



**City of American Canyon  
Active Community Development Projects  
July 2024**

<b>Project Applications Under Review</b>						
<b>No.</b>	<b>Project Name</b>	<b>Applicant</b>	<b>Description</b>	<b>Location/Area</b>	<b>Application Status</b>	<b>Planner</b>
1.	Canyon Café Food Truck Design Permit (PL23- 0020)	Michael Lara	Park a Stationary Food Truck at the front of Canyon Café restaurant with operating hours: Mon - Sun, 7am - 11pm	3845 Broadway 0.63 acres	10/2/23 Application submitted 10/12/23 Comments to applicant 4/12/24 Application resubmitted 5/3/24 Comments to applicant 5/20/24 Application resubmitted 6/21/24 Comments to applicant	William He
2.	SDG 220 Conditional Use Permit (PL23-0017)	SDG Commerce 220, LLC	Conditional Use Permit for a 220,000 square foot wine warehouse.	1055 Commerce Court 10.17 acres	8/3/23 Application submitted 8/30/23 Comments to applicant 10/6/23 Application resubmitted 10/27/23 EIR 30-day NOP Comment period begins 11/7/23 Comments to applicant 11/17/23 EIR NOP Scoping Meeting 11/27/23 EIR NOP Comment Period ends 1/12/24 Meeting with applicant to discuss administrative draft EIR (ADEIR) 3/26/24 ADEIR submitted 4/15/24 ADEIR comments to applicant 5/10/24 ADEIR resubmitted 6/11/24 DEIR Public Comment Period Begins 7/30/24 Public Comment Workshop	William He

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3.	Crown Hill Minor Modification (PL23-0012)	Crown Hill Stone Supply, LLC	Construct a 4,800 square foot storage building.	650 Green Island Road 5.88 acres	5/22/23 Application submitted 6/13/23 Comments to applicant 1/29/24 Staff checked in with the applicant on project status 6/7/24 Staff checked in with applicant	William He
4.	Crawford Way Multifamily Residential (PL23-0003)	Yeh Area Group	A 100-unit Townhome style apartment homes with sixteen 3-story buildings including a mix of 68 two-bedroom and 32 three-bedroom units.	Northwest corner Crawford Way/SR-29 4.276 acres	1/25/23 Application submitted 2/27/23 Comments to applicant 7/19/23 Application resubmitted 8/16/23 Comments to applicant 12/12/23 Staff checked in with the applicant on project status. 1/25/24 Applicant resubmitted 2/23/24 Comments to applicant 6/26/24 Applicant resubmitted	William He
5.	Ibarra Terminal Conditional Use Permit (PL22-0032)	Ibarra Trucking	Convert an existing residential site into a trucking office with equipment and vehicle storage.	1190 Green Island Road 1.56 acres	12/6/22 Application submitted 12/16/22 Comments to applicant 12/12/23 Staff checked in with applicant on project status 6/7/24 Staff checked in with the applicant on project status	William He
6.	Giovannoni Logistics Center Development Agreement (PL22-0018)	Buzz Oates Construction	Proposed Development Agreement to extend the term of proposed entitlements	East and West of Devlin Road, north of Green Island Road 200 acres	8/1/22 Application submitted 9/1/22 Application on hold pending entitlement approvals 3/23/23 Entitlements approved	Brent Cooper

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7.	Residences at Napa Junction (PL22-0011)	American Canyon Ventures LLC	453 multi-family rental dwellings with associated parking and amenities	1000 Reliant Way / 15 acres	5/2/22 Application submitted 6/1/22 Comments to applicant 7/22/22 Application resubmitted 8/19/22 Comments to applicant 1/11/23 Application resubmitted 2/9/23 Comments to applicant 7/11/23 30-Day NOP Completed 8/11/23 Admin Draft EIR Preparation 1/29/24 Staff checked in with the applicant on project status 6/7/24 Staff checked in with the applicant on project status	William He
8.	Sun Square Mixed Use Apts Minor Modification (PL24-0003)	Max Konan	Modify site plan to reduce 1 parking space, revise landscaping plan, and widen sidewalk along front setback.	425 Napa Junction Rd/ 1 acre	1/29/24 Application Submitted 2/28/24 Comments to applicant 4/11/24 Application resubmitted 5/8/24 Comments to applicant 6/10/24 Application resubmitted 7/3/24 Comments to applicant	William He
9.	Outfront Billboards Zone Change (PL24-0006)	Outfront Media	Zone Change and Development Agreement to convert existing double-sided billboard sign to LED displays	4301 Broadway and 5747 Broadway	3/14/24 Application submitted 4/17/24 Comments to applicant 4/17/24 Application resubmitted	Brent Cooper
10.	NACC Annual DA Review for 2023 (PL24-0008)	G3 Enterprises	Annual Report of NACC Development Agreement	Site SE of S.Kelly Rd and Devlin Rd intersection	4/29/24 Application submitted 5/21/24 CC Approved	Brent Cooper
11.	Oat Hill / Domaine Apts Parcel A Minor Modification for Architecture (PL24-0009)	Russell Square	Change architecture of Oat Hill Parcel A apartments	300 Opus Ln	5/1/24 Application Submitted 5/21/24 Comments to applicant 5/31/24 Application resubmitted 7/30/24 PC Hearing	William He

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12.	Oat Hill / Domaine Apts Parcel B Minor Modification for Architecture (PL24-0010)	Russell Square	Change architecture of Oat Hill Parcel B apartments	100 Chennault Way	5/1/24 Application Submitted 5/21/24 Comments to applicant 5/31/24 Application resubmitted 7/30/24 PC Hearing	William He
13.	Watson Ranch Harvest Minor Modification 2024 (PL24-0011)	DR Horton	Addition of Plan 1891 to existing 3 types of plans in Harvest Subdivision	100 Cartier St	5/14/24 Application Submitted 5/31/24 Minor Mod Approved	William He
14.	Watson Ranch Lot 7 Subdivision Map (PL24-0011)	KB Homes	Development of 136 single-family homes on a 12.86-acre site in the Watson Ranch MDR-16 Zone	West of Marcus Rd and Cartier St intersection / 12.86-acres	6/26/24 Applications submitted	William He
15.	Watson Ranch Lot 7 Design Permit (PL24-0012)	KB Homes	Development of 136 single-family homes on a 12.86-acre site in the Watson Ranch MDR-16 Zone	West of Marcus Rd and Cartier St intersection / 12.86-acres	6/26/24 Applications submitted	William He
16.	Oat Hill Parcel A Walls Minor Modification (PL24-0014)	Russell Square	Development of CMU walls and soil nail walls in Oat Hill Parcel A	100 Opus Ln	6/7/24 Application submitted 7/30/24 PC Hearing	William He
17.	Oat Hill Parcel B Walls Minor Modification (PL24-0015)	Russell Square	Development of CMU walls in Oat Hill Parcel B	100 Chennault Way	6/7/24 Application submitted 7/30/24 PC Hearing	William He
18.	21 Capri Ct Variance (PL24-0019)	DR Horton	Reduce rear setback requirement for model home at 21 Capri Ct in Harvest Subdivision	21 Capri Ct 4,756 SF	7/15/24 Application submitted	William He

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19.	Tractor Supply Side Lot Minor Modification (PL24-0020)	Tractor Supply Co.	Addition of an exterior Garden Center with two canopies and a drive-through lane in a fenced area for the existing Tractor Supply Store.	418 Napa Junction Rd 1 acre	7/16/24 Application Submitted	William He

<b>Major Building/Grading Permits</b>					
<b>Project Name</b>	<b>Description</b>	<b>Location</b>	<b>Area</b>	<b>Status</b>	<b>Staff Liaison</b>
1. Hampton Inn Improvement Plans (DV23-0002)	Site improvements for a 3-story, 112 room Hampton Inn Hotel.	3443 Broadway	2.52 acres	1/24/23 Application submitted 3/17/23 Comments to applicant 9/21/23 Water Supply Report approved 12/12/23 Staff contacted applicant for a project status update 2/13/24 1 <sup>st</sup> Submittal Received 3/16/24 1 <sup>st</sup> PC Comments returned 4/3/24 2 <sup>nd</sup> Submittal Received 4/29/24 2 <sup>nd</sup> PC Comments Returned 5/31/24 3 <sup>rd</sup> Submittal Received 6/24/24 3 <sup>rd</sup> PC Comments Returned	Edison Bisnar
2. Hampton Inn (BP24-0124)	Development of a 3-story 112-room Hampton Inn Hotel.	3443 Broadway	2.52 acres	3/5/24 Application submitted 4/2/24 Comments to applicant	Ron Beehler
3. Napa Valley Ruins and Gardens Building Retrofit (BP23-0010)	Level 1 and level 2 retrofit of Buildings 2, 3, 4, 5, 7 at the American Canyon Ruins.	Southwest corner Rio Del Mar East/Rolling Hills Drive	29 acres	1/4/23 Application submitted 1/20/23 Comments to applicant 9/28/23 Status outreach to applicant	Ron Beehler
4. Oat Hill Domaine Mass Grading (DV22-0004)	Mass grading for Parcel A and B	Western terminus Napa Junction Road	20.8 acres	4/21/22 Application submitted 10/20/22 Grading Permit Approved 7/22/24 Mass Grading in Parcel A in Progress	Edison Bisnar
5. Oat Hill Domaine Residential Building Plan Check (BP22-0733)	Plan check for the 15-Unit Apartment Building (Bldg 100)	Western terminus Napa Junction Road	N/A	1/11/23 Application submitted 2/8/23 Comments to applicant 4/14/23 Permit resubmitted 4/27/23 Comments to applicant 12/12/23 Resubmittal received 12/19/23 Master Plans Approved	Ron Beehler
6. Oat Hill Domaine Residential Building Plan Check (BP22-0736)	Plan check for the 18-Unit Apartment Building (Bldg 200)	Western terminus Napa Junction Road	N/A	1/11/23 Application submitted 2/8/23 Comments to applicant 4/14/23 Permit resubmitted 12/12/23 Resubmittal received 12/19/23 Master Plans Approved	Ron Beehler

7. Oat Hill Domaine Parcel A Improvement Plan (DV22-0006)	Precise grading, utilities for the Oat Hill Residential Project	Western terminus Napa Junction Road	10 acres	12/8/22 Application submitted 12/20/23 Improvement Plans approved 7/22/24 Mass grading in progress	Edison Bisnar
8. Oat Hill Domaine Parcel B Improvement Plan (DV22-0007)	Precise grading, utilities for the Oat Hill Residential Project	Western terminus Napa Junction Road	10.8 acres	12/8/22 Application submitted 8/15/23 Improvement Plans approved 7/22/24 Building construction in progress	Edison Bisnar
9. Oat Hill Domaine Parcel B Clubhouse Building Permit (BP22-0734)	Clubhouse building on Parcel B (Lower Parcel)	100 Chennault Way	N/A	12/15/22 Application submitted 8/15/23 Improvement Plan DV22-0007 approved 1/29/24 Response to Building comments outstanding 2/12/24 Resubmittal received 2/20/24 Comments to applicant 2/26/24 Resubmittal received 2/26/24 Permit Approved	Ron Beehler

<b>Major Building/Grading Permits</b>					
<b>Project Name</b>	<b>Description</b>	<b>Location</b>	<b>Area</b>	<b>Status</b>	<b>Staff Liaison</b>
10. Oat Hill Domaine Parcel A Maintenance Building Permit (BP22-0737)	Maintenance building on Parcel A (Upper Parcel)	801 Opus Way	N/A	12/15/22 Application submitted 9/29/23 Requires Improvement Plan DV22-0006 approval and conditions of approval satisfied 1/4/24 Resubmittal received 1/5/24 Comments to applicant	Ron Beehler
11. Oat Hill Domaine Parcel A Pool Building Permit (BP22-0739)	Pool building on Parcel A (Upper Parcel)	301 Opus Way	N/A	12/15/22 Application submitted 9/29/23 Requires Improvement Plan DV22-0006 approval and conditions of approval satisfied 1/4/24 Application submitted 1/5/24 Comments to applicant	Ron Beehler
12. Oat Hill Domaine Parcel A Clubhouse Building Permit (BP22-0740)	Clubhouse building on Parcel A (Upper Parcel)	300 Opus Way	N/A	12/15/22 Application submitted 9/29/23 Requires Improvement Plan DV22-0006 approval and conditions of approval satisfied 1/9/24 Resubmittal received 1/16/24 Comments to applicant	Ron Beehler
13. SDG 217 Warehouse Building Permit (BP22-0436)	Building Permit for a 217,294 sqft warehouse	1075 Commerce Ct	10.38 acres	8/18/22 Application submitted 4/10/23 Permit issued	Ron Beehler
14. Napa Cove Improvement Plans and Grading (DV22-0001)	Grading and Improvement plans for the Napa Cove Apartment project.	3787 Broadway	3.48 acres	1/18/22 Application submitted 2/4/22 First Plan check 3/21/22 Grading permit approved 7/22/24 Construction in progress. Removal of existing poles and undergrounding is complete. Highway 29 widening in progress.	Edison Bisnar
15. Napa Cove Building Permits (BP22-0017, 0018, 0019)	Building Permits for the Napa Cove Apartment Project	3787 Broadway	3.48 acres	1/19/22 Application submitted 2/1/22 First Plan check 3/21/22 Permits issued	Ron Beehler



<p>16. PG&amp;E Regional Center Improvement Plans (DV21-0018)</p>	<p>Improvement plans for the PG&amp;E Regional Center</p>	<p>500 Boone Drive</p>	<p>24.5 acres</p>	<p>10/19/21 Application submitted                  12/01/21 First Plan Check                  01/13/22 Second Plan Check                  02/14/22 Third Plan Check                  02/22/22 Improvement Plans Approved                  7/22/24 Project is 100% complete</p>	<p>Edison Bisnar</p>
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<b>Major Building/Grading Permits</b>					
<b>Project Name</b>	<b>Description</b>	<b>Location</b>	<b>Area</b>	<b>Status</b>	<b>Staff Liaison</b>
17. Watson Ranch Lot 10 Harvest Rough grading and Subdivision Improvement Plans (DV21-0014, 0015)	Rough grading and site improvements for WRSP Lot 10 Harvest	Northeast corner Marcus Road/Rio Del Mar East	27.17 acres	11/08/21 Application submitted 12/08/21 First Plan Check 01/03/22 Second Submittal 01/13/22 Second Plan Check 01/21/22 Third Submittal 1/24/22 Rough Grading Permit Approved 7/22/24 construction in progress. All roads and utilities are complete. 83 of 219 houses are occupied. 38% complete.	Edison Bisnar
18. Watson Ranch Lot 10 Harvest Model Home Building Permits (BP21-0522, 0523)	Harvest Model Homes for Watson Ranch Lot 10	Northeast corner Marcus Road/Rio Del Mar East	27.17 acres	12/02/21 Application submitted 12/20/21 First Plan Check 02/10/22 Second Submittal 2/18/22 Second Plan Check 4/5/22 Applicant Submittal 4/7/22 Permit approved 9/2/22 Deferred Submittal 9/7/22 Permit approved 12/31/23 51 homes finalized	Ron Beehler
19. Lemos Pointe Building Permit (BP21-0291 – BP21-0298)	186 modular affordable apartment units	Northwest corner Marcus Road/Rio Del Mar East	6.7 acres	6/28/21 Application submitted 11/23/21 Building Permits issued	Ron Beehler
20. Lemos Pointe Grading Permit (DV21-0007)	Rough grading for the Lemos Point Apartment Project	Northwest corner Loop Road/Rio Del Mar	6.7 acres	6/9/21 Application submitted 8/9/21 Application approved. 7/22/24 Complete	Edison Bisnar
21. Watson Ranch Lot 14/15 (Artisan) Model Home Building Permits (BP21-0513, 0514, 0515)	Model Homes for Watson Ranch Lot 14/15.	Northern terminus of Summerwood	11.97 acres	11/30/21 Application submitted 5/4/22 Permits approved 9/1/22 Permits issued 5/30/23 15 homes finalized 12/31/23 71 homes finalized	Ron Beehler

22. Watson Ranch Lot 14/15 Improvements (DV21-0013)	Rough grading and civil improvements. 98 single family lots with public streets and utilities	Watson Ranch north of Summerwood Drive	11.97 acres	11/15/21 Grading Permit approved 1/28/22 Improvement Plans Approved 7/22/24 Construction Complete. 100% occupied	Edison Bisnar
23. SDG 217 Improvements (DV22-0016)	Rough grading and civil improvements. 217,294 square feet wine warehouse and extension of bike path from Eucalyptus from end of Wetlands Edge Ct. to Eucalyptus Dr.	1075 Commerce Court	10.39 acres	3/28/23 Grading Permit and Civil Improvements Approved 12/6/23 Bike Path Extension Plans Approved 7/22/24 Project complete	Edison Bisnar
24. Napa Valley Casino Temporary Parking (DV20-0012)	Temporary parking with 39 stalls along Donaldson Way.	3466 Broadway		7/19/23 Approved Grading Permit and Improvement Plans.	Edison Bisnar

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25. Home2Suites Building Permit (BP19-0499)	Building permit for 102 room hotel.	3701 Main Street	2.0 acres	12/3/19 Application submitted 8/9/22 BP Issued	Ron Beehler
26. Fume Commercial Cannabis Will Serve (DV20-0014)	Extend reclaimed water line to supply irrigation demand of the project.	180 Klamath Court	1.37 acres	12/16/20 Will serve and wastewater study received 1/28/21 PC approved the CUP 3/26/21 Will Serve comments to the applicant. 7/22/24 No activity	Edison Bisnar
27. Canyon Estates (DV18-0023)	Improvement plans, grading plans, potable water pump station plans and Final Map.	Northeast corner Silver Oak/ Newell Drive	35 acres	10/31/18 Applicant submitted 4/17/19 3 <sup>rd</sup> submittal received 5/22/19 Pump station submittal received 6/13/19 Grading and Improvement Plan Comments to applicant 7/14/20 Preconstruction meeting 3/19/21 Preconstruction meeting 3/22/21 Begin Construction 11/10/22 Civil Improvements 95% complete 9/1/23 On-site civil improvements and off-site water and recycled water complete. Newell Drive improvements 95% complete. 7/22/24 Complete.	Edison Bisnar
28. 236 Canyon Estates Court (BP23-0823)	Building Permit for a new single-family house and ADU.	236 Canyon Estates Court	0.53 acres	12/7/23 Application Submitted 1/2/24 Comments to applicant 3/22/24 Application resubmitted 4/3/24 Comments to applicant	Ron Beehler

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29. Copart (DV20-0008)	Grading permit for an auto storage lot and office building Conditional Use Permit PL18-0019.	1587 and 1660 Green Island Road	20 acres	4/23/20 On-site private wastewater treatment system application submitted to the County 5/12/22 Grading Permit approved 4/18/24 Civil Improvements are 90% complete 7/22/24 95% Complete	Edison Bisnar
30. Home2Suites Will Serve and Improvement Plan (DV19-0015)	Will serve application and improvement plans for a 102-room hotel.	3701 Main Street	2.0 acres	9/5/19 Will Serve Application submitted 5/25/20 Improvement Plan Application submitted 6/10/21 Improvement Plan approved 4/5/22 Council approved fee reimbursement request 8/10/22 2 <sup>nd</sup> Change Plan Approved 4/18/24 Main Street is 50% complete. Onsite construction in progress. 7/22/24 Construction in progress	Edison Bisnar
31. PG&E Regional Center Improvement Plans (DV21-0018)	Improvement plans for the PG&E Regional Center	500 Boone Dr	24.5 acres	10/19/21 Application submitted 2/23/22 Improvement Plans approved 7/22/24 Complete	Edison Bisnar
32. PG&E Regional Center (BP21-0557, BP21-0558, and BP21-0559)	Development of an operations, logistics, and fleet building for a PG&E regional center.	500 Boone Dr	24.5 acres	1/3/22 Applications submitted 8/11/22 Building permits issued 2/15/24 TCO application received 2/27/24 TCO application approved 4/19/24 Certificates of Occupancy issued	Ron Beehler

33. Single Family Home Improvement Plans (DV21-0019)	Improvement plan for a new single- family home.	219 Rio Del Mar	0.66 acres	11/17/21 Application submitted 5/12/22 Second Plan Check comments 9/23/22 Applicant explained project is on Hold	Edison Bisnar
34. Chicken Guy Improvement Plan (DV23-0015)	New 2,818 sqft restaurant	200 American Canyon Road	1.03 acres	8/16/23 Application submitted 9/5/23 Plans submitted 3/6/24 Improvement Plans approved 4/18/24 Construction in progress.	Edison Bisnar
35. Chicken Guy Restaurant Building Permit (BP23-0616)	New 2,818 sqft restaurant	200 American Canyon Road	1.03 acres	8/15/23 Application submitted 3/7/24 Permit Issued	Ron Beehler
36. Two-story Four-plex (BP23-0628)	New 5,344 sqft two-story four-plex apartment	6 Donaldson Way	0.3 acres	8/24/23 Application submitted 9/8/23 Comments to applicant 3/1/24 Application resubmitted 3/25/24 Comments to applicant	Ron Beehler
37. Sun Square Mixed Use Buildings Phase I (BP24-0131)	New 5,781 sqft mixed-use building	425 Napa Junction Rd	1.0 acre	3/11/24 Application submitted 4/10/24 Comments to applicant	Ron Beehler
38. Watson Ranch Lot 7 (DV24-0005)	Mass grading of Watson Ranch Large Lot 7	Vacant lot north of Lemos Pointe Apts in Watson Ranch	12.86 acres	3/26/24 1 <sup>st</sup> Submittal received 4/8/24 1 <sup>st</sup> PC comments returned 4/15/24 2 <sup>nd</sup> Submittal received 4/18/24 2 <sup>nd</sup> PC comments returned 4/22/24 3 <sup>rd</sup> Submittal received 4/25/24 3 <sup>rd</sup> PC comments returned 6/3/24 4 <sup>th</sup> Submittal Received 6/10/24 Grading Permit Approved 7/22/24 Grading in progress	Edison Bisnar

39. Sun Square Improvement Plans (DV23-0013)	Site Improvement for Sun Square	425 Napa Junction Road	1.0 acre	3/29/24 1 <sup>st</sup> submittal received 4/12/24 1 <sup>st</sup> PC comments returned 6/7/24 2 <sup>nd</sup> submittal received 6/21/24 3 <sup>rd</sup> PC comments returned	Edison Bisnar
40. Promontory Subd Rough Grading (DV23-0018)	Mass Grading for 216 single-family lots with 54 junior ADU subdivision	Watson Ranch Newell Property	23 acres	9/13/23 1 <sup>st</sup> submittal received 12/8/23 1 <sup>st</sup> PC comments returned 4/18/24 2 <sup>nd</sup> submittal received 6/9/24 2 <sup>nd</sup> PC comments returned	Edison Bisnar
41. Promontory Subd Improvement Plan (DV23-0018)	Improvement Plans for 216 single-family lots with 54 junior ADU subdivision	Watson Ranch Newell Property	23 acres	11/3/23 1 <sup>st</sup> submittal received 1/11/24 1 <sup>st</sup> PC comments returned 5/3/24 2 <sup>nd</sup> submittal received 6/20/24 2 <sup>nd</sup> PC comments returned	Edison Bisnar
42. Napa Junction Solar (DV23-0024)	Improvement Plans for 3 MW solar utility facility with RV and boat storage.	5381 Broadway	6.68 Acres	12/11/23 1 <sup>st</sup> submittal received 2/9/24 2 <sup>nd</sup> submittal received 3/18/24 3 <sup>rd</sup> submittal received 4/29/24 4 <sup>th</sup> submittal received 5/14/24 5 <sup>th</sup> submittal received 6/5/24 Grading Permit approved	Edison Bisnar
43. Napa Junction Mini Storage (DV24-0008)	540 unit mini storage facility	4484 Hess Road	5.84 acres	6/7/24 1 <sup>st</sup> Submittal received 7/10/24 1 <sup>st</sup> PC comments returned	Edison Bisnar
44. Giovannoni Mass Grading (DV24-0009)	Mass Grading for the Giovannoni Logistics Center	Green Island Road	70.2 acres	6/17/24 1 <sup>st</sup> submittal received 7/22/24 1 <sup>st</sup> PC comments returned	Edison Bisnar

<b>Major City-Initiated Projects</b>					
<b>Project Name</b>	<b>Description</b>	<b>Location</b>	<b>Area</b>	<b>Status</b>	<b>Staff</b>
1. Accessory Dwelling Unit Ordinance update	Amendments to the ADU Ordinance that respond to comments from HCD	Citywide	N/A	10/4/23 Comment letter from HCD 1/10/24 Drafting updates. 2/22/24 PC Hearing Approved 3/19/24 CC Hearing First Reading Approved	Brent Cooper
2. Density Bonus Ordinance Update and Housing Element Implementation	Amendments to the Density Bonus Ordinance and Municipal Code updates to implement the Housing Element	Citywide	N/A	1/10/24 Drafting updates. 2/22/24 PC Hearing Approved 3/19/24 CC Hearing First Reading Approved	Brent Cooper
3. Comprehensive General Plan Update	Review and update to bring the General Plan into conformance with current State standards and community values	Citywide	N/A	7/1/19 Drafting a Request for Proposal (RFP) 1/13/22 Modified "fast-track" technical update scope approved 6/7/22 City Council NOP approved 9/1/22 Administrative draft elements reviewed by staff 3/15/23 Administrative draft EIR received. 9/19/23 CC Land Use Map Review	Brent Cooper



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4. Paoli/Watson Lane Annexation (PL19-0003)	General Plan Amendment, rezoning, and annexation of the Paoli/Watson Lane Property.	Southeast of Paoli Loop/SR-29	80 acres	9/5/17 City Council authorization to proceed 5/28/20 City received a Property Owner notice of intent to circulate a petition to annex the Paoli Loop/Watson Lane Property. 5/16/22 Annexation efforts returned to City initiated. Consultant preparing CEQA scope documents. 9/7/22 NOP Comment period begins 9/21/22 NOP Workshop 3/14/23 45-Day EIR Review period begins. Ends on 4/28/23. 4/27/23 PC EIR Workshop 5/1/23 Preparing Response to Comments 10/26/23 PC Hearing 11/7/23 CC EIR, GPA, ZC First Reading approved 11/14/23 ALUC Application submitted 2/2/24 ALUC Application approved 2/20/24 Prezoning 2 <sup>nd</sup> Reading scheduled	City Manager

<b>Major Regional Projects</b>					
<b>Project Name</b>	<b>Description</b>	<b>Location</b>	<b>Area</b>	<b>Status</b>	<b>Staff Liaison</b>
1. <a href="#">Napa Valley Transportation Authority 2045 Countywide Transportation Plan</a>	Update the 2015 NVTA Countywide Plan with new mobility priorities for the next 25 years.	Napa County	N/A	8/19 Project Kick-off 9/19 – 01/20 Public Input 01/21 Drafting the Plan 5/2021 Plan approved.	Alberto Esqueda (NVTA)
2. <a href="#">Regional Working Group on Climate Change</a>	Countywide Working Group to evaluate efforts to adopt policies that will combat climate change.	Countywide	N/A	1/16/24 City approved a General Fund appropriation for City’s share to prepare a Regional climate Action and Adaptation Plan (RCAAP)	Leon Garcia Mark Joseph
3. <a href="#">Napa Valley Transportation Authority Highway 29 PID Study</a>	Project Initiation Document (PID) for Highway 29 through American Canyon	American Canyon	N/A	10/4/21 NVTA and American Canyon workshop 2/16/22 NVTA Board of Directors voted to remove the six-lane option from future study. 1/16/24 City approved Cooperative Agreement 04-2957 with Caltrans and NVTA for Project Approval and Environmental Document phase	Danielle Schmitz (NVTA)
4. <a href="#">Napa County Airport Land Use Compatibility Plan Update</a>	Napa County Airport Land Use Compatibility Plan Update and associated CEQA documentation	Napa County Airport Compatibility Zones	N/A	January 2021 Board of Supervisors initiated Airport Land Use Compatibility Plan update 12/13/22 County selects aviation consultant Mead and Hunt 2/1/23 First working group meeting 4/12/23 Second meeting 6/22/23 Third meeting 11/16/23 Fourth meeting 12/14/23 City comments to Napa County	Brent Cooper