



AGENDA

JOINT BOARD OF SUPERVISORS / PLANNING COMMISSION MEETING, COUNTY OF MONO STATE OF CALIFORNIA

Meeting Location: Bridgeport Memorial Hall - 73 N. School St, Bridgeport, CA 93517

**Special Meeting
September 8, 2026 at 1:00 PM**

TRIBAL LAND ACKNOWLEDGMENT

In respect to the Indigenous People and Tribal Elders, past, and present, the Bridgeport Indian Colony, Mono Lake Kootzaduka'a Tribe, and Utu Utu Gwaitu Tribe are the Indigenous People who live within this, their ancestral homeland from time immemorial to the present and have been the caretakers of these lands, waters, and all natural resources for the benefit of the environment and of all living things. We who live in Mono County offer this land acknowledgment with a spirit of mutual respect and collaboration.

TELECONFERENCE INFORMATION

This meeting will be held in person at the location listed above. Additionally, a teleconference location will be available where the public and members of the Board may participate by electronic means.

1. Mammoth Teleconference Location – Mono Lake Room of the Mono County Civic Center, First Floor, 1290 Tavern Road, Mammoth Lakes, CA. 93546;
2. Zoom Webinar. Absent participation by a member of the Board under SB 707, the Zoom Webinar is provided as a courtesy participation method but is not guaranteed.

Members of the public may participate in person at the above listed locations, or, if available, via the Zoom Webinar, including listening to the meeting and providing public comment, by following the instructions below.

To join the meeting by computer:

Visit <https://monocounty.zoom.us/j/88121035570> or visit <https://www.zoom.us/>, click on "Join A Meeting" and enter the Zoom Webinar ID 881 2103 5570.

To provide public comment, press the "Raise Hand" button on your screen.

To join the meeting by telephone:

Dial (669) 900-6833, then enter Zoom Webinar 881 2103 5570

To provide public comment, press *9 to raise your hand and *6 to mute/unmute.

Additionally, if available, you may view the live stream of the meeting by visiting: <https://monococa.portal.civicclerk.com/>

NOTE: 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) 932-5530 or bos@mono.ca.gov. Notification 48 hours prior to the meeting will enable the County to make reasonable arrangements to ensure accessibility to this meeting (See 42 USCS 12132, 28CFR 35.130).

Full agenda packets are available for the public to review in the Office of the Clerk of the Board (Annex I - 74 North School Street, Bridgeport, CA 93517) and online at <http://monocounty.ca.gov/bos>. Any writing

distributed less than 72 hours prior to the meeting will be available for public inspection in the Office of the Clerk of the Board and online.

UNLESS OTHERWISE SPECIFIED BY TIME, ITEMS SCHEDULED FOR EITHER THE MORNING OR AFTERNOON SESSIONS WILL BE HEARD ACCORDING TO AVAILABLE TIME AND PRESENCE OF INTERESTED PERSONS. PUBLIC MAY COMMENT ON AGENDA ITEMS AT THE TIME THE ITEM IS HEARD.

1:00 PM Call Meeting to Order

Pledge of Allegiance

1. OPPORTUNITY FOR THE PUBLIC TO ADDRESS THE BOARD

Opportunity for the public to address the Board on items of public interest that are within the subject matter jurisdiction of the Board. (Speakers may be limited in speaking time dependent upon the press of business and number of persons wishing to address the Board.) Please refer to the Teleconference Information section to determine how to make public comment for this meeting via Zoom.

2. AGENDA ITEMS

A. Housing Element Update

Departments: Community Development

Persons Appearing Before the Board: Ryan Lester, Consultant, Mintier Harnish; Wendy Sugimura, Community Development Director; Erin Bauer, Planning Analyst

1.5 hours

A workshop on the 7th Cycle Housing Element.

Recommended Action: (1) Conduct a public workshop on the 7th Cycle (2027-2035) Housing Element; and (2) Provide input to guide the preparation of the 2027-2035 Draft Housing Element.

Fiscal Impact: None.

B. Recreational Vehicles as Residences Workshop

Departments: Community Development

Persons Appearing Before the Board: Olya Egorov, Planning Analyst; Wendy Sugimura, Community Development Director; Emily Fox, Assistant County Counsel; Patricia Robertson, Housing Management Analyst

1.5 hours

The community survey data on the use of recreational vehicles (RVs) as residences will be presented, followed by discussion on potential future policy direction.

Recommended Action: (1) Receive the staff report, report, and presentation; (2) Conduct a public workshop, receive input, and deliberate the policy issue; and (3) Provide direction to staff.

Fiscal Impact: None.

C. Implementation of Short-Term Rental Regulations

Departments: Community Development

Persons Appearing Before the Board: Wendy Sugimura, Community Development Director
30 minutes

A discussion requested by the Planning Commission to coordinate on the decision making process implementing the recently adopted short-term rental regulations.

Recommended Action: Discuss the issue. Provide any desired direction to staff.

Fiscal Impact: None. Staffing for the process is covered by the annual budget.

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