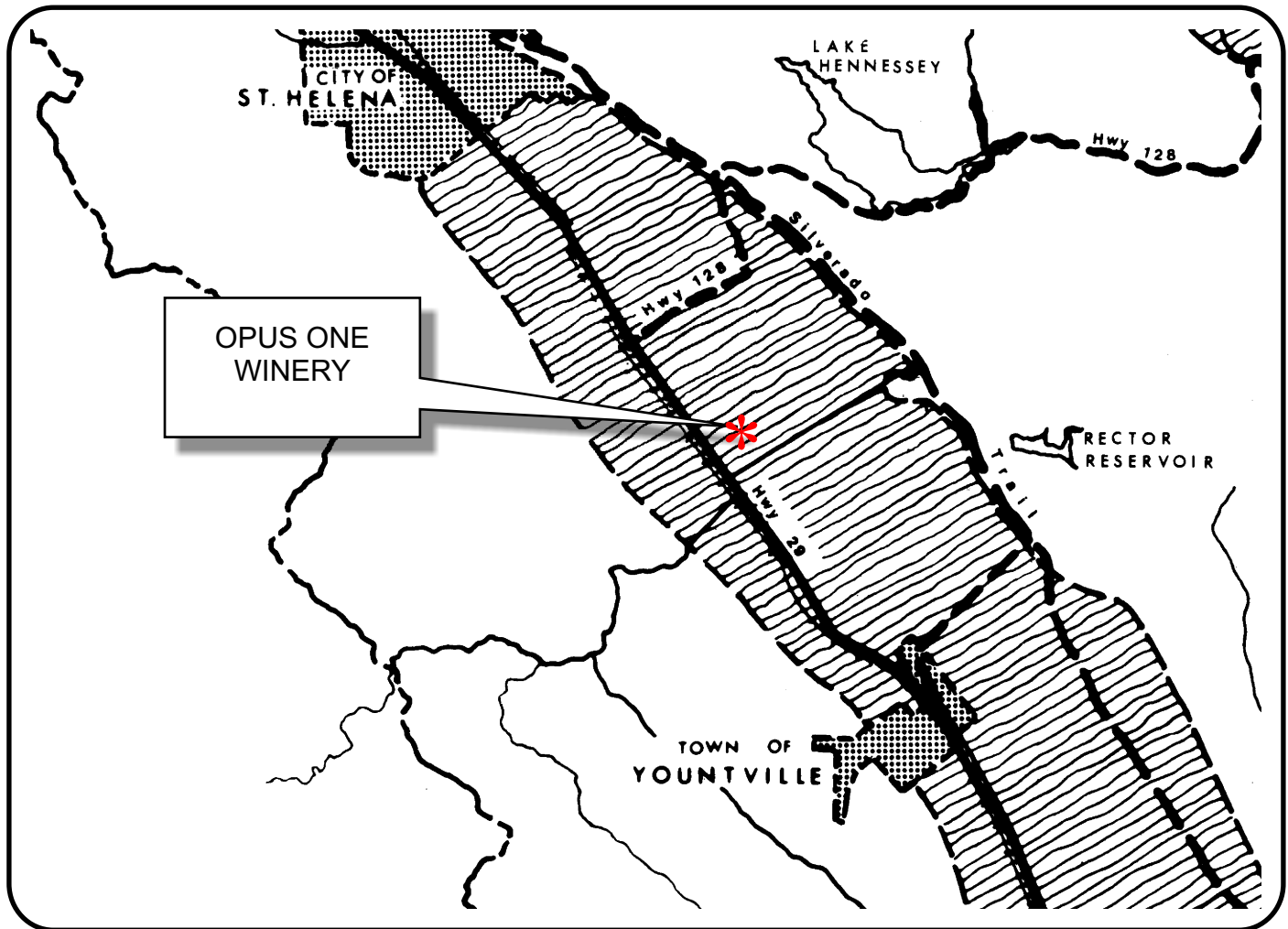


NAPA COUNTY LAND USE PLAN 1998 - 2000



LEGEND

TRANSPORTATION

-  LIMITED ACCESS HIGHWAY
-  MAJOR ROAD
-  SECONDARY ROAD
-  RAILROAD
-  AIRPORT
-  LANDFILL SITE

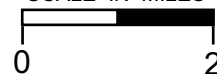
OPEN SPACE

-  AGRICULTURE, WATERSHED & OPEN SPACE
-  AGRICULTURAL RESOURCE

URBAN

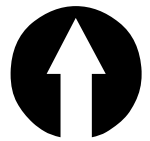
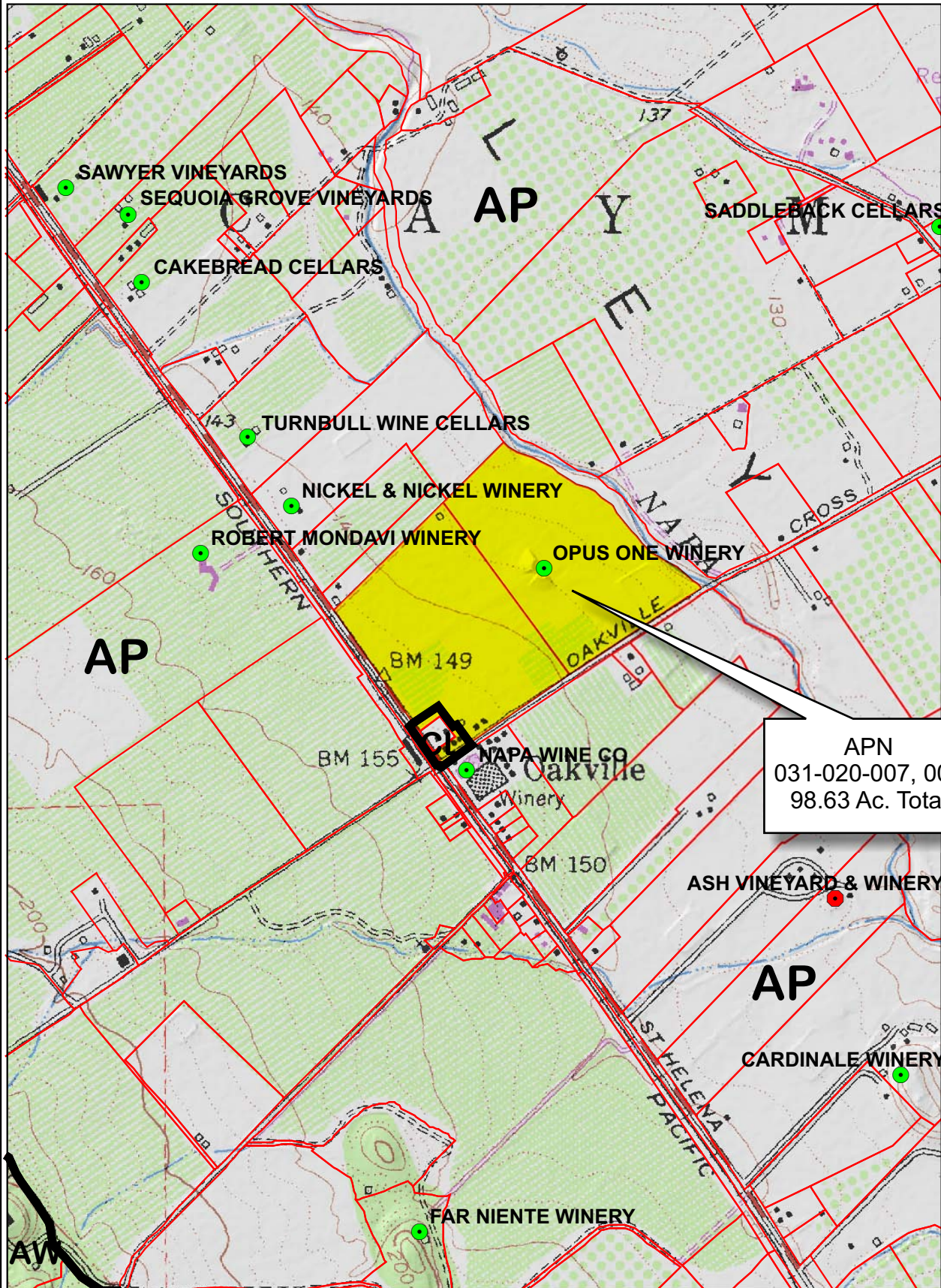
-  CITIES
-  URBAN RESIDENTIAL
-  RURAL RESIDENTIAL
-  COMMERCIAL
-  INDUSTRIAL
-  PUBLIC - INSTITUTIONAL

SCALE IN MILES



APN
031-020-007, 009
05-27-2008
7B MOD

OPUS ONE WINERY

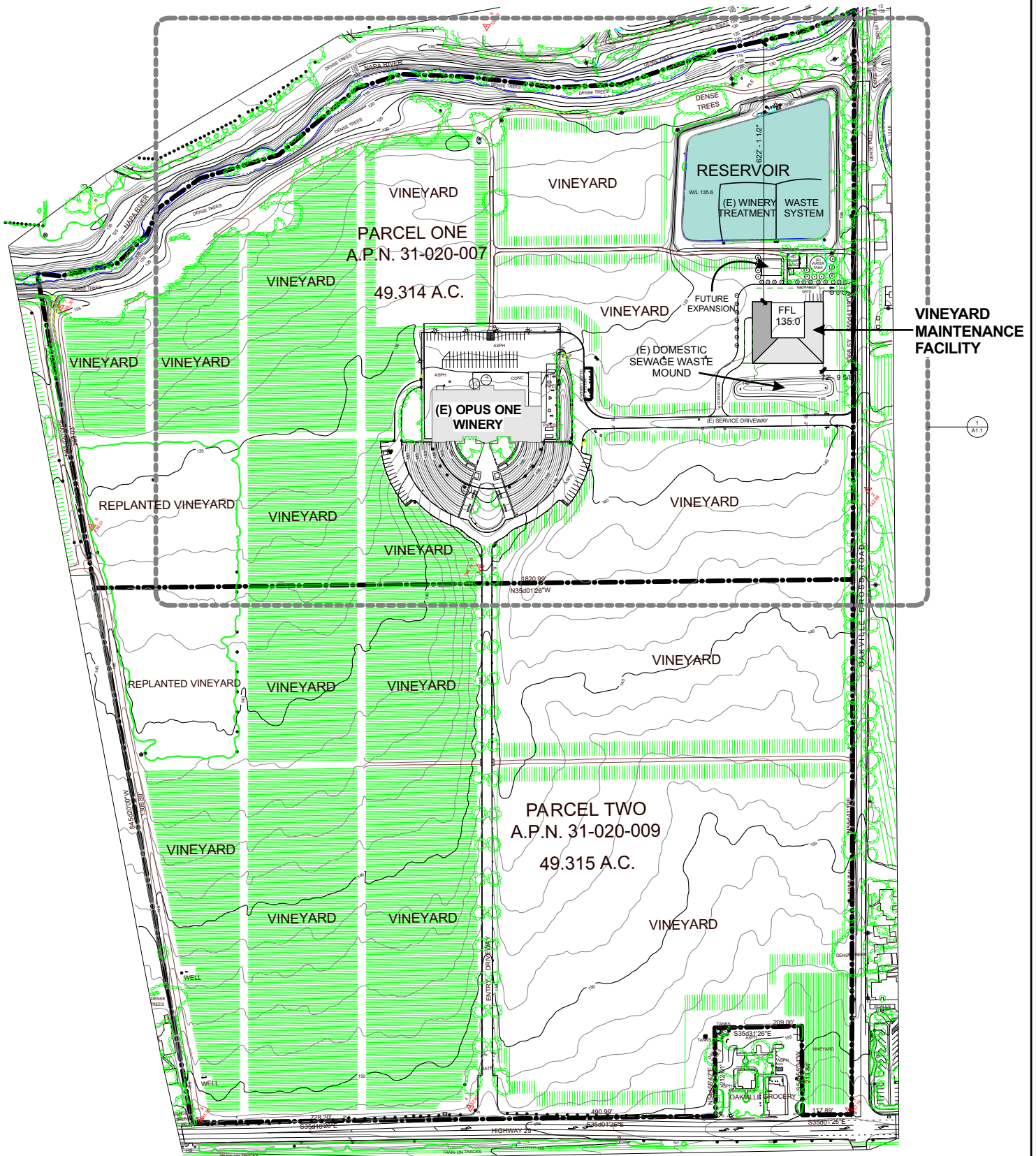


Legend

- Wineries in Vicinity**
- Producing
 - Approved
 - Pending
 - Zoning
 - Parcels

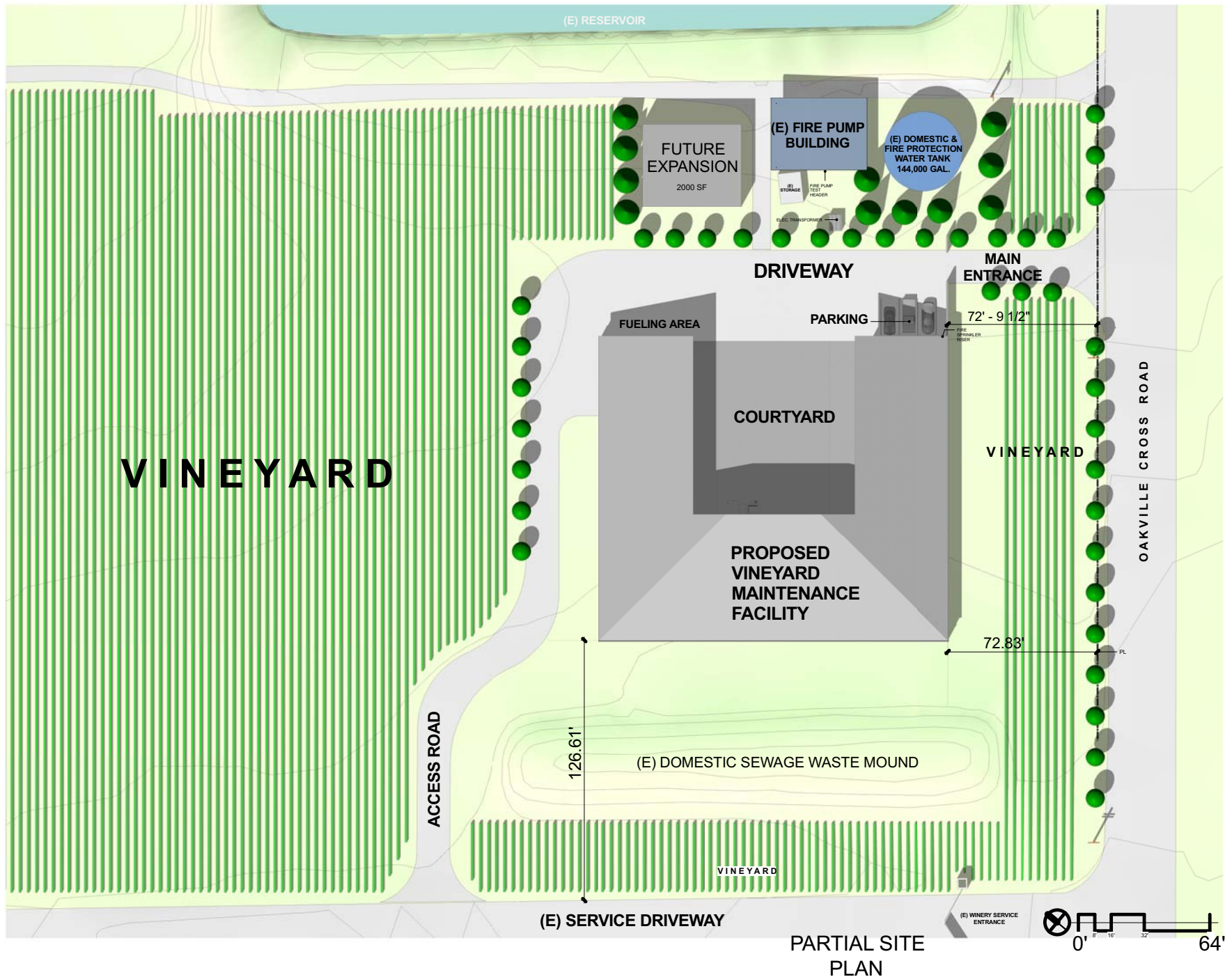
0 600 1,200 2,400 3,600 4,800 Feet

OPUS ONE WINERY



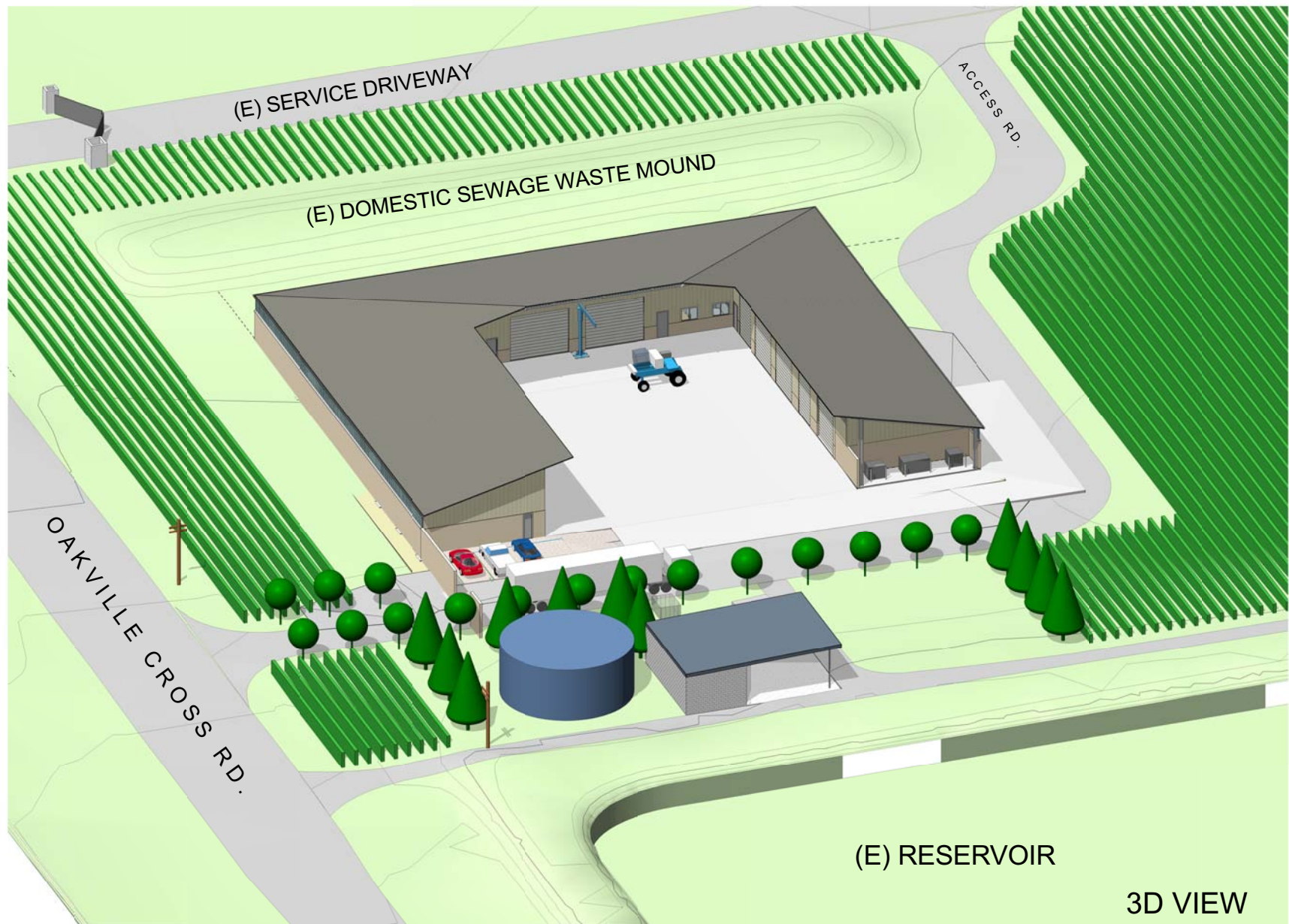
OPUS ONE WINERY
Site Plan

OPUS ONE WINERY



PARTIAL SITE
PLAN

OPUS ONE WINERY



ORTHOGRAPHIC VIEW OF SITE
- FROM SOUTHEAST

OPUS ONE WINERY

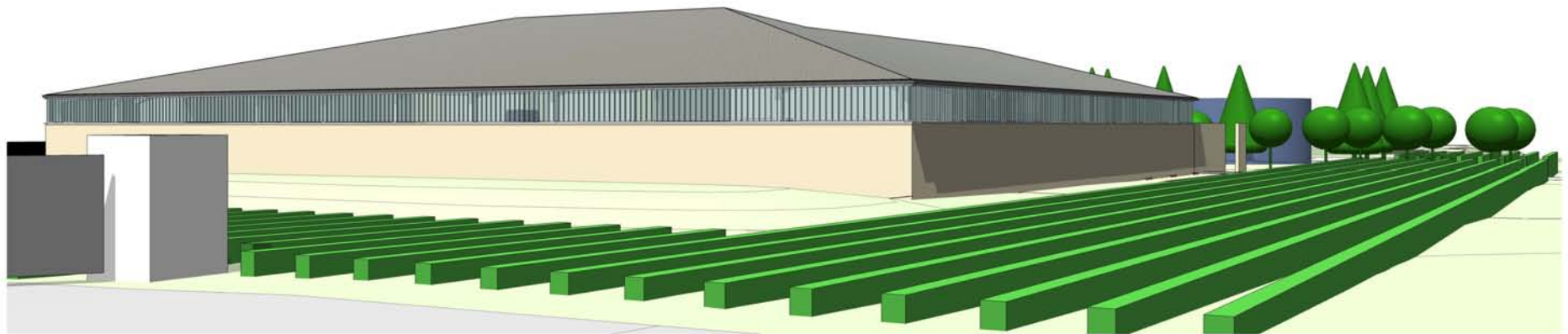


ORTHOGRAPHIC VIEW OF SITE
- FROM NORTHEAST

OPUS ONE WINERY



VIEW FROM WINERY TERRACE



VIEW - OAKVILLE CROSS RD.

OPUS ONE WINERY



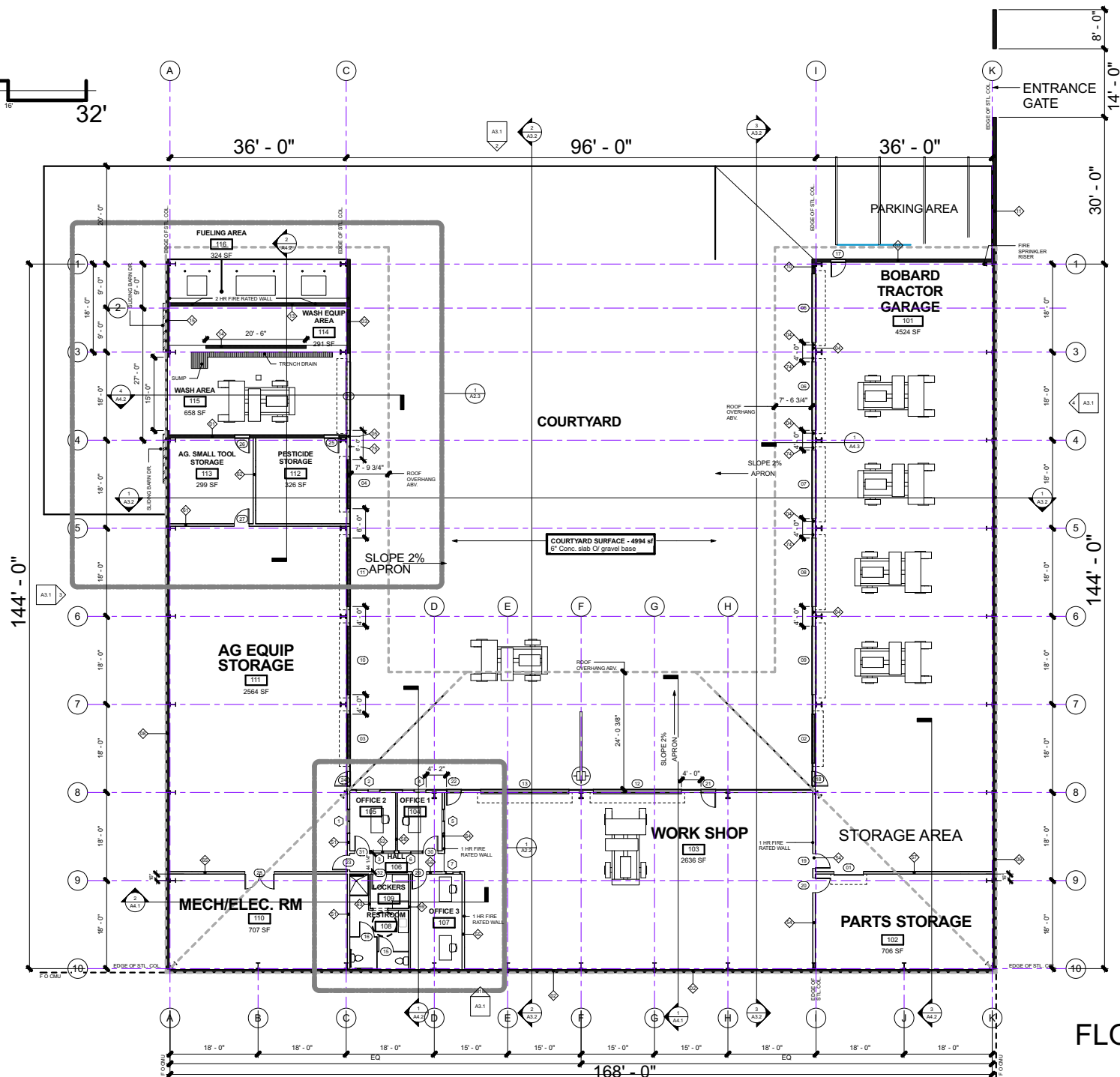
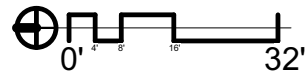
VIEW FROM SOUTHWEST



VIEW FROM NORTHEAST

COURTYARD PERSPECTIVES

OPUS ONE WINERY

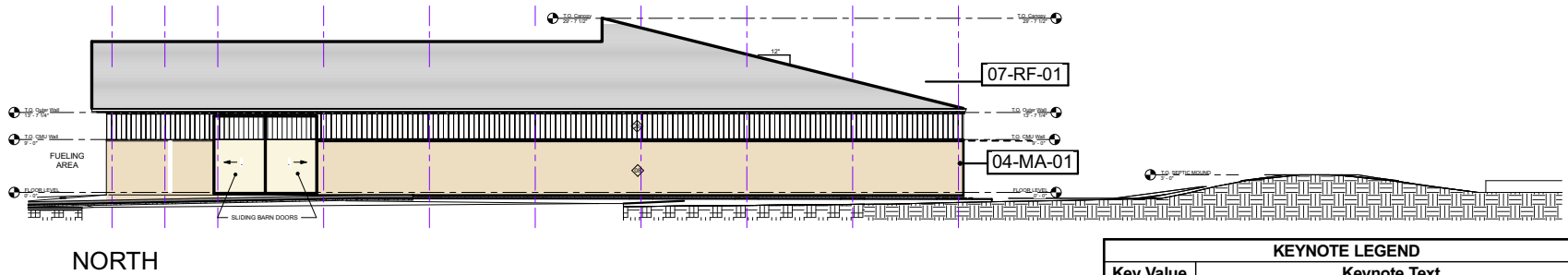
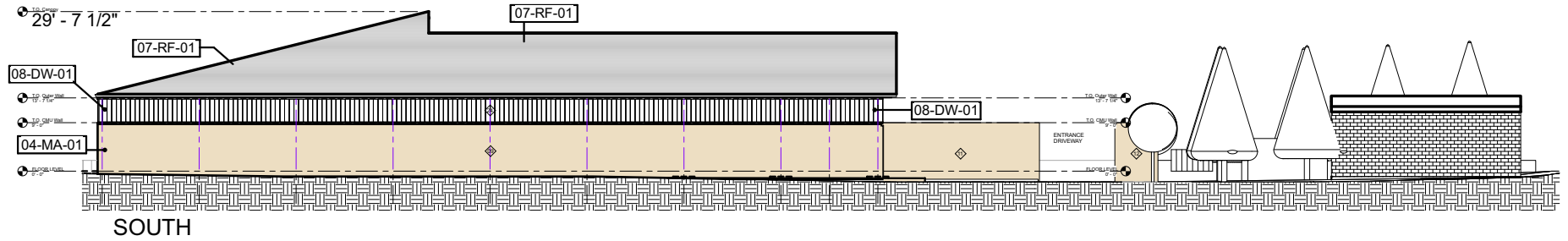


FLOOR PLAN



The image contains two architectural floor plans. The left plan, titled "MEZZANINE", shows a large rectangular area labeled "Mezzanine" with room number 117 and an area of 521 SF. It is bounded by grid lines C-D horizontally and 8-10 vertically. A north arrow points towards the top right. The right plan, titled "OFFICE AREA FLOOR PLAN", shows three offices: "OFFICE 2" (room 105, 111 SF), "OFFICE 1" (room 104, 108 SF), and "OFFICE 3" (room 107, 204 SF). Other areas include a "HALL" (room 106, 71 SF), "LOCKERS" (room 109, 55 SF), and a "RESTROOM" (room 108, 173 SF). The plan includes numerous dimensions, door swing indicators, and fire-rated wall labels ("1-HR RATED WALL"). Grid lines C-D and 8-10 are also present. A north arrow is located at the bottom right.

OPUS ONE WINERY



KEYNOTE LEGEND	
Key Value	Keynote Text
04-MA-01	8" CMU Wall with cement stucco exterior & exposed CMU interior
07-RF-01	Grey slate shingles over vapor barrier secured to metal insulated panel
08-DW-01	Profilit Channel Glass

