

Sierra Peaks Winery

Year built - Concrete Winery Building & Wine Tasting/Event Performance Patio: 2013/2014

Electrical Power configuration: 240V, 200 amp service.

Owned Propane Tank: 500 gallons

Water/Well information: Well is 850' deep. Residential. Tested at 20 gpm in 1996 (See attached test). There is a 3000 gallon water storage tank.

Septic tank information: Enough for a 3 bedroom home. Located on the west side of the residence.

Solar System configuration information: 28 panels. 8.203 kW. Ground mount

Roof: New roof installed May 2026

Vineyard Soil Type: Sierra Series, Sierra Sandy Loam. See additional attached document for soil analysis dated 2005. Clay soil with decomposed granite in higher vineyard, lower vineyard contains more organic matter.

wine bottles produced annually: 1200 with potential for more.

List of appropriate permits & licenses w/expiration dates:

- California ABC Winegrower 02 license, Temp Suspended (renews annually - \$140)
- Huitaca brand name is Trademarked. Renewed 2024, next renewal in 2034. U.S. Registration Number 4534161
- CDFA Organic Registration for vineyard. Renews April annually (\$25).
- TTB – No bond required but need to inform of new owner.
- California Water Board – Low production qualifies for a waiver.
- CalRecycle – Recycling fee of ten cents per bottle. Qualified for annual reporting. No expiration.

Copy of conditional use permit:

We have a Director's Review and Approval from Fresno County. I was told by Fresno County staff that the DRA transfers with the property; however if not, Fresno County now has several different tiers of wineries that appear to be much easier and less expensive than the Director's Review and Approval prior to 2018.

List of personal property for Winery and the Single Family Residence to be included in the sale.