

“D”

Public Comments



F R O G ' S L E A P

March 29, 2017

Chairwoman Jeri Gill and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, California 94559

Dear Members of the Planning Commission,

Please count my voice and the voice of Frog's Leap Winery among those, anxious to support the application of the family of Tony and Joann Truchard. Their proposed new facility on Old Sonoma Road is a credit to the agricultural heritage of the Napa Valley and the spirit of the Ag Preserve. What a pleasure it is in these times to support, without reservation, a new winery application!

I have personally know the Truchards for more than thirty years and can say, enthusiastically, that no one embodies the spirit of family farming and thoughtful wine production more than they.

As I looked at their application, it made me glad to have a chance to support it. Imagine – a facility centered around the production of wine instead of its tourist attraction. Imagine – a facility designed to fit in with its agricultural surrounding instead of a commercial eye sore. Imagine – a winery based on its own estate grapes, grown by a family with more than four decades of responsible stewardship. What a pleasure to support this initiative. Please approve this application with a smile on your face – the Truchards have made it easy to do so!

Sincerely,



John Williams
Owner & Winemaker

Planning Commission

County Of Napa

1195 Third Street

Napa, CA 94559



March 27, 2017

Dear Planning Commissioners,

I am writing in support of the proposed winery at Truchard Vineyards. As a fourth generation grape grower and winemaker in the Napa Valley my family has known the Truchard Family since the early 1980's. The Truchard Family have been stewards of their lands and have created a strong following for their artisan 'dirt to bottle' wines, which reflect their hard work, unique terroir and the spirit of family farming.

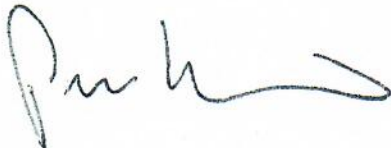
The proposed project exemplifies exactly what the Napa Valley should be holding aloft in our precious agricultural lands: fruit sourcing that can be verified and a clear need of processing capacity at the field where the fruit is grown.

Today when so many projects grossly over ask for production capacity and obscene levels of visitation that don't coincide with agricultural preservation, the Truchard Family has put forth a proposal that is a rarity. The production level proposed is actually below what their own lands & farming produce. There is no mystery where the fruit will be coming from to fill their winery- they grow it! This should become a key component of any new production approval- fruit sourcing certification- and this project clearly satisfies what is not yet required, but someday should be.

Secondly where many projects astatically miss the mark of evoking our rural heritage, the Truchard Family have spent literally four decades personally living in the small agricultural sub valley that they call home to this day and where the proposed winery will stand. Like their neighbors they relish a quiet rural environment and this project will be a seamless part of that landscape.

I encourage the passage of the Truchard use permit application.

Respectfully,



Peter Heitz

Winegrower



3/24/17

Chairwoman Jeri Gill and fellow Commissioners
Planning Commission, County of Napa
1195 Third St.
Napa, California 94559

Dear Jeri Gill and fellow Commissioners,

My name is Darice Spinelli and I am writing on behalf of Joann and Anthony Truchard in support of their new winery project on Old Sonoma Rd. I am the winemaker at Nickel & Nickel winery in Oakville and I have been purchasing fruit from the Truchards to make a single vineyard Chardonnay for the last 17 years. During this time, my experience with the Truchards has been very positive. They are very thoughtful people and routinely put my needs in front of their own by harvesting my fruit before theirs. As one of the first to develop vineyards in the Carneros region, the Truchards have created a beautiful landscape and have proven to be good stewards of the land. If I am not mistaken, I believe that their winery is a Napa Green Winery and I know from conversations with them that they try very hard to do what is right for the area. They are genuinely good people and good neighbors and their decisions reflect a true desire to enhance the Carneros AVA. As a resident of Browns Valley, this is very important to me since I travel Old Sonoma Rd. frequently. I have seen the proposed winery drawing and feel that it is quite fitting for the area. The old barn blends in nicely with the vineyard setting and will seem like it has been there for years. The winery landscaping can only maintain or improve the site and redirecting traffic from the corner of Congress Valley Rd is very appealing.

The Truchards have needed to expand their facility for years. As a winemaker, I have been amazed at how their winemaker can process and bottle all of their wines as efficiently as he does. As a consumer, it has been difficult to navigate their driveway due to the one way traffic, since their wines are in high demand. Knowing the process, I feel that this new site will relieve a lot of the congestion and make both the employee and visitor experience much better. I have been to an event at the Truchard winery and can personally say that they are thoughtful of their neighbors and yet put on a very tasteful event. As a vintner who promotes the AVA's of the Napa Valley, I believe that granting this request will help educate consumers about the quality of wine produced in the Carneros region, which continually promotes Napa Valley as a leader in the wine industry.

The Carneros region has benefitted from the Truchards investment into their land, making it desirable for both locals and visitors. I feel that they will continue this legacy by doing what is right for the area and that this new project will prove to be a positive addition for Napa Valley.

Kind Regards,

Darice Spinelli
Nickel & Nickel Vineyards

Chairwoman Beth Gill and Fellow Commissioners'

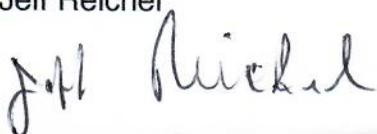
I live at 1060 Congress Valley Road and want to contact you in support of the proposed Truchard winery. My family has known the Truchards since 1976. We have watched Tony and Joanne build their vineyard and then their winery. They have been good neighbors and good stewards of the land.

We are still friends of their children; two of whom live in the immediate neighborhood.

I am certain that the Truchards will responsibly design and build their expanded winery and I lend my voice in support.

Sincerely,

Jeff Reichel

A handwritten signature in cursive script that reads "Jeff Reichel".

3/24/19

March 23, 2017



From the Desk of James Fuller

Chairwoman Jeri Gill and Fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, California 94559

Re: Letter of Project Recommendation and Support of the Truchard Vineyards Project:
3234 Old Sonoma Road, Napa CA 94559

Dear Chairwoman Jeri Gill and Fellow Commissioners,

This letter is in support of the Truchard Vineyards Project. It is my recommendation that the proposed winery is in conformity with the Napa Master Plan for this area.

The Truchard family is working to make the Old Sonoma Road and Napa one of the most beautiful and prestigious vineyards in Napa. For about four years they have been working to create this new facility on Old Sonoma Road.

The Truchard Vineyards is known as a Napa Green Winery and Napa Green Land Facility. I visited the Vineyards on numerous occasions annually. I have known the Truchards for approximately seven years. Tony Truchard is one of the pioneers of Carneros. He has been planting grapes there since 1973. As you can tell from the proposed winery and map, the Truchards fully intend to keep the barn, agricultural, and rural feel in complete conformity with the Napa Master Plan for this area.

They started making their own wine in 1989. They converted a turn of the 19th century chicken barn into a small winery and their first vintage was 1,000 cases. They have slowly grown from there and are planning a new facility that will have a barn-like design that is thoughtful, unobtrusive, and is compliant with the rural and country character of Carneros.

I appreciate your commitment in granting approval of this project. In addition, I want to thank you and your Fellow Commissioners in approving this project and the many others for their significant input and leadership in making this project a success.

Warmest regards,

James Fuller

Baytree Capital
2584 Filbert Street
San Francisco, California 94123

Phone: (415) 308-3008
Email: jamesfuller1@gmail.com



March 23, 2017

Chairwoman Jeri Gill and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, CA 94559

Dear Chairwoman Gill and fellow Commissioners,

We are writing you today to express our support of the Truchard family's application for a new winery permit.

Our family's story runs parallel to that of the Truchards:

Our family moved to the Napa Valley in 1973, re-planted and planted grapes throughout the 1970's, and made our first wine in 1978: 1000 cases of Stags Leap District Cabernet Sauvignon. Since then our vineyards have grown to over 200 acres in Napa Valley with a steady annual production of about 34,000 cases.

Like the Truchards, we live here, work here, and care greatly for the precious resource known as "The Napa Valley".

We first started purchasing fruit from Joann and Tony Truchard in the late 80's and continued for many years until we had enough of our own acreage to supply our grape needs. However, just last year (2016 harvest) we renewed our business relationship with the Truchards by purchasing some Syrah grapes which will continue now on an yearly basis. The Truchards grow great grapes. We need great grapes to produce great wines.

Working with the Truchards over these many years has been a joy. Joann and Tony are honest, straightforward, fair, and always a pleasure to work with. We have never had any difficulties in dealing with them. They are the real deal.

In addition, we have spent many hours/days with the Truchards "on the road" marketing and selling our respective wines to customers all over the United States. In fact, we see each other more "on the road" than here locally.

We have reviewed the plans for the design of their proposed new winery. Not surprisingly, it is tasteful and understated. It truly fits in with the rural/barn-like feel which the Carneros region is well known for.

We urge you to support and approve their new winery permit.

Sincerely,

A handwritten signature in blue ink, appearing to read "John and Doug Shafer", is written over a printed name. The signature is stylized and fluid.

John and Doug Shafer

March 21, 2017

Chairwoman Jeri Gill and Fellow Commissioners
Planning Commission, County of Napa

We have been fortunate to have known the Truchards since about 1982. They are our neighbors on Old Sonoma Road. We have admired the way they have built up their winery in this area while keeping it rural in nature. We know from visiting with them over the years that they are very committed to being as careful as it is possible to be in our wonderful Napa Valley environment.

They are so helpful to those of us who enjoy wine and grow a few grapes . They are always willing to share their knowledge about ways to grow the grapes and then turn them into a bottle of wine.

We completely give our thumbs up for them to have a tasting room on Old Sonoma Road. We know they will do all they can to enhance the area and make it even better than it is.

Most sincerely

A handwritten signature in cursive script that reads "Glen & LaVonne Bauder". The ink is dark and the signature is fluid.

Glen & LaVonne Bauder



Chairwoman Jeri Gill and fellow Commissioners

Planning Commission, County of Napa

1195 Third Street

Napa, California 94559

I am writing to you in support of the new Truchard's winery project. I have known the family for many years and I have had the honor of purchasing their grapes for Sauvignon Blanc. The Truchard's are wonderful people and great stewards of their land. I am confident their new winery will fit with their lifelong goal of keeping the valley protected and safe. There are many challenges facing the valley and many projects that might not be good for our community. I believe the Truchard's project will not impact our valley and will only help the family continue to make wines for generations.

Sincerely,



Michael Honig

President

Honig Vineyard and Winery

MERRYVALE



RECEIVED

APR 03 2017
ms

Napa County Planning, Building
& Environmental Services

March 17, 2017

Chairwoman Gill and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, California 94559

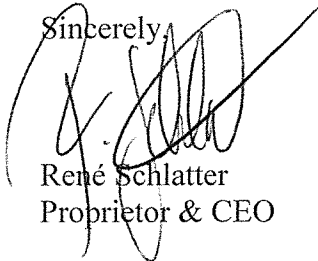
To Whom It May Concern:

I am writing on behalf of Starmont and Merryvale to lend our support to the proposed winery at Truchard Vineyards. We have been working with and purchasing fruit from the Truchards since 2013. With over 40 years of stewardship to the land, the Truchards have shown a deep understanding of the property through their Napa Green land certified vineyards and quality farming practices – and this winery project reflects their original vision.

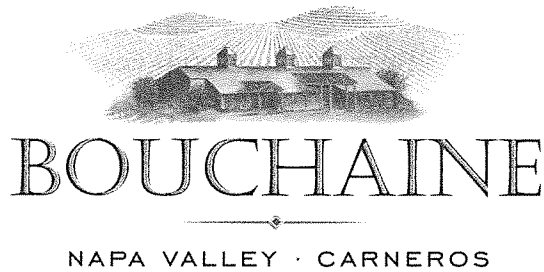
In the past, the Truchards have had to truck grapes offsite to make some of the Truchard wines, so building a winery that can handle their production on their own land makes perfect sense. Additionally, it is an essential part of a long-term strategy for customers to visit the vineyard and winemaking facility to see the relationship between agriculture and wine first hand. It was sad and unfortunate that their original proposed site was on a fault line (discovered after the 2014 earthquake). We fully support the new location which is off the road and shielded by trees.

Although there is much discussion surrounding winery development, this region of Napa County is underrepresented. The Truchard family has been a steward of 400 acres of land for over 40 years, this winery project will reflect on Napa County and the Carneros AVA in the best possible manner. We support this Use permit application.

Sincerely,



René Schlatter
Proprietor & CEO



Planning Commission
County of Napa
1195 Third Street
Napa, CA 94559

RECEIVED

MAR 10 2017

Napa County Planning, Building
& Environmental Services

February 15, 2017

Dear Planning Commission:

I am writing on behalf of our owners, the Copelands, and myself to lend our support to the proposed winery at Truchard Vineyards. We have known the Truchards since Bouchaine was established nearby in 1981. With over 40 years of stewardship to the land, the Truchards have shown a deep understanding of the property through their Napa Green land certified vineyard and quality farming practices – and this winery project reflects their original vision.

Their estate grapes have been trucked offsite to make Truchard wines, so building a winery that handles their production on their own land makes perfect sense. Additionally, it is an essential part of a long term strategy for customers to visit the vineyard and winemaking facility to see the relationship between agriculture and wine first hand. It was sad and unfortunate that their original proposed site was on a fault line (discovered after the 2014 earthquake). We fully support the new location which is off the road and shielded by trees.

Although there is much discussion surrounding winery development, this region of Napa County is underrepresented. The Truchard family has been a steward of 400 acres of land for over 40 years, this winery project will reflect on Napa county and the Carneros AVA in the best possible manner. We endorse this Use Permit application and request you allow the winery to be built.

Sincerely,

Chris Kajani
Winemaker / General Manager

Erik W. Erickson

707.224.8595

Napa, CA 94558

RECEIVED

FEB 17 2017

Napa County Planning, Building
& Environmental Services

1195 Thompson Ave

February 16, 2017

Chairman Basayne and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, California 94559

Recently it has come to our family's attention that the Truchard family would like to build a new winery and increase wine production at their Old Sonoma Road property. We could not be happier to hear the great news. The Truchards have worked hard for decades to produce superb wines at an affordable price. (My sister is both in the wine industry and in the Truchard wine club.)

Our family settled on Thompson Avenue in the Carneros region in 1966. We met the Truchard family shortly afterwards when they began to make weekend drives from Reno, Nevada to Carneros. Tony and Joanne eventually planted grapes on the hillside opposite to our property egress and later purchased a 32-acre parcel adjacent to our northern boundary. We were impressed and even a little surprised that Tony had a vision to farm grapes in the area – few if any had ventured here before with such an endeavor.

The Truchards have been exemplary neighbors from day one. We continue to be impressed with their desire and willingness to be good neighbors by respecting and appreciating the rural agricultural beauty of Carneros. Their buildings were built with great care so to have the least amount of impact on the land. It is evident to us that Truchard Winery is extremely conscious of being a green business from farm to bottle. We wish them great success in the next chapter of their winery pursuits and have full confidence that what comes to fruition will be done with excellence.

Warm regards,



E. W. Erickson

David White and Lois Takahashi
4041 Old Sonoma Road
Napa, CA 94559

16 February 2017

Chairman Basayne and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, California 94559

Dear Chairman Basayne and Commissioners,

We are writing in enthusiastic support of the Truchard Vineyards proposal for a new winery permit. We are neighbors of the Truchards and have known them since 2010, when we moved into the neighborhood.

We support this proposal for several reasons. First, Tony and Jo Ann Truchard have been leaders in the community in keeping Carneros rural and agricultural. They are model stewards of the land and sustainability, with a "green" winery and "green" agricultural practices including organic farming. Second, the Truchards are caring neighbors, so we know they will always take into account the welfare of their neighbors. As an example, the morning after the devastating earthquake in 2014, Jo Ann came over to our house to make sure we were ok! Third, we know that the Truchards will continue to create wines that are affordable and the highest quality.

For all of these reasons, we are absolutely in favor of a winery permit being approved for the Truchards. We know that they will continue their practices of caring for the people, the land, and the wines of the Carneros region.

Thank you for your consideration,



David White
Cell: (707) 337-3348



Chairman Basayne and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, California 94559
February 14th, 2017

RE: Truchard proposed winery

Dear Sirs/Madams,

I have been a close friend of the Truchard family for more than 25 years. Most recently, we have also been neighbors since 2013. They are very kind and conscientious neighbors. As one of the pioneers of Carneros, Tony Truchard planted some of his first grapes there in 1974. The Truchards have been caring stewards of the land with sustainable farming practices that are not only responsible, but have completed the Napa Green Winery and Napa Green Land certification process with the California Land Stewardship Institute.

This kind of responsible stewardship is also evident with the thoughtful design of the proposed winery. It will be a barn-like structure that will fit in and complement the surrounding rural character of Carneros.

I fully support the Truchard family proposed winery project. I think it is beneficial for Napa to support projects such as this, with a family that is both well-known and well respected for their contributions to the community, and for creating high quality wines in Napa Valley that are still affordable.

Thank you for your consideration of this matter.

Sincerely,

A handwritten signature in blue ink, appearing to read "Oscar Renteria", is written over a light blue circular stamp.

Oscar Renteria



February 8, 2017

Chairman Basayne and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, California 94559

Dear Chairman Basayne and fellow Commissioners,

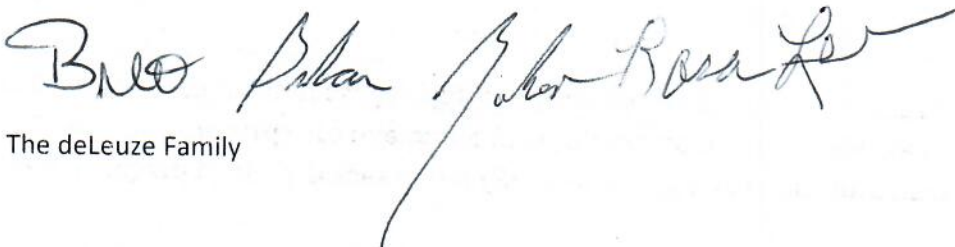
We are writing to you in support of the new winery facility the Truchard Family is asking to build on Old Sonoma Road in Napa County. We have been purchasing grapes from the Truchards since 1995 and we have known them for over 30 years. They are an integral and exemplary part of the Napa Valley and part of what makes it such a fantastic place to live and call home.

Tony Truchard planted grapes in the Carneros in 1974, making him one of the pioneers of the region. The Truchards are one of the very few growers in the Napa Valley who grow and sell organically certified grapes. In addition, Truchard Vineyards are certified as both a Napa Green Winery and Napa Green Land.

It is our understanding that the new facility will have a capacity of forty thousand cases which is less than the total amount of wine that can be produced on the acreage they own. They have been working with Signum Architecture and a landscape designer to create a barn-like design that is thoughtful, unobtrusive, and will fit in with the rural and country character of the Carneros.

We certainly hope you will agree that this is a project that should be embraced and supported as a continuing part of Napa Valley's bright future.

Sincerely,



The deLeuze Family



February 9, 2017

Chairman Basayne and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, California 94559

RE: TRUCHARD VINEYARDS WINERY USE PERMIT – CARNEROS, NAPA
COUNTY

Dear Mr. Basayne:

I am writing on behalf of Ceja Vineyards and as a neighbor to the carneros property of Truchard Vineyards, in support of their winery use permit that will be before the Napa County Planning Commission. We support the Truchard's plans for building their new unobtrusive and barn-like facility on this property and believe that the winery will be a compliment to other wineries in the Carneros District.

We also believe that wineries are a compatible and good land use in proximity to our Carneros vineyards and the rural residential uses that neighbor the wineries. The owners in the Carneros District have historically worked at good neighbor relationships. We feel confident that the Truchards and their proposed winery will have a beneficial effect in our area.

I have known Tony and Jo Ann Truchard for over a decade and can attest to their strength of character, civic engagement and stewardship of their land.

Thank you for your consideration of our support of the Truchard Vineyards Winery.

Sincerely,

Ms. Amelia Moran Ceja
President, Ceja Vineyards

Ultra Premium Carneros Producer of Pinot Noir, Chardonnay, Merlot, and Cabernet Sauvignon

P.O. Box 5957 • Napa, CA 94581 • Ph. 707 255-3954 • Fx. 707 253-7998 • www.cejavineways.com



February 6, 2017

Chairman Basayne and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, California 94559

Re: Truchard Proposed Winery

Dear Chairman Basayne and fellow Commissioners,

I am writing in support of the Truchards' proposed winery on Old Sonoma Road.

I am a resident of Napa and operate a Napa-based business: Anders-Lane Artisan Wines, LP. I have known the Truchard family since the mid-1990's, through my former capacity as marketing director for the Napa Valley Vintners. After starting Waterstone Winery in 2000, I have been a customer of the Truchard family...purchasing bulk wines and contracting grapes from their vineyards. I have great respect for Tony, Jo Ann, and Anthony: in how they conduct their business, in how they treat their employees, in how they promote and protect Carneros, in how they nurture their environment. They choose to abide by the strict standards of the Napa Green Winery and Napa Green Land programs.

I have reviewed the plans for the proposed winery on Old Sonoma Road, and find several things to appreciate: the barn-like design that integrates well with the region, the unobtrusive placement of the winery on the site, and the functionality of the proposed design. Also worth mentioning is that the Truchards are not over-reaching with regard to capacity; their planted acreage yields more fruit than this facility is planned for.

I hope you will see that this is a thoughtful, well-designed project that respects its environs. It is presented by a family that has a track record; they are pioneers of the Carneros AVA and they continue to operate with the highest standards for grape and wine production, as well as environmental protection. This is a project worthy of approval.

Sincerely,

Brent Shortridge
Managing Partner
Anders-Lane Artisan Wines, LP

Boeddiker / O'Halloran
1247 Thompson Ave
Napa, CA 94558

February 6, 2017

Chairman Basayne and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, CA 94559

RE: Neighbor support of Truchard Vineyards New Winery Facility

Dear Commissioners,

We are longtime residents of the Carneros region who have been living adjacent to the Truchard Vineyards for the past 13 years. In that time, we have always enjoyed an excellent relationship with both the Truchard family and their entire winery operations.

We are writing to voice our support for their application to create a new facility for their winery.

As you are aware, Tony Truchard was one of the earliest pioneers of Carneros wine making - planting his first grapes in 1974.

Since that time our experience is that the Turchard family and the Turchard winery has always operated with the utmost respect for the local neighbors and local Carneros area. As you may know, the Truchards have also taken great care of the environment operating as a Napa Green Winery.

With the many large corporations dominating the Napa wine industry, we do feel that special support and consideration should be given to a local family and their family run business that started in the very early days of Carneros winemaking.

We urge and thank you for your support of our neighbors and friends, the Truchards.

Sincerely,

Handwritten signatures of Bill Boeddiker and Bob O'Halloran in blue ink.

Bill Boeddiker and Bob O'Halloran

MONTY L. PREISER, esq.*

2115 Ranch Ct.

Napa, CA 94558

561-212—9723

Nightlawyer12@aol.com

Past President Southern Trial Lawyers

Past President West Virginia Trial Lawyers

Vintner, Shadowbox Cellars

Publisher, Preiser Key to Napa

February 1, 2017

To: Chairman Basayne and Fellow Commissioners
1195 Third Street
Napa, California 94559

I have been informed that a hearing is near with regard to the Truchard Family's application for a new winery. I wish to wholeheartedly support this project. While I will say a little more below, in short form I can say that as a wine writer of 25 years, the publisher of a leading Napa wine guide, and an attorney, I know that no one has done more for the wine industry and Napa County than the Truchard family, and perhaps specifically Dr. Tony Truchard, who first planted vines in 1974. *Their application should, respectfully, be granted.*

I have known the entire family for over 20 years, and they have been wonderful stewards of the land and leading citizens. The Truchards are committed to the environment (they are a Napa Green winery), and, significantly, also strive to keep the wines affordable to the vast majority of Napa visitors – something not every winery can say in this day and age.

As you know, the new facility will have the capacity for forty thousand cases, which is less than the total amount of wine that could be produced based on the total planted acreage that the Truchards own. They have, or will, submit their plans to you in order that you see how the new structures compliment the land, and do not intrude. I know they intend to keep the look and aura bucolic to honor the history of the area.

Thank you for looking favorably on this letter and the Truchard application.



Monty L. Preiser

*LICENSED IN WV ONLY

Ken and Sharon Rands
1400 Thompson Avenue
Napa, CA 94558

October 3, 2016

Chairman Basayne and fellow Commissioners
Planning Commission, County of Napa
1195 Third Street
Napa, CA 94559

Dear Commissioners,

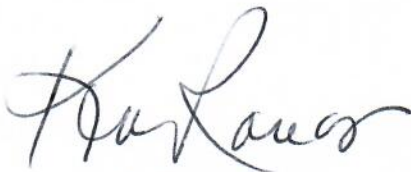
We strongly recommend that you approve the proposed new Truchard Winery on Old Sonoma Road. This excellent structure, built with the rural character of Carneros, will continue the Truchard's tradition of high quality at a friendly family winery. As one of the first to plant in Carneros, Tony Truchard is certainly an innovator, but also, one who settles for nothing less than perfection. I have always admired his dedication to build things with the highest quality. We have seen the drawings of the proposed winery and visited the proposed location. This is a perfect example of Tony's dedication.

Our family has known the Truchards since 1975 and have been next door neighbors since 1981.

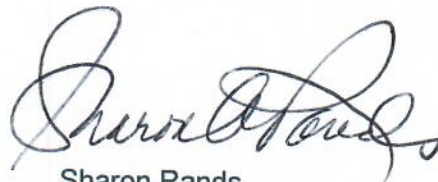
Tony and JoAnn Truchard have been wonderful neighbors and business partners. In 1989, my family wanted to enhance the beauty of their property by adding vineyards to the open land. They saw the care and precision that Tony Truchard keeps his vineyards. The Truchards agreed to lease 15 acres. For over 26 years, the Truchards have kept the leased vineyard, and all their property, in excellent condition. We know that the Truchards are strong supporters of the rural and agricultural feel of our area and will do everything to keep it as it is.

We are very excited about their new winery.

Sincerely,



Ken Rands



Sharon Rands