

1.0 INTRODUCTION

1.1	Purpose of the EIR	1.0-1
1.2	Known Responsible and Trustee Agencies	1.0-1
1.3	Type of Document	1.0-2
1.4	Intended Uses of the EIR	1.0-3
1.5	Organization and Scope	1.0-3
1.6	Environmental Review Process	1.0-5
1.7	Scope of the EIR	1.0-7

2.0 EXECUTIVE SUMMARY

2.1	Purpose and Scope of the Environmental Impact Report	2.0-1
2.2	Project Characteristics	2.0-1
2.3	Project Alternatives Summary	2.0-3
2.4	Areas of Controversy and Issues to be Resolved	2.0-4
2.5	Summary of Environmental Impacts	2.0-5

3.0 PROJECT DESCRIPTION

3.1	Introduction	3.0-1
3.2	Regional Location and Description of Napa County	3.0-1
3.3	Background and History of the General Plan Process	3.0-7
3.4	Project Components and Characteristics	3.0-11
3.5	Project Approvals and Subsequent Actions	3.0-31
3.6	Regulatory Requirements, Permits And Approvals	3.0-34

4.0 ENVIRONMENTAL SETTING, IMPACTS, AND MITIGATION MEASURES

4.0	Introduction to the Environmental Analysis and Assumptions Used	4.0-1
4.1	Agriculture	4.1-1
4.2	Land Use	4.2-1
4.3	Population/Housing/Employment	4.3-1
4.4	Transportation	4.4-1
4.5	Biological Resources	4.5-1
4.6	Fisheries	4.6-1
4.7	Noise	4.7-1
4.8	Air Quality	4.8-1
4.9	Human Health/Risk of Upset	4.9-1
4.10	Geology and Soils	4.10-1
4.11	Hydrology and Water Quality	4.11-1
4.12	Cultural and Paleontological Resources	4.12-1
4.13	Public Services and Utilities	4.13-1
4.14	Visual Resources/Light and Glare	4.14-1

5.0 CUMULATIVE IMPACTS SUMMARY

5.1	Introduction	5.0-1
5.2	Cumulative Setting	5.0-2
5.3	Cumulative Impacts Analysis	5.0-6

TABLE OF CONTENTS

6.0 PROJECT ALTERNATIVES

6.1	Introduction	6.0-1
6.2	Project Objectives	6.0-1
6.3	Comparative Analysis of Alternatives	6.0-4
6.4	No Project Alternative	6.0-5
6.5	Alternative D – Resource Preservation Alternative	6.0-32
6.6	Alternative E – Infrastructure Development Alternative.....	6.0-67

7.0 LONG-TERM IMPLICATIONS OF THE PROJECT

7.1	Growth-Inducing Impacts	7.0-1
7.2	Significant Irreversible Environmental Effects	7.0-4
7.3	Significant and Unavoidable Environmental Effects.....	7.0-4

8.0 REPORT PREPARERS

9.0 ACRONYMS AND ABBREVIATIONS

LIST OF TABLES

TABLE NUMBER	PAGE
2.0-1	Project Impacts and Proposed Mitigation Measures (Example)..... 2.0-6
4.1-1	Historic Vineyard Production (1964-2005)..... 4.1-2
4.1-2	Existing Farmland in Napa County (2005) 4.1-2
4.1-3	Existing Grazing Land in Napa County (2005) 4.1-5
4.1-4	Soil Capability Classification..... 4.1-6
4.1-5	Napa County FMMP Farmland Summary (2004) 4.1-10
4.1-6	Napa County Soil Characteristics 4.1-11
4.1-7	Farmland Conversion Trends 1984 - 2004 4.1-13
4.1-8	Commercial Timber Species 4.1-14
4.1-9	Acres of Potential Timberland by Evaluation Area..... 4.1-15
4.1-10	Napa County Williamson Act Enrollment 1991-2005 4.1-16
4.1-11	Williamson Act Contacts and Acreage (2005) 4.1-20
4.1-12	State Designated Farmlands that Could be Converted to Urban or Rural Use Under Alternative A 4.1-23
4.1-13	State Designated Farmlands that Could be Converted to Urban or Rural Use Under Alternative B..... 4.1-24
4.1-14	State Designated Farmlands that Could be Converted to Urban or Rural Use Under Alternative C 4.1-26
4.2-1	Napa County Land Use Summary..... 4.2-2
4.2-2	Summary of Building Permits Approved in Unincorporated Areas of Napa County, 1999-2004 4.2-10
4.3-1	Population Estimates For California and Napa County Compared..... 4.3-1
4.3-2	Napa County Population Trends By Jurisdiction 4.3-2
4.3-3	Quantified Housing Objectives for Residential Development, Napa County Jurisdictions 2000-2007 4.3-3
4.3-4	Napa County Households 2000-2005..... 4.3-3
4.3-5	Napa County Household Size 4.3-4
4.3-6	Napa County Income Trends 2000-2005..... 4.3-4
4.3-7	Napa County Household Tenure in 2005 4.3-5
4.3-8	2006 Housing Vacancy Status..... 4.3-6
4.3-9	Napa County Rental Costs 2006—Averages for Rental Units in Napa County 4.3-7
4.3-10	October 2006 (Preliminary) Employment of Napa County Population 4.3-8
4.3-11	ABAG 2030 Projections for Region, Napa County and Incorporated Area..... 4.3-10
4.3-12	Comparison: Projections of Employment, Population, and Household Growth in the unincorporated county 2005-2030..... 4.3-11
4.3-13	Projected Ratio of Jobs to Housing 4.3-16
4.4-1	Napa County Resident Commuter Mode Choices- 2000 Census 4.4-1
4.4-2	Changes in Napa County Commuter Mode Choices From 1980 to 2000 4.4-2
4.4-3	Peak Hour Levels of Service – 2003 and Unadjusted 2030 Model..... 4.4-10
4.4-4	Weekday versus Weekend Traffic Volume Data 4.4-13
4.4-5	Top 20 Collision Locations in Napa County by Nearest Intersection January 2002 through December 2004..... 4.4-14
4.4-6	Top 20 Intersection Traffic Collision Locations Napa County January 2002 through December 2004..... 4.4-15
4.4-7	Top Pedestrian-Related Collisions Intersection Location January 2002 through December 2004..... 4.4-16
4.4-8	Top Bicycle-Related Collisions Intersection Locations January 2002 through

TABLE OF CONTENTS

December 2004..... 4.4-16

4.4-9 Land Use/Roadway Scenarios 4.4-30

4.4-10 Vehicle Trip Patterns Under Each Analysis Scenario – PM Peak Hour 4.4-32

4.4-11 Vehicle Miles Traveled Local and Regional VMT on Napa Roads for
Alternatives – PM Peak Hour..... 4.4-30

4.4-12 Travel Times Along Selected Routes (in Minutes) 4.4-35

4.4-13 Peak hour –volume to Capacity (v/c) ratio and Level of Service for 2030 without
proposed General Plan Update Roadway Improvements..... 4.4-37

4.4-14 Peak hour –volume to Capacity (v/c) ratio and Level of Service for 2030 with proposed
General Plan Update Roadway Improvements..... 4.4-40

4.4-15 Roadway Improvements to Improved 2030 Network
(Not Included in General Plan)..... 4.4-51

4.4-16 Specific Roadway Improvements Under The Proposed General Plan Update
Circulation Element 4.4-53

4.5-1 Special-Status Plant Species Potentially Occurring in Napa County 4.5-16

4.5-2 Napa County Special-Status Wildlife—Habitat and Distribution 4.5-23

4.5-3 Biotic Communities that could be converted to urban or rural land use
under Alternatives A, B, or C Land Use Maps 4.5-49

4.5-4 Biotic Communities Found in the Area Encompassed By Vineyard
Expansion Scenarios 4.5-49

4.5-5 Land Cover Types Containing Sensitive Biotic Communities that could be
converted to urban or rural land use under Alternatives A, B, or C Land Use Maps 4.5-52

4.5-6 Land Cover Types That Contain Sensitive Biotic Communities Found in the Areas
Encompasses By Vineyard Expansion Scenarios..... 4.5-53

4.5-7 Special-Status Species Recorded Occurrences in General Plan Alternative
Plan Areas and Modeled Vineyard Scenario areas..... 4.5-57

4.6-1 Native Fish Species That Occur In the Napa River Watershed 4.6-3

4.6-2 Non-Native Fish Species That Occur in the Napa River Watershed 4.6-4

4.6-3 Fish Species That Occur in Lake Berryessa 4.6-5

4.6-4 Fish Species that Occur in Wooden Valley Creek 4.6-6

4.6-5 Summary of Special Status Fish Species with Potential to Occur in Napa County 4.6-7

4.7-1 Typical A-Weighted Sound Levels of Common Noise Sources..... 4.7-1

4.7-2 County Roads and Highways Noise Modeling Existing Conditions..... 4.7-9

4.7-3 Typical Sound Levels Generated by Small Aircraft (dBA) 4.7-15

4.7-4 Estimated Distance to dBA Contours from Farming Activities..... 4.7-15

4.7-5 Representative Sound Levels for Winery Activities 4.7-16

4.7-6 Construction Equipment Noise Emission Levels..... 4.7-18

4.7-7 Reductions in Noise Levels in Relation to Distance from Construction Activities 4.7-18

4.7-8 County Noise Ordinance Exterior Noise Limits..... 4.7-20

4.7-9 Noise Limits for Construction Activities..... 4.7-20

4.7-10 Napa County Land Use Compatibility Guidelines (dBA, L_{dn})..... 4.7-21

4.7-11 Napa County Recommended Maximum Interior Noise Level
Criteria for Intermittent Noise 4.7-22

4.7-12 County Roads and Highways Noise Modeling for Alternatives
A, B and C for Year 2030 4.7-31

4.8-1 Ambient Air Quality Monitoring Data For Napa (2552 Jefferson Street) 4.8-3

4.8-2 Ambient Air Quality Monitoring Data For Vallejo (304 Tuolumne Street) 4.8-4

4.8-3 Federal And State Ambient Air Quality Standards..... 4.8-6

4.8-4 2006 Napa County Attainment Status for State and Federal Standards 4.8-27

4.8-5 CARB Recommended Setback Distances for Common Sources of Toxic
Air Contaminants 4.8-16

TABLE OF CONTENTS

4.8-6 Projected Population and VMT Growth in Napa County by Year 2030 4.8-19

4.8-7 Transportation Control Measures (TCMs) Supported by the Existing (1983)
General Plan 4.8-20

4.8-8 Napa County General Plan Update Wood smoke Emissions Based on
Air Quality Modeling 4.8-24

4.8-9 Modeled 8-Hour Carbon Monoxide Concentrations Along Major Napa
County Roadways for Different Roadway Improvement Scenarios for
Year 2030 by Alternative (in PPM) 4.8-34

4.9-1 Federal and State Databases for Hazardous Materials 4.9-1

4.9-2 Potential Risk to Human Health Classification Descriptions Based on BDR Data 4.9-3

4.9-3 Pesticide Persistence in Soil 4.9-6

4.9-4 Fire Hazard Severity Ranking per Evaluation Area 4.9-11

4.9-5 Summary of Hazardous Materials Regulatory Authority 4.9-16

4.9-6 Other Applicable Hazardous Material Regulations 4.9-19

4.10-1 Magnitude and Intensity Comparison 4.10-2

4.10-2 Typical Effects of Earthquake Activity 4.10-5

4.10-3 Faults in the Vicinity of Napa County 4.10-7

4.11-1 Major Storage Facilities in Napa River Watershed 4.11-2

4.11-2 Beneficial Management Practices Applied in Napa County 4.11-43

4.11-3 Increases in Non-Point Loading of Total Dissolved Nitrogen
and Phosphorus by Basin 4.11-52

4.11-4 Vineyard Development Scenarios and Increases in Channel Runoff
Volume by Evaluation Area 4.11-69

4.11-5 Vineyard Development Scenarios and Increases in Maximum
Discharge by Gaging Station 4.11-70

4.11-6 Significant Increases in 100-year Peak DISCHARGE AND Water
Surface Elevation by Gaging Station 4.11-75

4.12-1 Previously Recorded Archaeological and Historical Sites in Napa County 4.12-9

4.12-2 State and Federally Listed Historic Resources in Napa County 4.12-9

4.13.1-1 Emergency Medical Response Providers in Napa County 4.13-1

4.13.2-1 Napa County Sheriff’s Department Stations 4.13-10

4.13.2-2 City Police Stations in Napa County 4.13-10

4.13.3-1 City of American Canyon Available Water Supply (Acre-Feet) 4.13-16

4.13.3-2 City of American Canyon – Water Demand (2002) 4.13-17

4.13.3-3 City of American Canyon – Projected Water Demand
(Acre-Feet) Through 2030 4.13-17

4.13.3-4 City of Napa – Available Water Supply (Acre-Feet) 4.13-18

4.13.3-5 City of Napa – Water Demand (2002) 4.13-19

4.13.3-6 City of Napa – Projected Water Demand (Acre-Feet) Through 2030 4.13-19

4.13.3-7 Town of Yountville – Water Supply (Acre Feet) 4.13-21

4.13.3-8 Town of Yountville – Water Demand (2001-2002) 4.13-21

4.13.3-9 Town of Yountville – Projected Water Demand (Acre-Feet) Through 2030 4.13-21

4.13.3-10 City of St. Helena – Water Supply (Acre-Feet) 4.13-22

4.13.3-11 City of St. Helena – Water Demand (2002) 4.13-23

4.13.3-12 City of St. Helena – Projected Water Demand (Acre-Feet) Through 2030 4.13-23

4.13.3-13 City of Calistoga – Water Supply (Acre-Feet) 4.13-25

4.13.3-14 City of Calistoga – Water Demand (2001 – 2002) 4.13-25

4.13.3-15 City of Calistoga – Projected Water Demand (Acre-Feet) Through 2030 4.13-26

4.13.3-16 Circle Oaks County Water District – Water Supply (Acre-Feet) 4.13-26

4.13.3-17 Circle Oaks County Water District – Water Demand (2002) 4.13-27

4.13.3-18 Circle Oaks County Water District – Projected Water Demand

TABLE OF CONTENTS

(Acre-Feet) Through 2030	4.13-27
4.13.3-19 Congress Valley Water District – Water Supply (Acre-Feet)	4.13-28
4.13.3-20 Congress Valley Water District – Water Demand (2002)	4.13-28
4.13.3-21 Lake Berryessa Resort Improvement District – Water Supply (Acre-Feet)	4.13-29
4.13.3-22 Lake Berryessa Resort Improvement District – Water Demand (2001 – 2002)	4.13-29
4.13.3-23 Lake Berryessa Resort Improvement District – Distribution and Storage Capacity ..	4.13-30
4.13.3-24 Napa – Berryessa Resort Improvement District – Water Supply (Acre-Feet)	4.13-30
4.13.3-25 Napa – Berryessa Resort Improvement District – Water Demand (2001 – 2002)	4.13-31
4.13.3-26 Napa – Berryessa Resort Improvement District – Treatment and Storage Capacity	4.13-31
4.13.3-27 Spanish Flat Water District – Water Supply (Acre-Feet)	4.13-32
4.13.3-28 Spanish Flat Area – Water Demand (2002)	4.13-32
4.13.3-29 Berryessa Pines Area – Water Demand (2002)	4.13-32
4.13.3-30 Spanish Flat Treatment and Storage Capacity	4.13-33
4.13.3-31 Spanish Flat Distribution Storage Capacity	4.13-33
4.13.3-32 Berryessa Pines Area Treatment and Storage Capacity	4.13-34
4.13.3-33 Napa County Public Water Supply Providers and Planned Improvements	4.13-34
4.13.3-34 Private Water Supply Providers	4.13-35
4.13.3-35 Summary of Projected Unincorporated Area Main Basin Water Supplies	4.13-41
4.13.3-36 Comparison of Projected Unincorporated Area Main Basin Water Supply and Demand	4.13-41
4.13.3-37 Comparison of Combined Incorporated and Unincorporated Area Main Basin Water Supply and Demand	4.13-42
4.13.3-38 Types of Potential Environmental Impacts that could be caused by New Water Supply Projects, Water Rights Transfers, and Related Infrastructure	4.13-43
4.13.4-1 Sewer Service Providers	4.13-49
4.13.5-1 Approval Dates of AB 939 Planning Documents	4.13-58
4.13.6-1 Napa County School Districts	4.13-60
4.13.7-1 Existing Energy Producing Facilities in Napa County	4.13-65
4.13.7-2 Napa County Vehicle Energy Consumption Gasoline (1993-2003)	4.13-69
4.13.7-3 Napa County Vehicle Energy Consumption Diesel (1997-2003)	4.13-69
4.13.8-1 Napa County Social Services	4.13-74
5.0-1 Regional Growth Projections for the Year 2030	5.0-2
5.0-2 Approved or Pending Development Projects	5.0-4
5.0-3 Cumulative Traffic Contribution by Napa County On Selected Regional Facilities	5.0-11
6.0-1 County Roads and Highways Noise Modeling Alternative E Year 2030 Conditions	6.0-47
6.0-2 Summary Comparison of Alternatives	6.0-68

LIST OF FIGURES

FIGURE NUMBER	PAGE
3.0-1 Regional Location Map	3.0-3
3.0-2 Project Location Map.....	3.0-5
3.0-3 Alternative A – Existing Plan Alternative	3.0-15
3.0-4 Alternative B – Plan Update Alternative.....	3.0-19
3.0-5 Angwin Scenarios Under Alternative B	3.0-21
3.0-6 Alternative C – Plan Update Alternative 2.....	3.0-25
3.0-7 Angwin Scenarios Under Alternative C	3.0-27
3.0-8 Proposed American Canyon Rural Urban Limit Line Under Alternative C.....	3.0-29
3.0-9 Proposed General Plan Circulation Diagram.....	3.0-32
4.1-1 Existing Agriculture	4.1-3
4.1-2 State Designated Important Farmlands.....	4.1-7
4.1-3 Napa County Williamson Act Lands 2005	4.1-17
4.2-1 Existing Land Use	4.2-3
4.2-2 Existing General Plan Land Use Map	4.2-15
4.2-3 Land Use Compatibility Plan Napa County Airport Location of Napa Pipe Within Compatibility Zone D.....	4.2-23
4.4-1 Existing Napa County Roadway Network.....	4.4-3
4.4-2 Weekend Minus Weekday Peak Hour Traffic.....	4.4-12
4.4-3 Napa County Bicycle Network	4.4-21
4.5-1 Biotic Communities	4.5-3
4.5-2 Major Features of the Napa River Watershed.....	4.5-9
4.5-3 Sensitive Biotic Communities.....	4.5-13
4.5-4 Special-Status Plant Species Occurrences.....	4.5-29
4.5-5 Special-Status Animal Species Occurrences.....	4.5-31
4.5-6 Major Wildlife Movement Corridors in Napa County	4.5-35
4.7-1 Napa County Airport Noise Contours 2002.....	4.7-5
4.7-2 Noise Contours for Angwin-Virgil O Parrett Field	4.7-7
4.7-3 Napa County Airport Noise Contours 2022.....	4.7-39
4.9-1 Public and Private Airports in the County	4.9-9
4.9-2 Wildland Fire Risk Evaluation in Napa County.....	4.9-13
4.10-1 Surficial Deposits.....	4.10-3
4.10-2 Napa County Fault Features.....	4.10-7
4.10-3 Liquefaction.....	4.10-11
4.10-4 Napa County Soils.....	4.10-15
4.11-1 Major Watersheds	4.11-3
4.11-2 Isohyetal Map	4.11-7
4.11-3 Hydrological Features.....	4.11-9
4.11-4 Monthly Hydrographs for Napa River and Putah Creek.....	4.11-11
4.11-5 Flood Zones	4.11-15
4.11-6 Three Largest Groundwater Basins in Napa County	4.11-16
4.11-7 Total Vineyard Distribution by Evaluation Area per Vineyard Layout Scenario.....	4.11-39
4.11-8 New Vineyard Distribution by Evaluation Area per Vineyard Layout Scenario	4.11-40
4.12-1 Archaeological and Historical Resource Sensitivity Map	4.12-13
4.14-1 Viewsheds.....	4.14-3
4.14-2 Scenic Corridors.....	4.14-5
4.14-3 Ridgelines	4.15-7
6.0-1 Alternative D Land Use Map	6.0-7

TABLE OF CONTENTS

6.0-2 Alternative E..... 6.0-35