

pbscommissions - Fwd: Rezoning to create a Cannabis Accommodation District CASE#: R_2019-0013 and CASE# R_2019-0012

From: PBS PBS
To: pbscommissions
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Subject: Fwd: Rezoning to create a Cannabis Accommodation District CASE#: R_2019-0013 and CASE# R_2019-0012

Mendocino County

JAN 31 2022

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>>> Lonnie Mathieson <lonnie@mcn.org> 1/30/2022 5:23 PM >>>

Planning and Building Services Staff

County of Mendocino

I am writing in regards to the proposed request by Brandy Moulton to rezone properties in the Franklin Rd and Jade Court neighborhoods to create Cannabis Accommodation Combining Districts.

My husband and I are owners of the property directly south of a cannabis cultivation site included in the proposal in the Franklin Rd neighborhood.

Our neighborhood has been an Opt-Out Zone for new commercial cannabis cultivation since 2018 due to overwhelming opposition to commercial cannabis cultivation. Existing permitted commercial cultivation was to Sunset in 2020. In spite of the neighborhood speaking out against extending the Sunset Clause, it was extended by the Board of Supervisors to May 2022.

In a family neighborhood of one and two acre parcels commercial cannabis cultivation is inappropriate. Since the "spec house" (cannabis cultivation site) next door was built, and the owner attempted unsuccessfully to sell it, there has been a revolving door of renters growing marijuana.

Over the past 13 years, since the house has been used illegally and legally as an indoor cannabis cultivation site, we have experienced:

1) A transformer in our front yard blew up due to a “power surge” (per PG&E) after a power outage was restored, We were told, it was due to a large number of grow lights all coming back on at the same time. The power in the neighborhood was out for an additional day.

2) Strangers have come onto our property uninvited. Items have been stolen from our property. We have subsequently spent thousands of dollars on a 7 foot gate/fence around our one acre property, have a 100 lb guard dog, and have installed security cameras.

3) intermittently, there is the odor of large amounts of marijuana being burned next door for days at a time. We have family members with lung issues. Large amounts of marijuana burning, with unknown chemicals used in the cultivation, are a health hazard.

4) Excessive traffic, and vehicles driving too fast. We have families with children living in this neighborhood who ride their bikes, take walks and walk their dogs. Before we had the fence, our dog was hit by a speeding driver on Franklin Rd.

Other concerns:

1) The potential for increased crime due to criminals looking for a high-dollar cash crop. We are fearful of home invasions as have happened numerous times in our county. The next door property is well known as a cannabis cultivation site.

2) Excessive water use. This neighborhood has water issues with a history of wells going dry. Two neighbors on Franklin Rd have had to drill new wells in the last year.

3) Spot zoning is illegal in California. Going ahead with this rezoning would invite lawsuits from property owners in the neighborhood.

My question to the Planning Commission and the Board of Supervisors is: “How many times do you need to hear from us before you honor our neighborhood's wishes, needs and safety?”

We have been at this for at least 5 years. Enough is enough!

No to a Cannabis Accommodation District

No to extending the Sunset Clause

No Commercial Cannabis Cultivation in our neighborhood Zoned RR2

Sincerely, Lonnie Mathieson and Lloyd Livingstone

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