



A Tradition of Stewardship
A Commitment to Service

Planning, Building and Environmental Services

Planning Commission Mtg.

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Agenda Item # 10B

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David Morrison
Director

MEMORANDUM

To: Napa County Planning Commission	From: David Morrison, Director
Date: October 7, 2015	Re: Total Permitted Wine and Grape Production Analysis

At the May 22, 2015, APAC meeting, the Committee directed staff to review and where appropriate revise the table provided regarding analysis of the 75 percent rule, during the March 10, 2015, workshop on the cumulative impacts of new development. The results have been updated and are provided below.

As noted previously on several occasions, only 20% of all permitted production is required to comply with the 75% rule. If all wineries subject to the 75% rule utilized 100% of their permitted production, it would require about 18 million gallons of Napa sourced wine. The 18 million gallons equals about 64% of total County wine grape production. (For 2014, a total of 47,720,805 gallons were produced in Napa County, which is 37.6 percent of total permitted production.)

	2014 (Actual)
Total Acreage (Bearing Acres)	43,591
Total Wine Grape Yield (assume 4 tons/acre)	175,607
Total Gallons (assume 160 gallons/ton)	27,898,240
Total Wine Grape Sourcing Capacity @ 75% Napa County Content (total gallons x 1.333)	37,197,560
Grapes Exported for Crushing Outside of Napa (tons)	45,625
Total Grapes Crushed in Napa County	129,982
Total Gallons from Local Crush (assume 160 gallons/ton)	20,797,120
Permitted Winery Capacity gallons)	
Total:	126,799,292
Cities:	10,293,530
AIASP:	47,912,500
Pending:	1,373,340

Unknown:	548,410
WDO-Exempt:	43,692,225
Post-WDO (75% Rule Applies):	12,477,348
Expansion of pre-WDO (75% Rule Applies)	11,310,349
Total Subject to the 75% Rule	22,950,787
Gallons Required to Comply with 75% Rule	17,840,773

The Committee also asked for clarification on the various production categories, as the numbers in the table above did not add correctly. The reason is double counting between categories, which is described in more detail below:

		Double Counted Gallons				
		Pending Wineries	Pre-WDO Wineries	Unknown Wineries	Airport Wineries	City Wineries
TOTAL PERMITTED PRODUCTION	126,799,292					
Wineries within cities	10,293,530			9,520		
Wineries with pending permits	1,373,340		21,000		28,500	
Wineries with unknown status	548,410		177,890			9,520
Wineries with per-WDO permits	43,692,225	21,000		177,890	600,000	
Wineries in the AIASP	47,941,000	28,500	600,000			
SUBTOTAL	22,950,787					
Pre-WDO wineries that expanded	11,310,349					
Wineries with post-WDO permits	12,477,348					
TOTAL GALLONS SUBJECT TO 75% RULE	23,787,697					
TOTAL GALLONS NEEDED TO COMPLY	17,840,773					