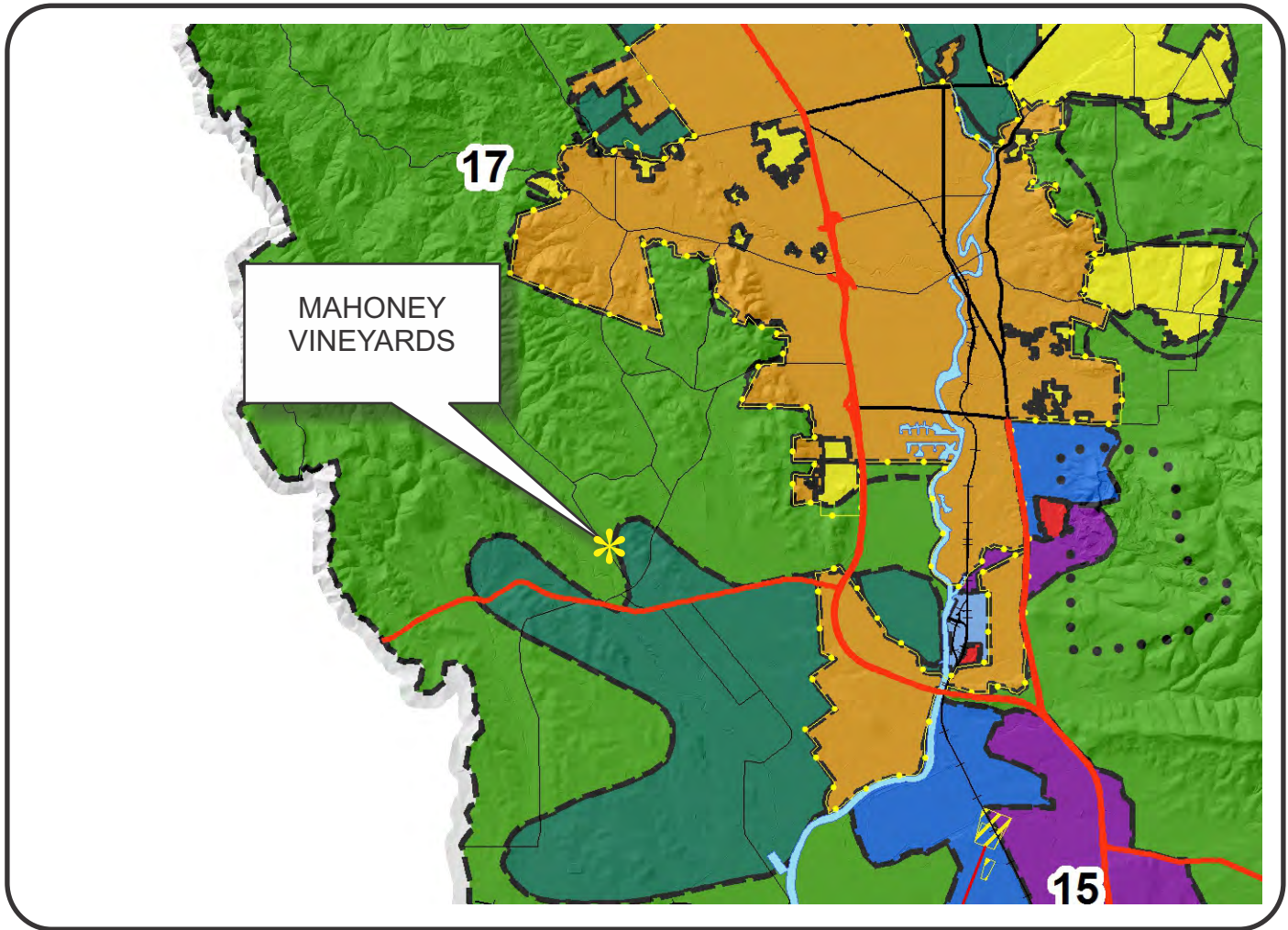


“J”

Graphics

NAPA COUNTY LAND USE PLAN 2008 - 2030



LEGEND



URBANIZED OR NON-AGRICULTURAL

- Study Area
- Cities
- Urban Residential*
- Rural Residential*
- Industrial
- Public-Institutional
- Napa Pipe Mixed Use

OPEN SPACE

- Agriculture, Watershed & Open Space
- Agricultural Resource

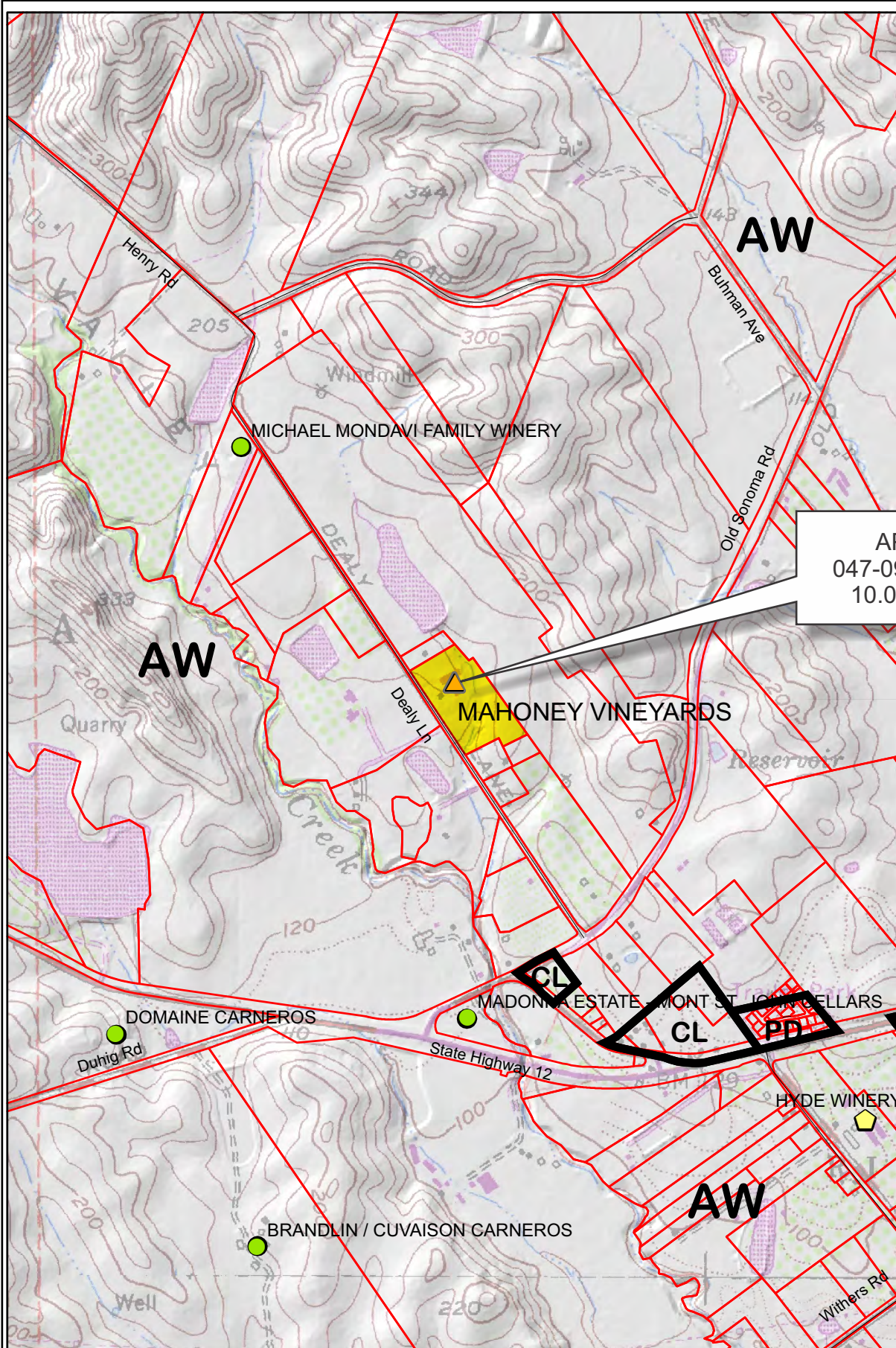
TRANSPORTATION

- Mineral Resource
- Limited Access Highway
- Major Road
- American Canyon ULL
- City of Napa RUL
- Landfill - General Plan
- Secondary Road
- Airport
- Railroad
- Airport Clear Zone

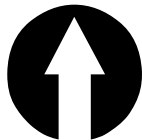
* See Action Item AG/LU-114.1 regarding agriculturally zoned areas within these land use designations

APN
047-090-007
05-09-2016
3B UP

MAHONEY VINEYARDS



APN
047-090-007
10.05 Ac.

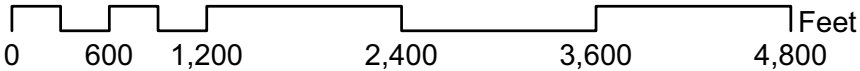


Legend

Wineries

Status

- Producing
- Producing, with pending major mod
- ▭ Approved
- ▴ Pending
- Unknown
- ▭ Airport Clear Zone
- ▭ Zoning
- ▭ Parcels



05-09-2016

3B

UP



Napa County Conservation
Development and Planning Department

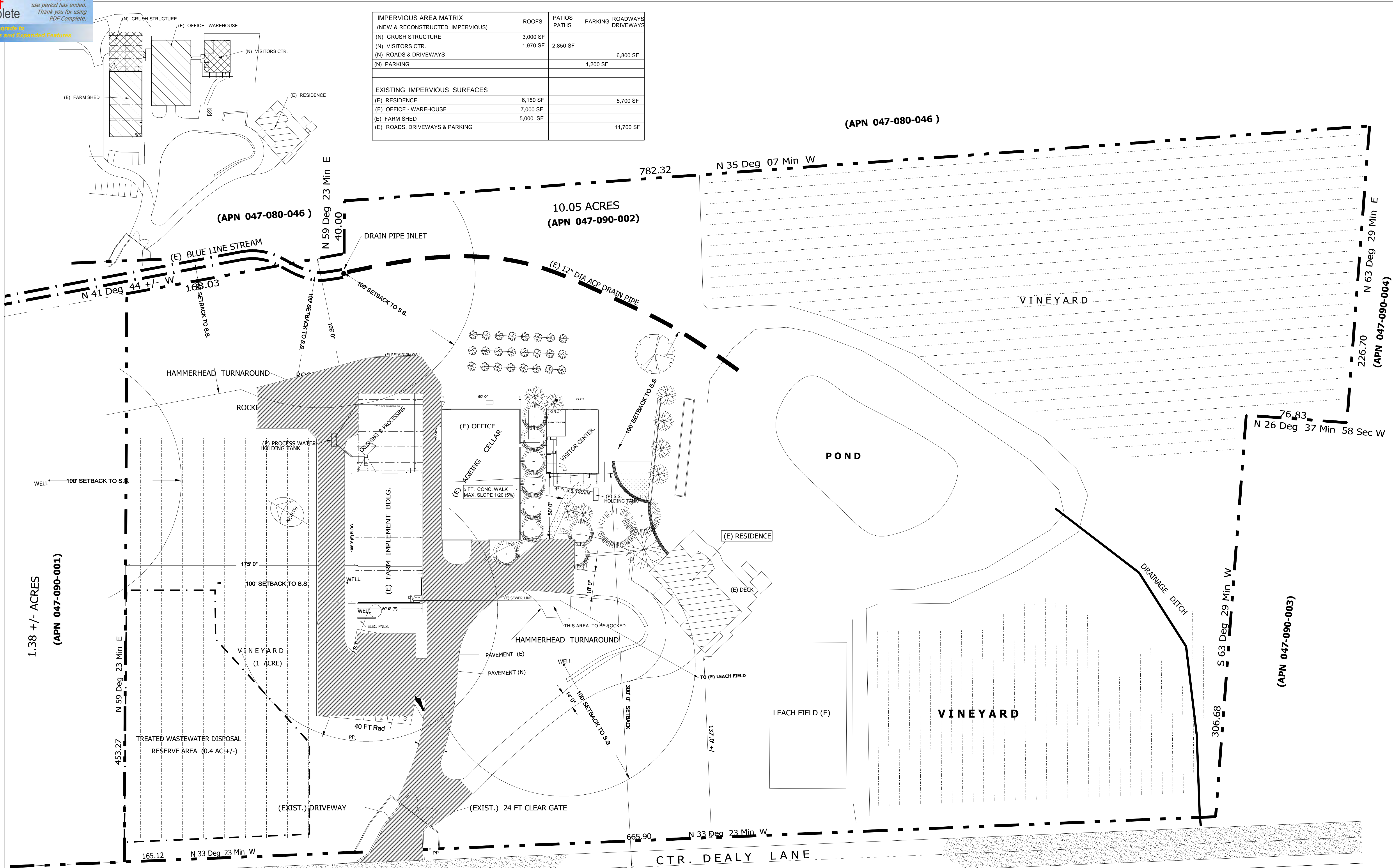
P14-00242_Mahoney_Vineyards_up1.cdr

MAHONEY VINEYARDS



Existing Conditions

IMPERVIOUS AREA MATRIX (NEW & RECONSTRUCTED IMPERVIOUS)	ROOFS	PATIOS PATHS	PARKING	ROADWAYS DRIVEWAYS
(N) CRUSH STRUCTURE	3,000 SF			
(N) VISITORS CTR.	1,970 SF	2,850 SF		
(N) ROADS & DRIVEWAYS				6,800 SF
(N) PARKING			1,200 SF	
EXISTING IMPERVIOUS SURFACES				
(E) RESIDENCE	6,150 SF			5,700 SF
(E) OFFICE - WAREHOUSE	7,000 SF			
(E) FARM SHED	5,000 SF			
(E) ROADS, DRIVEWAYS & PARKING				11,700 SF



1.38 +/- ACRES
 (APN 047-090-001)

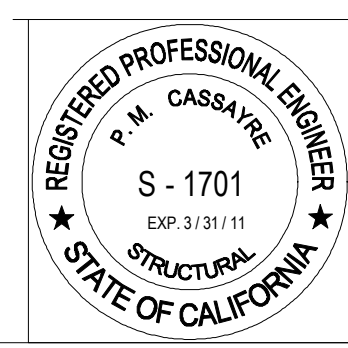
(APN 047-080-046)

10.05 ACRES
 (APN 047-090-002)

(APN 047-080-046)

(APN 047-090-004)

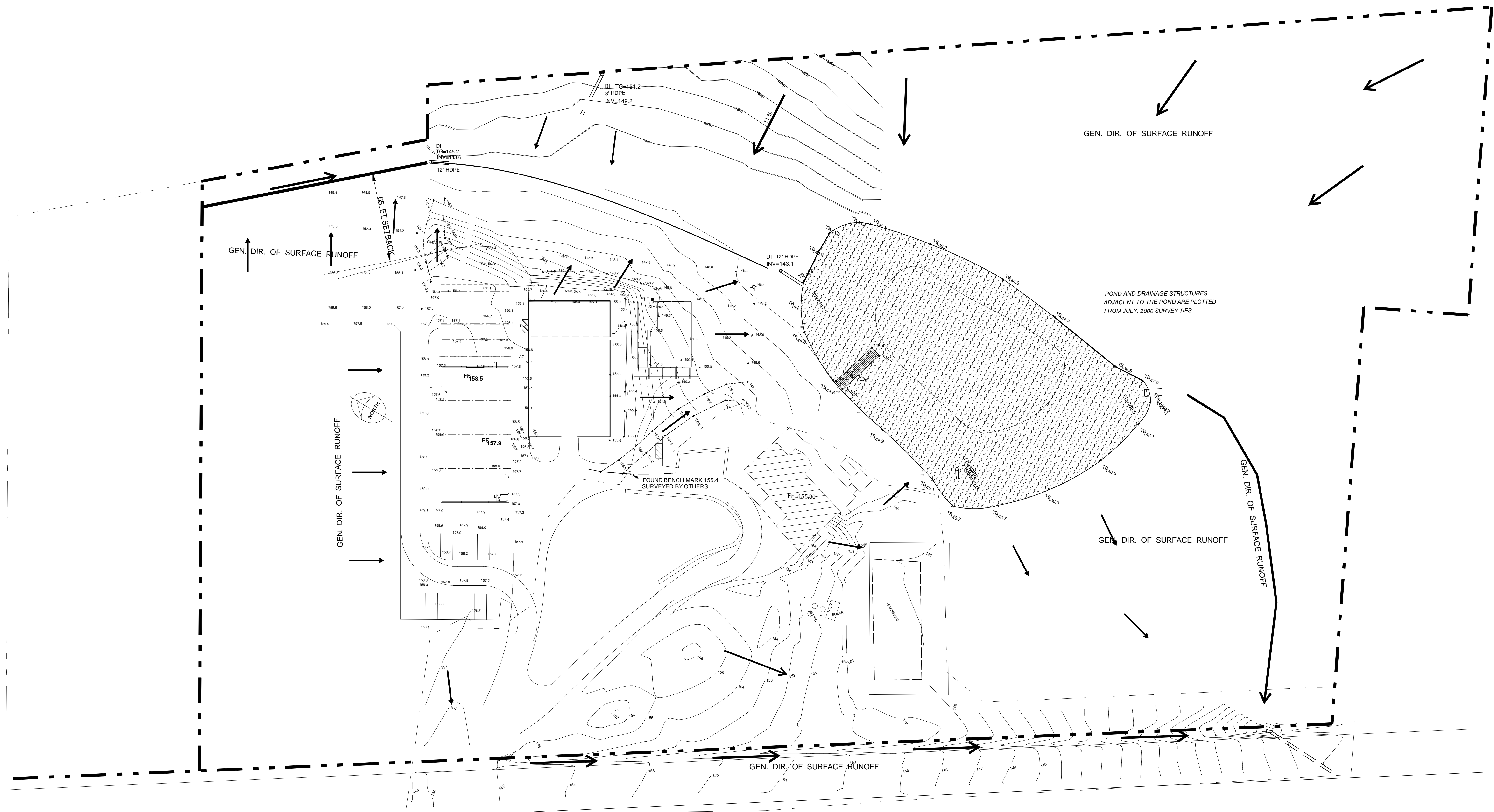
(APN 047-090-003)



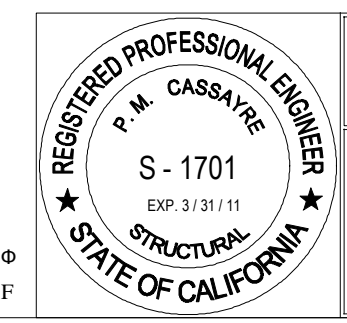
ALL EXIST & NEW ROADWAY SURFACES INCL ROADWAY SURFACES TO BE DESIGNED FOR H20-44 LOAD CRITERION

CASSAYRE ENGINEERING
 20 SYAR DRIVE, NAPA CA 94558 PH/ FAX (707) 255 0909
 1134 DEALY LN. NAPA, CA. A P N 047 - 090 - 002
RESEARCH WINERY SITE PLAN

BY: PMC	JOB: B-83.052
CHK:	SHT:
DATE: 9/29/14	UP-1
SCALE: 1/32' = 1' 0"	



TOPOGRAPHIC MAPPING WITHIN THIS AREA PREPARED BY OTHERS



CASSAYRE ENGINEERING
 20 SYAR DRIVE, NAPA, CA 94558 PH./ FAX (707) 255 0909
 MAHONEY VINEYARDS
 1134 DEALY LN. NAPA, CA. APN 047-090-002
RESEARCH WINERY DRAINAGE PLAN

BY: PMC	JOB: B-83.052
CHK:	SHT:
DATE: 9/29/14	UP-1a
SCALE: 1/32" = 1' 0"	

5" φ
50" F

PROVIDE A MINIMUM OF 2 - 6,000 GAL WATER TANKS FOR NEW FIRE HYDRANT FINAL SIZING TO BE DETERMINED BY FIRE DEPT.

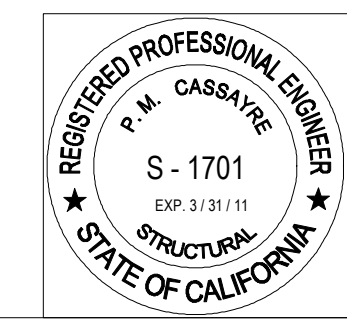
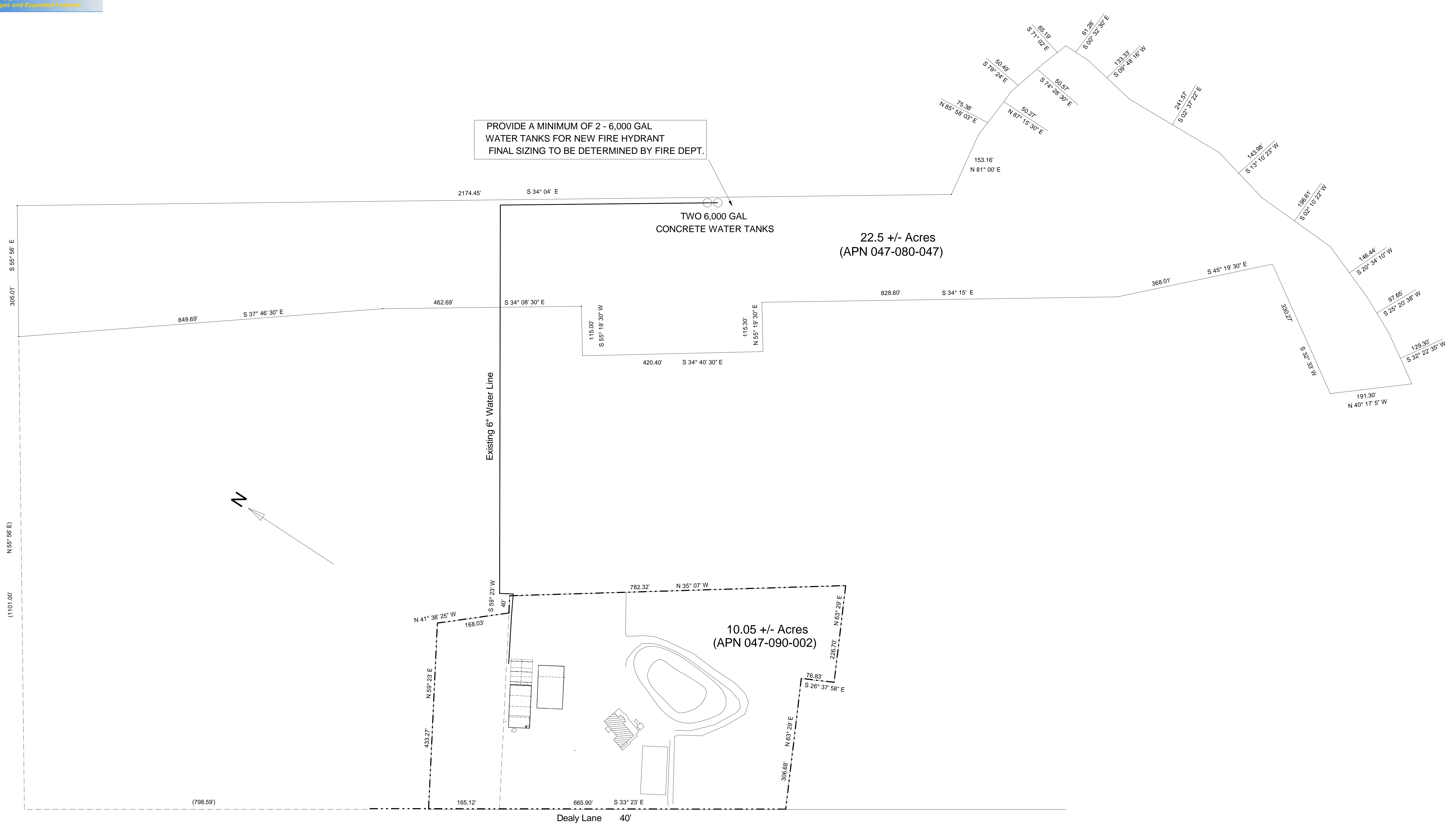
TWO 6,000 GAL CONCRETE WATER TANKS

22.5 +/- Acres (APN 047-080-047)

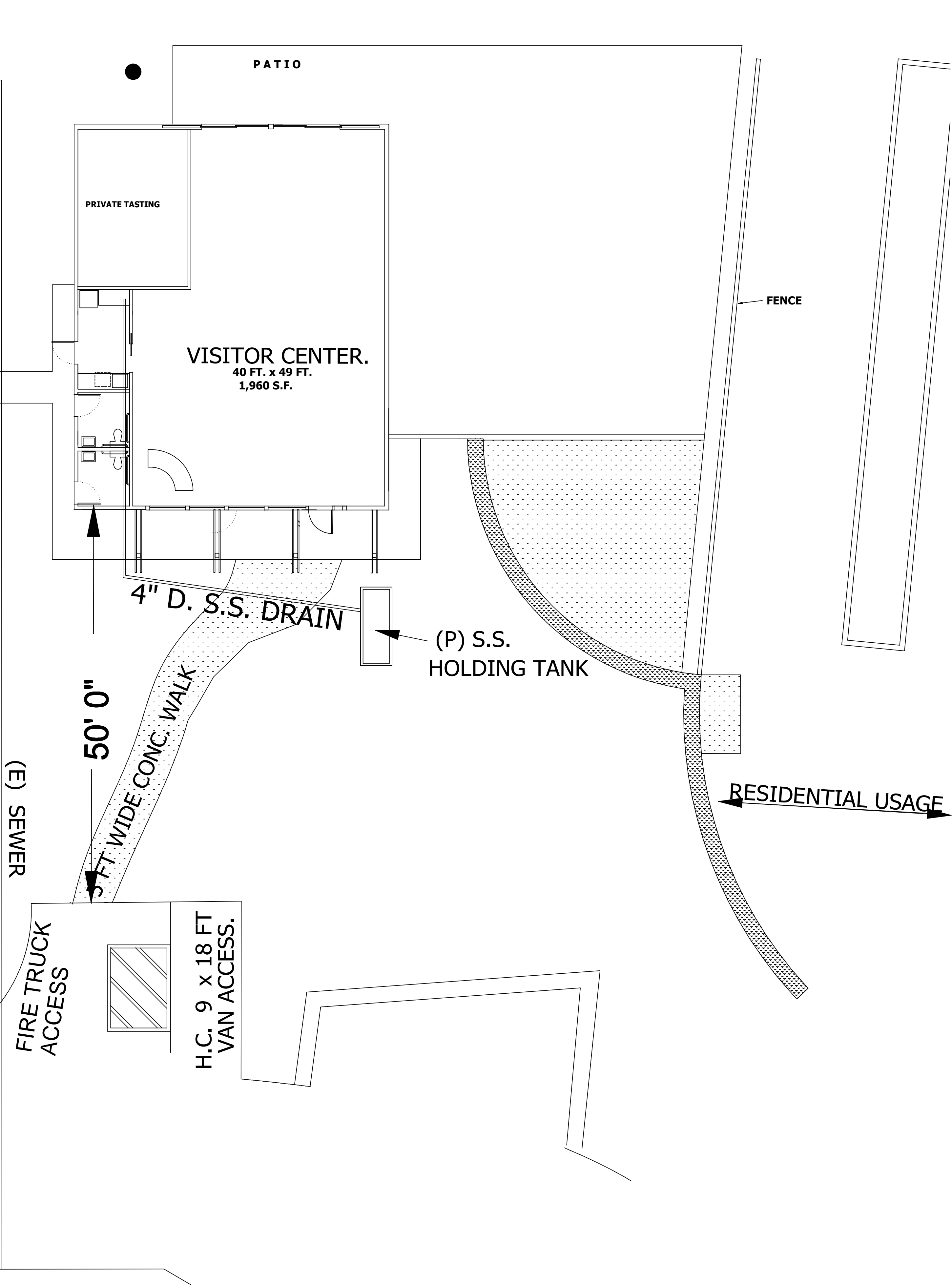
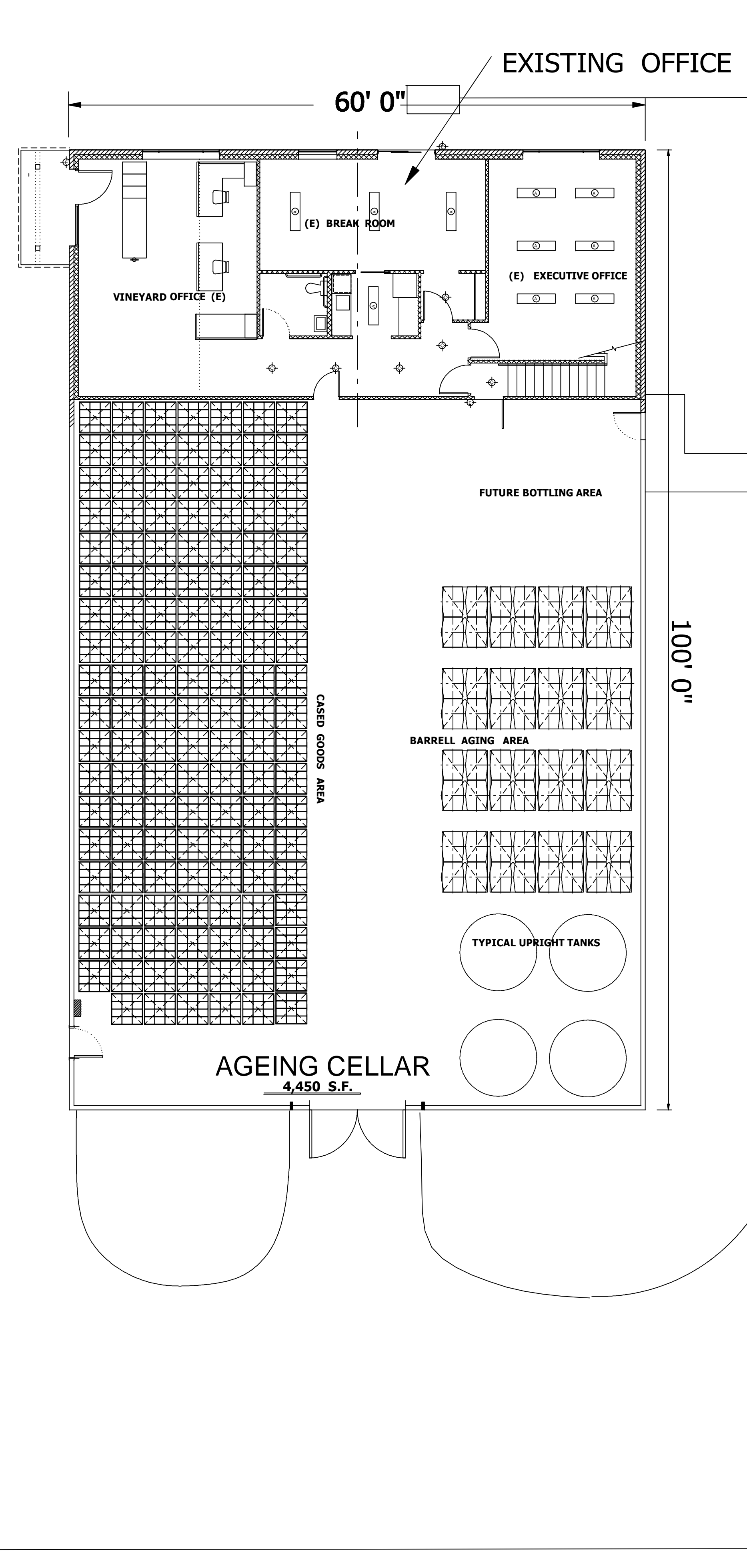
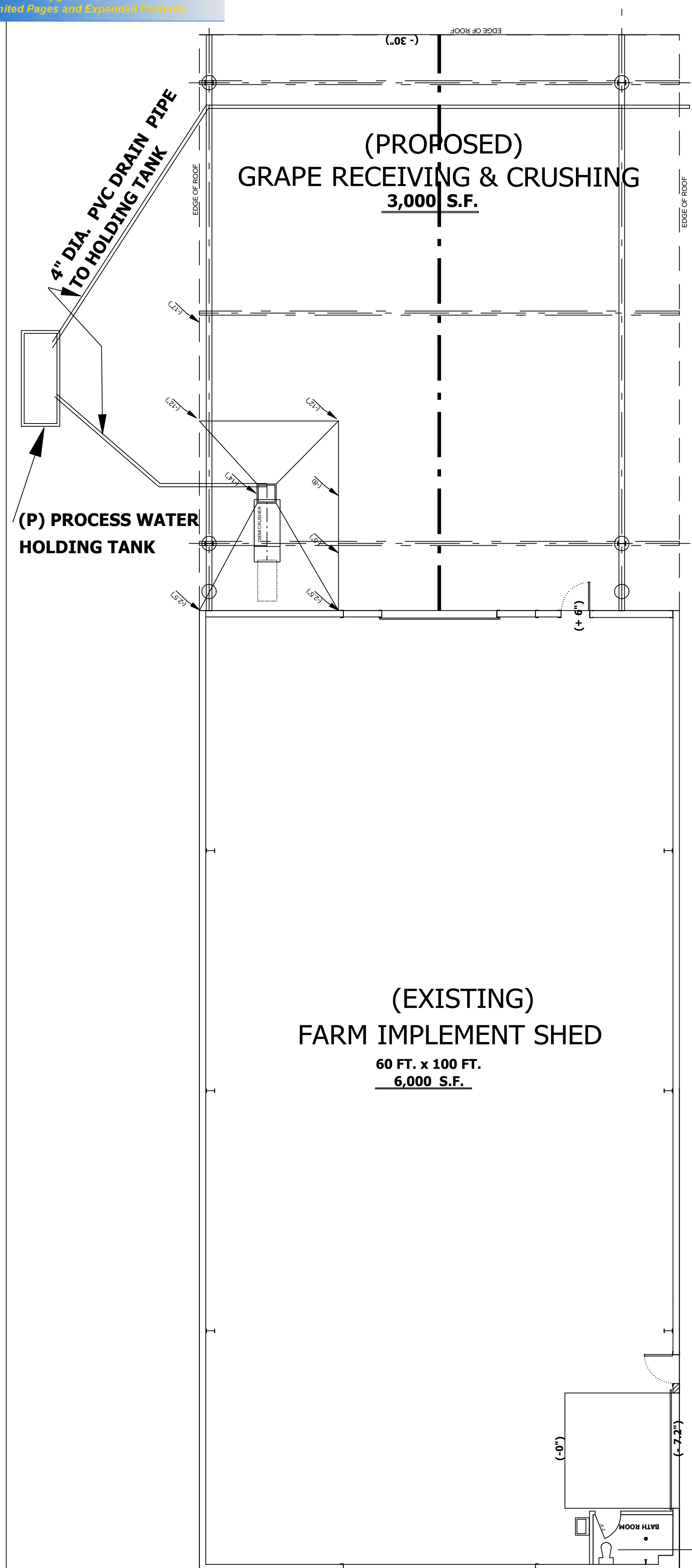
10.05 +/- Acres (APN 047-090-002)

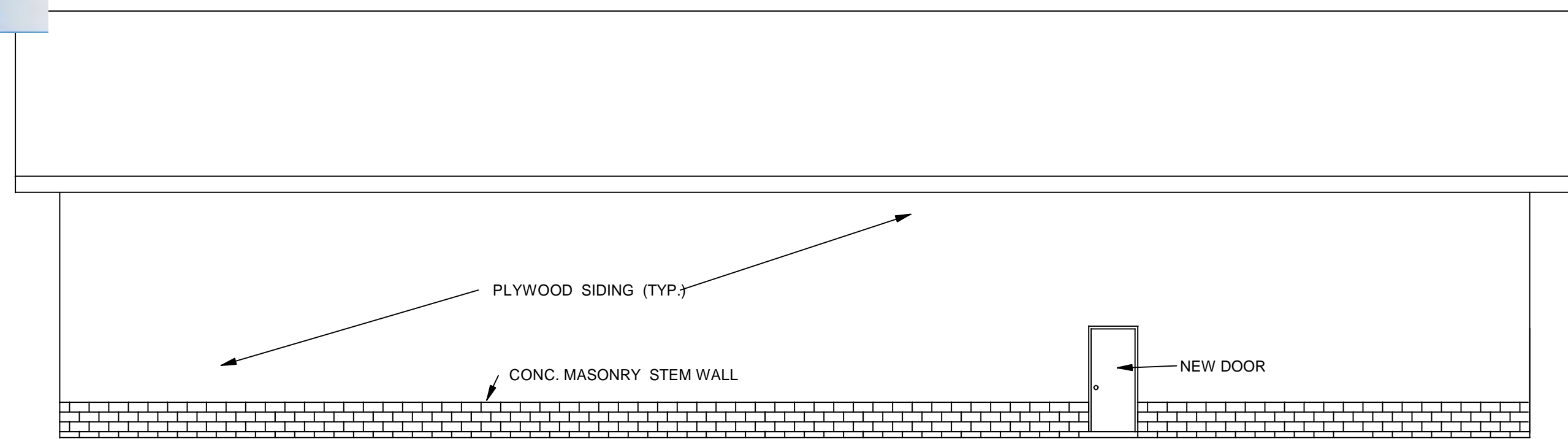
Existing 6" Water Line

MAHONEY VINEYARD PROPERTIES
 SITE PLAN 1" : 1200'

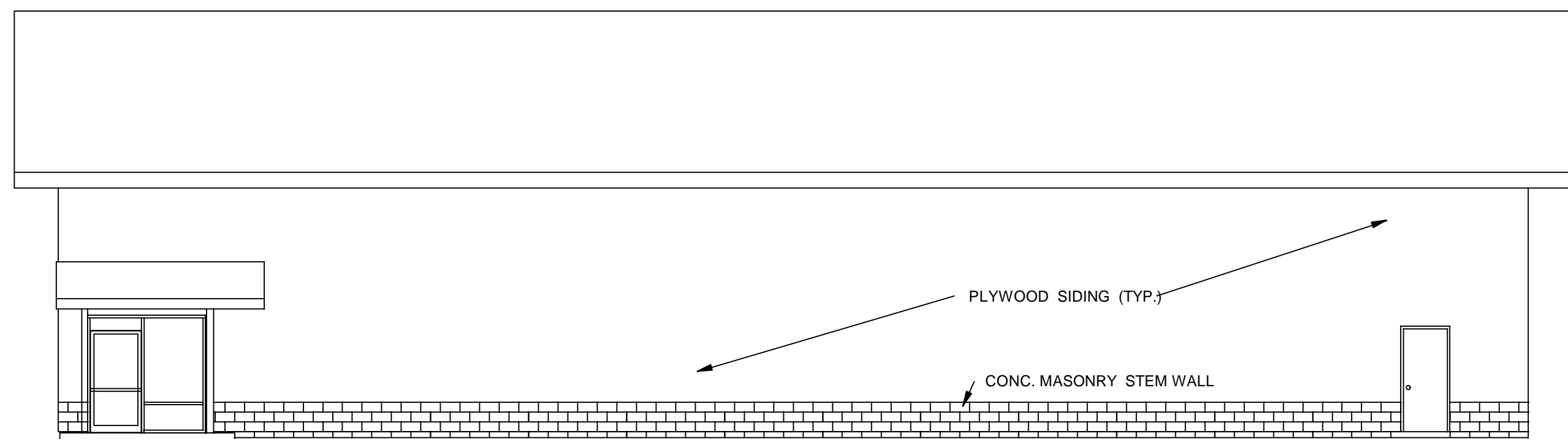


CASSAYRE ENGINEERING		BY: PMC	XOB: B-83.052
20 SYAR DRIVE, NAPA, CA 94558 PH / FAX (707) 255 0909		CHK: PMC	SHT:
MAHONEY VINEYARDS		DATE: 6 - 3 - 14	UP-2
1134 DEALY LN. NAPA, CA. APN 047 - 090 - 002 APN 047 - 080 - 047		SCALE: 1" : 1200'	
MAHONEY VINEYARD PROPERTIES			

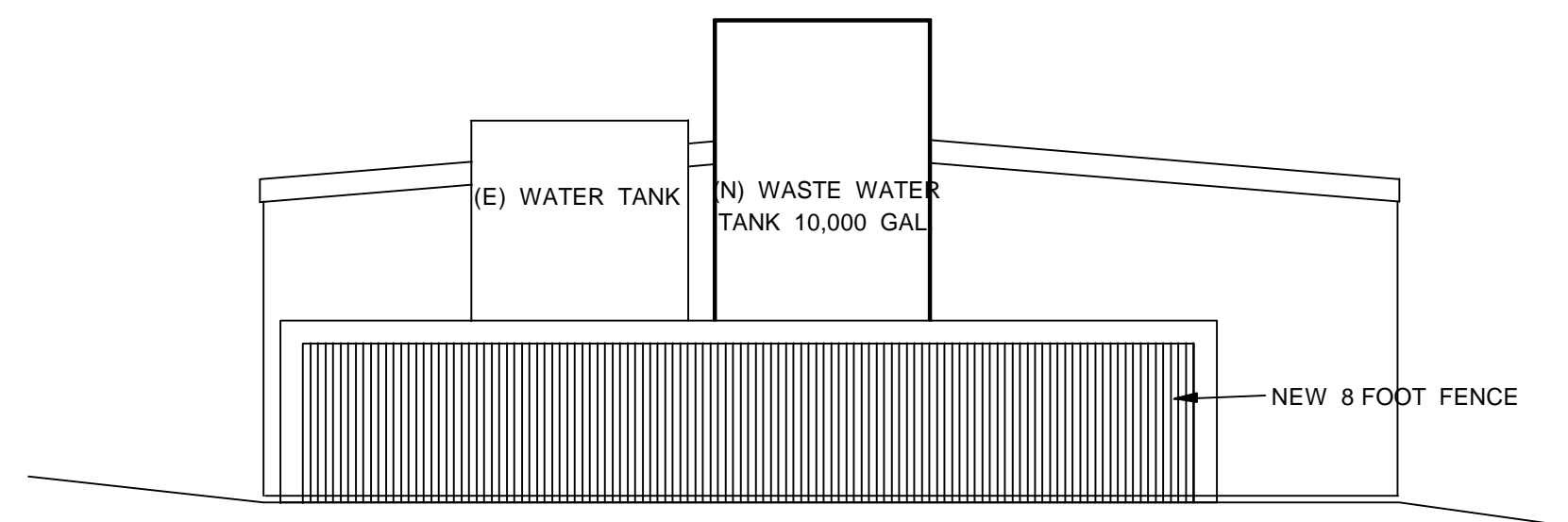




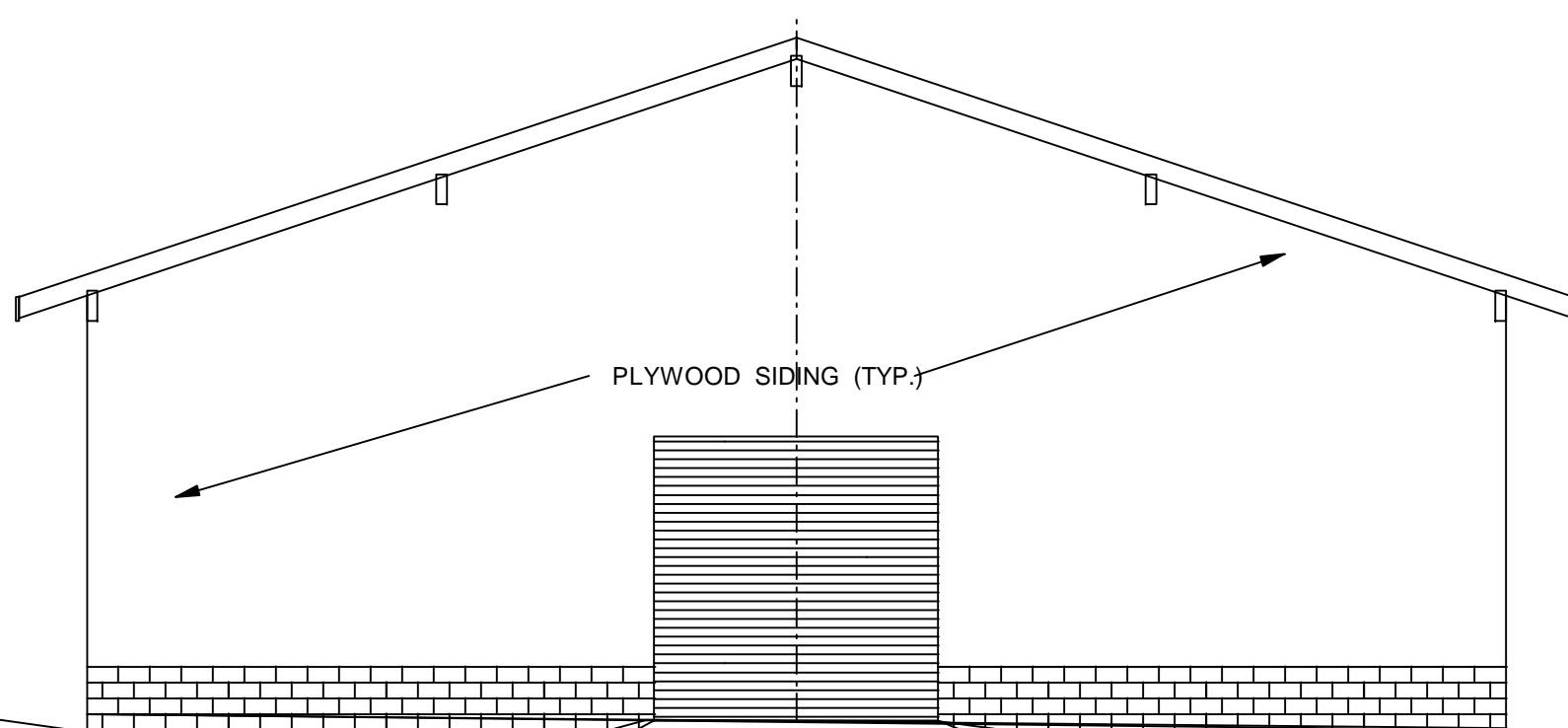
(E) OFFICE - WAREHOUSE BUILDING SOUTH ELEVATION
 (EXIST'G CONST. SHOWN IN GREY) 1/8" = 1' 0"



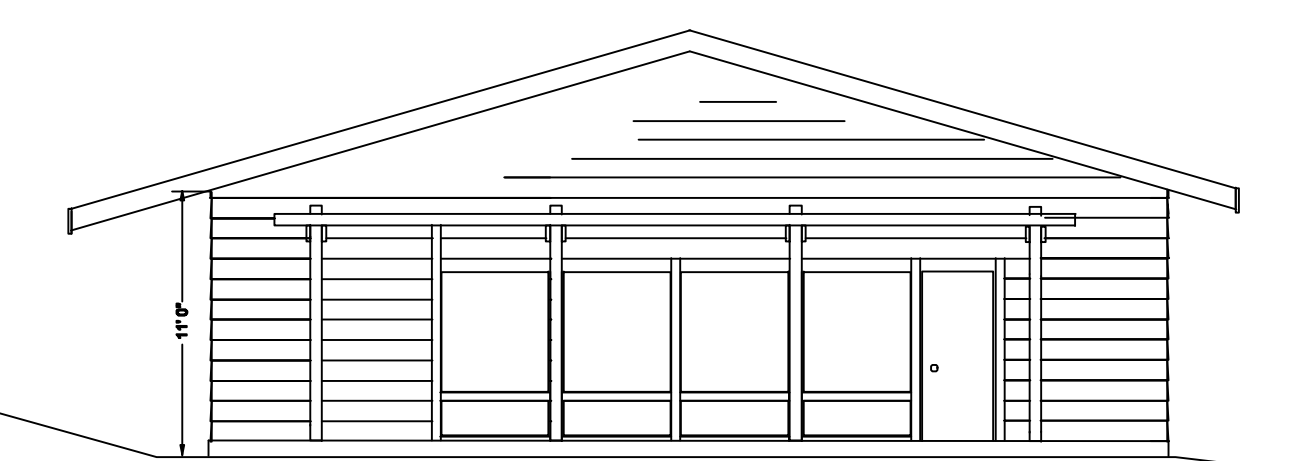
(E) OFFICE - WAREHOUSE BUILDING NORTH ELEVATION
 (EXIST'G CONST. SHOWN IN GREY) 1/8" = 1' 0"



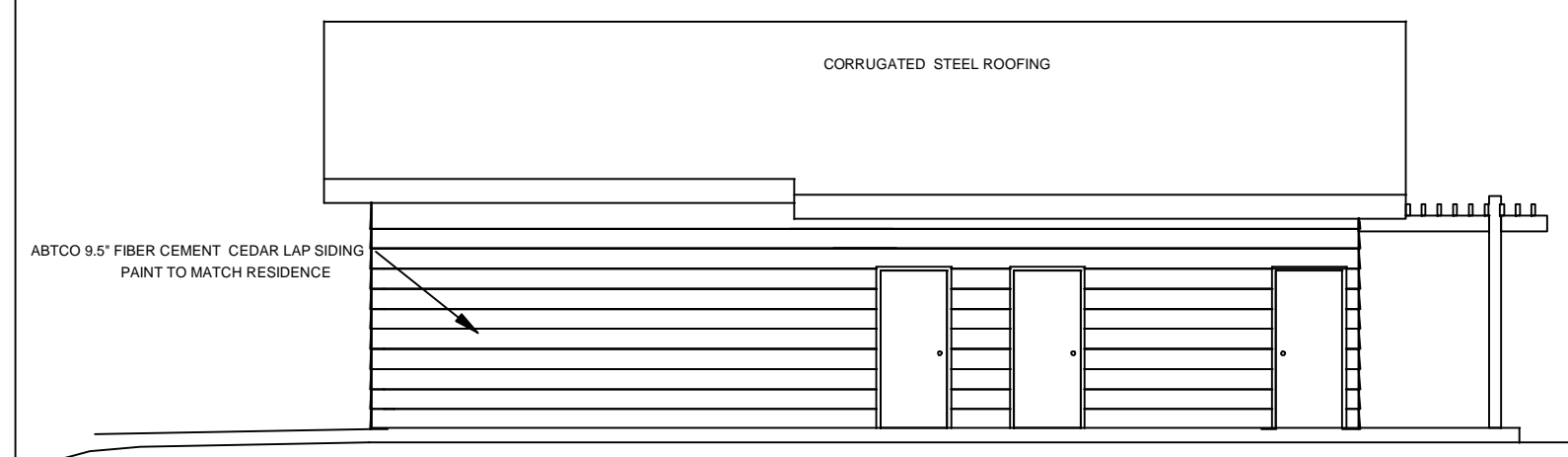
FARM IMPLEMENT BUILDING WEST ELEVATION
 (EXIST'G CONST. SHOWN IN GREY) 1/8" = 1' 0"



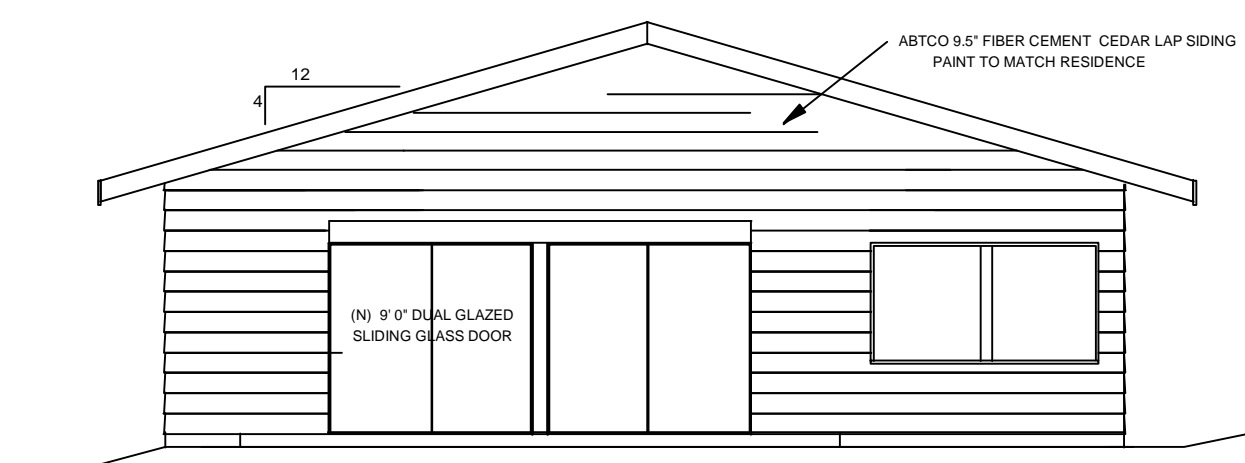
WEST ELEV. OFFICE - WAREHOUSE (EXIST'G.)
 (EXIST'G CONST. SHOWN IN GREY) 1/8" = 1' 0"



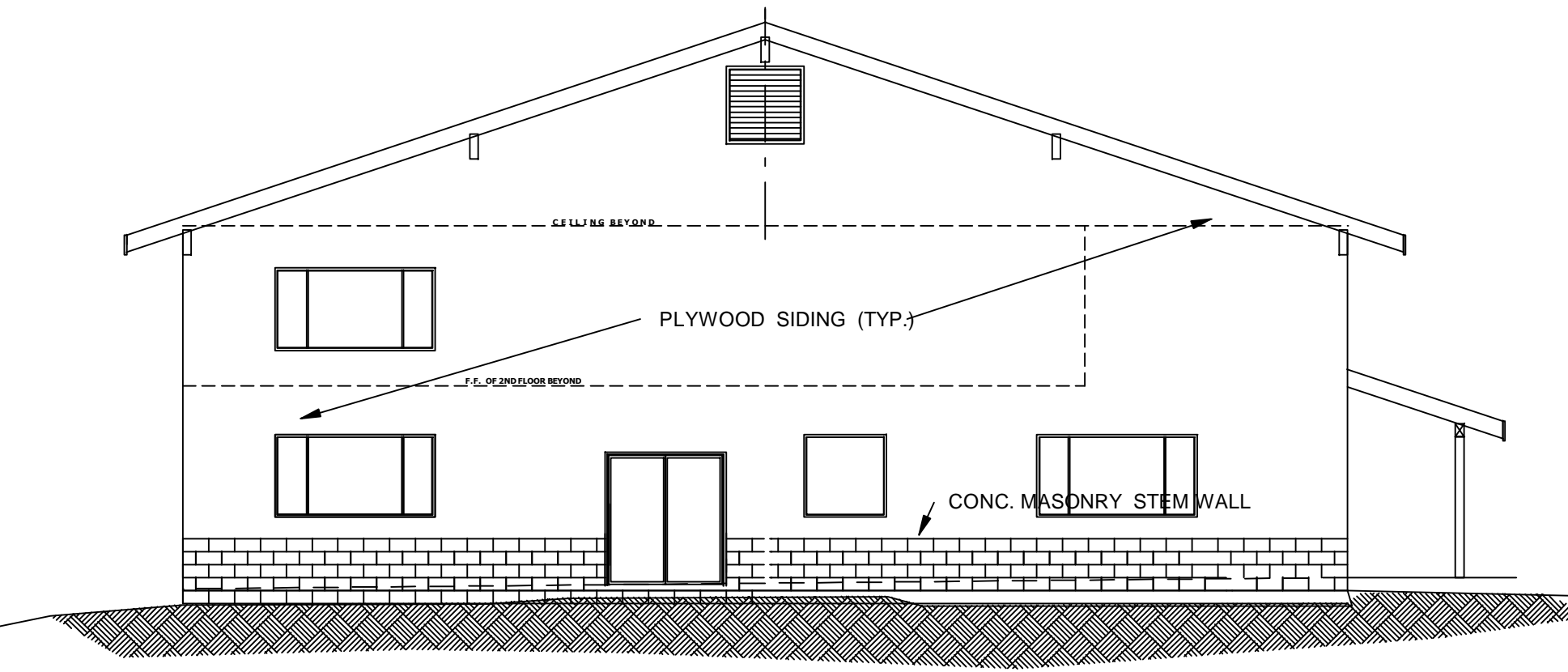
WEST ELEV. VISITOR CTR.
 1/8" = 1' 0"



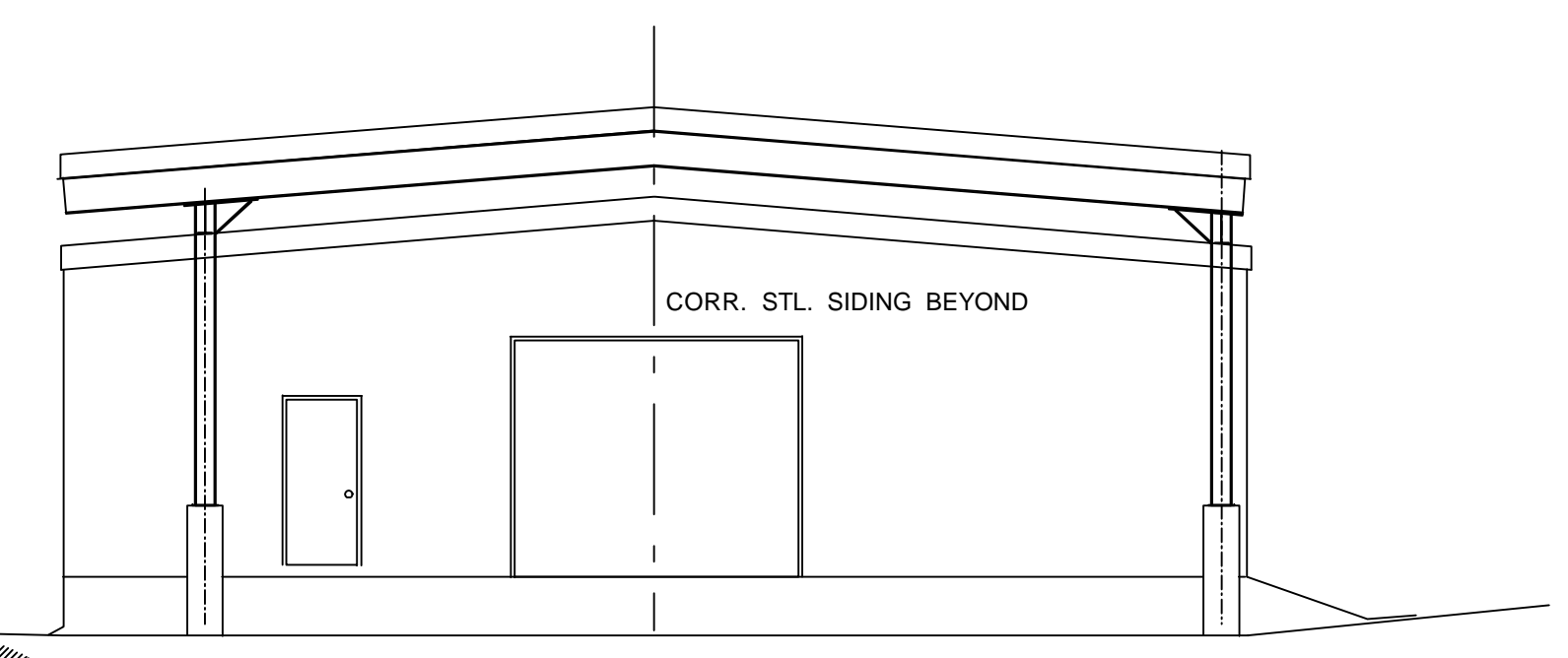
NORTH ELEV. VISITOR CTR. SOUTH ELEV. SIM.
 1/8" = 1' 0"



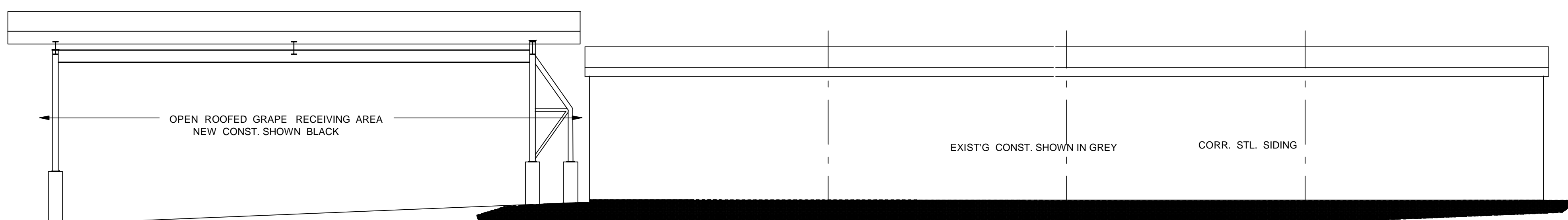
EAST ELEV. VISITOR CTR.
 1/8" = 1' 0"



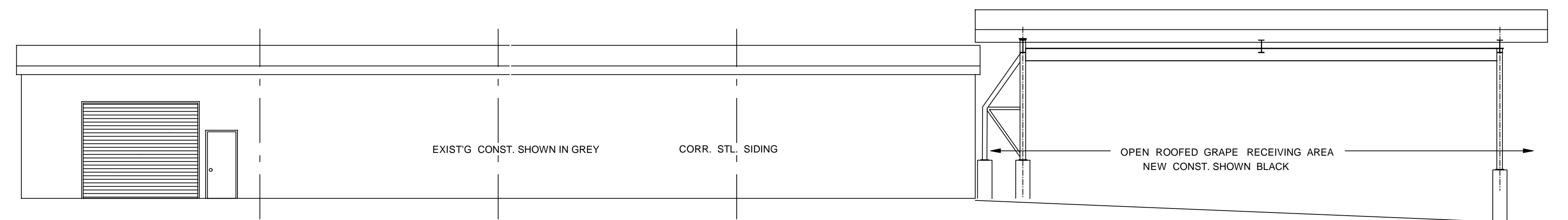
EAST ELEV. OFFICE - WAREHOUSE (EXIST'G.)
 (EXIST'G CONST. SHOWN IN GREY) 1/8" = 1' 0"



EAST ELEVATION OPEN SHED
 (EXIST'G CONST. SHOWN IN GREY) 1/8" = 1' 0"



FARM IMPLEMENT BUILDING NORTH ELEVATION
 1/8" = 1' 0"



FARM IMPLEMENT BUILDING SOUTH ELEVATION
 1/8" = 1' 0"



CASSAYRE ENGINEERING		BY: PMC	JOB: B-83.052
20 SYAR DRIVE, NAPA, CA 94558 PH / FAX (707) 255 0909		CHK:	SHT: UP-4
1134 DEALY LN. NAPA, CA. MAHONEY VINEYARDS APN 047 - 090 - 002		DATE: 10/1/14	
TASTING ROOM FLOOR PLAN		SCALE: NOTED	