



FILE # P14-00093

COUNTY OF NAPA
PLANNING, BUILDING, AND ENVIRONMENTAL SERVICES
1195 Third Street, Suite 210, Napa, California, 94559 • (707) 253-4417

A Tradition of Stewardship
A Commitment to Service

MINOR MODIFICATION APPLICATION FORM

FOR OFFICE USE ONLY

ZONING DISTRICT: AW Date Submitted: 3/31/14

TYPE OF APPLICATION: Very Minor Modification Date Published: _____

REQUEST: Modify Use Permit #P10-00162 to allow construction of the Date Complete:
2,458 sq.ft. cave system during Phase I and to allow construction of the 8,641 sq.ft., two-story
production-hospitality building during Phase II; to allow use of the caves for visitor tours with a
winery employee guide; and to increase the Mechanical Area from 1040 sq.ft. to 1152 sq. ft. new firm

TO BE COMPLETED BY APPLICANT

1040 to 1152 sq ft

(Please type or print legibly)

PROJECT NAME: Relic Winery Very Minor Modification P-10-00162

Assessor's Parcel #: 037-090-024 Existing Parcel Size: 10.3 A.

Site Address/Location: 2980 Soda Canyon Rd Napa No. Street City State Zip

Property Owner's Name: Relic Wine Cellars, LLC

Mailing Address: P.O. Box 327, St. Helena CA 94574 No. Street City State Zip

Telephone #: (707) 967-9380 Fax #: () - E-Mail: schatz@relicwines.com

Applicant's Name: Sumo as Owner

Mailing Address: _____ No. Street City State Zip

Telephone #: () - Fax #: () - E-Mail: _____

Status of Applicant's Interest in Property: Owner

Representative Name: Jon Webb New Albron Surveys, Inc.

Mailing Address: 1113 Hunt Ave St. Helena CA 94574 No. Street City State Zip

Telephone #: (707) 963-1247 Fax #: (707) 967-1829 E-Mail: jon@newalbronsurveys.com

I certify that all the information contained in this application, including but not limited to the information sheet, water supply/waste disposal information sheet, site plan, floor plan, building elevations, water supply/waste disposal system site plan and toxic materials list, is complete and accurate to the best of my knowledge. I hereby authorize such investigations including access to County Assessor's Records as are deemed necessary by the County Planning Division for preparation of reports related to this application, including the right of access to the property involved.

[Signature] 3/25/14
Signature of Property Owner Date

Courtenay Schatz-Throckmole
Print Name

Signature of Applicant Date

Print Name

TO BE COMPLETED BY PLANNING, BUILDING AND ENVIRONMENTAL SERVICES

Application Fee \$ 2,883.20 Receipt No. 101263 Received by: CPJ Date: 3/31/14

COPY From Napa County Planning Division

NEW ALBION SURVEYS

CONSULTING LAND SURVEYORS

1113 Hunt Avenue, St. Helena, CA 94574

(707) 963-1217 ♦ FAX (707) 963-1829

E-Mail: jwebb@albionsurveys.com

Statement of Request

Relic Winery Very Minor

Use Permit Modification

NCAPN 032-090-024

2400 Soda Canyon Road

P10-00162-UP

Mike Hirby and Schatzi Throckmorton are the owners of 2400 Soda Canyon Road, NCAPN 032-090-024, and were granted Use Permit P10-00162-UP (UP) to construct a Winery building and caves. The UP allowed for 20,000 gallons per year of wine production with visitations by appointment only. The project improvements were to be constructed in 2 phases, Phase One being the construction of the 8641 square feet (sf) Winery Building, Crush Pad, Access Driveway, Domestic and Winery Waste Septic System, the Mechanical Equipment Area and a Parking Area to accommodate 6 vehicles and Phase Two being the construction of 2458 sf of caves to be used solely for wine fermentation and barrel storage with no visitors allowed in the caves.

By this Very Minor Modification Application, the Owners are requesting a very minor change in use and construction phasing as was originally approved in 2010 Use Permit. The owners are requesting that the Cave be constructed during Phase One and the Winery building be constructed during Phase Two. All other components of the project approved for construction during Phase One will be constructed during Phase One, i.e., the Crush Pad, Access Driveway, Domestic and Winery Waste Septic System, Mechanical Area and a Parking Area to accommodate 6 vehicles will be built, along with the Caves. The Owners are also requesting a modification to the Use Permit so that visitors will be allowed in the Caves with a winery employee as a guide. The Mechanical Area will be increased from the approved 1040 sf to 1152 sf.

As mentioned earlier, the approved Winery building will be constructed as Phase Two of the project.

No other changes or modifications are being requested.

Prepared for Relic Wine Cellars, LLC by New Albion Surveys, Inc



Jon M. Webb

3/25/14

Y903 