



EASTERN SIERRA
COMMUNITY HOUSING

FORMERLY



Eastern Sierra Community Housing Board
Regular Meeting Minutes

March 27, 2024, 6:00 p.m.
437 Old Mammoth Road, Suite Z, Mammoth Lakes

Members Present: President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, Board Member Amanda Rice

Members Absent: Board Member Tony Perkins, Board Member Heidi Steenstra

1. Call to Order

President Tom Hodges called the meeting to order at 6:03 p.m. in the Council Chambers at 437 Old Mammoth Road, Suite Z, Mammoth Lakes.

2. Public Comments

4th Senate District Representative Heidi Mayerhofer thanked Eastern Sierra Community Housing Staff and Board for all they had done to promote housing

opportunities in our community and said that she looked forward to hearing about the upcoming projects.

There was discussion between Ms. Mayerhofer and members of the Board.

3. Consent Agenda

Moved by Board Member Amanda Rice

Seconded by Board Member Kirk Stapp

Approve the Consent Agenda.

For (6): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, and Board Member Amanda Rice

Absent (3): Board Member Tony Perkins, Board Member Heidi Steenstra, and Board Member Brian D'Andrea

Carried (6 to 0)

3.1 Approval of the Minutes from the January 8, 2024 Regular Board Meeting

4. Policy Matters

4.1 Consider the adoption of Resolution 24-01 Recognizing former President Kirk Stapp

Executive Director Patricia Robertson presented Resolution 24-01 recognizing former President Kirk Stapp and thanked Mr. Stapp for his service as the President of the Board.

President Tom Hodges read the resolution into the record.

Board Member Brian D'Andrea joined the meeting at 6:09 p.m.

4th Senate District Representative Heidi Mayerhofer presented Mr. Stapp with a Certificate of Appreciation on behalf of the California State Senate in recognition of his forty plus years of service to the community and for his service on the Board.

There was discussion between Ms. Robertson, Ms. Mayerhofer and members of the Board.

Moved by Board Member Jennifer Kreitz

Seconded by Board Member Amanda Rice

Adopt Resolution 24-01 Recognizing former President Kirk Stapp.

For (7): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, and Board Member Amanda Rice

Absent (2): Board Member Tony Perkins, and Board Member Heidi Steenstra

Carried (7 to 0)

4.2 Consider additional appointment of Jennifer Kreitz to the Diversity, Equity, and Inclusion Ad Hoc Committee

Housing Navigator Olya Egorov and Executive Director Patricia Robertson outlined the information in the staff report.

There was discussion between staff and members of the Board.

Moved by President Tom Hodges

Seconded by Board Member Amanda Rice

Appoint Board Member Jennifer Kreitz to the Diversity, Equity, and Inclusion Committee.

For (7): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, and Board Member Amanda Rice

Absent (2): Board Member Tony Perkins, and Board Member Heidi Steenstra

Carried (7 to 0)

4.3 Consider the adoption of Resolution 24-02 establishing the Partnership Discovery in Unincorporated Mono County Ad Hoc Committee

Executive Director Patricia Robertson outlined the information in the staff report.

There was discussion between Ms. Robertson and members of the Board.

Moved by Board Member Kirk Stapp
Seconded by Board Member Jennifer Kreitz

Adopt Resolution 24-02 establishing the Partnership Discovery in Unincorporated Mono County Ad Hoc Committee.

For (7): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, and Board Member Amanda Rice

Absent (2): Board Member Tony Perkins, and Board Member Heidi Steenstra

Carried (7 to 0)

4.4 Consider appointments to the Partnership Discovery in Unincorporated Mono County Ad Hoc Committee

Executive Director Patricia Robertson outlined the information in the staff report.

PUBLIC COMMENT:

Elin Ljung said that she currently served as the Chair of the Mono Basin Regional Planning Advisory Committee (RPAC) and had also helped found the Mono Basin Housing Working Group, and spoke about her background and desire and motivation to serve on the Committee.

Jake Suppa referred to his bio that was included in the staff report and expressed his desire to serve on the Committee. Mr. Suppa thanked Board Member Stapp for his many years of service to the community.

There was discussion between Ms. Robertson and members of the Board.

Moved by Board Member Jennifer Kreitz
Seconded by Board Member Amanda Rice

Appoint President Tom Hodges, and Board Members Amanda Rice and Jennifer Kreitz to the Partnership Discovery in Unincorporated Mono County Ad Hoc Committee.

For (7): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, and Board Member Amanda Rice

Absent (2): Board Member Tony Perkins, and Board Member Heidi Steenstra

Carried (7 to 0)

Moved by Board Member Jennifer Kreitz
Seconded by Treasurer Sarah Nuttall

Appoint members of the public Paul McFarland, Elin Ljung, and Jake Suppa to the Partnership Discovery in Unincorporated Mono County Ad Hoc Committee.

For (7): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, and Board Member Amanda Rice

Absent (2): Board Member Tony Perkins, and Board Member Heidi Steenstra

Carried (7 to 0)

4.5 Consider adoption of the updated 2024 Strategic Plan

Executive Director Patricia Robertson outlined the information in the staff report.

There was discussion between Ms. Robertson, Olya Egorov, and members of the Board.

Moved by Vice President Lindsay Barksdale
Seconded by Board Member Kirk Stapp

Adopt the updated 2024 Strategic Plan.

For (7): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, and Board Member Amanda Rice

Absent (2): Board Member Tony Perkins, and Board Member Heidi Steenstra

Carried (7 to 0)

4.6 Consider adoption of Resolution 24-03 authorizing Mammoth Lakes Housing (Eastern Sierra Community Housing) to submit a Portfolio Reinvestment Program grant through the California State Department of Housing & Community Development in an amount not to exceed \$6,000,000

Executive Director Patricia Robertson outlined the information in the staff report.

There was discussion between Ms. Robertson and members of the Board.

Moved by Board Member Amanda Rice

Seconded by Vice President Lindsay Barksdale

Adopt Resolution 24-03 authorizing Mammoth Lakes Housing (Eastern Sierra Community Housing) to submit a Portfolio Reinvestment Program grant through the California State Department of Housing & Community Development in an amount not to exceed \$6,000,000.

For (7): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, and Board Member Amanda Rice

Absent (2): Board Member Tony Perkins, and Board Member Heidi Steenstra

Carried (7 to 0)

4.7 Consider adoption of Resolution 24-04 authorizing Valley Apartments Affordable Housing LLC to submit a Portfolio Reinvestment Program grant through the CA State Department of Housing& Community Development in an amount not to exceed \$6,000,000

Executive Director Patricia Robertson outlined the Resolution.

There was discussion between Ms. Robertson and members of the Board.

Moved by Board Member Brian D'Andrea

Seconded by Board Member Kirk Stapp

Adopt Resolution 24-04 authorizing Valley Apartments Affordable Housing, LLC to submit a Portfolio Reinvestment Program grant through the California State Department of Housing & Community Development in an amount not to exceed \$6,000,000.

For (7): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, and Board Member Amanda Rice

Absent (2): Board Member Tony Perkins, and Board Member Heidi Steenstra

Carried (7 to 0)

4.8 The Board will receive an update on the organization's current construction projects: Innsbruck Lodge and Access Apartments

Executive Director Patricia Robertson outlined the information in the staff report.

There was discussion between Ms. Robertson and members of the Board.

4.9 MLH Programs Update

Housing Navigator Isaura Ocampo and Executive Director Patricia Robertson outlined the information in the staff report. Ms. Robertson reminded members of the Board that ESCH had a joint meeting with the Town Council on April 3rd.

There was discussion between staff and members of the Board.

CONSENSUS: There was consensus from the Board to cancel the regular ESCH Board meeting scheduled to be held on April 1st.

5. Committee Reports

There were no Committee reports given.

6. Board Member Reports

Board Member Amanda Rice announced that the Town Easter Egg Hunt was scheduled to be held on Friday, March 29th from 2-4 p.m. at the Community Recreation Center (CRC), with free skating afterward.

Board Member Jennifer Kreitz reported that Mono County had a Housing Ad Hoc Committee that meets weekly and said that they had opened escrow on a multi-family property in Bridgeport which had four units plus a separate manager's unit. Ms. Kreitz said that the property was currently being operated as a Short-Term Rental (STR) and that the County would take possession of it in October and would turn it into long-term housing for their workforce. She said that the Mono County Supervisors had walked The Parcel last Tuesday and viewed the interior of Building B. She discussed challenges at The Parcel with getting an inspector to come up to Mammoth to inspect the elevator.

President Tom Hodges reported that he had been taking part in a working group with the Town and County to consider converting a property by the old Sheriff's Substation into a van life/safe parking site. President Hodges said that Alterra had recently hired Willa Williford as the Vice President of Workforce Housing for all Alterra Resorts and said that she along with some other members of Alterra's Development Team had been in Town the past couple of days to look at the workforce housing inventory in Mammoth.

There was discussion among members of the Board.

7. Closed Session

Board Member Sarah Nuttall reported that the Evaluation Performance Committee did not require the Closed Session.

7.1 Pursuant to Government Code Section 54957, the Board will hold a closed session to consider the evaluation of performance of an employee, title: Executive Director.

8. Consideration of merit pay increase for the Executive Director based on the Performance Evaluation conducted by the Board of Directors in accordance with organization's policy, as well as consideration of a cost-of-living increase

Board Member Sarah Nuttall announced that after several meetings in closed session, the Board had reached an agreement that the salary of Executive Director would be increased to \$130,000 per year and that a \$5,000 annual bonus would be granted. Ms. Nuttall thanked Executive Director Patricia Robertson for her continued hard work and efforts at the organization.

There was discussion between Ms. Robertson and members of the Board.

Moved by Vice President Lindsay Barksdale
Seconded by Board Member Jennifer Kreitz

Approve the salary increase of the Executive Director to \$130,000 per year and the \$5,000 annual bonus.

For (7): President Tom Hodges, Vice President Lindsay Barksdale, Treasurer Sarah Nuttall, Board Member Kirk Stapp, Board Member Jennifer Kreitz, Board Member Brian D'Andrea, and Board Member Amanda Rice

Absent (2): Board Member Tony Perkins, and Board Member Heidi Steenstra

Carried (7 to 0)

9. Adjourn

The meeting was adjourned at 7:56 p.m. to the April 3, 2024 joint meeting with the Town Council.

Angela Plaisted, Assistant Clerk
Town of Mammoth Lakes

Patricia Robertson, Secretary
Mammoth Lakes Housing, Inc.