

Morris, Erin

From: Ron Elvidge [REDACTED]
Sent: Friday, September 27, 2019 9:04 AM
To: McDowell, John
Cc: Michael Moffett; Morris, Erin; Smith, Vincent
Subject: Re: Vinum

[EXTERNAL]

Thanks for sharing this plan John. This is the first I've heard of it. Richard has never mentioned it. I'll drive over there today and take a look. Even with these additional proposed spaces, In the even Richard's project is successful the parking will still be a very difficult situation for all concerned.

On Fri, Sep 27, 2019 at 8:20 AM McDowell, John <John.McDowell@countyofnapa.org> wrote:

Hello Mike,

I would be happy to arrange a meeting with you and applicant to seek resolution of your concerns. City staff are welcome to participate. From the meeting we had last May, and email traffic I've seen between you and the applicant since then, I'm unclear how the revised project falls short of addressing the design and operational concerns you have raised to date. Attached is the revised parking and site plan that increases parking on his property.

Let me know how you want to proceed.

Thanks – John

John McDowell

Napa County Planning, Building and Environmental Services Department

(707) 299-1354

From: Michael Moffett <mmoffett@cbnapavalley.com>
Sent: Thursday, September 26, 2019 5:25 PM
To: Morris, Erin <emorris@cityofnapa.org>; Smith, Vincent <vsmith@cityofnapa.org>

ATTACHMENT 4

Cc: Ron Elvidge [REDACTED]; [REDACTED] <[REDACTED]>; McDowell, John
<John.McDowell@countyofnapa.org>

Subject: RE: Vinum

Thank you very much for the response. Sounds like we need to do the same with the County as we weren't aware that conditions of approval have been established. Perhaps they are tentative for we have not obtained an agreement with the tenant on what we would consider acceptable as an owner that shares the ingress/egress and parking with them. We requested a few things and he's not come back to Ron who is copied here and the lead for the association of which shares the common areas mentioned.

Michael J. Moffett

[REDACTED]

mmoffett@cbnapavalley.com

BRE Lic. #00946472



Cathy D'Angelo Holmes

[REDACTED]

cholmes@cbnapavalley.com

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Coldwell Banker Commercial Brokers of the Valley

1040 Main #101 Napa, CA 94559 – 707-224-8454

From: Morris, Erin [<mailto:emorris@cityofnapa.org>]

Sent: Thursday, September 26, 2019 5:18 PM

To: Michael Moffett <mmoffett@cbnapavalley.com>; Smith, Vincent <vsmith@cityofnapa.org>

Cc: Ron Elvidge [REDACTED] ([REDACTED] <[REDACTED]>); 'John McDowell' <john.mcdowell@countyofnapa.org>

Subject: RE: Vinum

Hi Michael,

We received a revised proposal on September 12. Still trying to find some time to look it over to determine the next steps. You are welcome to view the file, which has a copy of the applicant's letter outlining the changes and draft conditions of approval from the County. I have placed the file in a highly visible part of my office so if you stop by when our counter is open, anyone should be able to grab it for you.

Once you've reviewed, please feel free to contact me to discuss any concerns or questions you have. John McDowell at the County is also an excellent resource.

Erin

Erin Morris, AICP

Planning and Code Enforcement Manager

City of Napa Community Development Department

1600 First Street, Napa, CA 94559

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From: Michael Moffett <mmoffett@cbnapavalley.com>

Sent: Thursday, September 26, 2019 12:58 PM

To: Morris, Erin <emorris@cityofnapa.org>; Smith, Vincent <vsmith@cityofnapa.org>

Cc: Ron Elvidge [REDACTED] ([REDACTED]) [REDACTED]

Subject: RE: Vinum

[EXTERNAL]

Erin, I am checking in to see if there is anything going on with regard to the Vinum Cellars application or the process that application coming back to the City again? Can you tell me where it is in the process and if it will be going before the City again any time soon? Is there any type of update that I could review in the public file? Mike

Michael J. Moffett

[REDACTED]

BRE# 00946472

From: Morris, Erin <emorris@cityofnapa.org>
Sent: Wednesday, July 31, 2019 10:37 AM
To: Michael Moffett <mmoffett@cbnapavalley.com>; Smith, Vincent <vsmith@cityofnapa.org>
Subject: RE: Vinum

Hi Michael,

Just circling back through my emails. John McDowell and I briefly discussed the status of Vinum a few weeks ago and then again today. The early conversation was about potential schedules for getting the matter scheduled for Council; the later discussion focused on clarifying status and next steps.

It is my understanding that the applicant team is working on a revised proposal that has not yet been submitted to the County. Once it is submitted to the County, it will be reviewed and revisions would be made to the County's recommended conditions of approval. Once that work is complete, the revised application will be submitted to the City and staff will review and if it's complete, we will identify potential dates for the matter to be scheduled for Council.

Coordination between the City and County at various levels won't truly commence until the applicant formally resubmits a revised proposal to the County, since we won't know what they're proposing until then. Although the applicant reached out to me in late June, I have not heard from them since that time.

I hope this is helpful. Please let me know if I can provide any further information.

Erin Morris, AICP

Planning and Code Enforcement Manager

City of Napa Community Development Department

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From: Michael Moffett <mmoffett@cbnapavalley.com>
Sent: Tuesday, July 23, 2019 6:48 PM
To: Smith, Vincent <vsmith@cityofnapa.org>; Morris, Erin <emorris@cityofnapa.org>
Subject: RE: Vinum

[EXTERNAL]

Vin, Thanks for the response to my outreach. The Owners association has asked me to please get a specific update on whether the communication has occurred between the City and County based on the action item that was directed from the public hearing and to know if there is any documentation or communication that can be obtained to know where this stands and when it might be heard again by the City (if it needs to be at all). We have begun additional discussions with the applicant as well and want to keep informed as best we can with information that is public and able to be obtained.

Perhaps Erin can help with this request with her being the lead at the City.

Thanks for the response and letting me know to go to Erin. Mike

Michael J. Moffett



BRE# 00946472

From: Smith, Vincent <vsmith@cityofnapa.org>
Sent: Tuesday, July 23, 2019 3:45 PM
To: Michael Moffett <mmoffett@cbnapavalley.com>; Michael Moffett <mmoffett@cbnapavalley.com>; Morris, Erin <emorris@cityofnapa.org>
Subject: Vinum

Michael,

I believe you attended the hearing where the City Council held a meeting to discuss the Vinum requests. Some issues were voiced at the meeting and the Council gave direction for the City Manager and the County Executive Officer, and their staffs, to work through some of the issues. I have cc'd Erin Morris on this email as she is the City's point-of-contact for the Vinum project. My understanding is that the applicant is considering modifications to their proposal but I am sure Erin can provide a better status report.

Since this application is generated through the County, you may also want to contact John McDowell for a status report.

Best,

Vin Smith

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Ron Elvidge

