



Town of Mammoth Lakes Planning and Economic Development Commission
Minutes of Regular Meeting

November 10, 2021, 2:00 p.m.
437 Old Mammoth Road, Suite Z, Mammoth Lakes

Members Present: Chair Michael Vanderhurst, Commissioner Paul Chang,
Commissioner Jessica Kennedy, Commissioner Greg Eckert

Members Absent: Vice Chair Jennifer Burrows

1. CALL TO ORDER

The Chair called the meeting to order at 2:00 p.m. in the Council Chamber, 437 Old Mammoth Road, Suite Z, Mammoth Lakes.

2. PLEDGE OF ALLEGIANCE

Chair Vanderhurst led the flag salute.

3. PUBLIC COMMENTS

Code Compliance Officer Jena Carter gave an update regarding current code compliance activities. There was discussion among members of the Commission and staff.

4. PRESENTATION

5. PUBLIC HEARINGS

5.1 Public hearing and consideration of a Variance (VAR) request to permit an 83% reduction of the required 20-foot front yard setback

for the construction of an attached two-car garage with a bathroom, laundry and storage area located in front of an existing

The Chair opened the public hearing at 2:19 p.m.

Associate Planner Kim Cooke gave a presentation outlining the information in the staff report.

Josh Feinberg, applicant, outlined his application request. There was discussion among members of the Commission, staff, and Mr. Feinberg.

PUBLIC COMMENT:

Tara Petersen spoke in support of the proposal.

The Chair closed the public hearing at 2:41 p.m.

Moved by Commissioner Jessica Kennedy
Seconded by Commissioner Paul Chang

Adopt the attached Planning and Economic Development Commission Resolution, making the required CEQA and Municipal Code findings, and approving Variance #VAR 21-002 with conditions as recommended by staff.

For (4): Chair Michael Vanderhurst, Commissioner Paul Chang, Commissioner Jessica Kennedy, and Commissioner Greg Eckert

Absent (1): Vice Chair Jennifer Burrows

Carried (4 to 0)

6. BUSINESS MATTERS

6.1 Planning and Economic Development Commission Parcel Development Update.

Community and Economic Development Director Sandra Moberly outlined the information in the staff report. There was discussion among members of the Commission and staff.

6.2 General Plan conformance determination for the Town acquisition of vacant land located at 60 Joaquin Road for the purpose of constructing workforce housing.

Associate Planner Nolan Bobroff noted that Commissioner Eckert had a conflict of interest due to his ownership of property near the site.

Mr. Bobroff outlined the information in the staff report. There was discussion among members of the Commission and staff.

Moved by Commissioner Paul Chang

Seconded by Commissioner Jessica Kennedy

Adopt the attached Planning and Economic Development Commission Resolution finding the acquisition by the Town of the vacant land located at 60 Joaquin Road to be in conformance with the General Plan.

For (3): Chair Michael Vanderhurst, Commissioner Paul Chang, and Commissioner Jessica Kennedy

Abstain (1): Commissioner Greg Eckert

Absent (1): Vice Chair Jennifer Burrows

Carried (3 to 0)

6.3 ESTA Driver Recruitment.

This item was taken out of order.

Phil Moores, Executive Director of the Eastern Sierra Transit Authority (ESTA), gave an update regarding driver recruitment. There was discussion among members of the Commission and Mr. Moores.

7. CONSENT AGENDA

Moved by Commissioner Greg Eckert

Seconded by Commissioner Paul Chang

Approve the Consent Agenda.

For (4): Chair Michael Vanderhurst, Commissioner Paul Chang, Commissioner Jessica Kennedy, and Commissioner Greg Eckert

Absent (1): Vice Chair Jennifer Burrows

Carried (4 to 0)

7.1 Approve the minutes of the regular meeting of October 27, 2021.

7.2 Resolution of the PEDC re-authorizing the ability to meet virtually during the COVID-19 pandemic emergency.

8. COMMISSIONER REPORTS

Chair Vanderhurst announced that the Mammoth High School Football Team would have a CIF semifinal home game at 7:00 p.m. on Friday.

9. DIRECTORS REPORT

Community and Economic Development Director Sandra Moberly gave an update regarding department staffing changes. There was discussion among members of the Commission and staff.

10. ADJOURNMENT

The Commission adjourned the meeting at 3:04 p.m.

Jamie Gray, Town Clerk