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1380 Greenwich St., #203, San Francisco, Ca 94109 415 775 1812

Nov. 12, 2008

Members Bd. of Zoning Adjustments

Sonoma Co.

2550 Ventura Ave.

Santa Rosa, Ca 95403

Re: Cornell Winery development UPE07-0008

Dear Board Members:

I would like to speak to the issues around high biological diversity in the upper Mark West watershed. Please note the need for full botanical/ ecological data collection and consideration of consequences of additional drawdowns of the water resources in our area.

Since 1971 I have owned some 80 acres adjacent to Monans Rill owners and other properties including the Richard Buril family. Though I bought this property which has no structure on it as an investment, the tremendous diversity led me to place a conservation easement on it protecting the intact native plant community in perpetuity.

There are some 312 native species within the hilly 80 acres, some 6 plant communities, and six of the seven tree oaks found in the county. 312 is some 22% of the total native plants in the Flora of Sonoma Co. The Mark West watershed is extraordinarily rich in species diversity. The county should take responsibility for protecting what is left.

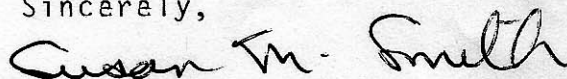
I believe the spirit of the Franz Valley plan would require far greater protection than is being given in decisions like the Cornell Vineyard expansion. Their proposal is destructive of every value of land and resource protection.

I fully associate myself with the profoundly excellent review dated Nov. 10th by the watershed assn. In particular the concern listed as #7. Biological Impacts speaks directly to my own findings on Nefertierra as my land is called.

That some 3000 cu. ft. of soil and the undisclosed amount of soil from a wine cave is to be permitted is a loss of a unique native landscape. And impacts of disposal; of traffic?

Please oppose further development at this Cornell property.

Sincerely,



Susan M. Smith

Experience: Volunteer at Strybing Arboretum, in the Botany Dept. at the Calif. Academy of Science. Former board member of the Calif. Native Plant Society. Naturalist tour leader, Nefertierra, St. Helena Rd. for Sonoma Land Trust.