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PUBLIC NOTICE

NOTICE OF PLANNING COMMISSION HEARING & INTENT TO ADOPT MITIGATED NEGATIVE DECLARATION

On Wednesday morning, the 7th day of January, 2026 at 9:00 a.m. at 1195 Third Street, Suite 305, Napa, California, a public hearing will be conducted by the Napa County Planning Commission regarding the project identified below. All interested persons are invited to attend the hearing and be heard.

Diamond Creek Vineyards Winery Major Modification (P19-00177-MOD)

Location: 1500 Diamond Mountain Road, Calistoga– Accessor's Parcel Numbers: 020-440-004 and 020-400-012, a 78.12-acre holding.

Zoning and General Plan Designation: Agricultural Watershed (AW) zoning district and Agriculture, Watershed and Open Space (AWOS) general plan designation.

CEQA STATUS: Consideration and possible adoption of a Mitigated Negative Declaration and a Mitigation, Monitoring and Reporting Program (MMRP). According to the proposed Mitigated Negative Declaration, the proposed project would not have any potentially significant environmental impacts after implementation of mitigation measures. Mitigation measures are proposed for the following area: Biological Resources. The project site is not included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5.

REQUEST: This application was submitted to participate in the County's Code Compliance Program as described in Resolution No. 2018-164 adopted by the Napa County Board of Supervisors on December 4, 2018. The proposal is to modify an existing winery Use Permit and subsequent modifications to recognize and approve items that are out of compliance with the permitted entitlements and for expansion beyond existing entitlements such as construction of a new winery building and agricultural storage building, increase in annual production, number of employees, weekly visitation, a decrease in marketing activities, request for on-premises consumption of wine produced on-site, improvements and expansion of the existing driveway, additional parking, conversion of the existing winery building to a single-family residence with private parking, and upgrade wastewater system and other necessary infrastructure improvements and upgrades. The request also includes an Exception to the Napa County Roads and Street Standards.

Application materials, including the draft environmental determination, are available on the Department's Current Projects Explorer at: https://www.countyofnapa.org/2876/Current-Projects-Explorer

Copies of documents and other information relating to the project described above may be examined between 8:00 AM and 4:00 PM Monday through Friday at the office of the Planning, Building, and Environmental Service Department, Napa County Administration Building, 1195 Third St, Ste 210, Napa, California. For documents that are publicly available on the Current Projects Explorer, there will be a Public Record Copying Fee associated with the physical printing of documents. While drops-in may be accommodated to the extent possible on a case-by-case basis, we strongly encourage you to schedule an appointment for document review.

Written and verbal comments regarding this project and comments regarding the environmental effects of this project and the adequacy of the proposed Mitigated Negative Declaration and MMRP are solicited. Comments or appointment requests to review documents should be directed should be directed to Kelli Cahill, Napa County Planning, Building & Environmental Services Department, 1195 Third Street, Suite 210, Napa, California; (707) 265-2325 or kelli.cahill@countyofnapa.org. Comments must be received by Noon on January 6, 2026.

If you challenge the particular proceeding in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to the public hearing.

DATED (NVR Publication Date): December 4, 2025

Brian D. Bordona
Director of Planning, Building, & Environmental Services

PLEASE DO NOT PUBLISH BELOW THIS LINE. THANK YOU

PUBLISH: ***[DATEOF PUBLISHING]*** **- Napa Valley Register**
BILL TO: Napa County Planning, Building, & Environmental Services Department
1195 Third Street, Suite 210
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Invoice # CDP _____