

Monday, July 04, 2022

Attention: Johannes J. Hoevertsz, Director
Department of Transportation & Public Works
2300 County Center Dr. B100 Santa Rosa, CA 95403

6 JUL 2022 AM 10:38

From Landowners Parcel APN's:

105-080-002, 105-080-004, 105-080-005, 105-080-008 & -036

Subject: Adjacent Landowners "Contesting" the Vacationing/Abandonment of the Public Right-of-Way on a Section of Hillcrest Avenue as Shown in Fig. "A"

This letter is being submitted by the landowners bordering Hillcrest Ave, in response to "the request to vacate/abandon" a portion of Hillcrest Ave and Bevis Ave in Cazadero, CA; which was originally designated and accepted for public use in 1907 by the Board of Supervisors. The landowners have met as a group and developed a consensus on what section of Hillcrest Ave is to remain public right of way for fire safety/emergency services & landowners' use of access to their properties, and the sections of right of way that would be acceptable for abandonment and not contested.

Please see Figure "A", revised County abandonment exhibit showing the contested section of Hillcrest Ave in red and the uncontested sections of right of way in green.

Fire safety, private property impacts and access to critical services/infrastructure will all be severely impacted if the contested section of Hillcrest Ave is abandoned.

Fire Safety & Fire Insurance Impacts

- Community Fire Hydrant Access (structure & wildfire) {only hydrant available}
- Fire & Emergency Vehicle Access (structure & wildfire)
- Maintained ROW Acts as a Firebreak Against Wildland-Urban Interface (WUI)
- Critical Wildfire Defense Location (existing hydrant, firebreak, & emergency access to WUI)
- Alternate Emergency Fire Evacuation Route(s)
- Ability to Maintain Fire Insurance, Meeting Fire Safety Requirements in a Rural Setting

Property Owner Impacts

- Denial of Existing Property Access & Development of Parcels
- Reduction in Safety & Quality of Life
- Reduction in Property Values & Future Appreciation

Utilities Corridor Impacts

- Cazadero Water Company Primary Water Main with Residence Service Laterals & Meters
- Cazadero Water Company (fire hydrant, meters, maintenance/repair, & emergency services)
- Primary PG&E Lines (meters, maintenance/repair, & emergency services)
- Primary Telecommunication Lines (hook-up, maintenance/repair, & emergency services)

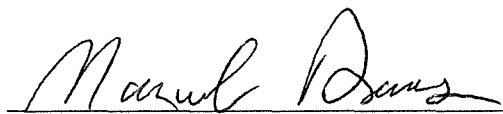
The fire hydrant shown on Figure "A" is the only fire hydrant along Hillcrest Ave, and one of only two in the entire subdivision above Berrys St/Austin Creek Rd. Restriction to access the emergency fire hydrant would endanger not only the landowners property and person, but could put the entire community at risk. Existing and future property access would be denied to landowners of parcels APN 105-080-002 & 105-080-036 (which has a Hillcrest Ave address).

The contested section of Hillcrest Ave is the primary utilities corridor serving the community above Berrys St/Austin Creek Rd. This includes a domestic and emergency water main running along the south side of Hillcrest Ave (Cazadero Water Company, 167 residential hookups), PG&E primary power distribution lines and residential services, and Frontier & Comcast telecommunication lines.

The only landowners that would benefit from the proposed abandonment of the Hillcrest Ave right of way would be the applicants. The abandonment application is a self-serving endeavor; all other adjacent landowners would have a reduction in the level of fire protection & emergency services, loss of existing use & denial of access to their properties, restricting the ability of the utility companies (water, electric, & telecom) to respond in emergencies, unobstructed access for maintenance & repair of their infrastructure, which serves said residences.

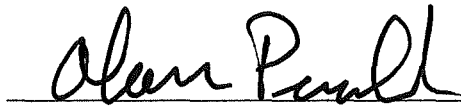
For the reasons stated above, the signatories to this letter contest the abandonment of the section of Hillcrest Ave shown in red on Figure "A". There is group agreement for the abandonment of Bevis Ave between Hillcrest Ave & Fair View Ave, and the section of Hillcrest Ave from Bei Rd to the East property line of parcel APN: 106-080-005 (both shown in green on Figure "A"). Individual landowners will be submitting personal response letters with specific concerns and impacts to their properties.

Thank you for your time and effort on our behalf. If there are questions or the need for additional documentation/information, do not hesitate to contact us. (pictures, letters, other records, etc.).



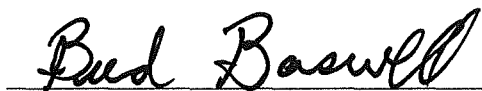
Date: 7/5/2022

Manuel Damos
APN: 105-080-002

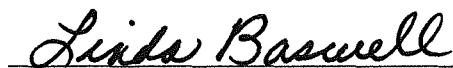


Date: 7/5/2022

Allen Percell
APN: 105-080-004

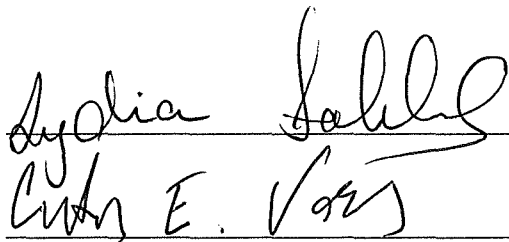


Date: 7/5/22



Date: 7/5/22

Bud & Linda Baswell
APN: 105-080-005



Date: 7-5-22

Date: 7/5/22

Lydia Sabbah & Curtis Ross
APN: 105-080-008 & -036

FIGURE "A"

