

Good Morning Commissioners.

Dave Moffitt, 7323 St. Helena Highway

Thank you for the opportunity to speak today. I would like to comment on Agenda Item II the Deputy Director's Report. I'm commenting now as there is not normally a public comment period for this report.

I understand that there may be a question for the Commission from Deputy Director Macdowell regarding proposed minor modifications P13-00054 to approved Use Permit P09-00185, collectively known as the "Ca'Nani Winery". Specifically, the Deputy Director may ask the Commission whether they desire that the proposed minor mods be adjudicated administratively or be a matter for a public hearing by this Commission.

I strongly urge the Commission to request and require a public hearing on the proposal for the following reasons:

- 1). The County's Project Submittal Courtesy Notice dated May 15, 2015 states that "once County Staff has completed review, the proposal will be scheduled for a public hearing before the Planning Commission". The commitment has already been made to the public.
- 2). The current public record of the Planning department lists 24 specific filings regarding this project, and it seems apparent that no one knows, possibly including the applicant, how this project has been modified, and is requested to be further modified, since its approval. **County Code Section 18.124.130 - Use permit modifications—Procedure—Size limitation** delineates the specific conditions under which the permit could be administratively approved; given the lack of information on the project modifications noted above, it is unknown whether or not the modifications allow for administrative approval
- 3). The referenced County Code allows for administrative approval only for "non-controversial" minor mods; I can assure you that my presence at this meeting and comments are a prelude to controversy. For those conversant on the history of this project "non-controversial" is not the first description that springs to mind.

Thank you.