



COUNTY OF SANTA BARBARA

Planning and Development

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December 23, 2020
NOTICE OF AVAILABILITY OF THE
DRAFT NEGATIVE DECLARATION FOR THE PROPOSED
Tyler Tier II Winery
Case No. 19DVP-00000-00025

PROJECT DESCRIPTION: The applicant proposes three buildings (two winery buildings, one accessory barn), tasting by appointment only, 6 annual special events, and 6 annual organized gatherings at 4805 Highway 246, Lompoc, CA.

PROJECT LOCATION: The project is located at APN 099-100-045, known as 4805 Highway 246 in the Lompoc area, Third Supervisorial District.

PUBLIC COMMENT: Santa Barbara County P&D is soliciting comments on the adequacy and completeness of the Draft Mitigated Negative Declaration (20NGD-00000-00012). You may comment by submitting written or oral comments to the project planner identified below prior to the close of public comment on **January 22, 2021 at 5 p.m.**

PROJECT DETAILS: The applicant proposing a development plan allowing for the construction of a new winery facility. The facility would consist of two separate winery buildings, an accessory barn for agricultural storage, and an increase in the vineyard acreage under production onsite from 27.9 acres to 28.4 acres. The Winery Structural Development area would total 19,980 square feet. The proposed project will host wine tasting by appointment only, seven days a week, from 10:00 AM to 4:00 PM. Staffing will consist of two (2) full time office/admin staff, one (1) full time tasting room staff, one (1) part time tasting room staff, two (2) full time winery production staff and two (2) seasonal staff during harvest and crush. Winery production activities will occur daily between the hours of 8:00 AM and 5:00 PM. During harvest and crush, hours will be from 6:00 AM to 8:00 PM. There will be no industry-wide events; however, the winery will host up to six special events annually with up to 150 guests, including one (1) pick up party a year accommodating 100-150 guests. The winery will also host up to six Organized Gatherings with up to 80 guests. There will be no outdoor amplified music at the special events, and the gathering will take place in and around Building 1 and 2. The hours for the special events would fall within the hours stated above for appointment tasting.

ENVIRONMENTAL REVIEW FINDINGS: P&D has prepared a Draft Mitigated Negative Declaration (20NGD-00000-00013) pursuant to Section 15073 of the State Guidelines for the Implementation of the California Environmental Quality Act (CEQA) and the County of Santa Barbara Guidelines for the Implementation of CEQA. P&D's issuance of a Mitigated Negative Declaration affirms our opinion that any significant adverse impacts associated with the proposed project may be reduced to a less than significant level with the adoption of mitigation measures and that the project does not require the preparation of an Environmental Impact Report (EIR). The Mitigated Negative Declaration prepared for the project identifies and discusses potential impacts, mitigation measures, residual impacts and monitoring requirements for identified subject areas. Potentially significant but mitigable effects on the environment are anticipated in the following areas: **Aesthetics/Visual Resources, Biological Resources, Cultural Resources, Geological Processes, Land Use, Noise, Public Facilities, Transportation/Circulation and Water Resources/Flooding**. If the project description changes, P&D will require a reevaluation to consider the changes. This reevaluation will be subject to all regular fees and conditions. If you challenge this environmental document in court,

you may be limited to raising only those issues raised by you or others in written correspondence or in hearings on the proposed project.

DOCUMENT AVAILABILITY: If a copy of the Mitigated Negative Declaration is not attached, the draft MND may be obtained and all documents referenced in the ND may be reviewed on our website at: <https://cosantabarbara.box.com/s/3i1fkj9c2xz091o0j1jdl9zvulh94d0w>.

HOW TO COMMENT: Please provide comments to the project planner, Shannon Reese, at Telephone (805) 934-6261, Fax (805) 934-6258, or Email sreese@co.santa-barbara.ca.us prior to the close of public comment on January 22, 2021 at 5 p.m. Please limit comments to environmental issues such as traffic, biology, noise, etc. You will receive notice of the dates of future public hearings to consider project approval or denial.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in future hearings, please contact Hearing Support Staff (805) 568-2000. Notification at least 48 hours prior to the hearing will enable Hearing Support Staff to make reasonable arrangements.

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