

MINUTES OF THE SPECIAL MEETING
OF THE AIRPORT LAND USE COMMISSION
COUNTY OF NAPA

September 6, 2006

1. Call to Order.
THE AIRPORT LAND USE COMMISSION OF THE COUNTY OF NAPA MET IN SPECIAL SESSION, WEDNESDAY, SEPTEMBER 6, 2006 AT 9:00 A.M. THE MEETING WAS CALLED TO ORDER BY CHAIR JAGER AT 9:25 A.M.
2. Roll Call.
THE FOLLOWING MEMBERS WERE PRESENT: CHAIR JAGER, COMMISSIONERS TERRY SCOTT, DEAN STAHR, JIM KING, DAVID GRAVES, GARY WOOTON, AND BOB FIDDAMAN.
3. Citizen Comments and Recommendations.
NONE
4. Agenda Review.
REVIEWED – NO CHANGES

Public Hearings

5. Items to be decided without additional testimony – Item #6.
**THE COMMISSION FOUND THE PROPOSED PHOTOVOLTAIC SYSTEM CONSISTENT WITH THE NAPA COUNTY AIRPORT COMPATIBILITY PLAN.
TS-BF-DS-JK-DG-GW-RJ**
6. **SPG SOLAR / WESTERN WINE CARRIERS / AIRPORT LAND USE COMPATIBILITY DETERMINATION (#P06-01182-ALU)**
REQUEST: Airport land use compatibility determination for a photovoltaic system to be installed on the roof of an existing 380,700 square foot industrial building at a maximum height of 41 feet. The building is located on a 17.52 acre parcel on the west side of Mezzetta Court approximately 1,350 feet from its intersection with Green Island Road within Compatibility Zone D for the Napa County Airport. (Assessor's Parcel #: 058-030-050) 125 Mezzetta Court, American Canyon.
SEE ITEM #5.
7. **LAKESTREET VENTURES / NAPA JUNCTION PHASE III / AIRPORT LAND USE COMPATIBILITY DETERMINATION (#P06-01189-ALU)**
REQUEST: Airport land use compatibility determination for a 131,300 square foot retail complex with 659 parking spaces and a maximum roof height of 40 feet for the tallest structure. The project is located on a 17.25 acre parcel on the north side of Napa Junction Road at its intersection with Napa-Vallejo Highway (State Route 29) within Compatibility Zones D & E for the Napa County Airport. (Assessor's Parcel #: 059-020-001) Napa Junction Road, American Canyon.
PUBLIC HEARING HELD – TESTIMONY PRESENTED

**THE COMMISSION FOUND THE NAPA JUNCTION PHASE III DEVELOPMENT CONSISTENT WITH THE NAPA COUNTY AIRPORT COMPATIBILITY PLAN.
TS-DS-JK-DG-GW-BF-RJ**

- 8. **CITY OF AMERICAN CANYON HOUSING ELEMENT UPDATE - GENERAL PLAN AMENDMENT AND REZONING / AIRPORT LAND USE COMPATIBILITY DETERMINATION (#P06-01190-ALU)**
REQUEST: Airport land use compatibility determination for a General Plan amendment and related rezoning necessary to implement an update of the City of American Canyon’s Housing Element. Approximately 17 parcels currently zoned for commercial development will be rezoned to include a residential overlay designation to increase opportunities for multifamily development on the selected sites. The sites are located along the Napa-Vallejo Highway (State Route 29) through the City of American Canyon within Compatibility Zone E for the Napa County Airport. (Assessor’s Parcel #’s: 058-040-007, 058-040-008, 058-092-014, 058-092-015, 058-095-009, 058-270-008, 058-352-002, 058-352-003, 058-353-005, 058-353-006, 058-362-001, 058-362-003, 058-362-005, 059-020-023, 059-072-002, 059-072-005, and 059-352-002).

PUBLIC HEARING HELD – TESTIMONY PRESENTED

**THE COMMISSION FOUND THE AMERICAN CANYON HOUSING ELEMENT AMENDMENTS AND RELATED ZONING ORDINANCE AMENDMENTS CONSISTENT WITH THE NAPA COUNTY AIRPORT COMPATIBILITY PLAN.
JK-TS-DS-DG-GW-BF-RJ**

Other Business

- 9. Staff and Commissioner Comments.
CONSERVATION, DEVELOPMENT AND PLANNING DEPARTMENT PLANNER NANCY JOHNSON COMMENTED ON THE STATUS OF THE SALE OF THE CARGILL SALT PONDS.
- 10. Adjournment.
MEETING ADJOURNED.

TERRY SCOTT, Chair

ATTEST: HILARY GITELMAN, Secretary-Director

GLADYS I. COIL, Clerk

Key

Vote: DG = David Graves; GW = Gary Wooton; RJ = Rich Jager; TS = Terrence Scott;
BF = Bob Fiddaman; DS = Dean Stahr; JK = Jim King

The maker of the motion and second are reflected respectively in the order of the recorded vote.

Notations under vote: X = Excused N = No A = Abstain