



THE CITY OF SAN DIEGO

REPORT TO THE PLANNING COMMISSION

DATE ISSUED: October 21, 2010 **REPORT NO. PC-10-087**

ATTENTION: **Planning Commission, Agenda of October 28, 2010**

SUBJECT: Clearwire – COLUMBIA HEIGHTS: PROJECT NO. 212277
PROCESS 4.

**OWNER/
APPLICANTS:** Columbia Heights Homeowners
Clearwire US, LLC and Sprint/Nextel

SUMMARY

Issue(s): Should the Planning Commission approve a Conditional Use Permit for a modification to an existing wireless communication facility located at 3217 Columbia Court in the Uptown Community Planning area?

Staff Recommendation: Approve Conditional Use Permit No. 755273.

Community Planning Group Recommendation: On October 5, 2010, the Uptown Planners voted 14-0-1 to recommend approval of the Columbia Heights project.

Environmental Review: This project is not pending an appeal of the environmental determination. This project is exempt from environmental review pursuant to Article 19, Section 15301, Existing Facilities. The environmental exemption determination for this project was made on September 9, 2010, and the opportunity to appeal that determination ended September 30, 2010.

Fiscal Impact Statement: None with this action. All costs associated with the processing of this project are paid by the applicant.

Code Enforcement Impact: None.

Housing Impact Statement: None.



BACKGROUND

This project is located on a three-story condominium building at 3217 Columbia Court within the MR-1500 zone of the Uptown Community Planning area. The project consists of an existing Sprint/Nextel facility, approved April 11, 1997, consisting of an equipment room in the garage area and six panel antennas mounted behind the mansard roof. Clearwire is proposing to amend the permit to add three panel antennas, three microwave dishes and an equipment cabinet within the equipment room area. All of the antennas would be located behind the existing mansard screens.

The condominium building was built in the early 1970's under the R-1500 zone, which permitted heights over 50 feet. At its highest, the building is 57' 6". In 1974, the property was rezoned to MR-1500, which has a maximum height of 30 feet. The project was approved under the previous Municipal Code which allowed deviations to the development regulations with a Planned Residential Permit. Clearwire is not proposing to add height to the building.

There is single-unit residential to the north and east, multi-unit residential to the south and heavy commercial to the west.

T-Mobile has a wireless communication facility on this building that was approved by the Planning Commission on September 20, 2007.

DISCUSSION

Project Description:

The project consists of eleven antennas mounted behind the existing mansard screening and an equipment cabinet inside the Sprint/Nextel equipment room. There will be no outward change in appearance. The building is three stories high and includes 15 units. The architecture is basic with balcony features, interspersed short parapets and a mansard roof along the front of the building. The roof is flat and supports solar panels.

The condominium complex is built over the parking garage and the existing Sprint Nextel equipment room is situated in the northeast corner of the garage. It is approximately 125 square feet in size. Clearwire is proposing to add one equipment cabinet to the room.

Community Plan Analysis:

The Uptown Community Plan does not specifically address the proposal of wireless communication facilities. However, the City's General Plan requires that wireless facilities be minimally visible and be visually respectful and compatible with the community. The antennas associated with this facility are completely concealed behind the parapet and mansard roofing. The associated equipment will be located within the existing Sprint Nextel equipment room within the parking garage. Based on the project's design, it is compatible with the City's General Plan.

Conclusion:

Staff supports the design as proposed. The antennas and equipment will be completely concealed within the condominium building. There will be no outward change in appearance. This project complies with the City's Land Development Code, the Wireless Communication Facility regulations, and the applicable land use plans. Therefore, Staff recommends approval of this project.

ALTERNATIVES

1. **Approve** Conditional Use Permit No. 755273, with **modifications.**

2. **Deny** Conditional Use Permit No. 755273, if the **findings required to approve the project cannot be affirmed.**

Respectfully submitted,



Mike Westlake
Program Manager
Development Services Department



Karen Lynch-Ashcraft
Project Manager
Development Services Department

BROUGHTON/KLA

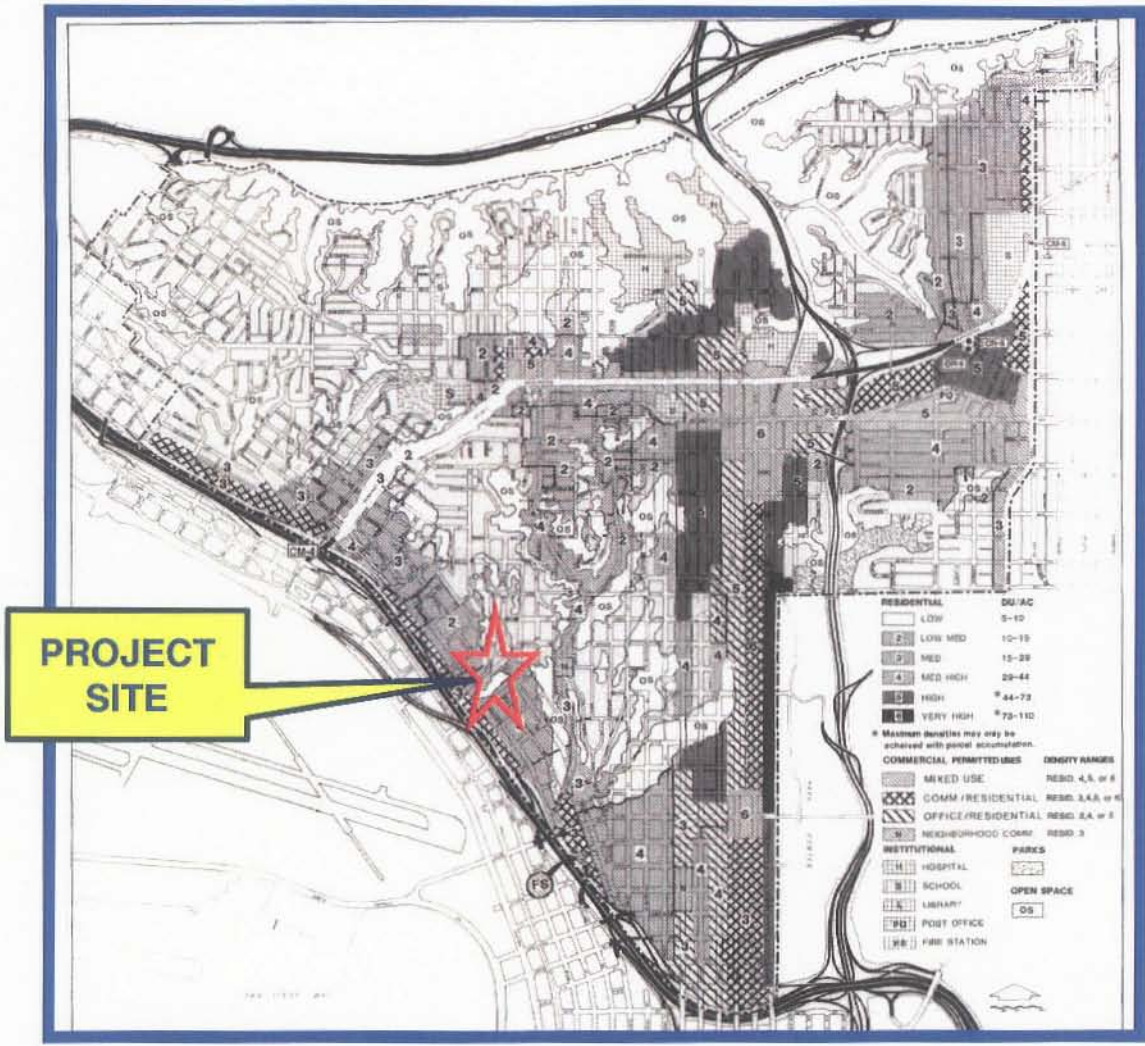
Attachments:

1. Aerial Photograph
2. Community Plan Land Use Map
3. Project Location Map
4. Project Data Sheet
5. Draft Permit Resolution with Findings
6. Draft Permit with Conditions
7. Environmental Exemption
8. Photos
9. Community Planning Group Recommendation
10. Ownership Disclosure Statement
11. Project Chronology
12. Public Hearing Notice
13. Project Plans



Aerial Photo
SPRINT/CLEARWIRE – COLUMBIA HEIGHTS– PROJECT NUMBER 212277
3217 COLUMBIA STREET

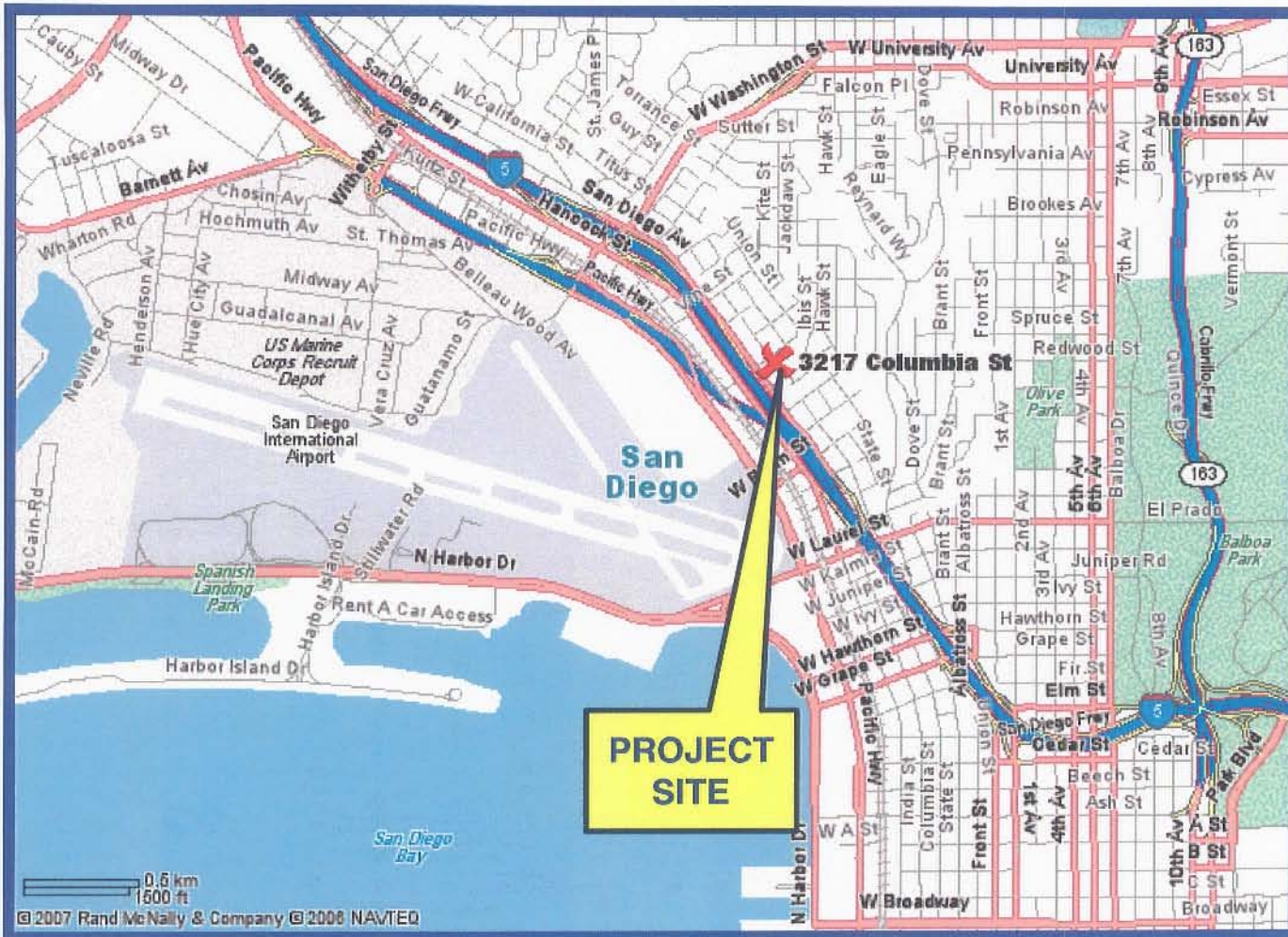




Uptown Land Use Map

SPRINT/CLEARWIRE- COLUMBIA HEIGHTS PROJECT NUMBER 212277
3217 Columbia Street





Project Location Map

SPRINT/CLEARWIRE – COLUMBIA HEIGHTS – PROJECT NUMBER 212277
3217 Columbia Street



PROJECT DATA SHEET

PROJECT NAME:	Sprint/Clearwire – Columbia Heights	
PROJECT DESCRIPTION:	A CUP to modify an existing Sprint project to include Clearwire antennas and equipment.	
COMMUNITY PLAN AREA:	Uptown	
DISCRETIONARY ACTIONS:	Conditional Use Permit	
COMMUNITY PLAN LAND USE DESIGNATION:	Medium Density Residential (Allows residential development up to 29 dwelling units per acre).	
<u>ZONING INFORMATION:</u>		
ZONE: MR-1500: (A multi-unit residential zone that permits 18 dwelling units total on this lot)		
HEIGHT LIMIT: 30-Foot maximum height limit.		
FRONT SETBACK: 10 feet.		
SIDE SETBACK: 6 feet.		
REAR SETBACK: 15 feet.		
<u>ADJACENT PROPERTIES:</u>	LAND USE DESIGNATION & ZONE	EXISTING LAND USE
NORTH:	Low-Medium Residential; MR-1500	Residential Single Unit Dwellings
SOUTH:	Low-Medium Residential; MR-1500	Residential Multi-Unit Dwellings
EAST:	Low-Medium Residential; MR-1500	Residential Single Unit Dwellings
WEST:	Commercial Residential; CL-6	Heavy Commercial
DEVIATIONS OR VARIANCES REQUESTED:	None	
COMMUNITY PLANNING GROUP RECOMMENDATION:	On October 5, 2010, the Uptown Community Planning Committee voted (10-0) to approve this project, with no conditions.	

**PLANNING COMMISSION
RESOLUTION NO. _____
CONDITIONAL USE PERMIT NO. 755273
SPRINT/CLEARWIRE – COLUMBIA HEIGHTS
PROJECT NO. 212277
DRAFT**

WHEREAS, Columbia Heights Homeowners, Owner, and Sprint and Clearwire, Permittees,, filed an application with the City of San Diego for a permit for a wireless communication facility (as described in and by reference to the approved Exhibits "A" and corresponding conditions of approval for the associated Permit No. 755273), on portions of an 11-acre site;

WHEREAS, the project site is located at 3217 Columbia Street in the MR-1500 zone of the Uptown Community Plan;

WHEREAS, the project site is legally described as Lot 1 of Columbia Heights in the City of San Diego, County of San Diego, State of California, according to map thereof No. 6713, filed in the Office of the County Recorder of San Diego County August 21, 1970;

WHEREAS, on October 28, 2010, the Planning Commission of the City of San Diego considered Conditional Use Permit No. 755273 pursuant to the Land Development Code of the City of San Diego;

WHEREAS, on September 9, 2010, the City of San Diego, as Lead Agency, through the Development Services Department, made and issued an Environmental Determination that the project is exempt from the California Environmental Quality Act (CEQA) (Public Resources Code section 21000 et. seq.) under CEQA Guideline Section 15301, Existing Facilities;

BE IT RESOLVED by the Planning Commission of the City of San Diego as follows:

That the Planning Commission adopts the following written Findings, dated October 28, 2010.

FINDINGS:

Conditional Use Permit – Section §126.0305

1. The proposed *development* will not adversely affect the applicable *land use plan*;

The existing Sprint facility, consisting of six panel antennas and a 125 square foot equipment room, was originally approved on April 1, 1997. The project exists as it did after initial construction and now Clearwire is modifying the project to add six antennas, all behind the existing parapet and mansard screens. The associated equipment would be located within the existing equipment room.

Neither the City of San Diego General Plan nor the Uptown Community Plan addresses wireless communication facilities as a specific land use.

2. The proposed *development* will not be detrimental to the public health, safety, and welfare;

The Telecommunication Act of 1996 preempts local governments from regulating the “placement, construction and modification of wireless communication facilities on the basis of the environmental effects of Radio Frequency (RF) emissions to the extent that such facilities comply with the Federal Communication Commission’s (FCC) standards for such emissions.”

A condition is included within the permit to require Sprint and Clearwire to perform a cumulative model RF study and submit the findings in a report to the City of San Diego.

3. The proposed *development* will comply to the maximum extent feasible with the regulations of the Land Development Code; and

The condominium building was built in the early 1970’s under the R-1500 zone, which permitted buildings over 50 feet in height. In 1974, the property was rezoned to MR-1500, which included a 30 foot height limit and on this property, created a previously conforming premise.

In 2000, the City adopted the Communication Antenna ordinance, which required architectural or environmental integration with the project site. Wireless communication facilities are separately regulated uses, which have limitations or require compliance with conditions in order to minimize potential impacts. The intent of the regulations is to camouflage facilities from public view including public rights-of-ways and surrounding properties.

In this case, the existing project includes a previously conforming over height building, which is the tallest structure in and around the area and as such, extra caution should be paid to ensuring that the wireless facility integrates into the architecture. The addition of the Clearwire antennas will not create any visual impacts. The appearance of the building will remain the same. Therefore, the project complies to the maximum extent feasible, with the regulations of the Land Development Code.

4. The proposed use is appropriate at the proposed location.

A wireless communication facility at this location is an appropriate use subject to compliance with the ordinances and policies that regulate these types of facilities. Sprint antennas are currently located on the building behind the parapets and mansard roof screens. Sprint has been providing service to this neighborhood and along Interstate-5 since 1997. Clearwire is modifying the project to include broadband data service to Sprint’s coverage area. No change in outward change in appearance will occur as a result of this project. Therefore, the Sprint Clearwire-Columbia Heights project is appropriate at this location.

BE IT FURTHER RESOLVED that, based on the findings hereinbefore adopted by the Planning Commission, Conditional Use Permit No. 755273 is hereby GRANTED by the Planning Commission to the referenced Owner/Permittee, in the form, exhibits, terms and conditions as set forth in Permit No. 755273, a copy of which is attached hereto and made a part hereof.

Karen Lynch-Ashcraft
Development Project Manager
Development Services

Adopted on: October 28, 2010

Job Order No. 24000929

RECORDING REQUESTED BY
CITY OF SAN DIEGO
DEVELOPMENT SERVICES
PERMIT INTAKE, MAIL STATION 501

PROJECT MANAGEMENT
PERMIT CLERK
MAIL STATION 501
Delete one of the above.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

INTERNAL ORDER NUMBER: 24000929

CONDITIONAL USE PERMIT NO. 755273
SPRINT/CLEARWIRE – COLUMBIA HEIGHTS
PROJECT NO. 212277
PLANNING COMMISSISON
Draft

This Conditional Use Permit No. 755273 is granted by the Planning Commission of the City of San Diego to Columbia Heights Homeowners, Owner, and Sprint and Clearwire, Permittees, pursuant to San Diego Municipal Code [SDMC] section 141.0420. The 11-acre site is located at 3217 Columbia Street in the MR-1500 zone of the Uptown Community Plan. The project site is legally described as: Lot 1 of Columbia Heights in the City of San Diego, County of San Diego, State of California, according to map thereof No. 6713, filed in the Office of the County Recorder of San Diego County August 21, 1970.

Subject to the terms and conditions set forth in this Permit, permission is granted to Owner/Permittees for a wireless communication facility described and identified by size, dimension, quantity, type, and location on the approved exhibits [Exhibit "A"] dated October 28, 2010, on file in the Development Services Department.

The project shall include:

- a. A total of eleven antennas, including five (5) Sprint panel antennas, three (3) Clearwire panel antennas, and three (3) Clearwire microwave dishes located behind the existing parapet and mansard roof screening. The associated equipment will be located in the existing equipment room located within the garage; and
- b. Public and private accessory improvements determined by the Development Services Department to be consistent with the land use and development standards for this site in accordance with the adopted community plan, the California Environmental Quality Act [CEQA] and the CEQA Guidelines, the City Engineer's requirements, zoning

regulations, conditions of this Permit, and any other applicable regulations of the SDMC.

STANDARD REQUIREMENTS:

1. This permit must be utilized within thirty-six (36) months after the date on which all rights of appeal have expired. If this permit is not utilized in accordance with Chapter 12, Article 6, Division 1 of the SDMC within the 36 month period, this permit shall be void unless an Extension of Time has been granted. Any such Extension of Time must meet all SDMC requirements and applicable guidelines in effect at the time the extension is considered by the appropriate decision maker.

2. This Conditional Use Permit [CUP]/Site Development Permit [SDP] and corresponding use of this site shall expire on October 28, 2020. Upon expiration of this Permit, the facilities and improvements described herein shall be removed from this site and the property shall be restored to its original condition preceding approval of this Permit unless the applicant of record files a new application for a facility which will be subject to compliance with all regulations in effect at the time.

3. No later than ninety (90) days prior to the expiration of this permit, the Owner/Permittee may submit a new application to the City Manager for consideration with review and a decision by the appropriate decision maker at that time. Failure to submit prior to the deadline will be cause for compliance, which may include penalties and fines.

4. Under no circumstances, does approval of this permit authorize Sprint or Clearwire or their tenants to utilize this site for wireless communication purposes beyond the permit expiration date. Implicit use of this permit beyond the effective date of this permit is prohibited.

5. No permit for the construction, occupancy, or operation of any facility or improvement described herein shall be granted, nor shall any activity authorized by this Permit be conducted on the premises until:

- a. The Owner/Permittee signs and returns the Permit to the Development Services Department; and
- b. The Permit is recorded in the Office of the San Diego County Recorder.

6. While this Permit is in effect, the subject property shall be used only for the purposes and under the terms and conditions set forth in this Permit unless otherwise authorized by the appropriate City decision maker.

7. This Permit is a covenant running with the subject property and all of the requirements and conditions of this Permit and related documents shall be binding upon the Owner/Permittee and any successor(s) in interest.

8. The continued use of this Permit shall be subject to the regulations of this and any other applicable governmental agency.

9. Issuance of this Permit by the City of San Diego does not authorize the Owner/Permittee for this Permit to violate any Federal, State or City laws, ordinances, regulations or policies including, but not limited to, the Endangered Species Act of 1973 [ESA] and any amendments thereto (16 U.S.C. § 1531 et seq.).

10. The Owner/Permittee shall secure all necessary building permits. The Owner/Permittee is informed that to secure these permits, substantial building modifications and site improvements may be required to comply with applicable building, fire, mechanical, and plumbing codes, and State and Federal disability access laws.

11. Construction plans shall be in substantial conformity to Exhibit "A." Changes, modifications, or alterations to the construction plans are prohibited unless appropriate application(s) or amendment(s) to this Permit have been granted.

12. All of the conditions contained in this Permit have been considered and were determined-necessary to make the findings required for approval of this Permit. The Permit holder is required to comply with each and every condition in order to maintain the entitlements that are granted by this Permit.

If any condition of this Permit, on a legal challenge by the Owner/Permittee of this Permit, is found or held by a court of competent jurisdiction to be invalid, unenforceable, or unreasonable, this Permit shall be void. However, in such an event, the Owner/Permittee shall have the right, by paying applicable processing fees, to bring a request for a new permit without the "invalid" condition(s) back to the discretionary body which approved the Permit for a determination by that body as to whether all of the findings necessary for the issuance of the proposed permit can still be made in the absence of the "invalid" condition(s). Such hearing shall be a hearing de novo, and the discretionary body shall have the absolute right to approve, disapprove, or modify the proposed permit and the condition(s) contained therein.

13. The Owner/Permittee shall defend, indemnify, and hold harmless the City, its agents, officers, and employees from any and all claims, actions, proceedings, damages, judgments, or costs, including attorney's fees, against the City or its agents, officers, or employees, relating to the issuance of this permit including, but not limited to, any action to attack, set aside, void, challenge, or annul this development approval and any environmental document or decision. The City will promptly notify Owner/Permittee of any claim, action, or proceeding and, if the City should fail to cooperate fully in the defense, the Owner/Permittee shall not thereafter be responsible to defend, indemnify, and hold harmless the City or its agents, officers, and employees. The City may elect to conduct its own defense, participate in its own defense, or obtain independent legal counsel in defense of any claim related to this indemnification. In the event of such election, Owner/Permittee shall pay all of the costs related thereto, including without limitation reasonable attorney's fees and costs. In the event of a disagreement between the City and Owner/Permittee regarding litigation issues, the City shall have the authority to control the litigation and make litigation related decisions, including, but not limited to,

settlement or other disposition of the matter. However, the Owner/Permittee shall not be required to pay or perform any settlement unless such settlement is approved by Owner/Permittee.

PLANNING/DESIGN REQUIREMENTS:

14. Prior to the issuance of a construction permit, the telecommunication provider shall provide a certified cumulative radio frequency model study demonstrating compliance with the Federal Communications Commission's Radio Frequency Guidelines. All significant contributors to the ambient RF environment should be considered in the radio frequency model study.

15. Prior to obtaining Building Permits, the west elevation must be modified to integrate the path of the coaxial cable from the equipment to the roof. Integration shall include at a minimum, a cover, texturing and paint to match the building wall. Care shall be used to minimize the appearance of the integrated solution.

16. The construction documents shall be revised to demonstrate that the parapet/canopy screens will be replaced with whole vertical sections. No horizontal cutting shall be permitted. The replacement parapet/canopy screens shall not result in any noticeable lines or edges in the transition from the original parapet.

17. The construction documents shall be revised to include a back (complete enclosure) on Sector A so that the antennas cannot be viewed when looking north from the south side of the building.

18. All equipment, including transformers, emergency generators and air conditioners belonging to Sprint or Clearwire shall be designed and operated consistent with the City noise ordinance. Ventilation openings shall be baffled and directed away from residential areas. Vibration resonance of operating equipment in the equipment enclosures shall be eliminated.

19. The Permittee shall ensure all facilities and related equipment shall be maintained in good working order and free from trash, debris, graffiti and designed to discourage vandalism. Any damaged equipment shall be repaired or replaced within thirty (30) calendar days.

20. Once this site is deemed complete from construction, Sprint or Clearwire is required to send a letter (Subject: Planning Inspection Project Number 212277) to the City of San Diego, Development Services Department requesting for a planning inspection. The site is officially deemed complete once the City Manager signs the letter. The applicant shall be provided with a copy of the signed letter for record purposes.

21. Sprint and Clearwire are responsible for notifying the city prior to the sale or takeover of this site to any other provider or if the site is no longer operational resulting in the removal and the restoration of this site to its original condition.

22. All private outdoor lighting shall be shaded and adjusted to fall on the same premises where such lights are located and in accordance with the applicable regulations in the SDMC.

INFORMATION ONLY:

- The issuance of this discretionary use permit alone does not allow the immediate commencement or continued operation of the proposed use on site. The operation allowed by this discretionary use permit may only begin or recommence after all conditions listed on this permit are fully completed and all required ministerial permits have been issued and received final inspection.
- Any party on whom fees, dedications, reservations, or other exactions have been imposed as conditions of approval of this Permit, may protest the imposition within ninety days of the approval of this development permit by filing a written protest with the City Clerk pursuant to California Government Code-section 66020.
- This development may be subject to impact fees at the time of construction permit issuance.

APPROVED by the Planning Commission of the City of San Diego on October 28, 2010 by Resolution No. XXXXXX.

Permit Type/PTS Approval No.: CUP No. 755273
Date of Approval: October 28, 2010

AUTHENTICATED BY THE CITY OF SAN DIEGO DEVELOPMENT SERVICES
DEPARTMENT

Karen Lynch-Ashcraft
Development Project Manager

**NOTE: Notary acknowledgment
must be attached per Civil Code
section 1189 et seq.**

The undersigned Owner/Permittee, by execution hereof, agrees to each and every condition of
this Permit and promises to perform each and every obligation of Owner/Permittee hereunder.

Clearwire
Permittee

Sprint
Permittee

By _____
NAME
TITLE

By _____
NAME
TITLE

Columbia Heights Homeowners
Owner

By _____
NAME
TITLE

**NOTE: Notary acknowledgments
must be attached per Civil Code
section 1189 et seq.**

NOTICE OF EXEMPTION

ATTACHMENT 7

(Check one or both)

TO: X RECORDER/COUNTY CLERK
P.O. BOX 1750, MS A-33
1600 PACIFIC HWY, ROOM 260
SAN DIEGO, CA 92101-2422

FROM: CITY OF SAN DIEGO
DEVELOPMENT SERVICES DEPARTMENT
1222 FIRST AVENUE, MS 501
SAN DIEGO, CA 92101

OFFICE OF PLANNING AND RESEARCH
1400 TENTH STREET, ROOM 121
SACRAMENTO, CA 95814

PROJECT NO.: 212277

PROJECT TITLE: Clearwire Columbia Heights CUP

PROJECT LOCATION-SPECIFIC: 3217 Seminole Drive, San Diego, California 92103

PROJECT LOCATION-CITY/COUNTY: San Diego/San Diego

DESCRIPTION OF NATURE AND PURPOSE OF THE PROJECT: Conditional Use Permit for the installation of a wireless communication facility on an existing condominium complex consisting of one telecommunications indoor radio rack mounted in the existing Sprint/Nextel equipment shelter located at the parking level, three antenna sectors (of one antenna each) mounted on the roof, three directional antennas mounted on the roof, a new GPS antenna, and new electrical service from an existing Sprint/Nextel electrical panel.

NAME OF PUBLIC AGENCY APPROVING PROJECT: City of San Diego

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Alex Tsaturov
Westower Communications Inc.
4445 Eastgate Mall #200
San Diego, California 92121
(858) 603-2667

EXEMPT STATUS: (CHECK ONE)

- () MINISTERIAL (SEC. 21080(b)(1); 15268);
() DECLARED EMERGENCY (SEC. 21080(b)(3); 15269(a));
() EMERGENCY PROJECT (SEC. 21080(b)(4); 15269 (b)(c))
(X) CATEGORICAL EXEMPTION: CEQA EXEMPTION 15301 (EXISTING FACILITIES)
() STATUTORY EXEMPTIONS:

REASONS WHY PROJECT IS EXEMPT: The proposed project is exempt from CEQA pursuant to Section 15301 - which allows for the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing facilities (public or private) involving negligible or no expansion of use beyond that existing at the time of the determination. The installation of a wireless communication facility, on an existing condominium complex, consisting of one telecommunications indoor radio rack mounted in the existing Sprint/Nextel equipment shelter located at the parking level, three antenna sectors (of one antenna each) mounted on the roof, three directional antennas mounted on the roof, a new GPS antenna, and new electrical service from an existing Sprint/Nextel electrical panel is a negligible expansion of use. No environmental impacts were identified for the proposed project. Additionally, none of the exceptions described in CEQA Guidelines Section 15300.2 apply.

LEAD AGENCY CONTACT PERSON: Anna McPherson

TELEPHONE: (619) 446-5276

IF FILED BY APPLICANT:

- 1. ATTACH CERTIFIED DOCUMENT OF EXEMPTION FINDING.
2. HAS A NOTICE OF EXEMPTION BEEN FILED BY THE PUBLIC AGENCY APPROVING THE PROJECT?
() YES () NO

IT IS HEREBY CERTIFIED THAT THE CITY OF SAN DIEGO HAS DETERMINED THE ABOVE ACTIVITY TO BE EXEMPT FROM CEQA

Anna M. Pherson, Senior Planner

September 9, 2010

Sprint

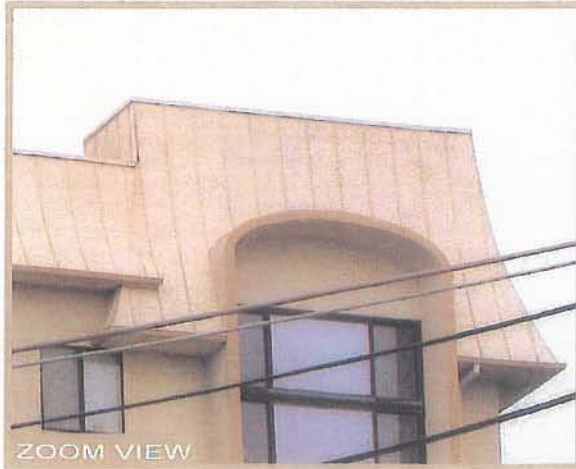


CA-SDG8001A - OLD TOWN
3217 COLUMBIA ST SAN DIEGO, CA 92103

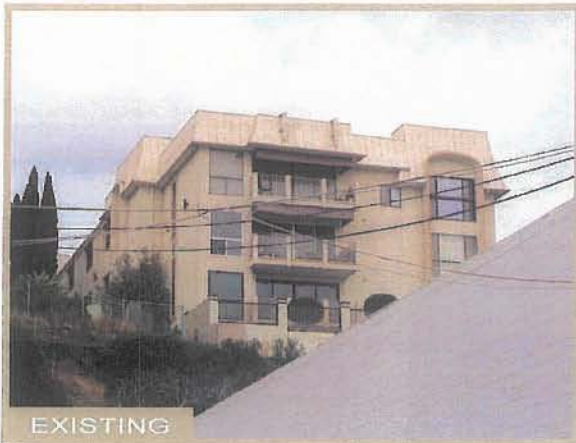
WESTOWER
COMMUNICATIONS INC

WEST ELEVATION

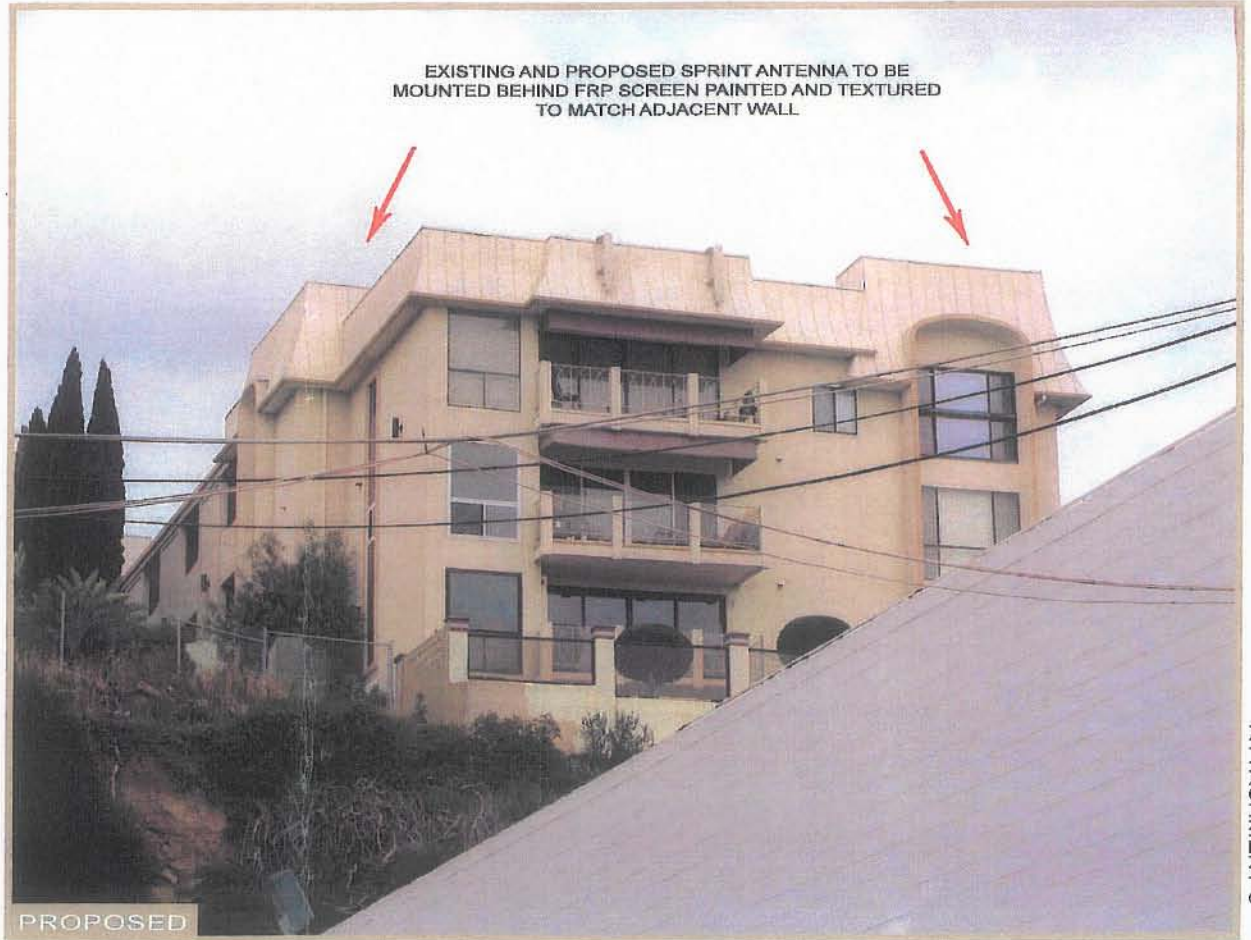
1 of 2



ZOOM VIEW



EXISTING



EXISTING AND PROPOSED SPRINT ANTENNA TO BE MOUNTED BEHIND FRP SCREEN PAINTED AND TEXTURED TO MATCH ADJACENT WALL

PROPOSED

ATTACHMENT 8

Photo simulations based on available plans and client project data, and is intended to be a realistic representation of the proposed project. The final constructed site may vary.

Sprint

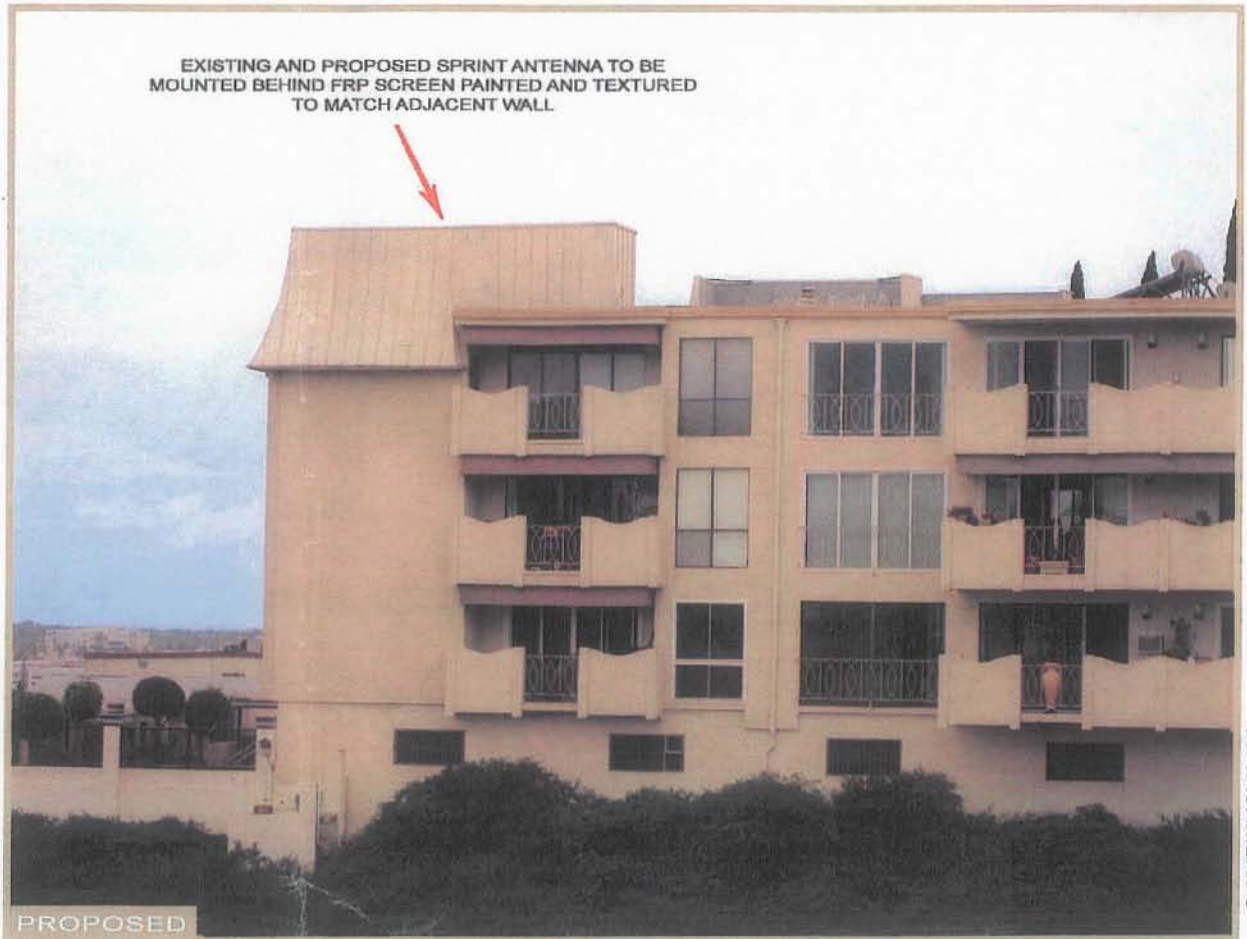
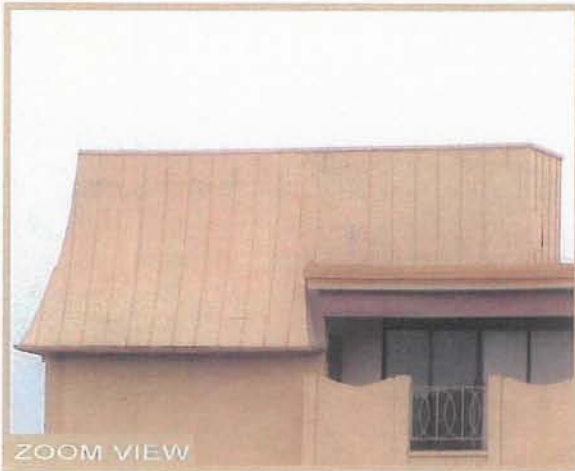


CA-SDG8001A - OLD TOWN
3217 COLUMBIA ST SAN DIEGO, CA 92103

WESTOWER
COMMUNICATIONS INC

SOUTH ELEVATION

2 of 2



ATTACHMENT 8

Photo simulations based on available plans and client project data, and is intended to be a realistic representation of the proposed project. The final constructed site may vary.



City of San Diego
 Development Services
 1222 First Ave., MS-302
 San Diego, CA 92101
 (619) 448-6000

Ownership Disclosure Statement

Approval Type: Check appropriate box for type of approval (s) requested: Neighborhood Use Permit Coastal Development Permit
 Neighborhood Development Permit Site Development Permit Planned Development Permit Conditional Use Permit
 Variance Tentative Map Vesting Tentative Map Map Waiver Land Use Plan Amendment • Other _____

Project Title: Columbia HOA Project No. For City Use Only

Project Address:
 3217 Columbia Street, San Diego, CA 92103

Part I - To be completed when property is held by individual(s)

By signing the Ownership Disclosure Statement, the owner(s) acknowledge that an application for a permit, map or other matter, as identified above, will be filed with the City of San Diego on the subject property, with the intent to record an encumbrance against the property. Please list below the owner(s) and tenant(s) (if applicable) of the above referenced property. The list must include the names and addresses of all persons who have an interest in the property, recorded or otherwise, and state the type of property interest (e.g., tenants who will benefit from the permit, all individuals who own the property). A signature is required of at least one of the property owners. Attach additional pages if needed. A signature from the Assistant Executive Director of the San Diego Redevelopment Agency shall be required for all project parcels for which a Disposition and Development Agreement (DDA) has been approved / executed by the City Council. Note: The applicant is responsible for notifying the Project Manager of any changes in ownership during the time the application is being processed or considered. Changes in ownership are to be given to the Project Manager at least thirty days prior to any public hearing on the subject property. Failure to provide accurate and current ownership information could result in a delay in the hearing process.

Additional pages attached Yes No

Name of Individual (type or print): _____
 Owner Tenant/Lessee Redevelopment Agency
 Street Address: _____
 City/State/Zip: _____
 Phone No: _____ Fax No: _____
 Signature : _____ Date: _____

Name of Individual (type or print): _____
 Owner Tenant/Lessee Redevelopment Agency
 Street Address: _____
 City/State/Zip: _____
 Phone No: _____ Fax No: _____
 Signature : _____ Date: _____

Name of Individual (type or print): _____
 Owner Tenant/Lessee Redevelopment Agency
 Street Address: _____
 City/State/Zip: _____
 Phone No: _____ Fax No: _____
 Signature : _____ Date: _____

Name of Individual (type or print): _____
 Owner Tenant/Lessee Redevelopment Agency
 Street Address: _____
 City/State/Zip: _____
 Phone No: _____ Fax No: _____
 Signature : _____ Date: _____

Project Title: _____

Part II - To be completed when property is held by a corporation or partnership

Legal Status (please check):

Corporation Limited Liability -or- General) What State? _____ Corporate Identification No. _____
 Partnership

By signing the Ownership Disclosure Statement, the owner(s) acknowledge that an application for a permit, map or other matter, as identified above, will be filed with the City of San Diego on the subject property with the intent to record an encumbrance against the property. Please list below the names, titles and addresses of all persons who have an interest in the property, recorded or otherwise, and state the type of property interest (e.g., tenants who will benefit from the permit, all corporate officers, and all partners in a partnership who own the property). A signature is required of at least one of the corporate officers or partners who own the property. Attach additional pages if needed. **Note:** The applicant is responsible for notifying the Project Manager of any changes in ownership during the time the application is being processed or considered. Changes in ownership are to be given to the Project Manager at least thirty days prior to any public hearing on the subject property. Failure to provide accurate and current ownership information could result in a delay in the hearing process. **Additional pages attached** Yes No

Corporate/Partnership Name (type or print):
Columbia Heights HOA

Owner Tenant/Lessee

Street Address:
3217 Columbia Street
City/State/Zip:
San Diego, CA 92103

Phone No: _____ Fax No: _____
COLUMBIA HOA

Name of Corporate Officer/Partner (type or print):
HOA PRESIDENT

Title (type or print):

Signature: *Matthew Hill* Date: 06/22/10



Corporate/Partnership Name (type or print):

Owner Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: _____ Fax No: _____

Name of Corporate Officer/Partner (type or print):

Title (type or print):

Signature: _____ Date: _____

Corporate/Partnership Name (type or print):

Owner Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: _____ Fax No: _____

Name of Corporate Officer/Partner (type or print):

Title (type or print):

Signature: _____ Date: _____

Corporate/Partnership Name (type or print):

Owner Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: _____ Fax No: _____

Name of Corporate Officer/Partner (type or print):

Title (type or print):

Signature: _____ Date: _____

Corporate/Partnership Name (type or print):

Owner Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: _____ Fax No: _____

Name of Corporate Officer/Partner (type or print):

Title (type or print):

Signature: _____ Date: _____

Corporate/Partnership Name (type or print):

Owner Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: _____ Fax No: _____

Name of Corporate Officer/Partner (type or print):

Title (type or print):

Signature: _____ Date: _____

DEVELOPMENT SERVICES
Project Chronology
SPRINT/CLEARWIRE – COLUMBIA HEIGHTS
CONDITIONAL USE PERMIT- PROJECT NO. 212277

Date	Action	Description	City Review Time	Applicant Response Time
6/1/10	First Submittal	Project Deemed Complete		
6/25/10	First Submittal Assessment Letter	Initial Review completed	24 days	
8/6/10	Second Submittal			1 month 12 days
9/9/10	CEQA	Exemption	1 month, 3 days	
9/9/10	Second Submittal Assessment Letter		1 month, 3 days	
9/10/10	Third Submittal			1 day
9/15/10	Review completed	Issues Resolved	5 days	
10/28/10	Planning Commission Hearing		1 month 13 days	
TOTAL STAFF TIME**			3 months 15 days	
TOTAL APPLICANT TIME**				1 month 13 days
TOTAL PROJECT RUNNING TIME**		From Deemed Complete to Planning Commission Hearing	4 months, 27 days	

**Based on 30 days equals to one month.



THE CITY OF SAN DIEGO

ATTACHMENT 12

DATE OF NOTICE: October 15, 2010

NOTICE OF PUBLIC HEARING PLANNING COMMISSION

DATE OF HEARING:	October 28, 2010
TIME OF HEARING:	9:00 A.M.
LOCATION OF HEARING:	Council Chambers, 12th Floor, City Administration Building, 202 C Street, San Diego, California 92101
PROJECT TYPE:	Conditional Use Permit, CEQA Exempt, Process 4
PROJECT NUMBER:	212277
PROJECT NAME:	<u>SPRINT/CLEARWIRE – COLUMBIA HEIGHTS</u>
APPLICANT:	Alex Tsaturov, Westtower Communications
COMMUNITY PLAN AREA:	Uptown
COUNCIL DISTRICT:	District 2
CITY PROJECT MANAGER:	Karen Lynch-Ashcraft, Development Project Manager
PHONE NUMBER/E-MAIL:	(619) 446-5351 <u>klynchash@sandiego.gov</u>

As a property owner, tenant or person who has requested notice, you should know that the Planning Commission will hold a public hearing to approve, conditionally approve, or deny an application for a wireless communication facility consisting of modifying the existing Sprint facility to add Clearwire antennas. The associated equipment will be located in an existing room within the garage area. The project is located at 3217 Columbia Court.

The decision of the Planning Commission is final unless the project is appealed to the City Council. In order to appeal the decision of the Planning Commission you must be present at the public hearing and file a speaker slip concerning the application or have expressed interest by writing to the Planning Commission before the close of the public hearing. Please do not e-mail appeals as they will not be accepted. See Information Bulletin 505 "Appeal Procedure", available at www.sandiego.gov/development-services or in person at the office of the City Clerk, 202 "C" Street, Second Floor. The appeal must be made within 10 working days of the Planning Commission decision. If you wish to challenge the City's action on the above proceedings in court, you may be

ATTACHMENT 12

limited to addressing only those issues you or someone else have raised at the public hearing described in this notice, or written in correspondence to the City at or before the public hearing.

This project was determined to be categorically exempt from the California Environmental Quality Act on September 9, 2010 and the opportunity to appeal that determination ended September 30, 2010.

If you have any questions after reviewing this information, you can contact the City Project Manager listed above.

This information will be made available in alternative formats upon request. To request an agenda in alternative format or to request a sign language or oral interpreter for the meeting, call Support Services at (619) 321-3208 at least five working days prior to the meeting to insure availability. Assistive Listening Devices (ALD's) are also available for the meeting upon request.

Internal Order Number: 24000929

Revised 12/5/08 RH

Sprint

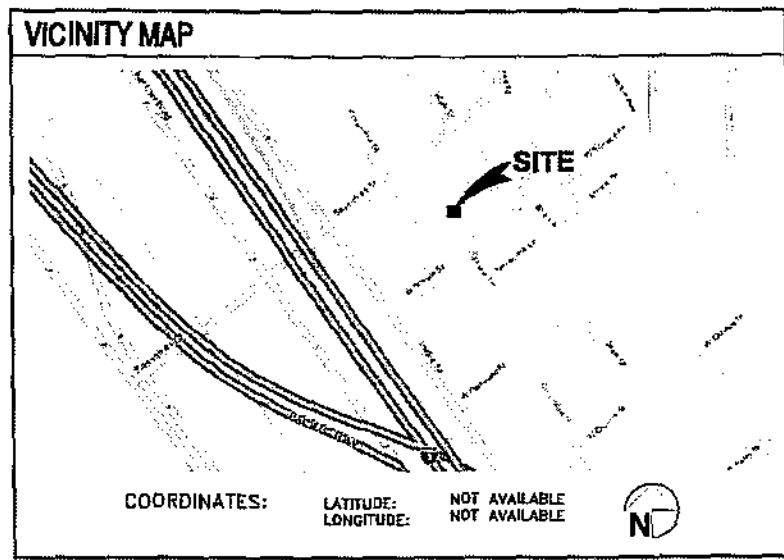
Together with NEXTEL
OLD TOWN
CA-SDG8001 (CA5802)
 3217 COLUMBIA ST.
 SAN DIEGO, CA 92103

PROPRIETARY INFORMATION
 THE INFORMATION CONTAINED IN THIS SET OF CONSTRUCTION DOCUMENTS IS PROPRIETARY BY NATURE. ANY USE OR DISCLOSURE OTHER THAN THAT WHICH RELATES TO CARRIER SERVICES IS STRICTLY PROHIBITED.



MSA
 Architecture & Planning, Inc.
 6920 Miramar Road, Ste. 201
 San Diego, CA 92121
 Ph. 619.530.0578
 San Francisco - Santa Ana - San Diego - Henderson
 www.msa-ap.com

PROJECT INFORMATION	
APPLICANT/LESSEE SPRINT PCS 5761 COPLEY DR. SAN DIEGO, CA 92111 REPRESENTATIVE: WESTOWER COMMUNICATIONS 4445 EASTGATE MALL #200 SAN DIEGO, CA 92121 CONTACT: ALEX TSATUROV PHONE: 858-472-4048 FAX: 619-393-0806 CODE INFORMATION: JURISDICTION: CITY OF SAN DIEGO ASSESSORS PARCEL NUMBER: 451-612-21 CURRENT ZONING: MR-1500 TOTAL SITE AREA: - PROPOSED AREA OF CONSTRUCTION: 100 Sq.Ft. EXISTING OCCUPANCY: S-2 PROJECT OCCUPANCY: S-2 TYPE OF CONSTRUCTION: BB	PROPERTY OWNER: COLUMBIA HEIGHTS HOMEOWNERS ASSOCIATION 3217 COLUMBIA STR-ET SAN DIEGO, CA 92103 ZONING SPECIALIST: CONTACT: ALEX TSATUROV PH: 858-472-4048 LEASING SPECIALIST: CONTACT: ALEX TSATUROV PH: 858-472-4048 CONSTRUCTION MANAGER: CONTACT: MIKE ARENSON PH: 619-850-3484 RF ENGINEER: CONTACT: MICHAEL ZELLER PH: 760-372-9023 POWER: SDG&E DAN BARRIOS PH: 656-636-3907



DRAWING INDEX	
SHEET	DESCRIPTION
T-1	TITLE SHEET & PROJECT DATA
A-1	SITE PLAN
A-2	ENLARGED SITE PLANS
A-3	EXTERIOR ELEVATIONS
A-4	EXTERIOR ELEVATIONS
RF-1	RF DETAILS
RF-2	EQUIPMENT RACK DETAILS

PROJECT DESCRIPTION	
THE PROPOSED PROJECT INCLUDES THE FOLLOWING: - INSTALLATION OF ONE TELECOMMUNICATIONS INDOOR RADIO RACK MOUNTED IN EXISTING 'SPRINT/NEXTEL' EQUIPMENT SHELTER LOCATED AT THE PARKING LEVEL; - INSTALLATION OF THREE ANTENNA SECTORS, OF ONE ANTENNA EACH (TOTAL OF 3 ANTENNAS) MOUNTED ON THE ROOF OF AN EXISTING BUILDING; - INSTALLATION OF THREE DIRECTIONAL ANTENNAS MOUNTED ON THE ROOF OF AN EXISTING BUILDING; - INSTALLATION OF A NEW GPS ANTENNA; - INSTALLATION OF ELECTRICAL SERVICE FROM AN EXISTING 'SPRINT/NEXTEL' ELECTRICAL PANEL; - NO LANDSCAPE OR IRRIGATION IS PLANNED FOR THIS PROJECT.	
GENERAL INFORMATION: 1. PARKING REQUIREMENTS ARE UNCHANGED. 2. TRAFFIC IS UNAFFECTED. 3. SIGNAGE IS PROPOSED. 4. NO ADDITIONAL IMPERVIOUS AREA IS PROPOSED.	
PROJECT INFORMATION EQUIPMENT LOCATION: <input type="checkbox"/> OUTDOOR <input checked="" type="checkbox"/> INDOOR EQUIPMENT SHELTER: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO ANTENNA LOCATION: - (M) MONOPOLE - SELF SUPPORTING TOWER - EXISTING MONOPOLE - ROOF TOP - EXISTING TOWER - OTHER	

PROJECT NAME
OLD TOWN
CA-SDG8001
(CA5802)
 3217 COLUMBIA STREET
 SAN DIEGO, CA 92103

APPLICABLE CODES:
2007 BLDG STANDARDS ADMINISTRATIVE CODE, PART 1, TITLE 24, C.C.R. 2007 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 C.C.R. (2006 I.B.C. VOLUMES 1-3 & 2007 CALIFORNIA AMENDMENTS) 2007 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R. (2005 N.E.C. AND 2007 CALIFORNIA AMENDMENTS) 2007 CALIFORNIA MECHANICAL CODE (CMC), PART 4, TITLE 24 C.C.R. (2006 I.M.C. AND 2007 CALIFORNIA AMENDMENTS) 2007 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 C.C.R. (2006 I.P.C. AND 2007 CALIFORNIA AMENDMENTS) 2007 CALIFORNIA ENERGY CODE, PART 6, TITLE 24 C.C.R. 2004 ASME A17.1 SAFETY CODE FOR ELEVATORS AND ESCALATORS 2007 CALIFORNIA FIRE CODE, PART 9, TITLE 24 C.C.R. (2006 I.F.C. AND 2007 CALIFORNIA AMENDMENTS) 2007 CALIFORNIA REFERENCED STANDARDS, PART 12, TITLE 24 C.C.R. TITLE 19 C.C.R., PUBLIC SAFETY, STATE FIRE MARSHAL REGULATIONS, ANS/ISA/IEA-222-G STANDARDS FOR BROADCAST STRUCTURES LOCAL CODES AND ORDINANCES IN THE EVENT OF A CONFLICT, THE MOST RESTRICTIVE CODE SHALL PREVAIL.

SPECIAL INSPECTIONS:			
SPECIAL INSPECTIONS ARE REQUIRED FOR THE TYPES OF WORK DESCRIBED BELOW: 1. HIGH-STRENGTH BOLTS, WELDING, FIELD WELDING OF STRUCTURAL STEEL AND REINFORCING STEEL (IF REQUIRED) 2. STRUCTURAL STEEL (IF REQUIRED) CONCRETE REINFORCING STEEL AND PLACEMENT. 3. CONCRETE WITH DESIGN GREATER THAN 2500 PSI. 4. PILE, PIER OR CAISSON FOUNDATIONS. SOILS: SITE PREPARATION, FILL PLACEMENT, IN-PLACE DENSITY.			
REQUIRED SPECIAL INSPECTIONS			
ITEM	DESCRIPTION	REQUIRED	REMARKS

- DRIVING DIRECTIONS**
1. PROCEED EAST ON COPLEY DR TOWARD HICKMAN FIELD DR.
 2. TURN RIGHT ONTO HICKMAN FIELD DR. 0.4 MI
 3. TURN LEFT ONTO CONVOY CT. 0.3 MI
 4. TURN RIGHT ONTO SHAWLINE ST. 0.1 MI
 5. TURN RIGHT ONTO CLAIREMONT MESA BLVD. 0.4 MI
 6. MERGE ONTO I-805 S. 1.9 MI
 7. MERGE ONTO CA-163 S TOWARD DOWNTOWN. 3.4 MI
 8. MERGE ONTO I-8 W VIA EXIT 3B. 2.1 MI
 9. MERGE ONTO I-5 S.
 10. TAKE THE EXIT TOWARD SASSAFRAS ST/SAN DIEGO AIRPORT. 0.4 MI
 11. STAY STRAIGHT TO GO ONTO KETTNER BLVD. 0.3 MI
 12. TURN LEFT ONTO SASSAFRAS ST. 0.1 MI
 13. TURN RIGHT ONTO COLUMBIA ST. 0.0 MI
 14. 3217 COLUMBIA ST IS ON THE LEFT

ACCESSIBILITY DISCLAIMER
 THIS PROJECT IS AN UNOCCUPIED WIRELESS TELECOMMUNICATIONS FACILITY AND IS EXEMPT FROM DISABLED ACCESSIBILITY REQUIREMENTS PER §C 11032.6 (EQUIPMENT SPACES)

APPROVALS

THE FOLLOWING PARTIES HEREBY APPROVE AND ACCEPT THESE DOCUMENTS AND AUTHORIZE THE CONTRACTOR TO PROCEED WITH THE CONSTRUCTION DESCRIBED HEREIN. ALL CONSTRUCTION DOCUMENTS ARE SUBJECT TO REVIEW BY THE LOCAL BUILDING DEPARTMENT AND ANY CHANGES AND MODIFICATIONS THEY MAY IMPOSE.

DATE	SIGNATURE

REVIEWERS SHALL CLEARLY PLACE INITIALS ADJACENT TO EACH REDLINE NOTE AS DRAWINGS ARE BEING REVIEWED

CONSULTANT TEAM		
ARCHITECT: MSA ARCHITECTURE & PLANNING, INC. 6920 MIRAMAR RD., #202 SAN DIEGO, CA 92121 CONTACT: MIKE SHEWBROOKE PHONE: 949-251-1177 CONTACT: RAJIB MARIANO PHONE: 949-530-9578	STRUCTURAL ENGINEERING: MSA ARCHITECTURE & PLANNING, INC. 1800 E. DEERE AVE. SANTA ANA, CA 92705 CONTACT: JASBIR SINGH PHONE: 949-251-1177	ELECTRICAL ENGINEERING: MSA ARCHITECTURE & PLANNING, INC. 1800 E. DEERE AVE. SANTA ANA, CA 92705 CONTACT: MIKE SHEWBROOKE PHONE: 949-251-1177

ABBREVIATIONS			
A/C	AIR CONDITIONING	GRND	GROUND
AGL	ABOVE FINISH GRADE	GYP BD	GYPSUM WALL BOARD
APPROX	APPROXIMATELY	HORZ	HORIZONTAL
BLDG	BUILDING	HR	HOUR
BLK	BLOCKING	HT	HEIGHT
CLD	CEILING	HVAC	HEATING VENTILATION AIR CONDITIONING
CLR	CLEAR	ID	INSIDE DIAMETER
CMC	CONCRETE	IN	INCH
CONST	CONSTRUCTION	INFO	INFORMATION
CONT	CONTINUOUS	INSUL	INSULATION
DBL	DOUBLE	INT	INTERIOR
DIAG	DIAGONAL	IRC	INTERNATIONAL BUILDING CODE
DN	DOWN	LBS	POUNDS
DET	DETAIL	MAX	MAXIMUM
DWG	DRAWING	MCH	MECHANICAL
EA	EACH	MTL	METAL
ELEV	ELEVATION	MFR	MANUFACTURE
ELEC	ELECTRICAL	MGR	MANAGER
EQ	EQUAL	MIN	MINIMUM
EQUIP	EQUIPMENT	MISC	MISCELLANEOUS
EXT	EXTERIOR	RD	ROUGH OPENING
FIN	FINISH	NA	NOT APPLICABLE
FLGR	FLUORESCENT	NSC	NOT IN CONTRACT
FLR	FLOOR	NTS	NOT TO SCALE
FT	FOOT	OC	ON CENTER
GA	GAUGE	OD	OUTSIDE DIAMETER
GALV	GALVANIZED		
GC	GENERAL CONTRACTOR		

REVISIONS			
NO.	DATE	DESCRIPTION	INITIAL
0	04/12/10	BOX 3D	AM
1	04/16/10	LOOK 2D	SM
2	07/29/10	PLAN CHECK	JG
3	08/10/10	CLIENT REDLINES	ARC

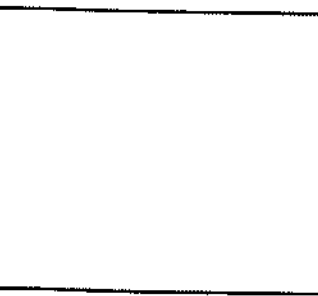
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SHEET TITLE
TITLE SHEET

SHEET NUMBER
T-1



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 San Diego, CA 92121
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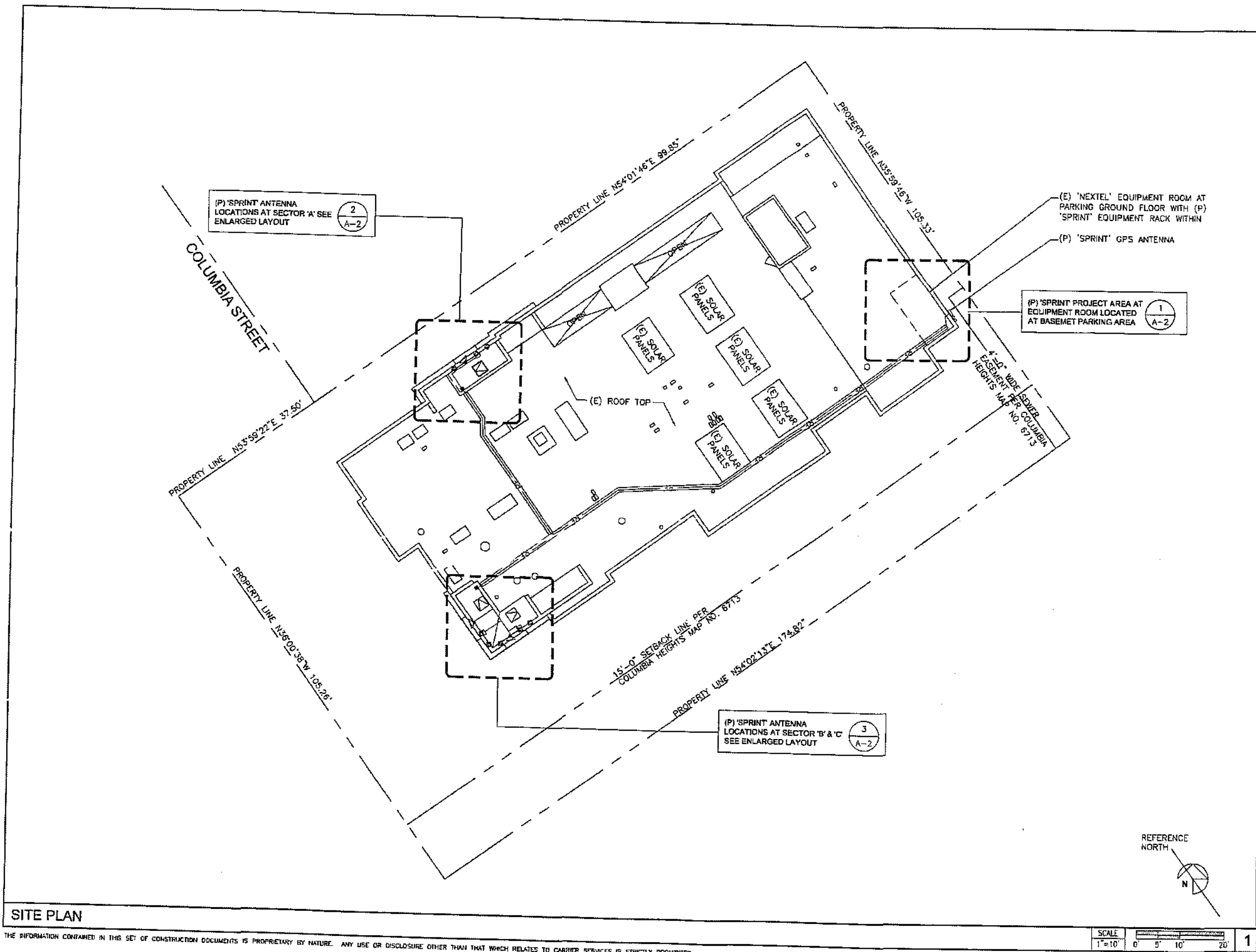
PROJECT NAME
**OLD TOWN
 CA-SDG8001
 (CA5802)**
 3217 COLUMBIA STREET
 SAN DIEGO, CA 92103

REVISIONS			
NO.	DATE	DESCRIPTION	INITIAL
0	04/12/10	EDX 2D	RM
1	04/19/10	100% 2D	RM
2	07/20/10	PLAN CHECK	JG
3	09/16/10	CLIENT REDLINES	ARC

NOT FOR CONSTRUCTION UNLESS LABELED AS CONSTRUCTION SET

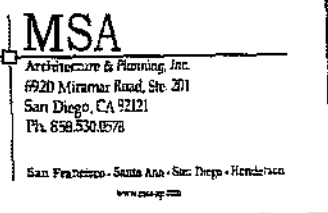
SHEET TITLE
SITE PLAN

SHEET NUMBER
A-1

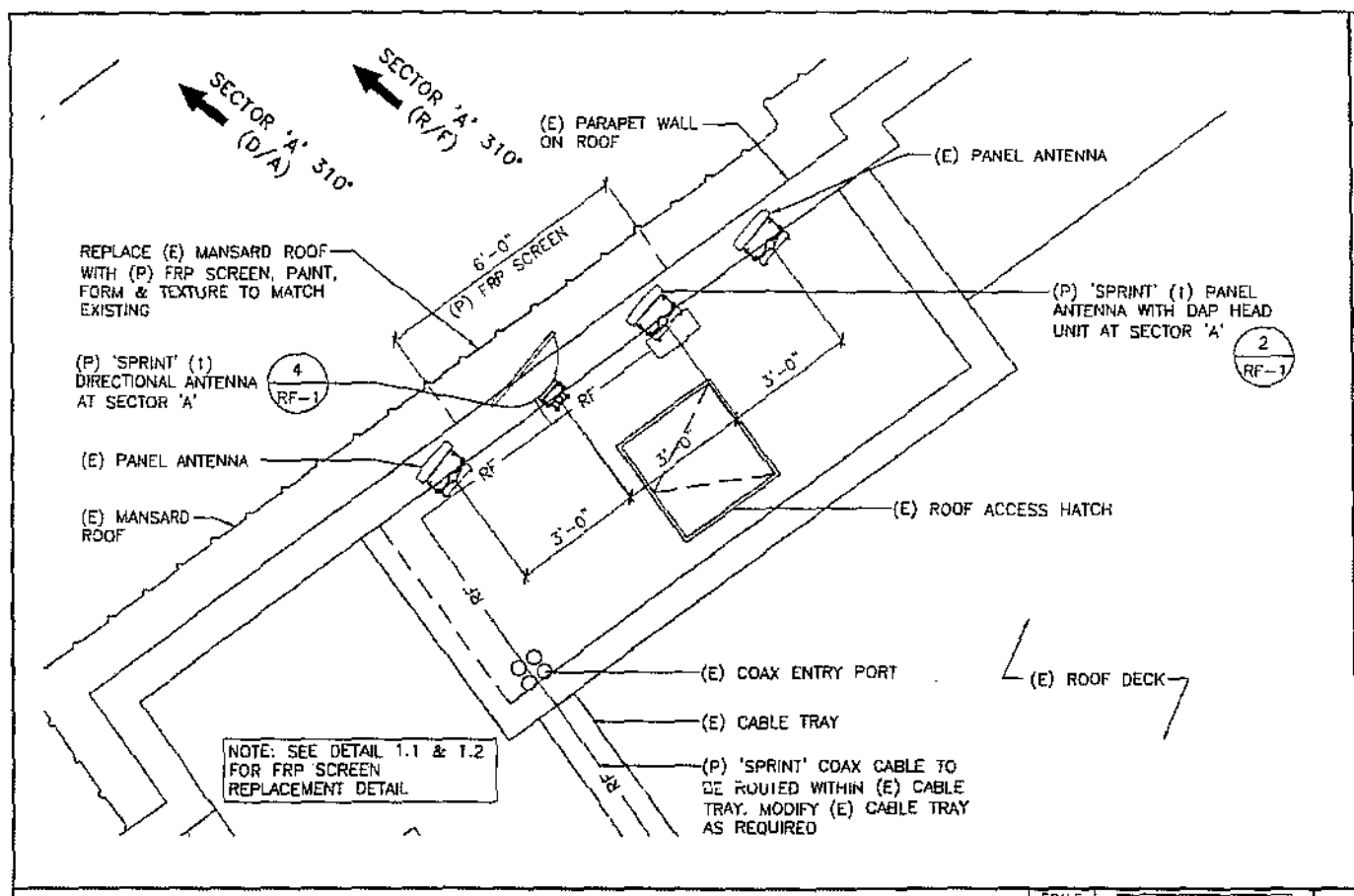


SITE PLAN

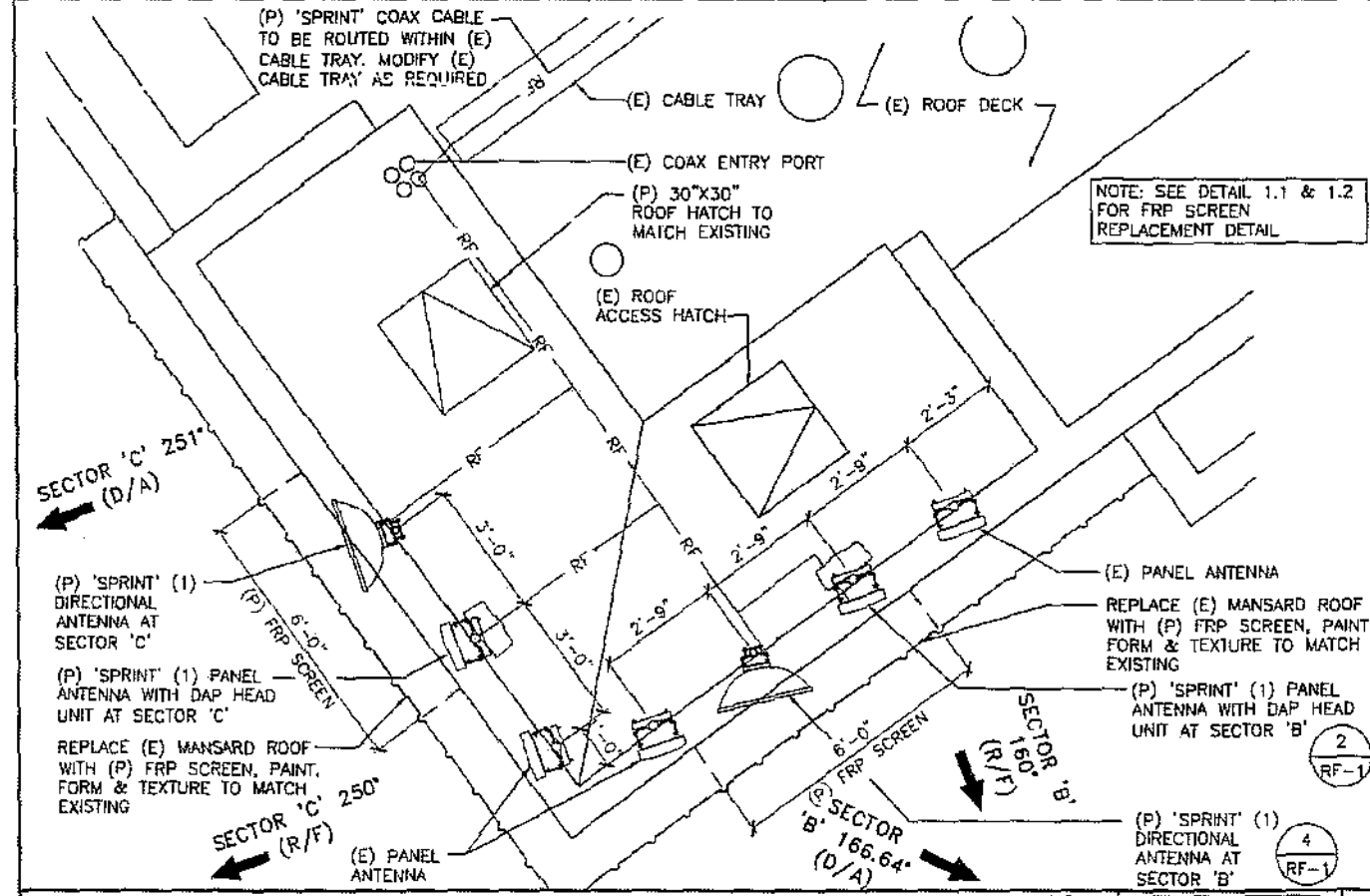
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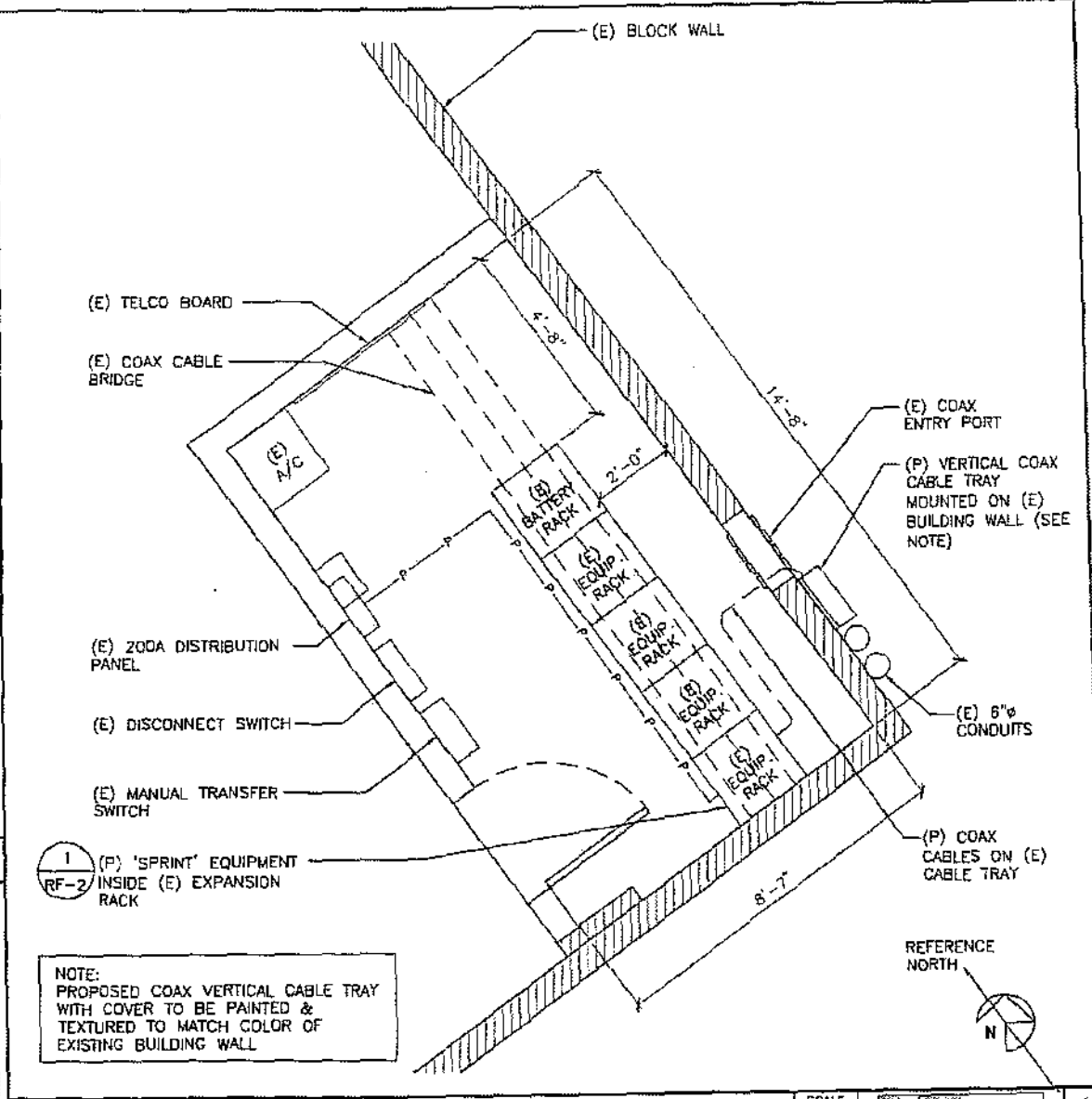
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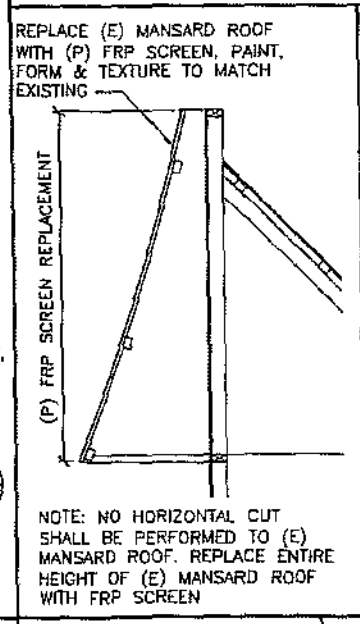
ANTENNA LAYOUT PLAN (SECTOR 'A')



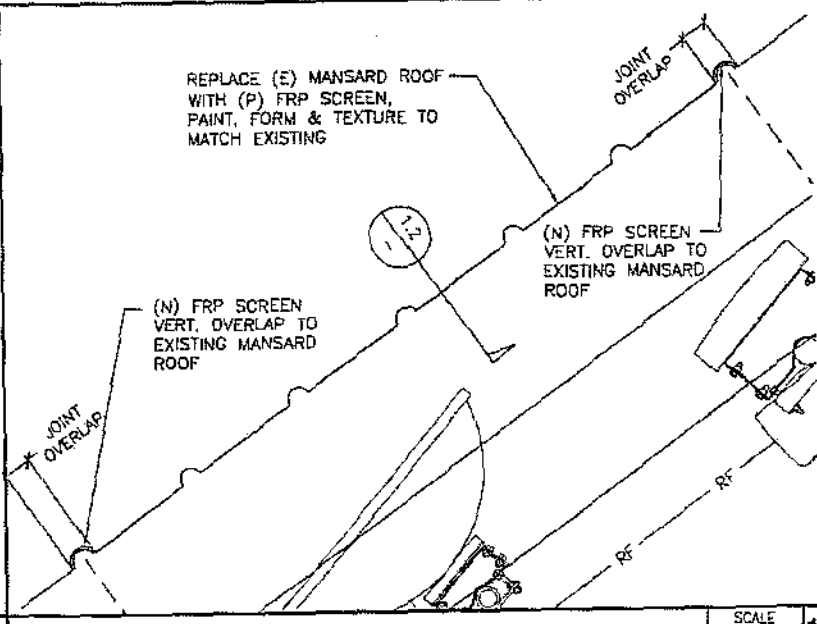
ANTENNA LAYOUT PLAN (SECTOR 'B' & 'C')



ENLARGED EQUIPMENT RACK LAYOUT



MANSARD-HOR CUT 1.2



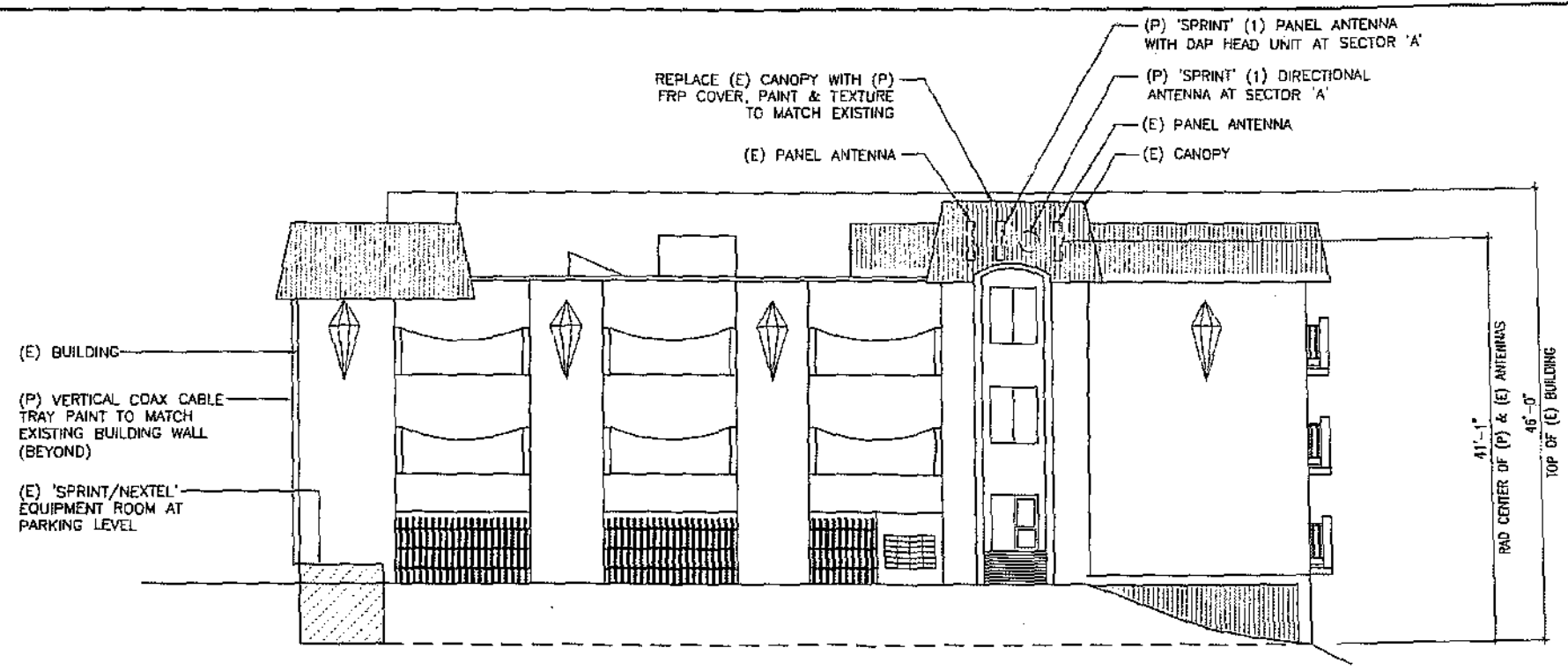
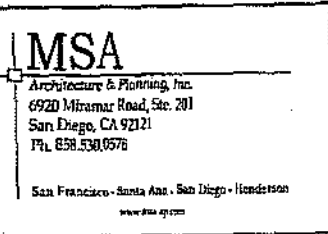
MANSARD-VERTICAL CUT 1.1

REVISIONS			
NO.	DATE	DESCRIPTION	INITIAL
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1	04/18/10	100% ID	RM
2	07/28/10	PLAN CHECK	JC
3	09/10/10	CLIENT REDLINES	ARC

NOT FOR CONSTRUCTION UNLESS LABELED AS CONSTRUCTION SET

SHEET TITLE
**ENLARGED SITE PLAN AND
 ANTENNA LAYOUT**

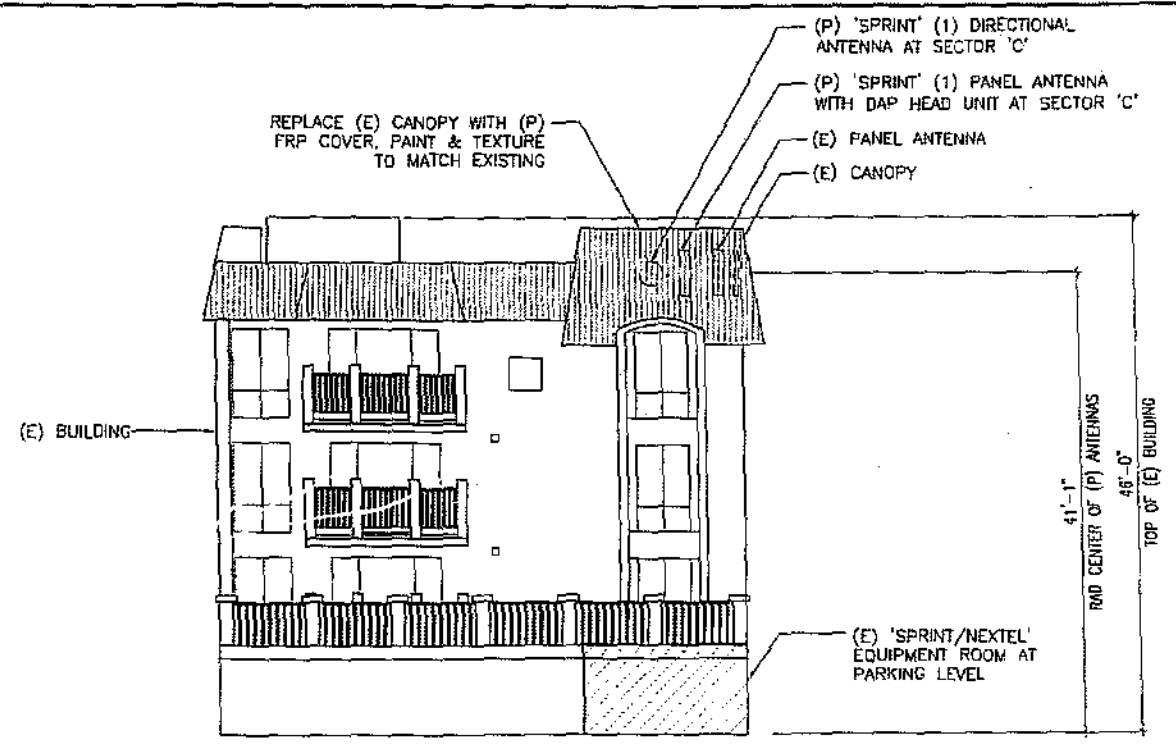
SHEET NUMBER
A-2



NOTE:
ROOF TO BE REMOVED IN PANEL SECTIONS SO THE VERTICAL LINES ARE NOT IMPACTED

NORTH ELEVATION

SCALE 1/8"=1' 0" 2' 6' 14' 1



NOTE:
ROOF TO BE REMOVED IN PANEL SECTIONS SO THE VERTICAL LINES ARE NOT IMPACTED

EAST ELEVATION

SCALE 1/8"=1' 0" 2' 6' 14' 2

PROJECT NAME
**OLD TOWN
CA-SDG8001
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3217 COLUMBIA STREET
SAN DIEGO, CA 92103

REVISIONS			
NO.	DATE	DESCRIPTION	INITIAL
0	04/12/10	ISSUE SET	BM
1	04/16/10	ISSUE SET	BM
2	07/22/10	PLAN CHECK	JS
3	09/10/10	CLIENT REVISIONS	ABC

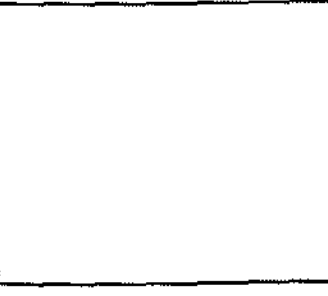
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SHEET TITLE
EXTERIOR ELEVATIONS

SHEET NUMBER
A-3



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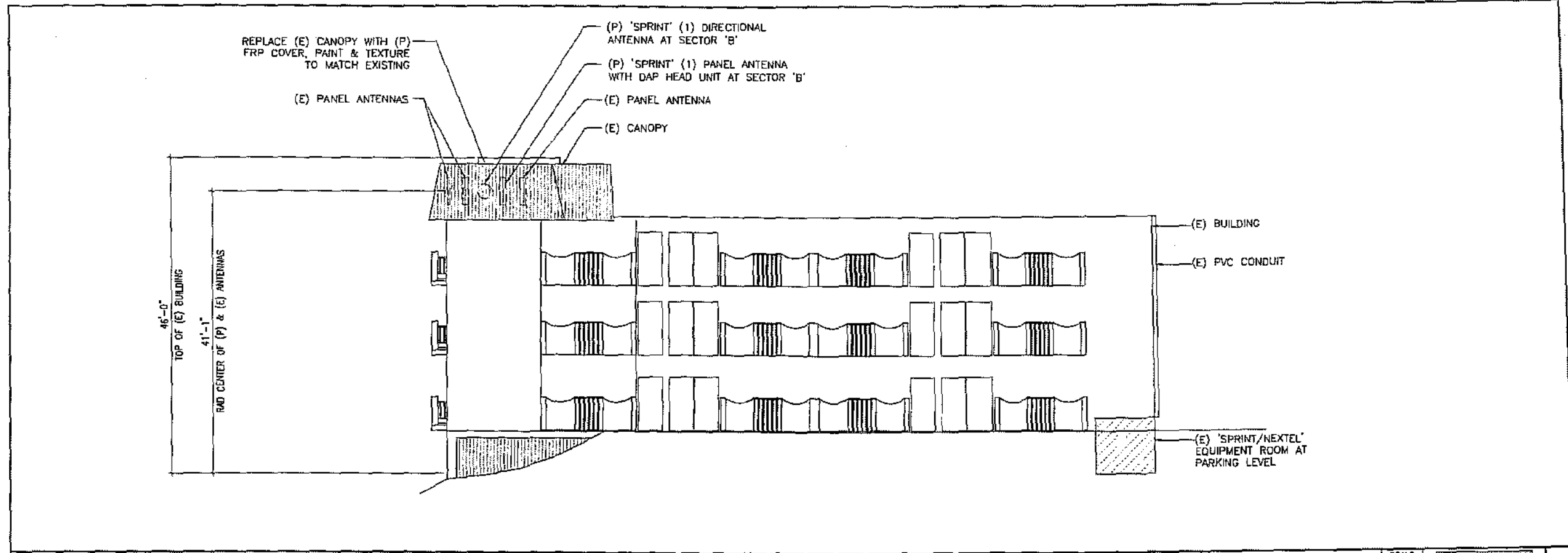
PROJECT NAME
**OLD TOWN
 CA-SDG8001
 (CA5802)**
 3217 COLUMBIA STREET
 SAN DIEGO, CA 92103

REVISIONS			
NO.	DATE	DESCRIPTION	INITIAL
0	04/12/10	ISSUE 2D	RM
1	04/19/10	ISSUE 3D	RM
2	07/23/10	PLAN CHECK	JD
3	08/16/10	CLIENT REVISIONS	ARD

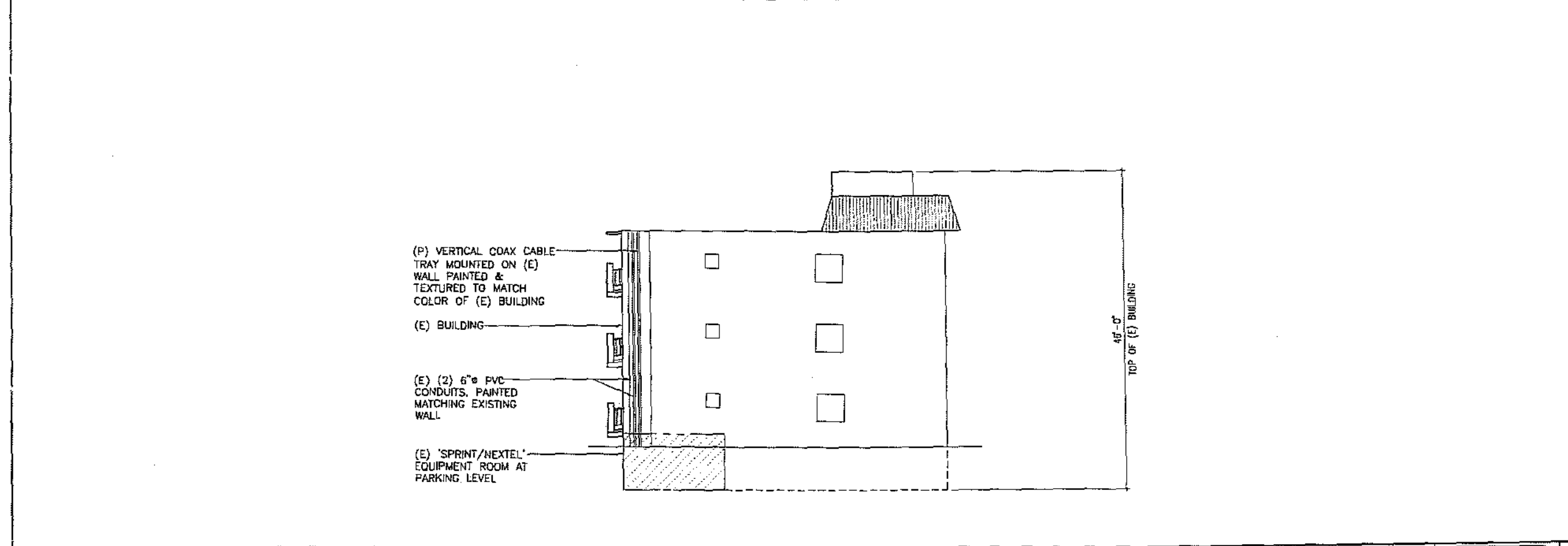
NOT FOR CONSTRUCTION UNLESS LABELED AS CONSTRUCTION SET

SHEET TITLE
EXTERIOR ELEVATIONS

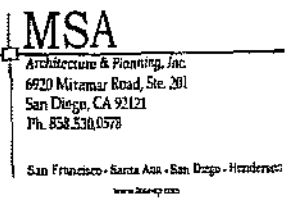
SHEET NUMBER
A-4



SOUTH ELEVATION SCALE 1/8"=1' 0' 2' 6' 14' 1



WEST ELEVATION SCALE 1/8"=1' 0' 2' 6' 14' 2



Volume 2 Next Generation Antenna - VHP2

Wind Loading
 Maximum wind speed for antenna is 120 mph (193 km/h). The antenna is designed to withstand a wind speed of 120 mph (193 km/h) for a 30 second gust. The antenna is designed to withstand a wind speed of 120 mph (193 km/h) for a 30 second gust. The antenna is designed to withstand a wind speed of 120 mph (193 km/h) for a 30 second gust.

Antenna Weights including Mount
 Antenna weight, kg (lb): 123 (27)
 Mount weight, kg (lb): 217 (48)
 Antenna Packaged Weight (Gross):
 Weight, kg (lb): 114 (25)
 Packaged Antenna Dimensions (Single Unit Pack):
 Dimensions, mm (in): 210 x 160 x 275 x 224

Antenna Dimensions, mm (in)

1	448 (17.6)
2	388 (15.3)
3	228 (9.0)
4	108 (4.3)
5	20 (0.8)

Antenna Fine Adjustment
 For Azimuth: ±1°
 For Elevation: ±1°

CLEARWIRE ANTENNA INFORMATION

ANTENNA SECTOR	PANEL ANTENNA COLOR BANDS	AZIMUTH	ANTENNA MANUFACTURER & MODEL NUMBER	QTY	DOWNTILT	RAD CENTER (FT. AGL)	COAX. CABLE LENGTH
ALPHA	RED-WHITE (RW) PORT 1/ANT A RED-GREEN (RG) PORT 2/ANT B RED-ORANGE (RO) PORT 3/ANT C RED-PURPLE (RP) PORT 4/ANT D	310°	PANEL ANTENNA: POWERWAVE P65-18-XXW2-R RRU/DAP HEAD: HUAWEI	1	0°	±41'-1"	±195'
BETA	BLUE-WHITE (BW) PORT 1/ANT A BLUE-GREEN (BG) PORT 2/ANT B BLUE-ORANGE (BO) PORT 3/ANT C BLUE-PURPLE (BP) PORT 4/ANT D	160°	PANEL ANTENNA: POWERWAVE P65-18-XXW2-R RRU/DAP HEAD: HUAWEI	1	0°	±41'-1"	±195'
GAMMA	YELLOW-WHITE (YW) PORT 1/ANT A YELLOW-GREEN (YG) PORT 2/ANT B YELLOW-ORANGE (YO) PORT 3/ANT C YELLOW-PURPLE (YP) PORT 4/ANT D	250°	PANEL ANTENNA: POWERWAVE P65-18-XXW2-R RRU/DAP HEAD: HUAWEI	1	0°	±41'-1"	±195'
PARABOLIC ANTENNA							
ALPHA	RED-GRAY-PURPLE (RGP)	310°	PARABOLIC ANTENNA: ANDREW VHP2	1	-	±41'-1"	±195'
BETA	BLUE-GRAY-PURPLE (BGP)	166.64°	PARABOLIC ANTENNA: ANDREW VHP2	1	-	±41'-1"	±195'
GAMMA	YELLOW-GRAY-PURPLE (YGP)	251°	PARABOLIC ANTENNA: ANDREW VHP2	1	-	±41'-1"	±195'

DIRECTIONAL ANTENNA SCALE: N.T.S. 4

MECHANICAL DRAWINGS

MECHANICAL SPECIFICATIONS POWERWAVE 7256.00

Dimensions, H x W x D	See Drawings
Weight	5.5 kg/ 12.1 lbs
Material	Galvanized steel, stainless screws & nuts
Packing size, H x W x D	Call for info
Shipping weight	5.9 kg/ 13 lbs
Tilt range	See diagram
Pole dimension	25-115 mm
Panning range	NA
Accessory products	Heavy Duty Bracket Panning Kit 2210.10 and Triple Mount Bracket 7454.00

CLEARWIRE ANTENNA INFORMATION SCALE: N.T.S. 1

MECHANICAL SPECIFICATIONS POWERWAVE P65-18-XXW2-R

Connector	4x7/16 DIN Female
Connector position	Bottom
Dimensions, HxWxD, mm (ft)	1219x343x89.5 (4'x1'1"x3")
Mounting	Pre-mounted heavy duty brackets
Weight, with brackets, kg (lbs)	14.6 (32)
Weight, without brackets, kg (lbs)	9.1 (20)
Wind load, frontal/lateral/rear side 42 m/s Cd=1.6 (N)	1093
Maximum operational wind speed, m/s (mph)	42 (93)
Survival wind speed, m/s (mph)	55 (123)
Lightning protection	DC Grounded
Radome material	ASA
Radome colour	Light Gray
Package size, HxWxD, mm (ft)	1430x400x200 (4'8"x1'3"x8")
Shipping weight, kg (lbs)	18.6 (41)
Brackets	7256.00, 7454.00, 2210.10

PROJECT NAME
OLD TOWN
CA-SDGB001
(CA5802)
 3217 COLUMBIA STREET
 SAN DIEGO, CA 92103

ANTENNA MOUNT KIT SCALE: N.T.S. 5

MANUFACTURER: MOTOROLA
PART #: MHT2312B1
 (2) 12" LHD PEICES OF UNISTRUT
 1" MOUNTING PIPE

ANTENNA SPECIFICATIONS SCALE: N.T.S. 2

HUAWEI REMOTE RADIO UNIT (RRU) INSTALLATION

RRU Description Shown is the Huawei Remote Radio Unit (RRU) assembly.

Architecture	2T2R or 4T4R
Frequency Bands	2,500-2,530 MHz or 3,500 MHz
Output Power	2.3/2.5 GHz: 10 W (40 dBm) per antenna port 3.5 GHz: 7 W (38.5 dBm) per antenna port
Ports	1 Fiber, 1 DC Power
Operating Temperature Range	-40 C to +55 C, (-40 F to +131 F)
Input Power	-48 VDC nominal (-36 VDC to -57VDC)
Power Consumption	Does not exceed 250W
Weight	44 lbs
Dimensions	18.0" x 14.4" x 4.7"
Multi-Carrier Capable	Yes

REVISIONS

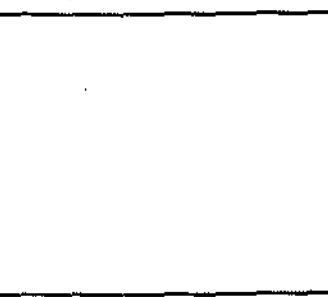
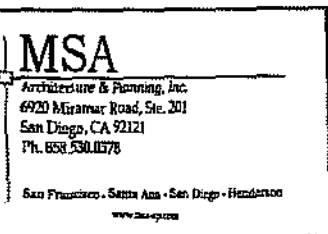
NO.	DATE	DESCRIPTION	INITIAL
0	04/12/10	BOX 2D	BM
1	04/19/10	100% 2D	BM
2	07/20/10	PLAN CHECK	JG
3	09/10/10	CLIENT REVISIONS	ARC

NOT FOR CONSTRUCTION UNLESS LABELED AS CONSTRUCTION SET

SHEET TITLE
RF INFORMATION & DETAILS

SHEET NUMBER
RF-1

NOT USED SCALE: N.T.S. 7 **GPS ANTENNA** SCALE: N.T.S. 6 **REMOTE RADIO UNIT (RRU) DETAIL** SCALE: N.T.S. 3



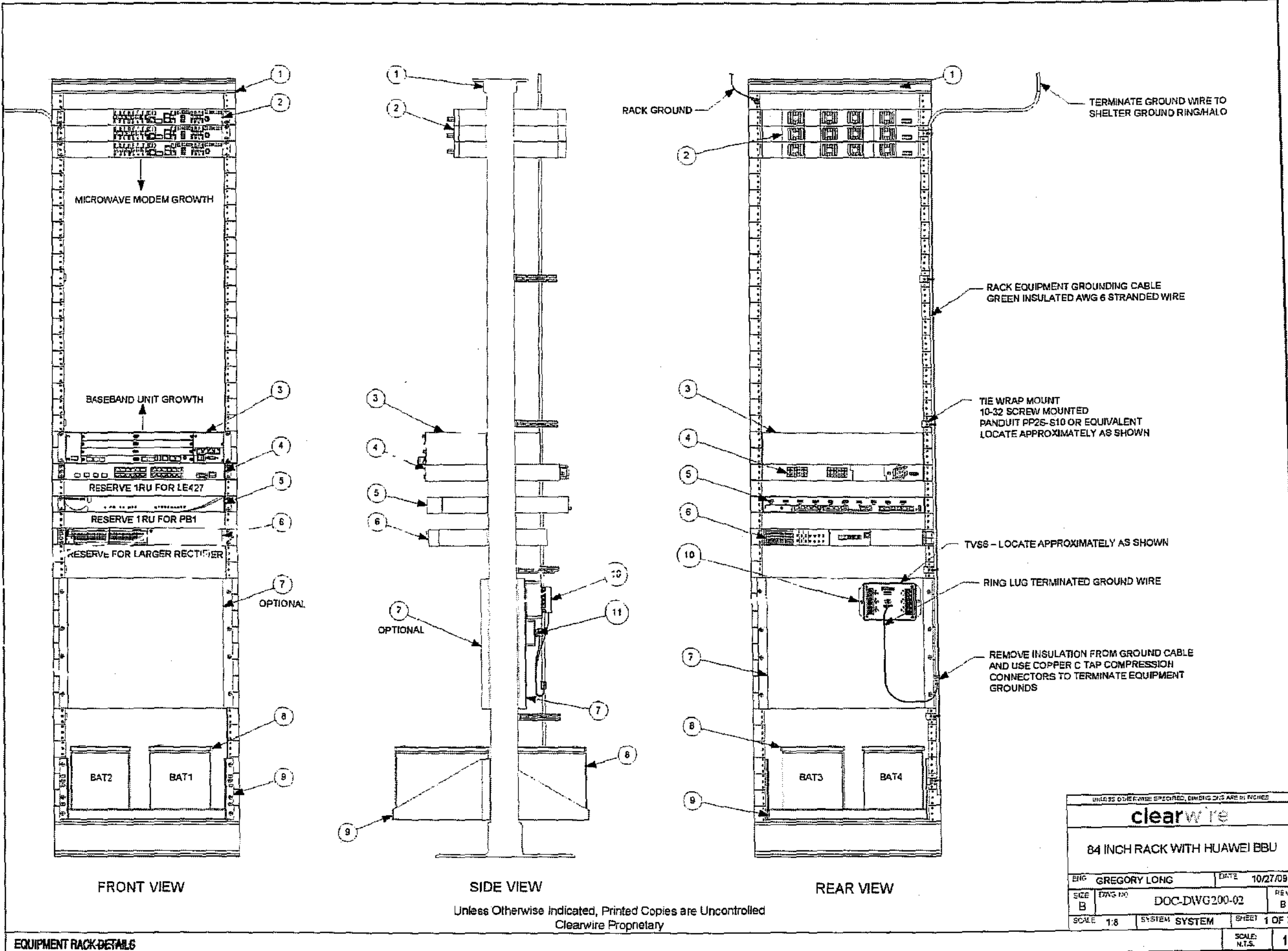
PROJECT NAME
**OLD TOWN
 CA-SDG8001
 (CA5802)**
 3217 COLUMBIA STREET
 SAN DIEGO, CA 92103

REVISIONS			
NO.	DATE	DESCRIPTION	INITIALS
0	04/12/10	BOX 2D	BM
1	04/19/10	WORK 2D	BM
2	07/20/10	PLAN CHECK	JG
3	09/15/10	CLIENT REVISIONS	ABC

NOT FOR CONSTRUCTION UNLESS LABELED AS CONSTRUCTION SET

SHEET TITLE
EQUIPMENT RACK DETAILS

SHEET NUMBER
RF-2



EQUIPMENT RACK DETAILS