

James Feenan

From: Rebecca Hinsberger <dwellinsecretplace@yahoo.com>
Sent: Monday, September 11, 2023 6:45 PM
To: pbscommissions
Subject: letter to Coastal Permit Administrator Staff

Mendocino County

SEP 12 2023

Planning & Building Services

Dear Coastal Permit Administrator staff,

This letter is my input and testimony concerning case# B_2019-0054, to be heard on Thursday, Sept 14, 2023.

My name is Rebecca Hinsberger. I am a board member/director for Mendocino Coast Properties, an S corporation that owns and manages part of Irish Beach subdivision, 35 or so unsold original lots, which neighbors Bill's parcel. I am also the previous long time owner of a 60 acre parcel contiguous with Bill Moores' parcel in consideration in this case. The current owner is Vandalay Industries, as of my sale to the same in 2017. This parcel which lies directly below Bill Moores' parcel, filling the area between Bill Moores's parcel and Highway 1, consists of the current road access and future power lines serving Bill Moores' parcel. There is also a shared spring that currently serves, and was originally accessed, for the needs of the two homes existing for decades on this lower parcel. There has been ongoing conflict and tension between myself ,(and now Vandalay Industries), and Bill Moores' because of his plans and actions taken to create a subdivision of his hilltop parcel. It will be a great relief to all concerned, which includes the Irish Beach Water District, other adjacent parcel owners, and many others who have been affected, to finally be unharassed by Bill Moores, now safeguarded by the resolution that no subdivision will exist up on his parcel in the future.

Bill Moores has been preparing this hilltop for decades for a future inn and subdivision. Much of his prep work was accomplished without proper authorizations. The timber cutting, wells drilled, road widened (which was not permitted and caused extensive erosion damage to the entire hillside), the constant agitating to pressure myself and Vandalay Industries to resurface and widen the access road through the lower parcel, the pressure to participate in reconstructing the power easement, the threat to terminate the use of the shared spring water, and many other actions took place, too numerous to list.

Finally, after viewing the volumes of documents provided for viewing concerning the county's work on this case, it is apparent that Bill Moores has wasted hundreds of hours of many people's time with his fraudulent applications and requests. There was extensive research, writing, hearings, decisions, reports and the like written over the course of several years, as county officials acted in good faith that Bill Moores' statements that multiple parcels existed, was, indeed, true. In my opinion, Bill Moores should be sanctioned, fined, or charged for the cost of that work. It cost county tax payers' significant money.

There is no compensation for the years of bad faith, costs and harassment experienced by those of us in the area unlucky enough to be involved.

Thank you for your time to consider this additional testimony.

Rebecca Hinsberger
PO Box 440
Kasilof, Ak. 99610
907 252 9253