

BOS Report on Business and Economic Development

June 11, 2024

- **This will be a short report in advance of the long-awaited CEDS Presentation next week by Kristin York, Vice President of the Sierra Business Council.**
- **Last week, I had the opportunity to tour a newly built Starter Home in Greenville by a long and well-established builder from Indian Valley. It was a 2 bedroom, 1 bath home with a carport, that could easily be designed and engineered for future expansion. It had a floor plan that made it feel spacious and the building materials were of good quality. This builder is building and selling homes for people that are getting their insurance and PG&E Settlements, and they are building homes for people of all ages, but mostly people 50+. Impediments to building more homes and to build them less expensively are high insurance costs and regulations that they feel are ineffective but expensive. The good news about this contractor is his desire to keep initial costs down to help with financing and ease the burden of insurance costs. He is building and he is confident that he could continue to build Starter Homes in the \$300 per square foot cost range. Additional good news is that there are people in Greenville willing to buy and sell Starter Homes with little or no profit. Their primary motivation is to build back the Town. Kudos to the community spirit that still remains in Indian Valley!**
- **Tonight, in the Historic Taylorsville Hall, Supervisor Goss is holding a Town Hall Meeting to discuss a variety of issues and importantly, collect the sentiment of Indian Valley residents regarding the Copper Mine and the Federal Disaster Tax Relief Act of 2024 that will impact recipients of PG&E and Insurance Settlements and their taxes. In addition, Supervisor Goss will open discussion on a proposed Solar Farm in Plumas County, and most likely economic development in Indian Valley. Dinner starts at 5pm and discussion begins at 6pm until 8pm.**
- **Also, this evening, United Policy Holders is holding a workshop on how to comply with the CA Fair Plan, in order to minimize the impacts of high homeowners policies that have skyrocketed under the Fair Plan. More and more workshops are being offered regarding the Fair Plan, as businesses and private citizens are being crippled by unusually high insurance costs.**
- **When you consider the costs of gas, electricity, labor, interest on loans, and insurance costs, there's been a severe impediment to growth and real estate sales in CA. Drops in the value of CA property will bring harm that we can't imagine.**