

**From:** [Gary Helfrich](#)  
**To:** [Alisa Sanders](#)  
**Subject:** FW: NO on RRD inclusion of VACATION RENTAL EXCLUSION ZONE  
**Date:** Wednesday, March 15, 2023 5:40:50 PM

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**From:** Aida Gray <gray.aida@gmail.com>  
**Sent:** Wednesday, March 15, 2023 5:11 PM  
**To:** Gary Helfrich <Gary.Helfrich@sonoma-county.org>; brad gray <BRADEGRAY@gmail.com>  
**Subject:** Fwd: NO on RRD inclusion of VACATION RENTAL EXCLUSION ZONE

## EXTERNAL

Hi Gary,

I am including our information:

Business Name: Hilltop Vista Villa  
Certificate Number: 3367N  
Business Address: 2806 HILLTOP RD HEALDSBURG, CA 95448-4505  
Account Number: 3352

Regards, Aida

----- Forwarded message -----

From: **brad gray** <[bradegray@gmail.com](mailto:bradegray@gmail.com)>  
Date: Wed, Mar 15, 2023 at 4:52 PM  
Subject: NO on RRD inclusion of VACATION RENTAL EXCLUSION ZONE  
To: <[gary.helfrich@sonoma-county.org](mailto:gary.helfrich@sonoma-county.org)>  
Cc: Aida Gray <[gray.aida@gmail.com](mailto:gray.aida@gmail.com)>

To Sonoma County Planning Commission and project planner Gary Helfrich.

We understand the problem.

We are against the inclusion of RDD zoning in the vacation rental exclusion for fitch mountain area.

Our property is the only house zoned RRD on fitch mountain and this clause specifically singles us out. Our zoning was not previously included and this topic was not discussed at the january 19th meeting.

We do not face the majority of problems that impact the rest of fitch mountain residential area.

1. We have abundant off street parking and access is not an issue as we have plenty of turn around. ( sonoma fire access preserve trough our gates)
2. We do not negatively impact residential area as we are isolated. separated by two gates on one acer surrounded by 200 acres of preserve, we have no immediate neighbors.
3. The house was a vacation rental when we bought it so inclusion does nothing for the numbers
4. Our fire risk is no worse then the rest of the county in fact its arguably better as large scale fire prevention is done by the city of healdsburg and sonoma fire on a regular base
5. Our place does more to preserve and benift the character as it is a single house on one acre surrounded by the preserve. With only 2 bedrooms it is extremely low density impact.
6. We purchased property explicitly for the zoning and to do vacation rental part time when we are not using the property and this will negatively impact us.

Thank you for your careful consideration on this matter.

Best regards,

Brad Gray

Mobile: 707 322 6390

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