

RE: Rusinov, Special Permit  
Application Number: PLN-2019-15298  
Assessor's Parcel Number: 107-136-005  
3400 Fox Springs Road, Garberville, CA.

Greetings

My name is Peter Wilson. I am trustee of Wilson's Hyde. Wilson's Hyde is located at 3485 Fox Springs Road adjacent to Mr Rusinov's property. Wilson's Hyde is a 360 acre wilderness, held in a conservation easement, that has been owned by my family for over fifty years. Our intent is to keep Wilson's Hyde in a natural state as a refuge for wildlife and native plants and as a tranquil sanctuary for family recreation and repose.

I have not personally met Mr Rusinov but he is well regarded among the neighbors. I would like to commend him on his efforts to comply with the permitting process. Legitimacy will help mature and stabilize our Fox Springs community. I wish him luck. I wish him patience and the persistence to endure the process.

I am not familiar with the zoning process however after reviewing the application materials on the Zoning Administration Web-site and the Staff Report 04.21.22 I have a few concerns I would like to address:

- 1) Light pollution
- 2) Noise pollution
- 3) Generator fuel containment.
- 4) Water reservoir access for emergency fire suppression
- 5) And road maintenance.

Acquaintances in other areas of the county have complained about high intensity lights, lit 24 hours a day growing cannabis. Our area has zero light pollution and some of the best air quality in the state which is ideal for stargazing. Nocturnal wildlife including spotted owls and Humboldt Flying Squirrels thrive in the area. I see section B2 of the staff report addresses this issue but I would like to encourage effort to minimize nocturnal light pollution.

Our ridge is very quiet. After being on the property for a few days, away from the continual onslaught of background noise, our hearing improves and we can hear cars, dogs and generators that are miles away. My Daughter is a professionally trained musician with hyper-sensitive hearing. She sings in the trees. The forest is a natural cathedral. She needs the quiet of the woods to calm her anxiety and clear her perspective. In section B.1 of the staff report I see generators are permitted for emergency use and should be enclosed. I would like to encourage these efforts too.

Generator Secondary Fuel containment is worth mentioning. (I'm assuming propane generators are not being used.) I know of several incidents of fuel spills into local waterways that have caused serious environmental damage and had serious financial repercussions for land owners. A simple berm or containment basin would have avoided these catastrophes. The staff report section B.20 and B.22 mention fuel handling. Again I would like to encourage secondary fuel containment efforts.

Fox Springs Road runs on a ridge top and has only one outlet. Being trapped on the ridge in a fire is a very real and terrifying possibility. The permit application describes a 70,000 gallon water system. With the zoning Administration's approval, I would like to ask Mr Rusinov to provide fittings that are compatible with common fire trucks, for emergency use. Work with Honeydew Volunteer Fire Company and CalFIRE to make them aware of this water resource and optimize it for emergency use. Incidentally there are two 1,000 gallon tanks on Fox Springs Road on our property that are outfitted for fire suppression and usually full in fire season.

And finally Road Maintenance. The Staff Report talks about Category 4 road standards. Can the Zoning Administration elaborate on that, please? I am concerned that the daily commuting of workers will take a toll on the roads. The section between 3400 Fox Springs Road and the County road is stable and has been there for decades; however it has a narrow run across a precipitous cliff face that would be impossible to replace if it erodes from heavy use and neglect.

I would like to thank the Zoning Administration for hearing my comments. I would like to commend Mr Rusinov's efforts towards compliance and building a better community on Fox Springs Road.

Peter Wilson TTEE  
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