



E201810000235

# County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING  
STEVEN E. WHITE, DIRECTOR

## NOTICE OF INTENT TO ADOPT A NEGATIVE DECLARATION

**FILED**  
AUG 30 2018 TIME  
12:09 PM  
By [Signature] FRESNO COUNTY CLERK  
DEPUTY

For County Clerk's Stamp

Notice is hereby given that the County of Fresno has prepared Initial Study Application (IS) No. 7440 pursuant to the requirements of the California Environmental Quality Act for the following proposed project:

**UNCLASSIFIED CONDITIONAL USE PERMIT APPLICATION NO. 3608** filed by **LANARE COMMUNITY SERVICE DISTRICT**, proposing to allow the construction and operation of a new 120-foot telecommunication tower on a 50-foot by 50-foot lease area on a 4.85-acre parcel in the AL-20 (Limited Agricultural, 20-acre minimum parcel size) Zone District. The subject parcel is located on the east side of South Grantland Avenue, approximately 1,650 feet north of its intersection with West Mount Whitney Avenue, within the unincorporated community of Lanare, addressed as 20620 S. Grantland Avenue (APN 053-041-41S) (Sup. Dist. 4). Adopt the Negative Declaration prepared for Initial Study Application No. 7440 and take action on Unclassified Conditional Use Permit No. 3608 with Findings and Conditions.

(hereafter, the "Proposed Project")

The County of Fresno has determined that it is appropriate to adopt a Negative Declaration for the Proposed Project. The purpose of this Notice is to (1) provide notice of the availability of IS Application No. 7440 and the draft Negative Declaration, and request written comments thereon; and (2) provide notice of the public hearing regarding the Proposed Project.

### Public Comment Period

The County of Fresno will receive written comments on the Proposed Project and Negative Declaration from September 5, 2018 through October 4, 2018.

Email written comments to [CMonfette@FresnoCountyCA.gov](mailto:CMonfette@FresnoCountyCA.gov), or mail comments to:

Fresno County Department of Public Works and Planning  
Development Services and Capital Projects Division  
Attn: Chrissy Monfette  
2220 Tulare Street, Suite A  
Fresno, CA 93721

IS Application No. 7440 and the draft Negative Declaration may be viewed at the above address Monday through Thursday, 9:00 a.m. to 5:00 p.m., and Friday, 8:30 a.m. to 12:30 p.m. (except holidays), or at [www.co.fresno.ca.us/initialstudies](http://www.co.fresno.ca.us/initialstudies). An electronic copy of the draft Negative Declaration for the Proposed Project may be obtained at the addresses above.

---

**Public Hearing**

The Planning Commission will hold a public hearing to consider approving the Proposed Project and the Negative Declaration on October 11, 2018, at 8:45 a.m., or as soon thereafter as possible, in Room 301, Hall of Records, 2281 Tulare Street, Fresno, California 93721. Interested persons are invited to appear at the hearing and comment on the Proposed Project and draft Negative Declaration.

For questions, please call Chrissy Monfette (559) 600-4245.

Published: September 5, 2018

### Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613  
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # \_\_\_\_\_

**Project Title:** Unclassified Conditional Use Permit Application No. 3608 and Initial Study No. 7440

Lead Agency: County of Fresno Contact Person: Chrissy Monfette  
Mailing Address: 2220 Tulare Street, 6th Floor Phone: 559-600-4245  
City: Fresno Zip: 93721 County: Fresno

**Project Location:** County: Fresno City/Nearest Community: Lanare  
Cross Streets: South Grantland Avenue, approximately 1,650 feet north of West Mount Whitney Zip Code: 93656  
Longitude/Latitude (degrees, minutes and seconds): \_\_\_\_\_° \_\_\_\_\_' \_\_\_\_\_" N / \_\_\_\_\_° \_\_\_\_\_' \_\_\_\_\_" W Total Acres: \_\_\_\_\_  
Assessor's Parcel No.: 053-041-41S Section: 21 Twp.: 17S Range: 19E Base: MDBM  
Within 2 Miles: State Hwy #: \_\_\_\_\_ Waterways: \_\_\_\_\_  
Airports: \_\_\_\_\_ Railways: \_\_\_\_\_ Schools: \_\_\_\_\_

**Document Type:**

CEQA:  NOP  Draft EIR NEPA:  NOI Other:  Joint Document  
 Early Cons  Supplement/Subsequent EIR  EA  Final Document  
 Neg Dec (Prior SCH No.) \_\_\_\_\_  Draft EIS  Other: \_\_\_\_\_  
 Mit Neg Dec Other: \_\_\_\_\_  FONSI \_\_\_\_\_

**Local Action Type:**

General Plan Update  Specific Plan  Rezone  Annexation  
 General Plan Amendment  Master Plan  Prezone  Redevelopment  
 General Plan Element  Planned Unit Development  Use Permit  Coastal Permit  
 Community Plan  Site Plan  Land Division (Subdivision, etc.)  Other: \_\_\_\_\_

**Development Type:**

Residential: Units \_\_\_\_\_ Acres \_\_\_\_\_  
 Office: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Transportation: Type \_\_\_\_\_  
 Commercial: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Mining: Mineral \_\_\_\_\_  
 Industrial: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Power: Type \_\_\_\_\_ MW \_\_\_\_\_  
 Educational: \_\_\_\_\_  Waste Treatment: Type \_\_\_\_\_ MGD \_\_\_\_\_  
 Recreational: \_\_\_\_\_  Hazardous Waste: Type \_\_\_\_\_  
 Water Facilities: Type \_\_\_\_\_ MGD \_\_\_\_\_  Other: Telecommunications Tower

**Project Issues Discussed in Document:**

Aesthetic/Visual  Fiscal  Recreation/Parks  Vegetation  
 Agricultural Land  Flood Plain/Flooding  Schools/Universities  Water Quality  
 Air Quality  Forest Land/Fire Hazard  Septic Systems  Water Supply/Groundwater  
 Archeological/Historical  Geologic/Seismic  Sewer Capacity  Wetland/Riparian  
 Biological Resources  Minerals  Soil Erosion/Compaction/Grading  Growth Inducement  
 Coastal Zone  Noise  Solid Waste  Land Use  
 Drainage/Absorption  Population/Housing Balance  Toxic/Hazardous  Cumulative Effects  
 Economic/Jobs  Public Services/Facilities  Traffic/Circulation  Other: \_\_\_\_\_

**Present Land Use/Zoning/General Plan Designation:**

Lanare Community Service District building/AL-20/Agriculture

**Project Description:** (please use a separate page if necessary)

Allow the construction and operation of a new 120-foot telecommunication tower on a 50-foot by 50-foot lease area on a 4.85-acre parcel in the AL-20 (Limited Agricultural, 20-acre minimum parcel size) Zone District

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

**Reviewing Agencies Checklist**

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X".  
 If you have already sent your document to the agency please denote that with an "S".

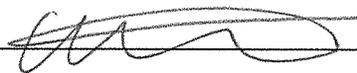
- |  |  |
|--|--|
| <input type="checkbox"/> Air Resources Board                         | <input type="checkbox"/> Office of Historic Preservation                     |
| <input type="checkbox"/> Boating & Waterways, Department of          | <input type="checkbox"/> Office of Public School Construction                |
| <input type="checkbox"/> California Emergency Management Agency      | <input type="checkbox"/> Parks & Recreation, Department of                   |
| <input type="checkbox"/> California Highway Patrol                   | <input type="checkbox"/> Pesticide Regulation, Department of                 |
| <input type="checkbox"/> Caltrans District # _____                   | <input checked="" type="checkbox"/> Public Utilities Commission              |
| <input type="checkbox"/> Caltrans Division of Aeronautics            | <input type="checkbox"/> Regional WQCB # _____                               |
| <input type="checkbox"/> Caltrans Planning                           | <input type="checkbox"/> Resources Agency                                    |
| <input type="checkbox"/> Central Valley Flood Protection Board       | <input type="checkbox"/> Resources Recycling and Recovery, Department of     |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy          | <input type="checkbox"/> S.F. Bay Conservation & Development Comm.           |
| <input type="checkbox"/> Coastal Commission                          | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board                        | <input type="checkbox"/> San Joaquin River Conservancy                       |
| <input type="checkbox"/> Conservation, Department of                 | <input type="checkbox"/> Santa Monica Mtns. Conservancy                      |
| <input type="checkbox"/> Corrections, Department of                  | <input type="checkbox"/> State Lands Commission                              |
| <input type="checkbox"/> Delta Protection Commission                 | <input type="checkbox"/> SWRCB: Clean Water Grants                           |
| <input type="checkbox"/> Education, Department of                    | <input type="checkbox"/> SWRCB: Water Quality                                |
| <input type="checkbox"/> Energy Commission                           | <input type="checkbox"/> SWRCB: Water Rights                                 |
| <input checked="" type="checkbox"/> Fish & Game Region #9 _____      | <input type="checkbox"/> Tahoe Regional Planning Agency                      |
| <input type="checkbox"/> Food & Agriculture, Department of           | <input type="checkbox"/> Toxic Substances Control, Department of             |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of                      |
| <input type="checkbox"/> General Services, Department of             | <input type="checkbox"/> Other: _____  |
| <input type="checkbox"/> Health Services, Department of              | <input type="checkbox"/> Other: _____  |
| <input type="checkbox"/> Housing & Community Development             |  |
| <input type="checkbox"/> Native American Heritage Commission         |  |

**Local Public Review Period (to be filled in by lead agency)**

Starting Date September 5, 2018 Ending Date October 4, 2018

**Lead Agency (Complete if applicable):**

Consulting Firm: _____	Applicant: <u>Lanare Community Service District</u>
Address: _____	Address: <u>20620 S. Grantland Avenue</u>
City/State/Zip: _____	City/State/Zip: <u>Riverdale, CA 93656</u>
Contact: _____	Phone: _____
Phone: _____	

Signature of Lead Agency Representative:  Date: 8/29/18

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.



# County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING  
STEVEN E. WHITE, DIRECTOR

## INITIAL STUDY ENVIRONMENTAL CHECKLIST FORM

**1. Project title:**

*Initial Study Application No. 7440 and Unclassified Conditional Use Permit Application No. 3608*

**2. Lead agency name and address:**

*The County of Fresno Department of Public Works and Planning  
Development Services and Capital Project Division  
2220 Tulare Street, 6<sup>th</sup> Floor  
Fresno, CA 93721*

**3. Contact person and phone number:**

*Christina Monfette, 559-600-4245*

**4. Project location:**

*The subject parcel is located on the east side of South Grantland Avenue, approximately 1,650 feet north of its intersection with West Mount Whitney Avenue, within the unincorporated community of Lanare, addressed as 20620 S. Grantland Avenue (APN 053-041-41S)*

**5. Project Applicant's name and address:**

*Complete Wireless Consulting, Inc.  
2009 V Street  
Sacramento, CA 95818*

**6. General Plan designation:**

*Agriculture*

**7. Zoning:**

*AL-20 (Limited Agricultural, 20-acre minimum parcel size)*

**8. Description of project: (Describe the whole action involved, including, but not limited to, later phases of the project, and any secondary, support, or off-site features necessary for its implementation. Attach additional sheets if necessary.)**

*Allow the construction and operation of a new 120-foot telecommunication tower on a 50-foot by 50-foot lease area.*

**9. Surrounding land uses and setting: Briefly describe the project's surroundings:**

*North and east of the parcel, land is loosely populated with large agricultural fields, while to the south and west, land has been improved with single family residences along S. Grantland Avenue, W. Mount Whitney Avenue, and S. Garfield Avenue.*

**ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED:**

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages.

- |   |   |
|---|---|
| <input type="checkbox"/> Aesthetics                         | <input type="checkbox"/> Agriculture and Forestry Resources |
| <input type="checkbox"/> Air Quality                        | <input type="checkbox"/> Biological Resources               |
| <input type="checkbox"/> Cultural Resources                 | <input type="checkbox"/> Geology/Soils                      |
| <input type="checkbox"/> Hazards and Hazardous Materials    | <input type="checkbox"/> Hydrology/Water Quality            |
| <input type="checkbox"/> Land Use/Planning                  | <input type="checkbox"/> Mineral Resources                  |
| <input type="checkbox"/> Noise                              | <input type="checkbox"/> Population/Housing                 |
| <input type="checkbox"/> Public Services                    | <input type="checkbox"/> Recreation                         |
| <input type="checkbox"/> Transportation/Traffic             | <input type="checkbox"/> Utilities/Service Systems          |
| <input type="checkbox"/> Mandatory Findings of Significance | <input type="checkbox"/> Greenhouse Gas Emissions           |

**DETERMINATION OF REQUIRED ENVIRONMENTAL DOCUMENT:**

On the basis of this initial evaluation:

- I find that the proposed project **COULD NOT** have a significant effect on the environment. **A NEGATIVE DECLARATION WILL BE PREPARED.**
- I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because the Mitigation Measures described on the attached sheet have been added to the project. **A MITIGATED NEGATIVE DECLARATION WILL BE PREPARED.**
- I find the proposed project **MAY** have a significant effect on the environment, and an **ENVIRONMENTAL IMPACT REPORT** is required
- I find that as a result of the proposed project, no new effects could occur, or new Mitigation Measures would be required that have not been addressed within the scope of a previous Environmental Impact Report.

**PERFORMED BY:**

**REVIEWED BY:**

  
\_\_\_\_\_  
Christina Monfette, Planner

  
\_\_\_\_\_  
Marianne Mollring, Senior Planner

Date: 8/29/18

Date: 8-29-18

**INITIAL STUDY  
ENVIRONMENTAL CHECKLIST FORM**  
(Initial Study Application No. 7440 and  
Unclassified Conditional Use Permit  
Application No. 3608)

The following checklist is used to determine if the proposed project could potentially have a significant effect on the environment. Explanations and information regarding each question follow the checklist.

1 = No Impact

2 = Less Than Significant Impact

3 = Less Than Significant Impact with Mitigation Incorporated

4 = Potentially Significant Impact

**I. AESTHETICS**

Would the project:

- 2 a) Have a substantial adverse effect on a scenic vista?
- 2 b) Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?
- 2 c) Substantially degrade the existing visual character or quality of the site and its surroundings?
- 2 d) Create a new source of substantial light or glare that would adversely affect day or nighttime views in the area?

**II. AGRICULTURAL AND FORESTRY RESOURCES**

Would the project:

- 1 a) Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance, as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?
- 1 b) Conflict with existing zoning for agricultural use, or a Williamson Act Contract?
- 1 c) Conflict with existing zoning for forest land, timberland or timberland zoned Timberland Production?
- 1 d) Result in the loss of forest land or conversion of forest land to non-forest use?
- 1 e) Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland to non-agricultural use or conversion of forest land to non-forest use?

**III. AIR QUALITY**

Would the project:

- 1 a) Conflict with or obstruct implementation of the applicable Air Quality Plan?
- 1 b) Violate any air quality standard or contribute substantially to an existing or projected air quality violation?
- 1 c) Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under applicable Federal or State ambient air quality standards (including releasing emissions which exceed quantitative thresholds for ozone precursors)?
- 1 d) Expose sensitive receptors to substantial pollutant concentrations?
- 1 e) Create objectionable odors affecting a substantial number of people?

**IV. BIOLOGICAL RESOURCES**

Would the project:

- 1 a) Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special-status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Wildlife or U.S. Fish and Wildlife Service?
- 1 b) Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations, or by the California Department of Fish and Wildlife or U.S. Fish and Wildlife Service?
- 1 c) Have a substantial adverse effect on federally-protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?
- 1 d) Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?
- 1 e) Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?
- 1 f) Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state Habitat Conservation Plan?

**V. CULTURAL RESOURCES**

Would the project:

- 2 a) Cause a substantial adverse change in the significance of a historical resource as defined in Public Resources Code Section 15064.5?
- 2 b) Cause a substantial adverse change in the significance of an archaeological resource pursuant to Public Resources Code Section 15064.5?
- 2 c) Directly or indirectly destroy a unique paleontological resource or site, or unique geologic feature?
- 2 d) Disturb any human remains, including those interred outside of formal cemeteries?
- 2 e) Cause a substantial adverse change in the significance of a tribal cultural resource as defined in Public Resources Code Section 21074?

**VI. GEOLOGY AND SOILS**

Would the project:

- a) Expose people or structures to potential substantial adverse effects, including the risk of loss, injury, or death involving:
  - 1 i) Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault?
  - 1 ii) Strong seismic ground shaking?
  - 1 iii) Seismic-related ground failure, including liquefaction?
  - 1 iv) Landslides?
- 2 b) Result in substantial soil erosion or loss of topsoil?
- 2 c) Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction, or collapse?

- 2 d) Be located on expansive soil as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?
- 1 e) Have soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems where sewers are not available for the disposal of waste water?

**VII. GREENHOUSE GAS EMISSIONS**

Would the project:

- 1 a) Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?
- 1 b) Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?

**VIII. HAZARDS AND HAZARDOUS MATERIALS**

Would the project:

- 2 a) Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?
- 2 b) Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?
- 1 c) Create hazardous emissions or utilize hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?
- 1 d) Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?
- 2 e) Result in a safety hazard for people residing or working in the project area for a project located within an Airport Land Use Plan or, where such a Plan has not been adopted, within two miles of a public airport or public use airport?
- 2 f) Result in a safety hazard for people residing or working in the project area for a project within the vicinity of a private airstrip?
- 1 g) Impair implementation of or physically interfere with an adopted Emergency Response Plan or Emergency Evacuation Plan?
- 1 h) Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?

**IX. HYDROLOGY AND WATER QUALITY**

Would the project:

- 1 a) Violate any water quality standards or waste discharge requirements?
- 1 b) Substantially deplete groundwater supplies or interfere substantially with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of pre-existing nearby wells would drop to a level which would not support existing land uses or planned uses for which permits have been granted)?
- 1 c) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on or off site?
- 1 d) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in a manner which would result in flooding on or off site?

- 1 e) Create or contribute runoff water which would exceed the capacity of existing or planned storm water drainage systems or provide substantial additional sources of polluted runoff?

- 1 f) Otherwise substantially degrade water quality?
- 1 g) Place housing within a 100-year flood hazard area as mapped on a Federal Flood Hazard Boundary or Flood Insurance Rate Map or other flood hazard delineation map?

- 1 h) Place within a 100-year flood hazard area structures which would impede or redirect flood flows?
- 2 i) Expose people or structures to a significant risk of loss, injury or death involving flooding, including flooding as a result of the failure of a levee or dam?
- 1 j) Cause inundation by seiche, tsunami, or mudflow?

**X. LAND USE AND PLANNING**

Would the project:

- 1 a) Physically divide an established community?
- 2 b) Conflict with any applicable land use plan, policy, or regulation of an agency with jurisdiction over the project (including, but not limited to, the General Plan, Specific Plan, local coastal program, or Zoning Ordinance) adopted for the purpose of avoiding or mitigating an environmental effect?
- 1 c) Conflict with any applicable Habitat Conservation Plan or Natural Community Conservation Plan?

**XI. MINERAL RESOURCES**

Would the project:

- 1 a) Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?
- 1 b) Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local General Plan, Specific Plan or other land use plan?

**XII. NOISE**

Would the project:

- 2 a) Expose persons to or generate noise levels in excess of standards established in the local General Plan or Noise Ordinance, or applicable standards of other agencies?
- 2 b) Expose persons to or generate excessive ground-borne vibration or ground-borne noise levels?
- 2 c) Create a substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?
- 1 d) Create a substantial temporary or periodic increase in ambient noise levels in the project vicinity above levels existing without the project?
- 1 e) Expose people residing or working in the project area to excessive noise levels, for a project located within an Airport Land Use Plan or, where such a Plan has not been adopted, within two miles of a public airport or public use airport?
- 1 f) Expose people residing or working in the project area to excessive noise levels, for a project within the vicinity of a private airstrip?

**XIII. POPULATION AND HOUSING**

Would the project:

- 1 a) Induce substantial population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?
- 1 b) Displace substantial numbers of existing housing, necessitating the construction of replacement housing elsewhere?

- 1 c) Displace substantial numbers of people, necessitating the construction of replacement housing elsewhere?

#### XIV. PUBLIC SERVICES

Would the project:

Result in substantial adverse physical impacts associated with the provision of new or physically-altered governmental facilities, or the need for new or physically-altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:

- 1 a) Fire protection?  
1 b) Police protection?  
1 c) Schools?  
1 d) Parks?  
1 e) Other public facilities?

#### XV. RECREATION

Would the project:

- 1 a) Increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?  
1 b) Include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?

#### XVI. TRANSPORTATION / TRAFFIC

Would the project:

- 1 a) Conflict with an applicable plan, ordinance or policy establishing measures of effectiveness for the performance of the circulation system, taking into account all modes of transportation including mass transit and non-motorized travel and relevant components of the circulation system, including, but not limited to, intersections, streets, highways and freeways, pedestrian and bicycle paths, and mass transit?  
1 b) Conflict with an applicable Congestion Management Program including, but not limited to, level of service standards and travel demand measures, or other standards established by the County congestion management agency for designated roads or highways?  
1 c) Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location, which results in substantial safety risks?  
1 d) Substantially increase hazards due to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?

- 1 e) Result in inadequate emergency access?  
1 f) Conflict with adopted policies, plans or programs regarding public transit, bicycle, or pedestrian facilities, or otherwise decrease the performance or safety of such facilities?

#### XVII. UTILITIES AND SERVICE SYSTEMS

Would the project:

- 1 a) Exceed wastewater treatment requirements of the applicable Regional Water Quality Control Board?  
1 b) Require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?  
1 c) Require or result in the construction of new storm water drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?  
1 d) Have sufficient water supplies available to service the project from existing entitlements and resources, or are new or expanded entitlements needed?  
1 e) Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?  
1 f) Be served by a landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?  
1 g) Comply with federal, state, and local statutes and regulations related to solid waste?

#### XVIII. MANDATORY FINDINGS OF SIGNIFICANCE

Would the project:

- 1 a) Have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?  
1 b) Have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects.)  
1 c) Have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?

#### Documents Referenced:

This Initial Study references the documents listed below. These documents are available for public review at the County of Fresno, Department of Public Works and Planning, Development Services and Capital Projects Division, 2220 Tulare Street, Suite A, Fresno, California (corner of M & Tulare Streets).

Fresno County General Plan, Policy Document, Background Report and Final EIR

Fresno County Zoning Ordinance

Important Farmland 2014 Map, State Department of Conservation

National Wetlands Inventory, U.S. Fish and Wildlife Services

Regulatory Maps, Department of Conservation

USEPA Regulatory lists (RCRAInfo, NPDES, TRI, NPL, ACRES, RADInfo, TSCA) Accessed April, 2018

CMM

G:\4360Devs&P\In\PROJSEC\PROJDOCS\CUP\3600-3699\3608\IS-CEQA\CUP3608 IS checklist.docx



# County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING  
STEVEN E. WHITE, DIRECTOR

## EVALUATION OF ENVIRONMENTAL IMPACTS

- APPLICANT: Complete Wireless Consulting, Inc.
- APPLICATION NOS.: Initial Study Application No. 7440 and Unclassified Conditional Use Permit Application No. 3608
- DESCRIPTION: Allow the construction and operation of a new 120-foot telecommunication tower on a 50-foot by 50-foot lease area on a 4.85-acre parcel in the AL-20 (Limited Agricultural, 20-acre minimum parcel size) Zone District
- LOCATION: The subject parcel is located on the east side of South Grantland Avenue, approximately 1,650 feet north of its intersection with West Mount Whitney Avenue, within the unincorporated community of Lanare, addressed as 20620 S. Grantland Avenue (APN 053-041-41S) (Sup. Dist. 4)

### I. AESTHETICS

- A. Would the project have a substantial adverse effect on a scenic vista; or
- B. Would the project substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a State scenic highway; or
- C. Would the project substantially degrade the existing visual character or quality of the site and its surroundings; or
- D. Would the project create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?

FINDING: LESS THAN SIGNIFICANT IMPACT:

The project site is located on a 4.85-acre parcel which is owned by the Lanare Community Service District. The site is currently unimproved and located on the edge of the unincorporated community of Lanare. North and east of the parcel, land is loosely populated with large agricultural fields, while to the south and west, land has been improved with single family residences along S. Grantland Avenue, W. Mount Whitney Avenue, and S. Garfield Avenue. No scenic vistas, scenic resources, or historic buildings were identified in the analysis. The subject parcel is not near a designated or planned scenic highway. The proposed tower will be a 120-foot monopole design which will be set back from Grantland Avenue by more than 300 feet. While it will be visible, it

will not have adverse impacts on any scenic resource and will not degrade the existing visual character of the site.

Security lighting on the front and back of the proposed equipment closet will be installed directed downward with hoods to prevent stray light. Compliance to this project design criteria will be included as a condition of approval of the conditional use permit. Review of this project by the Federal Aviation Administration has determined that marking and lighting would not be necessary due to the height and location of the tower, therefore there would be less than significant impacts on new sources of light or glare.

## II. AGRICULTURAL AND FORESTRY RESOURCES

- A. Would the project convert prime or unique farmlands or farmland of state-wide importance to non-agricultural use; or
- B. Would the project conflict with existing agricultural zoning or Williamson Act Contracts; or
- C. Would the project conflict with existing zoning for or cause rezoning of forest land, timberland, or timberland zoned Timberland Production; or
- D. Would the project result in the loss of forest land or conversion of forest land to non-forest use; or
- E. Would the project involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland to non-agricultural uses or conversion of forest land to non-forest use?

FINDING: NO IMPACT:

The subject parcel is located on lands designated by the 2014 Fresno County Important Farmlands Map as rural or built-up land. Parcels in this area do not meet the soil or size requirements required by Williamson Act Contracts and land uses have tended towards residential with the establishment of the community of Lanare. There are no parcels in the area which are designated as forest land or zoned for timberland production. Approval of this application would not result in the loss of forest or farmland or the conversion of such lands as those lands are not present near the project site. The installation of a telecommunications tower to provide high-speed internet is not a type of project that is likely to convert forest land or agricultural land away from those uses.

## III. AIR QUALITY

- A. Would the project conflict with or obstruct implementation of the applicable Air Quality Plan; or
- B. Would the project violate any air quality standard or contribute to an existing or projected air quality violation; or

- C. Would the project result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under a Federal or State ambient air quality standard; or
- D. Would the project expose sensitive receptors to substantial pollutant concentrations; or
- E. Would the project create objectionable odors affecting a substantial number of people?

FINDING: NO IMPACT:

The San Joaquin Air Pollution Control District (Air District) reviewed this proposal and expressed no concerns with the project. The project will not create objectionable odors affecting people on or near the subject property. The nearest residence to the project site is located 430 feet south; however the Lanare Community Center is located on the parcel directly south. Despite the proximity of the District's building, the tower is not anticipated to release objectionable odors and there will be no impact on air quality.

#### IV. BIOLOGICAL RESOURCES

- A. Would the project have a substantial adverse effect, either directly or through habitat modifications, on any candidate, sensitive, or special-status species; or
- B. Would the project have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations, or by the California Department of Fish and Wildlife (CDFW) or U.S. Fish and Wildlife Service (USFWS); or
- C. Would the project have a substantial adverse effect on federally-protected wetlands as defined by Section 404 of the Clean Water Act through direct removal, filling, hydrological interruption or other means; or
- D. Would the project interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites; or
- E. Would the project conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance; or
- F. Would the project conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?

FINDING: NO IMPACT:

There are no riparian habitats, sensitive natural communities, or wetlands within the project site. No impacts were identified, relating to: any candidate, sensitive, or special status species; any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations, or by CDFW or USFWS, or Federally-

protected wetlands as defined by Section 404 of the Clean Water Act; the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or use of native wildlife nursery sites. The lease area is proposed in the rear of the existing Lanare Community Service Organization Building. The lawn has been maintained (mowed) regularly and does not provide habitat for special-status species.

## V. CULTURAL RESOURCES

- A. Would the project cause a substantial adverse change in the significance of a historical resource as defined in Section 15064.5; or
- B. Would the project cause a substantial adverse change in the significance of an archeological resource pursuant to Section 15064.5; or
- C. Would the project directly or indirectly destroy a unique paleontological resource or site or unique geologic feature; or
- D. Would the project disturb any human remains, including those interred outside of formal cemeteries; or
- E. Would the project cause a substantial adverse change in the significance of a tribal cultural resource as defined in Public Resources Code Section 21074?

FINDING: LESS THAN SIGNIFICANT IMPACT:

Under the provisions of Assembly Bill 52 (AB 52), notice that the application for this project was complete was forwarded to the following tribal governments who had made a request to be notified in writing: Table Mountain Rancheria, Picayune Rancheria of the Chukchansi Indians, Santa Rosa Rancheria, and Dumna Wo Wah. Of these, only Table Mountain Rancheria responded within the 30-day window and declined consultation. Therefore, based on the limited amount of ground disturbance and the failure of local tribes to identify known resources on site, staff has determined that impacts to cultural resources are less than significant.

## VI. GEOLOGY AND SOILS

- A. Would the project expose people or structures to potential substantial adverse effects, including risk of loss, injury or death involving:
  - 1. Rupture of a known earthquake?
  - 2. Strong seismic ground shaking?
  - 3. Seismic-related ground failure, including liquefaction?
  - 4. Landslides?

FINDING: NO IMPACT:

The subject parcel is not located along a known fault line according to the most recent Alquist-Priolo Earthquake Fault Zoning Act maps. The project site is not located in an area at risk of Seismic Hazard or Landslide Hazards per Figures 9-5 and 9-6 of the Fresno County General Plan Background Report (FCGPBR).

- B. Would the project result in substantial erosion or loss of topsoil; or
- C. Would the project result in on-site or off-site landslide, lateral spreading, subsidence, liquefaction or collapse; or
- D. Would the project be located on expansive soils, creating substantial risks to life or property?

FINDING: LESS THAN SIGNIFICANT IMPACT:

The project site is not located in an area at risk of erosion according to Figure 7-3 of the Fresno County General Plan Background Report (FCGPBR). Grading activities could result in changes in topography and therefore potentially increase surface runoff at the project site; however, due to the limited size of the project area, the proposal is not expected to result in substantial erosion or loss of topsoil. In addition, such activities would be conducted in compliance with existing Fresno County regulations, further reducing potential erosion and loss of topsoil.

The subject parcel is not located along a known fault line according to the most recent Alquist-Priolo Earthquake Fault Zoning Act maps. The project site is not located in an area at risk of Seismic Hazard or Landslide Hazards per Figures 9-5 and 9-6 of the Fresno County General Plan Background Report (FCGPBR). The project is not located in an area of steep slopes per Figure 7-2 (FCGPBR), nor at risk of seismic hazards, per discussion above.

- E. Would the project have soils incapable of adequately supporting the use of septic tanks or alternative disposal systems where sewers are not available for wastewater disposal?

FINDING: NO IMPACT:

The proposal is for an unmanned cell-phone tower and no septic tanks or other sanitary facilities are required or proposed as part of this project.

## VII. GREENHOUSE GAS EMISSIONS

- A. Would the project generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment; or
- B. Would the project conflict with any applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?

FINDING: NO IMPACT:

The proposed tower will not generate substantial traffic and typical operations will not produce any criteria pollutants. Comments received from the San Joaquin Valley Air Pollution Control District expressed no concerns, supporting the determination that the project will not generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment.

## VIII. HAZARDS AND HAZARDOUS MATERIALS

- A. Would the project create a significant public hazard through routine transport, use or disposal of hazardous materials; or
- B. Would the project create a significant public hazard involving accidental release of hazardous materials into the environment?

FINDING: LESS THAN SIGNIFICANT IMPACT:

The proposed facility will utilize a 15KW propane standby generator. Facilities proposing to use and/or store hazardous materials and/or hazardous wastes are required to meet the requirements set forth in the California Health and Safety Code (HSC), Division 20, Chapter 6.95, and the California Code of Regulations (CCR), Title 22, Division 4.5. Any business that handles a hazardous material or hazardous waste may be required to submit a Hazardous Materials Business Plan. With adherence to these existing regulations, there will be less than significant impacts on the risk of hazard due to the routine transport, use, or accidental release of hazardous materials.

- C. Would the project create hazardous emissions or utilize hazardous materials, substances or waste within one quarter-mile of a school?

FINDING: NO IMPACT:

The project site is not located within one quarter-mile of a school.

- D. Would the project be located on a hazardous materials site?

FINDING: NO IMPACT:

Review of the US EPA's NEPAassist report indicates that there are no hazardous or contaminated sites within one mile of the project site. The following lists were consulted: Resource Conservation and Recovery Act (RCRA), Toxic Releases Inventory (TRI), Superfund/National Priorities List, Brownfields Assessment Cleanup and Redevelopment Exchange System (ACRES), RADInfo, and Toxic Substances Control Act. Review of historical aerial photos (Google Earth) indicate that the lease area has been vacant since at least 1994.

- E. Would a project located within an airport land use plan or, absent such a plan, within two miles of a public airport or public use airport, result in a safety hazard for people residing or working in the project area; or
- F. Would a project located within the vicinity of a private airstrip result in a safety hazard for people residing or working in the project area?

FINDING: LESS THAN SIGNIFICANT IMPACT:

The subject parcel is not located in the vicinity of a public or private use airport and therefore will have no impact on risks associated with working or residing near such features. The tower was reviewed through the Federal Aviation Administration's Obstruction Evaluation/Airport Airspace Analysis process and determined that the proposed tower would not be a hazard to air navigation and that marking and lighting would not be necessary.

- G. Would the project impair implementation of or physically interfere with an adopted Emergency Response Plan or Emergency Evacuation Plan; or
- H. Would the project expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?

FINDING: NO IMPACT:

The installation of a telecommunications tower on this vacant parcel will not impair implementation of or physically interfere with an adopted Emergency Response Plan or Emergency Evacuation Plan. The parcel is located in an area determined to be a Local Responsibility Area for fire protection and designated as "non-wildland/non-urban Hazard Class".

## IX. HYDROLOGY AND WATER QUALITY

- A. Would the project violate any water quality standards or waste discharge requirements or otherwise degrade water quality; or
- B. Would the project substantially deplete groundwater supplies or interfere substantially with groundwater recharge so that there would be a net deficit in aquifer volume or a lowering of the local groundwater table; or
- C. Would the project substantially alter existing drainage patterns, including alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on or off site; or
- D. Would the project substantially alter existing drainage patterns, including alteration of the course of a stream or river, in a manner which would result in flooding on or off site; or

E. Would the project create or contribute run-off which would exceed the capacity of existing or planned storm water drainage systems or provide substantial additional sources of polluted run-off; or

F. Would the project otherwise substantially degrade water quality?

FINDING: NO IMPACT:

The subject application does not include provisions for the use of water on site, and no such use is anticipated. The site will be generally unmanned, excepting one to two monthly visits by a technician. No sanitary facilities or potable water supplies are required. Project runoff will be retained on site or disposed of per County standards.

G. Would the project place housing within a 100-year floodplain; or

H. Would the project place structures within a 100-year flood hazard area that would impede or redirect flood flows?

FINDING: NO IMPACT:

The subject parcel is located in an area of Minimal Flood Hazard, as designated by the most recent FEMA Map Panel No. 06019C2875J. In addition, no housing is proposed as part of this application. Therefore, there will be no impact to housing or structures built within a floodplain.

I. Would the project expose persons or structures to levee or dam failure?

FINDING: LESS THAN SIGNIFICANT IMPACT:

The subject parcel is located in an area that is known to be at risk of flooding due to dam failure (Figure 9-8 FCGPBR). However, with compliance to existing regulations for construction within flood hazard areas (County Ordinance Chapter 15.48), and consideration of the limited human presence at the site, there will be less than significant impacts on risk of damage or death due to levee or dam failure.

J. Would the project cause inundation by seiche, tsunami or mudflow?

FINDING: NO IMPACT:

The project site is not located near a body of water of sufficient size to cause seiche (such as a large lake) or tsunami (such as the ocean). Figure 9-6 shows that the parcel is not located in an area of moderate or high landslide hazard and local topography is generally flat. There will be no impacts to risk of seiche, tsunami, or mudflow based on the parcel's location.

## X. LAND USE AND PLANNING

A. Will the project physically divide an established community?

FINDING: NO IMPACT:

The project site will be contained entirely within the subject parcel and will not physically divide an established community. The unincorporated community of Lanare is generally located on either side of W. Mount Whitney Avenue, S. Garfield Avenue, S. Grantland Avenue, and S. Chateau Fresno Avenue. Some scattered housing exists further back from these streets, but in general there are no local roads and houses are adjacent to the major streets. The project site is located east of the easternmost such road (S. Grantland), in the southeastern corner of the parcel. Due to its location completely within an established parcel and on the edge of Lanare, there will be no impacts on the potential division of an established community.

- B. Will the project conflict with any Land Use Plan, policy or regulation of an agency with jurisdiction over the project?

FINDING: LESS THAN SIGNIFICANT IMPACT:

The applicant-submitted Project Support Statement indicates that AT&T Mobility is proposing this project in order to provide broadband internet and wireless service to this community. The subject property is designated «GP\_Designation» in the Fresno County General Plan and is located in an area of residential uses. The parcel is zoned AL-20 (Limited Agricultural, 20-acre minimum parcel size and is not restricted under Williamson Act, Agricultural Land Conservation Contract.

- C. Will the project conflict with any applicable Habitat Conservation Plan or Natural Community Conservation Plan?

FINDING: NO IMPACT:

The project site is not located in an area subject to a Habitat Conservation Plan or Natural Community Conservation Plan.

## XI. MINERAL RESOURCES

- A. Would the project result in the loss of availability of a known mineral resource; or
- B. Would the project result in the loss of availability of a locally-important mineral resource recovery site designated on a General Plan?

FINDING: NO IMPACT:

No mineral resource impacts were identified in the project analysis. The project site is not located in a mineral resources area identified in Figure 7-7 (FCGPBR).

## XII. NOISE

- A. Would the project result in exposure of people to severe noise levels; or

- B. Would the project result in exposure of people to or generate excessive ground-borne vibration or ground-borne noise levels; or
- C. Would the project cause a substantial permanent increase in ambient noise levels in the project vicinity?

FINDING: LESS THAN SIGNIFICANT IMPACT:

The project will not generate severe noise levels or excessive vibration. There will be no permanent increase in ambient noise levels in the project vicinity. Minor noise may occur when the generator is in use (or during normal testing); however, it is anticipated that the generator will provide power only during emergency situations.

- D. Would the project result in a substantial temporary or periodic increase in ambient noise levels; or
- E. Would the project expose people to excessive noise levels associated with a location near an airport or a private airstrip; or
- F. For a project within the vicinity of a private airstrip, would the project expose people residing or working in the project area to excessive noise levels?

FINDING: NO IMPACT:

No airports, public or private, are located within two miles of the subject parcel. Therefore, there will be no impacts to the risks associated with projects on or near public or private airstrips.

### XIII. POPULATION AND HOUSING

- A. Would the project induce substantial population growth either directly or indirectly?

FINDING: LESS THAN SIGNIFICANT IMPACT:

The installation of this telecommunications tower will provide broadband and high speed internet to the community of Lanare. Having such services available might make this community more appealing to new residents; however, the availability of broadband and high speed internet is common throughout the County and is not anticipated to attract new residents. Additionally, the project will not increase the job availability. Therefore, this project will have a less than significant impact on population growth.

- B. Would the project displace substantial numbers of existing housing; or
- C. Would the project displace substantial numbers of people, necessitating the construction of housing elsewhere?

FINDING: NO IMPACT:

The subject application relates to the installation and operation of an unmanned telecommunications tower in a vacant area of the Lanare Community Services District building site. No housing exists on the subject parcel and therefore no persons will be displaced from their housing.

#### XIV. PUBLIC SERVICES

A. Would the project result in substantial adverse physical impacts associated with the provision of new or physically-altered public facilities in the following areas:

1. Fire protection;
2. Police protection;
3. Schools;
4. Parks; or
5. Other public facilities?

FINDING: NO IMPACT:

The project will not result in the need for additional public services. The site will not be occupied excepting a few times each month for maintenance. Further, with the addition of broadband and high speed internet, residents will have better internet access at home and this project may reduce use of internet-capable computers at local libraries. There are no schools or parks in the vicinity of the project site; the majority of public service facilities are available in the nearby community of Riverdale.

#### XV. RECREATION

- A. Would the project increase the use of existing neighborhood and regional parks; or
- B. Would the project require the construction of or expansion of recreational facilities?

FINDING: NO IMPACT:

No impacts on the use of existing parks or recreational resources were identified in the project analysis. This project proposes an unmanned telecommunications facility.

#### XVI. TRANSPORTATION/TRAFFIC

- A. Would the project conflict with any applicable plan, ordinance or policy establishing measures of effectiveness for the performance of the circulation system, taking into account all modes of transportation; or

- B. Would the project conflict with an applicable congestion management program, including, but not limited to, level of service standards and travel demands measures?

FINDING: NO IMPACT:

No impacts to plans, policies, or ordinances relating to the performance of the circulation system were identified. Following construction, the project site will be generally unmanned, with the exception of one monthly trip by a service technician. This trip is expected to occur outside of peak travel hours and will have no impact on the circulation system.

- C. Would the project result in a change in air traffic patterns; or
- D. Would the project substantially increase traffic hazards due to design features; or
- E. Would the project result in inadequate emergency access; or
- F. Would the project conflict with adopted plans, policies or programs regarding public transit, bicycle or pedestrian facilities or otherwise decrease the performance or safety of such facilities?

FINDING: NO IMPACT:

As discussed in parts A and B of this section, there is only one round trip proposed each month. The tower will be set back more than 300 feet from East Grantland Avenue and will take access from that street. The proposed gate will be set back far enough to prevent cars from stopping in the street as they gain access. There will be no impacts to public transit, bicycle, or pedestrian facilities and the tower was determined by the FAA to have no impact to air traffic patterns.

## XVII. UTILITIES AND SERVICE SYSTEMS

- A. Would the project exceed wastewater treatment requirements; or
- B. Would the project require construction of or the expansion of new water or wastewater treatment facilities; or
- C. Would the project require or result in the construction or expansion of new storm water drainage facilities; or
- D. Would the project have sufficient water supplies available from existing entitlements and resources, or are new or expanded entitlements needed; or
- E. Would the project result in a determination of inadequate wastewater treatment capacity to serve project demand; or
- F. Would the project be served by a landfill with sufficient permitted capacity; or

- G. Would the project comply with federal, state and local statutes and regulations related to solid waste?

FINDING: NO IMPACT:

Once construction has been completed, the project will use no water, produce no liquid or solid waste, and will therefore have no impact on existing utilities.

## XVIII. MANDATORY FINDINGS OF SIGNIFICANCE

- A. Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal, or eliminate important examples of the major periods of California prehistory or history; or
- B. Does the project have impacts that are individually limited, but cumulatively considerable; or
- C. Does the project have environmental impacts which will cause substantial adverse effects on human beings, either directly or indirectly?

FINDING: NO IMPACT:

Due to the limited area of disturbance associated with this application and the existing disturbed nature of the project site, construction and operation of this telecommunications tower does not have the potential to degrade the quality of the environment, adversely impact special-status species, or cause damage to resources relating to Californian pre-history. This project also does not have the potential to contribute to cumulatively considerable impacts, such as air pollution. No other adverse impacts on human beings were identified.

## CONCLUSION/SUMMARY

Based upon the Initial Study prepared for Unclassified Conditional Use Permit Application No. 3608, staff has concluded that the project not have a significant effect on the environment.

It has been determined that there would be no impacts to Agricultural and Forestry Resources, Air Quality, Biological Resources, Greenhouse Gas Emissions, Mineral Resources, Public Services, Recreation, Transportation/Traffic, and Utilities and Service Systems.

Potential impacts related to Aesthetics, Cultural Resources, Geology and Soils, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use and Planning, Noise, and Population and Housing have been determined to be less than significant.

A Negative Declaration is recommended and is subject to approval by the decision-making body. The Initial Study is available for review at 2220 Tulare Street, Suite A, Street Level, located on the southeast corner of Tulare and "M" Street, Fresno, California.

CMM

G:\4360Devs&Pln\PROJSEC\PROJDOCS\CUP\3600-3699\3608\IS-CEQA\CUP3608 IS wu.docx

File original and one copy with: <b>Fresno County Clerk 2221 Kern Street Fresno, California 93721</b>		Space Below For County Clerk Only.  CLK-2046.00 E04-73 R00-00	
Agency File No: <b>IS 7440</b>	<b>LOCAL AGENCY PROPOSED NEGATIVE DECLARATION</b>		County Clerk File No: <b>E-</b>
Responsible Agency (Name): Fresno County	Address (Street and P.O. Box): 2220 Tulare St. Sixth Floor	City: Fresno	Zip Code: 93721
Agency Contact Person (Name and Title): Christina Monfette Planner	Area Code: 559	Telephone Number: 600-4245	Extension: N/A
Applicant (Name): Lanare Community Service District	Project Title: Unclassified Conditional Use Permit No. 3608		
Project Description: Allow the construction and operation of a new 120-foot telecommunication tower on a 50-foot by 50-foot lease area on a 4.85-acre parcel in the AL-20 (Limited Agricultural, 20-acre minimum parcel size) Zone District			
Justification for Negative Declaration:  It has been determined that there would be no impacts to Agricultural and Forestry Resources, Air Quality, Biological Resources, Greenhouse Gas Emissions, Mineral Resources, Public Services, Recreation, Transportation/Traffic, and Utilities and Service Systems.  Potential impacts related to Aesthetics, Cultural Resources, Geology and Soils, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use and Planning, Noise, and Population and Housing have been determined to be less than significant.			
FINDING: The proposed project will not have a significant impact on the environment.			
Newspaper and Date of Publication: Fresno Business Journal – September 5, 2018		Review Date Deadline: Planning Commission – October 11, 2018	
Date:	Type or Print Signature: Marianne Mollring, Senior Planner	Submitted by (Signature): Chrissy Monfette, Planner	

State 15083, 15085

County Clerk File No.: \_\_\_\_\_

**LOCAL AGENCY  
NEGATIVE DECLARATION**



# County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING  
STEVEN E. WHITE, DIRECTOR

## NOTICE OF DETERMINATION

To:  Office of Planning and Research  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

County Clerk, County of Fresno  
2221 Kern Street  
Fresno, CA 93721

From: Fresno County Department of Public Works and Planning,  
Development Services and Capital Projects  
2220 Tulare Street (corner of Tulare and "M") Suite "A", Fresno, CA 93721

Subject: Filing of Notice of Determination in compliance with Section 21152 of the Public Resource Code

Project: Initial Study Application No. 7440, Unclassified Conditional Use Permit Application No. 3608

Location: The subject parcel is located on the east side of South Grantland Avenue, approximately 1,650 feet north of its intersection with West Mount Whitney Avenue, within the unincorporated community of Lanare, addressed as 20620 S. Grantland Avenue (APN 053-041-41S)(Sup. Dist. 4)

Description: Allow the construction and operation of a new 120-foot telecommunication tower on a 50-foot by 50-foot lease area on a 4.85-acre parcel in the AL-20 (Limited Agricultural, 20-acre minimum parcel size) Zone District

This is to advise that the County of Fresno ( Lead Agency  Responsible Agency) has approved the above described project on October 11, 2018, and has made the following determination:

1. The project  **will**  **will not** have a significant effect on the environment.
2.  An Environmental Impact Report (EIR) **was not** prepared for this project pursuant to the provisions of CEQA. /  A Mitigated Negative Declaration **was** prepared for this project pursuant to the provisions of CEQA.
3. Mitigation Measures  **were**  **were not** made a condition of approval for the project.
4. A statement of Overriding Consideration  **was**  **was not** adopted for this project.

This is to certify that the Initial Study with comments and responses and record of project approval is available to the General Public at Fresno County Department of Public Works and Planning, 2220 Tulare Street, Suite A, Corner of Tulare and "M" Streets, Fresno, California.

Chrissy Monfette, Planner  
(559) 600-4245/[CMonfette@FresnoCountyCA.gov](mailto:CMonfette@FresnoCountyCA.gov)

Date

G:\4360Devs&Pln\PROJSEC\PROJDOCS\CUP\3600-3699\3608\IS-CEQA\CUP3608 NOD.docx

DEVELOPMENT SERVICES AND CAPITAL PROJECTS DIVISION  
2220 Tulare Street, Sixth Floor / Fresno, California 93721 / Phone (559) 600-4497 / 600-4022 / 600-4540 / FAX 600-4200  
The County of Fresno is an Equal Employment Opportunity Employer

Routing Package  
Circulated March 21, 2018



# County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING  
STEVEN E. WHITE, DIRECTOR

DATE: March 21, 2018

TO: Department of Public Works and Planning, Attn: Steven E. White, Director  
Department of Public Works and Planning, Attn: Bernard Jimenez, Assistant Director  
Development Services and Capital Projects, Attn: William M. Kettler, Division Manager  
Development Services and Capital Projects, Attn: Chris Motta, Principal Planner  
Development Services and Capital Projects, Current Planning, Attn: Marianne Mollring, Senior Planner  
Development Services and Capital Projects, Policy Planning, ALCC, Attn: Mohammad Khorsand  
Development Services and Capital Projects, Zoning & Permit Review, Attn: Tawanda Mtunga  
Development Services and Capital Projects, Building & Safety/Plan Check, Attn: Chuck Jonas  
Development Services and Capital Projects, Building & Safety/Plan Check, CASp, Attn: Dan Mather  
Development Engineering, Attn: Laurie Kennedy, Grading/Mapping  
Road Maintenance and Operations, Attn: Randy Ishii/Frank Daniele/Nadia Lopez  
Design Division, Transportation Planning, Attn: Mohammad Alimi/Dale Siemer  
Water and Natural Resources Division, Attn: Glenn Allen, Division Manager  
Department of Public Health, Environmental Health Division, Attn: Kevin Tsuda/Deep Sidhu/Steven Rhodes  
California Regional Water Quality Control Board, Attn: Dale Harvey  
State Water Resources Control Board, Division of Drinking Water, Fresno District Attn: Betsy Lichti  
NAS Lemoore, NAVFAC, Public Works Lemoore, Attn: John Dirickson  
Westlands Water District, Attn: Russ Freeman/ Jose Gutierrez  
California Department of Transportation, District 6, Attn: Dave Padilla  
San Joaquin Valley Unified Air Pollution Control District (PIC-CEQA Div.), PIC Supervisor  
Table Mountain Rancheria, Tribal Cultural Resources Director, Attn: Robert Pennell  
Santa Rosa Rancheria Tachi Yokut Tribe, Attn: Ruben Barrios, Tribal Chairman  
Dumna Wo Wah Tribal Government, Attn: Robert Ledger, Tribal Chairman  
CA Department of Fish and Wildlife, Attn: Steve Hulbert  
U.S. Dept. of Interior, Fish and Wildlife Service Endangered Species Division, Attn: Dana Herman  
Fresno County Fire Protection District, Attn: Eric Watkins, Battalion Chief  
Council of Fresno County Governments, Airport Land Use Commission (ALUC), Attn: Brenda Veenendaal  
Westside Resource Conservation District, Attn: Sarge Green  
Southern San Joaquin Valley Information Center, Attn: Celeste Thomson  
Lanare Community Service District, Attn: Danielle Roberts, President  
Excelsior-Kings River Resource Conservation District, Attn: Hugo Cavillo

FROM: Chrissy Monfette, Planner  
Development Services Division

SUBJECT: Initial Study Application No. 7440 and Unclassified Conditional Use Permit  
Application No. 3608

APPLICANT: Complete Wireless Consulting obo AT&T Mobility

DUE DATE: April 5, 2018

The Department of Public Works and Planning, Development Services and Capital Projects Division is reviewing the subject applications proposing to allow the construction and operation of a new 120-foot tall telecommunications tower on a 50-foot by 50-foot lease area on a 4.85-acre parcel in the AL-20 (Limited Agricultural, 20-acre minimum parcel size) Zone District.

The Department is also reviewing for environmental effects, as mandated by the California Environmental Quality Act (CEQA) and for conformity with plans and policies of the County.

Based upon this review, a determination will be made regarding conditions to be imposed on the project, including necessary on-site and off-site improvements.

We must have your comments by **April 5, 2018**. Any comments received after this date may not be used.

**NOTE - THIS WILL BE OUR ONLY REQUEST FOR WRITTEN COMMENTS. If you do not have comments, please provide a "NO COMMENT" response to our office by the above deadline (e-mail is also acceptable).**

Please address any correspondence or questions related to environmental and/or policy/design issues to me, Chrissy Monfette, Planner, Development Services and Capital Projects Division, Fresno County Department of Public Works and Planning, 2220 Tulare Street, Sixth Floor, Fresno, CA 93721, or call (559) 600-4245 or email [cmonfette@co.fresno.ca.us](mailto:cmonfette@co.fresno.ca.us).

G:\4360Devs&Pln\PROJSEC\PROJDOCS\CUP\3600-3699\3608\ROUTING\CUP3808 Routing Ltr.docx

*Activity Code (Internal Review): 2384*

Enclosures



Fresno County Department of Public Works and Planning

Date Received: 3/7/2018

COP 3608

(Application No.)

MAILING ADDRESS:

Department of Public Works and Planning
Development Services Division
2220 Tulare St., 6th Floor
Fresno, Ca. 93721

LOCATION:

Southwest corner of Tulare & "M" Streets, Suite A
Street Level
Fresno Phone: (559) 600-4497

APPLICATION FOR:

- Pre-Application (Type)
Amendment Application
Amendment to Text
Conditional Use Permit
Variance (Class )/Minor Variance
Site Plan Review/Occupancy Permit
No Shoot/Dog Leash Law Boundary
General Plan Amendment/Specific Plan/SP Amendment
Time Extension for
Director Review and Approval
for 2nd Residence
Determination of Merger
Agreements
ALCC/RLCC
Other

DESCRIPTION OF PROPOSED USE OR REQUEST:

Allow The construction and
operation of a new 120-ft tall
tele communications tower on
a 50-ft by 50-ft lease area
on a 4.85-acre parcel in
The AL-20 zone district

CEQA DOCUMENTATION: Initial Study PER N/A

PLEASE USE FILL-IN FORM OR PRINT IN BLACK INK. Answer all questions completely. Attach required site plans, forms, statements, and deeds as specified on the Pre-Application Review. Attach Copy of Deed, including Legal Description.

LOCATION OF PROPERTY: East side of S. Grantland Avenue
between W. Mount Whitney Avenue and W. Harlan Avenue
Street address: 20620 S. Grantland Avenue, Riverdale, CA 93656

APN: 053-041-41S Parcel size: 4.85 acres Section(s)-Twp/Rg: S 21 - T 17 S/R 19 E

ADDITIONAL APN(s):

I, Danielle Roberts (signature), declare that I am the owner, or authorized representative of the owner, of the above described property and that the application and attached documents are in all respects true and correct to the best of my knowledge. The foregoing declaration is made under penalty of perjury.

Table with 5 columns: Owner (Print or Type), Address, City, Zip, Phone. Rows include Lanare Community Service Organization, Complete Wireless Consulting, and Maria Kim.

CONTACT EMAIL:

OFFICE USE ONLY (PRINT FORM ON GREEN PAPER)

UTILITIES AVAILABLE:

Application Type / No.: COP 3608 Fee: \$ 9,123.00
Application Type / No.: pre-app credit (# 39377) Fee: \$ -247.00
PER/Initial Study No.: 7440 Fee: \$ 5,151.00
Ag Department Review: Fee: \$ 93.00
Health Department Review: Fee: \$ 992.00
Received By: CUM Invoice No.: 106159 TOTAL: \$ 15,112.00

WATER: Yes [ ] / No [X]
Agency:
SEWER: Yes [ ] / No [X]
Agency:

STAFF DETERMINATION: This permit is sought under Ordinance Section:

Sect-Twp/Rg: - T - S/R - E

Related Application(s):
Zone District:
Parcel Size:

APN # - - -
APN # - - -
APN # - - -
APN # - - -



Development

Services

Division

Applicant Info: AT&T Mobility, Maria Kim, Complete Wireless Consulting, Inc. 2009 V Street, Sacramento, CA 95818, Phone: (916) 247-6087, Email: MKim@completewireless.net

CVL03137 Lanare (LCSD)

Pre-Application Review

Department of Public Works and Planning

NUMBER: 39377, APPLICANT: AT&T Mobility c/o Complete Wireless, PHONE: Maria Kim, (916) 247-6087

PROPERTY LOCATION: 20620 S. Grantland Avenue, Riverdale, CA 93656, APN: 053 - 041 - 41S, ALCC: No x Yes #, VIOLATION NO., CNEL: No Yes (level) LOW WATER: No x Yes WITHIN 1/2 MILE OF CITY: No x Yes, ZONE DISTRICT: AL-20; SRA: No x Yes HOMESITE DECLARATION REQ'D.: No x Yes, LOT STATUS:

Zoning: ( ) Conforms; (x) Legal Non-Conforming lot; ( ) Deed Review Req'd (see Form #236)

Merger: May be subject to merger: No x Yes ZM# Initiated In process

Map Act: ( ) Lot of Rec. Map; ( ) On '72 rolls; (x) Other; ( ) Deeds Req'd (see Form #236)

SCHOOL FEES: No x Yes DISTRICT: PERMIT JACKET: No Yes x

FMFCD FEE AREA: (x) Outside ( ) District No.: FLOOD PRONE: No x Yes

PROPOSAL AT&T proposes a UCUP for a 120' tall monopole at the above location in order to provide internet services to rural, underserved communities around the Lanare and greater Riverdale area.

COMMENTS: ORD. SECTION(S): 853-B-15 BY: DATE: 2/3/18

GENERAL PLAN POLICIES:

LAND USE DESIGNATION: Agriculture ( ) GPA: ( ) MINOR VA: ( ) AA: (x) HD: 992.00, REGIONAL PLAN: (x) CUP: 9,123.00 (x) AG COMM: 93.00, SPECIFIC PLAN: ( ) DRA: ( ) ALCC: ( ) VA: (x) IS/PER\*: Class II: 5,151.00, SPHERE OF INFLUENCE: ( ) AT: ( ) Viol. (35%):, ANNEX REFERRAL (LU-G17/MOU): ( ) TT: ( ) Other:

PROCEDURES AND FEES:

COMMENTS: Outside Lanare CP

Filing Fee: \$ 15,359.00, Pre-Application Fee: -\$247.00, Total County Filing Fee: 15,112.00

FILING REQUIREMENTS:

- (x) Land Use Applications and Fees, (x) This Pre-Application Review form, (x) Copy of Deed / Legal Description, (x) Photographs, ( ) Letter Verifying Deed Review, (x) IS Application and Fees\* \* Upon review of project materials, an Initial Study (IS) with fees may be required., (x) Site Plans - 4 copies (folded to 8.5"x11") + 1 - 8.5"x11" reduction, (x) Floor Plan & Elevations - 4 copies (folded to 8.5"x11") + 1 - 8.5"x11" reduction, (x) Project Description / Operational Statement (Typed), ( ) Statement of Variance Findings, ( ) Statement of Intended Use (ALCC), ( ) Dependency Relationship Statement, ( ) Resolution/Letter of Release from City of Referral Letter #

OTHER FILING FEES:

- (x) Archaeological Inventory Fee: \$75 at time of filing (Separate check to Southern San Joaquin Valley Info. Center) \$50.00 + \$2,280.7, (x) CA Dept. of Fish & Wildlife (DFW): (\$50) (\$50+\$2,792.25; \$50+\$2,010.25) (Separate check to Fresno County Clerk for pass-thru to DFW. Must be paid prior to IS closure and prior to setting hearing date.)

PLU # 113 Fee: \$247.00

Note: This fee will apply to the application fee if the application is submitted within six (6) months of the date on this receipt.

BY: Chrissy Monteforte DATE: 2/8/2018, PHONE NUMBER: (559) 600 - 4245

NOTE: THE FOLLOWING REQUIREMENTS MAY ALSO APPLY:

- (x) COVENANT (x) SITE PLAN REVIEW, ( ) MAP CERTIFICATE (x) BUILDING PLANS, ( ) PARCEL MAP (x) BUILDING PERMITS, ( ) FINAL MAP ( ) WASTE FACILITIES PERMIT, ( ) FMFCD FEES (x) SCHOOL FEES, (x) ALUC or ALCC ( ) OTHER (see reverse side)

MAR 07 2018

DEPARTMENT OF PUBLIC WORKS  
AND PLANNING  
DEVELOPMENT SERVICES DIVISION  
CUP 3608**OPERATIONAL STATEMENT****AT&T Mobility Site "CVL03137 Lanare"**

20620 S. Grantland Avenue, Riverdale, CA 93656

APN: 053-041-41S

**Nature of the operation--what do you propose to do? Describe in detail.**

AT&T is proposing communications facility for this location. This is an unmanned, remotely monitored facility that operates 24 hours per day, 7 days per week, 365 days per year, to provide high speed broadband and cellular coverage to this underserved area of Fresno County.

This application seeks to provide the broadband internet and wireless service to the same target area as depicted in a previous Fresno County Planning application, CUP3567, Initial Study No. 7261. Due to the controversy at that previous location at 21050 S. Garfield Avenue (APN: 053-360-06S), AT&T has proposed a slightly taller tower at the Lanare Community Service Organization building at 20620 S. Grantland Avenue.

In order to alert the community of the need for the facility in the community of Lanare, an outreach meeting was held on Saturday, October 14, 2017, with an AT&T-provided Spanish-language interpreter present, in order to obtain input from the neighbors and Board. There was resounding support for the revised location and AT&T agreed to move the proposed tower location, with a taller tower, to the Community Service building 0.65 miles away. Please see attached Propagation Maps that depict the coverage area served by the proposed facility.

AT&T now returns to the Fresno County Planning Commission with the revised location to provide services needed to the Lanare community.

**Operational time limits:**

This unmanned facility will provide service 24 hours a day, 7 days a week.

**Number of customers or visitors:**

The facility will not be open for visitors or customers.

**Number of employees:**

The site is an unmanned facility. A service technician will visit the site on an average of once per month for routine maintenance. The site will be entirely self-monitored and connected directly to a central office where sophisticated computers alert personnel to any equipment malfunction. Because the wireless facility will be unmanned, there will be no regular hours of operation and no impacts to existing local traffic patterns. No water or sanitation services will be required.

**Service and delivery vehicles:**

This site will have a technician visit an average of once a month.

**Access to the site:**

Access comes directly off S. Grantland Avenue.

**Number of parking spaces for employees, customers, and service/delivery vehicles.**

This project has been designed to take up no parking spaces. There is adequate space for a technician to park during monthly site visits. Although the facility will be in constant operation, there will be no regular full time employees, customers and/or service staff that will report to the facility on a daily basis. An AT&T facilities maintenance employee will perform monthly site visits to the location.

**Are any goods to be sold on-site?**

**If so, are these goods grown or produced on-site or at some other location?**

No. Not applicable.

**What equipment is used?**

Included as part of this wireless facility will be the following:

50' x 50' Fenced, secured lease area including:

- 120' monopole with (3) Antenna sectors with (4) antennas per sector
- 27 Remote Radio Heads
- 6'-8" x 6'-8" walk-in cabinet, mounted on 8'-3" x 12'-0" concrete slab
- 15KW propane standby generator, mounted on a 4'-6" x 6'-0" concrete slab
- 6' chain link fence with 12'-wide access gate.

**What supplies or materials are used and how are they stored?**

Please see above.

**Does the use cause an unsightly appearance? Noise? Glare? Dust? Odor?**

Please review the Site Plans and Photo Simulations, which have been included as part of this project, regarding project appearance.

The only two sources of sound associated with the proposed facility will be: 1) either a door mounted heat exchanger or an air conditioner within the walk-in cabinet, and 2) the standby generator, which will be operated for an average of 30 minutes per month for maintenance purposes. The generator will be utilized during power outages. Neither of these sources of sound will exceed the acceptable noise levels for the zoning designation.

There are no sources of glare, dust, or odor associated with the operations of the project.

**List any solid or liquid wastes to be produced.**

Not applicable.

**Estimated volume of water to be used (gallons per day).**

Not applicable.

**Describe any proposed advertising including size, appearance, and placement.**

Not applicable.

**Will existing buildings be used or will new buildings be constructed?**

A new 120' monopole will be constructed at the location, after being transported in large sections. The walk-in cabinet and generator will be transported directly to the proposed tower location.

**Explain which buildings or what portion of buildings will be used in the operation.**

An equipment shelter will be used to house technology equipment at this location.

**Will any outdoor lighting or an outdoor sound amplification system be used?**

No sound amplification will be used. There will be 2 motion-activated lights attached the equipment shelter for safety purposes. These lights can only be triggered after walking into the compound through the fence.

**Landscaping or fencing proposed?**

A 6' security fence will surround the perimeter of the 50' x 50' proposed project area.

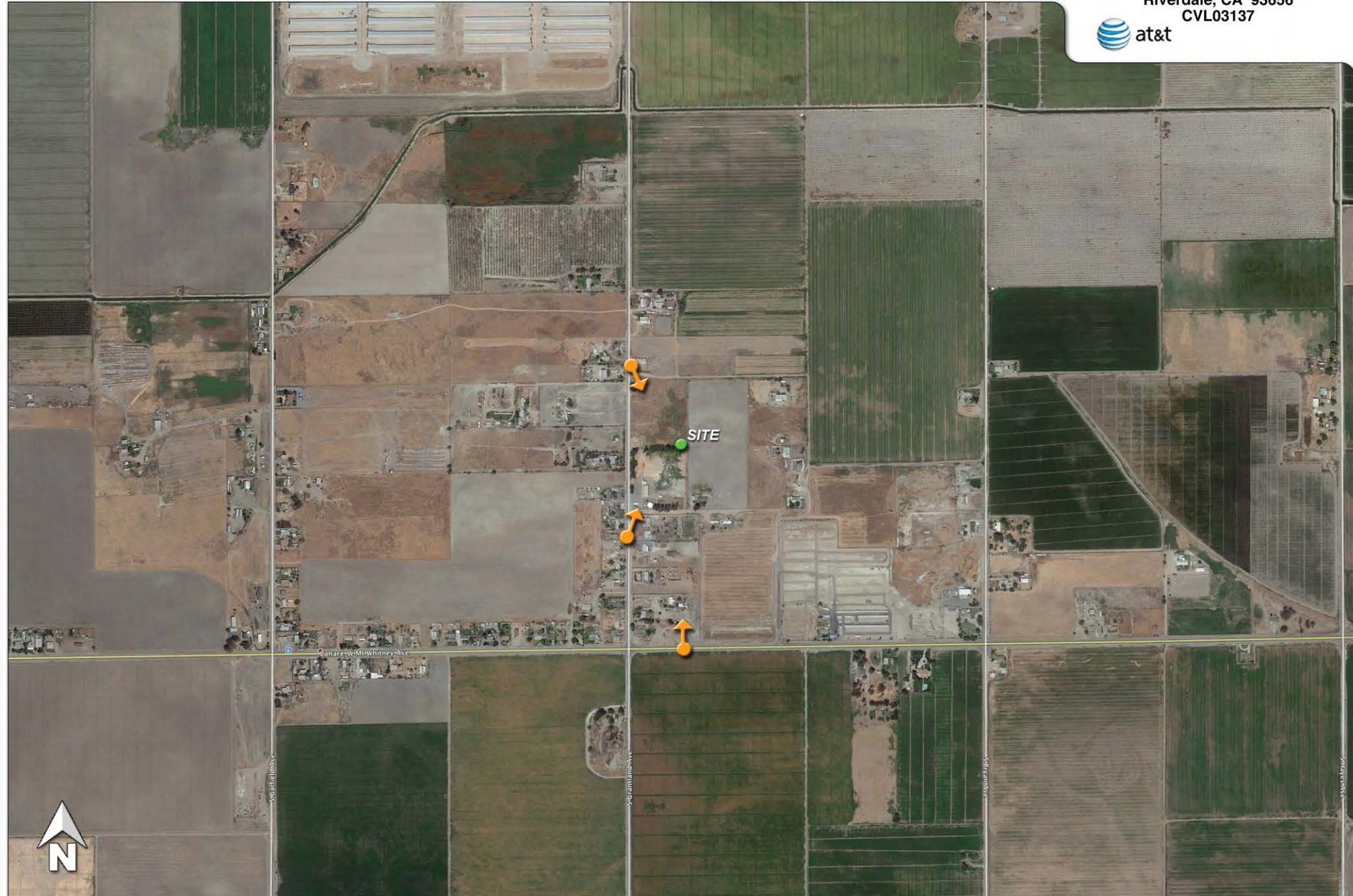
**Any other information that will provide a clear understanding of the project or operation.**

In order to provide power to the proposed AT&T facility, power will be run approximately 485' to the project lease area from across S. Grantland Avenue. All power and telco runs will be undergrounded.

**Identify all Owners, Officers and/or Board Members for each application submitted; this may be accomplished by submitting a cover letter in addition to the information provided on the signed application forms.**

Aerial photograph showing the viewpoints for the photosimulations.

**Lanare**  
20620 S. Grantland Avenue  
Riverdale, CA 93656  
CVL03137



Stationary drone to mark exact height and placement



**Existing**

Photosimulation of the view looking north from the nearest point along Mt Whitney Ave.

**Lanare**

20620 S. Grantland Avenue  
Riverdale, CA 93656  
CVL03137



Proposed 120 ft monopole



**Proposed**

Stationary drone to mark exact height and placement



**Existing**

Photosimulation of the view looking north along S Grantland Ave.

**Lanare**

20620 S. Grantland Avenue  
Riverdale, CA 93656  
CVL03137



Proposed 120 ft monopole



**Proposed**

Stationary drone to mark exact height and placement



**Existing**

Photosimulation of the view looking south along Grantland Avenue.

**Lanare**

20620 S. Grantland Avenue  
Riverdale, CA 93656  
CVL03137



Proposed 120 ft monopole

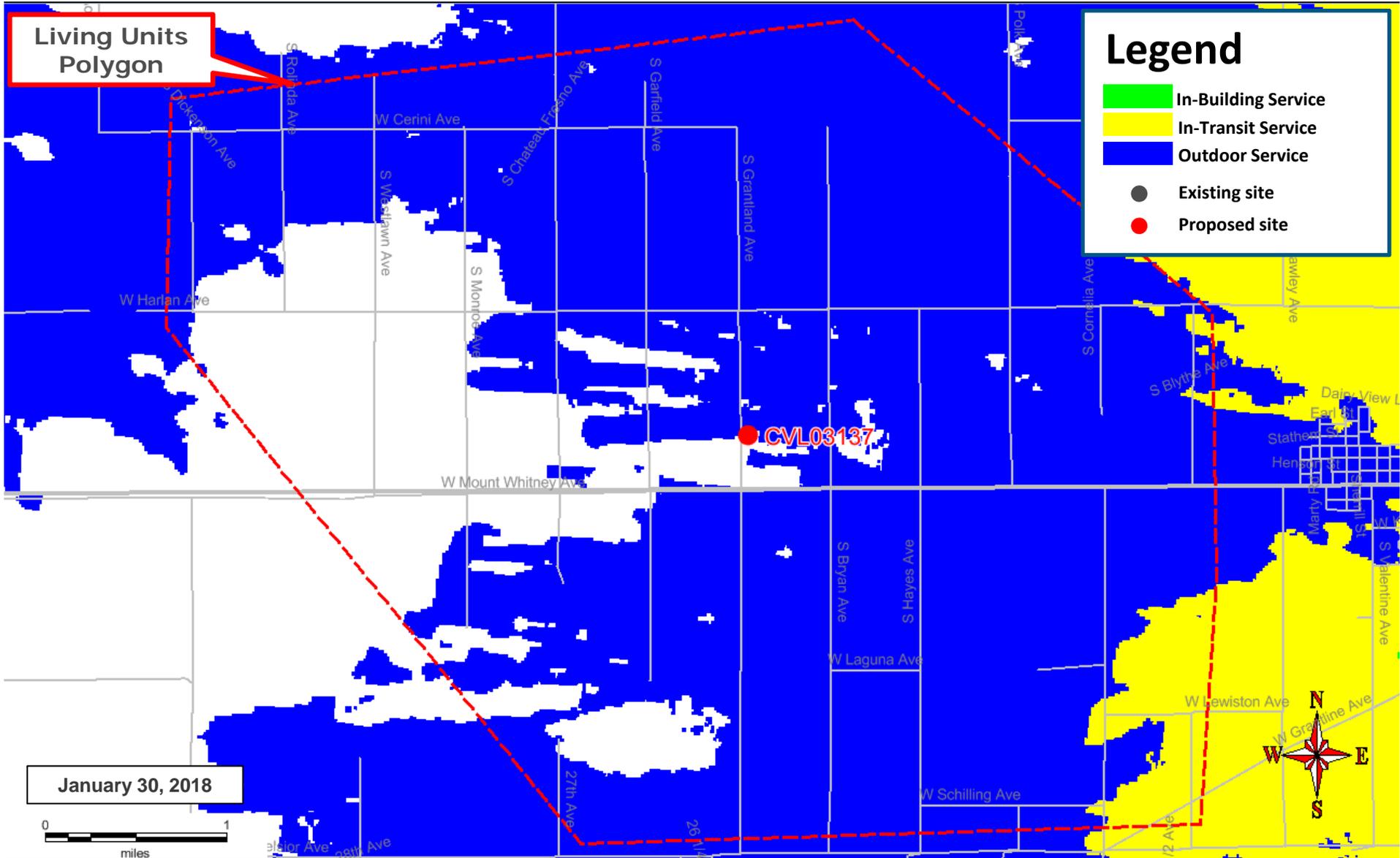


**Proposed**

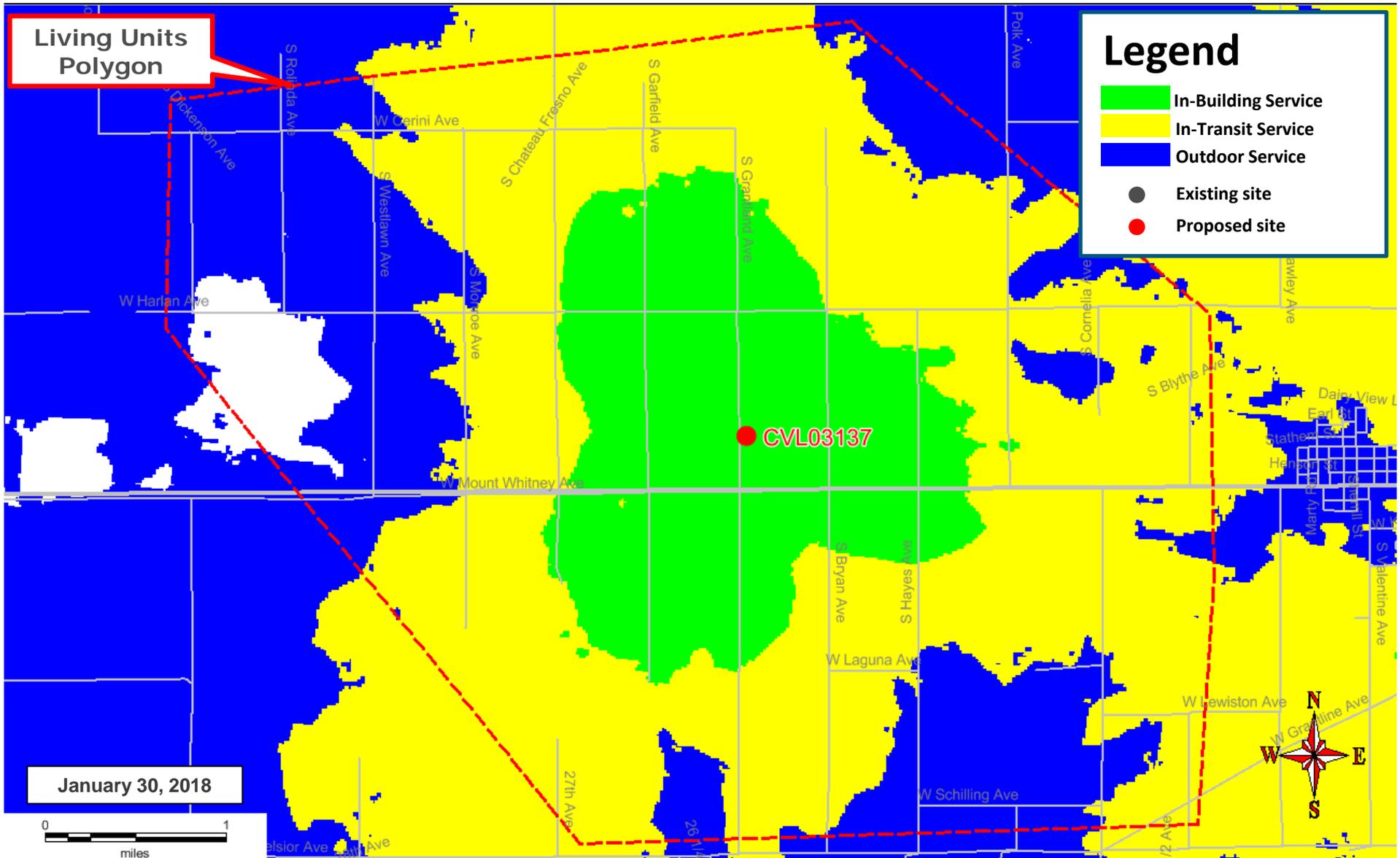
# CVL03137 Zoning Propagation Map

January 30, 2018

# Existing LTE 700 Coverage



# Proposed LTE 700 Coverage (RC = 116')





# at&t

FA CODE: 13787642  
USID: 174368

# SITE NUMBER: CVL03137

# SITE NAME: LANARE

20620 S. GRANTLAND AVENUE  
RIVERDALE, CA. 93656  
JURISDICTION: FRESNO COUNTY  
APN: 053-041-41S

## SITE TYPE: PRE-MANUFACTURED WALK-IN CABINET / MONOPOLE

AT&T Site ID:

CVL03135

20620 S. GRANTLAND AVE.  
RIVERDALE, CA. 93656

Vendor:



PREPARED FOR



5001 Executive Parkway  
San Ramon, California 94583

Architect:



AT&T SITE NO: CVL03137

PROJECT NO: 162.2157

DRAWN BY: MWS

CHECKED BY: SV

REV	DATE	DESCRIPTION
	2/06/18	100% ZD
	1/17/18	90% ZD

Licensee:

IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.

Issued For:

2/06/18  
100% ZD

SHEET TITLE:

TITLE SHEET

SHEET NUMBER:

T-1

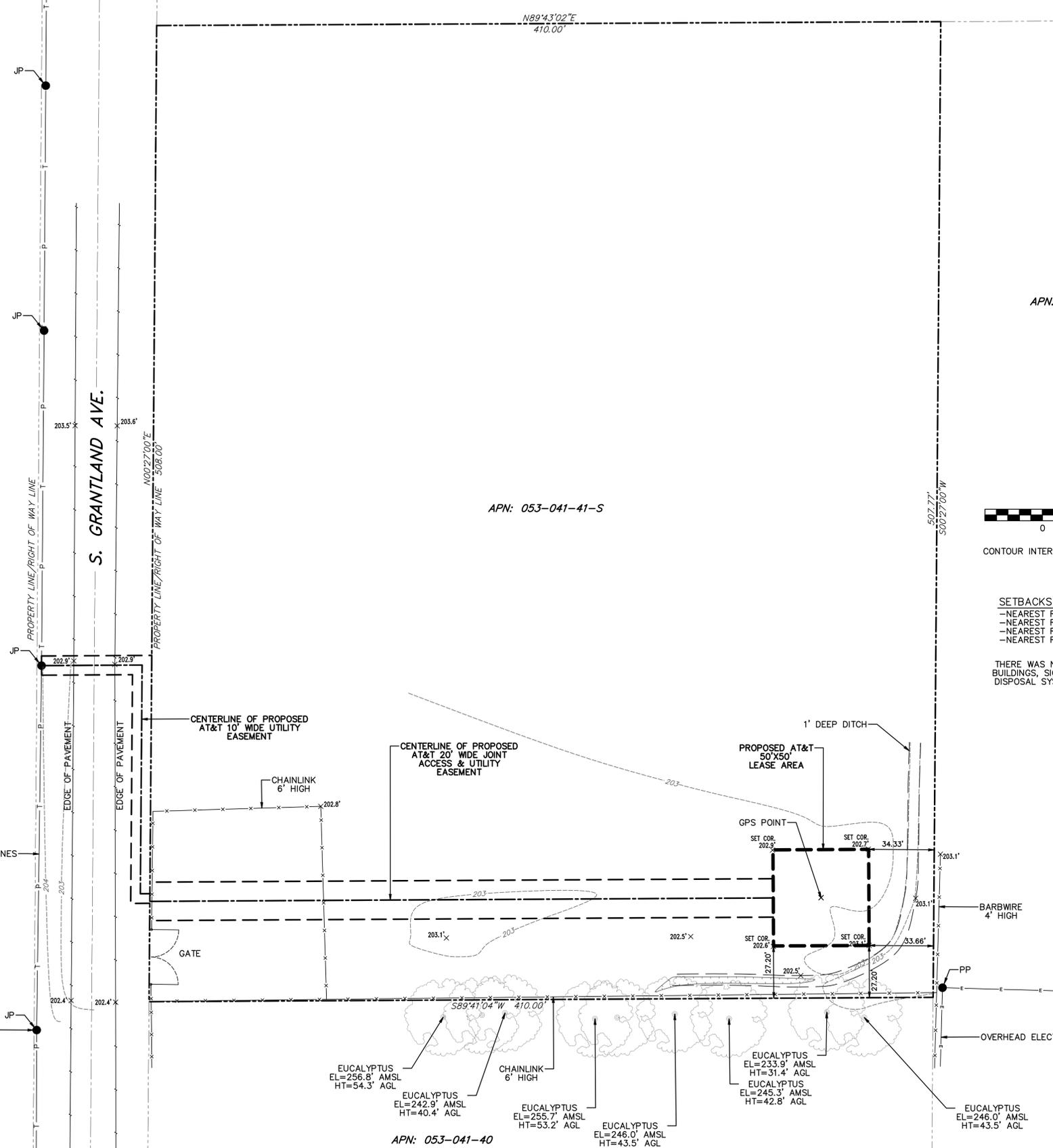
PROJECT DESCRIPTION	PROJECT INFORMATION	PROJECT TEAM	SHEET INDEX	REV																											
<p>NEW SITE BUILD UNMANNED TELECOMMUNICATIONS FACILITY.</p> <ol style="list-style-type: none"> <li>BRING POWER / TELCO / FIBER TO SITE LOCATION</li> <li>INSTALL AT&amp;T APPROVED PREMANUFACTURED WALK-IN CABINET AND ASSOCIATED INTERIOR EQUIPMENT</li> <li>INSTALL AT&amp;T MONOPOLE WITH ANTENNAS &amp; ASSOCIATED TOWER-MOUNTED EQUIPMENT</li> <li>ADD GENERATOR W/ FUEL TANK</li> </ol>	<p>PROPERTY INFORMATION:</p> <p>SITE NAME: LANARE</p> <p>SITE NUMBER: CVL03137</p> <p>SITE ADDRESS: 20620 S. GRANTLAND AVENUE RIVERDALE, CA. 93656</p> <p>A.P.N. NUMBER: 053-041-41S</p> <p>CURRENT ZONING: AL-20 (LIMITED AGRICULTURAL - 20 ACRE)</p> <p>JURISDICTION: FRESNO COUNTY</p> <p>PROPERTY OWNER: LANARE COMMUNITY SERVICE ORGANIZATION 20620 S. GRANTLAND AVENUE RIVERDALE, CA. 93656</p>	<p>APPLICANT / LESSEE: AT&amp;T 2600 CAMINO RAMON, 4W850 N SAN RAMON, CA 94583</p> <p>RF ENGINEER: AT&amp;T 5555 E. OLIVE AVE. FRESNO, CA 93727 CONTACT: JAKE BALUYUT EMAIL: jkb7714@att.com (714) 767-9870</p> <p>CONSTRUCTION MANGER: ERICSSON 6140 STONERIDGE MALL RD. #350 PLEASANTON, CA 94588 CONTACT: TODD MERRILL EMAIL: toddmerrill@ericsson.com PH: (530) 605-5765</p> <p>ARCHITECT / ENGINEER: MST ARCHITECTS INC. 1520 RIVER PARK DRIVE SACRAMENTO, CA 95815 CONTACT: MANUEL S. TSIHLAS EMAIL: manuel@mstarchitects.com PH: (916) 567-9630</p> <p>ZONING MANAGER: COMPLETE WIRELESS CONSULTING, INC. 2009 V STREET SACRAMENTO, CA 95818 CONTACT: MARIA KIM EMAIL: MKim@completewireless.net PH: (916) 247-6087</p> <p>LEASING MANAGER: COMPLETE WIRELESS CONSULTING, INC. 2009 V STREET SACRAMENTO, CA 95818 CONTACT: JACKIE ERICKSON EMAIL: jerickson@completewireless.net PH: (916) 764-0727</p>	<p>T-1 TITLE SHEET</p> <p>GN-1 GENERAL NOTES, ABBREVIATIONS, &amp; NOTES</p> <p>LS1 SURVEY SHEET</p> <p>LS2 SURVEY SHEET</p> <p>A-1.1 SITE PLAN</p> <p>A-2.1 EQUIPMENT AREA PLAN</p> <p>A-3.1 ANTENNA PLAN &amp; SCHEDULE</p> <p>A-3.2 ANTENNA DETAILS</p> <p>A-4.1 PROPOSED ELEVATIONS</p> <p>A-4.2 PROPOSED ELEVATIONS</p>	<p>#</p> <p>#</p> <p>#</p> <p>#</p> <p>#</p> <p>#</p> <p>#</p> <p>#</p> <p>#</p>																											
CODE COMPLIANCE	VICINITY MAP	DIRECTIONS FROM AT&T																													
<p>ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THESE CODES.</p> <ol style="list-style-type: none"> <li>2016 CALIFORNIA ADMINISTRATIVE CODE, CHAPTER 10, PART 1, TITLE 24 CODE OF REGULATIONS</li> <li>2016 CALIFORNIA BUILDING CODE (CBC) WITH CALIFORNIA AMENDMENTS, BASED ON THE 2012 IBC (PART 2, VOL 1-2)</li> <li>2016 CALIFORNIA RESIDENTIAL CODE (CRC) WITH APPENDIX H, PATIO COVERS, BASED ON THE 2012 IRC (PART 2.5)</li> <li>2016 CALIFORNIA GREEN BUILDINGS STANDARDS CODE (CALGREEN) (PART 11) [AFFECTED ENERGY PROVISIONS ONLY]</li> <li>2016 CALIFORNIA FIRE CODE (CFC), BASED ON THE 2012 IFC, WITH CALIFORNIA AMENDMENTS (PART 9)</li> <li>2016 CALIFORNIA MECHANICAL CODE (CMC), BASED ON THE 2012 UMC (PART 4)</li> <li>2016 CALIFORNIA PLUMBING CODE (CPC), BASED ON THE 2012 UPC (PART 5)</li> <li>2016 CALIFORNIA ELECTRICAL CODE (CEC) WITH CALIFORNIA AMENDMENTS, BASED ON THE 2011 NEC (PART 3)</li> <li>2016 CALIFORNIA ENERGY CODE (CEC)</li> <li>ANSI / EIA-TIA-222-G</li> <li>2015 NFPA 101, LIFE SAFETY CODE</li> <li>2016 NFPA 72, NATIONAL FIRE ALARM CODE</li> <li>2016 NFPA 13, FIRE SPRINKLER CODE</li> </ol>		<p>DIRECTIONS FROM AT&amp;T'S OFFICE AT 2600 CAMINO RAMON, SAN RAMON, CA</p> <ol style="list-style-type: none"> <li>HEAD EAST.</li> <li>TURN RIGHT TOWARD CAMINO RAMON.</li> <li>TURN RIGHT ONTO CAMINO RAMON.</li> <li>TURN RIGHT ONTO BOLLINGER CANYON RD.</li> <li>MERGE ONTO I-680 S VIA THE RAMP TO SAN JOSE.</li> <li>MERGE ONTO I-680 S.</li> <li>TAKE EXIT 30A TO MERGE ONTO I-580 E TOWARD STOCKTON.</li> <li>KEEP LEFT TO STAY ON I-580 E.</li> <li>TAKE THE INTERSTATE 580 EXIT TOWARD INTERSTATE 5 S/FRESNO/LOS ANGELES.</li> <li>CONTINUE ONTO I-580 E.</li> <li>CONTINUE ONTO I-5 S.</li> <li>TAKE EXIT 349 FOR DERRICK AVE .</li> <li>TURN LEFT ONTO CA-33 N/S DERRICK AVE.</li> <li>TURN RIGHT ONTO W HARLAN AVE.</li> <li>CONTINUE STRAIGHT.</li> <li>MERGE ONTO S STANISLAUS AVE.</li> <li>CONTINUE STRAIGHT ONTO W MT WHITNEY AVE.</li> <li>TURN LEFT ONTO CA-145 N.</li> <li>CONTINUE STRAIGHT ONTO W MT WHITNEY AVE.</li> <li>TURN LEFT ONTO S GRANTLAND AVE.</li> <li>DESTINATION IS ON THE RIGHT.</li> </ol>																													
OCCUPANCY AND CONSTRUCTION TYPE	<p>OCCUPANCY : S-2 (UNMANNED TELECOMMUNICATIONS FACILITY), U (TOWER)</p> <p>CONSTRUCTION TYPE: V-B</p> <p>HANDICAP REQUIREMENTS</p> <p>FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. ACCESSIBILITY ACCESS AND REQUIREMENTS ARE NOT REQUIRED. IN ACCORDANCE WITH CALIFORNIA STATE ADMINISTRATIVE CODE, PART 2, TITLE 24, SECTION 1103B.1, EXCEPTION 1 &amp; SECTION 1134B.2.1, EXCEPTION 4.</p>																														
		APPROVALS																													
		<table border="1"> <thead> <tr> <th>APPROVED BY:</th> <th>INITIALS:</th> <th>DATE:</th> </tr> </thead> <tbody> <tr> <td>AT&amp;T:</td> <td></td> <td></td> </tr> <tr> <td>VENDOR:</td> <td></td> <td></td> </tr> <tr> <td>R.F.:</td> <td></td> <td></td> </tr> <tr> <td>LEASING / LANDLORD:</td> <td></td> <td></td> </tr> <tr> <td>ZONING:</td> <td></td> <td></td> </tr> <tr> <td>CONSTRUCTION:</td> <td></td> <td></td> </tr> <tr> <td>POWER / TELCO:</td> <td></td> <td></td> </tr> <tr> <td>PG&amp;E:</td> <td></td> <td></td> </tr> </tbody> </table>	APPROVED BY:	INITIALS:	DATE:	AT&T:			VENDOR:			R.F.:			LEASING / LANDLORD:			ZONING:			CONSTRUCTION:			POWER / TELCO:			PG&E:				
APPROVED BY:	INITIALS:	DATE:																													
AT&T:																															
VENDOR:																															
R.F.:																															
LEASING / LANDLORD:																															
ZONING:																															
CONSTRUCTION:																															
POWER / TELCO:																															
PG&E:																															
		GENERAL CONTRACTOR NOTES																													
		<p>DO NOT SCALE DRAWINGS</p> <p>THESE DRAWINGS ARE FORMATTED TO BE FULL SIZE AT 24" x 36". CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOBSITE AND SHALL IMMEDIATELY NOTIFY THE ARCHITECT/ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR MATERIAL ORDERS OR BE RESPONSIBLE FOR THE SAME.</p>																													





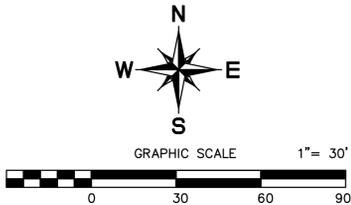
ANY ELECTRONIC DIGITAL MEDIA PROVIDED BY PAS TO OUR CLIENT IS A COURTESY AND IS NOT TO BE REPRODUCED, DISTRIBUTED, SOLD, ALTERED, REVISED, EDITED OR AMENDED WITHOUT EXPRESS WRITTEN CONSENT OF AN OFFICER OF PAS. FURTHER, ONLY THE FINAL STAMPED, SIGNED AND DATED ORIGINAL HARD COPY VERSION OF OUR SURVEY MAP IS CONSIDERED TO BE OUR LEGALLY RECOGNIZED PRODUCT.

APN: 053-041-37-S



APN: 053-041-05-S

APN: 053-041-41-S



CONTOUR INTERVAL = 1'

**SETBACKS FROM HOMES:**

- NEAREST RESIDENCE TO THE WEST IS 460'
- NEAREST RESIDENCE TO THE SOUTH IS 430'
- NEAREST RESIDENCE TO THE NORTH IS 620'
- NEAREST RESIDENCE TO THE EAST IS 780'

THERE WAS NO VISIBLE EVIDENCE OF EXISTING BUILDINGS, SIGNS, LIGHTING, WELLS OR SEWAGE DISPOSAL SYSTEMS ON PROPERTY AT TIME OF FIELD SURVEY.

**LEGEND**

	MANHOLE		FIRE HYDRANT
	LIGHT POLE		MONUMENT
	TREE		HANDICAPPED PARKING
	JOINT POLE		TELEPHONE POLE
	POWER POLE		SPOT ELEVATION

	EDGE OF PAVEMENT
	OVERHEAD ELECTRIC LINE
	FENCE LINE
	PROPERTY LINE
	AMSLL.....ABOVE MEAN SEA LEVEL
	AGL.....ABOVE GROUND LEVEL
	CP #.....FIELD CONTROL POINT

DATE OF FIELD VISIT: 01/11/18  
 SURVEYED BY/ OR UNDER THE DIRECTION OF: Oliver Philip Auer L.S. 5075

**NOTES:**  
 THIS IS NOT A BOUNDARY SURVEY. THIS IS A CELLULAR TELECOMMUNICATIONS TOPOGRAPHIC SURVEY MAP WITH EXISTING PARENT PARCEL LINES AND EASEMENTS BEING A GRAPHIC DEPICTION OF VARIOUS INFORMATION GATHERED FROM PRELIMINARY REPORTS, RECORD INFORMATION AND AVAILABLE MONUMENTS FOUND DURING THE FIELD SURVEY. UNLESS OTHERWISE NOTED, NO UNDERGROUND UTILITY LOCATING SERVICE COMPANY WAS CONTACTED PRIOR TO THIS MAP BEING PREPARED; THEREFORE, THERE MAY BE NON-VISIBLE OR OBSCURE UTILITIES EXISTING ON THE PROPERTY NOT SHOWN ON THIS MAP.

**PARENT PARCEL DESCRIPTION:**  
 SEE PRELIMINARY REPORT/CONDITION OF TITLE GUARANTEE EXTRACT, LS2 SHEET.

**LEASE AREA DESCRIPTION:**  
 SEE LS2 SHEET.

**JOINT ACCESS AND UTILITY EASEMENT DESCRIPTION:**  
 SEE LS2 SHEET.

**UTILITY EASEMENT DESCRIPTION:**  
 SEE LS2 SHEET.

**BASIS OF ELEVATIONS:** NAVD 88.  
**BASIS OF BEARINGS:** CALIFORNIA STATE PLANE COORDINATE SYSTEM, ZONE 4, NAD 83.

**PROJECT BENCH:** AS INDICATED HEREON.  
**LANDLORD INFORMATION:** LANARE COMMUNITY SERVICE ORGANIZATION  
 20620 S. GRANTLAND AVENUE  
 RIVERDALE, CA 93656

**NET AREA OF UNDERLYING PARCEL(S):** 4.78± AC.  
**SITE LOCATED IN FLOOD ZONE X, AN AREA OF MINIMAL FLOOD HAZARD, PER FEMA FIRM COMMUNITY PANEL NUMBER 06019C2875J, EFFECTIVE DATE 01/20/16, PER FEMA INTERACTIVE WEBSITE.**

**FAA 1A CERTIFICATION:**  
 LATITUDE AND LONGITUDE WAS OBTAINED FROM INFORMATION PROVIDED BY A GPS SURVEY. THE GEODETIC POSITION SHOWN WAS DETERMINED UTILIZING FAST-STATIC GPS OBSERVATIONS FROM NGS CORS STATION(S) USING TRIMBLE 4600LS RECEIVERS. THE DATA WAS DIFFERENTIALLY CORRECTED WITH TRIMBLE GPS SURVEY SOFTWARE.

LATITUDE, LONGITUDE AND ELEVATIONS DENOTED ON THIS SURVEY MEET OR EXCEED THE FEDERAL AVIATION ADMINISTRATION 1-A STANDARD.  
**ELEVATION OF GROUND AT GPS POINT:** 202.9' AMSL

LATITUDE: N36°26'05.18"  
 LONGITUDE: W119°55'18.83" (NAD 83)  
 LATITUDE: N36.434772°  
 LONGITUDE: W119.921897" (NAD 83)

PREPARED FOR

2600 Camino Ramon, 4W850 N  
 San Ramon, California 94583

Vendor:

**COMPLETE**  
 Wireless Consulting, Inc.

Surveyor:

**Phil Auer**  
 Surveying

14407 Corte Lejos  
 Bakersfield, CA 93314  
 Phone: (805) 587-6129  
 Mobile: (510) 714-7224  
 E-mail: Pasis5075@att.net

AT&T SITE NO: CVL03137  
 PROJECT NO: N/A  
 DRAWN BY: TCN  
 CHECKED BY: OPA

REV	DATE	DESCRIPTION
0	02/06/18	90% SURVEY

Licensors:

IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED LAND SURVEYOR, TO ALTER THIS DOCUMENT.

Issued For:

**LANARE**

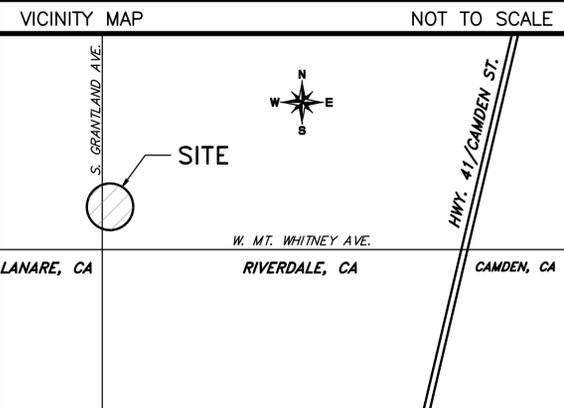
20620 S. GRANTLAND AVE.  
 RIVERDALE, CA 93656  
 FRESNO COUNTY  
 APN: 053-041-41-S

SHEET TITLE:

**TOPO SURVEY**

SHEET NUMBER:

**LS1**





**THIS IS NOT A SITE SURVEY**

ALL PROPERTY BOUNDARIES, ORIENTATION OF TRUE NORTH AND STREET HALF-WIDTHS HAVE BEEN OBTAINED FROM A TAX PARCEL MAP AND EXISTING DRAWINGS AND ARE APPROXIMATE.

NOTES:

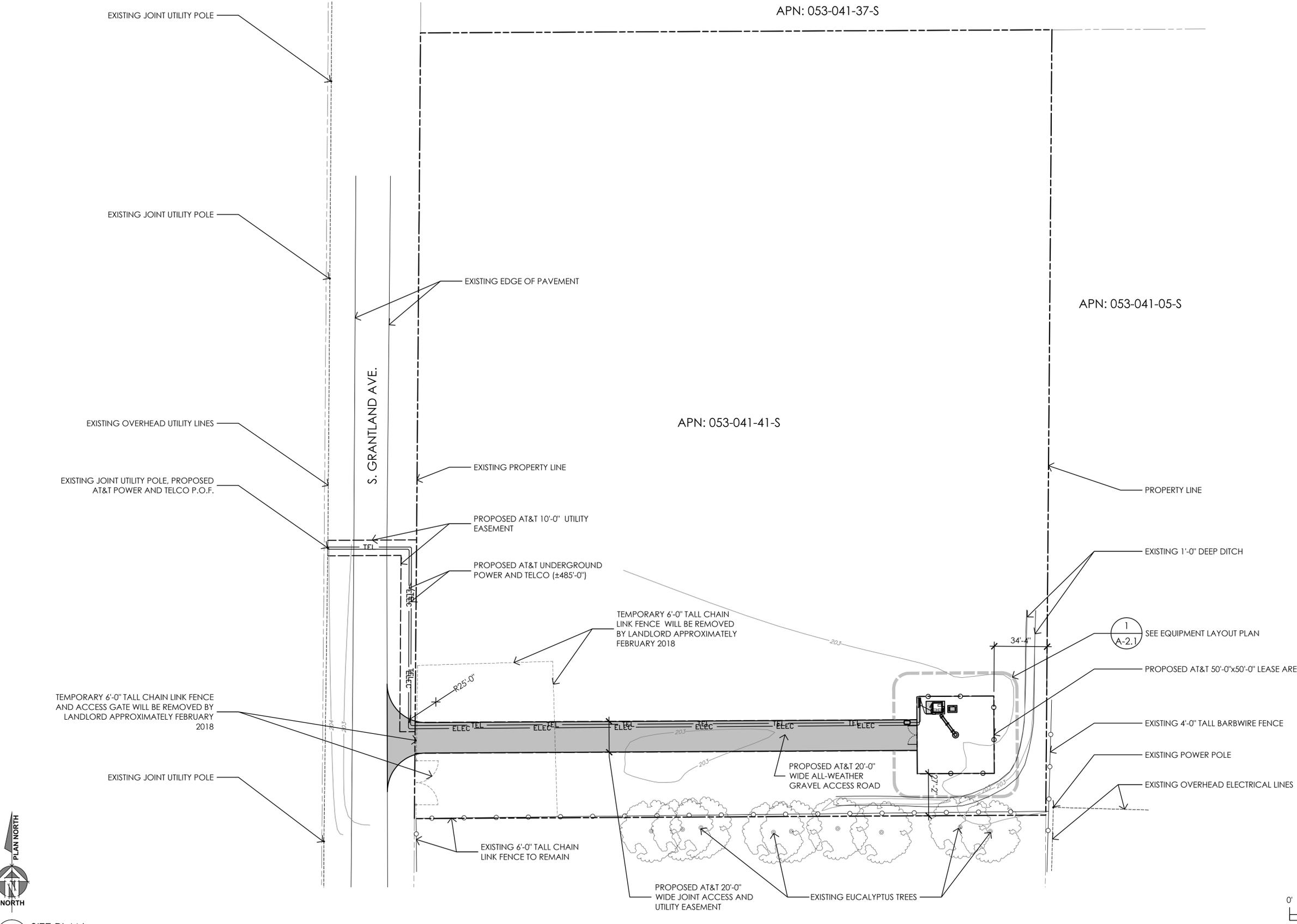
1. NO GRADING OR PERMANENT CONSTRUCTION SHALL OCCUR WITHIN DRIP LINES OF TREES THAT ARE TO REMAIN WITHOUT ARBORIST APPROVAL.
2. PRIOR TO CONSTRUCTION, GENERAL CONTRACTOR TO CONTACT DIGALERT TO MARK OUT EXISTING UNDERGROUND UTILITIES. IN THE EVENT OF CONFLICTS, CONTRACTOR TO CONTACT PDC.

APN: 053-041-37-S

APN: 053-041-05-S

APN: 053-041-41-S

S. GRANTLAND AVE.



AT&T Site ID:

**CVL03135**

20620 S. GRANTLAND AVE.  
RIVERDALE, CA. 93656

Vendor:



PREPARED FOR



5001 Executive Parkway  
San Ramon, California 94583

Architect:



AT&T SITE NO: CVL03137

PROJECT NO: 162.2157

DRAWN BY: MWS

CHECKED BY: SV

REV	DATE	DESCRIPTION
2/06/18	100% ZD	
1/17/18	90% ZD	

Licensee:

IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.

Issued For:

2/06/18

100% ZD

SHEET TITLE:

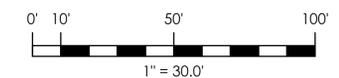
OVERALL SITE PLAN

SHEET NUMBER:

**A-1.1**



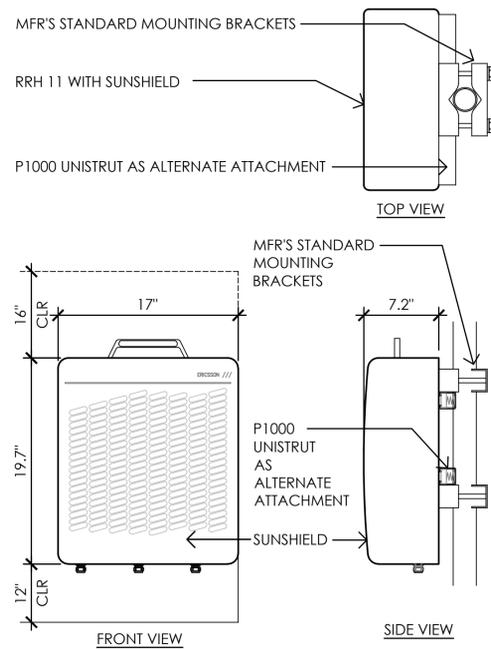
1 SITE PLAN  
1"=30'





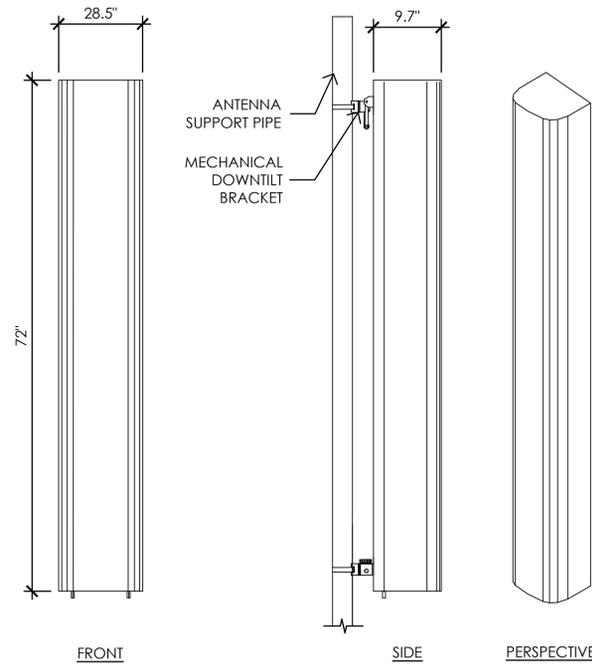
ERICSSON RRH 11 REMOTE RADIO UNIT

COLOR: WHITE  
 DIMENSIONS: 19.7" TALL X 17" WIDE X 7.2" DEEP (INCLUDING SUNSHIELD)  
 WEIGHT: +/- 50 LBS. (INCLUDING MOUNTING HARDWARE)



6 ERICSSON RRH-11 REMOTE RADIO UNIT  
 1-1/2" = 1'-0"

EQUIPMENT SUBJECT TO CHANGE



ANTENNA = CCI (BSA-M65R-BUU-H6)  
 WEIGHT = 101 LBS  
 DIMENSIONS = 72" (H) x 28.5" (W) x 9.7" (D)

4 PROPOSED ANTENNA SPEC  
 1" = 1'-0"

RF SCHEDULE										
SECTOR	ANTENNA MODEL NO.	AZIMUTH	CENTERLINE	RRU	TMA	FIBER LENGTH	COAX LENGTH	COAX DIA.	NO. OF RRUS	
ALPHA	A1	KATHREIN 800-10965K	90°	±117'-0"	(1) RRUS-11 E B12 / (1) 4478 B5/ (1) 4415 B25	-	±137'-0"	-	-	3
	A2	KATHREIN 800-10965K	90°	±117'-0"	(1) RRUS-E2 / (1) 4415 B25	-	±137'-0"	-	-	2
	A3	KATHREIN 800-10965K	90°	±117'-0"	(1) 4478 B14/ (1) 4426 B66	-	±137'-0"	-	-	2
	A4	CCI BSA-M65R-BUU-H6	90°	±117'-0"	(2) RRUS-32	-	±137'-0"	-	-	2
BETA	B1	KATHREIN 800-10965K	330°	±117'-0"	(1) RRUS-11 E B12 / (1) 4478 B5/ (1) 4415 B25	-	±137'-0"	-	-	3
	B2	KATHREIN 800-10965K	330°	±117'-0"	(1) RRUS-E2 / (1) 4415 B25	-	±137'-0"	-	-	2
	B3	KATHREIN 800-10965K	330°	±117'-0"	(1) 4478 B14/ (1) 4426 B66	-	±137'-0"	-	-	2
	B4	CCI BSA-M65R-BUU-H6	330°	±117'-0"	(2) RRUS-32	-	±137'-0"	-	-	2
GAMMA	C1	KATHREIN 800-10965K	210°	±117'-0"	(1) RRUS-11 E B12 / (1) 4478 B5/ (1) 4415 B25	-	±137'-0"	-	-	3
	C2	KATHREIN 800-10965K	210°	±117'-0"	(1) RRUS-E2 / (1) 4415 B25	-	±137'-0"	-	-	2
	C3	KATHREIN 800-10965K	210°	±117'-0"	(1) 4478 B14/ (1) 4426 B66	-	±137'-0"	-	-	2
	C4	CCI BSA-M65R-BUU-H6	210°	±117'-0"	(2) RRUS-32	-	±137'-0"	-	-	2

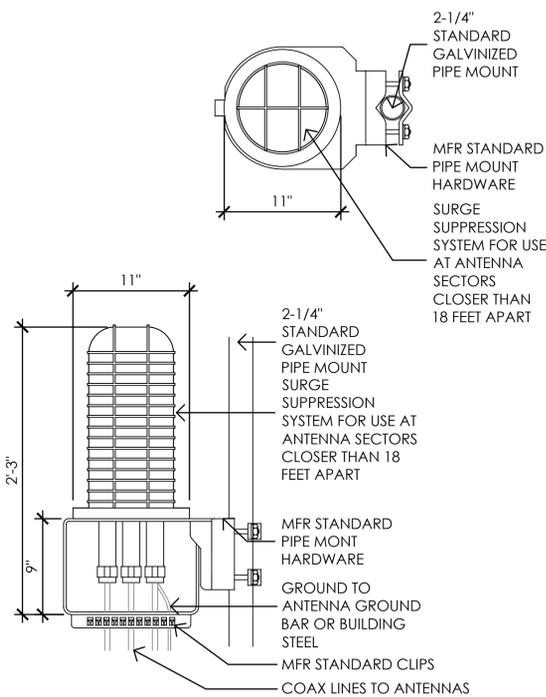
RF DATA SHEET v1.00.01 DATED 12/14/17

EQUIPMENT IS PRELIMINARY AND SUBJECT TO CHANGE.

2 RF SCHEDULE  
 NO SCALE

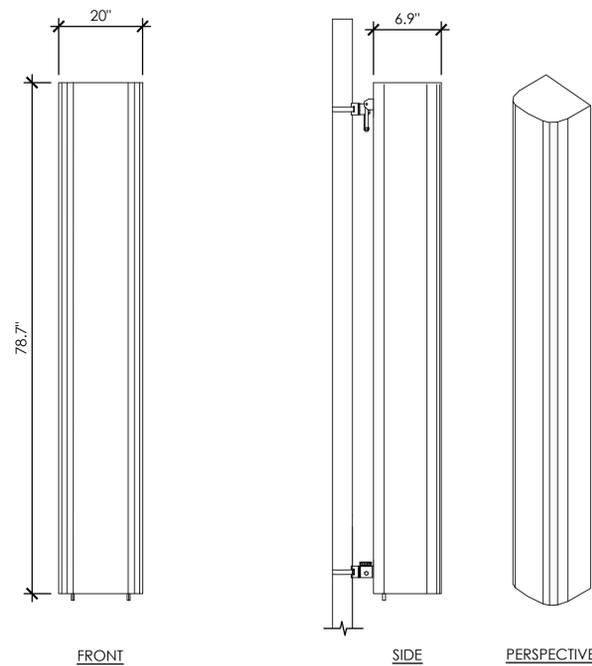
RAYCAP DC6-48-60-18-8F & DC6-48-60-0-8F SURGE SUPPRESSION SOLUTION

COLOR: BLACK/SILVER  
 DIMENSIONS: 11" DIA X 27" TALL W/ 9" BASE  
 WEIGHT: +/- 50 LBS. (INCLUDING MOUNTING HARDWARE)



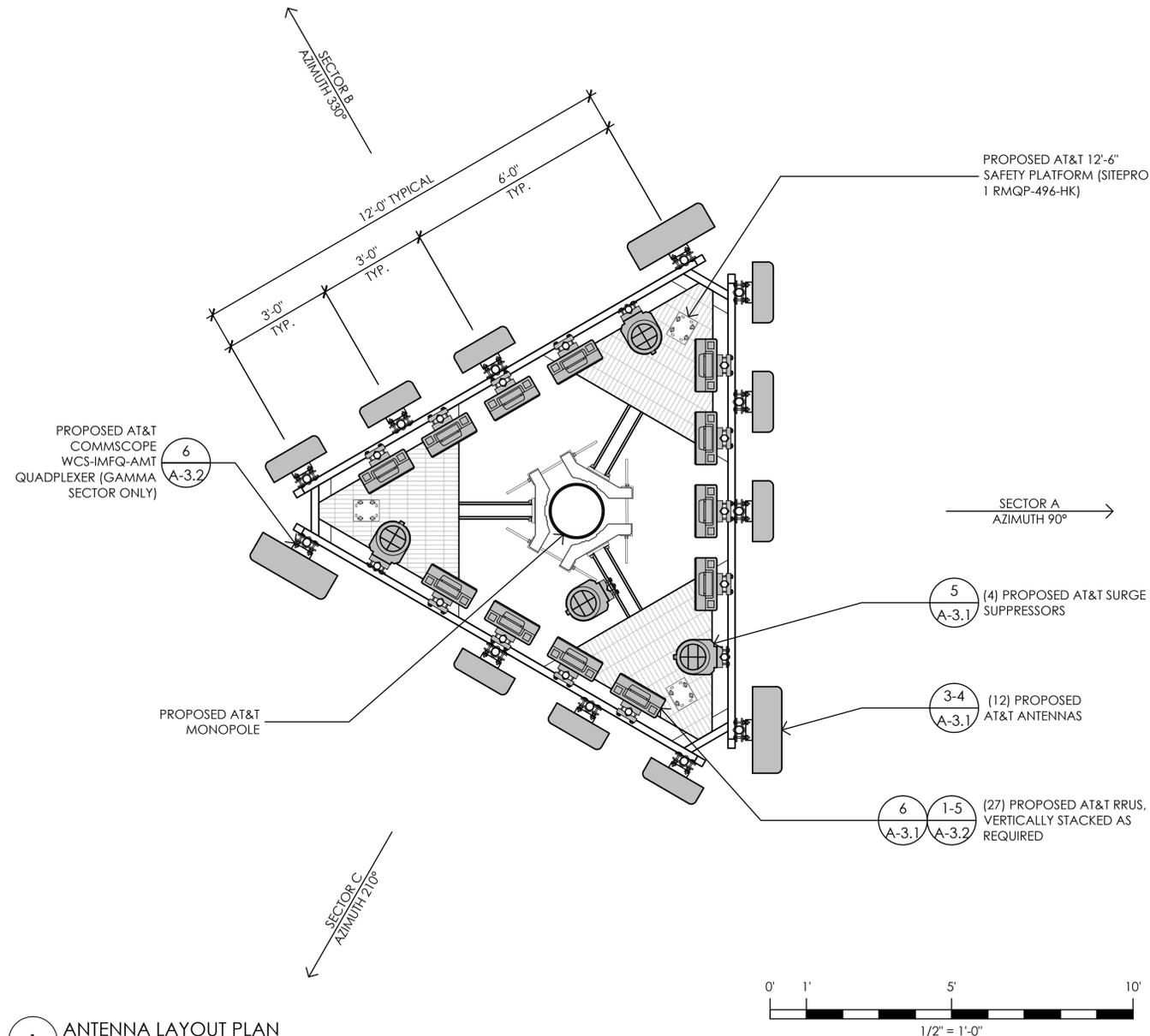
5 DC SURGE SUPPRESSION (SQUID)  
 1-1/2" = 1'-0"

EQUIPMENT SUBJECT TO CHANGE



ANTENNA = KATHREIN (800-10965K)  
 WEIGHT = 108.6 LBS  
 DIMENSIONS = 78.7" (H) x 20" (W) x 6.9" (D)

3 PROPOSED ANTENNA SPEC  
 1" = 1'-0"



1 ANTENNA LAYOUT PLAN  
 1/2" = 1'-0"

AT&T Site ID:

**CVL03135**

20620 S. GRANTLAND AVE.  
 RIVERDALE, CA. 93656

Vendor:



PREPARED FOR



5001 Executive Parkway  
 San Ramon, California 94583

Architect:



AT&T SITE NO: CVL03137

PROJECT NO: 162.2157

DRAWN BY: MWS

CHECKED BY: SV

REV	DATE	DESCRIPTION
2/06/18	100% ZD	
1/17/18	90% ZD	

Licensee:

IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.

Issued For:

2/06/18

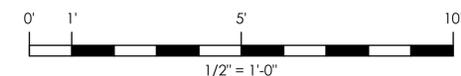
100% ZD

SHEET TITLE:

ANTENNA PLAN AND SCHEDULE

SHEET NUMBER:

**A-3.1**



# Product Specifications

COMMSCOPE



**CBC781921W-DS | E15V90P46**  
**Quadplexer, 700-750/850/PCS/AWS-WCS, DC Sense**

- BTS-to-feeder and feeder-to-antenna application
- Automatic dc switching with dc sense
- Convertible mounting brackets

### General Specifications

Product Type Quadplexer  
 Product Family CBC781921W  
 Modularity 1-Single  
 Includes Mounting hardware

### Electrical Specifications

Sub-module	1	1	1	1	1
Branch	1	2	3	4	4
Port Designation	698-798 MHz	824-894 MHz	1850-1990 MHz	AWS-WCS	AWS-WCS
License Band	LMR 750 USA 750 USA 750	CEL 850	PCS 1900	AWS 1700	WCS 2300

### Electrical Specifications, Band Pass

Frequency Range	698-798 MHz	824-894 MHz	1850-1990 MHz	1695-1780 MHz 2110-2200 MHz	2305-2360 MHz
Insertion Loss, maximum	0.50 dB	0.50 dB	0.50 dB	0.50 dB	0.40 dB
Insertion Loss, typical	0.30 dB	0.30 dB	0.30 dB	0.30 dB	0.20 dB
Total Group Delay, maximum	40 ns	55 ns	55 ns	25 ns	25 ns
Return Loss, minimum	20 dB	20 dB	20 dB	20 dB	20 dB
Return Loss, typical	22 dB	22 dB	22 dB	22 dB	22 dB
Isolation, minimum	50 dB	50 dB	50 dB	50 dB	50 dB
Isolation, typical	65 dB	55 dB	55 dB	55 dB	55 dB
Input Power, RMS, maximum	200 W	200 W	200 W	200 W	200 W
Input Power, PEP, maximum	2 kW	2 kW	2 kW	2 kW	2 kW
3rd Order PIM, typical	-155 dBc	-155 dBc	-155 dBc	-155 dBc	-155 dBc
3rd Order PIM Test Method	2 x 20 W CW tones	2 x 20 W CW tones	2 x 20 W CW tones	1 x 20 W AWS CW tone 1 x 20 W PCS CW tone	2 x 20 W CW tones

### AISG Electrical Specifications

AISG Carrier 2176 KHz ± 100 ppm  
 Insertion Loss, maximum 1.00 dB  
 Return Loss, minimum 15 dB

### dc Power/Alarm Electrical Specifications

©2018 CommScope, Inc. All rights reserved. All trademarks identified by ® or ™ are registered trademarks, respectively, of CommScope. All specifications are subject to change without notice. See www.commscope.com for the most current information. Revised: June 6, 2017

page 1 of 5  
January 11, 2018

# Product Specifications

COMMSCOPE

CBC781921WDS | E15V90P46

Voltage 7-30 Vdc  
 Operating Current at Voltage 15 mA @ 12 V | 15 mA @ 24 V  
 dc/AISG Pass-through Method Auto sensing  
 dc/AISG Pass-through Path See logic table  
 Lightning Surge Current 5 kA  
 Lightning Surge Current Waveform 8/20 waveform

# Product Specifications

COMMSCOPE

CBC781921WDS | E15V90P46

Data Port Interface USB  
 Ground Screw Diameter 6.00 mm  
 Color Gray  
 Mount Type Pole | Wall  
 Mounting Pipe Diameter 40-160 mm  
 Mounting Pipe Hardware Band clamps (2)

### Dimensions

Height 178.0 mm | 7.0 in  
 Width 283.0 mm | 11.1 in  
 Depth 65.0 mm | 2.6 in  
 Weight 5.4 kg | 11.9 lb

### Environmental Specifications

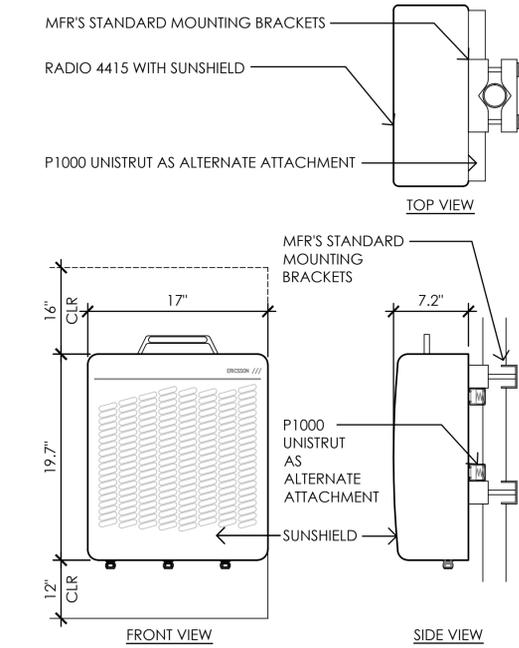
Operating Temperature -40 °C to +65 °C (-40 °F to +149 °F)  
 Ingress Protection Test Method IEC 60529:2001, IP67

©2018 CommScope, Inc. All rights reserved. All trademarks identified by ® or ™ are registered trademarks, respectively, of CommScope. All specifications are subject to change without notice. See www.commscope.com for the most current information. Revised: June 6, 2017

page 4 of 5  
January 11, 2018

## ERICSSON RADIO 4415 B25 REMOTE RADIO UNIT

COLOR: WHITE  
 DIMENSIONS: 16.5" TALL X 13.4" WIDE X 5.9" DEEP (INCLUDING SUNSHIELD)  
 WEIGHT: +/- 46 LBS. (INCLUDING MOUNTING HARDWARE)



AT&T Site ID:  
**CVL03135**  
 20620 S. GRANTLAND AVE.  
 RIVERDALE, CA. 93656

Vendor:  
  
**COMPLETE**  
 Wireless Consulting, Inc.

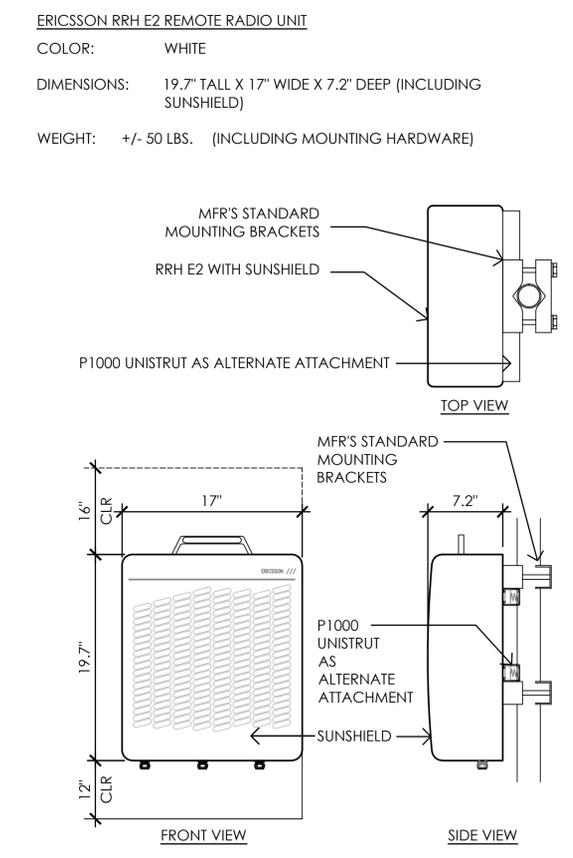
PREPARED FOR  
  
 5001 Executive Parkway  
 San Ramon, California 94583

Architect:  
  
**MST ARCHITECTS**  
 1520 River Park Drive  
 Sacramento, California 95815

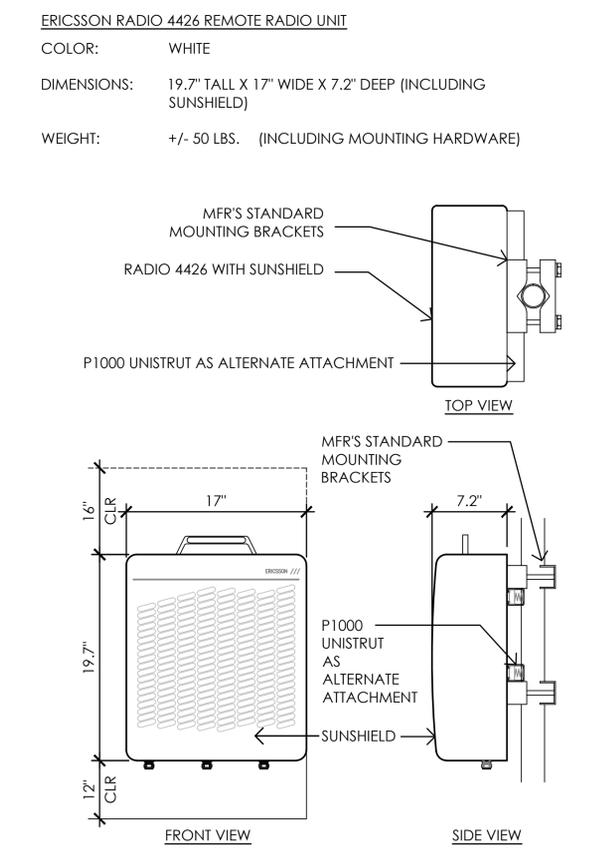
AT&T SITE NO: CVL03137  
 PROJECT NO: 162.2157  
 DRAWN BY: MWS  
 CHECKED BY: SV

6 PROPOSED QUADPLEXER DETAIL  
 1" = 1'-0"

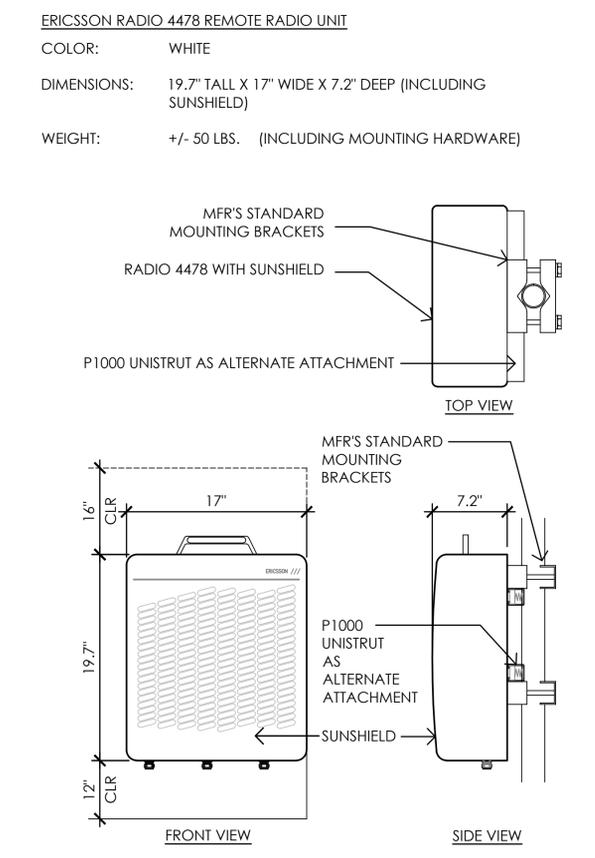
2 ERICSSON RADIO 4415 REMOTE RADIO UNIT  
 1-1/2" = 1'-0"



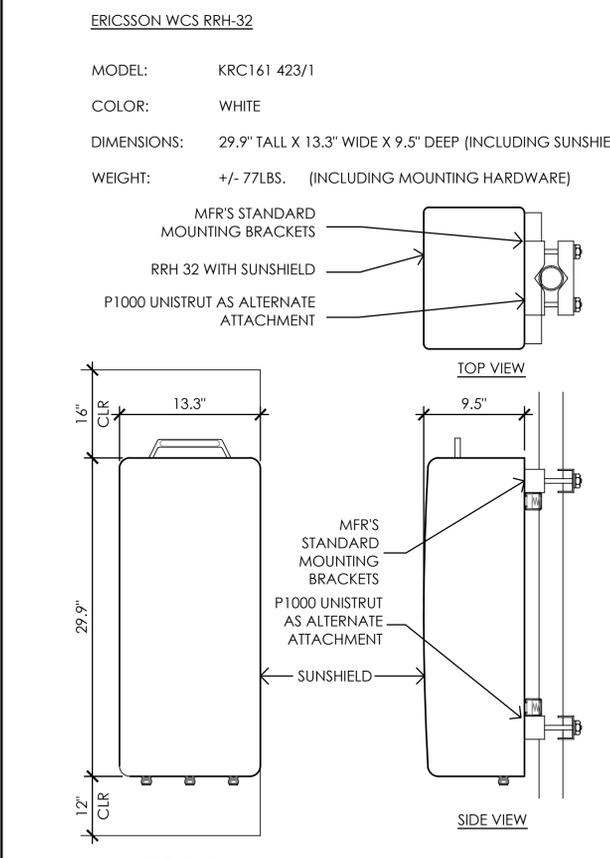
5 ERICSSON RRUS-E2 REMOTE RADIO UNIT  
 1-1/2" = 1'-0"



4 ERICSSON RADIO 4426 REMOTE RADIO UNIT  
 1-1/2" = 1'-0"



3 ERICSSON RADIO 4478 REMOTE RADIO UNIT  
 1-1/2" = 1'-0"



1 ERICSSON WCS RRH-32 REMOTE RADIO UNIT  
 1-1/2" = 1'-0"

REV	DATE	DESCRIPTION
2/06/18	100% ZD	
1/17/18	90% ZD	

Licensee:  
 IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.

Issued For:  
 2/06/18  
 100% ZD

SHEET TITLE:  
**ANTENNA DETAILS**

SHEET NUMBER:  
**A-3.2**







# County of Fresno

DEPARTMENT OF PUBLIC WORKS AND PLANNING  
STEVEN E. WHITE, DIRECTOR

## INITIAL STUDY APPLICATION

### INSTRUCTIONS

Answer all questions completely. An incomplete form may delay processing of your application. Use additional paper if necessary and attach any supplemental information to this form. Attach an operational statement if appropriate. This application will be distributed to several agencies and persons to determine the potential environmental effects of your proposal. Please complete the form in a legible and reproducible manner (i.e., USE BLACK INK OR TYPE).

OFFICE USE ONLY	
IS No.	<u>IS 7440</u>
Project No(s).	<u>WP 3608</u>
<b>RECEIVED</b> COUNTY OF FRESNO	
Application Rec'd.:	<u>MAR 07 2018</u>
<small>DEPARTMENT OF PUBLIC WORKS AND PLANNING DEVELOPMENT SERVICES DIVISION</small>	

### GENERAL INFORMATION

- Property Owner :** Lanare Community Service Organization **Phone/Fax** \_\_\_\_\_  
**Mailing Address:** 20620 S. Grantland Avenue Riverdale CA 93656  
Street City State/Zip  
Complete Wireless Consulting on behalf of AT&T
- Applicant :** Mobility **Phone/Fax:** 916-247-6087  
**Mailing Address:** 2009 V Street Sacramento CA 95818  
Street City State/Zip
- Representative:** Maria Kim **Phone/Fax:** 916-247-6087  
**Mailing Address:** 2009 V Street Sacramento CA 95818  
Street City State/Zip
- Proposed Project:** AT&T proposed a 120' tall monopole at the above location in order to provide high-speed internet services to the Lanare community.
- Project Location:** Southeast corner of APN 053-041-41S, abiding by County setbacks for the AL20 zone.
- Project Address:** 20620 S. Grantland Avenue, Riverdale, CA 93656
- Section/Township/Range:** \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_
- Parcel Size:** 4.78 acres
- Assessor's Parcel No.** 053-041-41S

10. Land Conservation Contract No. (If applicable): \_\_\_\_\_

11. What other agencies will you need to get permits or authorization from:

- |   |   |
|---|---|
| _____ LAFCo (annexation or extension of services) | _____ SJVUAPCD (Air Pollution Control District) |
| _____ CALTRANS                                    | _____ Reclamation Board                         |
| _____ Division of Aeronautics                     | _____ Department of Energy                      |
| _____ Water Quality Control Board                 | _____ Airport Land Use Commission               |
| _____ Other _____                                 |   |

12. Will the project utilize Federal funds or require other Federal authorization subject to the provisions of the National Environmental Policy Act (NEPA) of 1969? \_\_\_\_\_ Yes  X  No

If so, please provide a copy of all related grant and/or funding documents, related information and environmental review requirements.

13. Existing Zone District<sup>1</sup>:  AL-20

14. Existing General Plan Land Use Designation<sup>1</sup>:  Agriculture

**ENVIRONMENTAL INFORMATION**

15. Present land use:  Not used   
Describe existing physical improvements including buildings, water (wells) and sewage facilities, roads, and lighting. Include a site plan or map showing these improvements:

\_\_\_\_\_

Describe the major vegetative cover:  Unkempt grass

Any perennial or intermittent water courses? If so, show on map: \_\_\_\_\_

Is property in a flood-prone area? Describe:

N/A

16. Describe surrounding land uses (e.g., commercial, agricultural, residential, school, etc.):

North:  Agricultural (vacant)

South:  Agricultural (used by Lanare Community Service Organization)

East:  Agricultural (vacant)

West:  Agricultural (residential uses)

17. What land use(s) in the area may be impacted by your Project?: None

18. What land use(s) in the area may impact your project?: \_\_\_\_\_

19. **Transportation:**

**NOTE:** The information below will be used in determining traffic impacts from this project. The data may also show the need for a Traffic Impact Study (TIS) for the project.

A. Will additional driveways from the proposed project site be necessary to access public roads?  
       Yes        No

B. Daily traffic generation:

I. Residential - Number of Units        N/A  
Lot Size         
Single Family         
Apartments       

II. Commercial - Number of Employees        0  
Number of Salesmen        0  
Number of Delivery Trucks        0  
Total Square Footage of Building        50' x 50' enclosed lease area (no buildings)

III. Describe and quantify other traffic generation activities: \_\_\_\_\_  
       1 maintenance technician, 1-2 times a month.

20. Describe any source(s) of noise from your project that may affect the surrounding area: \_\_\_\_\_  
       Standby generator maintenance, 30 minutes/1x a month, and cooling units in the walk-in cabinet.

21. Describe any source(s) of noise in the area that may affect your project: \_\_\_\_\_  
       N/A

22. Describe the probable source(s) of air pollution from your project: \_\_\_\_\_  
       Standby generator. Will abide by all Air Quality Management District requirements.

23. Proposed source of water:  
( ) private well  
( ) community system<sup>3</sup>--name:        N/A

24. *Anticipated volume of water to be used (gallons per day)*<sup>2</sup>: N/A
25. *Proposed method of liquid waste disposal:* N/A  
 ( ) *septic system/individual*  
 ( ) *community system*<sup>3</sup>-name \_\_\_\_\_
26. *Estimated volume of liquid waste (gallons per day)*<sup>2</sup>: N/A
27. *Anticipated type(s) of liquid waste:* N/A
28. *Anticipated type(s) of hazardous wastes*<sup>2</sup>: N/A
29. *Anticipated volume of hazardous wastes*<sup>2</sup>: N/A
30. *Proposed method of hazardous waste disposal*<sup>2</sup>: N/A
31. *Anticipated type(s) of solid waste:* N/A
32. *Anticipated amount of solid waste (tons or cubic yards per day):* N/A
33. *Anticipated amount of waste that will be recycled (tons or cubic yards per day):* N/A
34. *Proposed method of solid waste disposal:* N/A
35. *Fire protection district(s) serving this area:* \_\_\_\_\_
36. *Has a previous application been processed on this site? If so, list title and date:* No.
37. *Do you have any underground storage tanks (except septic tanks)?* Yes \_\_\_\_\_ No X
38. *If yes, are they currently in use?* Yes \_\_\_\_\_ No \_\_\_\_\_

**TO THE BEST OF MY KNOWLEDGE, THE FOREGOING INFORMATION IS TRUE.**

  
 \_\_\_\_\_  
**SIGNATURE**

3/2/2018  
 \_\_\_\_\_  
**DATE**

<sup>1</sup>*Refer to Development Services Conference Checklist*

<sup>2</sup>*For assistance, contact Environmental Health System, (559) 600-3357*

<sup>3</sup>*For County Service Areas or Waterworks Districts, contact the Resources Division, (559) 600-4259*

## NOTICE AND ACKNOWLEDGMENT

### INDEMNIFICATION AND DEFENSE

~~The Board of Supervisors has adopted a policy that applicants should be made aware that they may be responsible for participating in the defense of the County in the event a lawsuit is filed resulting from the County's action on your project. You may be required to enter into an agreement to indemnify and defend the County if it appears likely that litigation could result from the County's action. The agreement would require that you deposit an appropriate security upon notice that a lawsuit has been filed. In the event that you fail to comply with the provisions of the agreement, the County may rescind its approval of the project.~~

### STATE FISH AND WILDLIFE FEE

State law requires that specified fees (effective January 1, 2017: \$3,078.25 for an EIR; \$2,216.25 for a Mitigated/Negative Declaration) be paid to the California Department of Fish and Wildlife (CDFW) for projects which must be reviewed for potential adverse effect on wildlife resources. The County is required to collect the fees on behalf of CDFW. A \$50.00 handling fee will also be charged, as provided for in the legislation, to defray a portion of the County's costs for collecting the fees.

The following projects are exempt from the fees:

1. All projects statutorily exempt from the provisions of CEQA (California Environmental Quality Act).
2. All projects categorically exempt by regulations of the Secretary of Resources (State of California) from the requirement to prepare environmental documents.

A fee exemption may be issued by CDFW for eligible projects determined by that agency to have "no effect on wildlife." That determination must be provided in advance from CDFW to the County at the request of the applicant. You may wish to call the local office of CDFW at (559) 222-3761 if you need more information.

Upon completion of the Initial Study you will be notified of the applicable fee. Payment of the fee will be required before your project will be forwarded to the project analyst for scheduling of any required hearings and final processing. The fee will be refunded if the project should be denied by the County.

  
\_\_\_\_\_  
Applicant's Signature

3/2/2018  
\_\_\_\_\_  
Date

FRESNO COUNTY RECORDERS OFFICE

RECORDING REQUESTED BY  
11567

RECORDED AT REQUEST OF  
TRANSAMERICA TITLE INSURANCE CO.

BOOK 5662 PAGE 516

AT 5:57 MIN. PAST 11 AM

AND WHEN RECORDED MAIL TO

Name: LANARE COMMUNITY SERVICE ORGANIZATION  
Street Address: 20720 Chateau Fresno  
City: Riverdale, California 93656  
State: Zip:

FEB 18 1969  
BOOK 5662 PAGE 516  
FRESNO COUNTY, CALIFORNIA  
J. L. BROWN, COUNTY RECORDER

Handwritten signature and stamp: FEE \$2

MAIL TAX STATEMENTS TO

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Name: SAME AS RETURN ADDRESS ABOVE  
Street Address:  
City: State: Zip:

TRANSFER TAX DUE \$ 5.50

Handwritten signature: J.K. Wilcox  
TRANSAMERICA TIT. INS. CO.

TRANSFER TAX \$ 5.50



### GRANT DEED

(Escrow No. 47696-JB)

By this instrument dated January 22, 1969, for a valuable consideration,  
GEORGE L. AMARANTES and DOLORES C. AMARANTES, husband and wife

hereby GRANTS to  
LANARE COMMUNITY SERVICE ORGANIZATION, a corporation

the following described Real Property in the State of California, County of Fresno  
City of unincorporated area

The South half of Lot 12 and the North half of the North half of Lot 13 in Section 21, Township 17 South, Range 19 East, M.D.B. & M., according to the Map of Subdivision No. 1, of the Lands of the Summit Lake Investment Co., recorded in Book 3 Page 52 of Record of Surveys, records of said County.

EXCEPTING THEREFROM the East 880 feet.

ALSO EXCEPTING THEREFROM an undivided 1/2 interest in and to all oil, gas, minerals and other hydrocarbon substances as reserved in the Deed from Albert Bacon, et ux, recorded March 7, 1946, in Book 2334, Page 497 of Official records and an undivided 1/4 interest in and to all oil, gas, minerals and other hydrocarbon substances in and under said land as reserved by deed from Orville L. Andrews and Alberta Andrews, recorded August 21, 1959, in Book 4263, Page 683 of Official Records.

ALSO EXCEPTING and RESERVING UNTO the Grantors herein an undivided 1/8th interest in and to all oil, gas, minerals and other hydrocarbon substances in or under said lands.

Handwritten signature: George L. Amarantes  
George L. Amarantes

Handwritten signature: Dolores C. Amarantes  
Dolores C. Amarantes

Revised 9-67 Form No. 340

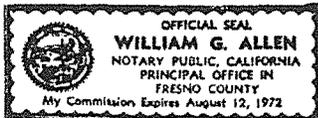
STATE OF CALIFORNIA

COUNTY OF Fresno

On Feb. 17, 1969, before me, the undersigned, a Notary Public in and for said County and State, personally appeared George L. Amarantes and Dolores C. Amarantes, husband & wife, known to me to be the person whose name are subscribed to the within instrument, and acknowledged to me that they executed the same.

Notary's Signature: William G. Allen

Type or Print Notary's Name: William G. Allen

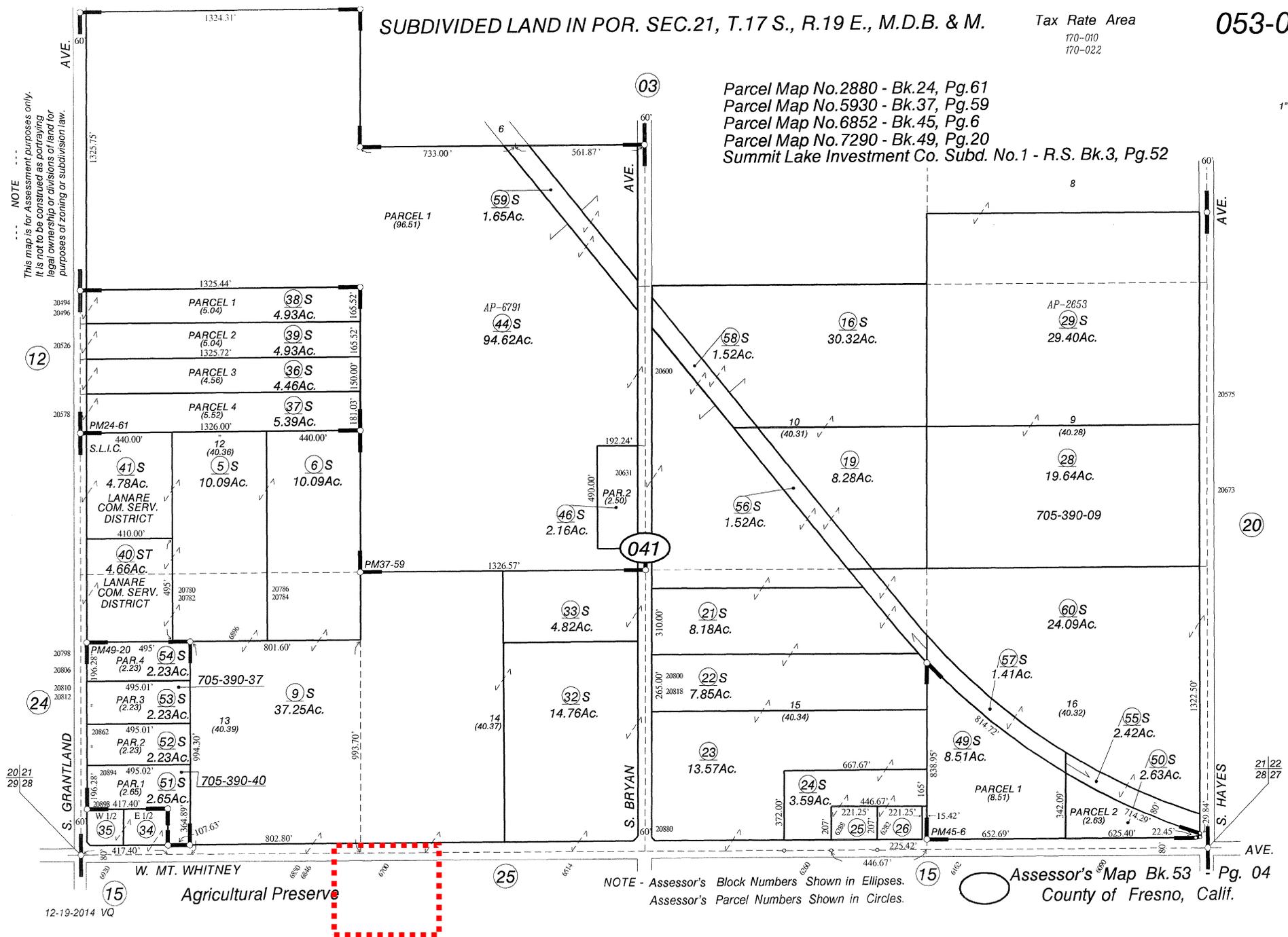


MAIL TAX STATEMENTS AS DIRECTED ABOVE



NOTE  
This map is for Assessment purposes only.  
It is not to be construed as portraying  
legal ownership or divisions of land for  
purposes of zoning or subdivision law.

Parcel Map No.2880 - Bk.24, Pg.61  
Parcel Map No.5930 - Bk.37, Pg.59  
Parcel Map No.6852 - Bk.45, Pg.6  
Parcel Map No.7290 - Bk.49, Pg.20  
Summit Lake Investment Co. Subd. No.1 - R.S. Bk.3, Pg.52

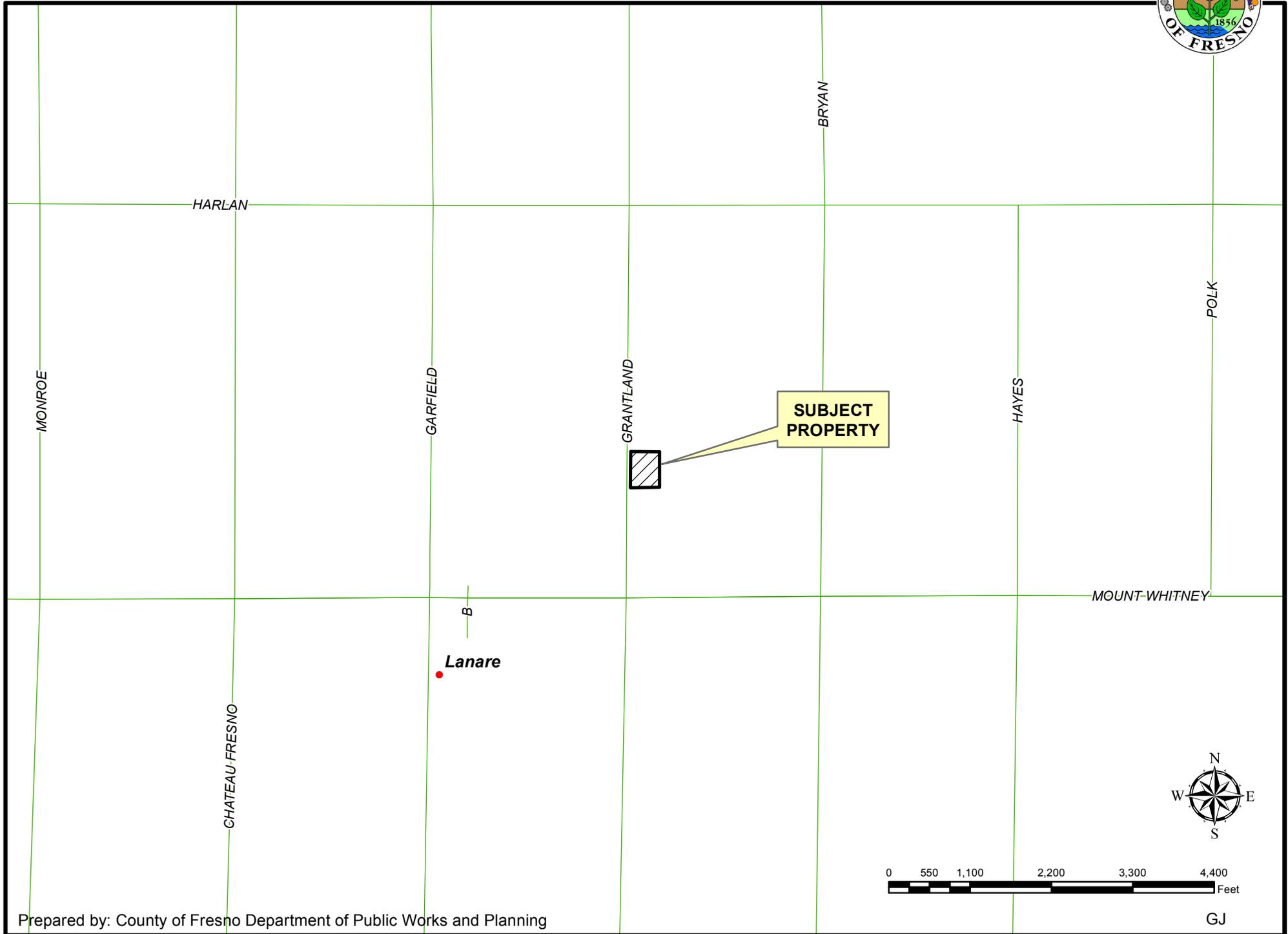


NOTE - Assessor's Block Numbers Shown in Ellipses.  
Assessor's Parcel Numbers Shown in Circles.

Assessor's Map Bk.53 Pg. 04  
County of Fresno, Calif.

12-19-2014 VQ

# LOCATION MAP





# EXISTING ZONING MAP

