

PROJECT REVISION STATEMENT
(ENVIRONMENTAL REVIEW)

V-12 Winery
Use Permit P07-00598-UP
APN: 039-630-011, 2001 Soda Canyon Road, Napa, Calif, 94559.

I hereby revise my request to include the mitigation measures specified below:

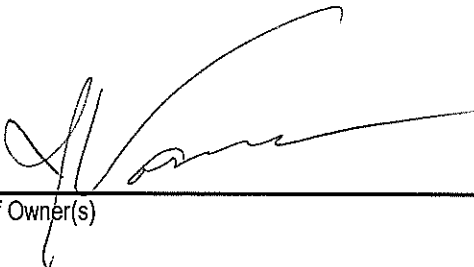
AESTHETICS

1. Prior to the issuance of a building permit, the permittee shall submit final color and material details for the facing of the proposed cave portal wall for the review and approval of the Planning Division. The wall shall be finished with a material that blends with the color of surrounding vegetation and landforms. Stone or stone-look facing is preferred.
2. Prior to the issuance of a building permit, the permittee shall submit a cave spoils fill slope landscape/ revegetation plan for the review and approval of the Planning Division. The plan shall include, without limitation, native plants and trees to the greatest extent possible, specimen-sized trees and other trees and shrubs sited to screen views of the cave portal wall from off-site, and automatic irrigation as deemed necessary by a qualified landscape architect or certified arborist to ensure the proper establishment of the newly planted native plants and trees.

BIOLOGICAL RESOURCES

3. The cave spoils fill slope landscape/ revegetation plan required at Mitigation Measure № 2 shall include a note indicating that trees greater than 6" dbh that are removed or substantially damaged as a result of the project shall be replaced elsewhere on the property in like kind and at a 2 to 1 ratio. Replacement trees shall be provided with automatic irrigation as deemed necessary by a qualified landscape architect or certified arborist to ensure their proper establishment and long term vitality. Prior to project final, the permittee shall submit an accounting of project-associated tree removal and of replacement trees planted for the review and approval of the Planning Division to confirm compliance with the required notation. Replacement tree planting is subject to on-site inspection by the Planning Division.

I understand and explicitly agree that with regards to all California Environmental Quality Act, Permit Streamlining Act, and Subdivision Map Act processing deadlines, this revised application will be treated as a new project, filed on the date this project revision statement is received by the Napa County Conservation, Development and Planning Department. For purposes of Section 66474.2 of the Subdivision Map Act, the date of application completeness shall remain the date this project was originally found complete.

	Jimmy VASSEK	owner
Signature of Owner(s)	Print Name	Interest

Mitigation Monitoring and Reporting Program
(ENVIRONMENTAL REVIEW)

Vasser V-12 Winery
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AESTHETICS

Mitigation Measure

1. Prior to the issuance of a building permit, the permittee shall submit final color and material details for the facing of the proposed cave portal wall for the review and approval of the Planning Division. The wall shall be finished with a material that blends with the color of surrounding vegetation and landforms. Stone or stone-look facing is preferred.

Responsible Agency

Napa County Department of Conservation, Development, and Planning

Mitigation Monitoring and Reporting

Mitigation Measures № 1 requires submission of additional plans and/or specifications for the review and approval of the Planning Director prior to the issuance of a building permit. If the mitigation measures are not complied with, no building permit will be issued.

Mitigation Measure

2. Prior to the issuance of a building permit, the permittee shall submit a cave spoils fill slope landscape/ revegetation plan for the review and approval of the Planning Division. The plan shall include, without limitation, native plants and trees to the greatest extent possible, specimen-sized trees and other trees and shrubs sited to screen views of the cave portal wall from off-site, and automatic irrigation as deemed necessary by a qualified landscape architect or certified arborist to ensure the proper establishment of the newly planted native plants and trees.

Responsible Agency

Napa County Department of Conservation, Development, and Planning

Mitigation Monitoring and Reporting

Mitigation Measures № 2 requires submission of additional plans and/or specifications for the review and approval of the Planning Director prior to the issuance of a building permit. If the mitigation measures are not complied with, no building permit will be issued.

BIOLOGICAL RESOURCES

Mitigation Measure

3. The cave spoils fill slope landscape/ revegetation plan required at Mitigation Measure № 2 shall include a note indicating that trees greater than 6" dbh that are removed or substantially damaged as a result of the project shall be replaced elsewhere on the property in like kind and at a 2 to 1 ratio. Replacement trees shall be provided with automatic irrigation as deemed necessary by a qualified landscape architect or certified arborist to ensure their proper establishment and long term vitality. Prior to project final, the permittee shall submit an accounting of project-associated tree removal and of replacement trees planted for the review and approval of the Planning Division to confirm compliance with the required notation. Replacement tree planting is subject to on-site inspection by the Planning Division.

Responsible Agency

Napa County Department of Conservation, Development, and Planning

Mitigation Monitoring and Reporting

Mitigation Measure № 3 requires submission of additional plans and/or specifications for the review and approval of the Planning Division prior to the issuance of a building permit. If the mitigation measures are not complied with, the permittee additionally will not be issued a final certificate of occupancy.