

Moulds Family Vineyard

Planning Commission Mtg.

APR 05 2017

Agenda Item # 8C

Dear Commissioner Cottrell:

It gives me great pleasure to write to you in support of Les Behrens and Lisa Drinkward, and their labor of love, the Behrens Family Winery. I have been growing fruit for nearly 18 years in the Napa Valley. The Behrens family was my first client, and remains my most respected client.

They embody the true spirit of a small family run operation. The family is both nuclear in that their children are following in their footsteps, but also very extended as well. Les has generously brought in young talent, taught them the art of winemaking, and watched them excel on their own after only a few years. I have never seen such a devoted group of followers, both on the buying side, as well as the worker side.

What impressed me early on, was the family ethic that wine remain affordable for all who might aspire to try it. Les has an active eye for Art with a capital A. One look at some of the captivating labels he employs will tell the story. While the appreciation of art is interesting, most compelling is the Behrens Family commitment to sustainability over all. Socially, economically and environmentally, they live according to a model of farming and business that is a credit to our industry.

Over the past years it has been my duty and my pleasure to experience the often difficult deliberations you must endure as a body. I see none of the issues that give one

angst in the petition before you today. The Valley is certainly having to deal with the new reality of attracting DTC clients with ever more creative marketing efforts. The larger the winery, the larger the appetite, and the event. We have none of that paradigm here. With their background in the restaurant business, Les and Lisa merely have to put on a small but classy barbeque to accompany the fabulous wines and let them shine!

I would like to comment on one aspect of their application. All through the APAC hearings, we discussed at length the relative merits and place for variances. In reviewing the Request for Variance packet, it echoes to me the stated purpose of the variance procedure. The granting of the variance will prevent greater damage from being done to the remote AW site, while not detracting from the environment or the neighbors quiet enjoyment.

If the road were to be expanded, the loss of oak trees and habitat would be not just unreasonable, but unconscionable. I have rarely experienced more than one or two cars on the road at the same time. I hope you have had a chance to visit the Behrens Family Winery. It is a true gem. It is exactly the kind of experience we should laud. The modest expansion is quite reasonable.

Thank you always for your time and consideration.

Sincerely,

Steven P. Moulds

Moulds Family Vineyard

SMITH-MADRONE

March 28, 2017

Jason Hade
Napa County PBES
1195 Third Street, Second Floor
Napa, CA 94559

RECEIVED
MAR 31 2017
Napa County Planning, Building
& Environmental Services

Re: Behrens Family Winery Use Permit modification

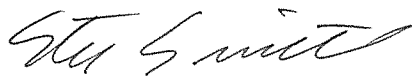
Dear Mr. Hade,

I urge the Napa County Planning Commission to unconditionally approve the Behrens Use Permit Modification. Their production request for 20,000 gallons with 110 visitors per week is modest and consistent with other wineries in the Spring Mountain District appellation and the rest of Napa County.

The Behrens have been excellent neighbors these past 18 years or so. There have been absolutely no problems arising from their winery operation. I'll go even further to say that it is small family owner/operators, like the Behrens Family Winery, that are the heart blood of our community and the wine industry and they should be encouraged and supported as they navigate through our onerous winery Use Permit process.

The Behrens request is consistent with both the zoning and the updated Napa County General Plan and deserves approval.

Thank you,



Stuart Smith
2008 Member of the Napa County General Plan Steering Committee