



ALPHA OMEGA

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OCT 26 2010

NAPA CO. CONSERVATION  
DEVELOPMENT & PLANNING DEPT.

10/13/2010

Trish Hoernisher  
Napa County  
Conservation Development and Planning  
1195 Third Street, Suite 210  
Napa, California 94559

Dear Trish,

Please find attached the following items related to the 1 year review hearing on November 3<sup>rd</sup>, 2010 for Alpha Omega Winery.

1. Emails to and from the neighbors surrounding Alpha Omega Winery asking for their comments on our consistency with the conditions of approval for UP#P07-00869.
2. A list and the status of all permits for the property going back to 1995
3. The visitor log from 1/1/2009 thru 8/23/2010
4. Alpha Omega's TTB form 5120.17 for the following periods
  - a. 12/2007
  - b. 1/2008
  - c. 12/2008
  - d. 1/2009-12/2009
  - e. 1/2010

Just a few comments on the items included.

On the emails to the neighbors, we received only several responses. All of them were very positive. The only negative comment related to individuals parking on Mee Lane. We are certain that in some of these instances the individuals were limo drivers waiting for clients who were tasting at the winery. We have made an extra effort to inform all drivers that they must park on our property when their clients are tasting. It is also clear that some of the individuals were not visiting the winery at all. The only solution to that that we see is no parking signs which the neighbors have rejected with good reason. So we will continue to do our best.

On the permit list, all but two permits are completed, finalized, approved or voided except two. The remaining two are for a new well which we do plan to drill in the near future.

Our visitor log shows only two days when we exceeded our daily maximum visitors. One day the number by 100 and the other by 9. The larger day involved an evening event that took us over. We have put in place safeguards to make sure that this doesn't happen again. We did exceed our weekly maximum a number of times in early 2009 and 2010. This is entirely due to the unique variable weekly maximums agreed upon with the neighbors. We have not come close, however, to exceeding our annual maximum.

We think that in retrospect the complicated system is very hard to apply and would suggest a simplification that simply states a daily maximum and a yearly total. We will discuss this with the neighbors in the future and may come back for a modification.

On the TTB production forms we have consistently operated below our maximum volume.

Perhaps more important than any of the above items, we have consistently maintained excellent communication and relations with all of our neighbors. They are frequent visitors to the winery and have repeatedly commented informally that we have improved the locale with our superior operations.

If there is anything more I can provide in advance of the hearing please let me know.



Eric Sklar

Alpha & Omega Winery, LLC