



Mid Placer Fire Authority

P.O. Box 219

Penryn, CA 95663

916 663-3389

A cooperative effort for the improvement of fire and medical emergency services within the Penryn and Newcastle Fire Protection Districts

April 5, 2007

*Community Development Resource Agency
County of Placer*

RE: Pescatore Winery

The above referenced project is within the jurisdiction of the Newcastle Fire Protection District and we will serve the project.

An on site inspection was made for the project and it has been determined that the developer will be required to meet the following standards:

- *Driveway to be realigned and widened to 16' at the uppermost portion to allow for an acceptable turning radius for fire apparatus;*
- *The access gate shall be realigned and widened, allowing for 2' greater in width than that of the driveway;*
- *Driveway to be not less than 12' in width between the upper and lower turns;*
- *Driveway to be paved to a point past the final turn into the winery building;*
- *Parking along driveway shall not be allowed, posting shall so indicate;*
- *A Hammerhead-style turnaround shall be provided at the area in front of the winery at the location where parking is currently allowed, this area shall not be a part of the new parking plan;*
- *A single parking space will be allowed for special needs access at the area that is currently the patio – this shall be signed;*
- *Developer shall provide a minimum of 2500 gallons of water in a tank that will be dedicated to fire suppression purposes, with gravity feed to a fire hydrant that will be located in the area of the hammerhead turnaround, in front of the winery. This tank shall be provided with an automatic fill device in order to maintain water delivery and prevent overflow;*

Pescatore Winery – Page 2

- *A parking plan shall be provided to the fire protection agency indicating where and how vehicles will be parked, and indicate an acceptable access to the adjoining parcel;*
- *The area adjacent to the driveway leading to the winery with a grade differential shall have a barrier provided to prevent fire apparatus from driving into the alternate access.*

If I may answer any questions, or be of further service to you, please do not hesitate to call me.

Sincerely,

*David B. Ebert, PhD
Fire Chief*

282