

DECISION PAPER



Date: April 7, 2017

Issue:

Develop Tahoe Donner Employee Housing on undeveloped lot(s) that are centrally located within Tahoe Donner Association.

Background:

From direction provided at the January Board Meeting, the GPC Task Force and staff have reviewed priority site locations, existing zoning densities, setback requirements, cost-benefit analytics, and development schedule options. The attached analytics provide scenarios that may evolve as the market changes, and/or as directed by the Board of Directors. With continued efforts, staff is prepared to find and acquire land in 2017, and begin planning for pre-fab construction in 2018.

Options:

- Option 1: In 2017, purchase an undeveloped lot, and in 2018, develop pre-fab housing units with total sleeping capacity of up to 72 employees.
- Option 2: Continue leasing multiple private homes for employee housing.
- Option 3: Do nothing.

Recommendation:

Management recommends the Board of Directors consider approving Option 1: In 2017, purchase an undeveloped lot, and in 2018, develop pre-fab housing units with total sleeping capacity of up to 72 employees.

Prepared By: Forrest Huisman

Revised By: Mike Salmon

Board Meeting Date: April 22, 2017

General Manager Approval to Place on the Agenda: _____ **Date:** _____



Do you want to help find housing solutions for the people of North Tahoe - Truckee?

Join community leaders from across the region to mark a significant milestone in solving our community's housing issues.

Where:

Truckee High School Gymnasium
11725 Donner Pass Rd, Truckee CA 96161

What to expect:

- Housing Pep Rally
- Premiere viewing of Elevate Tahoe's housing video series
- Special District Board Meetings with a public invitation for a gathering of the minds to advance solutions!

All community members are encouraged to attend and we look forward to your participation, but you MUST RSVP!

Special District Registration: March 20th - 28th

Public Registration: March 29th - April 22nd
(or at capacity)

<https://2017tnthousing.eventbrite.com>