

James Feenan

Mendocino County

From: Tom Rawles <tomrawles3@gmail.com>
Sent: Sunday, December 3, 2023 2:53 PM
To: pbscommissions
Subject: North State St Gas Station

DEC 04 2023

Planning & Building Services

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To: Mendocino County Planning Commission

Concerns Regarding: U_2021-0016/V_2021-0005 (Faizan Corporation)

As an adjoining property owner, I have many concerns regarding this development. I have a 40 ft easement that runs through the middle of the proposed project. I have yet to have had any communication from the Faizain Corporation to address this issue of how my easement will not be blocked, thus preventing my family and myself from entering our family home and ranch. The easement must always be kept clear to maintain ranching operations and home deliveries. Additionally, emergency vehicles will need access to my property in the case of an emergency.

I have a copy of an email to my mother (deceased 12/03/2020) from Brian Momsen, an attorney representing the Fazian Corporation, dated 8/24/2015, stating that Mr. Alam had redesigned the proposed gas station not to interfere with my easement; however, since I have not had any communication with any representatives of the Fazian Corporation I'm unclear which plan is being presented at the 12/07/2023 meeting.

How will the previously mentioned concerns of blocking entrances to homes and ranch operations be resolved?

Lastly, there are several safety concerns regarding traffic exiting and entering North State from Highway 101 that CALTRANS should address and advise the commission before approval of the application.

Respectfully,

Thomas (Tom) Rawles
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