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March 6, 2012

Erik V. Lundquist  
Senior Planner  
City of Calistoga  
1232 Washington Street  
Calistoga, CA

Dear Mr. Lundquist:

I am writing to urge you, the Planning Commission and the City Council to reconsider the Brian Arden Winery application.

As currently proposed, the Brian Arden Winery application does not conform to the General Plan guidelines. It also does not comply with the Maxfield Adams Planned development or the Entry Corridor overlays that are listed in the General Plan.

In addition, this proposed project concentrates storm water flow and illegally dumps it on the neighboring Aubert property. This project simply appears to be too massive for a small parcel and is neither low-rise nor small-scale in design and will completely dwarf the neighboring Aubert property.

Finally, there is no mention in the Brian Arden Winery development plan materials of any intention to comply with the newly adopted 75% Napa Valley grape sourcing requirements for wineries in the rural residential areas of Calistoga.

Most sincerely,

Elaine Sczuka  
Resident and Calistoga supporter