



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

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

MEETING LOCATION Mammoth Lakes Suite Z, 437 Old Mammoth Rd, Suite Z, Mammoth Lakes, CA 93546

**Regular Meeting  
October 16, 2018**

<b>Flash Drive</b>	<b>Board Room Recorder</b>
<b>Minute Orders</b>	<b>M18-219 – M18-221</b>
<b>Resolutions</b>	<b>R18-64 – R18-70</b>
<b>Ordinance</b>	<b>ORD18-14 Not Used</b>

9:09 AM Meeting called to order by Chair Gardner.

*Supervisors Present: Corless, Gardner, Halferty, Peters, and Stump.  
Supervisors Absent: None.*

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

Pledge of Allegiance led by Supervisor Stump.

Supervisor Stump: Prayer Vigil for missing teenager in Chalfant at the community center.

**1. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD**

**Mickey Brown, Mammoth Voices:**

- Mammoth Lakes Community Housing Summit, Nov 2 – 4 at Little Eagle.

**2. RECOGNITIONS**

**A. Employee Service Award Ceremony**

Departments: CAO

(Leslie Chapman) - Award ceremony for employees with five, ten, fifteen, twenty, twenty-five and thirty years of dedicated service to the County.

**Action:** Convene ceremony and present awards.

**Note:**

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**Leslie Chapman, CAO:**

- Presented awards.

Robin Roberts  
Louis Molina  
Amber Reigle  
Shirley Martin  
Heather Edwall  
Bertha Jimenez  
Becky Buccowich  
Jenny Lucas  
Brent Peterson  
Kevin Douda  
Alex Johnson  
Debra Diaz  
Job Drozd  
Mary Clark  
Steve Amundson  
Josh Rhodes  
Steve Reeves  
Ed Spradlin  
Debra Ybarra

*Break: 9:50 AM*

*Reconvene: 10:10 AM*

**3. COUNTY ADMINISTRATIVE OFFICE**

CAO Report regarding Board Assignments

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

**Leslie Chapman, CAO:**

- Supervisor Gardner: there are two people who do not wish to be recognized, but we thank them very much.
- Scheereen's birthday.
- Meeting weekly about the Mono County Civic Center.
- Meeting with Sheriff's management.
- Meeting about Sierra Center mall to determine status. Making sure we have a place to stay if we are a few months late getting the building done.
- Met with department heads.
- Salary survey second round of meetings.
- Leadership breakfast next week both Wednesday and Thursday morning. Ariana Weiner.

**4. DEPARTMENT/COMMISSION REPORTS**

**Sheriff Braun:**

- Missing person's investigation in Chalfant update.
- Supervisor Stump: incident with a man passing away up Rock Creek, wanted to compliment dispatcher for handling both issues so well.

**5. CONSENT AGENDA**

**Note:**

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

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

**A. Resolution to Amend Allocation List - County Counsel**

Departments: County Counsel

Proposed resolution amending the County list of allocated positions to add one Deputy County Counsel III and to delete one Deputy County Counsel II in the department of County Counsel.

**Action:** Adopt proposed resolution R18-64, Authorizing the County Administrative Officer to amend the County of Mono list of allocated positions to add one Deputy County Counsel III position and delete one County Counsel II position in the department of County Counsel.

**Peters moved; Stump seconded**

**Vote: 5 yes; 0 no**

**R18-64**

**B. Appointments to Special Districts in Lieu of Election**

Departments: Elections

In certain circumstances, the Mono County Board of Supervisors has the authority to appoint members to various Special District boards in lieu of election, per Elections Code 10515 and Board Resolution 12-64.

**Action:**

Appoint members to fill Special District board vacancies as follows:

Antelope Valley Fire Protection District: Robert Dunn

Bridgeport Fire Protection District: Jim Jeude; Dan Love; Jason Bullington

Chalfant Valley Fire Protection / Community Services District: Charlie Waldriff;  
Frank Bauer

June Lake Fire Protection District: M. Karen O'Keefe; Paul McCahon

Lee Vining Fire Protection District: Narcisco Vargas; Santiago Escruceria

Long Valley Fire Protection District: Kim Czeschin; Sharon Shaw

Mammoth Lakes Fire Protection District: Roger Curry; Breton Bihler

Mono City Fire Protection District: David Swisher; Bartshe Miller

Paradise Fire Protection District: Mark Daniel; Pat Pontak; Melissa Carey

Wheeler Crest Fire Protection District: Glenn Inouye; Brent Miller

White Mountain Fire Protection District: Jeffrey Gordon; Jennifer Sarten; Bud  
Moody

Bridgeport Public Utility District: Ken Reynolds; Donna Simensen

Lee Vining Public Utility District: Tom Strazdins

June Lake Public Utility District: Barbara Miller; Mary Hallum

Antelope Valley Water District: Les Chichester; Thomas Summers

Birchim Community Services District: Patricia Corto; Joan Stern

Hilton Creek Community Services District: Isabel S Connolly; Cynthia Adamson;  
Garrett Higerd

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Mammoth Lakes Community Services District: Joel Brown (2020); Gerard Oliveira (2022)  
Wheeler Crest Community Services District: Glenn Inouye; Charles Tucker  
Tri-Valley Groundwater Management District: Director A: Carol Ann Mitchell; Marion Dunn  
Tri-Valley Groundwater Management District: Director B: Richard Moss

**Stump moved; Peters seconded**

**Vote: 5 yes; 0 no**

**M18-219**

**Supervisor Stump:**

- For many districts, participation is completely volunteer. Really appreciate every individual on here giving their time since it's not compensated. Example of citizen participation that keeps the County going.

**Helen Nunn, Assistant Clerk-Recorder:**

- Lee Vining Fire, Cedar Barager; has resigned and asked to not be reinstated. Deleting his name from the list.

**Supervisor Peters:**

- Thanked County Counsel and Clerk's office for putting in time to clarify concerns in his district.

### **C. McFlex/Civic Center Real Property Transactions**

Departments: CAO

A Resolution: (1) authorizing the County Administrative Officer to accept and consent to the recordation of two grant deeds from the Town of Mammoth Lakes transferring portions of APN 035-010-064 (Parcel A-3 and Mono County Civic Center Parcel as shown in Exhibits "A" and "B", the "Property") for the purposes of constructing a County Civic Center building, parking, and access improvements; and (2) approving and authorizing the CAO to execute, subject to the simultaneous occurrence of specified conditions, an irrevocable offer of dedication over Parcel A-3 for road and right-of-way purposes to the Town of Mammoth Lakes in substantially the form set forth in Exhibit "C."

**Action:** Adopt proposed resolution R18-65, Authorizing the County Administrative Officer to accept and consent to recordation of two grant deeds from the Town of Mammoth Lakes for portions of APN 035-010-064, for the purposes of constructing a county civic center, parking, and access improvements and approving, subject to the simultaneous occurrence of specified conditions, an irrevocable offer of dedication over the property for road and right-of-way purposes to the Town of Mammoth Lakes.

**Halferty moved; Corless seconded**

**Vote: 5 yes; 0 no**

**R18-65**

**Stacey Simon, County Counsel:**

- Added boiler plate language to the delegation of Authority to the CAO, to recognize that there may be things that are unforeseen. Authorizes the CAO to accept anything else that will be discovered as the transaction moves forward.

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**D. Correcting Resolution for sale of 71 Davison, Mammoth Lakes, CA**

Departments: County Counsel and Behavioral Health

Proposed resolution declaring the County's intention to sell certain County-owned surplus real property (APN 031-070-011), specifying the terms and conditions of sale and superseding and replacing R18-61.

**Action:** Adopt proposed resolution R18-66, Declaring its intention to sell certain County-owned surplus real property (APN 031-070-011), specifying the terms and conditions of the sale and superseding and replacing resolution R18-61.

**Corless moved; Stump seconded**

**Vote: 5 yes; 0 no**

**R18-66**

**Stacey Simon:**

- Amendment: Section 7 - any brokers fee will only be payable upon close of escrow.

**6. CORRESPONDENCE RECEIVED**

All items listed are located in the Office of the Clerk of the Board, and are available for review. Direction may be given to staff regarding, and/or the Board may discuss, any item of correspondence listed on the agenda.

**A. Application for Alcoholic Beverage License**

An application from the Department of Alcoholic Beverage Control for an alcoholic beverage license for Sierra Meadows - Mammoth, LLC. Location: 1 Sherwin Creek Road in Mammoth Lakes.

**B. Caltrans Letter Regarding the Conway Ranch Shoulders Project**

The State of California, Department of Transportation (Caltrans) will be conducting preliminary environmental surveys for the proposed Conway Ranch Shoulders project, which proposes to widen the existing paved shoulders, install skipped rumble strips, correct a compound curve, and lengthen a chain up area. The letter serves as a courtesy to notify of the upcoming activity.

**C. Price Paige and Company Letter of Engagement**

A letter from Price Paige and Company describing their responsibility under U.S. Generally Accepted Auditing Standards, Government Auditing Standards and the Uniform Guidance.

**7. REGULAR AGENDA - MORNING**

**A. Comment Letter in Response to LADWP's Notice of Preparation of a Draft Environmental Impact Report**

Departments: CDD, County Counsel

(Wendy Sugimura) - Scoping comment letter in response to a Notice of Preparation from the Los Angeles Department of Water and Power on the Mono County Ranch Lease Renewal Project.

**Note:**

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**Action:** Approve scoping comment letter for submittal by the Board, with any desired modifications, and authorize the Board Chair to sign.

**Stump moved; Halferty seconded**

**Vote: 5 yes; 0 no**

**M18-220**

**Wendy Sugimura, Community Development Director:**

- Not too many changes from the draft.
- Baseline language changed a bit, sage grouse language and some new information, which alternatives we are suggesting.
- Thanked everyone that worked on the letter.

**Stacey Simon:**

- Received notice that email submission is okay.

**B. Employment Agreement for Public Works Director**

Departments: CAO

(Leslie Chapman, Tony Dublino) - Proposed resolution approving a contract with Tony Dublino as Public Works Director, and prescribing the compensation, appointment and conditions of said employment.

**Action:** Announce the fiscal impact. Approve Resolution R18-67, Approving a contract with Tony Dublino as Public Works Director for a term of three years from October 17, 2018 through November 1, 2021. Authorize the Board Chair to execute said contract on behalf of the County.

**Fiscal Impact:** Announce the fiscal impact. The cost for this position for the remainder of FY 2018-2019 (November 1 to June 30th) is approximately \$133,499 of which \$81,600 is salary and \$51,899 is the cost of the benefits and was included in the approved budget. Total cost for a full fiscal year (2018-2019) will be \$200,248 of which \$122,400 is annual salary; and \$77,848 is the cost of the benefits.

**Peters moved; Halferty seconded**

**Vote: 5 yes; 0 no**

**R18-67**

**Leslie Chapman:**

- Introduced item.
- Clarified that the Assistant CAO position is now open.

Fiscal impact announced by Chair Gardner.

**C. Amendment to Employment Agreement with Jason Canger**

Departments: County Counsel

(Stacey Simon) - Proposed resolution approving agreement and first amendment to the employment agreement of Jason Canger to change Mr. Canger's title to Deputy County Counsel III and implement corresponding salary adjustment.

**Note:**

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**Action:** Announce Fiscal Impact. Approve Resolution #R18-68, approving an amendment to the employment contract with Jason Canger as Deputy County Counsel, Authorize the Board Chair to execute said contract amendment on behalf of the County.

**Fiscal Impact:** The fiscal impact associated with this item for fiscal year 2018-19 is \$15,642. Of that amount, \$11,048 is salary, \$3,408 is the cost of benefits and \$1,186 is the cost of the County's contribution to PERS. These amounts were included in the FY2018-19 Phase II budget.

**Stump moved; Corless seconded**

**Vote: 5 yes; 0 no**

**R18-68**

Stacey Simon

- Introduced item

Fiscal impact announced by Chair Gardner.

#### **D. Employment Agreement for Chief Probation Officer**

Departments: Human Resources

(Dave Butters) - Proposed resolution approving a contract with Karin Humiston as Chief Probation Officer, and prescribing the compensation, appointment and conditions of said employment.

**Action:** Announce Fiscal Impact. Approve Resolution #R18-69, Approving a contract with Karin Humiston as Chief Probation Officer, and prescribing the compensation, appointment and conditions of said employment. Authorize the Board Chair to execute said contract on behalf of the County.

**Fiscal Impact:** The cost for this position for the remainder of FY 2018-2019 (October 16th to June 30th) is approximately \$134,154 of which \$81,413 is salary and \$52,740 is the cost of the benefits and was included in the approved budget. Total cost for a full fiscal year (2018-2019) will be \$189,393 of which \$114,936 is annual salary; and \$74,457 is the cost of the benefits, as amended.

**Peters moved; Halferty seconded**

**Vote: 5 yes; 0 no**

**R18-69**

Dave Butters, HR Director:

- Introduced item.

Stacey Simon:

- Correction: Paragraph 4, 2018.

Supervisor Peters:

- Thanked Karin for her presence in the community.

Fiscal impact announced by Chair Gardner.

#### **E. Employment Agreement for the County Administrative Officer**

**Note:**

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Departments: Human Resources

(Dave Butters) - Proposed resolution approving a contract with Leslie Chapman as County Administrative Officer, and prescribing the compensation, appointment and conditions of said employment.

**Action:** Announce Fiscal Impact. Approve Resolution #R18-70, Approving a contract with Leslie Chapman as County Administrative Officer, and prescribing the compensation, appointment and conditions of said employment. Authorize the Board Chair to execute said contract on behalf of the County.

**Fiscal Impact:** The cost for this position for the remainder of FY 2018-2019 (November 1, 2018 through June 30, 2019) is approximately \$187,310 of which \$115,600 is salary, and \$71,710 is the cost of the benefits and was included in the approved budget, as amended.

**Corless moved; Stump seconded**

**Vote: 5 yes; 0 no**

**R18-70**

**Dave Butters:**

- Introduced item.
- Corrections: November to October, 2.7 to 2.5 %

Fiscal impact announced by Chair Gardner.

*Break: 10:51 AM*

*Reconvene: 11:04 AM*

Move to item 12.

## **F. Short-term Rental Activity Permit 18-006/Prince**

Departments: Community Development - Planning

Public Hearing 11:30 AM - 20 minutes

(Michael Draper) - Public hearing to consider approving a non-owner-occupied (Type III) short-term rental use in a 2-bedroom single-family residential unit at 46 Leonard Ave. (APN 015-101-004) in June Lake. The land use designation is Single-Family Residential (SFR).

**Action:** Conduct public hearing. Consider and potentially approve Short-term Rental Activity Permit 18-006/Prince. Includes findings listed in Staff report ??

**Gardner moved; Corless seconded**

**Vote: 4 yes; 1 no**

**M18-221**

**Public Hearing Opened 11:30 AM**

**Michael Draper, Planning Analyst:**

- Introduced item, went through presentation.
- Use permit approved by planning commission.

**Note:**

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- Planning commission approved commercial lodging standards to be applied to this property.
- **Supervisor Stump:** There been an evaluation of this driveway and parking area? Whether or not it complies with the parking or load carrying capacity of vehicles? Two other permittees were required to take corrective action within the year.
- Requiring that parking area be paved or of similar material is included in the use conditions of approval.

**Supervisor Stump:**

- Wants to confirm with the agent that both she and the representative of the trust are aware that until the parking is corrected, that there are to be no short-term rentals on the property.

**Connie Lear:**

- No parking in front of the house, asked that a loading and unloading only sign be required by planning commission.

**Stacey Simon:**

- In staff report recommended actions, the Board can adopt the findings set forth in the staff report.

**Public Hearing Closed: 11:51 AM**

**Supervisor Halferty:**

- Not supportive of this. Doesn't believe property complies with the land use designation.
- Voted no.

**8. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD**

No one spoke.

**9. CLOSED SESSION at 11:53 AM**

**A. Closed Session--Human Resources**

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

**B. Closed Session - Existing Litigation**

CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION. Paragraph (1) of subdivision (d) of Government Code section 54956.9. Name of case: Desert Survivors, et al. v. United States Department of Interior, et al. (Case No. 3:16-cv-01165-JCS).

*Reconvene: 1:02 PM*

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Nothing to report out of Closed Session.

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

**10. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD**

**Patricia Robertson, Mammoth Lakes Housing (MLH):**

- Town of Mammoth Lakes has found funding for housing assistance. Any interest, contact MLH.

**11. REGULAR AGENDA - AFTERNOON**

**A. Public Hearing - Community Development Block Grant**

Departments: Finance

(Megan Mahaffey) - Public hearing regarding accomplishments of Community Development Block Grant 2015 Notice of Funding Availability (NOFA) award.

**Action:** Hold a public hearing to hear about the accomplishments of the Community Development Block Grant award. Provide any desired direction to staff.

**Janet Dutcher, Finance Director:**

- Introduced item. Explained grant.
- Circulated a sign-up sheet.
- Explicit documentation in purchasing methods.
- Joe's experience helped us to justified purchasing approach.

**Public Hearing opened: 1:06 AM**

**Molly DesBaillets, First 5:**

- Funds were able to open 2 new centers in the County.
- First new centers in 10 years.
- Supported First 5, increase some indicators.
- More child care slots available, more certified preschool teachers.
- Serviced 54 people include parents and children.
- Allowed several families to have two-income households.

**Joe Blanchard, Public Works:**

- ADA Improvements by Public Works – Facilities:
- Mono Lake Park – parking, path of travel, restrooms.
- Crowley Lake Park – same.
- All projects included a high-level of expertise.

**Wendy Sugimura:**

- Funds provided made the following available:
- Housing needs assessment (available online).
- Updated the justification study for the housing mitigation ordinance.
- The Housing workshop.

**Public Hearing Closed 1:29 PM**

**Note:**

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## **B. Quarterly Update on the Mono County Revolving Loan Program - Housing**

Departments: Finance, Community Development Department

(Patricia Robertson) - Receive a property update from Mammoth Lakes Housing and a financial update from the Finance Department on use of Mono County Revolving Loan Fund as per Resolution 17-86 for the quarter ended June 30, 2018.

**Action:** Receive update. Provide any desired direction to staff.

**Janet Dutcher:**

- Introduced item.
- Meridian Court loan.
- Fund is back to having \$300,000; awaiting the next possibility.
- MLH can tap into this financing.
- 3 loans in 2016-17.

**Patricia Robertson, MLH Executive Director:**

- Monitors 40 deed restricted homes

## **12. BOARD MEMBER REPORTS**

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

**Supervisor Corless:**

- 10/12: Met with Mayor Hoff and Reds Meadow Resort owner Bobby Tanner regarding Reds Meadow Rd concerns, Tanner reported increased Madera County activity/presence in the valley; will reach out to Madera Supervisor Tom Wheeler; while county boundary adjustment project is pending/progressing behind the scenes, need to assure public safety is first priority for all.
- LTC 10/15/18
- 5G implementation—proximity of infrastructure; local gov, Caltrans role in infrastructure for autonomous vehicles.
- Interagency cooperation on snow removal/passes: draft agreement in the works, Caltrans working on it. NPS not included in this...coordination with park up to county.
- EV Charging Station Update: Proposed public EV universal charging stations. Fred—time to advocate for state-level funding to support building out of charging infrastructure.
- Approved reallocating spending about \$80K for Benton Crossing Rd project (RTSP)
- ESTA: Staffing update; approved reallocating Cal OES funds for security camera installation on busses.
- Upcoming:
- DWP Commissioner Aura Vasquez holding office hours in Bishop this Thursday
- Monday, Oct 22 Community Conversation (also last day to register to vote)
- Mammoth Lakes Community Housing Summit Nov 2-4

**Supervisor Gardner:**

- Last Tuesday night I attended the Bishop City Council meeting with John Wentworth and Jeff Griffiths to help present the ESCOG Joint Powers Authority proposal. The Bishop City Council approved the concept after a short discussion. Earlier that day, the Inyo County Board of Supervisors also approved the concept.
- On Wednesday the 10th I attended the Mono Basin RPAC meeting. There was a healthy discussion about dispersed camping in the Mono Basin, and the potential danger of wildfires from the increased numbers of people in outlying areas.

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- On Thursday the 11th I attended the meeting of the Yosemite Gateway Partnership in Yosemite Valley. There was much discussion about the impact and aftermath of the Ferguson Fire, and lessons learned from that event. There was also an update from Park Superintendent Mike Reynolds about various activities in the Park, including the current tree thinning and logging operations. Mike also agreed to come over the Lee Vining in November to meet with local businesses about the process and policies regarding the opening of the Tioga Road each spring.
- Next week I will be traveling to Washington, DC to participate in White House briefings for California/Alaska/Hawaii County Supervisors. I will also be meeting with NACO and selected federal officials about our Eastern Sierra Recreation Partnership initiative.

**Supervisor Halferty:**

- On October 12th I participated in a webinar hosted by the State Housing and Community Development Department on the draft guidelines for SB35. Comments are due by the end of the month. The State is looking for feedback from planning departments and others on how the new law will be rolled out throughout the state. I am reviewing the guidelines and will be providing comments as appropriate.

**Supervisor Peters:**

- 9th BP RPAC – Bridgeport Main Street Banner
- 10th ESAAA – Georgette Noble First meeting
- 10th AV TH – Fire District/CERT/HOSPICE 501c3/BH Amanda Greenberg & David Hathaway. Statewide and local election ballot items. Helen Nunn and Shannon Kendall
- 11th Senior Center/Thrift Store Recycle Center Closing
- 11th CSAC Special BOD Meeting PROP 5 & 6 Resource Sharing
- 11th AV CERT Chris Smallcomb
- 13th DU Dinner
- 15th LTC ESTA ED, Shortage of Funding for Buses as the Federal match of 80 Cal Trans Road Projects
- 15th Doug Wilson Thanks For Service
- Upcoming:
- Town Hall in Bridgeport December 5t

**Supervisor Stump:**

- 10-10: Attended the Eastern Sierra Agency on Aging meeting. The advisory Board approved the percentage funding split between Inyo and Mono Counties. Mono County's share had increased slightly. ESAAA is a bi-county agency.
- 10-11: Attended the hazardous / explosive material demolition at the Benton Crossing Landfill. Thank you's to the Mono SO, Environmental Health, Solid Waste, US Navy EOD, and Long Valley Fire for a successful operation. FBI also sent a representative. This was handled the way it should have been by all parties to insure the safety of the public and employees. It did cause a small amount of Landfill operations disruption, but Public Works took steps to minimize any interruption. Good job by all.
- 10-15: Attended the Local Transportation Commission meeting. \$80,000 moved towards Phase 1 of Benton Crossing Road rehabilitation. ESTA commented on the hiring of both their new director and a new Mammoth operations coordinator. Authorization was also given to ESTA to move grant funding to provide for security cameras on all busses. Cal Trans reported that this year's North County projects should be wrapping up as all paving is complete.

Moved to item 7F.

**Note:**

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**ADJOURNED at 1:42 PM**

**ATTEST**

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**BOB GARDNER  
CHAIR OF THE BOARD**

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**SCHEEREN DEDMAN  
SR. DEPUTY CLERK**