



A Tradition of Stewardship
A Commitment to Service

Planning, Building & Environmental Services

1195 Third Street, Suite 210
Napa, CA 94559
www.countyofnapa.org

David Morrison
Director

MEMORANDUM

To: Shaveta Sharma, Planning Division	From: Jeannette Doss, Engineering and Conservation Division <i>JD</i>
Date: August 30, 2015	Re: Hudson Vineyards Winery Use Permit – Engineering CoA 5398 Carneros Highway, Napa, CA P14-00202 APN 047-070-016

The Engineering Division received a revised submittal of a proposal for a modification to an existing a use permit for the Hudson Vineyards Winery, generally requesting the following:

To establish a new 80,000 gallon per year winery with up to 10 full time employees and 6 part time employees; construct an approximately 33,042 sq ft Type III cave; construct a new 2,327 sq ft building for winery offices; construct a new 6,911 sq ft building for hospitality that includes a commercial kitchen; construct a new 4,810 sq ft covered work area/crush pad; construct a new commercial access drive; and construct 29 new onsite parking spaces.

The application also includes a visitation and marketing plan that would allow for daily tours and tasting by appointment only with a maximum of 120 visitors per day; four marketing events per week with catered food and/or food prepared in the onsite commercial kitchen with a maximum of 24 guests per event; seven marketing events per year with catered food and/or food prepared in the onsite commercial kitchen with a maximum of 50 guests per event; three marketing events per year with catered food and/or food prepared in the onsite commercial kitchen with a maximum of 150 guests per event; and activities conducted in accordance with AB 2004.

After careful review of the Hudson Vineyards Winery Use Permit submittal package the Engineering Division recommends approval of the project with the following recommended conditions:

EXISTING CONDITIONS:

1. Napa County parcel 047-070-016 is located off of State Highway 12 approximately 1.02 miles west of the intersection with Old Sonoma Highway.
2. Site is currently developed with a vineyards and associated agricultural buildings.

RECOMMENDED CONDITIONS:

PARKING:

1. Any parking proposed by the applicant or required by the Planning Commission as a condition of this permit must conform to the requirements of the latest edition of the Napa County Road and Street Standards.

NEW PRIVATE ACCESS ROADS AND DRIVEWAYS:

2. All roadway construction associated with this application shall conform to the current Road and Street Standards of Napa County at the time of permit submittal and accepted construction and inspection practices.
3. Access drives shall meet the requirements of a commercial drive and be a minimum of 18 feet wide with 2 feet of shoulder. Structural section shall be a minimum two inches of asphalt concrete surface over five inches of Class II Aggregate or equivalent. (County Road and Street Standards, Page 12, Par. 13).
4. Structural section of all drive isles shall be calculated by a licensed Civil or Geotechnical Engineer to hold a minimum H20 loading and shall conform to the procedures contained in Chapter 600 of the State of California Department of Transportation Design Manual or approved equivalent
5. All driveway access to the public right of way must conform to the latest edition of the Napa County Road and Street Standards (Page 65, Detail P-4). Outbound driveway widths shall be a minimum of 25 feet to accommodate turning movements of large trucks.
6. All roadway construction shall be permitted and completed prior to issuance of the proposed winery facilities occupancy.
7. The applicant must obtain an encroachment permit prior to any work performed within the Napa County Right-of-Way.
8. The applicant must obtain an encroachment permit from the California Department of Transportation for any work performed within the State Right-of-Way.

SITE IMPROVEMENTS:

9. All on site civil improvements proposed including but not limited to the excavation, fill, general grading, drainage, curb, gutter, surface drainage, storm drainage, parking, and drive isles, shall be constructed according to plans prepared by a registered civil engineer, which will be reviewed and approved by this office prior to the commencement of any on site land preparation or construction. Plans shall be submitted with the building and/or grading permit documents at the time of permit application. A plan check fee will apply.

10. Proposed drainage for the development shall be shown on the improvement plans and shall be accomplished to avoid the diversion or concentration of storm water runoff onto adjacent properties. Plan shall also indicate the path and changes in runoff.
11. Grading and drainage improvements shall be constructed according to the latest “Napa County Road and Street Standards” and the California Building Code. Specifically, all cuts and fills slopes shall be setback to meet the latest CBC.

OTHER RECOMMENDATIONS:

12. Prior to the issuance of any grading or building permit, or the signing of improvement plans, the permittee and County shall survey and document the condition of the nearest County roads before construction begins, and then reevaluate conditions at the end of construction. Prior to Occupancy of any buildings or commencement of any use, the permittee shall be responsible for repair of any pavement degraded due to its construction vehicles.

CONSTRUCTION STORMWATER REQUIREMENTS

13. Any Project that requires a building or grading permit shall comply with Napa County’s Stormwater Management and Discharge Control Ordinance No. 1400, Napa County Code Section 16.28.
14. All earth disturbing activities shall include measures to prevent erosion, sediment, and waste materials from leaving the site and entering waterways both during and after construction in conformance with Napa County Stormwater Ordinance 1240 and the latest adopted state regulations. Best Management Practices (BMPs) shall also be implemented to minimize dust at all times.
15. Any construction activity that equals or exceeds one acre of total disturbed area shall prepare a Stormwater Pollution Prevention Plan (SWPPP) in accordance with the regulations of California Regional Water Quality Control Board (CRWQB) and shall file a Notice of Intent (NOI) prior to commencement of any construction activity. The completed SWPPP shall be submitted to the Napa County PBES Department Engineering Division for review.
16. All hazardous materials stored and used on-site during construction that could cause water pollution (e.g. motor oil, cleaning chemicals, paints, concrete, etc.) shall be stored and used in a manner that will not cause pollution, with secondary containment provided. Such storage areas shall be regularly cleaned to remove litter and debris. Any spills shall be promptly cleaned up and appropriate authorities notified.
17. All trash enclosures must be covered and protected from rain, roof, and surface drainage.

18. The property owner shall inform all individuals, who will take part in the construction process, of these requirements.

POST-CONSTRUCTION RUNOFF MANAGEMENT REQUIREMENTS

19. The proposed development is categorized as a Regulated Project under Napa County's BASMAA Post-Construction Manual. Regulated Projects are proposed developments that create or replace 5,000 sf or more of impervious surface and shall meet the following requirements and shall incorporate all proposed development including but not limited to commercial development, access from Public Right-of-way, and all associated infrastructure:
 - a) Route runoff to Bioretention or other facilities sized and designed according to the criteria in Chapter 4, Napa County's BASMAA Post-Construction Manual.
 - b) Identify potential sources of pollutants and implement corresponding source control measures in Appendix A of the Napa County's BASMAA Post-Construction Manual.
 - c) Provide ongoing maintenance of Bioretention facilities (if applicable).
 - d) Prepare and submit the Stormwater Control Plan for a Regulated Project per Chapter 3, Napa County's BASMAA Post-Construction Manual, at the time development permits are applied for. A template may be found in Appendix D.
20. Provide concrete stamping, or equivalent, of all stormwater conveyance system inlets and catch basins within the project area with prohibitive language (e.g., "No Dumping – Drains to Napa River"). Signage shall identify the receiving water the drain discharges to and include a message in Spanish. It is prohibited to discharge of materials of than stormwater to storm drains or to store or deposit materials so as to create a potential discharge to storm drains.
21. Trash storage areas shall be paved with an impervious surface, designed not to allow run-on from adjoining areas, and screened or walled to prevent off-site transport of trash. Trash storage areas must contain a roof or awning to minimize direct precipitation or contain attached lids on all trash containers that exclude rain.
22. All roofs, gutters, and/or downspouts made of copper or other unprotected metals shall discharge to the approved Bioretention facility as described in the approved Stormwater Control Plan and maintained appropriately to prevent soil erosion.
23. Outdoor material storage areas which contain smaller quantities of materials and waste (e.g. pesticides, fertilizers, etc.) with the potential to contaminate stormwater must be placed in an enclosure such as a cabinet, shed, or similar structure that prevents contact with runoff or spillage to the stormwater conveyance system.
24. Outdoor material and equipment storage areas which contain materials and/or waste associated with wine production and process is prohibited and shall be stored under cover and in an area designed to preclude stormwater run-on and temporarily covered with tarps during rain events.

25. Storage areas for liquid materials and water must have a permanent cover to keep rainwater out of the storage area and protected by secondary containment structures such as berms, dikes or curbs.
26. Processing areas, including but not limited to wine grape crushing/pressing, juice fermentation, blending and fining, filtration and bottling, shall be paved and performed indoors; installation of storm drains in processing areas is prohibited. For processing areas that generate liquid wastes, slope the area to a drain an approved collection system.
27. Interior floor drains shall be plumbed to the sanitary sewer system or closed loop system and shall not be connected to storm drains.

Any changes in use may necessitate additional conditions for approval.

If you have any questions regarding the above items please contact Jeannette Doss from the Napa County PBES Department – Engineering Division at (707) 259-8179 or via e-mail at Jeannette.Doss@countyofnap.org.



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MEMORANDUM

To: Shaveta Sharma, Project Planner	From: Kim Withrow, Environmental Health Supervisor
Date: December 29, 2014	Re: Hudson Vineyards APN 047-070-016 File #P14-00202

This division has reviewed an application requesting approval to construct a new winery and caves with related improvements detailed in application materials. This Division has no objection to approval of the application with the following conditions of approval:

Prior to building permit issuance:

1. Complete plans and specifications for the food preparation, service area(s), storage area(s) and the employee restrooms must be submitted for review and approval by this Division prior to issuance of any building permits for said areas. An annual food permit will be required.
2. A permit for processing canned foods and/or selling wholesale must be obtained from the State of California Department of Public Health, Food and Drug Branch.
3. Plans for the proposed domestic waste subsurface drip and process wastewater treatment systems shall be designed by a licensed Civil Engineer or Registered Environmental Health Specialist and be accompanied by complete design criteria based upon local conditions. No building clearance (or issuance of a building permit) for any structure that generates wastewater to be disposed of by these systems will be approved until such plans are approved by this Division.
4. Permits to construct the proposed domestic waste subsurface drip and process waste treatment and reuse systems must be secured from this Division prior to approval of a building clearance (or issuance of a building permit) for any structure that generates wastewater to be disposed of by this system.
5. The water supply and related components must comply with the California Safe Drinking Water Act and Related Laws. This will require plan review and approval prior to approval of building permits. The technical report must be completed by a licensed engineer with experience in designing water systems. The applicant must comply with all required monitoring and reporting.
6. Adequate area must be provided for collection of recyclables. The applicant must work with the franchised garbage hauler for the service area in which they are located, in order to

determine the area and the access needed for the collection site. The garbage and recycling enclosure must meet the enclosure requirements provided during use permit process and be included on the building permit submittal.

During construction and/or prior to final occupancy being granted:

7. The owner must register their culinary garden through this Division at <http://www.countyofnapa.org/DEM/GardenApplication/>
8. The owner must apply for and obtain an annual operating permit for the water system from this Division.
9. The owner must apply for and obtain an annual operating permit for the food facility from this Division.
10. An annual alternative sewage treatment system monitoring permit must be obtained for the alternative sewage treatment system /private sewage disposal system prior to issuance of a final on the project. The septic system monitoring, as required by this permit, must be fully complied with.
11. The applicant shall maintain regular monitoring of the above ground waste water treatment system as required by this Division which includes submitting quarterly monitoring reports. An annual operating permit is required for the process wastewater system.
12. During the construction, demolition, or renovation period of the project the applicant must use the franchised garbage hauler for the service area in which they are located for all wastes generated during project development, unless applicant transports their own waste. If the applicant transports their own waste, they must use the appropriate landfill or solid waste transfer station for the service area in which the project is located.

Upon final occupancy and thereafter:

13. The applicant shall file a Notice of Intent (NOI) and complete a Storm Water Pollution Prevention Plan with the State of California Water Resources Control Board's (SWRCB) Industrial Permitting program, if applicable, within 30 days of receiving a temporary or final certificate of occupancy. Additional information, including a list of regulated SIC codes, may be found at:
http://www.swrcb.ca.gov/water_issues/programs/stormwater/industrial.shtml

Additionally, the applicant shall file for a storm water permit from this Division, if applicable, within 30 days of receiving a temporary or final certificate of occupancy. Certain facilities may be exempt from storm water permitting. A verification inspection will be conducted to determine if exemption applies.

14. The applicant has proposed that food service for larger marketing events will be catered; therefore, all food must be prepared and served by a Napa County permitted caterer. If the caterer selected does not possess a valid Napa County Permit to operate, refer the business to this Division for assistance in obtaining the required permit prior to providing any food service.

15. Within 30 (thirty) days of initiation of the use or change of tenants, an updated Hazardous Materials Business Plan or a Business Activities Page shall be submitted and approved by this Division.
16. The use of the absorption field/drain field area shall be restricted to activities which will not contribute to compaction of the soil with subsequent reduction in soil aeration. Activities which must be avoided in the area of the septic system include equipment storage, traffic, parking, pavement, livestock, etc.
17. The applicant shall provide portable toilet facilities for guest use during events of more than 50 persons as indicated in the septic feasibility report/use permit application. The portable toilet facilities must be pumped by a Napa County permitted pumping company.
18. All solid waste shall be stored and disposed of in a manner to prevent nuisances or health threats from insects, vectors and odors.
19. All diatomaceous earth/bentonite must be disposed of in an approved manner. If the proposed septic system is an alternative sewage treatment system the plan submitted for review and approval must address bentonite disposal.



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Napa County Fire Department
Fire Marshal's Office
Hall of Justice, 2nd Floor
1125 3rd Street
Napa, CA 94559

Office: (707) 299-1461

Pete Muñoa
Fire Marshal

INTER-OFFICE MEMORANDUM

TO: Shaveta Sharma
Planning, Building and Environmental Services

FROM: Pete Muñoa
Fire Department

DATE: June 26, 2014

Subject: P14-00202 APN# 047-070-016

**SITE ADDRESS: 5398 Carneros Highway, Napa CA 94558
Hudson Vineyards**

The Napa County Fire Marshal's Office has reviewed the Use Permit Modification application for the project listed above. I am requesting that the comments below be incorporated into the project conditions should the Planning Commission approve this project.

- 1. All construction and use of the facility shall comply with all applicable standards, codes, regulations, and standards at the time of building permit issuance.**
- 2. All fire department access roads and driveways shall comply with the Napa County Public Works Road and Street Standards.**
3. The numerical address of the facility shall be posted on the street side of the buildings visible from both directions and shall be a minimum of 4-inches in height on a contrasting background. Numbers shall be reflective and/or illuminated.
4. All buildings over 3,600 square feet shall be equipped with an automatic fire sprinkler system conforming to NFPA 13 2010 edition with water flow monitoring to a Central Receiving Station.
5. The required fire flow for this project is 875 GPM for a 60 minute duration with 20 psi residual pressure. A UL listed fire pump conforming to NFPA 20, 2010 edition may be required to meet or exceed the required fire flow for the project.

6. Provide a minimum of 52,500 gallons of water dedicated for fire protection. **Water storage for fire sprinkler systems shall be in addition to the water storage requirement for your fire flows and domestic use.**
7. Provide fire department access roads to within 150 feet of any exterior portion of the buildings. Fire department access roads shall be a minimum of 20 feet in width with a 15 foot clear vertical clearance.
8. All cave development shall comply with CBC Section 436 as well as the Napa County Fire Marshal's Office Cave Development Guidelines.
9. Blue dot reflectors shall be installed 12-inches off centerline in front of all fire hydrants.
10. All fire hydrants shall be painted chrome/safety yellow.
11. Approved steamer fire hydrants shall be installed a maximum distance of 250 feet from any point on approved fire apparatus access roads. Private fire service mains shall be installed, tested and maintained per NFPA 24 2010 edition.
12. Currently serviced and tagged 2A 10BC fire extinguishers shall be mounted 3.5 to 5 feet from the top of all extinguishers to the finished floor and be reachable within 75 feet of travel distance from any portion of all buildings.
13. All exit doors shall open without the use of a key or any special knowledge or effort.
14. Install illuminated exit signs throughout the buildings per the California Building Code 2010 edition.
15. Install emergency back-up lighting throughout the buildings per the California Building Code 2010 edition.
16. Install laminated 11" x 17" site plans and building drawings in NCFD specified KNOX CABINET. Two Master keys to all exterior doors shall be provided in the KNOX CABINET. A PDF file shall be sent to the Napa County fire Marshal's Office.
17. Beneficial occupancy **will not be granted** until all fire department fire and life safety items have been installed, tested and finalized.
18. Provide 100 feet of defensible space around all structures.
19. Provide 10 feet of defensible space fire hazard reduction on both sides of all roadways of the facility.
20. Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus in all weather conditions.
21. Designated fire lanes shall be painted red with white 4 inch high white letters to read "NO PARKING FIRE LANE-CVC22500.1" stenciled on the tops of the curbs every 30 feet.

22. Barricades shall be provided to protect any natural gas meter, fire hydrants, or other fire department control devices, which may be subject to vehicular damage.
23. Technical assistance in the form of a Fire Protection Engineer or Consultant acceptable, and reporting directly to the Napa County Fire Marshal's Office. The Fire protection Engineer or Consultant shall be provided by the applicant at no charge to the County for the following circumstances:
 - a. Independent peer review of alternate methods proposals.
24. Plans detailing compliance with the fire and life safety conditions of approval shall be submitted to the Napa County Fire Marshal's Office for review and approval prior to building permit issuance and/or as described above.
25. All post indicator valves and any other control valve for fire suppression systems shall be monitored off site by a Central Station or Remote receiving Station in accordance with NFPA 72 2010 edition.

A handwritten signature in black ink, appearing to read "Pete Muñoa", with a long horizontal flourish extending to the right.

Pete Muñoa
Fire Marshal



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David Morrison
Director

MEMORANDUM

To: Charlene Gallina/Shaveta Sharma	From: Darrell Mayes
Date: June 20, 2014	Re: Planning Use Permit P14-00202

Building Inspection Division Planning Use Permit Review Comments

Address: 5398 Carneros Highway
 APN: 047-070-016
 Project: Hudson Vineyards Winery
 Owner: Hudson Vineyard LLC
 Contact: George Monteverdi

Description: This Planning “Use Permit” request is for a new 80,000 gallon per year winery with hospitality, retail sales area and a commercial kitchen. The project will also consist of 33,042 square feet of caves with hospitality within the cave.

Comments: The Building Division is not reviewing this project for compliance with the California Building Standards Codes at this time; the Building Division is reviewing the proposed Planning entitlements only. The Building Division has no issues or concerns with the approval of the Use Permit; it is a Planning entitlement and does not in itself authorize any construction activities. Separate building permits shall be required.

The plans provided for Use Permit Minor Modification application P14-00202 do not provide enough information in sufficient detail to determine all code requirements. A complete and thorough plan review will be performed at the time an application is made for the required building, plumbing, mechanical, and electrical and any other construction permits required by other Napa County Agencies. The following comments are provided to make the applicant aware of what codes the applicant will be required to comply with, as well as issues that may need to be addressed prior/during the building permit application and review process.

1. In accordance with the California Building Code, Chapter 1, Division 1, Section 1.1.9, which states, **“only those standards approved by the California Building Standards Commission that are effective at the time of application for a building permit is submitted shall apply to the plans and specifications for, and to the construction under that permit”**. The codes adopted at this time are 2013 California Building Standards Codes, Title 24, part 2, Building volumes 1 & 2, part 3 Electrical, part 4 Mechanical, part 5 Plumbing, part 6 Energy, part 9 Fire, and part11 Green Buildings.
2. If there are any existing structures and/or buildings on the property that will need to be removed to accommodate construction activities a separate demolition permit will be required from the Napa County Building Division prior to the removal. Please note the applicant will be required to provide a “J” number

from the Bay Area Air Quality Management District at the time the applicant applies for a demolition permit if applicable.

3. The site and associated buildings are required to be accessible to persons with disabilities. This includes, but not limited to, a van accessible parking stall, accessible path of travel from the parking stall to all buildings and areas on the site that are available to employees and the public. The plans provided to me for this Use Permit do not show compliance with the Americans with Disabilities Act and/or the California Building Code, chapter 11B, which provides for accessibility in non-residential buildings and sites. **Note: the site plan does not show an accessible parking stall.**
4. All cooking equipment in occupancies other than residential shall be commercial grade. Commercial kitchens are required to comply with the California Mechanical Code. Cooking equipment used in processes producing smoke or grease-laden vapors shall be equipped with an exhaust system that complies with all the equipment and performance requirements of the Mechanical Code, and all such equipment and performance shall be maintained per the Mechanical Code during all periods of operation of the cooking equipment. Specifically, the following equipment shall be kept in good working condition: A. Cooking Equipment. B. Hoods. C. Ducts. D. Fans. E. Fire suppression systems. F. Special effluent or energy control equipment. All airflows shall be maintained. Maintenance and repairs shall be performed on all components at intervals necessary to maintain working conditions.
5. California Building Code, Section 436.1 is amended to read in full as follows; in addition to other occupancy and construction requirements of the CBC, special provisions for the occupancy and construction of subterranean space for winery facilities in natural or manmade caves, whether new or an addition to an existing cave shall be in accordance with this section.
6. California Building Code, Section 436.4 is amended to modify the definition of a Type 3 wine cave. Type 3 Winery Caves are natural or manmade caves used for the storage and / or processing of wine at a winery facility. Type 3 winery caves are accessible to the public on **guided tours** or by **hosted events**. Any cave or any portion of a cave that exhibits any of the following is also considered a Type 3 cave; Contains an area classified as a Group A occupancy, Contains an area classified as other than Group F or S occupancy or if constructed or furnished with any amount of combustible materials not otherwise permitted in the CBC. For the purposes of this section the following definitions are added to the California Building Code, Section 436.4; **Hosted Events**; any event held within the winery cave and attended by non-employees. This includes, but not limited to, wine tasting, banquets, receptions, seminars or any other event attended by non-employees of the winery. Hosted Events are only allowed in, or portions of, a Type 3 cave. **Tours**; whenever people that are not employees of the winery pass through or otherwise occupy a winery cave, for any purpose, including the tasting of wine. All tours must comply with 436.8.1, requirements for public tours, which states, tours for the public shall be continuously guided by staff knowledgeable in the location of exits and the use of emergency notification devices.
7. California Building Code is amended to read as follows, Permits for the excavation, occupancy, construction, alteration, enlargement or repair of Type 1, 2 and 3 winery caves, including all retaining walls, associated equipment and facilities, shall be per Chapter 1 and Appendix J of the CBC, which states, except as exempted in Section J103.2, **no grading shall be performed without first having obtained a permit from the building official.**
8. Section 336.7.3 is added to the California Building Code to read as follows, Type 1 and Type 2 winery caves must be constructed of noncombustible materials throughout. Exception: Doors and other openings in exterior and interior walls and partitions may be made out of combustible materials unless otherwise limited by the CBC.
9. Section 436.8.4 is added to the California Building Code to read as follows: Contents of Type 1 and Type 2 winery caves shall not include combustible contents other than wine itself. Exceptions: 1. wooden barrels or tanks. Combustible storage vessels filled with wine, or to be filled with wine in the immediate future; may be empty as part of the wine processing and storage. Long term storage of empty wooden barrels or tanks is prohibited. 2. Wooden barrel supports that are constructed of at least 2-inch nominal dimension lumber.

10. 3. small quantities of combustible materials needed for immediate or frequent use in the processing and storage of wine, or to service and maintain restrooms, wine laboratories or wine libraries, are allowed.
11. Section 436.8.5 is added to the California Building Code to read as follows, prohibited equipment, no hydrocarbon powered mechanized equipment shall be used within the wine cave. Electrical, hydraulic, and/or pneumatic powered mechanized equipment is permitted.
12. Section 436. Is added to the California Building Code to read as follows, only hazardous materials storage directly related to and essential for wine processing operations in the cave is allowed. Hazardous materials storage shall be maintained in compliance with Article 80 of the Fire Code.
13. Special requirements for Type 3 wine caves; caves or portions of caves classified as a Type 3 winery cave shall be provided with an automatic sprinkler system compliant with CBC Section 903.
14. Fire alarm systems; an approved manual fire alarm system conforming to the provisions of CBC Section 907.2.1 shall be provided in Type 1 or Type 2 winery caves containing restrooms, wine laboratories or wine libraries, and in all Type 3 wine caves.
15. Exit access: CBC Section 4.36.11 is added to the California Building Code. Exit access travel distance; the maximum length of exit access travel in barrel storage and fermentation areas in winery caves, portions of F and S occupancy, shall be a maximum of 300 feet in areas without an automatic sprinkler system or a maximum of 400 feet if the area is provided with a automatic sprinkler system. When non-cave buildings are attached to a cave portal the cumulative travel distance to an exit shall apply. Areas classified as other than F and S occupancies shall comply with exit access travel distance requirements of CBC, chapter 10, and CBC Table 1016.1.
16. Section 436.16 is added to the California Building Code to read as follows, Fire Department approved emergency communications capability shall be provided for emergency responders.

Issues of compliance with the California Building Code, Title 24, will be addressed during the building permit application, review and approval process. If the applicant has any questions please have the applicant give me a call at (707) 259-8230

All plans and documents for commercial projects are required by California Law to be prepared and coordinated under the direction of a California Licensed Design Professional, such as an Architect and/or Engineer in accordance with California Business and Professions Code Chapter 3, and the California Building Code, Chapter 1.

Darrell Mayes, CBO
Chief Building Official
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