



NAPA COUNTY PLANNING NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

NOTICE IS HEREBY GIVEN THAT THE DEPARTMENT OF PLANNING, BUILDING & ENVIRONMENTAL SERVICES OF THE COUNTY OF NAPA is considering adoption of a Mitigated Negative Declaration for the project identified below:

CONSTELLATION BRANDS INC., WAPPO HILL VINEYARD CONVERSION – ENVIRONMENTAL REVIEW of land disturbing activities on slopes greater than 5% associated with Agricultural Erosion Control Plan #P24-00213-ECPA for the clearing of oak woodland, coyote brush/scrub, non-native grassland, and ruderal or otherwise developed or disturbed lands within the proposed project area (or clearing limits), earthmoving and land contouring, and the installation and maintenance of erosion and runoff control measures and agricultural infrastructure in connection with the development of 18.4-gross acres of new vineyard, approximately 12.3 net planted acres within an approximate 437.7-acre holding.

LOCATION: Assessor's Parcel Numbers 039-040-050 and 039-040-054, located on the west side of Silverado Trail approximately 2.1 miles north of its intersection with Oak Knoll Avenue within the Stags Leap area of Napa County, within the Chase Creek and Napa River Yountville Reach Drainages, and the Agricultural Preserve Zoning District.

CEQA STATUS: Mitigated Negative Declaration Prepared. According to the proposed Mitigated Negative Declaration, the proposed project would have potentially significant environmental impacts on aesthetics, biological resources, greenhouse gas emissions, and tribal cultural resources if mitigation measures are not included. This project site is not on any of the lists of hazardous waste sites enumerated under CA Government Code Section 65962.5.

The proposed Mitigated Negative Declaration application is available for inspection, along with copies of all documents that relate to the above-described project, between the hours of 8:00 AM. and 4:30 PM Monday through Friday, at the office of the Napa County Planning, Building, & Environmental Services Department, 1195 Third Street, Second Floor, Napa, California. Scheduling appointments to review documents is encouraged. Application materials are also available on the Department's Current Projects Explorer at: <https://www.countyofnapa.org/2876/Current-Projects-Explorer>

Written comments regarding the environmental effects of this project, the adequacy of the measures identified, and the adequacy of the proposed Mitigated Negative Declaration are solicited. All such comments must be presented during the public review period, which runs from **May 14, 2026**, through **June 15, 2026**.

Comments should be directed to Donald Barrella, Napa County Department of Planning, Building and Environmental Services, 1195 Third Street, Suite 210, Napa, California or via email at donald.barrella@countyofnapa.org and must be received before 5:00 p.m. on **June 15, 2026**.

The Director of Planning, Building and Environmental Services will not act on the project during the public review period. Thereafter, the Director will consider all written comments received regarding whether or not the proposed project would have a significant effect on the environment, any written responses prepared, and the adequacy of the final environmental document produced prior to taking action on the project.

An appeal to the decisions of the Director of Planning, Building and Environmental Services regarding this project and the related environmental document must be filed in writing with the Clerk of the Board of Supervisors in the manner required by Napa County Code Chapter 2.88.

If you challenge these particular proceedings in court, you may be limited to raising only those issues you or someone else raised during the comment period described in this notice.

DATED: May 14, 2026

BY THE ORDER OF
THE NAPA COUNTY DEPARTMENT OF PLANNING, BUILDING AND ENVIRONMENTAL SERVICES
BRIAN D. BORDONA, DIRECTOR

