

**Victoria Davis - Case#: U\_2017\_0009**

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**From:** Barbara Selby <bcselby@sbcglobal.net>  
**To:** "pbs@mendocinocounty.org" <pbs@mendocinocounty.org>  
**Date:** 12/18/2017 7:02 AM  
**Subject:** Case#: U\_2017\_0009  
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Department of Planning and Building Services Commission Staff  
 860 North Bush Street  
 Ukiah, CA 95482

**RE. Case#: U\_2017\_0009**  
**Applicant: Collective Hotels and Retreats, Inc**

To the Department of Planning and Building Services Commission:

My sister and brother-in-law, Kate and Roger Schafer, have their home on a very special property on the top of Pine Mountain, Cloverdale, at 33350 Pine Mountain Road. We recently learned of proposed plans to develop the property adjacent and in view of their secluded home. In fact, the serene landscape that attracted them to their home would become a view of a parking lot under the proposed plan. My hope is that prior to any decision, the Commission pays a site visit. This would allow consideration from first-hand knowledge of this special and pristine location.

Their home is truly an amazing place. My family has spent many days and nights enjoying the peaceful and rejuvenating olive ranch, where the only sounds are birds and frogs. The views are serene and like none I've ever experienced. This is the place our entire family gathers, celebrates special occasions, and come to heal in difficult times.

This change would allow events with music and hundreds of people virtually at their doorstep. At night, you can enjoy stars with no disruption from light pollution. This would no longer be our reality. Their pond is home to many species of wildlife; runoff from proposed development could impact this delicate ecosystem.

Safety concerns are significant and warrant special consideration. The Pine Mountain Road is extremely steep and narrow. Much of it is one lane wide. As we all have a heightened awareness this year, fire danger is growing in California. There is only one road in, and one road out. Winds are often high, and fire would travel fast. The proposal would potentially allow inexperienced campers who may not recognize the danger. There could be no escape should a fire break out below the Schafer's home.

In light of these and other concerns, please consider a site visit to the Schafer's home. See the stunning views, listen to the wildlife, breath in the clean air. This is truly a special oasis. Consider how it would be if the proposal is approved. Consider it as your home, your investment. Surely there are alternative sites not directly adjacent and so entirely impactful to our family.

Thank you for your consideration,

Barbara Selby  
707/499-8357

