

Congress of the United States  
House of Representatives  
Washington, DC 20515-0502

April 3, 2013

Doug Bosco, Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Dear Chairman Bosco:

I am pleased to support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels. If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country who are concerned about potential impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species.

Permanent protection of the Ranch for habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. I urge you to help ensure the protection of the Preservation Ranch by giving their request your full and fair consideration.

Sincerely,

  
JARED HUFFMAN  
Member of Congress

COMMITTEES

NATURAL RESOURCES, CHAIR  
SELECT COMMITTEE ON DISABILITIES, CHAIR  
SELECT COMMITTEE ON WINE, CHAIR  
JOINT COMMITTEE ON FISHERIES AND  
AQUACULTURE, CHAIR  
BUDGET  
BUDGET SUBCOMMITTEE #1  
JOINT LEGISLATIVE BUDGET  
GOVERNMENTAL ORGANIZATION  
HEALTH

April 4, 2013

Doug Bosco, Chair  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> Floor  
Oakland, CA 94612

Exhibit 4: Project Letters  
**Assembly**  
**California Legislature**



**WESLEY CHESBRO**  
ASSEMBLYMEMBER, SECOND DISTRICT

STATE CAPITOL  
P.O. BOX 942849  
SACRAMENTO, CA 94249-0002  
(916) 319-2002  
FAX (916) 319-2102

DISTRICT OFFICES  
710 E. STREET, SUITE 150  
EUREKA, CA 95501  
(707) 445-7014  
FAX (707) 445-6607

50 "D" STREET, SUITE 450  
SANTA ROSA, CA 95404  
(707) 576-2526  
FAX (707) 576-2297

200 SOUTH SCHOOL STREET, SUITE D  
UKIAH, CA 95482  
(707) 463-5770  
FAX (707) 463-5773

Re: Preservation Ranch Acquisition

Dear Chairman Bosco,

I am writing in strong support of The Conservation Fund's proposed Preservation Ranch acquisition in Sonoma County. Preservation Ranch covers more than 30 square miles of the Gualala River watershed and provides important habitat for anadromous fish and a variety of wildlife, and the property has been the subject of a highly contentious development proposal. The Conservation Fund's project will ensure that the property is maintained as a contiguous block of habitat, and will remain a productive working forest, contributing to the local economy. Several local organizations, including the Sonoma County Agricultural Preservation and Open Space District and the Sonoma Land Trust, are working to bring local and private match funding to the project. The Conservation Fund is providing a significant financial contribution of its own but without the Coastal Conservancy's proposed \$10,000,000 grant, the opportunity to acquire more than 19,000 acres of the Gualala River Watershed, forever protecting it from conversion to vineyards and rural estates, will be lost.

In addition, this project helps to further the goals of AB 32 – The Global Warming Solutions Act of 2006 – by providing the opportunity to enhance carbon sequestration through improved forest management. Revenues generated from the property will be shared by The Conservation Fund and the Coastal Conservancy, an innovative approach that may help fund each organization's conservation programs in the future.

Permanent protection of the Ranch for, habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon.

I urge your support for this important project.

Respectfully,

WESLEY CHESBRO  
Assemblyman, 2<sup>nd</sup> District

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COASTAL CONSERVANCY  
OAKLAND, CALIF.



Exhibit 4: Project Letters

**COUNTY OF SONOMA  
BOARD OF SUPERVISORS**  
575 ADMINISTRATION DRIVE, RM. 100A  
SANTA ROSA, CALIFORNIA 95403  
(707) 565-2241



**EFREN CARRILLO**  
FIFTH DISTRICT SUPERVISOR  
efren.carrillo@sonoma-county.org

April 2, 2013

Mr. Doug Bosco, Chairman  
California Coastal Conservancy  
1330 Broadway, 13th Floor  
Oakland, CA 94612

RE: Preservation Ranch Acquisition

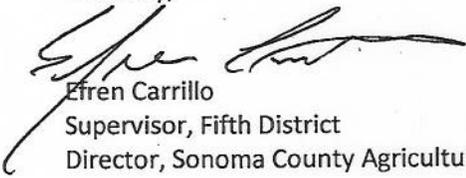
Dear Mr. Bosco,

I am writing to provide my strong support for the Coastal Conservancy's staff recommendation to assist the Conservation Fund and its partners with the purchase of Preservation Ranch in Sonoma County. Acquisition of Preservation Ranch presents an opportunity to prevent 19,645 acres of forest, oak woodlands, grasslands and riparian corridors from being converted into vineyards and rural residential development. The Conservation Fund has a proven record of acquiring properties of this scale and working hard to restore and protect critical habitats while providing sustainable forest management. These practices will not only largely benefit the highly impacted forest habitats but also the more than 30 square miles of the Gualala River watershed that the property covers that provides important habitat for anadromous fish and a variety of wildlife.

In addition, permanent protection of this significant property furthers the vision for Sonoma's North Coast as an intact redwood-Douglas fir forest that is well-managed for ecological integrity and economic viability. This acquisition is a keystone parcel for that vision, and will also expand an existing network of over 90,000 acres of protected lands within this region. Its acquisition will connect to 38,000 acres of The Conservation Fund's protected working forestland in Mendocino County, thereby creating a 70,000 acre corridor of protected forestland running from Sonoma County up through Mendocino County.

The Sonoma County Agricultural Preservation and Open Space District is proud to be partnering with the Conservation Fund, to acquire this spectacular property in Northwest Sonoma County. We urge you to support all of our efforts to protect Preservation Ranch with an affirmative vote on this important project.

Sincerely,

  
Efrén Carrillo

Supervisor, Fifth District

Director, Sonoma County Agricultural Preservation and Open Space District

## Exhibit 4: Project Letters



California Field Office  
201 Mission Street, 4th Floor  
San Francisco, CA 94105

Tel (415) 777-0487  
Fax (415) 777-0244  
nature.org

March 29, 2013

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels. If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country. Not only would this development have impacts on water resources and wildlife including struggling salmon and steelhead populations in the Gualala River watershed, but it would also set a damaging precedent for vineyard expansion elsewhere in the coastal regions of the North Coast.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. Extensive development of residences and vineyards in this region as called for by the proposed development plans would fragment this valuable habitat and lead to potentially significant changes in the hydrology of the overall Gualala River watershed.

Permanent protection of the Ranch for, habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Jason Pelletier  
Senior Project Director, North Coast  
The Nature Conservancy



966 Sonoma Avenue  
Santa Rosa, CA 95404  
Tel: 707-526-6930  
Fax: 707-526-3001

[www.sonomalandtrust.org](http://www.sonomalandtrust.org)

April 1, 2013

Mr. Doug Bosco, Chairman  
State Coastal Conservancy  
1330 Broadway, 13th Floor  
Oakland, CA 94612

Re: Preservation Ranch

Dear Chairman Bosco:

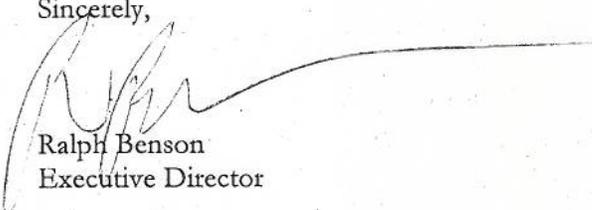
We heartily support the Coastal Conservancy's participation in the acquisition of the Preservation Ranch property to prevent 19,645 acres of forest, oak woodlands, grasslands and riparian corridors on Sonoma's North Coast from being converted into vineyards and rural residential development. We are pleased to be partnering with The Conservation Fund on this project -- another collaboration which furthers a portfolio of land conservation work on Sonoma's North Coast, including the Jenner Headlands, Cedars Main Canyon, and Poff properties -- a few of the Conservancy's recent projects.

The vision for Sonoma's North Coast is an intact redwood-Douglas fir forest and its associated ecosystems that are well-managed for ecological integrity and economic viability. This acquisition is a keystone parcel for that vision, and will also expand an existing network of over 90,000 acres of protected lands within this region. Its acquisition will connect to 38,000 acres of The Conservation Fund's protected working forestland in Mendocino County, thereby creating a 70,000 acre corridor of protected forestland running from Sonoma County up through Mendocino County.

Failing to protect Preservation Ranch will create a devastating "donut hole" in the middle of Sonoma's forestland, and will forever sever our ability to connect large protected areas of land in this region. We urge you to protect Preservation Ranch with an affirmative vote on this important project.

Thank you.

Sincerely,



Ralph Benson  
Executive Director

cc: *Chris Kelly, The Conservation Fund*  
*Bill Keene, Sonoma County Agricultural Preservation and Open Space District*  
*Efren Carrillo, Sonoma County Supervisor*

*...to protect the land forever*

Exhibit 4: Project Letters

Redwood Chapter  
55A Ridgway Avenue, Santa Rosa, CA  
P.O. Box 466, Santa Rosa CA 95402  
(707) 544-7651  
Fax (707) 544-9861  
[www.redwood.sierraclub.org](http://www.redwood.sierraclub.org)



Doug Bosco , Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
via email c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Dear Chairman Bosco:

The Redwood Chapter represents some 9,000 Sierra Club members living in northwestern California from the Bay Area to the Oregon border; approximately half our members reside in Sonoma County. The long-term protection of our magnificent coastal forests, their watersheds, and the rivers that run through them has been among our top conservation priorities for many years.

I am therefore taking this opportunity to express the Chapter's enthusiastic support for the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners in the purchase of the Preservation Ranch property. By preventing a proposed subdivision and conversion of the property to vineyards and estate parcels, the Conservancy will be making a significant and enduring contribution to the conservation of important natural habitat on the North Coast.

Purchase of the Ranch by a conservation buyer is by far the most assured and the most equitable way to prevent the project from going forward, with the likelihood of causing irreversible impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed. Permanent protection of the Ranch for sustainable forest management and habitat protection, with the possibility of public recreational access, is consistent with the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon.

We urge you to act to protect the Preservation Ranch property for posterity by voting in the affirmative on this critically important proposal.

Yours sincerely,

A handwritten signature in cursive script that reads "Victoria Brandon".

Victoria Brandon  
Chair, Sierra Club Redwood Chapter



PO Box 506 • Forestville CA 95436 • 707.664.7060

April 7, 2013

Doug Bosco , Chairman State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear kgear@scc.ca.gov

Re: Preservation Ranch

Dear Chairman Bosco:

Please support the Coastal Conservancy staff's recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

It appears the consequence if there is no purchase of the Ranch is for the present owners to go forward with their project. This would not be acceptable on many levels.

The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads and other infrastructure.

Permanent protection of the Ranch for habitat protection and restoration and sustainable forest management will support the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon.

We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Larry Hanson  
Board President, Forest Unlimited



P.O. Box 195  
Cazadero, CA 95421  
(707) 632-6070  
forestunlimited.org

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

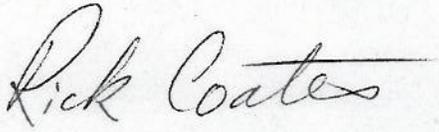
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Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental

Exhibit 4: Project Letters

protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

A handwritten signature in cursive script that reads "Rick Coates". The signature is written in black ink on a light-colored background.

Rick Coates

Executive Director



100% tree-free paper

## Exhibit 4: Project Letters



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### *Board of Directors*

Doug Lipton, PhD  
*President*

Virginia Strom-Martin  
*Vice President*

Charles Rullman  
*Treasurer*

Jib Ellison  
*Secretary*

Kathy Tierney

Michael Volpatt

Edward Kozel

### *Staff*

Don McEnhill Jr.  
*Executive Director*

Kate Wilson  
*Executive Assistant*

Victoria Wikle  
*Park Project Director*

Jordan Senia  
*Field Program Technician*

Doug Bosco, Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612

Re: Preservation Ranch

Dear Chairman Bosco:

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Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. **We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project.** Thank you.

Kate Wilson, Russian Riverkeeper





# REDWOOD COAST LAND CONSERVANCY

*Dedicated to protection of open spaces and natural resources from the Navarro to the Russian rivers*

P.O. Box 1511, Gualala, CA 95445-1511 • (707)884-4426 • email: [rclc@rclc.org](mailto:rclc@rclc.org) • [www.rclc.org](http://www.rclc.org)

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

Dear Chairman Bosco:

The Redwood Coast Land Conservancy Board of Directors enthusiastically supports the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels. If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Sincerely,



Bill Wiemeyer, President



Linda Bell, Executive Director

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COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

**Karyn Gear**

---

**From:** Karen [ktracy@wildblue.net]  
**Sent:** Tuesday, April 02, 2013 1:32 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

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Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,  
Karen Tracy  
Anchor Bay

**Karyn Gear**

---

**From:** Jnana Gowan [powerhed@gmail.com]  
**Sent:** Saturday, March 30, 2013 9:35 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco

Chairman

State Coastal Conservancy

1330 Broadway, 13<sup>th</sup> floor

Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

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**Karyn Gear**

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**From:** Cosmo Ray [cosmor@gmail.com]  
**Sent:** Monday, April 01, 2013 1:33 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco

Chairman

State Coastal Conservancy

1330 Broadway, 13<sup>th</sup> floor

Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

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Exhibit 4: Project Letters

Sincerely,

Cosmo Rettig

Oakland, CA

**Karyn Gear**

---

**From:** Frederick Rabidoux [revfredrabs@sbcglobal.net]  
**Sent:** Monday, April 01, 2013 12:06 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

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Sincerely,

Rev. Fred Rabidoux

Exhibit 4: Project Letters

**Karyn Gear**

---

**From:** Fred Winter [alfredwinter@gmail.com]  
**Sent:** Sunday, March 31, 2013 7:01 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Purchase of Preservation Ranch

March 31, 2013

Mr. Doug Bosco  
Chairman, State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

re: Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Alfred P. Winter  
315 Crestview Dr.  
Ukiah CA 95482

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to **enthusiastically** support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their crazy project and its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,



Eric Dahlhoff  
117 Mill St.  
Point Arena, CA 95468

Exhibit 4: Project Letters

**Karyn Gear**

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**From:** Leslie Moody Cresswell [leslie@seaviewartglass.com]  
**Sent:** Saturday, March 30, 2013 11:47 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Conservation Fund & purchase of Preservation Ranch

> Doug Bosco  
> Chairman  
> State Coastal Conservancy  
> 1330 Broadway, 13th floor  
> Oakland, CA 94612  
> c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

> Re: Preservation Ranch

> Dear Chairman Bosco:

> I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

> If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

> Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

> Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

> Sincerely,  
Leslie Moody Cresswell  
27780 Seaview Road  
Cazadero, CA 95421  
707-847-3443

Exhibit 4: Project Letters

**Karyn Gear**

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**From:** Reina Snyder [abundanciareina@gmail.com]  
**Sent:** Saturday, March 30, 2013 11:25 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch  
**Attachments:** Support-the-purchase-of-Preservation-Ranch.doc

Doug Bosco

Chairman

State Coastal Conservancy

1330 Broadway, 13<sup>th</sup> floor

Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help

**Exhibit 4: Project Letters**

ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Reina Snyder

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Reina Snyder

## Exhibit 4: Project Letters

**Karyn Gear**

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**From:** Lily Berkeley [sambacat@me.com]  
**Sent:** Saturday, March 30, 2013 10:12 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Attn: Chairman Bosco

I am thrilled that saving the beautiful land on the Preservation Ranch from being converted to a subdivision and sterile vineyards is very close to a reality! I enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch.

Although widely opposed by the local community and environmentalists around the country, the current owners intend to go forward with their project if the Ranch is not purchased by The Conservation Fund. The owners have minimized and discarded concerns regarding its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon.

I urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you!

Best regards,

Lily Berkeley  
Sebastopol, CA  
707-824-1206

*Please consider the environment before printing this e-mail*

**Karyn Gear**

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**From:** Meg Beeler [megbeeler@earthlink.net]  
**Sent:** Saturday, March 30, 2013 10:28 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch purchase

Doug Bosco

Chairman

State Coastal Conservancy

1330 Broadway, 13th floor

Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I really support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels!

It is a relief that the grape development project has been stopped. Now it is time to protect the watershed permanently.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Exhibit 4: Project Letters

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Margaret Beeler and Tom von Tersch

16100 Sobre Vista Court

Sonoma, CA 95476

"Mountains are natural temples, holy places where Earth and Sky meet. Living elders, mountains help us to wake up bone memory of our unique destiny and to remember our connection with the stars and vastness." -- Daniel Foor

Exhibit 4: Project Letters

**Karyn Gear**

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**From:** Marin Casassa [marincasassa@yahoo.com]  
**Sent:** Saturday, March 30, 2013 10:45 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,  
Marin Casassa  
resident, Oakland, CA

Sincerely,

Jnana Gowan

Albany CA

**Karyn Gear**

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**From:** Judy Hoaglund [jhoaglund@earthlink.net]  
**Sent:** Saturday, March 30, 2013 9:05 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Dear Karyn,

Please deliver my letter below to Doug Bosco, in regards to the purchasing of Preservation Ranch.

Thank you,  
Judith

Doug Bosco

Chairman

State Coastal Conservancy

1330 Broadway, 13<sup>th</sup> floors

Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

#### Exhibit 4: Project Letters

Permanent protection of the Ranch for habitat protection and restoration, and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project.

Thank you.

Sincerely,  
Judith A. Hoaglund  
1553 Laguna Rd.  
Santa Rosa, CA 95401  
707-892-9017

**Karyn Gear**

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**From:** Mirka Knaster [mirka@mcn.org]  
**Sent:** Saturday, March 30, 2013 7:54 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Dear Karyn Gear,

I am writing to enthusiastically support the Coastal Conservancy staff recommendation in assisting The Conservation Fund and its partners with the purchase of Preservation Ranch in order to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels. If Preservation Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project, despite widespread opposition from our local community as well as environmentalists around the country. We are all concerned about the impact on water resources and wildlife, including the struggling salmon and steelhead populations in the Gualala River watershed.

Permanent protection of the Ranch for habitat protection and restoration and sustainable forest management will further land use and environmental protection goals of various local, state, and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. I strongly urge you to help ensure the protection of Preservation with an affirmative vote on this critically vital project.

Thank you for your attention and consideration.

Sincerely,

Mirka Knaster,  
The Sea Ranch

**Karyn Gear**

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**From:** nancy dew [dewjrnys@mcn.org]  
**Sent:** Saturday, March 30, 2013 6:19 AM  
**To:** kgear@scc.ca.gov  
**Subject:** preservation ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Nancy dew

**Karyn Gear**

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**From:** sedna101@aol.com  
**Sent:** Friday, March 29, 2013 11:01 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Blessings, Jane Eagle

**At any given moment, you have the POWER to say this is NOT how the story is going to end.**

**Karyn Gear**

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**From:** Reeta Roo [roocooncardoon@comcast.net]  
**Sent:** Friday, March 29, 2013 9:22 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Purchase of Preservation Ranch

Doug Bosco

Chairman

State Coastal Conservancy

1330 Broadway, 13<sup>th</sup> floor

Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Sincerely,

Exhibit 4: Project Letters

**Karyn Gear**

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**From:** Kyle Haines [kyleghaines@gmail.com]  
**Sent:** Friday, March 29, 2013 9:21 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Please Protect Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Kyle Haines  
5211 Aster Lane  
Klamath Falls, Oregon 97601

**Karyn Gear**

---

**From:** Ed Elliott [aguazul1947@yahoo.com]  
**Sent:** Friday, March 29, 2013 7:33 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Ed Elliott  
PO Box 145  
Ben Lomond, CA 95005

Exhibit 4: Project Letters

**Karyn Gear**

---

**From:** Russ Guidi [rmguidi@yahoo.com]  
**Sent:** Friday, March 29, 2013 7:11 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Keepers of Nature

Dear Madam,

Step up and do your bit for the wildlife. Save the Sonoma County forestland. We killer apes must be stopped.

Thank you

**Karyn Gear**

---

**From:** Steve Hunt [fbigoil@yahoo.com]  
**Sent:** Friday, March 29, 2013 4:08 PM  
**To:** kgear@scc.ca.gov  
**Cc:** Steve Hunt  
**Subject:** Support Purchase of Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,  
steve hunt  
38671 Coral Ct  
Gualala, Ca 95445  
707-884-1162  
[fbigoil@yahoo.com](mailto:fbigoil@yahoo.com)

Exhibit 4: Project Letters

**Karyn Gear**

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**From:** Darlene [darlene@jimndar.net]  
**Sent:** Friday, March 29, 2013 2:26 PM  
**To:** kgear@scc.ca.gov  
**Subject:** We Support the protection of Preservation Ranch

Dear Karyn Gear:

My husband and I were delighted to hear that the Coastal Conservancy is assisting with the purchase of the Preservation Ranch. We support what you are doing. We have always opposed this huge forest to vineyard conversion because of the many adverse affects it has on biodiversity, wildlife corridors, the water table, the salmonids, etc. Having visited many regions in Europe and Asia where one or more major deforestations has devastated the land over thousands of years, we are opposed to this type of irresponsible resource development. Another issue with the conversion of this large property to vineyards is the potential of a negative economic affect on Sonoma County of excessive monoculture.

Preservation Ranch desperately needs to be protected from development and exploitation with a strict conservation easement. We favor the purchase of Preservation Ranch by the Conservation Fund, assisted by the \$10M grant from the Coastal Conservancy.

Darlene LaMont and Jim Robinson

--  
Darlene LaMont and Jim Robinson  
Travel Photographers  
[darlene@jimndar.net](mailto:darlene@jimndar.net) (for both Jim and Darlene)  
<http://www.jimndar.net> (Our Travel Photo Web Page)

**Karyn Gear**

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**From:** Mark Donahoe [markdonahoe365@msn.com]  
**Sent:** Friday, March 29, 2013 3:54 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Randh

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Mark C. Donahoe

Exhibit 4: Project Letters

**Karyn Gear**

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**From:** Smlctrail@aol.com  
**Sent:** Friday, March 29, 2013 3:26 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Fwd: Restoration Ranch

addendum

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From: [Smlctrail@aol.com](mailto:Smlctrail@aol.com)  
To: [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)  
Sent: 3/29/2013 3:22:24 P.M. Pacific Daylight Time  
Subj: Restoration Ranch

Dear Chairman Bosco

Please support the purchase of this vital watershed property. Rescue of this parcel will maintain the beauty of a one of the most scenic and peaceful properties in Sonoma County. Traveling thru Annapolis and continuing to Healdsburg from Sea Ranch on a weekly basis my wife and I have been concerned regarding the increasing traffic of large/oversized "vine" trailer rigs and the increasing amount of commercial vehicles which already create traffic hazards for travelers. Supporting this parcel purchase will assist in containing the current flow of commercial traffic and potential environmental hazards to citizens and the environment.

Thank you,  
Saul Leopold Ph.D.  
Sea Ranch

**Karyn Gear**

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**From:** orenberg [orenberg@sfsu.edu]  
**Sent:** Friday, March 29, 2013 3:20 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Letter of Support for help in purchasing Preservation Ranch

Doug Bosco

Chairman

State Coastal Conservancy

1330 Broadway, 13<sup>th</sup> floor

Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help

Exhibit 4: Project Letters

ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Jim Orenberg and Jane Seck, 304 Spar Close, The Sea Ranch, CA

PS: even though the letter above is a form letter, I want you to know that we both strongly support help in purchase of Preservation Ranch. The Gualala watershed is too important to CA and its inhabitants to allow the wine industry to challenge its survival. Please help preserve the Gualala River!!!

--

James Orenberg  
Professor Emeritus  
Dept of Chemistry and Biochemistry  
San Francisco State University  
San Francisco, CA 94132

Exhibit 4: Project Letters

**Karyn Gear**

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**From:** Russell Wells [pelican@sonic.net]  
**Sent:** Friday, March 29, 2013 1:41 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Support CCC's purchase of Preservation Ranch

TO WHOM IT MAY CONCERN:

I urge you to support the purchase of the Preservation Ranch by the California Coastal Conservancy. I shall not repeat the text of the many messages you have received, drafted by the CCC, with which I fully agree. Instead, may I presume to remind those who will make this decision that there are certain elements without which life and thriving are impossible: Earth Air, Fire, and Water; that any government that does not safeguard these essentials loses all claim to legitimacy; and that conversely those who uphold these elements deserve, and will receive, the support of those they benefit. We shall all thank you for making the only right choice.

**Karyn Gear**

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**From:** Dorothy D Gregor [dgregor@mcn.org]  
**Sent:** Friday, March 29, 2013 2:27 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch support  
**Attachments:** Preservation-Ranch.doc; ATT00107.htm

March 29, 2013

Doug Bosco, Chairman

California Coastal Conservancy

1330 Broadway, 13<sup>th</sup> floor

Oakland, CA 94612

Re: Support for Preservation Ranch purchase

Dear Chairman Bosco:

I am writing in support of the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch.

I am very concerned about the consequences of not being able to proceed with the purchase and hope that the Conservancy shares this concern. Sonoma County and other parts of California are becoming a monoculture of vineyards and although I love the product of the vineyards, there is more than enough of the stuff already. There is not enough land supporting water resources and wildlife, and we need to protect what we can.

As Iâ€™m sure you know, Preservation Ranch has a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma Countyâ€™s found that there will be significant environmental degradation if it goes forward. Permanent protection of the Ranch for habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlifeâ€™s Recovery Strategy for Coho Salmon.

Please help protect Preservation Ranch with an affirmative vote on this critically important project. Thank you for your attention.

Exhibit 4: Project Letters

Sincerely,

Dorothy D. Gregor

1628 Berkeley Way

Berkeley, CA 94703-1238

**Karyn Gear**

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**From:** Sarah Schramm [schramm37@gmail.com]  
**Sent:** Friday, March 29, 2013 1:50 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Re: Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection &

#### Exhibit 4: Project Letters

restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,  
Sarah Schramm

**Karyn Gear**

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**From:** ann ludwig [annbix@icloud.com]  
**Sent:** Friday, March 29, 2013 12:42 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Please support the purchase of Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

As a neighbor of the proposed Preservation Ranch, I am writing to ask for your support for the purchase of the property in the name of true preservation - of the priceless natural heritage of our area. Forgive me for not using my own words, but the reasoning for my request is well expressed in the words of the Friends of the Gualala River, of which I am a member.

If the Ranch is not purchased as proposed by The Conservation Fund and its partners the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Ann Ludwig

Exhibit 4: Project Letters

195 Captain's Close  
PO Box 143  
The Sea Ranch, CA 95497

707 684 0584

**Karyn Gear**

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**From:** Nancy Feehan [nancyfeehan@gmail.com]  
**Sent:** Friday, March 29, 2013 1:21 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the

#### Exhibit 4: Project Letters

land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,  
Nancy Feehan  
Cazadero, CA 95421

Exhibit 4: Project Letters

**Karyn Gear**

---

**From:** Kathy Pons [282kpons@gmail.com]  
**Sent:** Friday, March 29, 2013 12:48 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

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We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project.

Thank you.

Sincerely,  
Kathy Pons  
Kenwood, Ca. 95452  
707 833 2452

**Karyn Gear**

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**From:** Linda Haering [xin2xin@sonic.net]  
**Sent:** Friday, March 29, 2013 10:56 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Sincerely,

Linda Haering 650 Karen Way Santa Rosa, California

Exhibit 4: Project Letters

**Karyn Gear**

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**From:** Jim Finn [fsgarden1@gmail.com]  
**Sent:** Friday, March 29, 2013 12:24 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Dear Costal Commission'

Please help fund the purchase of the Preservation Ranch. This is very important to the people of Sonoma County.

Thank you

Jim Finn

**Karyn Gear**

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**From:** judith Rousseau [jrousseau12@hotmail.com]  
**Sent:** Friday, March 29, 2013 12:19 PM  
**To:** kgear@scc.ca.gov  
**Subject:** PRESERVATION RANCH

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Sincerely,

Judith Rousseau

Graton, CA

**Karyn Gear**

---

**From:** Wendy [wlk@sonic.net]  
**Sent:** Friday, March 29, 2013 10:29 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preserve Preservation Ranch!

Doug Bosco

Chairman

State Coastal Conservancy

1330 Broadway, 13<sup>th</sup> floor

Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

As a native Californian and advocate for sustainable agriculture and environmental stewardship for over 35 years, I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch. This purchase would truly be a win-win-win for the people of California, the watershed, and our economy. Climate change and massive water use have already severely diminished local water tables, and our coastal forests are crucial to maintaining the water shed. Without water, our agricultural base, and all other aspects of the economy will suffer greatly.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community. Climate scientists and environmentalists around the country are concerned about its impacts on climate change, water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

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Exhibit 4: Project Letters

the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Wendy Krupnick  
4993 B. Occidental Rd.  
Santa Rosa, 95401

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

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Sincerely,

Frederic Hall Kelley  
PO Box 617  
Gualala, CA 95445

**Karyn Gear**

---

**From:** John Murphy [jmurphyedh@comcast.net]  
**Sent:** Friday, March 29, 2013 11:51 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Support-the-purchase-of-Preservation-Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch  
Dear Chairman Bosco:

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Thank you.  
Sincerely,

John Murphy  
2821 Tamoshanter Dr.  
El Dorado Hills, CA 95762

**Karyn Gear**

---

**From:** Lois Lutz [[l\\_lutz@sbcglobal.net](mailto:l_lutz@sbcglobal.net)]  
**Sent:** Friday, March 29, 2013 11:41 AM  
**To:** [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)  
**Subject:** Support purchase of Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

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Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Lois Lutz

4545 Entrada Ct. Pleasanton, CA 94566

[l\\_lutz@sbcglobal.net](mailto:l_lutz@sbcglobal.net)

Exhibit 4: Project Letters

**Robert A Rutemoeller, CFP, EA**  
PO Box 587  
Gualala, CA 95445-0587

March 29, 2013

Doug Bosco, Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

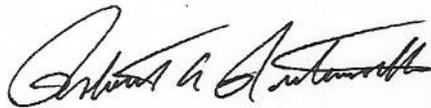
Dear Chairman Bosco:

I am writing as a local resident to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Sincerely,

Bob Rutemoeller

**Karyn Gear**

---

**From:** Dennis O'Rorke [daororke@aol.com]  
**Sent:** Friday, March 29, 2013 10:18 AM  
**To:** kgear@scc.ca.gov  
**Cc:** info@gualalariver.org  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Re: Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

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Sincerely,  
[Your name]

Dennis O'Rorke  
Monte Rio, CA

**Karyn Gear**

---

**From:** Barbara Case [casebarbara@verizon.net]  
**Sent:** Friday, March 29, 2013 10:14 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman State Coastal Conservancy  
1330 Broadway  
13<sup>th</sup> floor Oakland, CA 9461

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Sincerely,

Barbara Case

**Karyn Gear**

---

**From:** Steve Orsary [sorsary@comcast.net]  
**Sent:** Tuesday, April 02, 2013 2:51 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

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Exhibit 4: Project Letters

Sincerely,  
Steve Orsary

**Karyn Gear**

---

**From:** Brent Rusert [rusert@mcn.org]  
**Sent:** Tuesday, April 02, 2013 2:05 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Please Purchase Preservation Ranch

Doug Bosco

Chairman

State Coastal Conservancy

1330 Broadway, 13<sup>th</sup> floor

Oakland, CA 94612

c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)  
Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Sincerely,  
Brent Rusert

**Karyn Gear**

---

**From:** jmichaelkel@comcast.net  
**Sent:** Tuesday, April 02, 2013 3:02 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Sincerely, Mike Keller

...on behalf of the "Friends of Sheephouse Creek"

**Karyn Gear**

---

**From:** Rick Cratty [rick@farrowcommercial.com]  
**Sent:** Tuesday, April 02, 2013 3:23 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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At what point do we consider the general quality of life for the local tax payers and what is best for the community that will be affected by the proposed development. For far too long these types of decisions are myopically based on financial gain alone with small regard for the potential of long term harm to the environment and/ or the community.

Thank you.  
Sincerely,

Rick Cratty  
Director of Operations  
Farrow Commercial, Inc.

Exhibit 4: Project Letters

416 Aviation Blvd. Suite B  
Santa Rosa, Ca. 95403  
Off: 707-591-0225  
Fax:707-591-0230

**Karyn Gear**

---

**From:** Justine Rosenthal [justinerosenthal@yahoo.com]  
**Sent:** Tuesday, April 02, 2013 6:27 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels. I have lived in the Gualala River Watershed for the past 13 years, and every year I hike the watershed, following the river from Skaggs Springs Road, downhill past Annapolis, Sea Ranch, and finally to the town of Gualala and the Pacific Ocean. My friends and I frequently swim, stand up paddleboard, canoe and kayak the river, in addition to hiking through the river. We LOVE it! It is relatively pristine, and yet it already gets dangerously low in the summer and fall. We hope that the pristine nature of the watershed, and the drinking water that we currently rely on, will not be hampered with the Preservation Ranch Development.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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Sincerely,

Justine Rosenthal & Janine Johnson, PO Box 271, Sea Ranch, CA 95497

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

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Sincerely,

  
Anne R. Kessler  
Box 147  
Point Arena, CA 95468

**RECEIVED**

APR 02 2013

COASTAL CONSERVANCY  
OAKLAND, CALIF.

Jacquelynn Baas, Ph.D.

Director Emeritus,  
University of California Berkeley Art Museum  
Independent Scholar

Post Office Box 5  
The Sea Ranch, California 95497  
510-406-4455 • jbaas@mcn.org

March 28, 2013

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

Dear Chairman Bosco:

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Sincerely,



**RECEIVED**

APR 02 2013  
COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

March 28, 2013

Preservation Ranch

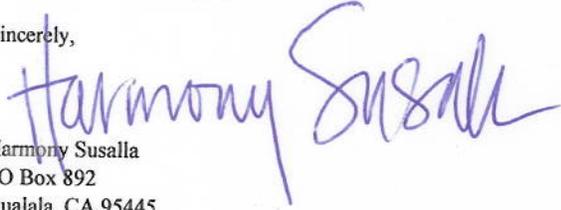
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Sincerely,

  
Harmony Susalla  
PO Box 892  
Gualala, CA 95445

RECEIVED

APR 02 2013

COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

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Sincerely,



**RECEIVED**

APR 02 2013

**COASTAL CONSERVANCY  
OAKLAND, CALIF.**

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

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Sincerely,



**RECEIVED**

APR 02 2013

**COASTAL CONSERVANCY  
OAKLAND, CALIF.**

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

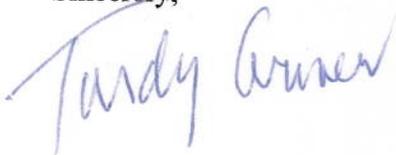
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Sincerely,



**RECEIVED**

APR 02 2013

COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

Robert Hartstock  
PO Box 319  
36455 Timber Ridge Road  
The Sea Ranch, CA 95497  
[Bob@bobhartstock.com](mailto:Bob@bobhartstock.com)

29 March 2013

Doug Bosco , Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

Dear Chairman Bosco:

I support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels. If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

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COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

Permanent protection of the Ranch for, habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon.

I ask you to help ensure the protection of this land and watershed with an affirmative vote on this critically important project.

Thank you for your time and support.

**ROBERT HARTSTOCK**

Sincerely,

Robert Hartstock

California Property owner and concerned environmentalist

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

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Sincerely,



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**COASTAL CONSERVANCY  
OAKLAND, CALIF.**

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

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Sincerely,

*Betsy Carey*

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APR 02 2013

**COASTAL CONSERVANCY  
OAKLAND, CALIF.**

Exhibit 4: Project Letters  
Cyndi O. Stubbs  
P O Box 193  
The Sea Ranch CA 95497

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear

Re: **Preservation Ranch**

Dear Chairman Bosco:

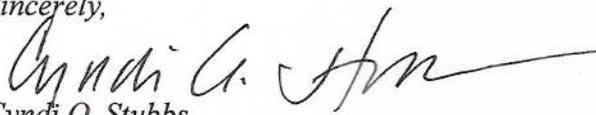
*I am writing to support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.*

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Sincerely,

  
Cyndi O. Stubbs  
Sea Ranch Resident

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APR 02 2013  
COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

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Sincerely,



GARY R. SPRAGUE  
POB 130  
GUALALA, CA 95445-0130

29 MAR 2013

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APR 02 2013  
COASTAL CONSERVANCY  
OAKLAND, CALIF.

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

3-30-13

Preservation Ranch

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Sincerely,


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APR 02 2013

COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

April 1, 2013

Doug Bosco , Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612

**RE: Preservation Ranch**

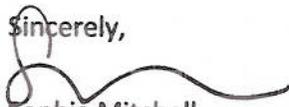
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Sincerely,

  
Sophia Mitchell  
The Sea Ranch, California

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APR 02 2013

COASTAL CONSERVANCY  
OAKLAND, CALIF.

SOPHIA MITCHELL  
PO BOX 1700  
Gualala, CA 95445

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

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*Sincerely,*  
*Kelley Kieve*  
*PO. Box 714*  
*Orinda, CA 95461*

**RECEIVED**

APR 02 2013

COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

Peter Youtz  
PO Box 322  
36700 Mariners Drive  
The Sea Ranch, CA. 95497

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

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Sincerely,

  
Peter Youtz

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APR 02 2013

**COASTAL CONSERVANCY  
OAKLAND, CALIF.**

Exhibit 4: Project Letters

**Karyn Gear**

---

**From:** Alan Levine [alevine@mcn.org]  
**Sent:** Tuesday, April 02, 2013 2:53 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Support Purchase of Calpers Gualala Timberlands.

Hi Karen.

Coast Action Group supports the letter below.

As you know we (with your help) have been working for the recovery of these properties for many years (since 1993).

We are actively engaged in the management of these properties and can see a huge transformation - with good management being applied.

Thank you for your work and help.

Alan

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

**Re: Preservation Ranch**

Dear Chairman Bosco:

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Exhibit 4: Project Letters

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Sincerely,  
[Your name]

Please forward this email to your friends and family, using the link below.

**Thank you,**

Chris Poehlmann  
Friends of the Gualala River

Alan Levine  
Coast Action Group  
Affiliate of Redwood Coast Watersheds Alliance  
P.O. Box 215  
Point Arena, CA 95468

Phone: Week Days 707 542-4408  
Weekends 707 882-2484

P.O. Box 1117  
Gualala 95445  
March 29, 2013

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612  
c/o Karyn Gear

**Re: Preservation Ranch**

Dear Chairman Bosco:

Some of the following letter is not my own composition, but it states facts far better than I on my own, could muster them. Our community is dependent upon the Gualala River for our water. We all fear the effects of road building, chemical fertilizers, weed killers, insecticides on that water. This is a human self centered concern. The wild creatures cannot write their own letters . If they could, State Coastal Conservancy would not have room to store the correspondence. We are so thankful, those of us who can write, and those of us who can't, for your support. The whole state, in fact the whole country should thank you.

From here on down I am simply employing the excellent model letter which I received . I hope you have received many copies, but just in case others are more inventive than myself and you haven't seen it, I am using it pretty much verbatim.

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Sincerely,

*Janet DeBar*

Janet DeBar

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APR 04 2012

COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

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Sincerely



Virginia A. Rubin



Richard C. Warmer

PO Box 213

The Sea Ranch, CA

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APR 04 2012

COASTAL CONSERVANCY  
OAKLAND, CALIF.

April 3, 2013

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

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Sincerely,

  
Martha and Norman Wohlken, POB 693 GUALALA, CA 95445-0693

36689 Timber Ridge Road, The Sea Ranch, CA 95497

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APR 04 2013  
COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

Erika L. J. Arnold  
10082 Sorcerer Wood  
The Sea Ranch, CA 95497

April 3, 2013

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Re: Preservation Ranch

Dear Chairman Bosco:

This letter comes with a heartfelt plea to please assist The Conservation Fund in securing Preservation Ranch as proposed.

As an environmental cheerleader and a north coast homeowner, I am dismayed to think of the destruction clear-cutting several thousand acres of land near Annapolis would cause. Protecting Preservation Ranch also means protecting water, forest and habitat. Indeed, the impact of such a conservation effort cannot be overstated.

Your affirmative vote for this critical endeavor means the world.

Sincerely,



Erika L. J. Arnold

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APR 04 2013

**COASTAL CONSERVANCY  
OAKLAND, CALIF.**

**Karyn Gear**

---

**From:** Lucas Walton [lwalton@pcz.com]  
**Sent:** Monday, April 08, 2013 9:51 AM  
**To:** 'kgear@scc.ca.gov'  
**Subject:** Support for Purchase of Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

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Sincerely,

Lucas Walton

**Karyn Gear**

---

**From:** CHamerstad@aol.com  
**Sent:** Sunday, April 07, 2013 6:35 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch Purchase

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
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Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Chuck Hammerstad  
Conservation Committee Chairman  
Flycasters, Inc. of San Jose  
408-997-5460  
[chamerstad@aol.com](mailto:chamerstad@aol.com)

"If we care for the fish, the fish will reward us in return"

**Karyn Gear**

---

**From:** Paula Zerzan [pzerzan@comcast.net]  
**Sent:** Sunday, April 07, 2013 4:01 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you. 16912 Falcon Lane, Sonoma, CA, 95476-7250

Sincerely,

Paula Zerzan

16912 Falcon Lane,  
Sonoma, CA, 95476-7250

Exhibit 4: Project Letters

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels. If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for, habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

Jackie Gardener  
PO Box 403  
The Sea Ranch, CA 95497

**RECEIVED**

APR 05 2013

COASTAL CONSERVANCY  
OAKLAND, CALIF.

**Karyn Gear**

---

**From:** Martin Steinpress [mgsteinpress@gmail.com]  
**Sent:** Monday, April 08, 2013 11:28 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Support for purchase of the Preservation Ranch

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project.

Sincerely,

Martin Steinpress

220 Tamarisk Drive

Walnut Creek, CA 94598

Exhibit 4: Project Letters

March 30, 2013

Robert & Nancy Scarola  
P.O. Box 907  
Gualala, CA 95445

Doug Bosco  
Chairman  
California State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Re: Preservation Ranch

Dear Chairman Bosco:

We are writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch. The goal of this purchase is to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If Preservation Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife. Struggling salmon and steelhead populations in the Gualala River watershed will be particularly affected.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands. It harbors more than 22 miles of important fish-bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species.

The initial study of the subdivision and conversion to vineyards project prepared by Sonoma County found that there will be significant environmental degradation if the project goes forward, including the elimination, or restriction in the range, of rare and endangered plants and animals. This degradation will result from substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

**RECEIVED**

APR 08 2013

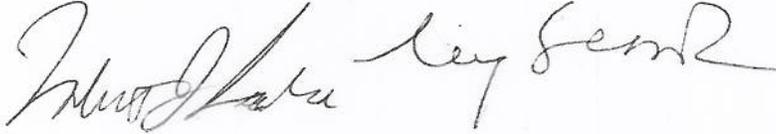
COASTAL CONSERVANCY  
OAKLAND, CALIF.

Exhibit 4: Project Letters

Permanent protection of Preservation Ranch lands for habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon.

We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on the Conservation Fund's critically important funding project to purchase the Ranch lands. Thank you.

Sincerely,

A handwritten signature in black ink, appearing to read "Robert & Nancy Scarola". The signature is written in a cursive, flowing style.

Robert & Nancy Scarola

JAMES D. AND M. ELIZABETH COFFEE  
P. O. Box 915  
Gualala, California 95445  
707-785-1742

---

April 4, 2013

Mr. Doug Bosco, Chairman  
State Coastal Conservancy  
1330 Broadway, 13th floor  
Oakland, CA 94612

Re: Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels. If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Permanent protection of the Ranch for, habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,


**RECEIVED**

APR 08 2013  
COASTAL CONSERVANCY  
OAKLAND, CALIF.

COUNTY OF SONOMA

BOARD OF SUPERVISORS

575 ADMINISTRATION DRIVE, RM. 100A  
SANTA ROSA, CALIFORNIA 95403

(707) 565-2241  
FAX (707) 565-3778



MEMBERS OF THE BOARD

DAVID RABBITT  
CHAIR

MIKE MCGUIRE  
VICE CHAIR

EFREN CARRILLO

SUSAN GORIN

SHIRLEE ZANE

April 9, 2013

Mr. Doug Bosco, Chairman  
California Coastal Conservancy  
1330 Broadway, 13th Floor  
Oakland, CA 94612

RE: Preservation Ranch Acquisition

Dear Mr. Bosco:

On behalf of the Sonoma County Board of Supervisors, I am writing to express our strongest support for the Coastal Conservancy's staff recommendation to assist the Conservation Fund and its partners with the purchase of Preservation Ranch in Sonoma County. Acquisition of Preservation Ranch presents an opportunity to permanently protect 19,645 acres of forest, oak woodlands, grasslands and riparian corridors from conversion and residential development.

The Conservation Fund has a proven record of acquiring properties of this scale and working hard to restore and protect critical habitats while providing sustainable forest management. These practices will benefit the highly impacted forest habitats but also the more than 30 square miles of the Gualala River watershed that the property covers which provide critical habitat for native, anadromous fish and a variety of wildlife.

In addition, permanent protection will further the vision for Sonoma's North Coast as an intact and well-managed redwood-Douglas fir forest for ecological integrity and economic viability. This acquisition is crucial and will also expand an existing network of over 90,000 acres of protected lands within this region. The acquisition of Preservation Ranch will connect to 38,000 acres of the Conservation Fund's protected working forestland in Mendocino County, thereby creating a 70,000 acre corridor of protected forestland running from Sonoma County up through Mendocino County.

The Sonoma County Agricultural Preservation and Open Space District is proud to be partnering with the Conservation Fund to acquire this spectacular property in northwest Sonoma County. We ask the Commission to support all of our efforts to protect Preservation Ranch with an affirmative vote on this important project.

Sincerely,

DAVID RABBITT,  
Chair and Second District Supervisor  
Sonoma County Board of Supervisors

CC: Board of Supervisors  
California State Association of Counties  
Paul Yoder, Peterson Consulting, Inc.

**RECEIVED**

APR 12 2013  
COASTAL CONSERVANCY  
OAKLAND, CALIF.



**UNITED STATES DEPARTMENT OF COMMERCE**  
**National Oceanic and Atmospheric Administration**  
NATIONAL MARINE FISHERIES SERVICE  
Southwest Region  
777 Sonoma Ave., Room 325  
Santa Rosa, CA 95404-4731

April 15, 2013

In response, refer to:  
SWR/F/SWR3:DW

Doug Bosco, Chairman  
c/o Karyn Gear  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> Floor  
Oakland, California 94612

Dear Mr. Bosco:

This letter is to indicate NOAA's National Marine Fisheries Service's (NMFS) support for the allocation of grant funds by the State Coastal Conservancy (SCC) towards the proposed acquisition of the Preservation Ranch, by the Conservation Fund. We understand that the allocation of grant funds by the SCC will secure large tracts of forestlands with conservation easements, preventing a proposed subdivision and conversion of the property to vineyards and estate parcels.

California has 10 distinct populations of salmon and steelhead (anadromous salmonids) listed under the Endangered Species Act of 1973 as amended (ESA) as either threatened or endangered. A significant portion of these remaining populations overlap with California's private forestlands. Therefore, preserving private forestlands is a high priority for anadromous salmonid conservation and recovery. The acquisition would support many of the recovery actions outlined in the "Recovery Strategy for California Coho Salmon" (CDFG 2004) and the NMFS Recovery Plan for Central California Coast (CCC) coho salmon (*Oncorhynchus kisutch*) (NMFS 2012). Recommendations from these two recovery documents include numerous actions related to, or in support of acquiring conservation easements by willing landowners to reduce the potential for forest land conversion.

This document (NMFS 2012) identifies the importance of sustaining, preserving and restoring salmon and steelhead habitat contained in private forestlands as a tool for preventing the extinction of CCC coho salmon and providing for their long term recovery. Forestlands in Core Recovery Areas (areas where remaining populations of CCC coho salmon are likely to persist) are high priorities for protection and conservation measures. The status of CCC coho salmon in the Gualala watershed has been found to be particularly dire (Spence and Williams 2011). The long term preservation and restoration of redwood forests is fundamental to conserving and recovering endangered CCC coho salmon as well as federally threatened steelhead and Chinook salmon. The Preservation Ranch occupies a significant portion of a Core Recovery Area within



the Gualala watershed - protecting these forestlands from being converted to other land uses will reduce the potential land use threats to the remaining Redwood forest tracts, reducing the probability of extirpation within the Gualala River Watershed.

Please consider these comments, and if you have any questions regarding this letter, please feel free to contact me at (707) 575-6058.

Sincerely,



Dick Butler  
North Central Coast Office Supervisor  
Protected Resources Division

cc: Chris Yates, ARA, PRD, NMFS, Long Beach  
Sonoma County Board of Supervisors, Santa Rosa  
Bob Coey, PRD, NMFS, Santa Rosa  
Dan Wilson, PRD, NMFS, Santa Rosa

**Reference**

California Department of Fish and Game. 2004. Recovery strategy for California coho salmon. Report to the California Fish and Game Commission. 594 pp. Copies/CDs available upon request from California Department of Fish and Game, Native Anadromous Fish and Watershed Branch, 1416 9th Street, Sacramento, CA 95814, or on-line: <http://www.dfg.ca.gov/nafwb.cohorecovery>

National Marine Fisheries Service. 2012. Final Recovery Plan for Central California Coast coho salmon (*Oncorhynchus kisutch*) Evolutionary Significant Unit. National Marine Fisheries Service, Southwest Region, Santa Rosa, California. [http://swr.nmfs.noaa.gov/recovery/ccc\\_coho/](http://swr.nmfs.noaa.gov/recovery/ccc_coho/)



April 2, 2013

Mr. Doug Bosco, Chairman  
California Coastal Conservancy  
1330 Broadway, 13th Floor  
Oakland, CA 94612

RE: Preservation Ranch Acquisition

Dear Mr. Bosco:

I am writing to provide my strong support for the Coastal Conservancy's staff recommendation to assist the Conservation Fund and its partners with the purchase of Preservation Ranch in Sonoma County. Permanent protection of this significant property furthers the vision for Sonoma's North Coast as an intact redwood-Douglas fir forest that is well-managed for ecological integrity and economic viability. This acquisition is a keystone parcel for that vision, and will also expand an existing network of over 90,000 acres of protected lands within this region. Its acquisition will connect to 38,000 acres of The Conservation Fund's protected working forestland in Mendocino County, thereby creating a 70,000 acre corridor of protected forestland running from Sonoma County up through Mendocino County.

In addition, not only does the acquisition of Preservation Ranch presents an opportunity to prevent 19,645 acres of forest, oak woodlands, grasslands and riparian corridors from being converted into vineyards and rural residential development but also will result in restoration and enhancement of a highly impacted area. The Conservation Fund has a proven record of acquiring properties of this scale and working hard to restore and protect critical habitats while providing sustainable forest management. These practices will not only largely benefit the highly impacted forest habitats but also the more than 30 square miles of the Gualala River watershed that the property covers that provides important habitat for anadromous fish and a variety of wildlife.

The Sonoma County Agricultural Preservation and Open Space District is proud to be partnering with the Conservation Fund, to acquire this spectacular property in Northwest Sonoma County. We urge you to support all of our efforts to protect Preservation Ranch with an affirmative vote on this important project.

Sincerely,

A handwritten signature in blue ink that reads "William J. Keene".

William J. Keene,  
General Manager

**RECEIVED**

APR 12 2013  
COASTAL CONSERVANCY  
OAKLAND, CALIF.



# Friends of the Gualala River

PO Box 1543, Gualala, CA 95445 (707) 886-5182 [GualalaRiver.org](http://GualalaRiver.org)

March 25, 2013

Doug Bosco, Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Re: Preservation Ranch

Dear Chairman Bosco:

The Friends of the Gualala River enthusiastically **supports** the Coastal Conservancy staff recommendation to assist The Conservation Fund in the purchase of Preservation Ranch in western Sonoma County.

This is a rare opportunity to protect such a significantly large and important portion of the remaining undeveloped lands of the County. A failure to purchase and protect would result in a far-flung and destructive development of luxury homes and ridge top vineyards being dropped into 20 thousand acres of presently wild land in the remote hills of coastal Sonoma County.

The property contains a large portion of the headwaters of the Gualala River, precious rearing habitat to the struggling salmon and steelhead populations in the Gualala River watershed. This river is EPA 303d listed as an impaired river, impacted by sediment and high temperatures and its future recovery depends on preventing further impacts. Your crucial support in the purchase of this significant addition to protected forestland in Sonoma County will also head off a long and heated legal battle powered by widespread community opposition and led by a broad coalition of environmental groups.

The acquisition of the former Preservation Ranch project lands will permanently protect the forested watershed from development impacts of expanded permanent road networks, reservoirs, and agricultural pesticides, water demands, and fencing. Beyond providing true "preservation", the acquisition will provide unique opportunities for North Coast watershed and salmonid conservation, including:

- Consolidating 20,000 acres of coastal forestland and coastal streams, forever protecting them from fragmentation and degradation due to intensive agriculture or water withdrawal;
- Demonstrating the sustainable, long-term productivity of a coastal watershed with conservation forestry management that balances public trust resource protection and economic growth along with a visitor-based coastal economy;
- Protection of flows and water quality for recovery of steelhead and coho salmon;

- Protecting the supply of clean water for The Sea Ranch and Gualala, and the groundwater supplies that sustain streamflows
- Protecting and recovering the biological diversity of the heart of the Gualala River watershed
- Protection of Pomo cultural heritage sites that are integral to the human and natural landscape
- Providing new opportunities for public education, limited public access, and community-based monitoring and habitat restoration

The participation of the Coastal Conservancy in assisting The Conservation Fund and its partners will assure that a unique opportunity will not be lost. This is a chance to permanently establish a future of habitat protection and restoration along with true sustainable forest management for these coastal lands. These goals have been central to the missions of numerous state and regional plans. County general plans, federal and state fish recovery plans, and water quality control plans to name a few will all have their goals furthered by the acquisition and protection of Preservation Ranch lands.

We wholeheartedly urge you to vote affirmatively to approve the participation of the Coastal Conservancy in the partnership effort to purchase Preservation Ranch.

Sincerely,

A handwritten signature in cursive script that reads "Chris Poehlmann". The signature is written in dark ink and includes a long horizontal flourish extending to the right.

Chris Poehlmann  
President  
Friends of the Gualala River

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels. If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for, habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

*Gail Taylor*  
*Gualala, CA Community*

**RECEIVED**

APR 12 2013  
COASTAL CONSERVANCY  
OAKLAND, CALIF.

## Karyn Gear

---

**From:** Deborah Filipelli [dfilipelli@mcn.org]  
**Sent:** Thursday, April 11, 2013 1:42 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Preservation Ranch

Doug Bosco, Chairman  
State Coastal Conservancy  
1330 Broadway, 13th Floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Re: Preservation Ranch

Dear Chairman Bosco,

The following represents my position in vigorous support that the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch.

This action is necessary to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Preservation Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project. This in spite of widespread opposition from the local community and environmentalists around the country who are concerned about the impacts on water resources and flora and fauna habitat, including salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered flora and fauna. Further, the proposed project would encourage substantial growth that is associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of Preservation Ranch for habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state, and regional plans, including Sonoma County General Plan, the North Coast Regional Water Quality Control Board Quality Control Plan, and the California Department of Fish and Wildlife Recovery Strategy for Coho Salmon.

I urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project.

Thank you.

Sincerely,  
Deborah Filipelli, Ph.D.

## Karyn Gear

---

**From:** dlew53@cs.com  
**Sent:** Sunday, April 14, 2013 8:38 PM  
**To:** kgear@scc.ca.gov  
**Subject:** Fwd: Preservation Ranch/Coastal Coservancy Vote

-----Original Message-----

From: dlew53 <dlew53@cs.com>  
To: dlew53 <dlew53@cs.com>  
Sent: Sun, Apr 14, 2013 8:32 pm  
Subject: Fwd: Preservation Ranch/Coastal Coservancy Vote

-----Original Message-----

From: dlew53 <dlew53@cs.com>  
To: dbosco <dbosco@hansonbridgett.com>; kgear.scc. <kgear.scc.@ca.gov>  
Cc: mikemcguire <mikemcguire@sonoma-county.org>; efren.carrillo <efren.carrillo@sonoma-county.org>; david.rabbitt <david.rabbitt@sonoma-county.org>; shirlee.zane <shirlee.zane@sonoma-county.org>; ckelly <ckelly@infoasis.com>; ralph <ralph@sonomalandtrust.org>; Susan.Gorin <Susan.Gorin@sonoma-county.org>; timfitz <timfitz@sonic.net>; sarahlewers <sarahlewers@aol.com>  
Sent: Sun, Apr 14, 2013 8:32 pm  
Subject: Re: Preservation Ranch/Coastal Coservancy Vote

Dear Mr. Bosco,

In the interest of avoiding any misunderstandings and since numerous press articles concerning the potential sale of Preservation Ranch mention the potential for public access, we, Kelly Road, LLC feel it only prudent to go on record regarding the right of Preservation Ranch to provide such public access. The deeded easement over the private Kelly Road granted to Preservation Ranch specifically forbids them from doing anything to make the road public. Should you have any questions concerning this easement, please feel free to contact Dave Lewers. 707-326-1548 or Bunny Lewers. 707-494-9023.

Thankyou,

Dave & Bunny Lewers  
Managing Members  
Kelly Road, LLC

COMMITTEES  
 JUDICIARY  
 CHAIR  
 HUMAN SERVICES  
 LEGISLATIVE ETHICS  
 NATURAL RESOURCES & WATER  
 WOMEN'S CAUCUS  
 SELECT COMMITTEE ON  
 CALIFORNIA'S WINE INDUSTRY  
 CHAIR

# California State Senate

SENATOR  
 NOREEN EVANS  
 SECOND SENATE DISTRICT



STATE CAPITOL  
 SACRAMENTO, CA 95814  
 (916) 651-4002  
 50 D STREET  
 SUITE 120A  
 SANTA ROSA, CA 95404  
 (707) 576-2771  
 710 E STREET  
 SUITE 150  
 EUREKA, CA 95501  
 (707) 445-6508  
 200 SOUTH SCHOOL STREET  
 UKIAH, CA 95482  
 (707) 468-8914  
 3501 CIVIC CENTER DRIVE  
 SUITE 425  
 SAN RAFAEL, CA 94903  
 401 AMADOR STREET  
 VALLEJO, CA 94590  
 (707) 648-5312

March 27, 2013

Doug Bosco, Chair  
 State Coastal Conservancy  
 1330 Broadway, 13<sup>th</sup> Floor  
 Oakland, CA 94612

Re: Preservation Ranch Acquisition

Dear Chairman Bosco:

As a member of the Senate representing the resource-rich 2<sup>nd</sup> District, I believe that the acquisition of Preservation Ranch in Sonoma County is a top priority to prevent conversions of redwood-fir forestland to other uses. Acquiring Preservation Ranch, removes more than 19,000 acres of redwood-fir forest land- covering 30 square miles of the Gualala River watershed - from inappropriate development as vineyards or rural estates, while making it possible to restore these lands to benefit both the environment and the local economy.

I commend the Conservation Fund for putting together a \$24.5 million purchase agreement that will include \$6 million of its own money. Several local organizations, including the Sonoma County Agricultural Preservation and Open Space District and the Sonoma Land Trust, are also working to bring local and private match funding to the project. Essential to this agreement is the Coastal Conservancy's proposed \$10 million grant.

The Conservation Fund's project will ensure that the property is maintained as a contiguous block of habitat, adjacent to 55,000 acres the Fund owns and manages in Mendocino County. The Conservation Fund's forest management plan will help ensure that Preservation Ranch will be restored as productive, sustainable working forest that will contribute to the local economy.

The project provides the opportunity to sequester carbon through improved forest management, furthering the goals of AB 32, the Global Warming Solutions Act of 2006. Revenues generated from the property will be shared by The Conservation Fund and the Coastal Conservancy (as outlined in the Conservancy's 2013-2018 Strategic Plan). Revenues from carbon credit sales will help fund each organization's conservation programs in the future, multiplying environmental and economic returns.

Permanent protection of the Ranch for, habitat protection and restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon.

Please know that I strongly support the acquisition of Preservation Ranch and the proposed grant by the Coastal Conservancy.

Sincerely,

A handwritten signature in black ink that reads "Noreen Evans". The signature is written in a cursive, flowing style.

NOREEN EVANS  
Senator, 2<sup>nd</sup> District

Doug Bosco  
Chairman  
State Coastal Conservancy  
1330 Broadway, 13<sup>th</sup> floor  
Oakland, CA 94612  
c/o Karyn Gear [kgear@scc.ca.gov](mailto:kgear@scc.ca.gov)

Preservation Ranch

Dear Chairman Bosco:

I am writing to enthusiastically support the Coastal Conservancy staff recommendation to assist The Conservation Fund and its partners with the purchase of the Preservation Ranch to prevent a proposed subdivision and conversion of the property to vineyards and estate parcels.

If the Ranch is not purchased by The Conservation Fund, the current owners intend to go forward with their project notwithstanding widespread opposition from the local community and environmentalists around the country concerned about its impacts on water resources and wildlife, including struggling salmon and steelhead populations in the Gualala River watershed.

Preservation Ranch is comprised of a diverse mix of redwood/Douglas fir forest, Coastal oak woodland, coastal scrub and grasslands communities. It harbors more than 22 miles of important fish bearing streams in addition to numerous wetlands, seeps and springs. These habitats are home to several special-status species, as well as an array of non-listed fish and wildlife species. The initial study of the subdivision and conversion project prepared by Sonoma County's found that there will be significant environmental degradation if it goes forward, including the elimination or restriction in the range of rare and endangered plants and animals and the inducement of substantial growth associated with residential and commercial development and the extension of roads or other infrastructure.

Permanent protection of the Ranch for habitat protection & restoration and sustainable forest management will further the land use and environmental protection goals of a number of local, state and regional plans, including the Sonoma County General Plan, the North Coast Regional Water Quality Control Board Water Quality Control Plan, and the California Department of Fish and Wildlife's Recovery Strategy for Coho Salmon. We urge you to help ensure the protection of the Preservation Ranch with an affirmative vote on this critically important project. Thank you.

Sincerely,

*Matt Nelson*

RECEIVED

APR 17 2013

COASTAL CONSERVANCY  
OAKLAND, CALIF.

## Karyn Gear

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**From:** Elin McCoy [elinmccoy@gmail.com]  
**Sent:** Wednesday, April 17, 2013 11:49 AM  
**To:** kgear@scc.ca.gov  
**Subject:** Comment for the meeting tomorrow, April 18

Dear Ms. Gear,

I'm writing to add my voice to those urging the members of the Coastal Conservancy board, including state representatives, to authorize a disbursement of up to \$10,000,000 to the Conservation Fund for the purchase of the Preservation Ranch property.

I am a wine journalist with a long history of writing about Northern California wines and have frequently visited the area where Preservation Ranch is located.

I love wine, but I'm definitely convinced that clear-cutting part of this property to develop yet more vineyards is neither ecologically sound nor in the best interests of the county. That is why there has been an outcry from around the country over CalPers proposed plans.

With every passing day, thousands of acres of beautiful land are lost to development. I don't want to see this great property be one of them. Please vote yet to preserve it.

Thank you.  
Sincerely,  
Elin McCoy

WEBSITE [www.elinmccoy.com](http://www.elinmccoy.com)

\*\*\*Look for the paperback edition of my book The Emperor of Wine, on Robert Parker\*\*\*

T 860.927.0096  
E [elinmccoy@gmail.com](mailto:elinmccoy@gmail.com)  
P.O. Box 709  
Kent, CT 06757

SHIPPING ADDRESS FOR SAMPLES ONLY:

13 Maple St. Extension, Kent CT 06757

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## Karyn Gear

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**From:** Kelly, Chris [ckelly@conservationfund.org]  
**Sent:** Thursday, April 18, 2013 7:01 AM  
**To:** dlew53@cs.com  
**Cc:** dbosco@hansonbridgett.com; kgear@scc.ca.gov; mikemcguire@sonoma-county.org; efren.carrillo@sonoma-county.org; david.rabbitt@sonoma-county.org; shirlee.zane@sonoma-county.org; ralph@sonomalandtrust.org; Susan.Gorin@sonoma-county.org; timfitz@sonic.net; sarahlewers@aol.com  
**Subject:** RE: Preservation Ranch/Coastal Coservancy Vote

Dear Mr. Lewers,

I believe that any non-owner visiting private land does so either as a guest or as a trespasser. On lands we own it is our practice to provide appropriate managed access for the former and to actively discourage the latter.

Irrespective of whether there is access to Preservation Ranch through the County park, The Conservation Fund owns land adjacent to the Ranch to which we do have access from a public road and over which we could provide access to the Ranch for members of the public. We also believe there may be other ways to access the Ranch that don't rely on Kelly Road. We will evaluate these possibilities carefully if we acquire the property.

Mr. Lewers, we strive to be a responsible landowner that respects the property rights of our neighbors. As I said in my earlier message, if you have further concerns or questions about this or other matters, please feel free to give me a call.

Chris Kelly  
California Program Director  
The Conservation Fund  
PO Box 5326  
Larkspur, CA 93977  
(415) 927-2123

**From:** dlew53@cs.com [mailto:dlew53@cs.com]  
**Sent:** Wednesday, April 17, 2013 7:05 PM  
**To:** Kelly, Chris  
**Cc:** dbosco@hansonbridgett.com; kgear@scc.ca.gov; mikemcguire@sonoma-county.org; efren.carrillo@sonoma-county.org; david.rabbitt@sonoma-county.org; shirlee.zane@sonoma-county.org; ralph@sonomalandtrust.org; Susan.Gorin@sonoma-county.org; timfitz@sonic.net; sarahlewers@aol.com  
**Subject:** Re: Preservation Ranch/Coastal Coservancy Vote

Dear Mr. Kelly,

Actually, it has already been established that "the public" cannot be "invited guests". We believe it to be misleading and unfair to the public to "wet their whistles" with dreams of mountain biking, horseback riding and hiking, when the County of Sonoma has no deeded easement for public access to Soda Springs Reserve, the County does have a License Agreement with Kelly Road, LLC for that purpose which will expire in less than 10 years. In the spirit of freedom of information and transparency where the public money is concerned we as members of such feel it only fair that the public knows the true benefits and pitfalls of this potential sale.

Dave & Bunny Lewers  
Managing Members  
Kelly Road, LLC

-----Original Message-----

From: Kelly, Chris <[ckelly@conservationfund.org](mailto:ckelly@conservationfund.org)>

To: dlew53 <[dlew53@cs.com](mailto:dlew53@cs.com)>; dbosco <[dbosco@hansonbridgett.com](mailto:dbosco@hansonbridgett.com)>; kgear.scc. <[kgear.scc.@ca.gov](mailto:kgear.scc.@ca.gov)>

Cc: mikemcguire <[mikemcguire@sonoma-county.org](mailto:mikemcguire@sonoma-county.org)>; efren.carrillo <[efren.carrillo@sonoma-county.org](mailto:efren.carrillo@sonoma-county.org)>; david.rabbitt <[david.rabbitt@sonoma-county.org](mailto:david.rabbitt@sonoma-county.org)>; shirlee.zane <[shirlee.zane@sonoma-county.org](mailto:shirlee.zane@sonoma-county.org)>; ralph <[ralph@sonomalandtrust.org](mailto:ralph@sonomalandtrust.org)>; Susan.Gorin <[Susan.Gorin@sonoma-county.org](mailto:Susan.Gorin@sonoma-county.org)>; timfitz <[timfitz@sonic.net](mailto:timfitz@sonic.net)>; sarahlewers <[sarahlewers@aol.com](mailto:sarahlewers@aol.com)>

Sent: Mon, Apr 15, 2013 11:41 am

Subject: RE: Preservation Ranch/Coastal Coservancy Vote

Dear Mr. Lewers,

Thank you for your message. Please be assured that in the event The Conservation Fund acquires the Preservation Ranch property we do not intend to do anything to change the status of Kelly Road. Members of the public visiting the Ranch will be guests of The Conservation Fund. Please call me if you have any questions or concerns. Thank you.

Chris Kelly  
California Program Director  
The Conservation Fund  
PO Box 5326  
Larkspur, CA 93977  
(415) 927-2123

**From:** [dlew53@cs.com](mailto:dlew53@cs.com) [<mailto:dlew53@cs.com>]

**Sent:** Sunday, April 14, 2013 8:32 PM

**To:** [dbosco@hansonbridgett.com](mailto:dbosco@hansonbridgett.com); [kgear.scc.@ca.gov](mailto:kgear.scc.@ca.gov)

**Cc:** [mikemcguire@sonoma-county.org](mailto:mikemcguire@sonoma-county.org); [efren.carrillo@sonoma-county.org](mailto:efren.carrillo@sonoma-county.org); [david.rabbitt@sonoma-county.org](mailto:david.rabbitt@sonoma-county.org); [shirlee.zane@sonoma-county.org](mailto:shirlee.zane@sonoma-county.org); [ckelly@infoasis.com](mailto:ckelly@infoasis.com); [ralph@sonomalandtrust.org](mailto:ralph@sonomalandtrust.org); [Susan.Gorin@sonoma-county.org](mailto:Susan.Gorin@sonoma-county.org); [timfitz@sonic.net](mailto:timfitz@sonic.net); [sarahlewers@aol.com](mailto:sarahlewers@aol.com)

**Subject:** Re: Preservation Ranch/Coastal Coservancy Vote

Dear Mr. Bosco,

In the interest of avoiding any misunderstandings and since numerous press articles concerning the potential sale of Preservation Ranch mention the potential for public access, we, Kelly Road, LLC feel it only prudent to go on record regarding the right of Preservation Ranch to provide such public access. The deeded easement over the private Kelly Road granted to Preservation Ranch specifically forbids them from doing anything to make the road public. Should you have any questions concerning this easement, please feel free to contact Dave Lewers. 707-326-1548 or Bunny Lewers. 707-494-9023.

Thankyou,

Dave & Bunny Lewers  
Managing Members  
Kelly Road, LLC