



A Tradition of Stewardship
A Commitment to Service

Agenda Date: 2/3/2016

Agenda Placement: 9C

Airport Land Use Commission Board Agenda Letter

TO: Airport Land Use Commission
FROM: John McDowell for David Morrison - Director
Planning, Building and Environmental Services
REPORT BY: Charlene Gallina, SUPERVISING PLANNER - 299-1355
SUBJECT: Presentation

RECOMMENDATION

PRESENTATION AND DISCUSSION ON MARKET TRENDS AFFECTING SOUTH COUNTY INDUSTRIAL AND BUSINESS PARK AREAS

CEQA Status: The presentation and discussion is not a project as defined by 14 California Code of Regulations 15378 (State CEQA Guidelines) and therefore CEQA is not applicable.

Request: William Kampton, Commercial Real Estate Broker with Colliers International, will brief the Commission on current market trends and conditions within the business and industrials areas of Southern Napa County.

Staff Recommendation: Information item - no action required.

Staff Contact: John McDowell, 299-1354 or john.mcdowell@countyofnapa.org

EXECUTIVE SUMMARY

Proposed Action:

This is an informational item; no action is proposed.

Discussion:

A brief presentation by commercial real estate broker Bill Kampton concerning market trends and current business conditions for the industrial and business park areas of Southern Napa County. The purpose of this agenda item is to provide information only; it is not intended as the forum for a discussion or debate regarding existing or future

policies governing the industrial and business park. (If the Commission wishes to engage in such a discussion, it should request a future agenda item.)

This item will consist of a brief presentation by commercial real estate broker Bill Kampton concerning market trends and current business conditions for the industrial and business park areas of Southern Napa County. Following the presentation, Mr. Kampton and Staff will be available to respond to questions and comments. The Commission may also accept public comments or questions at the Commission's discretion.

Mr. Kampton has well over 20 years experience as a commercial real estate broker in the North Bay Area with detailed knowledge on the factors influencing Napa's commercial real estate market. In 2011 and 2012, Mr. Kampton served as a member of the County's Airport Industrial Area Blue Ribbon Committee, which was tasked by the Board of Supervisors to identify ways of enhancing development opportunities, to seek out opportunities to create jobs, and to explore measures to overcome obstacles to business park development.

FISCAL IMPACT

Is there a Fiscal Impact? No

ENVIRONMENTAL IMPACT

ENVIRONMENTAL DETERMINATION: The presentation and discussion is not a project as defined by 14 California Code of Regulations 15378 (State CEQA Guidelines) and therefore CEQA is not applicable.

BACKGROUND AND DISCUSSION

SUPPORTING DOCUMENTS

None

Airport Land Use Commission: Approve

Reviewed By: John McDowell