

## AFFIDAVIT OF NOTICING

File No:	
Applicant:	
Address:	

I, \_\_\_\_\_, posted three copies of the attached poster at the following locations on or near the subject property described below on: \_\_\_\_\_.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

\_\_\_\_\_  
(Date) (Signature)

\*\*\*\*\*

I, \_\_\_\_\_, delivered via email the attached notice as follows:

- ☐ To Scott Orr, Assistant Director on \_\_\_\_\_
- ☐ To Emi Theriault, Deputy Director of Planning on \_\_\_\_\_
- ☐ To \_\_\_\_\_ on \_\_\_\_\_
- ☐ BOS District \_\_\_\_\_ Director and Commissioners on \_\_\_\_\_
- ☐ To County Counsel Jennifer Klein, Sita Kuteira, Christa Shaw & Ivan Jimenez on \_\_\_\_\_
- ☐ To the County Clerk's Office on \_\_\_\_\_ (via email)
- ☐ To the newspaper on \_\_\_\_\_ for publication on \_\_\_\_\_
- ☐ To the Web team on \_\_\_\_\_ to post on our Environmental Notices Site
- ☐ To each owner of record within \_\_\_\_\_ feet of the subject property and to applicant/owner & BCC others that have requested notification on \_\_\_\_\_ (mail and/or email)
- ☐ Bcc Lozeau Drury LLP, Adams Broadwell Joseph & Cardozo, & Kevin Johnston, per legal request on \_\_\_\_\_

### IMPORTANT: Include email notifications for Cannabis Related notices:

- ☐ To County Administrator (CAO) & McCall Miller, Cannabis Ombudsperson at CAO on \_\_\_\_\_
- ☐ To State Dept. of Fish and Wildlife Services – cannabis related, on \_\_\_\_\_
- ☐ To State North Coast Regional Water Quality Control Board – cannabis related, on \_\_\_\_\_
- ☐ State Water Resources Board, on \_\_\_\_\_
- ☐ NOAA Fisheries (National Marine Fisheries Services) – cannabis related, on \_\_\_\_\_
- ☐ BCC Richard Rudnansky per legal request on \_\_\_\_\_
- ☐ Dept of Cannabis Control- Cannabis related, on \_\_\_\_\_

### IMPORTANT: Appeals of Penalty Relief withdrawals:

Friends of Mark West Watershed on \_\_\_\_\_

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

\_\_\_\_\_  
(Date) (Signature)

## Neighborhood Courtesy Notification

**Vacation Rental License No.:** LIC24-0525  
**Address:** 8455 Sonoma Ave., Sebastopol  
**APN:** 130-175-022  
**Property Owner:** Barbara Maresca  
**Vacation Rental Permit No. (land use):** ZPE16-0365  
**TOT Certificate No.:** 2799N

---

**Certified Property Manager/PMR#:** Gigi Griffin, PMR24-0119  
**24-Hour Phone Number:** (707) 591-3300

---

Dear Property Owner:

An application for a Vacation Rental License in or near your neighborhood met all applicable requirements and, in accordance with Chapter 4 Article VIII of the Sonoma County Code (Vacation Rental Licenses), a license has been issued for the address listed above. Please keep this card as it provides the approved limits for the Vacation Rental, and the name and 24-hour phone number of the property manager for the Vacation Rental. You are encouraged to contact the property manager if problems arise.

### VACATION RENTAL LICENSE STANDARDS

- **Advertisements.** Must include: License number; Maximum occupancy; Maximum number of vehicles allowed on and off site; Notification that quiet hours must be observed between 9:00 p.m. and 7:00 a.m.; Notification that no outdoor amplified sound is allowed; Property TOT number.
- **Maximum Occupancy.** The maximum occupancy for this vacation rental is **6** persons and daytime persons **12**, not including children under three (3) years of age.
- **One Tenant.** A vacation rental may only be rented to 1 tenant group at a time.
- **Parking.** This vacation rental must provide at least **1** space(s). The maximum number of vehicles allowed to park on-street is **0**.
- **Noise.** Quiet hours are 9:00 p.m. to 7:00 a.m. Outdoor amplified sound and impulsive sounds, such as drumming, are prohibited. Additional noise standards are located in Sec. 4-205 (B.).
- **Lighting.** Exterior lighting must conform to Sec. 4-205 (C.).
- **Pets.** A pet, if allowed by licensee, must be secured on the property at all times and cannot be left unattended. Guests must comply with Sonoma County leash law (Section 5-115).
- **Trash and Recycling Facilities.** Recycling and refuse storage bins must not be stored within public view unless in compliance with neighborhood standards. Recycling and trash receptacles must be returned to screened storage areas within 24 hours of trash pick-up.
- **Outdoor Burning.** Outdoor of solid fuels is prohibited.
- **Fireworks Prohibited.** Possession or discharge of fireworks is prohibited.
- **Defensible Space.** A vacation rental property must be maintained in compliance with Chapter 13A.
- **Evacuation During Emergencies.** Guests must leave the property when a Voluntary Evacuation Order is issued for the evacuation zone.
- **Emergency Communication.** A NOAA Alert Weather Radio and operational telephone land line or broadband connected VoIP phone must be provided for use by occupants.
- **Owner Occupancy.** These license standards do not apply when the licensed property is occupied by the property owner.

Vacation Rental Information Page: <https://www.sonomacountypermits.org/vacationrentals> (Information about the Vacation Rental program, instructions for finding existing permits, and for filing complaints).

130-270-033  
KAHN NED & DORADO LUCERO SELENE  
1899 MARINER DR  
SEBASTOPOL, CA 95472

130-175-022  
MARESCA BARBARA TR ET AL  
2027 PLEASANT AVE  
GLENSIDE, PA 19038

130-175-078  
GRANT JULIA L TR  
3416 KINGS HILL RD  
SANTA ROSA, CA 95404

130-180-088  
SONOMA VINEYARD COMPANY INC  
383 FOURTH ST STE 400  
OAKLAND, CA 94607

130-180-079  
EDWARDS MEREDITH ANN TR  
636 GOLD RIDGE RD  
SEBASTOPOL, CA 95472

130-176-023  
JAMISON CHELSEA & JAMISON JASPER ET AL  
708 GRAVENSTEIN HWY N  
SEBASTOPOL, CA 95472

130-176-012  
HEILMEIER INGRID M TR & MACH ALBERT H TR  
8440 SONOMA AVE  
SEBASTOPOL, CA 95472

130-175-038  
SEIDLER KIRK R & SEIDLER RACHEL C  
8507 SONOMA AVE  
SEBASTOPOL, CA 95472

130-175-073  
MAFFY JANET COLLEEN TR  
8511 SONOMA AVE  
SEBASTOPOL, CA 95472

130-175-075  
HENRY DAVID L TR & BURROUGHS BARBARA K TR  
8521 SONOMA AVE  
SEBASTOPOL, CA 95472

130-176-027  
BROOKS KRISTEENA & FIORE DAVID  
8543 GRATON RD  
SEBASTOPOL, CA 95472

130-176-024  
BROWN KATHLEEN J & BROWN TYRONE D  
8547 GRATON RD  
SEBASTOPOL, CA 95472

130-176-018  
NICHOLAS THOMAS E II ET AL  
8577 GRATON RD  
SEBASTOPOL, CA 95472

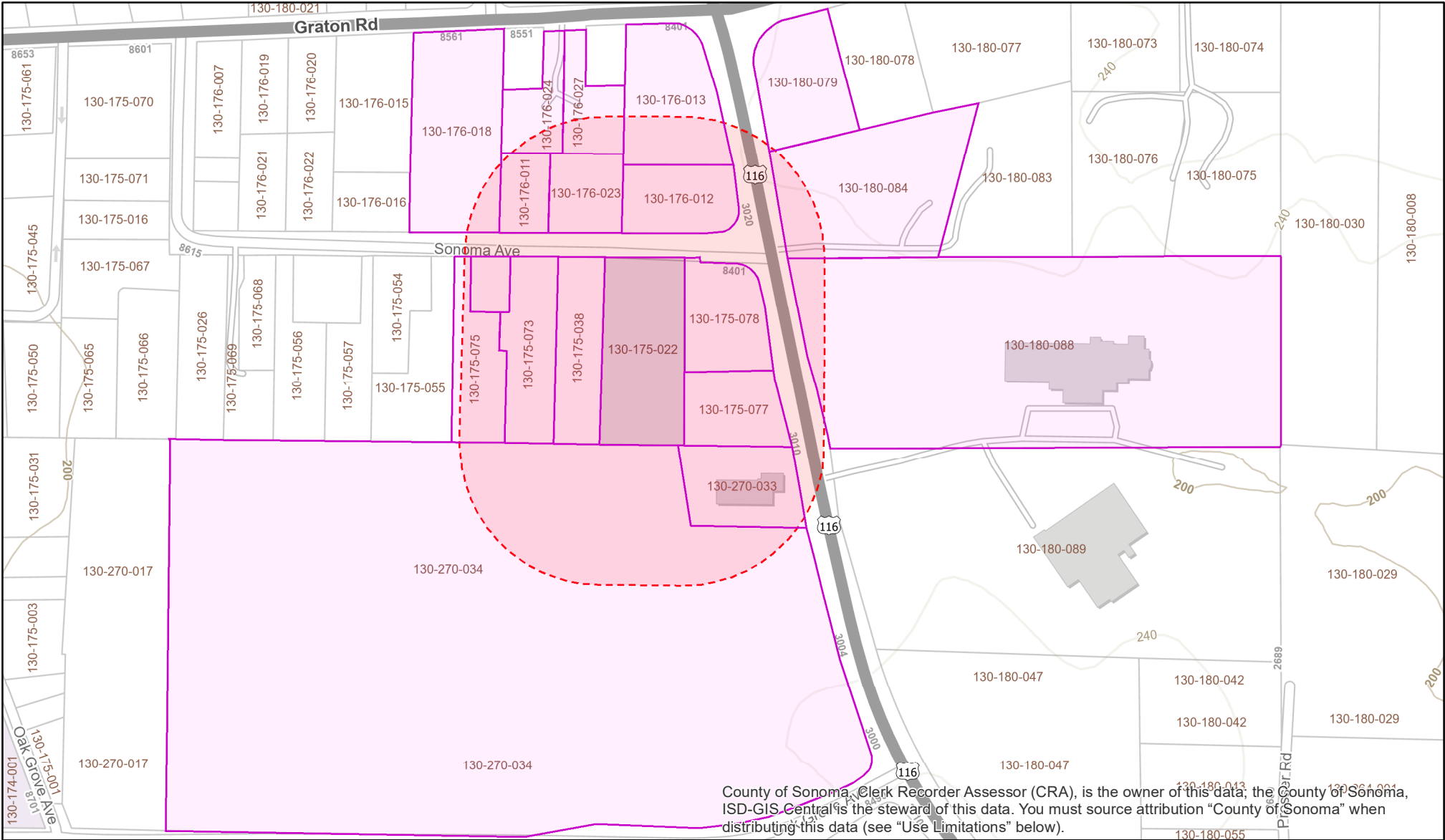
130-176-013  
TWO CROWS GRATON LLC  
9890 BODEGA HWY  
SEBASTOPOL, CA 95472

130-180-084  
WINEBERRY LLC  
PO BOX 125  
GRATON, CA 95444


130-176-011  
PHILLIPS THOMAST TR  
PO BOX 14381  
SANTA ROSA, CA 95402


130-270-034  
DUTTON RANCH FAMILY LTD PTP  
PO BOX 48  
GRATON, CA 95444

130-175-077  
BROWN WARREN REDMOND TR  
PO BOX 492  
GRATON, CA 95444



County of Sonoma, Clerk Recorder Assessor (CRA), is the owner of this data; the County of Sonoma, ISD-GIS Central is the steward of this data. You must source attribution "County of Sonoma" when distributing this data (see "Use Limitations" below).





0.095

mi

### County of Sonoma

**Produced by:**  
SoCoMap Date: 7/24/2024 Time: 4:04:44 PM  
2615 Paulin Dr, Santa Rosa, CA 95403 (707)565-2030

**Projection and Coordinate System Tics:**  
California State Plane Coordinate System, Zone II, NAD 83, US survey feet.

**Data Source:**  
Sonoma County GIS Central, Sonoma County Public Safety Consortium.

Reasonable effort has been made to ensure the accuracy of the map and data provided; nevertheless, some information may not be accurate. The positional accuracy is not intended to represent map accuracy from a published record of survey. The maps and associated data are provided without warranty of any kind. Do not make a business decision based on this data before validating your decision with the appropriate County agency or other government entity.