



OFFICE OF TOWN MANAGER

Robert F. Clark, Town Manager

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MEMORANDUM

To: Mayor and Council
From: Robert F. Clark, Town Manager
Subject: Friday Update
Date: August 19, 2005

Geothermal Grant Application

The High Sierra Energy Foundation has prepared a grant application under the sponsorship of the Town to analyze organizational and financial structures to create a geothermal heating district in Mammoth Lakes. While technical studies have confirmed the potential to use this source, there has not been adequate attention addressed toward how a geothermal heating district might be organized and funded.

Crosswalk Lights

The installation of flashing lights at pedestrian crossings at three crosswalks on Minaret and Main St. has been delayed from late August to early October because of legal bidding requirements. Initially we had hoped to proceed under a negotiated change order, but the size of the change order compared to the original bid will necessitate a separate bidding process. On a positive note, the crosswalk lights on Old Mammoth Road are working very effectively.

Town Helps Library Construction Move Forward

The Town Council authorized a loan to the Mono County Office of Education (MCOE) to bridge a financing gap that will help the library get under construction. The new library will be located on Meridian Blvd. across from the High School. It is a major component of the educational, recreational and cultural campus envisioned for the South Gateway area. Because MCOE did not receive funding from the State as expected, they have been fundraising to try to keep the library construction on track. The Town will loan \$2.1 million from a Development Impact Fee Fund which will be paid back by MCOE over 20 years. In exchange, the MCOE lease for the existing library space at the Community Center Park site will be scaled back allowing for Town use of the site within five years.

Student Housing Receives DIF Waiver

Cerro Coso College and the Mammoth Lakes Foundation have been working together to further higher education in Mammoth Lakes for over 15 years. To create a more attractive choice for college education and strengthen the educational opportunities, the Foundation will be constructing 73 student housing units adjacent to the Dave and Roma McCoy Learning Center, the first phase of a 500 unit project. Because the Foundation is a non-profit organization and because the rent structure is designed to assist lower

income students, the expected revenue will not match expenditures if Development Impact Fees (DIF) are included in the financing costs. So, the Foundation made a request to the Town Council to waive DIF for this project. The Council considered the options and determined that higher education was a valuable community amenity equal to or greater than some of the DIF projects and agreed to waive the DIF.

Mammoth Receives \$1.5 Million to Help the Local Workforce Purchase Homes

The Town of Mammoth Lakes, in conjunction with Mammoth Lakes Housing, Inc. (MLH), received \$1.5 million to support working households with down payment assistance for purchasing a home or condominium. This is the first award the region has received from the California Housing Finance Agency (Cal HFA), and Mammoth is one of only eight communities throughout California to receive these funds.

These funds will be combined with the recent grant award from the Community Development Block Grant program, in which a total of \$1.4 million was awarded to Mono County and the Town of Mammoth Lakes to support Homebuyer Assistance activities, including down payment assistance. The funds provide the ability to offset the cost of homeownership through “silent second” mortgages. The details of program implementation are currently being developed by MLH, and the organization expects to have the capacity to lend the funds to local residents by early 2006. Once the program infrastructure is in place, MLH will advertise the homebuyer assistance program, host educational workshops, and help move Mono County’s workforce into homes.

This funding award is the most recent award MLH has brought to the region for housing. Since July 2003, the organization has procured over \$14 million through nearly a dozen funding applications for state and federal funds, an average of more than \$500,000 a month. All of these funds allow the Town to move forward with over \$47 million in development projects, and housing loan programs that will provide housing for over 250 working households by the close of 2006.

Storied Places

The Planning Commission approved the use permit and tentative map for Storied Places on Wednesday, August 10th. On August 17th, the Town Council adopted the zoning amendment for the Storied Places Master Plan. The project is a 22-unit fractional ownership project located above the Bridges condominiums adjacent to Mammoth Mountain Ski area. The building design and site planning create a pattern similar to the single family subdivision to the north rather than the large multi-family structure to the east. Through the design process, density for the project was reduced from a maximum of 26 units to 22 units. Site planning considerations reduced grading and saved additional trees by reducing setbacks from the Mammoth Mountain ski runs, thereby allowing structures to be placed in areas that had previously been graded. Building heights are slightly higher than standard for the zone, but this is offset by a reduction in lot coverage that reduces total grading and retains more existing trees for project screening. The Planning Commission and Town Council held a total of four public hearings on the project. Only one member of the public expressed concerns over the project - that being over access to the project via Bridges Lane.

Eagle Lodge / Juniper Ridge Master Plan Amendment

The Forest Service, MMSA and Town selected PCR, Inc. as the preferred consultant to prepare the CEQA/NEPA environmental analysis of the proposed Eagle Lodge/Juniper Ridge Master Plan amendment. PCR is currently refining their work program based on agency input; staff expects to enter into a contract with the consultant and begin work by the end of August.

Code Compliance

The Code Compliance Officer attended a Mammoth Community Water District (MCWD) meeting on the Mammoth Creek EIR. The EIR is being prepared by the MCWD and is expected to be available for scoping in early September 2005.

The Forest Service issued a check in the amount of \$20,225.00 for a grant to the Mammoth Lakes Fire Safe Council. These funds are to be used for a fuels reduction program on the Town owned parcel along Mammoth Creek.

Building Permit: Harrer Residence in Juniper Ridge

An appeal of the Planning Division's approval of the Building Permit was submitted to the Town by the Advocates for Mammoth on August 12, 2005. Staff is preparing an Agenda Report for the Planning Commission's review on August 24th.

Aspen Village Town Homes (UPA 2005-07/TTM 36-233)

An appeal of the Planning Commission's approval was filed on behalf of Snowcreek IV Homeowners Association. The appeal is scheduled to be heard at a special August 24th Town Council meeting.

General Plan Work Program Discussion

On August 24th, the Planning Commission will discuss future work program items of the draft General Plan and continue their discussion of the General Plan policy questions. The Commission will discuss and provide staff with early input on the scope and content of the: 1) Mitigation Monitoring Report/Community Indicator Report, 2) Mobility Plan Work Program, 3) Physical Development Work Program, and 4) the General Plan Study Session topics.

Public Works Plan Review

Currently four applications are in for plan review: Sierra Star Parkway, Sierra Star 4B Affordable Housing, Woodwinds and Christensen project.

Mammoth Creek Trail Project

The contractor has finished pouring the sidewalk along the street frontage near the continuation high school. Paving the trail will occur next week. The project will be complete by September 15, 2005.

2-Bay Expansion Project

The 2-Bay expansion project is out to bid. Plans and specifications will be available at the Town offices next week. The bids will be opened and read at 3:00 p.m. on September 6, 2005 at the Town offices.

Work has begun on the Town's portion of the park, including the grading of the parking lot, restroom, and the realignment of the trail. Grindline is busy working on the skatepark portion of the park. All improvements will be complete by fall 2005.

Hillside Drive

Hickman construction is busy installing storm drain, water and sewer lines in Hillside Drive for the new Monache project. These improvements are expected to be complete by August 31, 2005. The contractor has closed Hillside Drive to help speed the installation process. Please use Forest Trail and Canyon Boulevard as detour routes.

High Sierra Visitors Council Meeting

Mammoth Lakes is hosting the High Sierra Visitors Council meeting today, August 19, 2005. Representatives from several communities will be attending this meeting.

Fall Advertising

During the next few weeks Mammoth Lakes fall advertisements will appear in multiple publications both nationally and in the western states. It is hoped that this will continue to improve visitation at this time of year.

Sales and Marketing

Staff supplied a number of scenic images to a New York publication, "Chamber Music America" who are compiling an article on the Felici Trio.

Visitors Bureau staff met with representatives of Mammoth Mountain this week to discuss future sales and marketing programs. The intent is to find more ways in which we can work together and avoid duplicating our efforts.

A representative from Black Diamond is currently in Mammoth Lakes on a fact-finding mission. The Visitors Bureau and Mammoth Mountain have enlisted their services jointly to help promote Mammoth Lakes as a destination in the United Kingdom.

Million Dollar Troutstock

Loose ends are being tied up for the next two weeks. The event schedule allows for a constant flow of action in both the Village and Sam's Woods during Labor Day weekend (Saturday, September 3 through Monday, September 5). The event kicks-off with an outdoor screening of "JAWS" in the Village on Friday, September 2 at 8:00 p.m.

Friday, September 2

4:00 p.m. – 10:00 p.m. Tagged Trout Competition Registration open
(Whiskey Creek Parking Lot)

8:00 p.m. – 10:00 p.m. Movies Under the Stars
(The Village at Mammoth) - "JAWS"

Saturday, September 3

Sunrise to sunset Tagged Trout Competition Registration open

	Tagged Trout Competition open (Mammoth Lakes Basin)
10:00 a.m. – 6:00 p.m.	Labor Day Fine Arts Festival open (Sam’s Woods)
10:00 a.m. - 6:00 p.m.	Vendor Booths open, cooking demonstrations, kids fishing games (The Village at Mammoth)
4:00 p.m. – 6:00 p.m.	Live Entertainment – FOUR OF A KIND – country/bluegrass (The Village at Mammoth)
6:00 p.m. – 8:00 p.m.	Live Entertainment –SAMANTHA STOLLENWERCK – pop/country (The Village at Mammoth)

Sunday, September 4

Sunrise to sunset	Tagged Trout Competition Registration open (Whiskey Creek Parking Lot) Tagged Trout Competition open (Mammoth Lakes Basin)
10:00 a.m. – 6:00 p.m.	Labor Day Fine Arts Festival open (Sam’s Woods)
10:00 a.m. - 6:00 p.m.	Vendor Booths open, cooking demonstrations, kids fishing games (The Village at Mammoth)
2:00 p.m. – 4:00 p.m.	Live Entertainment – FOUR OF A KIND – country/bluegrass (The Village at Mammoth)
4:00 p.m. – 6:00 p.m.	Live Entertainment –SAMANTHA STOLLENWERCK – pop/country (The Village at Mammoth)
6:00 p.m. – 8:00 p.m.	Live Entertainment –THE LAVA GIRLS! – all country (The Village at Mammoth)

Monday, September 5

Sunrise to 11:00 a.m.	Tagged Trout Competition open (Mammoth Lakes Basin)
Competition Closes 12:00 noon	Caught trout must be checked in at Pokonobe Lodge by 12:00 noon
1:00 p.m.	Awards Ceremony and Hot Creek Hatchery Raffle Drawing! (The Village at Mammoth)
10:00 a.m. - 2:00 p.m.	Vendor Booths open, cooking demonstrations, kids fishing games (The Village at Mammoth)
10:00 am – 5:00 pm	Labor Day Fine Arts Festival open (Sam’s Woods).

Film Festival

After receiving the endorsement of the Tourism & Recreation Commission on August 2, and after staff’s presentation to Town Council on August 17, Franken Enterprises/Method Fest Inc. are moving forward on the production of our first-annual film festival in

the event website and will be issuing a date for film submissions very soon. We are very excited to have a production company with so much experience (50+ years) in celebrity event promotion and film festival production (8 years) choose Mammoth Lakes as the home of a destination resort film festival. We are looking forward to working very closely with them on all aspects of the event, while they bring with them their own staff, resources, industry contacts, and expertise.

Recreation Programs

Big co-ed softball tourneys this weekend, August 20th and 21st. Seventeen teams will participate in this two-day event. Games will start at 8:00 a.m. on Saturday and Sunday morning.

Wilderness camp is in full swing with 18 kids enrolled for a week of adventure.

The ever-popular Youth Theatre has 40 kids enrolled for this year's productions of Bye Bye Birdie and Free to Be Family.

This year's Soccer Academy held at Shady Rest Park, has 15 kids enrolled for a full week of soccer fun.

Whitmore Pool

Last week finished up swim lessons for the season. Many of the children who participated over the seven-week period were first time swimmers. Mammoth Lakes Swim Team ended their training for the season last week as well. Many of the swimmers competed in the Zone 4 Championships in Minden, Nevada. We also have the UCSD Men's and Women's Cross-Country Team doing some cross training down at the pool this week. The pool is now open for lap swim Monday through Friday mornings until September 9, 2005. Recreational Swim will continue until Saturday August 27, 2005. Call the pool at 935-4222 if you need further information.

Patrol Activity

Officers remain very busy with large summer crowds and numerous calls for service. This past weekend officers were assigned to work the VillageFest Rib Cook-Off and concert that followed. The event was well attended with few problems for our personnel.

Officers were dispatched to Fever nightclub for a disturbance regarding an intoxicated person. When officers arrived, Fever security had a subject detained and was preparing to release him to his friend who was still inside the bar. As the friend exited the bar he quickly walked away from the officers and was detained for being intoxicated. Officers patted the suspect down and located a loaded .380 handgun in his front pocket and he was arrested as a result. This year officers have engaged more subjects with handguns than in previous years while working patrol.

Overall the summer crowds have been well-mannered and simply enjoying all that Mammoth has to offer. Have a great weekend everyone!