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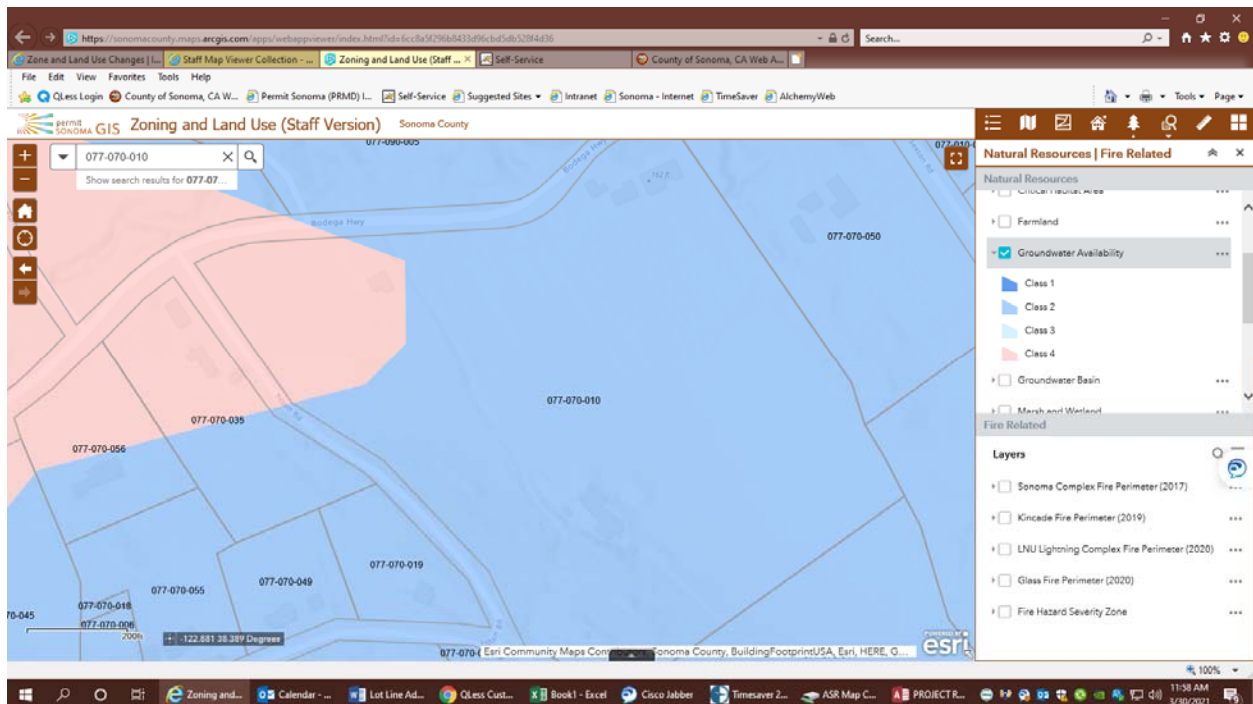
April 18, 2021

Re: 10532 Bodega Hwy.
Sebastopol, CA 95472
APN# 077-070-010

Proposal Statement:

This Project Application seeks to re-Zone the property at 10531 Bodega Highway, APN # 077-070-010, in order to remove the “Z” Combining District. The current Zoning of the property is DA B6 20 Z, RC100/25 RC200/25 SR VOH, Land Use DA 20.

It appears that the property was zoned with a “Z” Combining District because a small fraction of the property falls into the Class 4 for Groundwater Availability, while the vast majority of the site is within Class 2.



Additionally, we have had Weeks Drilling and Pump test the existing wells on site, and they've confirmed that ground water is amply available, so much so that we plan to add an additional well and storage tank to better manage these resources. Please find these reports included along with the other required application material.

Thank you,

Ryan Leidner

A handwritten signature in cursive script, appearing to read "Ryan Leidner".

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