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PUBLIC NOTICE

NOTICE OF PLANNING COMMISSION HEARING & NOTICE OF INTENT TO ADOPT A NEGATIVE DECLARATION

On Wednesday morning, the 4th day of December, 2019, at 9:00 a.m. at 1195 Third Street, Suite 305, Napa, California, a public hearing will be conducted by the Napa County Planning Commission regarding the project identified below. All interested persons are invited to attend the hearing and be heard.

Mathew Bruno Wines Tasting Room – Use Permit Application No. P17-00387-UP and Request for Exception to Napa County Road and Street Standards

CEQA Status: Consideration and possible adoption of a Negative Declaration. According to the proposed Negative Declaration, the proposed project would not have any potentially significant environmental impacts. The project site is not included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5.

Request: Approval of a Use Permit to allow a wine bar with wine storage, tasting, retail sales and marketing events on a re-purposed single-family residential property that is currently being utilized for administrative offices. In addition to renovation of the historic residential structure, on-site construction for the project would include planting of new landscaping; installation of seven paved, on-site parking stalls; installation of a new, on-site wastewater treatment system; and construction of a wraparound porch, also to be used for wine tasting. Off-site modifications would include widening of the asphalt-paved surface of the northern portion of Grape Lane immediately adjacent to the project site, and installation of a mid-block pedestrian crossing on Rutherford Road. The proposal also includes a request for a public road exception to the requirement under Napa County Road and Street Standards to install a left turn lane in the right-of-way of Rutherford Road at its intersection with Grape Lane. The proposed project site is a 0.38-acre parcel located at 1151 Rutherford Road, Napa (Assessor's Parcel No. 030-160-007), in the CL (Commercial Limited) zoning district.

The proposed Negative Declaration is available for inspection, along with copies of all documents which relate to the above described project, between the hours of 8:00 a.m. and 4:45 p.m. Monday through Friday, at the office of the Napa County Planning, Building, & Environmental Services Department, 1195 Third Street, Suite 210, Napa, California.

Written and verbal comments regarding the environmental effects of this project and the adequacy of the proposed Negative Declaration are solicited. Written comments must be presented during the public review period, which runs from November 1, 2019, through December 3, 2019. Comments should be directed to Charlene Gallina, Supervising Planner, Napa County Planning, Building & Environmental Services Department, 1195 Third Street, Suite 210, Napa, California; by phone at (707) 299-1355; or by email to charlene.gallina@countyofnapa.org and must be received before 4:45 p.m. on December 3, 2019.

Appeals to decisions of the Planning Commission must be filed in writing with the Clerk of the Board of Supervisors, 1195 Third Street, Suite 305, Napa, California, in accordance with the time lines and submittal requirements set forth in Chapter 2.88 of the County Code.

If you challenge the particular proceeding in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to the public hearing.

DATED: October 30, 2019

David Morrison
Director of Planning, Building, & Environmental Services