action would disproportionately impact thousands of customers in my district, representing a significant number of rural and disadvantaged communities that rely exclusively on land-line telecommunications service. Additionally, these communities face significant vulnerabilities to experience natural disaster emergencies.

POTS provides essential access to 9-1-1 and public safety emergency alert systems for our most vulnerable residents. The alternative technologies proposed by AT&T do not provide comparable quality, reliability and affordability. My constituents already have to deal with the realities of wildfires, public safety power shutoffs, lack of broadband and reliable cell phone service access and disproportionate impacts from inflation.

Robust outreach to ensure the voices of the impacted communities is essential. Presently, despite my district facing significant impacts from this proposed action, no public meetings are currently scheduled within a reasonable distance for my constituents to participate in-person. I am requesting that you confirm and publish notices for additional in-person meetings that would be accessible to my constituents prior to proceeding forward in your process to review and act on AT&T's application.

I urge you to use your influence and voice to protect access to reliable telecommunications services and reject AT&T's application for relief from COLR obligations. Thank you for your attention to this matter.

Sincerely,

A handwritten signature in cursive script, appearing to read "Marie Alvarado-Gil".

Senator Marie Alvarado-Gil, 4th District

CC: Federal Communications Commission