

Exhibit B-1

Public Comments received after March 15, 2023

Staff Report was published

From: [Janine Rowe](#)
To: [Janine Rowe](#)
Subject: FW: Maple Drive - Public Comments
Date: Wednesday, March 15, 2023 7:27:59 AM

From: Pauline Robinson <paulirobinson@jeffnet.org>
Sent: Tuesday, March 14, 2023 9:51 PM
To: Shelley Gray <sgray@co.siskiyou.ca.us>
Subject: Fwd: Maple Drive

Dear Shelley,

Please find my enclosed letter to the Planning Commission regarding the proposed vacation rental at 1900 Maple Drive. I am also enclosing some photos I took today. I would ask that this letter please be read aloud. Depending on the weather I am not sure that I will be able to make this meeting and would like to be sure to have my comments included. I will also send a video I took today (3/14/23) on Maple Drive in a subsequent email.

Sincerely,

Pauli Robinson

Pauli and Michael Robinson
1821 Maple Drive
Hammond Ranch, CA
96094

March 14,2023

Dear Planning Commission Members,

With all due respect I am writing to express my family's opposition to the proposed short-term vacation rental at 1900 Maple Drive in Hammond Ranch. I have been a resident of Hammond Ranch for 38 years. Our residence at 1821 Maple Drive is located across the road from the driveway to 1900. My husband has been the main snow plow operator since the 90's and retired two years ago. Maple Drive is not a county maintained road and requires the residents to keep it in good shape. He used a large John Deere Tractor with an articulating blade and was able to keep up with the snow removal. More recently, including this year, the road has been plowed by a smaller plow without the same efficiency and ability to really move snow as well. This means the road conditions are often more challenging. The proposed vacation rental is located about 500 feet above Maple drive at 1900 Maple which is a steep driveway. The amount of snow that much higher up is notable. The original three different owners had a snow plow and because they lived there they could plow downhill unlike the current absentee owner which requires someone to plow uphill to their house. As most people know plowing uphill is a challenging and troublesome endeavor. These different past owners all sold out and left because they were fed up with the snow situations which were so challenging. In the past two years out of town people have come and gotten stuck on our road inhibiting the rest of us from being able to ingress or egress. This is dangerous to the rest of us and unacceptable. They have parked at our driveway on Maple without our permission and have left their stuff temporarily there, likewise without our permission because they haven't been able to make it up the driveway at 1900 due to the ice and snow conditions. When someone parks in the

road it inhibits the snow plow from being able to make a good pass and leaves the road narrower and less passable for two vehicles. This is not safe and has an adverse affect on all the residents of Maple Drive. These city drivers are frequently not prepared with either four wheel drive or chains. Maple Drive is not a main road in Hammond Ranch but a small dirt road with otherwise very little traffic nor is it a through road except in the summer and even then it requires four wheel drive to negotiate the ruts farther down the road. The amount of traffic has exponentially increased in the last few years and our once quiet private road is being frequented by strangers which unduly exposes all of our privacy on Maple Drive and the vehicle traffic impacts the condition of the road which we have to maintain. 1900 Maple Drive is being advertised as a single family dwelling but can house up to ten people and as I understand it that is the maximum that can be listed. I don't know too many single families with ten members these days and the amount of cars that that amount of people have impacts all of us on Maple Drive. According to Planning Department regulations regarding parking it states: "One off street parking space shall be provided for a vacation rental plus an additional space for each bed room. Such spaces may be provided in tandem." To be absolutely clear, there are no parking spaces for 1900 on Maple Drive. In the winter time to sufficiently clear the area and provide adequate parking at their house would require even more snow removal to meet the planning department requirements. Likewise, with all the power outages we have in the winter this house is all electric without any generator back up. This is can be a dangerous disadvantage to any vacation renter and should be a serious consideration to the Planning Commission in general. This is a highly wooded area and thus a high fire risk area that we as residents are saavy about but outsiders are not. There is absolutely no advantage to us to have strangers vacation in this neighborhood of long term home owners. This proposed large vacation rental is proportionately not appropriate for the conditions that exist on Maple Drive. Please see the enclosed video and photos taken today (3/14/23). Included also are some pictures which were also taken today 3/14/23 AFTER a heavy piece of equipment came in yesterday and plowed and widened the road. Our driveway at 1821 is to the right and 1900 is a short distance up the road and to the left.

Sincerely,

Pauli and Michael Robinson

Begin forwarded message:

From: Pauli robinson <2robinsonis@jeffnet.org>
Subject: Maple Drive
Date: March 14, 2023 at 8:14:09 PM PDT
To: Pauli Robinson <paulirobinson@jeffnet.org>



Maple Drive 3/14/23



1821 in 1821 Maple Drive is in the right foreground
1900 Maple Drive is to the upper left
3/14/23

Sent from my iPhone

From: valerie.yancey
To: [Planning](#)
Subject: Fwd: Sinibaldi/Mendoza Use Permit (UP-22-04)
Date: Wednesday, March 15, 2023 8:39:50 AM

Begin forwarded message:

Please accept my letter for today's hearing as I was having laptop issues last PM

From: valerie yancey <valyancey@icloud.com>
Subject: Sinibaldi/Mendoza Use Permit (UP-22-04)
Date: Mar 15, 2023 at 8:25 AM
To: sgray@co.siskiyou.ca.us

Click on the images in the email to download full resolution versions from iCloud.
Attachments available until April 14, 2023.

Chris and Valerie Yancey
1900 Maple Drive
Hammond Ranch, CA 96094
March 15, 2023
Public Hearing

Dear Planning Commission Members,

With due consideration, I am writing to comment on and express our opposition to the use permit for short term vacation rental at 1900 Maple Drive in the rural community of Hammond Ranch.

We live at 1906 Maple Drive and share the 1000-foot (305 meters) easement from Maple Drive. Guests traverse directly in front of our home to arrive 600 feet further up the easement at 1900 Maple drive.

Because of the uniqueness of Hammond Ranch and its privately managed roadways, the planning commission needs to pause and evaluate the risk of permits for vacation rentals here. It is in heavy woodland with extremely high fire danger impact and a rural community. The owners and the new guests each week lack the awareness and prior experience of navigating steep grades and are careless of the very real danger of forest fire, not to mention large game and other wildlife encounters while walking or driving. Not all parcels in Siskiyou County that are being considered for such use permits are equal. The Planning Commission must recognize the parcels and privately maintained easements and roadways affected by transient tenant use when considering approval of use permits are quite different than publicly maintained paved, level roadways to the parcels.

In our 18 years here, prior to the vacation rental this past year, we encountered rare instances of trash, etc. on the road. More recently this past year there is more trash and now even cigar and cigarette butts on the easement and road. Our privately managed roads and easements were once quiet with low traffic. Now each week there are different and unfamiliar drivers, guests and crews, lacking mutual road use respect

and causing overuse and wearing on the gravel surfaces, as well as our peace of mind. The guests, cleaning/maintenance crews and their automobiles are routinely ill prepared for the road conditions be it snow, ice or wet and ruin the easement surface and leave trash and debris and damage unattended to. On multiple occasions the guests have not been able to navigate the road or easement which causes them to park 1000 feet down on Maple Drive road in the way of local property owners or on our driveway without our permission. On many occasions the guests with multiple cars at once drive well over the 15 MPH limit. This is not acceptable and dangerous to our family and pets and wildlife as well as other road users.

It does not appear the operators have a local licensed, effective property manager as these road conditions and other safety concerns would not be happening.

Please take a pause to revise and reconsider use permits within Hammond Ranch. It is a matter of safety.

Thank you.

Very Sincerely,

Chris and Valerie Yancey

PS there are pictures of trash and videos of some surface damage, finally the photos of easement in good repair.





[Download from iCloud](#)

IMG_9461 damge.mov
18.4 MB

[Download from iCloud](#)

IMG_9460 d...e trash.MOV
163.7 MB

From: [Craig Rosen](#)
To: [Shelley Gray](#)
Subject: March 15 planning commission meeting
Date: Wednesday, March 15, 2023 8:40:14 AM

Craig & Cheryl Rosen, as 37 year residents on Maple Dr. in Hammond Ranch, Weed, are opposed to the vacation rental at 1900 Maple Dr.. It was operated in the past and during that time there was a huge increase of vehicles going to that property. It increased the dust, noise, and volume of traffic. The vehicles were inconsiderate of the people and speed limits in the neighborhood. The property values of the nearby houses will be affected. The house was advertised as sleeping large groups, and we believe large groups will continue to stay there.

Thank you,
Craig and Cheryl Rosen
Sent from [Mail](#) for Windows