



THE CITY OF SAN DIEGO

Report to the Hearing Officer

DATE ISSUED: May 22, 2019 REPORT NO. HO-19-025

HEARING DATE: May 29, 2019

SUBJECT: T-MOBILE Ocean View Hills & Sea Drift, Process Three Decision

PROJECT NUMBER: [615809](#)

OWNER/APPLICANT: City of San Diego/T-Mobile

SUMMARY

Issue: Should the Hearing Officer approve a Wireless Communication Facility (WCF) in the public right-of-way on the east side of Ocean View Hills Parkway at the intersection with Sea Drift Way within the Otay Mesa Community Planning area?

Staff Recommendation: Approve Conditional Use Permit (CUP) No. 2282016.

Community Planning Group Recommendation: On October 17, 2018, the Otay Mesa Community Planning Group voted 13-0-0 to recommend approval of the proposed project without conditions (Attachment 9).

Environmental Review: This project was determined to be categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301 (Existing Facilities). This project is not pending an appeal of the environmental determination. The environmental exemption determination for this project was made on April 11, 2019 and the opportunity to appeal that determination ended April 25, 2019 (attachment 7).

BACKGROUND

T-Mobile is proposing to maintain a previously-permitted Wireless Communication Facility (WCF) located on the east side of Ocean View Hills Parkway at the intersection of Sea Drift Way. The project is located within the Public-Right-of-Way (PROW), in the AR-1-1 zone in the Otay Mesa Community Planning area. The project is located within a single-unit residential neighborhood. The land directly adjacent to the site is undeveloped open space. (Attachments 1, 2, and 3).

The project consists of three panel antennas attached to a 28-foot, 9-inch-tall light standard. Associated equipment is located inside an underground vault immediately adjacent to the light

standard with two above-ground vents (Attachments 11 and 12). No changes are being proposed as part of this application.

This project was originally approved on September 29, 2008 as a Limited Use. The approval included a ten-year expiration date. An expiration date is consistently applied to all wireless facilities that are not completely concealed and integrated as defined in the WCF Design Guidelines. Expiration dates allow the City to evaluate advancements in design and technology, as well as the current development context on the site.

The City does not have a procedure to renew WCF permits; instead, applicants are required to submit new applications for expiring permits. New applications are reviewed in accordance with the current regulations, City policies, General Plan, and the latest WCF Guidelines.

Council Policy 600-43 assigns preference levels to WCFs proposed on different land uses. Sites located within the PROW are considered Preference 1 locations, which is the most preferred location. Applicants are strongly encouraged to site a facility in the PROW before pursuing lower preference sites.

WCFs at a Preference 1 location typically result in a Process 1 staff-level decision, which does not come before the Hearing Officer. However, this applies only to WCFs attached to an existing vertical structure in the PROW (City-standard light standard, SDG&E utility pole, etc.). This WCF originally required a new pole that is larger in diameter than a City light standard. Therefore, the pole is considered equipment that supports the antennas, with a secondary use as a light standard. Although this remains a Preference 1 location, this project requires a Conditional Use Permit pursuant to Land Development Code Section 141.0420(e)(3) because it proposes above-ground non-standard equipment in the PROW.

Community/General Plan Analysis

The Otay Mesa Community Plan was adopted in 2014 and recommends that wireless facilities be sited and camouflaged to reduce impacts to community character. The City's General Plan addresses Wireless Facilities in the Urban Design Element (UD-A.15), which states that the visual impact of WCFs should be minimized by concealing them in existing structures or using camouflage and screening techniques to hide or blend them into the surrounding area. Facilities should be designed to be aesthetically pleasing and respectful of the neighborhood context. Equipment associated with the WCF should be located inside underground vaults or unobtrusive structures (Attachment 9).

The T-Mobile WCF design meets the intent of the community plan as well as section UD-A.15 of the General Plan by minimizing the antenna offset and incorporating chin covers to conceal the cables. The equipment associated with this project is located inside an underground vault which is consistent with the General Plan.

CONCLUSION

Based on its design, the project complies with the WCF Regulations (SDMC 141.0420) and the WCF Guidelines. Staff has prepared draft findings in the affirmative to approve the CUP and recommends approval of the T-Mobile Ocean View Hills & Sea Drift project (Attachment 5).

ALTERNATIVES

1. Approve CUP No. 2282016 with modifications.
2. Deny CUP No. 2282016, if the Hearing Officer makes findings based on substantial evidence that the approval is not authorized by state or local zoning law.

Respectfully submitted,



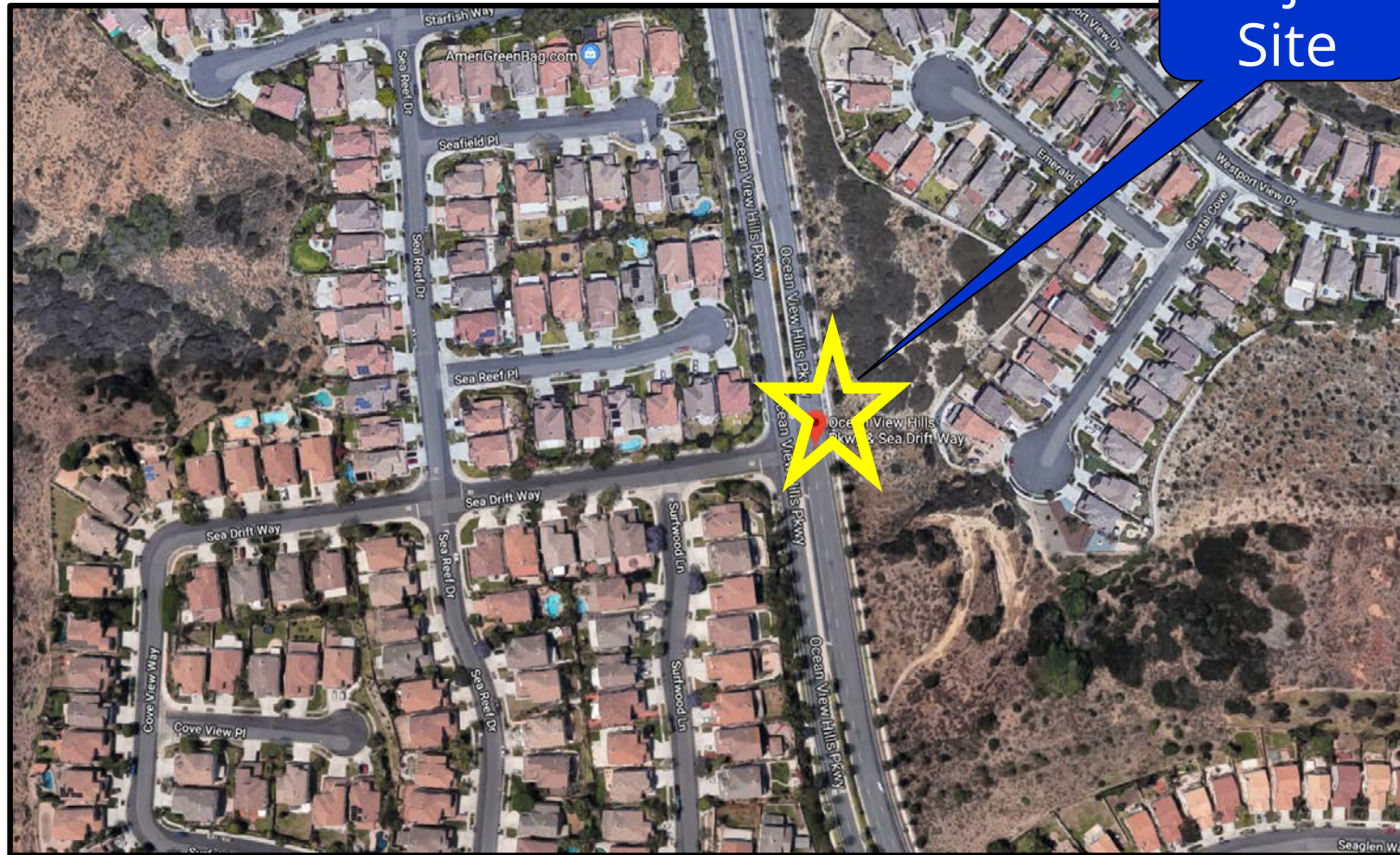
Karen Lynch, Development Project Manager

Attachments:

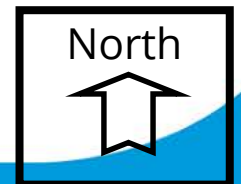
1. Project Location Map
2. Community Plan Land Use Map
3. Aerial Photograph
4. Project Data Sheet
5. Draft Resolution with Findings
6. Draft Permit with Conditions
7. Environmental Exemption
8. Coverage Maps
9. Community Planning Group Recommendation
10. Site Photos
11. Photos
12. Project Plans



Aerial Photo

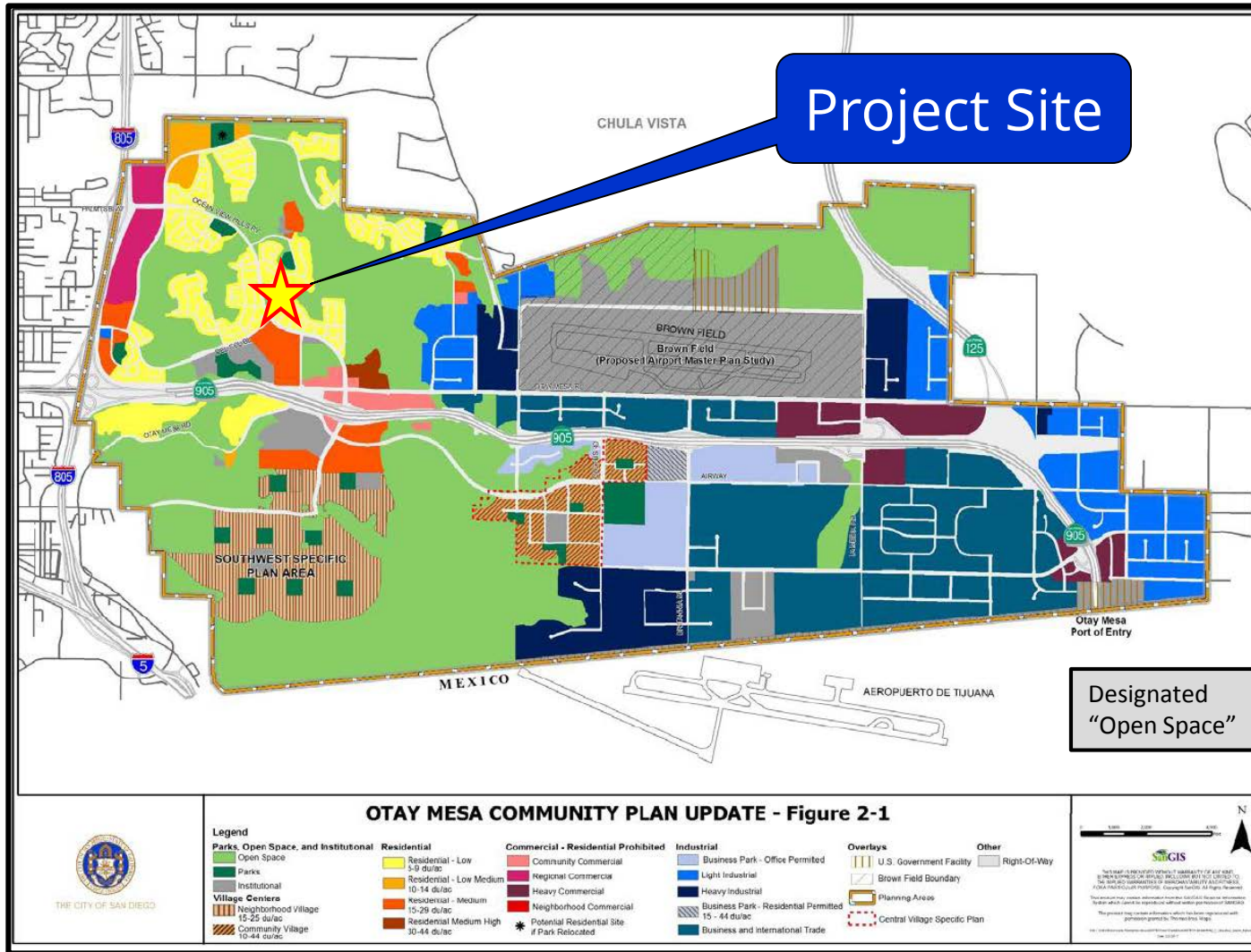


T-Mobile – Ocean View Hills & Sea Drift ROW (Otay Mesa Community)
East side of Ocean View Hills Parkway at Sea Drift Way, San Diego, CA 92154

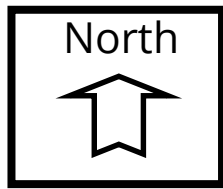




Community Plan



ATTACHMENT 2

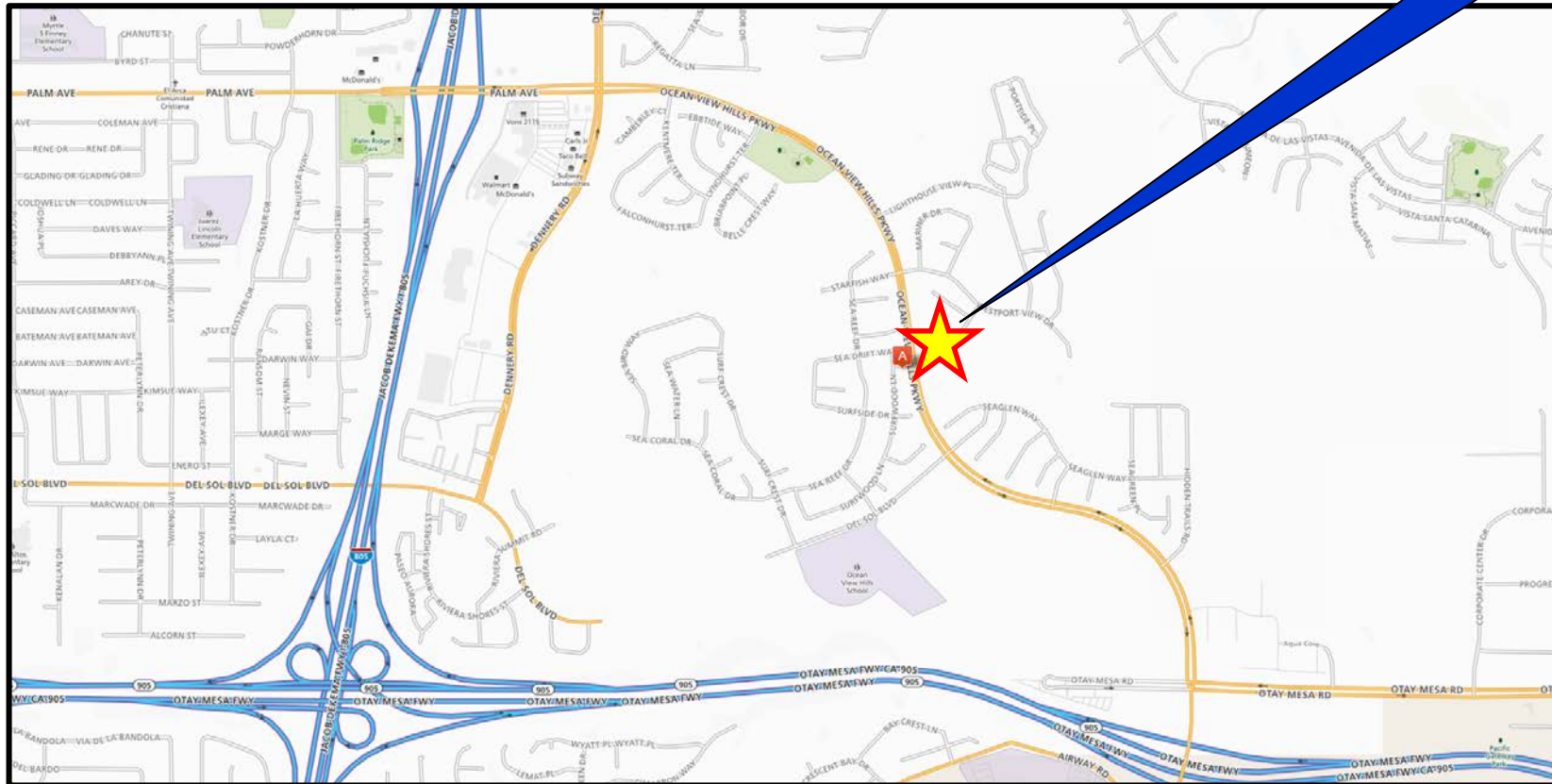


T-Mobile - Ocean View Hills & Sea Drift ROW (Otay Mesa Community)
East side of Ocean View Hills Parkway at Sea Drift Way, San Diego, CA 92154



Project Location Map

Project Site

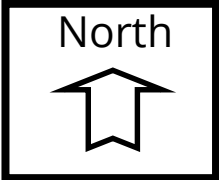
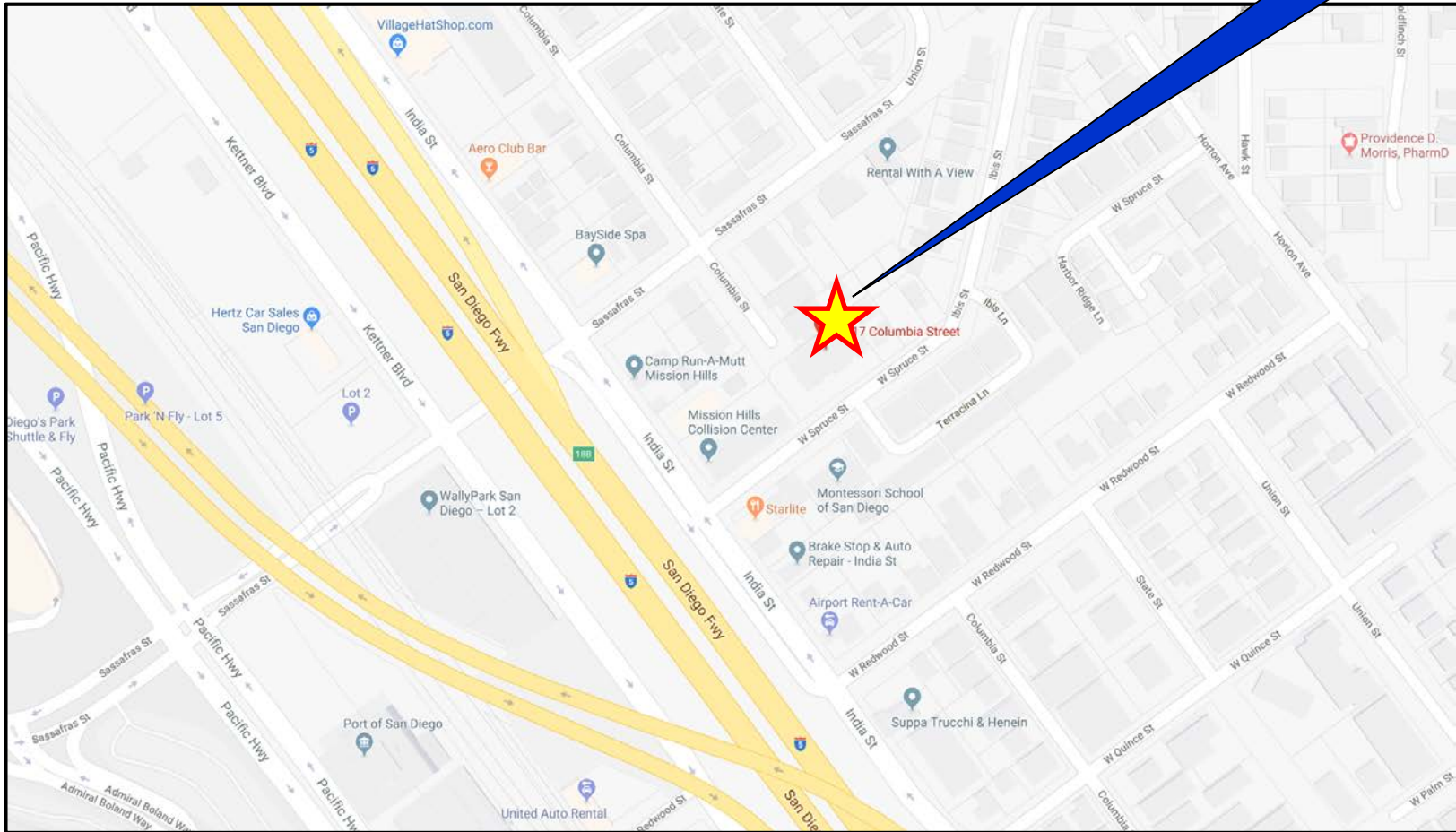


T-Mobile - Ocean View Hills & Sea Drift ROW (Otay Mesa Community)
East side of Ocean View Hills Parkway at Sea Drift Way, San Diego, CA 92154



Project Location Map

Project Site



T-Mobile - Columbia Court (Uptown Community)
3217 Columbia Street, San Diego, CA 92103

PROJECT DATA SHEET

PROJECT NAME:	T-Mobile – Ocean View Hills Parkway & Sea Drift Way ROW	
PROJECT DESCRIPTION:	An existing Wireless Communication Facility (WCF) consisting of a 28'-9" tall light pole supporting three antennas in the public right-of-way with associated equipment located in a subterranean vault.	
COMMUNITY PLAN AREA:	Otay Mesa	
DISCRETIONARY ACTIONS:	Conditional Use Permit	
COMMUNITY PLAN LAND USE DESIGNATION:	Open Space	
ZONING INFORMATION:		
ZONE:	AR-1-1 (Agricultural – Residential)	
HEIGHT LIMIT:	N/A	
FLOOR AREA RATIO:	N/A	
FRONT SETBACK:	N/A	
SIDE SETBACK:	N/A	
STREETSIDE SETBACK:	N/A	
REAR SETBACK:	N/A	
ADJACENT PROPERTIES:	LAND USE DESIGNATION & ZONE	EXISTING LAND USE
NORTH:	Open Space; AR-1-1	Open Space
SOUTH:	Open Space; AR-1-1	Open Space
EAST:	Open Space; AR-1-1	Open Space
WEST:	Residential -Low (5-9 du/ac) designation; RS-1-14	Single-Unit Residential
DEVIATION REQUESTED:	None	
COMMUNITY PLANNING GROUP RECOMMENDATION:	On October 17, 2018, the Otay Mesa Community Planning Group voted 13-0-0 to recommend approval of the project without xx conditions.	

HEARING OFFICER RESOLUTION NO. [REDACTED]
CONDITIONAL USE PERMIT NO. 2282016
T-MOBILE OCEAN VIEW HILLS & SEA DRIFT

WHEREAS, the City of San Diego, Owner, and T-Mobile West LLC, Permittee, 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. 2282016), within the public right-of-way;

WHEREAS, the project site is located on the east side of Ocean View Hills Parkway at the intersection with Sea Drift Way in the AR-1-1 zone of the Otay Mesa Community Plan;

WHEREAS, the project site is located in the Public Right-of-Way at the geographic coordinates 32.577830, -117.02295600;

WHEREAS, on April 11, 2019, 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) and there was no appeal of the Environmental Determination filed within the time period provided by San Diego Municipal Code Section 112.0520;

WHEREAS, on May 29, 2019, the Hearing Officer of the City of San Diego considered Conditional Use Permit No. 2282016, pursuant to the Land Development Code of the City of San Diego; NOW THEREFORE,

BE IT RESOLVED by the Hearing Officer of the City of San Diego, that it adopts the following findings with respect to Conditional Use Permit No. 2282016;

A. **CONDITIONAL USE PERMIT [SDMC 126.0305]**

1. **Findings for all Conditional Use Permits:**

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

The Otay Mesa Community Plan recommends that wireless facilities be sited and camouflaged to reduce impacts to community character. The City's General Plan addresses WCFs in the Urban Design Element (UD-A.15), which requires that the visual impact of wireless facilities be minimized by concealing wireless facilities in existing structures or using screening techniques to hide or blend them into the surrounding area. The plan also calls for these facilities to be designed to be aesthetically pleasing and respectful of the neighborhood context. Furthermore, the plan states that equipment associated with wireless facilities be concealed from view.

The project is located on the east side of Ocean View Hills Parkway at the intersection with Sea Drift Way in the public right-of-way. Although the Community Plan designates adjacent property as Open Space, the project is located on a light pole within existing, developed public right-of-way. The three antennas are mounted as close to the pole as possible and are painted and textured to match the light pole, and all equipment is located in an underground equipment vault.

The public right-of-way is a preferred location for WCFs. Facilities attached to existing light poles with underground equipment do not typically require a Conditional Use Permit. However, the project consists of a non-standard light pole that is a larger diameter than the City standard. Therefore, the pole is considered equipment that supports antennas, with a secondary use as a light standard. Although this remains a preferred location, this project requires a Conditional Use Permit pursuant to Land Development Code Section 141.0420(e)(3) because it proposes above-ground equipment in the public right-of-way.

The proposed WCF complies with the City's Land Development Code, Section 141.0420, Wireless Communication Facilities, as well as the design and location requirements of the City's General Plan. The proposed WCF will not adversely affect the applicable land use plan or the City's General Plan.

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

The project is located on the east side of Ocean View Hills Parkway at the intersection with Sea Drift Way in the public right-of-way in the Otay Mesa Community Planning Area. Although the Community Plan designates adjacent property as Open Space, the project is located on a light pole within existing, developed public right-of-way. The pole supports three antennas painted and textured to match the light pole, and all equipment is located in an underground equipment vault.

The project was determined to be exempt from CEQA pursuant to Section 15301 (Existing Facilities). The conditions of approval for the project will require compliance with several operational constraints and development controls intended to assure the continued public health, safety and welfare. All proposed improvement plans associated with the project will be reviewed prior to issuance of construction permits and inspected during construction to assure the project will meet or exceed all relevant and applicable building, electrical, mechanical, plumbing and fire codes.

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) emission to the extent that such facilities comply with the Federal Communication Commission's (FCC) standards for such emissions." An Electromagnetic Energy Exposure Report was prepared, which concluded that the project will comply with FCC standards for RF emissions. Therefore, the project will not result in any significant health or safety risks to the surrounding area within matters of the City's jurisdiction.

c. The proposed development will comply with the regulations of the Land Development Code including any allowable deviations pursuant to the Land Development Code.

The project requires a CUP pursuant to 141.0420(e)(3) because it proposes above-ground equipment (a non-standard light pole) in the public right-of-way. The purpose of the CUP, as stated in SDMC 126.0301, is to establish a review process for the development of uses that may be desirable under appropriate circumstances, but are not permitted by right in the applicable zone. The intent is to review these uses on a case-by-case basis to determine whether and under what conditions the use may be approved at a given site. Due to the concealment of all pole-mounted equipment within an antenna shroud and an underground vault, there will be no impact to the surrounding area.

In addition to the CUP Regulations, the WCF Regulations (SDMC 141.0420) contain design requirements for WCFs, which include the requirement to utilize the smallest, least visually intrusive antennas, components and other necessary equipment and to use all reasonable means to conceal or minimize the visual impacts of the wireless communication facilities through integration. Integration with existing structures or among other existing uses shall be accomplished through the use of architecture, landscape and siting solutions.

The project, in proposing integration into a light standard and concealing ancillary equipment in an underground vault, meets these requirements. The project meets the design requirements of SDMC 141.0420 and findings can be made in the affirmative for all permits required by this project; therefore, the project will comply with the applicable regulations of the Land Development Code.

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

The project is located in the public right-of-way. The Municipal Code encourages WCFs to locate on light standards in the right-of-way. The WCF is designed to conceal the antennas and associated components within the shroud, and although the light pole is not a standard City design, the overall project still provides a benefit to the surrounding area by providing wireless services and lighting. Streetlights are expected to be located within the public right-of-way, and the project's visual effect on adjacent properties or public vantage points is negligible. This ensures that the proposed use is appropriate at the proposed location.

The above findings are supported by the minutes, maps and exhibits, all of which are incorporated herein by this reference.

BE IT FURTHER RESOLVED that, based on the findings hereinbefore adopted by the Hearing Officer, Conditional Use Permit No. 2282016 is hereby GRANTED by the Hearing Officer to the referenced Owner/Permittee, in the form, exhibits, terms and conditions as set forth in Permit No. 2282016, a copy of which is attached hereto and made a part hereof.

Karen Lynch
Development Project Manager
Development Services

Adopted on: May 29, 2019

IO#: 11003679

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

WHEN RECORDED MAIL TO
PROJECT MANAGEMENT
PERMIT CLERK
MAIL STATION 501

INTERNAL ORDER NUMBER: 11003679

SPACE ABOVE THIS LINE FOR RECORDER'S USE

CONDITIONAL USE PERMIT NO. 2282016
T-MOBILE – OCEAN VIEW HILLS & SEA DRIFT ROW PROJECT NO. 615809
HEARING OFFICER

This Conditional Use Permit No. 2282016 is granted by the Hearing Officer of the City of San Diego to the City of San Diego, Owner, and T-Mobile West LLC, Permittee, pursuant to San Diego Municipal Code [SDMC] section 141.0420(e)(3). The site is located in the 5000 block of Ocean View Hills Parkway (on the east side of Ocean View Hills Parkway at the intersection with Sea Drift Way) in the AR-1-1 zone of the Otay Mesa Community Plan. The site's geographic coordinates are 32.577380, -117.02295600.

Subject to the terms and conditions set forth in this Permit, permission is granted to Owner for a Wireless Communication Facility (WCF) described and identified by size, dimension, quantity, type, and location on the approved exhibits [Exhibit "A"] dated May 29, 2019, on file in the Development Services Department.

The project shall include:

- a. Three antennas measuring 56.6 inches by 12.9 inches by 8.7 inches and six Tower-Mounted Amplifiers (TMAs), all hidden behind an antenna shroud mounted on a 27-foot-tall replacement light pole, painted and textured to match the pole, which will match other poles in the vicinity;
- b. All other equipment in an underground vault with two above-ground vents, located adjacent to the pole;
- c. 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. This permit must be utilized by June 12, 2022.
2. This permit and corresponding use of this site shall **expire on June 12, 2029**. Upon expiration of this approval, 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 approval, the Permittee may submit a new application to the Development Services Department 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 enforcement for noncompliance, which may include penalties and fines.
4. Under no circumstances, does approval of this permit authorize the Permittee to utilize this site for WCF purposes beyond the permit expiration date. Use of this permit approval beyond the expiration 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 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 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. 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 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 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.

11. The 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 Permittee of any claim, action, or proceeding and, if the City should fail to cooperate fully in the defense, the 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, 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 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 Permittee shall not be required to pay or perform any settlement unless such settlement is approved by Permittee.

PLANNING/DESIGN REQUIREMENTS:

12. Every aspect of this project is considered an element of concealment including but not limited to the dimensions, bulk and scale, color, materials and texture. Any future modifications to this permit must not defeat concealment.

13. No exposed cabling is permitted.

14. The WCF shall conform to the approved exhibits.

15. The Permittee shall install and maintain appropriate warning signage on the WCF as required by State and Federal regulations. The Permittee shall be responsible for complying with all State and Federal regulations.
16. The accuracy and validity of the RF Compliance Report, submitted by the Permittee, shall be assured while the WCF is in operation. If requested by the City, Permittee shall provide an updated RF Compliance Report to address any issues associated with the emitting components of the WCF.
17. All equipment, including transformers, emergency generators and air conditioners belonging to the Permittee 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.
18. All facilities and related equipment shall be maintained in good working order. Any damaged equipment shall be repaired or replaced within thirty (30) calendar days of notification by the City of San Diego.
19. The Permittee shall notify the City within 30 days of the sale or transfer of this site to any other provider or if the site is no longer operational, in which case, the removal and the restoration of this site to its original condition is required.
20. Antennas shall be painted and textured to match the light pole to the satisfaction of the Development Services Department.
21. All conduits related to this project shall be concealed inside the chin caps painted to match the antennas to the satisfaction of the Development Services Department.
22. No exposed pipes or mounting apparatus absent antennas shall be present at any time. Mounting pipes shall not be longer than the antennas.

INFORMATION ONLY:

- Please note that a Telecom Planning Inspection Issue will be placed on the project prior to Final Clearance from the City's Building Inspector to ensure compliance with the approved plans and associated conditions. Prior to calling for your Final Inspection from your building inspection official, please contact the Project Manager listed below at (619) 446-5351 to schedule an inspection of the completed facility. Please schedule this administrative inspection at least five working days ahead of the requested Final Inspection date.
- The issuance of this development permit alone does not allow the immediate commencement or continued operation of the proposed use on site. The operation allowed by this discretionary 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.

ATTACHMENT 6

- 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.

APPROVED by the Hearing Officer of the City of San Diego on May 29, 2019 by Resolution Number_____.

DRAFT

Permit Type/PTS Approval No.: Conditional Use Permit No. 2282016
Date of Approval: May 29, 2019

AUTHENTICATED BY THE CITY OF SAN DIEGO DEVELOPMENT SERVICES DEPARTMENT

Karen Lynch
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.

City of San Diego
Owner

By _____
Cybele L. Thompson
Director of Real Estate Assets

T-Mobile West, LLC
Owner/Permittee

By _____
Joseph Rose, Esq.
Site Development/Real Estate Manager

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.: 615809

Project Title: T-Mobile Ocean View Hills Sea Drift ROW

PROJECT LOCATION-SPECIFIC: The project is located within the developed Right of Way (ROW) at approximately 5046 1/3 Ocean View Hills Parkway San Diego, CA 92154

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

Description of nature and Purpose of the Project: The project is a Conditional Use Permit (CUP), for an existing Wireless Communication Facility (WCF) located on the east side of Ocean View Hills Parkway at the intersection with Sea Drift Way within the public right-of-way. The facility consists of an existing city light pole supporting 3 panel antennas with associated equipment located in a subterranean vault with above ground vents. The WCF is unmanned and there will be a technician who visits the site only as required for routine maintenance.

NAME OF PUBLIC AGENCY APPROVING PROJECT: City of San Diego

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Lauren Richards, SAC Wireless, 5015 Shoreham Place # 150, San Diego CA 92122. (480) 735-4868

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)..
- CATEGORICAL EXEMPTION: Section 15301 (Existing Facilities)
- STATUTORY EXEMPTION:

REASONS WHY PROJECT IS EXEMPT: The City conducted an environmental review which determined that the proposed project is exempt from CEQA pursuant to CEQA Guidelines 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 proposed project would only allow for a CUP for a previously approved and constructed WCF. No physical change to the environment would occur and none of the exceptions described in CEQA Guidelines Section 15300.2 apply.

LEAD AGENCY CONTACT PERSON: JEFFREY SZYMANSKI

TELEPHONE: 619 446-5324

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

[Handwritten Signature] / SENIOR PLANNER

SIGNATURE/TITLE

5/7/2019

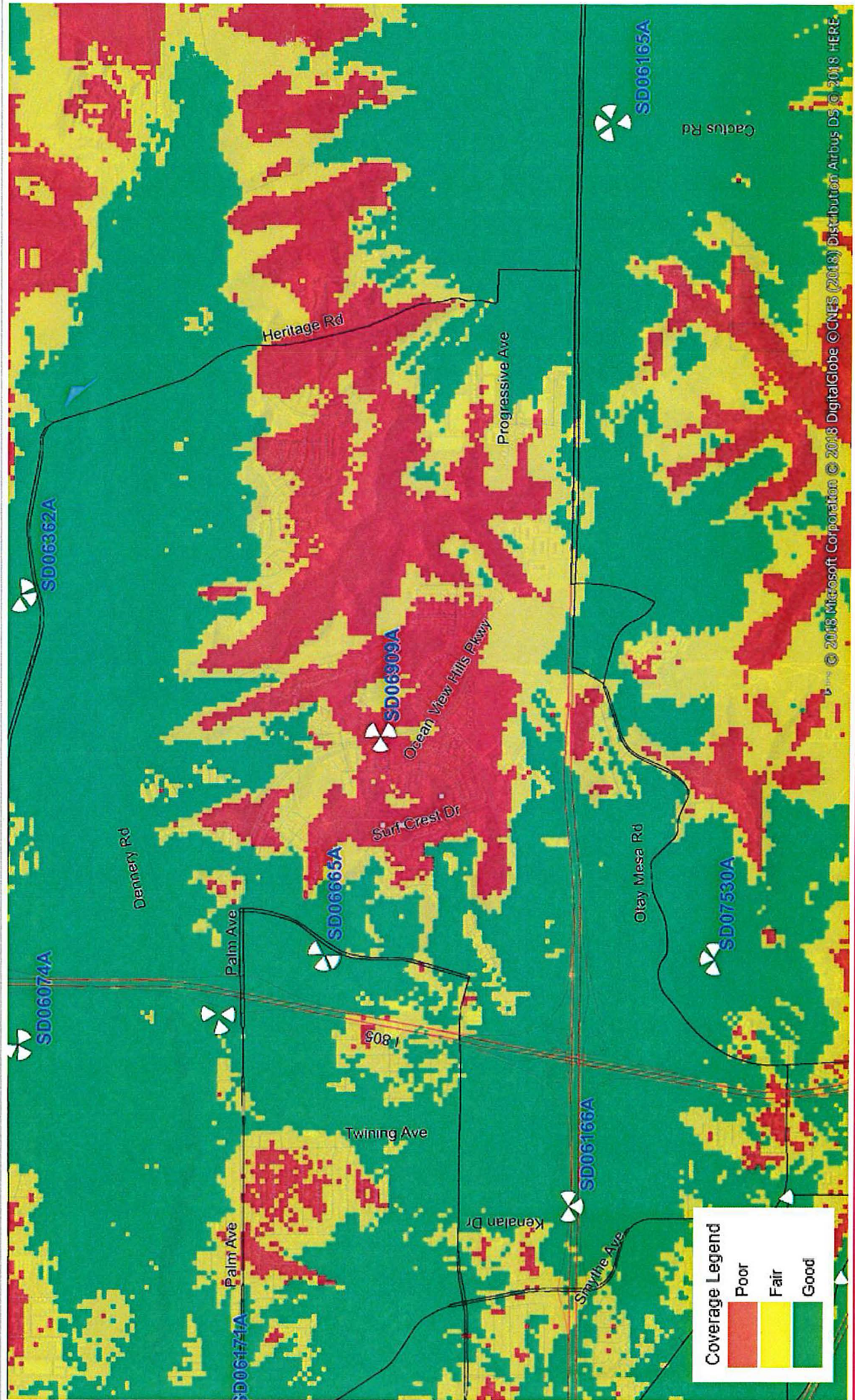
DATE

CHECK ONE:

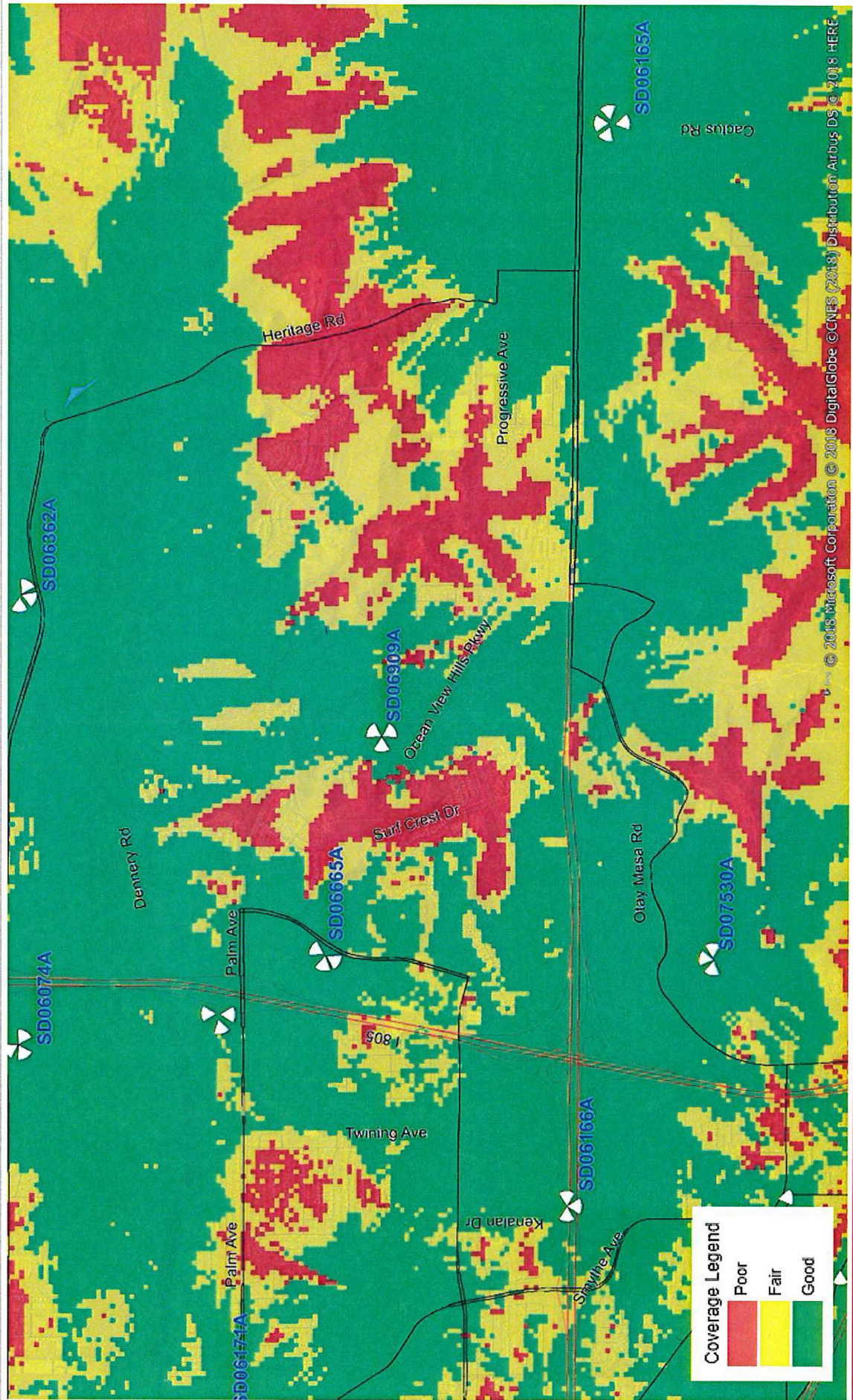
(X) SIGNED BY LEAD AGENCY

DATE RECEIVED FOR FILING WITH COUNTY CLERK OR OPR:

Area Coverage without SD06909A

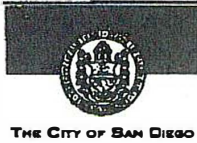


Area Coverage with SD06909A



Coverage Legend

Poor	Fair	Good



City of San Diego
 Development Services
 1222 First Ave., MS-302
 San Diego, CA 92101

Community Planning Committee Distribution Form Part 2

Project Name: T-Mobile Ocean View Hills & Sea Drift_SD06909A_CUP Renewal		Project Number: 615809	Distribution Date:
Project Scope/Location: Wireless telecommunications facility to renew their Conditional Use Permit with the City of San Diego			
Applicant Name: Lauren Richards		Applicant Phone Number: (480) 735 -4868	
Project Manager: Karen Lynch	Phone Number: (619) 446-5351	Fax Number: (619) 321-3200	E-mail Address: KLynchAsh@sandiego.gov
Committee Recommendations (To be completed for Initial Review):			
<input checked="" type="checkbox"/> Vote to Approve	Members Yes 13	Members No 0	Members Abstain 0
<input type="checkbox"/> Vote to Approve With Conditions Listed Below	Members Yes	Members No	Members Abstain
<input type="checkbox"/> Vote to Approve With Non-Binding Recommendations Listed Below	Members Yes	Members No	Members Abstain
<input type="checkbox"/> Vote to Deny	Members Yes	Members No	Members Abstain
<input type="checkbox"/> No Action (Please specify, e.g., Need further information, Split vote, Lack of quorum, etc.)			<input type="checkbox"/> Continued
CONDITIONS:			
NAME: Rob Hixson III		TITLE: Otay Mesa Planning Group Chair	
SIGNATURE:		DATE: 10/19/2018	
<i>Attach Additional Pages If Necessary.</i>		Please return to: Project Management Division City of San Diego Development Services Department 1222 First Avenue, MS 302 San Diego, CA 92101	
Printed on recycled paper. Visit our web site at www.sandiego.gov/development-services . Upon request, this information is available in alternative formats for persons with disabilities.			

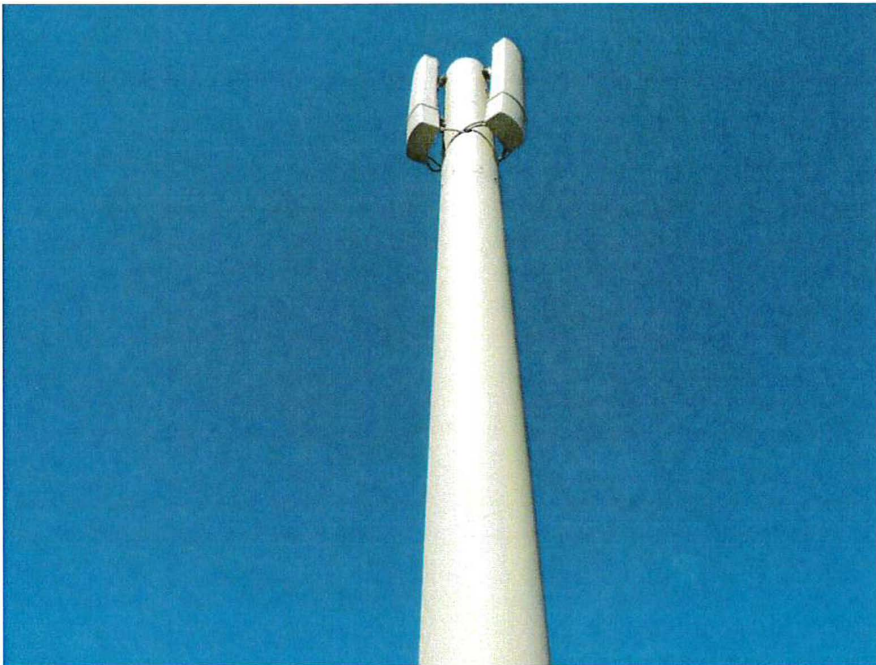
PHOTOGRAPHIC SURVEY

T-Mobile SD06909, Sea Drift ROW

• **View of the Subject Property**



(1) View of the subject property looking north



(2) View of the subject property looking west



(3) View of the subject property looking south

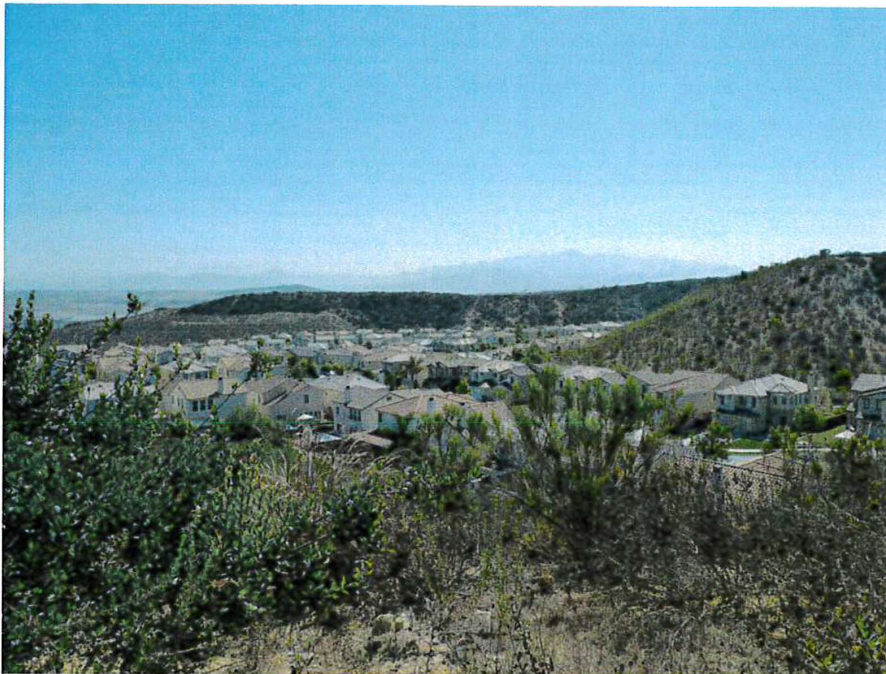


(4) View of the subject property looking east

• View from the Subject Property



(1) View from the subject property looking north



(2) View from the subject property looking east



(3) View from subject property looking south



(4) View from subject property looking west

LOOKING EAST



LOOKING SOUTH

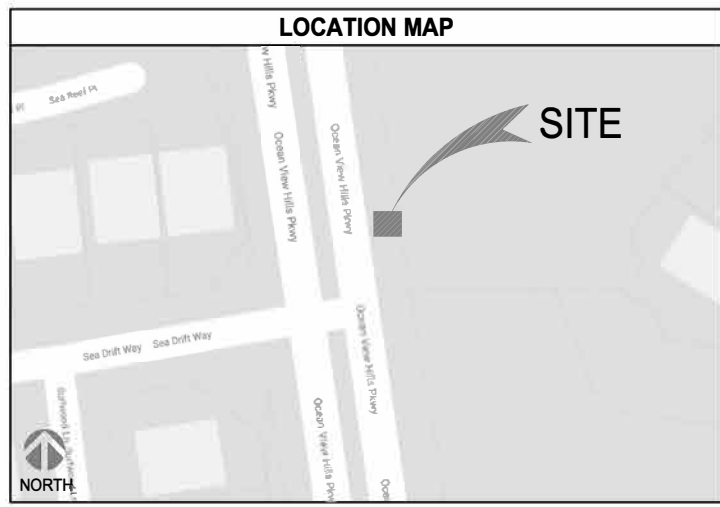
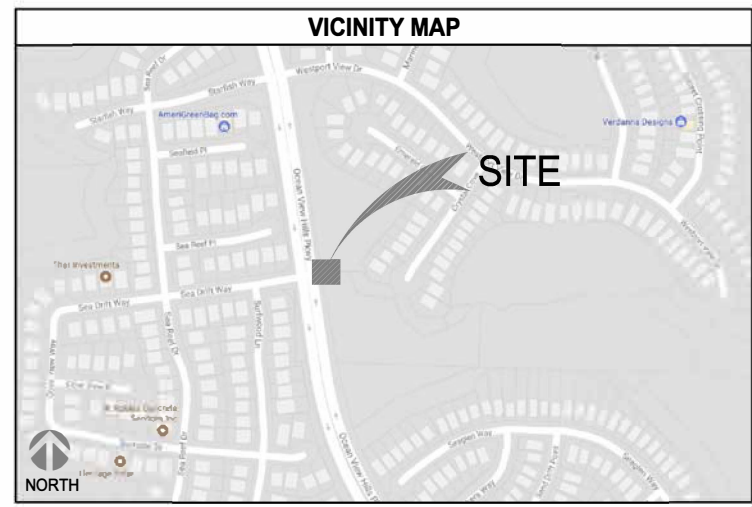




SITE NUMBER: SD06909A
SITE NAME: OCEAN VIEW HILLS & SEA DRIFT ROW
ADDRESS: 5046 1/3 OCEAN VIEW HILLS PARKWAY
SAN DIEGO, CA 92154
JURISDICTION: CITY OF SAN DIEGO
PROJECT: CUP RENEWAL



PROJECT INFORMATION	
SITE NAME:	OCEAN VIEW HILLS & SEA DRIFT ROW
SITE NUMBER:	SD06909A
SITE ADDRESS:	5046 1/3 OCEAN VIEW HILLS PARKWAY SAN DIEGO, CA 92154
JURISDICTION:	CITY OF SAN DIEGO
COUNTY:	SAN DIEGO
LATITUDE:	32.577380°
LONGITUDE:	-117.02295600°
CONSTRUCTION TYPE:	V
A.P.N.:	RIGHT OF WAY
ZONING CLASSIFICATION:	AR-1-1
EXISTING USE:	UNMANNED TELECOMMUNICATION FACILITY
PROPERTY OWNER:	CITY OF SAN DIEGO 1200 3RD AVE, SUITE 1700 SAN DIEGO, CA 92101
T-MOBILE PROJECT MANAGER:	JOSEPH ROSE (858) 334-6112 joseph.rose41@T-Mobile.com
APPLICANT:	SAC WIRELESS ON BEHALF OF T-MOBILE LAUREN RICHARDS (480) 735-4868 lauren.richards@sacw.com



DRAWING INDEX	
SHEET	DESCRIPTION
T-1.0	TITLE SHEET
T-2.0	LETTERS OF AUTHORIZATION
A-1.0	OVERALL SITE PLAN
A-2.0	ENLARGED SITE PLAN
A-3.0	EXISTING & PROPOSED ANTENNA PLAN, ANTENNA SCHEDULE & EQUIPMENT PLAN
A-3.1	ANTENNA MOUNTING DETAIL
A-4.0	EXISTING & PROPOSED NORTH & WEST ELEVATIONS
A-5.0	EQUIPMENT DETAILS & SPECIFICATIONS

REVISIONS			
REV.	DATE	DESCRIPTION	INITIALS
0	11/27/17	90% CD's	JP
1	07/24/18	100% CD's	CA
△	09/12/18	CITY COMMENTS	AR
△	12/14/18	CITY COMMENTS	JP
△	03/21/19	CITY COMMENTS	CA

SCOPE OF WORK
T-MOBILE PROPOSES THE CONTINUED USE AND OPERATION OF AN EXISTING WIRELESS TELECOMMUNICATIONS FACILITY, CONSISTING OF:
<ul style="list-style-type: none"> (3) EXISTING PANEL ANTENNAS WITH NO EXISTING CHANGES EXISTING EQUIPMENT CABINETS WITH NO EXISTING CHANGES

LEGAL DESCRIPTION
RIGHT OF WAY

GENERAL NOTES
THE FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. A TECHNICIAN WILL VISIT THE SITE AS REQUIRED FOR ROUTINE MAINTENANCE. THE PROJECT WILL NOT RESULT IN ANY SIGNIFICANT DISTURBANCE OR EFFECT ON DRAINAGE; NO SANITARY SEWER SERVICE REQUIRED AND NO COMMERCIAL SIGNAGE IS EXISTING.

DO NOT SCALE DRAWINGS
CONTRACTOR SHALL VERIFY ALL PLANS, EXISTING DIMENSIONS & FIELD CONDITIONS ON THE JOB SITE & SHALL IMMEDIATELY NOTIFY THE ARCHITECT OR ENGINEER OF RECORD IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.

SPECIAL NOTES	
1. ALL WORK SHALL BE INSTALLED IN CONFORMANCE WITH CURRENT T-MOBILE CONSTRUCTION INSTALLATION GUIDE.	RECORD IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.
2. EXISTING CONDITIONS WILL BE VERIFIED IN FIELD. IF SIGNIFICANT DEVIATIONS OR DETERIORATION ARE ENCOUNTERED AT THE TIME OF CONSTRUCTION, A REPAIR PERMIT WILL BE OBTAINED & CONTRACTOR SHALL NOTIFY ARCHITECT OR ENGINEER OF RECORD IMMEDIATELY.	4. THESE DRAWINGS ARE FULL SIZE & SCALEABLE ON 22"x34" SHEET SIZE & ARE NOT REDUCED IN SIZE.
3. CONTRACTOR SHALL VERIFY ALL PLANS & EXISTING DIMENSIONS & CONDITIONS ON THE JOB SITE & SHALL IMMEDIATELY NOTIFY THE ARCHITECT OR ENGINEER OF	5. STATEMENT THAT COMPLIANCE WITH THE ENERGY CODE IS NOT REQUIRED. -SCOPE OF WORK DOES NOT INVOLVE MODIFICATIONS TO EXTERIOR ENVELOPE OF BUILDING, HVAC SYSTEMS OR ELECTRICAL LIGHTING.

PROJECT TEAM	
ARCHITECT: SAC WIRELESS NESTOR POPOWYCH, A.I.A. 5015 SHOREHAM PLACE, STE 150 SAN DIEGO, CA 92122 CONTACT: DENNIS YOSHII PHONE: (619) 736-3766 X105 EMAIL: dennis.yoshii@sacw.com	CONSTRUCTION MANAGER: T-MOBILE USA KIRT BABCOCK 10509 VISTA SORRENTO PKWY STE 206 SAN DIEGO, CA 92121 PHONE: (858) 334-6139 EMAIL: kirt.babcock@T-Mobile.com
ENGINEER: SAC WIRELESS EMILIO MARIO VALERIO-HERNANDEZ, P.E. 5015 SHOREHAM PLACE, STE 150 SAN DIEGO, CA 92122 PHONE: (619) 736-3766 X114 EMAIL: emilio.hernandez@sacw.com	RF ENGINEER: T-MOBILE USA MUSTAFA AJMAL 10509 VISTA SORRENTO PKWY STE 206 SAN DIEGO, CA 92121 PHONE: - EMAIL: mustafa.ajmal@T-Mobile.com
PLANNING/ZONING CONSULTANT: SAC WIRELESS LAUREN RICHARDS 5015 SHOREHAM PLACE, STE 150 SAN DIEGO, CA 92122 PHONE: (480) 735-4868 EMAIL: lauren.richards@sacw.com	

DRIVING DIRECTIONS	
DIRECTIONS FROM: 10509 VISTA SORRENTO PKWY, SAN DIEGO, CA 92121	7. USE THE LEFT 2 LANES TO TURN LEFT ONTO PALM AVE 8. CONTINUE ONTO OCEAN VIEW HILLS PKWY
1. HEAD SOUTHEAST ON VISTA SORRENTO PKWY 2. USE THE RIGHT 2 LANES TO TURN RIGHT ONTO SORRENTO VALLEY RD 3. SLIGHT RIGHT ONTO THE INTERSTATE 805 S RAMP 4. MERGE ONTO I-805 S 5. KEEP LEFT TO STAY ON I-805 S 6. TAKE EXIT 2 FOR PALM AVE	

TO OBTAIN LOCATION OF PARTICIPANTS UNDERGROUND FACILITIES BEFORE YOU DIG IN CALIFORNIA (SOUTH), CALL DIG ALERT
 TOLL FREE: 1-800-227-2600 OR www.digalert.org
 CALIFORNIA STATUTE REQUIRES MIN OF 2 WORKING DAYS NOTICE BEFORE YOU EXCAVATE



CUP RENEWAL
OCEAN VIEW HILLS & SEA DRIFT ROW SD06909A 5046 1/3 OCEAN VIEW HILLS PARKWAY SAN DIEGO, CA 92154

SHEET TITLE
TITLE SHEET

SHEET NUMBER
T-1.0

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.



T-Mobile West LLC
A subsidiary of T-Mobile USA Inc.
10509 Vista Sorrento Parkway, #206
San Diego, CA 92121

July 3, 2018
City of San Diego
Development Services Department
1222 First Avenue
San Diego, CA 92101

Re: Letter of Authorization for Obtaining Land Use Entitlements

To Whom It May Concern,

T-Mobile hereby authorizes SAC Wireless, its employees, agents, and contractors to file and complete any applications necessary to obtain required land use entitlements on T-Mobile's behalf for all T-Mobile projects.

If you have any questions or concerns, please contact me at (858) 334-6112.

Regards,
Joseph Rose

Joey Rose, Esq.
Site Development Manager
T-Mobile USA



For installation / modification of Telecommunication antenna facility on City owned property

6/13/2018

Date
The City of San Diego
Real Estate Assets Department
1200 Third Avenue, Suite 1700
San Diego, California 92101

RE: Site Name: SD06909A Project # _____
Site Address: 5046 1/3 Ocean View Hills Parkway, San Diego, CA 92154 San Diego (the "Property")
Agreement: Agreement dated 11/1/2010 (the "agreement") between The City of San Diego ("City") and T-Mobile West Corporation ("Lessee" or "Permittee").

T-Mobile West Corporation is seeking Consent from the City to perform the following to the above referenced site:

- Modify, upgrade or changes to existing equipment or Site as describe in the attached plans / photos.
- Installation of a New Wireless Communication Facility on City owned property.
- Apply for new Permit/New Agreement on existing facility - NO modifications or changes to Existing equipment or site.

Describe proposed project below:
T-Mobile proposes the continued use and operations of an existing T-Mobile Wireless communications facility consisting of:

- (3) existing panel antennas with No proposed changes.
- Existing equipment cabinets with No proposed changes.

Pursuant to Improvements and Alterations, section of the above referenced agreement, "Lessee / Permittee shall not construct any improvements, structures or installations of the Premises or make any alterations to the Premises (with the exception of equipment replacement or repairs) without City's prior written approval."

In order to comply with such requirements, T-Mobile West Corporation would like to request City's consent to submit to Development Services Department for review of the proposed items above.

Sincerely, Lauren Richards agent for T-Mobile West Corporation

Applicant Signature: Lauren Richards Digitally signed by Lauren Richards Date: 2018.06.13.06:19:03 -0700

A one-time, non-refundable Processing Fee (\$4,920 for long term agreements - \$900 for Short term or ROE Permits) payable to City Treasurers, MUST be paid at the time of application. This fee applies even if the agreement is never executed.

City Transportation & Stormwater Department has provided its consent and approval to allow applicant to submit application for Required Permits needed for the proposed items listed herein, with the understanding that the Department will be allowed to review the Improvement plans prior to any permits being issued and that a pre-construction meeting will be conducted with staff before any work begins, if required.

6-27-18 Joe Castillo, Public Works Super J. Castillo
Date Print Name & Title Signature

City of San Diego, acknowledgement and consent for 5046 1/3 Ocean View Hills Parkway, San Diego, CA 92154

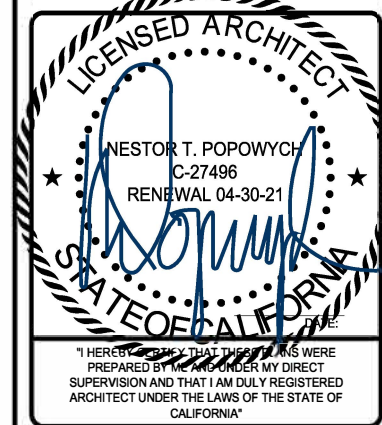
6/27/18 Cybele L. Thompson, Director, READ [Signature]
Date Print Name & Title Signature

For READ ONLY

- Approved and Stamped plans received and attached
- Scan as Amendment to Agreement when executed
- Processing fee received



REVISIONS			
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CUP RENEWAL
OCEAN VIEW HILLS & SEA DRIFT ROW
SD06909A
5046 1/3 OCEAN VIEW HILLS PARKWAY
SAN DIEGO, CA 92154

SHEET TITLE

LETTERS OF
AUTHORIZATION

SHEET NUMBER

T-2.0



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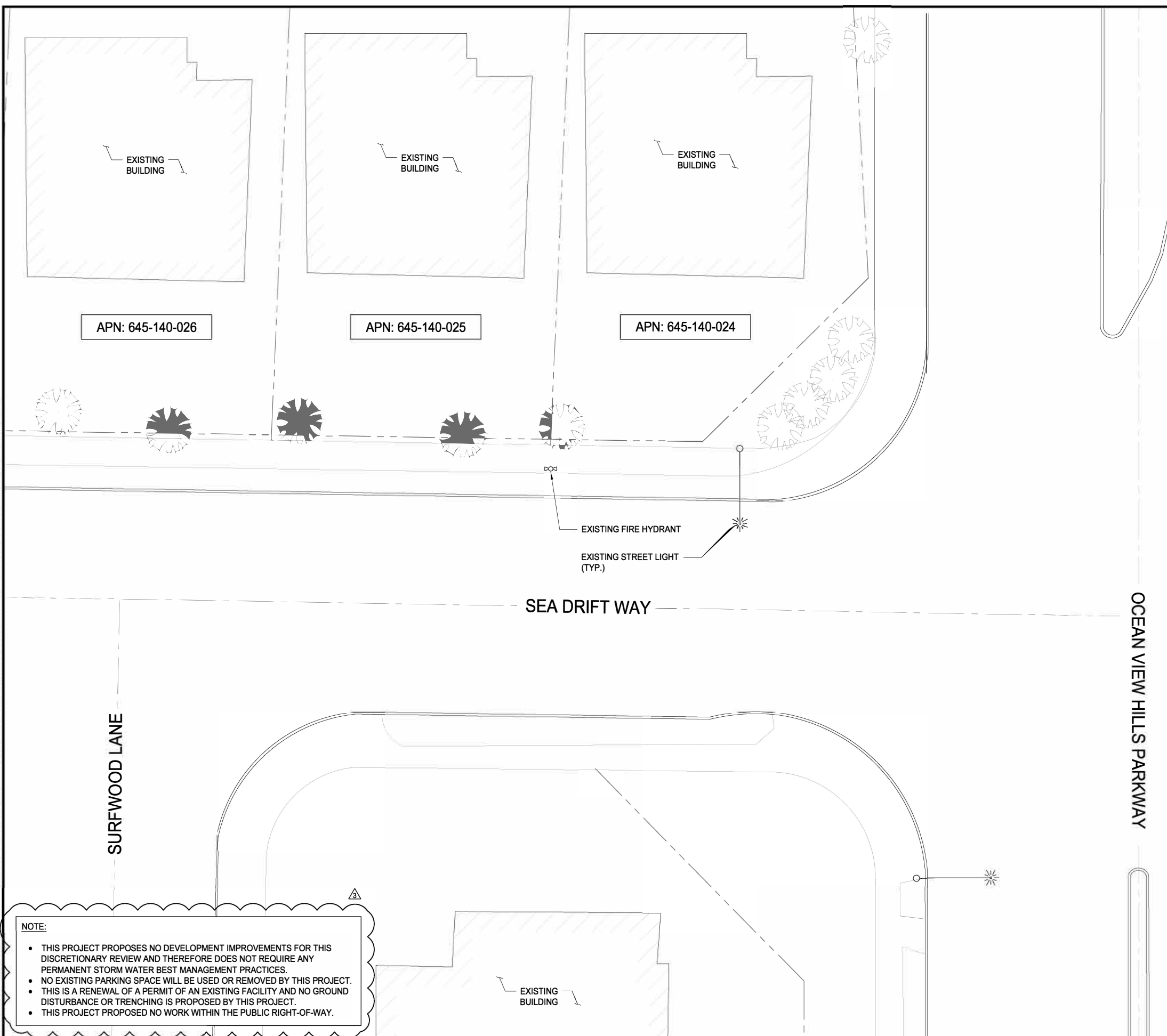
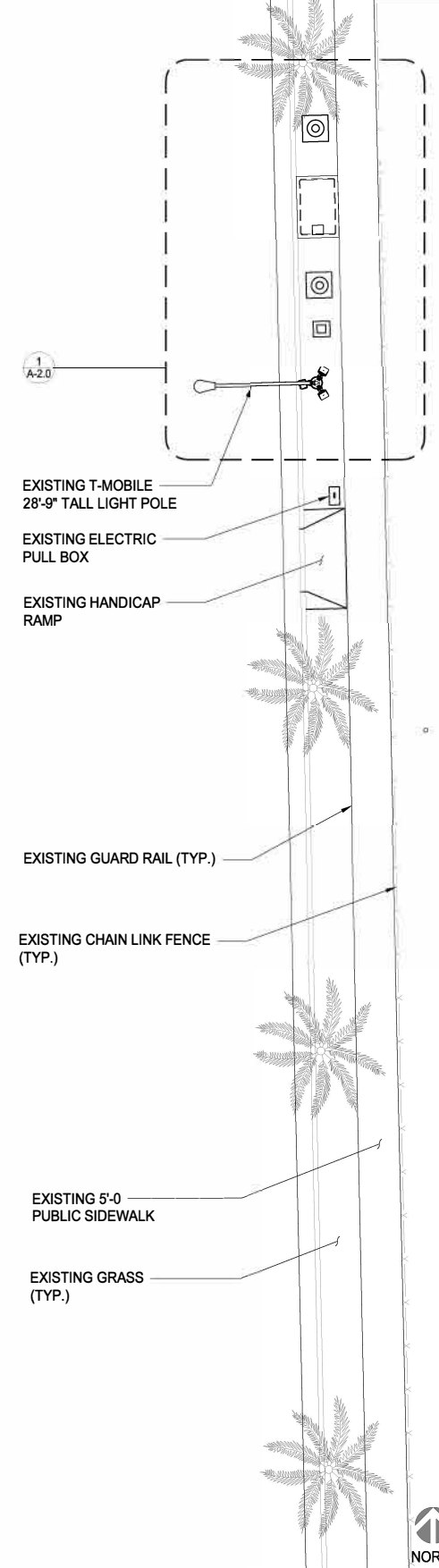
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SD06909A
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SAN DIEGO, CA 92154

SHEET TITLE
OVERALL SITE PLAN

SHEET NUMBER
A-1.0

DISCLAIMER

- THIS SITE PLAN WAS GENERATED WITHOUT THE BENEFIT OF A SURVEY. LOCATIONS OF PROPERTY LINES AND UTILITIES ARE PRELIMINARY.



NOTE:

- THIS PROJECT PROPOSES NO DEVELOPMENT IMPROVEMENTS FOR THIS DISCRETIONARY REVIEW AND THEREFORE DOES NOT REQUIRE ANY PERMANENT STORM WATER BEST MANAGEMENT PRACTICES.
- NO EXISTING PARKING SPACE WILL BE USED OR REMOVED BY THIS PROJECT.
- THIS IS A RENEWAL OF A PERMIT OF AN EXISTING FACILITY AND NO GROUND DISTURBANCE OR TRENCHING IS PROPOSED BY THIS PROJECT.
- THIS PROJECT PROPOSED NO WORK WITHIN THE PUBLIC RIGHT-OF-WAY.

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10509 VISTA SORRENTO PKWY #206
SAN DIEGO, CA 92121
T-MOBILE.COM



SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com

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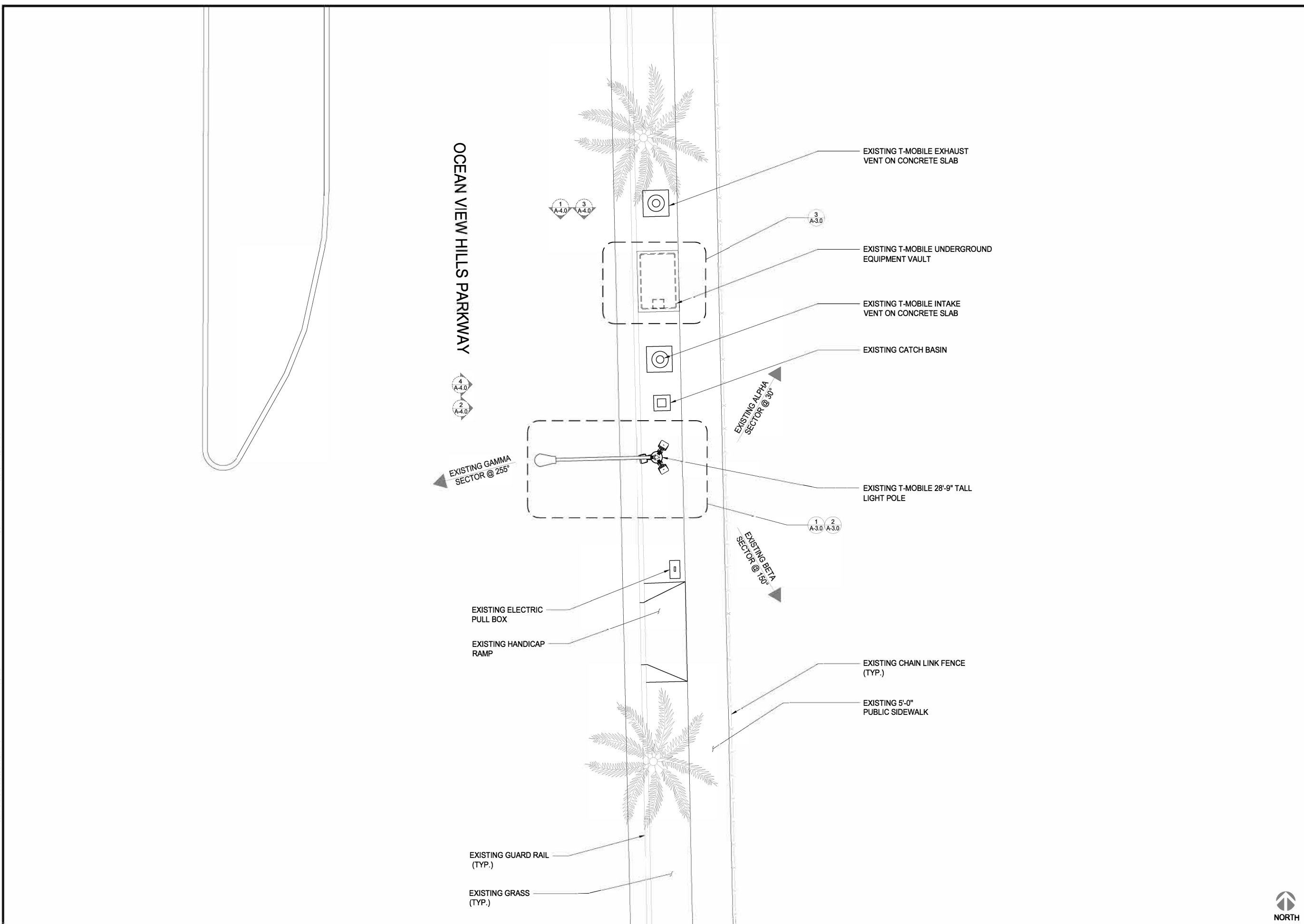
"I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED BY ME AND UNDER MY DIRECT SUPERVISION AND THAT I AM DULY REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF CALIFORNIA"

CUP RENEWAL
OCEAN VIEW HILLS & SEA DRIFT ROW
SD06909A
5046 1/3 OCEAN VIEW HILLS PARKWAY
SAN DIEGO, CA 92154

SHEET TITLE
ENLARGED SITE PLAN

SHEET NUMBER
A-2.0

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ENLARGED SITE PLAN

0 1.5' 3' 5' SCALE: 3/16"=1'-0" (22x34)
(OR) 3/32"=1'-0" (11x11.7)

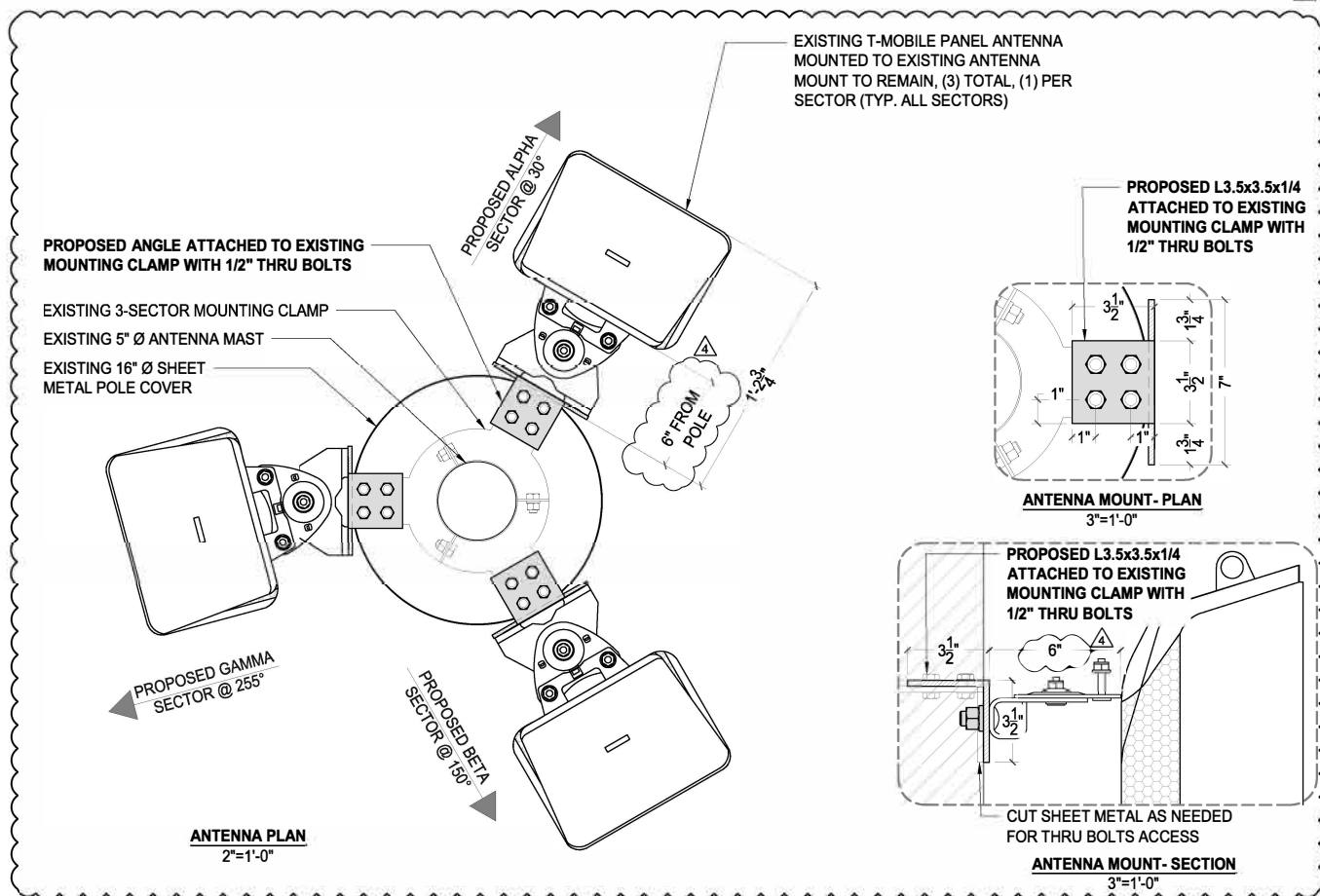


1



EXISTING ANTENNA SCHEDULE

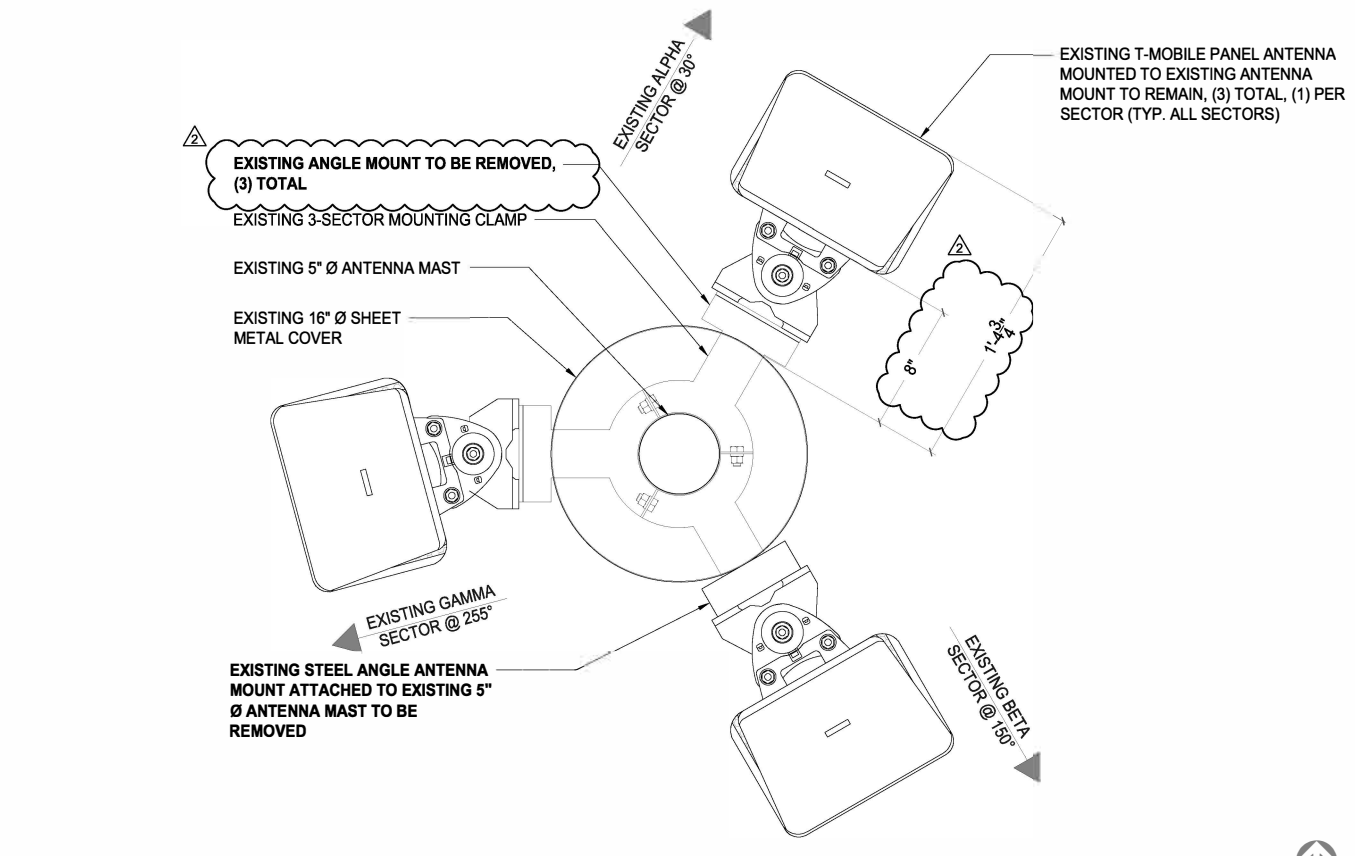
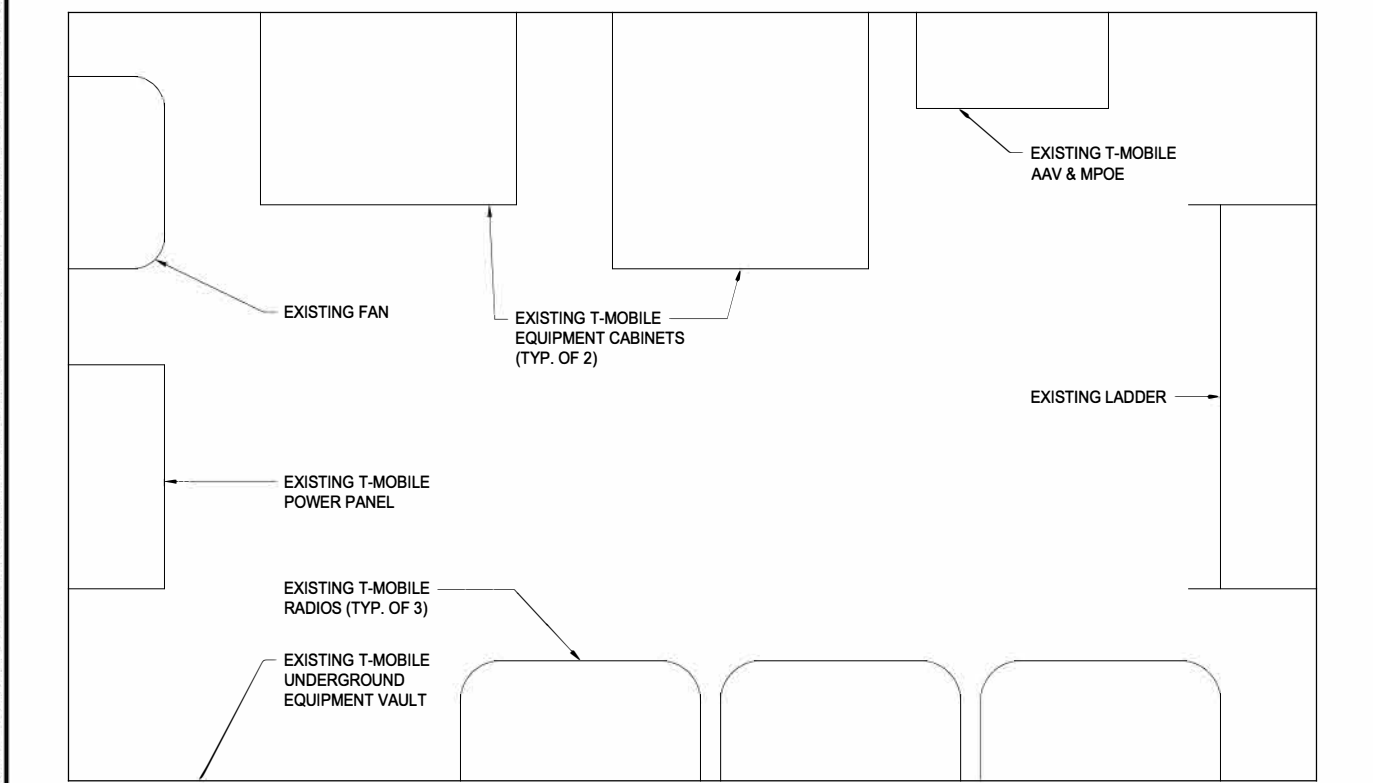
SECTOR	AZIMUTH	RAD CENTER	TOP OF ANTENNA	GENERAL ANTENNA SIZE	POSITION	EXISTING OR PROPOSED	ANTENNA MODEL	TMA/RADIO	CABLE	CABLE LENGTH AS PER RFDS	
ALPHA	30°	26'-0"	28'-0"	4'-0"	1	EXISTING	AIR 32 KRD901146-1 B2a/B66Aa	N/A	(4) JUMPER FIBER	16'-0"	
				N/A	N/A	N/A	N/A	N/A	N/A	(1) 6X12 HCS 20M (SHARED FOR 3 SECTORS)	
				N/A	N/A	N/A	N/A	N/A	N/A		
				N/A	N/A	N/A	N/A	N/A	N/A		
BETA	150°	26'-0"	28'-0"	4'-0"	1	EXISTING	AIR 32 KRD901146-1 B2a/B66Aa	N/A	(4) JUMPER FIBER	16'-0"	
				N/A	N/A	N/A	N/A	N/A	N/A		
				N/A	N/A	N/A	N/A	N/A	N/A		
				N/A	N/A	N/A	N/A	N/A	N/A		
GAMMA	255°	26'-0"	28'-0"	4'-0"	1	EXISTING	AIR 32 KRD901146-1 B2a/B66Aa	N/A	(4) FIBER	16'-0"	
				N/A	N/A	N/A	N/A	N/A	N/A		
				N/A	N/A	N/A	N/A	N/A	N/A		
				N/A	N/A	N/A	N/A	N/A	N/A		
DELTA	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	
				N/A	N/A	N/A	N/A	N/A	N/A		
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				N/A	N/A	N/A	N/A	N/A	N/A		



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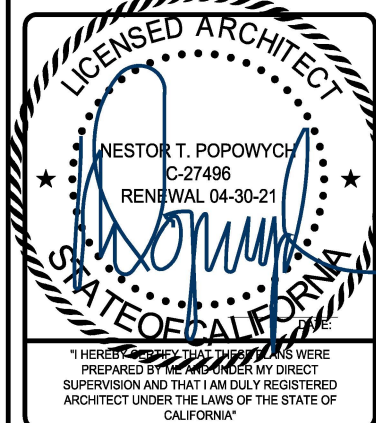
EXISTING ANTENNA SCHEDULE SCALE: 0 1.5" 3" 6" SCALE: 2"=1'-0" (22x34) (OR) 1"=1'-0" (11x17) 4

PROPOSED ANTENNA PLAN SCALE AS SHOWN 2



EXISTING EQUIPMENT PLAN SCALE: 0 1.5" 3" 6" SCALE: 2"=1'-0" (22x34) (OR) 1"=1'-0" (11x17) 3

EXISTING ANTENNA PLAN SCALE: 0 1.5" 3" 6" SCALE: 2"=1'-0" (22x34) (OR) 1"=1'-0" (11x17) 1



CUP RENEWAL
OCEAN VIEW HILLS & SEA DRIFT ROW
SD06909A
5046 1/3 OCEAN VIEW HILLS PARKWAY
SAN DIEGO, CA 92154

SHEET TITLE
EXISTING & PROPOSED
ANTENNA PLAN, ANTENNA
SCHEDULE & EQUIPMENT
PLAN

SHEET NUMBER
A-3.0

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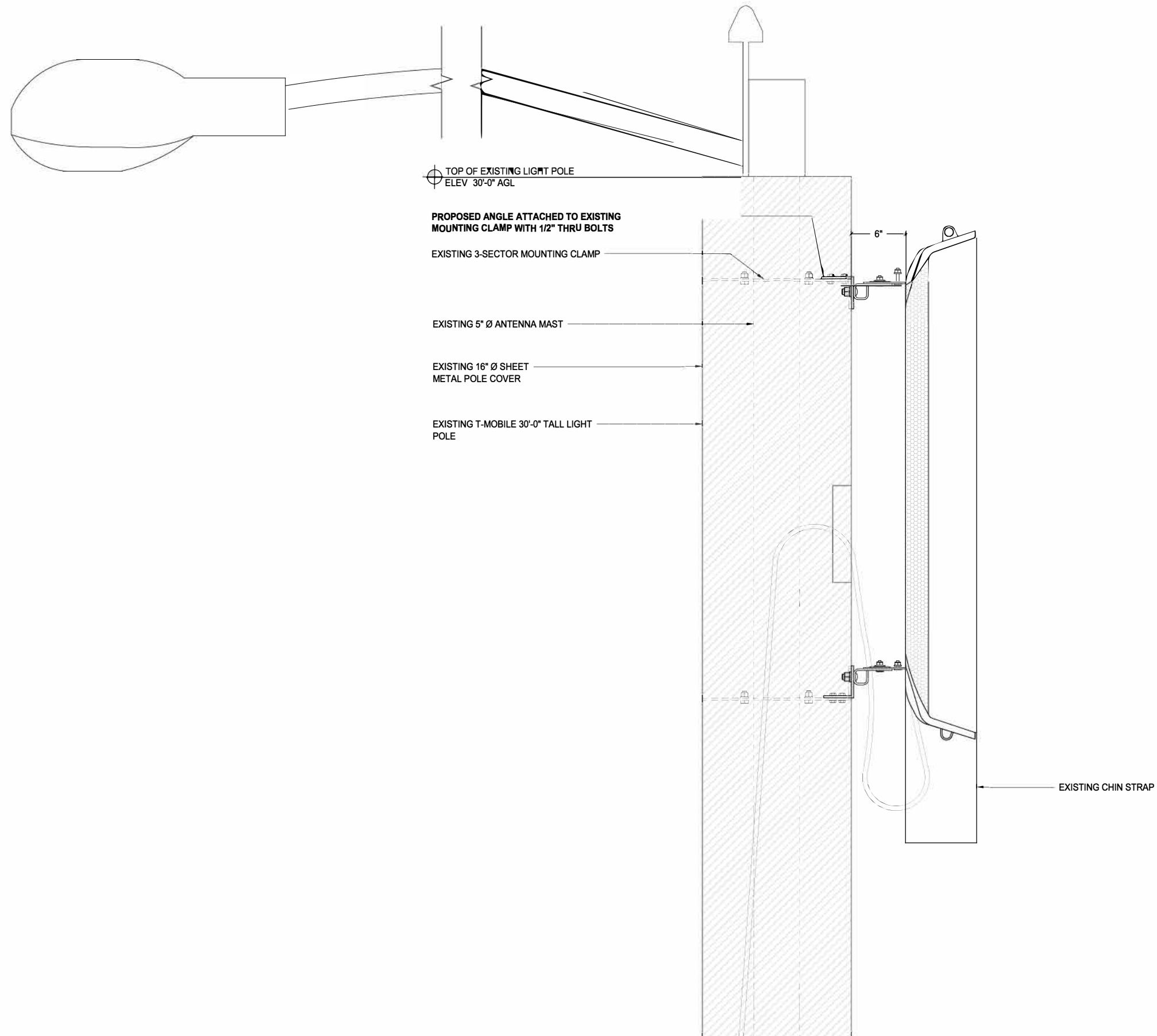




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SAN DIEGO, CA 92122
www.sacw.com



TOP OF EXISTING LIGHT POLE
ELEV 30'-0" AGL

PROPOSED ANGLE ATTACHED TO EXISTING
MOUNTING CLAMP WITH 1/2" THRU BOLTS

EXISTING 3-SECTOR MOUNTING CLAMP

EXISTING 5" Ø ANTENNA MAST

EXISTING 16" Ø SHEET
METAL POLE COVER

EXISTING T-MOBILE 30'-0" TALL LIGHT
POLE

6"

EXISTING CHIN STRAP

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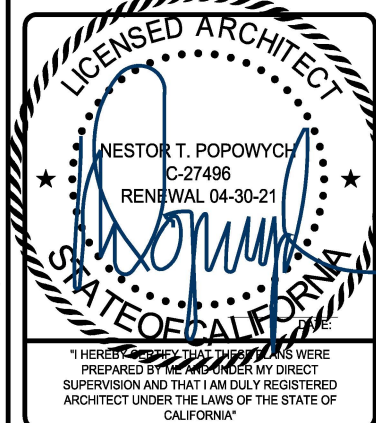
SHEET TITLE
**ANTENNA MOUNTING
DETAIL**

SHEET NUMBER
A-3.1 △

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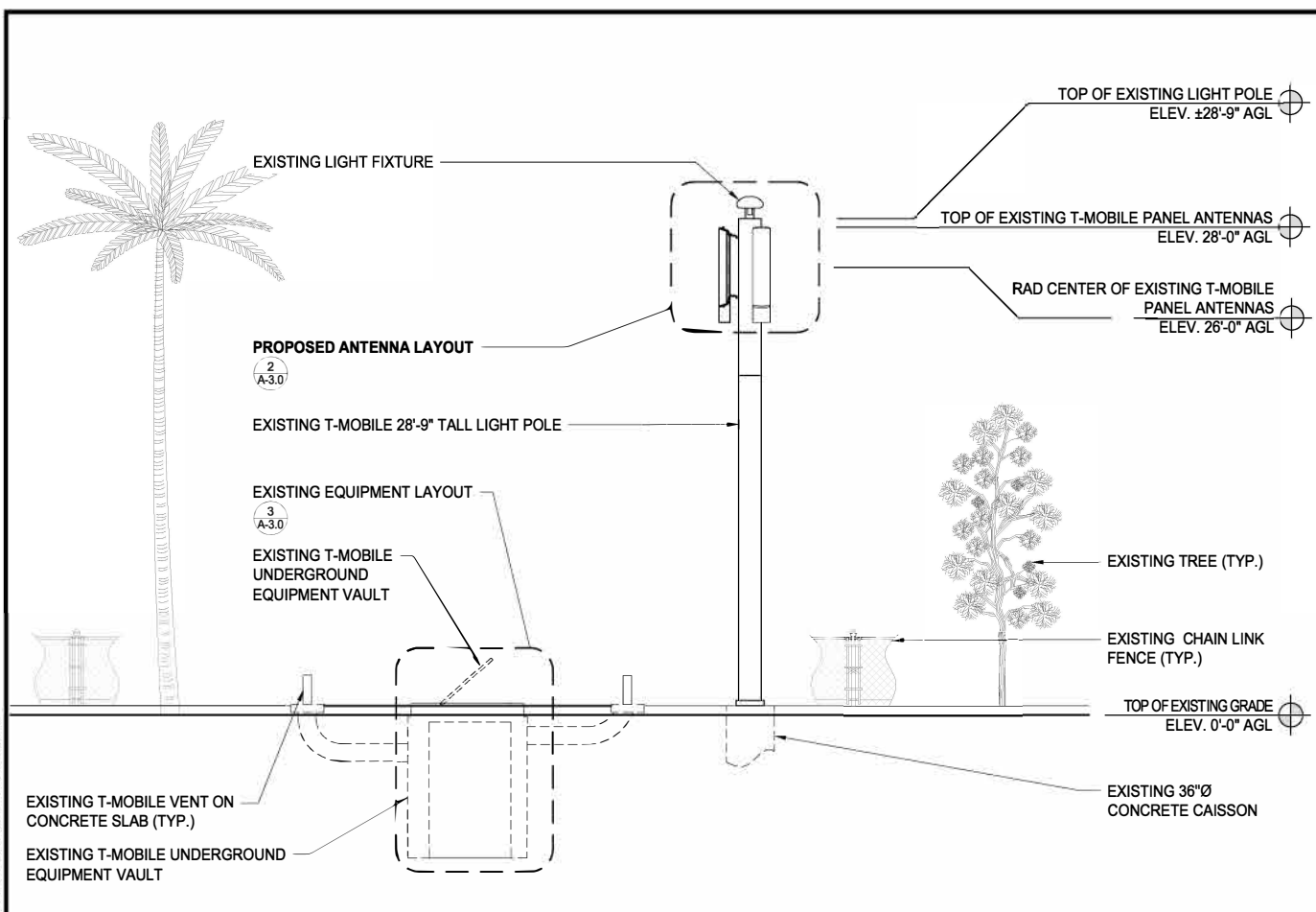
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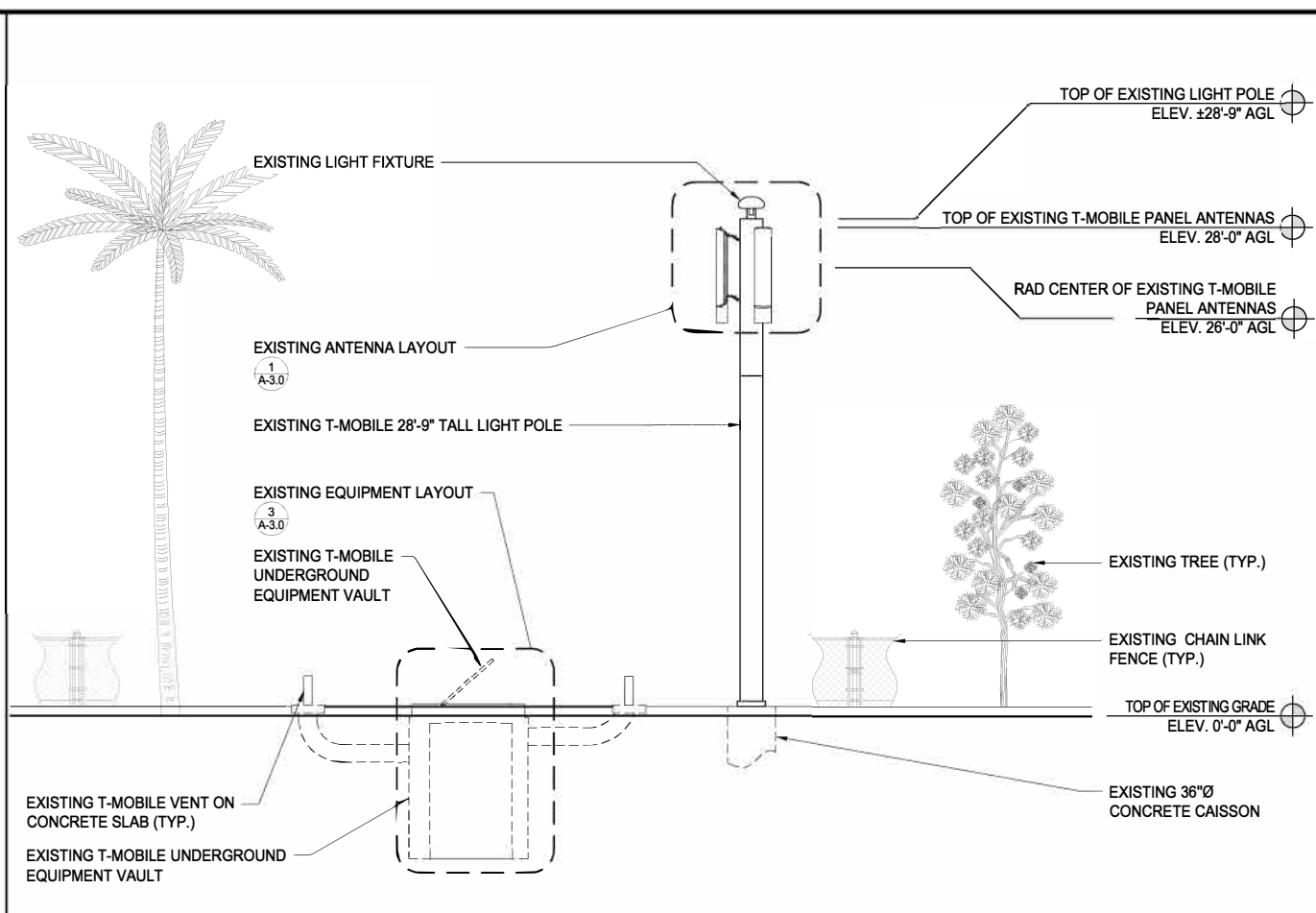
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SHEET TITLE
**EXISTING & PROPOSED
NORTH & WEST
ELEVATIONS**

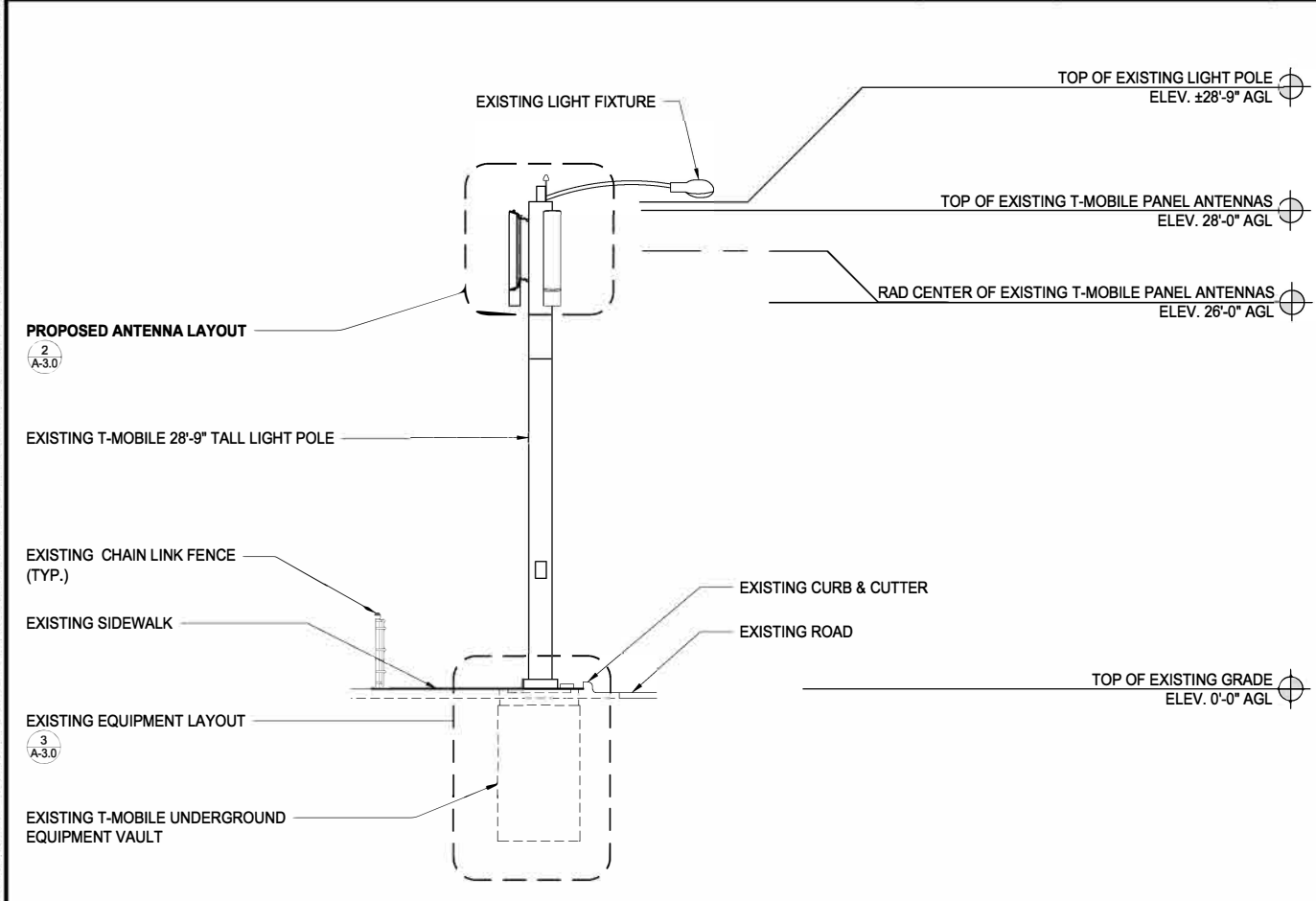
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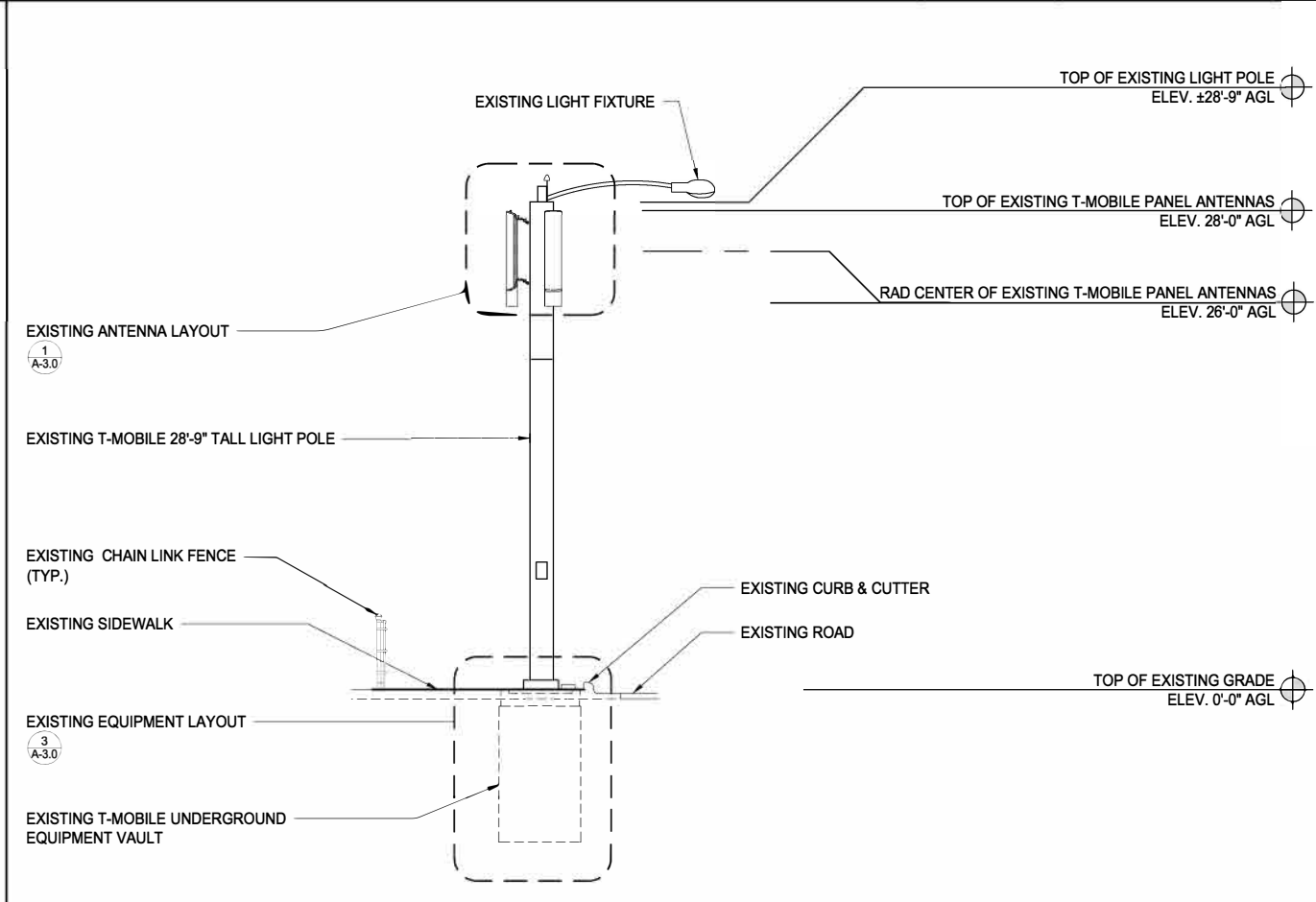
PROPOSED WEST ELEVATION SCALE: 3/16"=1'-0" (22x34) (OR) 3/32"=1'-0" (11x17) 4



EXISTING WEST ELEVATION SCALE: 3/16"=1'-0" (22x34) (OR) 3/32"=1'-0" (11x17) 2



PROPOSED NORTH ELEVATION SCALE: 3/16"=1'-0" (22x34) (OR) 3/32"=1'-0" (11x17) 3

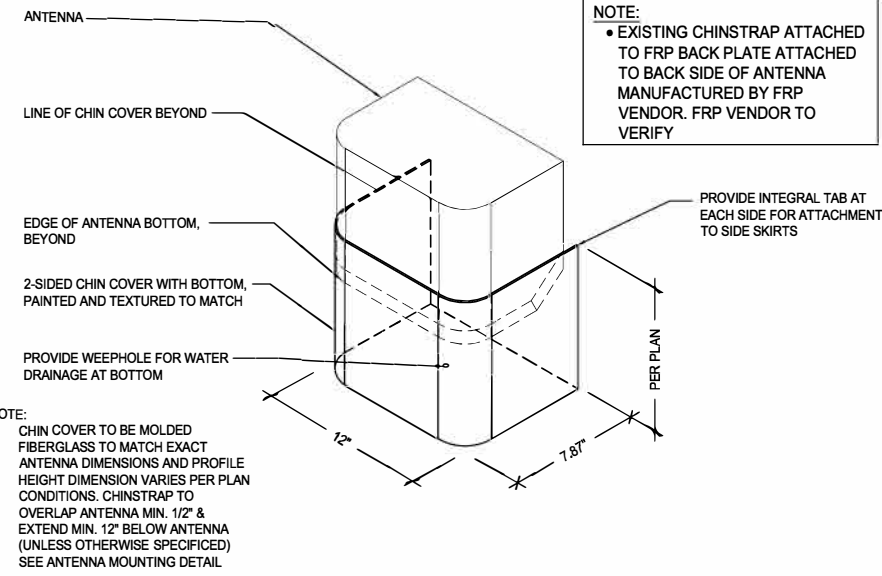


EXISTING NORTH ELEVATION SCALE: 3/16"=1'-0" (22x34) (OR) 3/32"=1'-0" (11x17) 1

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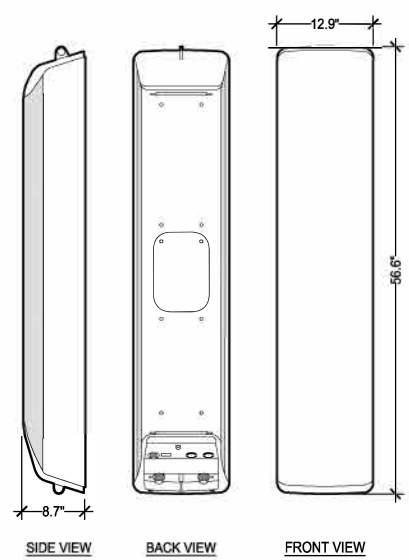
NOT USED	9	NOT USED	6	NOT USED	3
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REVISIONS			
REV.	DATE	DESCRIPTION	INITIALS
0	11/27/17	90% CD's	JP
1	07/24/18	100% CD's	CA
△	09/12/18	CITY COMMENTS	AR
△	12/14/18	CITY COMMENTS	JP
△	03/21/19	CITY COMMENTS	CA

NOT USED	8	NOT USED	5	AIR 32 ANTENNA CHIN COVER	N.T.S.	2
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MANUFACTURER:	ERICSSON
MODEL:	AIR 32, DUALBAND(B2a/B66Aa)
BAND 2 (1850-1910/1930-1990):	ACTIVE FREQUENCY BAND
BAND 4 (1710-1755/2110-2155):	SUBSET OF BAND 66A (AWS1+3)
BAND 66A (1710-1780/2110-2180):	ACTIVE FREQUENCY BAND
PA OUTPUT POWER:	2 X (4 X 30)W
DOWNLINK EIRP:	4 X 62.5 dBm
INST. BANDWIDTH:	B2: 40 MHz (W,L) B2: 20 MHz (G) B66A: 70MHz (W,L)
CAPACITY:	6 GSM (B2 ONLY) 6 WCDMA PER ACTIVE FREQ. BAND 2 X 20MHz LTE PER BAND
MULTI-RAT CAPABILITY:	WCDMA & GSM ON BOTH PAs (B2) WCDMA & LTE ON BOTH PAs (B2 & B4) GSM & LTE (B2)
OPTICAL CPRI:	2 X 10 Gbps PER ACTIVE FREQ. BAND
DC POWER:	-48 VDC 3-WIRE OR 2-WIRE
AC POWER (OPTIONAL):	PSU-AC 08
OPERATING TEMP. RANGE:	-40 TO +55 °C
SOLAR RADIATION:	≤ 1,120 W/m ²
RELATIVE HUMIDITY:	5 TO 100%
ABSOLUTE HUMIDITY:	0.26 TO 40g/m ³
MAX. TEMP. CHANGE:	1.0°C/min
ELECTRICAL TILT:	2°-12°(B66A), 2° - 12° (B2)
BORE-SIGHT ANTENNA GAIN:	18dBi (B66A), 17.5 dBi (B2)
NOMINAL BEAM-WIDTH AZ:	65° (B66A), 63° (B2)
NOMINAL BEAM-WIDTH ELEV:	6° (B66A), 6° (B2)
MECHANICAL WEIGHT:	132.2 LBS
SIZE (HxWxD):	56.6"x12.9"x8.7"
WIND LOAD:	143.878 LBF / 67.4427 LBF / 148.374 LBF



CUP RENEWAL
 OCEAN VIEW HILLS & SEA DRIFT ROW
 SD06909A
 5046 1/3 OCEAN VIEW HILLS PARKWAY
 SAN DIEGO, CA 92154

SHEET TITLE
EQUIPMENT DETAILS & SPECIFICATIONS

SHEET NUMBER
A-5.0

NOT USED	7	NOT USED	4	AIR 32 B2a/B66Aa ANTENNA	1"=1'-0" (22x34) 1/2"=1'-0" (11x17)	1
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