



THE CITY OF SAN DIEGO

Report to the Planning Commission

DATE ISSUED: July 9, 2020 REPORT NO. PC-20-034

HEARING DATE: July 16, 2020

SUBJECT: AT&T SCRIPPS UNIVERSITY. Process Four Decision

PROJECT NUMBER: [653104](#)

OWNER/APPLICANT: Regents of the University of California/New Cingular Wireless PCS, LLC

SUMMARY

Issue: Should the Planning Commission approve a Wireless Communication Facility (WCF) located at 8899 University Center Lane within the University Community Plan area?

Staff Recommendation: Approve Planned Development Permit No. 2387488.

Community Planning Group Recommendation: On March 10, 2020, the University Community Planning Group voted 12-0-2 to recommend approval of the project with no conditions (Attachment 10).

Environmental Review: This project was determined to be categorically exempt from the California Environmental Quality Act (CEQA) pursuant to 15301 (Existing Facilities). This project is not pending an appeal of the environmental determination. The environmental exemption determination for this project was made on May 29, 2020 and the opportunity to appeal that determination ended June 12, 2020 (Attachment 7).

Fiscal Impact Statement: All costs associated with the processing of this project are paid by the applicant.

Code Enforcement Impact: Code Enforcement staff is monitoring the processing of this project to ensure the Civil Penalty Notice and Order (CPNO) is resolved.

BACKGROUND

This project is an application for a Planned Development Permit (PDP) for an existing, unpermitted WCF consisting of a total of nine panel antennas; six mounted on a mechanical penthouse and three roof-mounted to the front of the building, all of which will be screened behind new Fiberglass Reinforced Plastic (FRP) designed to match the building. The associated equipment is located inside

the building (Attachment 12).

AT&T obtained a permit in 2000 for a WCF at the project site. At that time, unscreened roof-mounted antennas were permitted, but WCF permits included expiration dates and this permit expired in 2010. AT&T twice attempted to obtain a new permit for the facility but neither permit was “utilized” within 36 months as required by San Diego Municipal Code (SDMC) [Section 126.0108](#), so AT&T does not have a valid permit. The site has been unpermitted since 2010.

The project site is located at 8899 University Center Lane in the CO-1-2 zone and is designated Commercial in the University Community Plan. Surrounding land uses include offices to the south and east, commercial to the north and a swath of open space with Interstate-5 beyond just to the west (Attachments 1, 2, and 3).

WCFs are permitted in commercial zones as a Limited Use, however, the height limit in the CO-1-2 zone is 60 feet and the overall building height is currently 74 feet. The addition of an 8-foot-tall FRP screen to the mechanical penthouse will bring the overall height to 82 feet. The 6-foot screen proposed on the front of the building where the building height is 68 feet tall, will increase the height to 74 feet. Existing flag poles on the roof top at the front of the building are approximately 15 feet tall.



Front of the Building

[Council Policy 600-43](#) assigns preference levels to WCFs proposed on different land uses, with Preference 1 being the highest and Preference 4 the lowest. WCFs commercial zones are considered Preference 1 to correspond to a Limited Use Permit; however, this project requires a Process Four Planning Commission decision pursuant to [SDMC 126.0602\(b\)\(1\)](#), due to the height deviation.

The WCF Regulations were updated effective September 9, 2019. This project was submitted and deemed complete after the effective date of the regulations and the above code references are to the current regulations in effect.

Community and General Plan Analysis:

The [University Community Plan](#) is silent on the design and location of WCFs, instead relying on the General Plan and Council Policy 600-43. The City's General Plan addresses WCFs in the [Urban Design Element](#) (UD-A.15). 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 in underground vaults or unobtrusive structures.

AT&T is proposing to completely conceal the antennas and associated components behind FRP that matches and complements the building design and the associated equipment is located inside the building, which meets the intent of UD-A.15 (Attachments 12 and 13). Therefore, the project meets the objectives of the General Plan.

Project-Related Issues:

The original project was installed prior to the adoption of WCF regulations when unscreened rooftop facilities were permitted. Because these permits have expired, projects that follow are required to comply with the current regulations, which emphasize integration and aesthetics. Locating WCFs on non-residential uses is encouraged with lower processing levels. This project would be processed as a Limited Use, except for the height deviation.

The purpose of a PDP is *"to encourage imaginative and innovative planning and to assure that the development achieves the purpose and intent of the applicable land use plan and that it would be preferable to what would be achieved by strict conformance with the regulations."*

Because the project proposes the complete concealment and architectural integration of the WCF into a location in a high-density area with multi-story buildings, it makes sense for the WCF to remain on the building as a Completely Concealed and Integrated Facility (CCIF)¹. The increased height requested by this application enables the continued integration of a WCF into an existing site without the need for additional building massing, additional standalone structures on the property, or multiple WCFs at other locations.

CONCLUSION:

Based on its design, the project complies with the WCF Regulations ([SDMC 141.0420](#)). Staff has prepared draft findings in the affirmative to approve the project and recommends approval of PDP No. 2387488 (Attachment 5).

¹ CCIF projects do not include a permit expiration date.

ALTERNATIVES

1. Approve PDP No. 2387488, with modifications.
2. Deny PDP No. 2387488 if the Planning Commission makes written findings based on substantial evidence that the approval is not authorized by state or local zoning law.

Respectfully submitted,



PJ Fitzgerald
Assistant Deputy Director
Development Services Department

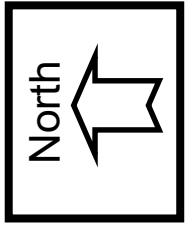


Karen Lynch
Development Project Manager
Development Services Department

FITZGERALD/KAL

Attachments:

1. Aerial Photographs
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. Coverage Maps
9. Photo Survey
10. Community Planning Group Recommendation
11. Ownership Disclosure Statement
12. Photo Simulations
13. Project Plans

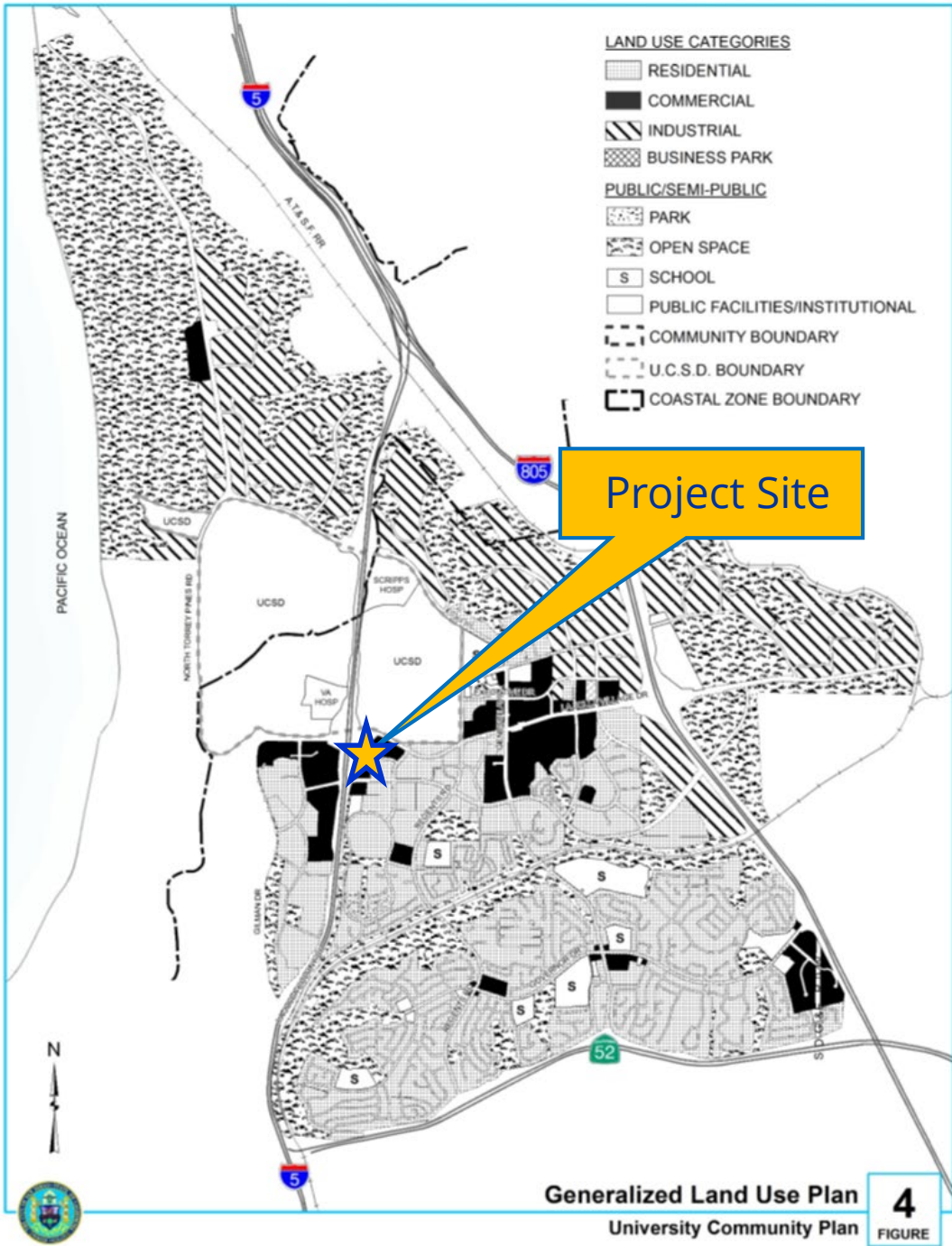


Aerial Photo

AT&T Scripps University/ 8899 University Center Lane

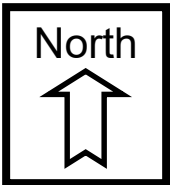
PROJECT NO. 653104





Land Use Map

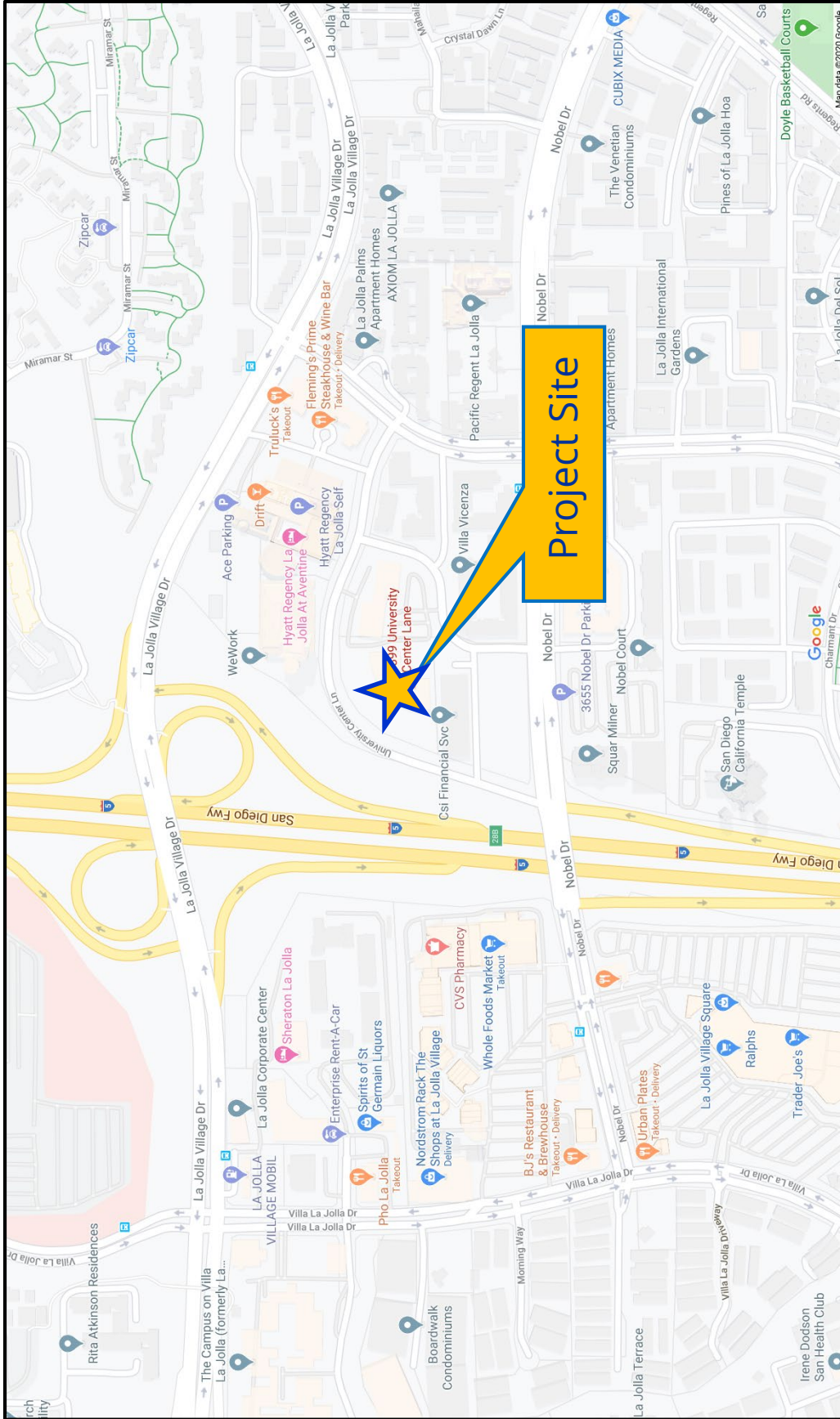
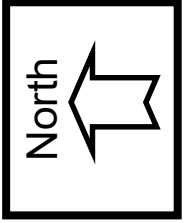
AT&T Scripps University/ 8899 University Center Lane
PROJECT NO. 653104





Project Location Map

AT&T Scripps University/ 8899 University Center Lane
PROJECT NO. 653104



PROJECT DATA SHEET		
PROJECT NAME:	AT&T Scripps University	
PROJECT DESCRIPTION:	An existing WCF to be upgraded and concealed behind rooftop FRP screens. The WCF consists of six panel antennas mounted to the penthouse which will be covered with FRP screens and three panel antennas mounted to the rooftop of the front of the building, which will also be covered by FRP screens. The associated equipment is located within the building.	
COMMUNITY PLAN AREA:	University	
DISCRETIONARY ACTIONS:	Planned Development Permit	
COMMUNITY PLAN LAND USE DESIGNATION:	Commercial	
ZONING INFORMATION: ZONE: CO-1-2 HEIGHT LIMIT: 60 feet 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:	Public Facilities/Institutional; CO-1-2	Commercial Office; Office, Commercial, Hotel
SOUTH:	Commercial; CO-1-2	Commercial Office; Offices
EAST:	Residential; CO-1-2	Commercial Offices
WEST:	Public Facilities/Institutional; CO-1-2	Open Space with I-5 Beyond
DEVIATION REQUESTED:	A maximum of height deviation of 8 feet. The building height is 74 feet, which exceeds the height limit by 14 feet. AT&T is proposing to add FRP screens to conceal their antennas which will increase the height to 82 feet.	
COMMUNITY PLANNING GROUP RECOMMENDATION:	On March 10, 2020, the University Community Planning Group voted 12-0-2 to recommend approval of the project with no conditions.	

PLANNING COMMISSION RESOLUTION NO. [REDACTED]
PLANNED DEVELOPMENT PERMIT NO. 2387488
AT&T SCRIPPS UNIVERSITY PROJECT NO. 653101

WHEREAS, New Cingular Wireless PCS, LLC (aka AT&T), Permittee and the Regents of the University of California, Owner, 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 Exhibit "A" and corresponding conditions of approval for the associated Permit No. 2387488), on portions of a 2.55-acre site;

WHEREAS, the project site is located at 8899 University Center Lane in the CO-1-2 zone of the University Community Plan area;

WHEREAS, the project site is legally described as Parcel A: Parcel 1 of Parcel Map No. 13999, in the City of San Diego, County of San Diego, State of California, filed in the Office of the County Recorder of the San Diego County, on October 29, 1985;

WHEREAS, on May 29, 2020, 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 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 July 16, 2020, the Planning Commission of the City of San Diego considered Planned Development Permit (PDP) No. 2387488, pursuant to the Land Development Code of the City of San Diego; NOW, THEREFORE,

BE IT RESOLVED by the Planning Commission of the City of San Diego, that it adopts the following findings with respect to PDP No. 2387488:

A. PLANNED DEVELOPMENT PERMIT [SDMC Section 126.0605]**1. Findings for all Planned Development Permits:****a. The proposed development will not adversely affect the applicable land use plan.**

The AT&T Scripps University project is an existing unpermitted Wireless Communication Facility (WCF) that will include nine panel antennas, 3 Remote Radio Units and three Tower Mounted Amplifiers. AT&T will conceal six antennas currently mounted on the rooftop mechanical penthouse and wrap an eight-foot-tall Fiberglass Reinforced Plastic (FRP) screen around the penthouse to completely conceal the antennas and associated equipment. The other three panel antennas mounted on the rooftop at the front of the building will also be concealed behind a new FRP screen designed to appear as part of the building. The WCF equipment is located within the four-story medical office building.

The project site is located at 8899 University Center Lane in the University Community. The site is zoned CO-1-2 and the Plan designates the site as Commercial.

The University Community Plan relies on the City's General Plan (GP) for Wireless Facilities. The GP contains the following recommendations: 1) Conceal wireless facilities in existing structures when possible, otherwise use camouflage and screening techniques to hide or blend them into the surrounding area; 2) Design facilities to be aesthetically pleasing and respectful of the neighborhood context; and 3) Conceal mechanical equipment and devices associated with wireless facilities in underground vaults or unobtrusive structures. Consistent with the GP, AT&T's proposed design will conceal all nine antennas inside two new rooftop elements behind FRP screening and the existing equipment is within the building in an equipment room, therefore, the proposed project is consistent with both the University Community Plan and the City's General Plan policies for wireless facilities.

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

AT&T is proposing to modify and upgrade an existing, unpermitted WCF to meet current technology and design requirements. The existing antennas are exposed and will be replaced and concealed behind new Fiberglass Reinforced Plastic (FRP) screens designed to complement the building. The equipment will continue to operate inside the building within an existing equipment room. The project requires a new permit and shall be reviewed in accordance with the current regulations which requires a PDP for the proposed height deviation to exceed the CO-1-2 zoning height limit of 60 feet.

The project will not have a significant effect on the environment, as was concluded in the initial study and then determined to be categorically exempt from the California Environmental Quality Act pursuant to Sections 15301 (Existing Facility). This project is not pending an appeal of the environmental determination. The environmental exemption determination for this project was made on May 29, 2020 and the opportunity to appeal that determination ended June 12, 2020.

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, including the requirement to obtain building permits which requires compliance with the applicable building, fire, mechanical, and plumbing codes and State and Federal disability access laws.

Additionally, 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.” AT&T submitted an Electro-Magnetic Emission Analysis, which concluded that the project complies with FCC RF standards. Therefore, the project will not result in any significant health or safety risks to the surrounding area within matters of the City’s jurisdiction. In conclusion, the proposed project will not be detrimental to the public health, safety, and welfare.

- c. The proposed development will comply with the regulations of the Land Development Code including any proposed deviations pursuant to Section 126.0602(b)(1) that are appropriate for this location and will result in a more desirable project than would be achieved if designed in strict conformance with the development regulations of the applicable zone, and any allowable deviations that are otherwise authorized pursuant to the Land Development Code.**

WCFs are permitted on premises with non-residential uses in commercial zones with the processing of a Limited Use Permit (Process One application); however, the project is proposing a height deviation, which requires a Planned Development Permit, Process Four. The WCF Design Requirements [LDC Section 141.0420(g)(2)] state that WCFs “shall utilize all reasonable means to conceal or minimize the visual impacts of the WCF through integration. Integration with existing structures or with existing uses shall be accomplished through the use of architecture, landscape, and siting solutions.”

The project consists of an antenna and equipment upgrade, and the addition of Fiberglass Reinforced Plastic (FRP) screens, designed to match the building will conceal the antennas. The equipment will continue to operate in a room inside the building. The previous permit allowing the WCF on this project site expired in 2010 and previous attempts to obtain a valid permit failed for various reasons. A Civil Penalty Notice and Order was issued against AT&T and the property owner in September 2019 requiring that a discretionary permit be obtained or that the WCF be removed. Condition number 2 of the permit outlines clear and achievable deadlines to ensure the project is completed in a timely manner.

By allowing the height deviation, the upgraded antennas can remain in their current configuration, allowing AT&T to increase their current coverage and capacity footprint and would therefore reduce any dropped calls and/or poor signals during emergency situations. Equally important is that the design will be compatible with the existing building, which already contains other rooftop elements. The new FRP screens will appear as part of the building and have no visual impact.

The project, as designed, complies with SDMC Section 141.0420 and the zoning regulations for CO-1-2 with exception to the height increase for the reasons listed above. The combination of the stealth design and the increase in coverage and capacity are reasons why this WCF is appropriate for this location and will result in a more desirable project than would be achieved if designed in strict conformance with the development regulations of the applicable zone, and any allowable deviations that are otherwise authorized pursuant to the Land Development Code.

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 Planning Commission, Planned Development Permit No. 2387488, 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. 2387488, a copy of which is attached hereto and made a part hereof.

Karen Lynch
Development Project Manager
Development Services

Adopted on: July 16, 2020

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

PLANNED DEVELOPMENT PERMIT NO. 2387488
AT&T SCRIPPS UNIVERSITY PROJECT NO. 653104
 PLANNING COMMISSION

This Planned Development Permit No. 2387488, is granted by the Planning Commission of the City of San Diego to New Cingular Wireless PCS, LLC, Permittee, and REGENTS OF THE UNIVERSITY OF CALIFORNIA, Owner, pursuant to San Diego Municipal Code [SDMC] sections 141.0420 and 126.0602. The 2.55-acre site is located at 8899 University Center Lane in the CO-1-2 zone of the University Community Plan area. The project site is legally described as: Parcel A: Parcel 1 of Parcel Map No. 13999, in the City of San Diego, County of San Diego, State of California, filed in the Office of the County Recorder of the San Diego County, on October 29, 1985.

Subject to the terms and conditions set forth in this Permit, permission is granted to Owner/Permittee for a Wireless Communication Facility (WCF) described and identified by size, dimension, quantity, type, and location on the approved exhibits [Exhibit "A"] dated July 16, 2020 on file in the Development Services Department.

The project shall include:

- a. Nine panel antennas with the following measurements: Three measuring 59" x 20" x 6.9", three measuring 55" x 11.85" x 7.1" and three measuring 51.8" x 10.3" x 5.5"; three Remote Radio Units (RRUs) and three Tower Mounted Amplifiers;
- b. Associated equipment will be located within an existing first-floor equipment room inside the building;
- c. The antennas and RRUs will be concealed behind Fiberglass-Reinforced Plastic (FRP) that will increase the overall height of the building by a maximum of 2 feet. The CO-1-2 zone has a 60-foot height limit where the overall building height is currently 74 feet; and
- d. 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 July 30, 2023.
2. The above utilization date notwithstanding, the granting of this discretionary permit does not entitle the continued operation of the existing, expired facility. Within 60 days of permit approval, applications must be made for all required construction permits. Within 90 days of application, all required construction permits must be issued. Within 90 days of permit issuance, final inspection must be obtained.
3. The project complies with the Wireless Communication Facility Guidelines as a Complete Concealment Facility and as a result, the permit does not contain an expiration date. The Owner/Permittee shall maintain the appearance of the approved facility to the condition set forth in this permit unless the WCF that is the subject of this Permit is removed and restored to its original condition.
4. 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.
5. 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.
6. 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.
7. The continued use of this Permit shall be subject to the regulations of this and any other applicable governmental agency.
8. 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.).

9. 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.

10. 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.

11. 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.

12. 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.

AIRPORT REQUIREMENTS:

13. Prior to issuance of construction permits, the Owner/Permittee shall provide a valid "Determination of No Hazard to Air Navigation" issued by the Federal Aviation Administration [FAA].

ENGINEERING REQUIREMENTS:

14. Prior to the issuance of any construction permit the Owner/Permittee shall submit a Water Pollution Control Plan (WPCP). The WPCP shall be prepared in accordance with the guidelines in Part 2 Construction BMP Standards Chapter 4 of the City's Storm Water Standards.

PLANNING/DESIGN REQUIREMENTS:

15. 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.

16. The WCF shall conform to the approved construction plans.

17. Photo simulations shall be printed in color on the construction plans.

18. The City may require the Owner/Permittee to provide a topographical survey conforming to the provisions of the SDMC may be required if the City determines during construction, that there may be a conflict between the building(s) under construction and a condition of this Permit or a regulation of the underlying zone. The cost of any such survey shall be borne by the Owner/Permittee.

19. The Owner/Permittee shall install and maintain appropriate warning signage on the WCF as required by State and Federal regulations. The Owner/Permittee shall be responsible for complying with all State and Federal regulations.

20. Antennas and associated components, such as, but not limited to, remote radio units (RRUs), surge suppressors, etc., shall not exceed the height of any existing or proposed screen walls.

21. Use of or replacement of any building façade or mechanical screen with RF-transparent material for purposes of concealing antennas shall not result in any noticeable lines or edges in the transition to the original building. All RF-transparent material shall be painted and textured to match the original building and adjacent building surfaces.

22. 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, Owner/Permittee shall provide an updated RF Compliance Report to address any issues associated with the emitting components of the WCF.

23. All equipment, including transformers, emergency generators and air conditioners belonging to the Owner/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.

24. All facilities and related equipment covered under this permit 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.

25. The Owner/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.

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) XXX-XXXX 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.
- 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 July 16, 2020 by Resolution No.

ATTACHMENT 6

Permit Type/PTS Approval No.: PDP No. 2387488
Date of Approval: July 16, 2020

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.

New Cingular Wireless PCS, LLC
Permittee

By _____
NAME:
TITLE:

Regents of the University of California
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: ☒ 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.: 653104

Project Title: AT&T Scripps University

PROJECT LOCATION-SPECIFIC: The project is located at 8899 University Center Lane, San Diego CA

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

DESCRIPTION OF NATURE AND PURPOSE OF THE PROJECT: A PLANNED DEVELOPMENT PERMIT (PDP) for an existing, non-permitted Wireless Communication Facility (WCF) on an existing building. The proposal would allow the operation of nine panel antennas, six within a mechanical penthouse and three façade mounted units. All antennas would be screened behind new fiberglass reinforced plastic (FRP) screens. Supporting equipment will be located in the building. A previous permit, PTS 387497, was approved on 4/9/15 by the Planning Commission but was never utilized. The project is located within CO-1-2 zone, FAA Part 77. The WCF is unmanned and technicians would visit 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: Jamo Stephenson- 432 Fir Street, San Diego, CA 92101. (619) 729-4565

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: 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. Since the proposed project would permit the existing facility without expanding the use of the WCF the exemption is appropriate. No environmental impacts were identified for the proposed project 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

Jeffrey Szymanski / SENIOR PLANNER
SIGNATURE/TITLE

6/17/2020
DATE

CHECK ONE:

(X) SIGNED BY LEAD AGENCY

DATE RECEIVED FOR FILING WITH COUNTY

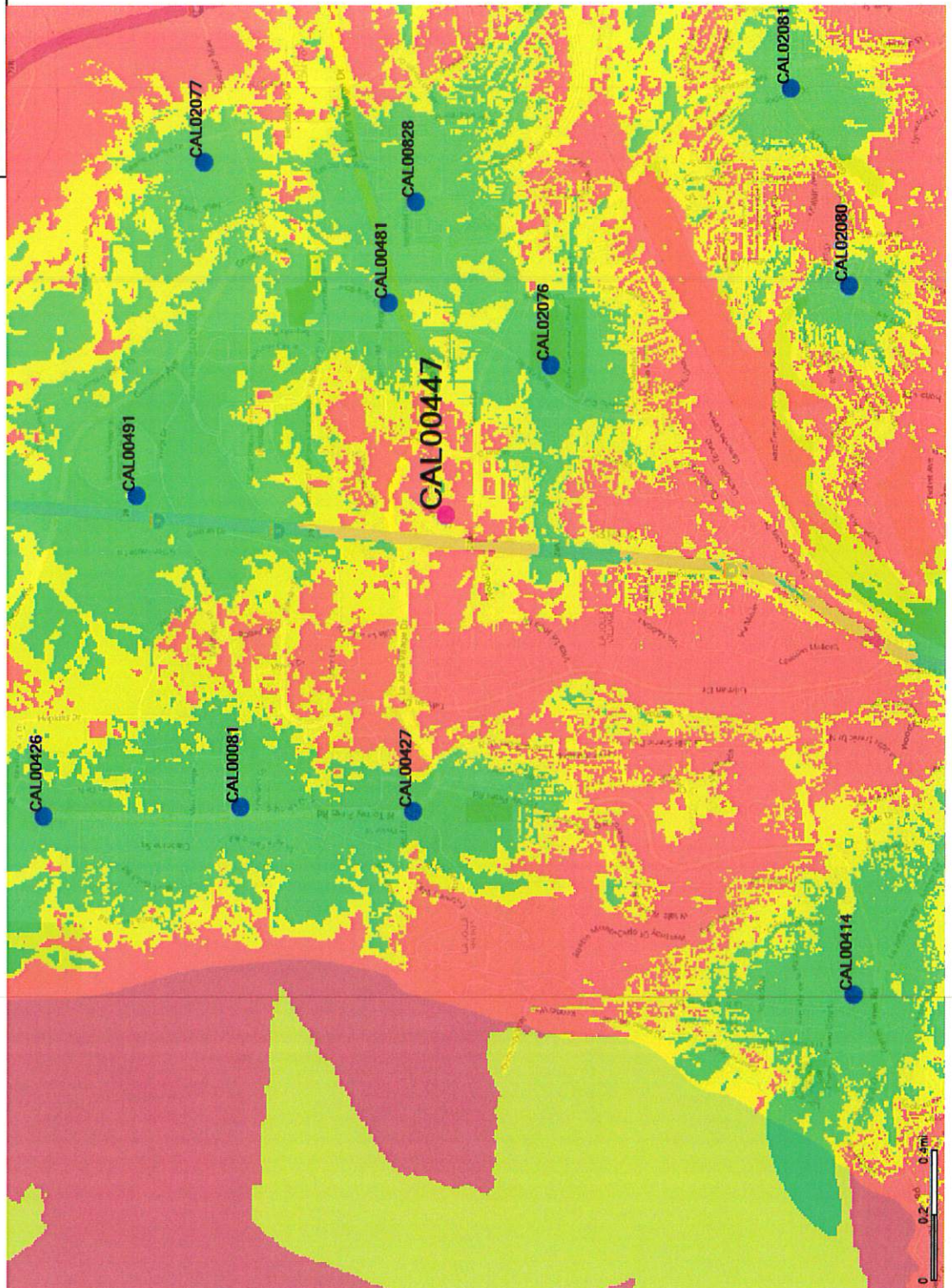
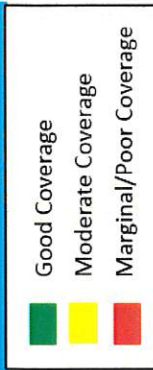
CLERK OR OPR:

San Diego CAL00447 Coverage Maps November 19th, 2019

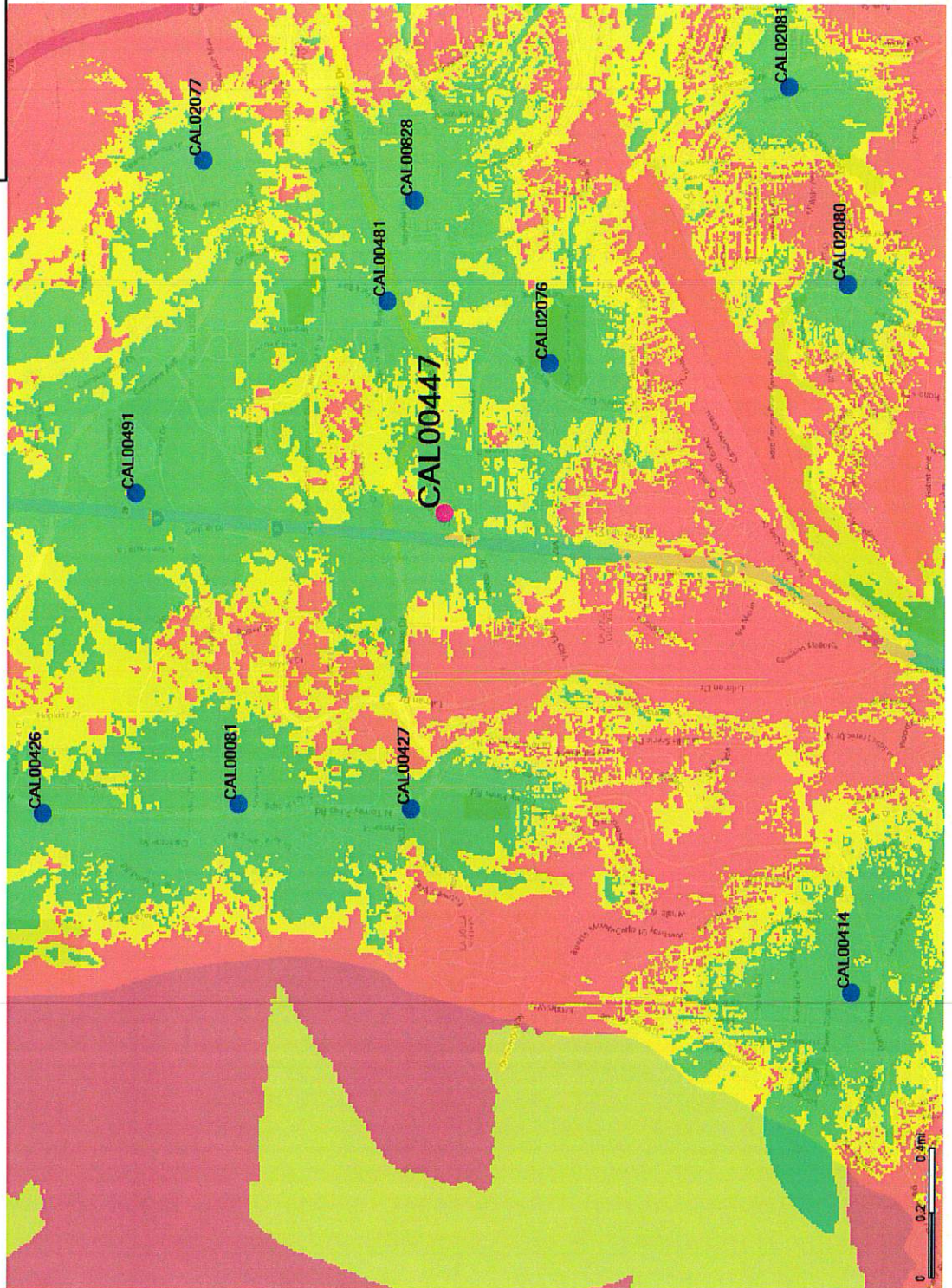


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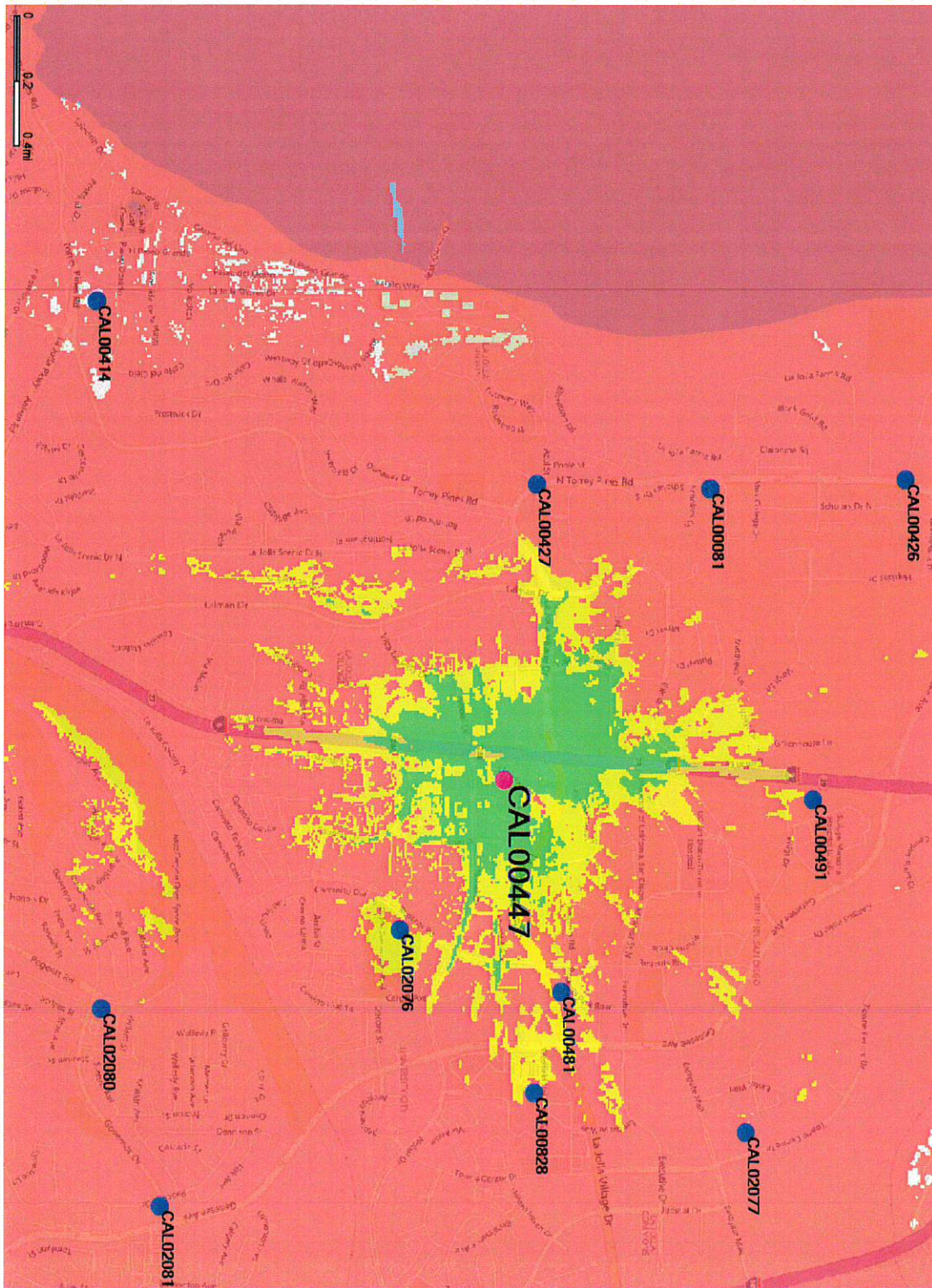
Coverage Without CAL00447



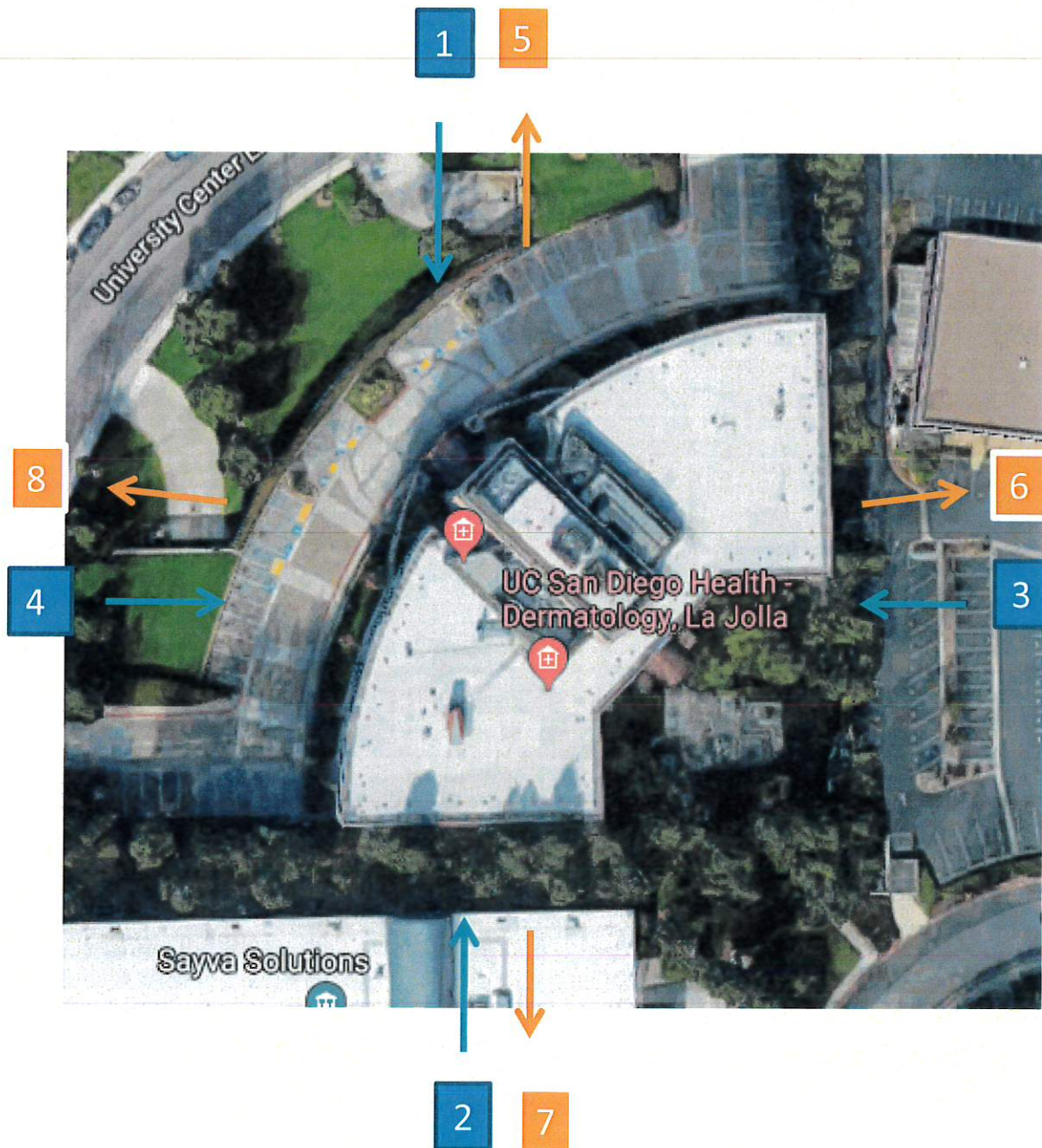
Coverage With CAL00447



Coverage with CAL00447 only



AT&T
SD0447 Scripps Hospital
8899 University Centre Lane
Photo Survey
Key Map





1. View of North Elevation of site.
2. View of South Elevation of site.



Could not obtain elevation view

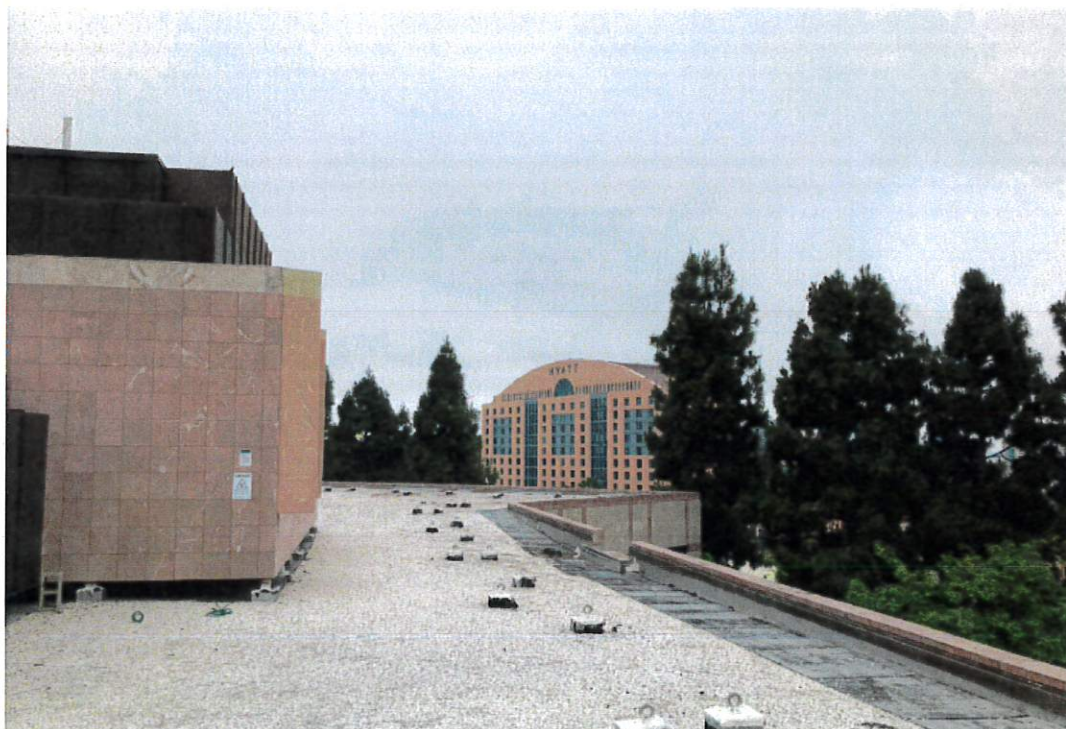
- 3. View of East Elevation of site.
- 4. View of West Elevation of site.





5. View looking North from site.

6. View looking East from site.





- 7. View looking South from site.
- 8. View looking West from site.



**COMMUNITY PLANNING GROUP
RECOMMENDATION**

ATTACHMENT 10

From: [Chris Nielsen](#)
To: [Lynch, Karen](#)
Cc: [Debra Gardner](#)
Subject: Project 653104 - UCPG Recommendation
Date: Thursday, March 12, 2020 11:18:47 AM

Hi Karen,

When approved, the minutes for the UCPG meeting on March 10, 2020, will show that the UCPG recommended approval of Project 653104, Wireless Control Facility at 8899 University Center Lane, by a vote of 12 Yes, 0 No, with 2 abstentions and no recusals. There were no conditions added to the motion to recommend approval.

Best regards,

Chris Nielsen

UCPG Chair

	City of San Diego Development Services 1222 First Ave., MS 302 San Diego, CA 92101 (619) 446-5000	<h1 style="margin: 0;">Ownership Disclosure Statement</h1>	FORM DS-318 October 2017
---	---	--	--

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: AT&T Scripps Hospital **Project No. For City Use Only:** 053104

Project Address: 8899 University Center Lane, San Diego CA 92122

Specify Form of Ownership/Legal Status (please check):

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

By signing the Ownership Disclosure Statement, the owner(s) acknowledge that an application for a permit, map or other matter 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), applicant(s), and other financially interested persons of the above referenced property. A financially interested party includes any individual, firm, co-partnership, joint venture, association, social club, fraternal organization, corporation, estate, trust, receiver or syndicate with a financial interest in the application. If the applicant includes a corporation or partnership, include the names, titles, addresses of all individuals owning more than 10% of the shares. If a publicly-owned corporation, include the names, titles, and addresses of the corporate officers. (A separate page may be attached if necessary.) If any person is a nonprofit organization or a trust, list the names and addresses of **ANY** person serving as an officer or director of the nonprofit organization or as trustee or beneficiary of the nonprofit organization. A signature is required of at least one of the property owners. 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.

Property Owner

Name of Individual: The Regents of the University of California ☒ Owner ☐ Tenant/Lessee ☐ Successor Agency
 Street Address: 9500 Gilman Dr. #0982
 City: La Jolla State: CA Zip: 92093
 Phone No.: 619 325-7031 Fax No.: _____ Email: encharles@ucsd.edu
 Signature: Erin Charles Date: 11/20/2019
 Additional pages Attached: ☐ Yes ☒ No

Applicant

Name of Individual: Jamo Stephenson ☐ Owner ☐ Tenant/Lessee ☐ Successor Agency
 Street Address: 432 Fir St
 City: San Diego State: CA Zip: 92101
 Phone No.: 619-729-4565 Fax No.: _____ Email: jstephenson@deprattinc.com
 Signature: J Stephenson Date: 11-19-19
 Additional pages Attached: ☐ Yes ☐ No

Other Financially Interested Persons

Name of Individual: AT&T Mobility ☐ Owner ☒ Tenant/Lessee ☐ Successor Agency
 Street Address: 5738 Pacific Centre Blvd
 City: San Diego State: CA Zip: 92121
 Phone No.: _____ Fax No.: _____ Email: _____
 Signature: _____ Date: _____
 Additional pages Attached: ☐ Yes ☐ No

M SQUARE
WIRELESS
1387 CALLE AVANZADO
SAN CLEMENTE CA 92673 (949) 391-6824

SD0447
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE SAN DIEGO, CA 92122



EXISTING



PROPOSED

VIEW 1 | LOOKING NORTHEAST

APPLICANT



PLANNING



ENGINEER



SITE INFORMATION

SITE NUMBER: SD0447
FA NUMBER: 10085110
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

DESIGN RECORD

A	04/17/2020	90% CD'S FOR REVIEW	JAC
REV	DATE	DESCRIPTION	BY

PROFESSIONAL STAMP

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

SHEET TITLE

PHOTOSIMULATIONS

SHEET NUMBER

T-3

M SQUARE
WIRELESS
1387 CALLE AVANZADO
SAN CLEMENTE CA 92673 (949) 391-6824

SD0447
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE SAN DIEGO, CA 92122



EXISTING



PROPOSED

VIEW 2 | LOOKING EAST

APPLICANT



PLANNING



ENGINEER



SITE INFORMATION

SITE NUMBER: SD0447
FA NUMBER: 10085110
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

DESIGN RECORD

A	04/17/2020	90% CD'S FOR REVIEW	JAC
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PROFESSIONAL STAMP

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SHEET TITLE

PHOTOSIMULATIONS

SHEET NUMBER

T-4



FA NUMBER: 10085110 / SITE ID: SD0447
CITY CORRECTION NOTICE/5G NR UPGRADE
SITE NAME: SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO

LEGAL DESCRIPTION

LEGAL DESCRIPTION THE LAND REFERRED TO HEREIN BELOW IS SITUATED SAN DIEGO, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS.

PARCEL A:
PARCEL 1 OF PARCEL MAP NO. 13999, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, ON OCTOBER 29, 1985.

PARCEL B:
AN EASEMENT FOR PRIVATE DRAINAGE AND CONSTRUCTION, RECONSTRUCTION, MAINTENANCE, OPERATION OR REPAIR OF DRAINAGE STRUCTURES OR FACILITIES INCLUDED THEREIN AND

PEDESTRIAN INGRESS AND EGRESS OVER, UNDER, ALONG AND ACROSS A 15.00 FOOT WIDE STRIP OF LAND LYING ADJACENT TO AND MEASURED AT RIGHT ANGLES TO THAT PORTION OF THE SOUTHWESTERLY BOUNDARY OF PARCEL 2 OF SAID PARCEL MAP NO. 13999, BEARING NORTH 44°10'33" WEST FROM THE MOST SOUTHERLY CORNER THEREOF, THE SIDE LINES OF SAID STRIP SHALL BE LENGTHENED TO TERMINATE IN THE BOUNDARY OF SAID PARCEL 2.

SITE INFORMATION

PROPERTY OWNER: GEM UNIVERSITY PACIFIC, LLC
10815 RANCHO BERNARDO ROAD

APPLICANT: AT&T MOBILITY
ADDRESS: 5738 PACIFIC CENTER BLVD.
SAN DIEGO, CA 92121

SITE ADDRESS: 8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122

LAT/LONG TYPE: NAD-83
LATITUDE: 32° 52' 9.99984" N (32.8694444)
LONGITUDE: 117° 13' 36.00012" W (-117.2266667)
GROUND ELEVATION: -
ZONING JURISDICTION: CITY OF SAN DIEGO
ZONING CLASSIFICATION: CO-1-2
CURRENT USE: UNMANNED OUTDOOR TELECOMMUNICATIONS EQUIPMENT
ASSESSOR'S PARCEL NO.: 345-190-12-00
PROPOSED USE: UNMANNED OUTDOOR TELECOMMUNICATIONS EQUIPMENT
TYPE OF CONSTRUCTION: IIB
OCCUPANCY GROUP: B
STRUCTURE HEIGHT: 74'-0"
STRUCTURE TYPE: ROOFTOP

DO NOT SCALE
DRAWINGS

SUBCONTRACTOR SHALL VERIFY ALL PLANS, EXISTING DIMENSIONS & FIELD CONDITIONS ON THE JOB SITE & SHALL IMMEDIATELY NOTIFY THE ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.



PROJECT TEAM

CLIENT REPRESENTATIVE:
DEPRATTI, INC.
13948 CALLE BUENO GANAR
JAMUL, CA 91935
CONTACT: JAMO STEPHENSON
EMAIL: jstephenson@deprattinc.com
PHONE: (619) 729-4565

ENGINEER:
M SQUARED WIRELESS
1387 CALLE AVANZADO
SAN CLEMENTE, CA 92673
CONTACT: MICHAEL MONTELLO
PHONE: (949) 391-6824
www.msquaredwireless.com

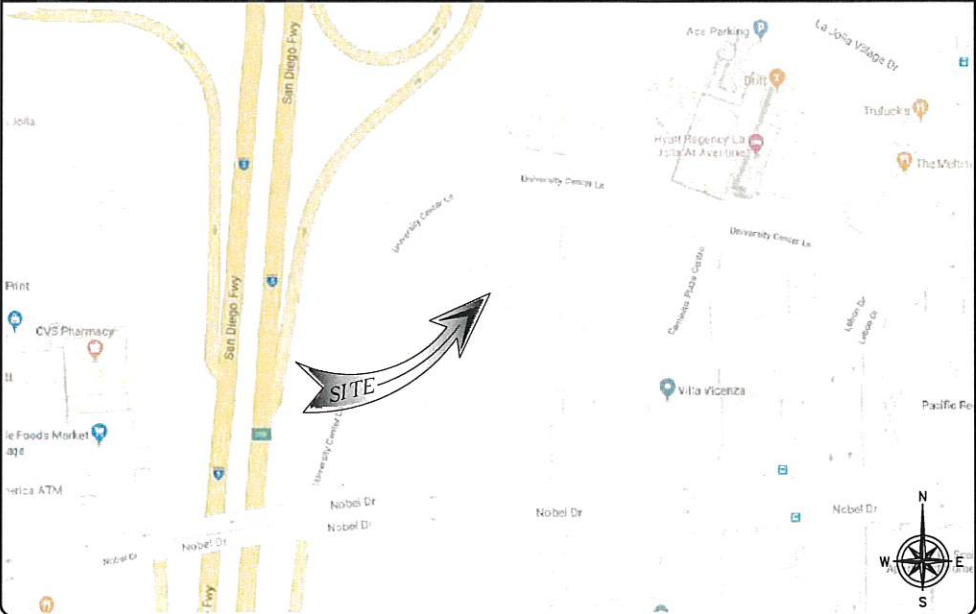
PLANNING CONTACT:
DEPRATTI, INC.
13948 CALLE BUENO GANAR
JAMUL, CA 91935
CONTACT: JAMO STEPHENSON
EMAIL: jstephenson@deprattinc.com
PHONE: (619) 729-4565

RF ENGINEER:
AT&T MOBILITY
5738 PACIFIC CENTER BLVD.
SAN DIEGO, CA 92121

LEASING CONTACT:
DEPRATTI, INC.
13948 CALLE BUENO GANAR
JAMUL, CA 91935
CONTACT: CATHY LIM
EMAIL: clim@deprattinc.com
PHONE: (858) 688-0955

CONSTRUCTION MANAGER:
DEPRATTI, INC.
13948 CALLE BUENO GANAR
JAMUL, CA 91935
CONTACT: TIM HENION
EMAIL: thenlon@deprattinc.com
PHONE: (603) 519-8591

VICINITY MAP



DIRECTIONS

DIRECTIONS FROM SD AT&T OFFICE (5738 PACIFIC CENTER BLVD., SAN DIEGO, CA 92121):

HEAD SOUTHWEST ON PACIFIC CENTER BLVD TOWARD MCKELLAR CT. TURN RIGHT ONTO LUSK BLVD. USE THE RIGHT 2 LANES TO TURN RIGHT ONTO VISTA SORRENTO PKWY. USE THE LEFT 2 LANES TO TURN LEFT ONTO SORRENTO VALLEY BLVD. USE THE MIDDLE LANE TO TURN RIGHT ONTO ROSELLE ST. USE THE LEFT 2 LANES TO TURN LEFT TO MERGE ONTO I-5 S. TAKE EXIT 28 FOR LA JOLLA VILLAGE DR. USE THE LEFT 2 LANES TO TURN LEFT ONTO LA JOLLA VILLAGE DR. TURN RIGHT ONTO LEBON DR. TURN RIGHT AT THE 1ST CROSS STREET ONTO UNIVERSITY CENTER LN. TURN LEFT ONTO CAMINITO PLAZA CENTRO. TURN RIGHT. TURN LEFT. DESTINATION WILL BE ON THE LEFT.

CODE COMPLIANCE

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES.

- CALIFORNIA ADMINISTRATIVE CODE (INCL TITLE 24 & 25)
- 2016 CALIFORNIA BUILDING CODE
- CITY/COUNTY ORDINANCES
- BUILDING OFFICIALS & CODE ADMINISTRATORS (BOCA)
- 2016 CALIFORNIA MECHANICAL CODE
- 2016 CALIFORNIA FIRE CODE
- 2016 CALIFORNIA PLUMBING CODE
- 2016 CALIFORNIA ELECTRICAL CODE
- LOCAL BUILDING CODE

SCOPE OF WORK

AT&T WIRELESS PROPOSES TO MODIFY AN EXISTING UNMANNED TELECOMMUNICATIONS FACILITY. THE SCOPE WILL CONSIST OF THE FOLLOWING:
INSTALLATION OF (3) PROPOSED PANEL ANTENNAS AND (6) EXISTING PANEL ANTENNAS, (6) WITHIN A MECHANICAL PENTHOUSE AND (3) FACADE MOUNTED. ALL ANTENNAS AND ROOFTOP EQUIPMENT WILL BE SCREENED BEHIND PROPOSED FRP SCREENS. EQUIPMENT WILL BE LOCATED IN THE BUILDING ON THE THIRD FLOOR WITHIN A 44'-589 SQ FT ROOM.

- INSTALL (3) PROPOSED RRUS AT THE ANTENNA LEVEL
- INSTALL (3) EXISTING TMAS AT THE ANTENNA LEVEL
- INSTALL (4) PROPOSED BATTERY STRINGS IN (1) PROPOSED BATTERY RACK IN THE EQUIPMENT ROOM
- INSTALL (1) PROPOSED POWER PLANT W/ (8) PROPOSED RECTIFIERS AND (2) PROPOSED CONVERTERS IN THE EQUIPMENT ROOM
- INSTALL (1) PROPOSED RBS 6630 IN EXISTING LTE RACK IN THE EQUIPMENT ROOM

AT THE COMPLETION OF THIS PROJECT THERE IS TO BE A TOTAL OF (9) ANTENNAS, (15) RRUS, AND (3) TMAS

ZONING DRAWING INDEX

T-1	TITLE SHEET
T-2	LETTER OF AUTHORIZATION (LOA) AND BMP NOTES
T-3	PHOTOSIMULATIONS
T-4	PHOTOSIMULATIONS
A-1	OVERALL SITE PLAN AND ENLARGED SITE PLAN
A-2	EQUIPMENT LAYOUT PLAN
A-3	EXISTING ANTENNA LAYOUT PLAN
A-3.1	PROPOSED ANTENNA LAYOUT PLAN
A-4	ELEVATIONS
A-5	ELEVATIONS
D-1	DETAILS
D-2	DETAILS
D-3	FRP DETAILS
D-4	FRP DETAILS
D-5	FRP DETAILS

APPROVALS

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

AT&T RF ENGINEER: _____ DATE: _____
AT&T OPERATIONS: _____ DATE: _____
SITE ACQUISITION: _____ DATE: _____
CONSTRUCTION MANAGER: _____ DATE: _____
PROPERTY OWNER: _____ DATE: _____
ZONING: _____ DATE: _____
PROJECT MANAGER: _____ DATE: _____

DRAWING SCALE

THESE DRAWINGS ARE SCALED TO FULL SIZE AT 22"x34" AND HALF SIZE AT 11"x17". CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE DESIGNER / ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR MATERIAL ORDERS OR BE RESPONSIBLE FOR THE SAME. CONTRACTOR SHALL USE BEST MANAGEMENT PRACTICE TO PREVENT STORM WATER POLLUTION DURING CONSTRUCTION.

APPLICANT



PLANNING



ENGINEER



SITE INFORMATION

SITE NUMBER: SD0447
FA NUMBER: 10085110
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

DESIGN RECORD

REV	DATE	DESCRIPTION	BY
1	05/26/2020	100% 2D'S REVISED - JK	BM
2	04/08/2020	100% 2D'S REVISED - JK	JAC
3	02/07/2020	100% 2D'S REVISED - JK	EM
4	11/20/2019	100% 2D'S REVISED	BM
5	10/31/2019	100% 2D'S FOR SUBMITTAL	RN
6	10/22/2019	90% 2D'S FOR REVIEW	RN

PROFESSIONAL STAMP

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SHEET TITLE

TITLE SHEET

SHEET NUMBER

T-1

APPLICATION FOR ZONING/USE PERMIT

Email: encharles@ucsd.edu

1. ALL REQUIREMENTS OF THE CITY OF SAN DIEGO "STORM WATER STANDARDS MANUAL" MUST BE INCORPORATED INTO THE DESIGN AND CONSTRUCTION OF THE PROPOSED GRADING/IMPROVEMENTS CONSISTENT WITH THE APPROVED STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND/OR WATER POLLUTION CONTROL PLAN (WPCP) FOR CONSTRUCTION LEVEL BMPs AND, IF APPLICABLE, THE STORM WATER QUALITY MANAGEMENT PLAN (SWQMP) FOR POST-CONSTRUCTION BMPs.
2. THE CONTRACTOR SHALL INSTALL AND MAINTAIN ALL STORM DRAIN INLET PROTECTION. INLET PROTECTION IN THE PUBLIC RIGHT-OF-WAY MUST BE TEMPORARILY REMOVED PRIOR TO A RAIN EVENT TO ENSURE NO FLOODING OCCURS AND REINSTALLED AFTER RAIN IS OVER.
3. ALL CONSTRUCTION BMPs SHALL BE INSTALL AND PROPERLY MAINTAINED THROUGHOUT THE DURATION OF CONSTRUCTION.
4. THE CONTRACTOR SHALL ONLY GRADE, INCLUDE CLEARING AND GRUBBING, AREAS FOR WHICH THE CONTRACTOR OR QUALIFIED CONTACT PERSON CAN PROVIDE EROSION AND SEDIMENT CONTROL MEASURES.
5. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT ALL SUB-CONTRACTORS AND SUPPLIERS ARE AWARE OF ALL STORM WATER BMPs AND IMPLEMENT SUCH MEASURES. FAILURE TO COMPLY WITH THE APPROVED SWPPP/WPCP WILL RESULT IN THE ISSUANCE OF CORRECTION NOTICES, CITATIONS, CIVIL PENALTIES, AND/OR STOP WORK NOTICES.
6. THE CONTRACTOR OR QUALIFIED CONTACT PERSON SHALL BE RESPONSIBLE FOR CLEANUP OF ALL SILT, DEBRIS, AND MUD ON AFFECTED AND ADJACENT STREET(S) AND WITHIN STORM DRAIN SYSTEM DUE TO CONSTRUCTION VEHICLES/ EQUIPMENT AND CONSTRUCTION ACTIVITY AT THE END OF EACH WORK DAY.
7. THE CONTRACTOR SHALL PROTECT NEW AND EXISTING STORM WATER CONVEYANCE SYSTEMS FROM SEDIMENTATION, CONCRETE RINSE, OR OTHER CONSTRUCTION-RELATED DEBRIS AND DISCHARGES WITH THE APPROPRIATE BMPs THAT ARE ACCEPTABLE TO THE CITY RESIDENT ENGINEER AND AS INDICATED IN THE SWPPP/WPCP.
8. THE CONTRACTOR OR QUALIFIED CONTACT PERSON SHALL CLEAR DEBRIS, SILT, AND MUD FROM ALL DITCHES AND SWALES PRIOR TO AND WITHIN 3 BUSINESS DAYS AFTER EACH RAIN EVEN OR PRIOR TO THE NEXT RAIN EVENT, WHICHEVER IS SOONER.
9. IF A NON-STORM WATER DISCHARGE LEAVES THE SITE, THE CONTRACTOR SHALL IMMEDIATELY STOP THE ACTIVITY AND REPAIR THE DAMAGES. THE CONTRACTOR SHALL NOTIFY THE CITY RESIDENT ENGINEER OF THE DISCHARGE, PRIOR TO RESUMING CONSTRUCTION ACTIVITY. ANY AND ALL WASTE MATERIAL, SEDIMENT, AND DEBRIS FROM EACH NON-STORM WATER DISCHARGE SHALL BE REMOVED FROM THE STORM DRAIN CONVEYANCE SYSTEM AND PROPERLY DISPOSED OF BY THE CONTRACTOR.
10. EQUIPMENT AND WORKERS FOR EMERGENCY WORK SHALL BE MADE AVAILABLE AT ALL TIMES. ALL NECESSARY MATERIALS SHALL BE STOCKPILED ONSITE AT CONVENIENT LOCATIONS TO FACILITATE RAPID DEPLOYMENT OF CONSTRUCTION BMPs WHEN RAIN IS IMMINENT.
11. THE CONTRACTOR SHALL RESTORE AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES DUE TO UNFORESEEN CIRCUMSTANCES TO PREVENT NON-STORM WATER AND SEDIMENT-LADEN DISCHARGES.
12. THE CONTRACTOR SHALL INSTALL ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES DUE TO UNFORESEEN CIRCUMSTANCES TO PREVENT NON-STORM WATER AND SEDIMENT-LADEN DISCHARGES.
13. THE CONTRACTOR SHALL BE RESPONSIBLE AND SHALL TAKE NECESSARY PRECAUTIONS TO PREVENT PUBLIC TRESPASS ONTO AREAS WHERE IMPOUNDED WATERS CREATE A HAZARDOUS CONDITION.
14. ALL EROSION AND SEDIMENT CONTROL MEASURES PROVIDED PER THE APPROVED SWPPP/WPCP SHALL BE INSTALLED AND MAINTAINED. ALL EROSION AND SEDIMENT CONTROLS FOR INTERIM CONDITIONS SHALL BE PROPERLY DOCUMENTED AND INSTALLED TO THE SATISFACTION OF THE CITY RESIDENT ENGINEER.
15. AS NECESSARY, THE CITY RESIDENT ENGINEER SHALL SCHEDULE MEETINGS FOR THE PROJECT TEAM (GENERAL CONTRACTOR, QUALIFIED CONTACT PERSON, EROSION CONTROL SUBCONTRACTOR IF ANY, ENGINEER OF WORK, OWNER/DEVELOPER, AND THE CITY RESIDENT ENGINEER) TO EVALUATE THE ADEQUACY OF THE EROSION AND SEDIMENT CONTROL MEASURES AND OTHER BMPs RELATIVE TO ANTICIPATED CONSTRUCTION ACTIVITIES.
16. THE CONTRACTOR OR QUALIFIED CONTACT PERSON SHALL CONDUCT VISUAL INSPECTIONS AND MAINTAIN ALL BMPs DAILY AND AS NEEDED. VISUAL INSPECTIONS AND MAINTENANCE OF ALL BMPs SHALL BE CONDUCTED BEFORE, DURING, AND AFTER EVERY RAIN EVENT AND EVERY 24 HOURS DURING ANY PROLONGED RAIN EVENT. THE CONTRACTOR SHALL MAINTAIN AND REPAIR ALL BMPs AS SOON AS POSSIBLE AS SAFETY ALLOWS.
17. CONSTRUCTION ENTRANCE AND EXIT AREA. TEMPORARY CONSTRUCTION ENTRANCE AND EXITS SHALL BE CONSTRUCTED IN ACCORDANCE WITH CASQA FACT SHEET TC-10R CALTRANS FACT SHEET TC-01 TO PREVENT TRACKING OF SEDIMENT AND OTHER POTENTIAL POLLUTANTS ONTO PAVED SURFACES AND TRAVELED WAYS. WIDTH SHALL BE 10' OR THE MINIMUM NECESSARY TO ACCOMMODATE VEHICLES AND EQUIPMENT WITHOUT BY-PASSING THE ENTRANCE. (a) NON-STORM WATER DISCHARGES SHALL BE EFFECTIVELY MANAGER PER THE SAN DIEGO MUNICIPAL CODE CHAPTER 4, ARTICLE 3, DIVISION 3 "STORM WATER MANAGEMENT AND DISCHARGE CONTROL".

APPLICANT

PLANNING

ENGINEER

FORMATION




DESIGN RECORD

PROFESSIONAL STAMP

SHEET TITLE

SHEET NUMBER

SITE NUMBER: SD0447
FA NUMBER: 10085110
SCRIPPS HOSPITAL
899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

	05/26/2020	100K ZD'S REVISED - JX	BM	
	04/08/2020	100K ZD'S REVISED - JX	JAC	
	02/07/2020	100K ZD'S REVISED - JX	EM	
2	11/20/2019	100K ZD'S REVISED	BM	
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A	10/22/2019	90K ZD'S FOR REVIEW	RN	
REV	DATE	DESCRIPTION	BY	

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LETTER OF
AUTHORIZATION
(LOA) AND
BMP NOTES

T-2

M SQUARE
WIRELESS
1387 CALLE AVANZADO
SAN CLEMENTE CA 92673 (949) 391-6824

SD0447

SCRIPPS HOSPITAL

8899 UNIVERSITY CENTER LANE SAN DIEGO, CA 92122



EXISTING



PROPOSED

VIEW 2 | LOOKING EAST

APPLICANT



PLANNING



ENGINEER



SITE INFORMATION

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SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

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A	10/22/2019	90% ZD'S FOR REVIEW	RN
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1	05/26/2020	100% ZD'S REVISED - JK	BM

PROFESSIONAL STAMP

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

SHEET TITLE

PHOTOSIMULATIONS

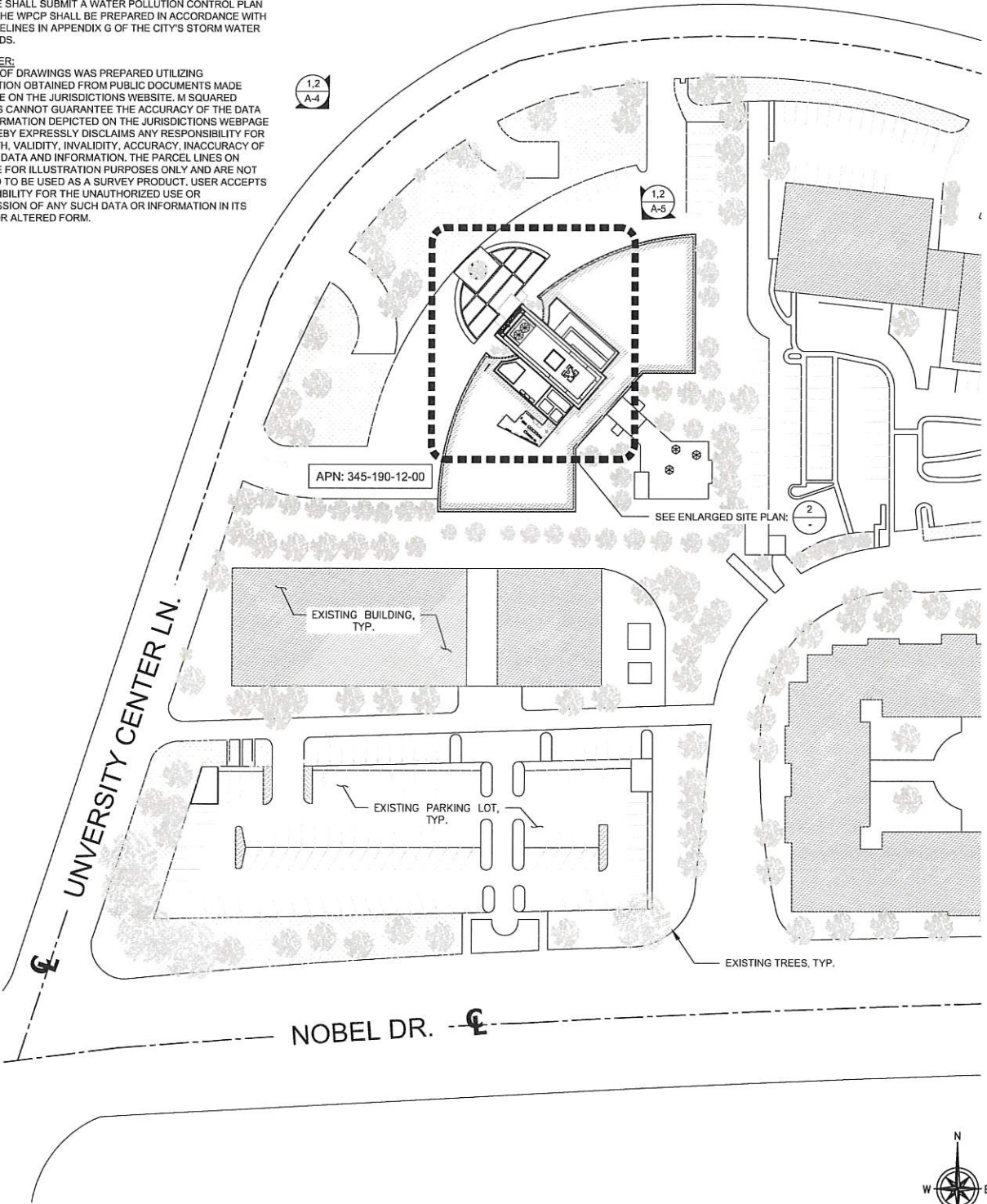
SHEET NUMBER

T-4

NOTES:

1. THE WIRELESS COMMUNICATION FACILITY COMPLIES WITH FEDERAL STANDARDS FOR RADIO FREQUENCY IN ACCORDANCE WITH THE TELECOMMUNICATION ACT OF 1996 AND SUBSEQUENT AMENDMENTS AND ANY OTHER REQUIREMENTS IMPOSED BY STATE OR FEDERAL REGULATORY AGENCIES.
2. NO EXISTING PARKING STALLS ARE BEING ADDED OR REMOVED AS PART OF THE PROPOSED INSTALLATION.
3. THESE DRAWINGS WERE PRODUCED WITHOUT THE BENEFIT OF A CURRENT LAND SURVEY. ALL PROPERTY LINES, EASEMENTS, SETBACKS, AND EXISTING CONDITIONS ARE APPROXIMATE AND SHALL BE VERIFIED PRIOR TO START OF CONSTRUCTION.
4. THIS IS A ROOF TOP INSTALLATION AND NO GROUND DISTURBANCE OR TRENCHING IS PROPOSED BY THIS PROJECT.
5. THIS PROJECT PROPOSES NO WORK WITHIN THE PUBLIC RIGHT-OF-WAY.
6. PRIOR TO THE ISSUANCE OF ANY CONSTRUCTION PERMIT THE PERMITEE SHALL SUBMIT A WATER POLLUTION CONTROL PLAN (WPCP). THE WPCP SHALL BE PREPARED IN ACCORDANCE WITH THE GUIDELINES IN APPENDIX G OF THE CITY'S STORM WATER STANDARDS.

DISCLAIMER:
THIS SET OF DRAWINGS WAS PREPARED UTILIZING INFORMATION OBTAINED FROM PUBLIC DOCUMENTS MADE AVAILABLE ON THE JURISDICTIONS WEBSITE. M SQUARED WIRELESS CANNOT GUARANTEE THE ACCURACY OF THE DATA AND INFORMATION DEPICTED ON THE JURISDICTIONS WEBSITE AND HEREBY EXPRESSLY DISCLAIMS ANY RESPONSIBILITY FOR THE TRUTH, VALIDITY, INVALIDITY, ACCURACY, INACCURACY OF ANY SAID DATA AND INFORMATION. THE PARCEL LINES ON MAPS ARE FOR ILLUSTRATION PURPOSES ONLY AND ARE NOT INTENDED TO BE USED AS A SURVEY PRODUCT. USER ACCEPTS RESPONSIBILITY FOR THE UNAUTHORIZED USE OR TRANSMISSION OF ANY SUCH DATA OR INFORMATION IN ITS ACTUAL OR ALTERED FORM.

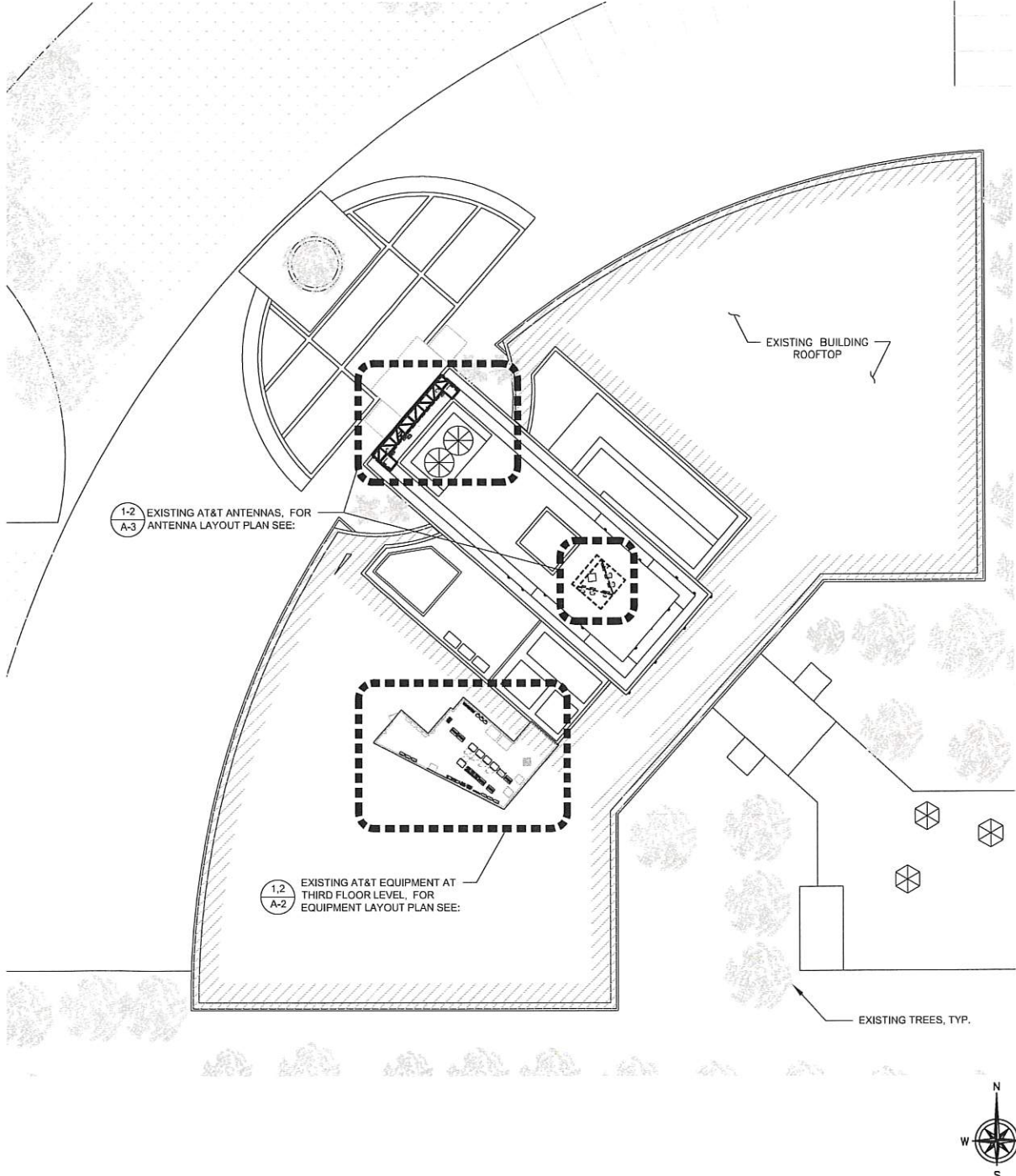


OVERALL SITE PLAN

24"x36" SCALE: 1" = 60'-0"
11"x17" SCALE: 1" = 120'-0"

2

ENLARGED SITE PLAN

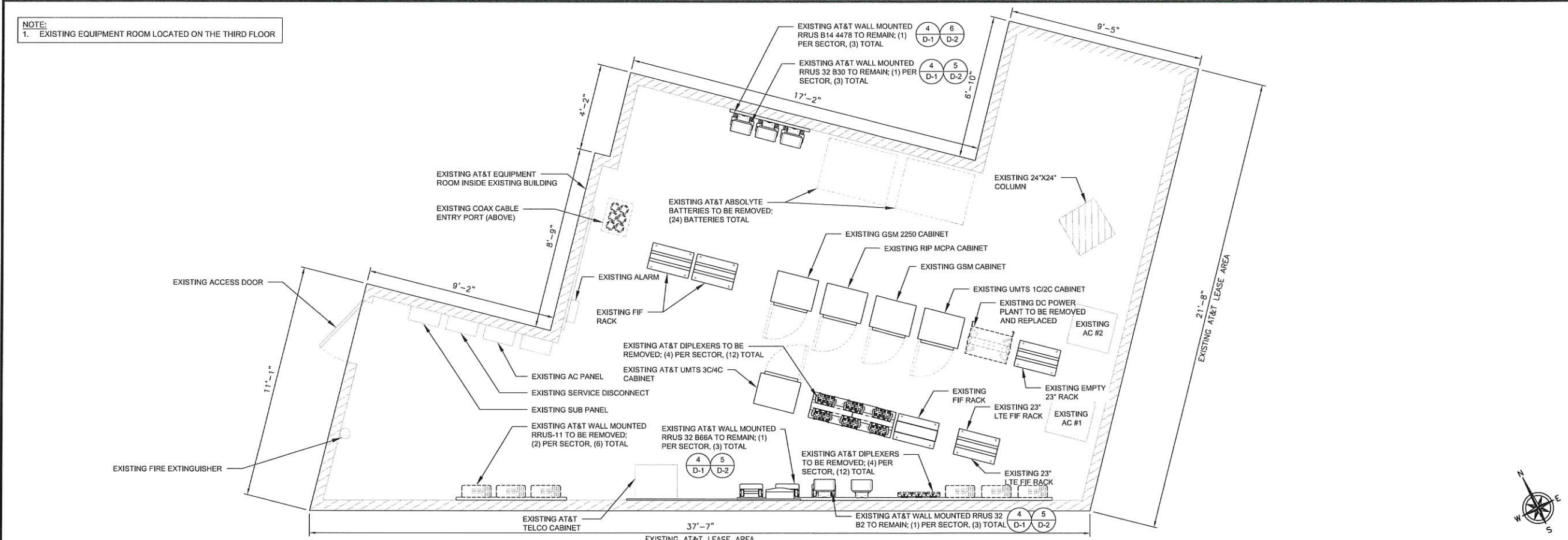


24"x36" SCALE: 1" = 20'-0"
11"x17" SCALE: 1" = 40'-0"

1

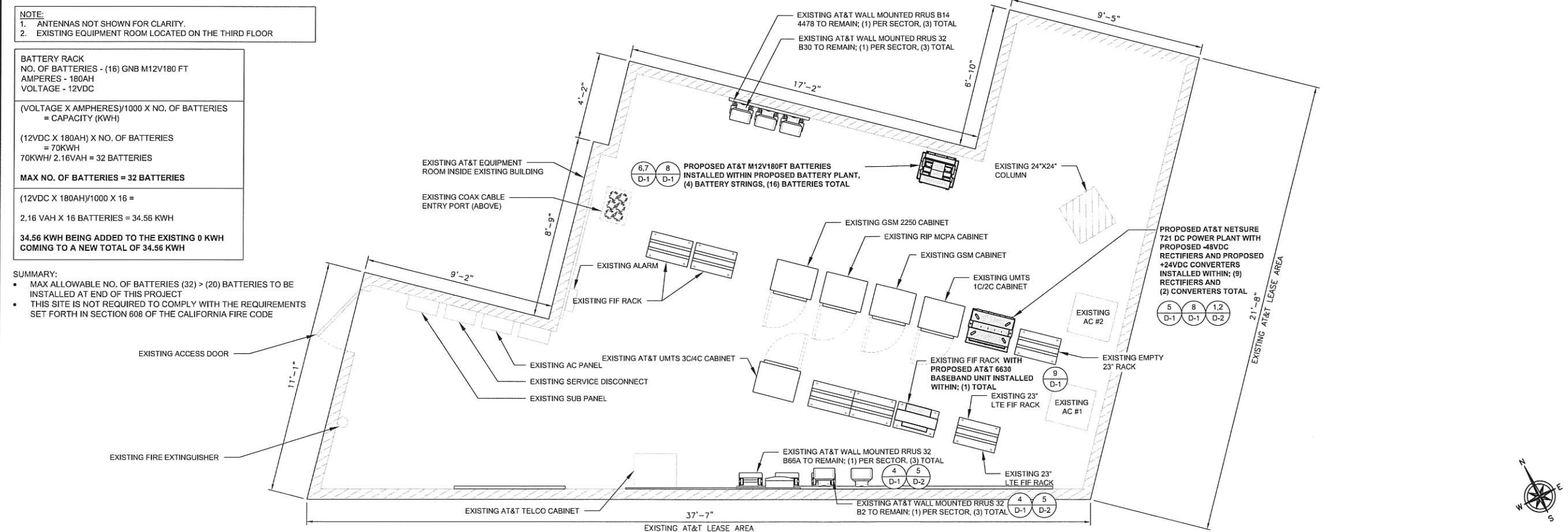
LEGEND	
	PROPERTY LINE - SUBJECT PARCEL
	EXISTING SETBACK LINE
	EXISTING FENCE LINE
	EXISTING ROAD
	EXISTING BUILDING

APPLICANT																													
PLANNING	 13948 CALLE BUENO GANAR JAMUL, CA 91935																												
ENGINEER	 1387 CALLE AVANZADO SAN CLEMENTE CA 92873 (949) 391-6824																												
SITE INFORMATION	SITE NUMBER: SD0447 FA NUMBER: 10085110 SCRIPPS HOSPITAL 8899 UNIVERSITY CENTER LANE SAN DIEGO, CA 92122 CITY OF SAN DIEGO ROOFTOP																												
DESIGN RECORD	<table><tr><th>REV</th><th>DATE</th><th>DESCRIPTION</th><th>BY</th></tr><tr><td>1</td><td>05/26/2020</td><td>100% ZD'S REVISED - JK</td><td>BM</td></tr><tr><td>2</td><td>04/08/2020</td><td>100% ZD'S REVISED - JK</td><td>JAC</td></tr><tr><td>3</td><td>02/07/2020</td><td>100% ZD'S REVISED - JK</td><td>EM</td></tr><tr><td>4</td><td>11/20/2019</td><td>100% ZD'S REVISED</td><td>BM</td></tr><tr><td>5</td><td>10/31/2019</td><td>100% ZD'S FOR SUBMITTAL</td><td>RN</td></tr><tr><td>6</td><td>10/22/2019</td><td>90% ZD'S FOR REVIEW</td><td>RN</td></tr></table>	REV	DATE	DESCRIPTION	BY	1	05/26/2020	100% ZD'S REVISED - JK	BM	2	04/08/2020	100% ZD'S REVISED - JK	JAC	3	02/07/2020	100% ZD'S REVISED - JK	EM	4	11/20/2019	100% ZD'S REVISED	BM	5	10/31/2019	100% ZD'S FOR SUBMITTAL	RN	6	10/22/2019	90% ZD'S FOR REVIEW	RN
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PROFESSIONAL STAMP	IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.																												
SHEET TITLE	OVERALL SITE PLAN AND ENLARGED SITE PLAN																												
SHEET NUMBER	A-1																												



EXISTING EQUIPMENT LAYOUT PLAN

24"x36" SCALE: 3/8" = 1'-0"
11"x17" SCALE: 3/16" = 1'-0"



PROPOSED EQUIPMENT LAYOUT PLAN

24"x36" SCALE: 3/8" = 1'-0"
11"x17" SCALE: 3/16" = 1'-0"

APPLICANT

at&t

PLANNING

Deprattinc.

13948 CALLE BUENO GANAR
JAMUL, CA 91935

ENGINEER

M SQUARE WIRELESS

1387 CALLE AVANZADO
SAN CLEMENTE CA 92673 (949) 391-8824

SITE INFORMATION

SITE NUMBER: SD0447
FA NUMBER: 10085110
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

DESIGN RECORD

REV	DATE	DESCRIPTION	BY
1	05/26/2020	100% ZD'S REVISED - JX	BM
2	04/08/2020	100% ZD'S REVISED - JX	JAC
3	02/07/2020	100% ZD'S REVISED - JX	EM
4	11/20/2019	100% ZD'S REVISED	BM
5	10/31/2019	100% ZD'S FOR SUBMITTAL	RN
6	10/22/2019	90% ZD'S FOR REVIEW	RN

PROFESSIONAL STAMP

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SHEET TITLE

EQUIPMENT LAYOUT PLAN

SHEET NUMBER

A-2

EXISTING OPTIMAL ANTENNA AND TRANSMISSION CABLES REQUIREMENT (VERIFY WITH CURRENT RFDS)							EXISTING REMOTE RADIO UNITS, TOWER MOUNTED AMPLIFIERS AND ANTENNA FILTERS (VERIFY WITH CURRENT RFDS)			
ANTENNA	EXISTING TECHNOLOGY	ANTENNA MODEL	ANTENNA AZIMUTH	RAD CENTER	TRANSMISSION LINE		EXISTING RRUS MODEL	RRUS COUNT	EXISTING TMA/ ANTENNA FILTER	TMA/ FILTER COUNT
		EXISTING	EXISTING		LENGTH	PART NUMBER				
ALPHA SECTOR	A1	LTE 700/850WCS	ANDREW SBNHH-1D65A (4'-7")	85°	79'-2"	±126' (E) 7/8" COAX	RRUS B14 4478, *RRUS-11 B5, RRUS-32 B30	3	*TMA2104F00V1-1, ^{(2)} CBC7823X-DS	3
	A2	-	-	-	-	-	-	-	-	-
	A3	LTE 700/1900/AWS	*KATHREIN 80010764 (4'-7")	85°	79'-2"	±126' (E) 7/8" COAX	*RRUS-11 B12, RRUS-32 B2, RRUS-32 B66A	3	*TMA2093F02V1-1D, ^{(2)} TBC0030F2V1-1	3
	A4	UMTS 850/1900	KATHREIN 742264 (4'-4")	80°	79'-2"	±126' (E) 7/8" COAX	-	-	KRY 112 75/1	1
BETA SECTOR	B1	LTE 700/850WCS	ANDREW SBNHH-1D65A (4'-7")	197°	79'-2"	±126' (E) 7/8" COAX	RRU B14 4478, *RRUS-11 B5, RRUS-32 B30	3	*TMA2104F00V1-1, ^{(2)} CBC7823X-DS	3
	B2	-	-	-	-	-	-	-	-	-
	B3	LTE 700/1900/AWS	*KATHREIN 80010764 (4'-7")	197°	79'-2"	±126' (E) 7/8" COAX	*RRUS-11 B12, RRUS-32 B2, RRUS-32 B66A	3	*TMA2093F02V1-1D, ^{(2)} TBC0030F2V1-1	3
	B4	UMTS 850/1900	KATHREIN 742264 (4'-4")	197°	79'-2"	±126' (E) 7/8" COAX	-	-	KRY 112 75/1	1
GAMMA SECTOR	C1	LTE 700/850WCS	ANDREW SBNHH-1D65A (4'-7")	312°	71'-2"	±126' (E) 7/8" COAX	RRU B14 4478, *RRUS-11 B5, RRUS-32 B30	3	*TMA2104F00V1-1, ^{(2)} CBC7823X-DS	3
	C2	-	-	-	-	-	-	-	-	-
	C3	LTE 700/1900/AWS	*KATHREIN 80010764 (4'-7")	312°	71'-2"	±126' (E) 7/8" COAX	*RRUS-11 B12, RRUS-32 B2, RRUS-32 B66A	3	*TMA2093F02V1-1D, ^{(2)} TBC0030F2V1-1	3
	C4	UMTS 850/1900	KATHREIN 742264 (4'-4")	300°	71'-2"	±126' (E) 7/8" COAX	-	-	KRY 112 75/1	1
							18	TOTAL		21

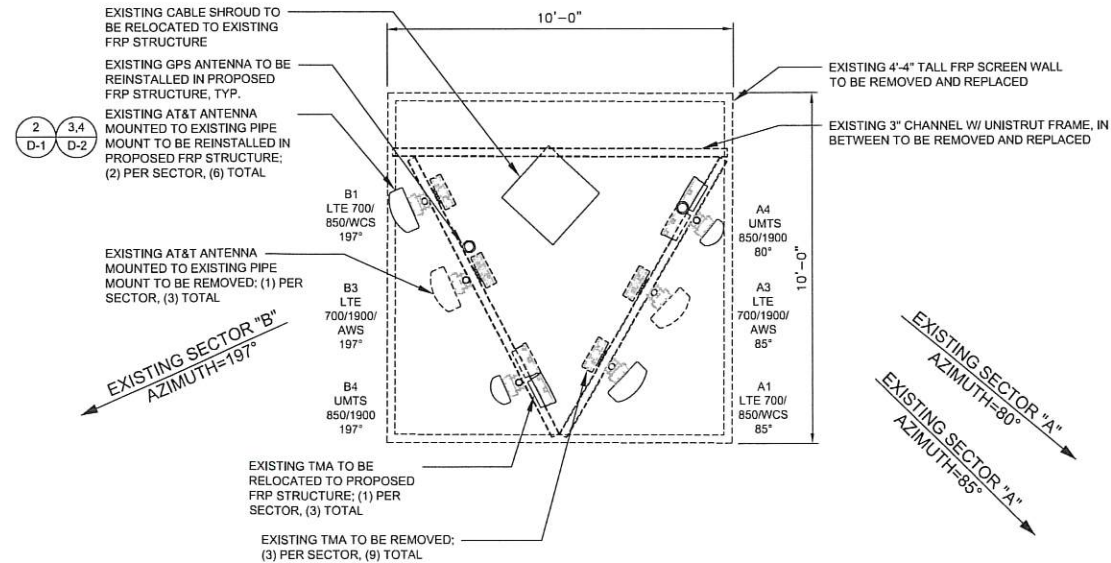
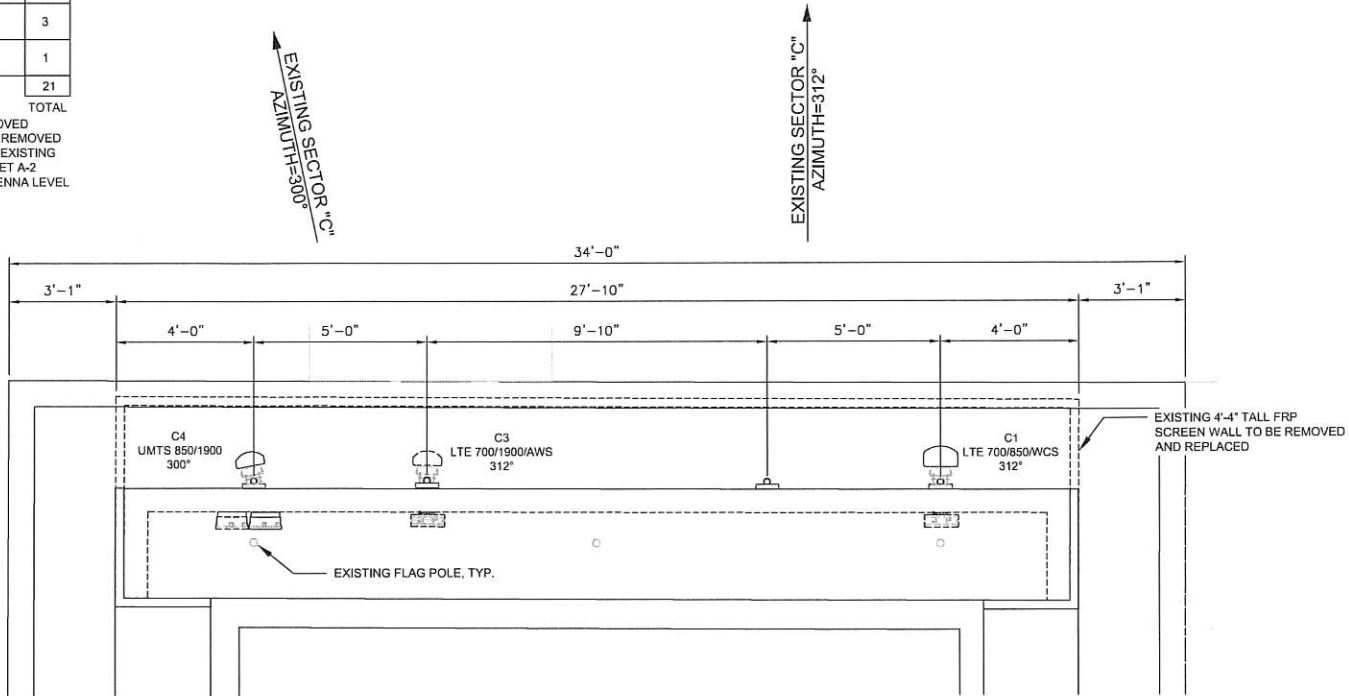
* DENOTES ANTENNAS TO BE REMOVED

NOTE:

1. ANTENNAS BY OTHERS NOT SHOWN FOR CLARITY.
2. MICROWAVE ANTENNA NOT SHOWN FOR CLARITY.

- * DENOTES RRUS TO BE REMOVED
• ALL RRUS LOCATED IN EXISTING EQUIPMENT ROOM, SEE SHEET A-2

- * DENOTES TMA'S TO BE REMOVED
• DENOTES DIPLEXERS TO BE REMOVED
• ALL DIPLEXERS LOCATED IN EXISTING EQUIPMENT ROOM, SEE SHEET A-2
• ALL TMA'S LOCATED AT ANTENNA LEVEL



APPLICANT



PLANNING



ENGINEER



SITE INFORMATION

SITE NUMBER: SD0447
FA NUMBER: 10085110
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

DESIGN RECORD

REV	DATE	DESCRIPTION	BY
1	10/31/2019	100% ZD'S FOR SUBMITTAL	RN
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PROFESSIONAL STAMP

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SHEET TITLE

EXISTING ANTENNA LAYOUT

SHEET NUMBER

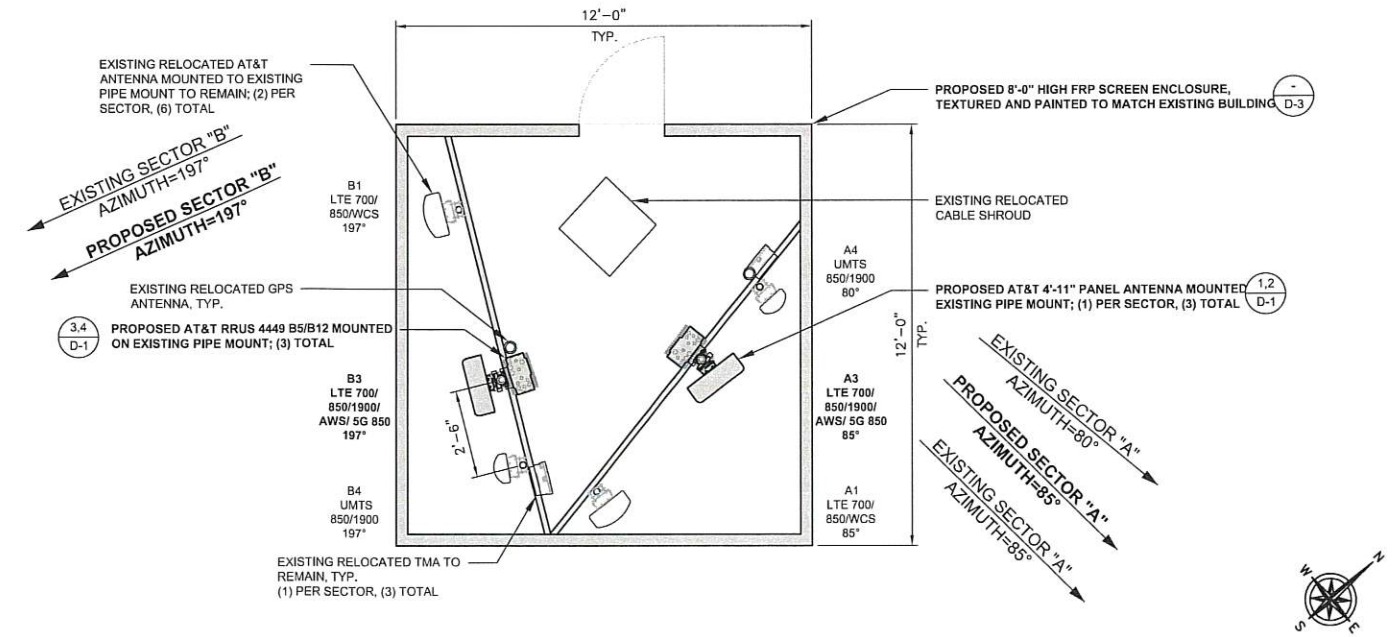
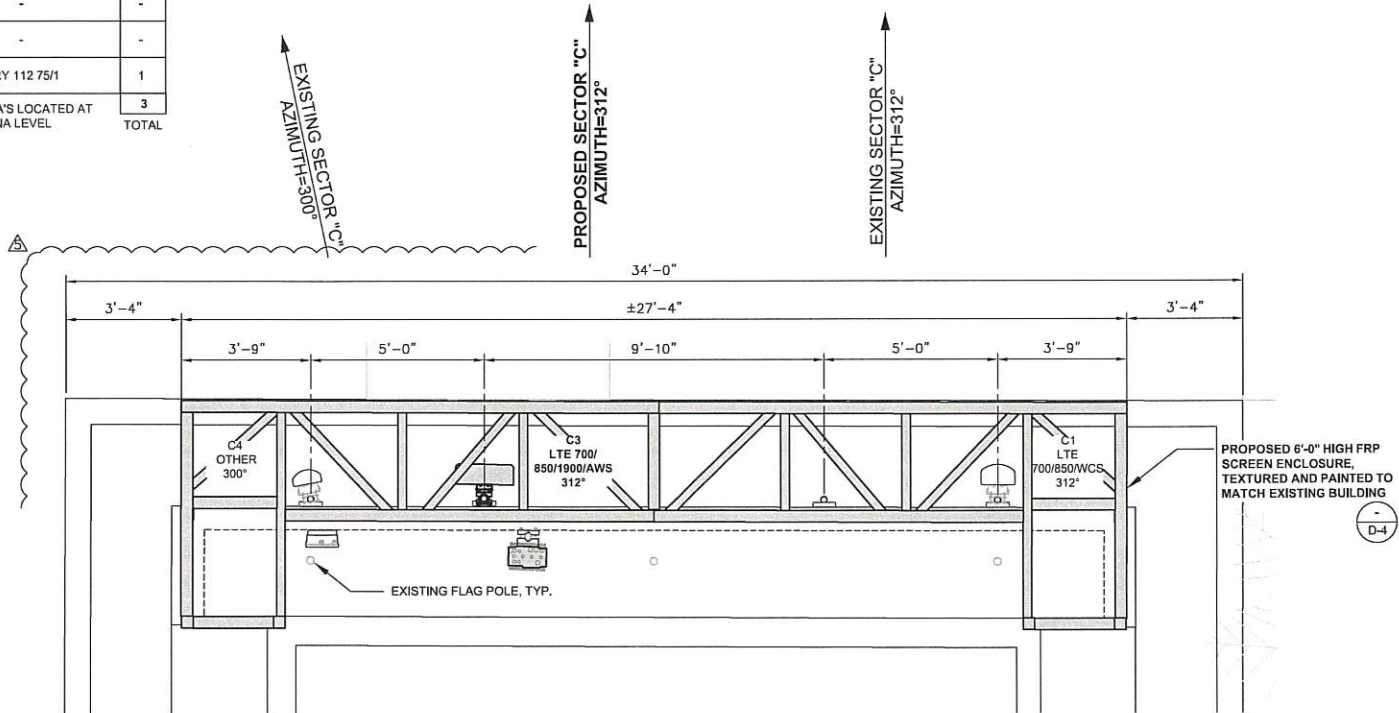
A-3

PROPOSED/FINAL OPTIMAL ANTENNA AND TRANSMISSION CABLES REQUIREMENT (VERIFY WITH CURRENT RFDS)										PROPOSED/FINAL REMOTE RADIO UNITS, TOWER MOUNTED AMPLIFIERS AND ANTENNA FILTERS (VERIFY WITH CURRENT RFDS)					
ANTENNA	FINAL TECHNOLOGY	ANTENNA MODEL		ANTENNA AZIMUTH		RAD CENTER	TRANSMISSION LINE		PROPOSED/FINAL RRUS MODEL	RRUS COUNT	PROPOSED/FINAL TMA & ANTENNA FILTER	TMA/ FILTER COUNT			
		EXISTING	PROPOSED	EXISTING	PROPOSED		LENGTH	PART NUMBER							
ALPHA SECTOR	A1	LTE 700/850/WCS	ANDREW SBNHH-1D65A (4'-7")	-	85°	-	79'-2"	±126'	(E) 7/8" COAX	EXISTING RRU B14 4478, EXISTING RRUS-32 B30	2	-	-		
	A2	-	-	-	-	-	-	-	-	-	-	-	-		
	A3	LTE 700/850/ 1900/AWS/ 5G 850	-	KATHREIN 800-10964 (4'-11")	-	85°	-	79'-2"	±126'	(E) 7/8" COAX	*PROPOSED RRUS 4449 B5/B12, EXISTING RRUS-32 B2, EXISTING RRUS-32 B66A	3	-	-	
	A4	UMTS 850/1900	KATHREIN 742264 (4'-4")	-	80°	-	79'-2"	±126'	(E) 7/8" COAX	-	-	KRY 112 75/1	1		
BETA SECTOR	B1	LTE 700/850/WCS	ANDREW SBNHH-1D65A (4'-7")	-	197°	-	79'-2"	±126'	(E) 7/8" COAX	EXISTING B14 4478, EXISTING RRUS-32 B30	2	-	-		
	B2	-	-	-	-	-	-	-	-	-	-	-	-		
	B3	LTE 700/850/ 1900/AWS/ 5G 850	-	KATHREIN 800-10964 (4'-11")	-	197°	-	79'-2"	±126'	(E) 7/8" COAX	*PROPOSED RRUS 4449 B5/B12, EXISTING RRUS-32 B2, EXISTING RRUS-32 B66A	3	-	-	
	B4	UMTS 850/1900	KATHREIN 742264 (4'-4")	-	197°	-	79'-2"	±126'	(E) 7/8" COAX	-	-	KRY 112 75/1	1		
GAMMA SECTOR	C1	LTE 700/850/WCS	ANDREW SBNHH-1D65A (4'-7")	-	312°	-	71'-2"	±126'	(E) 7/8" COAX	EXISTING B14 4478, EXISTING RRUS-32 B30	2	-	-		
	C2	-	-	-	-	-	-	-	-	-	-	-	-		
	C3	LTE 700/850/ 1900/AWS/ 5G 850	-	KATHREIN 800-10964 (4'-11")	-	312°	-	71'-2"	±126'	(E) 7/8" COAX	*PROPOSED RRUS 4449 B5/B12, EXISTING RRUS-32 B2, EXISTING RRUS-32 B66A	3	-	-	
	C4	UMTS 850/1900	KATHREIN 742264 (4'-4")	-	300°	-	71'-2"	±126'	(E) 7/8" COAX	-	-	KRY 112 75/1	1		
NOTES TO CONTRACTOR: 1. CONTRACTOR IS TO REFER TO AT&T'S MOST										NOTE: 1. ANTENNAS BY OTHERS NOT SHOWN FOR CLARITY.					
TOTAL										15		• ALL TMA'S LOCATED AT ANTENNA LEVEL		3	
														TOTAL	

- NOTES TO CONTRACTOR:
- CONTRACTOR IS TO REFER TO AT&T'S MOST CURRENT RADIO FREQUENCY DATA SHEET (RFDS) PRIOR TO CONSTRUCTION
 - CABLE LENGTHS WERE DETERMINED BASED ON VISUAL INSPECTION DURING SITE-WALK. CONTRACTOR TO VERIFY ACTUAL LENGTH DURING PRE-CONSTRUCTION WALK
 - CONTRACTOR TO VERIFY PORTS HAVE SUFFICIENT ROOM
 - FINAL STRUCTURAL DESIGN, ANALYSIS, AND APPROVAL PENDING. CONTRACTOR TO VERIFY EQUIPMENT INSTALLED IS PER FINAL STRUCTURAL ANALYSIS:
BY: PENDING
DATED: PENDING
 - CONTRACTOR TO VERIFY ADEQUATE SPACING PER MANUFACTURER'S REQUIREMENTS AND ON SITE CONDITIONS.
 - CONTRACTOR TO VERIFY THAT THERE ARE A MINIMUM OF (1) POWER AND (1) FIBER TRUNK PER SECTOR EXISTING, AND IF NOT EXISTING THEN PROPOSED TRUNKS SHOULD BE INSTALLED TO REFLECT THIS COUNT.

- NOTE:
- ANTENNAS BY OTHERS NOT SHOWN FOR CLARITY.
 - MICROWAVE ANTENNA NOT SHOWN FOR CLARITY.

- DENOTES RRUS TO BE SHARED WITH ANOTHER BAND
• ALL EXISTING RRUS LOCATED IN EXISTING EQUIPMENT ROOM, SEE SHEET A-2
• ALL PROPOSED RRUS TO BE LOCATED AT ANTENNA LEVEL



PROPOSED ANTENNA LAYOUT

24"x36" SCALE: 3/8" = 1'-0"
11"x17" SCALE: 3/16" = 1'-0"

APPLICANT

PLANNING

13948 CALLE BUENO GANAR
JAMUL, CA 91935

ENGINEER

1387 CALLE AVANZADO
SAN CLEMENTE CA 92673 (949) 391-8824

SITE INFORMATION

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FA NUMBER: 10085110
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

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5	10/31/2019	100% ZD'S FOR SUBMITAL	RN
6	10/22/2019	90% ZD'S FOR REVIEW	RN

PROFESSIONAL STAMP

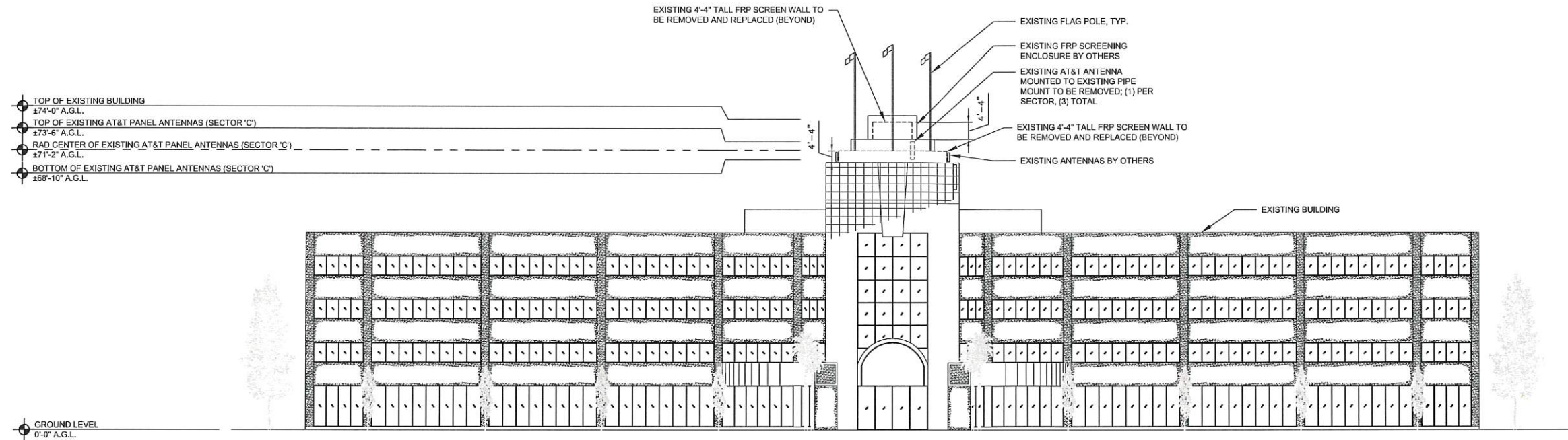
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SHEET TITLE

PROPOSED ANTENNA LAYOUT

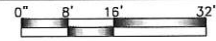
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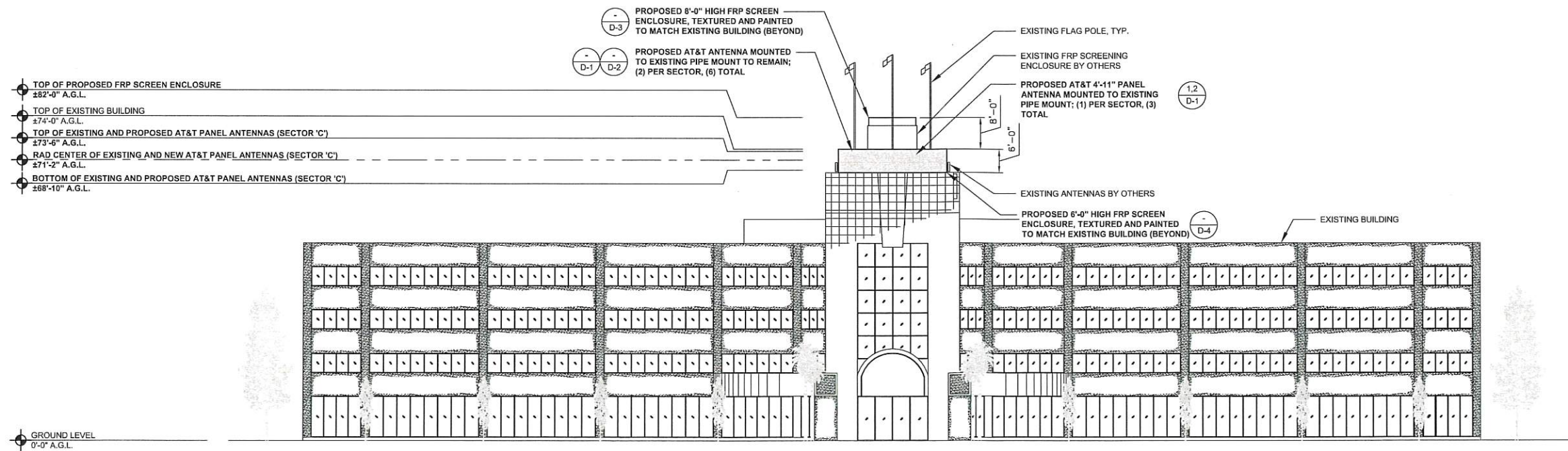


EXISTING NORTHWEST ELEVATION

24"x36" SCALE: 1/16" = 1'-0"
11"x17" SCALE: 1/32" = 1'-0"

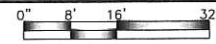


1



PROPOSED NORTHWEST ELEVATION

24"x36" SCALE: 1/16" = 1'-0"
11"x17" SCALE: 1/32" = 1'-0"



2



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ELEVATIONS

A-5

APPLICANT

PLANNING

ENGINEER

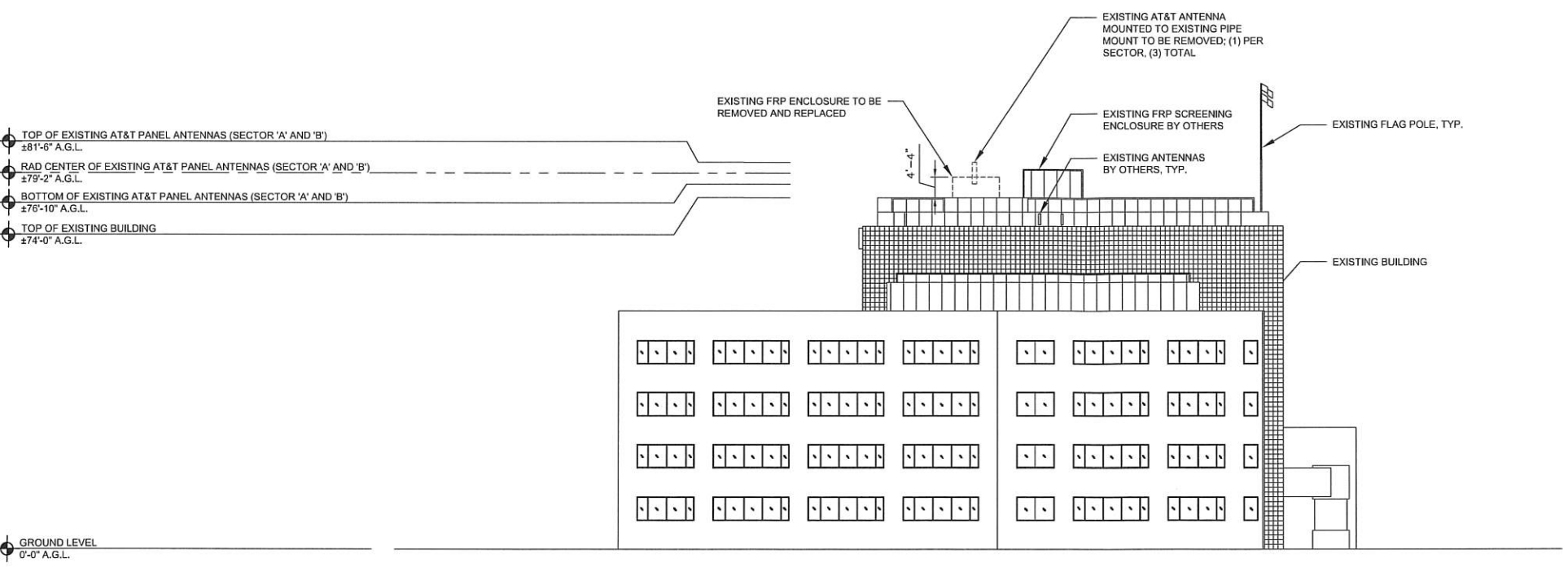
SITE INFORMATION

DESIGN RECORD

PROFESSIONAL STAMP

SHEET TITLE

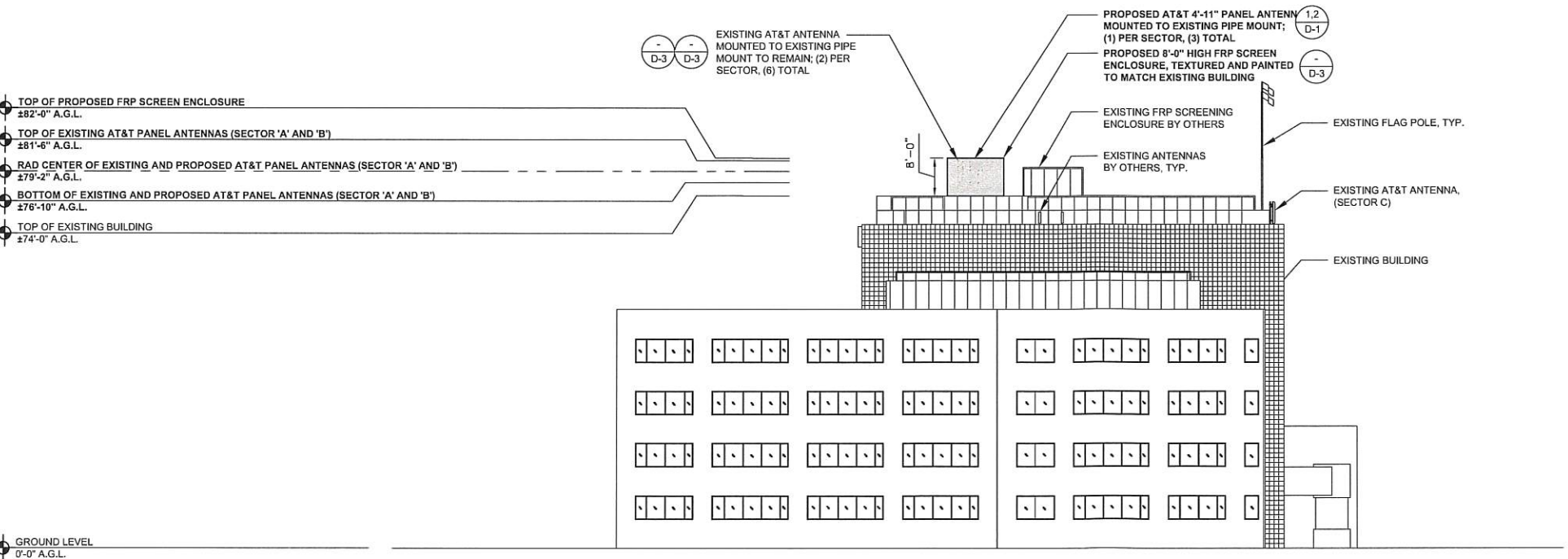
SHEET NUMBER



EXISTING NORTHEAST ELEVATION

24"x36" SCALE: 3/32" = 1'-0"
11"x17" SCALE: 3/64" = 1'-0"

1

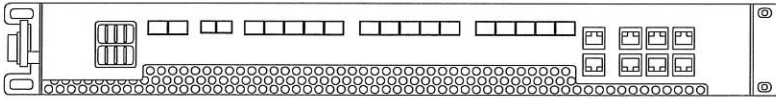


PROPOSED NORTHEAST ELEVATION

24"x36" SCALE: 3/32" = 1'-0"
11"x17" SCALE: 3/64" = 1'-0"

2

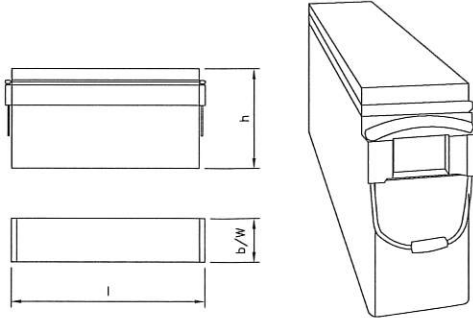
MANUFACTURER: ERICSSON
MODEL NO.: 6630 BASE BAND
UNIT DIMENSIONS (HxWxD): 1.75" X 19" X 13.75"
INCHES
WEIGHT: 14.3LBS



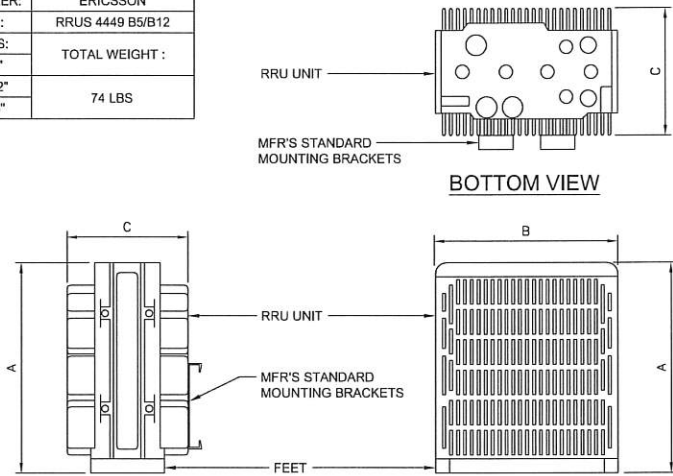
FRONT VIEW

• INSTALLED INSIDE PROPOSED PURCELL FLX21

EXIDE TYPE DESIGNATION: M12V180FT
NOM. VOLTAGE V: 12
NOM. CAPACITY C10 1.80 VPC 20° C Ah: 175
NOM. CAPACITY C8 1.75 VPC 25° C Ah: 180
NOM. CAPACITY C1 1.60 VPC 20° C Ah: 105
LENGTH (l) MAX (mm): 22" (558.80)
WIDTH (b/w) MAX. (mm): 4.90" (124.46)
HEIGHT (h1) MAX (mm): 12.50" (317.50)
WEIGHT APPROX. (kg): 60.3
INTERNAL RESISTANCE mOhm: 3.0
TERMINAL: F-M6-90°



MANUFACTURER: ERICSSON
MODEL NO.: RRUS 4449 B5/B12
DIMENSIONS:
A 15"
B 13.2"
C 9.3"
TOTAL WEIGHT : 74 LBS



BOTTOM VIEW

SIDE VIEW

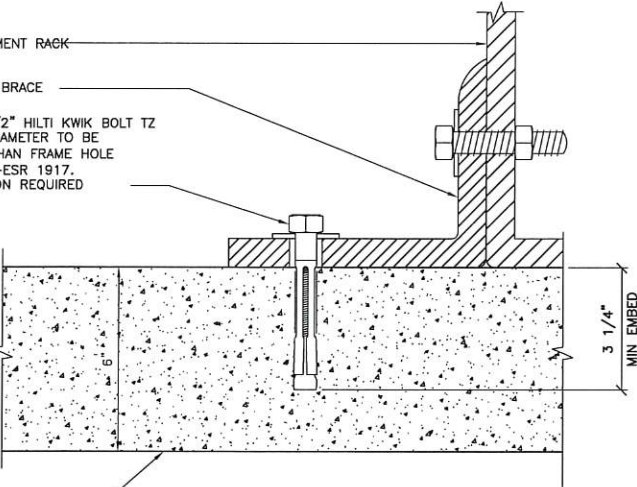
FRONT VIEW

PROPOSED 6630 BASEBAND UNIT24"x36" SCALE: NTS
11"x17" SCALE: NTS9

PROPOSED BATTERY DETAIL24"x36" SCALE: NTS
11"x17" SCALE: NTS6

(N) ERICSSON RRUS 4449 B5/B1224"x36" SCALE: NTS
11"x17" SCALE: NTS3

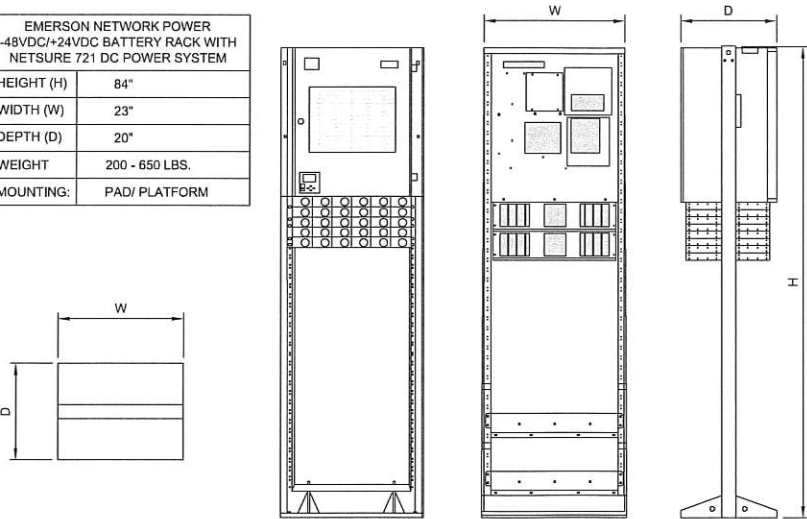
PROPOSED EQUIPMENT RACK
PROPOSED RACK BRACE
PROPOSED (4) 1/2" HILTI KWIK BOLT TZ CARBON STEEL DIAMETER TO BE 1/16" SMALLER THAN FRAME HOLE SIZE; 1/2" MIN.-ESR 1917. SPECIAL INSPECTION REQUIRED



3 1/4" MIN EMBED

(E) CONCRETE SLAB

EMERSON NETWORK POWER
+48VDC/+24VDC BATTERY RACK WITH
NETSURE 721 DC POWER SYSTEM
HEIGHT (H) 84"
WIDTH (W) 23"
DEPTH (D) 20"
WEIGHT 200 - 650 LBS.
MOUNTING: PAD/ PLATFORM



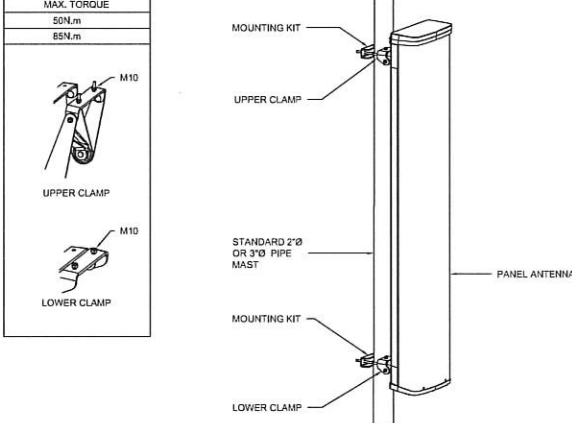
TOP VIEW

FRONT VIEW

REAR VIEW

SIDE VIEW

KATHREIN DOWN-TILT CLAMP (IF NEEDED)
85010299
23.4 LBS
STEEL
MAX. TORQUE 50N.m
85N.m
UPPER CLAMP
LOWER CLAMP



MOUNTING KIT

UPPER CLAMP

STANDARD 2" OR 3" PIPE MAST

MOUNTING KIT

LOWER CLAMP

PANEL ANTENNA

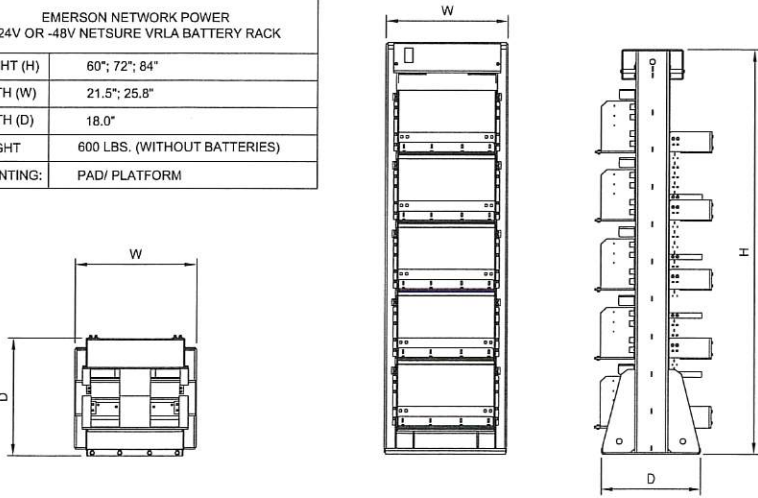
KATHREIN MOUNTING KIT
85010295
WEIGHT 11.0 LBS
MATERIAL STEEL
MAX. TORQUE 40N.m
M10 40N.m
BRACKET CLAMP 2X

ANCHORAGE DETAIL24"x36" SCALE: NTS
11"x17" SCALE: NTS8

NETSURE 721 DC POWER SYSTEM24"x36" SCALE: NTS
11"x17" SCALE: NTS5

ANTENNA MOUNTING DETAIL24"x36" SCALE: NTS
11"x17" SCALE: NTS2

EMERSON NETWORK POWER
+24V OR -48V NETSURE VRLA BATTERY RACK
HEIGHT (H) 60", 72", 84"
WIDTH (W) 21.5", 25.8"
DEPTH (D) 18.0"
WEIGHT 600 LBS. (WITHOUT BATTERIES)
MOUNTING: PAD/ PLATFORM

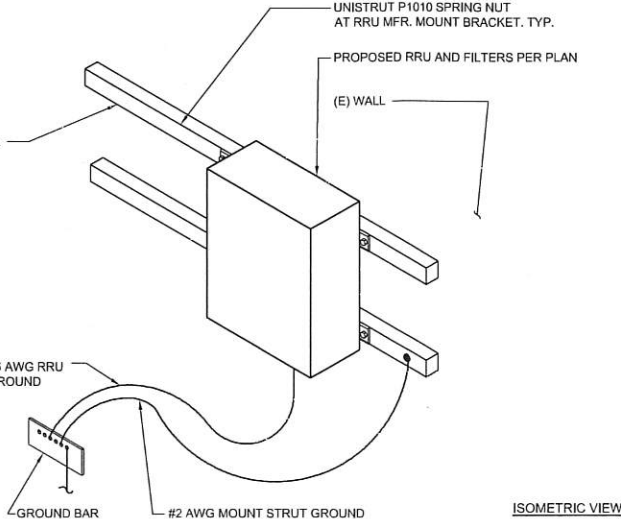


TOP VIEW

FRONT VIEW

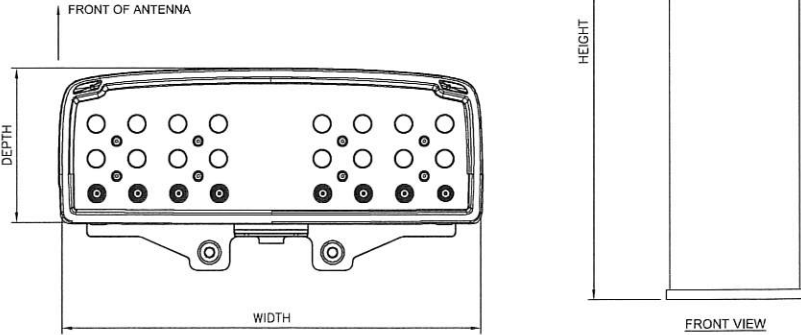
RIGHT SIDE VIEW

NEOPRENE WASHERS/SILICONE SEALANT AROUND UNISTRUT
UNISTRUT P1010 SPRING NUT AT RRU MFR. MOUNT BRACKET. TYP.
PROPOSED RRU AND FILTERS PER PLAN
(E) WALL
#6 AWG RRU GROUND
GROUND BAR
#2 AWG MOUNT STRUT GROUND



ISOMETRIC VIEW

MANUFACTURER: KATHREIN
MODEL NO.: 800 10964
DIMENSIONS (HxWxD): 59.0 X 20.0 X 6.9 INCHES
WIND SPEED, MAXIMUM: > 150.0 MPH
WIND LOADING, MAXIMUM:
FRONT: 835 N @ 150 km/h
SIDE: 188 lbf @ 150 km/h
WEIGHT (WITHOUT MOUNTING): 94.8 LBS (43.0 KG)
CONNECTOR: 8; 4.3-10 DIN FEMALE - BOTTOM
MOUNTING POLE: 2-4.6 INCHES (5-11.5 CM)



FRONT OF ANTENNA

DEPTH

WIDTH

HEIGHT

FRONT VIEW

NETSURE VRLA BATTERY RACK24"x36" SCALE: NTS
11"x17" SCALE: NTS7

RRU'S WALL MOUNT24"x36" SCALE: NTS
11"x17" SCALE: NTS4

PROPOSED 4'-11" PANEL ANTENNA24"x36" SCALE: NTS
11"x17" SCALE: NTS1

APPLICANT

PLANNING

ENGINEER


SITE INFORMATION


DESIGN RECORD

PROFESSIONAL STAMP


SHEET TITLE

SHEET NUMBER





13948 CALLE BUENO GANAR
JAMUL, CA 91935



1397 CALLE AVANZADO
SAN CLEMENTE CA 92073 (949) 391-8824

SITE NUMBER: SD0447
FA NUMBER: 10085110
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

REV	DATE	DESCRIPTION	BY
1	05/26/2020	100% ZD'S REVISED - JX	BM
2	04/08/2020	100% ZD'S REVISED - JX	JAC
3	02/07/2020	100% ZD'S REVISED - JX	EW
4	11/20/2019	100% ZD'S REVISED	BM
5	10/31/2019	100% ZD'S FOR SUBMITTAL	RN
6	10/22/2019	90% ZD'S FOR REVIEW	RN

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DETAILS

D-1



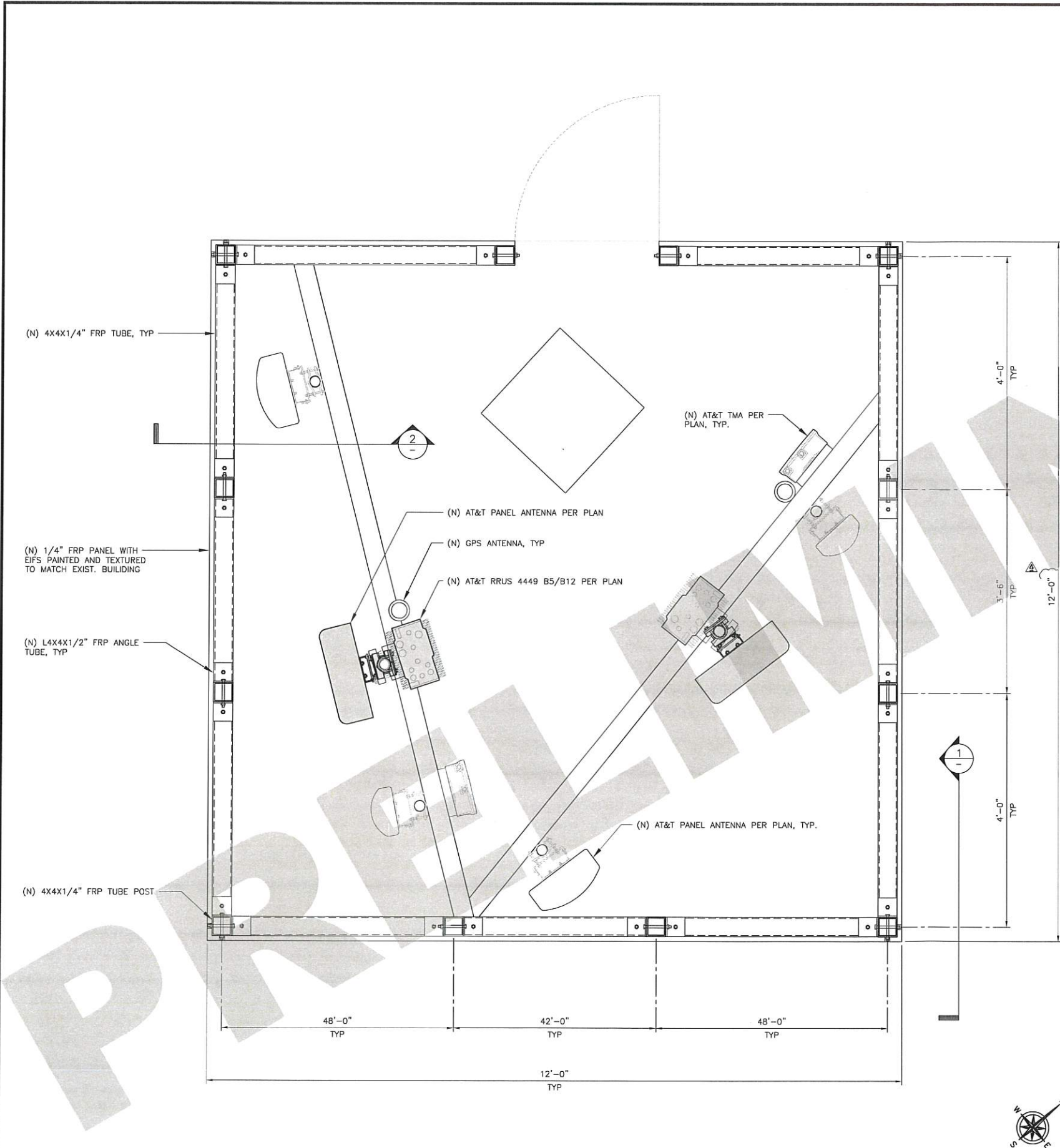
SITE NUMBER: SD0447
FA NUMBER: 10085110
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

REV	DATE	DESCRIPTION	BY
1	10/31/2019	100% ZD'S FOR SUBMITTAL	BN
A	10/22/2019	90% ZD'S FOR REVIEW	BN
2	11/20/2019	100% ZD'S REVISED	BN
2	02/07/2020	100% ZD'S REVISED - JK	EM
2	04/08/2020	100% ZD'S REVISED - JK	JAC
2	05/26/2020	100% ZD'S REVISED - JK	BN

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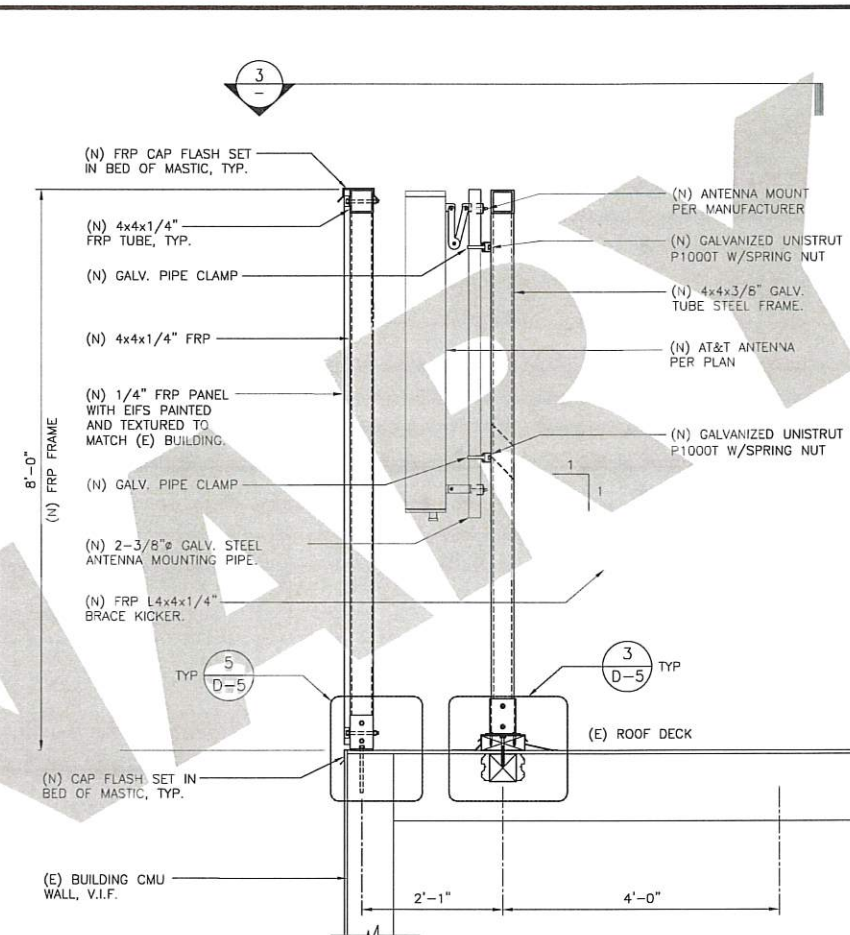
FRP DETAILS

D-3



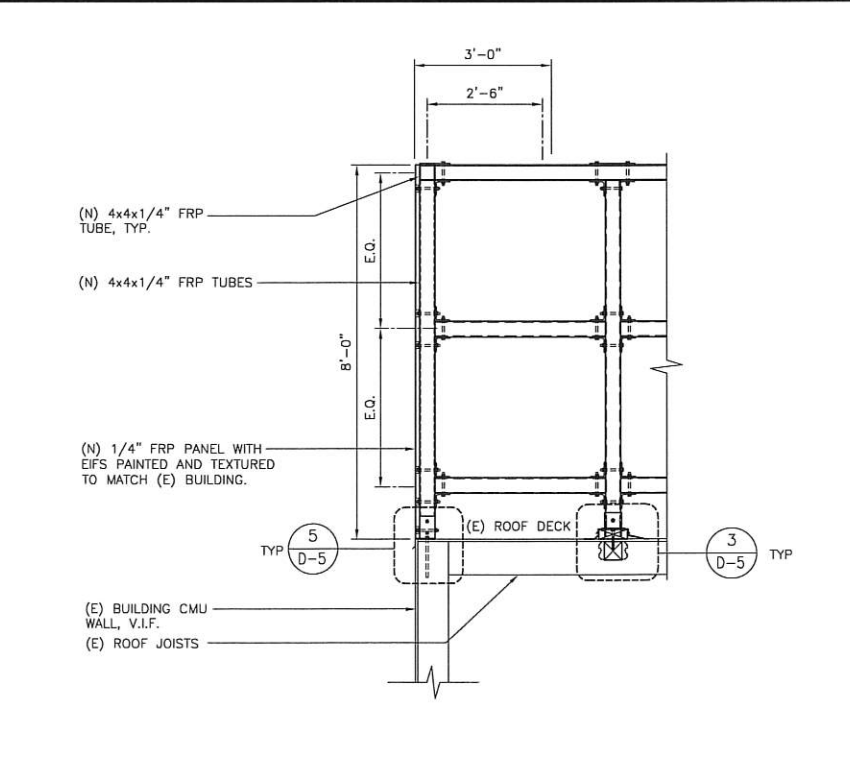
SECTOR "A" & "B" FRP SCREEN PLAN VIEW

24"x36" SCALE: 1" = 1'-0"
11"x17" SCALE: 1/2" = 1'-0"



SIDE VIEW SECTION

24"x36" SCALE: 3/4" = 1'-0"
11"x17" SCALE: 3/8" = 1'-0"



FRP FRAME ELEVATION

24"x36" SCALE: 1/2" = 1'-0"
11"x17" SCALE: 1/4" = 1'-0"

APPLICANT



PLANNING


13948 CALLE BUENO GANAR
JAMUL, CA 91935

ENGINEER


1387 CALLE AVANZADO
SAN CLEMENTE CA 92673 (949) 391-8824

SITE INFORMATION

SITE NUMBER: SD0447
FA NUMBER: 10085110
SCRIPPS HOSPITAL
8899 UNIVERSITY CENTER LANE
SAN DIEGO, CA 92122
CITY OF SAN DIEGO
ROOFTOP

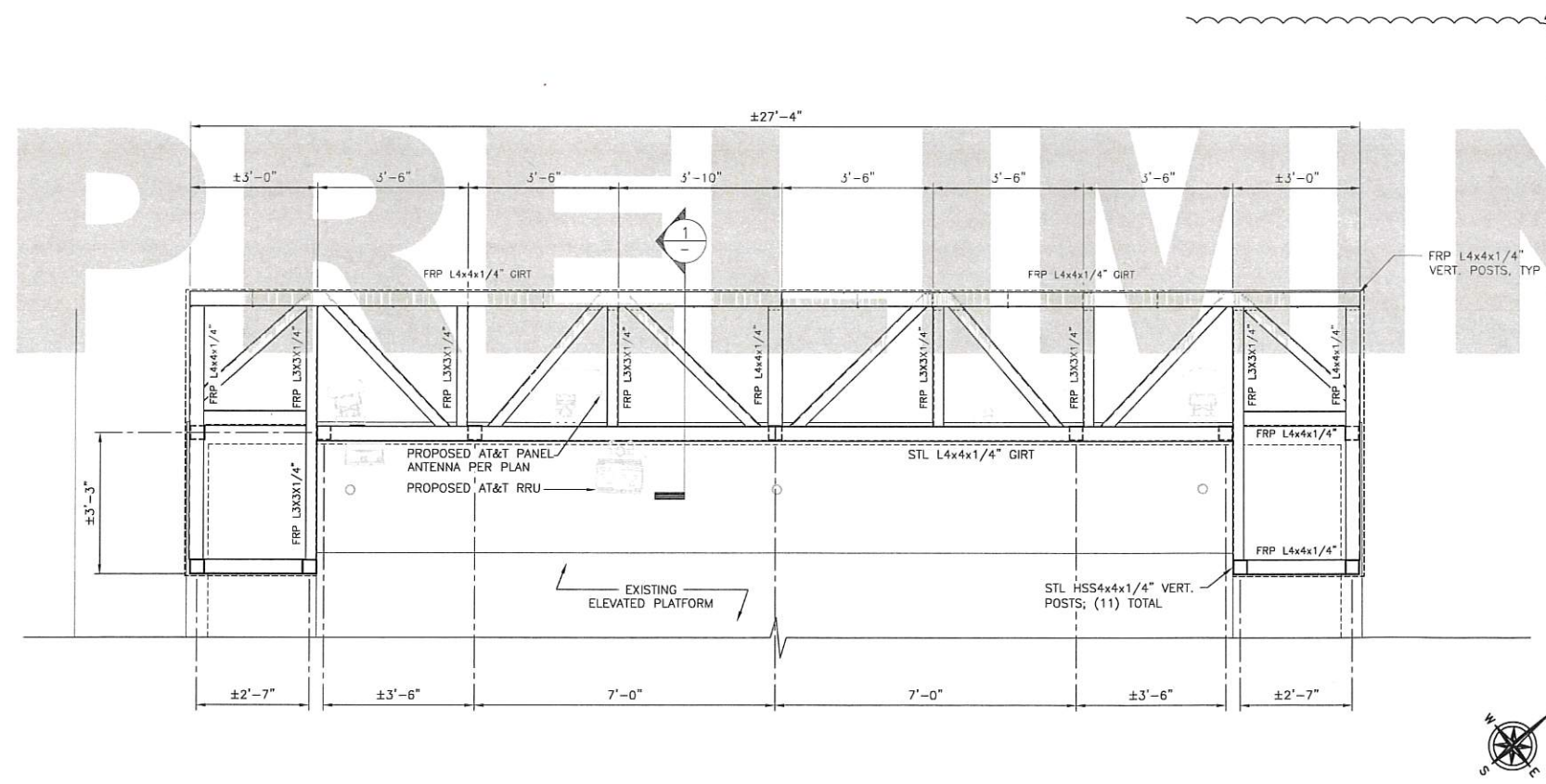
NOT USED

24"x36" SCALE: NTS
11"x17" SCALE: NTS

NOT USED

24"x36" SCALE: 3/4" = 1'-0"
11"x17" SCALE: 3/8" = 1'-0"

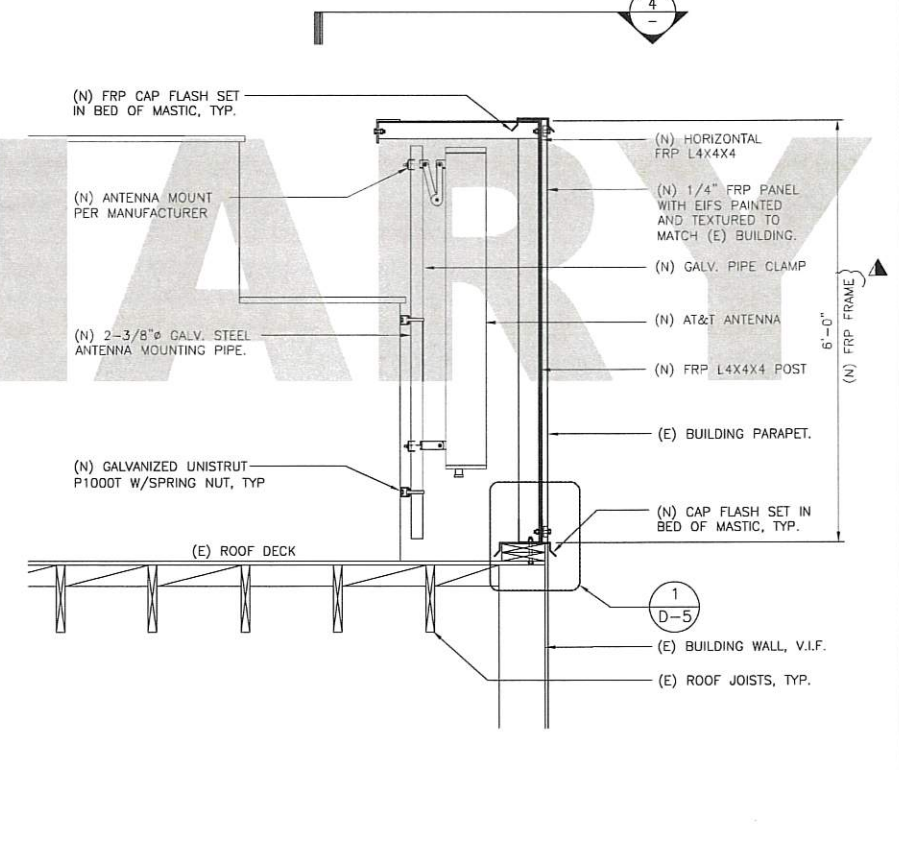
2



SECTOR "C" FRP SCREEN PLAN VIEW

24"x36" SCALE: 1/2" = 1'-0"
11"x17" SCALE: 1/4" = 1'-0"

4



SIDE VIEW SECTION

24"x36" SCALE: 3/4" = 1'-0"
11"x17" SCALE: 3/8" = 1'-0"

1

DESIGN RECORD

REV	DATE	DESCRIPTION	BY
1	05/26/2020	100% ZD'S REVISED - JK	BM
2	04/08/2020	100% ZD'S REVISED - JK	JAC
3	02/07/2020	100% ZD'S REVISED - JK	EM
4	11/20/2019	100% ZD'S REVISED	BM
5	10/31/2019	100% ZD'S FOR SUBMITTAL	RN
6	10/22/2019	90% ZD'S FOR REVIEW	RN

PROFESSIONAL STAMP

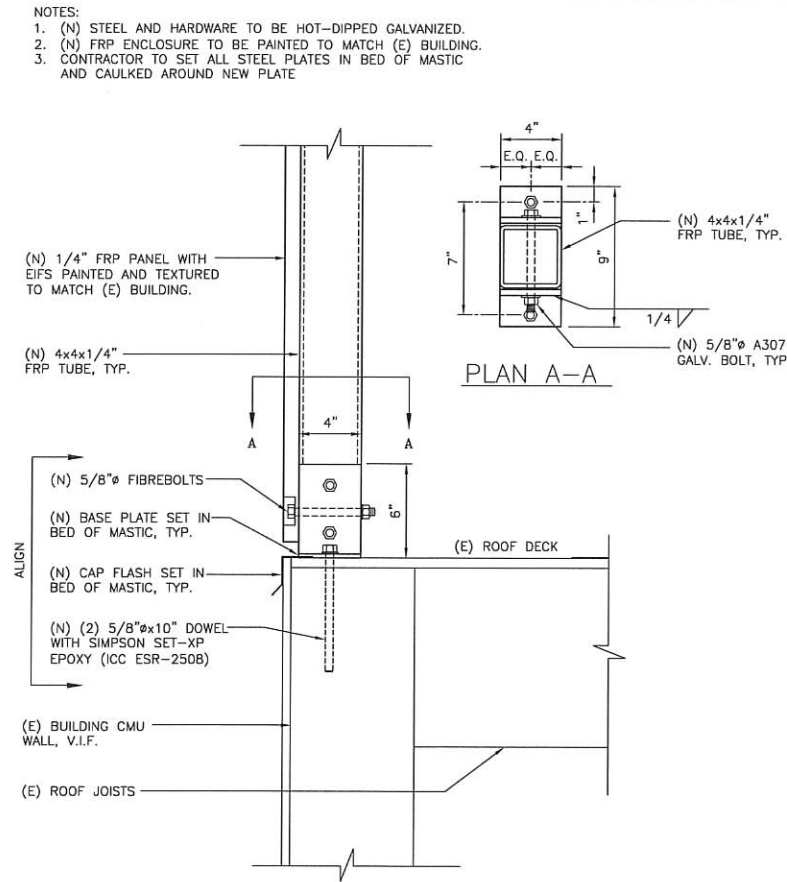
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SHEET TITLE

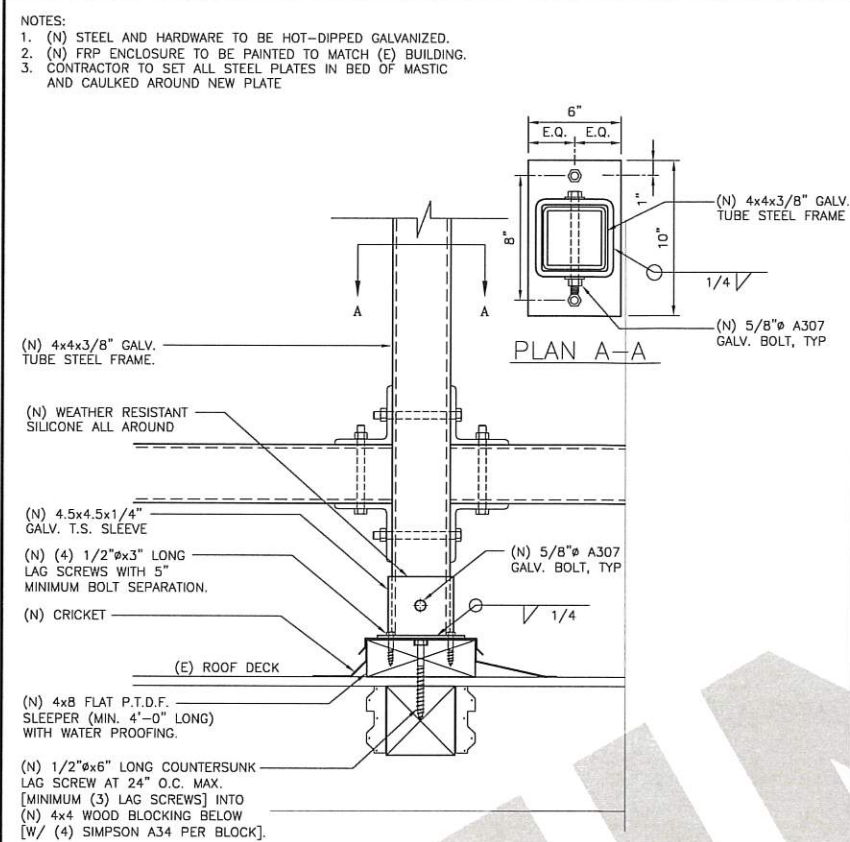
FRP DETAILS

SHEET NUMBER

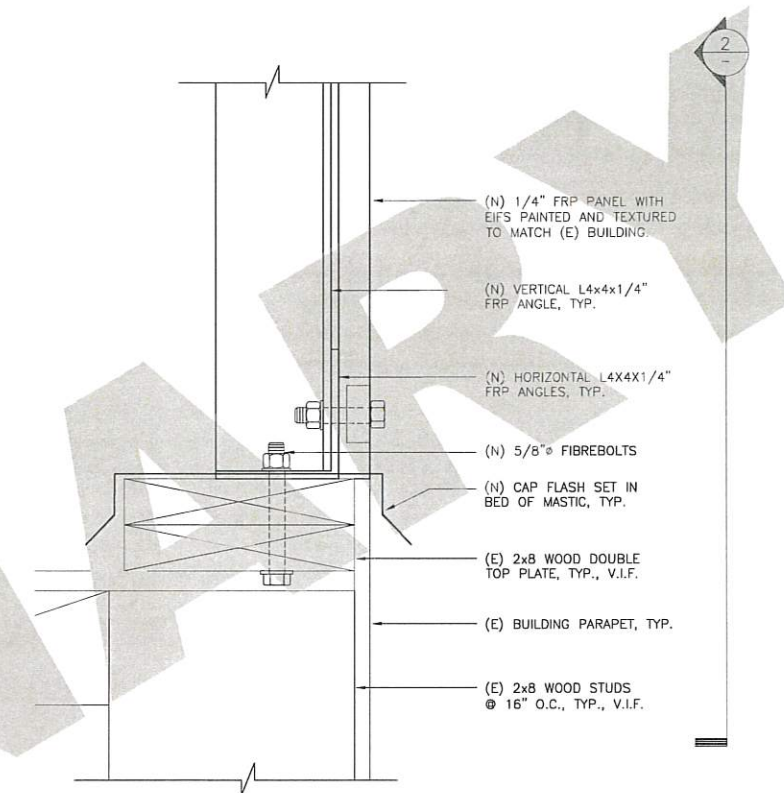
D-4



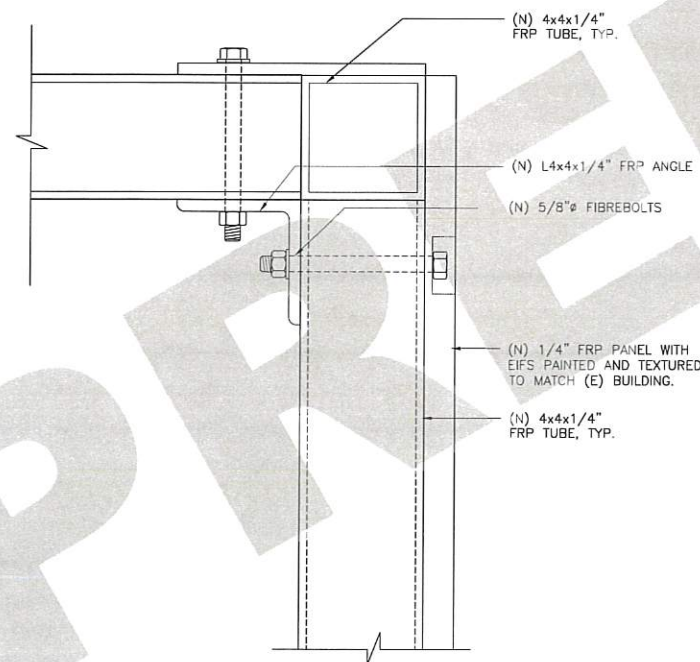
FRP SCREEN TO ROOF SECTOR 'A' & 'B' 24"x36" SCALE: NTS
11"x17" SCALE: NTS



ANTENNA FRAME SECTOR 'A' & 'B'



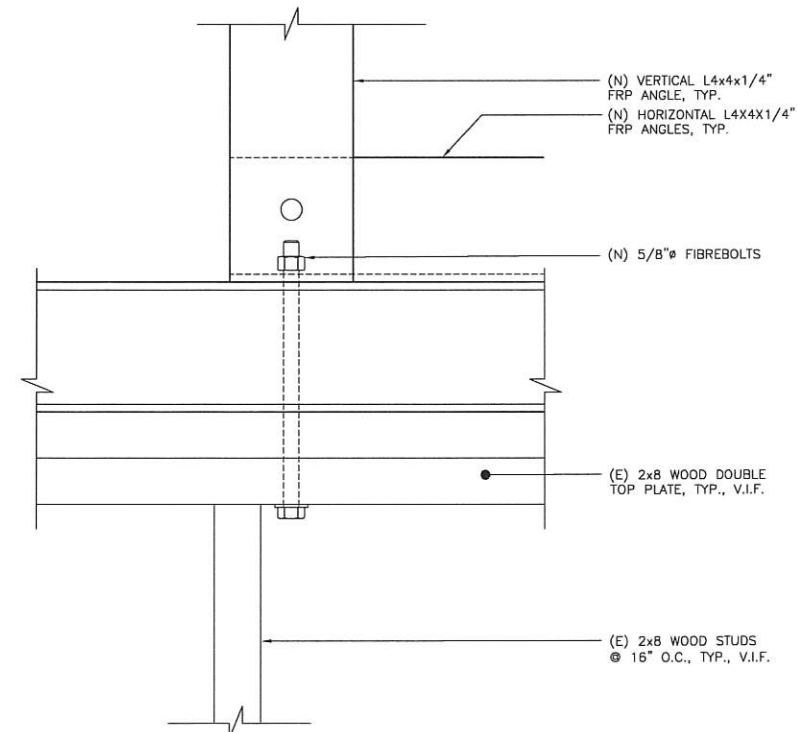
FRP SCREEN KICKER TO PARAPET SECTOR 'C'	24"x36" SCALE: NTS	1
	11"x17" SCALE: NTS	



FRP CONNECTION SECTOR 'A' & 'B'

NOT USED

24"x36" SCALE: NTS
11"x17" SCALE: NTS



FRP SCREEN KICKER TO PARAPET SECTOR 'C' 24"x36" SCALE: NTS
11"x17" SCALE: NTS 2APPLICANT

PLANNING

ENGINEER

SITE INFORMATION

DESIGN RECORDPROFESSIONAL STAMPSHEET TITLESHEET NUMBER

	05/28/2020	100% ZD'S REVISED - JK	BM	
	04/08/2020	100% ZD'S REVISED - JK	JAC	
	02/07/2020	100% ZD'S REVISED - JK	EM	
2	11/20/2019	100% ZD'S REVISED	BM	
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A	10/22/2019	90% ZD'S FOR REVIEW	RN	
REV	DATE	DESCRIPTION	BY	

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FRP DETAILS

D-5