

APPLICATION
REQUEST TO VACATE A ROAD FOR PUBLIC USE IN LAKE COUNTY

Date: 03/26/2021

County of Lake
Department of Public Works
255 North Forbes Street, Rm 309
Lakeport, CA 95453

Attn: Gordon Haggitt

1. I would like to request the vacation of a road for public use in the KELSEYVILLE
area. (town)
2. Road name: DILLARD AVE (See Code Section 8320 (2)(b)(1) for naming of road to be vacated)
3. The road is located (geographic location): DILLARD AVE BETWEEN HOHAPE AVE AND SODA BAY DR IN THE TOWN OF KELSEYVILLE (SEE ATTACHED MAPS).
(Attach a map or sketch showing the portion of roadway to be vacated and any utilities and improvements involved.)
4. Reason for vacation: SEE ATTACHED WRITE-UP FROM THE HOMEOWNER!
5. Signatures of support for vacation (include signatures of all adjoining ownerships and those who take access off the road to be vacated):

<u>Name</u>	<u>Signature</u>	<u>APN</u>	<u>Mailing Address</u>	<u>Phone #</u>
<u>SEE ATTACHED LETTER OF SUPPORT FROM THE FIRE DEPARTMENT.</u>				
<u>SEE ATTACHED LETTERS OF SUPPORT FROM SEVERAL OF THE NEIGHBORS.</u>				

Signature of Applicant: Laurie Dohring

Date: 04/13/2021

LAURIE DOHRING

3415 WHITE OAK WAY
KELSEYVILLE, CA 95451
(818) 653-1651
laurie@dohring.com

April 8, 2021

To Whom It May Concern:

Dillard Ave is a 100-year-old County public access road that has not been maintained in its lifetime. It is approximately 350' long x 20' wide. It intersects with Hohape at the top and dead ends at Soda Bay Drive (Promenade). There is no turn around. Dillard Ave runs right down the middle of the properties I own on both sides of it and it has to be crossed many times a day to go between the properties. It is also driven many times a day to access my driveways. I am the sole property owner on this "road" and it is the access to my driveways.

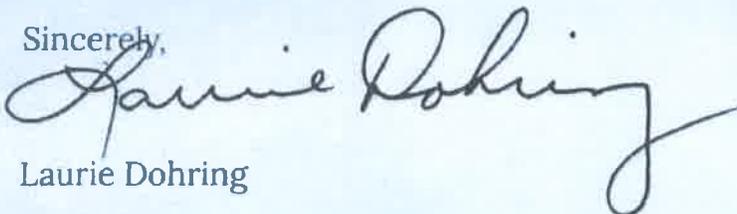
No one would be landlocked by this Vacation.

This application for vacation of Dillard Ave was initiated for the following reasons:

1. It is in hazardous disrepair (see photos).
2. There is a drop of 14" off the paved Hohape intersection onto Dillard Ave that is unsafe for pedestrians, especially children and vehicles including cars, bicycles, scooters and motorcycles.
3. The whole road is hazardous as its uneven surface is composed of broken asphalt, deteriorated road base, dirt and mud.

4. Since there is nowhere to turn around every single car must trespass onto private property to turn around. Often cars are driving and sightseeing all through my property. There is no destination to access from this road so therefore we see random strangers with no purpose to be there. This is a key point... there is no reason for anyone to be on that road, but as a public access road, anyone can be there for any reason.
5. It is a big security risk for me for strangers to be able to access my property like this. Theft is an issue as I have had a golf cart, brand new pool equipment waiting to be installed, tools, etc. stolen. We have people on the property walking through as a shortcut, dumpster diving, drinking and smoking. I have to lock up every little thing every single night. I feel it is unsafe for me, the women who work on the property at Rosie Cooks at wee hours and my family especially young grandchildren.
6. I want the Vacation in order to be able to improve the road as safe access to my driveways. The crossings between my properties on this road are not wheelchair navigable. No shoes, except boots, should be worn across the mud and unstable road surface. No bikes, scooters, walkers, etc. are safely able to cross at the crossing points. Dust and mud off this road impacts my use of my property.
7. The Kelseyville Fire Department has signed off on this.
8. The County of Lake is currently liable for this road.
9. The use of my property would expand to include various community centric events.

Sincerely,



Laurie Dohring

Applicant



8152 Broadview Dr.

Kelseyville, CA 95451

707 225-7021

March 26, 2021

To Whom It May Concern,

I own a catering company, Rosey Cooks, LLC and over the last few years have had the pleasure of being a tenant of Laurie Dohring at Bell Haven located at 6420 Soda Bay Road. We have been a tenant at that location since 2016.

As a catering company, we work irregular hours from very early mornings to very late at night. My company's employees are mainly female ranging in ages of early twenties to mid sixties. Our female staff are often at the kitchen alone at night and having public access to the property makes for an unsecured and unsafe environment.

One of my concerns has been the unrestricted access to Bell Haven and our kitchen from Dillard Road. Dillard Road, as you know, goes nowhere but into the Bell Haven private property exclusively. There have been several incidences of major concern, including multiple thefts on the property dating back several years. There have been two occasions when unsavory looking individuals that appeared to be homeless males wandered into our kitchen at night causing a great deal of concern for our employees. On more than one occasion, while working late nights, 2 of our female employees were concerned about the presence of someone lurking in the dark around their cars and appeared to be watching them causing them to be afraid to walk to their cars.

On other occasions people have wandered onto the property to rummage through the garbage. Regularly vehicles turn onto Dillard Road not recognizing that there is no outlet, only to have to turn around on the Bell Haven Property.

For the foregoing reasons I fully support the Dohring's effort to have Dillard Rd. abandoned. Since it enters exclusively private property there is no reason for people to enter it.

Thank you for your consideration. Please feel free to contact me if you have any questions.

Rosemary M. Martin

Owner

Rosey Cooks... LLC