NOTICE OF EXEMPTION

NAPA COUNTY PLANNING, BUILDING, & ENVIRONMENTAL SERVICES DEPARTMENT
1195 THIRD STREET, SUITE 210, NAPA, CA 94559

To: ☒ Governor's Office of Land Use And Climate Innovation Via CEQA Submit Portal

☒ Napa County Clerk 900 Coombs St Napa, CA 94559

PROJECT TITLE: Devlin 24 Minor Modification

PERMIT(S): P24-00218-MM

PROJECT LOCATION - SPECIFIC: 370 Devlin Road, Napa **APN:** 057-250-006

PROJECT LOCATION - CITY (NEAREST): Napa **PROJECT LOCATION - COUNTY:** NAPA COUNTY

PROJECT DESCRIPTION: The changes approved with this Use Permit Minor Modification includes a request to increase the size of a previously approved light industrial building from 50,648 sq. ft. to 63,280 sq. ft. for wine storage, bottling, distribution, and administrative offices; increase the number of employees from 24 full-time and 8 part-time to a maximum of 40 employees; modify the hours of operation from 8:00 a.m. to 5 p.m. to 6:00 a.m. to 3:00 p.m.; increase the number of parking spaces from 73 to 86. Additionally, the request includes an exception to the Road & Street Standards as approved by Napa County Zoning Administrator on January 13, 2026.

Name of Public Agency Approving Project: Napa County (Planning, Building and Environmental Services)

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Mark Eshelman
ADDRESS: 220 Montgomery Street # 1069, San Francisco, CA 94104

REPRESENTATIVE:
ADDRESS: **PHONE:**

EXEMPT STATUS (CHECK ONE):

☐ Ministerial (Sec. 21080(b)(1); 15268);
☐ Declared Emergency (Sec. 21080(b)(3); 15269(a));
☐ Emergency Project (Sec. 21080(b)(4); 15268(b)(c));
☒ Categorical Exemption. State type and California Environmental Quality Act Guidelines (CEQA) section number: Napa County's Local Procedures for implementing the California Environmental Quality Act Appendix B, Class 1 (3) (Very Minor and Minor modifications of existing use permits in conformance with Section 18.124.130 of the Napa County Code).
☐ Statutory Exemptions. State code number:

REASONS WHY PROJECT IS EXEMPT: The project consists of minor expansion to a previously approved light industrial building, an increase in in the number of employees, modify the hours of operation, and increase the number of parking spaces. Additionally, the project includes an exception to the Road and Street Standards. The project meets the criteria for a categorical exemption under Appendix B of Napa County's Local Procedures for Implementing CEQA (Additional Categorically Exempt Projects in Napa County), Class 1: Existing Facilities Item No. 3 – Very Minor and Minor Modifications of existing use permit in conformance with Section 18.124.130(B) of the County code. The site of the development is not in an environmentally sensitive area and is not on any of the lists of hazardous waste sites enumerated under Government Code Section 65962.5.

LEAD AGENCY CONTACT PERSON: Wendy Atkins **PHONE:** (707) 259-8757

IF FILED BY APPLICANT:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? ☐ Yes ☐ No

Signature: Wendy Atkins Title: Planner II Date: 1/28/2026

☒ Signed by Lead Agency
☐ Signed by Applicant

Date received for filing at OPR: